



Summer 2014



Summer 2016

Condition of Existing Trees at 3802 and 3812 Green Bank Road.

Based on numerous site visits and utilizing Google Streetview image captures from Summer 2014 and Summer 2016, a noticeable decline in quantity and tree health can be observed on the subject site.

In 2016 (bottom image) we can observe the considerable thinning of the row of trees bordering 3802 and 3812 Greenbank Rd when compared to the 2014 image (top).

The proposed development, including associated surface parking intends to occupy the majority of the central portion of the subject site. Therefore, although a few trees within the row appear to be moderately healthy and of decent size it would be difficult if not impossible to selectively save those trees. This is especially true given the substantial road widening requirement for this portion of Greenbank Rd which narrows the developable area of the subject site significantly.

The major problem with attempting to selectively save trees in this sort of tight-knit grouping are as follows:

- ✓ The roots will have become extensively intertwined and likely have formed an interdependent community over the years, especially with the disturbance on all sides that would limit the development of feeder roots in those areas. In these instances, co-dependency in tree groups includes soil-based fungi and bacteria which help to release and direct nutrient to the roots of the trees. Once this interdependent root system is disturbed, the trees will become isolated and will usually degrade and die within a few years.
- ✓ Unless a critical area can be preserved around each tree, there will be significant root damage that is generally too difficult for a tree to recover from. Given the restrictions on the site, and the tight parameters for which to develop, preserving a large perimeter around the trees wouldn't be possible in this instance.
- ✓ The water table will likely be dramatically changed due to the development and grading on the subject site as well as the surrounding residential subdivision, and consequently, the trees will be expected to endure this added stress as well.

Based on these observations it is our opinion that there is no value in attempting to preserve any trees within this tree line as it would require a significant and difficult re-design of the proposed commercial building and it is unlikely the few remaining healthy trees would survive the construction in the long-run.

To mitigate the loss of trees on-site and improve the functional and aesthetic performance of the site, a substantial landscaping plan has been proposed. This plan will facilitate the planting of 17 trees along the periphery of the site to screen the proposed commercial use and surface parking lot from the surrounding residential community.