

William H. Houdyschell
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Phone 530-414-8964

6/26/23

Report of the forest health conditions found within the subdivision of Pine Forest on 6/25 and 6/26/2023.

After looking at the private lots I found the following (see maps for general location).

- Lot #25, a 30" diameter Jeffrey pine tree. The tree appears a little more off-color this year and should continue to be watched. The tree is not marked and is in the front left corner (facing the lot).
- Lot #55, a 14" dying white fir marked with white paint. The tree is under attack by the fir engraver beetle and should be removed. The tree is located near the left property line (facing the property).
- Lot #59, a 5" Jeffrey pine and a 12" ponderosa pine marked with white paint. The ponderosa pine was killed by lack of sunlight and drought while the Jeffrey pine was killed by the roots being damaged. Both trees should be removed and are marked with white paint. The trees are near the left property line (facing the property).
- Lot #67, two 2" diameter white fir trees. The home on the property is under construction and the trees were killed by ground disturbance. The trees are located in the back of the property.
- Lot #69, a 12" diameter white fir tree marked with white paint. The tree was killed by the fir engraver beetle and the tree is located in the back of the property.
- Lot #72, I am assuming that a home will be constructed soon on the property as the property corners have been staked. There is a 48" diameter white fir tree in the back of the property that has a forked stem. At the junction of the two tops the tree is oozing pitch. The structural integrity of the stem of the tree has been compromised. During the construction process this tree should be removed by the builder. The tree is marked with a yellow dot of paint.
- Lot #82, a 4" diameter lodgepole pine marked in white paint. The tree was killed by the mountain pine beetle and the tree is located in the middle of the lot.
- Lot #83, a 48" diameter white fir tree, dead and marked with white paint. The tree was killed by the fir engraver beetle and needs to be removed. The tree is in the back left of the property (facing the lot).
- Lot #84, one 48" diameter white fir tree. The tree has a fair amount of decay but in the past has provided bird habitat. With the property corners staked it appears Lot #72 and #84 are preparing to construct homes. If this is the case this tree should be removed during the construction process as it could pose a threat to a new home.

- Lot #88, a 22” diameter white fir tree. This tree is located adjacent to a larger Jeffrey pine and is now dead. A home is being constructed on the lot and there are boards tied around the tree. The tree is not marked and located along the left property line (facing the lot).
- Lot #90, a 4” diameter white fir tree marked in white paint. The tree is under attack by the fir engraver beetle and should be removed. The tree is located along the right property line (facing the lot).
- Lot #94, a 3” diameter Jeffrey pine tree marked in white paint. The tree was killed during the construction of the home. The tree is located behind the home.
- Lot #95, a Jeffrey pine tree 28” in diameter infected with western gall rust. The top of the tree is now dead, and the tree is losing vigor. This tree is in a group of 4 trees and should be removed when a home is constructed on this lot. The tree is along the right property line leaning into lot #95 and is marked with a white dot of paint.
- Lot #96, one 2” diameter Jeffrey pine marked with white paint. The tree was killed during the construction of the home. The tree is located behind the home.
- Lot #98, a 6” and 18” diameter Jeffrey pine with broken tops from a winter storm. These two trees are in the middle of the lot and marked with white paint. The trees should be removed.
- Lot #101, a 20” diameter dead white fir with a broken top and a 4”, 8” and a 50” dead white fir killed by the fir engraver beetle. There are also other trees marked with orange ribbon by either the owner or builder I believe they wish to remove. All the trees should be removed.
- Lot #102, a 12” diameter broken top Jeffrey pine. There is one live branch left on the tree and it should be removed. The tree is located in the middle of the lot and is marked with white paint.
- Lot #103, one 24’ diameter white fir tree. This tree lost a very large branch three winters ago and the structural integrity of the tree is poor. This tree should be removed, is identified with a white dot of paint, and is in the front right of the lot.
- Lot #114, a 16” diameter lodgepole pine tree marked with white paint. The tree was attacked by the mountain pine beetle and killed. The tree is located along the right side of the lot (facing the property).

As I was checking on the private lots, I also took a quick look at the open space parcels and found the following:

1. Lot “A” – There are seven dead trees marked with blue paint, 2”, 6”, two 16”, 18” diameter white fir and an 18” diameter white fir that blew over during a winter storm. The trees are located behind lots #58 through #60. Also, a 30” diameter Jeffrey pine the blew over during the winter of 2021/22 with an adjacent standing hazardous 18” diameter Jeffrey pine marked in blue and a dead 18” diameter lodgepole pine. These trees are located behind lots #65 and #66. Some defensible space work has been completed over the years but there is more to be completed.
2. Lot “B” - No dead trees. The defensible space looks good.
3. Lot “C” - This is a road.

4. Lot "D" – No dead trees of concern however there are two dead trees a 16" diameter Jeffrey pine and a 16" lodgepole pine located in the middle of the open space marked in blue paint. The defensible space looks good.
5. Lot "E" – This common area looks great.
6. Lot "F" – one dead 16" diameter lodgepole pine located behind lot #25, one dead 10" diameter Jeffrey pine located behind Lot #24 and one broken top 10" diameter Jeffrey pine located behind lot #27. All three trees are marked with blue paint and should be removed. The defensible space of the parcel looks great.
7. Lot "G" – This parcel belongs to the Truckee Donner Land Trust. The work they completed adjacent to Pine Forest looks great. There are two freshly dead fir trees located near lot #37.
8. I would hold off on any defensible space work as Measure "T" monies will be available starting in 2023 and will continue to be available in future years.

