Appendix 4

Arborist Report

Arborist Report

Project:

New Learning Center
The Mirman School for Gifted Children
16100 Mulholland Drive
Los Angeles, California 90049

Prepared for:

The Mirman School for Gifted Children
16100 - 16180 Mulholland Drive
Los Angeles, California 90049
(310) 476-2868

Prepared by:

Kay J. Greeley
Registered Landscape Architect 4035
Board Certified Master Arborist WC-1140B
5328 Alhama Drive
Woodland Hills, California 91364
(805) 577-8432

Date:

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Arborist Report

New Learning Center
The Mirman School for Gifted Children
16100 - 16180 Mulholland Drive
Los Angeles, California 90049

INTRODUCTION

This Arborist Report was prepared at the request of the Mirman School for Gifted Children, located at 16100 - 16180 Mulholland Drive, Los Angeles, California. The school proposes to construct a new learning center and improve other campus facilities. The work will include new structures and landscaping.

This report was prepared in accordance with the standards of the City of Los Angeles and the International Society of Arboriculture. Article 6, Section 46 of the City of Los Angeles municipal code states that certain southern California native tree and shrub species, including southern California black walnut (*Juglans californica*), coast live oak (*Quercus agrifolia*), California bay (*Umbellularia californica*), California sycamore (*Platanus racemosa*), Mexican elderberry (*Sambucus mexicana*) and toyon (*Heteromeles arbutifolia*) are protected once they grow to a diameter of 4 inches at breast height. Protected trees and shrubs may not be removed or relocated without first obtaining approval from designated agencies within the City of Los Angeles. Trees and shrubs that are grown or held for sale by a licensed nursery, or trees and shrubs planted or grown as part of a tree-planting program are exempt from the protected tree ordinance.

Seventy eight trees were inventoried for this study. The site contains one native California sycamore (*Platanus racemosa*) tree and one native Mexican elderberry (*Sambucus mexicana*) that are protected under the City of Los Angeles protected tree ordinance. One additional protected California sycamore tree is in the right-of-way at the front of the site, and two protected coast live oak (*Quercus agrifolia*) trees overhang the site from adjacent properties. In addition there are two coast live oak trees and one Mexican elderberry on one of the adjacent properties in the general vicinity of the project. No toyon was found on the site. No protected trees will be impacted by the proposed project. No protected trees will require any pruning.

Other than those discussed above, no other protected trees or shrubs are present on the site, though there are additional protected trees in the right-of-way, well outside of the proposed construction area. None of these trees will be impacted by the project as proposed, nor will they require any pruning.

Twenty-five young California sycamore trees were planted at the school between 2015 and 2016. Since they were planted as part of a tree planting program, these trees are therefore not protected under the City of Los Angeles protected tree ordinance. These trees have also not reached the size threshold where they would be considered mature

trees, defined as trees with a diameter of 8 inches or greater at breast height. In addition to the 27 California sycamores, two Mexican elderberry and four coast live oaks discussed above, the inventory contains 45 mature trees. Mature trees are defined as ornamental species that have a diameter of 8 inches or greater as measured at breast height.

The purpose of this Arborist Report is to document findings related to a ground level visual analysis of the subject trees and to provide a project impact analysis, tree photographs and tree location map and to discuss a preservation plan for the subject trees in relation to the project as proposed.

SCOPE OF WORK

The subject property is approximately 237,805 square feet (5.46 acres) in size. The school proposes to construct a new learning center and improve other campus facilities. The work will include new structures and associated new landscaping.

The species, trunk diameter, canopy diameter, height, health, appearance, and condition of 78 trees, including 14 off-site trees and one tree located on the property line, were observed and recorded on November 6, 7 and 9, 2018 and February 17 and May 28 2021 by associate Registered Consulting Arborist Ann Burroughs. Each on-site tree was tagged on the north side with a round aluminum tag stamped with an identifying number. Numbers used were ‘2701’ through ‘2729’, ’2732’ through ‘2764’ and ‘2965’. The 15 offsite trees were not physically tagged, but are referred to as ‘296’, ‘297’, ‘2699’, ’2700’, ‘2730’, ‘2731’, ‘2765’ through ‘2772’ and ‘2966’. The field data is summarized in Table 2 in Appendix A.

A photograph of each tree is provided in Appendix B for general reference and record purposes. A Tree Location Map is included in Appendix C which shows the location of the existing trees inventoried (including identifying the protected trees in different colors), the trees to be removed under the Project, and the proposed new trees and landscaping. The first tree map is depicted on the proposed site plan as provided by the project architect, Johnson Favaro. The second tree map is depicted on a plan showing the maximum direct disturbance footprint, as provided by the project architect, Johnson Favaro, to provide clarity with respect to disturbance limits and proposed utility trenching.

All information provided by the preparer is certified to be true and correct as of the date of the field observations.

TREE CHARACTERISTICS AND SITE CONDITIONS

Eight protected trees (two California sycamores, four coast live oaks and two Mexican elderberrys), 25 young California sycamores and 45 other mature trees exist within the study area. Of the eight protected trees inventoried within the study area, three occur within the Project Site including one California sycamore (tree #2749), one coast live oak (tree #2768), and one Mexican elderberry (tree #2965). The study area includes the subject properties, a portion of the right-of-way in front of the properties, protected trees that overhang the properties, and off-property mature trees that could be impacted by

the project. The tree inventory includes 15 species as shown on Table 1 in Appendix A. The predominant species is California sycamore. Most of the trees within the site appear to have been planted as part of a landscape program. The four coast live oak trees and the two Mexican elderberry were likely self-generated.

The subject trees' scientific name, common name, diameter at breast height, average canopy width, overall height, health rating, appearance rating, and significant comments are summarized in Table 2 in Appendix A.

The oak trees exhibited average to excellent health and vigor. The two protected sycamores and one elderberry exhibited above average health and vigor. The off-site elderberry exhibited average health and vigor. The sycamore at the front of the site has been topped, most likely due to the presence of overhead wires. Many of the young California sycamores were still attached to their stakes and ties. These stakes and ties should be removed as soon as possible since some of the trees were beginning to embed their ties.

The site topography is relatively flat on the northerly side where the existing buildings and recreation areas are located. Topography at the easterly side of the site slopes steeply upward from the turf areas to the easterly property line, while topography in the southernmost portion of the site slopes upward from the southern-most school buildings. In addition to the above-mentioned trees, the site contains some recently planted ornamental trees including southern live oak (*Q. virginiana*) and Chinese elm (*Ulmus parvifolia*). These newer trees were smaller than the mature-tree threshold and are therefore not specifically included in this inventory. The sloped areas contain several small scrub oak (*Q. berberidifolia*), lemonade berry (*Rhus integrifolia*), laurel sumac (*Malosma laurina*) and chamise (*Adenostoma fasciculatum*). One mature scrub oak meets the mature-tree threshold and is included in this inventory.

IMPACT ANALYSIS

The Project proposes improvements within the existing 5.46-acre Mirman School for Gifted Children campus (the Project Site). Specifically, the Project would include: a new two-story, 16,130-square-foot Learning Center building with eight new classrooms, administrative space and a campus courtyard; improvements to the school's existing library building, including renovations to the existing building and the addition of 2,619 square feet of new floor area including a new classroom; the creation of a new classroom within the school's existing physical education building; a new security pavilion with 140 square feet of floor area; a new playground with a 6-foot tall vine-covered plastered wall, shade structure and storage cabinets; replacement of the existing outdoor amphitheater in the upper campus with a new seating area and shade structure; and a new 1,370 square foot storage and trash enclosure.

The Project also proposes a Lot Line Adjustment (LLA) whereby a 0.56-acre parking lot and hillside area currently owned by Berkeley Hall School and Bel Air Presbyterian Church immediately adjacent to the southwestern most portion of the Project Site would be added to the Project Site, a portion of which would be developed with the proposed 1,370 square foot storage/trash enclosure.

