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**CASE # DRCA-25-06-143**

Commission District # 1

**1. REQUEST**

*This case was continued from the March 10, 2026 BCC Public Hearing at the request of the appellant.* This public hearing is to consider an appeal of the Development Review Committee's (DRC) decision of December 3, 2025, to uphold the Zoning Manager's decision regarding the Tree Removal Permit (TRP) TRP-25-04-068 and the Notice of Violation (NOV) issued under FIR-25-05-0295.

**2. PROJECT ANALYSIS**

- A. Location: North & East of Winter Garden Vineland Road / West of Lake Tibet
- B. Parcel ID: 29-23-28-4074-18-000, 20-23-28-4076-18-000, 20-23-28-4076-18-002, 29-23-28-4083-18-000, 29-23-28-4075-18-004, 31-23-28-4079-18-003
- C. Total Acres: 807 total gross acres

**3. OVERVIEW**

Development Review Committee (DRC) Appeal Case # DRCA-25-06-143, generally located north and east of Winter Garden Vineland Road and west of Lake Tibet, in District 1, is an appeal to the Board of County Commissioners (BCC).

The Keenes Pointe Master Preliminary Subdivision Plan (PSP) was originally approved in 1997 for 916 residential lots, and as subsequently constructed. The Keene's Pointe Community Association submitted a Tree Removal Permit (TRP-25-04-068) on April 17, 2025 requesting removal of 130 trees located in private rights-of-way throughout the gated community on Blakeford Drive, Brentford Court, Buckhead Court, Caymus Loop, Dole Circle, Eagles Loop Circle, Gunston Hall Court, Keenes Pointe Drive, Preserve View Drive, Skiles Court, Stone Mason Court, Valhalla Way, and Whitford Court. Per the application, the reason for the removal is "road repair and repaving of multiple streets in gated community of Keene's Pointe." All trees requested for removal were Live Oaks (*Quercus virginiana*) with diameters ranging from 12 to 28 inches.

Per Sec. 15-301(a), the zoning manager may issue a permit for tree removal as requested on the application if two or more of the following conditions exist, as applicable:

- (1)The tree constitutes an unreasonable impediment to development of a permitted use of the property by virtue of its location in a buildable area where structures or improvements are to be placed and no suitable alternatives exist; or
- (2)For developed property, the tree is diseased, injured, in danger of falling, too close to an existing or proposed structure so as to endanger the structure with a high tree risk rating according to the tree risk management methodology, interferes with utility services, creates unsafe vision clearances, or conflicts with other ordinances or regulations; or
- (3)The tree has been destroyed or has died; or
- (4)The county requires the tree to be removed;
- (5)The regulated tree proposed to be removed is too close in proximity to another regulated, specimen, or heritage tree to permit normal growth and development of the affected tree; or
- (6)The tree is not a specimen or heritage tree; or (7)The tree cannot be relocated on or off the site.

Zoning staff, including three ISA-certified arborists, conducted a Level 1 Limited Visual Assessment on April 30, 2025, photographing each tree and evaluating them under the ISA TRAQ framework and County Code Sec. 15-301(a). Staff determined that none of the trees met at least two required criteria for removal, as the properties are already developed, suitable alternatives exist to address conflicts without removal, no trees were dead or required to be removed by the County, and no evidence was provided demonstrating high tree risk, utility interference, unsafe sight lines, or spacing issues. Additionally, inconsistencies were found between submitted and field-measured diameter at breast height (DBH) values, indicating that some specimen trees may not have been properly identified. Further a relocation plan was not provided. As a result, the Tree Removal Permit was denied on May 13, 2025.

During the site visit on April 30, 2025, it was discovered that two trees had already been removed without a permit. These two trees were two Live Oaks measuring 16- and 17-inches DBH (Trees #193 and 335). A Field Investigation Report (FIR) was created under FIR-25-05-0295 to document the unpermitted removals and a Notice of Violation (NOV) was sent to the property owner, Keene's Pointe Community Association, Inc. Per Sec. 15-284, the penalty for tree removal shall be one hundred and six (\$106.00) per DBH inch. Since two Live Oaks measuring 16- and 17-inches DBH were removed, the penalty amount is \$3,498. The applicant is attesting that the removals occurred without their knowledge. However, the property owner of the parcel where the trees were removed is ultimately responsible for any violations on the property.

The applicant appealed the denial of the tree removal permit and the violation to the DRC. The appeal was heard at the July 9, 2025 DRC meeting and no action was taken. After lengthy discussion regarding alternative hardscape repairs around existing trees to address the applicants' concerns, it was determined that the applicant team should coordinate with County staff to provide a utility survey, plans for the proposed road and infrastructure improvements, and a more detailed tree risk assessment report for each requested tree. Additionally, the applicant was asked to provide documentation regarding the health of the trees that were removed in relation to the violation that was issued for the removal of trees without a permit under FIR-25-05-0295.

The request was heard again at the December 3, 2025 DRC meeting at the request of the applicant. In regard to the Notice of Violation (NOV), staff noted that they had received an after-the-fact tree risk assessment report from an arborist dated August 8, 2025 for one of the trees associated with the NOV. In the report, the arborist references the poor health of the tree and relies on a state statute related to single-family residential lots as justification for the removal of the tree. However, this tree is located in a private right-of-way and not on a single-family residential lot as required by the statute. This tree should not have been removed without a permit with the intention of utilizing this statute since it is not applicable. The DRC voted to uphold the decision regarding the Notice of Violation issued under FIR-25-05-0295.

In regards to the tree removal permit, staff confirmed that no additional plans, utility surveys, or reports, such as a detailed tree risk assessment, had been provided for review as requested by the DRC during the previous hearing. The DRC voted to uphold the denial of Tree Removal Permit (TRP-25-04-068).

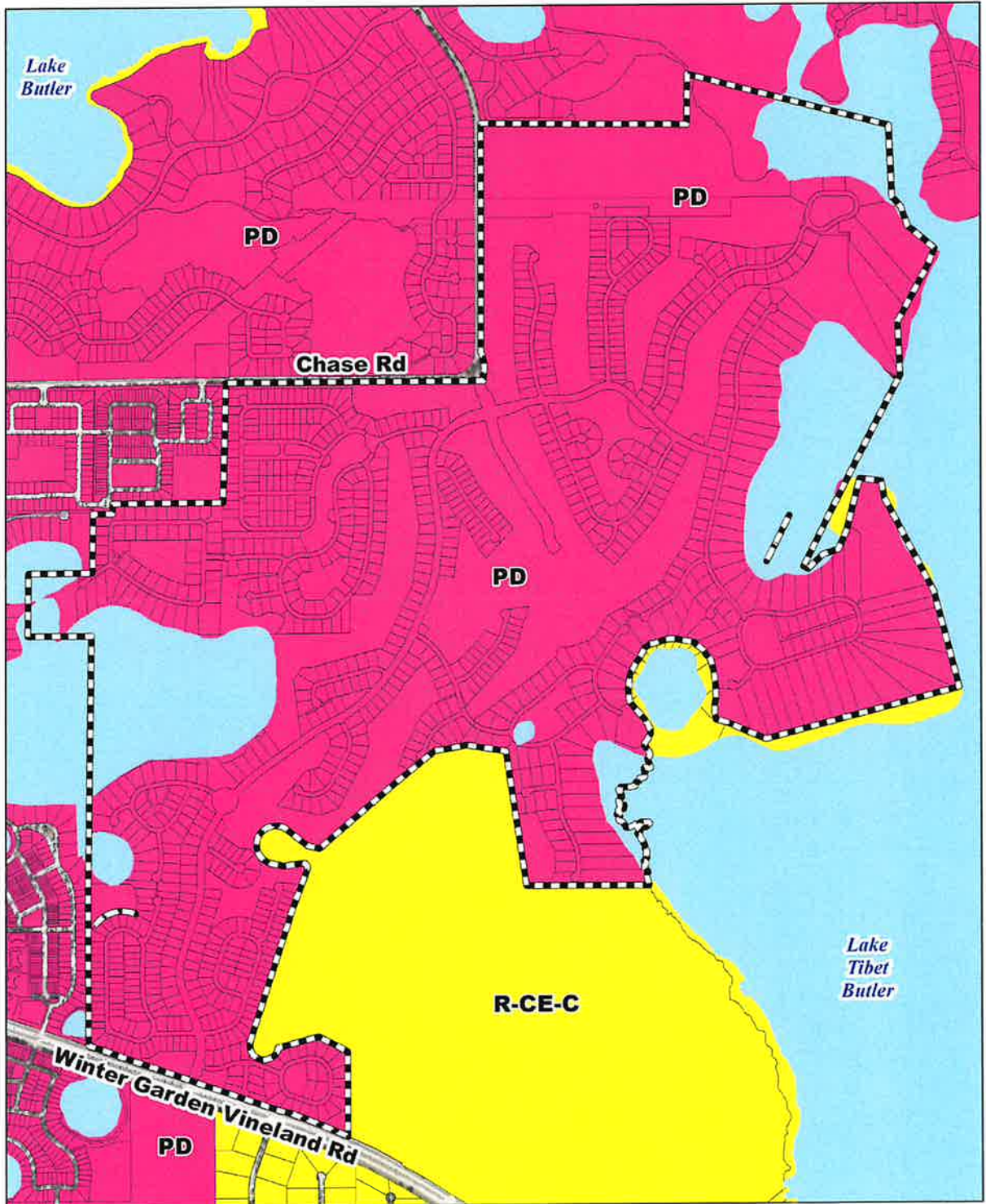
In their appeal to the BCC, the applicant asserts that they should not be held responsible for the unauthorized removal of Tree #193, which they claim occurred without their knowledge or approval, and that Tree #335 was removed based on an arborist's assessment dated August 8, 2025 indicating the tree was in poor health. Pursuant to Section 15-278(a) of the County Code, it is unlawful for any person to destroy, permanently injure, or remove any regulated tree without first obtaining a tree removal permit or otherwise establishing that the tree qualifies for an exception or exemption under the ordinance. The report provided by the applicant is dated August 8, 2025, which postdates the removal of the subject trees. As such, the documentation cannot serve as prior authorization or justification for removal as required by the ordinance and the report is based on a state statute that is not relevant.

