



TREE CONSERVATION REPORT

5580 Manotick Main Street

Tree Conservation Report submitted as Partial
Requirements for a Site Plan Control Application.

Dendron Forestry Services

February 3, 2025



Tree Conservation Report v2.0

Submitted as part of Site Plan Control Application

Address: 5580 Manotick Main street
Date of Report: February 3, 2025
Date of Site Visit: April 17, 2024
Prepared by: Kevin Myers, ISA Certified Arborist; kevin.myers@dendronforestry.ca
Client: Dr. Alykhan Abdulla; kingsway@doctor.com

This Report must be read in its entirety, including the Assumptions and Limiting Conditions.

Purpose of the Report

This Preliminary Tree Conservation Report has been prepared for Dr. Alykhan Abdulla from The Kingsway Health Center as partial requirements for the Site Plan Control Application submitted to the City of Ottawa. The objectives of this Tree Conservation Report are:

- To describe all trees with diameters over 10 cm on the site, recording their species, size, and current health condition. This includes trees on adjacent private property 10 cm or greater in diameter, with critical root zones that extend onto the subject property. It also includes city trees of all sizes that will be impacted by the proposed development.
- To evaluate the impact to the trees from the proposed development and recommend removal or retention based on the provided plans
- To provide recommendations on how to mitigate damage to retained trees during construction

Update for version 2.0: This report updates the previous version, dated April 26, 2024, with a new site and grading plan provided by the client. Recommendations around tree protected and retention have changed as a result of this update.

Methodology

The following materials were reviewed as part of this report:

- Grading plan by LRL Engineering, dated January 17, 2025
- Site Plan by Ignite Architecture Inc., dated December 12, 2024
- Survey by McIntosh Perry Surveying Inc., dated December 20, 2022
- GeOttawa tree inventory layer and aerial photography
- Google© Street View imagery – various years

A site visit was conducted to collect the following information from each tree classified as protected under the City of Ottawa's Tree Protection By-law No. 2020-340:

- Diameter at breast height (1.3 m from grade)
- Species
- Tree health



Existing Site Conditions

The site is currently occupied by a two-storey building fronting onto Manotick Main street, and several outbuildings and structures in the large rear yard that is heavily treed. The outbuildings look like they have not been maintained for a long time, and the yard is becoming overgrown with tree seedlings and other vegetation.

Appendix A is an inventory of all trees that are protected under City of Ottawa Tree Protection By-law (2020-340) on the site. This includes private trees with a diameter at breast height (DBH) of 10 cm or greater, and city-owned trees of all sizes. It also includes trees with a DBH of 10 cm or greater on adjacent properties whose Critical Root Zone (CRZ) extend into the subject area. The CRZ is an area around the trunk with a radius equivalent to 10 times the diameter of the trunk. This does not take into account infrastructure such as buildings and asphalt and it assumes the tree has no restrictions on root growth.

Proposed Development and Conserved Vegetation

Many of the trees around the periphery of the property are black locust (*Robinia pseudoacacia*) and Norway maple (*Acer platanoides*), both of which have invasive tendencies in Ontario. Many of the saplings sprouting in the rear yard are of these species.

Due to the proposed grade changes, tree retention within the bounds of the subject property will be impossible. **Tree 9** is growing within and around an existing shed and is not a valid candidate for retention. In the previous version, **Tree 10** was recommended for removal. While the current plans indicate a potential for retention, the tree is not in good condition, and the amount of site works around its base to demolish the existing walkway and house will likely severely stress the tree, causing further and more rapid decline. What is more, the tree is currently growing on a raised piece of ground – this may interfere with the proposed drainage and grading.

Opportunities may exist to protect **Trees 4 and 5**, but this would require further details about on-site construction methods and in-situ mitigations, including root cutting and sensitive removal of other trees. The trees are not in excellent condition as they are currently suppressed by larger adjacent trees.

Trees 11-13 are not in good condition but should be far enough from excavation to be effectively protected. All roots along the line of excavation on the south property line are to be cleanly severed by hand.



Tree Planting

Native species should be prioritized in landscape planning. Best management practices recommend 30m³ of soil per tree planted, and while this may not be possible, maximizing soil volume per tree is highly recommended. Raised curb-style planters are recommended for hard surface plantings, and underplanting trees with shrubs can provide tree trunks with protection and nutrients.