The Project would retain the existing 46 vehicle parking spaces used by the School which would meet LAMC requirements for the Project and would increase on-site bicycle parking from 4 to 44 spaces. In all, the Project would: increase the size of the Project Site from 5.46 to 6.02 acres; add 22,508 square feet of new floor area to the School's existing 42,678 square feet of floor area, for a total of 65,186 square feet of floor area (with all floor area in residential floor area [RFA] as defined by LAMC Section 12.03); and increase the floor area ratio (FAR) at the Project Site from 0.18:1 to 0.25:1.

The ultimate project impacts to the 8 protected trees, 25 young California sycamore trees and 45 mature trees within the study area may be summarized as follows:

Total number of protected trees (4” diameter and larger)	8
Total number of young California sycamore and mature trees (8” diameter and larger)	70
Total number of protected trees (4” diameter and larger) to be removed	0
Total number of young California sycamore and mature trees (8” diameter and larger) to be removed	19
Total number of protected trees (4” diameter and larger) to be impacted by construction within driplines	0
Total number of young California sycamore and mature trees (8” diameter and larger) to be impacted by construction within driplines	18
Total number of protected trees (4” diameter and larger) where grade is unchanged	8
Total number of young California sycamore and mature trees (8” diameter and larger) where grade is unchanged	33

The impact to each tree is detailed in Table 3 in Appendix A. The two California sycamores, the four coast live oaks and the two Mexican elderberrys will not experience direct impacts, as they are located outside of the maximum area of disturbance for the project, as illustrated on the Maximum Direct Disturbance Footprint map included in Appendix C.

Nineteen mature unprotected trees will be removed, and 18 mature unprotected trees and young sycamore trees will be encroached upon with grade changes or landscaping within their driplines. Trees #296 and #297 are within the grading limits for the proposed new seating area at the outdoor amphitheater and will need to be removed to construct the project as proposed. Tree #2701 through #2711 are within the demolition limits for the new Learning Center building and will need to be removed to construct the project as proposed.

Trees #2722 through #2924 may require removal to construct footings for the second-floor library expansion at the southwesterly side of the new MS Flex Classrooms. However, the school would like to retain these three trees therefore footings will consist of caissons in the vicinity of the trees. At this stage of the project the precise locations of the caissons have not been determined, so to provide a conservative analysis these trees are considered removals at this time. Tree #2737 will need to be removed to construct a new accessible ramp between the structures. Tree #2765, which appears to be located on the northerly property line, will need to be removed to construct the improvements at the security station at the entry off Mulholland Drive. The precise location of this tree in relation to the property line should be established since a tree

located on a property line is owned by both property owners. Installation of new underground utilities will occur within the dripline of tree #2729. Grading will occur within the dripline of tree #2719 to construct the new ADA ramp at the new patio and the tree will need to be removed. New landscaping will occur beneath the dripline of tree #2714, tree #2736, as well as tree #2738 through #2747. Trees #2712 through #2716 will be encroached upon to construct the outdoor amenities north of the new learning center. Tree #2725 will be encroached upon within the edge of the dripline to construct the improvements at the new MS Flex Classrooms.

All work will need to be performed in strict accordance with the provisions contained Mitigation Measure #1 in the Mitigation Measures section below. Special attention should be paid to the recommendations relating to site grading, trenching within the dripline, planting, and irrigation within the areas within the driplines of the mature trees. This is an extremely sensitive root area. Changes in grade, excessive summer water and incompatible plant materials can lead to decline and failure of mature trees. While Mitigation Measure #1 is not required to mitigate a significant environmental impact, as the trees to potentially be impacted would not be protected trees, this mitigation measure is nevertheless proposed to protect the health of the existing non-protected trees to be retained under the Project.

REPLACEMENT TREES

Regarding street trees, as shown on the Tree Location Map in Appendix C, if it is determined that Tree #2765 is located within or partially within the public right-of-way, then one street tree would be removed to construct the project as proposed. The City of Los Angeles requires replacement for the approved removal of a street tree. Currently the Board of Public Works requires a 2:1 replacement ratio for street tree removals. The removal of one street tree would therefore require the planting of two 24-inch box-size replacement trees within the right-of-way.

There is sufficient planting space for two medium- to large-size trees within the existing right-of-way adjacent to the subject property. The locations and species of the replacement trees will be specified by the project landscape architect in consultation with the City of Los Angeles Urban Forestry Division.

MITIGATION MEASURES

The following guidelines should be followed to establish and maintain a healthy cultural environment for trees in the vicinity of or impacted by construction.

1. WORK WITHIN THE CRITICAL ROOT ZONE

The critical root zone is an area surrounding a tree and varies by tree age, size and species. Great care must be taken when work is conducted within the critical root zone. Given the high sensitivity of most trees, great care must be taken when work is conducted within the critical root zone. Specifically:

Observation -- All work conducted within the critical root zone of a tree to be preserved should be performed within the presence of a qualified arborist. This will help to ensure that work is performed in a manner that will not harm the tree.

Notice -- Forty-eight hours' notice should be provided to the arborist prior to the planned start of work. The notice will ensure that the project receives the highest possible scheduling priority and avoid delays.

Hand Tools -- All work within the critical root zone of a tree should be accomplished with the use of hand tools only. Except under special circumstances, tractors, backhoes, and other vehicles cannot be operated in a manner that will preserve major tree roots, minimize soil compaction, and ensure the safety of both the vehicle operator and the tree.

Certification -- All work conducted within the critical root zone should be certified by a qualified arborist.

2. WORK OUTSIDE OF THE CRITICAL ROOT ZONE

To protect trees within the vicinity of major construction, trees should be temporarily fenced at the edge of the dripline prior to the beginning of construction operations on a site. The fence should be constructed of orange safety fencing hooked to t-posts. The fence may be removed at the completion of the construction upon approval by the project arborist.

3. PLANTING WITHIN THE CRITICAL ROOT ZONE

Planting within the critical root zone of most trees is discouraged, especially native trees. Ideally, the leaf litter from the tree should be allowed to collect beneath the tree, creating a natural mulch and fertilizer. If planting is necessary or the natural leaf litter is removed, the following should be considered:

Plant Material -- Drought tolerant plantings should be utilized where possible. All plantings around oak trees should be compatible with native oak trees. A good reference for compatible plant material is Compatible Plantings Under and Around Oaks by the California Oak Foundation.

Irrigation -- No spray-type irrigation systems should be used within the dripline. It is important that sprinkler systems do not throw water against the trunk of any tree. A continuously wet soil condition near the root crown, the area where the tree trunk meets the ground, favors the growth of predatory disease organisms. The two most prominent organisms in Southern California are avocado root rot (*Phytophthora cinnamomi*) and oak root fungus (*Armillaria mellea*). As an absolute minimum, all spray irrigation should be kept at least 15 feet from the trunk.

Resistant Varieties -- Avoid plants that are susceptible to either avocado root rot or oak root fungus. Oak trees are particularly susceptible to these diseases in developed areas. Avoiding other plants susceptible to these diseases will also help to keep the diseases in a dormant state. Consult publications by the University of California Cooperative Extension for plant lists.

Mulch -- Place a four-inch thick layer of organic mulch throughout the protected zone of each tree. Arborist wood chips perform well in terms of moisture retention, temperature

moderation, weed control, and sustainability. Wood chips should not be incorporated into the soil. All mulch should be kept from direct contact with the tree. These mulches are beneficial when the natural leaf litter is not available, minimizing evaporation and providing weed control.

4. TREE MAINTENANCE AND PRUNING OPERATIONS

Most trees require little pruning, except for periodic dead wooding and clearance for safety. However, if a tree has a major defect, the employment of proper pruning practices may be more desirable than the uncontrolled damage that could otherwise occur. Always consult qualified professionals for advice.

Ornamental or Aesthetic Pruning -- Removal of live tissue for the purpose of altering the appearance of trees is not desirable. Activities such as thinning out, heading up, or other similar practices contribute to the onset of insect and disease attacks.

