



Muncaster  
Environmental  
Planning Inc.

September 26, 2017

Ms. Lisa Dalla Rosa, MCIP, RPP  
Manager Planning and Development  
2656349 Ontario Inc.  
c/o Cardel Homes, Ottawa  
301 Moodie Drive, Suite 100  
Ottawa, ON  
K2H 9C4

Dear Lisa:

**RE: 673 Rideau Road, Riverside South**  
**Tree Conservation Report and Environmental Impact Statement**

A combination of detached and multi-unit residences is proposed for the approximately 24 hectare site in the north urban portion of 673 Rideau Road. The urban site is to the north of Rideau Road between River and Spratt Roads. The site is described as part of Lot 25, Broken Front Concession of Gloucester Geographic Township. The site is within the southwest portion of the Riverside South Community Design Plan.

For the purposes of this report Rideau Road is considered to be in an east-west orientation.

***Study Area Context and Proposed Development***

Land uses on and adjacent to the site are dominated by agricultural fields and associated structures. The structures to the south of the site are no longer used for agricultural purposes, with a landscaping operation in several buildings. There are many residences on both sides of River Road to the west of the site. The closest Natural Area, as identified in the former Region of Ottawa-Carleton's Natural Environment System Strategy (Brownell and Blaney, 1997) or the Urban Natural Area Environmental Evaluation Study (Muncaster and Brunton, 2005) is the moderately rated Spratt Road Woods. This Natural Area is approximately 600 metres to the north of the site and will not be impacted by the proposed development. The Spratt Road Woods will be removed for urban development in the Riverside South community. The Natural Area scored above average for two of the nine evaluation criteria (size and shape and representative flora) and average for the regeneration criterion. The Spratt Road Woods to the north is also the closest portion of the City's Natural Heritage System, as shown on the Schedule L2 Overlay of the Official Plan. No Provincially Significant Wetlands or Areas of Natural and Scientific Interest are in this portion of the City. The Rideau River corridor is a significant natural heritage feature approximately 500 metres to the west of the west portion of the site.

The site and adjacent urban lands are identified as low density residential in the Riverside South Community Design Plan, zoned *Development Reserve* and are designated *General Urban Area* on Schedule B of the Official Plan (City of Ottawa, 2010). The rural lands to the south on the balance of 673 Rideau Road are designated *Agricultural Resource Area*. No features are identified on or adjacent to the site on Schedule K of the Official Plan.

The site is dominated by cultivated agricultural fields planted in soybeans in recent years. A mixture of detached single residential units and townhomes are proposed for the site. The south portion of a neighbourhood park will be in the north-central portion of the urban site (Map 2). Access will be via extensions of roads from the north of the site and west off of Spratt Road.

The urban development will be on full municipal services. Water quality, to be treated to an enhanced level (80% total suspended sediment removal), will be treated in stormwater management Pond 5. If Pond 5 is not in service as required for this site, DSEL (2017) indicate that an on-site oil/grit separator unit may be used for water quality treatment. If this alternative solution is utilized, the existing channel downstream of Rideau Road will need to be deepened and reshaped. DSEL (2017) note that water quantity control is not required for development runoff directed into the Rideau River, however the applicable drainage plans incorporate inlet control into the storm trunk sewer system design to control the trunk sewer sizing and the hydraulic grade line within the storm sewer system. Stormwater runoff entering the storm sewer system is to be restricted using sewer inlet controls and on-site stormwater detention storage will be optimized using road sag depressions (DSEL, 2017).

### ***Methodology***

This EIS was prepared in accordance with Section 4.7.8 of the City of Ottawa Official Plan (2010) following the EIS Guidelines and the Guidelines for City of Ottawa Tree Conservation Report, found at <http://ottawa.ca/en/city-hall/planning-and-development/official-plan-and-master-plans/official-plan/volume-1-official-0#4-7-8-environmental-impact-statement> and [http://ottawa.ca/en/env\\_water/tlg/trees/preservation/guidelines/index.html](http://ottawa.ca/en/env_water/tlg/trees/preservation/guidelines/index.html), with guidance from the Natural Heritage Reference Manual (OMNR, 2010). This report includes the components of an Environmental Impact Statement as identified in Sections 4.7.8.11 a) through i) of the City of Ottawa Official Plan (City of Ottawa, 2010).

The major objective of this EIS is to determine the features and functions of the on-site and adjacent natural environment conditions and to assess the anticipated impacts associated with the proposed urban residential development on these features and functions.

The following items were identified for particular attention in this EIS, recognizing that many of these issues are interrelated:

- what are the terrestrial habitat features of the proposed development site and adjacent lands and the associated sensitivities? Will significant natural heritage features such as Significant Woodlands be impacted or are there areas recommended for tree retention?;
- is there any aquatic habitat in the agricultural channels mapped for the site?;

- what are the recommended mitigation measures to ensure that there are no unacceptable impacts on any significant natural heritage features? and,
- does the site support any other natural heritage features, including Species at Risk, that should be considered in the development of the site?

