



Tree Inventory Data and Valuation
Southeast corner of Stroh Road and Parker Road
Parker, CO – 10/15/17

Bob Howey, an ISA Certified Arborist and ASCA Consulting Arborist, working for/as Tree Analysis Group, LLC (TAG) is providing this tree assessment and valuation for the 37 trees as indicated on the provided site plant and based on the inspection on 10/1/17. Some of these trees are intended to remain with the planned new development and some are to be removed from the development site located at the Southeast corner of Stroh Road and Parker Road, Parker, CO.

Tree # / Species / Condition/ Size–dsh”/ TFM Valuation\$/ Notes:

1	Silver Maple	G	38		Prune
2	Cottonwood	G	73	\$11,900	
3	Cottonwood	G	67	\$9,100	
4	Cottonwood	F	72	\$11,200	
5	Cottonwood	G	44	\$4,840	
6	Cottonwood	G	74	\$12,000	Low trunk fork
7	Cottonwood	F	61	\$6,700	
8	Cottonwood	VG	118	\$37,400	
9	Cottonwood	G	68	\$9,200	
10	Cottonwood	F	64	\$7,400	
11	Cottonwood	G	68	\$9,200	
12	Cottonwood	G	62	\$6,900	
13	Cottonwood	F	51	\$5,100	Low trunk fork
14	Cottonwood	G	64	\$7,800	
15	Cottonwood	G	54	\$5,400	
16	Cottonwood	G	98	\$26,400	
17	Cottonwood	G	106	\$32,800	
18	Cottonwood	G	112	\$35,400	
19	Cottonwood	G	49	\$5,200	
20	Cottonwood	G	108	\$33,000	
21	Cottonwood	G	84	\$10,800	
22	Cottonwood	G	72	\$11,600	Low trunk fork
23	Cottonwood	G	70	\$11,300	
24	American Elm	F/G	25	\$1,650	Prune
24A	American Elm	G	22	\$1,350	Prune
25	Ponderosa Pine	VG	24	\$2,740	
26	Austrian Pine	G	16	\$1,280	Prune
27	Blue Spruce	P/F	17	\$500	Weak/Thin
28	Mugho Pine	P/F	17/27	\$200	Mis-shapen
29	Blue Spruce	VG	25	\$2,900	
30	Ponderosa Pine	VG	19	\$1,900	



31	Ponderosa Pine	VG	29	\$3,300	
32	Norway Maple	VG	52	\$2,610	
33	Crabapple	VG	74	\$2,880	Prune
34	Gray Juniper	G/VG	23	\$940	
35	Gray Juniper	F	14	\$520	Storm Damage
36	Gray Juniper	F	10	\$330	Storm Damage

Inventory and Appraisal Key – Definitions/Explanations

Tree Numbering (#’s):

See Site Map – best or the location description is: starting with the SW Silver Maple in the field as #, then starting at the far Southwest corner of the property, Cottonwood #2, on the South perimeter nearest Parker Road, running along the South side to the East to the Southeast corner, then North along the East perimeter, then when the cottonwood line ends at tree #23, then NW past the outbuildings #24-26 and then North to the home. At the home, the numbering starts at the East/Southeast corner of the house, #27, then going clockwise around to the front of the house to end at Tree #36.

Species:

Tree Species: The common name is listed above, the scientific tree names are listed here.

- Ponderosa Pine – Pinus ponderosa
- Austrian Pine- Pinus nigra
- Mugho Pine- Pinus mugho
- Blue Spruce – Picea pungens
- Juniper – Juniperus sp., gray, but variety unknown
- Cottonwood – Populus sargentii
- American Elm – Ulmus Americana
- Silver Maple - Acer saccharium
- Norway Maple – Acer platanoides
- Crabapple – Malus sp.

Condition:

A simple evaluation rating of: Poor (P)/Fair (F)/Good (G)/Very Good (VG) was made for each tree, based on current, observable conditions on our 10/1/17 site inspection.