Dead wooding -- Removal of dead tissue, regardless of size, may usually be performed at any time. All pruning should follow standards endorsed by the International Society of Arboriculture.

Other Pruning Operations -- Branches that are unsafe due to decay, cavities, cracks, physical imbalance, fire damage, disease, or insects should be referred to a qualified arborist for inspection, especially if the branches exceed two inches in diameter.

Cavities and Hollows -- Cavities and hollows should be kept free of loose debris. Some contain decayed wood; these should generally be referred to a qualified arborist for treatment. Concrete or other materials should not be used to seal or fill in cavities or hollows. These materials create a haven for diseases and insects over time. Openings may be covered with screening to prevent debris build-up.

Wound Seal -- Pruning wounds should generally not be sealed with any type of compound. Over time, these materials crack and create entry points for disease and insects. A proper pruning cut will heal naturally over a short period of time.

5. WATERING AND FERTILIZATION

Winter rains should be sufficient to provide the water needed for California native trees in natural areas. Trees in landscaped areas will usually receive enough water from adjacent plantings. If you suspect that a tree needs supplemental water, contact a qualified arborist for advice.

Watering -- If supplemental water is required, use a water probe, such as a "Ross Root Feeder" to apply the water. Alternatively, a low volume soaker hose could be utilized. Apply the water at various locations, just outside the dripline of the tree. A total of 15 to 20 hours of low volume application should suffice. Repeat this watering cycle every one to two months as needed. Water should generally not be applied in the summer, as most oak trees are dormant and cannot accept the water.

Fertilization -- Fertilizer can be applied along with the water. A total of 0.75 pound of actual nitrogen per inch of trunk diameter per year is a basic rule-of-thumb. However, ask a local certified nurseryman for a specific recommendation and follow the manufacturer's directions carefully. Over-fertilization can be deadly.

Aeration -- Ventilation of the root system can be very beneficial in areas where soil has been compacted. Hand dig holes six inches in diameter to a depth of two feet. Do not cut any roots in excess of one inch in diameter. Dig the holes two feet on center, in concentric circles around the trunk, throughout the dripline. If possible, add holes outside of the dripline. Fill the holes with an organic matter. If leaf litter is not available, a mixture such as 50 percent "Kellogg's Nitrohumus" and 50 percent nitrolized redwood shavings will be beneficial. This organic matter will be decomposed, producing a year-round source of fertilizer for the oak tree.

6. DISEASES AND INSECTS

Effective pest control starts with observation by the property owner. Changes, such as abnormal leaf drop, oozing sap, and discolored or dying leaves indicate that something has changed, and expert inspection is required. Homeowners should be very careful when using pesticides around an oak tree. Herbicides should never be utilized within one hundred feet of California native trees, unless applied by a certified pesticide applicator. Misuse of these compounds can lead to the death of beneficial organisms or even to the death of the tree.

7. GRADE CHANGES

Any change to the grade at the root crown of tree can have a negative impact. As little as six inches can lead to the death of the tree. Drainage patterns should be maintained to prevent water from flowing and ponding at the base of a tree. If fill soil exists, use a shovel to remove the excess soil. The flare at the root crown should just be visible.

8. INSPECTION

All trees should be inspected on a periodic basis by a qualified arborist. The inspection basis should be determined by the relative hazard value of the tree. For example, trees surrounding a high-use business should be inspected on a quarterly basis, whereas trees located within a low-use open space might only require bi-annual inspection. It is the responsibility of the property owner to establish and implement an appropriate inspection schedule upon the recommendation provided by the project arborist.

SIGNIFICANCE AFTER MITIGATION

With implementation of the recommended mitigation measures, which would safeguard the health of the retained trees and, if necessary, ensure compliance with the City's street tree removal regulations, all potential impacts to trees would be less than significant.

WARRANTY

The trees discussed herein were generally reviewed for physical, biological, functional, and aesthetic conditions. This examination was conducted in accordance with presently accepted industry procedures: an at-grade, macro-visual observation only. No extensive microbiological, soil/root excavation, upper crown examination, nor internal tree investigation was conducted and therefore, the reportings herein reflect the overall visual appearance of the trees on the date reviewed. No warranty is implied as to the potential failure, health or demise of any part or the whole of any tree described in this report.

Clients are advised that should physical or biological concerns be evidenced for any specimen within this report, prudent further investigation, detailed analysis or remedial action may be required.

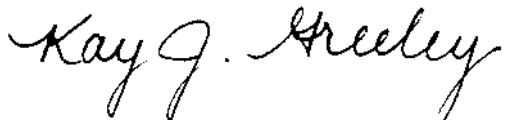
As living organisms, plants continually exhibit growth and response to environmental changes that influence the development, health and vigor of the specimen. These influences may not be externally visible and may be present or develop over various time periods depending on the site conditions.

It is recommended that due to the general nature of plant development and continued environmental and physical influences on vegetation at a specific site, regular monitoring by a qualified arborist is scheduled.

Locations of property lines or exact tree locations, site amenities, structures or easements are assumed to be as illustrated on any enclosed maps. They are a composite of information provided by the client, records of fact and/or on-site field review. No investigation was made to verify these conditions.

This report represents the independent opinion of the preparer and was conducted per the client's scope of request. The report is therefore limited to the extent described herein.

Respectfully submitted,



Kay J. Greeley
Landscape Architect 4035
Board Certified Master Arborist WE-1140B

CREDENTIALS



ISA Credentialed

Kay J. Greeley
WE-1140B

	Expiration
ISA Board Certified Master Arborist®	31 Dec 2021
ISA Tree Risk Assessment Qualified	31 Dec 2025

STATE OF CALIFORNIA
dca
DEPARTMENT OF CONSUMER AFFAIRS

CALIFORNIA ARCHITECTS BOARD
LANDSCAPE ARCHITECTS TECHNICAL COMMITTEE
2420 DEL PASO ROAD, SUITE 105
SACRAMENTO, CA 95834
916 575-7230

THE GREAT SEAL OF THE STATE OF CALIFORNIA
EUREKA

Landscape Architect

CERTIFICATE NO. 4035

EXPIRATION 08/31/21

KAY JEWELL GREELEY
100 BRADY LANE
HAMILTON MT 59840

Signature Kay J. Greeley

RECEIPT NO. 91892001

APPENDIX A – SUMMARY TABLES

TABLE 1
SPECIES SUMMARY

Scientific Name	Common Name	Quantity
Arbutus unedo	strawberry tree	1
Corymbia citriodora	lemon-scented gum	5
Eucalyptus cladocalyx	sugar gum	4
Fraxinus uhdei	shamel ash	3
Jacaranda mimosifolia	jacaranda	2
Koelreuteria bipinnata	Chinese flame tree	7
Morus alba	white mulberry	2
Platanus racemosa	California sycamore	27
Platanus x *hispanica*	London plane tree	1
Pyrus kawakamii	evergreen pear	1
Quercus berberidifolia	scrub oak	1
Quercus agrifolia	coast live oak	4
Sambucus mexicana	Mexican elderberry	2
Schinus molle	Peruvian pepper tree	11
Tipuana tipu	tipu tree	7
	Total	**78**