Colour aerial photography (1976 – 2016) was used to assess the natural environment features in the general vicinity of the site. Field reviews were completed on February 28<sup>th</sup>, 2017 under partly sunny skies, an air temperature of 5 °C, and a light to moderate breeze and on May 24<sup>th</sup>, 2017, with a light breeze, overcast skies and an air temperature of 20° C. Snow cover was generally throughout the site with some bare spots on February 28<sup>th</sup>.

The field surveys and this report were completed by Bernie Muncaster, who has a Master's of Science in Biology and over twenty-nine years of experience in completing natural environment assessments. The purpose of the Tree Conservation Report component is to establish which vegetation should be retained and protected on the site. The owner of the site is 2356349 Ontario Inc. Removal of the woody vegetation not identified in this report for retention is proposed for later in 2017 or 2018, outside of the breeding bird season between April 15<sup>th</sup> and August 15<sup>th</sup>.

### ***Existing Conditions***

The topography of the central and west portions of the site has a gentle slope to the east and southeast, with the east portion of the site sloped to the west. The site is dominated by fine clay and silty clay soils, with an extensive depth of overburden to bedrock. The clay soils greatly limit the potential for infiltration practices. Stantec (2008) summarized the groundwater flow in the area as generally to the west towards the Rideau River. Agricultural drains are mapped along the north edge of the site and in the east and west portions (see blue lines on Map 1). A Headwater Features Assessment was completed in the spring and summer of 2017 on these drains. During the spring fish sampling no fish were captured in the on-site channels and no sampling was completed during the summer as all channels were dry. No amphibians were heard along the channels in either the spring or summer, with spring peeper and wood frogs heard from the lands to the north and American toad and wood frog heard elsewhere on-site. The headwater assessment was expanded with the summer sampling to include the channel downstream of Rideau Road which would need to be deepened if an alternative to Pond 5 is used for stormwater management.

The site is dominated by agricultural fields (Photos 1 and 2) which appear to have been cultivated fields for an extended period and have been planted in soybeans since at least 2013, when the current owner purchased the lands. In 2017 the fields were ploughed in mid-May.

A north-south deciduous hedgerow is in the central-west portion of the site (Map 1, Photo 3). Mature white ash, up to 60cm diameter at breast height (dbh) are dominant in the hedgerow, with smaller slender willow in the north portion. The white ash were in poor condition with bark damage, including evidence of emerald ash borer and no appreciable leaf-out on May 24<sup>th</sup>. Many of the ash trunks were leaning noticeably to the east. Other woody vegetation in the hedgerow included many regenerating ash stems as well as common buckthorn, red raspberry, blackberry, red-osier dogwood, and slender willow shrubs. Ground vegetation in the vicinity of

the hedgerow included common dandelion, white sweet clover, Canada goldenrod, field mustard, wormseed mustard, wild carrot, purple loosestrife, white bedstraw, and reed canary grass.

Segments of deciduous hedgerows are also along the north side boundary. Most of the tree trunks are immediately to the north of the site, north of a page fence. White ash is dominant in the west portion of the north site boundary, with mature stems up to 60cm dbh (Photo 4). These ash trees also had no to very little leaf-out on May 24<sup>th</sup>. Red-osier dogwood, red raspberry, and common buckthorn shrubs are among the ash trees. The deciduous hedgerow is more intermittent in the central portion of the north boundary, with white birch and white elm up to 25cm dbh, and 18cm dbh white spruce, as well as smaller green ash, grey birch, and Manitoba maple. Many of the white elm had damaged trunks. Common buckthorn, willow, and nannyberry shrubs are among the trees in the hedgerow.

The intermittent deciduous hedgerow along the east portion of the north site boundary is dominated by white birch (Photo 5) and trembling aspen less than 25cm dbh. The larger white birch had a fair bit of trunk damage. Similar sized white elm and smaller green ash, grey birch, white elm and bur oak are also present along with a single 25cm dbh white pine (Photo 6). A 35cm dbh white elm and coppice Manitoba maple up to 28cm dbh are at the east end of the intermittent hedgerow, west of Spratt Road. These trees were in poorer condition with trunk damage, broken limbs and fungus. Wild grape, common mullein, wild carrot, Canada goldenrod, common milkweed, common dandelion, field mustard, white bedstraw, common strawberry, cow vetch, evening primrose, reed canary grass, and brome grass were observed among the woody vegetation in the intermittent deciduous hedgerow along the north site boundary along with red-osier dogwood, chokecherry, tartarian honeysuckle, nannyberry, Canada plum, Bebb's willow, and slender willow shrubs. Tent caterpillar activity was extensive on many of the shrubs and smaller trees, along with some grape vine coverage. Broad-leaved cattail, sensitive fern, wild grape and reed canary grass were common vegetation in the drains.

