

NOTICE OF DECISION

PLANNING DIVISION
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503-588-6173*

DECISION OF THE PLANNING ADMINISTRATOR

TREE REMOVAL PERMIT: TRP25-12

APPLICATION NO.: 25- 107363-PLN

NOTICE OF DECISION DATE: April 16, 2025

REQUEST: A Tree Removal Permit to remove one significant Cedar Tree, approximately 35 inches in diameter at breast height (dbh), for property zoned RS (Single Family Residential) and located at 1205 Hillendale Avenue SE (Marion County Assessor's Map and Tax Lot number 083W02BC / 1300).

APPLICANT: R & R Tree Service, Inc

LOCATION: 1205 Hillendale Avenue SE, Salem OR 97302

CRITERIA: Salem Revised Code (SRC) Chapter 808.030.

FINDINGS: The findings are in the attached Decision dated April 16, 2025.

DECISION: The **Planning Administrator APPROVED** TRP25-12 based upon the application materials and the findings as presented in this report.

Approval of a Tree Removal permit application does not expire.

This decision is final; there is no local appeal process. Any person with standing may appeal this decision by filing a "Notice of Intent to Appeal" with the Land Use Board of Appeals, 775 Summer St NE, Suite 330, Salem OR 97301-1283, not later than 21 days after the decision date. Anyone with questions regarding filing an appeal with the Oregon Land Use Board of Appeals should contact an attorney.

The following items are submitted to the record: 1) All materials and evidence submitted by the applicant, including any applicable professional studies; and 2) All materials, evidence, and comments from City Departments and public agencies. The application materials are available on the City's online Permit Application Center at <https://permits.cityofsalem.net>. You may use the search function without registering and enter the permit number listed here: 25 107363.

Case Manager: Abigail Pedersen, Planner I, apedersen@cityofsalem.net, 503-540-2309

<http://www.cityofsalem.net/planning>

BEFORE THE PLANNING ADMINISTRATOR OF THE CITY OF SALEM

DECISION

IN THE MATTER OF APPROVAL OF)	FINDINGS & ORDER
TREE REMOVAL PERMIT)	
CASE NO. TRP25-12)	
1205 HILLENDALE AVE SE)	APRIL 16, 2025

In the matter of the application for a Tree Removal Permit, the Planning Administrator, having received and reviewed evidence and the application materials, makes the following findings and adopts the following order as set forth herein.

REQUEST

A Tree Removal Permit to remove one, significant Cedar Tree, approximately 35 inches in diameter at breast height (dbh), for property zoned RS (Single Family Residential) and located at 1205 Hillendale Avenue SE (Marion County Assessor's Map and Tax Lot number 083W02BC / 1300). A location map identifying the subject property is included as **Attachment A**.

PROCEDURAL FINDINGS

1. On April 3, 2025, an application for a Tree Removal Permit was submitted for property located at 1205 Hillendale Avenue SE.
2. On April 9, 2025 the application was deemed complete.

SUBSTANTIVE FINDINGS

1. Proposal

The plan identifies a total of one significant Cedar tree proposed for removal. There are no heritage trees, or riparian corridor trees or vegetation located on the property.

2. Applicability

SRC 808.015 Significant Trees. No person shall remove a significant tree, unless the removal is undertaken pursuant to a tree and vegetation removal permit issued under SRC 808.030.

DECISION CRITERIA FINDINGS

3. Analysis of Tree Removal Permit Approval Criteria:

SRC 808.030(d)(1) Hazardous tree. The condition or location of the tree presents a hazard or danger to persons or property; and the hazard or danger cannot reasonably be alleviated by treatment or pruning, or the tree has a disease of a nature that even with reasonable treatment or pruning is likely to spread to adjacent trees and cause such trees to become hazardous trees.

Finding: The applicant provided an ISA Basic Tree Risk Assessment Form (**Attachment B**) Arborist report which includes photos (**Attachment C**). The photos show that the tree is near the utility lines. The arborist report explains that more than 50 percent of the live canopy has been removed by the power company. It also explains that the tree was trimmed in a way that makes breakages more likely. The lower limbs of the tree in contact the utility lines and the rubbing of the tree in the lines could lead to damage to the utility lines which could result in a fire or outages. Since this tree has already been extensively pruned additional trimming would result in greater than the 30 percent trimming which does not constitute removal. The trimming which would be required to prevent the hazard to persons and property would be extensive and damage the tree's health. The tree presents a hazard to persons and property and therefore meets the approval criteria.

