

III.B.

Memorandum Department of Planning

To: Planning and Public Works Committee

From: Alyssa Ahner, Planner

Date: May 18, 2023

RE: P.Z. 07-2023 Ballwin Acres, Lot 15 (William G. Vellios): A request to rezone an existing "NU" Non-Urban District to an "R3" Residence District for a 3.9-acre tract of land located east of Kehrs Mill Rd, south of Wendimill Dr, west of Meadowbrook Country Club Estates, and north of Coventry Woods Ct (21S410088).



Summary

William G. Vellios has submitted a request to rezone a 3.9-acre tract of land, referred to as Lot 15 of Ballwin Acres, from "NU" Non-Urban to "R3" Residence District.

A Public Hearing was held on May 8, 2023, and there were no issues raised by the Planning Commission. The Planning Commission made a motion to recommend approval, as presented, which passed by a vote of 8-0.

A full description of the applicant's request, site history, and staff analysis pertaining to the petition may be found in the May 8, 2023 Planning Commission report attached to this document.



Figure 1: Subject Site Aerial

Attachments: May 8, 2023 Staff Report
Narrative Statement
Tree Inventory
Survey



IV.B.
VIII.B.

690 Chesterfield Pkwy W • Chesterfield MO 63017-0760
Phone: 636-537-4000 • Fax 636-537-4798 • www.chesterfield.mo.us

Planning Commission Public Hearing Report

Meeting Date: May 8, 2023

From: Alyssa Ahner, Planner

Location: 2758 Kehrs Mill Road

Description: P.Z. 07-2023 Ballwin Acres, Lot 15 (William G. Vellios): A request to rezone an existing "NU" Non-Urban District to an "R3" Residence District for a 3.9-acre tract of land located east of Kehrs Mill Rd, south of Wendimill Dr, west of Meadowbrook Country Club Estates, and north of Coventry Woods Ct (21S410088).

PROPOSAL SUMMARY

William G. Vellios has submitted a request to rezone a 3.9-acre tract of land from "NU" Non-Urban to "R3" Residence District to accommodate single family residential homes.

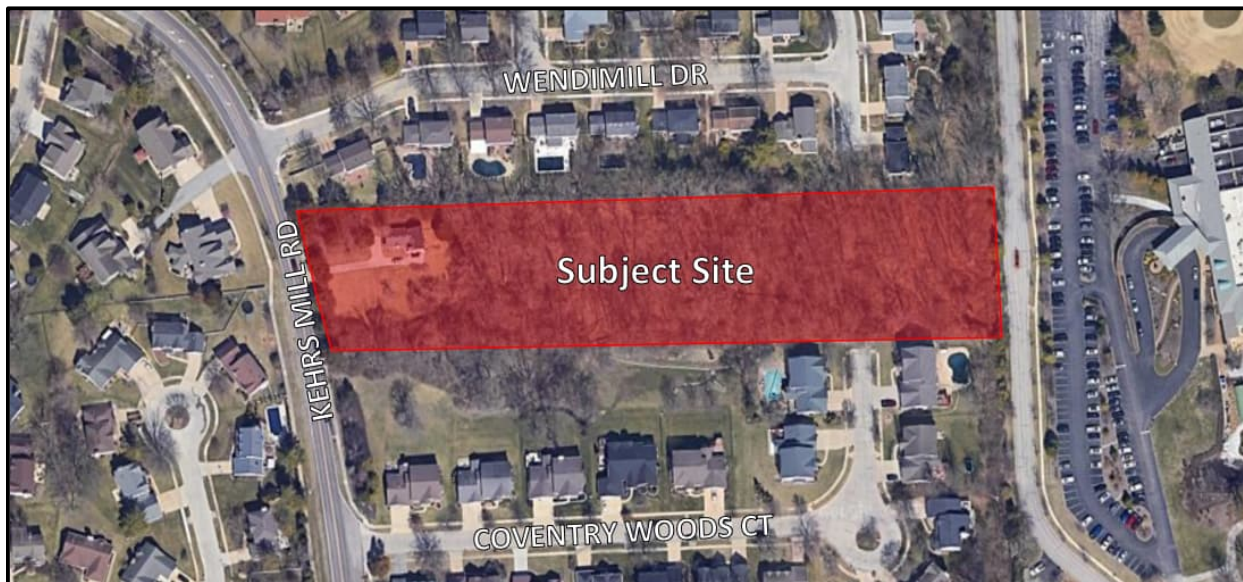


Figure 1: Subject Site

HISTORY OF SUBJECT SITE

1925: Ballwin Acres subdivision, an 18-lot development, was platted with St. Louis County. The land was zoned "NU" Non-Urban.

1927: Existing single family residential home was built on 2758 Kehrs Mill Rd.

1974: Resubdivision of Lots 7 & 8 of Ballwin Acres.

1978: Kehrs Mill Bend subdivision to the north of 2758 Kehrs Mill Rd., former lots of Ballwin Acres, was platted with St. Louis County.

1989: Coventry Farm Addition subdivision, south of 2758 Kehrs Mill Rd., formerly Lot 17 of Ballwin Acres, was platted with the City of Chesterfield under governing Ordinance 176.

2003: Coventry Farm 2nd Addition, south of 2758 Kehrs Mill Rd., formerly Lot 16 of Ballwin Acres, was platted with the City of Chesterfield under governing Ordinance 1786.

ZONING & LAND USE

Direction	Zoning	Land Use
North	"R3" Residence District	Residential
South	"R3" Residence District	Residential
East	City of Ballwin	Country Club
West	"R3" Residence District	Residential



Figure 2: Land Use Plan

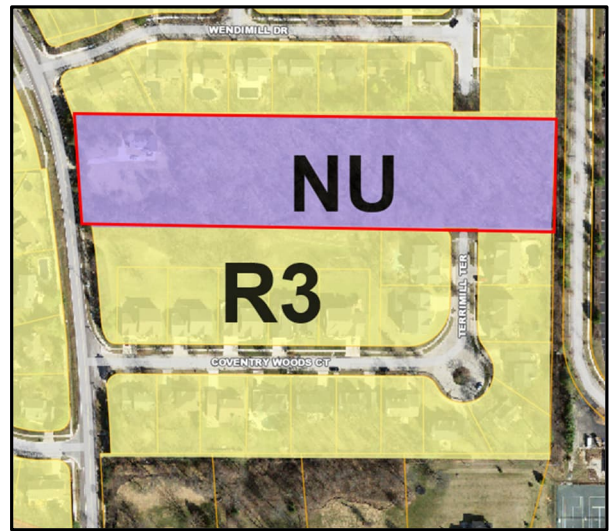


Figure 3: Zoning Map

COMPREHENSIVE PLAN

The City of Chesterfield Comprehensive Land Use Plan indicates the subject site as being part of the Suburban Neighborhood land use designation. The City of Chesterfield provides a character description of this designation as, "Land typically developed as a neighborhood for single-family detached homes with uniform housing densities. Buildings are oriented interior to the site and typically buffered from surrounding development by transitional uses, topography, preserved open space, or landscape areas. Many neighborhoods borrow open space from adjacent rural or natural settings, which means adjacent trees, pastures, etc. Homes vary in sizes and streets are suburban in character". The development policies for Suburban Neighborhood are listed below:

