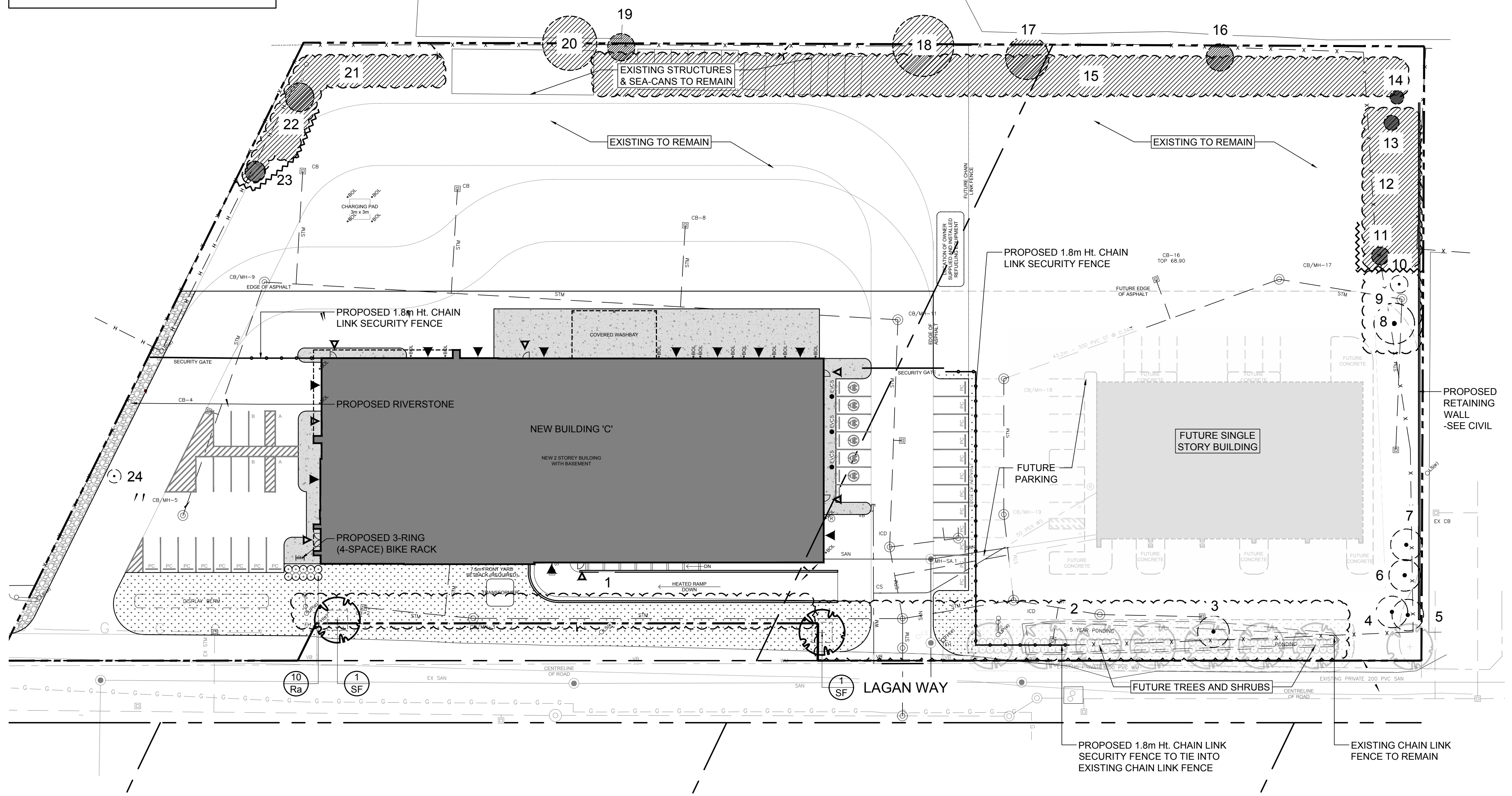


## LEGAL DESCRIPTION:

PART OF LOT 25 & PART OF  
LOT 69  
REGISTERED PLAN 63  
CITY OF OTTAWA



1 TREE CONSERVATION REPORT AND LANDSCAPE PLAN  
L.1 SCALE 1:400

## EXISTING TREE LIST

| KEY | QTY. | BOTANICAL NAME             | COMMON NAME        | SIZE            | CONDITION | REMARKS       | OWNERSHIP      | COMMENTS  |
|-----|------|----------------------------|--------------------|-----------------|-----------|---------------|----------------|---|
| 1   | *    | <i>Acer negundo</i>        | Manitoba Maple     | 50-100mm DBH    | GOOD      | To be removed | 1457 Lagan Way | Unmaintained deciduous hedgerow                   |
| 2   | *    | <i>Acer negundo</i>        | Manitoba Maple     | 50-300mm DBH    | GOOD      | To be removed | 1457 Lagan Way | Unmaintained deciduous hedgerow                   |
| 3   | 1    | <i>Populus deltoides</i>   | Eastern Cottonwood | 4x210-260mm DBH | GOOD      | To be removed | 1457 Lagan Way | Tree is in good condition                         |
| 4   | 1    | <i>Populus deltoides</i>   | Eastern Cottonwood | 210mm DBH       | GOOD      | To be removed | 1457 Lagan Way | Tree is in good condition                         |
| 5   | 1    | <i>Populus deltoides</i>   | Eastern Cottonwood | 330mm DBH       | GOOD      | To be removed | 1457 Lagan Way | Tree is in good condition                         |
| 6   | 1    | <i>Salix spp.</i>          | Willow             | 100mm DBH       | GOOD      | To be removed | 1457 Lagan Way | Tree is in good condition                         |
| 7   | 1    | <i>Salix spp.</i>          | Willow             | 150mm DBH       | GOOD      | To be removed | 1457 Lagan Way | Tree is in good condition                         |
| 8   | 1    | <i>Populus deltoides</i>   | Eastern Cottonwood | 300mm DBH       | GOOD      | To be removed | 1457 Lagan Way | Tree is in good condition                         |
| 9   | *    | <i>Populus tremuloides</i> | Trembling Aspen    | 100-150mm DBH   | GOOD      | To be removed | 1457 Lagan Way | Unmaintained deciduous hedgerow                   |
| 10  | 1    | <i>Populus deltoides</i>   | Eastern Cottonwood | 120mm DBH       | GOOD      | To be removed | 1457 Lagan Way | Tree is in good condition                         |
| 11  | 1    | <i>Populus deltoides</i>   | Eastern Cottonwood | 2x130mm DBH     | GOOD      | To Remain     | 1457 Lagan Way | Unmaintained deciduous hedgerow                   |
