Tree Inventory and Preservation Plan &
Shade Impact Analysis Report
1280 Dundas Street West
Oakville, Ontario

prepared for

Delmanor West Oak Inc.
4800 Dufferin Street
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prepared by

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31 July 2020
Revision 1: 24 August 2020

KUNTZ FORESTRY CONSULTING INC Project P2451

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1.0 Introduction

Kuntz Forestry Consulting Inc. was retained by Delmanor West Oak Inc. to complete a Tree Inventory and Preservation Plan & Shade Impact Analysis Report in support of a proposed development application for the eastern portion of the property located at 1280 Dundas Street West in Oakville. The property is located south of Dundas Street West and west of Fourth Line within a residential area. The property is adjacent to the Sixteen Mile Creek natural heritage feature.

The work plan for the tree preservation study included the following:

- Prepare an inventory of tree resources over 10cm DBH occurring on and within six metres of the proposed development, and trees of all sizes on the road right-of-way;
- Evaluate potential tree saving opportunities based on proposed development plans; and
- Document the findings in a Tree Inventory and Preservation Plan Report.

The work plan for the shade impact analysis included the following:

- Obtain Ecological Land Classification (ELC) data for vegetation resources on the subject property east of the proposed buildings and on the adjacent natural heritage vegetation community on the east side of Old Fourth Line;
- Review shade studies prepared by ICKE Brochu Architects Inc.;
- Evaluate potential impacts of shade on vegetation communities assessed; and
- Document the findings in a Shade Impact Analysis Report.

The results of the evaluation are provided below.

2.0 Methodology

Tree Inventory and Preservation Plan

Field assessments for the tree inventory were conducted on 27 July 2020 and 29 July 2020. Trees measuring over 10cm DBH on and within six metres of the subject property and trees of all sizes on the road right-of-way were identified in the tree inventory. Trees were located using the topographic survey provided, aerial imagery, and estimates made in the field. Trees were tagged by surveyors with the numbers 137 – 139, 142 – 174, 176 – 183, 185 – 203, 205 – 299, 301, and 305 – 395. Trees that were not surveyed were labeled with the numbers 1 – P34.

All individual tree resources included in the inventory were visually assessed for condition utilizing the following parameters:

Tree # - number assigned to tree that corresponds to Figure 1.
Species - common and botanical names provided in the inventory table.
DBH - diameter (centimetres) at breast height, measured at 1.4 metres above the ground.
Condition - condition of tree considering trunk integrity, crown structure, and crown vigour. Condition ratings include poor (P), fair (F) and good (G).
Drip Line – Crown radius; and
Comments - additional relevant detail.

Where trees were situated in groups, they were inventoried in tree polygons. Trees within a tree polygon were inventoried using a 100% tally analysis by species, size class, and quality. On private property, trees with a DBH of 10cm or greater were included in the stand tally analysis. Within the City right-of-way, trees of all sizes were included in the stand tally analysis. Trees were assessed for condition utilizing the following parameters.

Species: Common and botanical names provided in the inventory table;
Size Class (DBH): 1 – 24cm / 10 – 24cm, 26 – 36cm, 38 – 48 cm, 50cm and above
Quality Class: Acceptable Growing Stock (AGS), Unacceptable Growing Stock (UGS)

Trees classified as AGS are trees with no major defects in the bole and exhibit a relatively good crown structure and vigour. Trees classified as UGS are trees with a major defect in the bole or exhibiting a relatively poor crown structure or vigour. Refer to Table 1 and Table 2 for the detailed tree inventory.

Shade Impact Analysis

Field assessments were conducted on 29 July 2020. The areas to be assessed were informed by the Sun/Shadow Study prepared by Icke Brochu Architects Inc. on 27 May 2020. Vegetation communities on the subject property east of the proposed buildings and on the adjacent top-of-bank natural heritage vegetation community on the east side of Old Fourth Line were visually assessed to determine vegetation types and plant associations. Trees along the slope on the east side of Old Fourth Line were not assessed, as the Sun/Shadow Study indicated that these trees would not be impacted. Information obtained during the field assessments was used to assess how potential shade impacts from the proposed development may affect existing vegetation communities.

Tree Valuation

A tree valuation was calculated for the trees proposed for removal within the road right-of-way based on the information obtained by the tree inventory and stand tally analysis conducted in the field. The value was calculated using the Reproduction Cost Method – Trunk Formula Technique as described in the Guide for Plant Appraisal, 10th Edition (CTLA, 2019). The value was calculated using the Trunk Formula Technique. This method is described in the Guide for Plant Appraisal, 10th Edition (CTLA 2018). The Ontario Supplement (2003) provides regionally relevant data pertaining to basic costs for trees.

Trunk Formula Technique

This method is used for trees that are larger than what is commonly available for transplant from a nursery. The Unit Tree Cost of the replacement tree is derived from a survey of nurseries or supplied by the Regional Plant Appraisal Council and published within the Ontario Supplement (2003). For Ontario, the unit tree cost has been set at \$6.51/cm^2 within the Supplement and this value has been used for the calculation. For trees that were small enough in size to be replaced with nursery stock, the price of the nursery stock was obtained through wholesale price quotes from multiple nurseries throughout southern Ontario.

The Basic Tree Cost is calculated by multiplying the unit tree cost by the cross-sectional area of the subject tree. For multi-stemmed trees, the appraised trunk area considers the cross-sectional area of all stems. The Appraised Value is calculated by multiplying the Basic

Reproduction Cost by the three depreciation factors (Condition Rating, Functional Limitation Rating, and External Limitation Rating, as described in the Guide).
The appraised value of trees is therefore calculated using the following equation:

Basic Tree Cost = Appraised Tree Trunk Area X Unit Tree Cost

Appraised Value = Basic Tree Cost X Condition Rating X Functional Limitation Rating X External Limitation Rating

Functional Limitation Ratings and External Limitation Ratings are calculated according to the methods outlined in the guide. Condition ratings were calculated based on the assessed condition of the trees on the site and in accordance with the guide. For trees in polygons, the average DBH was used to calculate the appraisal value. For trees with appraisal values less than $744.00 (Town of Oakville's minimum value per tree), their values were set to $744.00.

3.0 Tree Inventory and Preservation Plan

Existing Site Conditions

The subject area is currently occupied by vacant meadow lands with scattered landscape trees and an asphalt driveway. A wooded area exists along the east and south boundaries of the subject area. The western portion of the property (which is not proposed for development) is occupied by the St. Vlodymyr Cultural Centre. Tree resources exist in the form of landscape trees and natural regeneration. Refer to Figure 1 for the existing site conditions.

Individual Tree Resources

The tree inventory documented 193 trees and 13 tree polygons and within six metres of the proposed development and within the road right-of-way. Tree resources are comprised of Silver Maple (*Acer saccharinum*), Eastern White Cedar (*Thuja occidentalis*), Manitoba Maple (*Acer negundo*), White Pine (*Pinus strobus*), White Ash (*Fraxinus americana*), Apple species (*Malus* sp.), Norway Maple (*Acer platanoides*), White Elm (*Ulmus americana*), White Spruce (*Picea glauca*), Black Walnut (*Juglans nigra*), Basswood (*Tilia americana*), Willow species (*Salix* sp.), Black Locust (*Robinia pseudoacacia*), Eastern Redcedar (*Juniperus virginiana*), Horsechestnut (*Aesculus hippocastanum*), Yew species (*Taxus* sp.), Sugar Maple (*Acer saccharum*), English Oak (*Quercus robur*), Japanese Walnut (*Juglans ailantifolia*), Red Oak (*Quercus rubra*), Blue Spruce (*Picea pungens*), Hazelnut species (*Corylus* sp.), Bur Oak (*Quercus macrocarpa*), Norway Spruce (*Picea abies*), Scots Pine (*Pinus sylvestris*), Cherry species (*Prunus* sp.), Pear species (*Pyrus* sp.), Black Cherry (*Prunus serotina*), Austrian Pine (*Pinus nigra*), Amur Maple (*Acer ginnala*), and Silk Lilac (*Syringa reticulata*). Refer to Table 1 and Table 2 for the full tree inventory and Figure 1 for the location of trees reported in the tree inventory.

Trees 290 and 293 were identified as a Japanese Walnuts (*Juglans ailantifolia*), which can often be confused with Butternut. Pure, naturally-occurring Butternut are protected by the Endangered Species Act (ESA). A visual assessment of Trees 290 and 293 was conducted by KFCI and the trees were identified as Japanese Walnuts, therefore Butternut Health Assessments are not required.

Proposed Works

The proposed development includes the demolition of the existing asphalt road and the construction of a seniors living complex with multiple buildings, a parking lot, multiple vehicle laneways, amenity areas, and landscaping upgrades. Two vehicle entranceways are proposed on the north side of the development. Refer to Figure 1 for the existing conditions and proposed site plan.

Development Impacts/Tree Removals

The following sections provide a discussion and analysis of impacts, tree removal requirements, and tree preservation relative to the proposed development and existing conditions.