The only other trees observed on the site outside of the deciduous hedgerows described above were a coppice crack willow with individual stems up to 35cm dbh (Photo 7) and smaller Manitoba maple and white ash along the north-south agricultural drain in the east portion of the site, and a couple of mature (60cm dbh) white ash along the south edge of the site east of Spratt Road (Photo 8). As with the other larger white ash, the trees had no appreciable leaf-out on May 24<sup>th</sup>. A thick, short, about 80 metres in length, north-south coniferous hedgerow of white spruce is just to the north of the site, approximately 50 metres west of Spratt Road. The larger spruce are 35cm dbh, with the closest trunk approximately 4 metres north of the property line (Photo 9). Thus the critical root zones of the white spruce would not extend onto the site.

There are no forests adjacent to the site, with the closest cultural woodland representation about 100 metres north of the site, west of Spratt Road.

Wildlife observations included American crow, ring-billed gull, Canada goose, wild turkey, killdeer, downy woodpecker, American robin, common yellowthroat, yellow warbler, American goldfinch, song sparrow and white-tailed deer tracks. No stick nests or other evidence of raptor use was observed on or adjacent to the site. Rock piles were along and adjacent to the north site boundary.



*Photo 1 --Central and west portions of the site.  
View looking west from the east portion of the site*



*Photo 2 --East portion of the site looking east towards Spratt Road  
(trees in the background are on the east side of Spratt Road)*



*Photo 3 – North-south hedgerow of white ash in the central-west portion of the site.  
No leaf out on May 24<sup>th</sup>. View looking south*



*Photo 4 – White ash in west portion of deciduous hedgerow along the north property line.  
No leaf out of note on May 24<sup>th</sup>. View looking east*



*Photo 5 – Birch in central portion of deciduous hedgerow along the north property line*



*Photo 6 – White pine near the middle of the north property line*



*Photo 7 – Crack willow along the east north-south channel.  
View looking east towards Spratt Road*



*Photo 8 – White ash adjacent to south site boundary west of Spratt Road.  
No leaf out on May 24<sup>th</sup>. View looking east towards Spratt Road*



*Photo 9 – White spruce just to the north of the site, west of Spratt Road.  
View looking west with the north property line on the left*

### ***Significant Woodlands and Significant Wildlife Habitat***

There are no forests on or adjacent to the site. The potential for significant wildlife habitat was assessed using the guidance in OMNR (2010) and MNRF (2015). No flora, fauna, or ecological conditions identified in the background review or field survey that would trigger a Significant Wildlife Habitat designation with respect to the ELC communities present were observed on or adjacent to the site. For example, the cultural habitats do not support waterfowl stopover or staging areas, colonial nesting bird breeding habitat or other examples of seasonal concentration areas, rare vegetation communities as noted in MNRF (2015), or rare or specialized habitat including seeps or springs. No habitats for raptor wintering areas, older forests, or interior forest habitat are present on or adjacent to the site.

The potential linkage function in the general area is greatly limited by extensive agricultural lands to the north, east, and south; residences along both sides of River Road; and several roads including Rideau, Spratt, and River Road. There are no natural areas in the vicinity of the site.

### ***Species at Risk***

The Ontario Ministry of Natural Resources and Forestry's Make a Map: Natural Heritage Areas website was reviewed on February 24<sup>th</sup>, 2017

([www.giscoeapp.lrc.gov.on.ca/web/MNR/NHLUPS/NaturalHeritage/Viewer/Viewer.html](http://www.giscoeapp.lrc.gov.on.ca/web/MNR/NHLUPS/NaturalHeritage/Viewer/Viewer.html)).

This site allows for a search of Threatened and Endangered species covered by the 2008 *Endangered Species Act*, as well as other species of interest. A search was conducted on the 1

km squares including the site and adjacent lands (18VR41-50, -51, - 60 and -61). Three Species at Risk were identified for the 1 km squares: loggerhead shrike, bobolink, and eastern meadowlark. Loggerhead shrike utilizes grazed pasture lands with short grass and scattered shrubs, especially hawthorn; habitat not present on the site. No loggerhead shrike have been reported in the City of Ottawa in about 15 years. Bobolink and eastern meadowlark utilize larger areas of grasslands, including hay fields. The cultivated fields on the site do not represent suitable nesting habitat for these grassland Species at Risk. Two provincially rare species found in aquatic or wetland habitats, greater redhorse and awnless graceful sedge, were also reported in the database for the squares in the vicinity of the site. Greater redhorse is known from the Rideau River to the west of the site. No wetland communities are on or adjacent to the site. In addition to the above database, an information response from MNR is included in Appendix A. In addition to the potential Species at Risk discussed in this section, Blanding's turtle and least bittern are mentioned in the MNR correspondence. These species utilize wetland habitat, which is not present on or adjacent to the site. Although Blanding's turtle may travel significant distances over upland habitat they are not anticipated to be on the site due to the lack of wetland habitat in the general area.