| 12  | *    | <i>Populus tremuloides</i> | Trembling Aspen    | 100-150mm DBH   | GOOD      | To Remain     | 1457 Lagan Way | Tree is in good condition                         |
| 13  | 1    | <i>Salix spp.</i>          | Willow             | 110mm DBH       | GOOD      | To Remain     | 1457 Lagan Way | Tree is in good condition                         |
| 14  | 1    | <i>Salix spp.</i>          | Willow             | 100mm DBH       | GOOD      | To Remain     | 1457 Lagan Way | Tree is in good condition                         |
| 15  | *    | <i>Populus tremuloides</i> | Trembling Aspen    | 100mm DBH       | GOOD      | To Remain     | 1457 Lagan Way | Unmaintained deciduous hedgerow                   |
| 16  | *    | <i>Rhamnus cathartica</i>  | Buckthorn          | 50-100mm DBH    | GOOD      | To Remain     | 1457 Lagan Way | Unmaintained deciduous hedgerow- invasive species |
| 17  | 1    | <i>Populus tremuloides</i> | Trembling Aspen    | 2x200mm DBH     | GOOD      | To Remain     | 1457 Lagan Way | Tree is in good condition                         |
| 18  | 1    | <i>Populus tremuloides</i> | Trembling Aspen    | 320mm DBH       | GOOD      | To Remain     | 1457 Lagan Way | Tree is in good condition                         |
| 19  | 1    | <i>Acer negundo</i>        | Manitoba Maple     | 450mm DBH       | FAIR      | To Remain     | JOINTLY OWNED  | Tree is in good condition                         |
| 20  | 1    | <i>Acer negundo</i>        | Manitoba Maple     | 200mm DBH       | GOOD      | To Remain     | JOINTLY OWNED  | Tree is in good condition                         |
| 21  | 1    | <i>Ulmus americana</i>     | American Elm       | 400mm DBH       | GOOD      | To Remain     | JOINTLY OWNED  | Tree is in good condition                         |
| 22  | *    | <i>Acer negundo</i>        | Manitoba Maple     | 100-150mm DBH   | GOOD      | To Remain     | 1457 Lagan Way | Unmaintained deciduous hedgerow                   |
| 23  | 1    | <i>Ulmus americana</i>     | American Elm       | 250mm DBH       | GOOD      | To Remain     | 1457 Lagan Way | Tree is in good condition                         |
| 24  | 1    | <i>Acer negundo</i>        | Manitoba Maple     | 150mm DBH       | GOOD      | To Remain     | 1457 Lagan Way | Tree is in good condition                         |
| 25  | 1    | <i>Acer negundo</i>        | Manitoba Maple     | 100mm DBH       | GOOD      | To be removed | 1457 Lagan Way | Tree is in good condition                         |

