

KLIMO & ASSOCIATES

CERTIFIED ARBORIST REPORT

PROJECT LOCATION:

5090 1 Ave, Delta

PREPARED FOR:

Bassi Properties

PREPARED BY:

Klimo & Associates Ltd.
Unit #114 - 4300 N Fraser Way
Burnaby B.C., V5J 5J8

Metro West IMBL #**20020981**
Fraser Valley IMBL #**20020982**

July 22, 2024

1st revision done on September 3, 2025

2nd revision done on March 4, 2026

3rd revision on April 17, 2026

4th revision done on April 22, 2026

Francis Klimo

ISA Certified Arborist
ISA Certified Tree Risk Assessor
BC Wildlife Danger Tree Assessor

1.0 SCOPE OF WORK

Klimo & Associates Ltd. was contracted by Bassi Properties to prepare an Arborist report along with conducting a Tree assessment, and Tree management plan in order to support a ten (10) lot subdivision application for the project address located at 5090 1 Ave, Delta.

We conducted our field inspections on **July 22, 2024 & updated site inspection on March 11, 2026**. Our scope of work was to identify all key trees located within the proposed working limits and off-site areas of the construction project, assess & document their condition, and recommend measures to either protect the retained trees or to prescribe their removals. The objective of this assessment and report is to identify all on-site & off-site trees that could be impacted by the subdivision project and to ensure that the management of trees are in compliance with the “Delta Tree Protection and Regulation Bylaw No. 7969, 2021” and “Best Management Practices”.

1.1 Limits of assignment

- Our investigation is based solely on visual inspection of the trees on July 22, 2024 & updated site inspection on March 11, 2026, and the analysis of photos taken and tree diagnosis gathered during the inspection.
- Our inspection was conducted from ground level. We did not conduct soil tests or below grade root examination to assess the condition of the root system of the trees.
- We conducted a level 2 assessment.
- Sunny day, no adverse weather conditions.

1.2 Purpose and use of the report

- Meet municipal criteria for Arborist report submissions and to provide documentation pertaining to the management of on-site & off-site trees in relation to the proposed ten (10) lot subdivision and to supplement the application being submitted to the City of Delta for the project address located at 5090 1 Ave.

2.0 SITE ANALYSIS / PROPOSAL

The project site encompasses over one (1) individual lot with an overall area measuring around 1.8 acres (*approx.*). Located within the limits of the property, an existing single-family dwelling had been examined to be occupying towards the southern section of the site. Observing the overall property, the lot was examined to be fronted by 1 Ave spanning along its northern length, and was observed to be bounded by other residential properties spanning along its western and eastern lengths, and with the intentional site boundary line towards the southern section of the property. A proposal has been set forward for the subject property to be subdivided in order to create ten (10) new lots along with completing its site servicing requirements and various construction of new laneways and road dedications.

The growth of the subject trees within the limits of the site was observed to have been dominated by Douglas-firs (*Pseudotsuga menziesii*), western redcedar (*Thuja plicata*) with a component of native deciduous species of trees developing along the western and northern lengths of the site. Further towards the northern section of the site, the growth of the subject trees had formed into a dense stand surrounded by areas of dense ground cover and overgrowth of vegetation. Within the remaining areas of the site, the southern section of the property was observed to have a relatively open and clear topography in which the existing building footprint had been occupying while several trees had been populated along perimeter of the envelope.



Figure 1 - Location of subject site - 5090 1 Ave, Delta

3.0 TREE ASSESSMENT PROCESS

Our tree inspection process is a systematic procedure for accurately identifying and cataloging trees. Using the site survey as a reference to their locations and the proposed site plans provided by the project planners detailing the proposed subdivision, the specifications to our Tree Protection Requirements were able to be accurately completed. In using the information of the proposed construction requirements, we have produced accurate findings to our recommendations to ensure the use of proper tree protection during the construction phase and as applicable, prescribing tree removal recommendations.

Our assessment of the on-site and off-site trees consists of gathering and documenting sizes (*DBH, LCR, & Crown spread*), condition, species, location, growth form, and other site factors. The data collected has been documented into the inventory in order to convey the identified trees into a simple format. In addition, accurate tree preservation measures could be implemented for the optimal retention and protection of trees throughout the duration and up to the completion of the construction project.