Size:

(DSH) – Diameter (or caliper) measured inches at standard height, 4.5 feet above the soil grade.



Valuation:

We used the widely accepted Trunk Formula Method (TFM) to calculate these tree valuations based on the Guide for Plant Appraisal, 9th Edition and ISA Rocky Mountain, Species Rating and Appraisal Factors Guide. For the Juniper valuation, we applied the Species Rating values and pricing for White Fir, *Abies concolor* – since these are both native Colorado trees that have somewhat similar growing requirements. Tree valuations were based on both Balled and Burlapped (B&B) – special order or spaded pricing.

Notes:

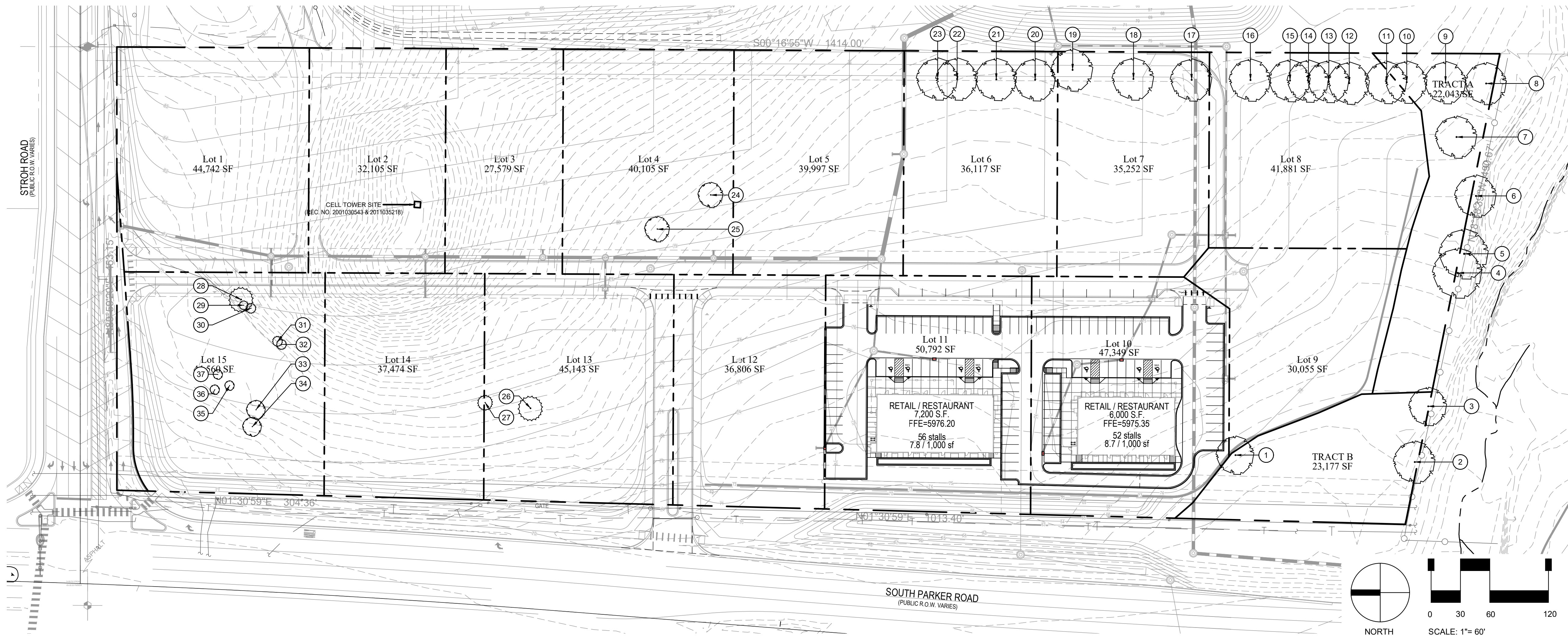
Specific tree comments or notes, if any, are as listed.

