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RE: TREE CONSERVATION REPORT FOR 1642 MERIVALE ROAD, OTTAWA

This report details a pre-construction Tree Conservation Report (TCR) for the above-noted property in Ottawa. The need for this TCR is related to the proposed redevelopment of the subject property. Such reports are required for all plans of subdivision and site plan control applications where a tree of 10 centimetres in diameter or greater is present on the subject property. The approval of this TCR by the City of Ottawa and the issuing of a permit by them authorize the removal of approved trees. **Importantly, although this report may be used to support the application for a city tree removal permit, it does not by itself constitute permission to remove trees or begin site clearing activities. No such work should occur before a tree removal permit is issued by the City of Ottawa. In particular, permission to remove city owned trees adjacent to the subject properties will be required before a tree removal permit is issued.**

The inventory in this report details the assessment of all individual trees on the subject, neighbouring private and adjacent City of Ottawa property. Field work for this report was completed in February of 2020.

For the most part the trees on the site are large growing introduced species located in raised planting beds within the parking lot which surrounds Merivale Mall, a commercial plaza. Most are not faring well due to the restricted nature of their planting locations. Essentially they are running out of available soil volume as they go in size. In many cases trees are dying back as result of this stress. Ultimately this will greatly reduce their longevity.

TREE SPECIES, CONDITION, SIZE AND STATUS

Table 1 on pages 2, 3 and 4 details the species, condition, size (diameter) and status of the individual trees on the subject and nearby City of Ottawa property. Each of these trees is referenced by the numbers plotted on the accompanying tree conservation plans prepared by Fotenn.

Pictures 1 through 4 on pages 6, 7 and 8 of this report show selected trees on and adjacent to the subject property.

Table 1. Species, condition, diameter, ownership and status of trees at 1642 Merivale Road.

Tree No.	Tree Species	Condition (VP→E)	DBH[1] (cm)	Owner -ship	Age Class, Tree Condition Notes & **Preservation Status** (to be removed or preserved and protected)
1	Little-leaf linden *(Tilia cordata)*	Fair	14	Private	Maturing; central stem with competing laterals; divergent form (possibly due to snow piling); t-bars still present; introduced species; **to be removed** (conflicts with proposed construction)
2	Norway maple *(Acer platanoides)*	Poor	19	Private	Maturing; stunted and dying back due to restricted rooting zone; introduced invasive species; **to be removed** (conflicts with proposed construction)
3	Little-leaf linden	Good	12	Private	Maturing; basal sprouting; **to be removed** (conflicts with proposed construction)
4	Little-leaf linden	Good	10	Private	Maturing; basal sprouting; **to be removed** (conflicts with proposed construction)
5	Little-leaf linden	Fair	22	Private	Maturing; poor growth increment; dense crown; divergent towards east; **to be preserved and protected**
6	Little-leaf linden	Very poor	19	Private	Maturing; in advanced decline; major trunk wound; **to be preserved and protected**
7	Little-leaf linden	Good	20	Private	Maturing; upright form; central dominant stem; dense crown; poor increment; **to be preserved and protected**
8	Little-leaf linden	Poor	21	Private	Maturing; advanced dieback; bark splitting; **to be preserved and protected**
9	Norway maple	Fair	22	Private	Maturing; stunted, poor increment due to restricted rooting zone; **to be preserved and protected**
10	Little-leaf linden	Poor	21	Private	Maturing; in decline; thin crown; **to be preserved and protected**
11	Little-leaf linden	Fair	20	Private	Mature; upright form; central stem; moderate crown density; **to be preserved and protected**
12	Little-leaf linden	Poor	22	Private	Maturing; in decline; thin crown; **to be preserved and protected**

