

Rahim Vedaae  
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February 9, 2025  
1220 SW 12th Ave  
Pompano Beach, FL

An Arborist Report/Tree disposition was conducted for the above referenced property. During our inspection, four (4) specimen size trees were located on the property. Below is a detailed report of the one tree that are located on the property.

**Tree #3 Live Oak (*Quercus Virginiana*)** DBH 19", HT 30', SP 30', Cond 56% Appraisal \$3,531.84  
This tree is located on the South side of the property. This tree has several codominant stems. Many dead, broken and fused branches could be seen throughout the trees canopy. These branches will create weak attachments and susceptible to snapping or breaking off. Some of these leaders are growing with a twist some structural pruning is required. Structural pruning of the canopy will help with weight distribution and better canopy structure. Tree also is growing with a lean.

**Please see photos below.**  
Tree #3 Live Oak (*Quercus Virginiana*)

**Tree #22 Live Oak (*Quercus Virginiana*)** DBH 18", HT 30', SP 31', Cond 62% Appraisal \$3,704.45  
This tree is located on the north side of the property. This tree is growing with a lean and has codominant stems. Some dead, broken and fused branches could be seen throughout the trees canopy. These branches will create weak attachments and susceptible to snapping or breaking off. Structural pruning of this canopy will help with weight distribution and better canopy structure. Materials are being stored around the base of the tree; removal of these materials is recommended to reduce impact to root zone.

**Please see photos below.**  
Tree #22 Live Oak (*Quercus Virginiana*)

**Tree #26 Mahogany (*Swietenia mahagoni*)** DBH 29", HT 40', SP 34', Cond 50% Appraisal \$4,263  
This tree is located on the North east side of the property. This tree has codominant stems with included bark. Bark inclusions can result in cracked trunks and broken trees. One of the Stems is pushing agents the fence. Girdling roots were also observed. Girdling roots are roots that wrap around a tree's trunk, restricting the flow of water and nutrients. The trees shows signs of stress with die back the tips and many dead, broken branches being visible throughout the trees canopy.

**Please see photos below.**  
Tree #26 Mahogany (*Swietenia mahagoni*)

**Tree #27 Live Oak (*Quercus Virginiana*)** DBH 26", HT 40', SP 33', Cond 60% Appraisal \$5,178.26  
This tree is located on the east side of the property. Trees foot flare is pushing agents the fence causing the fence to bow out. Some dead, and decayed branches could be seen throughout the trees canopy. an old pruning wound could be seen on the east side of the trunk where the tree appears to have properly compartmentalized.