Overall

- The good news is that the spread of all beetle species is down. Only a few trees died last year and there is not much evidence of new attack throughout the property.
- The common area work looks great. When time allows additional work can be completed but the property lines will need to be located.
-

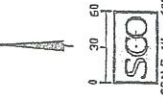
William H. Houdyschell

LEGEND:

- O - SET 5/8" REBAR W/ CAP STAMPED "P.L.S. 4332"
- H - SET 1/4" SPIKE STAMPED "P.L.S. 4332"
- "S.E." - SLOPE EASEMENT
- "S.S.E." - SNOW STORAGE EASEMENT
- "B.P.E." - BICYCLE/PEDESTRIAN EASEMENT
- "D.E." - DRAINAGE EASEMENT
- "M.D.E." - MAIL DELIVERY EASEMENT
- NOTHING FOUND, DIMENSION POINT (O.A.) - OVERALL

CURVE TABLE:

CURVE	LENGTH	INWARDS	DELTA
C23	170.42	275.00	357.022°
C24	31.42	20.00	397.000°
C25	30.51	20.00	373.921°
C26	31.42	20.00	397.000°
C27	31.42	20.00	397.000°
C28	170.42	275.00	424.232°
C29	80.21	250.00	107.214°
C30	250.25	240.00	591.144°
C31	193.81	180.00	614.330°
C32	228.23	210.00	614.330°
C34	46.71	500.00	107.055°
C35	227.29	220.00	591.144°
C36	180.31	305.00	357.022°
C37	28.07	305.00	357.022°
C38	37.25	305.00	357.022°
C40	30.24	200.00	107.137°
C41	24.34	470.00	02.5003°
C42	43.39	470.00	107.055°
C43	34.38	470.00	041.172°
C44	151.83	245.00	357.022°
C45	71.88	330.00	077.441°
C46	25.04	410.00	077.153°



FINAL MAP NO. 01-001
PINE FOREST
 AT Truckee
 PHASE I
 BEING A PORTION OF THE 1/2 SECTION 10,
 TOWNSHIP 10N, RANGE 04E,
 IN THE TOWNSHIP OF TRUCKEE, NEVADA COUNTY, CALIFORNIA.
 AUGUST, 2002
 SCALE 1" = 50'



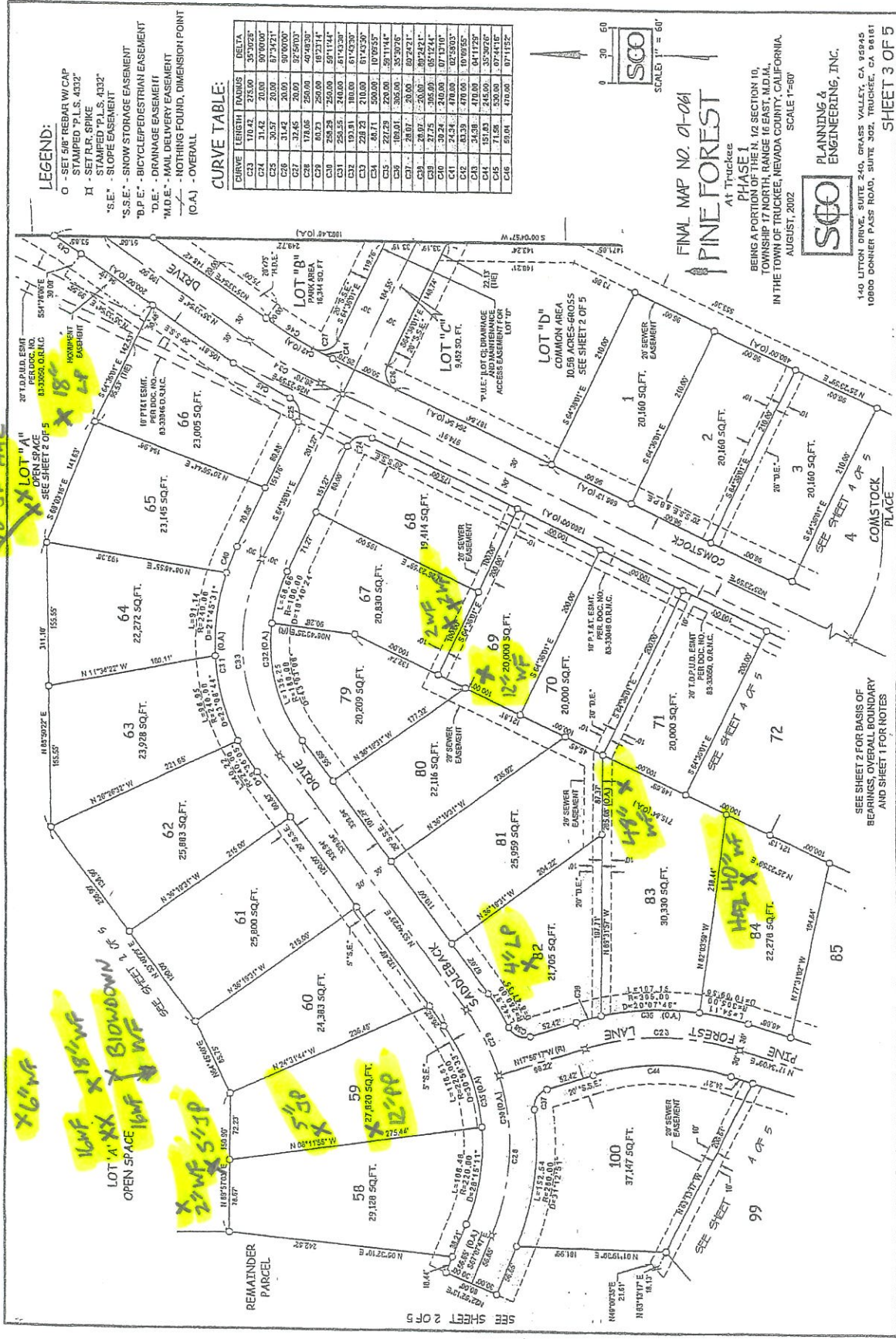
PLANNING &
 ENGINEERING, INC.

