



July 22, 2024

Mr. Thomas Berridge
Westlake Homeowners Association
PO Box 2255
Lake Oswego, OR 97035

RE: Westlake HOA Tree Risk Assessments for Natural Areas, Westlake Dr and Parkview Dr

Teragan and Associates, Inc. has contracted with the Westlake Homeowners Association to conduct Level II, Basic Tree Risk Assessments on select trees following the severe winter storms which struck the Portland metro area on January 13, 2024. Level II, Basic Tree Risk Assessments were performed along Westlake Drive and within the natural areas which have been labeled Track A, Track B, and Track C on all trees observed to have defects within falling distance of a target. A summary report outlining the results of the risk assessments was delivered to Mr. Tom Berridge in April 2024 (Please see Appendix C for original report). Following the review of the report, and at the request of the homeowner's association, Teragan and Associates, Inc. has been requested to perform an additional 16 Level II, Basic Tree Risk Assessments in July of 2024.

The 16 additional Level II, Basic Tree Risk Assessments included the reassessment of five trees which had been assessed and added to the inventory in April of 2024 as well as the assessment of 11 new trees which were assigned tree tag numbers #2100 through #2110. The five trees which were reassessed included trees #2008, #2009, #2013, #2014, and #2038. There were no observable changes in condition to the five trees which were reassessed and the mitigation recommendation remains the same; monitor the trees for any change in condition following all significant weather events for the next five years. The reason for the request of reassessment of the five trees, that were rated at moderate risk, was due to a question of why these trees were recommended for continued monitoring whereas other moderate risk trees had actions recommended such as removal or pruning.

Of the 11 new trees assessed during the site visits conducted in July 2024, eight trees received a risk rating of low, two received a risk rating of medium, and one tree was assigned a risk rating of high. Trees #2107 through #2110 are all growing adjacent to each other to the east of the residence addressed 5820 Stewert Glen. There were many trees in this specific location which suffered whole tree failures during the storm on January 13, 2024. The large trees which failed in this area struck the adjacent trees as they fell to the ground, creating a domino-like effect which resulted in additional tree failures. The trees labeled #2107 - #2110 were observed to have suffered either complete or partial failures at the base and the canopies have become hung-up and lodged within one another. Tree #2110 received a risk rating of high, due to the likelihood of the tree striking the house, and the mitigation recommendation is to remove the tree. Due to the fact that all four trees were observed to have failures at the base and are currently hung-up within the canopy of tree #2110, which received a risk rating of high, it is recommended that all four trees be removed. Due to the presence of the failed trees, the amount of debris on the ground, and

vegetation surrounding the trees in the area, it is recommended that the trees which were not recommended for removal in the immediate area be reassessed after the trees recommended for removal are removed.

The original report has been included in Appendix C. Appendix D: Tree Risk Assessment Results and Appendix E: Site maps with Tree Locations have been updated to include the newly assessed trees and reflect the latest findings.

Please contact me with any questions or concerns regarding the contents of this memo.

Sincerely,



Tom Feitl

ISA Certified Arborist #MN4772AM

ISA Tree Risk Assessment Qualified

Enclosures:

- Appendix A: Certification of Performance
- Appendix B: Assumptions and Limiting Conditions
- Appendix C: Original Report Dated 4/23/2024
- Appendix D: Tree Risk Assessment Results
- Appendix E: Site maps with Tree Locations

Appendix A: Certification of Performance

I, Tom Feitl, Certify:

- That a representative of Teragan & Associates, Inc., has inspected the tree(s) and/or the property referred to in this report. The extent of the evaluation is stated in the attached report.
- That Teragan & Associates, Inc. has no current or prospective interest in the vegetation of the property that is the subject of this report, and Teragan & Associates, Inc. has no personal interest or bias with respect to the parties involved.
- That Teragan & Associates, Inc.'s compensation is not contingent upon the reporting of a predetermined conclusion that favors the cause of the client or any other party, or upon the results of the assessment, the attainment of stipulated results, or the occurrence of any subsequent events.
- That the analysis, opinions, and conclusions that were developed as part of this report have been prepared according to commonly accepted arboricultural practices.
- That a Certified Arborist has overseen the gathering of data.

Appendix B: Assumptions and Limiting Conditions

- Any legal description provided to the consultant is assumed to be correct. Teragan and Associates, Inc. checked the species identification and tree diameters in the field.
- It is assumed that this property is not in violation of any codes, statutes, ordinances, or other governmental regulations.
- The consultant is not responsible for information gathered from others involved in various activities pertaining to this project. Care has been taken to obtain information from reliable sources.
- Loss or alteration of any part of this delivered report invalidates the entire report.
- Drawings and information contained in this report may not be to scale and are intended to be used as display points of reference only.
- The consultants' role is only to make recommendations. Inaction on the part of those receiving the report is not the responsibility of the consultant.

Appendix C: Original Report Dated 4/23/2024

Summary

Mr. Thomas Berridge contacted Teragan and Associates, Inc. following the severe winter storms on January 13th, 2024, with a request to provide an update to the limited tree risk assessment survey of select trees which had previously been conducted by our firm in the the summer of 2021. There were four areas of focus which included the trees adjacent to Westlake Drive as well as three distinct natural areas labeled Track A, Track B, and Track C. A total of 106 trees were assessed for risk and each tree was assigned an individual risk rating using the methods outlined in the Level II, Basic Tree Risk Assessment Process.

In the previous survey conducted by Teragan and Associates, Inc. in 2021, a total of 93 trees were assessed for risk using the Level II, Basic tree risk assessment. In the time since the last survey was conducted, 41 of the trees which received a risk rating have had the corresponding risk mitigated by either branch pruning or tree removal. Of the 106 trees which were assessed for risk during February and March of 2024, 52 had been included in the previous risk assessment survey from 2021 and 54 were new trees which were observed to possess defects or close to houses which should either be monitor or mitigated going forward. The recommended risk mitigation actions include the removal of 8 trees, the pruning of 1 tree, and continued monitoring of the remaining 97 trees.

Assignment

Teragan and Associates, Inc. had agreed to the following assignment:

- Tracks A, B, and C: Conduct Level II, Basic Tree Risk Assessment on all trees observed to have defects within falling distance of a target that were pointed out by yourself or recognized by us as a concern. It should be noted that not ALL trees within striking distances of houses were assessed for risk and/or included in the inventory.
- Update observations made regarding the trees listed in the 2021 tree risk assessment report.
- Provide an updated tree risk assessment inventory to reflect the findings from the site visits conducted in February and March of 2024.

Approach to the Risk Assessment

To complete the updated tree risk assessments, we utilized the previous risk assessment report completed by Teragan Associates, Inc. in 2021 to guide our assessment. We conducted a site walk with yourself of the three natural areas and along Westlake Dr. looking for the previously tagged trees as well as any additional trees which were observed to possess defects and within striking distance of a target of concern. Targets of concern were defined as the houses, not the surrounding yards and/or assessor buildings such as sheds. Details regarding the tree's location were recorded using a Trimble GNSS receiver in order to create an accurate site map (which has been included as Appendix D: Track Maps of this report). The assessed tree condition and risk rating were added to the location of each tree. In the section of this report labeled Appendix C: Tree Risk Assessment Results, details can be found regarding when the trees were first assessed and the corresponding mitigation recommendations.

Observations

The trees were assessed on February 27th and March 6th, 2024. Each tree assessed was tagged with an aluminum marking tag scribed with a unique identification number and information was collected regarding the tree location, existing or new to the risk assessment, common name, scientific name, DBH at standard height (usually measured at 54 inches above grade), health condition, structural condition, pertinent comments, targets, defects of concern, likelihood of failure, likelihood of impact, consequences of failure, risk rating, and corresponding mitigation recommendations.

During the site work conducted in February and March of 2024, many failed trees were observed throughout the three natural areas. A majority of the failed trees were either large, mature Oregon white oak (*Quercus garryana*) or intermediate Oregon-ash (*Fraxinus latifolia*). Throughout the natural areas, we observed an unusually high water-table. Many of the failed trees were observed to possess shallow root balls, likely as a result of this high water-table. Oregon white oaks have evolved over centuries to thrive in a savannah type ecosystem and the high water-table in this area is likely contributing to the large number of tree failures which have occurred over the last five years.

Methods Used in the Risk Assessment

The trees were assessed utilizing the visual risk assessment procedure and the risk assessment timeframe was set at 5 years. The risk assessments were conducted according to the standards outlined in Level II, Basic Tree Risk Assessment found in the American National Standards Institute (ANSI) A300 Standards and the International Society of Arboriculture's (ISA) best management standards for Level II, Basic Tree Risk Assessment.

Targets:

A target is defined as any person, object, structure, or service disruption within reach of a falling tree or part of a tree, that may be injured, damaged, or disrupted. In this case, the risk assessment is primarily for homes including garages, roads, sidewalks, and paths. Sheds, landscaping were not considered as targets to be considered. An occupancy rate (constant, frequent, occasional, rare) is associated with a target. The structure of the home has a constant occupancy rate whereas a sidewalk or walking path has an occasional occupancy rate as the concern is about a person rather than the sidewalk itself. The natural area would be considered to have a rare occupancy rate.

Level II, Basic Tree Risk Assessment:

Tree risk assessment is conducted using a systematic approach to identify, analyze, and evaluate tree risk. If targets are present, then risk is assessed. When performing a tree risk assessment, an arborist's task is to evaluate the parameters of the site and the trees' characteristics, taking note of any defects or unusual features the tree and/or the site may have or pose to the stability of the tree or parts of the tree. From the collection of data, the arborist then uses three factors to calculate the overall risk rating: (1) the likelihood of failure, (2) the likelihood of impact, and (3) the consequence of failure. Please see Appendix 3 for a list of the trees assessed.