Wildlife Impact

Given current site conditions, it is unexpected this development will impact wildlife. One skunk was seen during the site visit – this animal is to be removed humanely by trained personnel.

Tree Clearing and Migratory Birds

Following the guidelines under the *Migratory Birds Convention Act*, 1994, removal of vegetation should be avoided during the nesting periods for migratory birds which extends from April 15 to as late as August 15th. If tree removal is required during this period, a nesting survey should be completed by a biologist within 5 days of tree removal to confirm that no nests are present.

The undersigned personally inspected the property and issues associated with this report on November 10, 2023. On Behalf of Dendron Forestry Services,

Kevin Myers, MFC, RPF
ISA Certified Arborist®, ON-2907A
kevin.myers@dendronforestry.ca
(514) 726-8531



Appendix A: Tree Information Table

Tree ¹	Species	DBH (cm)	Ownership ²	Tree Condition	Action	Forester recommendation
1	Bur oak (<i>Quercus macrocarpa</i>)	51	City	Fair: pruned around wires – asymmetrical crown – pruning wounds with decay – epicormic shoots	Remove	Remove – in line with proposed entryway.
2 ⁴	Norway maple (<i>Acer platanoides</i>)	8	City	Good/Fair: leaning to road for sunlight	Remove	Remove – in line with proposed entryway.
3 ⁴	Norway maple (<i>Acer platanoides</i>)	7, 5, 6, 8	City	Fair/Poor: stems are sprouts from old stump; leaning heavily; growing under wires	Remove	Remove due to health status.
4	Black locust (<i>Robinia pseudoacacia</i>)	38	Boundary – 5576 Manotick Main	Fair: poor growing location; crowded	Remove	Remove – opportunities to retain may be explored during site works.
5	Norway maple (<i>Acer platanoides</i>)	17	Boundary – 5576 Manotick Main	Fair: young and vigorous; poor growing location; suppressed by larger trees	Remove	Remove – opportunities to retain may be explored during site works.
6	Norway maple (<i>Acer platanoides</i>)	23	Boundary – 5576 Manotick Main	Fair: young and vigorous; poor growing location; suppressed by larger trees	Remove	Remove due to grade changes to install parking.
7	Black locust (<i>Robinia pseudoacacia</i>)	54	Boundary – 5576 Manotick Main	Fair: codominant stems @1.5m – included bark at union; dead branches; poor growing location	Remove	Remove due to grade changes to install parking.
8	Norway maple (<i>Acer platanoides</i>)	16	Boundary – 5576 Manotick Main	Fair: young and vigorous; poor growing location; suppressed by larger trees	Remove	Remove due to grade changes to install parking.
9 ⁴	Norway maple (<i>Acer platanoides</i>)	24	Subject property	Poor: growing around roof of shed	Remove	Remove due to growing conditions and site works.
10 ⁴	Norway maple (<i>Acer platanoides</i>)	55	Subject property	Poor/Fair: canker in canopy; slight lean to west; poor form at base; large dead branch	Remove	Remove due to health status and grading requirements.
11	Black locust (<i>Robinia pseudoacacia</i>)	25	Adjacent – 5582 Manotick main	Fair/Poor: grade raised around base; wound – possibly canker	Retain	Retain - approximately 1.5m from excavation – any roots encountered are to be cleanly severed along the line of excavation.
12	Black locust (<i>Robinia pseudoacacia</i>)	35	Adjacent – 5582 Manotick main	Fair/Good: dead branches in canopy; pruning wounds	Retain	Retain - approximately 1.2m from excavation – any roots encountered are to be cleanly severed along the line of excavation.
13	Black locust (<i>Robinia pseudoacacia</i>)	30, 18 (estimate)	Adjacent – 5582 Manotick main	Fair/Poor: many dead branches; possible canker on trunk	Retain	Retain - approximately 2.4m from excavation – any roots encountered are to be cleanly severed along the line of excavation.
14	Catalpa (<i>Catalpa speciosa</i>)	16	Subject property	Fair: lean and asymmetrical crown to south; broken branches	Remove	Remove – within excavation area



