

Memorandum January 13, 2022

- TO: Planning and Zoning Commission Julie Couch, Town Manager
- FROM: Israel Roberts, AICP Planning Manager

SUBJECT: PRELIMINARY PLAT FOR PINNACLE ESTATES ADDITION

BACKGROUND: This is a request for a Preliminary Plat of the Pinnacle Estates Addition. The 44.1-acre tract of land is located on the north side of East Stacy Road, east of Heritage Ranch and is zoned for the (RE-2) Two-acre Ranch Estate District. Applicant: Warren Corwin, Corwin Engineering representing owner JA Pinnacle Development, LLC.

STATUS OF ISSUE: The proposed preliminary plat reflects the development of 18 single-family lots and three common area lot (split entry). Each lot will be accessed by an internal network of two cul-de-sac streets. Per the (RE-2) Two-acre Ranch Estate District, each residential lot is required to be at least two-acres in area and have a minimum of 200 feet of lot frontage (Lots fronting on the cul-de-sac bulb are permitted reduced frontage of 90 feet). All lots meet these design standards.

The Preliminary plat features three (3) common area lots that buffer the proposed subdivision from Stacy Road. These common areas will be owned and maintained by a Homeowners Association. Detailed landscape plans and any monument signage will be submitted with the Final Plat application.

The purpose of a Preliminary Plat is to review the design of a proposed subdivision, including lot layout, right-of-way dedications, and easements. In the State of Texas, the plat application process is a ministerial process, meaning that if the plat application conforms to the zoning for the subject property, as well as the subdivision and development regulations, the municipal government must approve the plat.

Preliminary Plats do not establish a subdivision; they are a temporary document (expires 180 days from the date of approval) that allow the Town to review the framework of a subdivision, prior to the preparation of a Final Plat.

Parks, Open Space and Trails

As part of the standard development process for a new single-family subdivision, the Comprehensive Subdivision Ordinance (CSO) requires the dedication of parkland based on the number of proposed lots within the subdivision. The CSO also allows for a payment of cash-in-lieu of land dedication when appropriate. In this case, for an 18-lot single-family subdivision, approximately 23,462 square-feet of land (0.53-acres) is required to be dedicated. Typically, with developments this size the Town has accepted cash in lieu of dedication because the land that would be dedicated doesn't meet the minimum area for a neighborhood park (5-acres). With 18 proposed lots, estimated cash-in-lieu fee is \$53,862.

<u>Drainage</u>

The drainage designs on Pinnacle Estates desires to split the stormwater releases into four subbasins. The first will discharge into an existing natural creek in the Heritage Ranch system, the second will discharge to the north, just downstream of an existing pond that they intend to remove, the third will be into a natural swale that runs east, and the fourth will be into an existing surface inlet on Stacy Rd. By dividing the releases into four subbasins, it closely resembles what is occurring naturally today. Three of the four subbasins may require some level of mitigation, depending upon the downstream assessment, which staff will require in the full civil submittal. Each of the subbasins can be addressed individually if the assessment shows any adverse impact downstream.

STAFF RECOMMENDATION: Staff recommends **APPROVAL** of the proposed preliminary plat as presented.

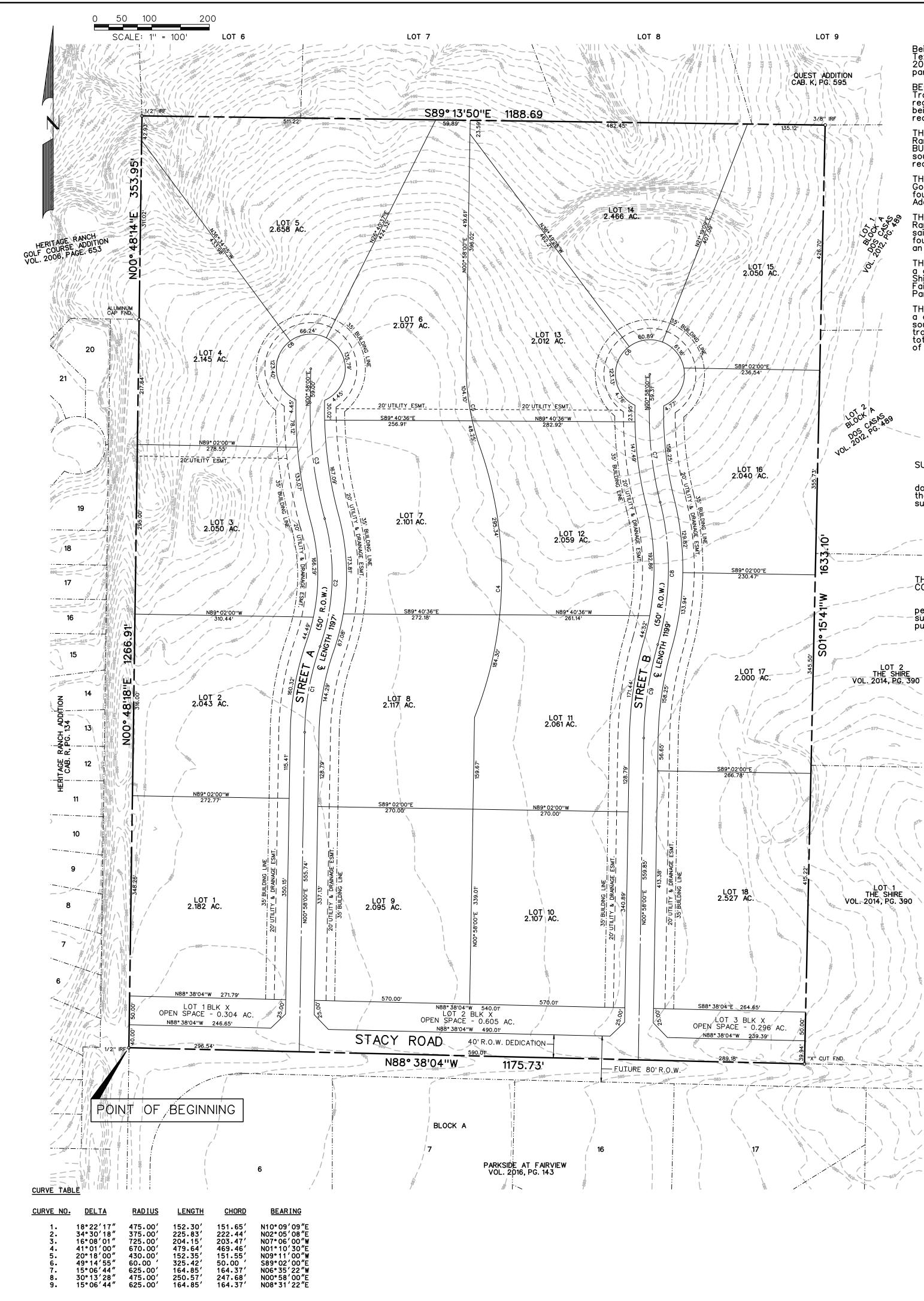
BUDGET: N/A

ATTACHMENTS:

- Locator
- Exhibits



Pinnacle Estates



NOW THEREFORE, KNOW ALL MEN BY THESE PRESENTS: THAT, JA PINNACLE DEVELOPMENT, LLC., ACTING HEREIN BY AND THROUGH ITS DULY AUTHORIZED OFFICERS, DOES' HEREBY ADOPT THIS PLAT DESIGNATING THE HEREINABOVE DESCRIBED PROPERTY AS PINNACLE ESTATES, AN ADDITION TO THE TOWN OF FAIRVIEW, TEXAS AND DOES HEREBY DEDICATE THE FEE SIMPLE TO THE PUBLIC USE FOREVER, THE STREETS AND ALLEYS SHOWN THEREON. THE STREETS AND ALLEYS ARE DEDICATED FOR STREET PURPOSES. THE EASEMENTS AND PUBLIC AREAS, AS SHOWN, ARE DEDICATED FOR STREET PURPOSES. THE EASEMENTS AND PUBLIC AREAS, AS SHOWN, ARE DEDICATED FOR STREET PURPOSES. THE EASEMENTS AND PUBLIC AREAS, AS SHOWN, ARE DEDICATED FOR THE PUBLIC USE FOREVER, FOR THE PURPOSES INDICATED ON THIS PLAT. ALL PUBLIC IMPROVEMENTS AND DEDICATIONS SHALL BE FREE AND CLEAR OF ALL DEBT, LIENS, AND/OR ENCUMBRANCES. NO BUILDINGS, FENCES, STREES, SHRUBS OR OTHER IMPROVEMENTS OR GROWTHS SHALL BE CONSTRUCTED OR PLACED UPON, OVER OR ACROSS THE EASEMENTS, IF APPROVED BY THE TOWN. THE TOWN OF FAIRVIEW IS NOT RESPONSIBLE FOR REPLACING ANY IMPROVEMENTS IN, UNDER, OR OVER ANY EASEMENTS CAUSED BY MAINTENANCE OR REPLACING ANY IMPROVEMENTS IN, UNDER, OR OVER ANY EASEMENTS CAUSED BY MAINTENANCE OR REPLACING ANY IMPROVEMENTS IN, UNDER, OR USING THE SAME UNLESS THE EASEMENT LIMITS USE TO PARTICULAR, SAD USE BY PUBLIC UTILITIES DESIRING TO THE FUBLIC'S AND THE TOWN OF FAIRVIEW'S USE THEREOF. THE TOWN OF FAIRVIEW AND PUBLIC UTILITY ENTITIES SHALL HAVE THE RIGHT TO REMOVE AND KEEP REMOVED ALL OR PARTS OF ANY BUILDING, FENCES, TREES, SHRUBS, OR OTHER IMPROVEMENTS OR GROWTHS WHICH MAY IN ANY WAY ENDANGER OR INTERFERE WITH THE CONSTRUCTION, MAINTENANCE, OR EFFICIENCY OF THEIR RESPECTIVE SYSTEMS IN SAID EASEMENTS. THE TOWN OF FAIRVIEW'S AND PUBLIC UTILITY ENTITIES SHALL AT ALL TIMES HAVE THE FULL RIGHT OF INGRESS AND DEGRESS TO OR FROM THEIR RESPECTIVE EASEMENTS FOR THE PUBLIC'S INFERERY. THE THE TOWN OF FAIRVIEW AND PUBLIC UTILITY ENTITIES SHALL AT ALL TIMES HAVE THE FULL RIGHT OF INGRESS AND PUBLIC UTILITY Being a tract of land situated in the Calvin Boles Survey, Abstract No. 28, in Collin County, Texas, being all of a called 44.15 acre tract of land as recorded in Instrument No. 20211119002378630, in the Official Public Records of Collin County, Texas (O.P.R.C.C.T.), being more particularly described as follows: BEGINNING at a 1/2-inch iron rod (controlling monument) found at the southwest corner of said Tract 1, and the northwest corner of Parkside at Fairview, an addition to the Town of Fairview, recorded in Volume 2016, Page 143, of the Map Records of Collin County, Texas (M.R.C.C.T.), being in the east line of Heritage Ranch Addition Phase 8, an addition to the Town of Fairview, recorded in Cabinet R, Page 134, M.R.C.C.T.; THENCE North 00 degrees 48 minutes 18 seconds West, with the east line of said Heritage Ranch Addition Phase 8, a distance of 1,266.91 feet to an aluminum cap stamped "CARTER & BURGESS" found at the northeast corner of said Heritage Ranch Addition Phase 8 and the southeast corner of Heritage Ranch Golf Course Addition, an addition to the Town of Fairview, recorded in Volume 2006, Page 653, M.R.C.C.T.; THENCE North 00 degrees 48 minutes 14 seconds West, with the east line of said Heritage Ranch Golf Course Addition, a distance of 353.95 feet to a 1/2-inch iron rod with cap stamped "ARTHUR" found at the northwest corner of said 37.46 acre tract and the southwest corner of Quest Addition, recorded in Cabinet K, Page 595, M.R.C.C.T.;

THENCE South 89 degrees 13 minutes 50 seconds East, departing the east line of said Heritage Ranch Golf Course Addition, with the north line of said 37.46 acre tract and the south line of said Quest Addition, a distance of 1,188.69 feet to a 3/8-inch iron rod (controlling monument) found at the northeast corner of said 37.46 acre tract and the northwest corner of Dos Casas, an addition to the Town of Fairview, recorded in Volume 2012, Page 489, M.R.C.C.T.;

THENCE South 01 degrees 16 minutes 41 seconds East, with the west line of said Dos Casas, at a distance of 1,633.10 feet to an "X" cut set in concrete at the southwest corner of said The Shire and the southeast corner of said Tract 2, being in the north line of said Parkside at Fairview, being in the approximate center of Stacy Rd. (Variable Width R.O.W. 40' by said Parkside at Fairview Addition, remainder by Use and Occupation);

THENCE North 88 degrees 38 minutes 04 seconds West, with the south line of said Tract 2, at a distance of 160.12 feet passing the southwest corner of said Tract 2 and the southernmost southeast corner of said 37.46 acre tract, continuing with the south line of said 37.46 acre tract, the north line of said Parkside at Fairview and said approximate center of Stacy Road, a total distance of 1,175.73 feet to the POINT OF BEGINNING and containing 44.1555 acres of land, of which a portion lies within a publicly used roadway (Stacy Road).