\* DENOTES NUMEROUS

## PROPOSED PLANT LIST

| KEY    | QTY. | BOTANICAL NAME                            | COMMON NAME                | SIZE      | CONDITION | REMARKS           |
|--------|------|---|----------------------------|-----------|-----------|-------------------|
| TREES  |      |   |                            |           |           |                   |
| * SF   | 2    | <i>Amelanchier laevis</i> 'Spring Flurry' | Spring Flurry Serviceberry | 60mm ø    | B&B       |                   |
| SHRUBS |      |   |                            |           |           |                   |
| * Ra   | 10   | <i>Rhus aromatica</i> 'Gro-Low'           | Grow-Low Fragrant Sumac    | 500mm ht. | Potted    | Space 800 mm o.c. |

\* NATIVE TO ONTARIO

## GENERAL NOTES:

- It is the responsibility of the appropriate contractor or official to report any errors, omissions or discrepancies on this plan with actual site conditions to the Landscape Architect before proceeding with construction.
- The contractor is to notify all utility companies and authorities prior to any excavation and ascertain locations of underground services.
- The contractor is to reinstate all areas and items damaged as a result of construction activity.
- The contractor is to comply with all pertinent codes and by-laws.
- The contractor is to maintain a positive surface run-off throughout the entire construction period.
- The Landscape Architect is not responsible for subsurface conditions.
- The contractor is to identify all existing trees to remain on site with the Landscape Architect prior to construction.
- The contractor is to stake the proposed location of all plant material in conjunction with the Landscape Architect prior to excavation.
- Minimum distances for selected deciduous trees are as follows:
  - Building Foundations 7.5m
  - Sidewalks 1.5m
  - Public Streets 2.5m
  - Underground Infrastructure 2.0m
- All trees within 1m of underground utility trenches are to be excavated by hand.
- Remove all protective wrapping from tree trunks after installation.
- Staking of trees shall only be performed if necessary.
- Ensure that mulch is pulled back a min. distance of 75mm from base of tree trunk.

## 40 YEAR CANOPY CALCULATION

- 16600 m<sup>2</sup> site area
- 0 medium deciduous / coniferous trees proposed (79m<sup>2</sup> ea.)
- 2 small trees proposed (7m<sup>2</sup> ea.)
- 0 large trees proposed (154m<sup>2</sup> ea.)
- Existing tree canopy cover to remain: 1342m<sup>2</sup>
- = 1356m<sup>2</sup> or 8.2% canopy cover

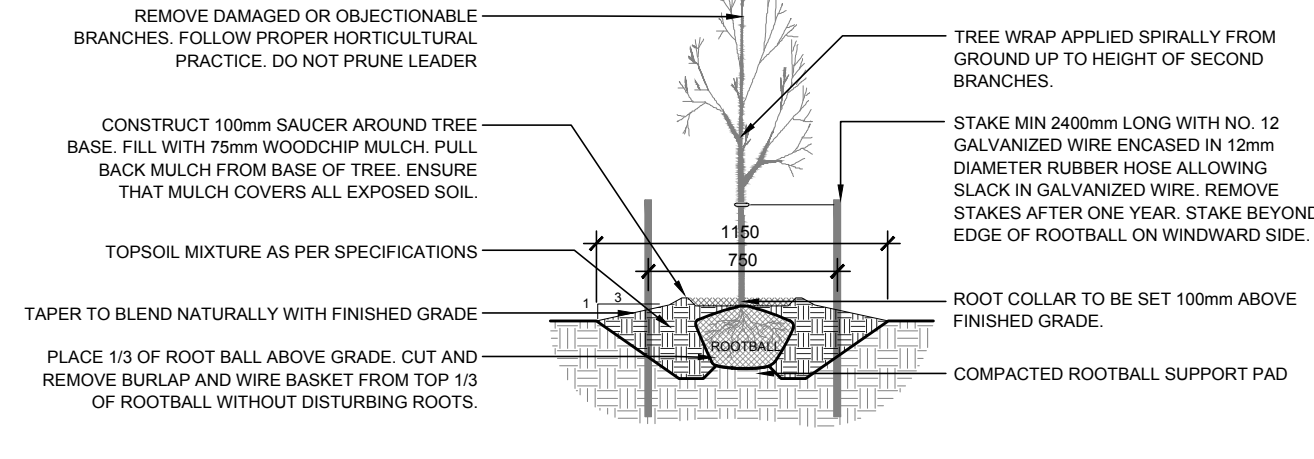
\*Large deciduous tree canopy area calculated at 14m radius, medium deciduous trees at 10m radius, small deciduous trees and evergreen trees at 6m radius.