The Breeding Bird Atlas results for the 10 km square 18VR41 were reviewed, with the threatened bobolink, eastern meadowlark, barn swallow, bank swallow, and chimney swift reported for the overall 10km square. Bobolink and eastern meadowlark are discussed above. No structures are present on the site that may be used for nesting by barn swallow (barns, garages, and other structures with access to open rafters) or chimney swift (open unlined chimneys). The barn to the south of the site does contain access to open rafters for potential barn swallow use (Photo 10) and no barn swallow activity was observed on May 24<sup>th</sup>. Smaller structures further to the south did have open access, although no evidence of barn swallow nesting or other activity was seen. These structures are currently not used for agriculture. The chimneys on the structures closer to Rideau Road were vented, with bird access to the inside of the chimneys not possible. Bank swallow is a colonial nester; burrowing in eroding silt or sand banks and sand pit walls; habitat not observed on or adjacent to the site.

The potential Species at Risk in the City of Ottawa was also reviewed. Many endangered and threatened species have historically been reported in the overall City, including butternut, American ginseng, eastern prairie fringed-orchid, wood turtle, spiny softshell, Blanding's turtle, Henslow's sparrow, loggerhead shrike, little brown myotis, northern long-eared bat, mottled duskywing, eastern small-footed myotis, olive hickorynut, chimney swift, eastern meadowlark, barn swallow, bank swallow, bobolink, eastern whip-poor-will, bald eagle, golden eagle, cerulean warbler, least bittern, eastern cougar, lake sturgeon, and American eel.

The habitat requirements of the above species along with those listed as special concern were reviewed. Barn swallow and butternut are considered to have potential to be on or adjacent to the site. No butternuts were observed on or adjacent to the site.



*Photo 10 – Barn immediately to the south of the site. Bird access to the inside did not appear feasible no barn swallow activity was observed during the morning of May 24<sup>th</sup>*

### ***Impact Assessment and Recommendations***

The site is dominated by cultivated soybean fields and, beyond the potential aquatic habitat in the agricultural drains, contains no natural environment features of note. No Species at Risk are expected to have the potential to be on or adjacent to the site other than butternut, which was not observed on or adjacent to the site, and barn swallow, which may utilize the smaller structures further south of the site but there was no evidence of activity and these structures and adjacent lands will not be disturbed.

Agricultural drains are mapped along the north edge of the site and in the east and west portions. A Headwater Features Assessment is underway in the spring and summer of 2017 on these drains. Based on flow, fish utilization, and riparian corridor characteristics, a management recommendation for the drains will be developed following the Headwater Features Assessment protocol. The potential management recommendations in the protocol are ‘No Management Required,’ ‘Mitigation,’ ‘Conservation,’ and ‘Protection.’ Based on the aerial photography, lack of features in the riparian corridor, and our local experience, it is anticipated that a management recommendation of ‘Mitigation’ will be common. The management implications and options of this recommendation are that the channels may be maintained, relocated, or enhanced. No natural channel design is required and the habitat can be replaced by well-vegetated swales or constructed wetland features. Alternatively, the on-site flow can be replicated, with outlet flows at the upstream end of the downstream system to be maintained. The management recommendations will of course be confirmed with the spring and summer assessment.

Due to urban servicing requirements and associated grade changes, it is anticipated that the intermittent trees along the north site boundary, the north-south deciduous hedgerow in the central-west portion of the site, and the few other on-site trees cannot be retained. These features are dominated by species generally susceptible to disease, poor form, and/or short lifespan, including ash, white elm, Manitoba maple, and poplar.

Once the detailed design is completed, any trees that can be retained are to be protected with sturdy construction fencing at least 1.3 metres in height along the tree's critical root zones (defined as ten times the trunk diameter). Signs, notices, or posters are not to be attached to any tree. No grading, heavy machinery traffic, stockpiling of material, machine maintenance and refueling, or other activities that may cause soil compaction are to occur within three metres of the critical root zone of the trees to be retained and protected. The root system, trunk, and branches of the trees to be retained are to be protected from damage. If roots of retained trees are exposed during site alterations, the roots shall be immediately reburied with soil or covered with filter cloth, burlap, or woodchips and kept moist until the roots can be buried permanently. A covering of plastic should be used to retain moisture during an extended period when watering may not be possible. Any roots that must be cut are to be cut cleanly to facilitate healing and as far from the tree as possible. Exhaust fumes from all equipment during construction will not be directed towards the canopy of adjacent retained trees.

All of the supports and bracing for the protective fencing should be placed outside of the protected area and should be installed in such a way as to minimize root damage. Also, since the desired effect of the barrier is to prevent construction traffic from entering the tree's critical root zone, the barrier should be kept in place until all site servicing and house construction has been completed.

A generous planting of native trees and shrubs is recommended for the site landscape plans. In terms of planting sensitivities, tree and shrub species that have a high water demand are not recommended for the site due to the clay soils. These species include willows, poplars, and elm. It is important that native trees from a local seed stock be used whenever possible. Recommended species for planting include a mix of coniferous and deciduous trees such as sugar maple, red maple, basswood, bur oak, red oak, tamarack, and white spruce, along with nannyberry, elderberry, and dogwood shrubs.