SURVEYOR'S CERTIFICATE

I, WARREN L. CORWIN, a registered Professional Land Surveyor in the State of Texas, do hereby certify that I prepared this plat from actual and accurate survey of the land and that the comer monuments shown thereon were properly placed, under my personal supervision, in accordance with the subdivision regulations of the Town of Fairview, Texas.

Registered ProfessionalLand Surveyor Registration No. 4621 Date:

THE STATE OF TEXAS

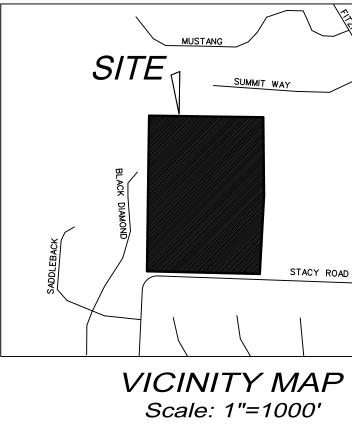
Before me, the undersigned, a Notary Public in and for the State of Texas, on this day personally appeared WARREN L. CORWIN, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed same for the purpose and consideration therein expressed.

Given under my hand and seal of office, this _____day of _____, 2022.

NOTARY PUBLIC, STATE OF TEXAS

NOTES

- 1. Bearing are based on the Texas State Plane Coordinate System, North Central Zone 4202, North American Datum of 1983.
- 2. All lot lines are radial or perpendicular to the street unless otherwise noted by bearing.
- 3. 1/2" iron rods with "CORWIN ENGR. INC." caps set at all boundary corners, block corners, points of curvature, points of tangency, and angle points in public right-of-way unless otherwise noted.
- 4. "Notice: Selling a portion of this addition by metes and bounds is a violation of city ordinance and state law and is subject to fines and withholding of utilities and building permits.
- 5. Lots 1,2 & 3 Blk X are Common area lots and shall be owned and maintained by the Homeowers Association.



NOW THEREFORE, KNOW ALL MEN BY THESE PRESENTS:

THAT THE UNDERSIGNED DO HEREBY COVENANT AND AGREE THAT THEY SHALL CONSTRUCT UPON THE FIRE LANE EASEMENTS, IF ANY, AS DEDICATED AND SHOWN HERON, A HARD SURFACE AND THAT THEY SHALL MAINTAIN THE SAME IN A STATE OF GOOD REPAIR AT ALL TIMES AND KEEP THE SAME FREE AND CLEAR OF ANY STRUCTURES, FENCES, TREES, SHRUBS, OR OTHER PARKING OF MOTOR VEHICLES, TRAILERS, BOATS OR OTHER IMPEDIMENTS TO THE ACCESS OF FIRE APPARATUS. THE MAINTENANCE OF PAVING ON THE FIRE LANE EASEMENTS IS THE RESPONSIBILITY OF THE OWNER, AND THE OWNER SHALL POST AND MAINTAIN APPROPRIATE SIGNS IN CONSPICUOUS PLACES ALONG SUCH FIRE LANES, STATING "FIRE LANE, NO PARKING". THE POLICE CHIEF OR HIS DULY AUTHORIZED REPRESENTATIVE IS HEREBY AUTHORIZED TO CAUSE SUCH FIRE LANES AND UTILITY EASEMENTS TO BE MAINTAINED FREE AND UNOBSTRUCTED AT ALL TIMES FOR THE FIRE DEPARTMENT AND EMERGENCY USE.

THE UNDERSIGNED DO COVENANT AND AGREE THAT THE ACCESS EASEMENTS, IN ANY, MAY BE UTILIZED BY ANY PERSON OR THE GENERAL PUBLIC FOR INGRESS AND EGRESS TO OTHER REAL PROPERTY, AND FOR THE PRUPOSE OF GENERAL PUBLIC VEHICULAR AND PEDESTRIAN USE AND ACCESS, AND FOR FIRE DEPARTMENT AND EMERGENCY USE IN, ALONG, UPON AND ACROSS SAID PREMISES. WITH THE RIGHT AND PRIVILEGE AT ALL TIMES OF THE TOWN OF FAIRVIEW, IT'S AGENTS, EMPLOYEES, WORKMEN, AND REPRESENTATIVES HAVING INGRESS, EGRESS AND REGRESS IN, ALONG, UPON AND ACROSS SAID PREMISES.

THIS PLAT IS APPROVED SUBJECT TO ALL PLATTING ORDINANCES, RULES, REGULATIONS AND RESOLUTIONS OF THE TOWN OF FAIRVIEW. ALL MODIFICATIONS TO THIS DOCUMENT SHALL BE BY MEANS OF THE PLAT AND APPROVED BY THE TOWN OF FAIRVIEW.

WITNESS, MY HAND AT FAIRVIEW, TEXAS, THIS THE DAY OF 2022. JA PINNACLE DEVELOPMENT, LLC.

STATE OF TEXAS COUNTY OF COLLIN

BEFORE ME, THE UNDERSIGNED AUTHORITY, A NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS, ON THIS DAY PERSONALLY APPEARED TONY PRUTCH, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED FOR THE PURPOSE AND CONSIDERATION THEREIN EXPRESSED. DAY OF 2022. GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS

NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS MY COMMISSION EXPIRES:

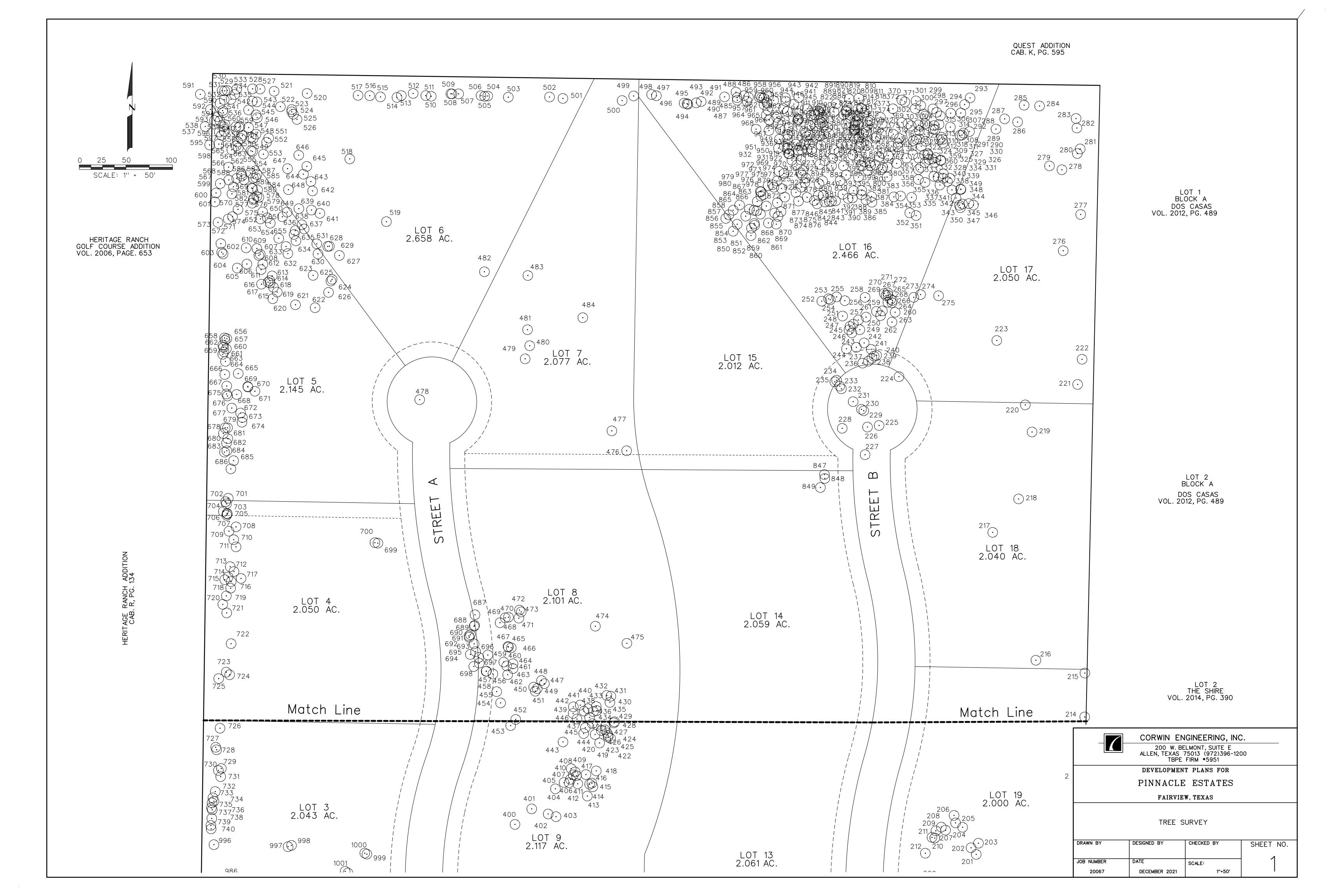
> PRELIMINARY PLAT APPROVAL CERTIFICATE Planning and Zoning Commission, 2022.

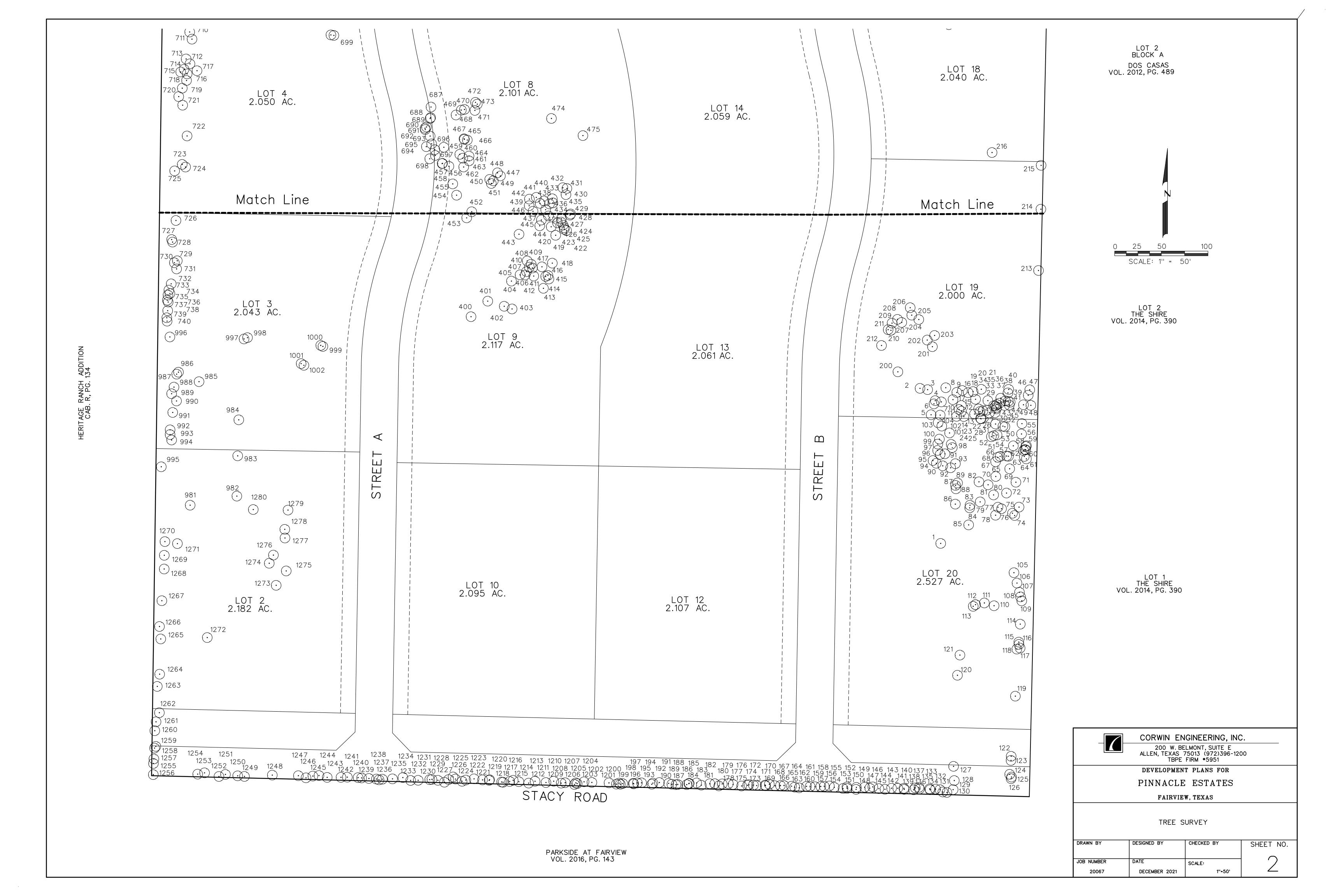
Chairperson, Planning and Zoning Commission Town of Fairview, Texas