Please contact us if you have any questions regarding the above Tree Inventory and/or Tree Valuation.

Report provided by:

Bob Howey – Tree Analysis Group, LLC
- ISA Certified Arborist RM-7030A / ASCA Consulting Arborist
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**** This concludes our Tree Inventory and Valuation Report for the site at SE Stroh Ranch Road and Parker Road in Parker, CO. ****



TREE INVENTORY DATA AND VALUATION

TREE #	SPECIES	CONDITION	SIZE-DSH*	MITIGATION	COMMENTS
1	Silver Maple/Acer platanoides	Good	38	Preserve	Prune
2	Cottonwood/Populus sargentii	Good	73	Preserve	
3	Cottonwood/Populus sargentii	Good	67	Preserve	
4	Cottonwood/Populus sargentii	Fair	72	Preserve	
5	Cottonwood/Populus sargentii	Good	44	Preserve	
6	Cottonwood/Populus sargentii	Good	74	Preserve	Low trunk fork
7	Cottonwood/Populus sargentii	Fair	61	Preserve	
8	Cottonwood/Populus sargentii	Very Good	118	Preserve	
9	Cottonwood/Populus sargentii	Good	68	Preserve	
10	Cottonwood/Populus sargentii	Fair	64	Preserve	
11	Cottonwood/Populus sargentii	Good	68	Preserve	
12	Cottonwood/Populus sargentii	Good	62	Preserve	
13	Cottonwood/Populus sargentii	Fair	51	Preserve	Low trunk fork
14	Cottonwood/Populus sargentii	Good	64	Preserve	
15	Cottonwood/Populus sargentii	Good	54	Preserve	
16	Cottonwood/Populus sargentii	Good	98	Preserve	
17	Cottonwood/Populus sargentii	Good	106	Remove	
18	Cottonwood/Populus sargentii	Good	112	Remove	
19	Cottonwood/Populus sargentii	Good	49	Remove	
20	Cottonwood/Populus sargentii	Good	108	Remove	
21	Cottonwood/Populus sargentii	Good	84	Remove	
22	Cottonwood/Populus sargentii	Good	72	Remove	Low trunk fork
23	Cottonwood/Populus sargentii	Good	70	Remove	
24	American Elm/Ulmus Americana	Fair/Good	25	Remove	Prune
25	American Elm/Ulmus Americana	Good	22	Remove	Prune
26	Ponderosa Pine/Pinus ponderosa	Very Good	24	Remove	
27	Austrian Pine/Pinus nigra	Good	16	Remove	Prune
28	Blue Spruce/Picea pungens	Poor/Fair	17	Remove	Weak/thin
29	Mugho Pine/Pinus mugho	Poor/Fair	17 / 27	Remove	Mis-shapen
30	Blue Spruce/Picea pungens	Very Good	25	Remove	
31	Ponderosa Pine/Pinus ponderosa	Very Good	19	Remove	
32	Ponderosa Pine/Pinus ponderosa	Very Good	29	Remove	
33	Norway Maple/Acer platanoides	Very Good	52	Remove	
34	Crabapple/Acer platanoides	Very Good	74	Remove	Prune
35	Gray Juniper/Juniperus sp., variety unknown	Good/Very Good	23	Remove	
36	Gray Juniper/Juniperus sp., variety unknown	Fair	14	Remove	Storm damage
37	Gray Juniper/Juniperus sp., variety unknown	Fair	10	Remove	Storm damage

* (DSH) - DIAMETER (OR CALIPER) MEASURED INCHES AT STANDARD HEIGHT, 4.5 FEET ABOVE THE SOIL GRADE.