The following additional mitigation measures are recommended:

1. Woody vegetation that must be removed is to be cut outside of the breeding bird period of April 15<sup>th</sup> to August 15<sup>th</sup> unless a breeding bird survey identifies no nesting activity within five days of the proposed vegetation removal;
2. The contractor is to be aware of potential Species at Risk in the vicinity of the study corridor including butternut and barn swallow. Appendix 1 of City of Ottawa (2015) describes these species. Appendix 1 should be modified for this construction project to include the contact information of the project biologist. Any Species at Risk sightings are to be immediately reported to the project biologist and the Ministry of Natural Resources and Forestry and activities modified to avoid impacts until further direction by the Ministry;

3. Stone piles were observed along the north site boundary. Disturbances to stone piles are to occur outside of the winter and spring periods to protect wildlife;
4. The work areas are to be isolated with properly installed and maintained silt fencing;
5. As recommended in City of Ottawa (2015), prior to beginning work each day, potential wildlife is to be checked by conducting a thorough visual inspection of the work space and immediate surroundings. See Section 2.5 of the City's Protocol for Wildlife Protection during Construction (City of Ottawa, 2015) for additional recommendations on construction site management. Any turtles and snakes in the work areas are to be relocated towards the Rideau River corridor to the west of the site. Animals should be moved only far enough to ensure their immediate safety. See Appendix 1 and the links in Section 4 of City of Ottawa (2015) for suggestions on how to effectively relocate turtles and snakes;
6. Proper sediment and erosion control is important for general environmental protection. Seepage barriers such as silt fencing, straw bale check dams, and other sediment and erosion control measures will be installed as required to OPSD requirements in any temporary drainage ditches and around areas disturbed during construction and stockpiles of fine material. These control measures must be properly maintained to maximize their function during construction. These measures are to be described in an erosion and sediment control plan and must be monitored and properly implemented;
7. Plantings of native trees and shrubs of local origin are recommended to help offset the loss of existing trees and improve the aesthetic and local wildlife habitat features of the site;
8. Municipal by-laws and provincial regulations for noise will be followed and utilities will be located as required in the vicinity of the site prior to construction; and,
9. Waste will be managed in accordance with provincial regulations. The contractor will have a spill kit on-hand at all times in case of spills or other accidents.

As the agricultural drains are abandoned, the following mitigation measures are recommended:

1. The existing channels should be closed during drier periods such as between July 1<sup>st</sup> and September 15<sup>th</sup> or when the channels are dry during the growing season. The summer period is recommended due to generally reduced flow, decreased potential for sediment input, and the greater growing season afforded for re-vegetation of disturbed areas. If the proposed timing of the work is to take place between October 15<sup>th</sup> and March 15<sup>th</sup>, it will be necessary to have all exposed areas along the banks to be covered with erosion control blankets to keep the soil in place and prevent erosion from occurring during the spring freshet time period;
2. re-direction of existing flows will not be initiated when flows are elevated from local rains, storm events or seasonal floods, or when significant rains are forecasted;
3. any fish trapped within the channels to be abandoned must be safely relocated to downstream of Rideau Road in a tributary of the Rideau River. Fish collection will require a permit from MNRF;
4. erosion and sediment control measures are critical components of the channel closures. Effective sediment and erosion control measures are to be maintained until complete re-vegetation of disturbed areas is achieved. Prior to filling of the swales, a rock flow

check dam, with a sediment trap immediately upstream of the flow check, must be installed downstream of the work areas.

5. additional mitigation measures to minimize the potential for inputs of sediments and other contaminants into the watercourse and the environment in general include proper maintenance on construction equipment with respect to refuelling, washing, and fluid changes, and proper disposal of fluids, filters, and other waste materials; and,
6. monitoring is to be completed at all times and any water quality issues such as elevated turbidity levels be addressed immediately with cessation of work until proper sediment and erosion controls are in place.

### ***Schedule of Proposed Works***

It is proposed to remove the woody vegetation later in 2017 or in 2018, outside of the breeding bird season from April 15<sup>th</sup> to August 15<sup>th</sup>. City forestry staff is to be contacted at least two business days before the start of construction to ensure any required protective fencing is properly installed.

### ***Conclusion***

A combination of detached and multi-unit residences, with a total unit count of 474, is proposed for the approximately 24 hectare site in the north portion, the parcel in the urban area, of 673 Rideau Road. Outside of the potential habitat in the agricultural drains there are no natural heritage features of note on or adjacent to the site, including no Species at Risk utilization.

To assist in mitigating a minor amount of tree removal, plantings of native trees and shrubs are recommended for the site.

### ***References***

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City of Ottawa. 2015. Protocol for Wildlife Protection during Construction. August, 2015. 14 pp & Append.

David Schaeffer Engineering Ltd. 2017. Functional Servicing Report for 2356349 Ontario Inc., 673 Rideau Road, City of Ottawa. September 2017. Project 17-909. 38 pp. & Append.

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Stantec Consulting Ltd. 2008. The Riverside South Community Master Drainage Plan Update. Report No. 60400176/83 September 30, 2008. 102 pp & append.

Please call if you have any questions regarding this Tree Conservation Report and Environmental Impact Statement.

