



Name of Project:	Knollwood Mobile Estates
Location or Address:	37600 Sunset St. #52, Sandy, OR 97055

Map & Tax Lot #	T:	R:	Section:	Tax Lot (s):
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Request: Removal of 4 trees now; 2 in the fall (Oct. 2026) <sup>Sept. or</sup>

① on Sp. 45 - red alder / dead / #142 on tree inventory

② in play ground area - dead / declining birch / #115 on tree inventory

③ in play ground area - dead / declining maple / #113 on tree inventory

~~④ street tree on Sp. 52 - dead / declining maple / #114 on tree inventory~~

~~⑤ street tree on Sp. 52 - dead / declining maple / #114 on tree inventory~~

now

- I am the (check one)  owner  lessee of the property listed above, and the statements and information contained herein are in all respects true, complete and correct to the best of my knowledge and belief.
- With submission of this application, I authorize representatives of the City of Sandy to access the property for the purpose of site investigation associated with this application.

TREES #113, 115 & 142

Applicant (if different than owner) Allison Hanson	Owner Sandra Watts SW Properties LLC
Address 37600 Sunset St. #52	Address
City/State/Zip Sandy, OR 97055	City/State/Zip
Email knollwoodestates@hotmail.com	Email
Phone 503.668.8853 / 971.313.2190	Phone
Signature Allison Hanson	Signature

Staff Use Only

File #: 26-021 + tree	Date: 5/14/26	Fee\$: 125.66	Planner:
Type of review:	Type I <input checked="" type="checkbox"/>	Type II <input type="checkbox"/>	Type III <input type="checkbox"/> Type IV <input type="checkbox"/>
Has applicant attended a pre-app?	Yes <input type="checkbox"/>	No <input type="checkbox"/>	If yes, date of pre-app meeting: N/A





Appendix 3: Tree Inventory -Knollwood Estates  
Conducted on 9/27/2021

Tree No.	Unit/Location	Common Name	Botanical Name	DBH <sup>1</sup> (in)	Condition <sup>2</sup>	Structure <sup>2</sup>	Comments
121	49	flowering cherry	<i>Prunus serrulata</i>	9	Fair	Fair	Grafted; topped tree to the N.
122	48	spruce	<i>Picea sp.</i>	7	Good	Good	Stematal blooms on all sides; bluish tint; DBH approx.
123	48	spruce	<i>Picea sp.</i>	9	Good	Fair	Diameter measured at 2' AGL; codominant leaders.
124	48	spruce	<i>Picea sp.</i>	10	Good	Fair	Diameter measured at 2' AGL; codominant leaders.
125	46	European white birch	<i>Betula pendula</i>	19	Good	Fair	Multiple leaders: 12, 11, 9, 5.
126	46	Douglas fir	<i>Pseudotsuga menziesii</i>	25	Good	Fair	Codominant leaders at 25' AGL.
127	46	Douglas fir	<i>Pseudotsuga menziesii</i>	28	Good	Fair	Codominant leaders: 23, 16.
128	46	red alder	<i>Alnus rubra</i>	16	Good	Good	
129	46	western redcedar	<i>Thuja plicata</i>	17	Good	Fair	Codominant leaders at 30' AGL.
130	46	Douglas fir	<i>Pseudotsuga menziesii</i>	20	Good	Good	
131	46	Douglas fir	<i>Pseudotsuga menziesii</i>	26	Good	Good	
132	46	Douglas fir	<i>Pseudotsuga menziesii</i>	22	Good	Good	
133	46	red alder	<i>Alnus rubra</i>	19	Fair	Poor	Codominant leaders fused; one leader dead; basal cavity; trunk cavities.
134	46	shore pine	<i>Pinus contorta</i>	12	Good	Fair	Unbalanced to the S.
135	46	red alder	<i>Alnus rubra</i>	8	Good	Good	
136	46	red alder	<i>Alnus rubra</i>	16	Good	Good	
137	46	red alder	<i>Alnus rubra</i>	18	Good	Good	
138	46	cottonwood	<i>Populus trichocarpa</i>	21	Good	Good	
139	46	red alder	<i>Alnus rubra</i>	22	Good	Poor	Codominant leaders: 18, 12; trunk decay in E leader.
140	46	red alder	<i>Alnus rubra</i>	20	Good	Good	Three leaders; separate: 13, 11, 10; tucked behind cottonwood
141	45	cherry	<i>Prunus sp.</i>	17	Good	Fair	Codominant leaders: 15, 9
142	45	red alder	<i>Alnus rubra</i>	23	Good	Fair	Codominant leaders: 18, 14
143	44	Douglas fir	<i>Pseudotsuga menziesii</i>	24	Good	Good	ivy
144	44	shore pine	<i>Pinus contorta</i>	19	Good	Fair	ivy; large lateral leader at 6' AGL.
145	44	Douglas fir	<i>Pseudotsuga menziesii</i>	27	Good	Good	
146	44	western redcedar	<i>Thuja plicata</i>	19	Good	Good	
147	44	bigleaf maple	<i>Acer macrophyllum</i>	29	Good	Fair	Fused trunks
148	40	plum	<i>Prunus sp.</i>	8	Good	Good	Possibly chokecherry; multistem; diameter measured at ground level
149	40	cockscrew willow	<i>Salix matsudana 'Tortuosa'</i>	15	Good	Fair	Codominant leaders: 13, 7; fused in two locations; embedded objects.
150	37	hilar	<i>Syringua sp.</i>	11	Good	Fair	Seven codominant leaders: 6.5, 4.4, 3.3, 2.
151	36	sweet cherry	<i>Prunus avium</i>	15	Good	Fair	Multiple leaders: 11, 8, 4, 3, 3; boundary tree
152	34	plum	<i>Prunus sp.</i>	Avg. 4	Good	Good	12 leaders averaging 4" diameter
153	33	shore pine	<i>Pinus contorta</i>	14	Good	Fair	Codominant leaders at 20' AGL.
154	33	cherry	<i>Prunus sp.</i>	6	Good	Fair	Codominant leaders: 5, 4
155	34	service berry	<i>Amelanchier sp.</i>	9	Good	Fair	Two main leaders: 8, 5; heavy ivy load; boundary tree; species approx
156	34	shore pine	<i>Pinus contorta</i>	20	Good	Fair	Three leaders: 18 (fused), 9
157	32	Colorado blue spruce	<i>Pinus pungens</i>	15	Good	Good	
158	32	western redcedar	<i>Thuja plicata</i>	25	Good	Good	
159	32	spruce	<i>Picea sp.</i>	8	Good	Fair	
160	32/31	European white birch	<i>Betula pendula</i>	17	Good	Good	Codominant leaders at 5' AGL.