1. *Likelihood of failure* is the chance of a tree or tree part failing within the stated time frame of five years. There are four levels: improbable, possible, probable, and imminent. A tree would be given an improbable likelihood of failure if it were

- healthy and not likely to fail in normal or even stormy weather conditions. Possible likelihood of failure would mean that there may be a significant defect, but the tree is not expected to fail in normal storm events. Probable likelihood rating would indicate that a severe defect is likely to cause failure within the stated time frame, possible even without a normal storm event occurring. A tree would be given an imminent likelihood of failure if it has already started to fail or would fail in the near future.
2. *Likelihood of impact* is an assessment of; if the tree or tree part with the defect were to fail, what is the likelihood of the tree or tree part impacting the target. There are four levels: very low, low, medium, and high. A tree would be given a very low likelihood of impact if the occupancy rate of the target of concern in that area is rare or only occasional. A low rating would mean the target of concern being struck by the failing tree or tree part is less than 50 percent but greater than rare. A rating of medium is given if the target of concern is as likely to get struck as not. A tree would be given a high likelihood of impact if it is likely to impact the target when it fails. There are other factors that can impact the likelihood of impact as well such as protection factors (i.e.. other trees), distance from the tree to the target and direction of fall that are factored in as well.
 3. *Consequences of failure* is the level of damage associated with a tree or tree part failure that has struck a target of concern. There are four levels: negligible, minor, significant, and severe. A negligible consequence would consist of a tree or tree part failing and resulting in no injuries to people and little to no damage to property or disruption to service. A minor consequence would be damage that could be repaired at a reasonable cost or injuries that people could heal quickly from and would not necessitate a hospital stay. Examples would be a damaged gutter, or a cut or minor bone breakage on a person. Significant consequences would be damage with higher repair costs and injuries that would require a hospital stay but one could expect a full recovery with no lingering impacts. An example of significant property damage would be where a roof's structural support is significantly damaged. A severe consequence would be a tree or tree part failing and resulting in a serious injury with lifelong impacts or death, or property damage with very high repair costs.

Results of the Risk Assessment and Corresponding Mitigation Recommendations

Of the 106 trees assessed for risk during the 2024 phase of this project, 3 trees received a risk rating of High, 17 trees received a risk rating of Moderate, and 86 trees received a risk rating of Low. The trees which have been recommended for removal may be completely removed or snagged/ reduced to a height where the tree height is less than the distance to the closest target. The results of the tree assessment by Track were as follows:

Track A:

There was a total of 51 trees assessed for risk within Track A, 28 of which were added in 2024. It is important to note that 28 of the trees assessed for risk by Teragan and Associates, Inc. in 2021 have been mitigated and no longer pose a risk to the identified targets. In total, Track A possessed:

- 42 trees with a risk rating of low.
- 8 trees with a risk rating of moderate.

- 1 tree with a risk rating of high.

To mitigate the risk observed throughout Track A during the survey conducted in 2024, it is recommended that:

- Tree #970 be pruned to reduce the lateral growth towards Kruse way to the south.
- Trees #1026, #2006, #2017, #2018, #2032, and #2035 be snagged/ removed.
- Monitor the remaining 44 trees for any change in condition following all significant weather events for the next 5 years. After the fifth year, the trees should be reassessed for risk.

Track B:

There was a total of 19 trees assessed for risk within Track B, 7 of which were added in 2024. It is important to note that 8 of the trees assessed for risk by Teragan and Associates, Inc. in 2021 have been mitigated and no longer pose a risk to the identified targets. In total, Track B possessed:

- 14 trees with a risk rating of low.
- 3 trees with a risk rating of moderate.
- 2 trees with a risk rating of high.

To mitigate the risk observed throughout Track B during the survey conducted in 2024, it is recommended that:

- Trees #2029 and #2030 be removed immediately as they were observed to be failing at the base during the survey.
- Monitor the remaining 17 trees for any change in condition following all significant weather events for the next 5 years and reassess after the fifth year.

Track C:

There was a total of 27 trees assessed for risk within Track B, 18 of which were added in 2024. It is important to note that 4 of the trees assessed for risk by Teragan and Associates, Inc. in 2021 have been mitigated and no longer pose a risk to the identified targets. In total, Track C possessed:

- 23 trees with a risk rating of low.
- 4 trees with a risk rating of moderate.
- 0 trees with a risk rating of high.

To mitigate the risk observed throughout Track C during the survey conducted in 2024, it is recommended that:

- Tree #1100 be snagged/ removed.
- Monitor the remaining 26 trees for any change in condition following all significant weather events for the next 5 years.

Westlake Drive:

There was a total of 9 trees assessed for risk along the right of way adjacent to Westlake Drive, 1 of which was added to the survey in 2024. It is important to note that 1 of the trees (#1034)

assessed for risk by Teragan and Associates, Inc. in 2021 has been mitigated and no longer poses a risk to the identified targets. In total, the right of way adjacent to Westlake Drive possessed:

- 7 trees with a risk rating of low.
- 2 trees with a risk rating of moderate.
- 0 trees with a risk rating of high.

To mitigate the risk observed throughout Track C during the survey conducted in 2024, it is recommended that:

- Monitor all 9 trees for any change in condition following all significant weather events for the next 5 years, again reassessing all the trees after the fifth year if no storm occurrences cause tree reassessment.

Detailed information regarding the individual risk ratings and field comments can be found in Appendix C: Tree Risk Assessment Results of this report. Trees which were previously surveyed and were not found or were determined to be mitigated have been noted in both Appendix C and Appendix D.

Conclusion

The trees which were surveyed throughout Tracks A, B, and C in addition to the areas adjacent to the Westlake Drive right of way were generally observed to possess low risk ratings to the identified targets. In total, mitigative action has been recommended for 9 of the 106 trees which were assessed during this assignment. In addition to the mitigative action recommended for the 9 individual trees, it is recommended that the trees within and adjacent to the three tracks as well as Westlake Drive continue to be monitored for any change in condition for the next five years, especially after significant winds storms that hit the area of Westlake.

Please contact me with any questions or concerns regarding the contents of this memo.

Sincerely,
Tom Feitl



ISA Certified Arborist #MN4772AM
ISA Tree Risk Assessment Qualified

Enclosures:

- Appendix A: Certification of Performance
- Appendix B: Assumptions and Limiting Conditions
- Appendix C: Tree Risk Assessment Results
- Appendix D: Site maps with Tree Locations

1/4) - Tree Risk Assessment

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Track D - Tree Risk Assessment Results

