



Dendron Forestry Services

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Tree Information Report v3.0

Submitted as part of Committee of Adjustment Consent Application

Address: 1558 Baseline Road

Date: June 21, 2023

Prepared by: Astrid Nielsen, RPF, ISA Certified Arborist ®
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Prepared for: Peter Hume, peter.hume@hpurban.ca

Site Visit: March 17, 2022 and March 23, 2023

Committee of Adjustment
 Received | Reçu le
 2023-07-24
 City of Ottawa | Ville d'Ottawa
Comité de dérogation

Note:

This Tree Information Report has been updated to reflect the latest site plan prepared by Evolution Design and Drafting dated June 20th, 2023. The recommendations around tree removal and protection are based on this information and may change as more information that could impact the trees becomes available during the building permit stage. The recommendations in this report should be incorporated into the next stages of project design for those trees identified as retainable. This report should be updated using the final grading plan as part of the building permit application package.

Tree Information:

The following is an inventory of all trees that are protected under City of Ottawa Tree Protection (By-law No. 2020-340) on the site and adjacent City property. This includes Distinctive Trees (private trees with a diameter at breast height (dbh) of 30 cm or greater) and city-owned trees of all sizes. It also includes Distinctive Trees 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 assumes the tree has no restrictions on root growth.

Tree ¹	Species	Diameter at breast height (cm)	Ownership ²	Condition	Action	Arborist Recommendations
1	Colorado spruce (<i>Picea pungens</i>)	74 cm	Private, 1558 Baseline	Fair; 2 codominant stems, 30 and 55 cm, significant wound on trunk 18 X 50 cm from recent construction due to lack of tree protection fencing, compacted soil due to creation of new parking	Retain	Retain and protect with fencing during all site works as per City of Ottawa Tree Protection Specifications (March 2021); limit excavation for new foundation to at least 2 m from edge of tree; trim excess bark around wound to speed up



				area within CRZ, overall decline in tree vigour and health (duller foliage and small twig dieback)		compartmentalization of wound and prevent decay
2	Siberian elm (<i>Ulmus pumila</i>)	52, 42 cm	Jointly owned with city	Fair; decay at junction of stems at base, 5-10% dieback	Retain	Retain and protect with fencing during all site works as per City of Ottawa Tree Protection Specifications (March 2021); request that city forestry completes post construction assessment and appropriate follow up work
3	Siberian elm (<i>Ulmus pumila</i>)	54 cm	Jointly owned with city	Fair; crown dieback 15%, wound at base 10X50 cm	Retain	Retain and protect with fencing during all site works as per City of Ottawa Tree Protection Specifications (March 2021); request that city forestry completes post construction assessment and appropriate follow up work
4	Siberian elm (<i>Ulmus pumila</i>)	31 cm	Jointly owned with city	Fair; straight trunk, 15-20% crown dieback, old mechanical wound on trunk	Retain	Retain and protect with fencing during all site works as per City of Ottawa Tree Protection Specifications (March 2021); request that city forestry completes post construction assessment and appropriate follow up work
5	Siberian elm (<i>Ulmus pumila</i>)	36 cm	City	Fair; successive pruning for hydro clearance	Retain	Retain and protect with fencing during all site works as per City of Ottawa Tree Protection Specifications (March 2021); request that city forestry completes post construction assessment and appropriate follow up work
6	Siberian elm (<i>Ulmus pumila</i>)	36 cm	City	Fair/poor; previously topped for hydro clearance and extensive pruning	Retain	Retain and protect with fencing during all site works as per City of Ottawa Tree Protection Specifications (March 2021); request that city forestry completes post construction assessment and appropriate follow up work

¹ Please refer to the attached Tree Information map for tree numbers. Note that this 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.



Proposed Development and Conserved Vegetation

The building footprint has been shifted since the last version of the Tree Information Report dated March 28, 2022. The footprint on the northwest side has increased and encroaches more into the critical root zone of the Siberian elm along Pender and Baseline. In discussions with the client, they have agreed to use shoring along the northwest corner of the building which can reduce the excavation to 0.6 m out past the foundation wall to allow enough space for footing and weeping tile installation. The original excavation line was approximately 3 m from the western property line, and with the new site plan and shoring, it will be approximately 2.4 m. Additional mitigation measures to reduce the impact to these trees could include severing of the roots ahead of excavation by an arborist with an airspade. Although this new site plan encroaches more into the critical root zones of the Siberian elms, it will likely not make a significant difference over the long term as they are short lived species that are already in fair/poor condition. Furthermore, this new site plan does not include parking for the site which will result in more available rooting space for existing and future trees. Protecting these trees with fencing during all site works (see below) will be a key piece to ensuring effective retention.