# ESTIMATE

Sylvan Tree Care  
17790 Towle dr  
Sandy, OR 97055

sylvantree@outlook.com  
+1 (503) 668-8293  
CCB#243900. Licensed, Bonded,  
and Insured



Bill to  
Knollwood Estates  
Sandy, Or

## Estimate details

Estimate no.: 1664  
Estimate date: 05/12/2026

#	Product or service	Description	Qty	Rate	Amount
1.	Hazard tree removal <i>sp. #45</i> <i>Tree #142</i>	Remove hazardous dead/dying 4 trunk Alder tree. 2 taller trunks are completely dead while other 2 leaning trunks are declining fast causing tree to rapidly become increasingly more hazardous/dangerous. Cut stump as low as possible, just above where tree is ingrown into fence. Cut large trunk wood into 15-16" firewood and leave in area immediately under removal. Chip and dispose of all limbs and debris, rake and blow off work area.	1	\$1,850.00	\$1,850.00

**Total** **\$1,850.00**

## Note to customer

Thank you for contacting Sylvan Tree Care. CCB# 243900, licensed, bonded, and insured. If you have any questions or concerns please give us a call at 503-668-8293. We look forward to working with you!

Accepted date

Accepted by

# ESTIMATE

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17790 Towle dr  
Sandy, OR 97055

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+1 (503) 668-8293  
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and Insured



Bill to  
Knollwood Estates  
Sandy, Or

### Estimate details

Estimate no.: 1665  
Estimate date: 05/12/2026

#	Product or service	Description	Qty	Rate	Amount
1.	Tree removal	Remove declining maple tree and hazardous declining birch tree in field/common area. Maple tree has systemic disease causing trunks to die continuously/progressively. Birch tree is infested with boring beetles causing it to die from top down. Birch tree already has 1 completely dead top that is 30'+. Cut large trunk wood into 15-16" firewood and leave in field. Chip and dispose of all limbs and debris, rake and blow off work area.	1	\$1,500.00	\$1,500.00
				<b>Total</b>	<b>\$1,500.00</b>

*Playground*

*Trees - #115  
#112*

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①

Alder  
#142



Birch  
# 115

(2)

Dead trees

From Allison Hanson

Date Thu 5/14/2026 10:25 AM

To Allison Hanson <knollwoodestates@hotmail.com>

3



Maple

#113