

Tree Information Report (TIR) – Full

Infill Project

Site: 11 Saint Claire Avenue, Nepean, Ottawa, ON. K1G 1Z8

Owner: Youssef Amer. 1652857 Canada Inc.

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Arborist: Lee Purcell

Company: Valley Tree Services

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Committee of Adjustment
Received | Reçu le

2025-04-30

City of Ottawa | Ville d'Ottawa
Comité de dérogation

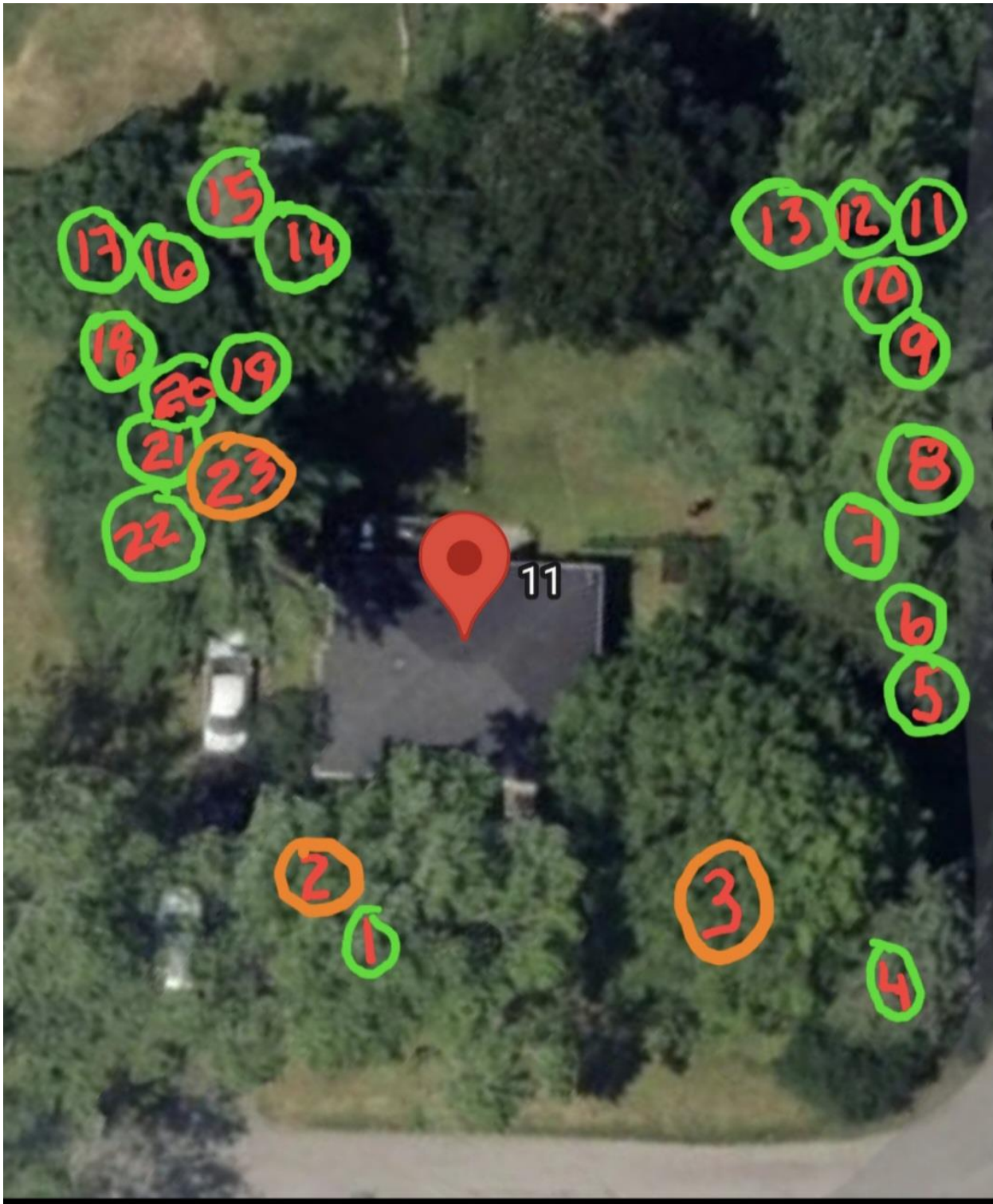
Full Report Link:

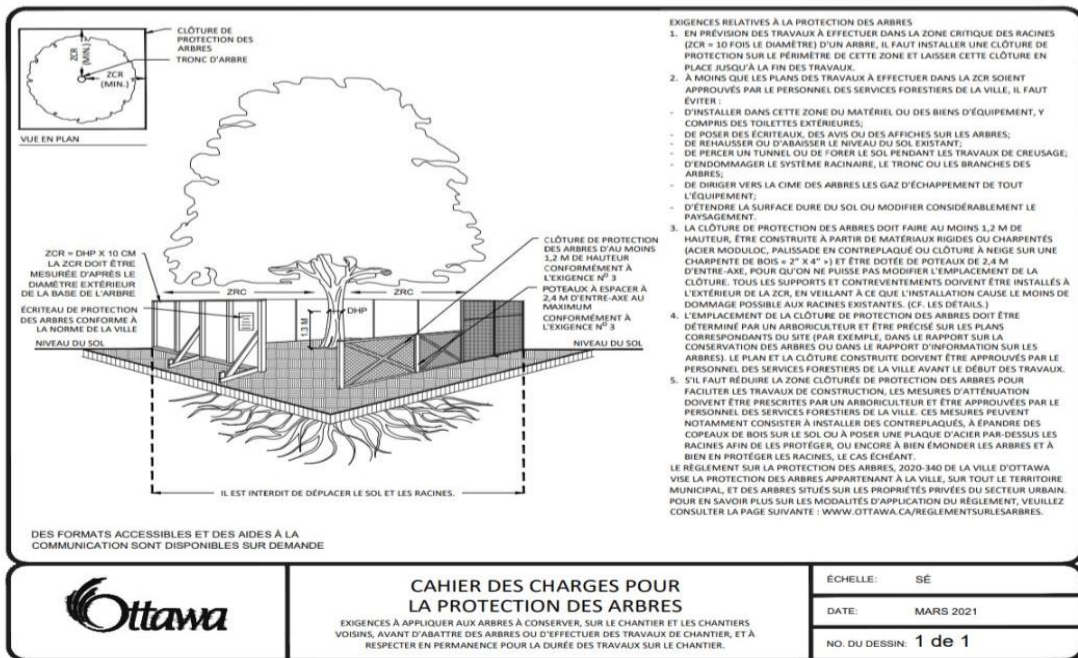
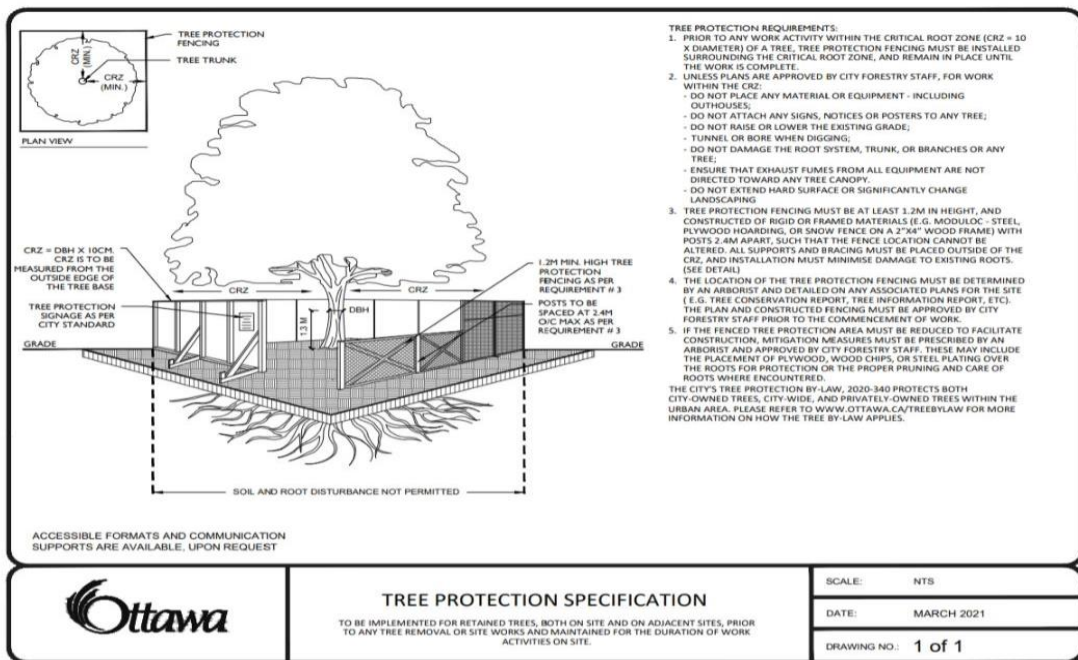
Click here to access the full TIR

https://1drv.ms/x/c/2b2bfe49e85dfc7e/EZZqhxNhj6dMvmyozhHcdJEBR0EEJ0F0HeDpgNm_bQOS_yA?e=kmUQWh

Chart refers to google image

Image below is property diagram





Tree Replanting or Compensation plan

The removal of distinctive trees on the property requires appropriate replacement as per city policy.