- Encourage preservation of existing residential neighborhood’s identity
- New residential development should reinforce existing residential development patterns by continuing to reinforce high quality site and subdivision design, layout, and planning practices
- Uncover the anticipated expense (cost of municipal infrastructure) for each new or re-developed residential development

STAFF ANALYSIS

The current zoning of the subject site is “NU” Non-Urban District which is a zoning classification left over from St. Louis County prior to incorporation. Per the Non-Urban regulations, *“No new lots shall be created of less than three (3) acres in area...”*. The primary use of the four-acre subject site is one (1) dwelling, single-family. The four-acre parcel cannot be subdivided further for additional dwellings without being rezoned.

The applicant is requesting rezoning the site from “NU” Non-Urban to “R3” Residence District. The “R3” Residence District allows the following uses listed below. Due to the 4-acre size of the subject site, only the uses highlighted in yellow would apply.

Use	Minimum Lot Area
Cemetery or mortuary	3 acres
Churches and other places of worship	3 acres
Day-care center	30,000 square feet
Dwelling, single-family	10,000 square feet
Group home	15,000 square feet
Group residential facility	3 acres
Library	1 acre
Educational facilities	
Nursery school	15,000 square feet
Kindergarten	1 acre
Primary	5 acres
Junior high	10 acres
Senior high	20 acres
Collegiate	10 acres
Public utility facility	10,000 square feet
All other non-residential uses	5 acres

Figure 4: R3 Zoning District Use Table

The following regulations apply to the dwelling, single-family use for the R3 District:

Minimum Lot Size:	10,000 square feet
Maximum Height:	3 stories or 45 feet
Frontyard Setback:	20 feet (from ROW)
Sideward Setback:	8 feet (from property line)
Rearyard Setback:	15 feet (from property line)
Landscape Buffer:	30 ft along Kehrs Mill, 20 ft between residential developments

While a preliminary development plan is not required for conventional zoning district, it should be noted that future access from Kehrs Mill Road would not be allowed. Access shall be granted via Terrimill Terrace road connection as shown in red in Figure 5.

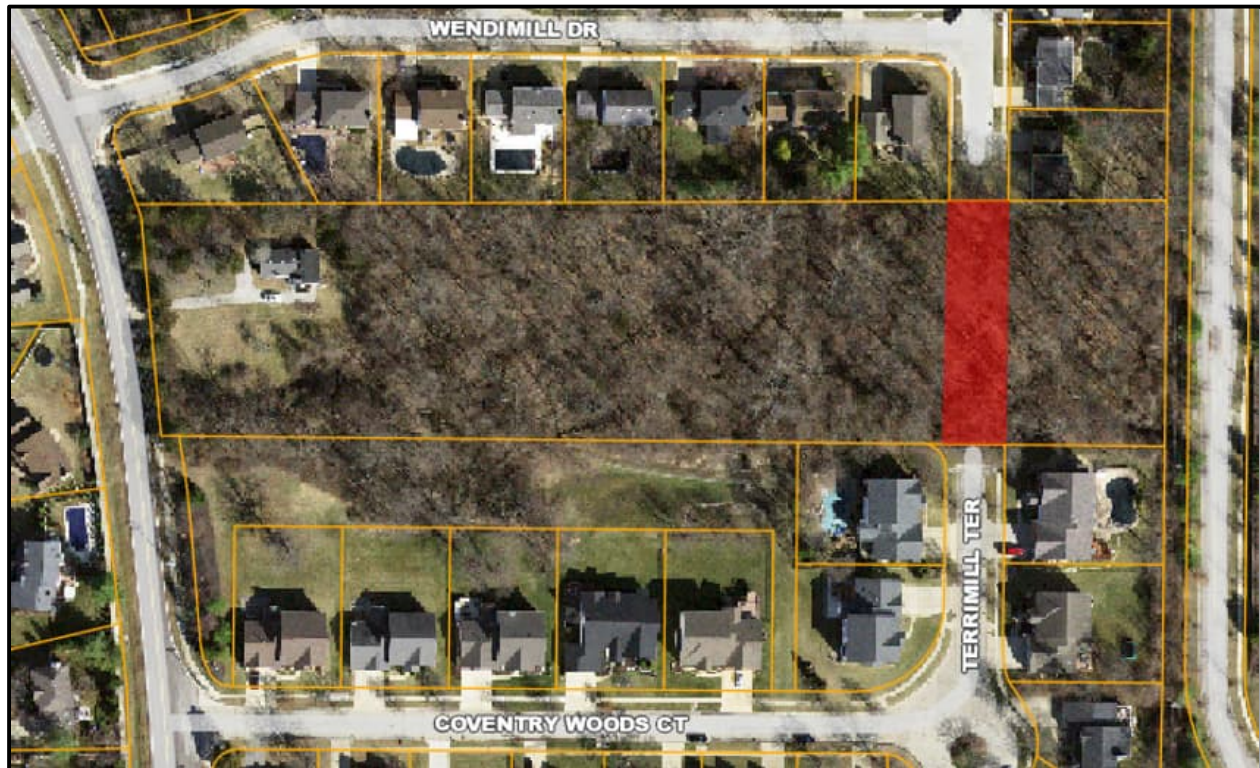


Figure 5: Potential future road connection

SUMMARY

A zoning map amendment to a conventional zoning district does not require a Preliminary Development Plan. A Public Hearing further addressing the request will be held at the May 8, 2023 City of Chesterfield Planning Commission meeting. Attached, please find a copy of the Public Hearing Notice, Applicant Narrative Statement, Survey, and Tree Stand Delineation.

Attachments:

- 1) Public Hearing Notice
- 2) Narrative Statement
- 3) Survey
- 4) Tree Stand Delineation

Current Owner William G. Vellios is applying for a Rezoning 2758 Kehrs Mill Road From NU to R3 Residential.

