

Tree Resource Evaluation for 1515 W 22nd Street, Miami Beach

Prepared for:

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Prepared by:

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November 4, 2020

Summary

I performed a tree resource evaluation on the property located at 1515 W 22nd Street, Miami Beach on November 2, 2020. The approximate location of these trees and palms can be found on the schematic in Appendix B.

The evaluation in Appendix A includes measurements, a condition rating and recommended radius of the tree protection zone (TPZ).

I rate trees and palms in accordance with ANSI A300 (Part 5) – 2005, Annex A, Management Report Information. Trees and palms are rated Good, Moderate or Poor, see Appendix C. I recommend the removal of trees or palms that I rate as Poor.

I also followed the Levels and Scope of Tree Risk Assessment from the ANSI A300 Part 9- 2017: Levels of tree risk assessment; Level 1 limited visual tree risk assessment, Level 2 basic tree risk assessment, and Level 3 advanced tree risk assessment. The scope of this report/evaluation was limited to a Level 2 Assessment.

To perform all measurements, I used a forestry diameter measuring tape and a measuring wheel. I rounded-off to the nearest inch when measuring trunk diameter, heights and canopy diameters are approximate.

Appendix D contains the ANSI A300 definitions of Tree Protection Zone (TPZ) and Critical Root Zone (CRZ). The TPZ that I have assigned is sufficient to maintain CRZ as well as the TPZ.

It is important to note that when structures are next to, or had previously been next to trees, there may be no roots from that tree underneath the foot print of the structure, sidewalk, or driveway and therefore the CRZ can change.

The CRZ of a tree can be determined by monitoring demolition and/or via air-spading.

Any trees to remain onsite should have their canopies cleared of dead and hazardous branches by an ISA Certified Arborist.

Any arboricultural work done on trees in the powerlines or within 10 feet of an electrical conductor measured radially must be an Incidental Line Clearance Arborist as identified by American National Standard ANSI Z133-2017.

No changes to this report can be made without the written consent of the original author, Jeff Shimonski.

Photos below

The color and brightness on some photos has been adjusted to provide contrast and clarity to the subject matter. This follows the Basic section on Enhancement Techniques found in Section 11, Best Practices for Documenting Image Enhancement in a document produced by SWGIT Scientific Working Group Imaging Technology, www.SWGIT.org. All photos taken by the author of this report.



Photo 1 above is multi-trunked tree 1 and palms 2 & 3.



Photo 2 above is triple-trunked palm 2.



Photo 3 above is palms 3 & 36 and tree 34 viewed from the east.



Photo 3 above is palms 4, 5 & 12.



Photo 4 above is palms 6, 84 & 86.



Photo 5 above is palms 7, 8 & 11. Note the adjacent powerlines.



Photo 6 above is palms 7, 8, 9 & 11.



Photo 7 above is palms 4, 10, 12 & 13.



Photo 8 above is palms 14 through 25.



Photo 9 above is palms 26, 27, 28 & 29. Note the adjacent powerlines.

Palms 28 & 29 are listed as *Phoenix reclinata* in Appendix A however these are probably hybrids of *P. reclinata*.



Photo 10 above is palms 27 & 28 viewed from the east. Note the adjacent powerlines.



Photo 11 above is palms 26 & 29 viewed from the west.



Photo 12 above is double-trunked palms 30 & 31.



Photo 13 above is palms 32 & 33. See following photo.



Photo 14 above is the trunk of palm 33 with cracks on both sides of the trunk. The arrows indicate one crack with the blade of the orange knife inserted about 3 inches. This palm should be removed.



Photo 15 above is tree 34 viewed from the east.



Photo 16 above is the trunk of tree 34. I found no signs of decay, cavities, or fungal fruiting bodies on the root collar or trunk.



Photo 17 above is palm 35.



Photo 18 above is palms 36, 41 & 44 and tree 42.



Photo 19 above is *Dracaena* 37 through 40. This is not a tree or palm species. This species is a fibrous monocot.



Photo 20 above is palm 41 that had recently been climbed with spikes. Note the ooze coming out of the spike holes. This palm should be removed.

Climbing palm trunks with spikes is not an acceptable horticultural practice.



Photo 21 above is tree 42 with the circle indicating where the tree had been topped resulting in new branches with weak attachments to the trunk.



Photo 22 above is trees 42 & 43. Note the large cavity on tree 42.