TABLE 2
TREE INVENTORY

Tree Number	Species		dBH (inches)	Canopy (feet)	Height (feet)	Health	Appearance	Comments
	Scientific Name	Common Name						
2716	*Tipuana tipu*	tipu tree	13	37	63	C	C	lion-tailed; slightly sparse; minor dieback
2717	*Tipuana tipu*	tipu tree	14	36	65	C-	C-	lion-tailed; slightly sparse; 20 degree lean; minor to moderate dieback
2718	*Tipuana tipu*	tipu tree	15	32	65	C	C	lion-tailed; slightly sparse; 35 degree lean
2719	*Corymbia citriodora*	lemon-scented gum	14	34	60	B	B	minor dieback
2720	*Jacaranda mimosifolia*	jacaranda	10	28	39	A	A	multiple attachments
2721	*Pyrus kawakamii*	evergreen pear	9	25	29	B	B	minor fireblight
2722	*Schinus molle*	Peruvian pepper tree	16	24	25	B	B	
2723	*Schinus molle*	Peruvian pepper tree	14 @ 4.0'	25	26	B	B	
2724	*Schinus molle*	Peruvian pepper tree	14 @ 4.0'	21	27	B	B	
2725	*Schinus molle*	Peruvian pepper tree	16 @ 4.0'	31	29	B	B	
2726	*Schinus molle*	Peruvian pepper tree	15 @ 4.0'	27	32	B	B	
2727	*Schinus molle*	Peruvian pepper tree	15	30	29	B	B	
2728	*Schinus molle*	Peruvian pepper tree	18	35	32	B	B	
2729	*Schinus molle*	Peruvian pepper tree	13	36	26	B	B	
2730	*Platanus x hispanica*	London plane tree	15 @ 4.0' (est.)	31	35	C	C	off site; going deciduous
2731	*Fraxinus uhdei*	shamel ash	18	37	43	C	C	off site; lion-tailed; slightly sparse
2732	*Morus alba*	white mulberry	11 @ 4.0'	25	33	C+	C+	severe multiple attachments; slightly sparse
2733	*Schinus molle*	Peruvian pepper tree	21	38	40	B	B	15 degree lean
2734	*Schinus molle*	Peruvian pepper tree	29	28	36	C+	C+	slightly sparse; lion-tailed; epicormic sprouts

TABLE 2
TREE INVENTORY

Tree Number	Species		dBH (inches)	Canopy (feet)	Height (feet)	Health	Appearance	Comments
	Scientific Name	Common Name						
2735	*Morus alba*	white mulberry	9 @ 4.0'	33	35	A	A	multiple attachments
2736	*Schinus molle*	Peruvian pepper tree	23 @ 3.3'	35	43	B-	B-	
2737	*Jacaranda mimosifolia*	jacaranda	4, 4, 3	27	25	B	B	lion-tailed; slightly sparse
2738	*Platanus racemosa*	California sycamore	3	10	20	B	B	out of leaf; remove stakes; remove grass around base of tree; planted in 2016
2739	*Platanus racemosa*	California sycamore	3	10	20	B	B	out of leaf; remove stakes & ties; remove grass at base of tree; planted in 2016
2740	*Platanus racemosa*	California sycamore	3	16	20	B	B	out of leaf; remove stakes; remove grass around base of tree; planted in 2016
2741	*Platanus racemosa*	California sycamore	3	12	17	C-	C-	out of leaf; remove stakes & ties; remove grass at base of tree; minor dieback; planted in 2016
2742	*Platanus racemosa*	California sycamore	3	10	20	C	C	out of leaf; remove stakes; remove grass around base of tree; minor dieback; planted in 2016
2743	*Platanus racemosa*	California sycamore	3	12	20	B	B	out of leaf; remove stakes; remove grass around base of tree; planted in 2016
2744	*Platanus racemosa*	California sycamore	3	14	22	B	B	out of leaf; remove stakes & ties; remove grass at base of tree; minor dieback planted in 2016
2745	*Platanus racemosa*	California sycamore	3	13	23	B	B	out of leaf; remove stakes & ties; remove grass at base of tree; planted in 2016
2746	*Platanus racemosa*	California sycamore	3	15	22	B	B	out of leaf; remove stakes; remove grass around base of tree; planted in 2016
2747	*Platanus racemosa*	California sycamore	3	15	23	B	B	out of leaf; remove stakes & ties; remove grass at base of tree; planted in 2016
2748	*Platanus racemosa*	California sycamore	4	15	21	B-	B	out of leaf; remove stakes; embedded tree ties; planted in 2016
2749	*Platanus racemosa*	California sycamore	5	26	27	B	B	out of leaf
2750	*Platanus racemosa*	California sycamore	3 (est.)	13	24	B-	B	out of leaf; remove stakes; remove grass at base of tree; embedded tree ties; planted in 2016
2751	*Platanus racemosa*	California sycamore	4 (est.)	17	25	B-	B	out of leaf; remove stakes; remove grass at base of tree; embedded tree ties; planted in 2016
2752	*Platanus racemosa*	California sycamore	4 (est.)	16	25	B-	B	out of leaf; remove stakes; embedded tree ties; planted in 2018
2753	*Arbutus unedo*	strawberry tree	8	16	22	B-	A	remove grass at base of tree; embedded tree ties

TABLE 2
TREE INVENTORY

Tree Number	Species		dBH (inches)	Canopy (feet)	Height (feet)	Health	Appearance	Comments
	Scientific Name	Common Name						
2754	*Platanus racemosa*	California sycamore	6	20	38	A-	A	planted in 2015
2755	*Platanus racemosa*	California sycamore	6	20	38	A-	A	planted in 2015
2756	*Platanus racemosa*	California sycamore	4	15	30	A-	A	planted in 2016
2757	*Platanus racemosa*	California sycamore	5	18	38	B+	A	planted in 2016
2758	*Platanus racemosa*	California sycamore	5	19	37	B+	A	planted in 2016
2759	*Platanus racemosa*	California sycamore	6	20	38	B+	A	planted in 2016
2760	*Platanus racemosa*	California sycamore	3	18	18	B	B	mower or trimmer damage at root crown; slightly sparse; planted in 2016
2761	*Platanus racemosa*	California sycamore	3	14	21	B	B	mower or trimmer damage at root crown; planted in 2016
2762	*Platanus racemosa*	California sycamore	5	18	22	B+	A	mower or trimmer damage at root crown; planted in 2016
2763	*Platanus racemosa*	California sycamore	3	18	19	B	B	mower or trimmer damage at root crown; remove stake and ties; planted in 2016
2764	*Platanus racemosa*	California sycamore	4	17	18	B+	A	mower or trimmer damage at root crown; planted in 2016
2765	*Fraxinus uhdei*	shamel ash	23	24	50	C	C	off site; severely restricted root area; lion-tailed; sparse; co-dominant scaffolds
2766	*Platanus racemosa*	California sycamore	19	40	29	B	B	off site; topped; in overhead wires
2767	*Quercus agrifolia*	coast live oak	12	36	28	C	C	off site; slightly sparse
2768	*Quercus agrifolia*	coast live oak	11	28	32	B+	A	off site
2769	*Eucalyptus cladocalyx*	sugar gum	24	29	65	B+	A	off site
2770	*Eucalyptus cladocalyx*	sugar gum	23	30	70	B+	A	off site
2771	*Eucalyptus cladocalyx*	sugar gum	19	30	75	B+	A-	off site
2772	*Quercus agrifolia*	coast live oak	20	43	47	B-	A-	off site; slightly sparse

TABLE 2
TREE INVENTORY

Tree Number	Species		dBH (inches)	Canopy (feet)	Height (feet)	Health	Appearance	Comments
	Scientific Name	Common Name						
2965	*Sambucus mexicana*	Mexican elderberry	2, 1, 1, 1, 0.5	8	12	B	B	
2966	*Sambucus mexicana*	Mexican elderberry	5 @ 2.0', 3, 2, 1	18	20	B-	B-	off site; slightly sparse