IT IS HEREBY ORDERED

The proposed Tree Removal Permit is consistent with the provisions of SRC Chapter 808 and is hereby **APPROVED**.



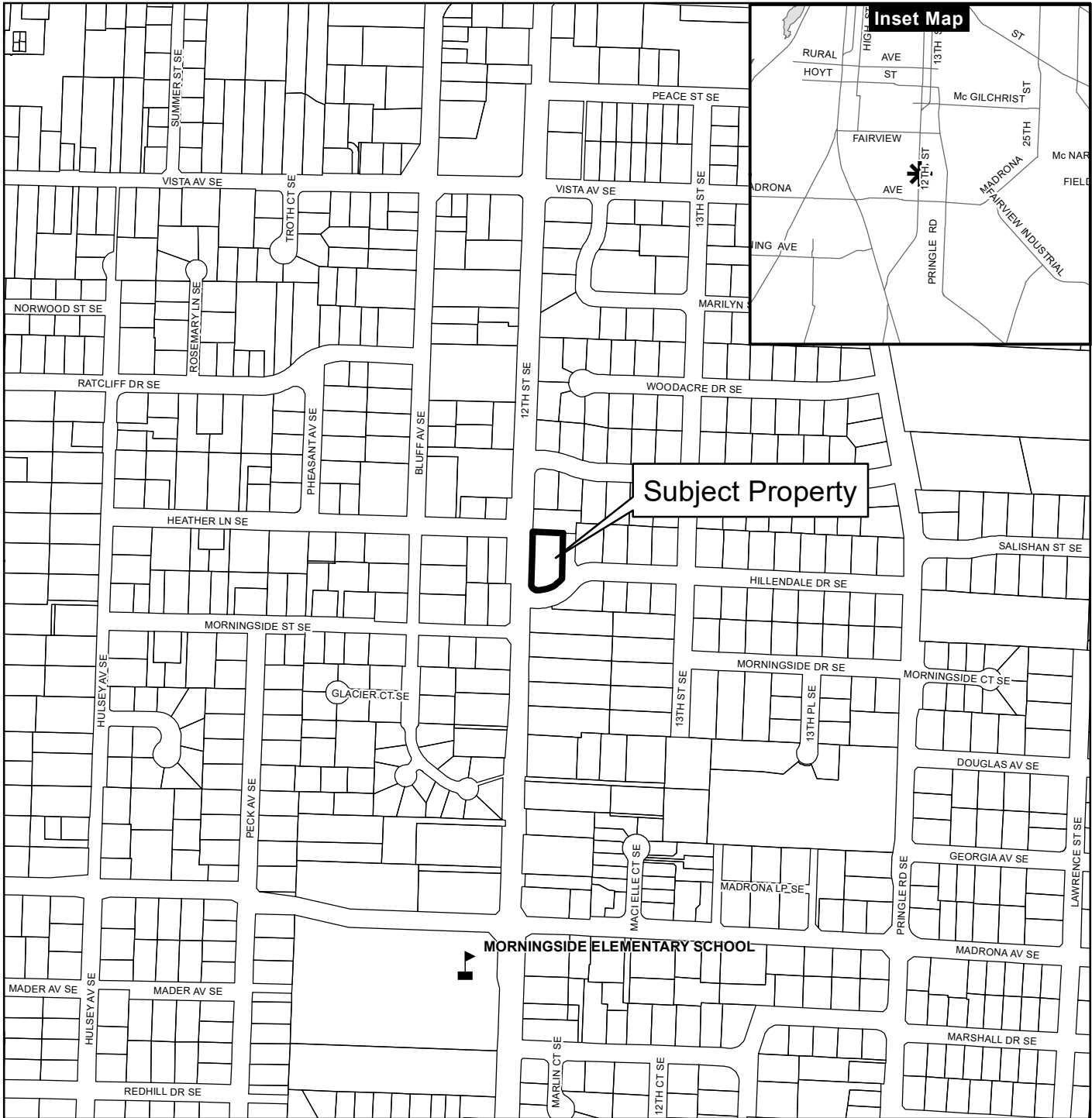
Abigail Pedersen, Planner I, on behalf of,
Lisa Anderson-Ogilvie, AICP
Planning Administrator