## TREE PLANTING NOTES:

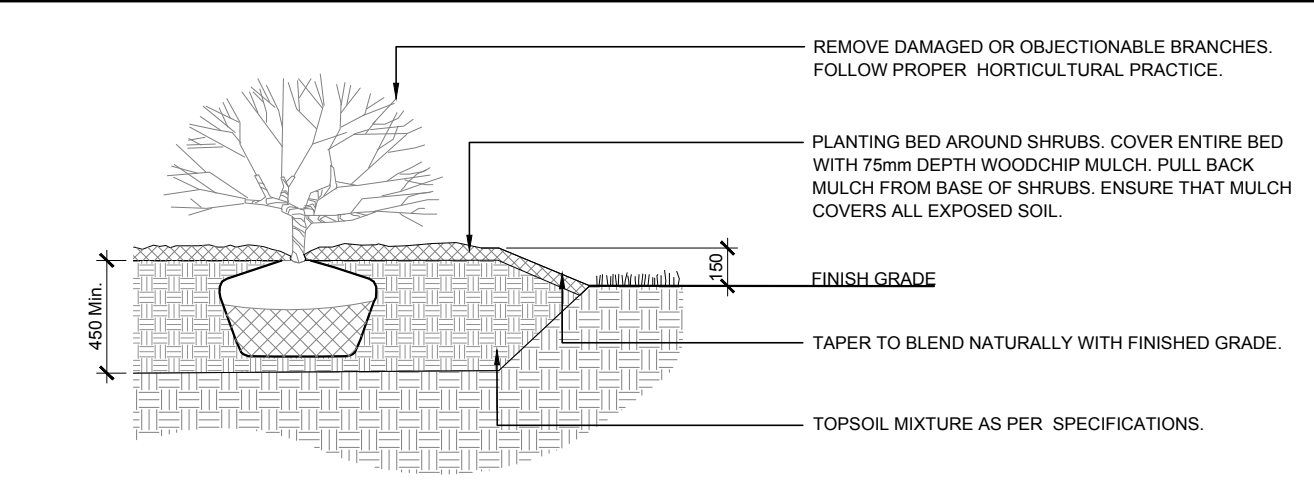
- ALL TREES ARE PROPOSED ON PRIVATE PROPERTY.
- PROPOSED TREES SPACING: MIN. 7m O.C.
- ALL TREES PROPOSED WITH A SOIL DEPTH OF 1.5m.
- SOIL VOLUME REQUIREMENTS:

| TREE TYPE / SIZE      | SINGLE TREE SOIL VOLUME (m <sup>3</sup> ) | MULTIPLE TREE SOIL VOLUME (m <sup>3</sup> /tree) |
|-----------------------|---|--|
| Ornamental / columnar | 15  | 9  |
| Small                 | 20  | 12   |
| Medium / conifer      | 25  | 15   |
| Large                 | 30  | 18   |