15	Manitoba maple (<i>Acer negundo</i>)	20 (estimate)	Adjacent – 1160 Beaverwood	Fair/Poor: heavy lean south; growing into Tree 16; sprouts at base; growing on slope	Retain	Retain. No action required.
16	Black locust (<i>Robinia pseudoacacia</i>)	40, 30 (estimate)	Adjacent – 1160 Beaverwood	Poor: very little live canopy remaining; lean to south	Retain	Retain. No action required.
17	Black locust (<i>Robinia pseudoacacia</i>)	45 (estimate)	Adjacent – 1160 Beaverwood	Fair/Poor: very little live canopy remaining	Remove	Remove due to health status and proximity of excavation. Permission required from neighbor for removal.
18	Manitoba maple (<i>Acer negundo</i>)	40 (estimate)	Adjacent – 1160 Beaverwood	Fair: heavy lean northwest; vigorous growth	Remove	Remove due to proximity of excavation. Permission required from neighbor for removal.
19	Bur oak (<i>Quercus macrocarpa</i>)	65	Subject property	Good/Fair: some crossing branches; branch stubs from pruning with epicormic shoots	Remove	Remove – in line with proposed parking.
20	Manitoba maple (<i>Acer negundo</i>)	85	Boundary – 5576 Manotick Main	Poor: decay and fungal bodies at base; lean to northwest; woodpecker activity in canopy	Retain	Remove – in line with proposed parking.
21	Manitoba maple (<i>Acer negundo</i>)	27	Boundary – 5576 Manotick Main	Poor: top has been removed – only sprouts remain as canopy	Remove	Remove due to grade changes to install parking.
22	Black locust (<i>Robinia pseudoacacia</i>)	53	Boundary – 5576 Manotick Main	Poor: Very little live canopy	Remove	Remove due to grade changes to install parking.
23	Black locust (<i>Robinia pseudoacacia</i>)	43	Boundary – 5576 Manotick Main	Poor: large wound on trunk – decay present	Remove	Remove due to grade changes to install parking.
24	Manitoba maple (<i>Acer negundo</i>)	24	Boundary – 5576 Manotick Main	Poor: crack in trunk; lean to northeast	Remove	Remove due to grade changes to install parking.
25	Norway maple (<i>Acer platanoides</i>)	66, 43	Subject property	Poor: canker on smaller stem; decay at main union – 10cm deep hole – small crack from this hole to base; large branch stub	Remove	Remove due to health status and impacts from construction – in line with proposed parking.
G1	Norway and Manitoba maples (<i>A. negundo</i> & <i>A. platanoides</i>)	12 stems 8-29cm	Adjacent – 1160 Beaverwood	Fair: young trees, mostly vigorous; growing on slope, shaded	Retain	Retain to provide canopy coverage after construction. Grade changes not to occur past property line.

¹ Please refer to the enclosed Tree Conservation Report map for tree numbers. Note that this map includes a tree layer added to the site plan (in pdf format) provided by the client. This layer includes only information about the trees and the original site plan is not altered in this process.

²Ownership of the tree in this report is based on the information provided and should not be used as a determination of ownership. For ownership disputes, a survey should be relied on. For boundary trees, consent from the adjacent property owner is required for removal as part of the application.

³Trees on adjacent properties do not include a full assessment. The diameters are estimated, and the health is estimated based on what is visible from the subject property. Trees along the property line may also have limited health assessments if part of the tree is not visible.

⁴The location of these trees was not provided and has been estimated



Appendix B: Photographs



Above: Tree 1 - City oak to be removed.



Left: Tree 10 - private Norway maple to be removed.



Trees 4-8 – boundary black locust and Norway maples to be removed.



Right: Tree 14 - private catalpa to be removed. Trees 11-13 visible in background.

Below: (left to right) Tree 15 & 16 – adjacent trees to be retained and 17 & 18 – adjacent trees to be removed.





Tree 19 - private oak to be removed.



Above: view from adjacent commercial area - Group 1 and Tree 20 (far left) along the rear of the property.

Below: base of Tree 20





Above: western corner and northern property line. Tree 19 at left of image and Tree 25 in front of far structure at right.

Below right: Trees 21-23 – boundary trees to be removed.

Below left: main union of Tree 25 with canker beginning and large branch stub.





Appendix C: Assumptions and Limiting Conditions

Intended Use of the Report

This Report was prepared by Dendron Forestry Services (hereafter “Dendron”) at the request of the Client. The results, observations, interpretations, analysis, recommendations, and conclusions contained within this Report are to be used solely for the purposes outlined within this Report. All other uses are impermissible and unintended, unless specifically stated in writing in the Report.

Intended User of the Report

This Report was prepared by Dendron for the exclusive use of the Client and may not be used or relied upon by any other party. All other users are unintended and unauthorized, unless specifically stated in writing in the Report.