APPROVED_____, 2022. Town Council, Town of Fairview, Texas

By:_____ Mayor, Town of Fairview, Texas Attest:_____ Town Secretary

	PRELIMINARY PLAT OF
	PINNACLE ESTATES
	LOTS 1-18, BLOCK A LOTS 1-3, BLOCK X
CH III	OUT OF THE
T N	CALVIN BOLES SURVEY ABSTRACT NO. 28
	TOWN OF FAIRVIEW
	COLLIN COUNTY, TEXAS
(A)	OWNER/APPLICANT
Rote	JA PINNACLE DEVELOPMENT, LLC. 1701 LEGACY DRIVE, STE. 2000 FRISCO, TEXAS 75034
	PREPARED BY
	CORWIN ENGINEERING, INC.
	TBPE FIRM #5951
	TBPLS #10031700
	200 W. BELMONT, SUITE E ALLEN, TEXAS 75013
	TOTAL LOTS <u>18</u> 972-396-1200
	TOTAL ACRES <u>44.155</u> DECEMBER 2021 SCALE: 1''=100'





Tree umber	Diameter at Breast Heigh (Inches)	t Species	Canopy Radius (Feet)	Multiple Trunks		Dead Branches (%) Lea	Fence in an Trunk	Status	Tree Number	Diameter at Breast Height (Inches)	Species	Canopy Radius Multiple (Feet) Trunks		Dead Branches (%) Lea	Fence in n Trunk			Diameter at creast Heigh (Inches)		Canopy Radius (Feet)	Multiple General Trunks Conditior	Dead Branch ı (%)		Fence in n Trunk	
1	31.6	pecan	32	Yes	Healthy	0 61-	90 No		101	<u> </u>	black willow	37 Yes	Healthy	0 61-9	00 No		201	7.5	common persimmon	8	No Healthy	0	61-90		
2	14.9	sugarberry	15	Yes	Healthy	0 61-			102		American elm	13 No	Healthy	0 61-9			202	6.6	common persimmon	7	No Healthy	0	61-90		
3	9.6 9.2	eastern red cedar eastern red cedar	10	Yes	Healthy Healthy	0 61-			103		honey-locust	10 No	Healthy	0 61-9	0 No		203	10.5	common persimmon	11	Yes Healthy	0	61-90		
5	15.9	American elm	16	Yes	Healthy	0 61-			104 105		honey-locust eastern red cedar	9 No	Healthy Healthy	0 61.9	00 No 00 No		204 205	4.5 7.6	common persimmon	ວ 	No Healthy No Healthy	0	61-90 61-90		
6	4.4	American elm	5	No	Healthy	0 61-			105		American elm	10 No	Healthy	0 61-8	0 No		205	9.5	common persimmon eastern red cedar	10	No Healthy	0	61-90		_
7	8.4	sugarberry	8	No	Healthy	0 61-			107		sugarberry	14 Yes	Healthy	0 61-9	0 No		200	11.5	common persimmon	10	Yes Healthy	0	61-90		
8	7.6	American elm	8	Yes	Healthy	0 61-			107		sugarberry	13 Yes	Healthy	0 61-9	0 No		208	5.0	common persimmon	5	No Healthy	0	61-90		
9	6.7	eastern red cedar	8	No	Healthy	0 61-	90 No		109		Hercules-club	10 Yes	Healthy	0 61-9	00 No		209	7.3	common persimmon	7	No Healthy	0	61-90		_
10	5.3	American elm	5	No	Healthy	0 61-	90 No		110		sugarberry	13 No	Healthy	0 61-9	00 No		210	7.0	common persimmon	7	No Healthy	0	61-90		_
11	9.6	cottonwood	10	No	Healthy	0 61-	90 No		111		Hercules-club	7 No	Healthy	0 61-9	0 No		211	9.3	common persimmon	9	Yes Healthy	0	61-90		
12	5.5	cottonwood	6	No	Healthy	0 61-	90 No		112	6.1	sugarberry	6 No	Healthy	0 61-9	00 No		212	8.5	common persimmon	9	No Healthy	0	61-90	0 No	
13	15.4	black willow	16	No	Healthy	20 61-	90 No		113	16.5	American elm	17 No	Healthy	0 61-9	00 No		213	4.3	eastern red cedar	4	No Healthy	0	61-90	0 No	
14	15.6	black willow	15	Yes	Damaged	80 61-	90 No		114	6.0	common persimmon	6 No	Healthy	0 61-9	90 No		214	6.4	eastern red cedar	6	No Healthy	0	61-90	0 No	
15	8.8	eastern red cedar	9	No	Healthy	0 61-	90 No		115	19.2	American elm	19 No	Healthy	0 61-9	0 No		215	4.3	eastern red cedar	4	No Healthy	0	61-90	0 No	
16	6.0	eastern red cedar	6	No	Healthy	0 61-			116	11.1	common persimmon	11 Yes	Healthy	0 61-9	0 No		216	5.2	eastern red cedar	5	Yes Damaged	0	61-90		
17	2.2	common persimmon	2	No	Healthy	0 61-	90 No		117		common persimmon	9 Yes	Healthy	0 61-9	00 No		217	8.3	pecan	8	Yes Healthy	0	61-90		
18	2.0	common persimmon	2	No	Healthy	0 61-			118		sugarberry	14 No	Healthy	0 61-9	0 No		218	12.3	eastern red cedar	12	Yes Healthy	0	61-90		
19	22.5	eastern red cedar	22	Yes	Healthy	0 61-			119		Hercules-club	10 Yes	Healthy	0 61-9	0 No		219	9.2	eastern red cedar	9	No Healthy	0	61-90		
20 21	4.2	common persimmon American elm	4	No	Healthy	0 61-			120		sugarberry	14 Yes	Healthy	0 61-9	0 No		220	15.6	eastern red cedar	16	Yes Healthy	0	61-90		
22	2.4	common persimmon	<i>।</i> २	No	Healthy Healthy	0 61-	90 No 90 No		121		sugarberry	9 No	Healthy	0 61.6	0 No		221	14.2	eastern red cedar	14	Yes Healthy	0	61-90		
23	17.2	cottonwood	17	No	Healthy	0 61-			122 123		sugarberry	6 No	Healthy Healthy	0 61.0	00 No 00 No		222 223	5.2 17.6	eastern red cedar eastern red cedar	0 15	NoHealthyYesHealthy	0	61-90		
24	2.5	common persimmon	3	No	Healthy	0 61-			123		sugarberry sugarberry	17 Yes 10 Yes	Healthy	0 61.0		Remove	223	10.6	pecan	15	No Healthy	0	61-90 61-90		Remov
25	2.4	common persimmon	2	No	Healthy	0 61-			124		sugarberry	8 No	Healthy	0 61-9		Remove	224	6.1	pecan	6	No Healthy	0	61-90		Remov
26	4.1	common persimmon	4	No	Healthy	0 61-			126		sugarberry	19 Yes	Healthy	0 61-9	0 No	Remove	226	14.5	cedar elm	15	Yes Healthy	0	61-90		Remov
27	3.0	common persimmon	3	No	Healthy	0 61-			120		sugarberry	17 Yes	Healthy	0 61-9		Remove	220	24.2	Osage-orange	15	Yes Healthy	0	61-90		Remov
28	5.5	common persimmon	6	No	Healthy	0 61-	90 No		127		sugarberry	18 Yes	Healthy	0 61-9	0 No	Remove	228	16.5	pecan	17	No Healthy	0	61-90		Remov
29	4.1	common persimmon	4	No	Healthy	0 61-	90 No		129		sugarberry	15 No	Healthy	0 61-9	0 No	Remove	229	12.8	sugarberry	13	No Healthy	0	61-90		Remov
30	14.9	common persimmon	15	Yes	Healthy	0 61-			130		sugarberry	10 No	Healthy	0 61-9	00 No	Remove	230	9.1	green ash	9	No Healthy	0	61-90		Remov
31	5.2	eastern red cedar	5	No	Healthy	0 61-	90 No		131		sugarberry	8 No	Healthy	0 61-9	0 No	Remove	231	6.2	hawthorn	6	Yes Healthy	0	61-90		Remov
32	5.8	eastern red cedar	6	No	Healthy	0 61-	90 No		132		sugarberry	7 No	Healthy	0 61-9	00 No	Remove	232	9.9	sugarberry	10	No Healthy	0	61-90	0 No	Remov
33	5.5	common persimmon	6	No	Healthy	0 61-	90 No		133		sugarberry	8 No	Healthy	0 61-9	00 No	Remove	233	22.3	Osage-orange	19	Yes Healthy	0	61-90		Remov
34	6.4	common persimmon	6	No	Healthy	0 61-			134	6.3	sugarberry	6 No	Healthy	0 61-9	0 No	Remove	234	6.2	sugarberry	6	No Healthy	0	61-90	0 No	Remov
35	4.0	common persimmon	4	No	Healthy	0 61-			135		sugarberry	14 Yes	Healthy	0 61-9	00 No	Remove	235	6.8	sugarberry	7	No Healthy	0	61-90		Remov
36	2.6	common persimmon	3	No	Healthy	0 61-	90 No		136		sugarberry	10 No	Healthy	0 61-9	0 No	Remove	236	11.5	cedar elm	12	Yes Healthy	0	61-90		Remov
37	2.4	common persimmon	2	No	Healthy	0 61-	90 No		137		sugarberry	10 No	Healthy	0 61-9	0 No	Remove	237	5.5	cedar elm	6	No Healthy	0	61-90		Remov
38	8.8	sugarberry	9	NO	Healthy	0 61-	90 No		138		sugarberry	7 No	Healthy	0 61-9	0 No	Remove	238	8.2	cedar elm	8	Yes Healthy	0	61-90		Remov
39	8.4	honey-locust	8	Yes	Healthy	0 61-	90 No		139		sugarberry	10 No	Healthy	0 61-9	0 No	Remove	239	9.7	cedar elm	10	Yes Healthy	0	61-90		Remov
40	16.3 5.4	eastern red cedar	10	Yes	Healthy	0 61	90 No		140		eastern red cedar	9 No	Healthy	0 61-9	0 NO	Remove	240	13.4	cedar elm	13	Yes Healthy	0	61-90		Remov
41	5.7	common persimmon common persimmon	6	NO	Healthy Healthy	0 61	90 No 90 No		141		sugarberry	12 Yes	Healthy	0 61-9		Remove	241	9.1	cedar elm	9	Yes Healthy	0	61-90		Remov Remov
42	7.0	eastern red cedar	7	No	Healthy	0 61-	90 No		142 143		sugarberry	7 No 6 No	Damaged Healthy	0 61-9		Remove Remove	242 243	5.9 16.9	sugarberry cedar elm	17	NoHealthyYesHealthy	0	61-90 61-90		Remov
44	5.8	common persimmon	6	No	Healthy	0 61-	90 No		143		sugarberry sugarberry	7 No	Healthy	0 61-9		Remove	243	10.9	cedar elm	10	Yes Healthy	0	61-90		Remov
45	3.3	common persimmon	3	No	Healthy	0 61-	90 No		145		eastern red cedar	11 Yes	Healthy	0 61-9	0 No	Remove	245	10.9	sugarberry	10	No Healthy	0	61-90		
46	8.6	Hercules-club	9	Yes	Healthy	0 61-	90 No		146		sugarberry	9 Yes	Healthy	0 61-9	0 No	Remove	246	13.6	honey-locust	14	Yes Healthy	0	61-90		