Yours Sincerely,  
**MUNCASTER ENVIRONMENTAL PLANNING INC.**



Bernie Muncaster, MSc.  
Principal

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## Legend

- Site
- Mapped agricultural channel

## Vegetation Communities

- ① Agricultural field
- ② Deciduous hedgerow

Approx. Scale 1: 6,400



**Map 1**

**FILE: 16-20**

**February 16, 2017**

Prepared for:

**Cardel Homes**

Prepared by:

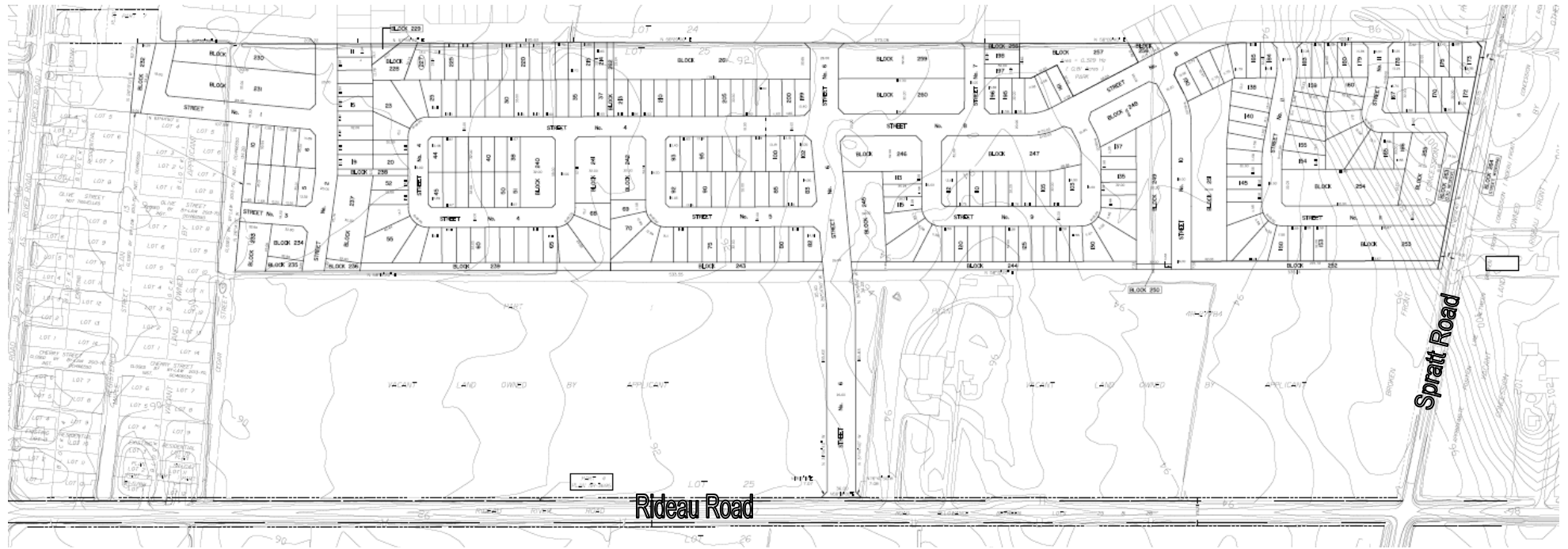


Muncaster  
Environmental  
Planning Inc.

**EXISTING VEGETATION**

**673 Rideau Road (Urban Area)  
Riverside South, City of Ottawa**

## MAP 2 – CONCEPT PLAN



## **APPENDIX A**

### **MINISTRY of NATURAL RESOURCES CORRESPONDENCE**

Ministry of Natural  
Resources and Forestry

Kemptville District

10 Campus Drive  
Postal Box 2002  
Kemptville ON K0G 1J0  
Tel.: 613 258-8204  
Fax: 613 258-3920

Ministère des Richesses  
naturelles et des Forêts

District de Kemptville

10, promenade Campus  
Case postale, 2002  
Kemptville ON K0G 1J0  
Tél.: 613 258-8204  
Télééc.: 613 258-3920



Tue. Jul 18, 2017

Bernie Muncaster  
Muncaster Environmental Planning Inc  
491 Buchanan Crescent  
Ottawa  
K1J 7V2  
(613) 748-3753  
bmuncaster@rogers.com

Attention: Bernie Muncaster

**Subject:** Information Request - Developments  
**Project Name:** 673 Rideau Road  
**Site Address:** Lot 25, Con 1 from Rideau River  
**Our File No.** 2017\_GLO-4104

#### **Natural Heritage Values**

The Ministry of Natural Resources and Forestry (MNRF) Kemptville District has carried out a preliminary review of the above mentioned area in order to identify any potential natural resource and natural heritage values.

The following Natural Heritage values were identified for the general subject area:

- River (Non-Sensitive)
- Unevaluated Wetland (Not evaluated per OWES)

Municipal Official Plans contain information related to natural heritage features. Please see the local municipal Official Plan for more information, such as specific policies and direction pertaining to activities which may impact natural heritage features. For planning advice or Official Plan interpretation, please contact the local municipality. Many municipalities require environmental impact studies and other supporting studies be carried out as part of the development application process to allow the municipality to make planning decisions which are consistent with the Provincial Policy Statement (PPS, 2014).