140 LITTON DRIVE, SUITE 240, GRASS VALLEY, CA 95945
 10800 DONNER PASS ROAD, SUITE 302, TRUCKEE, CA 96161

SHEET 3 OF 5

2023

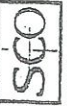
Sub 8/98



SEE SHEET 2 FOR BASIS OF
 BEARINGS, OVERALL BOUNDARY
 AND SHEET 1 FOR NOTES

FINAL MAP NO. 01-001
PINE FOREST
 AT Truckee
 PHASE 1

BEING A PORTION OF THE N. 1/2 SECTION 10,
 TOWNSHIP 17 NORTH, RANGE 16 EAST, M.D.M.,
 IN THE TOWN OF TRUCKEE, NEVADA COUNTY, CALIFORNIA,
 AUGUST, 2002
 SCALE: 1"=60'



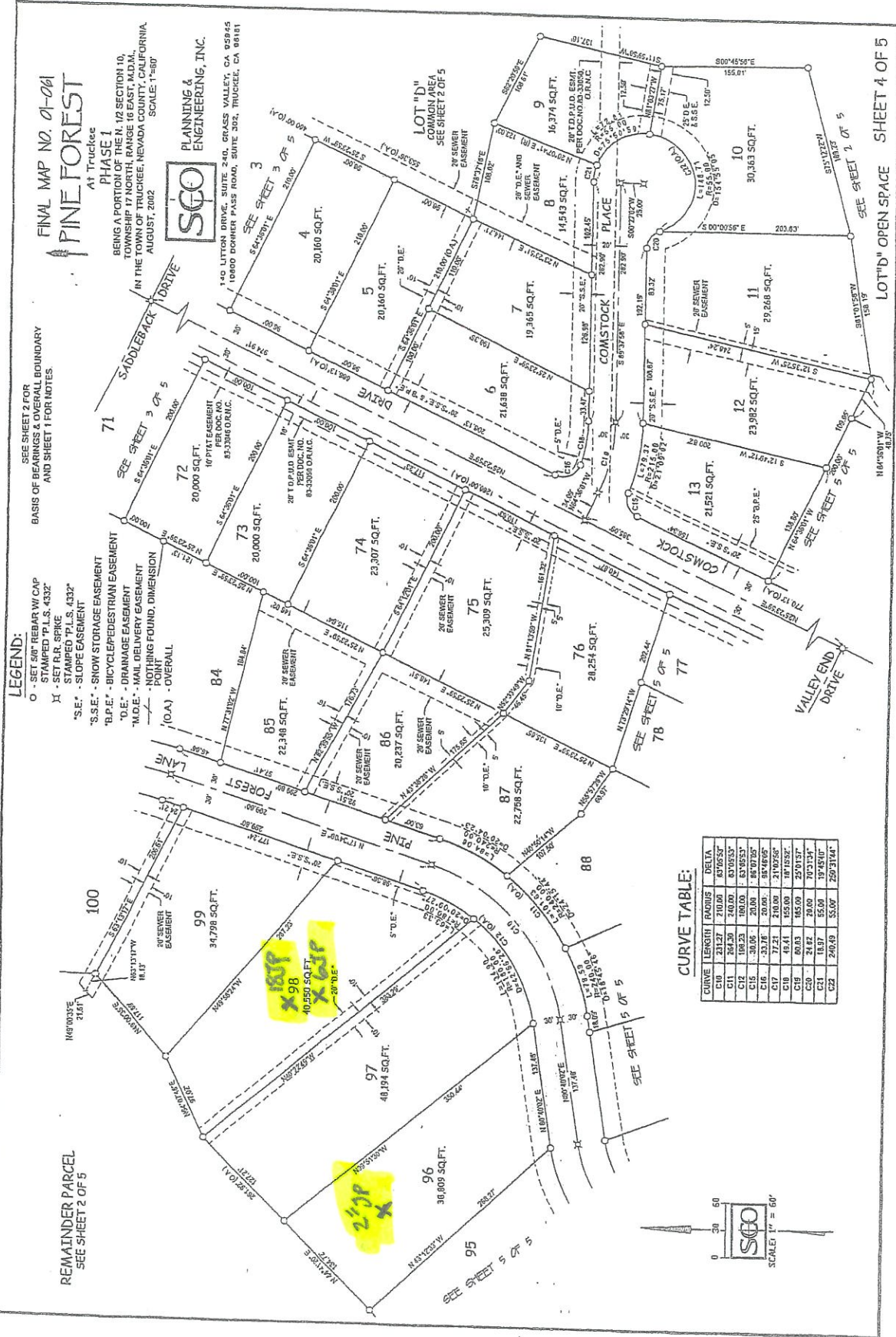
PLANNING &
 ENGINEERING, INC.

SEE SHEET 2 FOR
 BASIS OF DEPARTMENTS & OVERALL BOUNDARY
 AND SHEET 1 FOR NOTES.

LEGEND:

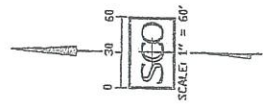
- O - SET 5/8" REBAR W/ CAP
- STAMPED "P.L.S. 4332"
- X - SET R.R. SPIKE
- STAMPED "P.L.S. 4332"
- SE - SLOPE EASEMENT
- S.E. - SLOPE EASEMENT
- S.E.E. - SLOPE STORAGE EASEMENT
- B.P.E. - BICYCLE PEDESTRIAN EASEMENT
- D.E. - DRAINAGE EASEMENT
- M.D.E. - MAIL DELIVERY EASEMENT
- N.O.F. - NOTHING FOUND, DIMENSION
- (O.A) - OVERALL

REMAINDER PARCEL
 SEE SHEET 2 OF 5



CURVE TABLE:

CURVE	LENGTH	RADIUS	DELTA
C10	231.27	210.00	67.05537
C11	264.20	240.00	63.05537
C12	198.23	180.00	63.05537
C15	30.05	20.00	86.07057
C16	33.78	20.00	95.44997
C17	77.21	210.00	21.00758
C18	80.63	155.00	18.05937
C19	81.07	240.00	19.21347
C21	81.07	240.00	19.21347
C22	240.49	55.00	250.21044



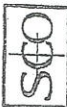
LOT "D" OPEN SPACE SHEET 4 OF 5

Sub 8/98

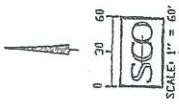
2023

FINAL MAP NO. 01-061
PINE FOREST
 AT TRUCKEE

PHASE 1
 BEING A PORTION OF THE N. 1/2 SECTION 10,
 TOWNSHIP 17 NORTH, RANGE 16 EAST, M.D.M.,
 IN THE TOWN OF TRUCKEE, NEVADA COUNTY, CALIFORNIA.
 AUGUST, 2002 SCALE: 1"=60'



110 LUTON DRIVE, SUITE 240, GRASS VALLEY, CA 95945
 1800 DONNER PASS ROAD, SUITE 302, TRUCKEE, CA 95161



LINE TABLE:

LINE	BEARING	LENGTH	(FE)	(FE)
L1	S12°35'25" W	11.24'		(11)
L2	S81°01'51" W	5.30'		(16)
L3	N84°30'01" W	15.30'		(16)
L4	S2°25'51" W	25.81'		(16)

SEE SHEET 2 FOR
 BASIS OF BEARINGS & COVERALL BOUNDARY
 AND SEE SHEET 1 FOR NOTES.