47	6.4	Hercules-club	6	No	Healthy	0 61-	90 No		147		sugarberry	6 No	Healthy	0 61-9	0 No	Remove	247	6.7	sugarberry	7	No Healthy	0	61-90		
48	7.1	sugarberry	7	No	Healthy	0 61-	90 No		148		eastern red cedar	9 No	Healthy	0 61-9	00 No	Remove	248	11.0	cedar elm	11	No Healthy	0	61-90		_
49	10.8	eastern red cedar	11	No	Healthy	0 61-	90 No		149		sugarberry	7 No	Healthy	0 61-9	0 No	Remove	249	6.9	sugarberry	7	No Healthy	0	61-90		
50	9.0	eastern red cedar	9	No	Healthy	0 61-	90 No		150		sugarberry	14 Yes	Healthy	0 61-9	00 No	Remove	250	6.1	sugarberry	6	No Healthy	0	61-90		
51	31.4	black willow	31	Yes	Healthy	0 61-	90 No		151		sugarberry	11 No	Healthy	0 61-9	00 No	Remove	251	6.3	sugarberry	6	No Healthy	0	61-90	0 No	
52	34.5	black willow	35	Yes	Damaged	30 61-	90 No		152	11.1	sugarberry	11 No	Healthy	0 61-9	0 No	Remove	252	6.0	cedar elm	6	Yes Healthy	0	61-90	0 No	
53	10.2	eastern red cedar	10	No	Healthy	0 61-	90 No		153	9.3	sugarberry	9 No	Healthy	0 61-9	00 No	Remove	253	6.9	sugarberry	7	No Healthy	0	61-90	0 No	
54	7.8	eastern red cedar	8	No	Healthy	0 61-	90 No		154	17.8	sugarberry	18 Yes	Healthy	0 61-9	90 No	Remove	254	7.8	common persimmon	8	No Healthy	0	61-90	0 No	
55	10.3	eastern red cedar	10	No	Healthy	0 61-			155	7.7	American elm	8 No	Healthy	0 61-9	0 No	Remove	255	7.5	sugarberry	8	Yes Damaged	0	61-90	0 No	
56	11.6	eastern red cedar	12	No	Healthy	0 61-			156		sugarberry	8 Yes	Healthy	0 61-9		Remove	256	5.3	common persimmon	5	No Healthy	0	61-90		
57	4.8	eastern red cedar	5	No	Healthy	0 61-			157		sugarberry	7 No	Healthy	0 61-9	0 No	Remove	257	13.7	pecan	14	No Healthy	0	61-90		
58	4.8	American elm	5	NO	Healthy	0 61-			158		sugarberry	10 No	Healthy	0 61-9	0 No	Remove	258	7.7	sugarberry	8	No Damaged	0	61-90		
59 60	4.9 7.5	American elm	5 7	NO	Healthy	0 61-			159		sugarberry	9 No	Healthy	0 61-9	0 No	Remove	259	3.6	common persimmon	4	No Damaged	50	61-90		
61	21.0	American elm American elm	21	Yes	Healthy Healthy	0 61-			160		sugarberry	6 NO	Healthy	0 61-9	0 NO	Remove	260	13.5	honey-locust	14	No Healthy	0	61-90		_
62	5.4	eastern red cedar	5	No	Healthy	0 61-			161		sugarberry	9 No	Healthy	0 61-9		Remove	261	2.3	common persimmon	2	No Healthy	0	61-90		
63	14.4	eastern red cedar	14	Yes	Healthy	0 61-			162 163		sugarberry sugarberry	7 No	Healthy Healthy	0 61-9	00 Yes 00 Yes	Remove Remove	262 263	8.4 4.9	honey-locust common persimmon	0 5	NoHealthyNoHealthy	0	61-90 61-90		
64	10.1	eastern red cedar	10	No	Healthy	0 61-			164		American elm	8 No	Damaged	50 61-9	0 No	Remove	264	3.5	common persimmon	<u> </u>	No Healthy	0	61-90		
65	8.6	American elm	9	No	Healthy	0 61-			165		eastern red cedar	8 No	Healthy	0 61-9	0 No	Remove	265	4.5	common persimmon	5	No Healthy	0	61-90		
66	10.7	American elm	11	Yes	Healthy	0 61-			166		sugarberry	16 Yes	Healthy	0 61-9	0 Yes	Remove	266	3.2	common persimmon	3	No Healthy	0	61-90		
67	30.2	black willow	30	Yes	Damaged	30 61-	90 No		167		Hercules-club	7 No	Healthy	0 61-9		Remove	267	10.0	common persimmon	10	Yes Healthy	0	61-90		
68	20.4	black willow	20	Yes	Healthy	0 61-			168		sugarberry	10 No	Healthy	0 61-9	00 No	Remove	268	4.5	common persimmon	5	No Healthy	0	61-90		
69	5.4	green ash	5	No	Healthy	0 61-	90 No		169		sugarberry	6 No	Healthy	0 61-9	00 No	Remove	269	6.8	common persimmon	7	No Healthy	0	61-90		
70	24.0	black willow	24	Yes	Healthy	0 61-	90 No		170		sugarberry	8 No	Healthy	0 61-9	0 No	Remove	270	8.2	common persimmon	8	No Healthy	0	61-90		
71	7.4	sugarberry	7	No	Healthy	0 61-			171		sugarberry	9 Yes	Healthy	0 61-9	0 Yes	Remove	271	5.3	common persimmon	5	No Healthy	0	61-90		
72	10.1	eastern red cedar	10	No	Healthy	0 61-			172		sugarberry	9 No	Healthy	0 61-9	00 No	Remove	272	7.5	common persimmon	8	Yes Healthy	0	61-90		
73	8.4	honey-locust	8	No	Healthy	0 61-	90 No		173		western soapberry	6 No	Healthy	0 61-9	0 No	Remove	273	18.2	cedar elm	18	Yes Healthy	0	61-90		_
74	20.5	pecan	20	NO	Healthy	0 61-			174		sugarberry	8 No	Healthy	0 61-9		Remove	274	19.2	cedar elm	15	Yes Healthy	0	61-90		
75 76	18.8 9.2	pecan	19	INO No	Healthy	0 61-			175		sugarberry	9 No	Healthy	U 61-9		Remove	275	9.5	eastern red cedar	10	Yes Healthy	0	61-90		_
76 77	9.2	pecan eastern red cedar	9 7	INO No	Healthy	0 61-			176		sugarberry	7 No	Healthy	U 61-9		Remove	276	8.7	eastern red cedar	9	Yes Healthy	0	61-90		_
77	17.2	eastern red cedar pecan	17	Yes	Healthy Healthy	0 61-			177		sugarberry	11 No	Healthy	0 61-9		Remove	277	4.0	eastern red cedar	4	No Healthy	0	61-90		_
79	8.7	sugarberry	<u>9</u>	No	Healthy	0 61-			178 179		sugarberry	7 Yes 7 No	Healthy Healthy			Remove Remove	278 279	23.1 9.9	eastern red cedar	23 10	Yes Healthy No Healthy	0	61-90 61-90		
80	8.0	eastern red cedar	8	No	Healthy	0 61-			179		sugarberry American elm	7 NO 9 NO	Healthy	0 61-8		Remove	279	9.9 4.0	eastern red cedar eastern red cedar	іU Л	No Healthy	0	61-90		_
81	18.4	black willow	16	Yes	Damaged	50 61-			180		American elm	7 No	Healthy	0 61 0		Remove	280	6.8	eastern red cedar	7	Yes Healthy	0	61-90		
82	22.8	black willow	23	No	Healthy	0 61-			182		sugarberry	8 No	Healthy	0 61-0	0 No	Remove	282	8.1	eastern red cedar	8	No Healthy	0	61-90		_
83	2.9	common persimmon	3	No	Healthy	0 61-			183		sugarberry	6 No	Healthy	0 61-9		Remove	283	6.6	cedar elm	7	No Healthy	0	61-90		_
84	11.6	sugarberry	12	No	Healthy	0 61-			184		sugarberry	7 No	Healthy	0 61-0	0 No	Remove	284	6.5	eastern red cedar	7	No Healthy	0	61-90		_
85	10.9	Shumard's oak	11	No	Healthy	0 61-			185		sugarberry	6 No	Healthy	0 61-9	0 No	Remove	285	4.0	eastern red cedar	4	No Healthy	0	61-90		
86	4.3	eastern red cedar	4	No	Healthy	0 61-			186		sugarberry	15 Yes	Healthy	0 61-9	0 No	Remove	286	4.1	cedar elm	4	No Healthy	0	61-90		-
87	12.8	cottonwood	13	No	Healthy	0 61-			187		sugarberry	6 No	Healthy	0 61-9		Remove	287	5.4	cedar elm	5	No Healthy	0	61-90		
88	9.7	eastern red cedar	10	No	Healthy	0 61-			188		sugarberry	7 No	Healthy	0 61-9		Remove	288	9.9	eastern red cedar	10	No Healthy	0	61-90		
89	24.3	black willow	22	Yes	Damaged	30 61-			189		green ash	7 No	Healthy	0 61-9		Remove	289	4.7	eastern red cedar	5	No Healthy	0	61-90		
90	9.3	sugarberry	9	No	Healthy	0 61-			190		sugarberry	12 No	Healthy	0 61-9		Remove	290	6.7	eastern red cedar	7	No Healthy	0	61-90		
91	6.5	sugarberry	6	No	Healthy	0 61-			191		sugarberry	10 No	Healthy	0 61-9		Remove	291	5.5	eastern red cedar	6	No Healthy	0	61-90		
92	2.7	common persimmon	3	No	Healthy	0 61-			192		sugarberry	8 No	Healthy	0 61-9		Remove	292	5.5	cedar elm	6	No Healthy	0	61-90		
93	14.1	black willow	14	Yes	Damaged	0 61-			193		sugarberry	14 Yes	Healthy	0 61-9		Remove	293	13.6	eastern red cedar	14	No Healthy	0	61-90		
94	13.5	sugarberry	14	Yes	Healthy	0 61-	90 No		194		sugarberry	13 No	Healthy	0 61-9		Remove	294	16.8	cedar elm	8	No Damaged	95	61-90		
95	12.2	American elm	12	No	Healthy	0 61-			195		sugarberry	7 No	Healthy	0 61-9		Remove	295	6.7	eastern red cedar	7	Yes Healthy	0	61-90		
96	13.4	American elm	13	No	Healthy	0 61-			196		sugarberry	7 No	Healthy	0 61-9		Remove	296	5.0	cedar elm	5	No Healthy	0	61-90		
97	12.2	black willow	12	No	Healthy	0 61-			197		eastern red cedar	9 No	Healthy	0 61-9	00 Yes	Remove	297	4.7	cedar elm	5	No Healthy	0	61-90		
98	34.5	black willow	35	Yes	Healthy	0 61-			198	7.4	sugarberry	7 No	Healthy	0 61-9	00 Yes	Remove	298	5.8	cedar elm	6	No Healthy	0	61-90	O No	
99	5.7	green ash	6	No	Healthy	0 61-			199	6.7	sugarberry	7 No	Healthy	0 61-9	00 No	Remove	299	5.3	cedar elm	5	No Healthy	0	61-90	0 No	
00	7.8	American elm	0	No	Healthy	0 61-	90 No		200	9.8	eastern red cedar	10 No			90 No		300	4.9	cedar elm				61-90	0 No	

