



Muncaster
Environmental
Planning Inc.

February 21, 2022

Mr. Matthew Firestone
Project Manger
Landric Homes
202-1173 Cyrville Road
Ottawa, ON
K1J 7S6

Dear Mr. Firestone:

**RE: 3040 and 3044 Innes Road – Proposed Apartment Building
Tree Conservation Report and Environmental Impact Statement**

This Environmental Impact Statement (EIS) and Tree Conservation Report (TCR) assesses an urban residential development for an approximately 0.28 hectare site on the south side of Innes Road, east of Cleroux Crescent, in the east portion of Blackburn Hamlet, City of Ottawa. The municipal addresses are 3040 and 3044 Innes Road.

As shown on the site plan at the end of this report, the proposed development will consist of a four-storey apartment building with a total of 42 units. Access will be from the south side of Innes Road in the west portion of the site, and the development will include 14 surface parking spaces and 46 indoor underground parking spaces. The site will be on full municipal services. Existing retaining walls on the west property line will be retained, with additional retaining walls required along the south edge of the access to the underground parking, to the north of the south property line (Map 3). Grading and catch basins will be used to collect stormwater, which will be directed to cisterns and the existing municipal system.

Although the site is less than one hectare and located within the suburban area of Ottawa's Urban Area (see Schedule F of the Tree Protection By-law), since the development is subject to Site Plan Control, Section 55 and other components of the *Distinctive trees on private properties one hectare or less in area* sections of the Tree Protection By-law do not apply.

Site Context

There are no environmental features identified for the site itself on Schedule C9 of the new City of Ottawa Official Plan. An Urban Natural Feature is identified approximately 80 metres to the southeast of the southeast corner of the site. The lands to the southeast are designated *Urban Natural Features* and are also part of the City's Natural Heritage Feature Overlay, as shown on the Schedule C9. A Natural Heritage System Core Area is to the north of the site, north of Inness Road. This area is also part of the Natural Heritage Feature Overlay.

No Urban Natural Areas were identified by Muncaster and Brunton (2005) on the site but there are two Natural Areas adjacent to the site; the moderately-rated Church Woods at Innes Urban Natural Area (Muncaster and Brunton, 2005) is immediately to the east of the site (Map 1) and the highly-rated DND Woods Natural Area (Brownell and Blaney, 1995) is to the north of the site, north of Innes Road. The lands to the north are also part of the Green's Creek Sector of the National Capital Greenbelt and the portion of the DND Woods closest to the site are designated *Core Natural Area* in the Greenbelt Master Plan (NCC, 2013) also well as a Natural Heritage System Core Area on Schedule C9 of the Official Plan as noted above. The DND Woods are also identified as a regionally-significant Areas of Natural and Scientific Interest (Brunton, 1992). There are no channels mapped for the site or adjacent lands, with unevaluated wetlands mapped for the lands immediately to the east as well as on portions of DND Woods to the north of Innes Road.

Existing residences, garages, other structures and large manicured amenity areas dominate the site, with residences on both 3040 and 3044 Innes Road both occupied and maintained. Scattered trees of various ages are along the east and south site edges and between 3040 and 3044 Innes Road.

Methodology

The Environmental Impact Statement component of this report includes an assessment of the terrestrial features, including the potential for specimen trees, significant woodlands, and Species at Risk. A field survey was completed of the site and adjacent lands on July 9th, 2021 from 08:45 to 11:15. Weather conditions during the July morning survey were good for observations, including a light air, an air temperature of 18° C, and partly sunny skies.

The field survey and this report were completed by Bernie Muncaster, who has a Master's of Science in Biology and over thirty-three 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 and to assess adjacent trees. It is proposed to remove the woody vegetation not identified for retention later in 2022, outside of the breeding bird season.

Potential Species at Risk

The Ministry of Natural Resources and Forestry (MNR) 's Make a Map: Natural Heritage Areas website was reviewed on July 8th, 2021. 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 square including the site and adjacent lands (18VR53 – 71). No Species at Risk were as listed for this square.