Photo 23 above is a closer view of the large cavity on tree 42. The orange knife is 7 inches in length. This tree should be considered for removal.



Photo 24 above is tree 45. I only identified this tree to species in Appendix A since it was not in bloom or in fruit.



Photo 25 above is tree 46 & palm 53.



Photo 26 is palms 47 through 52.



Photo 27 above is triple-trunked palm 54 and tree 46.



Photo 28 above is tree 56 viewed from the east. Palm 53 is developing a severe nutrient deficiency and should be removed.



Photo 29 above is tree 56 viewed from the south.



Photo 30 above is the trunk of tree 56. I found no signs of decay, cavities, or fungal fruiting bodies on the root collar or trunk.



Photo 31 above is palm 57.



Photo 32 above is palm 60.



Photo 33 above is palms 51 & 61.



Photo 34 above is palms 36, 51, 61 & 62.



Photo 35 above is palms 59 and 65 through 68.



Photo 36 above is tree 73 viewed from the east.



Photo 37 above is the west side of the trunk(s) of tree 73. The circle indicates a large section of decay between the two trunks. This tree should not be considered for relocation.



Photo 38 above are two large sections of decay on the north side of the trunk of tree 73 caused by large pruning wounds. This tree should not be considered for relocation.



Photo 39 above is palm 74.



Photo 40 above is palm 75 & traveller's tree 76.



Photo 41 above is double-trunked palm 77 and tree 78.



Photo 42 above is palms 77, 79 & 81.



Photo 43 above is palms 84 through 88.



Photo 44 above is trees 89 & 91.



Photo 45 above is a closer view of tree 91 with poor branch and trunk taper.



Photo 46 above is tree 95 competing for space with a public works vehicle.



Photo 47 above is palms 7, 11 & 94 and tree 96.