Tree No.	Tract	New/ Existing	Common Name	Botanical Name	DBH ¹ (in)	Spread (ft)	Approx. Height (ft)	Condition ²	Structure ³	Targets	Tree part assessed	Likelihood of Failure (Imp/ Pos/Prob/Imm)	Likelihood of Impact (Vlow/Low/Med /High)	Consequence of Failure (Neg/Min/ Sig/Sev)	Risk Rating (Low/Mod/High/ Ext)	Defects/Comments	Recommended Risk Mitigation Action	2024 Update	Has Risk Been Mitigated	Target	Likelihood of Failure (Imp/ Pos/Prob/Imm) ²	Likelihood of Impact (Vlow/Low/Med /High) ³	Consequence of Failure (Neg/Min/ Sig/Sev) ⁴	Risk Rating (Low/Mod/High/ Ext) ⁵	Updated Mitigation Recommendation
948	A	Existing	Oregon ash	Fraxinus latifolia	23	25	50	Fair	Poor	Sidewalk	Whole tree	Prob	Very low	Neg	Low	2' 8", failed in ice storm; decay from 0 to 12' AGL; will likely fall into natural area but is not structurally stable; SW oriented leader failed over sidewalk.	Remove	Tree has been topped at 10' agl	Yes	-	-	-	-	-	-
948A	A	2021	Bigleaf maple	Acer macrophyllum	12	20	45	Fair	Fair	Sidewalk	Whole tree	Pos	High	Neg	Low	Snag as codom.	Monitor	Unbalanced crown towards road	No	Kruse Way/ Sidewalk	Improb	Low	Severe	Low	Monitor
948B	A	2021	Oregon ash	Fraxinus latifolia	24	30	60	Fair	Fair	Sidewalk	Dead branches	Prob	High	Minor	Moderate	Large 6"+ dead branches hanging over Kruse way sidewalk to be removed.	Prune dead branches	Slime flux near base south side, dead branches removed	Yes	-	-	-	-	-	-
954	A	Existing	Oregon white oak	Quercus garryana	34	60	75	Good	Fair	Kruse Way/Sidewalk	Whole tree	Pos	High	Severe	Moderate	Possible trunk decay; NW cavity at trunk base; S cavity at trunk base; further assessment or monitor	Monitor	Tree not found: may failed in time since last risk assessment was conducted.	Yes	-	-	-	-	-	-
											Overextended limb to S	Pos	High	Severe	Moderate	Limb overextended to the S over Kruse and sidewalk.	Prune overextended limb								
954A	A	2021	Oregon white oak	Quercus garryana	32	60	75	Good	Good	Kruse Way/Sidewalk	Whole tree	Pos	High	Severe	Moderate	Decay cavity full of water 1' AGL. Cavity is a minimum of 10" deep; creek to W/NW.	Monitor	Cavity at base south side	No	Kruse Way/ Sidewalk	Unlikey	Low	Severe	Low	Monitor
954B	A	2021	Oregon ash	Fraxinus latifolia	20	35	55	Fair	Fair	Kruse Way/Sidewalk	Whole tree	Pos	Very low	Neg	Low	40 to sidewalk, seam on E side of trunk; cavity on east side of trunk at 1.5' AGL.	Monitor	Cavities near base, large cavity at 15' and deadwood	No	Kruse Way/ Sidewalk	Possible	Low	Significant	Low	Monitior
965	A	Existing	Oregon white oak	Quercus garryana	26	30	60	Good	Poor	Kruse Way/Sidewalk	Whole tree	Prob	Very low	Neg	Low	30' to fence , 49' to sidewalk. Not likely to reach Kruse Way; decay on S side of tree; hollow 0-6' cavity; slight lean to S.	Monitor	Tree not found: may failed in time since last risk assessment was conducted.	Yes	-	-	-	-	-	-
967	A	Existing	Oregon ash	Fraxinus latifolia	17,19	25	50	Fair	Fair	Kruse Way/Sidewalk	S leader	Pos	High	Neg	Low	North leader has cavity at 25'; S leader has cavity at union with N leader; S lead could fail S to Kruse way; thick stem wall. 25' to fence, 27' to sidewalk.	Remove	Snagged at 10' and 15'	Yes	-	-	-	-	-	-
970	A	Existing	Oregon ash	Fraxinus latifolia	19	30	35	Poor	Very poor	Sidewalk	Whole tree	Prob	Medium	Neg	Low	Decay near SW leader union with trunk, decay cavity on SW side of trunk base 2' tall 6" wide.	Monitor	Decay cavities on SW side of trunk still present	No	Sidewalk	Prob	Med	Neg	Low	Monitor
											Overextended limb to SW	Prob	High	Neg	Low	Overextended limb; 22' to fence.	Prune overextended limb	Extend lateral growth to south remains	No	Sidewalk	Prob	Med	Neg	Low	Prune overextended limbs
972	A	Existing	Oregon ash	Fraxinus latifolia	28	50	70	Fair	Fair	Sidewalk	Past trunk decay	Pos	Low	Neg	Low	Unbalanced to the N. Decay cavities closed at trunk base. Likely to fail N /NW.	Monitor	Tree failed. Split and failed at base with adjacent tree #1001.	Yes	-	-	-	-	-	-
977	A	Existing	Oregon ash	Fraxinus latifolia	16	25	25	Poor	Poor	Westlake Dr	Whole tree	Prob	High	Minor	Moderate	Decay column 0-12' AGL on W side. Remove; would block lane of traffic; 12' from road, overhang street.	Remove	Snagged at t 10' agl	Yes	-	-	-	-	-	-
983	A	Existing	Oregon white oak	Quercus garryana	13	20	55	Good	Fair	14373	Whole tree	Improb	Low	Neg	Low	Growing NW, extreme phototropism.	Monitor	Tree not found: may failed in time since last risk assessment was conducted.	Yes	-	-	-	-	-	-
983A	A	2021	Oregon white oak	Quercus garryana	23	40	70	Good	Fair	14373	Whole tree	Improb	High	Severe	Low	Soinc tomography performed 2/8/2022, 10% strength loss at 4" AGL; decay cavity on SW trunk flare, 2.5' by 1', decayed heartwood; two girdling roots observed southwest and northwest of tree.	Monitor	Large cavity at base southwest side, leans to west	No	14373	Pos	Low	Significant	Low	Monitor
985	A	Existing	Oregon white oak	Quercus garryana	22	30	70	Good	Fair	14353	Whole tree	Prob	Medium	Minor	Low	Dead attached snag; oozing out of decay pocket at 6' AGL, soft decay at base of trunk and trunk column.	Monitor	Tree not found: may failed in time since last risk assessment was conducted.	Yes	-	-	-	-	-	-
987	A	Existing	Oregon white oak	Quercus garryana	17	30	60	Good	Fair	14400	Whole tree	Pos	Medium	Minor	Low	Upper branches may reach home depending on direction of failure; decay on 3 sides of tree; 60' to home.	Remove	Tree not found: may failed in time since last risk assessment was conducted.	Yes	-	-	-	-	-	-
988	A	Existing	Oregon ash	Fraxinus latifolia	20	40	70	Good	Good	14400	Whole tree	Improb	Medium	Sign	Low	Closing decay pocket with good wound wood on SW side of tree from 2' x 2"; may barely reach home. S decay seam closed.	Monitor	Tree not found: may failed in time since last risk assessment was conducted.	Yes	-	-	-	-	-	-
992	A	Existing	Oregon ash	Fraxinus latifolia	33	40	65	Good	Fair	5675, 5657	Whole tree	Pos	High	Significant	Moderate	Soinc tomography performed 2/8/2022; cavities on NW and E side. Base of trunk may be hollow. 16' to property line.	Height Reduction, Weight Reduction, or Wildlife Snag	Snagged at 30' agl, recommend to reduce to 10'	Yes	-	-	-	-	-	-
994	A	Existing	Oregon white oak	Quercus garryana	43	50	75	Good	fair	5710	Whole tree	Pos	Low	Minor	Low	High crown, may not reach home; bacterial wetwood seeping on N side of trunk 8' AGL. Decay pocket on E side too.	Monitor	Bacterial wetwood observed	No	5710	Unlikely	Low	Significant	Low	Monitor
995	A	Existing	Oregon white oak	Quercus garryana	18	30	60	Hood	Good	5710	Whole tree	Improb	High	Minor	Low	High crown; no evidence of fruiting bodies (fruiting bodies referenced in 2011 report).	Monitor	Tree not found: may failed in time since last risk assessment was conducted.	Yes	-	-	-	-	-	-
999	A	Existing	Oregon ash	Fraxinus latifolia	19	60	60	Good	Poor	5682	Whole tree	Improb	Very low	Neg	Low	Further inspection to confirm it is growing with tree. Leans/ phototropism to the N, 29' S of 1000 circle.	Remove	Tree not found: may failed in time since last risk assessment was conducted.	Yes	-	-	-	-	-	-
1000	A	Existing	Oregon ash	Fraxinus latifolia	20	40	70	Good	Poor	5682	At 15'	Pos	Low	Neg	Low	31' to fence line; decay cavity NE trunk base and 15' AGL; recommend snag - would want to make sure 999 is not impacted.	Monitor	Cavity on east side of trunk	No	5682	Pos	Low	Neg	Low	Monitor
1000*	A	2021	Oregon ash	Fraxinus latifolia	18	30	65	Fair	Poor	Sidewalk	Hollow trunk	Prob	Low	Neg	Low	Hollow trunk 0-20' AGL cavity deep with good wound wood, leaning W. Not likely to reach sidewalk.	Monitor	Snagged at 10' agl	Yes	-	-	-	-	-	-
1001	A	2021	Oregon ash	Fraxinus latifolia	25	40	70	Fair	Fair	Kruse Way/Sidewalk	Past trunk decay	Pos	High	Severe	Moderate	Unbalanced canopy to the S towards Kruse way; possible past trunk wound on N side of trunk; S of 972.	Monitor	Tree failed. Split and failed at base with adjacent tree #972.	Yes	-	-	-	-	-	-
1002	A	2021	Oregon ash	Fraxinus latifolia	7,11,16	40	55	Good	Poor	Sidewalk	Trunk decay	Prob	Low	Neg	Low	Large trunk decaying N side 0 -5' AGL; three leaders; branches likely to stop by fence.	Monitor	Decay at base in center of stems, heavy lean towards kruse way	No	Kruse Way/ Sidewalk	Prob	Med	Minor	Low	Monitor

Westlake HOA Tree Risk Assessment

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Track A (2/4) - Tree Risk Assessment Results