The MNRF strongly encourages all proponents to contact partner agencies and appropriate municipalities early on in the planning process. This provides the proponent with early knowledge regarding agency requirements, authorizations and approval timelines; Ministry of the Environment

Ministry of Natural  
Resources and Forestry

Kemptville District

10 Campus Drive  
Postal Box 2002  
Kemptville ON K0G 1J0  
Tel.: 613 258-8204  
Fax: 613 258-3920

Ministère des Richesses  
naturelles et des Forêts

District de Kemptville

10, promenade Campus  
Case postale, 2002  
Kemptville ON K0G 1J0  
Tél.: 613 258-8204  
Téléc.: 613 258-3920



and Climate Change (MOECC) and the local Conservation Authority may require approvals and permitting where natural values and natural hazards (e.g., floodplains) exist.

As per the Natural Heritage Reference Manual (NHRM, 2010) the MNRF strongly recommends that an ecological site assessment be carried out to determine the presence of natural heritage features and species at risk and their habitat on site. The MNRF can provide survey methodology for particular species at risk and their habitats.

The NHRM also recommends that cumulative effects of development projects on the integrity of natural heritage features and areas be given due consideration. This includes the evaluation of the past, present and possible future impacts of development in the surrounding area that may occur as a result of demand created by the presently proposed project.

In Addition, the following Fish species were identified: alewife, banded killifish, black crappie, blackchin shiner, blacknose shiner, bluegill, bluntnose minnow, brassy minnow, brook silverside, brook stickleback, brown bullhead, Carps and Minnows, central mudminnow, common carp, common shiner, creek chub, eastern silvery minnow, emerald shiner, fallfish, fathead minnow, finescale dace, golden shiner, greater redhorse, green sunfish, johnny darter/tesselated darter, largemouth bass, logperch, longnose dace, mimic shiner, Moxostoma sp., muskellunge, North American Catfishes, northern pike, northern redbelly dace, pumpkinseed, rock bass, shorthead redhorse, silver redhorse, smallmouth bass, spottail shiner, tadpole madtom, trout-perch, walleye, white sucker, yellow perch.

#### Significant Wildlife Habitat

Section 2.1.5 d) of the PPS states: *Development and site alteration shall not be permitted in significant wildlife habitat unless it has been demonstrated that there will be no negative impacts on the natural features or their ecological functions.* It is the responsibility of the approval authority to identify significant wildlife habitat or require its identification. The MNRF has several guiding documents which may be useful in identification of significant wildlife habitat and characterization of impacts and mitigation options:

- Significant Wildlife Habitat Technical Guide, 2000
- The Natural Heritage Reference Manual, 2010
- Significant Wildlife Habitat Mitigation Support Tool, 2014
- Significant Wildlife Habitat Criteria Schedule for Ecoregion 5E and 6E, 2015

The habitat of special concern species (as identified by the Species at Risk in Ontario list) and Natural Heritage Information Centre tracked species with a conservation status rank of S1, S2 and S3 may be significant wildlife habitat and should be assessed accordingly.

## Water

If any in-water works are to occur, there are timing windows for which work in water should not take place (see below). Appropriate measures should be taken to minimize and mitigate impact on water quality and fish habitat, including:

- installation of sediment and erosion control measures;
- avoiding the removal, alteration, or covering of substrates used for fish spawning, feeding, over-wintering or nursery areas; and
- debris control measures to manage falling debris (e.g. spalling).

### Timing windows (no in-water works) in MNRF Kemptville District\*:

Warmwater and cool water	→ March 15 – June 30
St. Lawrence River & Ottawa River	→ March 15 – July 15
Coldwater	→ October 1 – May 31
Big Rideau Lake & Charleston Lake	→ October 1 – June 30

\* Please note: Additional timing restrictions may apply as they relate to endangered and threatened species for works in both water and wetland areas.

Timing windows when in-water work is restricted – based on species presence:

	FISH SPECIES	TIMING WINDOW (No in-water works)
<b>Spring:</b>	Walleye	March 15 to May 31
	Northern Pike	March 15 to May 31
	Lake Sturgeon	May 1 to June 30
	Muskellunge	March 15 to May 31
	Largemouth/Smallmouth Bass	May 1 to July 15
	Rainbow Trout	March 15 to June 15
	Other /Unknown Spring Spawning Species	March 15 to July 15

	FISH SPECIES	TIMING WINDOW (No in-water works)
<b>Fall:</b>	Lake Trout	October 1 to May 31
	Brook Trout	October 1 to May 31
	Pacific Salmon	September 15 to May 31
	Lake Whitefish	October 15 to May 31
	Lake Herring	October 15 to May 31
	Other /Unknown Fall Spawning Species	October 1 to May 31

Additional approvals and permits may be required under the Fisheries Act. Please contact Fisheries and Oceans Canada to determine requirements and next steps. There may also be

Ministry of Natural  
Resources and Forestry

Kemptville District

10 Campus Drive  
Postal Box 2002  
Kemptville ON K0G 1J0  
Tel.: 613 258-8204  
Fax: 613 258-3920

Ministère des Richesses  
naturelles et des Forêts

District de Kemptville

10, promenade Campus  
Case postale, 2002  
Kemptville ON K0G 1J0  
Tél.: 613 258-8204  
Télééc.: 613 258-3920



approvals required by the local Conservation Authority or Transport Canada. As the MNRF is responsible for the management of provincial fish populations, we request ongoing involvement in such discussions in order to ensure population conservation.

