A. CALL TO ORDER

B. ROLL CALL

C. INTRODUCTION OF GUESTS

D. APPROVAL OF AGENDA

E. APPROVAL OF MINUTES (October 6, 2020)

F. NEW BUSINESS
   a) 400 Rose Street – Phase 2 – Tree Removal - avb
   b) Prairie Avenue Between W. North Street and Blakeslee Street – Tree Removal

G. OLD BUSINESS
   a. Bank Street Realignment Project – Tree Species

H. PUBLIC COMMENT

I. COMMITTEE COMMENTS

J. ADJOURNMENT
A. **ALL TO ORDER**

   Committee Chair Ladd called the Zoom Webinar meeting to order at 2:00 p.m.

B. **ROLL CALL**

   Committee Chair Ladd completed roll call and determined the aforementioned members were present.

C. **INTRODUCTION OF GUESTS**

   Committee Chair Ladd introduced guest:
   - Aaron Davenport, Jones & Henry Engineers
   - Dave Engerer, Resident
   - Tom Koporetz, Process Control Engineer, COK
   - Alexis Kontorousis, Jones & Henry Engineers
   - Ryan Stoughton, Assistant City Engineer, COK

D. **APPROVAL OF AGENDA**

   By unanimous consent the Committee adopted its meeting agenda as presented.

E. **APPROVAL OF MINUTES (September 8, 2020)**

   Committee Member Skalski supported by Committee Member LaBelle moved approval of the September 8, 2020 Tree Committee Minutes. With a voice vote, the motion carried unanimously.
F. NEW BUSINESS

Blakeslee Tank – Tree Removals

Committee Chair Ladd opened discussion for the Blakeslee Tank tree removals.

Committee Member Skalski stated they need to remove two trees. Pictures of the trees that need removed were screen shared for the Committee to see. Both trees interfere with the radio communication for water pumping and storage facility. They use high speed radio to communicate from their site. The radio is mounted on a pole at the site.

Mr. Tom Koporetz explained the shed that sets between the two trees goes down two stories below grade. The grass area is the soil covering for a seven and a half million-gallon tank of water. The antenna on the shed is a temporary unit that talks to a tank about a quarter of a mile away. That tank will be de-commissions as far as communication goes. There’s temporary pole to the right of the shed that needs to be raised about fifteen feet to be able to talk to another water tank that is near Drake Road and Rt. 131. The pole would be in the branches of the tree after being raised fifteen feet. The second tree to the west is in the direct communication path to the other tank as well. The trees need to be removed so they can effectively communicate to the SCADA system and water distribution.

Committee Member Skalski stated the trees are setting on top of the tanks that are about two feet below the surface. They have had cracks develop on top of the tanks which had to be repaired not far from this location. The trees are probably contributing to the cracks.

Mr. Koporetz explained the Blakeslee tank is a major part of the water infrastructure. They need to know what level of liquid is in the tank. The communication infrastructure is needed to be able to talk to the tank at Drake Road and Rt. 131. With Dartmouth tank being eliminated, they have to communicate to a different tank.

Committee Chair Ladd stated replanting at Blakeslee Tank is not feasible but there are other areas in which to plant replacement trees.

Committee Member Skalski supported by Committee Member LaBelle, made a motion to approve the removals of the trees with replanting of eight trees at a nearby water station site. With a voice vote, the motion carried unanimously.

1415 N. Harrison St. – KWRP Biofilter – Tree Removals

Committee Chair Ladd opened discussion for the tree removals at 1415 N. Harrison St. – KWRP Biofilter.

Mr. Ryan Stoughton stated 1415 N. Harrison St. is the City owned Wastewater Treatment Plant. They are constructing an odor and gas withdraw biofilter system. Any gases and orders that are generated within their sewer network that are connected to their plant can be treated before being exhausted. The location where they are building the infrastructure has
trees on it that need to be removed.

