West Valley Arborists Inc.
Urban Tree Specialist

ATTN: Town of Los Gatos
Tree Removal Application

09/19/2026

Re: West Valley Arborists, Inc.
Arborist Report
Recommendation: Removal

For: Mazen Louis
16401 Kennedy Road
Los Gatos, CA 95032

Ref# T25-148
Tree #668

To whom it may concern,

At the property owner's request, we performed a site visit to the above listed address to assess the current health of the trees on the property and make recommendations based on our findings and best practice as defined by the International Society of Arboriculture (ISA) and American National Standards Institute (ANSI).

• ARBORIST OBSERVATIONS & SUMMARY OF FACTS & FINDINGS •

Of particular concern and after close inspection, we observed (1) Twin-trunk Live Oak tree at the above listed single-family residence/ property that we, given the following findings, recommend immediate removal.

TREE #668	Twin-trunk Live Oak
Height:	55'
Canopy Spread:	32'
DBH:	20", 14"
Condition/Main Concerns:	Suboptimal form and decline observed. In a high-impact /unmitigable conflicted space leading to exposure and risk to both tree (safety hazard) and infrastructure (damages).

Severe Impact

This property is currently under construction; reference# T25-148. As noted in the previously provided Consulting Arborist's report as well as C1 in the approved site plans, the preservation of tree #668 has always been in question. While labeled a tree to be saved, its location in relation to the development was rightly identified as being highly impacted and the tree's longevity uncertain. This means the trees health and structural integrity will be compromised and most often times, removal is recommended.

All reasonable efforts to protect and preserve this tree have been made (careful excavation, etc.) however, at this point, the tree's protection zone (TPZ) or space remaining, is simply insufficient. Today's observations, with the roots exposed, highlight that the majority of this trees' critical root structure will be significantly compromised; three of four sides are experiencing a direct impact. Here, the installation of the driveway, garage, storm drain and critical utility lines will require significant root removal in close proximity to the tree's trunk during construction. Trees get into trouble when they become low on energy reserves. In this case, this is unavoidable; the sudden and significant root loss will result severe stress and expected death. Now exposed, we can see best practice in root mitigation such as limiting the size, proximity and volume of root removal cannot be followed.

Trees cannot survive without a meaningful root structure or the removal thereof. Here, this proves true for two reasons. The first is limited anchorage. Without critical structural integrity or proper anchorage, this tree is weakened, unstable and poses a significant failure risk; it can and will fall over. The second, the sudden loss of the singular source of nutrient and moisture uptake, essentially starves the tree and while its decline may not show immediately, its death is near imminent.

Furthermore, severed roots create an injury resulting in an entry point for opportunistic pathogens and pests, further exacerbating the tree's vulnerability and great likelihood of decline.

Fair-Poor Condition and Form

Separately, we assessed the general health and quality of the tree. Here too, we feel this tree suboptimal; in fair - poor condition and form. Reduced vigor, dieback, and two significant and irreversible structural problems exist. From the onset, inconsistent with the specie's natural form, this tree has limited structural integrity. This tree has (naturally developed) a significant lean and a low, soil level, junction in which the tree splits into a twin-trunk formation.

Multi-trunk or codominant trunks represent poor structural development, form and ultimately, integrity with problems that cannot be corrected. In this case, connective wood tissue is lacking and this junction serves as a weak point in the tree. Also present, this split between trunks features included bark which increases its susceptibility, making it even more prone to splitting and failure.

Conclusion

Finally, in the highly unlikely case that this tree (#668) was to survive all of the above provided conditions and stressors (both naturally occurring and otherwise), we would expect that to be short lived. Not only would we expect long-term and irreversible decline, the space conflict remains.

(CRZ) Critical Root Zone radius calculated: 34 (combined DBH inches) x 1.5 = 51'. This tree is within 4'-10' of various aspects requiring deep excavation in support of the site development. This is a highly conflicted space and not only does it do a disservice by causing severe stress and harm to the tree, poses great risk of damage occurring to the home and its infrastructure and serves as a hazardous condition, high failure risk.