Attachments:

- A. Vicinity Map
- B. ISA Basic Tree Risk Assessment Form
- C. Arborist Report

Vicinity Map

1205 Hillendale Drive SE



Legend

- Taxlots
- Urban Growth Boundary
- City Limits
- Outside Salem City Limits
- Historic District
- Schools



Parks



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0 100 200 400 Feet





Basic Tree Risk Assessment Form

Client Gordon Jackson Date 3/27/2025 Time 1pm
 Address/Tree location 1205 Hillendale Dr. SE Tree no. _____ Sheet _____ of _____
 Tree species Deodar cedar dbh 35" Height 70' Crown spread dia. 32'
 Assessor(s) Tim Jones Tools used Phone, Clinometer, Tape Time frame 1 year

Target Assessment

Target number	Target description	Target protection	Target zone			Occupancy rate 1-rare 2-occasional 3-frequent 4-constant	Practical to move target?	Restriction practical?
			Target within drip line	Target within 1 x Ht.	Target within 1.5 x Ht.			
1	<u>Utility lines</u>	<u>None</u>	<u>X</u>			<u>4</u>	<u>N</u>	<u>N</u>
2								
3								
4								

Site Factors

History of failures _____ Topography Flat ☒ Slope ☐ _____ % Aspect _____
 Site changes None ☒ Grade change ☐ Site clearing ☐ Changed soil hydrology ☐ Root cuts ☐ Describe _____
 Soil conditions Limited volume ☐ Saturated ☐ Shallow ☐ Compacted ☐ Pavement over roots ☐ _____ % Describe Normal
 Prevailing wind direction NE Common weather Strong winds ☒ Ice ☐ Snow ☐ Heavy rain ☒ Describe Valley conditions

Tree Health and Species Profile

Vigor Low ☐ Normal ☒ High ☐ Foliage None (seasonal) ☐ None (dead) ☐ Normal 95 % Chlorotic _____ % Necrotic _____ %
 Pests/Biotic _____ Abiotic Utility clearance hacked
 Species failure profile Branches ☒ Trunk ☐ Roots ☐ Describe Known for limb loss in adverse weather

Load Factors

Wind exposure Protected ☐ Partial ☐ Full ☒ Wind funneling ☐ Relative crown size Small ☐ Medium ☒ Large ☐
 Crown density Sparse ☒ Normal ☐ Dense ☐ Interior branches Few ☒ Normal ☐ Dense ☐ Vines/Mistletoe/Moss ☐
 Recent or expected change in load factors Over pruned

Tree Defects and Conditions Affecting the Likelihood of Failure

— Crown and Branches —

Unbalanced crown ☒ LCR 50 %
 Dead twigs/branches ☐ _____ % overall Max. dia. _____
 Broken/Hangers Number _____ Max. dia. _____
 Over-extended branches ☐
 Pruning history
 Crown cleaned ☐ Thinned ☒ Raised ☐
 Reduced ☐ Topped ☐ Lion-tailed ☒
 Flush cuts ☒ Other _____
over pruned by utility company Condition(s) of concern _____
 Part Size 4" Fall Distance 30'
 Load on defect N/A ☐ Minor ☐ Moderate ☒ Significant ☐
 Likelihood of failure Improbable ☐ Possible ☒ Probable ☐ Imminent ☐
 Cracks ☐ Lightning damage ☐
 Codominant ☐ Included bark ☐
 Weak attachments ☐ Cavity/Nest hole _____ % circ.
 Previous branch failures ☐ Similar branches present ☐
 Dead/Missing bark ☐ Cankers/Galls/Burls ☐ Sapwood damage/decay ☐
 Conks ☐ Heartwood decay ☐
 Response growth _____