Appendix – A – Measurements and condition rating

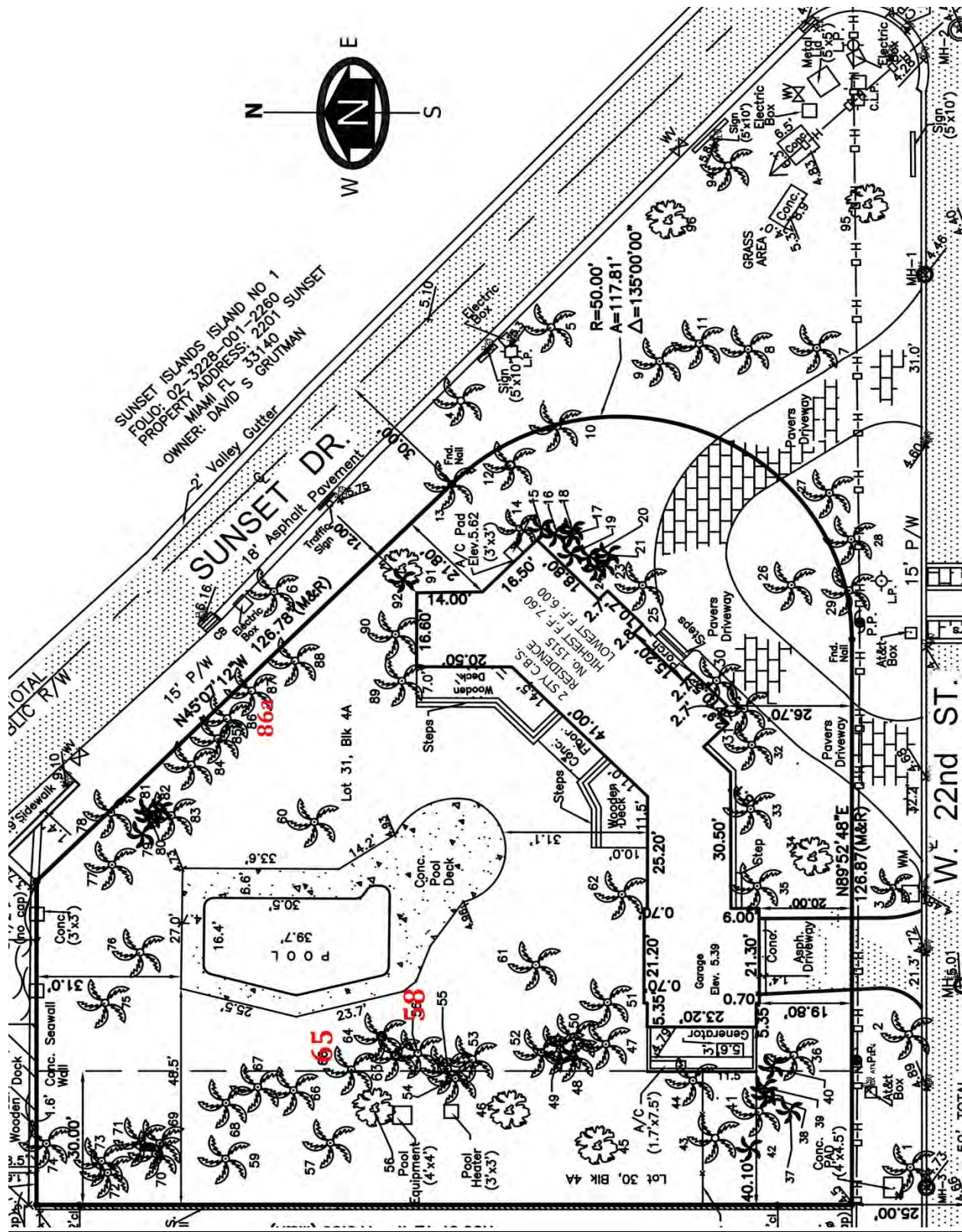
	Scientific name	Common name	DBH	H/Ct	Canopy	Condition	TPZ
1	<i>Ravenala madagascariensis</i>	Traveller's tree	94"	35'	30'	Good	5'
2	<i>Ptychosperma elegans</i> x 3 tks	Solitare palm	10"	35'	25'	Good	4'
3	<i>Phoenix roebelenii</i> x 2 tks	Pygmy date palm	10"	14'	14'	Good	4'
4	<i>Roystonea regia</i>	Royal palm	14"	26'	30'	Good	5'
5	<i>Roystonea regia</i>	Royal palm	15"	26'	28'	Good	5'
6	<i>Roystonea regia</i>	Royal palm	22"	65'	22'	Good	5'
7	<i>Roystonea regia</i>	Royal palm	5"	40'	26'	Good	5'
8	<i>Phoenix roebelenii</i> x 4 tks	Pygmy date palm	19"	6'	22'	Good	4'
9	<i>Phoenix roebelenii</i> x 5 tks	Pygmy date palm	24"	8'	22'	Good	4'
10	<i>Phoenix roebelenii</i> x 4 tks	Pygmy date palm	16"	8'	20'	Good	4'
11	<i>Washingtonia filifera</i>	Washingtonia palm	12"	40'	14'	Moderate	5'
12	<i>Roystonea regia</i>	Royal palm	18"	30'	30'	Good	5'
13	<i>Phoenix roebelenii</i> x 3 tks	Pygmy date palm	11"	9'	20'	Good	4'
14	<i>Dictyosperma album</i> x 4 tks	Princess palm	28"	28'	30'	Good	4'
15	<i>Washingtonia filifera</i>	Washingtonia palm	9"	12'	16'	Good	4'
16	<i>Washingtonia filifera</i>	Washingtonia palm	7"	10'	12'	Good	4'
17	<i>Washingtonia filifera</i>	Washingtonia palm	9"	25'	18'	Good	4'
18	<i>Phoenix roebelenii</i>	Pygmy date palm	4"	6'	6'	Moderate	4'
19	<i>Syagrus romanzoffiana</i>	Queen palm	12"	30'	32'	Moderate	5'
20	<i>Washingtonia filifera</i>	Washingtonia palm	9"	28'	16'	Good	4'
21	<i>Washingtonia filifera</i>	Washingtonia palm	8"	24'	16'	Good	4'
22	<i>Washingtonia filifera</i>	Washingtonia palm	0	24'	16'	Good	4'
23	<i>Washingtonia filifera</i>	Washingtonia palm	0	4'	16'	Good	4'
24	<i>Washingtonia filifera</i>	Washingtonia palm	8"	24'	16'	Good	4'
25	<i>Phoenix roebelenii</i> x 3 tks	Pygmy date palm	14"	13'	16'	Good	4'
26	<i>Roystonea regia</i>	Royal palm	14"	35'	20'	Moderate	5'
27	<i>Roystonea regia</i>	Royal palm	17"	35'	18'	Moderate	5'
28	<i>Phoenix reclinata</i> x 6 tks	Senegal date palm	30"	15'	22'	Good	4'
29	<i>Phoenix reclinata</i> x 6 tks	Senegal date palm	52"	15'	22'	Good	4'
30	<i>Phoenix roebelenii</i> x 2 tks	Pygmy date palm	12"	9'	15'	Good	4'
31	<i>Ptychosperma elegans</i> x 2 tks	Solitare palm	8"	30'	14'	Good	4'
32	<i>Washingtonia filifera</i>	Washingtonia palm	9"	23'	12'	Good	4'
33	<i>Ptychosperma elegans</i>	Solitare palm	4"	25'	8'	Poor	4'
34	<i>Mangifera indica</i>	Mango	39"	35'	56'	Good	18'
35	<i>Washingtonia filifera</i>	Washingtonia palm	9"	25'	12'	Poor	5'
36	<i>Roystonea regia</i>	Royal palm	19"	32'	32'	Moderate	5'
37	<i>Dracaena marginata</i>	Dragon tree	22"	18'	14'	Moderate	4'
38	<i>Dracaena marginata</i>	Dragon tree	5"	14'	10'	Moderate	4'
39	<i>Dracaena marginata</i>	Dragon tree	8"	18'	8'	Moderate	4'