The Association also asserts that there are no viable alternatives other than removal of all the trees requested for removal. As discussed during the July 9, 2025, and December 3, 2025, DRC meetings, a broad conclusion that all alternatives to tree removal are infeasible is premature without supporting plans, details, or comparative analysis. Best Management Practices for sidewalk and roadway repair vary based on species, age, health, root structure, and site conditions. The International Society of Arboriculture's (ISA) Best Management Practices recognize that tree root conflicts with sidewalks, pavement, and utilities do not automatically warrant tree removal and instead identify multiple root management and hardscape repair options, including root pruning or shaving, root bridging, flexible or permeable paving systems, sidewalk ramping, structural soils, and alternative design solutions. These practices emphasize evaluating site-specific conditions to determine whether mitigation measures can address safety and infrastructure concerns while preserving trees, rather than defaulting to complete removal.

**4. REQUESTED ACTION:**

Uphold the DRC action of December 3, 2025, to uphold the Zoning Manager's decision regarding the Tree Removal Permit (TRP) TRP-25-04-068 and the Notice of Violation (NOV) issued under FIR-25-05-0295.

### Zoning Map



 Subject Property



0 750 1,500  
Feet

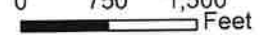
**Aerial**



 Subject Property



0 750 1,500 Feet



**APPROVED MEETING MINUTES  
DECEMBER 3, 2025**

**11. DRCA-25-06-143- DISTRICT 1  
9757 Carillon Park Drive**

Public comment was provided by Julee Harris, a homeowner in the Keene's Point subdivision who was opposed to the Tree Removal Permit TRP-25-04-068 request and stated that she would like the trees to remain.

Present for discussion were Michael Stewart and Jeff Anderson. Brooke Tolbert presented the TRG Summary Report to the DRC. Also present for discussion was Stefano Alvernia with the Zoning Division.

This item was previously heard at the July 9, 2025 DRC meeting. This request is an appeal of the Zoning Manager's decision regarding the denial of Tree Removal Permit (TRP) TRP-25-04-068 and an appeal of the Notice of Violation (NOV) issued under FIR-25-05-0295 for a violation of Section 15-301.

In regard to the Notice of Violation, staff noted that they had received an after-the-fact tree risk assessment report from an arborist for one of the trees associated with the NOV. In the report, the arborist references a state statute as justification for the removal of the tree. However, this tree is located in a private right-of-way – not on a single-family residential lot as required by the statute and this tree should not have been removed without a permit with the intention of utilizing this statute. Therefore, the violation is still outstanding. Staff noted that an error was identified in the previous calculation of fees associated with the violation and that the report was updated to reflect the new fine penalty amount of \$3,498.00.

***MOTION by Alberto Vargas, seconded by Lindy Wolfe, to UPHOLD the Zoning Manager's decision regarding the Notice of Violation (NOV) issued under FIR-25-05-0295.***

***MOTION CARRIED, (4 to 1, with Public Works voting in the negative).***

In regard to the tree removal permit, staff confirmed that the applicant team had not coordinated with County staff to provide detailed construction plans for the proposed road and infrastructure improvements showing how trees requested for removal would be impacted by construction. Staff advised the applicants that alternative street and sidewalk repairs are available to mitigate the need to remove existing trees. In addition, the applicant team did not provide a utility survey or report to support their reasoning that existing trees were damaging existing utilities. Lastly, individual tree risk assessment reports for each tree requested for removal were not provided as requested by County staff during the previous hearing on July 9, 2025 DRC meeting.

***MOTION by Nicolas Thalmueller (stepped out of Chair), seconded by Dale Mudrak, to UPHOLD the Zoning Manager's decision and DENY the request for the Tree Removal Permit (TRP) TRP-25-04-068.***

***MOTION CARRIED.***

**APPROVED MEETING MINUTES  
JULY 9, 2025**

**5. DRCA-25-06-143- DISTRICT 1  
9757 CARILLON PARK DRIVE**

Present for discussion were Michael Stewart and Stephen Clapp. Brooke Tolbert presented the TRG Summary Report to the DRC. Also present for discussion was Stefano Alvernia with the Zoning Division.

This request is an appeal of the Zoning Manager's decision regarding the denial of Tree Removal Permit (TRP) TRP-25-04-068 and the Notice of Violation (NOV) issued under FIR-25-05-0295 for a violation of Section 15-301.

After lengthy discussion regarding alternative hardscape repairs around existing trees to address the applicants' concerns, it was determined that the applicant team should coordinate with County staff to provide a utility survey, plans for the proposed road and infrastructure improvements, and a more detailed tree risk assessment report for each requested tree. The report will be reviewed against Sec. 15-301(a) to identify if any of the requested trees have two of the seven required conditions for County staff to issue a tree removal permit. Additionally, the applicant is going to provide documentation regarding the health of the trees that were removed in relation to the violation that was issued for the removal of trees without a permit under FIR-25-05-0295.

***No action taken.***



January 2, 2025

Board of County Commissioners  
c/o Nicolas Thalmueller,  
DRC Chairman

Subject: Appeal of DRC Decision Regarding Tree Removal Permit Denial – TRP-25-04-068/Disputed Violation and Resident Safety Concerns

Dear Mr. Thalmueller,

On behalf of the Keene's Pointe Community Association, we submit this formal appeal to the Board of County Commissioners regarding the DRC's denial of our tree removal permit application and appeal referenced above and the Notice of Violation (NOV) issued concerning the alleged unauthorized removal of two trees.

As previously stated in our appeal to DRC, the Association did not authorize or direct the removal of Tree #193 before it was removed. The removal of this tree occurred without the knowledge, consent, or approval of the Keene's Pointe Community Association nor any of its designated agents or contractors. The Association will not accept liability for actions taken without our approval and expressly reserves all rights to contest any penalties or mitigation requirements imposed as a result. Tree #335 was removed by the Homeowner as our Arborist at the time (Earth Advisors) advised it was at 40% health as submitted in the arborist report dated August 8, 2025 regardless of the statute referenced (see attached report from Earth Advisors, Inc.).

Additionally, the decision to deny the removal of all 130 trees is deeply concerning. According to Section 15-301(a) of the Orange County Code, tree removal is permitted when at least two qualifying conditions are met. Given the number of trees and the known concerns related to health, proximity to structures, and impacts to community infrastructure, it is implausible that none meet the criteria.

On July 9, 2025, the Association appealed to the DRC. No action was taken at that meeting. In fact, pictures were presented by the County depicting the very infrastructure damage and safety hazards the Association is trying to resolve by removing the trees (see

pictures attached). In the meeting (although not listed in the minutes), the County was asked to have a discussion with Keene's Pointe Association, but they did not respond to our invitations and requests to talk.

