





City of Campbell
 70 North First Street
 Campbell, CA 95008 -1423

Project Image



Notice of Decision on Proposed Project

Dear Campbell Resident,

November 26, 2025

The Community Development Director will be rendering a decision on the following project.

Project Address: 200 – 225 Beethoven Lane

Zoning | Area Plan: P-D | N/A

Neighborhood Association(s): N/A

File No: PLN-2025-149

APN: 424-54-001 – 424-54-021

Applicant: Heidi Heckman

Property Owner: Classics at Kilmer Park

Application Type: Tree Removal Permit

Project Planner: Larissa Lomen, Assistant Planner

Email Contact: larissal@campbellca.gov

Phone Contact: (408) 866-2144

Project Description:

To allow the removal of ten (10) *Tristania conferta* (Brisbane Box) trees located within the common area along the private street, and one (1) additional Brisbane Box tree located within the front yard on private property located at 219 Beethoven Lane within the planned development community.

Comment Period:

You have the opportunity to provide comment prior to the Director's decision.

The ten-day comment period for this application begins on **November 26, 2025**. If you have comments regarding this application must be submitted in writing (including email) to the Planning Division before 5:00 p.m. on **December 8, 2025**. The director will then consider all comments submitted within this time period prior to a decision. No additional notice will be provided.

Decision by the Community Development Director is final unless an appeal is received in writing within 10 days of the decision or submitted in writing to the City of Campbell Community Development Department, 70 N. First Street, Campbell, prior to the end of the appeal period. If you have questions or comments regarding this application you may contact the Project Planner.



- City of Campbell -
Community Development Department
70 N. First Street, Campbell CA 95008
(408)866-2140 | planning@campbellca.gov

Note: Applications may change after initial application submittal.
To view the project plans, please scan the QR code.

**Asistencia en Español disponible,
Simplemente marque (408) 866-2140 y pida traducción en Español



TREE REMOVAL & REPLACEMENT PLAN

Project Address: Classics at Kilmer Park (Beethoven Lane)
Property Owner: Multiple
Applicant (if different): HOA Board (Heidi Heckman, President)
Date: October 20nd, 2025
Prepared By: Heidi Heckman

This Tree Removal & Replacement Plan serves as the formal written request from the Classics at Kilmer Park HOA Board for the removal and replacement of trees associated with the property located at the above address.

This document contains:

- A **summary table** of all trees proposed for removal and replacement, including **Tree Tag #, species, trunk diameter (measured 4 feet above grade), and site address or location.**
- A **rationale** for each proposed removal based on the criteria outlined in the City of Campbell Tree Removal Permit Checklist (e.g., health, safety, structural damage, or utility interference).
- A **replacement proposal** specifying the number, species, and size of replacement trees to satisfy City requirements.
- **Supporting photographs** showing the condition and context of each tree (included at the end of this document or as an attachment).

All removals and replacements described herein are intended to be reviewed and approved as part of a single, comprehensive Tree Removal Permit application.

Summary of Trees Proposed for Removal



Legend: ● Remove ● Remove & Replace ● Add/New

SUMMARY

This section serves as a summary of trees to be removed, removed and replaced and added as street trees in the development. Additional details on each are provided in the follow up sections.

Planned Removals with no replacement

Tag #	Location	Species	Circumference @ 4'	Reason for Removal	Notes/Comment
1265	Between 203 & 205	Tristania Conferta	40"	Utility Interference	Within 2' of fire hydrant
1277	Between 212 & 214	Tristania Conferta	38"	Utility Interference	Within 2' of fire hydrant
No Tag	226	Tristania Conferta	40"	Utility Interferencen	Within 2' of Water Main