Legal Description : Lot 15 of Ballwin Acres Plat Book 20 page 51 St. Louis County Missouri

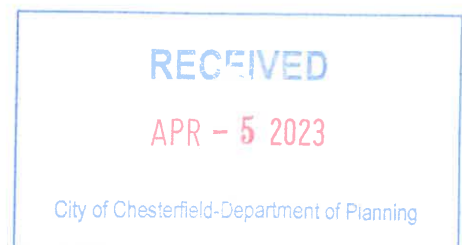
The Property is located in Ward 3 of City of Chesterfield the locator ID is I00869845

Items included in this package:

1. Change of Zoning / Special Procedure Application & Check #5012 fo \$315 application fee
2. Legal Description of entire parcel Land (With Description of Land) Includes
 - a. General warranty Deed Entered into Dec 5, 1960 (Kon and Aspasia Vellios)
 - b. Beneficiary Deed Dated March 19, 1993 (Kon Vellios William G Vellios Jr of 1538 Virginia Drive Ellisvile MO 63011 as Grantee Beneficiairy
 - c. Recorder of Deeds Document Identification & Certification Sheet Filed 93-Apr-8 Am10:05
 - d. Recorder of Deeds Document Certification Dec 27, 2022 and Affidavit of Death
 - e. Deed of Easement Dated April 5, 2002
 - f. **On Feb 13,2023 William G Vellios researched at the St. Louis County Government Center Land Information Center 41 S Central Clayton Missouri and Missouri Courts for liens or violations on 2758 Kehrs Mill Road and the legal description. No violations or liens were found on this property.**
3. Quantity 1 Survey of the Property conducted by Metron Surveyors (Elmer Krussel and John Winkler) completed on March 23, 2023
 - a.
4. Deed of Easement Dated April 5, 2002
5. 2 Copies of a Tree Stand Delineation Performed and completed by Metropolitan Forestry on April 4, 2023. The TSD was conducted by Kevin Seger ISA Certified Arborist certification #31051 with 26 years of Experience and Cary Semsar with a Bachelor of Science Degree In Urban Forestry and Board Certified Master Arborist #OH5130B (See attached certification documentation)

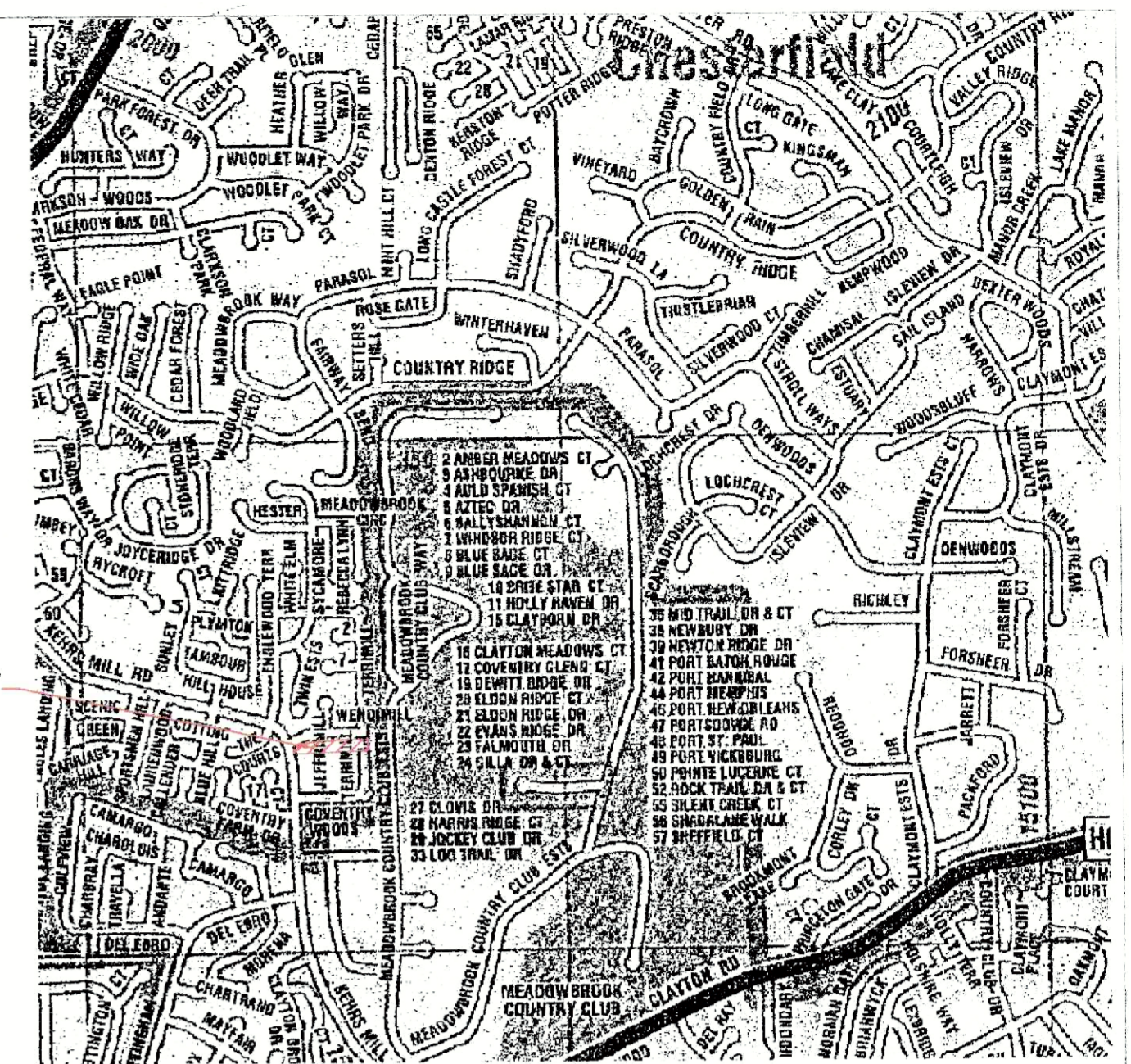
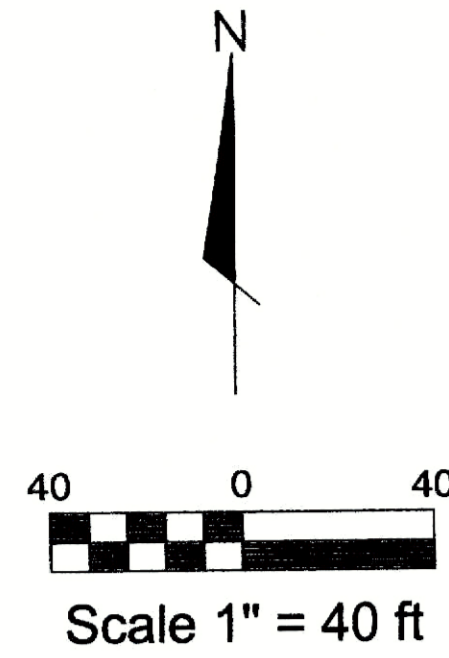
*Intent of the Current Owner Custodian of the Property (William G Vellios) is to Seek Approval for R3 Zoning for future sale of the property. The property is anticipated to yield 9 to 11 lots based on R3 standards. The final number of lots will be determined by the future buyer and associated future engineering & topographical studies to be submitted by the City of Chesterfield and its planning approval process.