3.1 Health and structure rating

Basic definitions of general tree health in regards to the documented trees as inventoried within the Arborist report have been separated based upon the total amount of trees and has been broken up into five (5) defined health categories as outlined in the table below:

Table 1 - Health & Structure Rating Summary Table			
Rating	Retention Suitability	Definition	Total Trees
Good	Suitable	A healthy, vigorous tree, reasonably free of disease, with good structure and form typical of the species.	35
Fair / Good	Suitable	Tree is growing well for its species. No overt or identifiable significant defects, and is well suited for retention.	
Fair	Marginal	Subject tree that has an average vigour for its species. Small amount of twig dieback, minor structural defects that could be corrected.	128
Fair / Poor	Marginal/ Unsuitable	A tree with moderate to poor vigor, moderate twig and small branch dieback, thinning of crown, poor leaf color, moderate structural defects that may affect its survival considering construction impacts.	
Poor	Unsuitable	A tree in decline, epicormics growth, extensive dieback of medium to large branches, significant structural defects that cannot be abated. And a tree in severe decline, dieback of scaffold branches and or trunk, mostly epicormic growth; extensive structural defects that cannot be abated.	19

4.0 SUMMARY OF FINDINGS

On **July 22, 2024 & updated site inspection on March 11, 2026**, Klimo & Associates Ltd. had conducted a site visit & visual inspection of all trees located within the limits of the subdivision and of its off-site areas. A total of **182 trees** were identified and **52 of the identified** trees were examined to be situated towards the outer limits of the property and as such, the subject trees were not examined to be in conflict with the proposed subdivision while **the remaining 130 trees** have been selected for removal as the subject tree was examined to be in conflict with the proposed subdivision and of its high disturbance requirement areas.

On-site (Private)	City (Parks)	Off-site (Private)	Total Tree(s)	Total Hedge(s)	
149	4	29	182	0	
129	1	0	130	0	Remove
20	3	29	52	0	Retain

Deciduous Tree(s)				Coniferous Tree(s)				Hedge(s)	
Paper birch	10	Bigleaf maple	21	Western redcedar	81	Douglas fir	48		
Red alder	10	Common apple	1						
Vine maple	3	Common dogwood	1						
Madrone	1	English oak	1						
Black cherry	1	English laurel	1						
Honey locust	1	Eastern cottonwood	2						
Total	53			Total	129			Total	

5.0 ON-SITE TREE INVENTORY

Table 1 - On-site Tree Inventory												
Klimo & Associates Ltd.												
July 22, 2024 & updated site inspection on March 11, 2026												
5090 1 Ave, Delta												
ID#	Surveyed Y/N	On-site (ON) Off-site (OFF) City (C)	Common name	Botanical name	DBH (cm)	LCR (%)	Canopy (Dia. M)	Condition	Comments	Retention Suitability	Retain / Remove	TPZ (m)
101	Y	On-site	Western redcedar	<i>Thuja plicata</i>	22	10	4	Single stemmed structured base. The overall growth of its crown was examined to be suppressed. The overall growth of the crown was observed to have extensive decay and large sections of exposed deadwood. Observable decline of the crown was examined. Subject tree is in poor condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Unsuitable	Remove	1.4
102	Y	On-site	Douglas fir	<i>Pseudotsuga menziesii</i>	77	40	8	Mature coniferous tree. The overall growth of the tree was examined to have a single stemmed structured growth form. The overall development of the subject tree was examined to have been influenced by adjacent trees. Shared crown spread. Subject tree is in fair to good condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Suitable	Remove	4.7
103	Y	On-site	Douglas fir	<i>Pseudotsuga menziesii</i>	87	45	9	The overall growth of the tree was examined to have a single stemmed structured growth form. The overall development of the subject tree was examined to have been influenced by adjacent trees. Shared crown spread. Subject tree is in fair to good condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Suitable	Remove	5.3
104	Y	On-site	Western redcedar	<i>Thuja plicata</i>	46	70	6	A single stemmed structured growth form was observed to have developed. The overall growth of its crown was examined to have developed in common with its species growth form. No other major defects and or signs of stress were to be examined. Subject tree is in fair condition.	Place Tree Protection barriers to protect its trunk, roots, and structure. Arborist supervision will be required during any works occurring within 1m of its TPZ.	Marginal	Retain	2.8
105	Y	On-site	Western redcedar	<i>Thuja plicata</i>	48	65	6	Mature coniferous tree. The overall growth of the tree was examined to have a single stemmed structured growth form. The overall development of the subject tree was examined to have been influenced by adjacent trees. Shared crown spread. Subject tree is in fair condition.	Place Tree Protection barriers to protect its trunk, roots, and structure. Arborist supervision will be required during any works occurring within 1m of its TPZ.	Marginal	Remove	2.9
106	Y	On-site	Western redcedar	<i>Thuja plicata</i>	76	70	7	Mature coniferous tree. The overall growth of the subject tree was examined to have a single stemmed structured overall growth form. The overall crown was observed to have a shared crown spread. Remaining growth of the crown was examined to be healthy with no major defects and or signs of stress. Subject tree is in fair to good condition.	Place Tree Protection barriers to protect its trunk, roots, and structure. Arborist supervision will be required during any works occurring within 1m of its TPZ.	Suitable	Retain	4.6