Limitations of this Report

This Report is based on the circumstances and on-site conditions as they existed at the time of the site inspection and the information provided by the Client and/or third parties to Dendron. On-site conditions may limit the extent of the on-site inspection(s) conducted by Dendron, including weather events such as rain, flooding, storms, winds, tornados, snowfall, snow cover, hail; obstructions including fencing, dwellings, buildings, sheds, plants, and animals; lack of access to the entire perimeter of the tree due to adjacent properties; the shape of the tree; and accessibility of the tree crown, branches, trunk, or roots for examination.

In the event that information provided by the Client or any third parties, including but not limited to documents, records, site and grading plans, permits, or representations or any site conditions are updated or change following the completion of this Report, this Report is no longer current and valid and cannot be relied upon for the purpose for which it was prepared. Dendron and its agents, assessors, and/or employees are not liable for any damages, injuries, or losses arising from amendments, revisions, or changes to the documents, records, site and grading plans, permits, representations, or other information upon which Dendron relied in preparing this Report.

No assessment of any other trees or plants has been undertaken by Dendron. Dendron and its agents, assessors, and/or employees are not liable for any other trees or plants on or around the subject Property except those expressly identified herein. The results, observations, interpretations, analysis, recommendations, and conclusions contained within this Report apply only to the trees identified herein.

Trees and plants are living organisms and subject to change, damage, and disease, and the results, observations, interpretations, analysis, recommendations, and conclusions as set out in this Report are valid only as at the date any inspections, observations, tests, and analysis took place. No guarantee, warranty, representation, or opinion is offered or made by Dendron as to the length of the validity of the results, observations, interpretations, analysis, recommendations, and conclusions contained within this Report. As a result the Client shall only rely upon this Report as representing the results, observations, interpretations, analysis, recommendations, and conclusions that were made as at the date of such inspections, observations, tests, and analysis. The trees discussed in this Report should be re-assessed periodically and at least within one year of the date of this Report.

No Opinion regarding ownership of the Tree

This Report was not prepared to make a determination as to ownership of the subject tree(s). Where ownership of the subject tree(s) is identified within this Report, said identification is based on the information provided by the Client and third parties, including surveys, permits, and site and grading plans and may not be relied upon as a guarantee, warranty, or representation of ownership.

Assumptions

This Report is based on the circumstances and conditions as they existed at the time of the site inspection and the information provided by the Client and/or third parties to Dendron. Where documents, records, site and grading plans, permits, representations, and any other information was provided to Dendron for the purpose of preparing this Report, Dendron assumed that said information was correct and up-to-date and prepared this Report in reliance on that information. Dendron and its agents, assessors, and/or employees, are not responsible for the veracity or accuracy of such information. Dendron and its agents, assessors, or employees are not liable for any damages, injuries, or losses arising from inaccuracies, errors, and/or omissions in the documents, records, site and grading plans, permits, representations, or other information upon which Dendron relied in preparing this Report.

For the purpose of preparing this Report, Dendron and its agents, assessors, and/or employees assumed that the property which is the subject of this Report is in full compliance with all applicable federal, provincial, municipal, and local statutes, regulations, by-laws, guidelines, and other related laws. Dendron and its agents, assessors, and/or employees are not liable for any issues with respect to non-compliance with any of the above-referenced statutes, regulations, bylaws, guidelines, and laws as it may pertain to or affect the property to which this Report applies.

For the purpose of preparing this Report, Dendron and its agents, assessors, and/or employee assumed that there are no hidden or unapparent conditions affecting the results, observations, interpretations, analysis, recommendations, and conclusions contained within this Report.

No Publication

The Client acknowledges and agrees that all intellectual property rights and title, including without limitation, all copyright in this Report shall remain solely with Dendron Forestry. Possession of this Report, or a copy thereof, does not entitle the Client or any third party to the right of publication or reproduction of the Report for any purpose save and except where Dendron has given its prior written consent.



Neither all nor any part of the contents of this Report shall be disseminated to the public through advertising, public relations, news, sales, the internet or other media (including, without limitation, television, radio, print or electronic media) without the prior written consent of Dendron Forestry.

Implementing the Report Recommendations

Dendron and its agents, assessors, and/or employees accept no responsibility for the implementation of any part of this Report unless specifically requested to provide oversight on the implementation of the recommendations. In the event that inspection or supervision of all or part of the implementation of the within recommendations is requested, that request shall be in writing and the details agreed to in writing by both parties.