Please also note: We have been advised that PG&E's intention is to also perform severe trenching in order to run major underground lines for both electricity and gas within this same zone. This excavation will most certainly cause additional extensive damage to the root zone and if left, compound the conflicted space.

The limitations of the space and suboptimal conditions of the tree are insurmountable and without remedy; co-existence is not a viable option and the risks associated are too great to warrant further attempts in this tree's preservation.

• ARBORISTS RECOMMENDATION FOR IMMEDIATE REMOVAL •

Best practice in Arboriculture - our commitment to a healthy Urban Forest and with the utmost respect to the Town's ordinances and vision, we embrace the demand to prioritize the saving of established trees. With that in mind, we have considered all of the possible measures available in support of tree preservation or alternatives to removal; however, in this case, there are no viable options, reasonable or otherwise, that will remedy the impact on the root structure, result in the reversal of decline, address the structural deficiencies and otherwise mitigate the highly impacted/conflicted space.

When we take all the above points, in totality, into thoughtful consideration, we believe immediate removal and replacement of this tree is only way in which this hazardous condition can be remedied.

We respectfully submit this report for your review and given our findings, believe our recommendation for tree removal is in accordance with the Town's Municipal Code. As such, we are requesting the issuance of a permit for the immediate removal of this tree.

Sec. 29.10.0992.- Required findings. (1) The *tree* is dead, severely diseased, decayed or disfigured to such an extent that the *tree* is unable to recover or return to a healthy and structurally sound condition. (4) The retention of the *tree* restricts the economic enjoyment of the property or creates an unusual hardship for the property owner by severely limiting the use of the property in a manner not typically experienced by owners of similarly situated properties, and the applicant has demonstrated to the satisfaction of the Director or deciding body that there are no reasonable alternatives to preserve the *tree*. (5) The *tree* has, or will imminently, interfere with utility services where such interference cannot be controlled or remedied through reasonable modification, relocation or repair of the utility service or the pruning of the root or branch structure of the *tree*; or where removal or pruning is required by a public utility to comply with California Public Utility Commission (CPUC) or Federal Energy Regulatory Commission (FERC) rules or regulations. (6) The *tree* has caused or may imminently cause significant damage to an existing structure that cannot be controlled or remedied through reasonable modification of the root or branch structure of the *tree*.

• ARBORISTS RECOMMENDATION REGARDING REPLACEMENT PLANTING(S) •

As we strive to be good stewards of the Town's Urban Forest, canopy coverage and rural character, we also highly recommend the planting of a replacement tree(s) at the City Arborists' direction that will be better suited for the area, conditions and resources available on this property and in support of the Town's Vision to the benefit of the property owner and surrounding community for years to come.

Please see the support materials and pictures to follow and feel free to contact our office with any questions or concerns you may have regarding these findings and our recommendation.

Very Respectfully,

Jeremy Simon Tunnicliffe
ISA Certified Arborist WE 7505A
Owner/President, West Valley Arborists, Inc

