



CITY OF ASHLAND



TREE COMMISSION MINUTES November 8, 2018

Commissioners Present:	Parks Liaison
Christopher John, absent	Peter Baughman
Russell Neff	
Asa Cates	Staff Present:
Eric Simpson	Nathan Emerson
	Derek Severson
Council Liaison	
Steven Jensen	

CALL TO ORDER

Cates called the meeting to order at 6:00 p.m. in the Siskiyou Room of the Community Development and Engineering Services Building located at 51 Winburn Way.

APPROVAL OF MINUTES

Neff/Cates m/s to approve the minutes of the October 11, 2018 regular Tree Commission meeting.
Voice vote: All Ayes, motion passed.

ANNOUNCEMENTS & LIAISON REPORTS

Council Liaison – Councilor Jensen had no report.

Parks & Recreation Liaison - Peter Baughman distributed the Tree City USA Standard 3 Worksheet showing how the City met the qualifications for Tree City USA for the year 2018. See exhibit A at the end of the minutes.

Staff Liaison – Emerson informed the Commission that he has taken a new position with a private planning firm in the valley. This will be his last Commission meeting and City Senior Planner, Derek Severson will be the new staff Liaison. The Commissioners congratulated Emerson on his new position and acknowledged their appreciation of his efforts on the Tree Commission.

Wildfire Mitigation Commission member Stephen Gagne was present to observe the meeting.

PUBLIC FORUM

No one spoke at public forum.

TYPE I REVIEWS

PLANNING ACTION: PA-T2-2018-00005

SUBJECT PROPERTY: Kestrel Parkway

APPLICANT: KDA Homes, LLC

OWNER: Jacob Robert Ayala

DESCRIPTION: A request for Outline Plan approval for a 17-lot Performance Standards Options subdivision, a Major Amendment to the North Mountain Neighborhood Plan, a Physical & Environmental Constraints Review Permit for improvements within the floodplain corridor, a Limited Use/Activity Permit for activities within a wetland, and Tree Removal Permits to remove 15 trees for the three vacant parcels located south of the end of Kestrel Parkway. The subdivision plan includes the dedication of 5.99 acres of floodplain corridor land to the City of Ashland as park land as required in the North Mountain Neighborhood Plan (NMNP). (Development of the multi-family zoned portions of the property would occur in a later phase and would require Final Plan and Site Design Review approvals prior to development.) **COMPREHENSIVE PLAN DESIGNATION:** North Mountain Single Family & North Mountain Multi-Family **ZONING:** NM-R-1-7.5 & NM-MF; **ASSESSOR’S MAP & TAX LOTS:** 39 1E 04AC 900, 39 1E 04AD 8600, and 39 1E 04DB 2000.

Severson gave a brief staff report explaining that the development plan being proposed has basically already been laid out in the Plan that was adopted for the North Mountain Neighborhood District back in 1997. There is a requirement that they dedicate the entire floodplain area (about six acres) to the City for open space, park land, and land that will help with the extension of the Bear Creek Greenway.

The applicants were not present.

After a discussion the Commissioners made the following recommendations.

Cates/Neff m/s to approve the application with the following recommendations. Voice Vote; All eyes motion passed.

1. Provide a mix of tree species in the street trees along the blocks so that if a disease or pest infestation happens, it won’t wipe out all trees at once, and incorporate some native species in the selections.
2. Provide large stature-species street trees behind the outside perimeter curbside sidewalk on the couplet (i.e. not the wetland side). Commissioners were agreeable to planting trees behind the sidewalk (i.e. not having a parkrow here) but felt there should be street trees on the corridor.

STREET TREE REMOVAL PERMITS

PLANNING ACTION: PA-TREE-2018-00033

SUBJECT PROPERTY: 285 Liberty St

APPLICANT/OWNER: Dia Paxton

DESCRIPTION: A request for a Street Tree Removal to remove a birch tree. The tree is approximately 10 inches’ diameter at breast height. Per the applicant, the tree has been topped by the electric department and is infested by beetles. **COMPREHENSIVE PLAN DESIGNATION:** Single Family Residential; **ZONING:** R-1-7.5.

Emerson explained this tree is located in the public-right-away which is why it's a Street Tree Removal rather than a planning action. Emerson confirmed that mitigation will be required with the removal.

After a brief discussion the Commissioners made the following recommendation.

Simpson/Cates m/s to approve the application as presented. Voice Vote; all ayes, motion passed.

DISCUSSION

Tree of the Year Discussion – Emerson asked the Commissioners to pick their top five trees from the ballots that were submitted. He supplied photos of the nominated trees. The following trees were the nominations from the Commissioners. Severson will tally up the votes to determine which ones will be the finalists.