On December 3, 2025, a second hearing was held with the DRC. Our appeal was denied on the basis that the Association did not provide additional reports and plans. This would have required the Association spend additional resident dollars to produce construction plans that are interdependent on the trees being removed first to complete (per the engineer) and a tree risk report, when the information was provided in the arborist report, included in the permit, which listed infrastructure damage or tree health decline for each one of the 130 trees.

Critically, many of the trees listed for removal present substantial safety risks to Keene's Pointe residents and property. These risks include:

- Structural instability due to disease, damage, or decline.
- Interference with sidewalks, driveways, and underground utilities, as well as the buckling of the roads and sidewalks causing an immense safety hazard to pedestrians and vehicles, particularly as we are trying to repave these roads.
- Proximity to homes, creating a direct threat during high-wind or storm events.

The County brought up alternatives to hardscape repairs in order to avoid removal of the trees. However, consulted arborists and engineers have confirmed these options are not viable for Keene's Pointe, a community that is over 25 years old, with overcrowded Oak trees in small right of ways (see attached email from Kimley-Horn).

To date, the Association has already spent millions of dollars in repairs to ensure safe sidewalks and roads for residents. Our fiduciary responsibility as an association is to protect the community's assets.

Should the County's refusal to grant the permit result in injury, damage, or increased liability to the Association, we reserve the right to take all appropriate legal action, including but not limited to seeking injunctive relief or indemnification.

Sincerely,

Mike Stewart, Board President

On Behalf of the Keene's Pointe Community Association

[Keenespointehoa@gmail.com](mailto:Keenespointehoa@gmail.com), 407-909-9099

Cc: Dan O' Keefe, Esq.

**DRAFT MEETING MINUTES  
JULY 9, 2025**

A change determination was requested to the previously approved Nona West Infrastructure Preliminary Subdivision Plan to modify driveway connections to Commercial Parcel C-2, and revise tree removal inches & mitigation calculations.

Zoning staff commented that the landscape sheets needed to be updated to match the revised plans. The applicant agreed to provide updated landscape plan sheets through a revised plan.

***MOTION by Brandy Driggers, seconded by Lindy Wolfe, to make a finding that the amendment labeled "CDR-25-05-102" is a non-substantial change to the Nona West Infrastructure Preliminary Subdivision Plan, continues to comply with the Ward Property Planned Development and relevant portions of the Code and, therefore, APPROVE, subject to a plan swap.***

***MOTION CARRIED.***

**5. DRCA-25-06-143- DISTRICT 1  
9757 CARILLON PARK DRIVE**

Present for discussion were Michael Stewart and Stephen Clapp. Brooke Tolbert presented the TRG Summary Report to the DRC. Also present for discussion was Stefano Alvernia with the Zoning Division.

This request is an appeal of the Zoning Manager's decision regarding the denial of Tree Removal Permit (TRP) TRP-25-04-068 and the Notice of Violation (NOV) issued under FIR-25-05-0295 for a violation of Section 15-301.

After lengthy discussion regarding alternative hardscape repairs around existing trees to address the applicants' concerns, it was determined that the applicant team should coordinate with County staff to provide a utility survey, plans for the proposed road and infrastructure improvements, and a more detailed tree risk assessment report for each requested tree. The report will be reviewed against Sec. 15-301(a) to identify if any of the requested trees have two of the seven required conditions for County staff to issue a tree removal permit. Additionally, the applicant is going to provide documentation regarding the health of the trees that were removed in relation to the violation that was issued for the removal of trees without a permit under FIR-25-05-0295.

***No action taken.***

**APPROVED MEETING MINUTES  
DECEMBER 3, 2025**

17. Pole signs and billboards shall be prohibited. All other signage shall comply with Chapter 31.5 of the Orange County Code, as may be amended.
18. Short term/transient rental is prohibited. Length of stay shall be for 180 consecutive days or greater.
19. Unless otherwise specified to the County's satisfaction in the PSP, a Development Plan, in conformance with the requirements of Section 34-131(b) (20), including the appropriate group type, is required for the park / recreation tract(s) within this Preliminary Subdivision Plan (PSP), or phase thereof, as appropriate. Regardless of whether the park / recreation tract is included in the PSP or approved via a separate Development Plan, the park / recreation area tract(s) shall be constructed in conjunction with the subdivision infrastructure and completed prior to issuance of the Certificate of Completion (C of C) for the infrastructure for the phase in which the park / recreation tract(s) is located.
20. "No Parking" signage shall be installed within the development, per the approved plan, prior to the county issued certificate of completion for the infrastructure.
21. Pursuant to Article XII, Chapter 30, Orange County Code, as may be amended, unless documentation to the County's satisfaction has been provided proving that a property is exempt or vested, each property must apply for and obtain concurrency. Unless required at a different time (by agreement, condition of approval, etc.), residential properties must obtain concurrency prior to approval of the plat; non-residential properties that are required to plat must obtain concurrency for any lot with an assigned use prior to approval of the plat (lots without an assigned use shall be labeled as "future development") and non-residential properties that are not required to plat must obtain concurrency prior to obtaining the first building permit. Concurrency may be obtained earlier than plat or building permit, but it is ultimately the responsibility of the applicant to obtain concurrency, including any proportionate share agreement, as applicable, in a timely fashion. Should an applicant wait to obtain concurrency until later in the development process, the County will not be responsible for any delays caused by the applicant's failure to obtain concurrency in a timely fashion.
22. A waiver from Orange County Code Section 34-152(c) is granted to allow the 20 ft. frontage for SW-1 to be along Emerson Lake Boulevard, in lieu of the required access from an internal subdivision street (Street A).

***MOTION CARRIED.***

11. **DRCA-25-06-143- DISTRICT 1**  
**9757 Carillon Park Drive**

**APPROVED MEETING MINUTES  
DECEMBER 3, 2025**

Public comment was provided by Julee Harris, a homeowner in the Keene's Point subdivision who was opposed to the Tree Removal Permit TRP-25-04-068 request and stated that she would like the trees to remain.

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***MOTION by Alberto Vargas, seconded by Lindy Wolfe, to UPHOLD the Zoning Manager's decision regarding the Notice of Violation (NOV) issued under FIR-25-05-0295.***

***MOTION CARRIED, (4 to 1, with Public Works voting in the negative).***

In regard to the tree removal permit, staff confirmed that the applicant team had not coordinated with County staff to provide detailed construction plans for the proposed road and infrastructure improvements showing how trees requested for removal would be impacted by construction. Staff advised the applicants that alternative street and sidewalk repairs are available to mitigate the need to remove existing trees. In addition, the applicant team did not provide a utility survey or report to support their reasoning that existing trees were damaging existing utilities. Lastly, individual tree risk assessment reports for each tree requested for removal were not provided as requested by County staff during the previous hearing on July 9, 2025 DRC meeting.

***MOTION by Nicolas Thalmueller (stepped out of Chair), seconded by Dale Mudrak, to UPHOLD the Zoning Manager's decision and DENY the request for the Tree Removal Permit (TRP) TRP-25-04-068.***

***MOTION CARRIED.***



# Earth Advisors, Inc.

Providing Urban Forestry, Arboriculture, and Landscape Expertise, Consulting, and Management for over 30 years.  
Phone: 954 987 1885 Email: [eai@earthadvisors.com](mailto:eai@earthadvisors.com) Website: [www.earthadvisors.com](http://www.earthadvisors.com)

## Arborist Report- Single Family Home Property Tree Inspection(s) and Consulting Arborist Recommendations

Report Date: 08/08/25

Inspection Date: 09/08/23

Client: Keene's Pointe CA

Atn: Suzanna McLeod, Operations Manager

Property: 5844 Caymus Circle, Windermere, FL- Swale (Street) Tree  
Property Type/Use: Residential

Agency with Interest: Orange County Florida

**Summary:** A Tree Inspection was done for the listed tree(s) on stated Property (Tree Inspection is for trees, palms, and/or other protected plant species). This Inspection was requested by Client and/or Property Owner for meeting Tree Disposition requirements of Agency with Interest regarding approval for removal of these trees. This Tree Inspection was done following an ISA Level 2 Tree Risk Assessment Method, including visual inspection from ground level only, using Arboriculture Industry Standards and guidance.

**Results and Recommendations:** Tree 335 was inspected as part of Street Tree inspections for this community in 2023. This tree was observed with very poor health condition, 40%, and visible signs of severe decline and structure damages in secondary and primary branches (dead branch sections, lack of live foliage, sloughing bark in sections), and damages along the lower trunk from disease and old wounds. Removal was recommended for this tree, due to expectation for continued health decline and increasing risks from dead branches and leaders that could break off at any time (imminent risks for targets on street and/or sidewalk within canopy width).