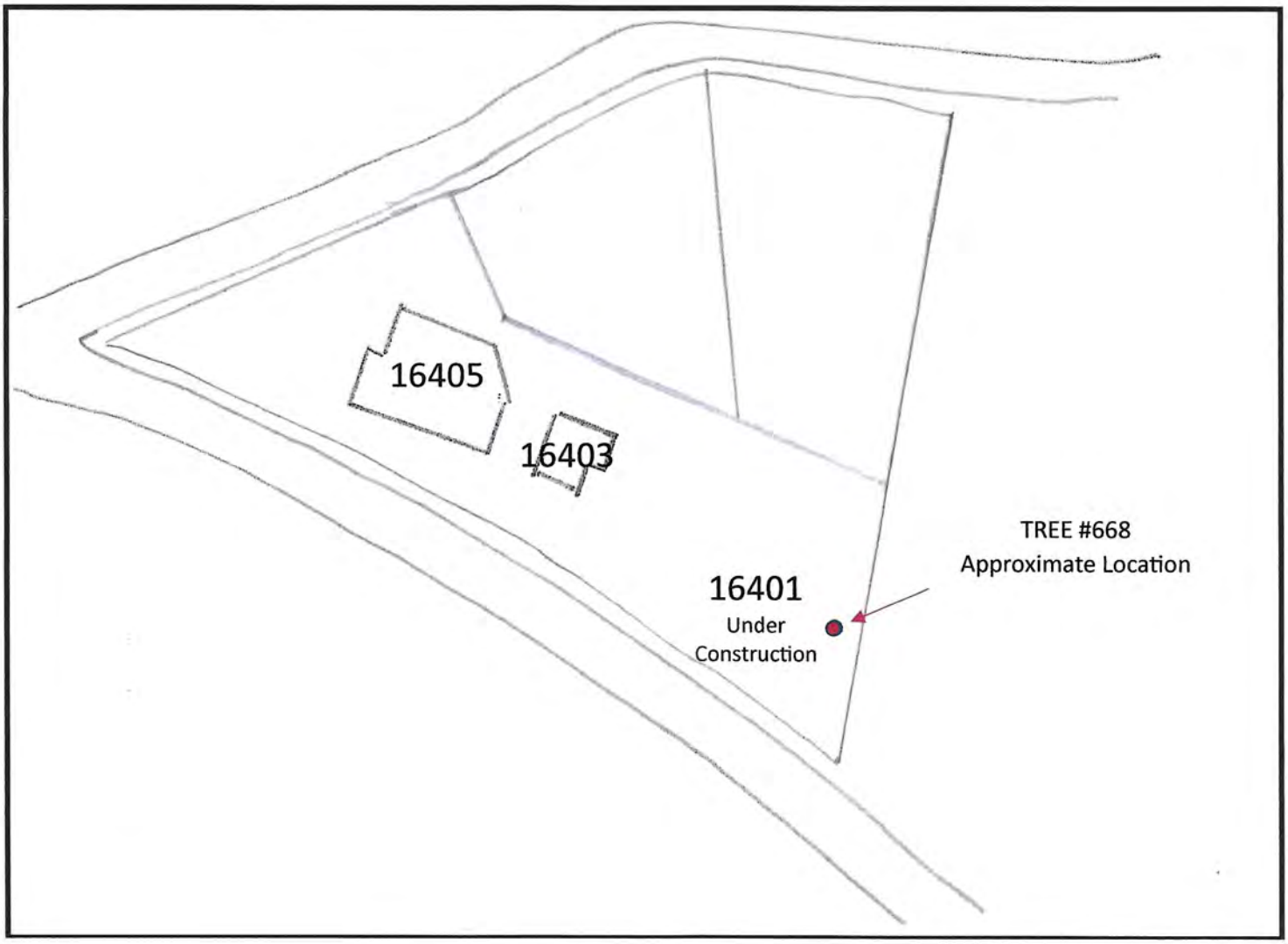
West Valley Arborists Inc.
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Tree Removal Site Plan