Committee Chair Ladd asked how many trees needed to be removed and their size and condition. There are six or seven 14”-18” diameter sycamore trees and three to four 14”-18” silver maples. The rest are 6” brush. There is a white pine that is dying that needs to be removed.

Mr. Stoughton stated the time frame for clearing and sitework needs done before snowfall comes. He noted given the nature of the underground sewer system, this is the best area to build the infrastructure on.

Committee Member LaBelle suggest replanting be two for one. Committee Member Skalski agreed with Committee Member LaBelle. A discussion followed.

Mr. Stoughton stated they are looking to remove 10 trees for the benefit of improving air quality.

Committee Member Skalski supported by Committee Member LaBelle, made a motion to remove the 10 trees and replace with 20 trees at a location to be determined at a later time, with the approval of Wastewater and Arborist. With a voice vote, the motion carried unanimously.

Winchell Citizen Planting Project

Committee Chair Ladd opened discussion for the Winchell Citizen Planting Project.

Committee Member LaBelle stated Rebeca Dale is going to pay for trees to be planted, with gater bags, in the Winchell Neighborhood. A document indicating location and species was screen shared for the Committee to see. Committee Member LaBelle stated he is working with Ben from Mulders Nursery. Mulders will be planting the trees. Brian walked the sites with Ms. Dale to help her pick the right tree for the right space.

Committee Member LaBelle stated they want to start planting right of way, before winter.

Committee Chair Ladd asked Committee Chair LaBelle if he was able to provide the necessary documents on procedures, references, City policies, MDOT specifications, etc. in our tree planting project for bid. Committee Member LaBelle responded yes. Committee Member LaBelle stated Mulders Nursery will be doing initial maintenance and Ms. Dale will be watering the trees.

Committee Member LaBelle supported by Committee Member Nichols, made a motion to allow the plantings. With a voice vote, the motion carried unanimously.

G. OLD BUSINESS

418 Stuart Ave. – Tree Removal
Committee Chair Ladd opened discussion for the tree removal at 418 Stuart Ave.

Committee Chair Ladd stated at last month’s meeting there was presented a large tree in the curb lawn causing issues with Mr. Dave Engerer’s home and his neighbor’s home. A motion was made for an on-site visit to see if there was enough space for two new plantings in the curb lawn between the property and his neighbor’s property. Committee Chair Ladd stated Committee Member LaBelle and himself made several visits to the site over the last few weeks. They came to an agreement for two large species planting locations in the curb lawn.

Committee Member LaBelle stated he is not in favor of removing the tree. The existing tree is probably over 130 years old and two new trees do not equal the value of the existing tree. He stated this is not an equal replacement.

Mr. Dave Engerer stated they have had many issues with the tree. He noted several branches have fallen that are both live and dead causing damage to the home. There is potential for a limb to fall on a person. Moss is growing on the roof and on his neighbor’s roof. They have significant damage to the porch. The front of the home does not get sun causing a lot of rot. It’s an historical home and the cost to maintain the home is significant. When it rains it stays wet for days and the gutters stay clogged.

Committee Chair Ladd screen shared photos of the tree given to the Committee last month noting the curb lawn space in front of the Mr. Engerer’s home and his neighbor’s home. He also noted some of the concern is how far the tree leans over the house. Committee Member LaBelle stated the City completed work orders for trimming and they did corrective pruning due to some illegal pruning done previously. A discussion followed.

Committee Member Nichols asked why an historic tree is valued less than an historic house. As trees age they drop branches. It’s an historic tree and the size and amount of the coverage it provides for the City is critical. Two smaller trees do not equal the value of this tree to the City. Mrs. Engerer stated the tree is a liability to their home. The tree is a threat to their home and the neighbors.

Committee Member LaBelle stated they have removed branches to mitigate a hazard to the community, but any tree has a risk and hazard to it. As a tree grows and gets bigger, they pose a greater risk. He stated there is little risk with this tree, there is no dead wood in the crown, he saw now rot or ant/termite damage, and it does not have black tar fungus. The tree is doing well considering its age and species.