**Removal is a reasonable decision to bring risk level below moderate per FS163.045 terms.**

Tree Disposition, data, and recommendations are stated in the Tree Disposition that is part of this Report. This table lists the standard data used for tree disposition decisions for property owners and government agencies. Photographs to provide evidence of observed tree conditions are included in this Report. Not every tree has a high enough risk potential to require removal versus other Arboriculture (tree care) maintenance recommended to reduce risks to persons or property. All trees have risks associated with them on any property, as with any property improvement. Regular inspections and maintenance are recommended to help manage risks and improve conditions for trees.

**For any tree(s) listed with the Tree Disposition of Remove, Florida Statute 163.045 may apply, so a tree removal permit or notice to a local government agency (Agency with Interest) may not be required.** This is not a legal opinion, but is my professional opinion as a Consulting Arborist. This Property Owner decides whether or not to notify the local government agency that regulates tree removal(s), and also who they will contract for any services. Earth Advisors has no responsibility or interest in any actions or inactions as a result of this Report.

We recommend replacing removed trees in appropriate locations of the listed Property to replace canopy and environment lost, even if not required by a government agency as part of this project. Replacement trees may need to be different species and planting locations to better fit the growing space for this property. Let us know any questions and any additional information needed for the Tree Disposition for this project.

We look forward to continuing working with you for a better shared environment.

In Support,

*John A. Harris*

 #4668  
Registered Consulting Arborist

John A. Harris, Landscape Economist; MS, MBA, BS, AAS

Certified Arborist #OH-0274A, Certified Forester, Registered Consulting Arborist, Certified Landscape Inspector, Qualified Tree Risk Assessor, Professional Mangrove Trimmer, Nursery Tree Grader, Tree and Plant Appraisal Qualified

## Tree Disposition Data and Information



### Oak mixed species

#### Tree

Tree Id: 335  
 Survey ID Number-IF NEEDED:  
 Address Number: 5844  
 Address Street Caymus Loop  
 Common Name: Oak mixed species  
 Latin Name: Quercus species  
 Cultivar:  
 Height (Estimated) [ft]: 50  
 DBH: 16  
 Canopy/TPZ RADIUS (ft): 45  
 Trunks/Stems: 1  
 Condition %: 40  
 Condition:

#### Observation Items:

Disease damaging plant, Hatracked (stub cuts severe on most leaders), Included bark in junctures of leaders and branches, Leaning trunk/stem, Trunk damage- Wound/Cut over 4 inches, Damage-Curb (by tree), Damage-Sidewalk (by tree)

Mtc 1 Priority: Risk Removal  
 Tree Prctn Zone (TPZ): 16  
 Critical Root Zone (CRZ): 8

#### Photos



Oak tree in swale, has severe dieback of canopy showing in secondary and primary branches, sloughing bark along trunk, very poor overall health, leaning toward street, Removal recommended.

**Tree 335 has severe health and structure damages visible. This tree was assessed as High Risk, with removal the reasonable action to reduce risk level below moderate per FS163.045 terms. A permit may not be required by Orange County for removal of this tree, but we recommend to review this Report with County staff for their approval.**

DBH Range: 12-18in  
Height Range [ft]:  
EAI Species Code: QUSp  
Upload ID:  
Has Ecobenefits: No  
User - Upload:  
Archived: No

## Map



**This Report ends here.**

For further details, and to discuss any information in this Report, please contact Earth Advisors.

**From:** Zheng, Jim <Jim.Zheng@kimley-horn.com>

**Sent:** Monday, December 1, 2025 1:59 PM

**To:** Suzanna McLeod <smcleod@lelandmanagement.com>; Stone, Kevin <Kevin.Stone@kimley-horn.com>

**Subject:** RE: Keene's Pointe Paving Project/Tree Removal - County Workarounds

**EXTERNAL EMAIL:** Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi Suzanna,

Good to hear from you.

Please see our responses below.

After reviewing the County's suggested alternatives to tree removal—such as root barriers, reinforced sidewalks, base layers, or sidewalk realignment—we've found that these strategies are generally ineffective or even harmful when applied to mature oaks in narrow planter strips like those in Keene's Pointe.

Most mitigation efforts require significant root disturbance, which can severely damage the tree and often leads to long-term decline or dieback. For example, installing root barriers or base layers involves trenching directly through major roots, which arborists warn can remove 20% or more of the root system and destabilize the tree. Adjusting sidewalk alignment is rarely feasible due to space limitations.

In cases where sidewalks, curbs, and roads are already failing due to advanced root intrusion, industry best practices and urban forestry guidance support complete tree removal and replacement as the only viable, sustainable solution.

Happy to provide a more detailed reference or supporting materials if helpful.

**Thanks,**

**Jim Zheng** | Landscape Architecture

**Kimley-Horn**

**Direct:** [407-965-0780](tel:407-965-0780) | **Mobile:** [574-329-6273](tel:574-329-6273)

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## Suzanna McLeod

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**From:** Zheng, Jim <Jim.Zheng@kimley-horn.com>  
**Sent:** Monday, December 1, 2025 4:23 PM  
**To:** Suzanna McLeod; Stone, Kevin  
**Subject:** RE: Keene's Pointe Paving Project/Tree Removal - County Workarounds

**EXTERNAL EMAIL:** Do not click links or open attachments unless you recognize the sender and know the content is safe.  
Hi Suzanna,

Similarly, the alternatives listed—such as installing pavers, pervious concrete, flexible asphalt, rubber pavers, structural soils, engineered root paths, or geogrid systems—are generally not feasible for the existing mature oak trees.

Most of these strategies are effective **only when incorporated during initial construction**, not retroactively. Applying them now would require significant excavation within the trees' critical root zones, which would cut or expose large structural roots. This level of disturbance poses a high risk of decline, destabilization, or dieback for mature oaks.

The geogrid with gravel base they mentioned looks something like this. I remember during our initial kickoff for this project, I had mentioned that if we want to properly do this, geogrids or Silva cells would be the way to go, but it does add A LOT of additional costs.



The ramping option is the only one that I think would work, but again, that's a lot of added cost if we are doing this to every tree with root issues.



**Holiday PTOs:**  
**12/15-01/04**

*Thanks,*

**Jim Zheng** | Landscape Architecture

**Kimley-Horn**

Direct: [407-965-0780](tel:407-965-0780) | Mobile: [574-329-6273](tel:574-329-6273)

Celebrating 17 years as one of FORTUNE's 100 Best Companies to Work For

October 16, 2025

Keene's Pointe  
9757 Carillon Park Dr  
Windermere, FL 34786

To whom it may concern,

Report on Tree Removal Recommendations by Certified Arborist John Harris

After reviewing the assessment provided by John Harris, a certified Arborist with Earth Advisors, I am in agreement with the majority of his findings regarding the selected trees recommended for removal.

It is evident that the root systems of these trees have significantly impacted the surrounding infrastructure. The displacement of sidewalks caused by root intrusion has created tripping hazards for pedestrians. Additionally, there is clear evidence of street and curb heaving, which is contributing to ongoing drainage issues in the affected areas.

These conditions not only pose safety risks but also present functional challenges for cyclists and motorists. The uneven road surfaces and obstacles caused by root heaving make navigation hazardous and may lead to further degradation of public infrastructure.

Based on the evidence presented, I support the recommended course of action to remove the problematic trees in order to address the safety and structural concerns noted above.