Please feel free to Contact William(Bill) Vellios at 314-452-3579 with any questions



BOUNDARY & TOPOGRAPHIC SURVEY

LOT 15 OF BALLWIN ACRES
 PLAT BOOK 20 PAGE 51
 ST. LOUIS COUNTY, MISSOURI



LOCATION MAP
 NOT TO SCALE

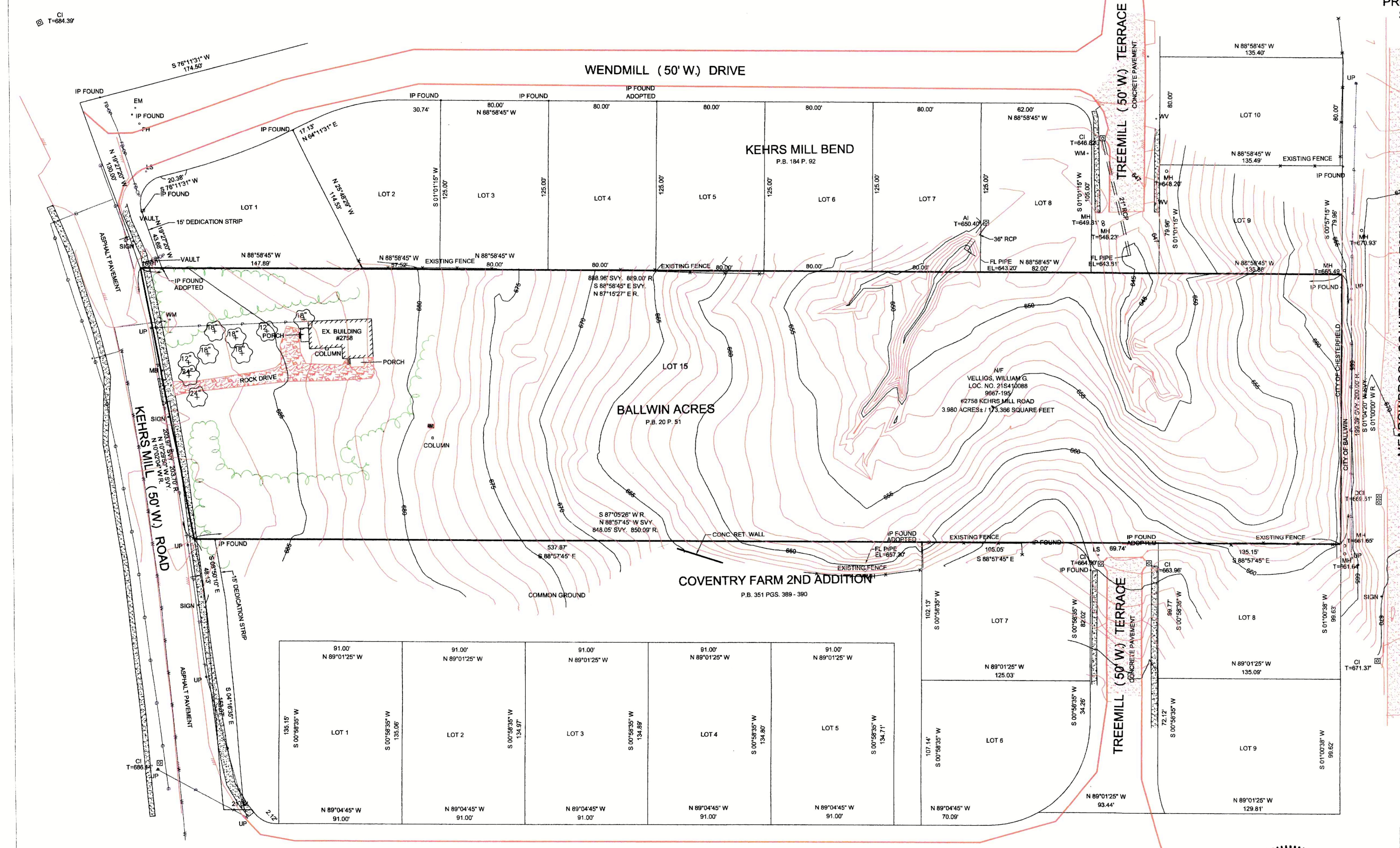
LEGEND

ASPH	DENOTES	ASPHALT
AI	AREA INLET	
BF	BACK FLOW	
BOLL	BOLLARD	
CI	CURB INLET	
CO	CLEANOUT	
CTV	CABLE TELEVISION	
DCI	DOUBLE CURB INLET	
FH	FIRE HYDRANT	
DNA	DOES NOT AFFECT SUBJECT TRACT	
GM	GAS METER	
IR	IRON ROD	
IP	IRON PIPE	
LS	LIGHT STANDARD	
MB	MAILBOX	
MH	MANHOLE	
NP	NOT PLOTTABLE	
PCB	PHONE CABLE BOX	
R	RECORD	
SVY	SURVEY	
T.C.	TITLE COMMITMENT	
TSB	TRAFFIC SIGNAL BASE	
UP	UTILITY POLE	
WM	WATER METER	
WV	WATER VALVE	
E	ELECTRIC LINE MARKED	
G	GAS LINE MARKED	
P	OVERHEAD POWER LINE	
W	WATER LINE MARKED	
CONCRETE	CONCRETE	
EDGE OF ASPHALT P.V.M.T.	EDGE OF ASPHALT P.V.M.T.	
T.C. SCHEDULE B-II ITEM NO.	T.C. SCHEDULE B-II ITEM NO.	
NO. PARKING SPOTS	NO. PARKING SPOTS	
EXISTING FENCE	EXISTING FENCE	
EXISTING TREE W/DIAMETER	EXISTING TREE W/DIAMETER	

STATE OF MISSOURI
 JOHN E. WINKLER JR.
 REGISTERED LAND SURVEYOR
 3/23/23
 ELMER A KRUSSEL, E-16146



BOUNDARY & TOPOGRAPHIC SURVEY				
For: BILL VELLIOS 2758 KEHR'S MILL ROAD CHESTERFIELD, MISSOURI 63017				
REV.	DATE	DESCRIPTION	BY	CHK'D
	ORDER NO. 10538			
	DATE 3-23-2023			
	DRAWN JEW			
	CHECKED JAW			
E. KRUSSEL, LLC 35 THOREAU COURT O'FALLON, MO. 63366 636-544-1691			1	OF 1



DESCRIPTION: 2758 KEHR'S MILL ROAD
 LOT 15 OF BALLWIN ACRES, A SUBDIVISION ACCORDING TO THE PLAT THEREOF
 RECORDED IN PLAT BOOK 20 PAGE 51 OF THE ST. LOUIS COUNTY, MISSOURI
 RECORDS.