Committee Member Committee Nichols stated there are no power lines above the tree and it is nice that we have this area where we can have a large tree.

Committee Member Vogl stated he understands the homeowners concern but also realizes the value of protecting an historical tree.

Committee Member Nichols suggested they hire a third-party Arborist, who has gone through the evaluation training through ASM, to do an evaluation of the tree to determine
the value of the tree in its current condition. This is something the homeowner would need if he were to go to court. The evaluation would include age and size of the tree, location, health of the tree, species, and measuring the benefit of what the tree is to the City.

**Committee Member Nichols supported by Committee Member LaBelle, made a motion for the homeowner to hire a certified Arborist to get an evaluation of the tree to determine the value of the tree. The homeowner would pay for the cost of hiring an Arborist, pay to the City the determined value of the tree, and for the removal of the tree. With a voice vote, the motion carried unanimously.**

Committee Chair Ladd stated once Mr. Engerer has obtained this information, he can contact Brian LaBelle or himself to bring it before the Committee again.

**Bank Street Realignment Project – Tree Species**

Committee Chair Ladd stated this is still in the design phase and he does not have an update at this time. They are still committed to picking the appropriate tree species and planting as many tree species for this site.

**H. PUBLIC COMMENT**

None.

**I. COMMITTEE COMMENTS**

Committee Chair Ladd stated he and Committee Member LaBelle are planning a meeting in November to discuss policy and procedures of the Tree Committee.

**J. ADJOURNMENT**

Committee Member LaBelle supported by Committee Member Ladd, made a motion to adjourn the Tree Committee meeting. With a voice vote, the motion carried unanimously. The meeting was adjourned at 3:22 p.m.
Karen Rutherford  
City of Kalamazoo - Public Works Division  
415 E. Stockbridge Ave.  
Kalamazoo, MI 49001

RE: 400 Rose, Phase 2

Dear Karen:

We are excited to be in the planning process for a new investment in downtown Kalamazoo. Since completing Phase 1 of 400 Rose (located at the southwest corner of Rose and Lovell streets) in March of 2020, we have been busy working to fill the building and bring new residents to our community’s downtown core. Despite the economic challenges related to COVID-19, 400 Rose is approaching full capacity, which has prompted us to explore a second building.

The new building is proposed for the northeast corner of Cedar and Park streets, immediately west of Phase 1. Our intent is to keep the design and materials for the new building consistent with Phase 1, which includes LEED certification, green roofs, extensive landscaping, and new trees along the streetscape. The new building will provide 101 new apartments to the downtown and feature underground parking.

To construct the new building, however, we will need to remove seven existing street trees from the right-of-way area along Park and Cedar streets. We worked diligently on the Phase 1 building to save a 100+ year old English Oak tree at the corner of Cedar and Rose streets. Through consultation with an arborist and protective measures during construction, this tree was preserved and continues to anchor the corner at that intersection. We have attempted to save several existing street trees for the second building, but the constraints of the design and construction staging will not permit that objective to occur.

There is a total of seven existing trees in the right-of-way that we are proposing for removal and replacement. The group of seven includes three small ornamental trees along Cedar Street, two mid-sized trees along Cedar Street, and two mid-sized trees along Park Street. The northern tree along Park Street has been damaged and does not appear to be healthy. We’ve explored the removal of street parking spaces to preserve two of the mid-sized trees, but it’s not feasible since the building is built to the sidewalk and a crane will be needed for construction where the trees are located.

Once the new building is constructed, we are proposing the planting of ten new street trees. The details of these new plantings are located on the attached landscape plan. Our intent is to create a “green” edge along of the public side of the project with healthy street trees and robust landscaping, as we have done on Phase 1, shown here:
Thank you for your time and consideration. Feel free to contact me with any questions.

Sincerely,

Curt Aardema

Office: 4200 W. Centre Ave., Portage, MI | 269.323.2022