Thank you

Ben Wasielewski

The DAVEY Tree Expert Company  
ISA Certified Arborist FL-6633A  
CTSP 02526

2024 Tree Disposition Worksheet - Paving Removals and Root Reductions

Earth Advisors, Inc.  
 Client: Keene's Pointe  
 Property: 9757 Capitan Park Dr., Wintermere, FL  
 Date: May 21, 2024, revised 06/07/24, 06/11/25, 08/19/24, 08/26/24

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Item #	Address	Street	Common Name	Scientific Name	DBH in Inches	CVZ in Feet	Cups Walks in Ft	Cups Area in Sq Ft	Health Conf %	Trunk/Quit	Observations	MHC	Comments	Disposition
15	8135 Whitford Court		Oak Live	<i>Quercus virginiana</i>	35	15	58	2375.8	55		Damage: Curb (by tree) Damage: Sidewalk (by tree). Included bark in junctures of leaders and branches. Roots protruding into trunk. Roots above soil surface (exposed). Utility - Underground within root zone	XP Paving Removal		
29	8045 Whitford Court		Oak Live	<i>Quercus virginiana</i>	30	14	35	962.1	55		Damage: Curb (by tree) Damage: Road (by tree). Dieback on decline overall. Included bark in junctures of leaders and branches. Roots protruding into trunk. Roots above soil surface (exposed)	XP Paving Removal		
38	8009 Whitford Court		Oak Live	<i>Quercus virginiana</i>	40	14	35	962.1	60		Damage: Road (by tree). Included bark in junctures of leaders and branches. Learning trunk/system. Roots above soil surface (exposed). Trunk damage: Wound or cut 2"	XP Paving Removal		
56	6110 Keenes Pointe Drive		Oak Live	<i>Quercus virginiana</i>	30	16	40	1256.6	50		Dieback or decline overall. Hatched (stab cuts severe on most leaders). Included bark in junctures of leaders and branches. Learning trunk/system. Mulch: Against trunk/system. Roots above soil surface (exposed)	XP Paving Removal		
66	6114 Keenes Pointe Drive		Oak Live	<i>Quercus virginiana</i>	35	13	30	706.9	50		Damage: Curb (by tree) Damage: Sidewalk (by tree). Included bark in junctures of leaders and branches. Learning trunk/system. Mulch: Against trunk/system	XP Paving Removal		
67	6114 Keenes Pointe Drive		Oak Live	<i>Quercus virginiana</i>	45	15	40	1256.6	60		Damage: Curb (by tree) Damage: Road (by tree). Included bark in junctures of leaders and branches. Roots (0)	XP Paving Removal		
81	8240 Stone Mason Court		Oak Live	<i>Quercus virginiana</i>	50	15	40	1256.6	50		Damage: Curb (by tree) Damage: Road (by tree). Included bark in junctures of leaders and branches. Learning trunk/system. Roots above soil surface (exposed). Utility - Underground within root zone	XP Paving Removal		
82	8229 Stone Mason Court		Oak Live	<i>Quercus virginiana</i>	35	14	45	1590.4	50		Damage: Curb (by tree) Damage: Road (by tree). Included bark in junctures of leaders and branches. Learning trunk/system. Stub cut branches - few	XP Paving Removal		
83	8229 Stone Mason Court		Oak Live	<i>Quercus virginiana</i>	35	12	35	962.1	55		Damage: Curb (by tree) Damage: Road (by tree) Damage: Sidewalk (by tree). Included bark in junctures of leaders and branches. Learning trunk/system. Roots above soil surface (exposed). Trunk damage: Wound or cut 2-4" diam.	XP Paving Removal		
84	8229 Stone Mason Court		Oak Live	<i>Quercus virginiana</i>	45	18	70	3848.5	60		Damage: Curb (by tree) Damage: Road (by tree) Damage: Sidewalk (by tree). Included bark in junctures of leaders and branches. Roots above soil surface (exposed)	XP Paving Removal		
85	8229 Stone Mason Court		Oak Live	<i>Quercus virginiana</i>	50	17	60	2827.4	60		Damage: Curb (by tree) Damage: Road (by tree). Damage Sidewalk (by tree). Dieback or decline overall. Included bark in junctures of leaders and branches. Roots protruding into trunk. Roots above soil surface (exposed)	XP Paving Removal		
87	8225 Stone Mason Court		Oak Live	<i>Quercus virginiana</i>	50	16	45	1590.4	60		Damage: Curb (by tree) Damage: Road (by tree). Damage Sidewalk (by tree). Hatched (stab cuts severe on most leaders). Included bark in junctures of leaders and branches. Roots above soil surface (exposed)	XP Paving Removal		
92	8217 Stone Mason Court		Oak Live	<i>Quercus virginiana</i>	40	14	40	1256.6	55		Damage: Curb (by tree) Damage: Road (by tree). Included bark in junctures of leaders and branches. Mulch: Against trunk/system	XP Paving Removal		
93	8217 Stone Mason Court		Oak Live	<i>Quercus virginiana</i>	40	14	40	1256.6	55		Damage: Curb (by tree) Damage: Road (by tree). Included bark in junctures of leaders and branches. Mulch: Against trunk/system	XP Paving Removal		
90	8205 Stone Mason Court		Oak Live	<i>Quercus virginiana</i>	40	10	65	3318.3	70		Damage: Curb (by tree) Damage: Road (by tree) Damage Sidewalk (by tree). Included bark in junctures of leaders and branches. Roots above soil surface (exposed)	XP Paving Removal		
114	8015 Blackford Drive		Oak Live	<i>Quercus virginiana</i>	50	19	50	1963.4	65		Damage: Curb (by tree) Damage: Road (by tree). Damage Sidewalk (by tree). Included bark in junctures of leaders and branches. Learning trunk/system	XP Paving Removal		

118	6021	Blakelof Drive	Oak Live	<i>Quercus virginiana</i>	40	15	12.0	45	1500.4	66	Damage: Curb (by tree), Damage: Road (by tree), Damage: Sidewalk (by tree), Hatched (sub cuts severe on most leaders), included bark in junctures of leaders and branches, Roots above soil surface (exposed)	XP Paving Removal
121	6011	Blakelof Drive	Oak Live	<i>Quercus virginiana</i>	53	18	14.4	55	2375.8	60	Damage: Curb (by tree), Damage: Road (by tree), Damage: Sidewalk (by tree), included bark in junctures of leaders and branches, Roots (girdling/cracking trunk, Roots above soil surface (exposed)	XP Paving Removal
124	6002	Blakelof Drive	Oak Live	<i>Quercus virginiana</i>	53	20	16.0	50	1903.3	63	Damage: Curb (by tree), Damage: Road (by tree), Damage: Sidewalk (by tree), included bark in junctures of leaders and branches, Roots above soil surface (exposed)	XP Paving Removal
126	5915	Blakelof Drive	Oak Live	<i>Quercus virginiana</i>	50	21	16.8	55	2375.8	60	Damage: Curb (by tree), Damage: Road (by tree), Damage: Sidewalk (by tree), included bark in junctures of leaders and branches, Roots above soil surface (exposed)	XP Paving Removal
129	5913	Blakelof Drive	Oak Live	<i>Quercus virginiana</i>	45	16	12.8	45	1500.4	60	Damage: Curb (by tree), Damage: Road (by tree), included bark in junctures of leaders and branches, Roots above soil surface (exposed)	XP Paving Removal
131	5920	Blakelof Drive	Oak Live	<i>Quercus virginiana</i>	50	21	16.8	60	2827.4	65	Damage: Curb (by tree), Damage: Road (by tree), included bark in junctures of leaders and branches, Leaning trunk/lean (Roots above soil surface (exposed)	XP Paving Removal
132	5920	Blakelof Drive	Oak Live	<i>Quercus virginiana</i>	50	18	14.4	60	2827.4	65	Damage: Curb (by tree), Damage: Road (by tree), included bark in junctures of leaders and branches, Leaning trunk/lean (Multi-Axial trunk/lean, Roots above soil surface (exposed)	XP Paving Removal
140	5914	Blakelof Drive	Oak Live	<i>Quercus virginiana</i>	45	17	13.6	45	1500.4	60	Damage: Curb (by tree), Damage: Road (by tree), Damage: Sidewalk (by tree), included bark in junctures of leaders and branches	XP Paving Removal
142	5920	Blakelof Drive	Oak Live	<i>Quercus virginiana</i>	50	19	15.2	70	3848.5	60	Damage: Curb (by tree), Damage: Road (by tree), Damage: Sidewalk (by tree), included bark in junctures of leaders and branches, Roots above soil surface (exposed)	XP Paving Removal
144	5932	Blakelof Drive	Oak Live	<i>Quercus virginiana</i>	45	16	12.8	40	1236.6	55	Damage: Curb (by tree), Hatched (sub cuts severe on most leaders), included bark in junctures of leaders and branches, Leaning trunk/lean	XP Paving Removal
147	5938	Blakelof Drive	Oak Live	<i>Quercus virginiana</i>	45	15	12.0	45	1500.4	65	Damage: Curb (by tree), Damage: Road (by tree), Damage: Sidewalk (by tree), Ditch on decline overall, included bark in junctures of leaders and branches	XP Paving Removal
150	6010	Blakelof Drive	Oak Live	<i>Quercus virginiana</i>	55	28	22.4	80	5026.3	65	Damage: Curb (by tree), Damage: Road (by tree), included bark in junctures of leaders and branches, Roots (girdling/cracking trunk, Roots above soil surface (exposed)	XP Paving Removal
166	6118	Blakelof Drive	Oak Live	<i>Quercus virginiana</i>	50	20	16.0	65	3318.3	70	Damage: Curb (by tree), included bark in junctures of leaders and branches	XP Paving Removal
165	8002	Beaufort Court	Oak Live	<i>Quercus virginiana</i>	50	20	16.0	60	2827.4	60	Damage: Curb (by tree), Damage: Road (by tree), Damage: Sidewalk (by tree), included bark in junctures of leaders and branches, Axial trunk/lean	XP Paving Removal
191	9918	Beaufort Court	Oak Live	<i>Quercus virginiana</i>	50	17	13.6	70	3848.5	65	Damage: Curb (by tree), Hatched (sub cuts severe on most leaders), included bark in junctures of leaders and branches, Roots (girdling/cracking trunk, Roots above soil surface (exposed)	XP Paving Removal
190	9916	Beaufort Court	Oak Live	<i>Quercus virginiana</i>	45	17	13.6	45	1500.4	60	Damage: Curb (by tree), Damage: Road (by tree), Damage: Sidewalk (by tree), Hatched (sub cuts severe on most leaders), included bark in junctures of leaders and branches, Over thinned or low tailed canopy, Roots above soil surface (exposed)	XP Paving Removal
198	6224	Blakelof Drive	Oak Live	<i>Quercus virginiana</i>	50	18	14.4	80	5126.5	65	Damage: Curb (by tree), Damage: Road (by tree), Damage: Sidewalk (by tree), Hatched (sub cuts severe on most leaders), included bark in junctures of leaders and branches, Roots (girdling/cracking trunk, Roots above soil surface (exposed)	XP Paving Removal
202	6232	Blakelof Drive	Oak Live	<i>Quercus virginiana</i>	50	20	16.0	40	1236.6	60	Damage: Curb (by tree), Damage: Road (by tree), Damage: Sidewalk (by tree), Hatched (sub cuts severe on most leaders), included bark in junctures of leaders and branches, Over thinned or low tailed canopy, Roots above soil surface (exposed)	XP Paving Removal