ID#	Surveyed Y/N	On-site (ON) Off-site (OFF) City (C)	Common name	Botanical name	DBH (cm)	LCR (%)	Canopy (Dia. M)	Condition	Comments	Retention Suitability	Retain / Remove	TPZ (m)
107	Y	On-site	Paper birch	<i>Betula papyrifera</i>	44	40	7	Mature deciduous species developing a single stem with a structured overall growth form. The main trunk has developed a suppressed growth form due to competition from adjacent trees. Poor taper of the main trunk has resulted, which, combined with side exposure, may lead to further complications. The subject tree is in poor condition.	Subject tree is unsuitable for retention due to its poor overall structure health and growth form will be in direct conflict with the proposed subdivision lot grading, site access, and site servicing requirements.	Unsuitable	Remove	2.7
108	Y	Shared	Western redcedar	<i>Thuja plicata</i>	115	80	7	Mature coniferous tree. The overall growth of the subject tree was examined to have single stemmed structured overall growth form. The overall crown was observed to have a shared crown spread. Remaining growth of the crown was examined to be healthy with no major defects and or signs of stress. Subject tree is in fair to good condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Suitable	Remove	6.9
109	Y	On-site	Douglas fir	<i>Pseudotsuga menziesii</i>	27	40	6	The development of a single stemmed structured growth form was examined to have developed. Development of the tree was observed to have a suppressed overall growth form. The overall crown was examined to be limited. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	1.7
110	Y	On-site	Western redcedar	<i>Thuja plicata</i>	38	70	6	The overall growth of the tree was examined to have a single stemmed structured growth form. The overall development of the subject tree was examined to have been influenced by adjacent trees. Shared crown spread. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	2.3
111	Y	On-site	Western redcedar	<i>Thuja plicata</i>	38	70	6	A single stemmed structured growth form was observed to have developed. The overall growth of its crown was examined to have developed in common with its species growth form. No other major defects and or signs of stress were to be examined. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	2.3
112	Y	On-site	Western redcedar	<i>Thuja plicata</i>	34	70	6	Single stemmed structured overall growth form. The main stems were observed to have a limited development. Remaining growth of the crown was observed to be healthy. Growth form was observed to be asymmetrical. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	2.1
113	Y	On-site	Douglas fir	<i>Pseudotsuga menziesii</i>	46	50	8	The development of a single stemmed structured growth form was examined to have developed. Development of the tree was observed to have a suppressed overall growth form. The overall crown was examined to be limited. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	2.8