TABLE 3
IMPACT ANALYSIS

Tree Number	Species		dBH (inches)	Disposition	General Location	Comments
	Scientific Name	Common Name				
296	*Quercus berberidifolia*	scrub oak	8 (est.)	remove	off site on adjacent property to the east, near southeasterly corner of site	demolition of retaining wall at existing amphitheater
297	*Fraxinus uhdei*	shamel ash	6, 4, 2 (est.)	remove	off site on adjacent property to the east, near southeasterly corner of site	demolition of retaining wall at existing amphitheater
2699	*Eucalyptus cladocalyx*	sugar gum	23	preserve	off site on adjacent property to the east, near southeasterly corner of site	outside work limits
2700	*Quercus agrifolia*	coast live oak	9 @ 3.7' (est.)	preserve	off site on adjacent property to the east, near southerly corner of site	outside work limits
2701	*Koelreuteria bipinnata*	Chinese flame tree	12	remove	northeast of flex classrooms, southeasterly corner of site	within area of grading for new classroom building
2702	*Corymbia citriodora*	lemon-scented gum	12	remove	northeast of flex classrooms, southeasterly corner of site	within area of grading for new classroom building
2703	*Corymbia citriodora*	lemon-scented gum	13	remove	northeast of flex classrooms, southeasterly corner of site	within area of grading for new classroom building
2704	*Corymbia citriodora*	lemon-scented gum	12	remove	northeast of flex classrooms, southeasterly corner of site	within area of excavation for retaining wall footings
2705	*Corymbia citriodora*	lemon-scented gum	11	remove	northeast of flex classrooms, southeasterly corner of site	within area of excavation for retaining wall footings
2706	*Koelreuteria bipinnata*	Chinese flame tree	8	remove	northeast of flex classrooms, southeasterly corner of site	within footprint of new classroom building
2707	*Koelreuteria bipinnata*	Chinese flame tree	10	remove	northeast of flex classrooms, southeasterly corner of site	within footprint of new classroom building
2708	*Koelreuteria bipinnata*	Chinese flame tree	12	remove	northeast of flex classrooms, southeasterly corner of site	within area of grading for new classroom building
2709	*Koelreuteria bipinnata*	Chinese flame tree	10	remove	northeast of flex classrooms, southeasterly corner of site	within footprint of new classroom building
2710	*Koelreuteria bipinnata*	Chinese flame tree	12	remove	northeast of flex classrooms, southeasterly corner of site	within footprint of new classroom building
2711	*Koelreuteria bipinnata*	Chinese flame tree	14	remove	northeast of flex classrooms, southeasterly corner of site	within area of grading for new classroom building
2712	*Tipuana tipu*	tipu tree	18	encroach	picnic area below slope at easterly edge of property	within work limits
2713	*Tipuana tipu*	tipu tree	13	encroach	picnic area below slope at easterly edge of property	within work limits
2714	*Tipuana tipu*	tipu tree	18	encroach	picnic area below slope at easterly edge of property	within work limits
2715	*Tipuana tipu*	tipu tree	16	encroach	lawn area west of picnic area below slope	within work limits
2716	*Tipuana tipu*	tipu tree	13	encroach	lawn area west of picnic area below slope	within work limits
2717	*Tipuana tipu*	tipu tree	14	preserve	lawn area west of picnic area below slope	outside work limits

TABLE 3
IMPACT ANALYSIS

Tree Number	Species		dBH (inches)	Disposition	General Location	Comments
	Scientific Name	Common Name				
2718	*Tipuana tipu*	tipu tree	15	preserve	lawn area west of picnic area below slope	outside work limits
2719	*Corymbia citriodora*	lemon-scented gum	14	remove	planter at northwest face of flex classrooms	proposed ADA ramp
2720	*Jacaranda mimosifolia*	jacaranda	10	preserve	courtyard at flex classrooms	outside work limits
2721	*Pyrus kawakamii*	evergreen pear	9	preserve	planter at east face of flex classrooms	outside work limits
2722	*Schinus molle*	Peruvian pepper tree	16	remove	southwest of classrooms near southwesterly property line	within work limits
2723	*Schinus molle*	Peruvian pepper tree	14 @ 4.0'	remove	southwest of classrooms near southwesterly property line	within work limits
2724	*Schinus molle*	Peruvian pepper tree	14 @ 4.0'	remove	southwest of classrooms near southwesterly property line	within work limits
2725	*Schinus molle*	Peruvian pepper tree	16 @ 4.0'	encroach	southwest of classrooms near southwesterly property line	construction at new MS Flex Classrooms within dripline
2726	*Schinus molle*	Peruvian pepper tree	15 @ 4.0'	preserve	southwest of classrooms near southwesterly property line	outside work limits
2727	*Schinus molle*	Peruvian pepper tree	15	preserve	southwest of classrooms near southwesterly property line	outside work limits
2728	*Schinus molle*	Peruvian pepper tree	18	preserve	southwest of classrooms near southwesterly property line	outside work limits
2729	*Schinus molle*	Peruvian pepper tree	13	encroach	southwest of classrooms near southwesterly property line	utility trenching within dripline
2730	*Platanus x hispanica*	London plane tree	15 @ 4.0' (est.)	preserve	off site in parking area north of northerly property line	outside work limits
2731	*Fraxinus uhdei*	shamel ash	18	preserve	off site in parking area north of northerly property line	outside work limits
2732	*Morus alba*	white mulberry	11 @ 4.0'	preserve	raised planter northwest of auditorium	outside work limits
2733	*Schinus molle*	Peruvian pepper tree	21	preserve	raised planter northwest of auditorium	outside work limits
2734	*Schinus molle*	Peruvian pepper tree	29	preserve	raised planter southeast of administrative offices	outside work limits
2735	*Morus alba*	white mulberry	9 @ 4.0'	preserve	lawn area northeast of administrative offices	outside work limits
2736	*Schinus molle*	Peruvian pepper tree	23 @ 3.3'	encroach	raised planter northeast of auditorium	new landscaping within dripline
2737	*Jacaranda mimosifolia*	jacaranda	4, 4, 3	remove	raised planter northeast of auditorium	within excavation for retaining wall northwest of library
2738	*Platanus racemosa*	California sycamore	3	encroach	northwest of basketball courts	new landscaping within dripline

TABLE 3
IMPACT ANALYSIS

Tree Number	Species		dBH (inches)	Disposition	General Location	Comments
	Scientific Name	Common Name				
2739	*Platanus racemosa*	California sycamore	3	encroach	northwest of basketball courts	new landscaping within dripline
2740	*Platanus racemosa*	California sycamore	3	encroach	northwest of basketball courts	new landscaping within dripline
2741	*Platanus racemosa*	California sycamore	3	encroach	northwest of basketball courts	new landscaping within dripline
2742	*Platanus racemosa*	California sycamore	3	encroach	northwest of basketball courts	new landscaping within dripline
2743	*Platanus racemosa*	California sycamore	3	encroach	northwest of basketball courts	new landscaping within dripline
2744	*Platanus racemosa*	California sycamore	3	encroach	northwest of basketball courts	new landscaping within dripline
2745	*Platanus racemosa*	California sycamore	3	encroach	northwest of basketball courts	new landscaping within dripline
2746	*Platanus racemosa*	California sycamore	3	encroach	northwest of basketball courts	new landscaping within dripline
2747	*Platanus racemosa*	California sycamore	3	encroach	northwest of basketball courts	new landscaping within dripline
2748	*Platanus racemosa*	California sycamore	4	preserve	north of turf sports field	outside work limits
2749	*Platanus racemosa*	California sycamore	5	preserve	north of turf sports field	outside work limits
2750	*Platanus racemosa*	California sycamore	3 (est.)	preserve	north of turf sports field	outside work limits
2751	*Platanus racemosa*	California sycamore	4 (est.)	preserve	north of turf sports field	outside work limits
2752	*Platanus racemosa*	California sycamore	4 (est.)	preserve	north of turf sports field	outside work limits
2753	*Arbutus unedo*	strawberry tree	8	preserve	north of turf sports field	outside work limits
2754	*Platanus racemosa*	California sycamore	6	preserve	above retaining wall east of turf sports field	outside work limits
2755	*Platanus racemosa*	California sycamore	6	preserve	above retaining wall east of turf sports field	outside work limits
2756	*Platanus racemosa*	California sycamore	4	preserve	above retaining wall east of turf sports field	outside work limits
2757	*Platanus racemosa*	California sycamore	5	preserve	above retaining wall east of turf sports field	outside work limits
2758	*Platanus racemosa*	California sycamore	5	preserve	above retaining wall east of turf sports field	outside work limits
2759	*Platanus racemosa*	California sycamore	6	preserve	above retaining wall east of turf sports field	outside work limits