204	6258 Blackford Drive	Oak Live	<i>Quercus virginiana</i>		50	20	16.00	55	2375.8	60	Damage: Curb (by tree), Damage: Road (by tree), Damage: Sidewalk (by tree), Included bark in junctures of leaders and branches. Mulch- Against trunkstem. Over thinned or luntailed canopy. Root(s) girdling/circling trunk. Roots above soil surface (exposed)	XP Pruning Removal
205	6258 Blackford Drive	Oak Live	<i>Quercus virginiana</i>		50	21	16.8	55	2375.8	60	Damage: Curb (by tree), Damage: Road (by tree), Damage: Sidewalk (by tree), Included bark in junctures of leaders and branches. Mulch- Against trunkstem. Over thinned or luntailed canopy. Root(s) girdling/circling trunk. Roots above soil surface (exposed). Utility- Underground within root zone	XP Pruning Removal
206	6264 Blackford Drive	Oak Live	<i>Quercus virginiana</i>		40	21	16.8	40	1256.6	60	Damage: Curb (by tree), Damage: Road (by tree), Damage: Sidewalk (by tree), Damage: Diverway (by tree), Hatched (sub cuts severe on most leaders), Included bark in junctures of leaders and branches. Root(s) girdling/circling trunk. Roots above soil surface (exposed). Utility- Underground within root zone	XP Pruning Removal
207	6276 Blackford Drive	Oak Live	<i>Quercus virginiana</i>		50	20	16.00	50	1963.5	65	Damage: Curb (by tree), Damage: Road (by tree), Hatched (sub cuts severe on most leaders), Included bark in junctures of leaders and branches. Root(s) girdling/circling trunk. Roots above soil surface (exposed). Utility- Underground within root zone	XP Pruning Removal
211	6276 Blackford Drive	Oak Live	<i>Quercus virginiana</i>		45	14	11.2	35	962.1	60	Damage: Curb (by tree), Damage: Road (by tree), Hatched (sub cuts severe on most leaders), Included bark in junctures of leaders and branches. Root(s) girdling/circling trunk. Roots above soil surface (exposed)	XP Pruning Removal
215	6288 Blackford Drive	Oak Live	<i>Quercus virginiana</i>		55	18	14.4	55	2375.8	65	Damage: Curb (by tree), Damage: Road (by tree), Damage: Sidewalk (by tree), Included bark in junctures of leaders and branches. Roots above soil surface (exposed). Utility- Underground within root zone	XP Pruning Removal
219	6288 Blackford Drive	Oak Live	<i>Quercus virginiana</i>		55	16	12.8	40	1256.6	60	Damage: Curb (by tree), Damage: Road (by tree), Hatched (sub cuts severe on most leaders), Included bark in junctures of leaders and branches	XP Pruning Removal
221	9828 Blackhead Court	Oak Live	<i>Quercus virginiana</i>		55	18	14.4	45	1590.4	60	Damage: Curb (by tree), Damage: Road (by tree), Damage: Sidewalk (by tree), Detack or decline overall, included bark in junctures of leaders and branches. Roots above soil surface (exposed)	XP Pruning Removal
223	9828 Blackhead Court	Oak Live	<i>Quercus virginiana</i>		55	26	20.8	65	3318.3	65	Damage: Curb (by tree), Damage: Road (by tree), Hatched (sub cuts severe on most leaders), Included bark in junctures of leaders and branches. Leaning trunkstem. Over thinned or luntailed canopy. Roots above soil surface (exposed)	XP Pruning Removal
225	9828 Blackhead Court	Oak Live	<i>Quercus virginiana</i>		45	17	13.60	55	2375.8	65	Damage: Curb (by tree), Damage: Road (by tree), Included bark in junctures of leaders and branches. Leaning trunkstem. Sub cut branches- few	XP Pruning Removal
226	9816 Blackhead Court	Oak Live	<i>Quercus virginiana</i>		45	23	16.8	50	1963.5	65	Damage: Curb (by tree), Damage: Road (by tree), Damage: Sidewalk (by tree), Included bark in junctures of leaders and branches. Over thinned or luntailed canopy. Roots above soil surface (exposed)	XP Pruning Removal
230	9815 Blackhead Court	Oak Live	<i>Quercus virginiana</i>		50	17	13.6	60	2627.4	65	Damage: Curb (by tree), Damage: Road (by tree), Damage: Sidewalk (by tree), Included bark in junctures of leaders and branches	XP Pruning Removal
233	9815 Blackhead Court	Oak Live	<i>Quercus virginiana</i>		60	18	14.4	70	3848.5	65	Damage: Curb (by tree), Damage: Road (by tree), Damage: Sidewalk (by tree), Hatched (sub cuts severe on most leaders), Included bark in junctures of leaders and branches. Roots above soil surface (exposed). Utility- Underground within root zone	XP Pruning Removal
236	9827 Blackhead Court	Oak Live	<i>Quercus virginiana</i>		55	20	16.00	60	5026.5	65	Damage: Curb (by tree), Damage: Road (by tree), Damage: Sidewalk (by tree), Hatched (sub cuts severe on most leaders), Included bark in junctures of leaders and branches. Roots above soil surface (exposed)	XP Pruning Removal
237	9827 Blackhead Court	Oak Live	<i>Quercus virginiana</i>		45	14	11.2	50	1963.5	65	Damage: Road (by tree), Damage: Sidewalk (by tree), Included bark in junctures of leaders and branches	XP Pruning Removal
238	9827 Blackhead Court	Oak Live	<i>Quercus virginiana</i>		45	16	12.8	15	1590.4	65	Damage: Curb (by tree), Damage: Road (by tree), Damage: Sidewalk (by tree), Included bark in junctures of leaders and branches. Sub cut branches- few	XP Pruning Removal