- Trees must be minimum 50mm caliper, nursery-grown, caged, and of a non-invasive species suitable for Zone 5 planting.
- Suggested planting locations should be included in the final landscaping plan.
- If replacement is not feasible, the City of Ottawa mandates a \$400 compensation fee per tree not replanted.

REMOVE DAMAGED BRANCHES, FOLLOW PROPER ARBORICULTURAL PRACTICES. DO NOT REMOVE LEADER.
RETIRER LES BRANCHES ENDOMMAGÉES. SUIVRE LES SAINES PRATIQUES ARBORICOLES. NE PAS COUPER LA FLÈCHE.

REMOVE POT/WIRE BASKET COMPLETELY.
RETIRER COMPLÈTEMENT LE POT OU LA TONTINE.

MULCH TO COVER ALL EXPOSED SOIL SURFACES. ENSURE MULCH IS PULLED BACK MIN 50 mm FROM BASE OF TREE.
RECOUVRIR DE PAILLIS LES SURFACES EXPOSÉES, À L'EXCEPTION D'UN ESPACE MINIMAL DE 50 mm AUTOUR DE LA BASE DU TRONC.

100mm SOIL SAUCER OUTSIDE OF ROOT BALL AS REQUIRED.
MODELER UNE CUVETTE DE 100 mm AUTOUR DE LA MOTTE RACINAIRE, AU BESOIN.

SCARIFY SIDES OF PLANTING PIT 50mm.
SCARIFIER LES CÔTÉS DE LA FOSSE DE PLANTATION (50 mm).


USE NATIVE TOPSOIL FOR BACKFILLING.
REMPLEIR AVEC LA TERRE VÉGÉTALE LOCALE.

150mm WIDER THAN ROOT BALL
150 mm PLUS LARGE QUE LA MOTTE RACINAIRE

APPROX. 1m DEPTH
ENVIRON 1 m DE PROFONDEUR

NOTES:
1. PROTECT TRUNK DURING TRANSPORT AND INSTALLATION.
2. ALL PROTECTIVE WRAPPING SHALL BE REMOVED AFTER INSTALLATION;
3. ALL DIMENSION IN MILLIMETERS UNLESS OTHERWISE NOTED.
4. PLANT IN A LOCATION WHERE YOUR TREE HAS ROOM TO GROW.
5. 4 TO 7 METERS FROM ANY OTHER EXISTING TREES OR BUILDINGS FOR BRANCHES TO GROW.
6. 1 TO 2 METERS FROM DRIVEWAYS OR WALKWAYS.

NOTES :
1. PROTÉGER LE TRONC DURANT LE TRANSPORT ET L'INSTALLATION.
2. RETIRER LES COUCHES PROTECTRICES DURANT L'INSTALLATION.
3. À MOINS D'INDICATION CONTRAIRE, TOUTES LES DIMENSIONS SONT EN MILLIMÈTRES.
4. PRÉVOIR UN ESPACE ASSEZ GRAND POUR QUE L'ARBRE GRANDISSE.
5. PRÉVOIR 4 À 7 M DE DISTANCE DE TOUT AUTRE ARBRE OU DES BÂTIMENTS EN VUE DE LA POUSSE DES BRANCHES.
6. PRÉVOIR 1 À 2 M DE DISTANCE DE TOUTE ENTRÉE DE COUR OU ALLÉE PIÉTONNIÈRE.



TREE PLANTING GUIDANCE
GUIDE DE PLANTATION D'ARBRE

SCALE/ Échelle: NTS/ SÉ

DATE/ DATE: MARCH 2022/ MARS 2022

DRAWING NO./ DESSIN: 1of/de1

Reason for Tree Removal

The trees identified for removal are the only ones that are in the development zone.

If retained they will suffer irreparable structural damage due to excavation.

Species to be removed include:

- #2 FLOWERING CRAB
- #3 HARD MAPLE
- #24 PINE WHITE

Observed Issues:

- The flowering crab is in decline, has existing damage to more than ½ of the canopy, and is struggling.
- The Hard Maple has approximately 40% dieback throughout the canopy. Due to inclusions, therefore the limbs in dieback are being girdled by callous material.
- The pine is in the way for new construction and will not sustain life during /after construction.

These trees will soon pose a safety risk and are not viable for retention in a redeveloped urban lot.