Tree No.	Tract	New/ Existing	Common Name	Botanical Name	DBH ¹ (in)	Spread (ft)	Approx. Height (ft)	Condition ²	Structure ³	Targets	Tree part assessed	Likelihood of Failure (Imp/ Pos/Prob/Imm)	Likelihood of Impact (Vlow/Low/Med /High)	Consequence of Failure (Neg/Min/ Sig/Sev)	Risk Rating (Low/Mod/High/ Ext)	Defects/Comments	Recommended Risk Mitigation Action	2024 Update	Has Risk Been Mitigated	Target	Likelihood of Failure (Imp/ Pos/Prob/Imm) ²	Likelihood of Impact (Vlow/Low/Med /High) ³	Consequence of Failure (Neg/Min/ Sig/Sev) ⁴	Risk Rating (Low/Mod/High/ Ext) ⁵	Updated Mitigation Recommendation
1003	A	2021	Oregon ash	<i>Fraxinus latifolia</i>	20	15	40	Good	Fair	Sidewalk	Whole tree	Pos	Low	Neg	Low	25' to sidewalk to S; multiple wounds on W and S sides of trunks; good wound wood response; slight lean to N but self corrected.	Monitor	Dead top, tree leans south away from road	No	Kruse Way/ Sidewalk	Possible	Very Low	Severe	Low	Monitor
1004	A	2021	Oregon ash	<i>Fraxinus latifolia</i>	23	10	30	Snag	Snag	Sidewalk	Wholetree	Pos	Low	Sign	Low	Unbalanced to the S, 7' to sidewalk, snag at 30' AGL, decay on NE side of trunk.	Remove	Snagged at 10' agl	Yes	-	-	-	-	-	-
1005	A	2021	Oregon white oak	<i>Quercus garryana</i>	36	50	65	Good	Good	Kruse Way/Sidewalk	Whole tree	Pos	High	Severe	Moderate	Two leaders at 10' AGL, oriented SE and directly upwards; ground soft around trunk base.	Monitor	Tree not found: may failed in time since last risk assessment was conducted.	Yes	-	-	-	-	-	-
1006	A	2021	Oregon ash	<i>Fraxinus latifolia</i>	15	20	25	Good	Fair	Sidewalk	Whole tree	Improb	Low	Neg	Low	Evidence of wounds at trunk flare that have healed; cavity at 3.5' AGL almost closed; lean to SW, may just reach sidewalk.	Monitor	Leaning SW, much sprouting growth, previous branch failure at 20' agl	No	Kruse Way/ Sidewalk	Possible	Low	Significant	Low	Monitor
1007	A	2021	Oregon ash	<i>Fraxinus latifolia</i>	16	20	45	Good	Fair	Sidewalk	Whole tree	Pos	Low	Neg	Low	Approx. 35' to sidewalk; lean SW, likely to fail in manner that it would not reach sidewalk or only few branches would; cavity at trunk base.	Monitor	Leaning SW, unbalanced crown to south	No	Kruse Way/ Sidewalk	Possible	Low	Significant	Low	Monitor
1008	A	2021	Oregon ash	<i>Fraxinus latifolia</i>	15	20	30	Good	Fair	Sidewalk	Whole tree	Pos	Low	Neg	Low	Lost leader and regrew leaders around cavity at 25' AGL; branch failure would not reach sidewalk; trunk flare has odd cavities and buttress root growth.	Monitor	Reiterating growth from old stem failure at 20' agl, sprouting growth leans south	No	Kruse Way/ Sidewalk	Possible	Low	Significant	Low	Monitor
1009	A	2021	Oregon ash	<i>Fraxinus latifolia</i>	15	25	30	Fair	fair	Sidewalk	At 3.5'	Pos	Low	Neg	Low	Sidewalk with dipline, ~10'; cavity on N side of trunk revealing decay column 3.75' to 5.75' AGL; cavities below split leaders at 20' AGL.	Monitor	Failed leader at 15', leaning top remains. Same as tree #2000.	No	Kruse Way/ Sidewalk	Possible	Low	Severe	Low	Monitor
1010	A	2021	Oregon ash	<i>Fraxinus latifolia</i>	10	20	25	Fair	Poor	Sidewalk	Whole tree	Prob	Low	Minor	Low	Multiple trunk wounds reveal decaying heartwood; past white flag; remove; 10' from sidewalk.	Remove	Probable/low/significant. Large dead leader and leaning unbalanced canopy to south over sidewalk	No	Kruse Way/ Sidewalk	Probable	Low	Significant	Low	Monitor
1011	A	2021	Oregon ash	<i>Fraxinus latifolia</i>	6	10	20	Fair	Poor	Westlake Dr	Whole tree	Pos	High	Minor	Low	Multiple decay pockets at 4' AGL; unbalanced toward road, would block a lane of traffic 13' E.	Remove	Tree not found: may failed in time since last risk assessment was conducted.	Yes	-	-	-	-	-	-
1012	A	2021	Oregon ash	<i>Fraxinus latifolia</i>	28	45	60	Good	Fair	Westlake Dr	Whole tree	Improb	High	Sign	Low	Diameter measured at 2' AGL; trunk wound on N and S sides; good wound wood; leans away from street.	Monitor	Low canopy over road, no new concern, canopy leans west	No	Westlake Dr.	Improbable	High	Significant	Low	Monitor
1013	A	2021	Oregon ash	<i>Fraxinus latifolia</i>	17	45	70	Good	Good	5670	40' upper canopy	Pos	Medium	Minor	Low	Longitudinal cracks on E and W side of trunk at 40' AGL. Have climbing arborist inspect.	Remove	Tree not found: may failed in time since last risk assessment was conducted.	Yes	-	-	-	-	-	-
1014	A	2021	Oregon ash	<i>Fraxinus latifolia</i>	21	50	75	Good	Fair	5674	Whole tree	Pos	Low	Neg	Low	Not likely to reach home, 37' to property line, unpredictable direction of failure; wound in E side of trunk, failed codominant on W side.	Monitor	Tree not found: may failed in time since last risk assessment was conducted.	Yes	-	-	-	-	-	-
1015	A	2021	Oregon ash	<i>Fraxinus latifolia</i>	28	40	55	Good	Fair	5674	Whole tree	Pos	Very low	Neg	Low	Likely to fail SW; NE side of trunk odd growth; cracked soil on NE side; irregular canopy growth; 8' from fence line.	Monitor	Tree not found: may failed in time since last risk assessment was conducted.	Yes	-	-	-	-	-	-
1016	A	2021	Oregon ash	<i>Fraxinus latifolia</i>	13	20	50	Good	Good	5682	At 10'	Pos	Very low	Neg	Low	Cavity at 10' AGL, above canopy could reach home if it were to fail and fall just so to N.	Monitor	Crown heavy to north	No	5682	Pos	Very Low	Negligable	Low	Monitor
1017	A	2021	Oregon ash	<i>Fraxinus latifolia</i>	25	30	65	Good	Fair	5690	Whole tree	Improb	Low	Neg	Low	Cavity at tree base , E side, 16" deep; likely to fail W.	Monitor	No new concern	No	5690	Improbable	Low	Negligable	Low	Monitor
1018	A	2021	Oregon ash	<i>Fraxinus latifolia</i>	18	25	50	Good	Fair	5718	Whole tree	Improb	Low	Neg	Low	Decay cavity 0-5' AGL, S side of trunk, likely failure direction into the natural area; good wound wood response; 40' to house.	Monitor	Failed at 4' agl into natural area	Yes	-	-	-	-	-	-
1019	A	2021	Oregon ash	<i>Fraxinus latifolia</i>	20	35	50	Fair	Fair	5718	Whole tree	Improb	Low	Neg	Low	Decay cavity SW side of trunk 0-3' AGL, good wound wood; leaning in to natural area; 43' to house.	Monitor	No new concern, Decay at base northwest side, leaning east	No	5718	Improbable	Low	Negligable	Low	Monitor
1020	A	2021	Oregon white oak	<i>Quercus garryana</i>	37	60	75	Good	Good	5783, 5784	Codominant leader	Improb	Med	Minor	Low	East oriented codominant leader could fail and fall in-between two houses; codominant split at 12' AGL; 11' to presumed property line.	Monitor	2 stems at 10' agl. Need to remove wedged wood, Southwest leader weightedheavily to southwest, No new concern, canopy leaning west, northeast leader would fail to northeast	No	5783, 5784	Improbable	Med	Minor	Low	Monitor
1021	A	2021	Oregon white oak	<i>Quercus garryana</i>	15	50	75	Good	Fair	5693	Whole tree	Pos	Med	Neg	Low	Approx. 65' to property line, another 40' to house; small branches may reach house; conk at trunk base; lean to S.	Monitor	Tree not found: may failed in time since last risk assessment was conducted.	Yes	-	-	-	-	-	-
1022	A	2021	Oregon white oak	<i>Quercus garryana</i>	42	70	75	Good	Fair	5675, 5693	Codominant leader	Pos	Med	Sign	Low	Codominant leaders, SW oriented leader may reach house to SW; split at 6' AGL; possible inclusion, moss, possible cavity on SW leader that is covered in moss, epicormic growth along trunk. Diameter at 1.5'; 52' to property line S.	Monitor	Southern stem unlikely to reach houses	No	5675, 5693	Pos	Med	Significant	Low	Monitor
1023	A	2021	Oregon ash	<i>Fraxinus latifolia</i>	14	15	35	Good	Fair	Westlake Dr	Whole tree	Prob	Very low	Neg	Low	Hollow trunk, multiple cavities on E side lean to NW; proactively remove, will die.	Remove	Tree not found: may failed in time since last risk assessment was conducted.	Yes	-	-	-	-	-	-
1024	A	2021	Oregon ash	<i>Fraxinus latifolia</i>	7	10	15	Good	Poor	Westlake Dr	Whole tree	Prob	High	Neg	Low	Snag as codominant leader; Upper canopy leans toward street.	Remove	Tree not found: may failed in time since last risk assessment was conducted.	Yes	-	-	-	-	-	-
1025	A	2021	Oregon ash	<i>Fraxinus latifolia</i>	17		45	Snag	Snag	Westlake Dr	Whole tree	Pos	Low	Neg	Low	Tall snag , 32' to curb. Reduce snag height, natural snag lost top; unpredictable fall direction.	Reduce snag height	Snagged at 20' agl, reasonable height for snag	Yes	-	-	-	-	-	-