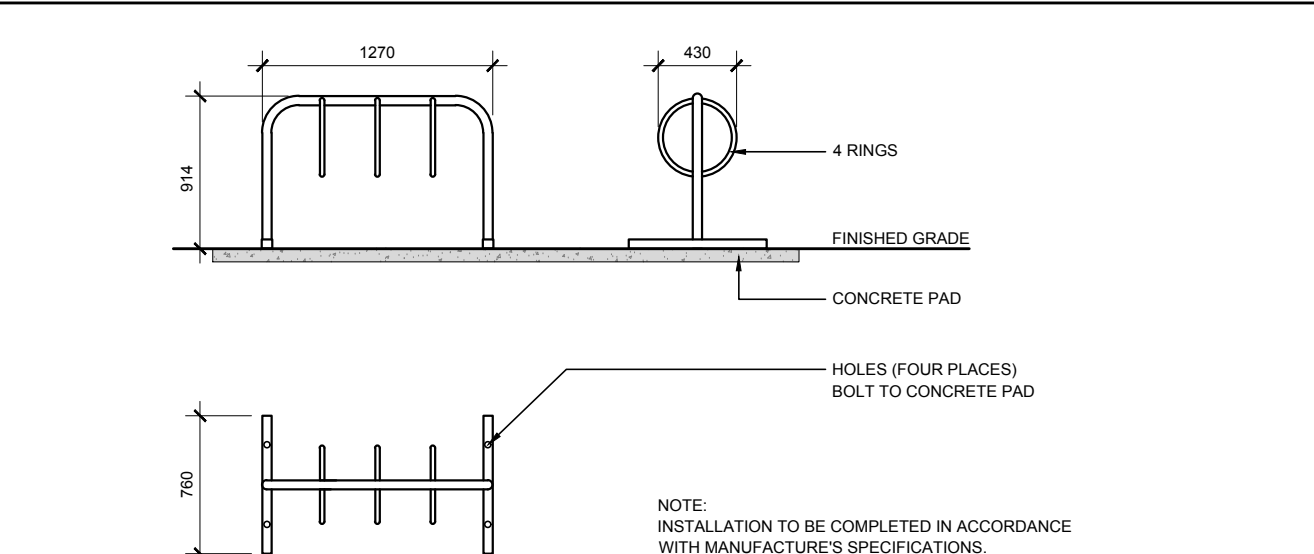
- NOTES:
- ALL DIMENSIONS ARE IN MILLIMETRES.
  - USE TREE SPECIES TOLERANT TO POORLY DRAINED SOIL CONDITIONS.