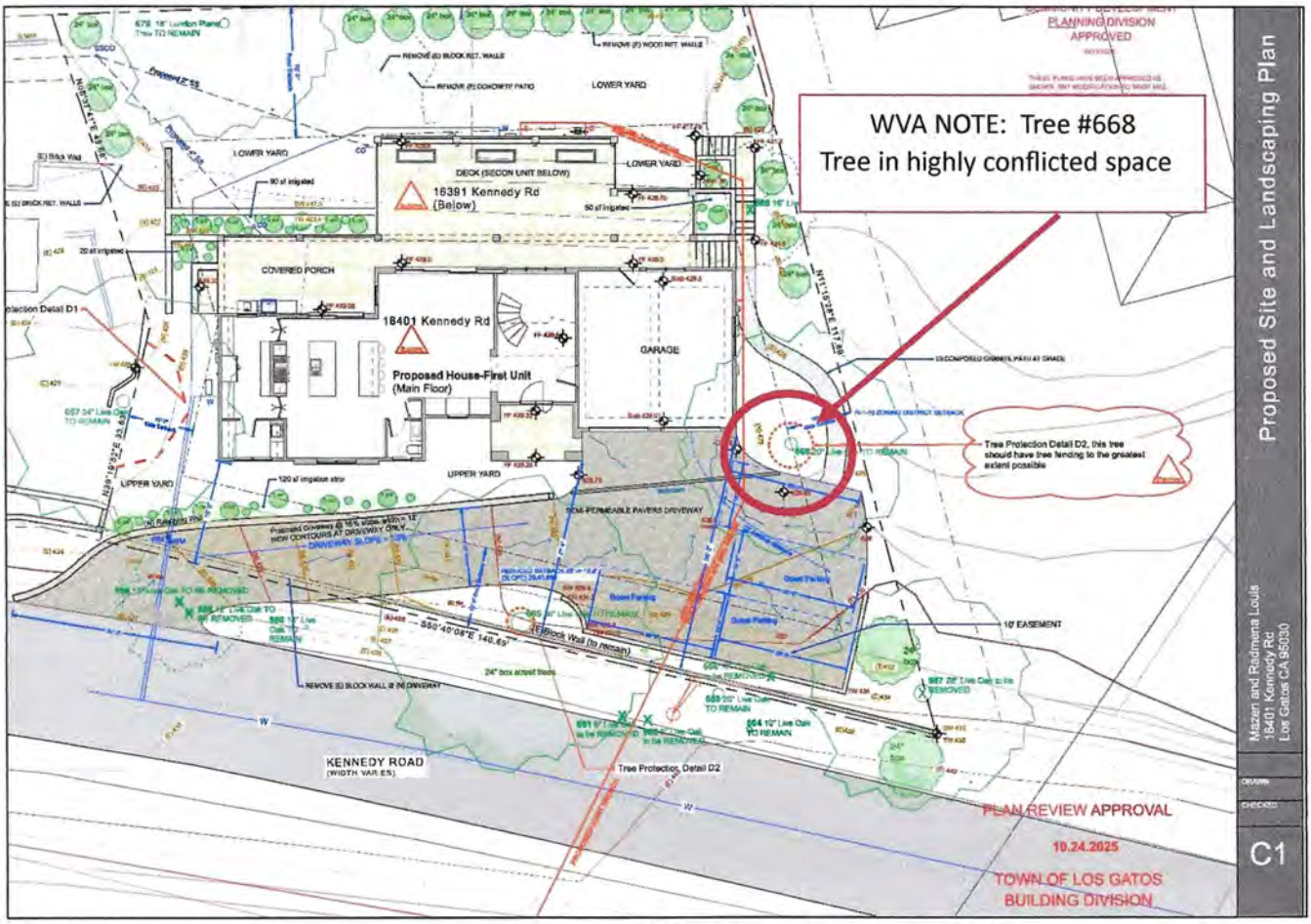
Mazen Louis
16401 Kennedy Road
Los Gatos, CA 95032