The removal of Trees 1, 2, 6 – 8, 10, 12 – 31, P33, 137 – 139, 142 – 174, 176 – 183, 185 – 203, 205 – 226, 233 – 236, 244, 253, 257, 258, 263, 278 – 299, 301, 305 – 351, 353, and 368 – 395 is required to accommodate the proposed site plan. Trees 1, 2, 168, 176, 179, 197 – 199, 201, 206 – 208, and 293 conflict with the proposed vehicle laneways. Trees 29 and P33 have trunks that conflict with the proposed entranceways off Fourth Line. Trees P24, and 174 are located close to the proposed laneways such that their roots and / or trunks will be impacted by construction. Trees 6 – 8, P13, P17, 18, 137 – 139, 142 – 161, 169 – 172, 180, 193 – 196, 209 – 222, 236, 289 – 292, 294 – 299, 301, 305, 311, 312, 343, 347 – 350, and 378 – 394 conflict with the proposed buildings. Trees 12, 223, 234, 235, 284 – 288, 306, 368 – 377, and 395 are located close to the proposed buildings such that their roots and / or crowns would be impacted by construction. Trees 14 – 16, 162 – 164, 166, 280, 282, 313 – 342, and 344 – 346 conflict with the proposed parking lot. Trees 10, 165, 167, 177, 178, 189 – 192, 200, 203, 278, 279, 281, and 283 conflict with the proposed landscaping upgrades. Trees 19, 20, 181 – 188, 202, 205, 307 – 310, and 351 conflict with the proposed amenity areas. Trees 25 – 28, 30, and 31 have tree protection zones that conflict with the proposed development feature walls along Fourth Line. Tree 22 is advised for removal due to its proximity to Tree 353.

Trees 21, 23, 150, 166 – 180, 189, 190, 194, 196, 210, 216/219, 224 – 226, 233, 244, 253, 257, 258, 263, 283, 290, 293, 299, 311, and 353 are in poor or hazardous condition and their removal is advised regardless of the site plan.

Trees 1, 2, 7, 8, 10, 12 – 14, 16 – 18, 20 – 23, 137 – 139, 142 – 174, 176 – 183, 185 – 203, 205 – 226, 233 – 236, 244, 253, 257, 258, 263, 278 – 299, 301, 305 – 351, 353 and 368 – 395 are greater than 15cm DBH, therefore a permit will be required prior to their removal. Trees 25 – 31 and P33 are located within the road right-of-way and a permit is required prior to the removal of these trees.

Tree Preservation

Preservation of Trees 3 – P5, P9, P11, 32, P34, 227 – 232, 237 – 243, 245 – 252, 254 – 256, 259 – 262, 264 – 277, 352, 354 – 367 and trees within the woodland south of the proposed development will be possible with the use of appropriate tree protection measures as indicated on Figure 1. Tree protection measures must be implemented prior to the proposed work to ensure tree resources designated for retention are not impacted by the proposed development. Refer to Figure 1 for the location of required tree preservation

fencing, general Tree Protection Plan Notes, tree preservation fence details. Special mitigation measures are prescribed for P5, P9, P11 and the trees in the environmental feature on the south side of the property, as described below.

P5, P9, and P11

It is recommended that trees in poor and / or hazardous conditions within tree polygons P5, P9, and P11 are removed prior to development. Prior to the proposed work, tree protection fencing should be placed at the dripline edge of these polygons, as shown in Figure 1.

South Environmental Feature

Prior to construction, tree protection fencing should be placed either at the dripline edge of the retained trees within the existing environmental feature or along the property boundary, depending on what option provides the most tree protection. For the trees adjacent to the proposed vehicle laneway, tree protection fencing should be placed 2.5 metres south of the laneway to provide adequate space for construction. Construction of the vehicle laneway must not encroach within the driplines of any retained trees within the adjacent protected environmental feature. Refer to Figure 1 for the location of the tree protection fencing.

Tree Valuation

Refer to Table 3 for the results of the tree valuation. The total value of all Town-owned trees proposed for removal is $17,856.00.

4.0 Shade Impact Analysis

Vegetation Resources

The vegetation features in the subject area subject to the shade analysis were assessed using Ecological Land Classification (ELC). Field investigations conducted on 29 July 2020 used visual observations to determine the ELC community. Communities are described below according to the Ecological Land Classification system for southern Ontario (Lee *et al. 1998, draft 2008).*

Dry-Fresh Sugar Maple Deciduous Forest Ecosite

The vegetation communities on the subject property east of the proposed buildings and on the adjacent natural heritage vegetation community on the east side of Old Fourth Line (top of bank) were both identified as a Dry-Fresh Sugar Maple Deciduous Forest Ecosite (FOD5). Trees were predominantly young to mid-age and had a canopy cover of greater than 60%. The ecosite community was found to be disturbed by anthropogenic activity, as evidenced by the presence of meadow and roadside species. Dominant tree species included Sugar Maple (*Acer saccharum*), Eastern White Cedar (*Thuja occidentalis*), Basswood (*Tilia americana*), and Black Locust (*Robinia pseudoacacia*) with occurrences of White Ash (*Fraxinus americana*), Willow species (*Salix* sp.), Trembling Aspen (*Populus tremuloides*), Black Walnut (*Juglans nigra*), White Oak (*Quercus alba*), Bur Oak (*Quercus macrocarpa*), White Pine (*Pinus strobus*), and Manitoba Maple (*Acer negundo*). Dominant shrub species included Staghorn Sumac (*Rhus typhina*) and Common Buckthorn (*Rhamnus cathartica*), with occurrences of Serviceberry (*Amelanchier* sp.), Common Lilac (*Syringa vulgaris*), Rose

(*Rosa* sp.), and Hawthorn (*Crataegus* sp.). Herbaceous species included Grasses, Raspberry (*Rubus* sp.), Riverbank Grape (*Vitis riparia*), Canada Thistle (*Cirsium arvense*), Goldenrod (*Solidago* sp.), Virginia Creeper (*Parthenocissus quinquefolia*), Garlic Mustard (*Alliaria petiolate*), and Common Burdock (*Arctium minus*).

Shade Impacts

The impacts of shade from the proposed development will be minimal on the tree communities, as the dominant native species such as Sugar Maple, Eastern White Cedar, and Basswood are shade tolerant. Trees species with a moderate occurrence on site such as White Ash, White Oak, Bur Oak, and White Pine are partially shade tolerant and will be minimally affected by the shade created by the proposed development. Tree species such as Willow species, Black Walnut, and Trembling Aspen are shade intolerant and may be displaced from the community and replaced with more shade tolerant species over time. These species, however, were found in low-moderate occurrences and the overall community will be minimally affected. Refer to the table below for details of the shade impact analysis for the tree species observed.

Shade Impact Analysis of Tree Species

Tree Species	Shade Tolerance	Impacts
High Occurrence		
Sugar Maple (*Acer saccharum*)	Shade Tolerant	Negligible
Eastern White Cedar (*Thuja occidentalis*)	Shade Tolerant	Negligible
Basswood (*Tilia americana*)	Shade Tolerant	Negligible
Black Locust (*Robinia pseudoacacia*)	Shade Intolerant	Shade from proposed development may cause the displacement of species over time. This species is invasive and therefore not desirable in the vegetation community.
Moderate Occurrence		
White Ash (*Fraxinus americana*)	Intermediate Shade Tolerant	Proposed development will only create partial shade on species. Impacts will be minimal to none.
Willow species (*Salix* sp.)	Shade Intolerant	Shade from proposed development may cause the displacement of species over time.
White Oak (*Quercus alba*)	Intermediate Shade Tolerant	Proposed development will only create partial shade on species. Impacts will be minimal to none.
Bur Oak (*Quercus macrocarpa*)	Intermediate Shade Tolerant	Proposed development will only create partial shade on species. Impacts will be minimal to none.
White Pine (*Pinus strobus*)	Intermediate Shade Tolerant	Proposed development will only create partial shade on species. Impacts will be minimal to none.
Manitoba Maple (*Acer negundo*)	Shade Tolerant	Negligible
Low Occurrence		
Black Walnut (*Juglans nigra*)	Shade Intolerant	Shade from proposed development may cause the displacement of species over time.
Norway Spruce (*Picea abies*)	Intermediate Shade Tolerant	Proposed development will only create partial shade on species. Impacts will be minimal to none.
Trembling Aspen (*Populus tremuloides*)	Shade Intolerant	Shade from proposed development may cause the displacement of species over time.

The impacts of shade from the proposed development may impact the shrub community, as Staghorn Sumac, which dominates the shrub layer, is shade intolerant. Shade from the proposed development may cause the displacement of this species over time as it is replaced with more shade tolerant species such as Common Buckthorn. Common Lilac may be impacted as it is also shade intolerant; however, it is invasive and therefore not desirable in the vegetation community. Other shrub species observed are partially shade tolerant and will be minimally affected by the shade created by the proposed development. Refer to the table below for details of the shade impact analysis for the shrub species observed.

