



## NOTICE OF PUBLIC MEETING

CITY OF ALBANY  
TREE COMMISSION  
Albany City Hall, Council Chambers  
333 Broadalbin Street SW

**Tuesday, September 16, 2008  
3:00 p.m.**

### AGENDA

- |           |   |              |
|-----------|---|--------------|
| 3:00 p.m. | 1. CALL TO ORDER                                  | Tom Krupicka |
|           | 2. ROLL CALL                                      |              |
|           | 3. COMMENTS FROM THE PUBLIC                       |              |
|           | 4. APPROVAL OF MINUTES                            |              |
| 3:15 p.m. | 5. Scheduled Business                             |              |
|           | a) Tree Code Revision Discussion                  | All          |
| 4:00 pm   | 6. BUSINESS FROM THE COMMISSION                   |              |
|           | 7. NEXT MEETING DATE – Thursday, October 16, 2008 |              |
| 4:30 p.m. | 8. ADJOURNMENT                                    |              |

### PLEASE BRING YOUR COPY OF:

- **Urban Forestry Management Plan**

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The location of the meeting/hearing is accessible to the disabled. If you need special accommodations to attend or participate, please notify the Human Resources Department in advance by calling 917-7501.

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**CITY OF ALBANY  
TREE COMMISSION – WORK SESSION  
Albany City Hall, Calapooia Room**

Thursday, August 21, 2008  
3:00 p.m.

**MINUTES**

Commission members present: Dick Miles, Mark Azevdo,  
Barb Bolden, Tom Krupicka

Commission members absent: David Smith

Staff present: Don Donovan, City Planning Manager, Greg Byrne,  
Community Development Director

Others present: Steve and Sandy Cramer, Bodie Dickerson, others

**1. CALL TO ORDER**

Tom Krupicka called the meeting to order at 3:00 pm.

**2. ROLL CALL**

3. Don Donovan was invited to the session by Mark Azevedo. Don shared the review criteria the planning commission uses in the Albany Development Code (ADC). Don has reviewed this with the Tree Commission in October of 2007. Commission make up has changed since then.

The city ADC requires that developers desiring to cut 5 or more trees, larger than 8" in diameter, are required to file a site plan review application to the city.

It is through this method that most of the trees in Albany get cut. Conversely, the City Forester usually handles tree removal requests for one or two trees, and they are usually on private property. Planners are aware of the importance of trees to the City including their ability to; reduce storm water run-off, conserve energy, increase property values, reduce stress, and their effect on the livability of communities.

99% of the applications Planning receives are related to development proposals, like subdivisions. With a site plan submission, the developer is required to show the types and sizes of trees (over 8" in diameter only) that are slated to be removed. The developer must also submit a list of review criteria and how their plans to cut these trees meet the review criteria.

In the ADC there's a purpose statement that states why the City has these tree felling rules, and it expresses the values the city has regarding development, including tree protection. Donovan feels it's important that the Tree Commission review the statement, updating the purpose and values to fit the current commission and City perspectives. The Commission needs to make sure the rules fit the values/purpose statement.

The Planning department mainly struggles with two criteria in the development code related to tree felling.

**First:**

*9.208(2). (b) The proposed felling is consistent with State standards, City ordinances, and the proposed felling does not negatively impact the environmental quality of the area, including but not limited to: the protection of nearby trees and windbreaks; wildlife; erosion; soil retention and stability; volume of surface runoff and water quality of streams; scenic quality, and geological sites.*

**Second:**

*9.208 (2). (c) The uniqueness, size, maturity, structure, and historic value of the trees have been considered and all other options for tree preservation have been exhausted. The Director may require that trees determined to be unique in species, size, maturity, structure, or historic value is preserved.*

In the first one, in order for the applicant to do create a good submission, each one of the above areas needs to be addressed. Frequently not all qualities expressed come into play. This can put undue burden on the applicant.

Additional difficulties with 9.208(2). (b) arise from the “proposed felling does not negatively impact the environmental quality of the area” statement. It could be construed that all felling negatively impact the environmental quality, because if you cut down a tree there is less oxygen in the atmosphere, hence a negative impact on the environment. This sets up a situation where people are forced to try and get around this rule from the beginning of the application process.

In the second criteria there is nothing in the code that tells the developer what the city values in regards to types, size, age, etc. of trees. The applicant and the staff reviewing the application are left to wonder what is valued and what is not valued.