-77-		GINEERING, INC	<u>. </u>
	ALLEN, TEXAS 7	75013 (972)396-120 FIRM *5951	00
	DEVELOPMEN	T PLANS FOR	
	PINNACLE	ESTATES	
	FAIRVIE	W, TEXAS	
	TREE S	URVEY	
DRAWN BY	DESIGNED BY	CHECKED BY	SHEET NO.
JOB NUMBER	DATE	SCALE:	
20067	DECEMBER 2021	1''=100'	

Tree Number	Diameter at Breast Height (Inches)	Species	(Feet)	Multiple Trunks	General Condition	,	Lean	Fence in Trunk	Status	Tree Number	Diameter at Breast Height (Inches)	t Spe
601 602	7.0 19.4	green ash Shumard's oak	7 20	No Yes	Healthy Healthy	0	61-90 61-90	No No		701 702	9.1 6.7	cec
603	4.3	Shumard's oak	4	No	Healthy	0	61-90	No		702	6.2	cec
604	4.0	Shumard's oak	4	No	Healthy	0	61-90	No		704	12.4	cec
605	8.5	eastern red cedar	7	Yes	Healthy	0	61-90	No		705	9.7	sug
606	4.8	Shumard's oak	5	No	Healthy	0	61-90	No		706	7.2	cec
607 608	4.9 4.5	Shumard's oak Shumard's oak	5	No No	Healthy Healthy	0	61-90 61-90	No No		707 708	12.2 6.9	cec
609	4.1	Shumard's oak	4	No	Healthy	0	61-90	No		709	4.2	cec
610	7.5	Shumard's oak	8	No	Healthy	0	61-90	No		710	4.6	eas
611	4.2	post oak	4	No	Healthy	0	61-90	No		711	5.1	eas
612	4.6	green ash	5	No	Healthy	0	61-90	No		712	4.4	eas
613	4.4	Shumard's oak	4	No	Healthy	0	61-90	No		713	4.7	gre
614 615	4.0 4.0	green ash Shumard's oak	4	No No	Healthy Healthy	0	61-90 61-90	No No		714 715	10.4 8.0	cec
616	4.0	Shumard's oak	4	No	Healthy	0	61-90	No		715	9.8	gre
617	4.0	Shumard's oak	4	No	Healthy	0	61-90	No		717	8.1	eas
618	5.6	Shumard's oak	6	No	Healthy	0	61-90	No		718	6.7	gre
619	4.8	eastern red cedar	5	No	Healthy	0	61-90	No		719	16.9	cec
620	5.0	green ash	5	No	Healthy	0	61-90	No		720	13.2	cec
621	9.3	Shumard's oak	9	Yes	Healthy	0	61-90	No		721	3.7	eas
622 623	14.0 13.1	cedar elm eastern red cedar	14 10	No Yes	Healthy Healthy	0	61-90 61-90	No No		722 723	11.1 7.3	eas eas
624	7.0	cedar elm	7	No	Healthy	0	61-90	No		724	5.1	eas
625	24.3	Osage-orange	20	Yes	Healthy	0	61-90	No		725	8.8	sug
626	4.0	eastern red cedar	4	No	Healthy	0	61-90	No		726	7.0	eas
627	8.2	eastern red cedar	8	No	Healthy	0	61-90	No		727	12.8	sug
628	9.3	eastern red cedar	9	No	Healthy	0	61-90	No		728	13.2	eas
629	7.3	eastern red cedar	7	No	Healthy	0	61-90	No		729	17.1	sug
630 631	5.7	Shumard's oak	6	No	Healthy	0	61-90	No		730	7.9	sug
631 632	4.3 4.1	eastern red cedar Shumard's oak	4	No No	Healthy Healthy	0	61-90 61-90	No No		731 732	6.5 9.6	gur
632 633	4.1 5.7	eastern red cedar	6	NO NO	Healthy Healthy	0	61-90 61-90	NO NO		732	9.6	sug
633 634	13.2	cedar elm	12	Yes	Healthy	0	61-90	No		733	8.9	sug
635	26.5	green ash	24	Yes	Healthy	0	61-90	No		734	6.4	sug
636	4.8	eastern red cedar	5	No	Healthy	0	61-90	No		736	18.5	sug
637	4.0	eastern red cedar	4	No	Healthy	0	61-90	No		737	8.7	sug
638	4.5	eastern red cedar	5	No	Healthy	0	61-90	No		738	12.3	sug
639	4.0	Shumard's oak	4	No	Healthy	0	61-90	No		739	4.7	eas
640	4.5	Shumard's oak	5	No	Healthy	0	61-90	No		740	21.1	sug
641 642	6.8 4.1	eastern red cedar Shumard's oak	74	No No	Healthy Healthy	0	61-90 61-90	No No		800 801	5.0 7.8	SUG
643	4.1	Shumard's oak	5	No	Healthy	0	61-90	No		801	4.2	sug gre
543 544	4.9	eastern red cedar	5	No	Healthy	0	61-90	No		803	6.3	ced
645	10.4	common persimmon	10	Yes	Healthy	0	61-90	No		804	5.0	cec
646	5.1	eastern red cedar	5	No	Healthy	0	61-90	No		805	6.3	cec
647	4.2	eastern red cedar	4	No	Healthy	0	61-90	No		806	6.2	cec
648	18.3	Shumard's oak	16	Yes	Healthy	0	61-90	No		807	4.6	cec
649	7.4	eastern red cedar	7	No	Healthy	0	61-90	No		808	14.2	cec
650	4.8	eastern red cedar	5	No	Healthy	0	61-90	No		809	12.3	cec
651 652	4.2 6.1	post oak green ash	4 6	No No	Healthy Healthy	0	61-90 61-90	No No		810 811	7.0 6.2	cec
552 653	6.3	sugarberry	6	No	Healthy	0	61-90	No		812	4.3	ced
654	8.6	green ash	9	No	Healthy	0	61-90	No		813	7.7	ced
655	4.8	Shumard's oak	5	No	Healthy	0	61-90	No		814	11.5	ced
656	4.4	Shumard's oak	5	No	Healthy	0	61-90	No		815	6.0	ced
657	5.6	green ash	6	No	Healthy	0	61-90	No		816	5.3	cec
658	4.3	Shumard's oak	4	No	Healthy	0	61-90	No		817	4.0	cec
659	7.5	eastern red cedar	7	No	Healthy	0	61-90	No		818	4.1	ced
60 661	10.2	Shumard's oak	10 5	Yes No	Healthy	0	61-90	No No		819 820	8.3 4.5	ced
62	4.9 4.8	green ash green ash	5	No	Healthy Healthy	0	61-90 61-90	No		820	4.0	cec
663	4.0	green ash	4	No	Healthy	0	61-90	No		822	6.9	cec
64	14.1	Shumard's oak	14	No	Healthy	0	61-90	No		823	7.9	cec
65	7.2	green ash	7	No	Healthy	0	61-90	No		824	9.5	cec
666	8.2	sugarberry	8	No	Healthy	0	61-90	No		825	7.9	cec
67	13.6	cedar elm	14	No	Healthy	0	61-90	No		826	11.3	cec
668	5.8	Shumard's oak	6	No	Healthy	0	61-90	No		827	6.6	cec
669 670	5.7	eastern red cedar	6	No	Healthy	0	61-90	No		828	6.7	ceo
670 671	5.9 10.1	eastern red cedar eastern red cedar	6 10	No No	Healthy Healthy	0	61-90 61-90	No No		829 830	9.6 7.6	cec
671 672	8.6	Shumard's oak	10	NO	Healthy	0	61-90	NO		831	5.6	cec
673	7.9	Shumard's oak	10	No	Healthy	0	61-90	No		832	5.8	cec
674	7.0	green ash	8	No	Healthy	0	61-90	No		833	10.9	cec
675	4.8	Shumard's oak	5	No	Healthy	0	61-90	No		834	8.5	cec
676	7.2	Shumard's oak	7	No	Healthy	0	61-90	No		835	9.7	cec
677	14.3	eastern red cedar	15	No	Healthy	0	61-90	No		836	4.3	gre
678	18.2	Osage-orange	18	No	Healthy	0	61-90	No		837	4.2	gre
679 680	5.0	Shumard's oak	6	No	Healthy	0	61-90	Yes		838	12.6	cec
680 681	5.7 4.1	cedar elm Shumard's oak	6	No No	Healthy Healthy	0	61-90 61-90	No No		839 840	17.6 6.2	cec gre
681 682	4.1 8.0	Shumard's oak	8	NO	Healthy	0	61-90	NO		840	11.9	cec
683	12.0	cedar elm	12	No	Healthy	0	61-90	No		842	11.6	cec
684	4.3	Shumard's oak	4	No	Healthy	0	61-90	No		843	14.3	cec
685	6.0	eastern red cedar	6	Yes	Healthy	0	61-90	No		844	14.5	cec
686	4.4	eastern red cedar	5	No	Healthy	0	61-90	No		845	9.8	cec
687	7.4	common persimmon	6	Yes	Healthy	0	61-90	No	Remove	846	4.6	cec
688	3.6	common persimmon	4	No	Healthy	0	61-90	No	Remove	847	33.3	peo
689 600	5.1	common persimmon	5	Yes	Damaged	0	61-90	No	Remove	848	14.2	pec
690 691	5.0	common persimmon	5 5	Yes	Damaged	0	61-90 61-90	No	Remove	849 850	4.2 10.5	eas
691 692	4.8 6.1	common persimmon common persimmon	5	No Yes	Healthy Healthy	0	61-90	No No	Remove Remove	850	6.5	sug
693	20.1	pecan	20	Yes	Healthy	0	61-90	No	Remove	852	10.1	cec
694	12.3	pecan	12	Yes	Healthy	0	61-90	No	Remove	853	5.0	sug
695	4.0	common persimmon	4	No	Healthy	0	61-90	No	Remove	854	4.9	eas
696	12.2	pecan	12	No	Healthy	0	61-90	No	Remove	855	6.0	gre
697	10.1	pecan	10	Yes	Healthy	0	61-90	No	Remove	856	4.5	ced
698	19.2	pecan	16	Yes	Healthy	0	61-90	No	Remove	857	8.0	gre
699	15.5	pecan	15	Yes	Healthy	0	61-90	No		858	9.5	sug
700	7.1	pecan	7	Yes	Healthy	0	61-90	No		859	8.5	ced

pecies	Canopy Radius (Feet)	Multiple Trunks	General Condition	Dead Branches (%)	Lean	Fence in Trunk	Status
edar elm	10	No	Healthy	0	61-90	No	
edar elm	8	No	Healthy	0	61-90	No	
edar elm	6	No	Healthy	0	61-90	No	
edar elm	14	No	Healthy	0	61-90	No	
ugarberry	10	No	Healthy	0	61-90	No	
edar elm	8	No	Healthy	0	61-90	No	
edar elm	12	Yes	Healthy	0	61-90	No	
edar elm	7	No	Healthy	0	61-90	No	
edar elm astern red cedar	4	No No	Healthy Healthy	0	61-90 61-90	No No	
astern red cedar	5	No	Healthy	0	61-90	No	
astern red cedar	5	No	Healthy	0	61-90	No	
een ash	5	No	Healthy	0	61-90	No	
edar elm	12	No	Healthy	0	61-90	Yes	
Igarberry	8	No	Healthy	0	61-90	No	
een ash	10	No	Healthy	0	61-90	No	
astern redbud	7	Yes	Healthy	0	61-90	No	
een ash	6	Yes	Healthy	0	61-90	No	
edar elm	18	No	Healthy	0	61-90	No	
edar elm	14	No	Healthy	0	61-90	Yes	
astern redbud	4	No	Healthy	0	61-90	No	
stern red cedar	10	Yes	Healthy	0	61-90	No	
stern red cedar	7	No	Healthy	0	61-90	No	
stern red cedar	5	No	Healthy	0	61-90	No	
Igarberry	10	No	Healthy	0	61-90	No	
stern red cedar	7	No	Healthy	0	61-90	No	
igarberry	12	No	Healthy	0	61-90	No	
astern red cedar	13	No	Healthy	0	61-90	No	
igarberry	15	Yes	Healthy	0	61-90 61.90	No	
igarberry	8	No	Healthy	0	61-90 61.90	No	
im bumelia	7 10	No Yes	Healthy Healthy	0	61-90 61-90	No No	
igarberry edar elm	10	Y es No	Healthy Healthy	0	61-90 61-90	NO NO	
igarberry	8	Yes	Healthy	0	61-90 61-90	NO	
igarberry	0 6	No	Healthy	0	61-90	No	
igarberry	12	Yes	Damaged	0	61-90	No	
Igarberry	12	No	Healthy	0	61-90	No	
igarberry	12	Yes	Healthy	0	61-90	No	
stern red cedar	5	No	Healthy	0	61-90	No	
garberry	16	Yes	Healthy	0	61-90	No	
garberry	5	No	Healthy	0	61-90	No	
garberry	8	No	Healthy	0	61-90	No	
een ash	4	No	Healthy	0	61-90	No	
dar elm	6	Yes	Healthy	0	61-90	No	
dar elm	5	No	Healthy	0	61-90	No	
edar elm	6	Yes	Healthy	0	61-90	No	
edar elm	6	No	Healthy	0	61-90	No	
edar elm	5	No	Healthy	0	61-90	No	
edar elm	14	No	Healthy	0	61-90	No	
edar elm	12	No	Healthy	0	61-90	No	
edar elm	7	No	Healthy	0	61-90	No	
edar elm	6	No	Healthy	0	61-90	No	
dar elm dar elm	4	No	Healthy	0	61-90	No	
edar elm	12	No No	Healthy	0	61-90 61-90	No No	
dar elm	6	No	Healthy Healthy	0	61-90	No	
dar elm	5	No	Healthy	0	61-90	No	
dar elm	4	No	Healthy	0	61-90	No	
dar elm	4	No	Healthy	0	61-90	No	
dar elm	8	No	Healthy	0	61-90	No	
dar elm	5	No	Healthy	0	61-90	No	
dar elm	4	No	Healthy	0	61-90	No	
dar elm	7	No	Healthy	0	61-90	No	
dar elm	8	No	Healthy	0	61-90	No	
dar elm	10	Yes	Healthy	0	61-90	No	
dar elm	8	No	Healthy	0	61-90	No	
dar elm	11	Yes	Healthy	0	61-90	No	
dar elm	7	No	Healthy	0	61-90	No	
dar elm	7	No	Healthy	0	61-90	No	
dar elm	10	No	Healthy	0	61-90	No	
dar elm	8	No	Healthy	0	61-90	No	
dar elm	7	No	Healthy	0	61-90	No	
dar elm	6	No	Healthy	0	61-90	No	
dar elm	11	No	Healthy	0	61-90	No	
dar elm	9	Yes	Healthy	0	61-90	No	
dar elm	10	No	Healthy	0	61-90	No	
een ash	4	No	Healthy	0	61-90	No	
een ash dar elm	4 13	No No	Healthy Healthy	0	61-90 61-90	No No	
dar eim dar eim	13	NO	Healthy Healthy	0	61-90 61-90	NO	
een ash	6	Yes	Healthy	0	61-90 61-90	No	
dar elm	12	No	Healthy	0	61-90	No	
dar elm	12	No	Healthy	0	61-90	No	
dar elm	12	Yes	Healthy	0	61-90	No	
dar elm	14	No	Healthy	0	61-90	No	
dar elm	10	No	Healthy	0	61-90	No	
dar elm	5	No	Healthy	0	61-90	No	
can	28	No	Healthy	0	61-90	No	
can	14	No	Healthy	0	61-90	No	
stern red cedar	4	No	Healthy	0	61-90	No	
garberry	11	Yes	Healthy	0	61-90	No	
dar elm	7	No	Healthy	0	61-90	No	
dar elm	10	No	Healthy	0	61-90	No	
garberry	5	No	Healthy	0	61-90	No	
stern red cedar	5	No	Healthy	0	61-90	No	
een ash	6	No	Healthy	0	61-90	No	
	5	No	Healthy	0	61-90	No	
dar elm							
dar elm een ash	8	No	Healthy	0	61-90	No	
		No No	Healthy Healthy	0	61-90 61-90	No No	