Shade Impact Analysis of Shrub Species

Shrub Species	Shade Tolerance	Impacts
High Occurrence		
Staghorn Sumac (*Rhus typhina*)	Shade Intolerant	Shade from proposed development may cause the displacement of species over time.
Common Buckthorn (*Rhamnus cathartica*)	Shade Tolerant	Negligible
Moderate Occurrence		
Serviceberry (*Amelanchier* sp.)	Intermediate Shade Tolerant	Proposed development will only create partial shade on species. Impacts will be minimal to none.
Common Lilac (*Syringa vulgaris*)	Shade Intolerant	Shade from proposed development may cause the displacement of species over time. This species is invasive and therefore not desirable in the vegetation community.
Low Occurrence		
Rose (*Rosa* sp.)	Intermediate Shade Tolerant	Proposed development will only create partial shade on species. Impacts will be minimal to none.
Hawthorn (*Crataegus* sp.)	Intermediate Shade Tolerant	Proposed development will only create partial shade on species. Impacts will be minimal to none.

The shade created by the proposed development may impact the herbaceous species found in the subject area. Shade intolerant species such as Grasses, Canada Thistle, and Goldenrod, which were found in high occurrences, may be displaced over time and replaced by prolific shade tolerant herbaceous species such as Virginia Creeper, Garlic Mustard, Common Burdock, and Riverbank Grape. Refer to the table below for details of the shade impact analysis for the herbaceous species observed.

Shade Impact Analysis of Herbaceous Species

Herbaceous Species	Shade Tolerance	Impacts
High Occurrence		
Riverbank Grape (*Vitis riparia*)	Intermediate Shade Tolerant	Proposed development will only create partial shade on species. Impacts will be minimal to none.
Canada Thistle (*Cirsium arvense*)	Shade Intolerant	Shade from proposed development may cause the displacement of species over time. This species is invasive and therefore not desirable in the vegetation community.

Goldenrod (*Solidago* sp.)	Shade Intolerant	Shade from proposed development may cause the displacement of species over time.
Moderate Occurrence		
Virginia Creeper (*Parthenocissus quinquefolia*)	Shade Tolerant	Negligible
Garlic Mustard (*Alliaria petiolate*)	Shade Tolerant	Negligible
Common Burdock (*Arctium minus*)	Intermediate Shade Tolerant	Proposed development will only create partial shade on species. Impacts will be minimal to none.
Low Occurrence		
Raspberry (*Rubus* sp.)	Intermediate Shade Tolerant	Proposed development will only create partial shade on species. Impacts will be minimal to none.

Overall, there will be minimal impacts on the tree, shrub, and herbaceous communities located on the subject property east of the proposed buildings and on the adjacent natural heritage vegetation community on the east side of Old Fourth Line (top of bank). It is unlikely that the shade created by the proposed development will create erosion on the slope, as only the top of bank will be partially shaded and the sloped areas will not experience an increase in shade.

5.0 Summary and Recommendations

Kuntz Forestry Consulting Inc. was retained by Delmanor West Oak Inc. to complete a Tree Inventory and Preservation Plan & Shade Impact Analysis in support of a development application for the property located at 1280 Dundas Street West in Oakville. A tree inventory was conducted and reviewed in the context of the proposed site plan.

The findings of the study indicate a total of 193 trees and 13 tree polygons on and within six metres of the subject property and within the right-of-way. The removal of 137 trees and nine tree polygons will be required to accommodate the proposed site plan. All other trees can be saved provided appropriate tree protection measures are installed prior to development.

The findings of the shade analysis indicate that there will be minimal impacts on the tree, shrub, and herbaceous communities located on the subject property east of the proposed buildings and on the adjacent natural heritage vegetation community on the east side of Old Fourth Line (top of bank).

The following recommendations are suggested to minimize impacts to trees identified for preservation. Refer to Figure 1 for the location of the required tree protection fencing, general Tree Protection Plan Notes, and tree preservation detail.

- Tree protection barriers and fencing should be erected at locations as prescribed on Figure 1. All tree protection measures should follow the guidelines as set out in the tree preservation plan notes and the tree preservation fencing detail.
- No construction activity including surface treatments, excavations of any kind, storage of materials or vehicles, unless specifically outlined above, is permitted within the area identified on Figure 1 as a tree protection zone (TPZ) at any time during or after construction.

- Branches and roots that extend beyond prescribed tree protection zones that require pruning must be pruned by a qualified Arborist or other tree professional. All pruning of tree roots and branches must be in accordance with Good Arboricultural Standards.
- Site visits, pre, during and post construction is recommended by either a certified consulting arborist (I.S.A.) or registered professional forester (R.P.F.) to ensure proper utilization of tree protection barriers. Trees should also be inspected for damage incurred during construction to ensure appropriate pruning or other measures are implemented.

Respectfully Submitted,
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Table 1. Tree Inventory

Location: 1280 Dundas Street West, Oakville Date: 27 July 2020 and 29 July 2020 Surveyors: KD

Tree #	Common Name	Scientific Name	DBH	TI	CS	CV	CDB	DL	mTPZ	A. mTPZ	Oakville Tree No.	Comments	Ownership	Action
1	Black Locust	*Robinia pseudoacacia*	16	F	F	F-G	10	3	-	-	-	Asymmetrical crown (M), bow (L), stem wound (M) at 0.5 metres, stem wound (H) at base, deadwood (M), epicormic branching (L)	Private	Remove
2	Black Locust	*Robinia pseudoacacia*	10, 8	G	F	F		3	-	-	-	Co-dominant stems at 0.25 metres, bow (L), asymmetrical crown (H), suppressed	Private	Remove
3	Black Locust	*Robinia pseudoacacia*	12	G	G	G		3	2.4	-	-		City	Retain
4	Black Locust	*Robinia pseudoacacia*	5 - 11 (Ave: 9)	G	F	F-G		2.5	2.4	-	-	Multi-stem at base	City	Retain
P5	Refer to Table 2												Shared	Retain
6	Manitoba Maple	*Acer negundo*	12	P-F	P-F	P-F		5	-	-	-	Bow (H), asymmetrical crown H), epicormic branching (H)	Private	Remove
7	Yew species	*Taxus* sp.	12, 8	F-G	P-F	F		1.5	-	-	-	Co-dominant stems at base, asymmetrical crown (H), suppressed	Private	Remove
8	Eastern White Cedar	*Thuja occidentalis*	23	P-F	P-F	G		4	-	-	-	Stem wound (H) from base to 1.5 metres, lean (M)	Private	Remove
P9	Refer to Table 2												Private	Retain
10	Black Locust	*Robinia pseudoacacia*	37	F-G	F-G	F-G	5	5	3	-	-	Asymmetrical crown (M), deadwood (L)	Private	Remove
P11	Refer to Table 2												Shared	Retain
12	Apple species	*Malus sp.*	~50, ~40	P-F	P-F	P-F	15	4	-	-	-	Pruning wounds (H), epicormic branching (H), one stem previously failed	Private	Remove
P13	Refer to Table 2												Private	Remove
14	Eastern White Cedar	*Thuja occidentalis*	16	P	P	P-F		3	-	-	-	Stem wound (H) from base to 3 metres, fused to Tree 286, lean (M)	Private	Remove
15	Eastern White Cedar	*Thuja occidentalis*	~14	P-F	F-G	F		1.5	-	-	-	Pruning wounds (L)	Private	Remove
16	Eastern White Cedar	*Thuja occidentalis*	18, 15	P	P	P-F		4	-	-	-	Stem wounds (H), co-dominant stems at base, bow (H), top-down dieback on large stem	Private	Remove
P17	Refer to Table 2												Private	Remove
18	Manitoba Maple	*Acer negundo*	~12, ~12	F	F	F	15	2.5	-	-	-	Co-dominant stems at base	Private	Remove
19	Eastern White Cedar	*Thuja occidentalis*	5 - 12 (Ave: 10)	F-G	F	F-G		2	-	-	-	Multi-stem at base, included bark (M)	Private	Remove
20	Manitoba Maple	*Acer negundo*	~30	P-F	P-F	P-F		6	-	-	-	Lean (M), epicormic branching (H)	Private	Remove
21	White Ash	*Fraxinus americana*	10 - 25 (Ave: 15)	P-F	P-F	P-F	20	3	-	-	-	Coppice growth (H), multi-stem at base, deadwood (M), EAB present	Neighbouring	Remove (Condition)
22	Apple species	*Malus sp.*	~25	F	P-F	F		4	-	-	-	Bow (M), asymmetrical crown (H), epicormic branching (H)	Neighbouring	Remove
23	Sugar Maple	*Acer saccharum*	~30	P	F	F-G		5	-	-	-	Canker (H) at 1.5 metres, asymmetrical crown (H)	Neighbouring	Remove (Condition)
P24	Refer to Table 2												Private	Remove
25	Blue Spruce	*Picea pungens*	~10	G	G	G		1	2.4	-	-	Vine competition (M)	City	Remove
26	Manitoba Maple	*Acer negundo*	~7, ~4	F-G	F-G	G		1	1.8	-	-	Co-dominant stems at 0.25, included fence	City	Remove
27	Blue Spruce	*Picea pungens*	~10	G	G	G		1.5	2.4	-	-	Vine competition (L)	City	Remove
28	Blue Spruce	*Picea pungens*	~7	G	F-G	F-G		1	1.8	-	-	Asymmetrical crown (H), deadwood (H)	City	Remove
29	Red Oak	*Quercus rubra*	~6	F-G	F	F		1	-	-	-		City	Remove
30	Manitoba Maple		1 - 5	G	F	G		1	1.8	-	-	Multi-stem at base	City	Remove
31	Hazelnut species	*Corylus sp.*	4	F	F	P-F	50	0.5	1.8	-	-	Asymmetrical crown (H), deadwood (L)	City	Remove
32	Black Locust	*Robinia pseudoacacia*	~7, ~5	G	F	F-G		2	1.8	-	-	Co-dominant stems at 1 metre	City	Retain
P33	Refer to Table 2												City	Remove
P34	Refer to Table 2												City	Retain