LEGEND:

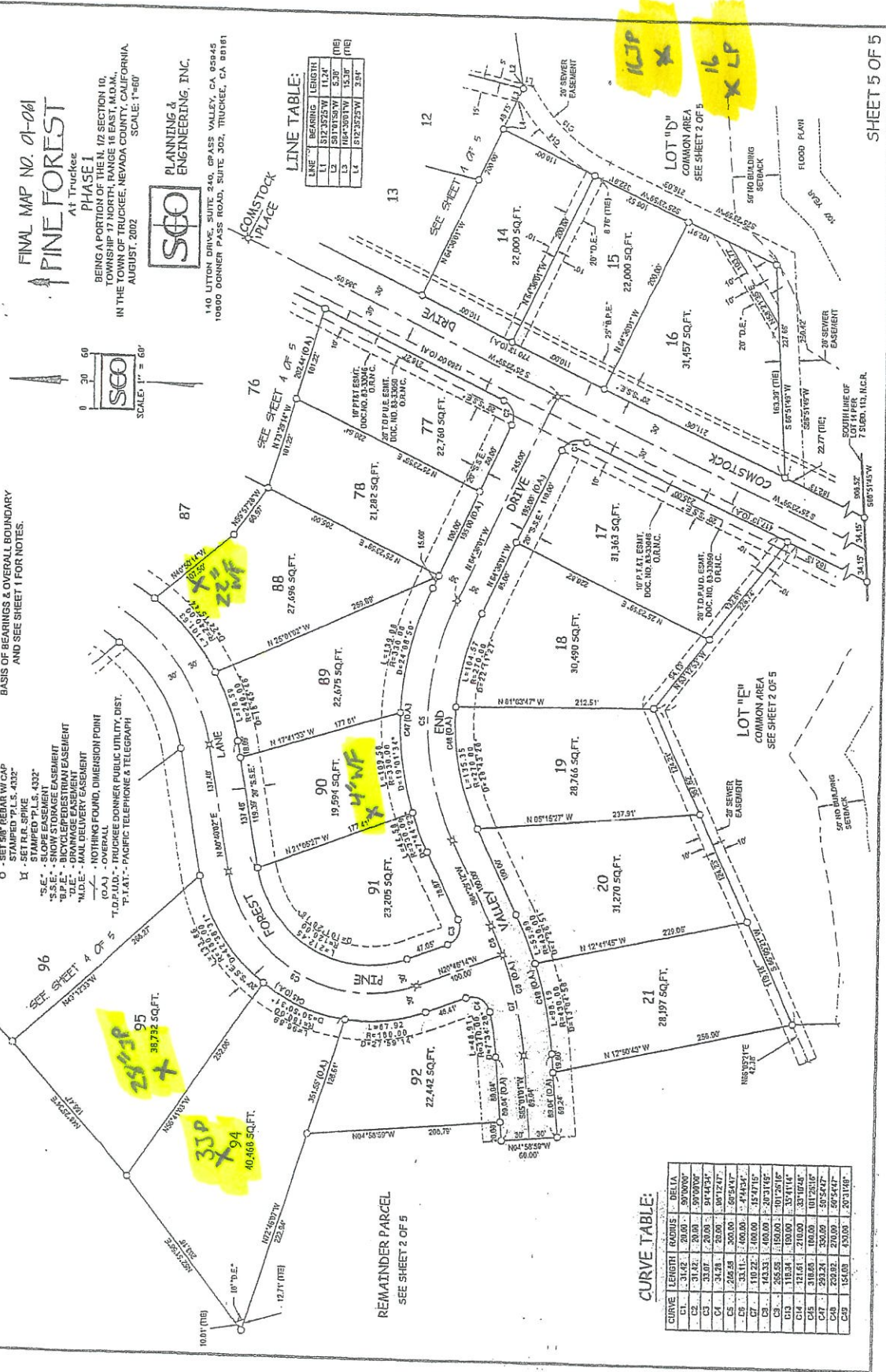
- O - SET CENTER POINT W/ CIP
- STAMPED "P.L.S. 4332"
- STAMPED "P.L.S. 4332"
- S.E. - SLOPE EASEMENT
- S.P.E. - SIDEWALK EASEMENT
- B.P.E. - BICYCLE/PEDESTRIAN EASEMENT
- D.E. - DRAINAGE EASEMENT
- M.D.E. - MAIL DELIVERY EASEMENT
- NOTHING FOUND, DIMENSION POINT
- T.D.P. - TRUCKEE DONNER PUBLIC UTILITY DIST.
- P.L.A.T. - PACIFIC TELEPHONE & TELEGRAPH

SEE SHEET 2 OF 5

SEE SHEET 2 OF 5

SEE SHEET 2 OF 5

SEE SHEET 2 OF 5



CURVE TABLE:

CURVE	LENGTH	RADIUS	DELTA
C1	31.14	200.00	87°00'00"
C2	31.14	200.00	87°00'00"
C3	31.07	200.00	87°04'57"
C4	34.28	200.00	88°12'47"
C5	266.58	200.00	89°52'47"
C6	33.11	200.00	84°34'24"
C7	110.22	400.00	87°07'15"
C8	443.33	400.00	207°17'45"
C9	255.52	150.00	107°20'16"
C10	115.34	100.00	37°11'14"
C11	210.00	200.00	37°07'48"
C12	310.00	100.00	107°20'16"
C13	220.00	200.00	37°07'48"
C14	154.00	150.00	207°17'45"