Bodie asked if requiring an arborist report with the application would be helpful. Donovan said it would be and he has asked for reports with prior submissions. Sometimes they come in with the information, sometimes they don't. He doesn't think it should be a requirement in the code, because it's frequently not necessary. The City does not want to burden people with things that aren't necessary.

Mark Azevedo asked, once the planning commission decides yes or no, what happens with public input. Typically the size of the project determines if it requires a public hearing or just a staff decision. A division of a lot up to 10 is a staff decision with an appeal to the Land Use Board of Appeals (LUBA). With a division of 10-20, the staff makes a decision and can then require a public hearing; any request above 20 has to have a public hearing. The initial application requires notification of all neighbors within 300' of the project. City staff sends out those notices and invites comment from the neighbors within 14 days. Anyone can comment on any project and staff weighs those comments accordingly. The staff can decide to send any request to a public hearing.

Mark Azevedo understood that if it was a natural wildlife or a natural vegetation site, than it automatically goes to public hearing. That was incorrect. There is a public hearing required for hillside development code.

**ACTION ITEM:**

**Reminder for the Tree Commission to review the purpose statement at the beginning of the ADC and make suggested changes as part of the code review.**

#### 4. COMMENTS FROM THE PUBLIC

Bodie Dickerson asked if the comments from the public could be moved down to after scheduled business on the agenda so the public could comment on the business discussed. The commission approved this request.

Steve Cramer – back in October he asked the Tree Commission to look at an American chestnut in the Masonic Temple that has die back in it. He was concerned with disease spreading to other chestnuts in the area. Krupicka said that this type of request (determining disease) is not something that the Tree Commission does or is qualified to do. Tom will contact the City Forester and have him contact the Cramer's.

#### 5. APPROVAL OF MINUTES - voting on approval for June and July minutes at September meeting.

#### 6. SCHEDULED BUSINESS

##### a) Tree Code Revision Discussion

This meeting is intended as a work session to discuss the proposed code changes. The notes below reflect a synopsis of the conversation. Azevedo has submitted his proposed code changes during the July and August Commission meetings. Krupicka has some concerns about the Azevedo proposals. I've included the codes discussed during this commission meeting. NOTE: The blue lettering reflects Mark Azevedo's desired changes to the proposed code changes and the italics represent comments and questions from Tom Krupicka.

The significant questions raised were:

1. The role and responsibility of the Tree Commission
2. The definition and inclusion of grove or groves of trees
3. The definition and inclusion of nuisance tree and discussion of hazardous trees
4. The definition of significant tree
5. Standards for tree felling
6. Duties and responsibilities of City officials

All Commission members agreed that it was important to have applicable definitions consistent throughout the Albany Municipal Code (AMC), the Albany Development Code (ADC) and the Urban Forestry Management Plan (UFMP).

#### 1. ROLES AND RESPONSIBILITIES OF THE TREE COMMISSION

Discussion centered on the responsibilities of the Tree Commission. The City Attorney has addressed the Tree Commission responsibilities in the past, and it was decided that he would be invited to the September Tree Commission meeting to go over these responsibilities with the Commission again.

Some of the questions are:

- Who develops criteria?
- How does the Commission interact with the City Forester (advisory or directs)
- What power does the Commission have over the discretionary decisions of the City Forester?

- What responsibilities does the Commission have regarding the AMC, ADC, and the UFMP, particularly in regards to trees in the City, both on private land and City street trees?
- Everyone agreed that the Commission answers to the City Council, not the City Forester, is this a correct assumption?

**ACTION ITEM:**

- **Craig will invite the City Attorney to the next Commission meeting to answer the above questions and to give an opinion on the roles and responsibilities of the Commission.**

**Applicable Revisions**

**Changes to the AMC:**

**7.98.050 (1)** The City Tree Commission shall develop and maintain a list of approved trees for planting along streets. This list may be found in the Urban Forestry Management Plan. The trees are listed in three size classes based on mature height: small (less than 30 feet); medium (30 to 50 feet); and large (greater than 50 feet). Lists of trees not suitable for planting will also be created by the City Tree Commission. Has this list been compiled or is the approved list sufficient?

*Krupicka's Comment – First Line: “The City Tree Commission” should say the City Forester and may want to insert “in cooperation of the City Tree Commission”. The Tree Commission is an advisory position to the City Forester.*

**7.98.050 (2)** The City Tree Commission shall develop criteria on the spacing of street trees. Urban Forestry Management Plan? (Ord. 5495 □ 1, 2001; Ord. 5096 □ 2, 1993. Formerly 7.98.030).