Westlake HOA Tree Risk Assessment
July '24 Update

Track A (3/4) - Tree Risk Assessment Results

Tree No.	Tract	New/ Existing	Common Name	Botanical Name	DBH ¹ (in)	Spread (ft)	Approx. Height (ft)	Condition ²	Structure ³	Targets	Tree part assessed	Likelihood of Failure (Imp/ Pos/Prob/Imm)	Likelihood of Impact (Vlow/Low/Med /High)	Consequence of Failure (Neg/Min/ Sig/Sev)	Risk Rating (Low/Mod/High/ Ext)	Defects/Comments	Recommended Risk Mitigation Action	2024 Update	Has Risk Been Mitigated	Target	Likelihood of Failure (Imp/ Pos/Prob/Imm) ²	Likelihood of Impact (Vlow/Low/Med /High) ³	Consequence of Failure (Neg/Min/ Sig/Sev) ⁴	Risk Rating (Low/Mod/High/ Ext) ⁵	Updated Mitigation Recommendation
1026	A	2021	Oregon ash	Fraxinus latifolia	26	25	50	Good	Good	Westlake Dr	Whole tree	Improb	Med	Neg	Low	Monitor wound at trunk base on SE side; 20 ' to road.	Monitor	Significant woodpecker dame with large holes on leader, may block traffic, lean unbalanced to S/SE	No	Westlake Dr.	Prob	Med	Significant	Moderate	Remove / Snag
1027	A	2021	Oregon white oak	Quercus garryana	34	50	70	Good	Good	Westlake Dr	Whole tree	Improb	Med	Neg	Low	Car accident E side, 9" wide by 0-4.5'; good wound wood but decay visible; likely to fail W.	Monitor	Old wound at base with strong reaction wood, likely to fail to west	No	Westlake Dr.	Unlikely	Low	Severe	Low	Monitor
1028	A	2021	Oregon white oak	Quercus garryana	32	35	55	Good	Good	Westlake Dr	Whole tree	Improb	Med	Severe	Low	Car accident, 20" AGL, 6" deep; good wound wood response.	Monitor	Old wound at base with strong reaction wood, likely to fail to west	No	Westlake Dr.	Unlikely	Low	Severe	Low	Monitor
1029	A	2021	Oregon ash	Fraxinus latifolia	15	25	45	Fair	Poor	Westlake Dr	Whole tree	Prob	Low	Neg	Low	Upper canopy could reach roadway if tree fails; decay cavity at trunk base 0-4' AGL; diameter measured at 5'; likely to fail S/SE; 19' to rd.	Remove	Tree not found: may failed in time since last risk assessment was conducted.	Yes	-	-	-	-	-	
2000	A	New- 2024	Oregon-ash	Fraxinus latifolia	15			Poor	Very Poor	-	Large stem failure	-	-	-	-	-	-	Failed leader at 15', leaning top remains. Same as tree #1009.	No	Kruse Way/ Sidewalk	Pos	Low	Severe	Low	Monitor
2001	A	New- 2024	Oregon white oak	Quercus garryana	26			Fair	Fair	-	Whole tree	-	-	-	-	-	-	Unbalanced crown leaning towards roadway, possible root plate shift.	No	Kruse Way	Pos	High	Severe	Moderate	Monitor
2002	A	New- 2024	Oregon-ash	Fraxinus latifolia	15			Fair	Poor	-	Whole tree	-	-	-	-	-	-	Previously started to uproot, leaning canopy towards kruse way	No	Kruse Way	Pos	Low	Severe	Low	Monitor
2003	A	New- 2024	Oregon-ash	Fraxinus latifolia	32			Fair	Fair	-	Whole tree	-	-	-	-	-	-	Heavily weight crown, heavily unbalanced to the south	No	Kruse Way/ Sidewalk	Pos	Low	Severe	Low	Monitor
2004	A	New- 2024	Oregon white oak	Quercus garryana	36			Fair	Poor	-	Whole tree	-	-	-	-	-	-	Heavily weighted to east, codominate leaders at 25' agl	No	Kruse Way	Pos	Low	Severe	Low	Monitor
2005	A	New- 2024	Oregon white oak	Quercus garryana	35			Fair	Fair	-	Leader Failure	-	-	-	-	-	-	Previous stem failure at approx 40' south side, codominate leaders	No	Kruse Way	Pos	Low	Severe	Low	Monitor
2006	A	New- 2024	Douglas-fir	Pseudotsuga menziesii	12			Fair	Failing	-	Whole tree	-	-	-	-	-	-	Cracked/uprooting at base, recd for removal	No	5694	Imminent	Med	Minor	Moderate	Remove
2007	A	New- 2024	Oregon-ash	Fraxinus latifolia	19			Poor	Poor	-	Whole tree	-	-	-	-	-	-	Heavy weighted and leaning to northwest, reiterating sprouting growth	No	5682	Pos	Med	Minor	Low	Monitor
2008	A	New- 2024	Oregon-ash	Fraxinus latifolia	19			Poor	Poor		Whole tree							Large cavity at base north side, heavy lean to west, suckering at base. 7/2/24 UPDATE: no change in condition was observed	No	5674, 5678	Possible	Low	Minor	Low	Monitor
2009	A	New- 2024	Oregon white oak	Quercus garryana	27			Fair	Poor		Whole tree							Leaning heavy canopy northwest. 7/2/24 UPDATE: no change in condition was observed	No	5670, 5674	Pos	High	Severe	Moderate	Monitor
2010	A	New- 2024	Oregon-ash	Fraxinus latifolia	24			Fair	Poor	-	Whole tree	-	-	-	-	-	-	16,10, 14.5 inch stems,decay in center of stems at base, fruiting body present, stems leaning north and west	No	5666	Pos	Low	Minor	Low	Monitor
2011	A	New- 2024	Norway-maple	Acer platanoides	13			Good	Fair	-	Whole tree	-	-	-	-	-	-	Leaning east, low branches over road	No	Westlake Dr.	Unlikely	Low	Significant	Low	Monitor
2013	A	New 2024	Oregon white oak	Quercus garryana	35			Fair	Poor		Whole tree							Heavy lean unbalanced crown to S/SE, large low deadwood. 7/2/24 UPDATE: no change in condition was observed	No	5693	Possible	High	Severe	Moderate	Monitor
2014	A	New 2024	Oregon white oak	Quercus garryana	28			Fair	Poor		Whole tree							Heavy lean unbalanced crown to S/SE, large low deadwood. 7/2/24 UPDATE: no change in condition was observed	No	5693	Possible	High	Severe	Moderate	Monitor
2015	A	New- 2024	Oregon white oak	Quercus garryana	32			Poor	Poor	-	Whole tree	-	-	-	-	-	-	Southwest leader has failed at 40' agl, remaining canopy leans north	No	5729	Pos	Low	Significant	Low	Monitor
2016	A	New- 2024	Oregon white oak	Quercus garryana	23			Fair	Fair	-	Whole tree	-	-	-	-	-	-	One side crown to south	No	5729	Unlikely	High	Severe	Low	Monitor
2017	A	New- 2024	Oregon-ash	Fraxinus latifolia	15			Fair	Poor	-	Whole tree	-	-	-	-	-	-	Soil cracks at base east side, unbalanced leaning crown to south	No	5747	Prob	High	Significant	High	Remove
2018	A	New- 2024	Oregon white oak	Quercus garryana	28			Fair	Poor	-	Whole tree	-	-	-	-	-	-	Soil cracking near base east side, unbalanced crown leaning to southwest	No	5747	Prob	High	Severe	High	Remove
2019	A	New- 2024	Oregon-ash	Fraxinus latifolia	16			Fair	Fair	-	Whole tree	-	-	-	-	-	-	Leaning unbalanced crown to southeast	No	5765	Pos	Med	Minor	Low	Monitor
2021	A	New- 2024	Oregon white oak	Quercus garryana	30			Fair	Fair	-	Whole tree	-	-	-	-	-	-	Heavy lean unbalanced crown to southeast	No	5722	Improbable	Med	Severe	Low	Monitor
2022	A	New- 2024	Oregon white oak	Quercus garryana	28			Poor	Poor	-	Large stem failure	-	-	-	-	-	-	Ganoderma conks 6" on south and east sides at base, previous canopy failure at approx 50' agl	No	5811	Pos	Med	Severe	Low	Monitor
2023	A	New- 2024	Oregon-ash	Fraxinus latifolia	19			Fair	Fair	-	Whole tree	-	-	-	-	-	-	Large cavity at base north side good wound wood,	No	14413	Pos	Very Low	Neglibable	Low	Monitor
2024	A	New- 2024	Oregon-ash	Fraxinus latifolia	30			Fair	Poor	-	Large stem failure	-	-	-	-	-	-	Codominate leaders at 30' with recent stem failure, unbalanced crown to north	No	14413	Pos	Low	Minor	Low	Monitor
2031	A	New- 2024	Oregon-ash	Fraxinus latifolia	15			Fair	Very Poor	-	Large stem failure	-	-	-	-	-	-	Previous codominate top failure, remaining top leans toward westlake drive with decay observed in upper canopy	No	Westlake Dr.	Pos	Med	Significant	Low	Monitor
2032	A	New- 2024	Oregon-ash	Fraxinus latifolia	13			Poor	Very Poor	-	Large stem failure	-	-	-	-	-	-	Previously snagged at 5' agl, sprouting growth approx 30' tall with poor structure/taper	No	Sidewalk	Prob	Med	Significant	Moderate	Remove / Snag
2033	A	New- 2024	Oregon-ash	Fraxinus latifolia	17			Fair	Poor	-	Large stem failure	-	-	-	-	-	-	Previous codominate top at 30', west top has failed revealing cavity and decay in main stem at remaining attachment point	No	Westlake Dr.	Pos	Low	Significant	Low	Monitor

Track A (4/4) - Tree Risk Assessment Results

Tree No.	Tract	New/ Existing	Common Name	Botanical Name	DBH ¹ (in)	Spread (ft)	Approx. Height (ft)	Condition ²	Structure ³	Targets	Tree part assessed	Likelihood of Failure (Imp/ Pos/Prob/Imm)	Likelihood of Impact (Vlow/Low/Med /High)	Consequence of Failure (Neg/Min/ Sig/Sev)	Risk Rating (Low/Mod/High/ Ext)	Defects/Comments	Recommended Risk Mitigation Action	2024 Update	Has Risk Been Mitigated	Target	Likelihood of Failure (Imp/ Pos/Prob/Imm) ²	Likelihood of Impact (Vlow/Low/Med /High) ³	Consequence of Failure (Neg/Min/ Sig/Sev) ⁴	Risk Rating (Low/Mod/High/ Ext) ⁵	Updated Mitigation Recommendation
2034	A	New- 2024	Scouller-willow	Salix scouleriana	10			Fair	Poor	-	Large stem failure	-	-	-	-	-	-	Dead tops and weakly attached limbs, base 9' from roadside,decay near base, would block traffic on westlake drive	No	Westlake Dr.	Prob	Low	Minor	Low	Monitor
2035	A	New- 2024	Scouller-willow	Salix scouleriana	13			Fair	Failed	-	Whole tree	-	-	-	-	-	-	3 stems separated at base 6,7,7", adjacent tre has failed to northwest and compromised root system, remaining stems have heavy lean towards roadway, would block traffic	No	Westlake Dr.	Imminent	Low	Minor	Moderate	Remove
2107	A	New - July 2024	Oregon white oak	Quercus garryana	13			Poor	Failing		Whole tree							Tree observed to be failing at base after being struck by adjacent tree, canopy is hung up on adjacent trees which are also failing	No	5820	Imminent	Low	Significant	Moderate	Remove
2108	A	New - July 2024	Oregon white oak	Quercus garryana	25			Poor	Failing		Whole tree							Tree has failed at the base to the SW and is hung up in adjacent trees, tree has caused 2 additional trees to uproot as a result of striking the crown during failure.	No	5820	Imminent	Low	Significant	Moderate	Remove
2109	A	New - July 2024	Oregon white oak	Quercus garryana	21			Poor	Failing		Whole tree							Tree has failed at the base to the SW and is hung up in adjacent trees, tree failure was caused the failure of tree 2108 which stuck the tree at approx 15' above grade, tree leaning/ failing towards natural area.	No	5820	Imminent	Low	Minor	Low	Remove
2110	A	New - July 2024	Oregon white oak	Quercus garryana	27			Poor	Failing		Whole tree							Tree observed to have heavy unnatural lean likely a result from adjacent trees which have failed and struck the tree, adjacent trees have failed and are hung up in the canopy of the tree, large broken limb observed at approx 30' above grade.	No	5820	Imminent	Medium	Significant	High	Remove

