STAFF REPORT

SAUSALITO TREES AND VIEWS COMMITTEE

Project

Langsom Tree / 77 Bulkley Avenue

Tree Alteration Permit

TRP 11-065

Meeting Date

April 7, 2011

Staff

Alison Thornberry, Assistant Planner



This staff report supplements the staff report dated March 3, 2011.

REQUEST

Approval of a **Tree Alteration Permit** to allow the alteration of one Big Leaf Maple located on the front of the property at 77 Bulkley Avenue.

BACKGROUND

At the March 3, 2011 Trees and Views Committee meeting the Committee members voted to approve Component 1, the Emergency Alteration Permit, to remove the decayed limb hanging over Bulkley Avenue. Also at the meeting, Components 2 and 3 were continued to the next meeting in order to give the Committee Members more time to view the tree at the site. The members showed concern regarding the weight reduction of two branches and the height reduction of the canopy, and wanted a chance to view the tree knowing the new information that was discussed at the meeting. The Committee members also requested that Staff look into the site location of the tree; to be sure the tree was located on the 77 Bulkley Avenue property, and not in the City's public right-of-way.

Following the meeting Staff worked to arrange a site visit to view the tree at 77 Bulkley Avenue. It was eventually determined that each Committee member would individually view the tree and no Special Meeting was held for the site visit.

Staff has also reviewed the location of the tree in relationship to the property lines and the public right-of-way. After reviewing site plans and maps, it has been determined that the tree is, in fact, on the property at 77 Bulkley and not located in the public right-of-way.

RECOMMENDATION

Staff recommends the Trees and Views Committee approve the attached resolution which makes the required determinations for approval of a Tree Alteration Permit to alter the Big Leaf Maple (*Acer macrophyllum*), by reducing the end weight on two branches to reduce future branch failure and reducing the height of the canopy to restore views for the property at 77 Bulkley Avenue (TRP 11-065).

Alternatively, the Trees and Views Committee may:

- Approve the Tree Removal Permit with modifications;
- Continue consideration of the item for additional information; or
- Deny the Tree Removal Permit and identify one or more of the Findings for Denial listed in Section 11.12.030.B.3 (see **Exhibit C** of the Staff Report dated March 3, 2011).

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