Four Species at Risk, barn swallow, bank swallow, eastern meadowlark, and bobolink, are identified in the Ontario Breeding Bird Atlas for the overall 10 km square (18VR53) that includes the site and general area of east Ottawa. Eastern meadowlark and bobolink utilize larger grassland areas such as hayfields, habitat not present on or adjacent to the site. Bank swallows nest in open sand walls, often in association with sand pits, habitat also not present.

No structures were present on or adjacent to the site that may be utilized by chimney swift or barn swallow. The chimneys on the existing residences are capped or vented to prevent potential chimney swift access (Photo 1) and the auxiliary structures do not have accessible open rafters for barn swallows.

In addition to the above potential Species at Risk, butternut and bat species are potential Species at Risk in the general area. No butternuts were observed on or within 50 metres of the proposed building area. No suitable cavity trees for potential summer bat species were noted on or adjacent to the site. The existing residences are maintained and occupied. Access to the interior of the residences by bats did not appear feasible.

Many other endangered and threatened species have historically been reported in the overall City, including butternut, eastern whip-poor-will, American ginseng, eastern prairie fringed-orchid, wood turtle, spiny softshell, Blanding's turtle, musk turtle, Henslow's sparrow, loggerhead shrike, little brown myotis, northern long-eared bat, olive hickorynut, golden eagle, cerulean warbler, least bittern, eastern cougar, lake sturgeon, and American eel.

No wetland habitat is on or within 30 metres of the site, and based on aerial photography wetland habitat further north or east and southeast of the site does not contain enough standing water to support suitable turtle habitat. There is no forest habitat on the site and no suitable open areas appear present in the adjacent forests to the north, southeast, or east for potential eastern whip-poor-will nesting habitat.

Based on the habitat present on and adjacent to the site, butternut is the most likely Species at Risk to be found on or adjacent to the site, which as indicated above was not observed.

Existing Conditions

No aquatic habitat potential was observed or is mapped for the site. The topography of the site is relatively flat. The soils on and adjacent to the site are mapped as medium-fined grained sands, which is consistent with field observations and the dominant soil of brown silty sand identified by Paterson (2021).

No areas of exposed bedrock were observed. Paterson (2021) noted that based on available geological mapping, the local bedrock is Paleozoic, interbedded limestone and shale of the Lindsay formation, with an overburden drift thickness of 25 to 50 metres depth. Paterson (2021) concluded that the long-term groundwater table can be expected at approximately one to 1.5 metres below ground surface.

Extensive mowed amenity areas, including for the vast majority of the rear yards of, are associated with both existing residences (Photos 2, 3, and 7). In addition to bluegrass, common ragweed, common dandelion, yellow wood sorrel, tufted vetch, black medic, ground ivy, and common plantain are well represented. As described below a few trees are within the mowed areas.

On-Site – 3044 Innes Road

There are several trees along the periphery of 3044 Innes Road. Starting in the north portion, south of Innes Road, a coppice white elm with the largest stems up to 20cm diameter at breast height (dbh) are south of the sidewalk north of 3044 Innes Road (Photo 2). Several white cedars between 10cm and 30cm dbh are along the east fence line (Photo 5). The north cedars and the coppice white elm are on City property. These trees appear to be in generally good condition, with good leaf-out and minimal trunk damage, though many of the cedars have been extensively pruned.

The trunk of a 58cm dbh red maple in the rear yard of 4044 Innes Road contained open wounds but the leaf-out was good. A 34cm dbh white cedar, 18cm dbh Manitoba maple, and a 18cm dbh pin cherry are also in the rear yard. Further south, the largest tree on the site is a 65cm dbh white pine in the southwest corner of 4044 Innes Road (Photo 4). Other trees along and adjacent to the south property line of 4044 Innes Road include a 30cm dbh sugar maple, and many white cedar and red maple stems between 6cm and 20cm dbh. This area is shown as a cultural woodland on Map 1. Glossy buckthorn, and common buckthorn shrubs are common among these trees, along with red raspberry, grey dogwood, and regenerating stems of balsam fir, ash, white elm, and white cedar. The ground flora was generally reflective of disturbed conditions including wild grape, thicket creeper, small enchanter's nightshade, and helleborine, along with sensitive fern.

In addition to the white cedars described above, several trees are along the east property line. These include a 48cm dbh sugar maple, a coppice sugar maple with stems up to 30cm dbh, and three red maples (18cm, 20cm, and 50cm dbh) (Photo 6).

