

Tree Inventory & Preservation Plan – 428 & 432 King St., Cobourg

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Document Revisions and Tracking

	Dated Submitted	Author	Review and Comments	Date Returned
Draft 1	February 13, 2020	Michael Richardson		

Changes from Original Draft

Currently acting as a place holder only

Introduction

At the request of Aaron Gold I tagged and inventoried all trees, equal to or greater than 30 cm DBH, on the lands identified as 428 & 432 King St. East, Cobourg, and the adjacent municipal road allowance. A brief description of the canopy cover created by trees under the 30 cm threshold is also given. Tree preservation plans were developed based upon the survey plan and the proposed development site plan.

Limits of the Assignment

This report is based upon my inspections of February and March 2018 and inspections of July and August 2018. The scope of the report and the findings are limited by the following items:

- A limited visual, ground-based, inspection was made
- The geographical extent of the inventory was dictated by the mapping
- Trees on properties to the east and north were not included
- Any recommendations made in writing, or orally, are not a full tree risk mitigation or management strategy for individual trees
- The location of trees is provided by IBW Surveyors

Purpose and Use of Report

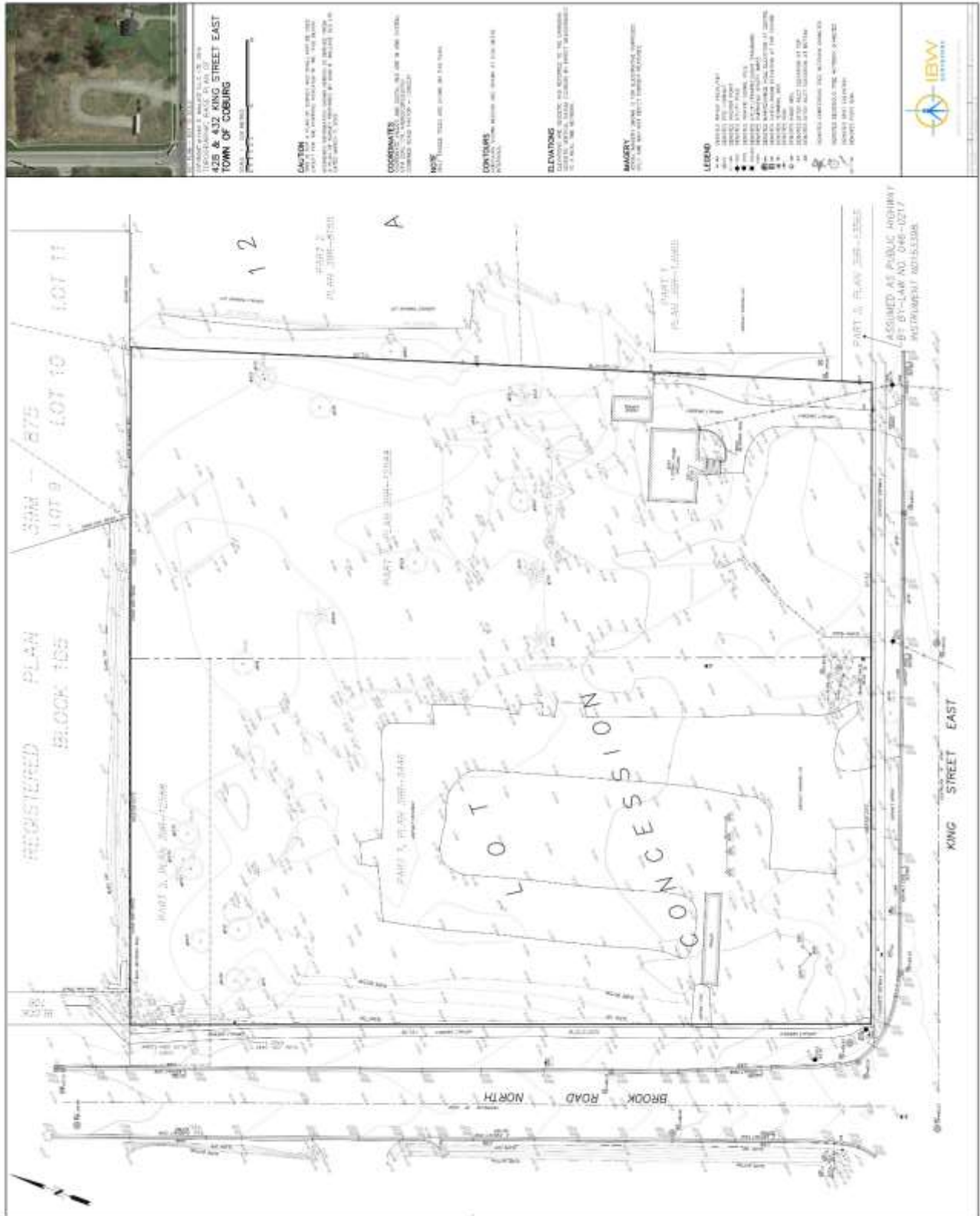
- This report is intended for information purposes only
- This document is not intended to provide legal advice and is not prepared for use in any legal proceedings
- This document does not provide any guarantees, implied or stated
- This report cannot be used to require the presence of the consultant at meetings, hearings, court cases etc. Should Plazacorp, King & Brook Inc., King & Brook East Inc., or any employee of the Town of Cobourg, or their representatives or sub-contractors require the consultant's advice, appearance, clarification etc. a separate contract and fee schedule will be drawn up prior to any further work.