TABLE 3
IMPACT ANALYSIS

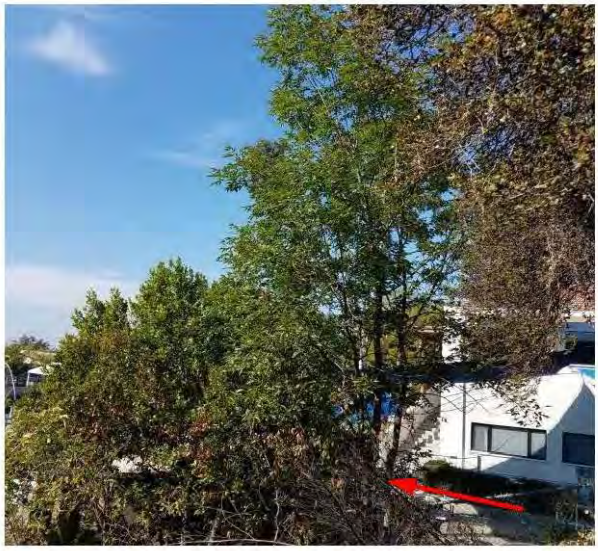
Tree Number	Species		dBH (inches)	Disposition	General Location	Comments
	Scientific Name	Common Name				
2760	*Platanus racemosa*	California sycamore	3	preserve	lawn area west of picnic area below slope	outside work limits
2761	*Platanus racemosa*	California sycamore	3	preserve	lawn area west of picnic area below slope	outside work limits
2762	*Platanus racemosa*	California sycamore	5	preserve	lawn area west of picnic area below slope	outside work limits
2763	*Platanus racemosa*	California sycamore	3	preserve	lawn area west of picnic area below slope	outside work limits
2764	*Platanus racemosa*	California sycamore	4	preserve	lawn area west of picnic area below slope	outside work limits
2765	*Fraxinus uhdei*	shamel ash	23	remove	on northerly property line in parking area	within work limits
2766	*Platanus racemosa*	California sycamore	19	preserve	off site in parking area north of northerly property line	outside work limits
2767	*Quercus agrifolia*	coast live oak	12	preserve	off site northwest of basketball courts	outside work limits
2768	*Quercus agrifolia*	coast live oak	11	preserve	off site on adjacent property to the east, near southeasterly corner of site	outside work limits
2769	*Eucalyptus cladocalyx*	sugar gum	24	preserve	off site on adjacent property to the east, near southeasterly corner of site	outside work limits
2770	*Eucalyptus cladocalyx*	sugar gum	23	preserve	off site on adjacent property to the east, near southeasterly corner of site	outside work limits
2771	*Eucalyptus cladocalyx*	sugar gum	19	preserve	off site on adjacent property to the east, near southeasterly corner of site	outside work limits
2772	*Quercus agrifolia*	coast live oak	20	preserve	off site on adjacent property to the east, near southeasterly corner of site	outside work limits
2965	*Sambucus mexicana*	Mexican elderberry	2, 1, 1, 1, 0.5	preserve	hillside northeast of flex classrooms	outside work limits
2966	*Sambucus mexicana*	Mexican elderberry	5 @ 2.0', 3, 2, 1	preserve	off site on adjacent property to the east, near southeasterly corner of site	outside work limits