Prior to any site works, protective fencing should be installed around the trees as indicated in the attached Tree Information Map and maintained until all construction on site has been completed as per the **City of Ottawa Tree Protection Specifications (March 2021)**. Within the fenced area, the following tree protection guidelines should be applied:

- Do not change the grade
- Do not store construction material
- Do not operate machinery
- Do not convert to hard surface or change the landscaping
- Do not excavate unless it is a method that has been pre-approved by the City
- Do not place signs, notices or posters to any tree
- Do not damage the root system, trunk, or branches of any tree
- Direct the exhaust away from the tree

The tree protection fencing must be 1.2 m in height and constructed of a rigid or framed material (e.g. modulus – steel, plywood hoarding, or snow fence on a 2"X4" wood frame) with posts 2.4 m apart such that the fence location cannot be altered. All supports must be placed outside of the CRZ and installation must minimize damage to existing roots.

If the fenced tree protection area must be reduced to facilitate construction, *one* of the following mitigation measures should be applied:

- Place a layer of 6-12 inches (15 to 30 cm) of woodchip mulch to the area
- Apply ¾ (2 cm) inch plywood, or road mats over a 4+ inch (10 cm) thick layer of the wood chip mulch
- Apply 4-6 inches (10 to 15 cm) of gravel over a taut, staked, geotextile fabric



The undersigned personally inspected the property and issues associated with this report on March 17, 2022 and May 23, 2023. On Behalf of Dendron Forestry Services,



Astrid Nielsen, MFC, RPF (Registered Professional Forester)
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ISA Tree Risk Assessment Qualified
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Figure 1: Tree 1, Colorado spruce to be retained



Figure 2: Mechanical damage on Colorado spruce from previous construction



Figure 3: Image from Google Street View 2019 showing the lack of tree protection during construction



Figure 4: City Siberian elm (trees 2-6) along property line – view from southwestern corner, Baseline road in the back



Figure 5: Trees 2 -6 (from right to left) – view from the west, Baseline road to the left



Figure 6: Colorado spruce, tree 1, May 23, 2023



Intended Use of the Report

This Information Report was carried out by Dendron Forestry Services (hereafter Dendron) at the request of the Client. The information, interpretation and analysis contained within this Report is to be used solely for the purposes outlined within this Report. This Report is for the exclusive use of the Client.

Limitations of this Report

This Report is based on the circumstances and observations as they existed at the time of the site inspection of the Client's Property and the trees situated thereon by Dendron and upon information provided by the Client to Dendron. The opinions in this Report are given based on observations made and using generally accepted professional judgment, however, because trees and plants are living organisms and subject to change, damage and disease, the results, observations, recommendations, and analysis as set out in this Report are valid only as at the date any such testing, observations and analysis took place and no guarantee, warranty, representation or opinion is offered or made by Dendron as to the length of the validity of the results, observations, recommendations and analysis contained within this Report. As a result the Client shall not rely upon this Report, save and except for representing the circumstances and observations, analysis and recommendations that were made as at the date of such inspections. It is recommended that the trees discussed in this Report should be re-assessed periodically.

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.

Dendron accepts no responsibility for the implementation of all or any part of the Report, unless specifically requested to examine the implementation of such activities recommended herein. In the event that inspection or supervision of all or part of the implementation is requested, that request shall be in writing and the details agreed to in writing by both parties.

Assumptions

The Client is hereby notified and does hereby acknowledge and agree that where any of the facts and information set out and referenced in this Report are based on assumptions, facts or information provided to Dendron by the Client and/or third parties and unless otherwise set out within this Report, Dendron will in no way be responsible for the veracity or accuracy of any such information. Further, the Client acknowledges and agrees that Dendron has, for the purposes of preparing their Report, 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 explicitly denies any legal liability for any and all 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.

Professional Responsibility

In carrying out this Report, Dendron and any Assessor appointed for and on behalf of Dendron to perform and carry out the Report has 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.

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 or Assessors, in contract or in tort, more than 12 months after the date of this Report.

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.