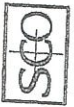
SHEET 5 OF 5

2023

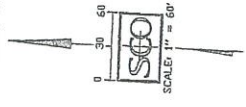
548 8/98

FINAL MAP NO. 01-061
PINE FOREST

AT TRUCKEE
 PHASE 2
 BEING A PORTION OF THE N. 1/2 SECTION 10,
 TOWNSHIP 17 NORTH, RANGE 16 EAST, 143D,
 IN THE TOWN OF TRUCKEE, NEVADA COUNTY, CALIFORNIA
 JULY, 2003
 SCALE: 1" = 60'



**PLANNING &
 ENGINEERING, INC.**
 140 LITTON DRIVE, SUITE 240
 SHELBY, CA 95045
 10800 DONNER PASS, SUITE 302
 TRUCKEE, CA 99101

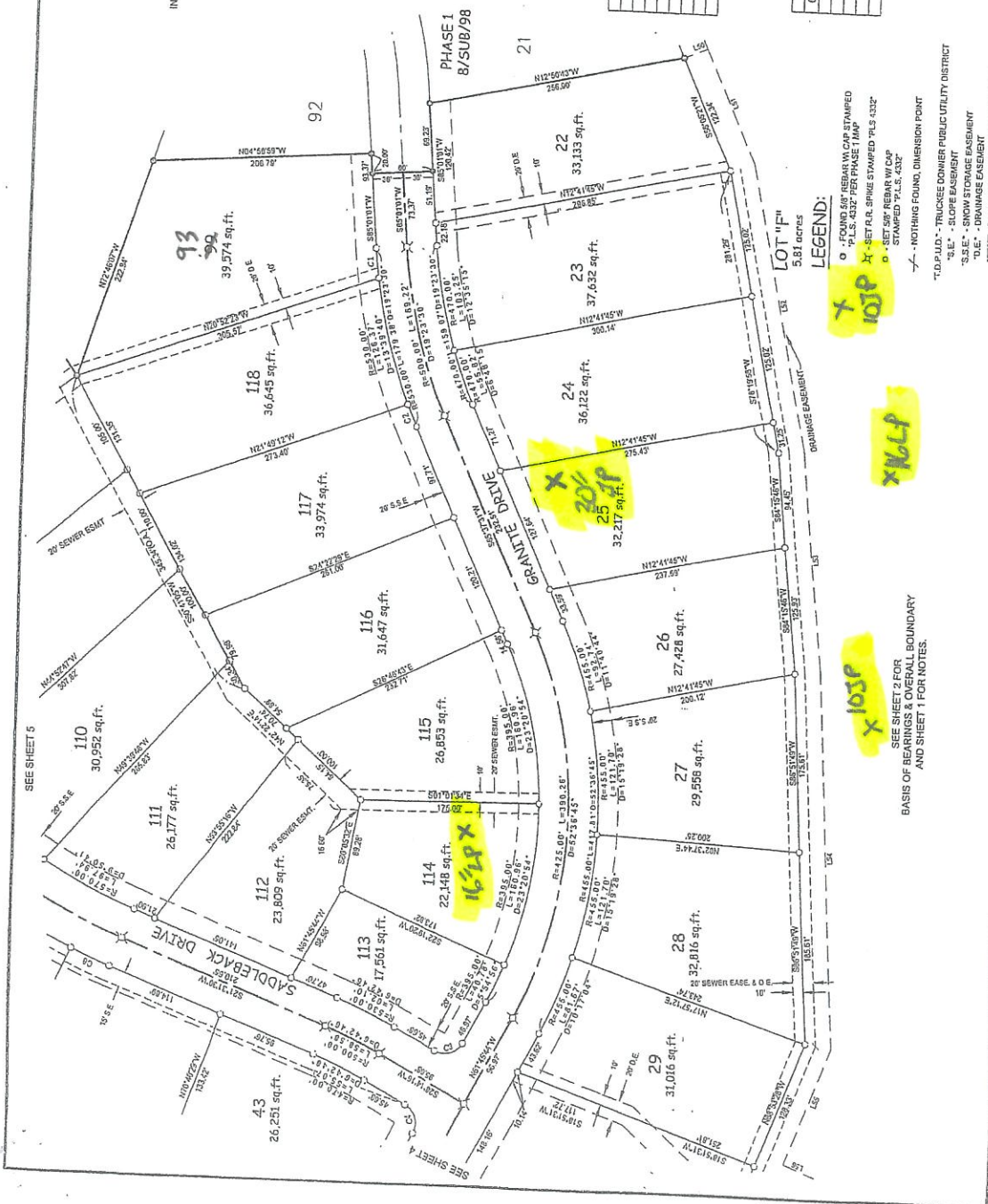


LINE	LENGTH	BEARING
L51	25.00	S27°54'39"E
L52	17.00	S89°05'21"W
L53	26.93	S78°19'55"W
L54	22.24	S67°15'40"W
L55	36.15	N05°53'20"W
L56	35.85	S21°00'32"W

CURVE	LENGTH	RADIUS	DELTA
C2	29.38	530.00	3°10'43"
C3	31.42	30.00	2°33'17"
C4	31.42	30.00	90°00'00"
C5	40.52	630.00	3°41'39"

SHEET 3 OF 6

2023
 SUB 8/109



LEGEND:

- FOUND 80' REBAR W/ CAP STAMPED "P.L.S. 432" PER PHASE 1 MAP
- ⊗ SET PER. SPORE STAMPED "P.L.S. 432"
- ⊙ SET 50' REBAR W/ CAP STAMPED "P.L.S. 432"
- ⊕ NOTHING FOUND, DIMENSION POINT
- T.O. P.I.D. - TRUCKEE COMMON PUBLIC UTILITY DISTRICT
- S.E. - SLOPE EASEMENT
- S.S.E. - SLOPE STORAGE EASEMENT
- D.E. - DRAINAGE EASEMENT
- P.T.M. - PACIFIC TELEGRAPH & TELEPHONE CO.
- P.U.E. - PUBLIC UTILITY EASEMENT

SEE SHEET 2 FOR
 BASIS OF BEARINGS & OVERALL BOUNDARY
 AND SHEET 1 FOR NOTES.