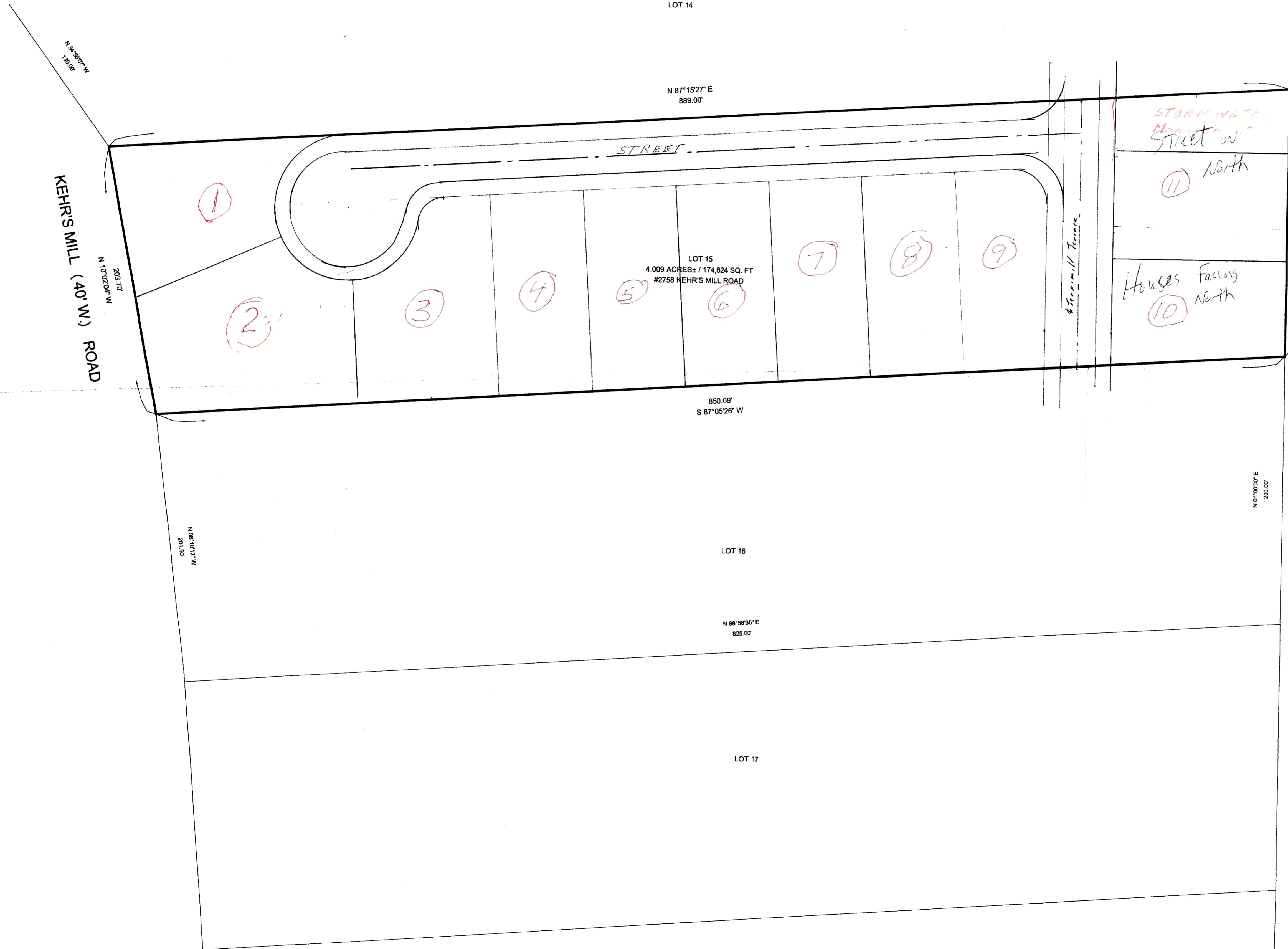
DATE PLOTTED: 3/23/23
 SCALE: 1" = 40'
 DRAWN BY: JAW
 CHECKED BY: JAW

SUBDIVISION PLAN

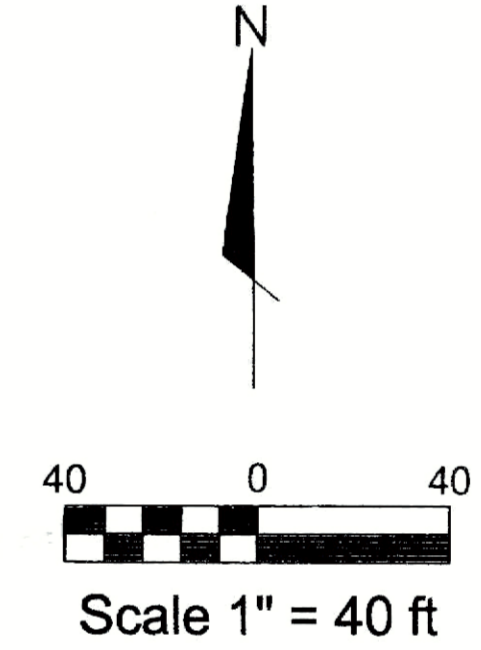
LOT 15 OF BALLWIN ACRES

PLAT BOOK 20 PAGE 51

ST. LOUIS COUNTY, MISSOURI



LOCATION MAP
NOT TO SCALE



SANDY SHEPHERD
3/14 4:35 PM '23

DESCRIPTION: 2758 KEHR'S MILL ROAD

LOT 15 OF BALLWIN ACRES, A SUBDIVISION ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 20 PAGE 51 OF THE ST. LOUIS COUNTY, MISSOURI RECORDS.

ELMER A KRUSSEL, E-16146

SUBDIVISION PLAN - PRELIMINARY				
For: BILL VELLIOS 2758 KEHR'S MILL ROAD CHESTERFIELD, MISSOURI 63017				
E. KRUSSEL, LLC 35 THOREAU COURT O'FALLON, MO. 63366 636-544-1691	REV.	DATE	DESCRIPTION	BY
			ORDER NO. 10538	
			DATE 3-08-2023	
			DRAWN JEW	
		CHECKED JAW		
				1 OF 1

CHECK NO. 10538
 ORDER NO. 10538
 DATE 3-08-2023
 DRAWN JEW
 CHECKED JAW
 ELMER A KRUSSEL, E-16146

Tree inventory for Bill Vellios
 2758 Kehrs Mill
 Prepared By Kevin Seger MW-3105A
 Cary Semsar OH-5130B

