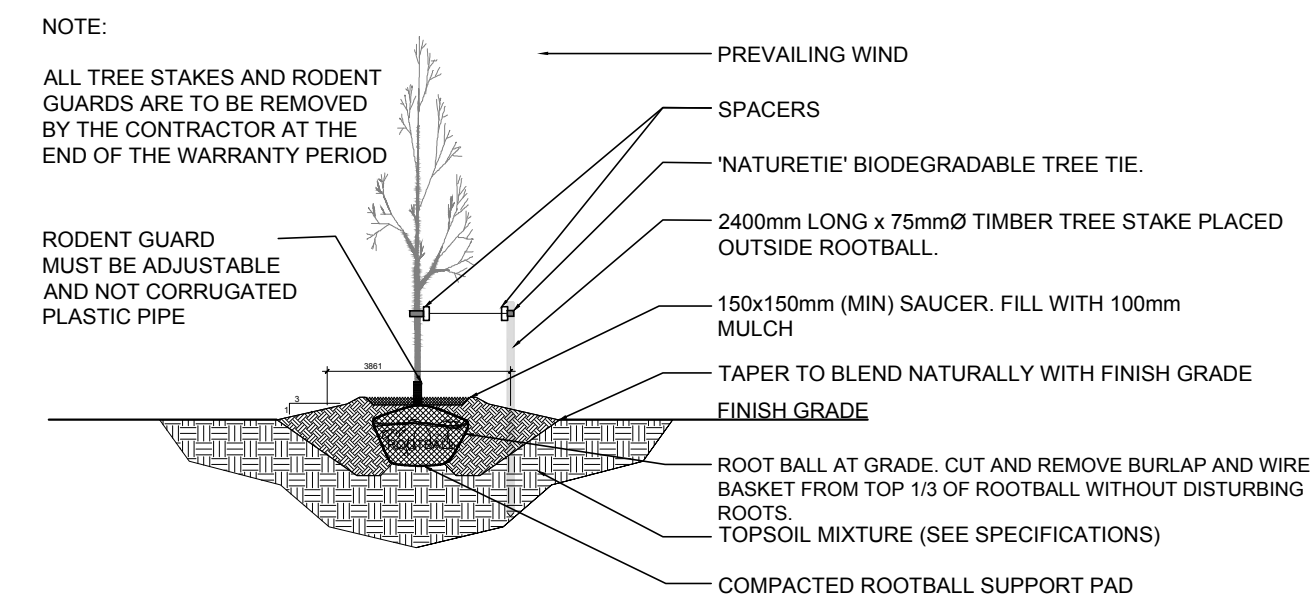
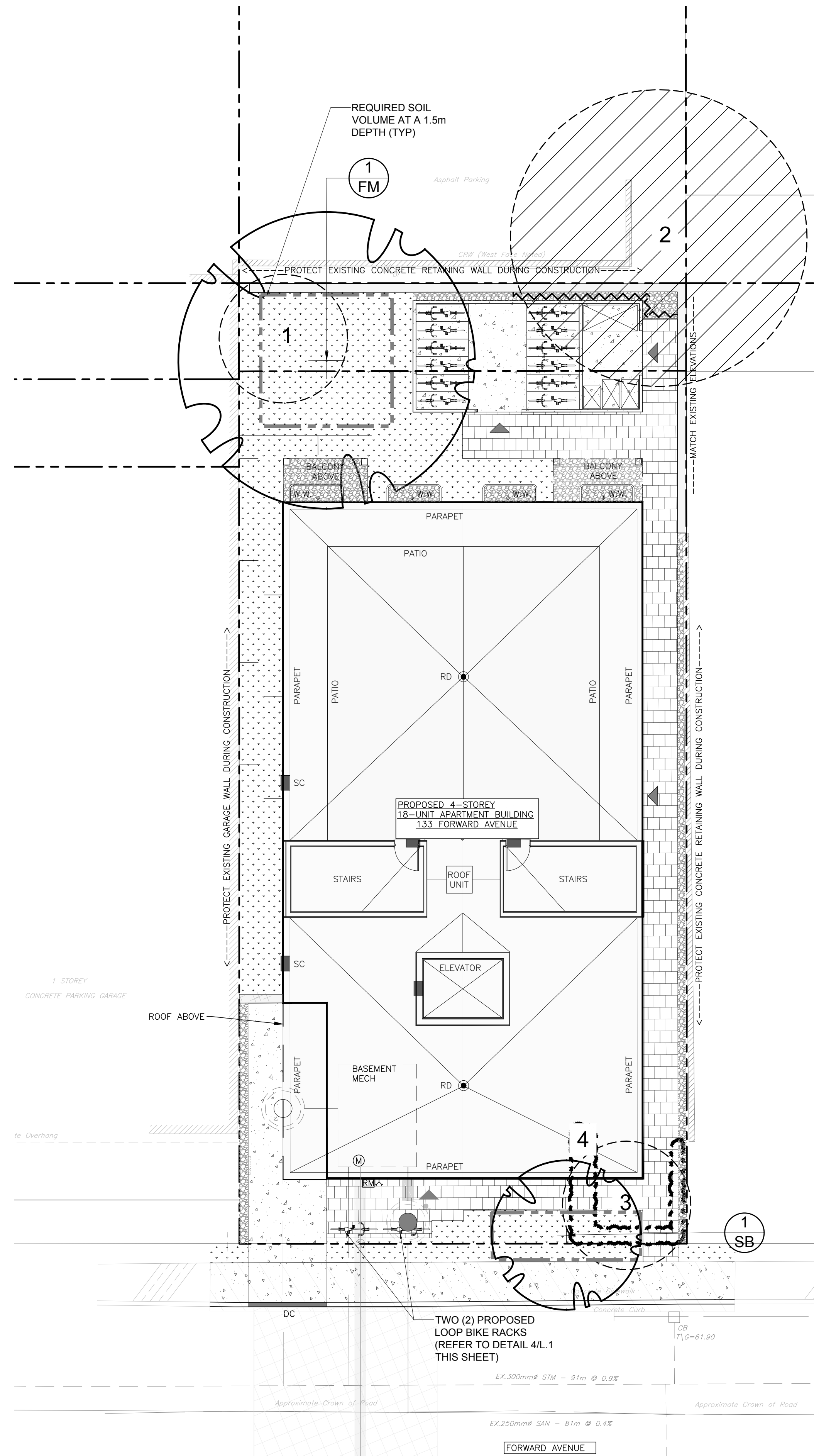