3040 Innes Road

A 35cm dbh basswood is on City property to the north of 3040 Innes Road along with coppice white cedars with individual stems up to 33cm range and smaller coppice white elm and common lilac shrubs on private property slightly to the south. These front yard trees appear to be in generally good condition, with good leaf-out and minimal trunk damage.

The rear yard of 3040 Innes Road is also a cultural meadow of mowed grassed areas, with three mature red maples (Photo 7). The northern maple (60cm dbh) has been pruned and appeared to be in poor condition with reduced leaf-out. The other two maples (60cm and 75cm dbh) appear to be in better condition. A 22cm dbh Scot's pine is adjacent to the south maples, with a 40cm dbh white cedar and a dead 30cm dbh green ash in the central-west portion of the rear yard.

A coniferous hedgerow of ten white cedars between 18cm and 32cm dbh are along the common property line between 3040 and 3044 Innes Road (Photo 8). A 30cm dbh white elm is also in this area, along with a 60cm dbh red maple. The red maple had major trunk damage but the leaf-out was generally good. Grey dogwood, common buckthorn, glossy buckthorn, and regenerating ash are also among and adjacent to the cedar hedgerow. The invasive garlic mustard is common in this area.

Adjacent Trees to the East and South

An upland maple deciduous forest, with wetland inclusions, is to the east of the site. Most of this portion of the adjacent forest appears to have been logged over time, with the larger trees generally in the 30cm to 35cm dbh range. Sugar maple, red maple, white elm, white birch, white cedar, and green ash are common. The largest tree is a 65cm dbh sugar maple three metres to the east of the property line (Photo 6, Tree 'A' on Map 2)), with two red maples (30cm and 40cm dbh) between two and 2.25 metres east of the fenceline (Trees B and C on Map 2). No other trees with critical root zones that would extend onto the site were observed adjacent to the east property line

There are no co-owned trees or trees immediately to the south of the site with critical root zones that extend onto the site except an 80cm dbh eastern cottonwood 2.25 metres to the south of the southeast site corner (Photo 9, Tree D on Map 2) and a 55cm dbh twin-stem immediately south of the fence line in the southwest portion of 3040 Innes Road (Tree E on Map 2). The cottonwood appeared to be in poorer condition with reduced leaf-out. The maple to the west appeared to be in better condition, with a few of the maple branches extending north of the tree, overhanging the south edge of 3040 Innes Road.

The only adjacent tree to the west of the site with a critical root zone extending onto the site is a 68cm dbh red maple in the northeast portion of 2636 Cleroux Crescent (Tree F on Map 2). This tree is approximately one metre west of the fenceline. There is an existing grade raise of about 1.3 metres going to the west, with a retaining wall along the west edge of 3040 Innes Road.

No Species at Risk were observed on or adjacent to the site during the July morning field survey. Wildlife observed included American crow, European starling, downy woodpecker, blue jay, black-capped chickadee, northern flicker, American robin, northern cardinal, great-crested flycatcher, chipping sparrow, song sparrow, American goldfinch, and red squirrel. No potential wildlife cavity trees were noted on or adjacent to the site. No stick nests or other evidence of raptor use were observed.



Photo 1 – Chimneys on the residences (this example is 3044 Innes Road) are vented, preventing potential chimney swift access. View looking southeast