137	Silver Maple	*Acer saccharinum*	48	P-F	F	P-F	15	3.5	-	-	-	Stem wound (H) at 1 metre, co-dominant stems at 3 metres, included bark (M), deadwood (L), epicormic branching (H), broken branches (M)	Private	Remove
138	Eastern White Cedar	*Thuja occidentalis*	~25	G	F-G	G		1.5	-	-	-	Co-dominant stems at 3 metres	Private	Remove
139	Silver Maple	*Acer saccharinum*	30	F	F	P	15	3.5	-	-	-	Top-down dieback, epicormic branching (M)	Private	Remove
142	Silver Maple	*Acer saccharinum*	36	F-G	F-G	P-F	15	3	-	-	-	Epicormic branching (M), top-down dieback	Private	Remove
143	Eastern White Cedar	*Thuja occidentalis*	~15	G	F-G	F-G		1.5	-	-	-	Suppressed, asymmetrical crown (L)	Private	Remove
144	Eastern White Cedar	*Thuja occidentalis*	~18	G	F-G	F0G		1.5	-	-	-	Suppressed, asymmetrical crown (L)	Private	Remove
145	Silver Maple	*Acer saccharinum*	~35	F-G	F	P-F	15	4.5	-	-	-	Co-dominant stems in crown, top-down dieback, epicormic branching (M)	Private	Remove
146	Silver Maple	*Acer saccharinum*	~35	F-G	F	P-F	15	4.5	-	-	-	Co-dominant stems at 3 metres, top-down dieback, broken branches (M), epicormic branching (M)	Private	Remove
147	Eastern White Cedar	*Thuja occidentalis*	~20, ~18	F-G	F	G		1.5	-	-	-	Co-dominant stems at base	Private	Remove
148	Eastern White Cedar	*Thuja occidentalis*	18	F	P-F	F		1.5	-	-	-	Lost leader	Private	Remove
149	Silver Maple	*Acer saccharinum*	45	F-G	F	F	10	6	-	-	-	Co-dominant stems at 5 metres, epicormic branching (M)	Private	Remove
150	Silver Maple	*Acer saccharinum*	~35	F	F	P	50	5	-	-	-	Top-down dieback, pruning wounds (M), epicormic branching (H)	Private	Remove (Condition)
151	Eastern White Cedar	*Thuja occidentalis*	21	F	F-G	P-F	10	2	-	-	-		Private	Remove
152	Eastern White Cedar	*Thuja occidentalis*	19.5	F	G	F		1.5	-	-	-		Private	Remove
153	Eastern White Cedar	*Thuja occidentalis*	23	G	F-G	G		1.5	-	-	-	Asymmetrical crown (M)	Private	Remove
154	Refer to Table 2												Private	Remove
155	Refer to Table 2													
156	Refer to Table 2													
157	Refer to Table 2													
158	Refer to Table 2													
159	Refer to Table 2													
160	Refer to Table 2													
161	Refer to Table 2													
162	Refer to Table 2												Private	Remove
163	Refer to Table 2													
164	Refer to Table 2													
165	Refer to Table 2													
166	Manitoba Maple	*Acer negundo*	~60	P-F	P-F	P		4				Epicormic branching (H), coppice growth (H), broken branches (H)	Private	Remove (Condition)
167	Apple species	*Malus sp.*	51	P	P-F	P-F		5	-	-	-	Epicormic branching (H), pruning wounds (H), trunk is hollow	Private	Remove (Condition)
168	Apple species	*Malus sp.*	39	P	P-F	P	15	5	-	-	-	Pruning wounds (H), cavities (H), epicormic branching (H), deadwood (L)	Private	Remove (Condition)
169	Apple species	*Malus sp.*	49	P-F	P-F	P	20	5	-	-	-	Pruning wounds (H), cavities (M), epicormic branching (H)	Private	Remove (Condition)
170	Apple species	*Malus sp.*	~50	P	P-F	P	20	6	-	-	-	Cavity (H) at 0.5 metres, deadwood (M), bow (M), epicormic branching (H)	Private	Remove (Condition)
171	Apple species	*Malus sp.*	39	P	P	P	20	4.5	-	-	-	Cavity (H) at base, deadwood (H), epicormic branching (H), pruning wound (H)	Private	Remove (Condition)
172	Apple species	*Malus sp.*	~35	P-F	P-F	P	50	4	-	-	-	Deadwood (H), epicormic branching (H)	Private	Remove (Condition)
173	Apple species	*Malus sp.*	39	P	P	P	20	5	-	-	-	Cavity (H) at 0.75 metres, epicormic branching (H), co-dominant stems at 2 metres, deadwood (H)	Private	Remove (Condition)
174	Apple species	*Malus sp.*	~40	P-F	P	P	10	4	-	-	-	Sweep (H), epicormic branching (H), cavity (M) at 0.5 metres	Private	Remove (Condition)
176	Apple species	*Malus sp.*	~40	P-F	P-F	P	25	4	-	-	-	Pruning wounds (H), epicormic branching (H), deadwood (H)	Private	Remove (Condition)

177	Apple species	*Malus sp.*	39, 34	P	P-F	P	20	4	-	-	-	Deadwood (H), pruning wounds (H), co-dominant stems at 0.5 metres, epicormic branching (H)	Private	Remove (Condition)
178	Apple species	*Malus sp.*	46, 32	P	P-F	P	20	4	-	-	-	Deadwood (H), epicormic branching (H), codominant stems at 1 metre	Private	Remove (Condition)
179	Apple species	*Malus sp.*	46	P	P-F	P		5	-	-	-	Cavity (M) at 1 metre, deadwood (H), epicormic branching (H)	Private	Remove (Condition)
180	Apple species	*Malus sp.*	34	P	P	P	40	4	-	-	-	Stem wound (H) at base, deadwood (H), epicormic branching (H)	Private	Remove (Condition)
181	Manitoba Maple	*Acer negundo*	~40, ~20, ~15	F	P-F	P-F	10	6	-	-	-	Multi-stem at base, deadwood (L), epicormic branching (H)	Private	Remove
182	Manitoba Maple	*Acer negundo*	10 - 20 (Ave: 15)	P-F	P-F	P-F		5	-	-	-	Multi-stem at base, sweep (H), epicormic branching (H)	Private	Remove
183	Manitoba Maple	*Acer negundo*	10 - 30 (Ave: 20)	P	P	P		4	-	-	-	Multi-stem at base, epicormic branching (H), stem wound (H) at 2 metres, deadwood (M)	Private	Remove
185	White Pine	*Pinus strobus*	~20	G	G	F-G		2	-	-	-		Private	Remove
186	Manitoba Maple	*Acer negundo*	~25	F	P-F	F		4	-	-	-	Sweep (H), co-dominant stems at 2 metres, epicormic branching (M)	Private	Remove
187	White Spruce	*Picea glauca*	~25	G	F-G	F-G	5	2.5	-	-	-		Private	Remove
188	Black Walnut	*Juglans nigra*	18	G	G	G		3	-	-	-	Asymmetrical crown (L)	Private	Remove
189	Cherry species	*Prunus sp.*	24	P	F-G	P		2.5	-	-	-	Epicormic branching (H), stem decay (H), co-dominant stems at 1.5 metres	Private	Remove (Condition)
190	Basswood	*Tilia americana*	20	P	F-G	F		2.5	-	-	-	Stem wound (H) from base to crown, epicormic branching (M)	Private	Remove (Condition)
191/192	Silver Maple	*Acer saccharinum*	29, 25, 17	F	F	P-F	5	5	-	-	-	Co-dominant stems at base and 0.75 metres, pruning wounds (M), epicormic branching (H), stem wound (H) on branch	Private	Remove
193	White Spruce	*Picea glauca*	22	G	G	G		3	-	-	-		Private	Remove
194	White Spruce	*Picea glauca*	~20	F	G	P	80	2.5	-	-	-	Almost dead	Private	Remove (Condition)
195	Silver Maple	*Acer saccharinum*	25 - 35 (Ave: 30)	F	F	F	10	8	-	-	-	Multi-stem at 1 metre, included bark (H), epicormic branching (M)	Private	Remove
196	Willow species	*Salix sp.*	57, 36	P	P	F		8	-	-	-	Co-dominant stems at 0.25 metres, broken branches (H), cavity (M) at base, epicormic branching (M)	Private	Remove (Condition)
197	Eastern White Cedar	*Thuja occidentalis*	20	F-G	F-G	G		2	-	-	-	Pruning wounds (L), sweep (L), asymmetrical crown (M)	Private	Remove
198	Eastern White Cedar	*Thuja occidentalis*	19	F-G	F	F		2	-	-	-	Included bark (M), co-dominant stems at 2 metres, sweep (M)	Private	Remove
199	Eastern White Cedar	*Thuja occidentalis*	17	F-G	F	F-G		2	-	-	-	Asymmetrical crown (H), sweep (L)	Private	Remove
200	Manitoba Maple	*Acer negundo*	~40, ~25	P-F	P-F	P	10	5	-	-	-	Coppice growth (H), epicormic branching (H), deadwood (L), asymmetrical crown (M), small stem dead, co-dominant stems at base	Private	Remove
201	Manitoba Maple	*Acer negundo*	23	F	F	P-F		6	-	-	-	Sweep (H), epicormic branching (H), broken branches (H), stem wound (H) in crown	Private	Remove
202	Manitoba Maple	*Acer negundo*	10 - 30 (Ave: 25)	P-F	P-F	P		4.5	-	-	-	Deadwood (H), eroding on slope, multi-stem at base, coppice growth (L), epicormic branching (H), lost leader on large stem	Private	Remove
203	Willow species	*Salix sp.*	~80	P-F	P-F	F		8	-	-	-	Asymmetrical crown (H), stem wound (H) in crown, epicormic branching (M)	Private	Remove
205	Willow species	*Salix sp.*	43, 35	P-F	F	P-F		7	-	-	-	Small stem dead, co-dominant stems at 0.75 metres, epicormic branching (H), stem wound (H) at 5 metres	Private	Remove
206	Black Locust	*Robinia pseudoacacia*	26, 16	F-G	F	F-G	10	3	-	-	-	Exposed roots (M), co-dominant stems at base and 1.75 metres, deadwood (M), broken branches (M), epicormic branching (L)	Private	Remove