5.81 acres

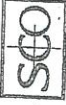
LOT "P"

SEE SHEET 2 FOR
 BASIS OF BEARINGS & OVERALL BOUNDARY
 AND SHEET 1 FOR NOTES.

SEE SHEET 2 FOR
 BASIS OF BEARINGS & OVERALL BOUNDARY
 AND SHEET 1 FOR NOTES.

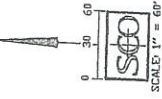
FINAL MAP NO. 01-001
PINE FOREST

PHASE 2
 BEING A PORTION OF THE N. 12 SECTION 10,
 TOWNSHIP 17 NORTH, RANGE 16 EAST, M.D.M.,
 IN THE COUNTY OF TRUCKEE, NEVADA COUNTY, CALIFORNIA.
 JULY, 2003
 SCALE: 1"=60'

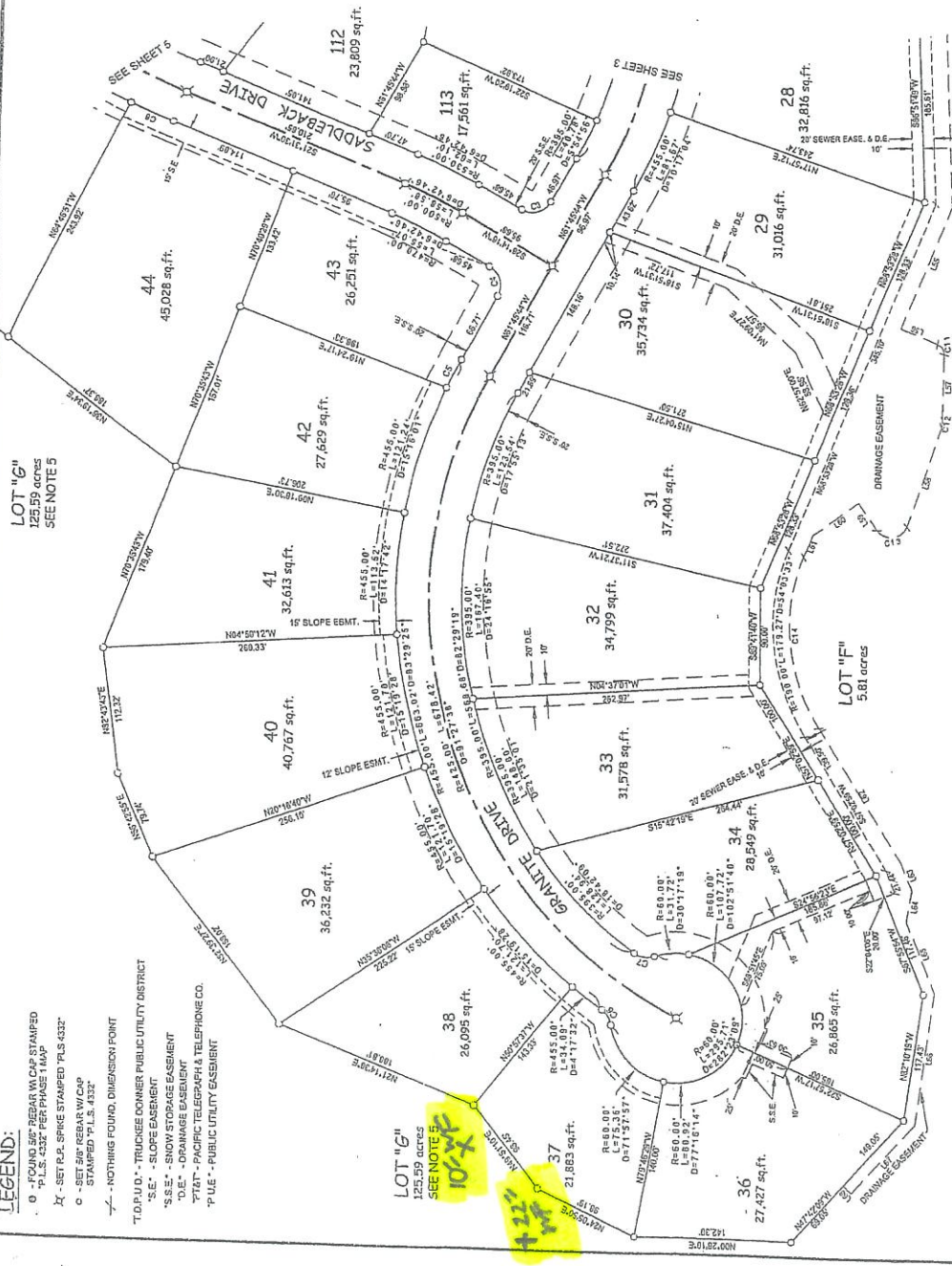


PLANNING &
 ENGINEERING, INC.

145 LEBRON DRIVE, SUITE 240
 COVADO, CA 95926
 10300 DONNER PASS ROAD, SUITE 202
 TRUCKEE, CA 99571



LINE TABLE		CURVE TABLE	
LINE	LENGTH	CURVE	DELTA
L55	121.03	C3	31.42
L56	35.85	C4	31.42
L57	60.02	C5	20.00
L58	20.52	C6	20.00
L59	20.52	C7	18.53
L60	51.21	C8	40.62
L61	22.04	C11	11.89
L62	140.33	C12	6.44
L63	25.85	C13	33.21
L64	30.00	C14	165.11
L65	133.97		
L66	133.97		
L67	83.10		
L68	10.00		



SEE SHEET 3 FOR
 BASIS OF BEARINGS & OVERALL BOUNDARY
 AND SHEET 1 FOR NOTES.