Impact Summary:	
Total	78
Remove	19
Encroach	18
Dead	0
Preserve	41

APPENDIX B – PHOTOGRAPHS



Tree #296



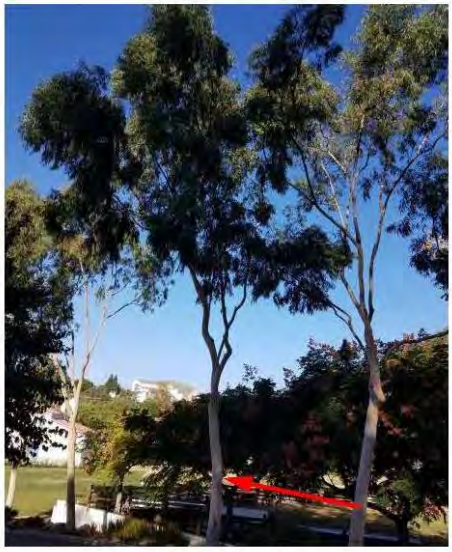
Tree #297



Tree #2699

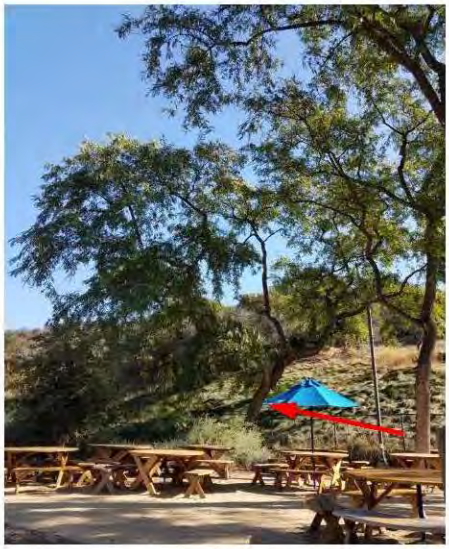


Tree #2700

	
Tree #2701	Tree #2702
	
Tree #2703	Tree #2704

	
Tree #2705	Tree #2706
	
Tree #2707	Tree #2708

	
Tree #2709	Tree #2710
	
Tree #2711	Tree #2712

	
Tree #2713	Tree #2714
	
Tree #2715	Tree #2716

	
Tree #2717	Tree #2718
	
Tree #2719	Tree #2720



Tree #2721



Tree #2722

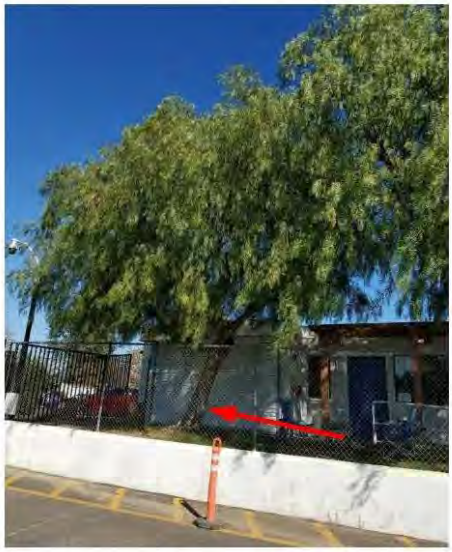


Tree #2723



Tree #2724

	
Tree #2725	Tree #2726
	
Tree #2727	Tree #2728

	
Tree #2729	Tree #2730
	
Tree #2731	Tree #2732



Tree #2733



Tree #2734



Tree #2735



Tree #2736



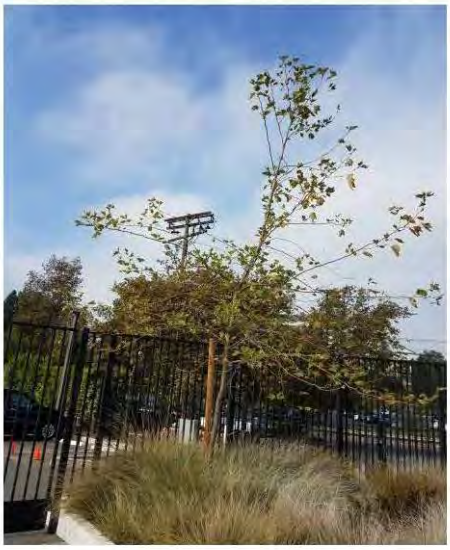
Tree #2737



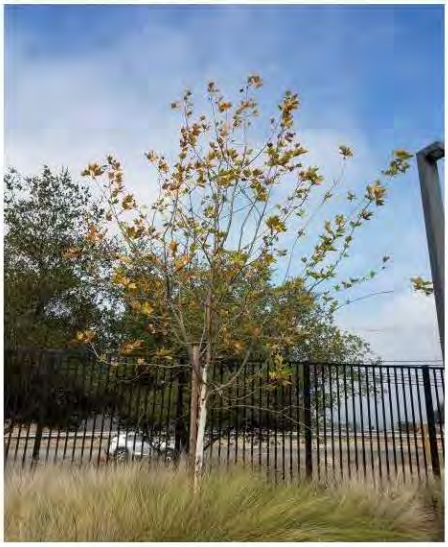
Tree #2738



Tree #2739



Tree #2740

	
Tree #2741	Tree #2742
	
Tree #2743	Tree #2744

	
Tree #2745	Tree #2746
	
Tree #2747	Tree #2748

	
Tree #2749	Tree #2750
	
Tree #2751	Tree #2752

	
Tree #2753	Tree #2754
	
Tree #2755	Tree #2756

	
Tree #2757	Tree #2758
	
Tree #2759	Tree #2760

	
Tree #2761	Tree #2762
	
Tree #2763	Tree #2764



Tree #2765



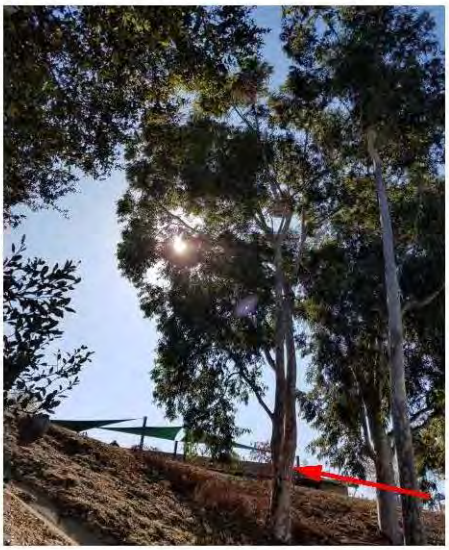
Tree #2766



Tree #2767



Tree #2768

	
Tree #2769	Tree #2770
	
Tree #2771	Tree #2772

	
Tree #2965	Tree #2966

APPENDIX C - TREE LOCATION MAPS



PROPOSED CONCEPTUAL SITE PLAN

SCALE: 1" = 30'-0"

42

REF.

1

TREE LOCATION MAP
PREPARED BY:
KAY J. GREELEY, RLA, BCMA
5328 ALHAMA DRIVE
WOODLAND HILLS, CALIFORNIA 91364
(805) 571-8432

LEGEND
CALIFORNIA SYCAMORE (PLATANUS RACEMOSA) - 2
COAST LIVE OAK (QUERCUS AGRIFOLIA) - 4
MEXICAN ELDERBERRY (SAMBUCUS MEXICANA) - 2
ORNAMENTAL SPECIES (NON-PROTECTED TREE) - 70
TREE TO BE REMOVED (NON-PROTECTED TREE) - 19

LOT SIZE: 237,805 SQUARE FEET
TOTAL FLOOR AREA: 65,186 SQUARE FEET

TREE INVENTORY

Tree #	Species Scientific Name	Common Name	dBH (inches)
297	*Quercus berberidifolia*	scrub oak	8 (est.)
296	*Fraxinus uhdei*	shamel ash	6, 4, 2 (est.)
2699	*Eucalyptus cladocalyx*	sugar gum	23
2700	*Quercus agrifolia*	coast live oak	9 @ 3.7' (est.)
2701	*Koelreuteria bipinnata*	Chinese flame tree	12
2702	*Corymbia citriodora*	lemon-scented gum	12
2703	*Corymbia citriodora*	lemon-scented gum	13
2704	*Corymbia citriodora*	lemon-scented gum	12
2705	*Corymbia citriodora*	lemon-scented gum	11
2706	*Koelreuteria bipinnata*	Chinese flame tree	8
2707	*Koelreuteria bipinnata*	Chinese flame tree	10
2708	*Koelreuteria bipinnata*	Chinese flame tree	12
2709	*Koelreuteria bipinnata*	Chinese flame tree	10
2710	*Koelreuteria bipinnata*	Chinese flame tree	12
2711	*Koelreuteria bipinnata*	Chinese flame tree	14
2712	*Tipuana tipu*	tipu tree	18
2713	*Tipuana tipu*	tipu tree	13
2714	*Tipuana tipu*	tipu tree	18
2715	*Tipuana tipu*	tipu tree	16
2716	*Tipuana tipu*	tipu tree	13
2717	*Tipuana tipu*	tipu tree	14
2718	*Tipuana tipu*	tipu tree	15
2719	*Corymbia citriodora*	lemon-scented gum	14
2720	*Jacaranda mimosifolia*	jacaranda	10
2721	*Pyrus kawakamii*	evergreen pear	9
2722	*Schinus molle*	Peruvian pepper tree	16
2723	*Schinus molle*	Peruvian pepper tree	14 @ 4.0'
2724	*Schinus molle*	Peruvian pepper tree	14 @ 4.0'
2725	*Schinus molle*	Peruvian pepper tree	16 @ 4.0'
2726	*Schinus molle*	Peruvian pepper tree	15 @ 4.0'
2727	*Schinus molle*	Peruvian pepper tree	15
2728	*Schinus molle*	Peruvian pepper tree	18
2729	*Schinus molle*	Peruvian pepper tree	13
2730	*Platanus x hispanica*	London plane tree	15 @ 4.0' (est.)
2731	*Fraxinus uhdei*	shamel ash	18
2732	*Morus alba*	white mulberry	11 @ 4.0'
2733	*Schinus molle*	Peruvian pepper tree	21
2734	*Schinus molle*	Peruvian pepper tree	29
2735	*Morus alba*	white mulberry	9 @ 4.0'
2736	*Schinus molle*	Peruvian pepper tree	23 @ 3.3'
2737	*Jacaranda mimosifolia*	jacaranda	4, 4, 3
2738	*Platanus racemosa*	California sycamore	3
2739	*Platanus racemosa*	California sycamore	3
2740	*Platanus racemosa*	California sycamore	3
2741	*Platanus racemosa*	California sycamore	3
2742	*Platanus racemosa*	California sycamore	3
2743	*Platanus racemosa*	California sycamore	3
2744	*Platanus racemosa*	California sycamore	3
2745	*Platanus racemosa*	California sycamore	3
2746	*Platanus racemosa*	California sycamore	3
2747	*Platanus racemosa*	California sycamore	3
2748	*Platanus racemosa*	California sycamore	4
2749	*Platanus racemosa*	California sycamore	5
2750	*Platanus racemosa*	California sycamore	3 (est.)
2751	*Platanus racemosa*	California sycamore	4 (est.)
2752	*Platanus racemosa*	California sycamore	4 (est.)
2753	*Arbutus unedo*	strawberry tree	8
2754	*Platanus racemosa*	California sycamore	6
2755	*Platanus racemosa*	California sycamore	6
2756	*Platanus racemosa*	California sycamore	4
2757	*Platanus racemosa*	California sycamore	5
2758	*Platanus racemosa*	California sycamore	5
2759	*Platanus racemosa*	California sycamore	6
2760	*Platanus racemosa*	California sycamore	3
2761	*Platanus racemosa*	California sycamore	3
2762	*Platanus racemosa*	California sycamore	5
2763	*Platanus racemosa*	California sycamore	3
2764	*Platanus racemosa*	California sycamore	4
2765	*Fraxinus uhdei*	shamel ash	23
2766	*Platanus racemosa*	California sycamore	19
2767	*Quercus agrifolia*	coast live oak	12
2768	*Quercus agrifolia*	coast live oak	11
2769	*Eucalyptus cladocalyx*	sugar gum	24
2770	*Eucalyptus cladocalyx*	sugar gum	23
2771	*Eucalyptus cladocalyx*	sugar gum	19
2772	*Quercus agrifolia*	coast live oak	20
2965	*Sambucus mexicana*	Mexican elderberry	2, 1, 1, 1, 0.5
2966	*Sambucus mexicana*	Mexican elderberry	5 @ 2.0', 3, 2, 1

PROJECT

THE MIRMAN SCHOOL FOR GIFTED CHILDREN

CAMPUS RE-DEVELOPMENT

SITE ADDRESS:
16100 MULHOLLAND DRIVE
LOS ANGELES, CA 90049

OWNER ADDRESS:
16100 MULHOLLAND DRIVE
LOS ANGELES, CA 90049

ARCHITECT

JOHNSON FAVARO

Architecture and Urban Design
5898 Blackwelder Street, Ground Floor
Culver City, CA 90232
(Tel) 310-559-5720 (Fax)
310-559-8220

CONSULTANTS

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Written dimensions on these drawings shall have precedence over scaled dimensions. Contractor shall verify and be responsible for all dimensions and conditions on the job and this office must be notified of any variation from the dimensions and conditions shown by these drawings. Shop details must be submitted to this office for approval before proceeding with fabrication.