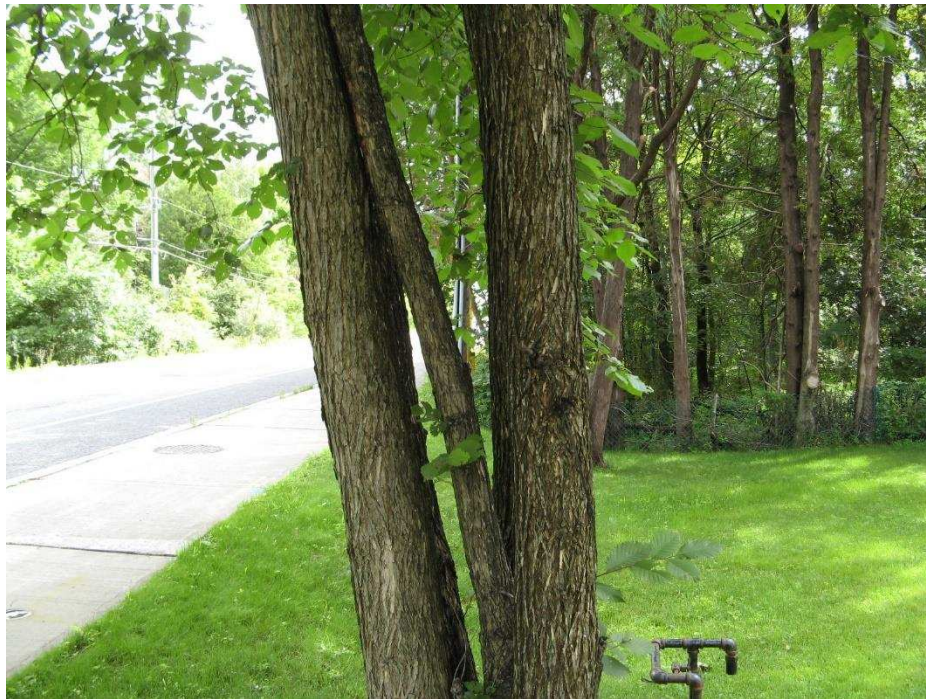


Photo 2 – Coppice white elm and manicured lawn in the front (north) portion of 3044 Innes Road. Note elm is likely on City property but is planned to be retained. View looking east

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Photo 3 – Rear yard of 3044 Innes Road. View looking north to red maple in apparently poor condition.



Photo 4 – Mature white pine in the southwest portion of 3044 Innes Road. View looking west



Photo 5 – White cedars along the east fenceline of 3044 Innes Road, south of Innes Road. Front cedars are on City property but will be retained. View looking south.



Photo 6 - Maples and cedars along the south portion of the east fenceline of 3044 Innes Road. In forefront is mature sugar maple east of site with critical root zone extending onto the site. View looking north



Photo 7 – Manicured lawn and one of the mature red maples in the south half of 3040 Innes Road. View looking north



Photo 8 – White cedars between 3040 and 3044 Innes Road. View looking south



*Photo 9 - Mature eastern cottonwood to the south of the southeast corner of the site (note stake).
View looking east*

DND Woods Natural Area

The DND Woods Natural Area to the north of Innes Road was considered high overall significance by Brownell and Blaney (1995). The Woods scored high for three of the evaluation criteria: rare vegetation community/landform types, endangered, threatened and rare species (note - none of the species identified by Brownell and Blaney (1995) are currently considered Species at Risk), and condition of Natural Area. A moderate significance was applied to hydrological features and vegetation community/landform and species diversity, with landscape attributes receiving a score of low. The impact of alien species was considered low and the vegetation communities were identified as in generally good condition. The amount of forest interior habitat in DND Woods was considered low by Brownell and Blaney (1997) due to its linear shape. Large-scale movement corridors or linkages and habitat for seasonal wildlife concentrations were considered absent from DND Woods by Brownell and Blaney (1997).

Church Woods at Innes Urban Natural Area

The Church Woods at Innes Urban Natural Area (Urban Natural Area number 78) is approximately 3.9 hectares and is immediately to the east of the site. The Church Woods at Innes Natural Area was rated as moderate, with two evaluation criteria scoring above average: connectivity and representative flora (Muncaster and Brunton, 2005). Three criteria were scored below average: natural communities, significant flora and fauna, and size and shape. The native flora co-efficient of conservation was considered very high. Disturbances within the Church Woods at Innes Urban Natural Area included localized clearing and forest cutting adjacent to residences, edge effect influences, minor informal pathways, and lowered water table due to

adjacent developments. The impact from non-native flora was considered modest, from glossy buckthorn and European mountain ash. The ecological linkage function of a 'stepping stone' across arterial roads between northern and southern portions of natural woodland habitat in the National Capital Greenbelt was considered important. Muncaster and Brunton (2005) noted a reduction in the natural water table level. This trend has likely continued, resulting in the lands immediately to the east of the site considered upland rather than wetland, with wetland inclusions present.