ID#	Surveyed Y/N	On-site (ON) Off-site (OFF) City (C)	Common name	Botanical name	DBH (cm)	LCR (%)	Canopy (Dia. M)	Condition	Comments	Retention Suitability	Retain / Remove	TPZ (m)
114	Y	On-site	Paper birch	<i>Betula papyrifera</i>	37/39 /35	40	7	Mature deciduous tree. Its main trunk was examined to have developed into a multi stemmed structured growth form at around 3m. Several stems were observed to have been pruned in the past. Within its crown, sections of deadwood were examined within its upper canopy. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	6.7
115	Y	On-site	Paper birch	<i>Betula papyrifera</i>	32/27 /37	40	8	Deciduous tree. Its main trunk was examined to have developed into a multi stemmed structured growth form at around 3m. Several stems were observed to have been pruned in the past. Within its crown, sections of deadwood were examined within its upper canopy. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	5.8
116	Y	On-site	Western redcedar	<i>Thuja plicata</i>	28	60	5	A single stemmed structured growth form was observed to have developed. The overall growth of its crown was examined to have developed in common with its species growth form. No other major defects and or signs of stress were to be examined. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	1.7
117	Y	On-site	Western redcedar	<i>Thuja plicata</i>	80	60	7	The development of a single stemmed structured growth form was examined to have developed. Development of the tree was observed to have a suppressed overall growth form. The overall crown was examined to be limited. Subject tree is in fair to good condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Suitable	Remove	4.8
118	Y	On-site	Western redcedar	<i>Thuja plicata</i>	79	70	6	Subject tree was examined to have developed a single stemmed structured growth form. Its overall crown development was observed to have been influenced by adjacent trees. General sparseness was examined within its overall canopy. Subject tree is in fair to poor condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	4.8
119	Y	On-site	Western redcedar	<i>Thuja plicata</i>	26	65	5	Smaller diameter tree with a single stemmed structured growth form. Development of the tree was observed to have a suppressed overall growth form. The overall crown was examined to be limited. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	1.6
120	Y	On-site	Western redcedar	<i>Thuja plicata</i>	103	80	7	Mature coniferous tree. The overall growth of the subject tree was examined to have single stemmed structured overall growth form. The overall crown was observed to have a shared crown spread. Remaining growth of the crown was examined to be healthy with no major defects and or signs of stress. Subject tree is in fair to good condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Suitable	Remove	6.2

ID#	Surveyed Y/N	On-site (ON) Off-site (OFF) City (C)	Common name	Botanical name	DBH (cm)	LCR (%)	Canopy (Dia. M)	Condition	Comments	Retention Suitability	Retain / Remove	TPZ (m)
121	Y	On-site	Bigleaf maple	<i>Acer macrophyllum</i>	35	30	8	Single stemmed structured overall growth form was examined. The overall growth of the subject tree was observed to have developed in relation to phototropics. Deadwood was also observed within its crown spread. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	2.1
122	Y	On-site	Douglas fir	<i>Pseudotsuga menziesii</i>	51	N/A	N/A	Subject tree was examined to be dead standing. Previously topped to its current height. Its remaining structure was observed to be in the advance stages of decay. No live crown growth was observed to have remained.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Unsuitable	Remove	N/A
123	Y	On-site	Bigleaf maple	<i>Acer macrophyllum</i>	26	30	7	The overall growth of the tree was examined to have a single stemmed structured base. The overall development of the subject tree was examined to have been suppressed by adjacent trees. The overall crown was observed to be limited. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	1.6
124	Y	On-site	Western redcedar	<i>Thuja plicata</i>	26	75	6	The overall growth of the subject tree was examined to have a single stemmed structured development. The overall growth of the canopy was examined to be healthy. Growth of the crown was observed to be suppressed within certain sections. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	1.6
125	Y	On-site	Bigleaf maple	<i>Acer macrophyllum</i>	20	50	7	Smaller diameter tree with a single stemmed structured base. The overall development of the subject tree was examined to have been suppressed by adjacent trees. The overall crown was observed to be limited. Subject tree is in fair condition.	Place Tree Protection barriers to protect its trunk, roots, and structure. Arborist supervision will be required during any works occurring within 1m of its TPZ.	Marginal	Retain	1.2
126	Y	On-site	Douglas fir	<i>Pseudotsuga menziesii</i>	79	30	7	A single stemmed structured growth form was observed to have developed. The overall growth of its crown was examined to have developed in common with its species growth form. No other major defects and or signs of stress were to be examined. Subject tree is in fair to good condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Suitable	Remove	4.8
127	Y	On-site	Red alder	<i>Alnus rubra</i>	60	75	8	Native deciduous tree with a single stemmed structured overall growth form. Crown development was observed to have developed in relation of the growth of other trees. Overall crown development was observed to be suppressed. Subject tree is in fair to poor condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	3.6