Planned Removals with Replacement with Auburn Maple

Tag #	Location	Species	Circumference @ 4'	Reason for Removal & Replacement	Notes/Comment
1267	207	Tristania Conferta	44.5 inches	Safety hazard	Root system poses a risk of sidewalk damage
1268	209	Tristania Conferta	42 inches	Safety hazard	8 degree lean towards neighbouring driveway, root system poses a risk of sidewalk damage
1269	Between 209 & 211	Tristania Conferta	33 inches	Safety Hazard	6 degree lean towards neighbouring driveway, root system poses a risk of sidewalk damage
1270	217	Tristania Conferta	33 inches	Safety Hazard	11.8 degree lean towards neighbouring driveway, root system poses a risk of sidewalk damage
1275	between 223 & 225	Tristania Conferta	37 inches	Safety Hazard	Root system poses a risk to sidewalk
1276	214	Tristania Conferta	30 inches	Safety Hazard	11 degree lean towards the house, root system poses a risk of sidewalk damage
1278	212	Tristania Conferta	29 inches	Safety Hazard	Risk of falling and the root system lifting the sidewalk

Planned Addition/Replacement with Auburn Maple

Tag #	Location	Species	Circumference @ 4'	Reason for Replacement	Notes/Comment
	219			Tree removed after falling on house during storm	New planting to replace tree that was removed after falling on house

TREE REMOVAL (Detailed) – BETWEEN 203 & 205

Location, size and species of tree to be removed					
Tag #	Location	Species	Circumference @ 4'	Reason for Removal	Notes/Comment
1265	Between 203 & 205	Tristania Conferta	40"	Utility Interference	Within 2' of fire hydrant
Location, size and species of proposed replacement tree					
	Location	Replacement Species	Size	Notes	
	N/A	N/A	N/A	Due to proximity to fire hydrant, roots pose a significant risk to utilities. Area where tree is planted is not large enough to plant/relocate tree.	



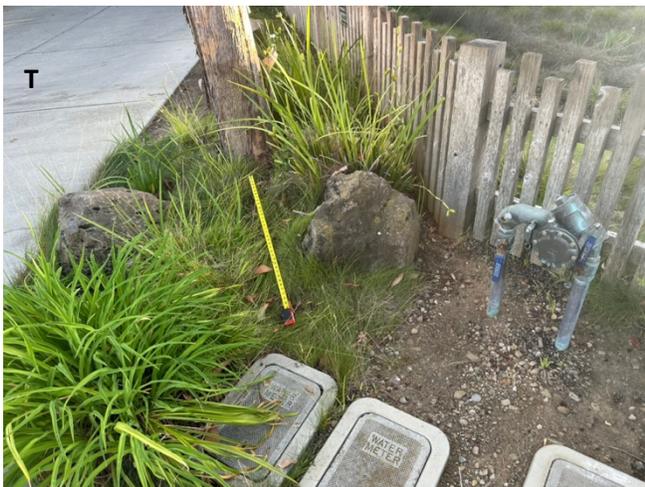
TREE REMOVAL (Detailed) – BETWEEN 212 & 214

Location, size and species of tree to be removed					
Tag #	Location	Species	Circumference @ 4'	Reason for Removal	Notes/Comment
1277	Between 212 & 214	Tristania Conferta	38"	Utility Interference	Within 2' of fire hydrant
Location, size and species of proposed replacement tree					
	Location	Replacement Species	Size	Notes	
	N/A	N/A	N/A	Due to proximity to fire hydrant, roots pose a significant risk to utilities. Area where tree is planted is not large enough to plant/relocate tree.	



TREE REMOVAL (Detailed) – AT END OF DRIVEWAY ~226

Location, size and species of tree to be removed				
Location	Species	Circumference @ 4'	Reason for Removal	Notes/Comment
~226	Tristania Conferta	40"	Utility Interference	Within 2' of water main and HOA community irrigation equipment
Location, size and species of proposed replacement tree				
Location	Replacement Species	Size	Notes	
N/A	N/A	N/A	Due to proximity to water main and related irrigation control equipment, roots pose a significant risk to utilities. Area where tree is planted is not large enough to plant/relocate tree	



TREE REMOVAL & REPLACEMENT - 207

Location, size and species of tree to be removed					
Tag #	Location	Species	Circumference @ 4'	Reason for Removal	Notes/Comment
1267	207	Tristania Conferta	44.5"	Safety hazard	Root system poses a risk of sidewalk damage
Location, size and species of proposed replacement tree					
Location		Replacement Species	Size	Notes	
Same as original tree; same irrigation placement		Auburn Maple	24 inch box	Replacement planned with deciduous tree to mitigate safety hazard with strong winds	