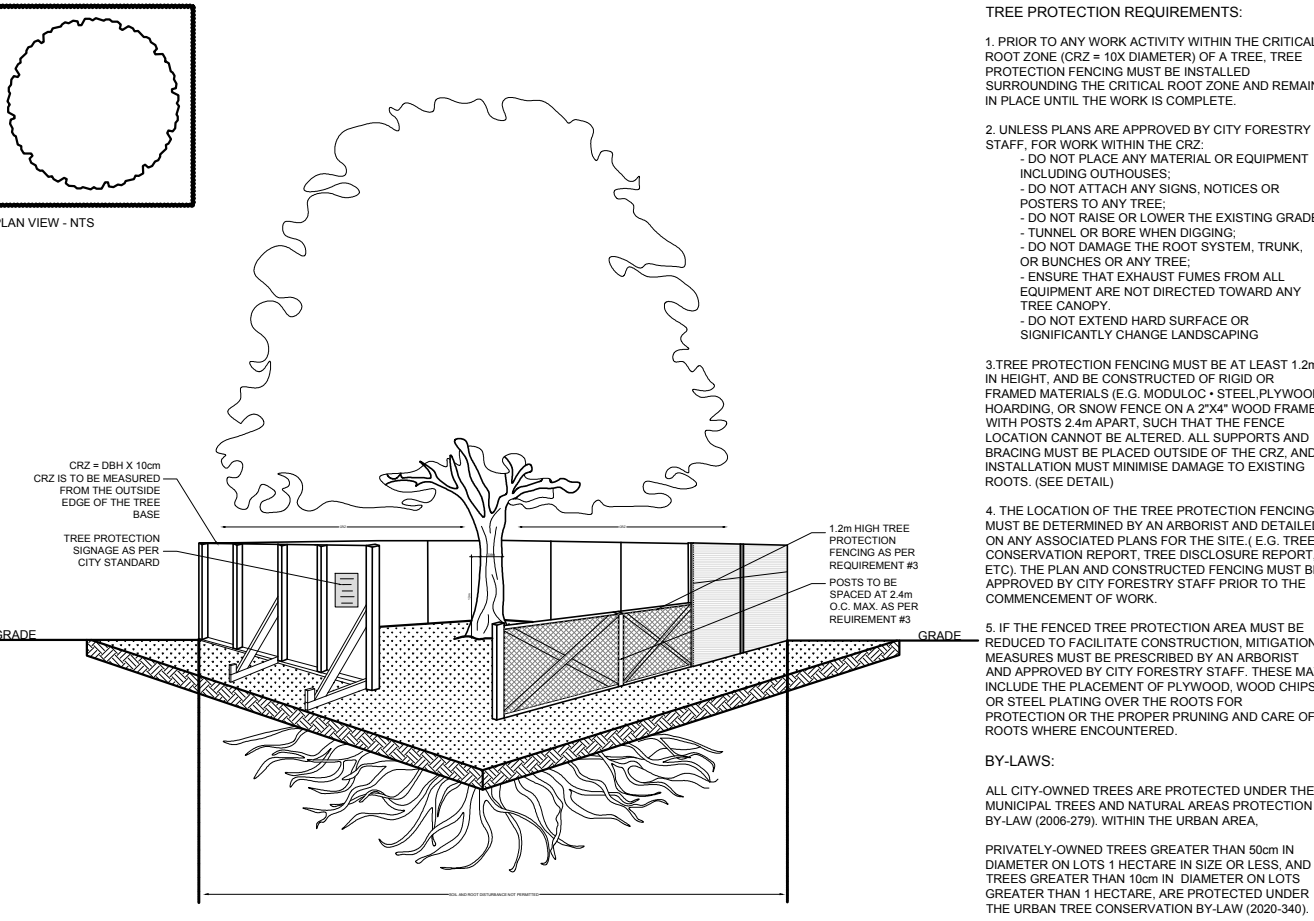