207	Black Locust	*Robinia pseudoacacia*	20, 17, 14	F	F	F-G	5	3.5	-	-	-	Multi-stem at base, stem wound (H) at base on small stem, stem wound (H) at base on medium stem, deadwood (L), broken branches (L)	Private	Remove
208	Silver Maple	*Acer saccharinum*	30 - 45 (Ave: 40)	G	F	F	10	7	-	-	-	Multi-stem at 1 metre, deadwood (L), epicormic branching (M)	Private	Remove
209	Pear species	*Pyrus sp.*	~50	G	G	P-F	10	3	-	-	-	Epicormic branching (H), deadwood (L)	Private	Remove
210	Willow species	*Salix sp.*	5 - 120	P	P	P	10	10	-	-	-	Epicormic branching (H), large stem failing, pruning wounds (H), lean (M) --> hazard	Private	Remove (Condition)
211	Willow species	*Salix sp.*	~75, ~60	F	F	P-F		7	-	-	-	Epicormic branching (H), co-dominant stems at 0.5 metres	Private	Remove
212 / 213	Manitoba Maple	*Acer negundo*	~20, ~16	F	F	F		4	-	-	-	Co-dominant stems at base, epicormic branching (M), deadwood (L), bow (L)	Private	Remove
214	Manitoba Maple	*Acer negundo*	~20, ~12	F	P-F	F		4	-	-	-	Lean (M), co-dominant stems at 1 metre, epicormic branching (M), asymmetrical crown (H)	Private	Remove
216/219	Basswood	*Tilia americana*	~35, 26	P-F	P	P-F	15	5	-	-	-	Sweep (L) on large stem, sweep (H) on small stem, deadwood (M), epicormic branching (M)	Private	Remove (Condition)
215/217	Basswood	*Tilia americana*	33, 18	P-F	P-F	P-F	10	5	-	-	-	Bow (H), epicormic branching (H), asymmetrical crown (H), bark peeling, sweep (M), broken branches (M)	Private	Remove
218	Basswood	*Tilia americana*	26, 22, 10, 8	F	F	F		5	-	-	-	Multi-stem at base, included bark (M), included metal stake, epicormic branching (M)	Private	Remove
220	Manitoba Maple	*Acer negundo*	~35, ~15, ~10	P-F	P-F	P-F		6	-	-	-	Multi-stem at base, epicormic branching (H), coppice growth (M)	Private	Remove
221	Eastern White Cedar	*Thuja occidentalis*	29	P-F	F-G	G		2	-	-	-	Seam (H) from base to 1.5 metres, sweep (L), pruning wounds (M)	Private	Remove
222	Manitoba Maple	*Acer negundo*	10 - 25 (Ave: 15)	F	P-F	P		5	-	-	-	Epicormic branching (H), multi-stem at base	Private	Remove
223	Eastern Redcedar	*Juniperus virginiana*	30	F	F-G	G		2.5				Asymmetrical crown (L), stem wound (M) from base to 1.5 metres	Private	Remove
224	Horsechestnut	*Aesculus hippocastanum*	~55	P	F	P	20	5				Trunk is hollow, deadwood (H) -->hazard	Private	Remove (Condition)
225	-	-	-	-	-	-	-	-	-	-	-	Dead -->hazard	Private	Remove (Condition)
226	Black Locust	*Robinia pseudoacacia*	56	P-F	F	P	25	5		-	-	Deadwood (H), top-down dieback, vine competition (L), wildlife cavities (M)	Private	Remove (Condition)
227	Manitoba Maple	*Acer negundo*	~25, ~15	F	F	P-F	15	4	3	-	-	Deadwood (L), co-dominant stems at 0.75 metres, epicormic branching (H)	Shared	Retain
228	Manitoba Maple	*Acer negundo*	16	F	F	P-F		2	2.4	-	-	Coppice growth (H), epicormic branching (H), co-dominant stems at 1.75 metres	City	Retain
229	Refer to Table 2												Private	Retain
230	Refer to Table 2													
231	Refer to Table 2													
232	Refer to Table 2													
233	Yew species	*Taxus* sp.	29	F-G	F	P	30	3	2.4	-	-	Pruning wounds (M), stem wound (M) at 1.25 metres, deadwood (M)	Private	Remove (Condition)
234	Black Locust	*Robinia pseudoacacia*	~40, ~40	P-F	F	P-F	10	5	3.6	-	-	Brackets present, one stem dead, multi-stem at 1 metre, epicormic branching (M)	Private	Remove
235	Black Locust	*Robinia pseudoacacia*	~40	P-F	F-G	F	10	4	3	-	-	Brackets present, epicormic branching (M), vine competition (M), deadwood (L)	Private	Remove
236	Cherry species	*Prunus sp.*	33	G	F-G	F	5	3	-	-	-	Pruning wounds (M), epicormic branching (H), asymmetrical crown (L)	Private	Remove
237	Black Locust	*Robinia pseudoacacia*	34	G	G	F-G		4	3	-	-	Deadwood (L)	Private	Retain