ID#	Surveyed Y/N	On-site (ON) Off-site (OFF) City (C)	Common name	Botanical name	DBH (cm)	LCR (%)	Canopy (Dia. M)	Condition	Comments	Retention Suitability	Retain / Remove	TPZ (m)
128	Y	On-site	Red alder	<i>Alnus rubra</i>	65	75	8	Native deciduous tree with a single stemmed structured overall growth form. Crown development was observed to have developed in relation of the growth of other trees. Overall crown development was observed to be suppressed. Subject tree is in fair to poor condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the perimeter lot grading, site access, and site servicing requirements.	Marginal	Remove	3.9
129	Y	On-site	Western redcedar	<i>Thuja plicata</i>	74	75	7	Mature coniferous tree. The overall growth of the subject tree was examined to have single stemmed structured overall growth form. The overall crown was observed to have a shared crown spread. Remaining growth of the crown was examined to be healthy. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	4.5
130	Y	On-site	Western redcedar	<i>Thuja plicata</i>	77	80	8	A single stemmed structured growth form was observed to have developed. The overall growth of its crown was examined to have developed in common with its species growth form. No other major defects and or signs of stress were to be examined. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the perimeter lot grading, site access, and site servicing requirements.	Marginal	Remove	4.7
131	Y	On-site	Western redcedar	<i>Thuja plicata</i>	107	85	8	Larger diameter coniferous tree. The overall growth of the subject tree was observed to have developed in relation to phototropics. Previous limbs failures were examined within its crown. Deadwood was also observed within its crown spread. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the perimeter lot grading, site access, and site servicing requirements.	Marginal	Remove	6.5
132	Y	On-site	Western redcedar	<i>Thuja plicata</i>	101/11	85	8	Mature, larger diameter coniferous tree. The overall growth of the tree was examined to have a single stemmed structured growth form. The overall development of the subject tree was examined to have a dominant overall development. Healthy crown spread and general growth form. Subject tree is in fair to good condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Suitable	Remove	6.8
133	Y	On-site	Bigleaf maple	<i>Acer macrophyllum</i>	13/23/14	85	7	Multi-stemmed decayed trunk. Subject tree was examined to have a phototropic and a suppressed overall growth form. Due to the proximity of adjacent trees, a crown sweep was examined to have developed. Subject tree is in poor condition.	Subject Tree is an unsuitable candidate for retention due to its poorly, structured growth form as a result of the previous topping activity for overhead utility lines.	Marginal	Remove	3.0
134	Y	On-site	Bigleaf maple	<i>Acer macrophyllum</i>	24/24/23	70	8	Deciduous species. Subject tree was examined to have a multi stemmed structured base. The overall development of the subject tree was examined to have a limited growth form. Canopy growth was observed to be influenced by phototropics. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the limits of the proposed lane.	Marginal	Remove	4.3

ID#	Surveyed Y/N	On-site (ON) Off-site (OFF) City (C)	Common name	Botanical name	DBH (cm)	LCR (%)	Canopy (Dia. M)	Condition	Comments	Retention Suitability	Retain / Remove	TPZ (m)
135	N	On-site	Bigleaf maple	<i>Acer macrophyllum</i>	23/26 /13	70	8	Mature deciduous tree. Subject tree was examined to have a multi stemmed structured base. The overall development of the subject tree was examined to have a limited growth form. Canopy growth was observed to be influenced by phototropics. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the limits of the proposed lane.	Marginal	Remove	3.8
136	N	Shared (City)	Common apple	<i>Malus domestica</i>	13/15 /8	60	6	Mature fruiting tree. Subject tree was examined to have a co dominant stemmed structured base with poor junctions along with a decayed base. The overall development of the subject tree was examined to have a limited growth form. Subject tree is in fair condition.	Place Tree Protection barriers to protect its trunk, roots, and structure. Arborist supervision will be required during any works occurring within 1m of its TPZ.	Marginal	Retain	2.2
137	Y	On-site	Western redcedar	<i>Thuja plicata</i>	76	80	7	The overall growth of the tree was examined to have a single stemmed structured growth form. The overall development of the subject tree was examined to have been influenced by adjacent trees. Shared crown spread. Subject tree is in fair condition.	Place Tree Protection barriers to protect its trunk, roots, and structure. Arborist supervision will be required during any works occurring within 1m of its TPZ.	Marginal	Retain	4.6
138	N	On-site	Western redcedar	<i>Thuja plicata</i>	78	80	7	Mature coniferous tree. The overall growth of the tree was examined to have a single stemmed structured growth form. The overall development of the subject tree was examined to have been influenced by adjacent trees. Shared crown spread. Subject tree is in fair condition.	Place Tree Protection barriers to protect its trunk, roots, and structure. Arborist supervision will be required during any works occurring within 1m of its TPZ.	Marginal	Retain	4.7
139	N	On-site	Western redcedar	<i>Thuja plicata</i>	24	75	5	Smaller diameter species. Subject tree was examined to have a single stemmed structured base and growth form. The overall development of the subject tree was examined to have a limited crown spread. Subject tree is in fair condition.	Place Tree Protection barriers to protect its trunk, roots, and structure. Arborist supervision will be required during any works occurring within 1m of its TPZ.	Marginal	Retain	1.5
140	Y	On-site	Western redcedar	<i>Thuja plicata</i>	65	80	7	The overall growth of the tree was examined to have a single stemmed structured base. The overall development of the subject tree was examined to have a shared crown spread. The remaining growth of the crown was observed to be relatively healthy. Subject tree is in fair condition.	Place Tree Protection barriers to protect its trunk, roots, and structure. Arborist supervision will be required during any works occurring within 1m of its TPZ.	Marginal	Retain	3.9
168	Y	On-site	Western redcedar	<i>Thuja plicata</i>	92/64 /15	80	8	Mature coniferous tree with a multi stemmed structured base. The overall development of the subject tree was examined to have a dominant overall development. A phototropic influenced general growth form was observed. Subject tree is in fair to good condition.	Place Tree Protection barriers to protect its trunk, roots, and structure. Arborist supervision will be required during any works occurring within 1m of its TPZ.	Marginal	Retain	10.3