SHEET 4 OF 6

2023
 SWS 8/107

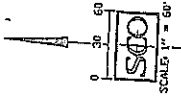
LEGEND:
 O - FOUND 5/8" REBAR W/ CAP STAMPED
 P.L.S. 4332 PER PHASE 1 MAP
 X - SET P.A. SPIKE STAMPED P.L.S. 4332
 C - SET 5/8" REBAR W/ CAP
 STAMPED P.L.S. 4332
 --- NOTHING FOUND, DIMENSION POINT
 T.D.P.U.D. - TRUCKEE DONNER PUBLIC UTILITY DISTRICT
 S.E. - SLOPE EASEMENT
 S.S.E. - SNOW STORAGE EASEMENT
 D.E. - DRAINAGE EASEMENT
 T.E.T. - PACIFIC TELEGRAPH & TELEPHONE CO.
 P.U.E. - PUBLIC UTILITY EASEMENT

FINAL MAP NO. 01-001
PINE FOREST
 At Truckee

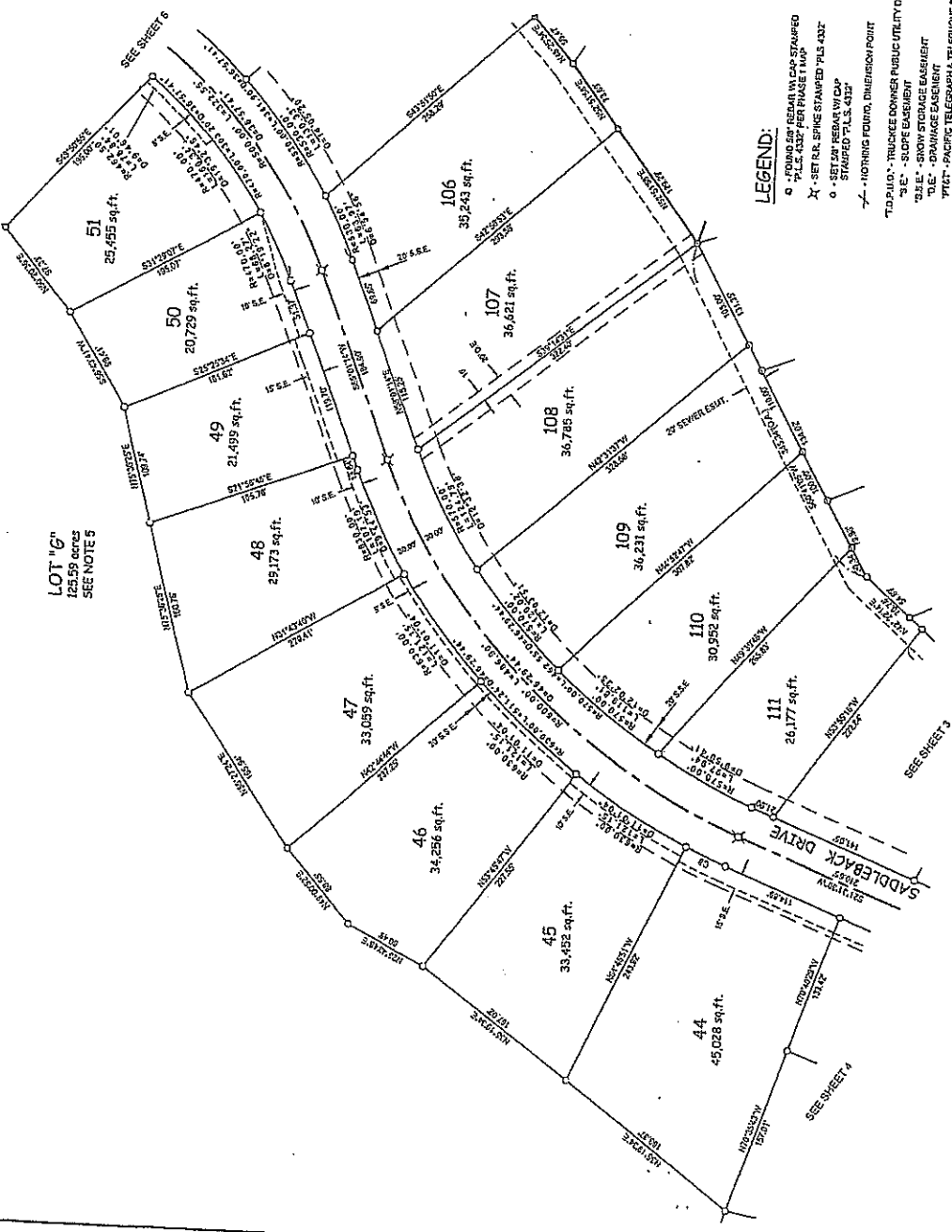
PHASE 2
 BEING A PORTION OF THE N. 1/2 SECTION 10,
 TOWNSHIP 17 NORTH, RANGE 18 EAST, 43D.M.
 IN THE TOWN OF TRUCKEE, NEVADA COUNTY, CALIFORNIA
 JULY 1, 2000
 SCALE: 1" = 50'



**PLANNING &
 ENGINEERING, INC.**
 100 LITTLETON DRIVE, SUITE 200
 VALLEY, CA 92448
 PHONE: (951) 761-1111
 TRUCKEE, CA 95120



CURVE TABLE			
CURVE	LENGTH	AREA	DELTA
1	100.00	100.00	36.00
2	100.00	100.00	36.00
3	100.00	100.00	36.00
4	100.00	100.00	36.00
5	100.00	100.00	36.00
6	100.00	100.00	36.00
7	100.00	100.00	36.00
8	100.00	100.00	36.00
9	100.00	100.00	36.00
10	100.00	100.00	36.00



LEGEND:
 ○ - FOUND 5/8" REBAR W/ CAP STAMPED
 P.L.S. 4327 PER PHASE 1 MAP
 ✕ - SET 1/2" SPIKE STAMPED P.L.S. 4317
 ○ - SET 2/4" REBAR W/ CAP
 STAMPED P.L.S. 4317
 ✕ - HOLES FOUND, DIMENSION POINT
 * T.D. P.U.D. - TRUCKEE DOWNSIDE PUBLIC UTILITY DISTRICT
 "SE" - SLOPE EASEMENT
 "SLE" - SLOPE STORAGE EASEMENT
 "DE" - DRAINAGE EASEMENT
 "P.T." - PACIFIC TELEGRAPH & TELEPHONE CO.
 "P.U.E." - PUBLIC UTILITY EASEMENT

SEE SHEET 2 FOR
 BASIS OF BEARINGS & OVERALL BOUNDARY
 AND SHEET 1 FOR NOTES.

