

ADC Standard 2.Y.11.b – Live Tree Removal (street tree)

Live Tree Removal (street tree): As stated in section 3.8 of the City Development Order for Grand Haven, “In its landscaping program, applicant shall include native trees, which will mature into canopy trees.” The section above regarding Minimum Street Tree Requirements specifies that the Live Oak has been selected as the street tree for Grand Haven, unless otherwise indicated in the accompanying appendices. Accordingly, the removal of any healthy Live Oak or any other street tree that does not meet the provisions below is prohibited. In the event that the tree in question is determined to be a danger to persons or property by potentially falling or being uprooted, as submitted in writing by a certified arborist, or is causing clearly observable and significant damage to residential property such as driveways or sidewalks the MADDC will evaluate all available information to verify the damage and that such damage was the direct result of tree root invasion. Following such a determination, the MADDC shall render a decision regarding removal of the tree and establish the criteria for the replacement tree. The criteria for replacing a Street Tree will be a combination of property frontage size and position of the current Street Trees on the property.

1. For properties with less than sixty (60) feet frontage:
 - a) If the tree to be removed is in the small Street Tree Zone area between the driveway and the property line, then the tree does not have to be replaced as long as the property still maintains their minimum tree count; ref. ADC Standard 2.Y.7 – Minimum Yard Tree Requirements. If the street tree removed takes the property below the minimum tree count, then another tree must be planted somewhere on the property. If removal of the tree results in no street trees, ref: ADC Standards 2.Y.6 – Minimum Street Tree Requirements (Street Tree Zone), then a replacement is required in the larger Street Tree Zone area across the front of the house
 - b) If the tree to be removed is the only tree in the larger Street Tree Zone area across the front of the house, then the tree must be replaced somewhere in the larger Street Tree Zone and as close as feasible to the center of the property. If there is more than one (1) tree in the larger Street Tree Zone, then the one (1) tree that was removed does not have to be replaced as long as the property still maintains their minimum tree count; ref. ADC Standard 2.Y.7 – Minimum Yard Tree Requirements.
 - c) In no case will any property have less than one (1) street tree.
2. On a property of sixty (60) feet or more frontage:
 - a) Any street tree removed must be replaced if the street tree count falls below the amount specified ADC Standards 2.Y.6 – Minimum Street Tree Requirements (Street Tree Zone), i.e. one tree per thirty (30) linear feet rounded down to the next whole number.
 - b) Any replacement tree must be visually balanced between the current property trees in the Street Tree Zone; taking into account utilities (e.g. fire hydrant, streetlight, traffic signs), CDD easements, and any Street Trees on adjacent properties.
 - c) Again, the property must retain the Standard 2.Y.7 – Minimum Yard Tree Requirements. If the Street Tree removed does not need to be replaced with another street tree, but takes the property below the minimum tree count, then another tree must be planted somewhere on the property

If a Live Oak or any other species of street tree is approved for removal by both the City and the MADDC, it shall be replaced with the same variety - FL #1, tree. The replacement tree shall be of the largest size compatible with the existing planting space but shall be no less than eight (8) feet in height, with a minimal Caliper of two (2) inches and not less than thirty (30) gallon in size. In accordance with these

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requirements, the MADC shall have sole discretion regarding the size and location of the replacement tree:

The damage justifying the removal of the tree must be corrected concurrently with the tree replacement process.