Tree Number	Diameter at Breast Height (Inches)	Species	Canopy Radius (Feet)	Multiple Trunks	General Condition	Dead Branches (%)	Lean	Fence in Trunk	Status
861 862	7.7	honey-locust	8	No	Healthy	0	61-90		
862 863	9.5 6.2	sugarberry cedar elm	10 6	Yes No	Healthy Healthy	0	61-90 61-90		
864	6.3	sugarberry	6	No	Healthy	0	61-90		
865	7.0	sugarberry	7	No	Healthy	0	61-90		
866	8.5	eastern red cedar	8	No	Healthy	0	61-90	No	
867	7.5	cedar elm	8	No	Healthy	0	61-90		
868	5.5	cedar elm	6	No	Healthy	0	61-90		
869	7.3	honey-locust	7	No	Healthy	0	61-90		
870 871	17.3 8.2	eastern red cedar sugarberry	17 8	Yes No	Healthy Healthy	0	61-90 61-90		
872	16.1	cedar elm	16	No	Healthy	0	61-90		
873	18.1	cedar elm	18	Yes	Healthy	0	61-90		
874	10.7	cedar elm	11	No	Healthy	0	61-90	No	
875	11.9	cedar elm	12	No	Healthy	0	61-90		
876	17.0	cedar elm	17	Yes	Healthy	0	61-90		
877	4.5	green ash	5	No	Healthy	0	61-90		
878 879	31.3 4.5	cedar elm cedar elm	31 5	Yes No	Healthy Healthy	0	61-90 61-90		
880	5.1	green ash	5	No	Healthy	0	61-90		
881	7.5	American elm	8	No	Healthy	0	61-90		
882	4.1	green ash	4	No	Healthy	0	61-90		
883	4.1	green ash	4	No	Healthy	0	61-90	No	
884	6.2	cedar elm	6	No	Healthy	0	61-90		
885	4.7	cedar elm	5	No	Healthy	0	61-90		
886	4.5	green ash	5	No	Healthy	0	61-90		
887	7.8	cedar elm green ash	8	No	Healthy	0	61-90 61-90		
888 889	7.7	green ash cedar elm	8	No No	Healthy Healthy	0	61-90 61-90		
889	4.7	green ash	5 18	NO	Healthy	0	61-90		
890	10.4	common persimmon	10	No	Healthy	0	61-90		
892	6.2	cedar elm	6	No	Healthy	0	61-90		
893	12.5	cedar elm	13	Yes	Healthy	0	61-90		
894	5.2	cedar elm	5	No	Healthy	0	61-90		
895	8.7	green ash	9	No	Healthy	0	61-90	No	
896	13.5	cedar elm	14	Yes	Healthy	0	61-90		
897	6.9	cedar elm	7	No	Healthy	0	61-90		
898	13.1	Osage-orange	13	Yes	Damaged	0	61-90		
899	7.2	honey-locust	7	No	Healthy	0	61-90		
900	5.8	cedar elm	6 5	No	Healthy	0	61-90		
901 902	4.8 6.8	cedar elm cedar elm	5	No No	Healthy Healthy	0	61-90 61-90		
902	6.0	cedar elm	6	No	Healthy	0	61-90		
904	7.9	cedar elm	8	No	Healthy	0	61-90		
905	4.5	cedar elm	5	No	Healthy	0	61-90		
906	5.3	cedar elm	5	No	Healthy	0	61-90		
907	4.5	cedar elm	5	No	Healthy	0	61-90	No	
908	4.5	cedar elm	5	No	Healthy	0	61-90		
909	4.2	cedar elm	4	No	Healthy	0	61-90		
910	7.4	cedar elm	7	No	Healthy	0	61-90		
911	8.4	green ash	8	No	Healthy	0	61-90		
912 913	4.8 9.8	cedar elm cedar elm	5 10	No No	Healthy Healthy	0	61-90 61-90		
913	9.0 6.5	cedar elm	7	No	Healthy	0	61-90		
914	6.0	cedar elm	6	No	Healthy	0	61-90		
916	5.9	cedar elm	6	No	Healthy	0	61-90		
917	6.3	cedar elm	6	No	Healthy	0	61-90		
918	7.8	cedar elm	8	Yes	Healthy	0	61-90	No	
919	4.8	cedar elm	5	Yes	Healthy	0	61-90	No	
920	6.3	cedar elm	6	No	Healthy	0	61-90		
921	4.5	cedar elm	5	No	Healthy	0	61-90		
922	4.2	cedar elm	4	No	Healthy	0	61-90		
923	4.6	cedar elm	5	No	Healthy	0	61-90		
924 925	12.7 7.9	cedar elm	13 8	No No	Healthy Healthy	0	61-90 61-90		
925	7.9	sugarberry sugarberry	8	NO	Healthy	0	61-90		
926 927	4.3	green ash	4	NO	Healthy	0	61-90		
928	4.1	common persimmon	4	No	Healthy	0	61-90		
929	10.6	cedar elm	11	No	Healthy	0	61-90		
930	5.6	cedar elm	6	No	Healthy	0	61-90	No	
931	5.6	cedar elm	6	No	Healthy	0	61-90		
932	4.8	cedar elm	5	No	Healthy	0	61-90		
933	4.5	cedar elm	5	No	Healthy	0	61-90		
934	4.5	cedar elm	5	No	Healthy	0	61-90		
935 936	4.5 8.5	honey-locust cedar elm	5 9	No Yes	Healthy Healthy	0	61-90 61-90		
936	4.7	cedar elm	9 5	Y es No	Healthy	0	61-90		
938	10.5	green ash	11	No	Healthy	0	61-90		
939	4.0	cedar elm	4	No	Healthy	0	61-90		
940	4.0	cedar elm	4	No	Healthy	0	61-90		
941	11.0	green ash	11	No	Healthy	0	61-90		
942	4.2	cedar elm	4	No	Damaged	30	61-90		
943	4.0	green ash	4	No	Healthy	0	61-90		
944	5.8	cedar elm	6	Yes	Healthy	0	61-90		
945	4.9	cedar elm	5	No	Healthy	0	61-90		
946 947	4.2 5.6	green ash	4 6	No No	Healthy Healthy	0	61-90 61-90		
947 948	5.6 4.0	cedar elm cedar elm	6	NO	Healthy Healthy	0	61-90		
940	6.9	cedar elm	7	No	Healthy	0	61-90		
949	5.7	cedar elm	6	No	Healthy	0	61-90		
951	6.9	cedar elm	7	Yes	Healthy	0	61-90		
952	7.3	cedar elm	7	Yes	Healthy	0	61-90		
953	5.2	cedar elm	5	Yes	Healthy	0	61-90		
954	4.4	cedar elm	4	No	Healthy	0	61-90		
955	4.8	cedar elm	5	No	Healthy	0	61-90		
956	6.6	green ash	7	No	Healthy	0	61-90		
957	4.5	cedar elm	5	No	Healthy	0	61-90		
958	5.5	cedar elm	6	No	Healthy	0	61-90		
959	4.0	cedar elm	4	No	Healthy	0	61-90		
960	7.4	cedar elm	7	No	Healthy	0	61-90	No	

	CORWIN EN	GINEERING, INC	×.
	ALLEN, TEXAS 7	LMONT, SUITE E 75013 (972)396-120 FIRM * 5951	00
	DEVELOPMEN	T PLANS FOR	
	PINNACLE	ESTATES	
	FAIRVIE	W, TEXAS	
	TREE S	URVEY	
DRAWN BY	DESIGNED BY	CHECKED BY	SHEET NO.
			<u> </u>
JOB NUMBER	DATE	SCALE:	\sim
20067	DECEMBER 2021	1''=100'	\bigcirc