*Krupicka's Comment – First Line - “The City Tree Commission” Here again this should say “The City Forester” and may want to insert “with the cooperation of the City Tree Commission”. We the Tree Commission members have no power, we are and advisory body to the City Forester and should stay that way.*

**7.98.070** The City Tree Commission shall establish standards for planting street trees in vision clearance areas. These standards are listed in the Urban Forestry Management Plan (Ord. 5495 □ 1, 2001; Ord. 5096 □ 2, 1993).

*Krupicka's Comment – First Line - “The City Tree Commission” Here again it should be “The City Forester” with the cooperation of the City Tree Commission for the same reasons I have previously stated.*

**7.98.120 Heritage Trees** The City Tree Commission may designate certain trees as “heritage trees” groves as heritage groves within the City with the consent of the owner(s) of record. The purpose of the heritage tree or heritage grove designation is to recognize, foster appreciation of, and protect trees having significance to the community. The City Tree Commission shall have the authority to determine, select, and identify such trees or groves that qualify as heritage trees or groves. Once a tree or grove is designated as a heritage tree or grove, it will remain so unless it becomes necessary to classify the tree or grove of trees as hazardous and removed as such. Heritage trees or heritage groves may not be removed without the express consent of the City Tree Commission. (Ord. 5495 □ 1, 2001; Ord. 5096 □ 2, 1993. Formerly 7.98.050).

Krupicka's Comment – First Line - "The City Tree Commission"

Should say "The City Tree Commission may recommend to the City Forester" or "The City Forester in cooperation with The City Tree Commission".

**Changes to the ADC:**

9.207 (3) Any felling necessary to maintain streets or public or private utilities within a public right-of-way or utility easement provided the Tree Commission and/or City Forester approved the proposed tree felling.[Ord. 5445, 4/12/00]

Krupicka's Comment - the City Tree Commission here again is an advisory body to the City Forester, we vote as a group to make recommendations to the City Forester and believe the words "Tree Commission and or" need to be removed.

**2. THE DEFINITION AND INCLUSION OF GROVE OR GROVES OF TREES:**

Azevedo added the grove wording to invite comment. The concept of a grove and its preservation is important because it provides wildlife and plant habitat, shade, protection for individual trees and produces oxygen. He would like to have groves be considered for heritage tree designation.

What is a grove and why should it be added to heritage tree designation status? Functional meaning is a continuous canopy that is alive and well, has an architecture that houses a habitat for a much wider range of animal and bird species than you would have with a single tree. If you took the trees away, leaving one, it would change the function of the tree.

A property owner retains their rights over the trees and they have to agree to heritage tree designations.

**ACTION ITEM:**

- Azevedo will draft a definition of a grove and discuss it at the September meeting.

**Applicable Revisions**

**Changes to the AMC:**

7.98.120 Heritage Trees - The City Tree Commission may designate certain trees as "heritage trees" or groves as heritage groves within the City with the consent of the owner(s) of record. The purpose of the heritage tree or heritage grove designation is to recognize, foster appreciation of, and protect trees having significance to the community. The City Tree Commission shall have the authority to determine, select, and identify such trees or groves that qualify as heritage trees or groves. Once a tree or grove is designated as a heritage tree or grove, it will remain so unless it becomes necessary to classify the tree or grove of trees as hazardous and removed as such. Heritage trees or heritage groves may not be removed without the express consent of the City Tree Commission. (Ord. 5495 □ 1, 2001; Ord. 5096 □ 2, 1993. Formerly 7.98.050).

Krupicka's Comment – entire paragraph - References "grove or groves" in which, as stated above, has never been a consideration for "Heritage tree" I am not against the addition or the possibility of designating a "Grove of tree" as heritage but believe the group ought to discuss it.

**Changes to the ADC:**

9.206 (5) "Significant tree(s)" means a tree or grove of trees that have special significance to the Citizens of Albany. Its significance may be but is not limited to its distinctive size or age or species or its exceptional beauty or that it is a functional part of a natural resource such as trees along drainage ways, in groves on hilltops or that it is associated with a historic person, place or event in Albany.

*Krupicka's Comment - "Grove" - Here again in this paragraph grove of trees has been inserted when as listed earlier has never been in the ADC or the AMC.*

**3. THE DEFINITION AND INCLUSION OF "NUISANCE TREE" and DISCUSSION OF "HAZARDOUS TREE".**

Azevedo would like to remove the word and definition of "Nuisance" in the codes because it's too vague to define. What one person thinks is a nuisance is not necessarily what others may think. Leaving the interpretation open to applicants and City officials has resulted in confusion by both parties.