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2	Siberian elm (<i>Ulmus pumila</i>)	52, 42 cm	Fair; decay at junction of stems at base, 5-10% dieback	Retain and protect with fencing during all site works as per City of Ottawa Tree Protection Specifications (March 2021); request that city forestry completes post construction assessment and appropriate follow up work
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6	Siberian elm	36 cm	Fair/poor; previously topped for hydro	Retain and protect with fencing during all site works as per City

Tree Protection Fencing

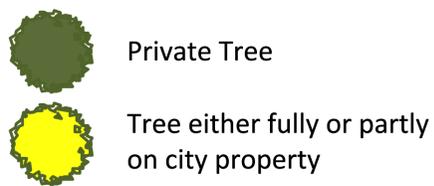
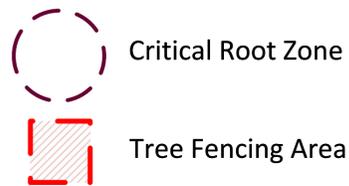
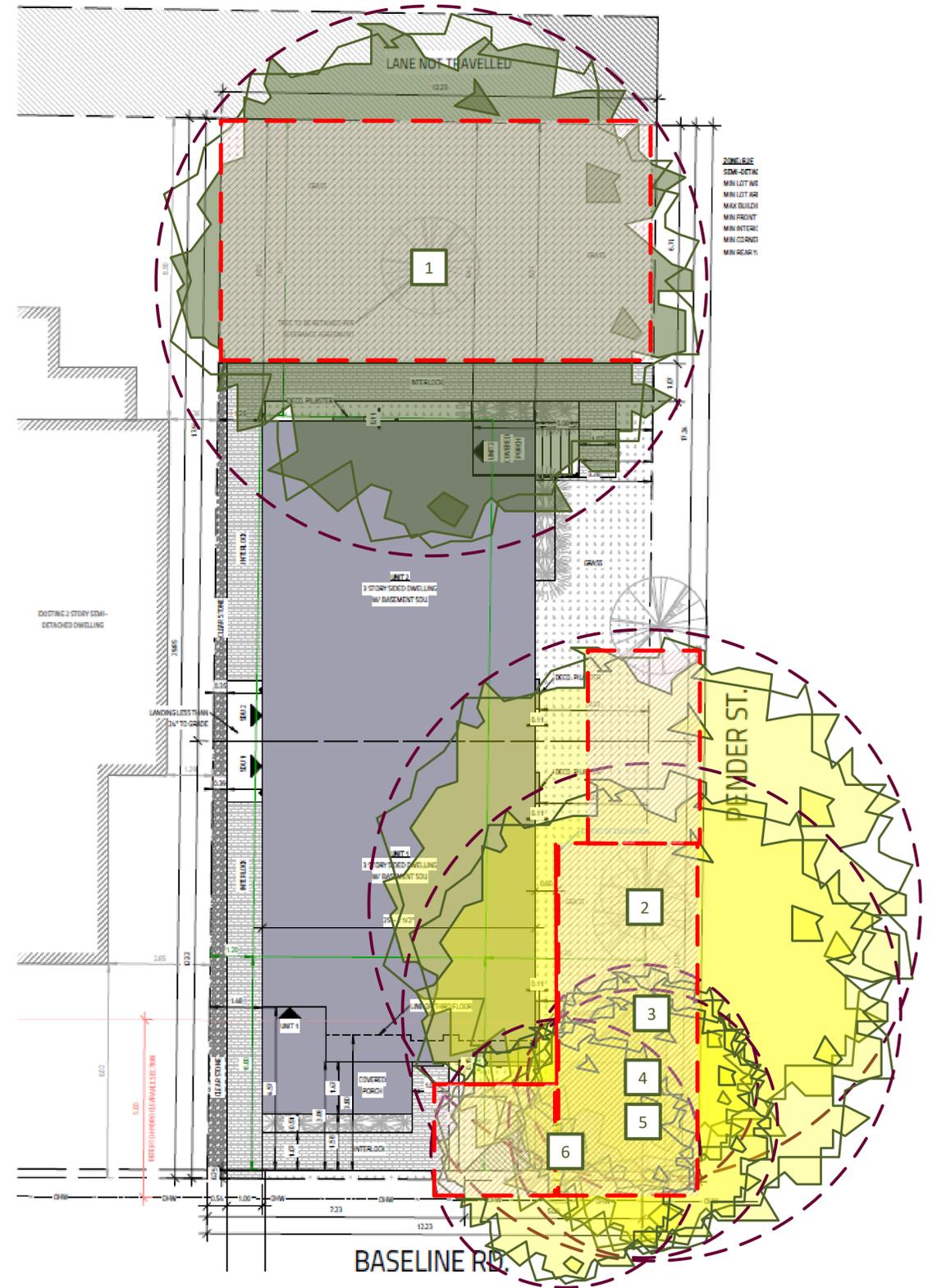
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Note that the tree layer has been added to the original site plan supplied by the client in pdf format. This layer refers to the trees only, and the original site plan has not been altered in the process. Refer to the original plan for details on grading as quality is lost when importing the plan into the mapping software used to create the tree layer.



Tree Information Report – 1558 Baseline Road
 Tree layer prepared by Dendron Forestry Services
 Version 3.0, June 21, 2023
 For more information, please contact info@dendronforestry.ca