#	Item	Name	DBH	Condition
1	Cherry (Black)	#1 Cherry (Black)		17
2	Persimmon	#2 Persimmon		17
3	Eastern Redcedar	#3 Eastern Redcedar		11
4	Eastern Redcedar	#4 Eastern Redcedar		10.5
5	Eastern Redcedar	#5 Eastern Redcedar		14
6	Persimmon	#6 Persimmon		12
7	Persimmon	#7 Persimmon		13
8	Eastern Redcedar	#8 Eastern Redcedar		8
9	Eastern Redcedar	#9 Eastern Redcedar		16
10	Eastern Redcedar	#10 Eastern Redcedar		14
11	Eastern Redcedar	#11 Eastern Redcedar		11
12	Eastern Redcedar	#12 Eastern Redcedar		16
13	Walnut (Black)	#13 Walnut (Black)		15
14	Tree	#14 Tree		7
15	Walnut (Black)	#15 Walnut (Black)		14
16	Walnut (Black)	#16 Walnut (Black)		15
17	Walnut (Black)	#17 Walnut (Black)		15
18	Black Locust	#18 Black Locust		7
19	Elm (American)	#19 Elm (American)		8
20	Elm (American)	#20 Elm (American)		14
21	Hackberry	#21 Hackberry		29
22	Elm (American)	#22 Elm (American)		7
23	Tree	#23 Tree		7
24	Boxelder	#24 Boxelder		13
25	Black Locust	#25 Black Locust		11
26	Tree	#26 Tree		11
27	Elm (American)	#27 Elm (American)		14
28	Tree	#28 Tree		12
29	Hackberry	#29 Hackberry		14
30	Elm (American)	#30 Elm (American)		5
31	Elm (American)	#31 Elm (American)		23
32	Elm (American)	#32 Elm (American)		7
33	Elm (American)	#33 Elm (American)		9
34	Ash	#34 Ash		10
35	Black Locust	#35 Black Locust		11
36	Maple (Silver)	#36 Maple (Silver)		9
37	Maple (Silver)	#37 Maple (Silver)		8
38	Elm (American)	#38 Elm (American)		8
39	Cherry (Black)	#39 Cherry (Black)		21
40	Ash	#40 Ash		6
41	Elm (American)	#41 Elm (American)		0
42	Tree	#42 Tree		7

43 Tree	#43 Tree	9
44 Maple (Silver)	#44 Maple (Silver)	18
45 Cherry (Black)	#45 Cherry (Black)	7
46 Elm (American)	#46 Elm (American)	7
47 Elm (American)	#47 Elm (American)	8
48 Elm (American)	#48 Elm (American)	7
49 Black Locust	#49 Black Locust	14
50 Elm (American)	#50 Elm (American)	8
51 Tree	#51 Tree	12
52 Elm (American)	#52 Elm (American)	7
53 Maple (Silver)	#53 Maple (Silver)	23
54 Tree	#54 Tree	8
55 Elm (American)	#55 Elm (American)	11
56 Maple (Silver)	#56 Maple (Silver)	19
57 Tree	#57 Tree	7
58 Elm (American)	#58 Elm (American)	8
59 Cherry (Black)	#59 Cherry (Black)	8
60 Tree	#60 Tree	12
61 Elm (American)	#61 Elm (American)	7
62 Elm (American)	#62 Elm (American)	5.5
63 Elm (American)	#63 Elm (American)	9
64 Elm (American)	#64 Elm (American)	8
65 Cottonwood	#65 Cottonwood	43
66 Cottonwood	#66 Cottonwood	32
67 Elm (American)	#67 Elm (American)	6
68 Boxelder	#68 Boxelder	7
69 Tree	#69 Tree	19
70 Elm (American)	#70 Elm (American)	12
71 Maple (Silver)	#71 Maple (Silver)	34
72 Elm (American)	#72 Elm (American)	6
73 Ash	#73 Ash	7
74 Cherry (Black)	#74 Cherry (Black)	14
75 Elm (American)	#75 Elm (American)	7
76 Ash	#76 Ash	16
77 Eastern Redcedar	#77 Eastern Redcedar	8
78 Sassafras	#78 Sassafras	7
79 Boxelder	#79 Boxelder	6
80 Tree	#80 Tree	27
81 Boxelder	#81 Boxelder	10
82 Pin Oak	#82 Pin Oak	17
83 Oak	#83 Oak	13
84 Boxelder	#84 Boxelder	10
85 Boxelder	#85 Boxelder	10
86 Boxelder	#86 Boxelder	7
87 Boxelder	#87 Boxelder	10
88 Elm (American)	#88 Elm (American)	14
89 Persimmon	#89 Persimmon	7

90 Ash	#90 Ash	9
91 Tree	#91 Tree	25 Dead
92 Ash	#92 Ash	6
93 Shingle Oak	#93 Shingle Oak	14
94 Boxelder	#94 Boxelder	6
95 Ash	#95 Ash	6
96 Elm (American)	#96 Elm (American)	11
97 Honeylocust	#97 Honeylocust	20
98 Elm (American)	#98 Elm (American)	6
99 Boxelder	#99 Boxelder	17
100 Elm (American)	#100 Elm (American)	6
101 Ash	#101 Ash	0
102 Persimmon	#102 Persimmon	11
103 Black Locust	#103 Black Locust	16
104 Sassafras	#104 Sassafras	7
105 Black Locust	#105 Black Locust	17
106 Black Locust	#106 Black Locust	12
107 Elm (American)	#107 Elm (American)	7
108 Tree	#108 Tree	15 Dead
109 Persimmon	#109 Persimmon	12
110 Black Locust	#110 Black Locust	14
111 Sassafras	#111 Sassafras	5
112 Black Locust	#112 Black Locust	16
113 Cherry (Black)	#113 Cherry (Black)	16
114 Elm (American)	#114 Elm (American)	7
115 Persimmon	#115 Persimmon	6
116 Maple (Silver)	#116 Maple (Silver)	9
117 Eastern Redcedar	#117 Eastern Redcedar	10
118 Persimmon	#118 Persimmon	8
119 Elm (American)	#119 Elm (American)	8
120 Persimmon	#120 Persimmon	5
121 Tree	#121 Tree	18 Dead
122 Green Ash	#122 Green Ash	19
123 Black Locust	#123 Black Locust	14
124 Elm (American)	#124 Elm (American)	12
125 Black Locust	#125 Black Locust	9
126 Boxelder	#126 Boxelder	12
127 Ash	#127 Ash	13
128 Persimmon	#128 Persimmon	11
129 Cherry (Black)	#129 Cherry (Black)	6
130 Maple (Silver)	#130 Maple (Silver)	8
131 Elm (American)	#131 Elm (American)	8
132 Elm	#132 Elm	8
133 Ash	#133 Ash	6
134 Maple (Silver)	#134 Maple (Silver)	9
135 Sassafras	#135 Sassafras	9
136 Honeylocust	#136 Honeylocust	22