Documents Reviewed

The following documents were reviewed as part of this TIPP:

- Topographic Base Plan of 428 & 432 King Street East Town of Cobourg, Plot Date January 29, 2019, IBW Surveyors
- Site Plan, Commercial Development 428 and 432 King Road, Cobourg, ON Date January 21, 2020
- The Corporation of the Town of Cobourg, Bylaw Number 020-2006: A By-law to Authorize the Establishment of a Tree Preservation Policy
- The Corporation of the Town of Cobourg, Bylaw Number 043-2009: A By-law Amend By-law Number 020-206 being a By-law to Authorize the Establishment of a Tree Preservation Policy

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Site Overview

The site consists of two properties on the north-east corner of King Street East and Brook Road North, Town of Cobourg. The westerly property is the site of a former (now demolished and removed) motel and the easterly site is a story and a half single-family home with detached garage.

The area immediately around the house has been maintained while the back of both properties has been largely cleared of trees and allowed to grow. The southern two-thirds of the westerly property has been maintained as open with mowing.

The northern edge of the property was quite wet at time of inspection and is acting as a drainage ditch.

Methodology

Each tree was tagged with an aluminum, sequentially numbered, tag. Tree diameter was measured at 1.37 meters above point of germination, using a caliper, to the nearest centimetre. Notes were taken of observations that were of significance.

The Tree Preservation Policy provides no guidance as to the size of trees to be inventoried. The consultant met with Rory Quigley on site and discussed via phone the minimum size tree to be inventoried. Mr. Quigley gave verbal permission to inventory only those trees equal to, or greater than, 30 cm DBH.

Trees on public property, specifically three trees on the King St. E. road allowance have been include though they are less than 30 cm dbh.

Inventory

Tree Inventory 428 - 432 King Street East					
Tree	Species	Species	DBH	Ownership	Notes
Tag #		Latin Binomial	(cm)		
328	White Pine	<i>Pinus Strobus</i>	38	on -site	
329	White Pine	<i>Pinus Strobus</i>	53	on -site	
330	White Pine	<i>Pinus strobus</i>	51	on -site	
338	Ash	<i>Fraxinus sp</i>	18	Cobourg	
339	Ash	<i>Fraxinus sp</i>	20	Cobourg	
340	Linden	<i>Tilia cordata</i>	37	Cobourg	very poor structure
628	White Pine	<i>Pinus strobus</i>	53	on -site	

Tree Location

Tree locations have been plotted by IBW Surveyors on the Topographic Base Plan. Tree numbers are provided. There are many extra trees mapped as trees less than 30 cm DBH were included and hybrid *Juglans* were included from a previous survey.

Canopy Cover

Within the scalloped lines of the Topographic Base Plan is a more or less contiguous canopy cover. These trees and large shrubs are Ash (*Fraxinus sp.*) many badly infested with Emerald Ash Borer (*Agrilus planipennis*), basal regeneration of previously cut Siberian Elm (*Ulmus pumila*), European Buckthorn (*Rhamnus cathartica*), a line of planted White Cedar (*Thuja occidentalis*), and scattered Weeping Birch (*Betula pendula*) badly infested with Bronze Birch Borer (*Agrilus anxius*), hybrid *Juglans* species (*Juglans cinera* x *ailantifolia*), Black Walnut (*Juglans nigra*), and a couple of White Spruce (*Picea glauca*).