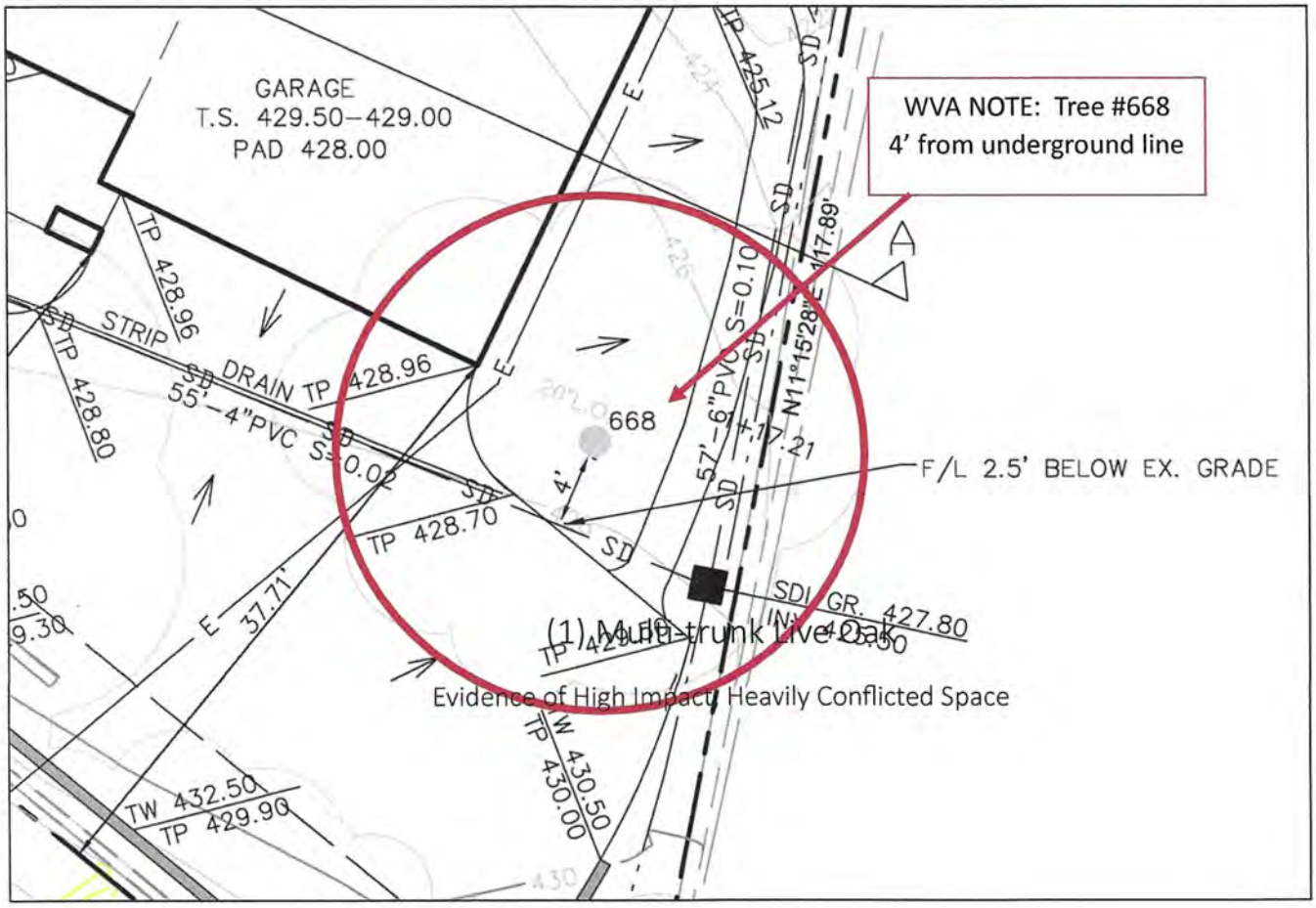
RECOMMENDATION FOR REMOVAL:
(1) Multi-trunk Live Oak
Tree #668 – DBH 18", 12"