Table 1. Con't

Tree No.	Tree Species	Condition (VP→E)	DBH[1] (cm)	Owner -ship	Age Class, Tree Condition Notes & **Preservation Status** (to be removed or preserved and protected)
13	Little-leaf linden	Fair	21 & 25	Private	Maturing; double stemmed from 0.3m; central stem with major competing lateral; **to be preserved and protected**
14	Little-leaf linden	Fair	20	Private	Maturing; upright broad crown; poor increment; **to be preserved and protected**
15	Norway maple	Fair	15	Private	Maturing; central dominant but divergent stem; poor increment; restricted rooting zone; **to be preserved and protected**
16	Little-leaf linden	Fair	17	Private	Maturing; central stem with competing lateral at 1.15m on west; poor increment; **to be preserved and protected**
17	Little-leaf linden	Fair	17	Private	Maturing; upright form; stunted - poor increment; **to be preserved and protected**
18	Little-leaf linden	Fair	21	Private	Maturing; upright form; dieback at apex; poor increment; **to be preserved and protected**
19	Little-leaf linden	Fair	19	Private	Maturing; central stem with competing laterals; dense crown; poor increment; **to be preserved and protected**
20	Little-leaf linden	Fair	19	Private	Maturing; central stem; dieback at apex; poor increment; **to be preserved and protected**
21	Crab apple *(Malus* spp.*)*	Fair	14	Private	Maturing; broad, dense crown; heavy basal sprouting; **to be preserved and protected**
22	Sugar maple *(Acer saccharum)*	Fair	11	City	Maturing; dieback throughout crown; salt spray damage; **to be preserved and protected**
23	Sugar maple	Fair	14	City	Maturing; asymmetric crown; **to be preserved and protected**
24	Sugar maple	Good	22	City	Maturing; multiple leaders at 1.5m; central stem with competing laterals; early hydro pruning; **to be preserved and protected**

Table 1. Con't

Tree No.	Tree Species	Condition (VP→E)	DBH[1] (cm)	Owner -ship	Age Class, Tree Condition Notes & **Preservation Status** (to be removed or preserved and protected)
25	Crab apple	Good	14	City	Maturing; broad, dense crown; **to be preserved and protected**
26	Crab apple	Good	16	Shared	Maturing; upright, dense crown; **to be preserved and protected**
27	Crab apple	Good	14	Shared	Maturing; broad, dense crown; **to be preserved and protected**
28	Honey-locust *(Gleditsia triacanthos)*	Good	20	Shared	Maturing; upright – possibly 'Skyline' variety; good increment; **to be preserved and protected**
29	Honey-locust	Good	22	Private	Maturing; upright – possibly 'Skyline' variety; good increment; **to be preserved and protected**
30	Honey-locust	Good	16	Private	Maturing; upright – possibly 'Skyline' variety; good increment; **to be preserved and protected**
31	Honey-locust	Fair	15	Private	Maturing; upright – possibly 'Skyline' variety; salt spray damage to lower crown; **to be preserved and protected**
32	Honey-locust	Good	22	Private	Maturing; upright – possibly 'Skyline' variety; good increment; **to be preserved and protected**
33	Little-leaf linden	Fair	52	Private	Mature; growth form divergent towards northeast; symmetric, dense crown; **to be preserved and protected**
34	Honey-locust	Fair	49	Private	Mature; major deadwood present; restricted rooting zone; symmetric crown; **to be preserved and protected**
35	Little-leaf linden	Fair	31	Private	Mature; very asymmetric crown due to tree #36; **to be preserved and protected**
36	Little-leaf linden	Good	48	Private	Mature; dominant central stem with multiple competing laterals; **to be preserved and protected**

Table 1. Con't

Tree No.	Tree Species	Condition (VP→E)	DBH[1] (cm)	Owner -ship	Age Class, Tree Condition Notes & **Preservation Status** (to be removed or preserved and protected)
37	Little-leaf linden	Fair	31	Private	Mature; asymmetric due to proximity to building; major trunk wound grade to 1.75m; minor basal sprouting; **to be preserved and protected**
38	Little-leaf linden	Fair	27	Private	Maturing; stunted and dying back due to restricted rooting zone; poor increment; **to be preserved and protected**

[1]Diameter at breast height, or 1.4m from grade

TREE PRESERVATION AND PROTECTION MEASURES

Preservation and protection measures intended to mitigate damage during construction will be applied for the trees to be retained on and adjacent to the subject property. The following measures are the minimum required by the City of Ottawa to ensure tree survival during and following construction:

1. Erect a fence at the critical root zone (CRZ[1]) of trees;
2. Do not place any material or equipment within the CRZ of the tree;
3. Do not attach any signs, notices or posters to any tree;
4. Do not raise or lower the existing grade within the CRZ without approval;
5. Tunnel or bore when digging within the CRZ of a tree;
6. Do not damage the root system, trunk or branches of any tree;
7. Ensure that exhaust fumes from all equipment are NOT directed towards any tree's canopy.

