



**Town of Atherton
Planning Department
80 Fair Oaks Lane
Atherton, California
94027
Phone: (650) 752-0544**

TOWN OF ATHERTON PLANNING COMMISSION HERITAGE TREE REMOVAL PERMIT

THIS IS TO CERTIFY THAT the Atherton Planning Commission at a regular meeting thereof, held on Wednesday, July 29th 2023, **APPROVED** an exception the Tree Protection Zone Permit (PTPZ23-00004) ranging from 6x to 7.85x the tree diameter for the construction of a detached accessory dwelling unit at **35 Isabella Avenue** to John Kleman of Light Space Architecture applicant, on behalf of property owner XS Revocable Trust (Shi Xin and Zhanhong Shi), owner pursuant to Atherton Municipal Code Section 8.10 to allow the tree protection zone exception of four tree exceptions:

- A. Tree #7- 32" Valley Oak at 7.85x for a proposed ADU
- B. Tree #9 45" Valley Oak at 6x for a proposed ADU

The proposal has been determined to be exempt from the provisions of the California Environmental Quality Act (CEQA) to CEQA Section 15304, Minor Alterations to Land.

The Permit was approved subject to the following conditions.

1. Tree Protection Zone Exception for Two Valley Oak Trees as described above and shown on the plans published and reviewed by the Planning Commission at its July 26, 2023 meeting. Any substantive changes to the plans shall be reviewed by the Planning Commission.
2. All recommendations of the Project Arborists shall be followed, as outlined in the arborist report prepared by DSoto Tree and Arborist Services, LLC dated October 1, 2022, and confirmed by the Town Arborist on July 6, 2023.
3. Landscape screening will be required to screen the ADU from neighbor and vice-versa.
4. Private arborist on site during foundation work.
5. Hand excavation only within 8x TPZ.
6. Mulch should cover all bare soil within the tree protection fencing. This material must be 6-8 inches in depth after spreading, which must be done by hand. Coarse wood chips are preferred because they are organic and degrade naturally over time.
7. Sufficient tree protection of the two trees during demo and install.
8. The Permit is valid for one year from the effective date.
9. Applicant shall defend, indemnify, and hold harmless the Town of Atherton and its agents, officers, and employees from any claim, action or proceeding against the Town, or its agents, officers, and employees to attach, set aside, void, or annul, an approval of the Planning Commission, or City Council concerning this project.

Effective Date:

Atherton, CA

Radha Hayagreev
Senior Planner