The canopy offers few opportunities for retainment of trees. Many of the trees are infested with insects (Ash and Birch), the Siberian Elms are poorly formed trees, European Buckthorn is not a desirable

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landscape tree and some of the hybrid *Juglans* are poorly formed and infected with Butternut canker (*Ophiognomonia clavigignenti-juglandacearum*).

Trees on Public Property

Three trees are located along King Street East and are within the King Street East road allowance. The retainment of these trees is not desirable due to Emerald Ash Borer (in the Ash) and very poor structure of the branching in the Linden.

Impact of the Proposed Development

The proposed development will require the removal of every tree and shrub on the property. There is no opportunity under the proposed development plan to save any of the trees.

The three trees owned by the Town of Cobourg will need to be removed to allow entrance from King Street East and to prevent blockage of sight lines at the entrance.

Trees on the adjoining properties to the east and north will not be impacted by the development. The properties to the north are already protected by a chainlink fence and retaining wall. There is no plan to alter these and as such any vegetation is protected to the north.

Trees to the east will be protected by hoarding which will be placed 1 m onto the subject property from the property line. The tree in the property to the east that has been identified as a Butternut (*Juglans cinera*) is well away from the property line and will have protection simply by distance from the property line as well as the hoarding.

Tree Preservation Methodology

Tree Preservation Guidelines are provided in Town of Cobourg’s Tree Preservation Policy.



Hoarding will be installed immediately following tree removal and will remain in place throughout the development process. The consultant will be required to inspect the hording and sign-off prior to any work beyond tree removal commencing

Replanting

A Landscape plan has been separately submitted. This plan provides for trees, shrubs, flower beds and grass on the property. Planting of street trees on the municipal property are shown but the exact number and placement of trees will be determined by municipal staff.

Conclusions

This report provides an inventory of trees greater than or equal to 30 cm dbh and the three trees on municipal property.

Preservation of the trees on the neighbouring property is provided by a line of hoarding.

After site plan is approved a specific work plan can be developed for the preservation of trees and hoarding installed.

Appendix A - Assumptions and Limiting Conditions

The assessment of the tree(s) presented in this report has been made using accepted arboricultural techniques.

When trees are inspected using Arbotom® Sonic Tomography, Resistograph®, or Arboradix®, results are for that location only and do not necessarily represent the state of the trees in non-probed areas.

Notwithstanding the recommendations and conclusions made in this report, it must be recognized that trees are living organisms, and their health and vigour constantly change over time. They are not immune to changes in site conditions or seasonal variations in weather conditions.

While reasonable efforts have been made to ensure that the subject tree(s) are healthy, no guarantees are offered, or implied, that these tree(s) or any of their parts will remain standing. It is both professionally and practically impossible to predict with absolute certainty the behaviour of any single tree or its component parts under all circumstances. Inevitably, a standing tree will always pose some level of risk. Most trees have the potential for failure under adverse weather conditions, and the risk can only be eliminated if the tree is removed.

This report is not intended as, and does not represent legal advice, and should not be relied upon to take the place of such advice.

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It is the responsibility of the tree owner to manage the trees. Notwithstanding any recommendations made within the report, the consultant is not responsible for their implementation.

Appendix B - Certificate of Performance

I, Mr. Michael Richardson, do certify:

- That I have personally inspected the plant material referred to in this report and have stated my finding(s) accurately. The extent of the evaluation is stated in the attached report;
- That no one provided significant professional assistance to me, except as indicated in the report. Where observations and data have been collected by others this is stated;
- I have no current interest in the vegetation or the properties that are the subject of this report
- That the analysis, opinions, and conclusions stated herein are my own and are based on current scientific methods and facts;
- That the analysis, opinions, and conclusions were developed and this report has been prepared according to commonly adopted arboricultural standards;
- That my compensation is not contingent upon the reporting of a predetermined conclusion that favours the cause of the client or any other party nor upon results of the assessment, the attainment of stipulated results or the occurrence of any subsequent events;
- I hereby certify that I am an Ontario 444A Arborist having complete the apprenticeship through the Ontario MTCU;
- I have been involved in the field of arboriculture in a full time/part time capacity for a period of more than 25 years;

Signed

A handwritten signature in black ink, appearing to read 'M. Richardson', written over a light gray rectangular background.

Date February 13, 2020

Michael Richardson, B.Sc.F.,
ISA BCMA ON-0377B
Ontario MTCU Qualified Arborist
Butternut Health Assessor # 472