ID#	Surveyed Y/N	On-site (ON) Off-site (OFF) City (C)	Common name	Botanical name	DBH (cm)	LCR (%)	Canopy (Dia. M)	Condition	Comments	Retention Suitability	Retain / Remove	TPZ (m)
169	Y	On-site	Western redcedar	<i>Thuja plicata</i>	111	80	10	Mature coniferous tree. The overall growth of the subject tree was examined to have single stemmed structured overall growth form. The overall crown was observed to have a shared crown spread. Remaining growth of the crown was examined to be healthy with no major defects and or signs of stress. Subject tree is in fair to good condition.	Place Tree Protection barriers to protect its trunk, roots, and structure. Arborist supervision will be required during any works occurring within 1m of its TPZ.	Suitable	Retain	6.7
170	Y	On-site	Douglas fir	<i>Pseudotsuga menziesii</i>	68	80	8	The overall growth of the tree was examined to have a single stemmed structured base. The overall development of the subject tree was examined to have been cleared along the existing driveway. The remaining growth of the crown was observed to be relatively healthy. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	4.1
171	Y	On-site	Western redcedar	<i>Thuja plicata</i>	33	50	5	The overall growth of the subject tree was observed to have a single stemmed structured growth form. The development of the crown was observed to have been influenced by the growth of surrounding trees Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	2.0
172	Y	On-site	Bigleaf maple	<i>Acer macrophyllum</i>	68/88	75	10	Mature deciduous tree. The overall growth of the tree was examined to have a co dominant stemmed structured growth form. The overall development of the subject tree was examined to have a dominant overall development. Healthy crown spread and general growth form. Subject tree is in fair to good condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the perimeter lot grading, site access, and site servicing requirements.	Marginal	Remove	9.4
173	Y	On-site	Bigleaf maple	<i>Acer macrophyllum</i>	34	70	8	The overall growth of the subject tree was examined to have developed a single stemmed structured overall growth form. Crown development was observed to have a shared spread. The overall crown was observed to be healthy with no major defects and or signs of stress. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the perimeter lot grading, site access, and site servicing requirements.	Marginal	Remove	2.1
174	Y	On-site	Bigleaf maple	<i>Acer macrophyllum</i>	34/24	70	10	A co dominant stemmed structured base was observed and had further developed into multiple stems. The overall growth of the subject tree was examined to have been influenced by the growth of adjacent trees. Overall crown was observed to have a limited development. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the limits of the proposed lane.	Marginal	Remove	3.5
175	Y	On-site	Western redcedar	<i>Thuja plicata</i>	64/16	80	7	The development of a co dominant stemmed structured growth form was examined to have developed. Development of the tree was observed to have a suppressed overall growth form. The overall crown was examined to be limited. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the limits of the proposed lane.	Marginal	Remove	4.8

