

Town of Yucca Valley
PLANNING COMMISSION STAFF REPORT

To: Honorable Chair and Planning Commissioners
From: Jared Jerome, Associate Planner

Date: March 5, 2021
Meeting Date: March 9, 2021

Subject: Native Plant Permit (NPP) 135-21, 7631 Mariposa Trail, Yucca Valley CA. APN: 0586-152-04; Removal of One (1) Western Joshua Trees Branch.

Recommendation:

That the Planning Commission approve the application for NPP 135-21, destroy one (1) western Joshua Tree branch, based upon Ordinance 291 Section 9.56.130 that a project proponent may remove a detached dead western Joshua Tree or detached limb.

Prior Review

There has been no prior review of this matter.

Executive Summary

Native plant permits are ministerial permits issues at the staff level. Native plant permit applications are being forwarded to the Planning Commission for review and action at this time.

Order of Procedure

- Request Staff Report
- Request Public Comment
- Council Discussion/Questions of Staff
- Motion/Second
- Discussion on Motion
- Call the Question

Discussion

Applicant: Michael Ann Wray
Address: 7631 Mariposa Trail
APN: 0586-152-04
Zoning: Single-family Residential (RS-5)
Parcel Size: 0.39 acres

The applicant proposes to destroy one (1) western Joshua Tree branch. The western Joshua Tree branch is believed to have died from natural causes. The fallen branch is within 30 feet of an existing structure, and in the consulting desert native plant specialists opinion, the tree also has a damaged branch that is an imminent threat to the safety of the residents and should be

pruned.

Section 9.56.070 of Ordinance 291 requires photos, descriptions of the trees, and a letter from the applicant's arborist; which are attached to this report.

Section 9.56.130 states:

The Planning Commission may issue a permit to authorize either the removal of a dead western Joshua tree or the trimming of a western Joshua tree. The proponent or its agent may remove a detached dead western Joshua tree or detached limb of a western Joshua tree. All other removals and all trimmings of western Joshua trees authorized by permits issued pursuant to this subsection may be completed by a desert native plant specialist. Planning Commission may issue a permit in accordance with this section without payment of mitigation fees, provided that the dead western Joshua tree or the limb(s) to be removed:

- (1) Has fallen over and is within 30 feet of a structure; or*
- (2) Is leaning against an existing structure; or*
- (3) Creates an imminent threat to public health or safety.*

Alternatives

Staff recommend no alternative actions. The application is consistent with the Town's adopted standards.

Fiscal Impact

NA

Attachments:

NPP 135-21 7631 Mariposa Trail

ORD 291 Joshua Trees

9.60 Permit Procedures