### Species at Risk

A review of the Natural Heritage Information Centre (NHIC) and internal records indicate that there is a potential for the following threatened (THR) and/or endangered (END) species on the site or in proximity to it:

- Sensitive Species (END)
- Bank Swallow (THR)
- Barn Swallow (THR)
- Blanding's Turtle (THR)
- Bobolink (THR)
- Butternut (END)
- Eastern Meadowlark (THR)
- Least Bittern (THR)
- Loggerhead Shrike (END)

All endangered and threatened species receive individual protection under section 9 of the ESA and receive general habitat protection under Section 10 of the ESA, 2007. Thus any potential works should consider disturbance to the individuals as well as their habitat (e.g. nesting sites). General habitat protection applies to all threatened and endangered species. Note some species in Kemptville District receive regulated habitat protection. The habitat of these listed species is protected from damage and destruction and certain activities may require authorization(s) under the ESA. For more on how species at risk and their habitat is protected, please see: <https://www.ontario.ca/page/how-species-risk-are-protected>.

If the proposed activity is known to have an impact on any endangered or threatened species at risk (SAR), or their habitat, an authorization under the ESA may be required. It is recommended that MNRF Kemptville be contacted prior to any activities being carried out to discuss potential survey protocols to follow during the early planning stages of a project, as well as mitigation measures to avoid contravention of the ESA. Where there is potential for species at risk or their habitat on the property, an Information Gathering Form should be submitted to Kemptville MNRF at [sar.kemptville@ontario.ca](mailto:sar.kemptville@ontario.ca).

The Information Gathering Form may be found here:

<http://www.forms.ssb.gov.on.ca/mbs/ssb/forms/ssbforms.nsf/FormDetail?OpenForm&ACT=RDR&TAB=PROFILE&ENV=WWE&NO=018-0180E>

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For more information on the ESA authorization process, please see:

<https://www.ontario.ca/page/how-get-endangered-species-act-permit-or-authorization>

One or more special concern species has been documented to occur either on the site or nearby. Species listed as special concern are not protected under the ESA, 2007. However, please note that some of these species may be protected under the Fish and Wildlife Conservation Act and/or Migratory Birds Convention Act. Again, the habitat of special concern species may be significant wildlife habitat and should be assessed accordingly. Species of special concern for consideration:

- Black Tern (SC)
- Red-headed Woodpecker (SC)
- Short-eared Owl (SC)
- Snapping Turtle (SC)

If any of these or any other species at risk are discovered throughout the course of the work, and/or should any species at risk or their habitat be potentially impacted by on site activities, MNRF should be contacted and operations be modified to avoid any negative impacts to species at risk or their habitat until further direction is provided by MNRF.

Please note that information regarding species at risk is based largely on documented occurrences and does not necessarily include an interpretation of potential habitat within or in proximity to the site in question. Although this data represents the MNRF's best current available information, it is important to note that a lack of information for a site does not mean that additional features and values are not present. It is the responsibility of the proponent to ensure that species at risk are not killed, harmed, or harassed, and that their habitat is not damaged or destroyed through the activities carried out on the site.

The MNRF continues to strongly encourage ecological site assessments to determine the potential for SAR habitat and occurrences. When a SAR or potential habitat for a SAR does occur on a site, it is recommended that the proponent contact the MNRF for technical advice and to discuss what activities can occur without contravention of the Act. For specific questions regarding the Endangered Species Act (2007) or SAR, please contact MNRF Kemptville District at [sar.kemptville@ontario.ca](mailto:sar.kemptville@ontario.ca).

The approvals processes for a number of activities that have the potential to impact SAR or their habitat have recently changed. For information regarding regulatory exemptions and associated online registration of certain activities, please refer to the following website: <https://www.ontario.ca/page/how-get-endangered-species-act-permit-or-authorization>.

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Please note: The advice in this letter may become invalid if:

- The Committee on the Status of Species at Risk in Ontario (COSSARO) re-assesses the status of the above-named species OR adds a species to the SARO List such that the section 9 and/or 10 protection provisions apply to those species; or
- Additional occurrences of species are discovered on or in proximity to the site.

**This letter is valid until: Wed. Jul 18, 2018**

The MNRF would like to request that we continue to be circulated on information with regards to this project. If you have any questions or require clarification please do not hesitate to contact me.

Sincerely,

Lisa McShane  
Management Biologist  
[lisa.mcshane@ontario.ca](mailto:lisa.mcshane@ontario.ca)

Encl.\

-ESA Infosheet

-NHIC/LIO Infosheet