Track B (1/2) - Tree Risk Assessment Results

Tree No.	Tract	Existing/New	Common Name	Botanical Name	DBH (in)	Spread (ft)	Approx. Height (ft)	Condition**	Structure**	Targets	Tree part assessed	Likelihood of Failure (Imp/Pos/ Prob/Imm)	Likelihood of Impact (Vlow/Low/Med /High)	Consequence of Failure (Neg/Min/ Sig/Sev)	Risk Rating (Low/Mod/High/Ext)	Defects/Comments	Recommended Risk Mitigation Action	2024 Update	Has Risk Been Mitigated	Target	Likelihood of Failure (Imp/Pos/Prob/Imm)	Likelihood of Impact (Vlow/Low/Med/High)2	Consequence of Failure (Neg/Min/ Sig/Sev)2	Risk Rating (Low/Mod/High/Ext)2	Updated Mitigation Recommendation
511 N	B	Existing	Oregon ash	Fraxinus latifolia	19	30	50	Fair	Poor	Sidewalk	Whole tree	Prob	Very low	Neg	Low	Decay column; ~25' east of sidewalk.	Monitor	East of side walk, snagged at 30' agl, unlikely to reach roadway	No	Sidewalk	Improbable	Low	Severe	Low	Monitor
511 S	B	Existing	Oregon ash	Fraxinus latifolia	17	30	50	Fair	Poor	Sidewalk	Whole tree	Prob	Very low	Neg	Low	Decay column; ~25' east of sidewalk.	Monitor	Heavy lean to south, cavities on trunk north side	No	Sidewalk	Pos	Very Low	Severe	Low	Monitor
917	B	Existing	Oregon white oak	Quercus garryana	25	40	70	Good	Fair	Westlake Dr	Whole tree	Improb	Low	Severe	Low	Soinc tomography performed 2/8/2022; two wounds; 0-5' AGL, N side, seam, spongy decay in center; 0-2' AGL, street side, embedded objects; unbalanced canopy towards street.	Monitor	Cambium damage at base east side with good wound wood, one sided canopy to west	No	Westlake Dr.	Unlikely	Low	Severe	Low	Monitor
918	B	Existing	Oregon ash	Fraxinus latifolia	19	35	65	Good	Fair	Westlake Dr	Whole tree	Pos	Low	Sign	Low	6 different wounds; wounds on W side of trunk reveal stem decay; waterspouts up entire trunk.	Remove	Tree not found: may have failed in time since last risk assessment was conducted.	Yes	-	-	-	-	-	-
919	B	Existing	Oregon ash	Fraxinus latifolia	12	25	45	Fair	Poor	Sidewalk	Whole tree	Prob	Low	Neg	Low	Three cavities; stem decay visible; 25' to E edge of sidewalk; rotted on NW side at trunk base.	Monitor	Wounds on lower trunk, top failure at 35' agl	No	Sidewalk	Pos	Low	Minor	Low	Monitor
919A	B	2021	Oregon white oak	Quercus garryana	32	40	60	Good	Good	Westlake Dr	Whole tree	Pos	High	Severe	Moderate	9" long 2" wide decay pocket on SE base of trunk; heartwood exposed; strong wound wood.	Monitor	Small decay pocket at base south side, unbalanced crown to west	No	Westlake Dr.	Improbable	Med	Severe	Low	Monitor
919B	B	2021	Oregon ash	Fraxinus latifolia	26	40	60	Fair	Poor	Sidewalk	Whole tree	Pos	Very low	Neg	Low	Likely to fail E; 0-4' AGL lost leader; good wound wood but hollow.	Monitor	Large cavity at base west side, hollow trunk	No	Sidewalk	Pos	Low	Severe	Low	Monitor
920	B	Existing	Oregon ash	Fraxinus latifolia	27	20	40	Snag	Snag	14511	Whole tree	Improb	Very low	Neg	Low	Topped at 40' AGL; decay cavity on S trunk base, 3' by 7"; waterspouts; retain as snag; thick shell wall; house is 28' SE.	Create Snag at 25'	Tree not found: may have failed in time since last risk assessment was conducted.	Yes	-	-	-	-	-	-
920A	B	2021	Oregon ash	Fraxinus latifolia	23	30	55	Good	Good	Sidewalk	Whole tree	Improb	Very low	Neg	Low	Snag to the S, was at one time two leaders. Snag is at 20'. Balanced crown, standing as its own tree. 28' east of sidewalk.	Monitor	Tree not found: may have failed in time since last risk assessment was conducted.	Yes	-	-	-	-	-	-
921	B	Existing	Oregon ash	Fraxinus latifolia	17	25	60	Good	Good	14511	Whole tree	Improb	High	Severe	Low	Past trunk flare defect on W side; good response; building is 16' to S.	Monitor	Decay at base west side, Failure of previous leader at 35' agl south side,	No	14511	Pos	Med	Significant	Low	Monitor
922	B	Existing	Oregon ash	Fraxinus latifolia	23	15	40	Snag	Snag	5336	Whole tree	Improb	Very low	Neg	Low	Trunk cavity on E side.	Monitor	Snagged at 30'	No	5336	Improbable	Low	Significant	Low	Monitor
922A	B	2021	Douglas fir	Pseudotsuga menziesii	22	0	50	Very poor	Very poor	5336	Whole tree	Improb	Med	Minor	Low	Almost dead; may or may not reach home; only three live branches; 20' to deck; 40' to house.	Confirm on HOA property and remove (almost dead)	Tree not found: may have failed in time since last risk assessment was conducted.	Yes	-	-	-	-	-	-
923A	B	2021	Oregon ash	Fraxinus latifolia	11	20	35	Poor	Poor	5261	Whole tree	Pos	Med	Neg	Low	Exposed root system; wound on trunk on N side; declining health.	Confirm on HOA property and remove (almost dead)	Snagged at 3' agl	Yes	-	-	-	-	-	-
930	B	Existing	Oregon ash	Fraxinus latifolia	26	35	60	Good	Fair	5225	Whole tree	Improb	High	Severe	Low	Soinc tomography performed 2/8/2022; remaining leader of codom.; phototropism toward homes; good wound wood around cavity.	Weight reduction, carefully reducing on that side.	Past top failure, large cavity at base east side,	No	5225	Pos	Low	Significant	Low	Monitor
931	B	Existing	Oregon white oak	Quercus garryana	47	35	60	Good	Fair	5207	Whole tree	Improb	High	Severe	Low	Soinc tomography performed 2/8/2022; no decay detected at location of conk: conk on SE side of trunk, 4" wide, potentially Ganoderma; canopy heavily weighted toward home.	Monitor	3stems from 10' to 20' agl, 4 ganoderma conks on base south side, south stem has heavy lean to south, previous advanced assessment done	No	5207	Pos	High	Severe	Moderate	Monitor
932	B	Existing	Oregon ash	Fraxinus latifolia	16	30	35	Fair	Poor	5326	Whole tree	Pos	Very low	Neg	Low	Trunk decay on N side; 1'-5.5' AGL, 8" wide; good wound wood response; likely to fail S; unbalanced canopy to the N.	Monitor	Tree not found: may have failed in time since last risk assessment was conducted.	Yes	-	-	-	-	-	-
935	B	Existing	Oregon white oak	Quercus garryana	19	40	70	Good	Fair	14348	Whole tree	Improb	High	Sign	Low	New water feature; high crown.	Monitor	Unbalanced crown to northwest	No	14348	Pos	High	Significant	Moderate	Monitor
939A	B	2021	Oregon ash	Fraxinus latifolia	19	35	60	Fair	Fair	14322	Whole tree	Improb	Med	Neg	Low	Unknown if on HOA property, extreme phototropism toward home; may or may not reach property; would be small branches if it did reach the property.	Determine if on HOA property; monitor.	Possible/very low/negligible. Top failure at 30' agl, small stem remains	No	14322	Pos	Very Low	Negligible	Low	Monitor
940	B	Existing	Oregon ash	Fraxinus latifolia	19	15	30	Fair	Poor	5344	Whole tree	Prob	High	Minor	Moderate	Lost top and regrew; cavity 0' to 3.5'AGL. 42' to SW corner of home.	Reduce snag height additional 10' if tree is on HOA property	Tree not found: may have failed in time since last risk assessment was conducted.	Yes	-	-	-	-	-	-
942	B	Existing	Oregon ash	Fraxinus latifolia	16	25	30	Fair	Fair	5326	Whole tree	Improb	Very low	Neg	Low	Tree is oriented away from home and would be highly unlikely to strike home; small decay cavity 3' AGL; an stick pen inside 4"; growth oddities.	Determine if on HOA property; monitor.	Tree not found: may have failed in time since last risk assessment was conducted.	Yes	-	-	-	-	-	-
2024.1	B	New - 2024	Oregon-ash	Fraxinus latifolia	15			Fair	Poor	-	Whole tree	-	-	-	-	-	-	Possible soil cracking at base east side, leaning canopy to west, minor cavities on lower trunk	No	Westlake Dr., Sidewalk	Pos	Low	Severe	Low	Monitor
2025	B	New - 2024	Oregon-ash	Fraxinus latifolia	23			Poor	Poor	-	Large stem failure	-	-	-	-	-	-	Southern codominate stem is rotten, previous top failure	No	Westlake Dr., Sidewalk	Pos	Med	Severe	Low	Monitor
2026	B	New - 2024	Oregon white oak	Quercus garryana	24			Fair	Fair	-	Whole tree	-	-	-	-	-	-	Unbalanced crown leans to south	No	5336	Improbable	High	Significant	Low	Monitor
2027	B	New - 2024	Oregon-ash	Fraxinus latifolia	20			Fair	Poor	-	Large stem failure	-	-	-	-	-	-	Probable for stem failure, large cavity from previous topping cut, reiterating grow present,	No	5225	Prob	High	Significant	Moderate	Monitor
2028	B	New - 2024	Oregon white oak	Quercus garryana	24			Fair	Poor	-	Whole tree	-	-	-	-	-	-	Possible new heaving to west, canopy leaning to west	No	5308	Pos	Very Low	Significant	Low	Monitor
2029	B	New - 2024	Oregon white oak	Quercus garryana	20			Fair	Failing	-	Whole tree	-	-	-	-	-	-	Failed at root plate to northwest, supported by adjacent trees, recommended for immediate removal	No	14402	Imminent	Med	Significant	High	Remove