965 Bellview - Giant Sequoia
505 Helman - Gnarled Oak
558 Holly – Ponderosa Pine
243 Fourth – Cork Oak
2368 Black Oak Way – Blue Spruce
1114 Terra - Oak
Scenic Drive & Church - Oak

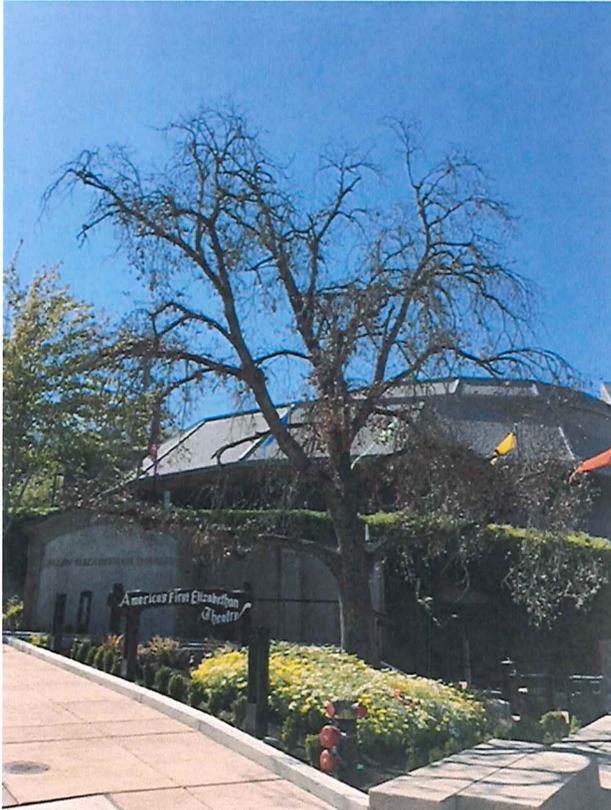
New Commissioners – The Commissioners discussed ways in which to encourage others to join the Tree Commission and what qualities they are looking for in a Tree Commissioner. Having a degree in Forestry or being a Landscape Architect is not a requirement. Would like someone who has the ability to cooperate and conduct themselves in a professional manner. They need to have an interest in helping the community in order to make right decisions. Be responsible and attend the meetings. It was suggested to do an outreach to the Community, perhaps an article in the Daily Tidings explaining what the Tree Commission does. (Mike Oxendine might be able to write something)

ADJOURNMENT

The meeting was adjourned at 7:07 p.m. Emerson noted that the next regular meeting would be held on Thursday, December 6, 2018 at 6:00 pm. in the Siskiyou Room of the Community Development and Engineering Services Building located at 51 Winburn Way.

Respectfully submitted by, Carolyn Schwendener

Contemplated options for replacement



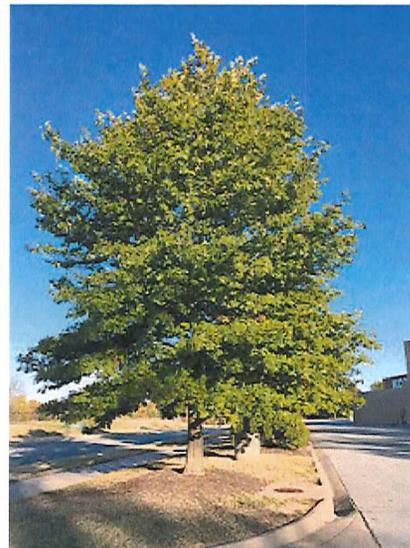
Existing Tree (deceased)

Canyon live oak
Quercus chrysolepis

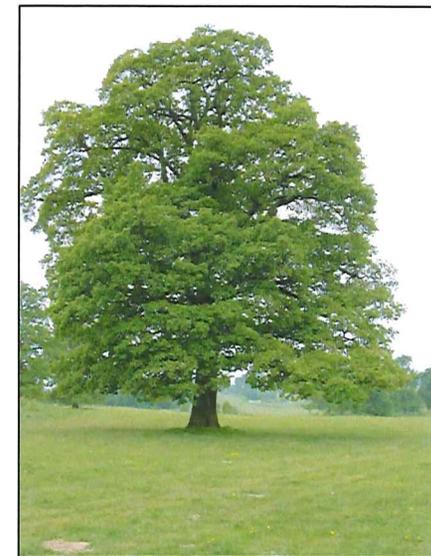
To be removed Oct. 29, 2018



Shumard oak
Quercus shumardii



Nuttall oak
Quercus nuttallii



Willow oak
Quercus phellos

PROJECT INFORMATION
 PROJECT NAME: MID-TOWN URBAN LOFTS
 OWNER: SPARTAN PROPERTIES
 APPLICANT: KISTLER SMALL WHITE ARCHITECTS
 RAY KISTLER, ARCHITECT
 66 WATER STREET, SUITE 101
 ASHLAND, OREGON 97520

PROPERTY ZONE: R3
 ADJACENT ZONE: R-3, R-2
 TAX LOT 2100: 72,820 SF 1.67 AC
 TAX LOT 2101: 18,654 SF 0.43 AC
 TOTAL: 91,474 SF 2.10 AC