Tree Number	Diameter at Breast Height (Inches)	Species	Canopy Radius (Feet)	Multiple	General Condition	Dead Branches (%)	Lean	Fence in Trunk	Status	Tree Number	Diameter at Breast Height (Inches)	Species	Canopy Radius (Feet)	Multiple	General Condition	Dead Branches (%)	Lean	Fence in Trunk	Status
301 302	5.1 5.1	cedar elm cedar elm	5	No No	Healthy Healthy	0	61-90 61-90	No No		401 402	12.2 17.3	pecan pecan	12 15	Yes Yes	Healthy Healthy	0	61-90 61-90	No No	
303	8.0	cedar elm	8	Yes	Healthy	0	61-90	No		402	13.2	pecan	12	Yes	Healthy	0	61-90	No	
304	6.8	cedar elm	7	No	Healthy	0	61-90	No		404	11.3	pecan	12	Yes	Healthy	0	61-90	No	
305 306	6.4 7.6	cedar elm cedar elm	8	No No	Healthy Healthy	0	61-90 61-90	No No		405 406	12.2 4.5	pecan common persimmon	12 5	Yes No	Healthy Healthy	0	61-90 61-90	No No	
307	8.0	cedar elm	8	Yes	Healthy	0	61-90	No		407	5.3	common persimmon	5	No	Healthy	0	<mark>61-90</mark>	No	
308 309	5.3	cedar elm	5 6	No	Healthy	0	61-90 61-90	No		408	5.9	common persimmon	8	No	Healthy	0	61-90	No	
309	6.1 4.3	cedar elm cedar elm	4	No No	Healthy Healthy	0	61-90	No No		409 410	5.1 4.6	common persimmon common persimmon	5	No No	Healthy Healthy	0	61-90 61-90	No No	
311	5.4	cedar elm	5	No	Healthy	0	61-90	No		411	14.2	pecan	15	Yes	Healthy	0	61-90	No	
312	4.5	cedar elm	5	No	Healthy	0	61-90	No		412	5.0	common persimmon	5	No	Healthy	0	61-90	No	
313 314	10.5 4.0	cedar elm cedar elm	11 4	No No	Healthy Healthy	0	61-90 61-90	No No		413 414	15.2 5.7	pecan common persimmon	10 5	Yes No	Healthy Healthy	0	61-90 61-90	No No	
315	12.3	cedar elm	12	No	Healthy	0	61-90	No		415	4.7	common persimmon	3	No	Healthy	0	61-90	No	
316	4.1	cedar elm	4	No	Healthy	0	61-90	No		416	7.2	common persimmon	6	Yes	Healthy	0	61-90	No	
317 318	14.2 8.3	cedar elm cedar elm	14 8	Yes No	Healthy Healthy	0	61-90 61-90	No No		417 418	5.0 6.6	common persimmon common persimmon	8	No No	Healthy Healthy	0	61-90 61-90	No No	
319	7.9	cedar elm	8	No	Healthy	0	61-90	No		419	15.4	pecan	10	Yes	Healthy	0	61-90	No	
320	5.0	cedar elm	5	No	Healthy	0	61-90	No		420	7.5	pecan	8	Yes	Healthy	0	61-90	No	
321 322	4.3 9.8	cedar elm cedar elm	4	No No	Healthy Healthy	0	61-90 61-90	No No		421 422	12.2 6.3	pecan pecan	10 4	Yes No	Healthy Healthy	0	61-90 61-90	No No	
323	4.0	cedar elm	4	No	Healthy	0	61-90	No		423	4.2	pecan	4	No	Healthy	0	61-90	No	
324	5.8	cedar elm	6	Yes	Healthy	0	61-90	No		424	8.7	pecan	8	Yes	Healthy	0	61-90	No	
325	5.8	common persimmon	6	No	Healthy	0	61-90	No		425	5.7	pecan	8	No	Healthy	0	61-90	No	
326 327	9.9	cedar elm green ash	10 5	No No	Healthy Healthy	0	61-90 61-90	No No		426 427	10.2 8.1	pecan pecan	12 10	Yes No	Healthy Healthy	0	61-90 61-90	No No	
328	5.4	cedar elm	5	No	Healthy	0	61-90	No		428	4.1	pecan	4	No	Healthy	0	<mark>61-90</mark>	No	
329	6.9	common persimmon	7	No	Healthy	0	61-90	No		429	8.5	pecan	10	No	Healthy	0	61-90	No	
330 331	5.5 6.0	green ash cedar elm	6	No No	Healthy Healthy	0	61-90 61-90	No No		430 431	15.2 9.7	pecan pecan	10 10	Yes No	Healthy Healthy	0	61-90 61-90	No No	
332	4.5	green ash	5	No	Healthy	0	61-90	No		432	12.2	pecan	18	No	Healthy	0	61-90	No	
333	5.0	common persimmon	5	No	Healthy	0	61-90	No		433	8.0	pecan	6	No	Healthy	0	<mark>61-90</mark>	No	
334 335	9.0 12.8	green ash	9	No	Healthy Healthy	0	61-90 61-90	No		434 435	11.1 7.4	pecan	18	No	Healthy Healthy	0	61-90 61-90	No	
335	4.1	sugarberry cedar elm	13 4	No No	Healthy Healthy	0	61-90 61-90	No No		435	10.0	pecan pecan	8 10	No No	Healthy Healthy	0	61-90 61-90	No No	
337	6.8	cedar elm	7	No	Healthy	0	61-90	No		437	9.1	pecan	12	Yes	Healthy	0	61-90	No	
338	5.6	cedar elm	6	No	Healthy	0	61-90	No		438	12.2	pecan	15	Yes	Healthy	0	61-90	No	
339 340	8.3 12.3	cedar elm eastern red cedar	13	No Yes	Healthy Healthy	0	61-90 61-90	No No		439 440	5.1 14.2	pecan pecan	6 15	No Yes	Healthy Healthy	0	61-90 61-90	No No	
341	7.8	eastern red cedar	8	No	Healthy	0	61-90	No		441	7.4	pecan	8	No	Healthy	0	61-90	No	
342	4.1	cedar elm	4	No	Healthy	0	61-90	No		442	15.2	pecan	15	Yes	Healthy	0	61-90	No	
343 344	11.6 4.8	eastern red cedar cedar elm	12	No No	Healthy Healthy	0	61-90 61-90	No No		443 444	19.2 9.2	pecan	15 10	Yes No	Healthy Healthy	0	61-90 61-90	No No	
345	4.8	cedar elm	5	No	Healthy	0	61-90	No		444	9.2	pecan pecan	10	Yes	Healthy	0	61-90	No	
346	5.1	cedar elm	5	No	Healthy	0	61-90	No		446	5.3	pecan	6	No	Healthy	0	61-90	No	
347	4.7	cedar elm	5	No	Healthy	0	61-90	No		447	18.3	pecan	15	Yes	Healthy	0	61-90	No	
348 349	6.1 6.9	green ash cedar elm	6	Yes No	Healthy Healthy	0	61-90 61-90	No No		448 449	6.0 14.2	pecan pecan	12 12	No Yes	Healthy Healthy	0	61-90 61-90	No No	
350	12.3	sugarberry	12	Yes	Healthy	0	61-90	No		450	3.0	common persimmon	2	No	Healthy	0	61-90	No	
351	24.3	sugarberry	24	Yes	Damaged	0	61-90	No		451	3.8	common persimmon	3	No	Healthy	0	61-90	No	
352 353	14.5 14.7	cedar elm cedar elm	15 15	No No	Healthy Healthy	0	61-90 61-90	No No		452 453	9.8 7.1	pecan common persimmon	8	No Yes	Healthy Healthy	0	61-90 61-90	No No	
354	14.7	cedar elm	10	No	Healthy	0	61-90	No		454	11.2	pecan	8	Yes	Healthy	0	61-90	No	
355	9.5	Osage-orange	10	No	Healthy	0	61-90	No		455	23.4	pecan	15	Yes	Healthy	0	61-90	No	Remov
356 357	6.3 10.8	green ash cedar elm	6 11	No	Healthy	0	61-90 61-90	No		456 457	13.8 8.9	pecan	18 8	Yes No	Healthy Healthy	0	61-90 61-90	No No	Remo
358	7.8	cedar elm	8	No No	Healthy Healthy	0	61-90	No No		457	8.4	pecan pecan	12	Yes	Healthy	0	61-90	No	Remo
359	9.0	cedar elm	9	No	Healthy	0	61-90	No		459	4.1	eastern red cedar	4	No	Healthy	0	61-90	No	Remov
360	9.4	cedar elm	10	No	Healthy	0	61-90	No		460	10.3	pecan	10	No	Healthy	0	61-90	No	
361 362	4.9 6.3	green ash eastern red cedar	5 6	No No	Healthy Healthy	0	61-90 61-90	No No		461 462	5.1 9.4	pecan pecan	3	No No	Healthy Healthy	0	61-90 61-90	No No	
363	4.3	green ash	4	No	Healthy	0	61-90	No		463	10.5	pecan	6	No	Damaged	90	61-90	No	
364	9.3	cedar elm	9	No	Healthy	0	61-90	No		464	8.6	pecan	15	No	Healthy	0	61-90	No	
365 366	9.9 10.4	cedar elm cedar elm	10 10	No No	Healthy Healthy	0	61-90 61-90	No No		465 466	6.1 7.4	pecan pecan	4 4	No Yes	Healthy Healthy	0	61-90 61-90	No No	
367	5.7	cedar elm	6	No	Healthy	0	61-90	No		467	4.2	pecan	3	No	Healthy	0	61-90	No	
368	6.1	cedar elm	6	No	Healthy	0	61-90	No		468	12.3	pecan	12	Yes	Healthy	0	61-90	No	
369 370	11.4 12.4	cedar elm cedar elm	12 12	No No	Healthy Healthy	0	61-90 61-90	No Yes		469 470	10.1 12.3	pecan pecan	10 15	Yes Yes	Healthy Healthy	0	61-90 61-90	No No	
370	12.4	cedar elm	20	NO	Healthy	0	61-90	No		470	12.3	pecan	12	Yes	Healthy	0	61-90	No	
372	4.4	cedar elm	4	No	Healthy	0	61-90	No		472	9.5	pecan	10	Yes	Healthy	0	<mark>61-90</mark>	No	
373	4.1	cedar elm	4	No	Healthy	0	61-90	No		473	5.5	Shumard's oak	6	No	Healthy	0	61-90 61.00	No	
374 375	9.2 9.0	cedar elm cedar elm	9	No No	Healthy Healthy	0	61-90 61-90	No No		474 475	16.3 14.6	pecan pecan	15 10	Yes Yes	Healthy Healthy	0	61-90 61-90	No No	
376	9.3	cedar elm	9	No	Healthy	0	61-90	No		476	19.8	eastern red cedar	6	Yes	Healthy	0	61-90	No	
377	8.0	cedar elm	8	No	Healthy	0	61-90	No		477	11.3	eastern red cedar	5	Yes	Healthy	0	61-90	No	
378 379	8.8 4.5	cedar elm cedar elm	9	No No	Healthy Healthy	0	61-90 61-90	No No		478 479	13.2 5.1	eastern red cedar eastern red cedar	8	Yes No	Healthy Healthy	0	61-90 61-90	No No	Remo
380	4.0	green ash	4	No	Healthy	0	61-90	No		479	7.8	eastern red cedar	8	Yes	Healthy	0	61-90	No	
381	4.0	green ash	4	No	Healthy	0	61-90	No		481	7.3	pecan	8	Yes	Healthy	0	61-90	No	
382 383	7.0	cedar elm	7	No	Healthy	0	61-90 61-90	No		482	12.2 27.8	eastern red cedar	8	Yes	Healthy	0	61-90	No	
383	4.1 28.6	green ash cedar elm	4 29	No Yes	Healthy Healthy	0	61-90 61-90	No No		483 484	27.8	eastern red cedar eastern red cedar	8	Yes Yes	Healthy Healthy	0	61-90 61-90	No No	
385	16.5	cedar elm	17	No	Healthy	0	61-90	No		485	4.0	cedar elm	4	No	Healthy	0	61-90	No	
386	12.5	cedar elm	13	No	Healthy	0	61-90	No		486	5.6	cedar elm	6	No	Healthy	0	61-90	No	
387 388	9.3 9.5	sugarberry cedar elm	9 10	No No	Healthy Healthy	0	61-90 61-90	No No		487 488	6.2 7.2	cedar elm cedar elm	4	Yes Yes	Healthy Healthy	0	61-90 61-90	No No	
388	9.5	cedar elm	10	NO	Healthy	0	61-90	NO		488	4.5	cedar elm	5	No	Healthy	0	61-90 61-90	NO	
390	7.8	sugarberry	8	No	Healthy	0	61-90	No		490	4.1	cedar elm	4	No	Healthy	0	61-90	No	
391	18.3	cedar elm	18	Yes	Healthy	0	61-90	No		491	4.5	cedar elm	4	No	Healthy		61-90	No	
392 393	15.9 16.8	cedar elm cedar elm	16 17	No No	Healthy Healthy	0	61-90 61-90	No No		492 493	4.4	eastern red cedar Shumard's oak	5 15	No Yes	Healthy Healthy	0	61-90 61-90	No No	
395	4.5	green ash	5	No	Healthy	0	61-90	No		493	4.1	eastern red cedar	5	No	Healthy	0	61-90	No	
396	6.6	green ash	7	No	Healthy	0	61-90	No		495	4.1	post oak	4	No	Healthy	0	61-90	No	
397	4.7	green ash	5	No	Healthy	0	61-90	No		496	4.3	post oak	5	No	Healthy	0	61-90	No	
000	6.2	green ash	6	Yes	Healthy	0	61-90	No		497	5.5 4.4	eastern red cedar eastern red cedar	3	No	Healthy	0	61-90	No	
398 399	5.3	green ash	5	No	Healthy	<u>n</u>	61-90	No		498	44	EQ21611161 Lense	5	No	Healthy	0	61-90	No	

Tree Number	Diameter at Breast Height (Inches)	Species	Canopy Radius (Feet)	Multiple Trunks	General Condition	Dead Branches (%)	Lean	Fence in Trunk	Status
501	5.5	Shumard's oak	8	No	Healthy	0	61-90	No	
502	5.2	eastern red cedar	3	No	Healthy	0	61-90	No	
503 504	6.5 9.0	eastern red cedar eastern red cedar	3 10	No No	Healthy Healthy	0	61-90 61-90	No No	
504	9.6	eastern red cedar	10	No	Healthy	0	61-90	No	
506	6.2	Shumard's oak	6	Yes	Healthy	0	61-90	No	
507	5.6	eastern red cedar	5	No	Healthy	0	61-90	No	
508	6.4	eastern red cedar	5	No	Healthy	0	61-90	No	
509	5.2	eastern red cedar	5	No	Healthy	0	61-90	No	
510	5.8	eastern red cedar	8	No	Healthy	0	61-90	No	
511	6.5	post oak	6	No	Healthy	0	61-90	No	
512	4.8	eastern red cedar	4	No	Healthy	0	61-90	No	
513 514	4.5 6.1	Shumard's oak Shumard's oak	6	Yes No	Healthy	0	61-90 61-90	No No	
514	4.8	eastern red cedar	5	No	Healthy Healthy	0	61-90	No	
515	6.1	eastern red cedar	6	Yes	Healthy	0	61-90	No	
517	4.3	eastern red cedar	6	No	Healthy	0	61-90	No	
518	16.2	eastern red cedar	8	Yes	Healthy	0	61-90	No	
519	8.1	eastern red cedar	8	No	Healthy	0	61-90	No	
520	5.2	eastern red cedar	5	Yes	Healthy	0	61-90	No	
521	10.1	eastern red cedar	10	No	Healthy	0	61-90	No	
522	4.5	eastern red cedar	4	No	Healthy	0	61-90	No	
523	4.7	eastern red cedar	5	No	Healthy	0	61-90	No	
524	4.9	eastern red cedar	4	No	Healthy	0	61-90	No	
525	4.5	eastern red cedar	4	No	Healthy	0	61-90	No	
526 527	6.8 4.3	eastern red cedar Shumard's oak	6 5	No No	Healthy Healthy	0	61-90 61-90	No No	
527	4.3	Shumard's oak	5	NO	Healthy	0	61-90	No	
528	10.7	cedar elm	12	No	Healthy	0	61-90	No	
530	5.2	eastern red cedar	5	No	Healthy	0	61-90	No	
531	7.8	cedar elm	10	No	Healthy	0	61-90	No	
532	4.3	eastern red cedar	4	No	Healthy	0	61-90	No	
533	5.1	green ash	5	No	Healthy	0	61-90	No	
534	15.3	Shumard's oak	12	Yes	Healthy	0	61-90	No	
535	5.2	green ash	5	No	Healthy	0	61-90	No	
536	5.4	eastern red cedar	6	No	Healthy	0	61-90	No	
537	5.2	eastern red cedar	6	No	Healthy	0	61-90	No	
538	5.5	eastern red cedar	5	No	Healthy	0	61-90	No	
539	4.8	eastern red cedar	4	No	Healthy	0	61-90	No	
540 541	4.4	eastern red cedar eastern red cedar	4	No	Healthy	0	61-90	No	
541	8.2 5.4	eastern red cedar	10	No No	Healthy Healthy	0	61-90 61-90	No No	
543	7.4	eastern red cedar	8	No	Healthy	0	61-90	No	
544	4.1	eastern red cedar	4	No	Healthy	0	61-90	No	
545	4.1	Shumard's oak	4	No	Healthy	0	61-90	No	
546	4.1	eastern red cedar	4	No	Healthy	0	61-90	No	
547	5.2	eastern red cedar	5	Yes	Healthy	0	61-90	No	
548	7.3	eastern red cedar	10	No	Healthy	0	61-90	No	
549	4.1	post oak	4	No	Healthy	0	61-90	No	
550	5.1	post oak	5	Yes	Healthy	0	61-90	No	
551	5.5	Shumard's oak	6	No	Healthy	0	61-90	No	
552	5.4	eastern red cedar	5	No	Healthy	0	61-90	No	
553	17.7	eastern red cedar	15	No	Healthy	0	61-90	No	
554 555	4.4 5.8	eastern red cedar eastern red cedar	5	No No	Healthy Healthy	0	61-90 61-90	No No	
556	4.8	eastern red cedar	5	No	Healthy	0	61-90	No	
557	5.5	eastern red cedar	5	No	Healthy	0	61-90	No	
558	4.4	eastern red cedar	5	No	Healthy	0	61-90	No	
559	4.6	eastern red cedar	5	No	Healthy	0	61-90	No	
560	6.5	eastern red cedar	6	No	Healthy	0	61-90	No	
561	14.5	green ash	15	Yes	Healthy	0	61-90	No	
562	8.9	green ash	12	No	Healthy	0	61-90	No	
563	18.5	cedar elm	15	Yes	Healthy	0	61-90	No	
564	9.8	green ash	12	No	Healthy	0	61-90	No	
565	4.5	post oak	5	No	Healthy	0	61-90	No	
566	8.6	Shumard's oak	8	No	Healthy	0	61-90	No	
567 568	7.9	green ash Shumard's oak	10	No	Healthy	0	61-90	No	
568 569	6.1 16.5	Shumard's oak Shumard's oak	10 15	No Yes	Healthy Damaged	0 40	61-90 61-90	No No	
569	6.2	post oak	8	Yes	Healthy	40	61-90	NO	
571	4.2	eastern red cedar	4	No	Healthy	0	61-90	No	
572	4.7	eastern red cedar	5	No	Healthy	0	61-90	No	
573	4.4	Shumard's oak	5	No	Healthy	0	61-90	No	
574	5.5	green ash	6	No	Healthy	0	61-90	No	
575	11.5	cedar elm	12	No	Healthy	0	61-90	No	
576	11.4	cedar elm	15	No	Healthy	0	61-90	No	
577	5.9	cedar elm	8	No	Healthy	0	61-90	No	
578	11.4	cedar elm	15	No	Healthy	0	61-90	No	
579 580	4.4	eastern red cedar	4	No	Healthy	0	61-90	No	
580 581	11.0 9.8	cedar elm green ash	15 12	No No	Healthy Healthy	0	61-90 61-90	No No	
582	9.0	Shumard's oak	12	No	Healthy	0	61-90	No	
583	10.3	Shumard's oak	15	Yes	Healthy	0	61-90	No	
584	6.4	Shumard's oak	12	No	Healthy	0	61-90	No	
585	4.9	Shumard's oak	10	Yes	Healthy	0	61-90	No	
586	9.1	Shumard's oak	12	No	Healthy	0	61-90	No	
587	4.2	post oak	10	No	Healthy	0	61-90	No	
588	4.1	Shumard's oak	4	No	Healthy	0	61-90	No	
589	5.6	green ash	10	No	Healthy	0	61-90	No	
590	7.3	eastern red cedar	7	No	Healthy	0	61-90	No	
591	4.1	eastern red cedar	4	No	Healthy	0	61-90	No	
592	5.5	eastern red cedar	6	No	Healthy	0	61-90	No	
593	16.3	common persimmon	16	Yes	Healthy	60	61-90	No	
594	5.6	eastern red cedar	6	No	Healthy	0	61-90	No	
595	5.9	Shumard's oak	6	No	Healthy	0	61-90	No	
596 597	4.9	post oak	5	No	Healthy	0	61-90	No	
597 598	4.5 4.2	post oak eastern red cedar	5 4	No No	Healthy Healthy	0	61-90 61-90	No No	
598	4.2	eastern red cedar	4	No	Healthy	0	61-90	No	
15151	7.4	Sustantieu veudi	4	UNI	rically	U	01-90	UVI	