Valley Tree Services recommends:

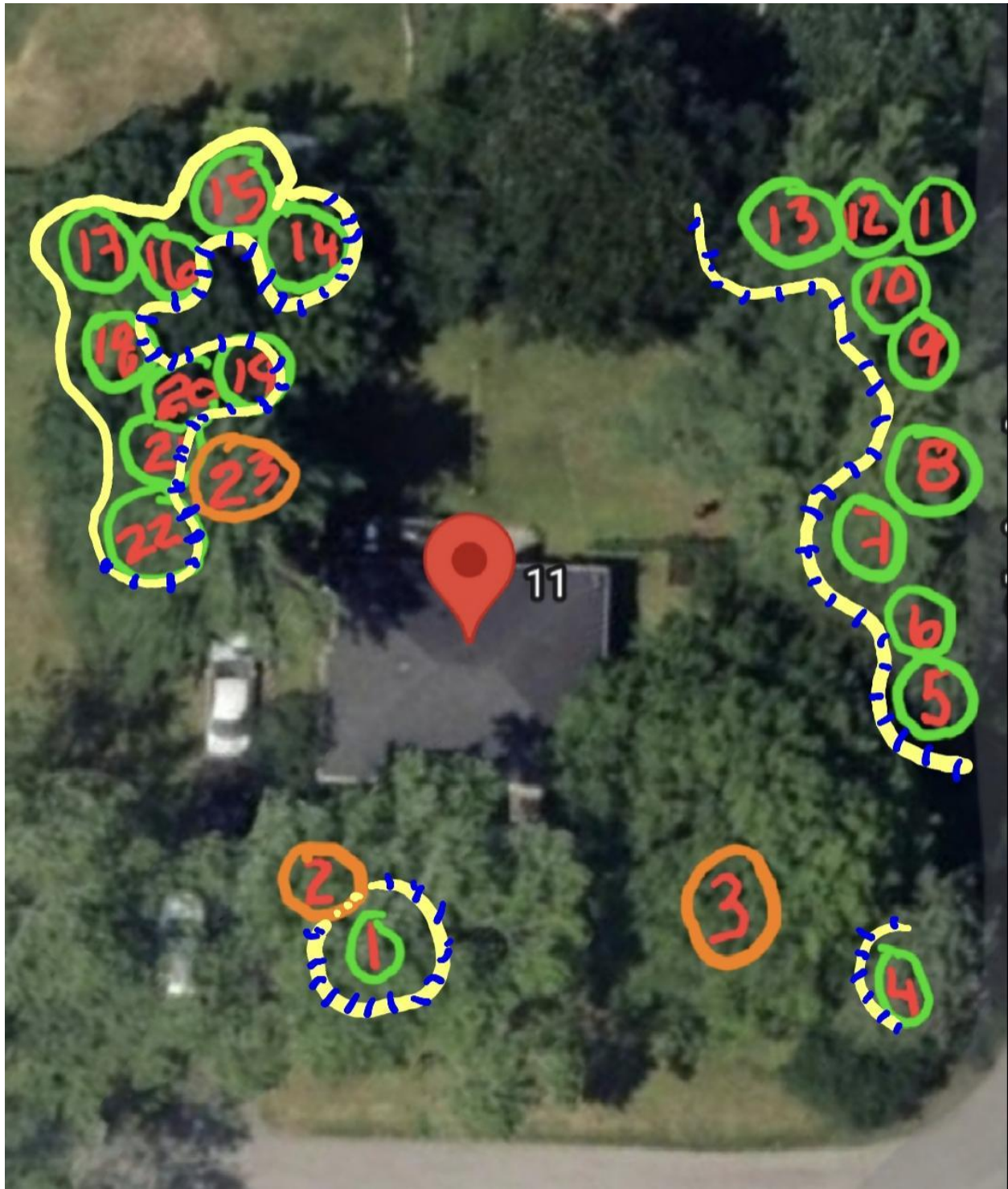
- The removal of the 2 structurally unsound species and replace accordingly and 1 pine that is unfortunately in the way.
- Replacement with appropriate Zone 5, non-invasive trees in another location on the property as per city replant criteria.
- To be replaced by 7 new trees

Yellow/blue C.R.Z. (not to scale).

Green retain

Orange remove

Red #'s of trees



These recommendations are provided to support site safety and compliance with municipal policy.

Note:

Valley Tree Services assumes no responsibility should the above recommendations not be followed. Tree protection fencing and mitigation must be installed and maintained in accordance with City of Ottawa guidelines & timelines

Lee Purcell

Forestry technician and arborist 25yrs

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(613)882-7384