The Commission needs to come up with a definition in order to assist City planners. The Commission discussed whether nuisance was covered in the hazardous and dangerous definitions and wording throughout the codes and they believe it does. Azevedo and Dickerson believe the variance wording covers the nuisance issue and still maintains the personal property rights. Bolden and Azevedo would like to remove the word nuisance.

The Commission still feels that making a list of nuisance trees was not effective; the list could go on forever.

Using an arborists report as an opinion of nuisance was an option that was discussed and vetoed. Arborists can also be subjective.

The Commission discussed having wording in just the AMC, some thought that because the private property owner is only removing few trees they would be less inclined to remove many and the impact of a nuisance tree would be greater to the private property owner than to developers. Developers stand to make a profit on developing; the incentive to remove trees may be greater.

Bolden asked if anyone looked at the definition of nuisance in the dictionary. No one had.

**ACTION ITEMS:**

- **Commission members will bring definition(s) of Nuisance to the September Commission meeting.**
- **Ask the City Attorney for opinion on the need to include or the ability to exclude.**
- **Ask Don Donavan the same.**

**Applicable Revisions**

**Changes to the ADC:**

9.206 (2) "Fell" means to remove or sever a tree or the intentional use of any procedure the natural result of which is to cause the death or substantial destruction of the tree. Fell does not in any context include normal pruning of trees.

*Krupicka's Comment - "Nuisance" has been removed? – see previous discussions*

9.206 (3) "Tree circumference" means the distance (in inches) around the tree trunk or trunks in the case of trees with multiple trunks. The circumference is measured at 4-1/2 feet above mean ground level from the base of the trunk. To obtain the total circumference of a tree with multiple trunks, add the largest trunk circumference with one-half the total circumferences of all other individual trunks. ~~circumferences.~~ These individual trunks must be greater than six inches in circumference to be included in this measurement. [Ord. 5445,4/12/00]

*Krupicka's Comment - "nuisance tree" - Nuisance tree has been removed completely from the original proposal.*

**Changes to the AMC:**

7.98.020 #13 Topping means the cutting back of limbs to stubs larger than three inches in diameter within the tree's crown to such a degree so as to remove the normal top.

*Krupicka's Comment - "Nuisance Tree" has been removed completely from this paragraph.*

- *The word "stubs" is open to interpretation and should be removed and refer to the specific diameter of the limbs.*
- *Also #13 should reference 7.98.090 which states "no" topping of street trees is allowed.*

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**Hazardous Trees**

The Commission decided that the City Forester, with input from a certified arborist when needed or provided, could decide what was considered a hazardous tree, using the definition below. "And/or a certified arborist" was added by Commission approval.

APPROVED CHANGE:

Add to 9.206 (4) "Hazardous tree" means any tree as determined by the City Forester and/or a certified arborist to be dead, or alive and so affected by a significant structural defect, physical damage or disease that the failure of the tree or limbs of the tree appears imminent and the tree poses a threat to life or property.

**4. THE DEFINITION OF SIGNIFICANT TREE**

The Commission discussed researching other Cities definitions of "Significant". Azevedo did research other communities for his definitions. Corvallis does not have the code depth that Albany does and it has an advisory commission for trees that is structured differently. Azevedo's definition of significant came from a city up near Portland.

Commission members had some basic concerns with the wording. As it stands, it could give the impression that anyone could claim a tree is significant to them (...or that it is associated with a historic person, place or event in Albany.) Who decides what makes a tree significant? That needs to be added to the definition.

In prior discussions the Commission agreed that using some of the heritage/legacy tree criteria would work for determining significant trees. Miles commented that the burden to prove the tree is not significant should be on the person who wants to take the tree down. He believes one of the commission's major purposes should be to maintain the canopy of the City.

The Commission also wondered if the neighborhood has an interest in significant trees and if so, what rights would they have to comment or stop a removal. They will seek clarification from the City Attorney.

**ACTION ITEMS:**

- Ask the City Attorney for a legal perspective on the definition and by whose designation. Ask for clarification on neighborhood input on significant designation.
- Ask the City Planners what would be a workable definition for “Significant” trees”
- All Commission members bring verbiage for Significant.

**Applicable Revisions**

**Changes to the ADC:**

9.206 (5) “Significant tree(s)” means a tree or grove of trees that have special significance to the Citizens of Albany. Its significance may be but is not limited to its distinctive size or age or species or its exceptional beauty or that it is a functional part of a natural resource such as trees along drainage ways, in groves on hilltops or that it is associated with a historic person, place or event in Albany.

