Muncaster Environmental Planning Inc.

June 27, 2022

Ms. Melissa Côté, MCIP, RPP
Director, Land Development
Taggart Investments & Tartan Homes
3187 Albion Road South
Ottawa, ON
K1V 8Y3

Dear Ms. Côté:

RE: Environmental Impact Statement and Tree Conservation Report Update
3100 Leitrim Road, Barrett Subdivision – Phase 3 - Revised

This Environmental Impact Statement and Tree Conservation Report update has been prepared to address Condition 88 of the Draft Conditions. I have reviewed the existing information for the lands in the east portion of the Barrett Subdivision urban residential development, west of Bank Street and south of Leitrim Road (Map 2). The Phase 3 lands are within the *General Urban Area* of the City of Ottawa. The urban residential development will be on full municipal services.

I reviewed my January 14th, 2014 Environmental Impact Statement and Tree Conservation Report for the Barrett Subdivision and can confirm that the Phase 3 lands were covered by my 2014 report. No changes of note are proposed for the subdivision since the 2014 assessment.

This update has been revised to reflect the requirement for retaining walls along the south edge of the southeast multi-unit block (Block 178), as detailed in the Grading Plan by IBI Group dated May 10th, 2022.

Existing Conditions

The Phase 3 lands are dominated by cultivated fields, with deciduous hedgerows between the agricultural fields. A coniferous hedgerow is along the southeast boundary of the Phase 3 lands.

Crack willow, eastern cottonwood, trembling aspen, basswood, white elm, white cedar, green ash, grey birch, Manitoba maple, and white birch are present in the deciduous hedgerows. Many of the larger poplars and ash have trunk decay, broken limbs and vine coverage, while several of the white elms have major bark damage and dead limbs. Other elms are dead. Common buckthorn, glossy buckthorn, red raspberry, and slender willow shrubs are among the deciduous trees, along with regenerating Manitoba maple and poplar stems. Wild grape coverage is on some of the shrubs and lower portions of the trees.

White spruce, Scot's pine, Norway spruce, and white cedar are common in the coniferous hedgerow along the east portion of the south edge of the Phase 3 lands. The trunks of these trees are to the south of existing fence, with the larger spruce between 30 and 40cm dbh (diameter at breast height). As within the deciduous hedgerows, buckthorn shrubs are common among the coniferous trees.

Species at Risk

The Ministry of Natural Resources and Forestry's Make a Map: Natural Heritage Areas website was reviewed again on January 16th, 2022. 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 Phase 3 lands (18VR51 – 29 and -39). Three Species at Risk are now identified for the 1 km squares: gypsy cuckoo bumble bee, eastern meadowlark, and bobolink, with one species of special concern, snapping turtle also noted. Eastern meadowlark and bobolink are discussed below. There is no suitable wetland habitat for turtles on or adjacent to the Phase 3 lands. Historic occurrences only are known for the gypsy cuckoo bumble bee in the Ottawa area, with no known recent occurrences.

Five Species at Risk, eastern whip-poor-will, barn swallow, bank swallow, eastern meadowlark, and bobolink, are identified for the overall 10 km square (18VR51), including the Phase 3 lands, in the Ontario Breeding Bird Atlas. Suitable habitat for these Threatened species was not observed in proximity to the Phase 3 lands. Eastern whip-poor-will requires large wooded areas with open patches and/or open woodlands or alvar habitats. Eastern meadowlark and bobolink utilize larger grassland areas, with the agricultural fields cultivated in soybeans or corn not representing potential habitat. No structures for potential use by barn swallows or sand habitats used by bank swallow were observed on the Phase 3 lands.

I also reviewed the Species at Risk added since my work in 2014, including those reported in eastern Ontario such as bank swallow, eastern small-footed bat, mottled duskywing, spiny softshell, and nine-spotted lady beetle, with respect to the Phase 3 lands. Given the habitat requirements of these newly listed species there is no expectation that they will be found on or adjacent to the Phase 3 lands and were not observed during the field surveys. Given that no butternut or other Species at Risk were observed on or adjacent to the Phase 3 lands in 2014 and the lands remain in cultivation, no butternut or other Species at Risk are anticipated to be on or adjacent to the Phase 3 lands.