[1] The critical root zone (CRZ) is established as being 10 centimetres from the trunk of a tree for every centimetre of trunk Diameter at breast height (DBH). The CRZ is calculated as DBH x 10 cm.

This report is subject to the attached Limitations of Tree Assessments to which the reader's attention is directed. Please do not hesitate to contact the undersigned with any questions concerning this report.

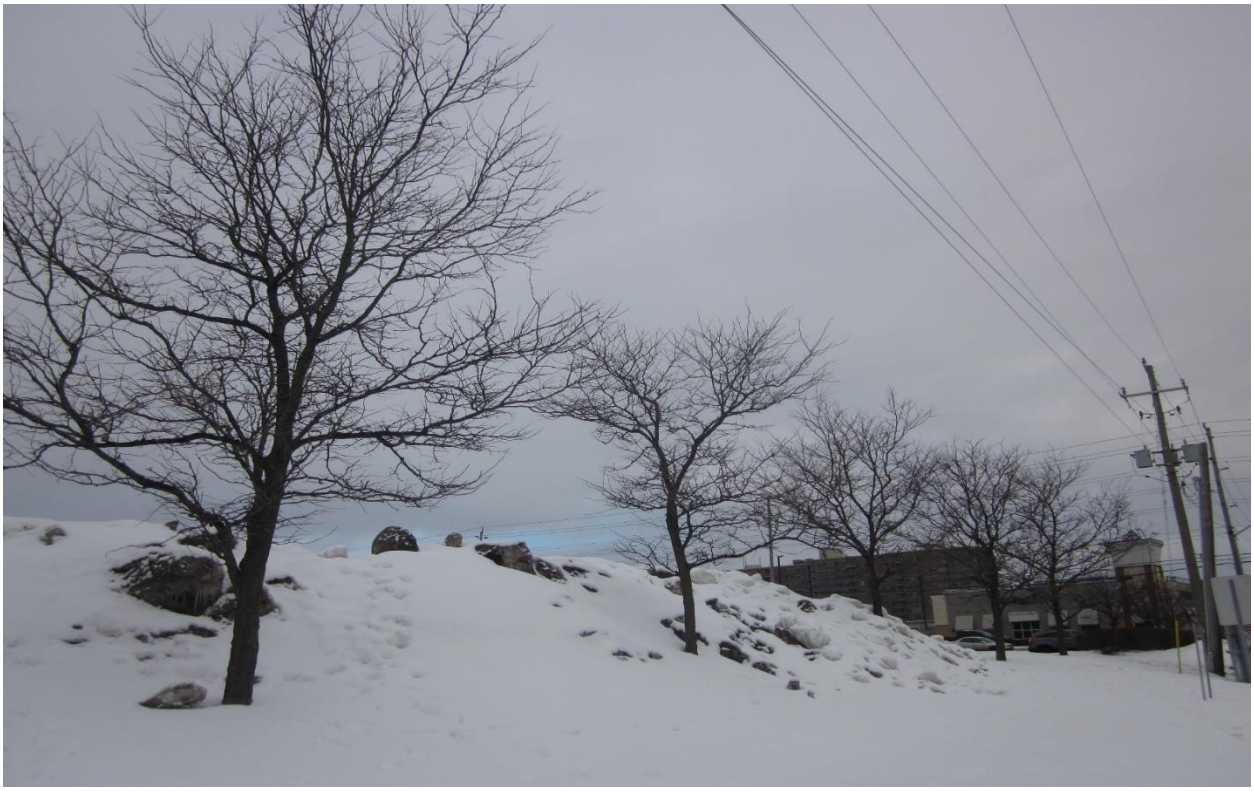
Yours,

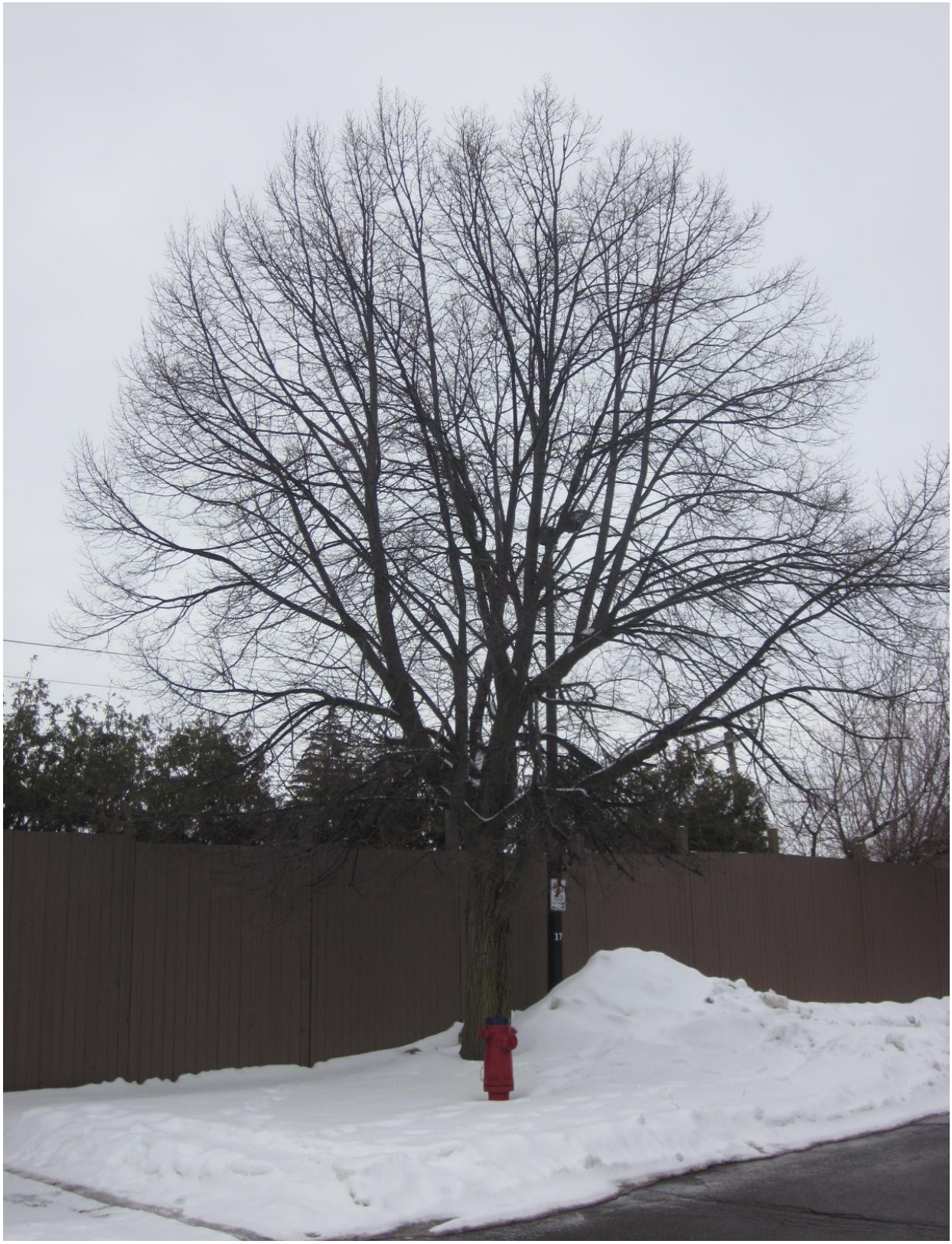
Andrew K. Boyd, B.Sc.F, R.P.F. (#1828)
Certified Arborist #ON-0496A and TRAQualified

IFS ASSOCIATES

Picture 1. Tree #15 – Norway maple located at 1642 Merivale Road

Picture 2. Trees #16-18 – line of little-leaf linden trees located at 1642 Merivale Road


Picture 3. Trees #28-32 - line of honey locust trees located at 1642 Merivale Road.