— Trunk —

Dead/Missing bark ☐ Abnormal bark texture/color ☐
 Codominant stems ☐ Included bark ☐ Cracks ☐
 Sapwood damage/decay ☐ Cankers/Galls/Burls ☐ Sap ooze ☐
 Lightning damage ☐ Heartwood decay ☐ Conks/Mushrooms ☐
 Cavity/Nest hole _____ % circ. Depth _____ Poor taper ☐
 Lean _____ ° Corrected? _____
 Response growth _____
 Condition(s) of concern _____
 Part Size _____ Fall Distance _____
 Load on defect N/A ☐ Minor ☐ Moderate ☐ Significant ☐
 Likelihood of failure Improbable ☐ Possible ☐ Probable ☐ Imminent ☐

— Roots and Root Collar —

Collar buried/Not visible ☐ Depth _____ Stem girdling ☐
 Dead ☐ Decay ☐ Conks/Mushrooms ☐
 Ooze ☐ Cavity ☐ _____ % circ.
 Cracks ☐ Cut/Damaged roots ☐ Distance from trunk _____
 Root plate lifting ☐ Soil weakness ☐
 Response growth _____
 Condition(s) of concern _____
 Part Size _____ Fall Distance _____
 Load on defect N/A ☐ Minor ☐ Moderate ☐ Significant ☐
 Likelihood of failure Improbable ☐ Possible ☐ Probable ☐ Imminent ☐

[illegible]

Likelihood of Failure	Likelihood of Impact			
	Very low	Low	Medium	High
Imminent	Unlikely	Somewhat likely	Likely	Very likely
Probable	Unlikely	Unlikely	Somewhat likely	Likely
Possible	Unlikely	Unlikely	Unlikely	Somewhat likely
Improbable	Unlikely	Unlikely	Unlikely	Unlikely

Likelihood of Failure & Impact	Consequences of Failure			
	Negligible	Minor	Significant	Severe
Very likely	Low	Moderate	High	Extreme
Likely	Low	Moderate	High	High
Somewhat likely	Low	Low	Moderate	Moderate
Unlikely	Low	Low	Low	Low

- Tree in inappropriate place interfering with utilities
- Tree one sided & over pruned

1. Remove & stamp ground	Residual risk	None
2.	Residual risk	
3.	Residual risk	
4.	Residual risk	

Overall residual risk None ☒ Low ☐ Moderate ☐ High ☐ Extreme ☐

Inspection limitations ☒None ☐Visibility ☐Access ☐Vines ☐Root collar buried Describe



ARBORIST REPORT

Located at: 1205 Hillendale Dr SE, Salem

Prepared for: Gordon Jackson

By: Tim Jones, ISA Certified Arborist #PN-6819-A / TRAQ Certified

Evaluation performed: March 27, 2025

DESCRIPTION

Hazardous Tree Removal pursuant to SRC 808.030(d)(1).

Our company was contacted by Gordon Jackson, homeowner at 1205 Hillendale Dr SE in Salem, regarding the hazardous condition of a cedar tree located in the left rear corner (NW) of his backyard. *(Tree location is circled in white on following page)*

The tree measures at approximately 35" in diameter and requires a permit from the city of Salem to remove.

On March 27, 2025 I inspected the cedar tree. The tree poses significant safety issues for both the city and public due to the close proximity to multiple utility wires. The cedar has been severely over pruned by the utility company, removing more than 50% of the live canopy. The tree was also "lion-tailed". Lion tailing removes a large number of inner branches, leaving the tree with long bare limbs and foliage left at the tips, leaving the tree vulnerable to wind damage, increases the risk of breakage and dampening wind movement. The lower canopy is in direct contact with the utility communication lines on the west side of the tree. It appears the limbs are rubbing against the lines, causing excessive wear that can lead to fire/damages and/or outages to communication and power in the area. Consistent over pruning by the utility company has weakened the integrity of the limbs, making the tree more prone to breakage. In addition, the tree type and size are inappropriate for the planting area below these overhead power lines.

In my opinion the tree should be removed for safety and to prevent the loss of communication and power. I believe the removal is necessary due to the hazardous condition and location of the tree, which present both a hazard and danger to persons and property. These hazards cannot be alleviated by treatment or pruning.

LOCATION – Overview



PICTURE 1
Taken 03/27/2025



PICTURE 2
Taken 03/27/2025



PICTURE 3
Taken 03/27/2025