**Tree #27 Live Oak (*Quercus Virginiana*)**

Sincerely,  
Rahim Vedaae ISA Certified Arborist#FL-9609A, TRAQ Certified

**Tree Disposition List RAHIM VEDAAE FL-9609A**

KEY	COMMON NAME	BOTANICAL NAME	DIAMETER (INCHES)	HEIGHT (FT)	SPREAD (FT)	CANOPY (S.F.)	CLEAR TRUNK (FT)	CONDITION (%)	DISPOSITION	14-40 Appraisal
1	Live Oak	<i>Quercus virginiana</i>	15	25	21	346.2		54%	Remain	
2	Live Oak	<i>Quercus virginiana</i>	12	25	30	706.5		60%	Remain	
3	Live Oak	<i>Quercus virginiana</i>	19	30	30	706.5		56%	Remain	\$3,531.84
4	Live Oak	<i>Quercus virginiana</i>	12	25	17	226.9		50%	Remain	
5	Sabal Palm	<i>Sabal Palmetto</i>	10	20	13	132.7	13	60%	Remain	
6	Sabal Palm	<i>Sabal Palmetto</i>	10	20	13	132.7	13	60%	Remain	
7	Sabal Palm	<i>Sabal Palmetto</i>	10	20	13	132.7	13	60%	Remain	
8	Pink Tabebuia	<i>Tabebuia rosea</i>	8	20	16	201.0		60%	Remain	
9	Live Oak	<i>Quercus virginiana</i>	5	20	16	201.0		50%	Remain	
10	Pink Tabebuia	<i>Tabebuia rosea</i>	2	18	6	28.3		60%	Remain	
11	Sabal Palm	<i>Sabal Palmetto</i>	10	20	13	132.7	13	60%	Remain	
12	Sabal Palm	<i>Sabal Palmetto</i>	10	16	13	132.7	8	60%	Remain	
13	Sabal Palm	<i>Sabal Palmetto</i>	10	20	13	132.7	13	60%	Remain	
14	Pink Tabebuia	<i>Tabebuia rosea</i>	6	20	15	178.6		54%	Remain	
15	Live Oak	<i>Quercus virginiana</i>	10	25	18	254.3		53%	Remain	
16	Live Oak	<i>Quercus virginiana</i>	11	25	21	346.2		52%	Remain	
17	Live Oak	<i>Quercus virginiana</i>	13	25	20	314.0		55%	Remain	
18	Live Oak	<i>Quercus virginiana</i>	15	25	27	572.3		62%	Remain	
19	Live Oak	<i>Quercus virginiana</i>	6	20	17	226.9		38%	Remain	
20	Live Oak	<i>Quercus virginiana</i>	6	20	18	254.3		38%	Remain	
21	Live Oak	<i>Quercus virginiana</i>	8	25	21	346.2		55%	Remain	
22	Live Oak	<i>Quercus virginiana</i>	18	30	31	754.4		57%	Remain	\$3,704.45
23	Live Oak	<i>Quercus virginiana</i>	12	25	20	314.0		53%	Remain	
24	Mahogany	<i>Swietenia mahagoni</i>	5	20	15	176.625		60%	Remain	
25	Live Oak	<i>Quercus virginiana</i>	17	30	26	530.66		60%	Remain	
26	Mahogany	<i>Swietenia mahagoni</i>	29	40	34	907.46		50%	Remove	\$4,263.00
27	Live Oak	<i>Quercus virginiana</i>	26	40	33	854.865		55%	Remove	\$5,178.26
28	Live Oak	<i>Quercus virginiana</i>	10	25	20	314		54%	Remain	
29	Pink Tabebuia	<i>Tabebuia rosea</i>	10	25	20	314		53%	Remain	
30	Sabal Palm	<i>Sabal Palmetto</i>	18	20	13	132.7		70%	Remain	

REVISION / DATE


**EnviroScapes**  
4132 SW 51st Street  
Dania Beach FL

**COMMERCIAL BUILDING**  
1220 SW 12th Ave  
POMPAHO BEACH FL

DRAWN BY: \_\_\_\_\_

CHECKED BY: \_\_\_\_\_

DATE: 2/9/2025

SEAL

TD-1

**LBLA, Inc.**  
Lynn Bender Landscape Architecture  
5610 Adair Way  
Lake Worth, FL 33467  
Phone: 561-644-3237  
FL-LA6666715  
lbenderlarch@gmail.com

**FLACK'S WAREHOUSE**  
1220 SW 12th AVE  
Pompano Beach, Florida 33060

PROJECT ARCHITECTS:  
**The Benedict Bullock Group, PA**  
ARCHITECTURE ■ PLANNING  
1525 NW 3RD STREET, SUITE #1  
DEERFIELD BEACH, FLORIDA 33442  
PHONE (954) 570-9500 FAX (954) 570-9550  
www.TBBG.net

Designed: \_\_\_\_\_  
Drawn: \_\_\_\_\_  
Date: 03-28-2025  
Job No.: 24-060

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1	staff comments	5/27/25

FOR REFERENCE ONLY

Title:  
**TREE SURVEY & ARBORISTS REPORT**

Sheet No.  
**TDP-2**  
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