Picture 4. Tree #33 – little-leaf linden located at 1642 Merivale Road

LIMITATIONS OF TREE ASSESSMENTS

It is the policy of *IFS Associates Inc.* to attach the following clause regarding limitations. We do this to ensure that our clients are clearly aware of what is technically and professionally realistic in assessing trees for retention.

The information contained in this report covers only the tree(s) in question and no others. It reflects the condition of the assessed tree(s) at the time of inspection and was limited to a visual examination of the accessible portions only. *IFS Associates Inc.* has prepared this report in a manner consistent with that level of care and skill ordinarily exercised by members of the forestry and arboricultural professions, subject to the time limits and physical constraints applicable to this report. The assessment of the tree(s) presented in this report has been made using accepted arboricultural techniques. These include a visual examination of the above-ground portions of each tree for structural defects, scars, cracks, cavities, external indications of decay such as fungal fruiting bodies, evidence of insect infestations, discoloured foliage, the condition of any visible root structures, the degree and direction of lean (if any), the general condition of the tree(s) and the surrounding site, and the proximity of property and people. Except where specifically noted in the report, the tree(s) examined were not dissected, cored, probed or climbed to gain further evidence of their structural condition. Also, unless otherwise noted, no detailed root collar examinations involving excavation were undertaken.

While reasonable efforts have been made to ensure that the tree(s) recommended for retention are healthy, no warranty or guarantee, expressed or implied, are offered that these trees, or any parts of them, will remain standing. This includes other trees on the property not examined as part of this assignment. It is both professionally and practically impossible to predict with absolute certainty the behaviour of any single tree or groups of trees or their component parts in all circumstances. Inevitably, a standing tree will always pose some risk. Most trees have the potential for failure in the event of adverse weather conditions, and this risk can only be eliminated through tree removal.

Notwithstanding the recommendations and conclusions made in this report, it must be realized that trees are living organisms, and their health and vigour constantly change over time. They are not immune to changes in site conditions, or seasonal variations in the weather. It is a condition of this report that *IFS Associates Inc.* be notified of any changes in tree condition and be provided an opportunity to review or revise the recommendations within this report. Recognition of changes to a tree's condition requires experience and so it is recommended that *IFS Associates Inc.* be employed to re-inspect the tree(s) with sufficient frequency to detect if conditions have changed significantly.

No responsibility is assumed for matters legal in character. Statements made to *IFS Associates Inc.* in regards to the condition or history of the tree(s) are assumed to be correct. Any and all property is assessed or evaluated as though free and clear, under responsible ownership and competent management. It is assumed that any property is not in violation of any applicable codes, ordinances, statues or other government regulations.

Neither the author of this report nor anyone else in association with *IFS Associates Inc.* shall be required to give testimony or attend court by reason of this report unless contractual arrangements are made, including payment of an additional fee for such services as described in the fee schedule and contact of engagement, or as previously accepted.

The information, recommendations and opinions expressed in this report are for the sole benefit of the client(s) named above. Possession of this report or a copy thereof does not imply right of publication or use for any purpose by any other than the person to whom it is addressed, without the prior expressly written consent of the author. Unless otherwise required by law, neither all or any part of the contents of this report, nor copy thereof, shall be conveyed by anyone, including the client, to the public through advertising, public relations, news, sales or other media, without the prior expressly written consent of the author, and especially as to value conclusions, identity of the author, or any reference to any professional society or institute or to any initialed designation conferred upon the author as stated in his qualifications.

This report and any values expressed herein represent the opinion of the author; His fee is in no way contingent upon the reporting of a specified value, a stipulated result, the occurrence of a subsequent event, nor upon any finding to be reported.

Details obtained from photographs, sketches, etc., are intended as visual aids and are not to scale. They should not be construed as engineering reports or surveys.

Although every effort has been made to ensure that this assessment is reasonably accurate, the tree(s) should be reassessed at least annually. The assessment presented in this report is valid at the time of the inspection only.

Lastly, loss or alteration of any part of this report invalidates the entire report.