40	<i>Dracaena marginata</i>	Dragon tree	24"	18'	12'	Moderate	4'
41	<i>Washingtonia filifera</i>	Washingtonia palm	8"	24'	15'	Poor	5'
42	<i>Persea americana</i>	Avocado	19"	35'	28'	Moderate	18'
43	<i>Persea americana</i>	Avocado	16"	35'	28'	Moderate	15'
44	<i>Sabal palmetto</i>	Sabal palm	12"	20'	18'	Good	4'
45	<i>Syzygium species</i>	Java plum	23"	30'	30'	Good	18'
46	<i>Mangifera indica</i>	Mango	24"	30'	25'	Good	18'
47	<i>Roystonea regia</i>	Royal palm	16"	30'	32'	Moderate	5'
48	<i>Washingtonia filifera</i> x 2 tks	Washingtonia palm	15"	24'	16'	Poor	5'
48	<i>Washingtonia filifera</i>	Washingtonia palm	9"	24'	14'	Moderate	5'
49	<i>Washingtonia filifera</i>	Washingtonia palm	9"	20'	8'	Good	4'
50	<i>Washingtonia filifera</i>	Washingtonia palm	9"	22'	14'	Moderate	5'
51	<i>Phoenix reclinata</i> x 4 tks	Senegal date palm	18"	14'	20'	Good	4'
52	<i>Veitchia montgomeryana</i> x 2 tks	Montgomery palm	4"	5'	12'	Good	4'
53	<i>Roystonea regia</i>	Royal palm	14"	20'	12'	Poor	4'
54	<i>Ptychosperma elegans</i> x 3 tks	Solitare palm	13"	35'	22'	Good	4'
55	<i>Ptychosperma elegans</i> x 2 tks	Solitare palm	8"	28'	14'	Good	4'
56	<i>Tabebuia heterophylla</i>	Pink trumpet tree	41"	70'	50'	Good	20'
57	<i>Sabal palmetto</i>	Sabal palm	12"	15'	18'	Good	4'
58	<i>Ptychosperma elegans</i>	Solitare palm	3"	6'	8'	Good	4'
59	<i>Roystonea regia</i>	Royal palm	17"	40'	30'	Moderate	5'
60	Not on survey						
61	<i>Roystonea regia</i>	Royal palm	18"	30'	28'	Moderate	5'
62	<i>Washingtonia filifera</i>	Washingtonia palm	8"	12'	14'	Good	4'
63	<i>Ptychosperma elegans</i> x 2 tks	Solitare palm	8"	28'	18'	Good	4'
64	<i>Roystonea regia</i>	Royal palm	10"	20'	20'	Moderate	5'
65	<i>Washingtonia filifera</i> x 4 tks	Washingtonia palm	33"	30'	35'	Good	5'
66	<i>Ptychosperma elegans</i>	Solitare palm	4"	22'	6'	Good	4'
67	<i>Washingtonia filifera</i> x 2 tks	Washingtonia palm	16"	25'	32'	Good	5'
68	<i>Washingtonia filifera</i> x 2 tks	Washingtonia palm	14"	25'	25'	Good	5'
69	<i>Washingtonia filifera</i>	Washingtonia palm	7"	22'	18'	Good	5'
70	<i>Washingtonia filifera</i>	Washingtonia palm	7"	5'	18'	Good	4'
71	<i>Washingtonia filifera</i>	Washingtonia palm	7"	18'	18'	Good	4'
72	<i>Washingtonia filifera</i>	Washingtonia palm	5"	6'	16'	Good	4'
73	<i>Coccoloba uvifera</i>	Seagrape	54"	40'	55'	Moderate	20'
74	<i>Washingtonia filifera</i>	Washingtonia palm	8"	10'	16'	Good	4'
75	<i>Phoenix roebelenii</i> x 4 tks	Pygmy date palm	10"	5'	15'	Good	4'
76	<i>Ravenala madagascariensis</i>	Traveller's tree	72"	30'	35'	Good	5'
77	<i>Washingtonia filifera</i> x 2 tks	Washingtonia palm	16"	28'	32'	Good	5'
78	<i>Schefflera actinophylla</i>	Umbrella tree	24"	35'	40'	Invasive	
79	<i>Washingtonia filifera</i>	Washingtonia palm	7"	12'	22'	Good	4'
80	<i>Washingtonia filifera</i>	Washingtonia palm	0	3'	18'	Good	4'