*Krupicka’s Comment - This paragraph as mentioned in the AMC would just about strip any personal property rights a person might have by any abjection from a third party and is way too broad. This paragraph would also turn the City’s Planners into full time researchers & historians. I would suggest deleting this entire paragraph.*

**Changes to the AMC:**

7.98.020 #9 “Significant Tree” means a tree or grove of trees that has special significance to the Citizens of Albany. Its significance may be but is not limited to its distinctive size or age or species or its exceptional beauty or that it is a functional part of a natural resource such as trees along drainage ways, in groves on hilltops or that it is associated with a historic person, place or event in Albany.

**Krupicka’s Comment - “Significant Tree”**

- The definition of “Significant” as is worded in this paragraph leaves all avenues open to the possibility of an argument by any third party as to what constitutes significance to them and puts undue burden on a private property owner.
- The word “Grove”  
*We have always in the past look at trees on an individual basis and may leave the interpretation of grove up to a third party and may cause unintended consequences to a private property owner.*
- “Significant Tree” means a tree or grove of trees that has special significance to the Citizens of Albany.  
*This sentence alone would take any and all rights away from a private property owner on the whim of a third party.*
- It’s significance may be but is not limited to its distinctive size or age or species or its exceptional beauty or that it is a functional part of a natural resource such as trees along drainage ways, in groves on hilltops or that it is associated with a historic person, place or event in Albany.  
*This entire sentence personal property owner’s rights and places too much power on the opinion of a third party and would turn our planners into full time historians having to*

*research the history of every tree. I would recommend that we leave the last original draft as is.*

## 5. STANDARDS FOR TREE FELLING

Bolden stated that the standards in 7.98.010 are intended to balance preservation with an individual rights. She wondered who determines the balance. Azevedo believes that the Commission and City Officials do, trying to represent the desires of a cross section of the community. Krupicka would like clarification from the City Attorney on the Commission's role. This should become clearer with the planned September discussion with the Attorney..

### Applicable Revisions

#### Changes to the AMC:

##### **7.98.010 Purpose.**

The following chapter is established by the Albany City Council to promote and protect the public health, safety, and general welfare of the citizens of Albany by providing for the regulation of the planting, maintenance, and removal of trees in the City of Albany. Healthy trees particularly those of significant size represent an economic, environmental and aesthetic resource to the community. These standards are intended to balance the preservation of trees as a benefit to the community with the individual's right to use and enjoy property. (Ord. 5495 ♦ 1, 2001; Ord. 5096 ♦ 2, 1993).

*Krupicka's Comment - last paragraph - these standards are intended to balance the preservation of trees as a benefit to the community with the (individual's) right to use and enjoy property. Where is it that a third party's rights over ride a property owners rights to do with their property (trees) as they wish?*

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The Commission discussed Krupicka's concerns (below) with enforcement of the language added to the development code regarding tree felling; who decides what is consistent to the standards and what isn't, if the environment would be negatively impacted, and what site is significant.

Azevedo believes that these additions keep the code consistent with the changes being discussed for the City of Albany's comprehensive land goal, Goal 5.

#### **ACTION ITEM:**

**Discuss enforcement of the proposed changes with City planners; ask them what they would like to see.**

### Applicable Revisions

#### Changes to the ADC:

9.208.2(b) The proposed felling is consistent with State standards, City ordinances, and the proposed felling does not negatively impact the environmental quality of the area, including but not limited to: the protection of nearby trees and windbreaks; natural vegetation, wildlife corridors and habitat; erosion; soil retention and stability; volume of surface runoff and water quality of seasonal and year round waterways; scenic quality, and geologically significant sites.

*Krupicka's Comments - The proposed felling is consistent with States standards, City ordinances, "and the proposed does not negatively impact the environmental quality of the area" including*

*but not limited to the protection of nearby trees windbreaks, " natural vegetation wildlife corridors and habitat" erosion, soil retention and stability, volume of water runoff and water quality of seasonal and year round waterways "scenic quality and geologically significant sites"*

*The underlined segments of this paragraph are too vague and can leave interpretations wide open to third party non property owners, who determines a private property owners own idea of the environmental quality, one can argue that we should cut down old trees to replant new young ones as young faster growing trees produce significantly more oxygen than slower growing old trees, also natural vegetation could be poison Oak / Ivy in which these plants growing could be used as a means of stalling a private property owner's progress. The same goes for the scenic quality of a private land owner and who determines geologically significance?  
This paragraph goes way too far and recommends striking the underlined portions.*

## **6. DUTIES AND RESPONSIBILITIES OF CITY OFFICIALS**

Krupicka questioned adding the "as authorized by the City Manager" in order to complete removal in the circumstances listed during site plan review. He doesn't want emergency personnel burden with determining whether they have prior approval from the City Manager.