Significant Woodlands

A forested area is now considered significant woodlands in the urban area of the City of Ottawa if the forest is 0.8 hectares in size or larger and is 60 years of age and older at the time of evaluation. The site is clear of trees on 1965 aerial photography and thus would not be considered significant woodlands but the adjacent lands to the east are forested in 1965 and meet the criteria for significance in the City's urban area. The existing forest to the east will not be directly impacted and no new forest edge will be created. The majority of trees immediately adjacent to the site are small and will not be indirectly impacted as the closest portion of the new building will be approximately three metres west of the property line. As assessed below there is the potential to impact the couple of larger adjacent trees through damage to portions of the critical root zones.

Although the on-site trees do not represent significant woodlands, they do provide ecological functions including local wildlife habitat, and climate, air quality, wildlife, and nature appreciation benefits. Anticipated impacts on the trees and adjacent forest and associated mitigation measures are provided below.

Significant Wildlife Habitat

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 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 habitats including seeps or springs.

No forest is present on the site and forest interior habitat is not supported to the east of the site. Thus, potential nesting of species of special concern such as wood thrush and eastern wood-pewee is unlikely. No evidence of raptor wintering areas was noted and old growth forests are not present. The overall forest is not large enough to meet the size criterion for deer winter congregation areas and areas of broken and fissured rock for potential use by snakes were not observed.

The linkage function of the site itself is greatly minimized by the existing residences, other structures and mowed trees. Much better linkage function is anticipated to the east of the site in the forests of the Church Woods at Innes Urban Natural Area, connecting to the DND Woods to

the north. In addition to the forests and lack of disturbances, there is no high chain-link security fencing on the north side of Innes Road opposite the Church Woods at Innes Urban Natural Area as there is to the north of the site associated with DND operations.

Impact Analysis and Recommendations

Species at Risk and other Significant Natural Heritage Features

No Species at Risk utilization was observed for the site, including no butternut observations on or adjacent to the site. No suitable structures for chimney swift or barn swallow are present.

There are no on-site forests, but the adjacent forests to the east are considered significant woodlands. The adjacent forest will not be directly impacted and few large trees are along the west edge of the adjacent forest. The existing grade along the east property line will be matched and the closest portion of excavation for the underground parking (see dashed orange line on Map 2) will be approximately three metres to the west of the property line. This will permit retention of the trees along the outer west edge of the adjacent forest.

A few mature trees are on-site and these trees provide some ecological and other functions including local wildlife habitat, and climate, air quality, wildlife, and nature appreciation benefits. Potential impacts during construction of the residential development and associated removal of trees and other vegetation includes impacts on wildlife, increased erosion and release of sediments and other potential contaminants from truck traffic and construction activity, harm to wildlife remaining in the work area during construction, and impacts associated with an increase in noise, dust and light. The following mitigation measures are designed to address these potential impacts.

Tree Retention

Potential tree retention is shown with a green lens on Map 2. Due to the building footprint and grading requirements, tree retention appears to be limited to portions of the north, east, and south edges.

The following table summarizes the adjacent trees with critical root zones (crz) extending onto the site. The tree letter corresponds to the letters on Map 2:

Letter and Species	dbh (cm)	Trunk Distance from Fence, CRZ distance onto site, and disturbance distance from property line (m)	Comments
A – Sugar maple	65	3; 3.5; 3	impacts anticipated to be minimal
B - Red maple	40	2.25; 1.75, 5	no impacts anticipated
C – Red maple	30	2; 1; 4.3	no impacts anticipated

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D – E. cottonwood	80	2.25; 5.75; 5	impacts anticipated to be minimal
E - Red maple	55	0.2; 5.3; 4.2	twin stem; determine extent of overhanging branches that need to be removed
F - Red maple	68	1; 5.8; 1	existing retaining wall should reduce additional impacts but should discuss removal with adjacent landowner

There are no specific planting sensitivities for the site, although the landscape architect may choose species that are less sensitive to an urban environment. Tree stock should be of local native sources to maximize ecological benefits and the likelihood of successful growing.