Dendron and its agents, assessors, and/or employees are not liable for any damages or injuries arising from the manner in which the recommendations in this Report are implemented, including failure to, incorrect, or negligent implementation of the recommendations.

Further Services

Neither Dendron nor any assessor employed or retained by Dendron for the purpose of preparing or assisting in the preparation of this Report shall be required to provide any further consultation or services to the Client, save and except as already carried out in the preparation of this Report and including, without limitation, to act as an expert witness or witness in any court in any jurisdiction unless the Client has first made specific arrangements with respect to such further services, including, without limitation, providing the payment of the Report's regular hourly billing fees.

Limits of Liability

In carrying out this Report, Dendron and its agents, assessors, and/or employees have exercised a reasonable standard of care, skill, and diligence as would be customarily and normally provided in carrying out this Report. While reasonable efforts have been made to ensure that the trees recommended for retention are healthy, no guarantees are offered, or implied, that these trees, or all parts of them will remain standing. It is professionally impossible to predict with absolute certainty the behaviour of any single tree or group of trees, or all their component parts, in all given circumstances. Inevitably, a standing tree will always pose some risk. Most trees have the potential to fall, lean, or otherwise pose a danger to property and persons in the event of adverse weather conditions, and this risk can only be eliminated if the tree is removed.

Without limiting the foregoing, no liability is assumed by Dendron for:

- a) any legal description provided with respect to the Property;
- b) issues of title and or ownership respect to the Property;
- c) the accuracy of the Property line locations or boundaries with respect to the Property; and
- d) the accuracy of any other information provided to Dendron by the Client or third parties;
- e) any consequential loss, injury or damages suffered by the Client or any third parties, including but not limited to replacement costs, loss of use, earnings and business interruption; and
- f) the unauthorized distribution of the Report.

The total monetary amount of all claims or causes of action the Client may have as against Dendron Forestry, including but not limited to claims for negligence, negligent misrepresentation, and breach of contract, shall be strictly limited solely to the total amount of fees paid by the Client to Dendron Forestry pursuant to the Contract for Services dated April 17, 2024, for which this Assessment was carried out.

Further, under no circumstance may any claims be initiated or commenced by the Client against Dendron or any of its directors, officers, employees, contractors, agents, assessors, or Assessors, in contract or in tort, more than 12 months after the date of this Report.

No Third Party Liability

This Report was prepared by Dendron exclusively for the Client for the purpose set out in the Report. Any use which a third party makes of this Report, or any reliance on or decisions a third party may make based upon this Report, are made at the sole risk of any such third parties. Dendron Forestry accepts no responsibility for any damages or loss suffered by any third party or by the Client as a result of decisions made or actions based upon the unauthorized use or reliance of this Report by any such party.

General

Any plans and/or illustrations in this Report are included only to help the Client visualize the issues in this Report and shall not be relied upon for any other purpose. This report is best viewed in colour. Any copies printed in black and white may make some details difficult to properly understand. Dendron accepts no liability for misunderstandings due to a black and white copy of the report.

Notwithstanding any of the above, nothing in this Report is taken to absolve the Client of the responsibility of obtaining a new Report in the event that the circumstances of the tree change.



Note: the tree layer has been added to the original base layer supplied by the client in pdf format. This layer refers to the trees only, and the original base has not been altered in the process, although it may be cropped. Refer to the original plan for details as quality is lost when importing the plan into the software used to create the tree layer.

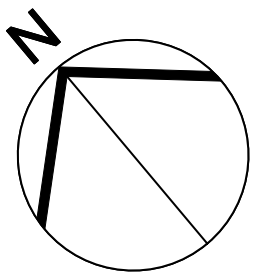
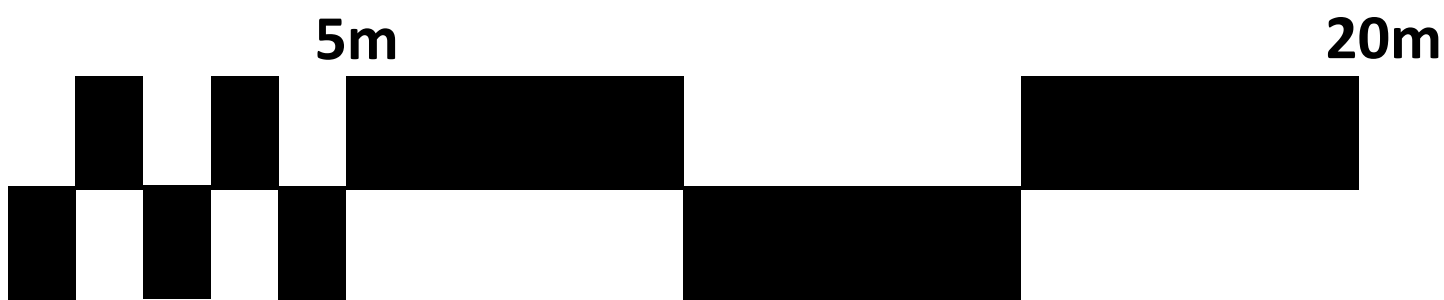
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TCR Map #1 – 5580 Manotick Main