This document is presented in the language it was provided.  
Ce document est présenté dans la langue dans laquelle il a été fourni.

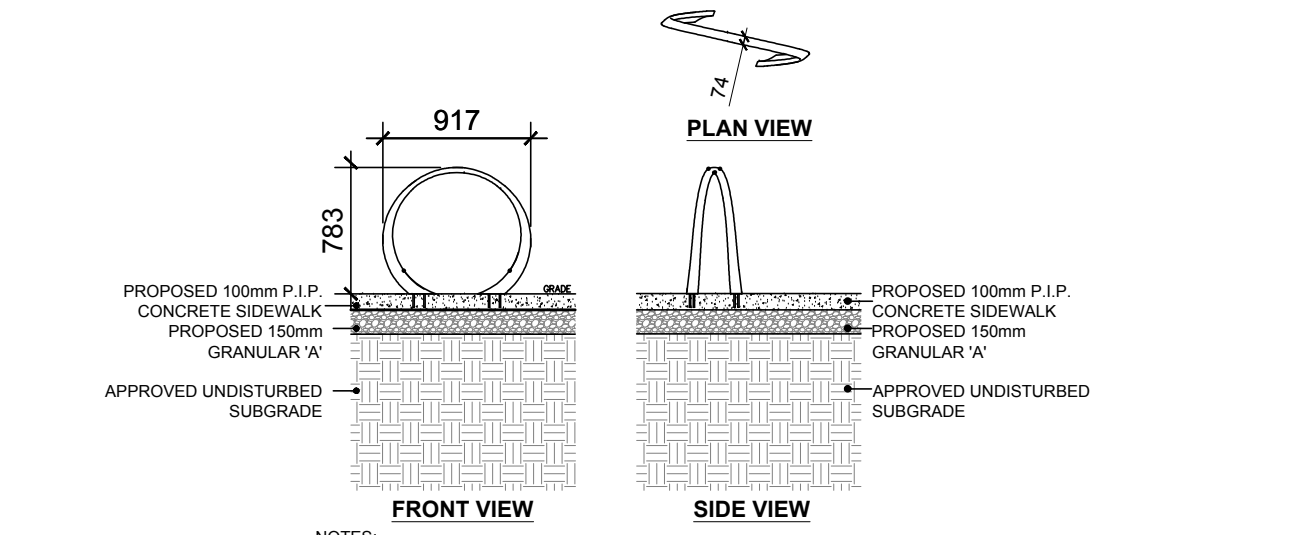
Committee of Adjustment  
Received | Reçu le  
2026-03-19  
City of Ottawa | Ville d'Ottawa  
Comité de dérogation



2 DECIDUOUS TREE PLANTING  
SCALE: NTS



3 TREE PROTECTION FENCE  
SCALE: NTS



4 LOOP BIKE RACK  
SCALE: NTS

- 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 MINIMUM DISTANCE OF 75MM FROM BASE OF TREE TRUNK.