Azevedo believes that the City Manager is ultimately responsible for the actions of City Employees and that he can delegate blanket authorization to all City Employees. Azevedo would like this added for administrative formality.

### **ACTION ITEM:**

**Ask the City Attorney if a) the authorization is already there in job descriptions, etc. and b) opinion on this addition.**

### **Applicable Revisions**

#### **Changes to the ADC**

9.207(1) The action of any City official as authorized by the City Manager or public utility necessary to remove or alleviate an immediate danger to life or property; to restore utility service or to reopen a public street .

*Krupicka's Comments - first line - The action of any official "as authorized by the city manager or public utility"*

*Does this mean that in a case of emergency any/all person must get authorization from either the City Manager or any public utility before he or she is able to assist?*

*Does this mean that fire & rescue first need to get authorization?*

*I would suggest that "as authorized by the City Manager" be removed.*

### **ACTION ITEM:**

**The Commission discussed and approved the following change.**

9.208(2) for property where a site plan review, conditional use or land division application has been approved or is currently under review, the Community Development Director with assistance by the City Forester, or his/her designee shall approve a site plan review for tree felling when the applicant demonstrates that...

*Krupicka's Comment - 3<sup>rd</sup> line - Development Director "and the" City Forester*

*I believe that it should read "Development Director with assistance by the City Forester*

Krupicka took issue with the change from “may” require to “shall” require. The previous Tree Commission had addressed this wording at length and had decided that using “may” provided planners with additional options. Bolden questioned who makes the determination of “if at all possible”? The Commission thought it would be the planners’ decision.

9.208.2(c) The uniqueness, size, maturity, structure, and historic value of the tree or groves of trees have been considered and all other options for tree preservation have been exhausted. The Director shall require that trees or groves of trees determined to be unique in species, size, maturity, structure, as significant wildlife habitat or historic value are protected if at all possible.

*Krupicka’s comment - 3<sup>rd</sup> line - The word “shall” leaves no options and would suggest the word “may”*

This concluded discussion on the code review.

## 6. COMMENTS FROM THE PUBLIC

Comments from the public were moved to after Commission discussion on the proposed code changes in order to give the public an opportunity to discuss the changes. The speakers did not provide their names.

One attendee commented that it was his belief that the Tree Commission was appointed by and reported to the City Council and that the Commission was to serve in an advisory capacity to the City Forester. After clarification is made by the City Attorney, the Urban Forestry website should be reviewed and updated to better reflect what the relationship and duties of the Commission are.

One attendee believes that preserving groves of trees is vital, and it’s her understanding that a tree is weakened if a grove is taken away. She also asked how the City Tree Commission interacts with the County trees. There are some sickly trees in the county that could spread disease and are in decline.

The Commission responded that the public needs to bring those concerns to the Commission so that they can bring it to the City Forester. The City Forester works with the County and in some cases, the University to investigate those types of issues. The speaker’s main concern was with trees on Hwy. 99, towards Shed. Trees located on both sides of the creek and road look to be diseased.

Another audience member responded that the University is aware of these trees, are researching them and it’s their belief, at this time, that the trees are in decline. They are continuing their research.

One attendee asked if the Commission has a definition of canopy and what steps the Commission is taking to preserve the City’s canopy.

The Commission believes that the percentage of canopy in the City is in decline, primarily due to rapid development in North Albany. The Commission has written guidelines into the UFMP and the code review to improve the canopy coverage in the City. One method the City now uses is succession planting on city property. Succession planting is being planned for trees that are reaching their maturity or in decline. By planting replacement early, the canopy will regenerate faster.

Audience members asked if the software the City had used previously to determine canopy percentage could be run again.

**ACTION ITEM:**

**The City Forester will address this at the next Commission meeting.**

**7. BUSINESS FROM THE COMMISSION - none**

**8. NEXT MEETING DATE**

The next meeting of the Tree Commission is scheduled for Thursday, September 18, 2008 at 3:00 p.m. in the Willamette Room in Albany City Hall.

**9. ADJOURNMENT**

The meeting adjourned at 5:00 p.m.

Submitted by

Tari Hayes  
Parks and Recreation Administrative Assistant