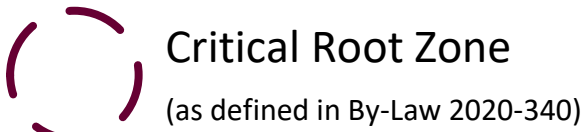
Date	Revision	Prepared By
23/04/2024	Version 1	KM



Tree ¹	Species	DBH (cm)	Tree Condition
1	Bur oak (<i>Quercus macrocarpa</i>)	51	Fair: pruned around wires – asymmetrical crown – pruning wounds with decay – epicormic shoots
2 ⁴	Norway maple (<i>Acer platanoides</i>)	8	Good/Fair: leaning to road for sunlight
3 ⁴	Norway maple (<i>Acer platanoides</i>)	7, 5, 6, 8	Fair/Poor: stems are sprouts from old stump; leaning heavily; growing under wires
4	Black locust (<i>Robinia pseudoacacia</i>)	38	Fair: poor growing location; crowded
5	Norway maple (<i>Acer platanoides</i>)	17	Fair: young and vigorous; poor growing location; suppressed by larger trees
6	Norway maple (<i>Acer platanoides</i>)	23	Fair: young and vigorous; poor growing location; suppressed by larger trees
7	Black locust (<i>Robinia pseudoacacia</i>)	54	Fair: codominant stems @1.5m – included bark at union; dead branches; poor growing location
8	Norway maple (<i>Acer platanoides</i>)	16	Fair: young and vigorous; poor growing location; suppressed by larger trees
9 ⁴	Norway maple (<i>Acer platanoides</i>)	24	Poor: growing around roof of shed
10 ⁴	Norway maple (<i>Acer platanoides</i>)	55	Poor/Fair: canker in canopy; slight lean to west; poor form at base; large dead branch
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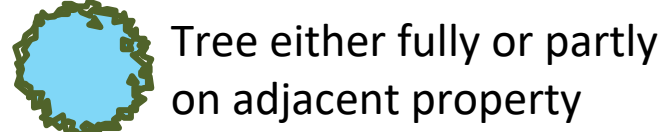
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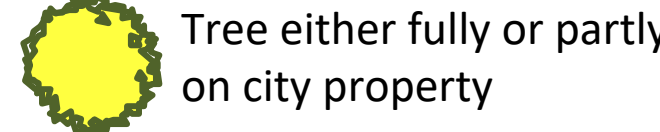
Critical Root Zone
(as defined in By-Law 2020-340)



Private Tree



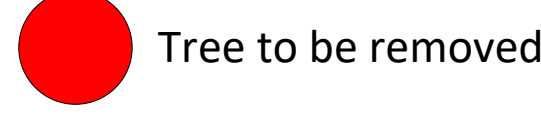
Tree either fully or partly
on adjacent property