-7-	200 W. BE ALLEN, TEXAS 7	GINEERING, INC LMONT, SUITE E 75013 (972)396-120 FIRM * 5951	
	DEVELOPMEN	T PLANS FOR	
	PINNACLE	ESTATES	
	FAIRVIE	W, TEXAS	
	TREE S	URVEY	
DRAWN BY	DESIGNED BY	CHECKED BY	SHEET NO.
JOB NUMBER 20067	DATE DECEMBER 2021	SCALE: 1'' - 100'	4

Tree Number	Diameter at Breast Height (Inches)	Species	Canopy Radius (Feet)	Multiple Trunks	General Condition	Dead Branches (%)	Lean	Fence in Trunk	Status	Tree Number	Diameter at Breast Height (Inches)
961	7.2	cedar elm	7	No	Healthy	0	61-90	No		1221	8.4
962	6.5	cedar elm	7	No	Healthy	0	61-90	No		1222	13.0
963	4.8	green ash	5	No	Healthy	0	61-90	No		1223	12.2
964	5.9	eastern red cedar	6	No	Damaged	75	61-90	No		1224	7.6
965	7.1	eastern red cedar	7	No	Damaged	45	61-90	No		1225	5.9
966	4.1	cedar elm	4	No	Healthy	0	61-90	No		1226	6.0
967	5.7	cedar elm	6	Yes	Healthy	0	61-90	No		1227	16.1
968	27.3	eastern red cedar	27	Yes	Healthy	0	61-90	No		1228	11.6
969	5.0	cedar elm	5	No	Healthy	0	61-90	No		1229	6.3
970	11.3	sugarberry	11	No	Healthy	0	61-90	No		1230	7.2
971	4.8	green ash	5	No	Healthy	0	61-90	No		1231	12.8
972	14.0	cedar elm	14	No	Healthy	0	61-90	No		1232	16.4
973	5.6	cedar elm	6	No	Healthy	0	61-90	No		1233	6.4
974	5.6	sugarberry	6	No	Healthy	0	61-90	No		1234	6.3
975	5.6	green ash	6	No	Healthy	0	61-90	No		1235	9.9
976	8.8	sugarberry	9	No	Healthy	0	61-90	No		1236	8.8
977	10.4	sugarberry	10	No	Healthy	0	61-90	No		1237	7.9
978	4.7	cedar elm	5	No	Healthy	0	61-90	No		1238	10.8
979	5.6	cedar elm	6	No	Healthy	0	61-90	No		1239	9.5
980	4.4	green ash	4	No	Healthy	0	61-90	No		1240	7.1
981	33.5	American elm	34	No	Healthy	0	61-90	No		1241	14.5
982	27.9	American elm	26	No	Damaged	65	61-90	No		1242	8.7
983	17.0	bald cypress	17	No	Healthy	0	61-90	No		1243	19.7
984	30.3	live oak	30	No	Healthy	0	61-90	No		1244	12.1
985	40.3	red mulberry	40	No	Healthy	0	61-90	No		1245	10.1
986	13.5	sugarberry	14	No	Healthy	0	61-90	No		1246	11.6
987	12.7	sugarberry	13	No	Healthy	0	61-90	No		1247	9.2
988	15.5	sugarberry	16	No	Healthy	0	61-90	No		1248	17.1
989	11.5	sugarberry	12	No	Healthy	0	61-90	No		1249	12.4
990	12.2	sugarberry	12	Yes	Healthy	0	61-90	No		1250	11.8
991	14.3	sugarberry	14	No	Healthy	0	61-90	No		1251	8.5
992	19.2	sugarberry	19	Yes	Healthy	0	61-90	No		1252	14.5
993	17.4	sugarberry	17	No	Healthy	0	61-90	No		1253	15.6
994	16.0	sugarberry	16	Yes	Healthy	0	61-90	No		1254	13.5
995	16.0	American elm	16	No	Healthy	0	61-90	No		1255	12.2
996	35.7	sugarberry	36	Yes	Healthy	0	61-90	No		1256	9.5
997	6.5	sugarberry	7	No	Healthy	0	61-90	No		1257	10.4
998	9.3	eastern red cedar	9	Yes	Healthy	0	61-90	No		1258	10.3
999	16.3	sugarberry	16	Yes	Healthy	0	61-90	No		1259	11.4
1000	18.6	sugarberry	19 7	Yes	Healthy	0	61-90	No		1260	8.1
1001 1002	7.1	sugarberry	9	No Yes	Healthy	0	61-90	No Yes		1261	11.3
	9.4	sugarberry			Healthy	0	61-90		Demoire	1262	11.9
1200 1201	13.8 12.8	sugarberry sugarberry	14 13	Yes Yes	Healthy Healthy	0	61-90 61-90	No Yes	Remove Remove	1263	11.5
1201	12.8	American elm	20	No	Healthy	0	61-90	Yes	Remove	1264	13.4
1202	26.0	pecan	20	No	Healthy	0	61-90	No	Remove	1265	10.0
1203	9.2	sugarberry	9	No	Healthy	0	61-90	No	Remove	1266 1267	10.9 10.2
1204	6.0	sugarberry	6	No	Healthy	0	61-90	No	Remove		
1200	7.0	sugarberry	7	No	Healthy	0	61-90	No	Remove	1268 1269	11.5 13.8
1200	11.7	eastern red cedar	12	No	Healthy	0	61-90	No	Remove	1209	13.0
1207	9.1	sugarberry	9	No	Healthy	0	61-90	No	Remove	1270	
1200	10.0	sugarberry	10	No	Healthy	0	61-90	No	Remove	1271	20.0 5.5
1210	8.3	sugarberry	8	No	Healthy	0	61-90	No	Remove	1272	11.4
1210	12.3	eastern red cedar	12	No	Healthy	0	61-90	Yes	Remove		
1211	16.1	sugarberry	12	Yes	Healthy	0	61-90	Yes	Remove	1274 1275	11.4 6.1
1212	7.7	sugarberry	8	No	Healthy	0	61-90	No	Remove	1275	16.8
1213	10.9	sugarberry	11	No	Damaged	0	61-90	No	Remove	1276	8.3
1214	6.4	eastern red cedar	6	No	Healthy	0	61-90	No	Remove	1277	8.3
1216	16.6	sugarberry	17	Yes	Healthy	0	61-90	Yes	Remove	1278	8.9 19.8
1210	6.6	sugarberry	7	No	Healthy	0	61-90	No	Remove	1279	21.4
1217	7.2	sugarberry	7	No	Healthy	0	61-90	Yes	Remove	1200	۲۱.4
1210	6.6	sugarberry	7	No	Healthy	0	61-90	No	Remove		
1/19								1 1 1			

eter at Height hes)	Species	Canopy Radius (Feet)	Multiple Trunks	General Condition	Dead Branches (%)	Lean	Fence in Trunk	Status
4	sugarberry	8	Yes	Healthy	0	61-90	No	Remove
3.0	sugarberry	13	Yes	Healthy	0	61-90	Yes	Remove
2.2	sugarberry	12	No	Healthy	0	61-90	No	Remove
6	sugarberry	8	No	Healthy	0	61-90	No	Remove
9	American elm	6	No	Healthy	0	61-90	No	Remove
0	sugarberry	6	No	Healthy	0	61-90	No	Remove
.1	sugarberry	16	Yes	Healthy	0	61-90	No	Remove
.6	American elm	10	No	Healthy	0	61-90	No	Remove
3	gum bumelia	6	No	Healthy	0	61-90	No	Remove
2	sugarberry	7	No	Healthy	0	61-90	No	Remove
	sugarberry	13	No	Healthy	0	61-90	No	Remove
.4	sugarberry	16	Yes	Healthy	0	61-90	Yes	Remove
4	sugarberry	6	No	Healthy	0	61-90	No	Remove
3	sugarberry	6	No	Healthy	0	61-90	No	Remove
9	sugarberry	10	Yes	Healthy	0	61-90	No	Remove
8	eastern red cedar	9	No	Healthy	0	61-90	No	Remove
9	eastern red cedar	8	No	Healthy	0	61-90	No	Remove
9 .8	sugarberry	11	No	Healthy	0	61-90	Yes	Remove
.o 5	sugarberry	10	No	Healthy	0	61-90	No	Remove
3 1	sugarberry	7	No	Healthy	0	61-90	No	Remove
.5	sugarberry	15	Yes	Healthy	0	61-90	No	Remove
.5 7		9	No	Healthy	0	61-90	No	Remove
/ .7	sugarberry							
	sugarberry	20	No	Healthy	0	61-90	No	Remove
.1	sugarberry	12	Yes	Healthy	0	61-90	No	Remove
.1	eastern red cedar	10	No	Healthy	0	61-90	No	Remove
.6	American elm	12	No	Healthy	0	61-90	Yes	Remove
2	sugarberry	9	No	Healthy	0	61-90	No	Remove
.1	sugarberry	17	No	Healthy	0	61-90	No	Remove
.4	sugarberry	12	No	Healthy	0	61-90	No	Remove
.8	cedar elm	12	No	Healthy	0	61-90	No	Remove
5	sugarberry	8	No	Healthy	0	61-90	No	Remove
.5	sugarberry	15	Yes	Healthy	0	61-90	No	Remove
.6	sugarberry	16	No	Healthy	0	61-90	No	Remove
.5	sugarberry	14	No	Healthy	0	61-90	No	Remove
.2	sugarberry	12	No	Healthy	0	61-90	No	Remove
5	sugarberry	10	No	Healthy	0	61-90	No	Remove
.4	sugarberry	10	No	Healthy	0	61-90	No	Remove
.3	sugarberry	10	Yes	Healthy	0	61-90	No	Remove
.4	sugarberry	11	No	Healthy	0	61-90	No	Remove
1	sugarberry	8	No	Healthy	0	61-90	No	
.3	sugarberry	11	Yes	Healthy	0	61-90	No	
.9	sugarberry	12	No	Healthy	0	61-90	No	
.5	sugarberry	12	No	Healthy	0	61-90	No	
.4	thornless honey locust	13	No	Healthy	0	61-90	No	
.0	sugarberry	10	No	Healthy	0	61-90	No	
.9	sugarberry	11	No	Healthy	0	61-90	No	
.2	sugarberry	10	No	Damaged	0	61-90	No	
.5	sugarberry	12	No	Healthy	0	61-90	No	
.8	sugarberry	14	No	Healthy	0	61-90	No	
.0	sugarberry	12	No	Healthy	0	61-90	No	
.0	Shumard's oak	20	No	Healthy	0	61-90	No	
5	bur oak	6	No	Healthy	0	61-90	No	
.4	shortleaf pine	11	No	Healthy	0	61-90	No	
.4	live oak	11	No	Healthy	0	61-90	No	
1	American elm	6	Yes	Healthy	0	61-90	No	
.8	live oak	17	No	Healthy	0	61-90	No	
3	sugarberry	8	No	Healthy	0	61-90	No	
9	sugarberry	9	No	Healthy	0	61-90	No	
.8	sugarberry	20	Yes	Healthy	0	61-90	No	
.4	bur oak	21	No	Healthy	0	61-90	No	

CORWIN ENGINEERING, INC. 200 W. BELMONT, SUITE E ALLEN, TEXAS 75013 (972)396-1200 TBPE FIRM *5951			
DEVELOPMENT PLANS FOR			
PINNACLE ESTATES			
FAIRVIEW, TEXAS			
TREE SURVEY			
DRAWN BY	DESIGNED BY	CHECKED BY	SHEET NO.
IOB NUMBER 20067	DATE DECEMBER 2021	SCALE: 1''-100'	6