Track B (2/2) - Tree Risk Assessment Results

Tree No.	Tract	Existing/New	Common Name	Botanical Name	DBH ¹ (in)	Spread (ft)	Approx. Height (ft)	Condition ²	Structure ²	Targets	Tree part assessed	Likelihood of Failure (Imp/Pos/Prob/Imm)	Likelihood of Impact (Vlow/Low/Med/High)	Consequence of Failure (Neg/Min/ Sig/Sev)	Risk Rating (Low/Mod/High/Ext)	Defects/Comments	Recommended Risk Mitigation Action	2024 Update	Has Risk Been Mitigated	Target	Likelihood of Failure (Imp/Pos/Prob/Imm)	Likelihood of Impact (Vlow/Low/Med/High)2	Consequence of Failure (Neg/Min/ Sig/Sev)2	Risk Rating (Low/Mod/High/Ext)2	Updated Mitigation Recommendation
2030	B	New - 2024	Oregon white oak	Quercus garryana	16			Fair	Failing	-	Whole tree	-	-	-	-	-	-	Activity failing at root plate, recommended for immediate removal, supporting tree 2029	No	14402	Imminent	Med	Significant	High	Remove
2103	B	New - July 2024	Oregon ash	Fraxinus latifolia	15			Fair	Poor		Whole tree							Woodpecker holes on house side at 20' and 25' above grade, much sprouting growth on trunk	No	14322	Possible	Low	Minor	Low	Monitor
2104	B	New - July 2024	Oregon white oak	Quercus garryana	19			Fair	Poor		Stem Failure							Canopy leaning northwest towards home, seems on trunk 15' and 20' open wounds, light dieback in upper canopy	No	14322	Possible	Medium	Minor	Low	Monitor
2105	B	New - July 2024	Oregon ash	Fraxinus latifolia	17			Good	Poor		Whole tree							Many broken and redirected branches, tree leaning northwest towards home and adjacent property line	No	14322	Possible	Medium	Significant	Low	Monitor
2106	B	New - July 2024	Oregon ash	Fraxinus latifolia	18			Very poor	Poor		Stem Failure							Many broken and redirected branches, tree leaning northwest towards home and adjacent property line	No	14322	Possible	Very Low	Negligable	Low	Monitor

Track C (1/2) - Tree Risk Assessment Results

Tree No.	Tract	Existing/ New	Common Name	Botanical Name	DBH ¹ (in)	Spread (ft)	Approx. Height (ft)	Condition ²	Structure ²	Targets	Tree part assessed	Likelihood of Failure (Imp/Pos/ Prob/Imm)	Likelihood of Impact (Vlow/Low/Med/H igh)	Consequence of Failure (Neg/Min/ Sig/Sev)	Risk Rating (Low/Mod/High/E xt)	Defects/Comments	Recommended Risk Mitigation Action	2024 Update	Has Risk Been Mitigated	Target	Likelihood of Failure (Imp/ Pos/Prob/Imm)	Likelihood of Impact (Vlow/Low/Med/H igh)2	Consequence of Failure (Neg/Min/ Sig/Sev)3	Risk Rating (Low/Mod/High/E xt)4	Updated Mitigation Recommendation
502	C	New - 2024	Oregon-ash	<i>Fraxinus latifolia</i>	18	-	-	Good	Fair	-	Large stem failure	-	-	-	-	-	-	Previously topped at 15' agl, cavity and reiterating tops at old cut	No	5227	Pos	Med	Minor	Low	Monitor
503	C	Existing	Oregon-ash	<i>Fraxinus latifolia</i>	17	20	40	Fair	Poor	5227, 5094	Upper branches 2" diameter	Improb	Very low	Neg	Low	Large deadwood.		Tree not found: may have failed in time since last risk assessment was conducted.	Yes	-	-	-	-	-	-
504	C	Existing	Oregon-ash	<i>Fraxinus latifolia</i>	14	20	60	Fair	Fair	5094	Whole tree	Pos	Low	Sign	Low	Previously marked for removal; decay pocket SE side at 5' AGL and NW side at 12' AGL.		Tree not found: may have failed in time since last risk assessment was conducted.	Yes	-	-	-	-	-	-
901	C	Existing	Oregon-ash	<i>Fraxinus latifolia</i>	12	20	40	Snag	Snag	5200	Whole tree	Improb	High	Sign	Low	Many water sprouts; slight lean toward shed; decay pocket at 3' AGL on E side.		Cavity on stem east side 3' agl, previous top failure with much sprouting present, leaning unbalanced crown to north	No	5200	Pos	Low	Neg	Low	Monitor
903	C	Existing	Oregon-ash	<i>Fraxinus latifolia</i>	18	30	45	Fair	Poor	14307	Leaders 10" diameter	Pos	Low	Minor	Low	Decay column starts at 12' AGL.		Previously topped at 20' agl with large cavity on east side below union, unbalanced crown to west	No	14307	Pos	Low	Minor	Low	Monitor
904	C	Existing	Oregon-ash	<i>Fraxinus latifolia</i>	21	30	60	Fair	Poor	14030	Leaders	Improb	Low	Minor	Low	Inclusion; Decay pocket from 6' to 12' on main leader; good wound wood; upper branches may or may not reach home.		Inclusion; Decay pocket from 6' to 12' on main leader; good wound wood; upper branches may or may not reach home.	No	14030	Pos	Low	Minor	Low	Monitor
911	C	Existing	Oregon-ash	<i>Fraxinus latifolia</i>	23	40	40	Poor	Poor	5317	Branches	Pos	Very low	Neg	Low	Hollow trunk; weak branch attachments; unlikely to reach home.		Tree not found: may have failed in time since last risk assessment was conducted.	Yes	-	-	-	-	-	-
912	C	Existing	Scouller-willow	<i>Salix scouleriana</i>	31	25	35	Fair	Poor	5348, 5366	Branches	Prob	Very low	Neg	Low	Twisted trunks; dead and crossing branches.		Twisted leader mixed with deadwood in canopy, may damage wooden fence	No	5348, 5366	Prob	Low	Neg	Low	Monitor
914A	C	2021	Oregon-ash	<i>Fraxinus latifolia</i>	20	30	50	Fair	Poor	14112	Whole tree	Improb	Low	Minor	Low	Leader failed at 3' AGL; cavity and decay; not tagged.		Snagged at 20', natural recent failure to NW	Yes	-	-	-	-	-	-
914B	C	2021	Oregon-ash	<i>Fraxinus latifolia</i>	27	30	50	Fair	Poor	14128	Leaders 6" diameter	Pos	Very low	Neg	Low	Three leaders: 18,17,10;		Previous canopy failures at 20', broken branches present, unlikely to reach home	No	14128	Prob	Very Low	Neg	Low	Monitor
914C	C	2021	Oregon white oak	<i>Quercus garryana</i>	21	40	65	Good	Good	14136	Branches	Improb	Very low	Neg	Low	Great condition.		Unbalanced leaning N/NE, vigorous canopy	No	14136	Unlikely	High	Severe	Low	Monitor
914D	C	2021	Oregon white oak	<i>Quercus garryana</i>	31	40	75	Good	Fair	14136	Main stem at 30' AGL	Pos	Med	Sign	Low	Crook at 30' AGL; decay at cavity; unbalanced crown to the NE.		Possible/high/significant-house. Cavity on trunk west side at 30' agl, unbalanced canopy to east	No	14136	Pos	High	Significant	Moderate	Monitor
1100	C	2021	Oregon-ash	<i>Fraxinus latifolia</i>	23	30	60	Fair	Poor	5097	Whole tree	Pos	High	Sign	Moderate	Decay on N side at base; good wound wood; not tagged.		Small cavity at base north side, top failure at50' agl, unbalanced and leaning to S/SW, sprouting growth remains	No	5097	Pos	High	Severe	Moderate	Remove/ snag
2036	C	New - 2024	European-birch	<i>Betula pendula</i>	15	-	-	Fair	Poor	-	Whole tree	-	-	-	-	-	-	Heavy lean to north, 2stems at base12" 9", previously began to uproot to north with anchor roots exposed south side is base	No	Edenberry Dr.	Prob	Low	Significant	Low	Monitor
2037	C	New - 2024	Oregon-ash	<i>Fraxinus latifolia</i>	13	-	-	Fair	Very Poor	-	Whole tree	-	-	-	-	-	-	Large cavity at base north side with extensive decay, likely to fail south and damage wood fence	No	5312	Pos	Low	Neg	Low	Monitor
2038	C	New 2024	Oregon ash	<i>Fraxinus latifolia</i>	19			Fair	Poor		Large stem failure							Unbalanced crown leaning S/SW, seam/cavity on trunk east side at 20' agl, adjacent trees have failed leaving canopy exposed from east and north. 7/2/24 UPDATE: stem failure at cracking - probable/medium/significant - vertical crack in center of stem 20-30' above grade	No	5097	Probale	Medium	Significant	Moderate	Monitor
2039	C	New - 2024	Oregon-ash	<i>Fraxinus latifolia</i>	12	-	-	Fair	Poor	-	Whole tree	-	-	-	-	-	-	Unbalanced crown leaning S/SW, adjacent trees have failed leaving canopy exposed from east and north	No	5097	Pos	High	Minor	Low	Monitor
2040	C	New - 2024	Oregon-ash	<i>Fraxinus latifolia</i>	15	-	-	Fair	Fair	-	Whole tree	-	-	-	-	-	-	Unbalanced leaning crown to N/NE, crook in trunk and reiterating growth in canopy	No	5303	Pos	Med	Significant	Low	Monitor
2041	C	New - 2024	Oregon-ash	<i>Fraxinus latifolia</i>	15	-	-	Poor	Very Poor	-	Whole tree	-	-	-	-	-	-	Codominat e tops at 20' agl, western top recently failed, remaining top is unbalanced and leans NE	No	5303	Prob	Low	Minor	Low	Monitor
2042	C	New - 2024	Oregon white oak	<i>Quercus garryana</i>	25	-	-	Fair	Poor	-	Whole tree	-	-	-	-	-	-	Unbalanced leaning crown to north, adjacent trees have failed and struck base of tree, adjacent failures have exposed canopy to east and south	No	5285, 5303	Pos	High	Severe	Moderate	Monitor
2043	C	New - 2024	Oregon white oak	<i>Quercus garryana</i>	22	-	-	Fair	Poor	-	Whole tree	-	-	-	-	-	-	Unbalanced leaning crown to north, adjacent trees have failed and struck base of tree, adjacent failures have exposed canopy to east and south	No	5285	Pos	Med	Severe	Low	Monitor
2044	C	New - 2024	Oregon-ash	<i>Fraxinus latifolia</i>	23	-	-	Fair	Poor	-	Whole tree	-	-	-	-	-	-	Previous topping/failure at 25' agl, reiterating tops present, one top has failed into adjacent trees and eastern stem is likely to fail towards homes	No	14100, 14112	Prob	Low	Neg	Low	Monitor
2045	C	New - 2024	black cottonwood	<i>Populus trichocarpa</i>	30	-	-	Fair	Poor	-	Whole tree	-	-	-	-	-	-	Unbalanced canopy with heavy lean to south towards home, extended lateral growth to south in canopy, ivy an suckering growth at base	No	5101	Pos	Med	Significant	Low	Monitor