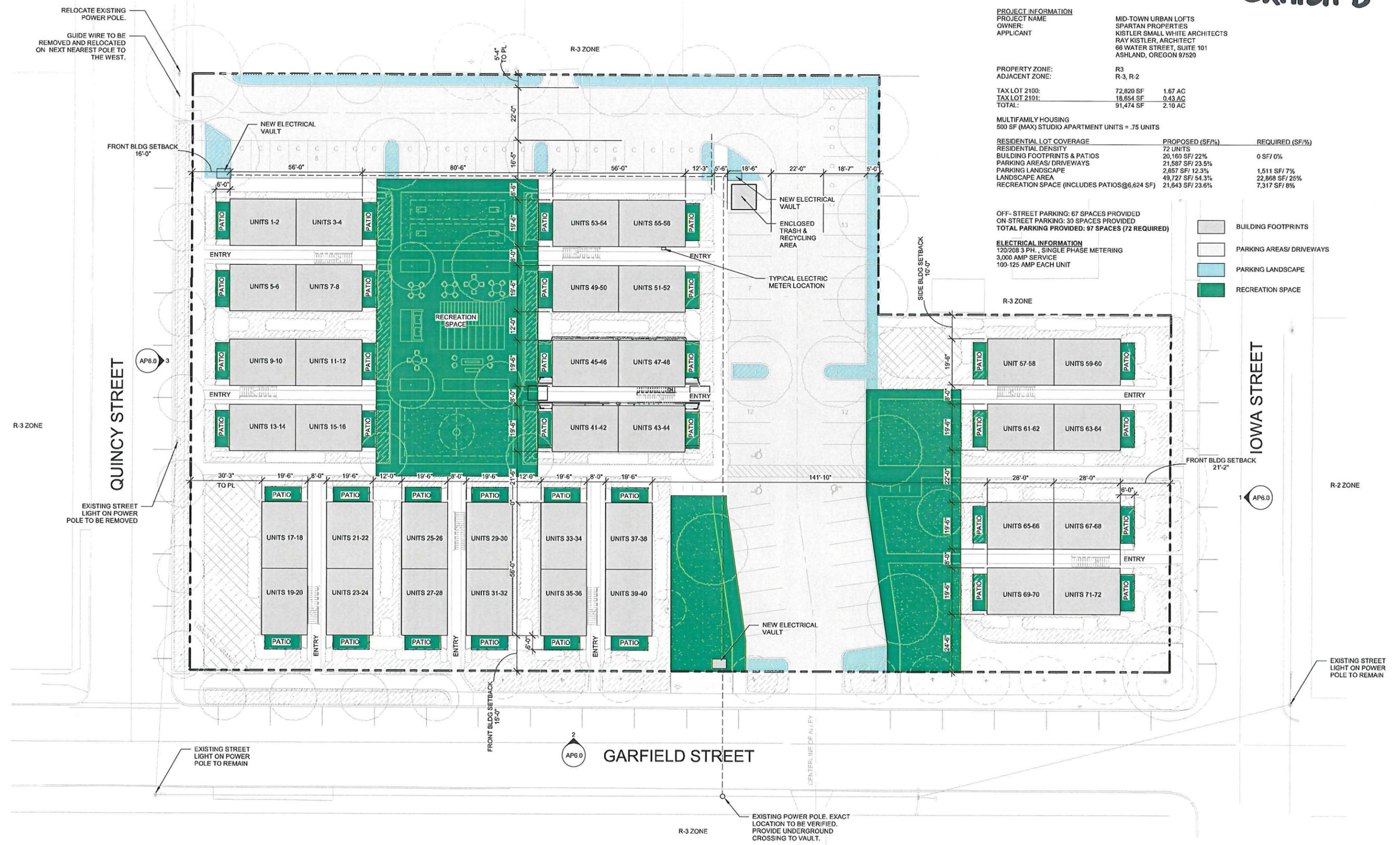
MULTIFAMILY HOUSING
 500 SF (MAX) STUDIO APARTMENT UNITS = .75 UNITS

RESIDENTIAL LOT COVERAGE	PROPOSED (SF/%)	REQUIRED (SF/%)
RESIDENTIAL DENSITY	72 UNITS	
BUILDING FOOTPRINTS & PATIOS	20,160 SF/ 22%	0 SF/ 0%
PARKING AREAS/ DRIVEWAYS	21,587 SF/ 23.5%	
PARKING LANDSCAPE	2,657 SF/ 12.3%	1,511 SF/ 7%
LANDSCAPE AREA	49,727 SF/ 54.3%	22,868 SF/ 25%
RECREATION SPACE (INCLUDES PATIOS@6,624 SF)	21,643 SF/ 23.6%	7,317 SF/ 8%

OFF-STREET PARKING: 67 SPACES PROVIDED
 ON-STREET PARKING: 30 SPACES PROVIDED
 TOTAL PARKING PROVIDED: 97 SPACES (72 REQUIRED)

ELECTRICAL INFORMATION
 120/208 3 PH., SINGLE PHASE METERING
 3,000 AMP SERVICE
 100-125 AMP EACH UNIT

- BUILDING FOOTPRINTS
- PARKING AREAS/ DRIVEWAYS
- PARKING LANDSCAPE
- RECREATION SPACE



SITE PLAN W/ AREAS 1
 1" = 20'-0"