Tree Retention and Protection

Although it was anticipated originally that the coniferous hedgerow along the southeast boundary of the Phase 3 lands could be retained, the detailed Grading Plan by IBI Group (updated May 10th, 2022) shows a retaining wall required in this area and thus the hedgerow cannot be retained. The Grading Plans also show proposed grade raises ranging from one to 2.5 metres in the Phase 3 lands. Thus, there is no potential for tree retention in the Phase 3 lands. Grading will be required in the vicinity of the deciduous hedgerow to the west of the coniferous hedgerow to

ensure drainage from this area is captured in the subdivision and does not drain onto the adjacent cemetery property to the south.

Tree Removal Schedule

It is proposed to remove the trees that must be removed on the Phase 3 lands in 2022 after the bird nesting season between April 15th and August 15th.

Other Recommended Mitigation Measures

The following is a summary of the recommended mitigation measures:

1. To protect breeding birds, no tree or shrub 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 trees or shrubs;

2. Although no trees are anticipated to be retained, any trees and shrubs that can be retained are to be protected with sturdy orange construction fencing at least 1.2 metres in height installed from the tree trunk a minimum distance of ten times the retained tree diameter. 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 to occur within five 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. Exhaust fumes from all equipment during construction will not be directed towards the 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 trees critical root zone, the barrier should be kept in place until all site servicing and house construction has been completed;

3. Plantings of native vegetation as part of the urban residential subdivision on a lot-by-lot basis are recommended to provide natural environment, aesthetic features, and climate benefits. Potential native species to plant include nannyberry, elderberry and dogwood shrubs along with sugar maple, red maple, basswood, balsam fir, white cedar, red oak, and white spruce trees. Sourcing native species from local seed sources is strongly recommended to ensure adaptability and longevity. Where clay is encountered tree planting should be limited to trees with low water demand. Trees species to avoid in this situation include poplars, willows and Manitoba maple;

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;

5. Where groundwater must be removed, the groundwater will be pumped into a proper filter mechanism such as a sediment trap or filter bag prior to release to the environment;

6. The objective with respect to erosion and sediment controls will be to ensure that the surface water runoff leaving the site is not degraded with respect to water quantity or quality. As shown on the Erosion and Sediment Control Plan prepared by IBI Group, 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 disturbed areas during construction and stockpiles of fine material. These control measures must be properly maintained to maximize their function during construction;

7. The contractors and other on-site workers are to be aware of potential Species at Risk in the vicinity of the site including butternut, and on appropriate measures to reduce human-wildlife conflict during the work. Appendix 1 of the City of Ottawa's Protocol for Wildlife Protection during Construction (August, 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 Environment, Conservation and Parks and activities modified to avoid impacts until further direction by the Ministry;

8. 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 natural areas to the north of Leitrim Road. 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;

9. To discourage wildlife from entering the work areas 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 areas;

10. 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,

11. 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.

Conclusion

As there are no changes in the Species at Risk assessment and there are no notable proposed changes for the development plans for the Phase 3 lands, I confirm that the anticipated environmental impact assessment and associated required mitigation measures have not changed since production of the 2014 Environmental Impact Statement and Tree Conservation Report, with the exception that the coniferous hedgerow along the south edge of the site west of Bank Street in Block 178 cannot be retained following an assessment of the detailed grading requirements.

Please call with any questions on the above revised EIS and TCR update.

Yours Sincerely,
MUNCASTER ENVIRONMENTAL PLANNING INC.