Reference Materials Provided by Client and Construction Firm

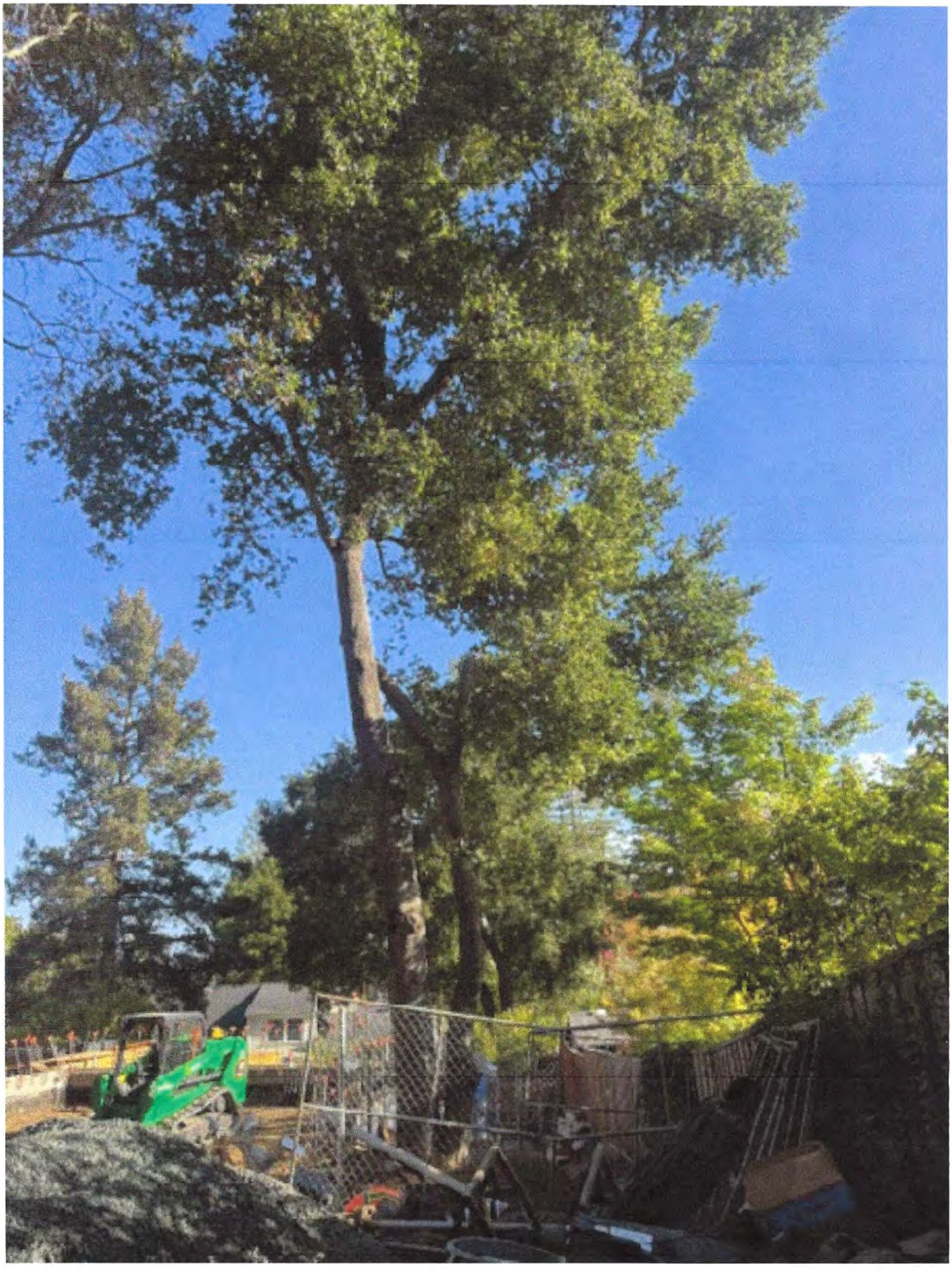
Top: Approved Site Plan C1
Bottom: Grading, Drainage Plan pg. 1 of 3





(1) Multi-trunk Live Oak

Recommendation: Removal



(1) Multi-trunk Live Oak

Evidence of Poor Form and Compromised Structural Integrity



(1) Multi-trunk Live Oak

Evidence of Severely Conflicted Space and Inability to Avoid High-Impact to Critical Root Structure