238	Horsechestnut	*Aesculus hippocastanum*	50	F-G	F	F	10	7	3	-	-	Asymmetrical crown (M), deadwood (L), epicormic branching (M), seam (M) from base to 2 metres, co-dominant stems at 1.5 metres	Private	Retain
239/240	Black Locust	*Robinia pseudoacacia*	36, 30	F-G	F	F-G		6	3	-	-	Co-dominant stems at base, broken branches (M), bow (L) on small stem, deadwood (L)	Private	Retain
241	Black Locust	*Robinia pseudoacacia*	~25	F	F	F		4	2.4	-	-	Co-dominant stems at 1.5 metres, included bark (H), vine competition (M)	Private	Retain
242	Sugar Maple	*Acer saccharum*	~30	F-G	F	F		3	2.4	-	-	Asymmetrical crown (H), pruning wounds (H)	City	Retain
243	Eastern White Cedar	*Thuja occidentalis*	10 - 30 (Ave: 15)	F-G	F	G		2.5	3	-	-		Private	Retain
244	Eastern White Cedar	*Thuja occidentalis*	~15	P-F	P	P-F		3	2.4	-	-	Lean (H), vine competition (H)	Private	Remove (Condition)
245	Black Locust	*Robinia pseudoacacia*	25	F	F	F		4	2.4	-	-	Co-dominant stems at 1.5 metres, included bark (H), vine competition (M)	Private	Retain
246	White Pine	*Pinus strobus*	~18	F-G	F-G	F		2.5	2.4	-	-	Vine competition (H), crook (M) in crown	Private	Retain
247	Eastern White Cedar	*Thuja occidentalis*	~15	G	G	G		1.5	2.4	-	-		Private	Retain
248	Black Locust	*Robinia pseudoacacia*	~25	F-G	F-G	F		2.5	2.4	-	-	Vine competition (H)	Private	Retain
249	Black Walnut	*Juglans nigra*	~20	F-G	F	F-G		3.5	2.4	-	-	Vine competition (H), asymmetrical crown (H)	Private	Retain
250	Black Locust	*Robinia pseudoacacia*	18, 6	F	F	F		4	2.4	-	-	Small stem dead, asymmetrical crown (H), vine competition (H)	Private	Retain
251	Black Walnut	*Juglans nigra*	27	G	F-G	G		3.5	2.4	-	-	Asymmetrical crown (M), vine competition (L)	Private	Retain
252	Black Locust	*Robinia pseudoacacia*	~40	F-G	F	F	10	6	3	-	-	Included bark (M), vine competition (H), deadwood (M)	Private	Retain
253	-	-	-	-	-	-	-	-	-	-	-	Dead	Private	Remove (Condition)
254	Sugar Maple	*Acer saccharum*	49	F	F	F-G	10	7	3	-	-	Girdling roots (M), broken branches (M), cavities (L), asymmetrical crown (L)	City	Retain
255	English Oak	*Quercus robur*	26	G	G	F-G	5	4	2.4	-	-	Asymmetrical crown (L)	Private	Retain
256	Willow species	*Salix sp.*	~25	F	P-F	P-F		5	2.4	-	-	Epicormic branching (H), bow (M)	Shared	Retain
257	Willow species	*Salix sp.*	~50, ~30	P	P-F	P-F		6	-	-	-	Cavity (H) at base, stem wound (H) on small stem from base to 3 metres, epicormic branching (H), co-dominant stems at base	City	Remove (Condition)
258	Willow species	*Salix sp.*	~50, ~40	P-F	F	P		7	-	-	-	Sweep (M), epicormic branching (H), co-dominant stems at 0.5 metres	City	Remove (Condition)
259	White Pine	*Pinus strobus*	24	G	G	G		3	2.4	-	-		City	Retain
260	Black Locust	*Robinia pseudoacacia*	27	F-G	F	P-F	10	4	2.4	-	-		City	Retain
261	Black Locust	*Robinia pseudoacacia*	19, 16	F	F	F	10	3	2.4	-	-	Cavity (L) at union, co-dominant stems at 0.5 metres	City	Retain
262	Black Locust	*Robinia pseudoacacia*	~18	G	F-G	F-G		3	2.4	-	-	Asymmetrical crown (L)	City	Retain
263	Black Locust	*Robinia pseudoacacia*	26	P-F	P-F	F-G		4	2.4	-	-	Included bark (L), crack (M) at union, stem wound (H) at 3 metres from previous branch failure	City	Remove (Condition)
264	Black Locust	*Robinia pseudoacacia*	25	F-G	F	F-G		3.5	2.4	-	-	Included bark (M), broken branches (L)	City	Retain
265	Black Locust	*Robinia pseudoacacia*	~30	F-G	F	F-G		4	2.4	-	-	Co-dominant stems at 1.5 metres, broken branches (L)	City	Retain
266	White Pine	*Pinus strobus*	~25	G	G	G		3	2.4	-	-		City	Retain
267	Black Locust	*Robinia pseudoacacia*	23	F	F	F-G		4	2.4	-	-	Included bark (M), crack (M) at union, deadwood (L), broken branches (L)	City	Retain
268	Black Locust	*Robinia pseudoacacia*	29, 13, 12	F-G	F-G	F-G		5	3	-	-	Included bark (M), co-dominant stems at 1 and 1.25 metres	City	Retain
269	White Pine	*Pinus strobus*	~35	G	G	G		4	3	-	-		City	Retain
270	Black Locust	*Robinia pseudoacacia*	5 - 15 (Ave:12)	G	F-G	F-G		3.5	2.4	-	-	Multi-stem at 1.25 metres, asymmetrical crown (M)	City	Retain
271	Black Locust	*Robinia pseudoacacia*	26	F	F	F	10	4.5	2.4	-	-	Broken branches (M), deadwood (M)	City	Retain
272	White Pine	*Pinus strobus*	~35	G	G	G		3.5	3	-	-		City	Retain

273	Black Locust	*Robinia pseudoacacia*	~30	G	G	F-G		4	2.4	-	-		City	Retain
274	Norway Spruce	*Picea abies*	~30	G	G	G		3	2.4	-	-		City	Retain
275	White Oak	*Quercus alba*	15	G	G	G		2.5	2.4	-	-		City	Retain
276	Black Locust	*Robinia pseudoacacia*	~25	F-G	F-G	F-G		4	2.4	-	-	Asymmetrical crown (L)	City	Retain
277	Black Locust	*Robinia pseudoacacia*	21	F	F	F-G		3.5	2.4	-	-	Multi-stem at 1.25 metres, asymmetrical crown (M)	City	Retain
278	Norway Maple	*Acer platanoides*	23	G	G	G		4.5	-	-	-		Private	Remove
279	Norway Spruce	*Picea abies*	~18	G	F-G	G		2.5	-	-	-	Asymmetrical crown (M)	Private	Remove
280	Norway Spruce	*Picea abies*	~15	G	F-G	G		2.5	-	-	-	Asymmetrical crown (M)	Private	Remove
281	Norway Maple	*Acer platanoides*	19, 8	F-G	F	F-G		5	-	-	-	Co-dominant stems at base, dead stem of Tree 283 leaning on trunk	Private	Remove
282	Manitoba Maple	*Acer negundo*	31	F	F	P-F		3.5	-	-	-	Epicormic branching (H), lean (L), co-dominant stems at 1.5 metres	Private	Remove
283	Willow species	*Salix sp.*	~90	P	P	P	30	7	-	-	-	Deadwood (H), one stem dead, one stem previously failed, co-dominant stems at 1.5 metres, epicormic branching (H), cavity (H) at base from previous stem failure, top-down dieback -->hazard	Private	Remove (Condition)
284	Eastern White Cedar	*Thuja occidentalis*	19.5	P-F	P-F	F		2.5	-	-	-	Sweep (M), seam (H) from base to 1.5 metres, asymmetrical crown (H)	Private	Remove
285	Eastern White Cedar	*Thuja occidentalis*	~28	P-F	P-F	P-F		2	-	-	-	Seam (H) from base to 5 metres, lost leader, lean (M)	Private	Remove
286	Manitoba Maple	*Acer negundo*	26, ~14, ~12, ~8	P-F	P-F	F		4	-	-	-	Multi-stem at base, fused stems, stem wound (H) at base, bow (M), fused at base with Tree 14	Private	Remove
287	Eastern White Cedar	*Thuja occidentalis*	~25	F	F	F		2	-	-	-	Stem wound (M) from 0.5 metres to 1.5 metres, sweep (L), asymmetrical crown (H)	Private	Remove
288	Black Locust	*Robinia pseudoacacia*	34	G	F-G	F-G		4	-	-	-	Pruning wounds (L), epicormic branching (M), deadwood (L)	Private	Remove
289	Black Locust	*Robinia pseudoacacia*	36	F-G	F-G	F-G		4	-	-	-	Included bark (M), deadwood (L)	Private	Remove
290	Japanese Walnut	*Juglans ailantifolia*	37	P-F	F	P	10	5				Epicormic branching (H), sweep (M), deadwood (L), stem wound (H) at base from previous stem failure	Private	Remove (Condition)
291	Apple species	*Malus sp.*	44	F	P-F	F		3.5	-	-	-	Pruning wounds (M), crook (H), epicormic branching (M)	Private	Remove
292	Black Locust	*Robinia pseudoacacia*	23	G	F-G	G		4	-	-	-	Broken branches (L), asymmetrical crown (L)	Private	Remove
293	Japanese Walnut	*Juglans ailantifolia*	31	P-F	P-F	P	10	3				Epicormic branching (H), coppice growth (H), deadwood (L), lean (L), cavity (H) at 5 metres	Private	Remove (Condition)
294	Black Walnut	*Juglans nigra*	56	G	G	F-G		8	-	-	-	Epicormic branching (M), pruning wounds (L), asymmetrical crown (L)	Private	Remove
295	Black Walnut	*Juglans nigra*	46	G	F-G	F-G		8	-	-	-	Asymmetrical crown (L), co-dominant stems at 2 metres, epicormic branching (L), pruning wounds (L), broken branches (L)	Private	Remove
296	Black Walnut	*Juglans nigra*	40	G	F	F		8	-	-	-	Co-dominant stems at 3 metres, pruning wounds (M), asymmetrical crown (M), deadwood (L), epicormic branching (M)	Private	Remove
297	Bur Oak	*Quercus macrocarpa*	77	G	G	P-F	5	8	-	-	-	Epicormic branching (H), deadwood (L)	Private	Remove
298	Black Locust	*Robinia pseudoacacia*	27	G	F-G	G		2.5	-	-	-	Pruning wounds (L), broken branches (L)	Private	Remove
299	White Ash	*Fraxinus americana*	~40	P	G	P	90	4	-	-	-	EAB present	Private	Remove (Condition)
301	-	-	-	-	-	-	-	-	-	-	-	Dead	Private	Remove (Condition)
305	Black Locust	*Robinia pseudoacacia*	17	F	F	F-G		2.5	-	-	-	Sweep (M), pruning wounds (L), stem wound (M) at base	Private	Remove
306	Black Locust	*Robinia pseudoacacia*	27	G	F-G	G		3	-	-	-	Co-dominant stems at 1.5 metres	Private	Remove
307	Black Locust	*Robinia pseudoacacia*	43	F-G	F	G		4	-	-	-	Pruning wounds (M), co-dominant stems at 1.5 metres, included bark (L)	Private	Remove