Track C (2/2) - Tree Risk Assessment Results

Tree No.	Tract	Existing/ New	Common Name	Botanical Name	DBH ¹ (in)	Spread (ft)	Approx. Height (ft)	Condition ²	Structure ²	Targets	Tree part assessed	Likelihood of Failure (Imp/Pos/ Prob/Imm)	Likelihood of Impact (Vlow/Low/Med/H igh)	Consequence of Failure (Neg/Min/ Sig/Sev)	Risk Rating (Low/Mod/High/E xt)	Defects/Comments	Recommended Risk Mitigation Action	2024 Update	Has Risk Been Mitigated	Target	Likelihood of Failure (Imp/ Pos/Prob/Imm)	Likelihood of Impact (Vlow/Low/Med/H igh)2	Consequence of Failure (Neg/Min/ Sig/Sev)3	Risk Rating (Low/Mod/High/E xt)4	Updated Mitigation Recommendation
2046	C	New - 2024	Oregon-ash	<i>Fraxinus latifolia</i>	14	-	-	Good	Fair	-	Whole tree	-	-	-	-	-	-	Unbalanced crown leaning to south, 3stems at 1' agl	No	5104	Pos	Low	Minor	Low	Monitor
2047	C	New - 2024	Oregon-ash	<i>Fraxinus latifolia</i>	20	-	-	Fair	Poor	-	Whole tree	-	-	-	-	-	-	Leaning unbalanced crown to east, previous topping/failure with large reiterating tops present	No	5227	Prob	Low	Minor	Low	Monitor
2048	C	New - 2024	Oregon-ash	<i>Fraxinus latifolia</i>	20	-	-	Fair	Poor	-	Whole tree	-	-	-	-	-	-	Leaning unbalanced crown to s/se, previous codominate stems at 6' agl, extensive decay at base west side large cavity from 0-8' agl	No	5086, 14044	Prob	Med	Minor	Low	Monitor
2049	C	New - 2024	Oregon-ash	<i>Fraxinus latifolia</i>	24	-	-	Poor	Poor	-	Whole tree	-	-	-	-	-	-	Unbalanced crown to south, decay pockets at root flare at base, leaning south	No	14012	Pos	Med	Significant	Low	Monitor
2050	C	New - 2024	Oregon white oak	<i>Quercus garryana</i>	29	-	-	Good	Fair	-	Whole tree	-	-	-	-	-	-	Low LCR, minor deadwood present	No	5209, 14024, 14030	Improb	Low	Severe	Low	Monitor
2051	C	New - 2024	Oregon white oak	<i>Quercus garryana</i>	22	-	-	Fair	Fair	-	Whole tree	-	-	-	-	-	-	Subordinate and codominate with adjacent oak, deadwood throughout	No	5209, 14024, 14030	Improb	Very Low	Neg	Low	Monitor
2052	C	New - 2024	Oregon white oak	<i>Quercus garryana</i>	19	-	-	Good	Fair	-	Whole tree	-	-	-	-	-	-	Unbalanced cornw to the southwest, minor low deadwood	No	5209	Improb	Low	Minor	Low	Monitor
2053	C	New - 2024	Oregon white oak	<i>Quercus garryana</i>	31	-	-	Good	Fair	-	Whole tree	-	-	-	-	-	-	Leaning one sided canopy to the west, 40% LCR	No	5218, 14321, 14307	Improb	Low	Significant	Low	Monitor
2100	C	New - July 2024	Oregon white oak	<i>Quercus garryana</i>	27			Fair	Fair		Whole tree							One sided lean to west, large adjacent oaks have failed at the base, ash to the west may provide target protection of neighboring home, minor dieback in upper tips	No	5263, 5245	Probable	Low	Severe	Low	Monitor
2101	C	New - July 2024	Oregon ash	<i>Fraxinus latifolia</i>	29			Fair	Fair		Whole tree							Tree is providing protection factor for adjacent oak #2100, evidence of previous limb failures	No	5263	Possible	Medium	Significant	Low	Monitor
2102	C	New - July 2024	Oregon ash	<i>Fraxinus latifolia</i>	21			Good	Fair		Whole tree							Previous top failure with reiterating growth at 30' above grade, anthrocnose, leaning west from base	No	5281	Possible	Low	Negligable	Low	Monitor

Westlake Drive - Tree Risk Assessment Results

Tree No.	Tract	Existing/New	Common Name	Botanical Name	DBH (in)	Spread (ft)	Approx. Height (ft)	Condition**	Structure**	Targets	Tree part assessed	Likelihood of Failure (Imp/ Pos/ Prob/Imm)	Likelihood of Impact (Vlow/Low/Med /High)	Consequence of Failure (Neg/Min/ Sig/Sev)	Risk Rating (Low/Mod/High/ Ext)	Defects/ Comments	Recommended Risk Mitigation Action	2024 Update	Has Risk Been Mitigated	Target	Likelihood of Failure (Imp/ Pos/Prob/Imm)	Likelihood of Impact (Vlow/Low/Med /High)2	Consequence of Failure (Neg/Min/ Sig/Sev)3	Risk Rating (Low/Mod/High/ Ext)4	Updated Mitigation Recommendation
1030	Westlake Dr, EAST side, east of sidewalk	2021	Oregon white oak	<i>Quercus garryana</i>	21	30	70	Good	Good	Westlake Dr, 5493	Whole tree	Pos	Medium	Sign	Low	Wounds on W side of trunk at base and at 3/4' AGL; good wound wood response; upper canopy would reach house if it failed E.	Monitor	Canopy leaning south	No	Westlake Dr., 5493	Unlikely	Low	Severe	Low	Monitor
1031	Westlake Dr, EAST side, east of sidewalk	2021	Oregon white oak	<i>Quercus garryana</i>	22	50	70	Good	Fair	5493	NE leader	Pos	Low	Neg	Low	Codominant leaders at 40 AGL with inclusion; oriented NE and SW. NE leader may or may not reach house.	Monitor	Unbalanced to south, no new concer	No	Westlake Dr., 5494	Pos	Low	Severe	Low	Monitor
1032	Westlake Dr, EAST side, east of sidewalk	2021	Oregon white oak	<i>Quercus garryana</i>	13	30	65	Good	Poor	Westlake Dr and sidewalk	Whole tree	Improb	Med	Severe	Low	<i>Soine tomography performed 2/8/2022; unbalanced to SW; ooze from cavity at 20'; cavity at base of trunk 8" deep; hollow up trunk.</i>	Monitor	No new concern	No	Westlake Dr., sidewalk	Improbable	Med	Severe	Low	Monitor
1033	Westlake Dr, EAST side, east of sidewalk	2021	Oregon ash	<i>Fraxinus latifolia</i>	13,11,13	40	45	Fair	Poor	Sidewalk	North leader	Pos	Med	Severe	Low	Fourth leader failed, northern most leader has good wound wood response, would fail N/NW.	Monitor	Possible/medium/severe. Decay at base west side,	No	Sidewalk	Pos	Med	Severe	Low	Monitor
1034	Westlake Dr, EAST side, west of sidewalk	2021	Oregon ash	<i>Fraxinus latifolia</i>	13	20	35	Fair	Poor	Westlake Dr	Whole tree	Pos	High	Severe	Moderate	Large wound on W side 0-4' AGL, impacting more than 50% cir.	Remove	Removed to ground level	Yes	-	-	-	-	-	-
1035	Westlake Dr, WEST side, between road and fence	2021	Oregon white oak	<i>Quercus garryana</i>	38	50	70	Good	Fair	Westlake Dr	East leader	Improb	High	Severe	Low	Codominant leader with inclusion; split at 6' AGL; closed trunk wounds on E side; diameter at 3.5'.	Monitor	No new concern	No	Westlake Dr.	Improbable	High	Severe	Low	Monitor
1036	Westlake Dr, WEST side, between road and fence	2021	Oregon white oak	<i>Quercus garryana</i>	20	45	55	Good	Good	5650	Whole tree	Pos	Med	Sign	Low	Trunk wound on E side 0-2.5, base had swelled on N side to close, good wound wood.	Monitor	Low branches by steetlight, no new concern	No	5650	Pos	Med	Significant	Low	Monitor
1037	Westlake Dr, WEST side, between road and fence	2021	Oregon ash	<i>Fraxinus latifolia</i>	12	25	40	Good	Good	Westlake Dr	Whole tree	Pos	High	Sign	Moderate	Trunk wounds on S, SE, and W sides; good wound wood.	Monitor	Low branches by sign, no new concern	No	Westlake Dr.	Pos	High	Significant	Modrate	Monitor
1038	Parkview Dr.	2021	European ash	<i>Fraxinus excelsior</i>	14	35	40	Good	Fair	Parkview Dr	Whole tree	Possible	High	Minor	Low	Trunk oddities on S side of trunk; trunk wounds; unbalanced canopy over street.	Monitor	Unbalanced crown to south over road, large canopy failures present, 2 broken leaders and one cracked leader from 10'-15' agl west side	No	Parkview Dr.	Prob	Low	Significant	Low	Monitor
2012	Westlake Dr.	New - 2024	Oregon white oak	Quercus garryana	34	-	-	Good	Fair	-	Whole tree	-	-	-	-	-	-	Soil cracking at root collar, heavy lean over westlake unbalanced crown to east, will block roadway	No	Westlake Dr.	Pos	Med	Severe	Moderate	Monitor

Appendix E: Track Maps with Tree Locations



[illegible]

Westlake Drive

