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April 22, 2021

West Orange Township Planning Board
66 Main Street
West Orange, NJ 07052

**Re: Application No. PB-21-03
 Green Essex Partners Urban Renewal, LLC
 Proposed Multi Family Residential Development
 LTE Review #1
 Preliminary & Final Major Site Plan
 and Tree Removal Permit Approval
 100 – 200 Executive Drive
 Block 155, Lots 40.02, 42.01 & 42.02
 Our File: VWRP0155.02**

Dear Board Members:

In accordance with your authorization, our office has reviewed the Tree Removal Plan as well as the Landscaping Plan for the above mentioned application, in accordance with Code Section 25-27.8. The Applicant has provided most of the required information; however, the plans shall be revised as indicated below:

1. In accordance with Section 25-27.8g(b), the Applicant is to plant a major tree species for all trees removed 6" DBH and greater. Currently, it appears the Applicant has proposed less than the required quantity of 162 major trees. It appears quantities in the schedule do not accurately reflect graphics on the plans as well as species have been accounted for as major trees; whereas they do not reach heights of over fifty (50) feet tall at maturity. Plant quantities and species proposed to meet this requirement should be reviewed.
2. It should be noted that the Applicant will be removing native Ash trees that have succumbed to the infestation of the Emerald Ash Borer and providing replacement trees in kind to revegetate these pockets of saved woodlands. Our office recommends a tree species that would naturally exist in this woodland.
3. Revise the plans to depict proposed tree save locations on the grading sheets, to ensure proposed grade changes will not cause harm for the trees to remain.



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At this time, the proposed site improvements remove 255 trees, which requires a replacement of 162 major trees and 93 major or minor trees for a total of 255 trees. Currently, it appears the plan provides more than this required quantity, however the plant schedule needs to be updated to accurately reflect the plan.

The right is reserved to present additional comments pending the receipt of revised plans and/or the testimony of the Applicant before the Board.

If you have any questions with regard to the above matter, please do not hesitate to call.

Very truly yours,

CME Associates



Shari M. Spero, LTE #465
Licensed Tree Expert

SMS

cc: Paul Grygiel, AICP, PP - Township Planning Director
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Richard C. Mathews, PLS – Applicant's Surveyor