137 Elm (American)	#137 Elm (American)	6
138 Elm (American)	#138 Elm (American)	8
139 Elm (American)	#139 Elm (American)	8
140 Maple (Silver)	#140 Maple (Silver)	9
141 Boxelder	#141 Boxelder	9
142 Mulberry	#142 Mulberry	14
143 Tree	#143 Tree	10 Dead
144 Hackberry	#144 Hackberry	6
145 Hackberry	#145 Hackberry	11
146 Elm (American)	#146 Elm (American)	14
147 Hackberry	#147 Hackberry	12
148 Cherry (Black)	#148 Cherry (Black)	8
149 Tree	#149 Tree	23 Dead
150 Elm	#150 Elm	8
151 Maple	#151 Maple	9
152 Maple (Silver)	#152 Maple (Silver)	17
153 Elm (American)	#153 Elm (American)	6
154 Maple (Silver)	#154 Maple (Silver)	33
155 Maple (Silver)	#155 Maple (Silver)	10
156 Elm	#156 Elm	1
157 Elm (American)	#157 Elm (American)	5
158 Hackberry	#158 Hackberry	17
159 Hackberry	#159 Hackberry	12
160 Hackberry	#160 Hackberry	7
161 Tree	#161 Tree	13 Dead
162 Hackberry	#162 Hackberry	8
163 Oak	#163 Oak	17
164 Hackberry	#164 Hackberry	7
165 Tree	#165 Tree	7 Dead
166 Hackberry	#166 Hackberry	9
167 Tree	#167 Tree	9 Dead
168 Elm (American)	#168 Elm (American)	16
169 Sassafras	#169 Sassafras	13
170 Tree	#170 Tree	25 Dead
171 Cottonwood	#171 Cottonwood	30
172 Elm (American)	#172 Elm (American)	6
173 Elm (American)	#173 Elm (American)	9
174 Cherry (Black)	#174 Cherry (Black)	16
175 Elm (American)	#175 Elm (American)	8
176 Sassafras	#176 Sassafras	8
177 Boxelder	#177 Boxelder	11
178 Cherry (Black)	#178 Cherry (Black)	10
179 Elm (American)	#179 Elm (American)	9
180 Tree	#180 Tree	17 Dead
181 Shagbark Hickory	#181 Shagbark Hickory	13
182 Oak	#182 Oak	19
183 Boxelder	#183 Boxelder	9

184 Elm (American)	#184 Elm (American)	10
185 Shagbark Hickory	#185 Shagbark Hickory	13
186 Hackberry	#186 Hackberry	17
187 Cherry (Black)	#187 Cherry (Black)	16
188 Tree	#188 Tree	8 Dead
189 Elm (American)	#189 Elm (American)	14
190 Sassafras	#190 Sassafras	6
191 Persimmon	#191 Persimmon	11
192 Cherry (Black)	#192 Cherry (Black)	13
193 Cedar	#193 Cedar	10
194 Persimmon	#194 Persimmon	11
195 Cherry (Black)	#195 Cherry (Black)	21
196 Sassafras	#196 Sassafras	6
197 Cherry (Black)	#197 Cherry (Black)	21
198 Persimmon	#198 Persimmon	0
199 Tree	#199 Tree	20 Dead
200 Elm (American)	#200 Elm (American)	8
201 Hackberry	#201 Hackberry	19
202 Hackberry	#202 Hackberry	10
203 Hackberry	#203 Hackberry	9
204 Hackberry	#204 Hackberry	17
205 Sassafras	#205 Sassafras	8
206 Oak	#206 Oak	31
207 Oak	#207 Oak	17 Dead
208 Red Oak	#208 Red Oak	21
209 Boxelder	#209 Boxelder	5
210 Oak	#210 Oak	11
211 Sassafras	#211 Sassafras	0
212 Oak	#212 Oak	27
213 Sassafras	#213 Sassafras	5
214 Red Oak	#214 Red Oak	11
215 Red Oak	#215 Red Oak	22
216 Hickory	#216 Hickory	11
217 Hickory	#217 Hickory	11
218 Ash	#218 Ash	13
219 Oak	#219 Oak	14
220 Oak	#220 Oak	17
221 Oak	#221 Oak	14
222 Elm (American)	#222 Elm (American)	7
223 Persimmon	#223 Persimmon	7
224 Oak	#224 Oak	14
225 Oak	#225 Oak	19
226 Oak	#226 Oak	19
227 Persimmon	#227 Persimmon	6
228 Oak	#228 Oak	7 Dead
229 Boxelder	#229 Boxelder	7
230 White Oak	#230 White Oak	20

231 Hickory	#231 Hickory	11
232 Oak	#232 Oak	10
233 Oak	#233 Oak	22
234 Oak	#234 Oak	21 Dead
235 Sassafras	#235 Sassafras	5
236 Hickory	#236 Hickory	11
237 Hickory	#237 Hickory	5
238 Ash	#238 Ash	11
239 Tree	#239 Tree	22 Dead
240 Ash	#240 Ash	7
241 Hickory	#241 Hickory	7
242 Boxelder	#242 Boxelder	8
243 Boxelder	#243 Boxelder	9
244 Boxelder	#244 Boxelder	5
245 Hickory	#245 Hickory	7
246 Boxelder	#246 Boxelder	8
247 Red Oak	#247 Red Oak	11
248 Boxelder	#248 Boxelder	7
249 Hickory	#249 Hickory	19
250 Ash	#250 Ash	16
251 Boxelder	#251 Boxelder	7
252 Boxelder	#252 Boxelder	11
253 Hickory	#253 Hickory	6
254 Elm (American)	#254 Elm (American)	15
255 Boxelder	#255 Boxelder	7
256 Sassafras	#256 Sassafras	5
257 Boxelder	#257 Boxelder	11
258 Boxelder	#258 Boxelder	8
259 Boxelder	#259 Boxelder	8
260 Hickory	#260 Hickory	5
261 Hickory	#261 Hickory	5
262 Boxelder	#262 Boxelder	10
263 Red Oak	#263 Red Oak	18
264 Boxelder	#264 Boxelder	11
265 Boxelder	#265 Boxelder	17
266 Boxelder	#266 Boxelder	10
267 Hickory	#267 Hickory	11
268 Elm	#268 Elm	8
269 Hickory	#269 Hickory	11
270 Oak	#270 Oak	21
271 Oak	#271 Oak	18
272 Hickory	#272 Hickory	10
273 Oak	#273 Oak	13
274 Oak	#274 Oak	15
275 Elm (American)	#275 Elm (American)	7
276 Black Locust	#276 Black Locust	5
277 Boxelder	#277 Boxelder	10

