

3.30.2018

File No. SP18-005 (151 E. Hoover Site Plan for Council Approval)
and Z17-015 (151 E. Hoover Rezoning from R4C to C2B)

Kerry Gray
Urban Forest and Natural Resource Planning Coordinator

Response to comment dated March 8, 2018

1. Landmark Trees. The tree health and condition forms inaccurately lists Tree #359 as a *Acer platanoides* (Norway Maple), this is an *Acer saccharum* (Sugar maple). Revise form and confirm that the species are correct on the other forms.
 - a. Note: *Acer platanoides* (Norway Maple) is on the City's Invasive Species list and does not require mitigation.
 - [Noted.](#)
 - [Tree forms for #359 & #378 have been revised](#)
2. Sheet C03. Tree Removals. Staff still does not support the removal of Tree #359 *Acer saccharum*, the largest street tree on Greene street. Please provide alternatives that would preserve this tree.
 - [See revised plan that saves tree #359 by shifting the adjacent driveway to the south.](#)
 - b. Tree #390 that is being preserved on E. Davis is a Norway Maple (*Acer platanoides*) and is on the City's invasive species list.
 - [Noted.](#)
3. Sheet SP-04. Alternatives Analysis. The alternatives analysis does not meet the requirement of Chapter 57, 5:126, including providing justification as to why the disturbance or removal of natural features on the proposed plan, is the minimum necessary to reasonably accomplish the permitted use.
 - a. Include the selected plan on this sheet and show the proposed natural feature impacts.
 - [See revised sheet SP04](#)
 - b. The additional floor plans and section diagram shown on the sheet are confusing and do not provide any necessary information related to natural feature impacts on the Alternatives Analysis.
 - [See revised sheet SP04](#)

4. Sheet LS03. Curbed Planter Detail.

- a. Provide a section drawing of the curb planter detail that shows the proposed depth of the planter.
 - A detail of the proposed curbed landscape planter cross section has been added to the Landscape Notes & Details (Sheet LS03).
- b. The following soil volumes are required for curbed planters based on the mature size of trees.
 - Small Trees require a minimum of 150 cubic feet of soil
 - Medium Trees require a minimum of 350 cubic feet of soil
 - Large trees require a minimum of 600 cubic feet of soil
 - The planting details have been revised to reflect the appropriate soil volumes for large trees.

Thank you,

JEREMIAH DIAMOND
ASSOCIATE
MYEFSKI ARCHITECTS, INC.