239	9827	Bluebird Court	Oak, Live		<i>Quercus virginiana</i>	45	14	17.2	45	1590.4	50	Damage- Curb (by tree), Damage- Road (by tree), Damage- Sidewalk (by tree), Hitnaked (sub cuts severe on most leaders), Included bark in junctures of leaders and branches, Learning trunk/soil, Roots above soil line (topsoil), Shrub cut branches low.	XP Paving Removal
241	6242	Blackford Drive	Oak, Live		<i>Quercus virginiana</i>	50	16	12.8	45	1590.4	65	Damage- Curb (by tree), Damage- Road (by tree), Damage- Sidewalk (by tree), Hitnaked (sub cuts severe on most leaders), Included bark in junctures of leaders and branches, Mulch- Against trunk/soil	XP Paving Removal
244	6251	Blackford Drive	Oak, Live		<i>Quercus virginiana</i>	55	18	14.4	70	1848.5	80	Damage- Curb (by tree), Damage- Road (by tree), Hitnaked (sub cuts severe on most leaders), Included bark in junctures of leaders and branches, Over thinned or flared canopy	XP Paving Removal
257	6161	Blackford Drive	Oak, Live		<i>Quercus virginiana</i>	60	20	16.0	45	1590.4	65	Damage- Curb (by tree), Hitnaked (sub cuts severe on most leaders), Included bark in junctures of leaders and branches, Weather damage	XP Paving Removal
259	6169	Blackford Drive	Oak, Live		<i>Quercus virginiana</i>	60	20	16.0	55	2375.8	65	Damage- Curb (by tree), Damage- Road (by tree), Included bark in junctures of leaders and branches	XP Paving Removal
270	5916	Blackford Court	Oak, Live		<i>Quercus virginiana</i>	60	21	16.8	75	4417.9	65	Damage- Curb (by tree), Damage- Road (by tree), Damage- Sidewalk (by tree), Included bark in junctures of leaders and branches, Mulch- Against trunk/soil	XP Paving Removal
278	9923	Blackford Court	Oak, Live		<i>Quercus virginiana</i>	40	12	13.6	50	1963.5	65	Damage- Curb (by tree), Damage- Road (by tree), Damage- Sidewalk (by tree), Included bark in junctures of leaders and branches, Roots) grilling/cracking trunk, Roots above soil surface (topsoil)	XP Paving Removal
287	6067	Caymans Loop	Oak, Live		<i>Quercus virginiana</i>	45	12	13.6	40	1256.6	40	Damage- Curb (by tree), Damage- Road (by tree), Damage- Sidewalk (by tree), Dieback or decline overall	XP Paving Removal
291	6046	Caymans Loop	Oak, Live		<i>Quercus virginiana</i>	50	18	14.4	50	1963.5	65	Damage- Curb (by tree), Damage- Road (by tree), Included bark in junctures of leaders and branches, Over thinned or flared canopy, Roots) grilling/cracking trunk, Roots above soil surface (topsoil)	XP Paving Removal
293	6037	Caymans Loop	Oak, Live		<i>Quercus virginiana</i>	45	15	12.0	35	962.1	55	Damage- Curb (by tree), Damage- Road (by tree), Damage- Sidewalk (by tree), Dieback or decline overall	XP Paving Removal
294	6031	Caymans Loop	Oak, Live		<i>Quercus virginiana</i>	45	16	12.8	45	1590.4	50	Damage- Driveway (by tree), Damage- Road (by tree), Hitnaked (sub cuts severe on most leaders), Included bark in junctures of leaders and branches, Learning trunk/soil	XP Paving Removal
324	3801	Caymans Loop	Oak, Live		<i>Quercus virginiana</i>	55	18	14.4	50	1963.5	65	Damage- Curb (by tree), Damage- Road (by tree), Included bark in junctures of leaders and branches	XP Paving Removal
326	5956	Caymans Loop	Oak, Live		<i>Quercus virginiana</i>	45	17	13.6	45	1590.4	55	Damage- Curb (by tree), Damage- Road (by tree), Included bark in junctures of leaders and branches, Learning trunk/soil	XP Paving Removal
329	5820	Caymans Loop	Oak, Live		<i>Quercus virginiana</i>	50	16	12.8	50	1963.5	65	Damage- Curb (by tree), Damage- Sidewalk (by tree), Damage- Driveway (by tree), Hitnaked (sub cuts severe on most leaders), Included bark in junctures of leaders and branches, Learning trunk/soil	XP Paving Removal
335	5844	Caymans Loop	Oak, Live		<i>Quercus virginiana</i>	50	16	12.8	45	1590.4	40	Damage- Curb (by tree), Damage- Sidewalk (by tree), Damage- Driveway (by tree), Hitnaked (sub cuts severe on most leaders), Included bark in junctures of leaders and branches, Learning trunk/soil	XP Paving Removal
344	5916	Caymans Loop	Oak, Live		<i>Quercus virginiana</i>	50	18	14.4	55	2375.8	65	Damage- Curb (by tree), Damage- Road (by tree), Damage- Sidewalk (by tree), Included bark in junctures of leaders and branches, Over thinned or flared canopy, Roots above soil surface (topsoil)	XP Paving Removal
347	5932	Caymans Loop	Oak, Live		<i>Quercus virginiana</i>	45	17	13.6	60	2637.4	60	Damage- Curb (by tree), Damage- Road (by tree), Damage- Sidewalk (by tree), Included bark in junctures of leaders and branches, Roots above soil surface (topsoil)	XP Paving Removal
353	5956	Caymans Loop	Oak, Live		<i>Quercus virginiana</i>	60	18	14.4	60	2827.4	65	Damage- Curb (by tree), Damage- Road (by tree), Hitnaked (sub cuts severe on most leaders), Included bark in junctures of leaders and branches, Over thinned or flared canopy, Roots above soil surface (topsoil)	XP Paving Removal
356	6012	Caymans Loop	Oak, Live		<i>Quercus virginiana</i>	50	16	12.8	45	1590.4	60	Damage- Curb (by tree), Included bark in junctures of leaders and branches, Learning trunk/soil, Over thinned or flared canopy, Roots) grilling/cracking trunk, Roots above soil surface (topsoil)	XP Paving Removal

361	601B	Coyotes Loop	Oak Live	<i>Quercus virginiana</i>	55	19	15.2	55	2375.8	65	Damage- Curb (by tree). Damage- Sidewalk (by tree). Included bark in junctures of leaders and branches.	XP Pruning Removal
375	607B	Coyotes Loop	Oak Live	<i>Quercus virginiana</i>	50	18	12.8	45	1590.4	60	Damage- Curb (by tree). Damage- Sidewalk (by tree). Included bark in junctures of leaders and branches. Learning ramification. Over thinned or lion tailed canopy.	XP Pruning Removal
383	6051	Vallarta Way	Oak Live	<i>Quercus virginiana</i>	50	19	15.2	65	3118.3	65	Damage- Curb (by tree). Damage- Sidewalk (by tree). Included bark in junctures of leaders and branches. Root(s) girdling/circling trunk. Roots above soil surface (exposed).	XP Pruning Removal
394	6027	Vallarta Way	Oak Live	<i>Quercus virginiana</i>	42	14	11.2	45	1590.4	45	Damage- Curb (by tree). Damage- Sidewalk (by tree). Included bark in junctures of leaders and branches. Learning ramification.	XP Pruning Removal
396	6015	Vallarta Way	Oak Live	<i>Quercus virginiana</i>	50	18	14.4	50	1963.5	55	Damage- Curb (by tree). Damage- Sidewalk (by tree). Included bark in junctures of leaders and branches. Over thinned or lion tailed canopy.	XP Pruning Removal
397	6018	Vallarta Way	Oak Live	<i>Quercus virginiana</i>	55	28	22.4	75	4417.9	65	Damage- Curb (by tree). Damage- Sidewalk (by tree). Hatched (sub cuts severe on most leaders). Included bark in junctures of leaders and branches.	XP Pruning Removal
402	6761	Vallarta Way	Oak Live	<i>Quercus virginiana</i>	49	17	13.6	55	2172.8	65	Damage- Curb (by tree). Damage- Sidewalk (by tree). Included bark in junctures of leaders and branches. Over thinned or lion tailed canopy. Roots above soil surface (exposed).	XP Pruning Removal
410	6725	Vallarta Way	Oak Live	<i>Quercus virginiana</i>	50	16	12.8	55	2372.8	65	Damage- Curb (by tree). Damage- Sidewalk (by tree). Included bark in junctures of leaders and branches.	XP Pruning Removal
419	6725	Vallarta Way	Oak Live	<i>Quercus virginiana</i>	45	14	11.2	45	1590.4	60	Damage- Curb (by tree). Damage- Sidewalk (by tree). Hatched (sub cuts severe on most leaders). Included bark in junctures of leaders and branches.	XP Pruning Removal
426	6707	Vallarta Way	Oak Live	<i>Quercus virginiana</i>	40	12	9.6	45	1590.4	60	Damage- Curb (by tree). Damage- Sidewalk (by tree). Hatched (sub cuts severe on most leaders). Included bark in junctures of leaders and branches.	XP Pruning Removal
429	6707	Vallarta Way	Oak Live	<i>Quercus virginiana</i>	45	10	8.0	50	1963.5	65	Damage- Curb (by tree). Damage- Sidewalk (by tree). Included bark in junctures of leaders and branches.	XP Pruning Removal
443	9321	Doble Circle	Oak Live	<i>Quercus virginiana</i>	42	17	13.6	50	1963.5	65	Damage- Curb (by tree). Damage- Sidewalk (by tree). Included bark in junctures of leaders and branches. Irrigation damaged near plant. Roots above soil surface (exposed).	XP Pruning Removal
449	9327	Doble Circle	Oak Live	<i>Quercus virginiana</i>	45	16	12.8	55	2372.8	60	Damage- Curb (by tree). Damage- Sidewalk (by tree). Included bark in junctures of leaders and branches. Over thinned or lion tailed canopy. Underground within root zone.	XP Pruning Removal
468	9321	Doble Circle	Oak Live	<i>Quercus virginiana</i>	45	14	11.2	50	1963.5	60	Damage- Curb (by tree). Damage- Sidewalk (by tree). Hatched (sub cuts severe on most leaders). Included bark in junctures of leaders and branches.	XP Pruning Removal
478	9302	Doble Circle	Oak Live	<i>Quercus virginiana</i>	40	13	10.4	40	1256.6	65	Damage- Curb (by tree). Damage- Sidewalk (by tree). Included bark in junctures of leaders and branches.	XP Pruning Removal
482	9403	Doble Circle	Oak Live	<i>Quercus virginiana</i>	40	14	11.2	40	1256.6	60	Damage- Curb (by tree). Damage- Sidewalk (by tree). Included bark in junctures of leaders and branches.	XP Pruning Removal
486	6705	Vallarta Way	Oak Live	<i>Quercus virginiana</i>	40	14	11.2	40	1256.6	65	Damage- Curb (by tree). Damage- Sidewalk (by tree). Included bark in junctures of leaders and branches.	XP Pruning Removal
497	6713	Vallarta Way	Oak Live	<i>Quercus virginiana</i>	45	15	12.0	55	2372.8	60	Damage- Curb (by tree). Damage- Sidewalk (by tree). Dieback or decline award. Included bark in junctures of leaders and branches. Root(s) girdling/circling trunk. Roots above soil surface (exposed).	XP Pruning Removal
514	9402	Shades Court	Oak Live	<i>Quercus virginiana</i>	45	18	14.4	45	1590.4	60	Damage- Curb (by tree). Damage- Sidewalk (by tree). Hatched (sub cuts severe on most leaders). Included bark in junctures of leaders and branches. Irrigation damaged near plant. Over thinned or lion tailed canopy. Roots above soil surface (exposed).	XP Pruning Removal