81	Washingtonia filifera	Washingtonia palm	8"	22'	18'	Good	5'
82	Not onsite						
83	Ptychosperma elegans	Solitare palm	4"	16'	15'	Poor	4'
84	Roystonea regia	Royal palm	19"	40'	28'	Moderate	5'
85	Ptychosperma elegans	Solitare palm	4"	20'	12'	Good	4'
86	Roystonea regia	Royal palm	17"	30'	30'	Good	5'
86a	Ptychosperma elegans x 2 tks	Solitare palm	11"	28'	18'	Good	4'
87	Ptychosperma elegans	Solitare palm	4"	30'	12'	Good	4'
88	Adonidia merrillii	Christmas palm	7"	20'	12'	Moderate	4'
89	Plumeria rubra	Frangipani	24"	25'	35'	Moderate	18'
90	Dracaena marginata	Dragon tree	28"	18'	10'	Poor	4'
91	Ficus benjamina	Weeping fig	34"	26'	28'	Poor	12'
92	Not onsite						
93	Not onsite						
94	Roystonea regia	Royal palm	18"	30'	28'	Good	5'
95	Clusia rosea	Pitch apple	3"	14'	14'	Good	4'
96	Clusia rosea	Pitch apple	4"	14'	16'	Good	4'

- **TPZ is the radius of the tree protection. The measurement is from the outside of the trunk.**
- **The TPZs that I have assigned to the trees on this site are sufficient to maintain CRZs for these trees as well as the TPZs.**
- **The column H/Ct denotes approximate overall height for trees and approximate clear trunk for palms.**
- **A "0" in the DBH column denotes no trunk at 4.5 feet above grade.**
- **DBH is rounded-off to the nearest inch.**
- **Canopy is measured in one direction and is approximate.**
- **I recommend the removal of trees and palms that I rated to be in poor condition.**

Appendix – B – Approximate tree and palm locations



Appendix – C - ANSI A300 (Part 5) - 2005, Annex A

Management report information

Examples of suitability ratings

Good: These are trees with good health and structural stability that have the potential for longevity at the site.

Moderate: Trees in this category have fair health and/or structural defects that may be abated with treatment. Trees in this category require more intense management and monitoring, and may have shorter life-spans than those in the “good” category.

Poor: Trees in this category are in poor health or have significant defects in structure that cannot be abated with treatment. These trees can be expected to decline regardless of management. The species or individual tree may possess either characteristics that are undesirable in landscape settings or be unsuited for use areas.

Appendix – D – Critical Root Zone and Tree Protection Zone

ANSI A 300 (Part 5) – 2012 Management of Trees and Shrubs during Site Planning, Site Development and Construction

Critical Root Zone (CRZ): The minimum volume of roots necessary to have for tree health and stability.

Tree Protection Zone (TPZ): The area surrounding a tree defined by a specified distance, in which excavation and other construction – related activities should be avoided. The TPZ is variable depending on species, factors, age and health of the plant, soil conditions, and proposed construction. The zone may be accomplished by physical barriers or soil protection layers or treatments.