SHEET 5 OF 6

2023

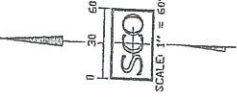
8/109

FINAL MAP NO. 01-001
PINE FOREST
 AT Truckee

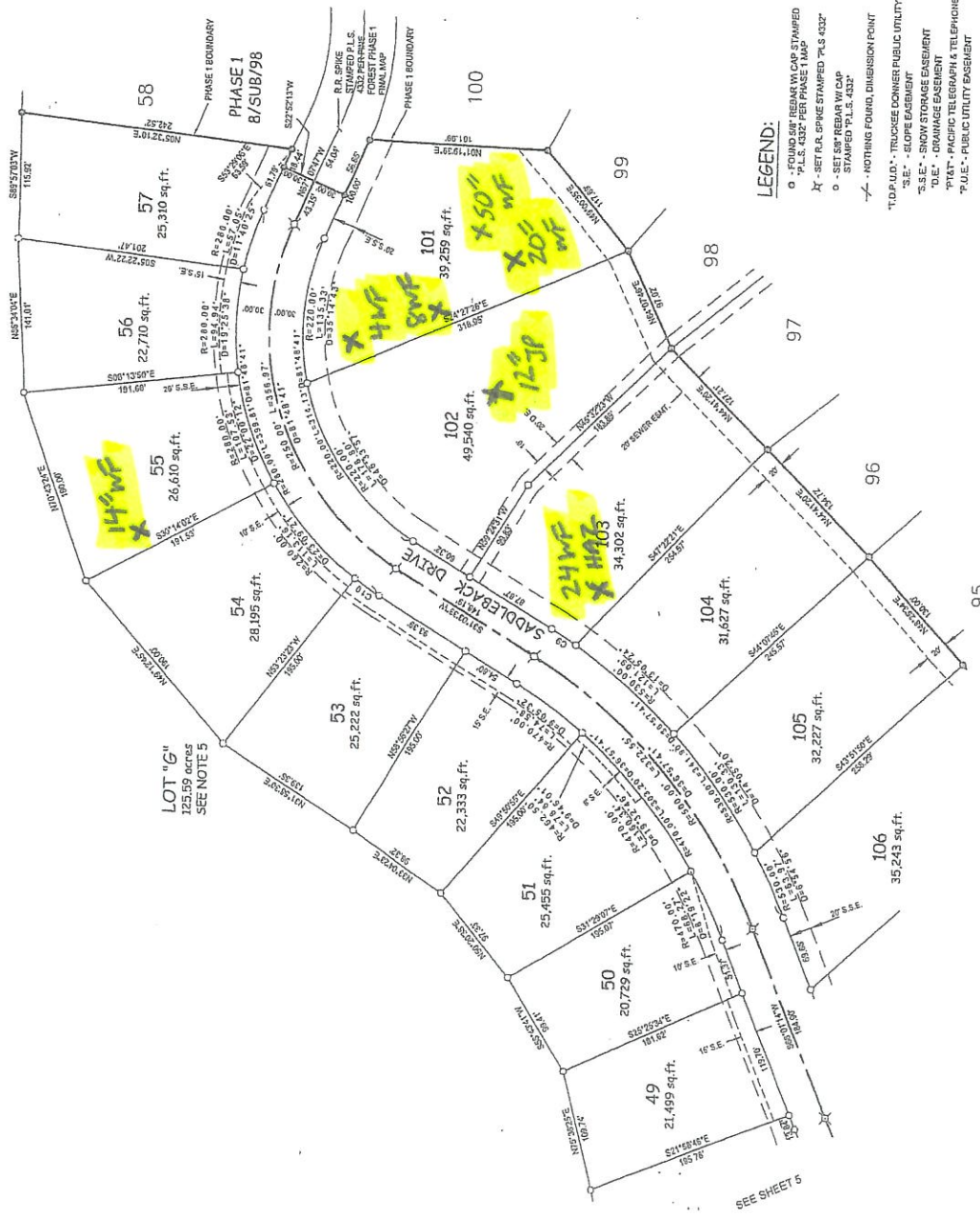
PHASE 2
 BEING A PORTION OF THE N. 12 SECTION 10,
 TOWNSHIP 17 NORTH, RANGE 16 EAST, M.D.M.
 IN THE TOWN OF TRUCKEE, NEVADA COUNTY, CALIFORNIA
 JULY, 2003 SCALE: 1"=60'



S&B ENGINEERING, INC.
 140 LITTON DRIVE, SUITE 240
 GRASS VALLEY, CA 95949
 10000 DOWNSIDE ROAD, SUITE 202
 TRUCKEE, CA 95901



CURVE	LENGTH	RADIUS	DELTA
C9	26.52	630.00	2.5001°
C10	27.13	280.00	5.3304°



SEE SHEET 2 FOR
 BASIS OF BEARINGS & OVERALL BOUNDARY
 AND SHEET 1 FOR NOTES.

- LEGEND:**
- FOUNDATION TIE-IN CAP STAMPED
 "P.L.S. 432" PER P.A.C. 11.1
 - ✕ SETBACK SPHERE STAMPED "P.L.S. 432"
 STAMPED "P.L.S. 432"
 - SETBACK SPHERE STAMPED "P.L.S. 432"
 STAMPED "P.L.S. 432"
 - NOTHING FOUND, DIMENSION POINT
 - T.D.P. I.D. - TRUCKEE DRAINAGE PUBLIC UTILITY DISTRICT
 - "S.E." - SLOPE EASEMENT
 - "S.S.E." - SNOW STORAGE EASEMENT
 - "D.E." - DRAINAGE EASEMENT
 - "P.T." - PACIFIC TELEGRAPH & TELEPHONE CO.
 - "P.U.E." - PUBLIC UTILITY EASEMENT

SHEET 6 OF 6

2023
 S&B 8/10/09
 dpw