City Trees

Trees that appear to be all or in part on City land on the south side of Innes Road include a 35cm dbh basswood to the north of 3040 Innes Road and coppice white cedars with individual stems up to 28cm dbh and smaller coppice white elms with individual stems up to 20cm dbh to the north of 3044 Innes Road. These trees appear to be in generally good condition, with good leaf-out and minimal trunk damage. Some stems in the multi-stem trees have been removed. It is anticipated that the east City-owned trees (the coppice white cedars with individual stems up to 28cm dbh and smaller coppice white elms with individual stems up to 20cm dbh) can be retained, but the west City-owned 35cm dbh basswood will likely need to be removed due to the proximity of the north edge of the underground parking in this area.

Adjacent Natural Areas

No impacts are anticipated on the DND Woods to the north of Innes Road due to elevated road bed between the site and the DND Woods, the lack of a hydrological connection between the site and the Natural Area, a high chain-link security fence along the south edge of the lands operated by DND, and an access road inside the fencing running parallel to Innes Road. No stormwater will be directed to the north towards the DND Woods and the National Capital Greenbelt social functions in the forested area to the northeast of the site, east of the lands operated by the DND, will not be impacted. These functions include a trailhead and other components of a trail network (NCC, 2013).

The west boundary of the Church Woods at Innes Urban Natural Area is immediately to the east of the site. No direct impacts will occur on the Natural Area and indirect impacts are anticipated to be largely avoided as no new forest edge will be created, the trees along the west edge of the forest are generally small and the few larger maples can be retained, with the majority or all of their critical root zones protected. No stormwater will be directed towards the east to the Church Woods at Innes Urban Natural Area. Some impact will occur on the outer edge of the Natural Area from increases in noise, light, and dust. The outer area of the Natural Area is generally exposed to these impacts and no forest interior habitat is present. The forest cover should minimize the indirect impacts extending into the Natural Area. It is anticipated that the north-

south linkage function associated with the Natural Area to the east of the site will not be impacted.

The follow important mitigation measures are to be properly implemented:

1. To protect breeding birds, no tree removal should occur between April 15th and August 15th, unless a breeding bird survey conducted by a qualified biologist within five days of the woody vegetation removal identifies no active nests in the vegetation to be removed. Tree removal should begin in the west portion of the site and extend east, allowing wildlife to relocate to the east;
2. Trees to be retained are to be protected with sturdy temporary fencing at least 1.3 metres in height installed from the tree trunk a distance of ten times the retained tree's diameter where possible. Signs, notices, or posters are not to be attached to any tree. No grading, heavy machinery traffic, stockpiling of material, machinery 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, or branches of the trees to be retained are to be protected and not damaged. If any roots of trees to be retained 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. Overhanging branches from retained trees, including those adjacent to the site, that may be damaged during construction are to be pruned by a qualified arborist prior to construction. Exhaust fumes from all equipment during construction will not be directed towards the canopy of the 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 construction has been completed;

3. Where the critical root zones (ten times the trunk diameter) of the adjacent trees extend onto the site, where possible tree protection fencing as described above is to be installed along the outer edge of the root zone. Smaller roots are to be cut cleanly on an angle or kept moist until they can be backfilled if applicable. If too much of the root zone will be damaged, the adjacent landowners are to be consulted and the removed tree replaced with new plantings of native tree species in locations approved by the adjacent landowner. This is especially applicable to the red maple in the northeast portion of 2636 Cleroux Crescent. Recommended native species for planting include a mix of coniferous and deciduous species such as sugar maple, red maple, basswood, red oak, tamarack, white pine, and white spruce, along with nannyberry, elderberry, and native dogwood shrubs. Sourcing native species from local seed sources is strongly recommended to ensure adaptability and longevity;