Tree either fully or partly
on city property



Tree Protection Area



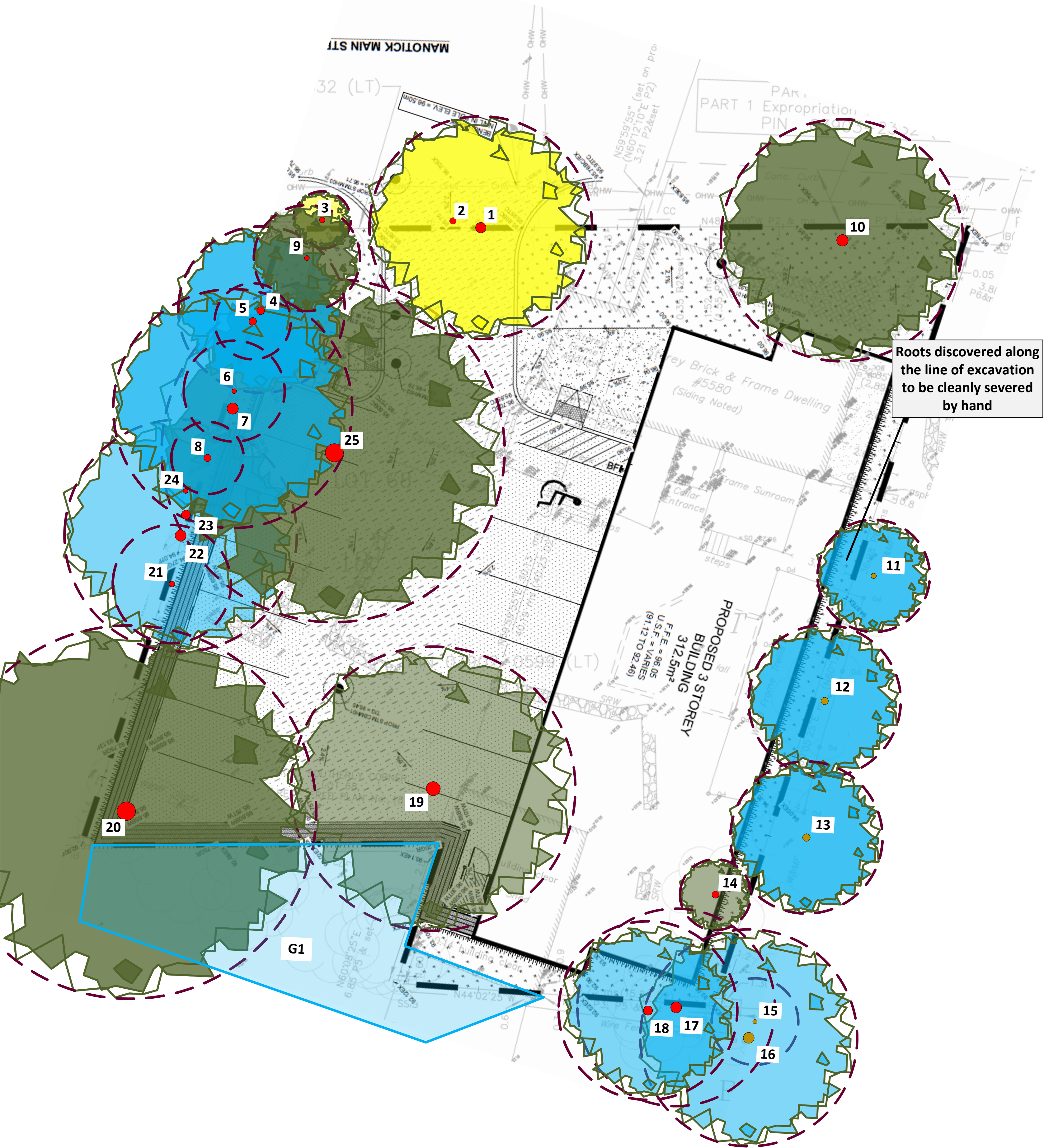
Tree to be removed

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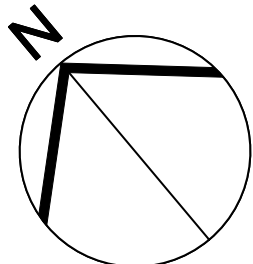
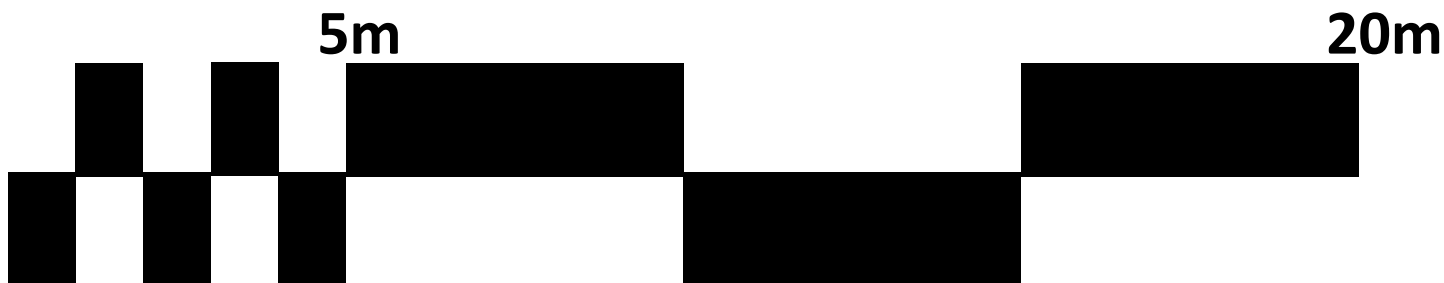
Base Layer: Grading plan by LRL Engineering, dated January 17, 2025