TREE REMOVAL & REPLACEMENT - 209

Location, size and species of tree to be removed					
Tag #	Location	Species	Circumference @ 4'	Reason for Removal	Notes/Comment
1268	209	Tristania Conferta	42"	Safety hazard	8 degree lean towards neighbouring driveway, root system poses a risk of sidewalk damage
Location, size and species of proposed replacement tree					
Location	Replacement Species	Size	Notes		
Same as original tree; same irrigation placement	Auburn Maple	24 inch box	Replacement planned with deciduous tree to mitigate safety hazard in case of strong winds		



TREE REMOVAL & REPLACEMENT – BETWEEN 209 & 211

Location, size and species of tree to be removed					
Tag #	Location	Species	Circumference @ 4'	Reason for Removal	Notes/Comment
1269	Between 209 & 211	Tristania Conferta	33	Safety hazard	6 degree lean towards neighbouring driveway, root system poses a risk of sidewalk damage
Location, size and species of proposed replacement tree					
Location		Replacement Species	Size	Notes	
Same as original tree; same irrigation placement		Auburn Maple	24 inch box	Replacement planned with deciduous tree to mitigate safety hazard in case of strong winds	



TREE REMOVAL & REPLACEMENT - 217

Location, size and species of tree to be removed					
Tag #	Location	Species	Circumference @ 4'	Reason for Removal	Notes/Comment
1270	217	Tristania Conferta	33"	Safety hazard	11.8 degree lean towards neighbouring driveway, root system poses a risk of sidewalk damage
Location, size and species of proposed replacement tree					
Location		Replacement Species	Size	Notes	
Same as original tree; same irrigation placement		Auburn Maple	24 inch box	Replacement planned with deciduous tree to mitigate safety hazard in case of strong winds	



TREE REMOVAL & REPLACEMENT – 223 & 225

Location, size and species of tree to be removed					
Tag #	Location	Species	Circumference @ 4'	Reason for Removal	Notes/Comment
1275	Between 223 & 225	Tristania Conferta	37"	Safety hazard	Root system poses a risk to sidewalk
Location, size and species of proposed replacement tree					
Location		Replacement Species	Size	Notes	
Same as original tree; same irrigation placement		Auburn Maple	24 inch box	Replacement planned with deciduous tree to mitigate safety hazard in case of strong winds	



TREE REMOVAL & REPLACEMENT - 214

Location, size and species of tree to be removed					
Tag #	Location	Species	Circumference @ 4'	Reason for Removal	Notes/Comment
1276	214	Tristania Conferta	30"	Safety hazard	11 degree lean towards the house, root system poses a risk of sidewalk damage
Location, size and species of proposed replacement tree					
Location	Replacement Species	Size	Notes		
Same as original tree; same irrigation placement	Auburn Maple	24 inch box	Replacement planned with deciduous tree to mitigate safety hazard in case of strong winds		



TREE REMOVAL & REPLACEMENT - 212

Location, size and species of tree to be removed					
Tag #	Location	Species	Circumference @ 4'	Reason for Removal	Notes/Comment
1278	212	Tristania Conferta	29"	Safety hazard	Risk of falling and the root system lifting the sidewalk
Location, size and species of proposed replacement tree					
Location		Replacement Species	Size	Notes	
Same as original tree; same irrigation placement		Auburn Maple	24 inch box	Replacement planned with deciduous tree to mitigate safety hazard in case of strong winds	



TREE REPLACEMENT - 219

Location, size and species of tree to be removed					
Tag #	Location	Species	Circumference @ 4'	Reason for Removal	Notes/Comment
N/A	219			Safety hazard	Tree fell on house in storm
Location, size and species of proposed replacement tree					
Location		Replacement Species	Size	Notes	
Same as original tree; same irrigation placement		Auburn Maple	24 inch box	Replacement planned with deciduous tree to mitigate safety hazard in case of strong winds	