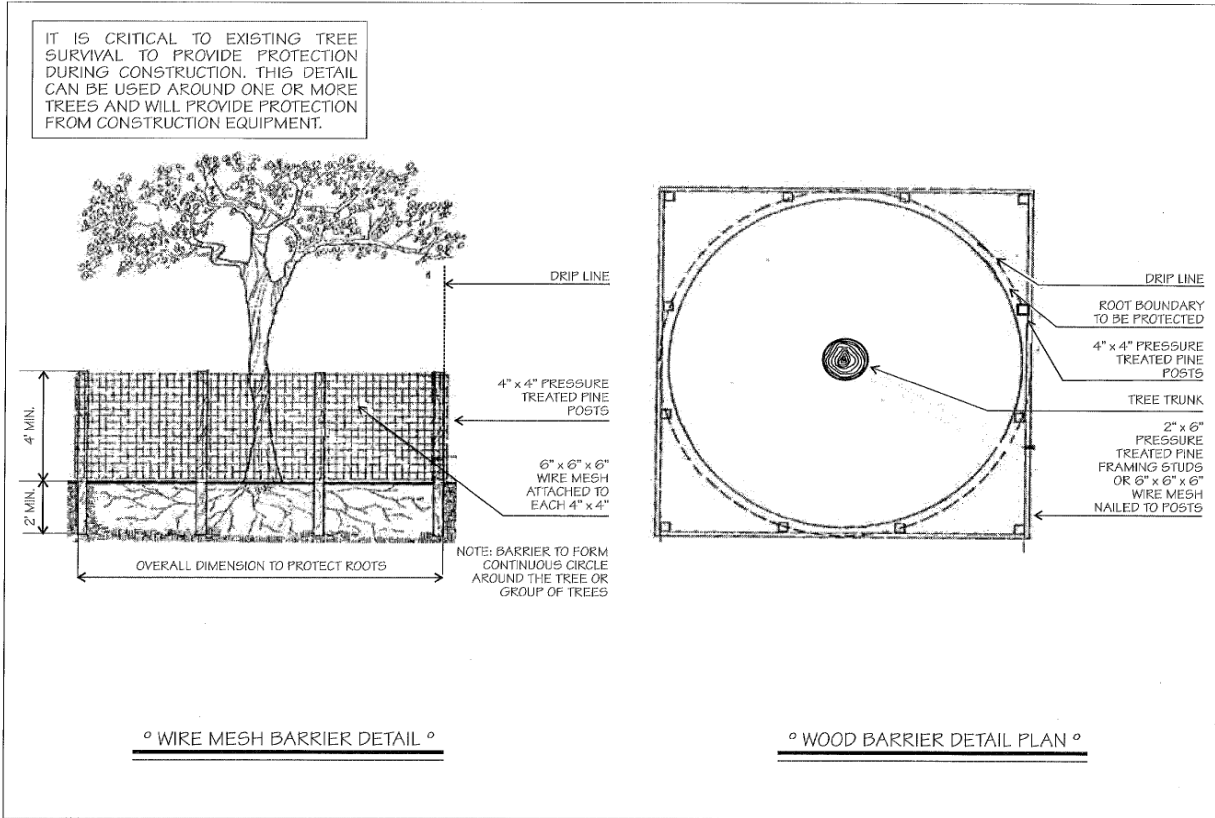
ANSI A300 (Part 5) – 2012 54.7

A tree protection zone (TPZ) shall be delineated around all trees to be protected during a project