TREE INVENTORY NOTES

- VALUATION: WE USED THE WIDELY ACCEPTED FORMULA METHOD (TFM) TO CALCULATE THESE TREE VALUATIONS BASED ON THE GUIDE FOR PLANT APPRAISAL, 9TH EDITION AND ISA ROCKY MOUNTAIN, SPECIES RATING AND APPRAISAL FACTORS GUIDE.
- FOR THE JUNIPER VALUATION, WE APPLIED THE SPECIES RATING VALUES AND PRICING FOR WHITE FIR, ABIES CONCOLOR - SINCE THESE ARE BOTH NATIVE COLORADO TREES THAT HAVE SOMEWHAT SIMILAR GROWING REQUIREMENTS. TREE VALUATIONS WERE BASED ON BOTH BALLED AND BURLAPED (B&B) - SPECIAL ORDER OR SPADED PRICING.
- A SEPARATE FORM CONVEYING TFM VALUES AND COST HAS BEEN SUBMITTED TO THE TOWN.

LEGEND

- EX. EVERGREEN TREE
- EX. DECIDUOUS TREE

TREE PRESERVATION NOTES

- THIS TREE PRESERVATION PLAN WAS DONE IN ACCORDANCE WITH THE TOWN OF PARKER MUNICIPAL CODE. BOB HOWEY, ISA CERTIFIED ARBORIST AND ASCA CONSULTING ARBORIST, WORKING FOR/AS TREE ANALYSIS GROUP, LLC (TAG) IS PROVIDING THIS TREE ASSESSMENT AND VALUATION FOR THE 37 TREES AS INDICATED ON THE PROVIDED SITE PLAN AND BASED ON THE INSPECTION ON 10/11/2017. SOME OF THESE TREES ARE INTENDED TO REMAIN WITH THE PLANNED NEW DEVELOPMENT AND SOME ARE TO BE REMOVED FROM THE DEVELOPMENT SITE LOCATED AT THE SOUTHEAST CORNER OF STROH ROAD AND PARKER ROAD, PARKER, CO.
- ENFORCEMENT OF THE TREE PRESERVATION SHALL BE IN ACCORDANCE WITH THE TOWN'S MUNICIPAL CODE.
- THE REMOVAL OR DESTRUCTION OF EACH TREE AND SHRUB IN VIOLATION OF THE PROVISIONS OF THIS SECTION FOR EACH DAY THE VIOLATION HAS OCCURRED IN VIOLATION OF AN APPROVED TREE CONSERVATION PLAN BY THE TOWN SHALL BE CONSIDERED A SEPARATE OFFENCE.
- IN ADDITION TO THE REMEDIES DESCRIBED IN THIS SECTION, THE TOWN MAY REFUSE TO ISSUE ANY BUILDING PERMITS OR CERTIFICATES OF OCCUPANCY UNTIL THE VIOLATION IS CURED.
- TREES AND SHRUBS DESIGNATED AS "PRESERVE" ON THE CONSERVATION PLAN SHALL BE PROTECTED FROM DAMAGE CAUSED BY CONSTRUCTION-RELATED ACTIVITIES IN ACCORDANCE WITH SPECIFICATIONS SET FORTH BY THE ISA OR THE TCIA.
- SEE LANDSCAPE PLAN FOR LOCATION, SIZE, AND SPECIES OF PROPOSED PLANTING MATERIAL.

Perception Design Group, Inc.
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 303-232-8088

PREPARED UNDER THE DIRECT SUPERVISION OF JERRY W. DAVIDSON, P.E. COLORADO REG # 30226 FOR AND ON BEHALF OF PERCEPTION DESIGN GROUP, INC.

NO.	DATE	DESCRIPTION
1	10/20/17	INITIAL SUBMITTAL
2	02/28/18	2ND SUBMITTAL

TREE PRESERVATION PLAN

PARKER POINTE
 LOTS 1 THRU 14 AND TRACT A, PARKER POINTE FILING NO. 1
 SOUTHEAST CORNER PARKER ROAD AND STROH ROAD
 PARKER, COLORADO

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design by: JLW
 approved by: JLW
 project no.: 2015-015
 date: 10/20/17

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