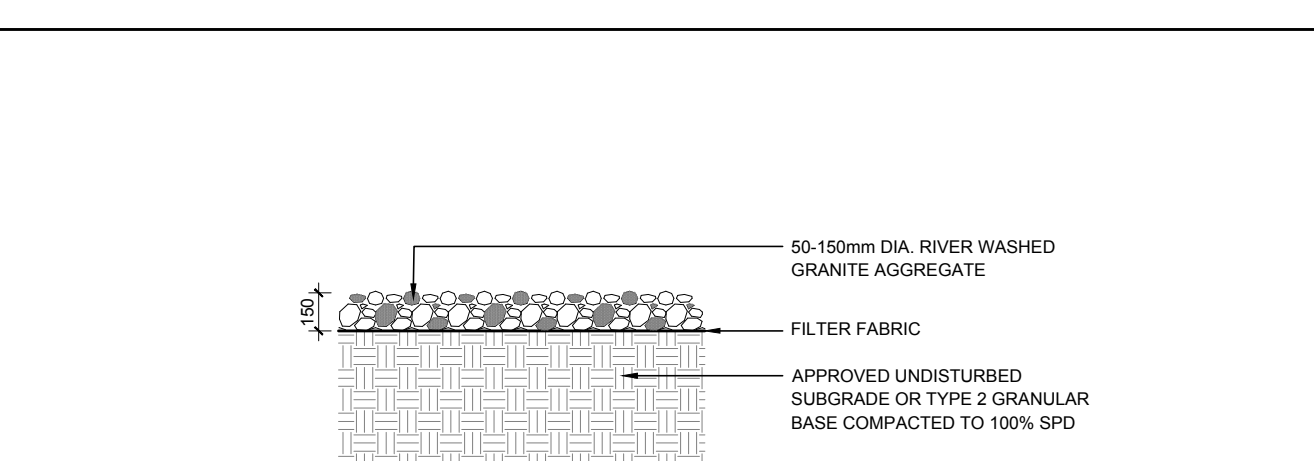
2 DECIDUOUS TREE PLANTING  
L.1 SCALE: NTS



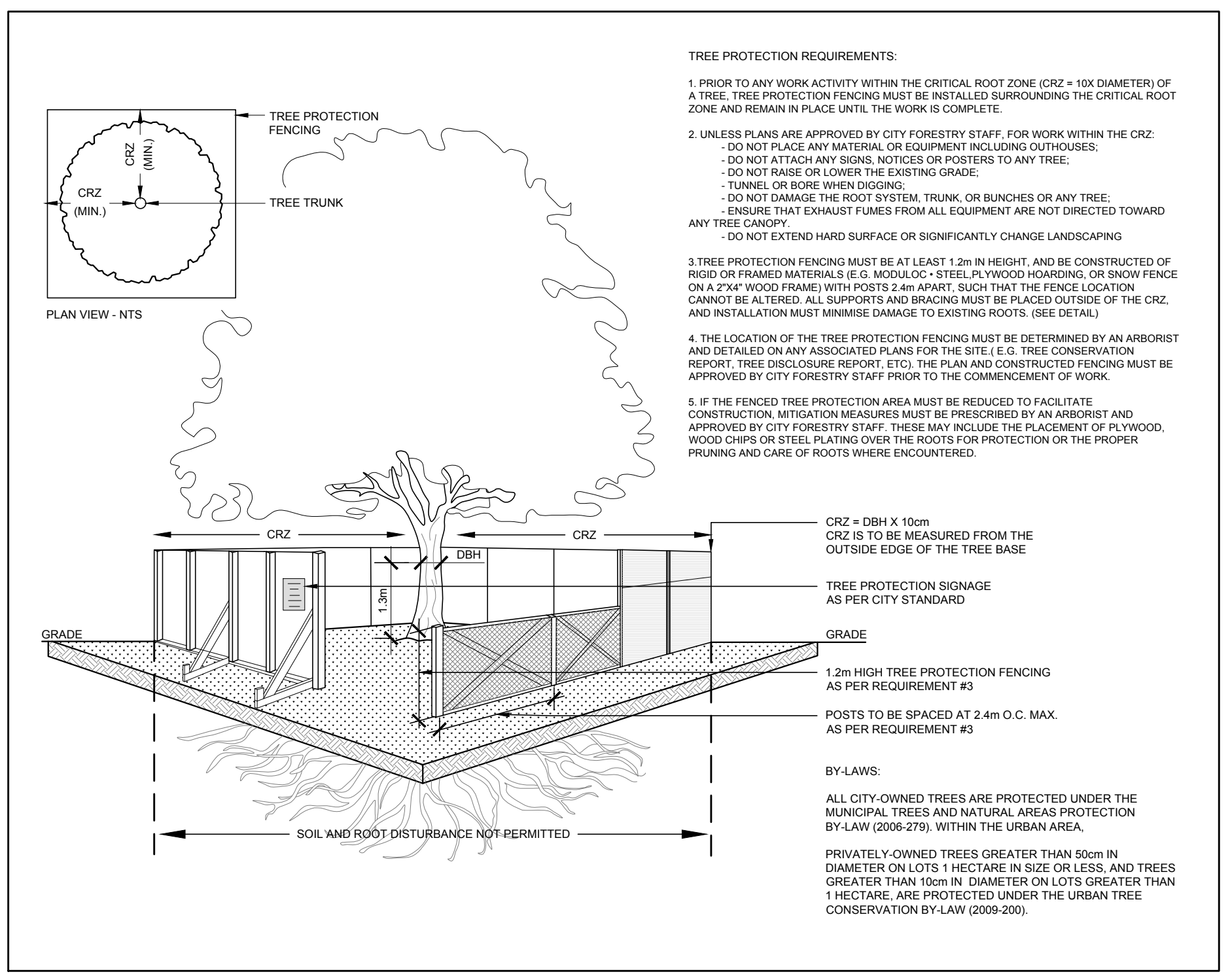
3 SHRUB PLANTING  
L.1 SCALE: NTS



4 BIKE RACK  
L.1 SCALE: NTS



5 RIVERSTONE  
L.1 SCALE: NTS



6 TREE PROTECTION FENCE  
L.1 SCALE: NTS

CLIENT:

DICKIE MOORE RENTALS-  
MOORE JCB OTTAWA

CONSULTANTS  
ARCHITECTS:

SURVEYORS:

FARLEY, SMITH &amp; DENIS SURVEYING LTD.