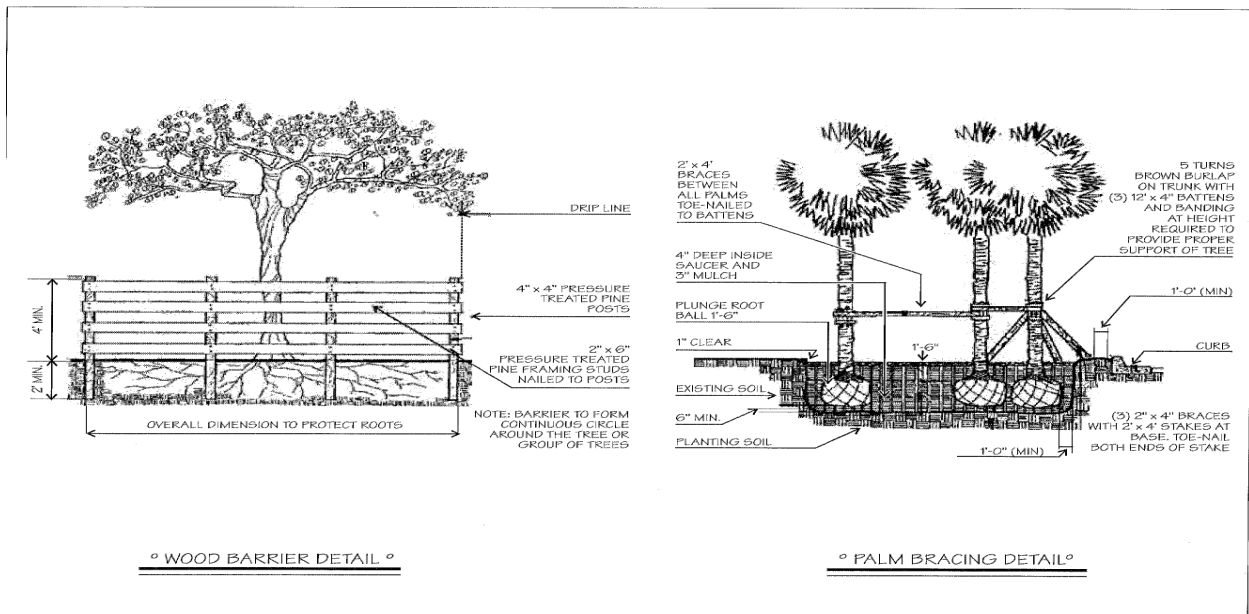
- 54.7.1 The area and dimensions of the TPZ should be calculated on the basis of species tolerance, age, and health, root structure, rooting depth and soil conditions.

Appendix – E – Schematic for tree protection during construction

TREE PROTECTION AND SUPPORT



TREE PROTECTION AND SUPPORT



Appendix – F - Assumptions and Limiting Conditions

Tropical Designs of Florida, Inc. Arboricultural and Horticultural Consulting Qualifications, Assumptions, and Limiting Conditions

Any legal description provided to the consultant is assumed to be correct. Any titles or ownership of properties are assumed to be good and marketable. All property is appraised or evaluated as though free and clear, under responsible ownership and competent management.

All property is presumed to be in conformance with applicable codes, ordinances, statutes, or other regulations.

Care has been taken to obtain information from reliable sources. However, the consultant cannot be responsible for the accuracy of information provided by others.

The consultant shall not be required to give testimony or to attend meetings, hearings, conferences, mediations, arbitrations, or trials by reason of this report unless subsequent contractual arrangements are made, including payment of an additional fee for such services.

This report and any appraisal value expressed herein represent the opinion of the consultant, and the consultant's fee is not contingent upon the reporting of a specified appraisal value, a stipulated result, or the occurrence of a subsequent event.

Sketches, drawings, and photographs in this report are intended for use as visual aids, are not necessarily to scale, and should not be construed as engineering or architectural reports or surveys. The reproduction of information generated by architects, engineers, or other consultants on any sketches, drawings, or photographs is only for coordination and ease of reference. Inclusion of said information with any drawings or other documents does not constitute a representation Tropical Designs of Florida, Inc. as to the sufficiency or accuracy of said information.

Unless otherwise expressed: a) this report covers only the examined items and their condition at the time of inspection; and b) the inspection is limited to visual examination of accessible items without dissection, excavation, probing, or coring. There is no warranty or guarantee, expressed or implied, that structural problems or deficiencies of plants or property may not arise in the future.

Appendix – G - Certification of Performance

Tropical Designs of Florida, Inc.
Arboricultural and Horticultural Consulting

I, Jeff Shimonski, certify:

- That I have personally inspected the trees and/or the property referred to in this report, and have stated my findings accurately. The extent of the evaluation is stated in the attached report;
- That I have no current or prospective interest in the vegetation or the property that is the subject of this report and have no personal interest or bias with respect to the parties involved;
- That the analysis, opinions, and conclusions stated herein are my own;
- That my analysis, opinions, and conclusions were developed and this report has been prepared according to commonly accepted arboricultural practices;
- That no one provided significant professional assistance to the consultant, except as indicated within the report;
- That my compensation is not contingent upon the reporting of a predetermined conclusion that favors the cause of the client or any other party.

I further certify that I am a member of the American Society of Consulting Arborists and acknowledge, accept, and adhere to the ASCA Standards of Professional Practice. I am an International Society of Arboriculture Certified Municipal Arborist FL-1052AM, am ISA Tree Risk Assessment Qualified and have been involved in the practice of arboriculture and the study of trees for over forty-five years.

Signed: 

Dated: November 4, 2020