4. The extent of exposed soils is to be kept to a minimum at all times. Re-vegetation of exposed, non-developed areas with native species is to be achieved as soon as possible to reduce surface erosion;
5. Silt fencing is to be properly installed around the perimeter of the work areas, including ensuring the fencing is well dug in to filter any surface water flows and isolate the work areas for wildlife. In addition, where required seepage barriers such as silt fencing, straw bale check dams, and other sediment and erosion control measures will be installed to OPSD requirements in any temporary drainage ditches, around disturbed areas during construction, and stockpiles of fine material. These control measures must be properly maintained to maximize their function during construction and will be removed at the completion of construction once the site has stabilized. Any dewatering of groundwater is to be properly treated before release or directed to the sanitary system;
6. The contractor is to be aware of potential Species at Risk in the vicinity of the site including butternut. Appendix 1 of City of Ottawa (2015) describes these species. The project biologist for this project is Bernie Muncaster (613-748-3753). Any Species at Risk sightings are to be immediately reported to the project biologist and the Ministry of the Environment, Conservation, and Parks and activities modified to avoid impacts until further direction by the Ministry;
7. As recommended in City of Ottawa (2015) prior to beginning work each day, wildlife is to be checked for by conducting a thorough visual inspection of the work space and immediate surroundings. See Section 2.5 of City of Ottawa (2015) for additional recommendations on construction site management with respect to wildlife. Any turtles, snakes, or other sensitive wildlife in the work areas are to be relocated to the east. 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. Species at Risk can only be relocated by trained staff;
8. To discourage wildlife from entering the work area during construction, the site should be kept clear of food wastes and other garbage, and proper drainage provided to avoid accumulation of standing water, which could attract amphibians, birds, and other wildlife to the work area;
9. Municipal by-laws and provincial regulations for noise will be followed and utilities will be located in the vicinity of the site prior to construction;
10. 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;
11. Pets are to be kept under control at all times; and,
12. Snow removal is to be taken off-site.

Schedule of Proposed Works

It is proposed to remove the woody vegetation not identified for retention in 2022 outside of the breeding bird period from April 15th to August 15th. City of Ottawa staff (Forester – Planning) is to be contacted at least two business days prior to any tree removal so that staff have the opportunity to verify that any protective fencing, if applicable, has been properly installed. A Tree Permit, following the process in Sections 45 – 48 of the Tree Protection By-law, will be required for removal of all trees 10cm dbh or greater.

Conclusion

The site is highly disturbed from a natural environment perspective by existing occupied residences, other structures, and large manicured amenity areas. Scattered larger trees, with many in good condition, are in the rear yards. These trees cannot be retained due to the footprint of the proposed four-storey apartment building and associated access, underground parking, grading and other servicing requirements. Two maple trees adjacent to the west and south site edges may need to be removed. The adjacent landowners must be consulted before their removal. A 35cm dbh basswood on City property to the north of 3040 Innes Road will likely require removal. It is anticipated that the features and functions associated with the on-site tree removal will continue in the forested Natural Areas to the north and east of the site.

The adjacent Natural Areas support significant woodlands and will not be directly impacted. Important mitigation measures identified above are to be properly implemented to avoid significant indirect impacts on the adjacent Natural Areas.

References

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Paterson Group. 2021. Geotechnical Investigation - Proposed Residential Development, 3040 & 3044 Innes Road, Ottawa, ON. Report: PG5763-1. June 23rd, 2021. 15 pp & Append.

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

Yours Sincerely,
MUNCASTER ENVIRONMENTAL PLANNING INC.



Bernie Muncaster, M.Sc.
Principal

\3040&4 Innes Road EISTCR



Legend

- Site
- Vegetation Communities
- Church Woods at Innes UNA

Vegetation Communities

- Cultural meadow
- Cultural woodland
- Upland maple deciduous forest
- Deciduous hedgerow



Approx. Scale 1: 630



Map 1

FILE: 21 - 16

July 25, 2021

EXISTING VEGETATION

**3040 & 3044 Innes Road
Blackburn Hamlet, City of Ottawa**

Prepared for: **Landric Homes**

Prepared by:



Muncaster
Environmental
Planning Inc.



Legend

- Site
- Vegetation Communities
- Church Woods at Innes UNA
- Areas of Potential Tree Retention

Vegetation Communities

- Cultural meadow
- Cultural woodland
- Upland maple deciduous forest
- Deciduous hedgerow
- E** Adjacent trees discussed in text



Approx. Scale 1: 630



Map 2

FILE: 21 - 16

February 18, 2022

PROPOSED CONSERVED VEGETATION

**3040 & 3044 Innes Road
Blackburn Hamlet, City of Ottawa**

Prepared for: **Landric Homes**

Prepared by:



Muncaster
Environmental
Planning Inc.

MAP 3 – GRADING and SERVICING PLAN (LRL, 2022)