ONTARIO LAND SURVEYORS  
CANADA LAND SURVEYORS  
Unit 275, 30 COLONNADE ROAD, OTTAWA, ONTARIO K2E 7J6  
TEL: (613) 727-8226 E-mail: fedsurveyo@bellnet.ca

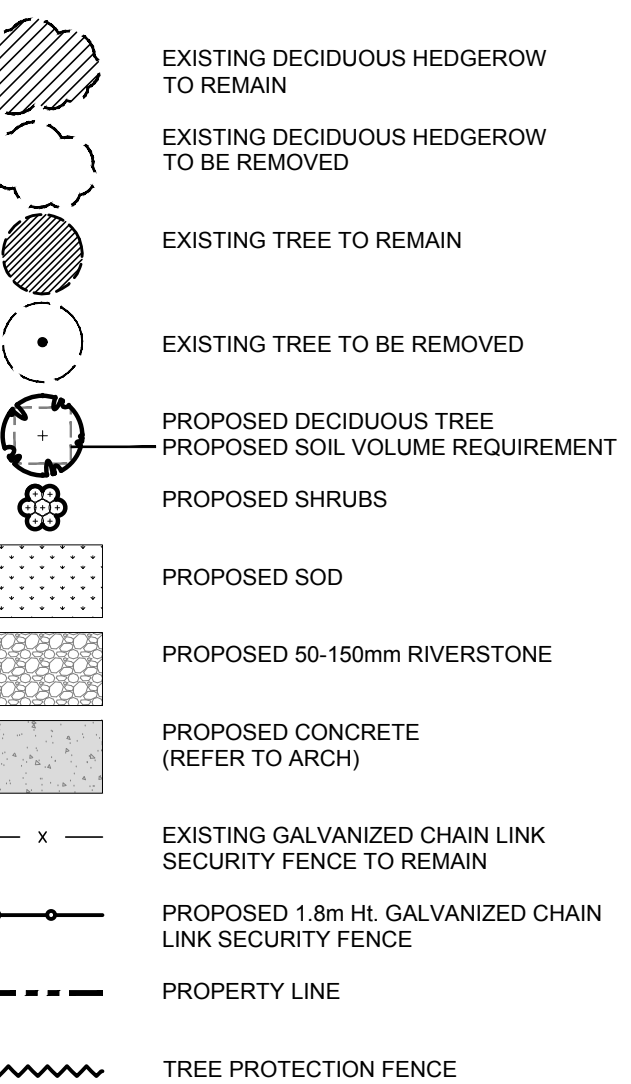
CIVIL ENGINEERS:

D. B. GRAY ENGINEERING INC.

Stormwater Management • Grading &amp; Drainage • Storm &amp; Sanitary Sewers • Watermain

700 Long Point Circle 613-425-8044  
Ottawa, Ontario d.gray@dbgrayengineering.com

## LEGEND



|     |                                  |            |    |    |
|-----|----------------------------------|------------|----|----|
| 6   |                                  |            |    |    |
| 5   |                                  |            |    |    |
| 4   | ISSUED FOR SPA                   | 12/16/2025 | WF | JL |
| 3   | ISSUED FOR DISCUSSION AND REVIEW | 11/14/2025 | WF | JL |
| 2   | ISSUED FOR DISCUSSION AND REVIEW | 09/25/2025 | WF | JL |
| 1   | ISSUED FOR DISCUSSION AND REVIEW | 08/14/2024 | ML | JL |
| No. | Issue                            | Date       | DR | CK |

JAMES B. LENNOX & ASSOCIATES INC.  
LANDSCAPE ARCHITECTS  
3332 CARLING AVE. OTTAWA, ONTARIO K2H 5A8  
Tel. (613) 722-5168 Fax. (1866) 343-3942

PROJECT

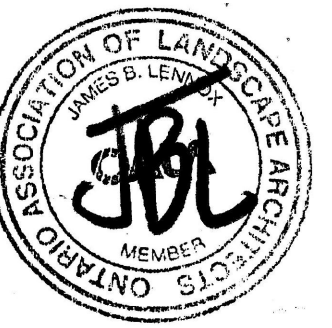
DICKIE MOORE OHQ

1547 LAGAN WAY, OTTAWA ON

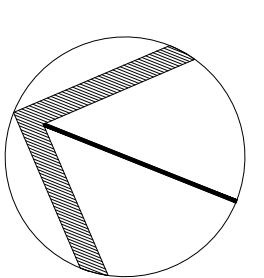
DRAWING

TREE CONSERVATION REPORT &  
LANDSCAPE PLAN

STAMP



PROJECT NORTH



SCALE

AS SHOWN

START DATE

AUGUST 2024

PROJECT NO.

24MIS2448

DRAWING NO.

L.1

PLOT SIZE ARCH-D