308	Black Locust	*Robinia pseudoacacia*	23	G	F-G	G		3.5	-	-	-	Pruning wounds (L), co-dominant stems at 2 metres	Private	Remove
309	Black Locust	*Robinia pseudoacacia*	24	G	F	G		3	-	-	-	Co-dominant stems at 1.5 metres, stem wound (H) in crown, pruning wounds (L), broken branches (L)	Private	Remove
310	Black Locust	*Robinia pseudoacacia*	24	F-G	F	G		3.5	-	-	-	Pruning wounds (M), multi-stem at 1.75 metres, asymmetrical crown (L)	Private	Remove
311	Apple species	*Malus sp.*	~50	P	F	P-F	30	3.5	-	-	-	Epicormic branching (H), deadwood (H), cavity (H) at 0.5 metres	Private	Remove (Condition)
312	Black Locust	*Robinia pseudoacacia*	29	F-G	F-G	F-G		3.5	-	-	-	Included bark (M), deadwood (L)	Private	Remove
313	Refer to Table 2												Private	Remove
314	Refer to Table 2													
315	Refer to Table 2													
316	Refer to Table 2													
317	Refer to Table 2													
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340	Refer to Table 2													
341	Refer to Table 2													
342	Norway Maple	*Acer platanoides*	37	G	F-G	G		4.5	-	-	-		Private	Remove
343	Sugar Maple	*Acer saccharum*	29	F-G	F-G	G		4.5	-	-	-	Co-dominant at 3 metres	Private	Remove
344	Refer to Table 2												Private	Remove
345	Refer to Table 2													
346	Refer to Table 2													
347	Refer to Table 2												Private	Remove
348	Refer to Table 2													
349	Refer to Table 2													
350	Refer to Table 2													
351	Black Walnut	*Juglans nigra*	19.5	G	F	G		3.5	-	-	-	Co-dominant stems at 1.75 metres	Private	Remove
352	Red Oak	*Quercus rubra*	52	F-G	F	F-G		7	3.6	-	-	Sweep (L), asymmetrical crown (M)	Neighbouring	Retain
353	Black Cherry	*Prunus serotina*	~50, ~30	P	P	P			-	-	-	Dead --> hazard	Neighbouring	Remove (Condition)
354	Black Walnut	*Juglans nigra*	25	P-F	F-G	F	10	4	2.4	-	-	Stem wound (H) at base, filled piled at base, deadwood (L)	Neighbouring	Retain
355	Black Walnut	*Juglans nigra*	26	F	F	F		4.5	2.4	-	-	Co-dominant stems at 1.75 metres, asymmetrical crown (M), fill piled at base, epicormic branching (M), chlorosis (L), stem wound (L) at base	Neighbouring	Retain

356	White Spruce	*Picea glauca*	36	G	F-G	F-G		3	3	-	-	Pruning wounds (M), asymmetrical crown (M)	Neighbouring	Retain
357	White Spruce	*Picea glauca*	26	G	F-G	G		3.5	2.4	-	-	Asymmetrical crown (M)	Neighbouring	Retain
358	White Spruce	*Picea glauca*	24	G	F-G	G		3.5	2.4	-	-	Asymmetrical crown (M), pruning wounds (L)	Neighbouring	Retain
359	White Spruce	*Picea glauca*	29	G	G	G		3.5	2.4	-	-	Asymmetrical crown (L)	Neighbouring	Retain
360	White Spruce	*Picea glauca*	~35	G	G	G		3.5	3	-	-	Asymmetrical crown (L)	Neighbouring	Retain
361	White Spruce	*Picea glauca*	~30	G	G	G		3.5	2.4	-	-		Neighbouring	Retain
362	White Spruce	*Picea glauca*	~30	G	F-G	F-G		3.5	2.4	-	-	Asymmetrical crown (M)	Neighbouring	Retain
363	White Spruce	*Picea glauca*	~25	G	F-G	G		3.5	2.4	-	-	Asymmetrical crown (M)	Neighbouring	Retain
364	White Spruce	*Picea glauca*	~28	G	F-G	G		3.5	2.4	-	-	Asymmetrical crown (M)	Neighbouring	Retain
365	White Spruce	*Picea glauca*	~25	G	F-G	G		3.5	2.4	-	-	Asymmetrical crown (M)	Neighbouring	Retain
366	White Spruce	*Picea glauca*	~22	G	G	G		2.5	2.4	-	-		Neighbouring	Retain
367	Pear species	*Pyrus sp.*	37	F	F-G	F		4	3	-	-	Cavity (L) at base, cavity (L) at 1 metre, deadwood (L), asymmetrical crown (L), epicormic branching (M)	Neighbouring	Retain
368	Refer to Table 2													
369	Refer to Table 2													
370	Refer to Table 2													
371	Refer to Table 2													
372	Refer to Table 2													
373	Refer to Table 2													
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377	Refer to Table 2													
378	Refer to Table 2													
379	Refer to Table 2													
380	Refer to Table 2													
381	Refer to Table 2												Private	Remove
382	Refer to Table 2													
383	Refer to Table 2													
384	Refer to Table 2													
385	Refer to Table 2													
386	Refer to Table 2													
387	Refer to Table 2													
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391	Refer to Table 2													
392	Refer to Table 2													
393	Refer to Table 2													
394	Refer to Table 2													
395	White Spruce	*Picea glauca*	24	F	P-F	F-G		4	-	-	-	Topped at 3 metres, crook (H) from topping cut	Private	Remove

Codes		
DBH	Diameter at Breast Height	*(cm)*
TI	Trunk Integrity	*(G, F, P)*
CS	Crown Structure	*(G, F, P)*
CV	Crown Vigor	*(G, F, P)*
CDB	Crown Die Back	*(%)*
DL	Dripline	*(m)*
mTPZ	minimum Tree Protection Zone	*TPZ (m) based on Town of Oakville's Tree Protection During Construction (Prcedure EN-TRE-001-001) from base of tree*
A. mTPZ	Actual minimum Tree Protection Zone	*Actual TPZ (m) achievable during construction from base of tree*
~ = estimate; (L) = light; (M) = moderate; (H) = heavy		

Table 2. Stand Tally Analysis of Tree Polygons

Trees 154 - 161

Tree Size Class >	Polewood (10 - 24 cm DBH)		Small (26 - 36 cm DBH)		Medium (38 - 48 cm)		Large (50 cm +)		Total All Sizes	
Species	*AGS*	*UGS*	*AGS*	*UGS*	*AGS*	*UGS*	*AGS*	*UGS*	*AGS*	*UGS*
White Spruce (*Picea glauca*)	4	1	2	0	0	0	0	0	6	1
Scots Pine (*Pinus sylvestris*)	1	0	0	0	0	0	0	0	1	0
Total Number of Trees	5	1	2	0	0	0	0	0	7	1

Trees 162 - 165

Tree Size Class >	Polewood (10 - 24 cm DBH)		Small (26 - 36 cm DBH)		Medium (38 - 48 cm)		Large (50 cm +)		Total All Sizes	
Species	*AGS*	*UGS*	*AGS*	*UGS*	*AGS*	*UGS*	*AGS*	*UGS*	*AGS*	*UGS*
Manitoba Maple (*Acer negundo*)	1	2	0	0	0	0	0	0	1	2
White Spruce (*Picea glauca*)	1	3	1	0	0	0	0	0	2	3
Black Walnut (*Juglans nigra*)	0	1	0	0	0	0	0	0	0	1
Bur Oak (*Quercus macrocarpa*)	0	0	1	0	0	0	0	0	1	0
Total Number of Trees	2	6	2	0	0	0	0	0	4	6

Trees 229 - 232

Tree Size Class >	Polewood (10 - 24 cm DBH)		Small (26 - 36 cm DBH)		Medium (38 - 48 cm)		Large (50 cm +)		Total All Sizes	
Species	*AGS*	*UGS*	*AGS*	*UGS*	*AGS*	*UGS*	*AGS*	*UGS*	*AGS*	*UGS*
Black Locust (*Robinia pseudoacacia*)	6	0	0	0	0	0	0	0	6	0
Total Number of Trees	6	0	0	0	0	0	0	0	6	0

Trees 313 - 340 and 344 - 346

Tree Size Class >	Polewood (5 - 24 cm DBH)		Small (26 - 36 cm DBH)		Medium (38 - 48 cm)		Large (50 cm +)		Total All Sizes	
Species	*AGS*	*UGS*	*AGS*	*UGS*	*AGS*	*UGS*	*AGS*	*UGS*	*AGS*	*UGS*
White Ash (*Fraxinus americana*)	0	0	0	0	0	1	0	1	0	2
Black Walnut (*Juglans nigra*)	0	0	1	0	0	0	0	0	1	0
Manitoba Maple (*Acer negundo*)	5	5	0	2	0	2	0	0	5	9
Black Locust (*Robinia pseudoacacia*)	10	0	4	0	0	0	0	0	14	0
White Pine (*Pinus strobus*)	10	1	2	0	0	0	0	0	12	1
Cherry species (*Prunus* sp.)	1	1	1	0	1	1	0	0	3	2
Apple species (*Malus* sp.)	0	0	0	2	0	1	0	0	0	3
Willow species (*Salix* sp.)	0	0	0	0	0	0	1	2	1	2
Pear species (*Pyrus* sp.)	0	0	1	0	0	0	0	0	1	0
Total Number of Trees	26	7	9	4	1	5	1	3	37	19

Trees 347 - 350

Tree Size Class >	Polewood (10 - 24 cm DBH)		Small (26 - 36 cm DBH)		Medium (38 - 48 cm)		Large (50 cm +)		Total All Sizes	
Species	*AGS*	*UGS*	*AGS*	*UGS*	*AGS*	*UGS*	*AGS*	*UGS*	*AGS*	*UGS*
Manitoba Maple (*Acer negundo*)	2	3	0	1	0	0	0	0	2	4
Total Number of Trees	2	3	0	1	0	0	0	0	2	4