278 Maple (Silver)	#278 Maple (Silver)	34
279 Elm (American)	#279 Elm (American)	6
280 Elm (American)	#280 Elm (American)	13
281 Elm (American)	#281 Elm (American)	12
282 Elm	#282 Elm	8
283 Maple	#283 Maple	31
284 Elm (American)	#284 Elm (American)	23
285 Elm (American)	#285 Elm (American)	8
286 Elm	#286 Elm	6
287 Elm (American)	#287 Elm (American)	11
288 Elm (American)	#288 Elm (American)	6
289 Elm (American)	#289 Elm (American)	6
290 Hackberry	#290 Hackberry	13
291 Elm	#291 Elm	8 Dead
292 Hackberry	#292 Hackberry	8
293 Hackberry	#293 Hackberry	8
294 Elm (American)	#294 Elm (American)	26
295 Elm (American)	#295 Elm (American)	9
296 Elm (American)	#296 Elm (American)	6
297 Elm (American)	#297 Elm (American)	9
298 Ash	#298 Ash	22
299 Elm (American)	#299 Elm (American)	7
300 Maple	#300 Maple	10
301 Maple	#301 Maple	7
302 Elm	#302 Elm	8
303 Cottonwood	#303 Cottonwood	40
304 Boxelder	#304 Boxelder	10
305 Oak	#305 Oak	14
306 Elm (American)	#306 Elm (American)	9
307 Elm (American)	#307 Elm (American)	9
308 Maple (Silver)	#308 Maple (Silver)	19
309 Elm (American)	#309 Elm (American)	11
310 Elm (American)	#310 Elm (American)	12
311 Elm (American)	#311 Elm (American)	6
312 Cottonwood	#312 Cottonwood	41
313 Elm (American)	#313 Elm (American)	8
314 Elm (American)	#314 Elm (American)	7
315 Maple (Silver)	#315 Maple (Silver)	23
316 Elm (American)	#316 Elm (American)	11
317 Maple (Silver)	#317 Maple (Silver)	22
318 Elm (American)	#318 Elm (American)	5
319 Elm (American)	#319 Elm (American)	8 Dead
320 Elm (American)	#320 Elm (American)	5
321 Elm (American)	#321 Elm (American)	8
322 Maple (Silver)	#322 Maple (Silver)	35
323 Elm (American)	#323 Elm (American)	6 Dead
324 Elm (American)	#324 Elm (American)	6

325 Elm (American)	#325 Elm (American)	7 Dead
326 Elm (American)	#326 Elm (American)	7
327 Maple	#327 Maple	10
328 Elm (American)	#328 Elm (American)	8
329 Ash	#329 Ash	16
330 Ash	#330 Ash	16
331 Ash	#331 Ash	7
332 Ash	#332 Ash	13
333 Hickory	#333 Hickory	5
334 Cherry (Black)	#334 Cherry (Black)	16
335 Eastern Redcedar	#335 Eastern Redcedar	11
336 Elm (American)	#336 Elm (American)	11
337 Elm (American)	#337 Elm (American)	7
338 Elm (American)	#338 Elm (American)	8
339 Elm (American)	#339 Elm (American)	8
340 Eastern Redcedar	#340 Eastern Redcedar	9
341 Ash	#341 Ash	11
342 Boxelder	#342 Boxelder	13
343 Boxelder	#343 Boxelder	7
344 Sweetgum	#344 Sweetgum	13
345 Elm (American)	#345 Elm (American)	22
346 Eastern Redcedar	#346 Eastern Redcedar	13
347 Walnut (Black)	#347 Walnut (Black)	18
348 Walnut	#348 Walnut	9
349 Elm (American)	#349 Elm (American)	14
350 Elm (American)	#350 Elm (American)	7
351 Elm (American)	#351 Elm (American)	24
352 Tree	#352 Tree	17 Dead
353 Walnut (Black)	#353 Walnut (Black)	7
354 Persimmon	#354 Persimmon	7
355 Walnut (Black)	#355 Walnut (Black)	8
356 Black Locust	#356 Black Locust	14
357 Persimmon	#357 Persimmon	17
358 Elm (American)	#358 Elm (American)	9
359 Hackberry	#359 Hackberry	18
360 Mulberry	#360 Mulberry	18
361 Boxelder	#361 Boxelder	15
362 Boxelder	#362 Boxelder	9
363 Black Locust	#363 Black Locust	17
364 Boxelder	#364 Boxelder	11
365 Boxelder	#365 Boxelder	7
366 Maple	#366 Maple	9
367 Black Locust	#367 Black Locust	20
368 Walnut (Black)	#368 Walnut (Black)	5
369 Black Locust	#369 Black Locust	14
370 Black Locust	#370 Black Locust	20
371 Maple (Silver)	#371 Maple (Silver)	16

372 Elm (American)	#372 Elm (American)	10
373 Elm (American)	#373 Elm (American)	12
374 Black Locust	#374 Black Locust	12
375 Walnut	#375 Walnut	12
376 Walnut	#376 Walnut	8
377 Black Locust	#377 Black Locust	16
378 Black Locust	#378 Black Locust	13
379 Hackberry	#379 Hackberry	0
380 Hackberry	#380 Hackberry	10
381 Eastern Redcedar	#381 Eastern Redcedar	14
382 Maple (Silver)	#382 Maple (Silver)	36
383 Maple (Silver)	#383 Maple (Silver)	38
384 Maple (Silver)	#384 Maple (Silver)	22
385 Eastern Redcedar	#385 Eastern Redcedar	9
386 Elm	#386 Elm	6
387 Eastern Redcedar	#387 Eastern Redcedar	10
388 Eastern Redcedar	#388 Eastern Redcedar	7
389 Eastern Redcedar	#389 Eastern Redcedar	9
390 Eastern Redcedar	#390 Eastern Redcedar	7
391 Eastern Redcedar	#391 Eastern Redcedar	8
392 Spruce	#392 Spruce	16 Dead
393 Persimmon	#393 Persimmon	13
394 Persimmon	#394 Persimmon	12
395 Eastern Redcedar	#395 Eastern Redcedar	12
396 Eastern Redcedar	#396 Eastern Redcedar	6
397 Eastern Redcedar	#397 Eastern Redcedar	11
398 Eastern Redcedar	#398 Eastern Redcedar	7
399 Eastern Redcedar	#399 Eastern Redcedar	12
400 Eastern Redcedar	#400 Eastern Redcedar	8
401 Eastern Redcedar	#401 Eastern Redcedar	8
402 Eastern Redcedar	#402 Eastern Redcedar	16
403 Boxelder	#403 Boxelder	8
404 Hackberry	#404 Hackberry	7
405 Walnut (Black)	#405 Walnut (Black)	25
406 Boxelder	#406 Boxelder	7
407 Boxelder	#407 Boxelder	9
408 Elm	#408 Elm	6
409 Hackberry	#409 Hackberry	14
410 Elm (American)	#410 Elm (American)	9
411 Elm (American)	#411 Elm (American)	11
412 Boxelder	#412 Boxelder	6
413 Elm (American)	#413 Elm (American)	7
414 Elm (American)	#414 Elm (American)	8
415 Tree	#415 Tree	21 Dead
416 Elm (American)	#416 Elm (American)	11
417 Elm (American)	#417 Elm (American)	8
418 Elm	#418 Elm	15