ID#	Surveyed Y/N	On-site (ON) Off-site (OFF) City (C)	Common name	Botanical name	DBH (cm)	LCR (%)	Canopy (Dia. M)	Condition	Comments	Retention Suitability	Retain / Remove	TPZ (m)
176	Y	On-site	Western redcedar	<i>Thuja plicata</i>	52	80	6	The development of a single stemmed structured growth form was examined to have developed. Development of the tree was observed to have a suppressed overall growth form. The overall crown was examined to be limited. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the limits of the proposed lane.	Marginal	Remove	3.2
177	N	On-site	Western redcedar	<i>Thuja plicata</i>	41	80	6	Coniferous tree with a single stemmed structured growth form. The overall growth of the canopy was examined to be influenced by the growth of surrounding trees. Main stem was observed to have a basal lean. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the limits of the proposed lane.	Marginal	Remove	2.5
178	N	On-site	Bigleaf maple	<i>Acer macrophyllum</i>	14/18	40	7	Smaller diameter tree with a co dominant stemmed structured base was observed and had further developed into multiple stems. The overall growth of the subject tree was examined to have been influenced by the growth of adjacent trees. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the limits of the proposed lane.	Marginal	Remove	2.0
179	Y	On-site	Red alder	<i>Alnus rubra</i>	15/17	45	7	Native deciduous tree with a phototropic growth form. Co dominant stemmed structured. The overall growth of the canopy was examined to be influenced by the growth of surrounding trees. Main stem was observed to have a basal lean. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the limits of the proposed road dedication.	Marginal	Remove	2.0
180	Y	On-site	Bigleaf maple	<i>Acer macrophyllum</i>	18/16	40	8	Co-dominant stemmed structured overall growth from. The main stems were observed to have been topped in the past. Remaining growth of the crown was observed to be healthy. Growth form was observed to be asymmetrical. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the limits of the proposed road dedication.	Marginal	Remove	2.1
181	Y	On-site	Bigleaf maple	<i>Acer macrophyllum</i>	22/13	40	9	Topped and cleared for overhead utility line. Co-dominant stemmed structured overall growth from. The main stems were observed to have a limited growth form. Remaining development of the crown was observed to be suppressed. Growth form was observed to be asymmetrical. Subject tree is in poor condition.	Subject tree is unsuitable for retention due to its poor overall structure health and growth form will be in direct conflict with the proposed subdivision lot grading.	Unsuitable	Remove	2.1
213	Y	On-site	Douglas fir	<i>Pseudotsuga menziesii</i>	65	80	6	The overall growth of the subject tree was observed to have a single stemmed structured growth form. The development of the crown was observed to have been influenced by the growth of surrounding trees Subject tree is in poor condition.	Subject Tree is an unsuitable candidate for retention due to its poorly, structured growth form as a result of the previous topping activity for overhead utility lines.	Unsuitable	Remove	3.9
214	Y	On-site	Western redcedar	<i>Thuja plicata</i>	31/22	70	5	Topped and cleared for overhead utility line. Co-dominant stemmed structured overall growth from. The main stems were observed to have a limited growth form. Remaining development of the crown was observed to be suppressed. Growth form was observed to be asymmetrical. Subject tree is in poor condition.	Subject Tree is an unsuitable candidate for retention due to its poorly, structured growth form as a result of the previous topping activity for overhead utility lines.	Unsuitable	Remove	3.2