518	6761	Vallhalla Way	Oak Live	<i>Quercus virginiana</i>	50	17	13.6	65	3318.1	65	Damage: Curb (by tree), Damage: Road (by tree), included bark in junctures of leaders and branches, Learning trunk/section Over thinned or lion tailed canopy	XP Paving Removal
520	6760	Vallhalla Way	Oak Live	<i>Quercus virginiana</i>	51	22	17.6	55	2375.8	65	Damage: Curb (by tree), Damage: Road (by tree), Damage: Sidewalk (by tree), Included bark in junctures of leaders and branches, Over thinned or lion tailed canopy, Roots above soil surface (exposed)	XP Paving Removal
512	6832	Vallhalla Way	Oak Live	<i>Quercus virginiana</i>	40	13	10.4	35	962.1	55	Damage: Curb (by tree), Damage: Road (by tree), Damage: Sidewalk (by tree), Included bark in junctures of leaders and branches, Learning trunk/section, Over thinned or lion tailed canopy	XP Paving Removal
538	6830	Vallhalla Way	Oak Live	<i>Quercus virginiana</i>	45	17	13.6	60	2827.1	45	Damage: Curb (by tree), Damage: Road (by tree), Damage: Sidewalk (by tree), Harrowed (stub cuts severe on most leaders), included bark in junctures of leaders and branches, Learning trunk/section, Over thinned or lion tailed canopy, Roots above soil surface (exposed)	XP Paving Removal
535	6844	Vallhalla Way	Oak Live	<i>Quercus virginiana</i>	50	13	10.4	55	2375.8	65	Damage: Curb (by tree), Damage: Sidewalk (by tree), Included bark in junctures of leaders and branches	XP Paving Removal
536	6844	Vallhalla Way	Oak Live	<i>Quercus virginiana</i>	55	20	16.0	60	2827.4	40	Damage: Curb (by tree), Damage: Road (by tree), Damage: Sidewalk (by tree), Included bark in junctures of leaders and branches, Learning trunk/section, Stub cut branches- few	XP Paving Removal
537	6844	Vallhalla Way	Oak Live	<i>Quercus virginiana</i>	50	16	12.8	45	1590.4	50	Damage: Curb (by tree), Damage: Road (by tree), Damage: Sidewalk (by tree), Damage: Learning trunk/section, Stub cut branches- few	XP Paving Removal
540	6856	Vallhalla Way	Oak Live	<i>Quercus virginiana</i>	53	16	12.8	55	2375.8	55	Damage: Curb (by tree), Damage: Road (by tree), Damage: Sidewalk (by tree), Harrowed (stub cuts severe on most leaders), included bark in junctures of leaders and branches	XP Paving Removal
541	6856	Vallhalla Way	Oak Live	<i>Quercus virginiana</i>	45	16	12.8	45	1590.4	50	Damage: Curb (by tree), Damage: Road (by tree), Damage: Sidewalk (by tree), Herbicide damage to plant, included bark in junctures of leaders and branches, Roots above soil surface (exposed)	XP Paving Removal
513	6862	Vallhalla Way	Oak Live	<i>Quercus virginiana</i>	50	17	13.6	50	1962.5	55	Damage: Curb (by tree), Damage: Road (by tree), Damage: Sidewalk (by tree), Included bark in junctures of leaders and branches, Over thinned or lion tailed canopy, Roots above soil surface (exposed)	XP Paving Removal
551	11150	Preserve View Drive	Oak Live	<i>Quercus virginiana</i>	40	16	12.8	45	962.1	40	Damage: Curb (by tree), Damage: Road (by tree), Damage: Sidewalk (by tree), Harrowed (stub cuts severe on most leaders), included bark in junctures of leaders and branches, Learning trunk/section, Roots above soil surface (exposed)	XP Paving Removal
553	11310	Preserve View Drive	Oak Live	<i>Quercus virginiana</i>	50	18	14.4	50	1962.5	50	Damage: Curb (by tree), Damage: Road (by tree), Damage: Sidewalk (by tree), Dieback or decline overall, Harrowed (stub cuts severe on most leaders), included bark in junctures of leaders and branches	XP Paving Removal
560	8466	Sanctus Hall Court	Oak Live	<i>Quercus virginiana</i>	50	19	15.2	50	1964.5	65	Damage: Curb (by tree), Damage: Road (by tree), Damage: Sidewalk (by tree), Harrowed (stub cuts severe on most leaders), included bark in junctures of leaders and branches, Roots/grading/cracking trunk, Roots above soil surface (exposed)	XP Paving Removal
561	8472	Sanctus Hall Court	Oak Live	<i>Quercus virginiana</i>	45	18	14.4	55	2375.8	55	Damage: Curb (by tree), Damage: Road (by tree), Damage: Sidewalk (by tree), Harrowed (stub cuts severe on most leaders), included bark in junctures of leaders and branches, Over thinned or lion tailed canopy	XP Paving Removal
604	8172	Transition Hall Court	Oak Live	<i>Quercus virginiana</i>	50	16	12.8	50	1962.5	55	Damage: Curb (by tree), Damage: Road (by tree), Damage: Sidewalk (by tree), included bark in junctures of leaders and branches, Over thinned or lion tailed canopy, Roots above soil surface (exposed)	XP Paving Removal
565	8472	Sanctus Hall Court	Oak Live	<i>Quercus virginiana</i>	45	18	14.4	55	2375.8	40	Damage: Curb (by tree), Damage: Road (by tree), Damage: Sidewalk (by tree), Harrowed (stub cuts severe on most leaders), included bark in junctures of leaders and branches, Over thinned or lion tailed canopy, Roots/grading/cracking trunk, Roots above soil surface (exposed)	XP Paving Removal