TCR Map #2 – 5580 Manotick Main

Date	Version	Prepared By
23/04/2024	1	KM
03/02/2025	2	KM



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9 ^a	Norway maple (<i>Acer platanoides</i>)	24	Poor: growing around roof of shed	Remove due to growing conditions and site works.
10 ^a	Norway maple (<i>Acer platanoides</i>)	55	Poor/Fair: canker in canopy; slight lean to west; poor form at base; large dead branch	Remove due to health status and grading requirements.
11	Black locust (<i>Robinia pseudoacacia</i>)	25	Fair/Poor: grade raised around base; wound – possibly canker	Retain - approximately 1.5m from excavation – any roots encountered are to be cleanly severed along the line of excavation.
12	Black locust (<i>Robinia pseudoacacia</i>)	35	Fair/Good: dead branches in canopy; pruning wounds	Retain - approximately 1.2m from excavation – any roots encountered are to be cleanly severed along the line of excavation.
13	Black locust (<i>Robinia pseudoacacia</i>)	30, 18 (estimate)	Fair/Poor: many dead branches; possible canker on trunk	Retain - approximately 2.4m from excavation – any roots encountered are to be cleanly severed along the line of excavation.
14	Catalpa (<i>Catalpa speciosa</i>)	16	Fair: lean and asymmetrical crown to south; broken branches	Remove – within excavation area
15	Manitoba maple (<i>Acer negundo</i>)	20 (estimate)	Fair/Poor: heavy lean south; growing into Tree 16; sprouts at base; growing on slope	Retain. No action required.
16	Black locust (<i>Robinia pseudoacacia</i>)	40, 30 (estimate)	Poor: very little live canopy remaining; lean to south	Retain. No action required.
17	Black locust (<i>Robinia pseudoacacia</i>)	45 (estimate)	Fair/Poor: very little live canopy remaining	Remove due to health status and proximity of excavation. Permission required from neighbor for removal.
18	Manitoba maple (<i>Acer negundo</i>)	40 (estimate)	Fair: heavy lean northwest; vigorous growth	Remove due to proximity of excavation. Permission required from neighbor for removal.
19	Bur oak (<i>Quercus macrocarpa</i>)	65	Good/Fair: some crossing branches; branch stubs from pruning with epicormic shoots	Remove – in line with proposed parking.
20	Manitoba maple (<i>Acer negundo</i>)	85	Poor: decay and fungal bodies at base; lean to northwest; woodpecker activity in canopy	Remove – in line with proposed parking.
21	Manitoba maple (<i>Acer negundo</i>)	27	Poor: top has been removed – only sprouts remain as canopy	Remove due to grade changes to install parking.
22	Black locust (<i>Robinia pseudoacacia</i>)	53	Poor: Very little live canopy	Remove due to grade changes to install parking.
23	Black locust (<i>Robinia pseudoacacia</i>)	43	Poor: large wound on trunk – decay present	Remove due to grade changes to install parking.
24	Manitoba maple (<i>Acer negundo</i>)	24	Poor: crack in trunk; lean to northeast	Remove due to grade changes to install parking.
25	Norway maple (<i>Acer platanoides</i>)	66, 43	Poor: canker on smaller stem; decay at main union – 10cm deep hole – small crack from this hole to base; large branch stub	Remove due to health status and impacts from construction – in line with proposed parking.
G1	Norway and Manitoba maples (<i>A. negundo</i> & <i>A. platanoides</i>)	12 stems 8-29cm	Fair: young trees, mostly vigorous; growing on slope, shaded	Retain to provide canopy coverage after construction. Grade changes not to occur past property line.



Critical Root Zone
(as defined in By-Law 2020-340)

Private Tree

Tree either fully or partly on adjacent property

Tree either fully or partly on city property

Tree to be removed

Legend