Bernie Muncaster, MSc.
Principal

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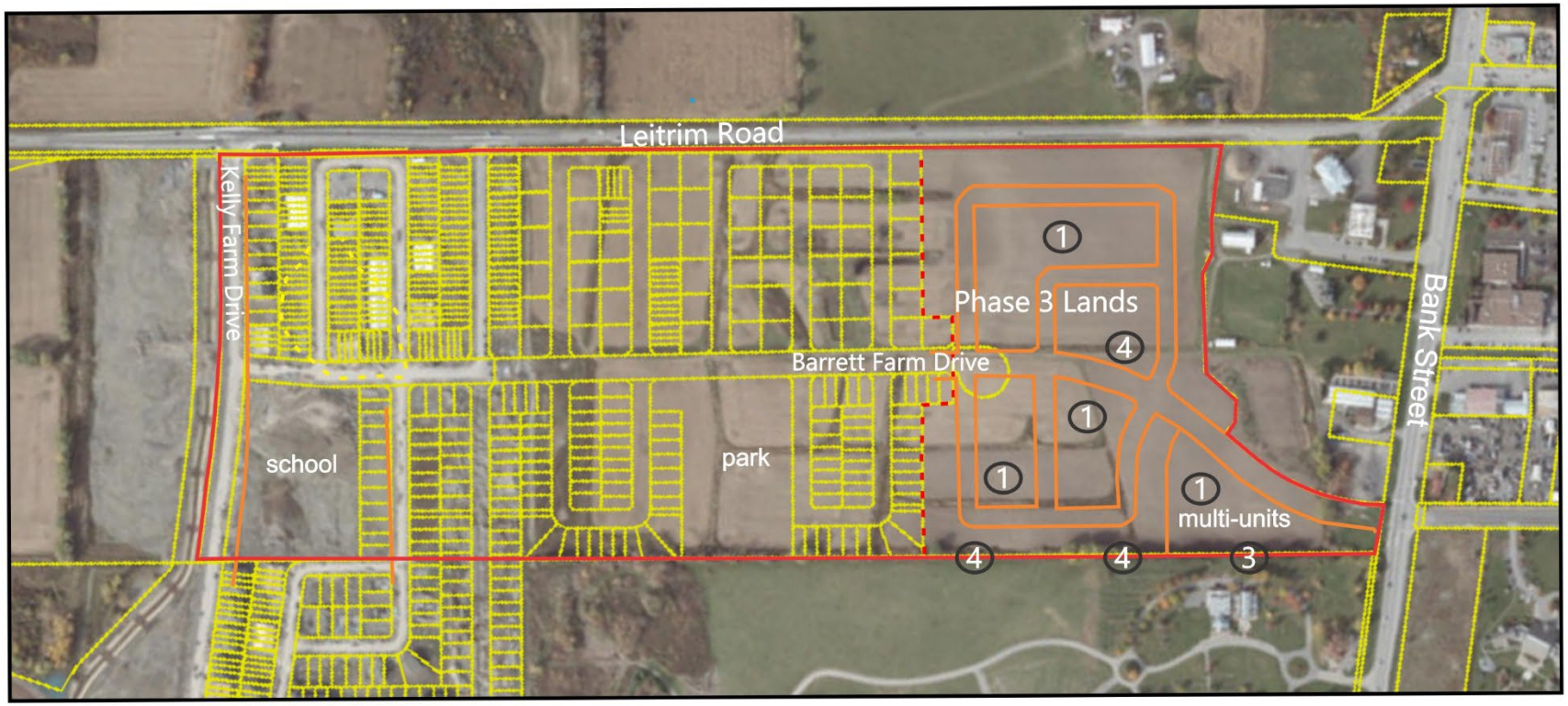

2019 air photo from geoOttawa

Legend

- Overall Site
- Phase 3 Lands
- Vegetation Communities

Vegetation Communities

1. Cultural meadow
2. Cultural woodlot
3. Coniferous hedgerow
4. Deciduous hedgerow

Note - No areas of woody vegetation retention due to grading, retaining walls, and other servicing requirements

Approx. Scale 1:6,700

0 50 100 150 200 METRES

Map 2	FILE: 13-01	June 25, 2022

Prepared for: Barrett Co-Tenancy

Prepared by: Muncaster Environmental Planning Inc.

PROPOSED CONSERVED VEGETATION - PHASE 3

3100 LEITRIM ROAD, BARRETT SUBDIVISION
Findlay Creek, City of Ottawa