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ARCHITECT'S / ENGINEER'S STAMP

CITY APPROVALS

DRAFT - NOT FOR CONSTRUCTION

No.	Issue	Date

ISSUE / REVISIONS

TITLE:

CONCEPTUAL SITE PLAN

SCALE: DATE:

DRAWN BY: CHECKED BY:

PROJECT #:

SHEET:

42

BIM



TREE INVENTORY			
	Species		
Tree #	Scientific Name	Common Name	dBH (inches)
297	*Quercus berberidifolia*	scrub oak	8 (est.)
296	*Fraxinus uhdei*	shamel ash	6, 4, 2 (est.)
2699	*Eucalyptus cladocalyx*	sugar gum	23
2700	*Quercus agrifolia*	coast live oak	9 @ 3.7' (est.)
2701	*Koelreuteria bipinnata*	Chinese flame tree	12
2702	*Corymbia citriodora*	lemon-scented gum	12
2703	*Corymbia citriodora*	lemon-scented gum	13
2704	*Corymbia citriodora*	lemon-scented gum	12
2705	*Corymbia citriodora*	lemon-scented gum	11
2706	*Koelreuteria bipinnata*	Chinese flame tree	8
2707	*Koelreuteria bipinnata*	Chinese flame tree	10
2708	*Koelreuteria bipinnata*	Chinese flame tree	12
2709	*Koelreuteria bipinnata*	Chinese flame tree	10
2710	*Koelreuteria bipinnata*	Chinese flame tree	12
2711	*Koelreuteria bipinnata*	Chinese flame tree	14
2712	*Tipuana tipu*	tipu tree	18
2713	*Tipuana tipu*	tipu tree	13
2714	*Tipuana tipu*	tipu tree	18
2715	*Tipuana tipu*	tipu tree	16
2716	*Tipuana tipu*	tipu tree	13
2717	*Tipuana tipu*	tipu tree	14
2718	*Tipuana tipu*	tipu tree	15
2719	*Corymbia citriodora*	lemon-scented gum	13
2720	*Jacaranda mimosifolia*	jacaranda	15
2721	*Pyrus kawakamii*	evergreen pear	9
2722	*Schinus molle*	Peruvian pepper tree	15
2723	*Schinus molle*	Peruvian pepper tree	14 @ 4.0'
2724	*Schinus molle*	Peruvian pepper tree	14 @ 4.0'
2725	*Schinus molle*	Peruvian pepper tree	16 @ 4.0'
2726	*Schinus molle*	Peruvian pepper tree	15 @ 4.0'
2727	*Schinus molle*	Peruvian pepper tree	13
2728	*Schinus molle*	Peruvian pepper tree	15
2729	*Schinus molle*	Peruvian pepper tree	13
2730	*Platanus x hispanica*	London plane tree	15 @ 4.5' (est.)
2731	*Fraxinus uhdei*	shamel ash	18
2732	*Morus alba*	white mulberry	11 @ 4.0'
2733	*Schinus molle*	Peruvian pepper tree	25
2734	*Schinus molle*	Peruvian pepper tree	25
2735	*Morus alba*	white mulberry	9 @ 4.0'
2736	*Schinus molle*	Peruvian pepper tree	23 @ 3.3'
2737	*Jacaranda mimosifolia*	jacaranda	4, 4, 3
2738	*Platanus racemosa*	California sycamore	3
2739	*Platanus racemosa*	California sycamore	3
2740	*Platanus racemosa*	California sycamore	3
2741	*Platanus racemosa*	California sycamore	3
2742	*Platanus racemosa*	California sycamore	3
2743	*Platanus racemosa*	California sycamore	3
2744	*Platanus racemosa*	California sycamore	3
2745	*Platanus racemosa*	California sycamore	3
2746	*Platanus racemosa*	California sycamore	3
2747	*Platanus racemosa*	California sycamore	3
2748	*Platanus racemosa*	California sycamore	4
2749	*Platanus racemosa*	California sycamore	5
2750	*Platanus racemosa*	California sycamore	3 (est.)
2751	*Platanus racemosa*	California sycamore	4 (est.)
2752	*Platanus racemosa*	California sycamore	4 (est.)
2753	*Arbutus unedo*	strawberry tree	8
2754	*Platanus racemosa*	California sycamore	6
2755	*Platanus racemosa*	California sycamore	6
2756	*Platanus racemosa*	California sycamore	4
2757	*Platanus racemosa*	California sycamore	5
2758	*Platanus racemosa*	California sycamore	5
2759	*Platanus racemosa*	California sycamore	6
2760	*Platanus racemosa*	California sycamore	3
2761	*Platanus racemosa*	California sycamore	3
2762	*Platanus racemosa*	California sycamore	5
2763	*Platanus racemosa*	California sycamore	3
2764	*Platanus racemosa*	California sycamore	4
2765	*Fraxinus uhdei*	shamel ash	23
2766	*Platanus racemosa*	California sycamore	19
2767	*Quercus agrifolia*	coast live oak	12
2768	*Quercus agrifolia*	coast live oak	11
2769	*Eucalyptus cladocalyx*	sugar gum	24
2770	*Eucalyptus cladocalyx*	sugar gum	23
2771	*Eucalyptus cladocalyx*	sugar gum	19
2772	*Quercus agrifolia*	coast live oak	20
2965	*Sambucus mexicana*	Mexican elderberry	2, 1, 1, 1, 0.5
2966	*Sambucus mexicana*	Mexican elderberry	5 @ 2.0', 3, 2, 1

TREE LOCATION MAP
PREPARED BY:
KAY J. GREELEY, RLA, BCMA
5328 ALHAMA DRIVE
WOODLAND HILLS, CALIFORNIA 91364
(805) 577-8432

LEGEND
CALIFORNIA SYCAMORE (PLATANUS RACEMOSA) - 2
COAST LIVE OAK (QUERCUS AGRIFOLIA) - 4
MEXICAN ELDERBERRY (SAMBUCUS MEXICANA) - 2
ORNAMENTAL SPECIES (NON-PROTECTED TREE) - 70
TREE TO BE REMOVED (NON-PROTECTED TREE) - 19

LOT SIZE: 237,805 SQUARE FEET
TOTAL FLOOR AREA: 65,186 SQUARE FEET

MAXIMUM DIRECT DISTURBANCE FOOTPRINT - 63,365 sf

PROJECT

THE MIRMAN SCHOOL FOR GIFTED CHILDREN

CAMPUS RE-DEVELOPMENT

SITE ADDRESS:
16100 MULHOLLAND DRIVE
LOS ANGELES, CA 90049

OWNER ADDRESS:
16100 MULHOLLAND DRIVE
LOS ANGELES, CA 90049

ARCHITECT

JOHNSON FAVARO
Architecture and Urban Design
5898 Blackwelder Street, Ground Floor
Culver City, CA 90232
(Tel) 310-559-5720 (Fax)
310-559-8220

CONSULTANTS

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ARCHITECT'S / ENGINEER'S STAMP

CITY APPROVALS

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No.	Issue	Date

ISSUE / REVISIONS

TITLE:

MAXIMUM DIRECT DISTURBANCE FOOTPRINT MAP

SCALE: DATE:

DRAWN BY: CHECKED BY:

PROJECT #:

SHEET:

XXX

BIM