Trees 368 - 394

Tree Size Class >	Polewood (10 - 24 cm DBH)		Small (26 - 36 cm DBH)		Medium (38 - 48 cm)		Large (50 cm +)		Total All Sizes	
Species	*AGS*	*UGS*	*AGS*	*UGS*	*AGS*	*UGS*	*AGS*	*UGS*	*AGS*	*UGS*
White Pine (*Pinus strobus*)	3	0	9	0	7	1	0	0	19	1
Austrian Pine (*Pinus nigra*)	1	0	3	0	0	0	0	0	4	0
Sugar Maple (*Acer saccharum*)	1	0	2	0	0	0	0	0	3	0
Total Number of Trees	5	0	14	0	7	1	0	0	26	1

P5

Tree Size Class >	Polewood (1 - 24 cm DBH)		Small (26 - 36 cm DBH)		Medium (38 - 48 cm)		Large (50 cm +)		Total All Sizes	
Species	*AGS*	*UGS*	*AGS*	*UGS*	*AGS*	*UGS*	*AGS*	*UGS*	*AGS*	*UGS*
Black Locust (*Robinia pseudoacacia*)	7	2	0	0	0	0	0	0	7	2
Manitoba Maple (*Acer negundo*)	1	0	0	0	0	0	0	0	1	0
White Ash (*Fraxinus americana*)	0	2	0	0	0	0	0	0	0	2
Black Walnut (*Juglans nigra*)	0	1	0	0	0	0	0	0	0	1
Total Number of Trees	8	5	0	0	0	0	0	0	8	5

P9

Tree Size Class >	Polewood (1 - 24 cm DBH)		Small (26 - 36 cm DBH)		Medium (38 - 48 cm)		Large (50 cm +)		Total All Sizes	
Species	*AGS*	*UGS*	*AGS*	*UGS*	*AGS*	*UGS*	*AGS*	*UGS*	*AGS*	*UGS*
Black Locust (*Robinia pseudoacacia*)	1	2	0	0	0	0	0	0	1	2
Eastern White Cedar (*Thuja occidentalis*)	4	0	0	0	0	0	0	0	4	0
Total Number of Trees	5	2	0	0	0	0	0	0	5	2

P11

Tree Size Class >	Polewood (1 - 24 cm DBH)		Small (26 - 36 cm DBH)		Medium (38 - 48 cm)		Large (50 cm +)		Total All Sizes	
Species	*AGS*	*UGS*	*AGS*	*UGS*	*AGS*	*UGS*	*AGS*	*UGS*	*AGS*	*UGS*
Eastern White Cedar (*Thuja occidentalis*)	45	1	0	0	0	0	0	0	45	1
Manitoba Maple (*Acer negundo*)	1	0	0	0	0	0	0	0	1	0
White Ash (*Fraxinus americana*)	4	12	0	0	0	0	0	0	4	12
White Pine (*Pinus strobus*)	3	0	0	0	0	0	0	0	3	0
Black Locust (*Robinia pseudoacacia*)	8	0	0	0	0	0	0	0	8	0
Sugar Maple (*Acer saccharum*)	1	0	0	0	0	0	0	0	1	0
Black Walnut (*Juglans nigra*)	2	0	0	0	0	0	0	0	2	0
White Oak (*Quercus alba*)	0	1	0	0	0	0	0	0	0	1
Cherry species (*Prunus* sp.)	3	0	0	0	0	0	0	0	3	0
White Elm (*Ulmus americana*)	0	2	0	0	0	0	0	0	0	2
Apple species (*Malus* sp.)	1	0	0	0	0	0	0	0	1	0
Willow species (*Salix* sp.)	0	0	0	0	0	1	0	0	0	1
Total Number of Trees	68	16	0	0	0	1	0	0	68	17

P13

Tree Size Class >	Polewood (1 - 24 cm DBH)		Small (26 - 36 cm DBH)		Medium (38 - 48 cm)		Large (50 cm +)		Total All Sizes	
Species	*AGS*	*UGS*	*AGS*	*UGS*	*AGS*	*UGS*	*AGS*	*UGS*	*AGS*	*UGS*
Eastern White Cedar (*Thuja occidentalis*)	10	2	0	0	0	0	0	0	10	2
Total Number of Trees	10	2	0	0	0	0	0	0	10	2

P17

Tree Size Class >	Polewood (10 - 24 cm DBH)		Small (26 - 36 cm DBH)		Medium (38 - 48 cm)		Large (50 cm +)		Total All Sizes	
Species	*AGS*	*UGS*	*AGS*	*UGS*	*AGS*	*UGS*	*AGS*	*UGS*	*AGS*	*UGS*
Eastern White Cedar (*Thuja occidentalis*)	1	0	0	0	0	0	0	0	1	0
White Spruce (*Picea glauca*)	1	0	0	0	0	0	0	0	1	0
Black Walnut (*Juglans nigra*)	1	0	0	0	0	0	0	0	1	0
Total Number of Trees	3	0	0	0	0	0	0	0	3	0

P24

Tree Size Class >	Polewood (10 - 24 cm DBH)		Small (26 - 36 cm DBH)		Medium (38 - 48 cm)		Large (50 cm +)		Total All Sizes	
Species	*AGS*	*UGS*	*AGS*	*UGS*	*AGS*	*UGS*	*AGS*	*UGS*	*AGS*	*UGS*
Amur Maple (*Acer ginnala*)	5	3	0	0	0	0	0	0	5	3
Total Number of Trees	5	3	0	0	0	0	0	0	5	3

P33

Tree Size Class >	Polewood (1 - 24 cm DBH)		Small (26 - 36 cm DBH)		Medium (38 - 48 cm)		Large (50 cm +)		Total All Sizes	
Species	*AGS*	*UGS*	*AGS*	*UGS*	*AGS*	*UGS*	*AGS*	*UGS*	*AGS*	*UGS*
Black Locust (*Robinia pseudoacacia*)	16	0	0	0	0	0	0	0	16	0
Blue Spruce (*Picea pungens*)	1	0	0	0	0	0	0	0	1	0
Total Number of Trees	17	0	0	0	0	0	0	0	17	0

P34

Tree Size Class >	Polewood (1 - 24 cm DBH)		Small (26 - 36 cm DBH)		Medium (38 - 48 cm)		Large (50 cm +)		Total All Sizes	
Species	*AGS*	*UGS*	*AGS*	*UGS*	*AGS*	*UGS*	*AGS*	*UGS*	*AGS*	*UGS*
Black Locust (*Robinia pseudoacacia*)	9	0	0	0	0	0	0	0	9	0
Silk Lilac (*Syringa reticulata*)	3	0	0	0	0	0	0	0	3	0
Blue Spruce (*Picea pungens*)	3	0	0	0	0	0	0	0	3	0
Manitoba Maple (*Acer negundo*)	3	2	0	0	0	0	0	0	3	2
Black Walnut (*Juglans nigra*)	5	0	0	0	0	0	0	0	5	0
Bur Oak (*Quercus macrocarpa*)	1	0	0	0	0	0	0	0	1	0
White Elm (*Ulmus americana*)	0	1	0	0	0	0	0	0	0	1
White Ash (*Fraxinus americana*)	0	1	0	0	0	0	0	0	0	1
Total Number of Trees	24	4	0	0	0	0	0	0	24	4

Table 3. Tree Valuation of Town-Owned Trees

1280 Dundas Street West, Oakville				*Appraised Trunk Area (cm^2)*	*Unit Tree Cost (RPAC)*	*Basic Tree Cost ($)*	Depreciation			*Appraised Tree Value*	*Minimum Value Per Tree ($)*	Quantity of Trees	*Final Appraised Tree Value*
Tree	**Common Name**	**DBH**	**OC**				*Condition Rating (%)*	*Functional Limitation Rating (%)*	*External Limitation Rating (%)*				
25	Blue Spruce	10	G	79	6.51	511.30	0.9	0.8	1	$ 368.13	$ 744.00	1	$ 744.00
26	Manitoba Maple	8	F-G	50	6.51	327.23	0.75	0.8	1	$ 196.34	$ 744.00	1	$ 744.00
27	Blue Spruce	10	G	79	6.51	511.30	0.9	0.8	1	$ 368.13	$ 744.00	1	$ 744.00
28	Blue Spruce	7	F-G	38	6.51	250.53	0.75	0.8	1	$ 150.32	$ 744.00	1	$ 744.00
29	Red Oak	6	F	28	6.51	184.07	0.5	0.8	1	$ 73.63	$ 744.00	1	$ 744.00
30	Manitoba Maple	7	F	38	6.51	250.53	0.5	0.8	1	$ 100.21	$ 744.00	1	$ 744.00
31	Hazelnut species	4	P-F	13	6.51	81.81	0.25	0.8	1	$ 16.36	$ 744.00	1	$ 744.00
P33	Black Locust	7	G	38	6.51	250.53	0.9	0.8	1	$ 180.39	$ 744.00	16	$ 11,904.00
	Blue Spruce	7	G	38	6.51	250.53	0.9	0.8	1	$ 180.39	$ 744.00	1	$ 744.00
													$ 17,856.00