**PROPOSED PLANT LIST** QTY. KEY

KEY	QTY.	BOTANICAL NAME	COMMON NAME	SIZE	CONDITION	REMARKS
<b>TREE</b>						
*FM	1	<i>Acer x freemani</i>	Freeman's Maple	50mm ø	B&B	
*SB	1	<i>Amelanchier canadensis</i>	Serviceberry	50mm ø	B&B	

\*Indicates that species is native to Ontario. All vegetation is proposed on private property.

**EXISTING TREE LIST #**

KEY	QTY.	BOTANICAL NAME	COMMON NAME	SIZE	CONDITION	REMARKS	OWNERSHIP	COMMENTS
1	1	<i>Acer negundo</i>	Manitoba Maple	220mm DBH	POOR	To be removed	133 Forward Ave.	Bark is scaling
2	1	<i>Acer negundo</i>	Manitoba Maple	520mm DBH	GOOD	To remain	140 Hinchey Ave.	Tree is in good condition
3	1	<i>Acer platanoides</i> 'Crimson King'	Crimson King Maple	270mm DBH	GOOD	To be removed	133 Forward Ave.	Conflicting with new building and walkway
4	*	<i>Thuja occidentalis</i>	White Cedar Hedge	50-100mm DBH	GOOD	To be removed	133 Forward Ave.	Conflicting with new building and walkway

\*DENOTES NUMEROUS

**40 YEAR CANOPY CALCULATION:**

505 m<sup>2</sup> site area

(1) Large Deciduous Tree Proposed (154m<sup>2</sup>ea)  
(1) Small deciduous trees proposed (7m<sup>2</sup> ea)

= 161m<sup>2</sup> canopy cover = 32% canopy cover

\*Large deciduous tree calculated at 14m spread and small trees at 3m spread

**LEGAL DESCRIPTION**

PART 1 PLAN OF LOT 3 EAST FORWARD AVENUE REGISTERED PLAN 35 CITY OF OTTAWA

CLIENT  
**In Harmony Developments Inc.**  
Direct: (437) 246-6419  
187 Chemin Old Chelsea, Suite 101, Chelsea Québec, J9B 1J3

CONSULTANTS  
ARCHITECTS:  
**Susan D. Smith Architect**  
941 Merivale Road  
Ottawa, ON K1Z 6A1  
Tel : (613) 722- 5327  
s.smith@sdsarch.ca

SURVEYORS  
**ANNIS, O'SULLIVAN, VOLLEBEKK LTD.**  
14 Concourse Gate, Suite 500  
Nepean, ON K2E 7G6  
Phone: (613) 727-0850 / Fax: (613) 727-1079  
Email: noone@annis.com

CIVIL ENGINEERS:  
**EXP SERVICES INC.**  
100-2650 QUEENSVIEW DRIVE  
Ottawa, ON K2B 8H6  
Tel : (613) 688-1899

**LEGEND**

- PROPOSED BIKE PARKING SPACE
- PROPOSED CONCRETE
- PROPOSED SODDED GRASS AREA
- PROPOSED RIVERSTONE MULCH (75-100mm DIA. / 3-4 INCH DIA.)
- PROPOSED PRECAST CONCRETE PAVERS
- REQUIRED SOIL VOLUME AT 1.5m DEPTH
- PROPOSED DECIDUOUS TREE
- EXISTING TREE TO REMAIN
- EXISTING TREE TO BE REMOVED
- EXISTING HEDGE TO BE REMOVED
- TREE PROTECTION FENCE
- PROPOSED RETAINING WALL (REFER TO CIVIL DRAWING FOR REFERENCE)
- EXISTING RETAINING WALL TO REMAIN

No.	Issue	Date	MM/DD/YY	DR	CK
5					
4					
3					
2	REVISED PER CITY COMMENTS	02/26/2026		ML	JL
1	ISSUED FOR SITE PLAN CONTROL	12/05/2025		ML	JL

**JAMES B. LENNOX & ASSOCIATES INC.**  
**LANDSCAPE ARCHITECTS**  
3332 CARLING AVE. OTTAWA, ONTARIO K2H 5A8  
Tel: (613) 722-5168 Fax: (866) 343-3942

PROJECT  
PROPOSED 4 STOREY 18 UNIT APARTMENT  
133 FORWARD AVENUE, OTTAWA ON

DRAWING  
TREE CONSERVATION REPORT & LANDSCAPE PLAN

STAMP	SCALE
	AS SHOWN
	START DATE
	DECEMBER 2025
	PROJECT NO.

PROJECT NORTH	DRAWING NO.
	L.1
	PLOT SIZE ARCH-D