ID#	Surveyed Y/N	On-site (ON) Off-site (OFF) City (C)	Common name	Botanical name	DBH (cm)	LCR (%)	Canopy (Dia. M)	Condition	Comments	Retention Suitability	Retain / Remove	TPZ (m)
215	Y	On-site	Western redcedar	<i>Thuja plicata</i>	33	70	5	Due to the proximity of adjacent trees, a phototropic influenced overall growth form had resulted. The crown was observed to be limited in overall health. A basal lean was examined. Subject tree is in poor condition.	Subject Tree is an unsuitable candidate for retention due to its poorly, structured growth form as a result of the previous topping activity for overhead utility lines.	Unsuitable	Remove	2.0
216	Y	On-site	Western redcedar	<i>Thuja plicata</i>	59	75	6	Subject tree was examined to have developed in common with its species growth form. Due to the adjacent trees, slight suppression and an influenced overall growth form had resulted. No other major defects and or signs of stress were to be examined. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the perimeter lot grading, site access, and site servicing requirements. Roots on power lines.	Marginal	Remove	3.6
217	Y	On-site	Western redcedar	<i>Thuja plicata</i>	61	80	6	Single stemmed structured overall growth form. The development of the tree was observed to be in common with its species. Crown was observed to be relatively healthy with no major defects and or signs of stress. Subject tree is in fair condition.	Subject Tree is an unsuitable candidate for retention due to its poorly, structured growth form as a result of the previous topping activity for overhead utility lines.	Marginal	Remove	3.7
218	Y	On-site	Western redcedar	<i>Thuja plicata</i>	24	75	5	Single stemmed structured overall growth form. The development of the tree was observed to be in common with its species. Crown was observed to be relatively healthy with no major defects and or signs of stress. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the perimeter lot grading, site access, and site servicing requirements.	Marginal	Remove	1.5
219	Y	On-site	Western redcedar	<i>Thuja plicata</i>	65	75	6	The overall growth of the tree was examined to have a single stemmed structured growth form. Deadwood was observed within its crown. The overall development of the subject tree was examined to have an unmaintained growth form. The overall crown was observed to be healthy. Subject tree is in fair to poor condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the perimeter lot grading, site access, and site servicing requirements.	Marginal	Remove	3.9
220	Y	On-site	Western redcedar	<i>Thuja plicata</i>	18/12	70	4	Co-dominant stemmed structured overall growth form. The development of the tree was observed to be in common with its species. Crown was observed to be relatively healthy with no major defects and or signs of stress. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the perimeter lot grading, site access, and site servicing requirements.	Marginal	Remove	1.8

ID#	Surveyed Y/N	On-site (ON) Off-site (OFF) City (C)	Common name	Botanical name	DBH (cm)	LCR (%)	Canopy (Dia. M)	Condition	Comments	Retention Suitability	Retain / Remove	TPZ (m)
221	N	On-site	Western redcedar	<i>Thuja plicata</i>	10/9/6	70	4	Subject tree was examined to have developed in common with its species growth form. Multi stemmed structured base. Due to the adjacent trees, slight suppression and an influenced overall growth form had resulted. No other major defects and or signs of stress were to be examined. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the perimeter lot grading, site access, and site servicing requirements.	Marginal	Remove	1.5
222	Y	On-site	Western redcedar	<i>Thuja plicata</i>	28	60	5	Subject tree was examined to have developed in common with its species growth form. Due to the adjacent trees, slight suppression and an influenced overall growth form had resulted. No other major defects and or signs of stress were to be examined. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the perimeter lot grading, site access, and site servicing requirements.	Marginal	Remove	1.7
223	N	On-site	Western redcedar	<i>Thuja plicata</i>	18/14	60	4	The overall growth of the subject tree was examined to have been influenced by adjacent trees. Co dominant structured base. Canopy was observed to be relatively healthy with no major defects and or signs of stress. Subject tree is in fair to good condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the perimeter lot grading, site access, and site servicing requirements.	Marginal	Remove	2.0
224	Y	On-site	Western redcedar	<i>Thuja plicata</i>	24	65	4	The overall growth of the subject tree was examined to have been influenced by adjacent trees. Canopy was observed to be relatively healthy with no major defects and or signs of stress. Subject tree is in fair to good condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Suitable	Remove	1.5
225	Y	On-site	Western redcedar	<i>Thuja plicata</i>	22	60	5	Subject tree was examined to have developed in common with its species growth form. Due to the adjacent trees, slight suppression and an influenced overall growth form had resulted. No other major defects and or signs of stress were to be examined. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	1.4
226	Y	On-site	Western redcedar	<i>Thuja plicata</i>	26/13	75	6	Co-dominant structured base. Due to the proximity of adjacent trees, a phototropic influenced overall growth form had resulted. Observable dieback had been identified throughout the crown. A basal lean was examined. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	2.4
227	Y	On-site	Western redcedar	<i>Thuja plicata</i>	22	75	5	Subject tree was examined to have developed a single stemmed structured growth form. Its overall crown development was observed to have been influenced by adjacent trees. General sparseness was examined within its overall canopy. Subject tree is in fair to poor condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Unsuitable	Remove	1.4

ID#	Surveyed Y/N	On-site (ON) Off-site (OFF) City (C)	Common name	Botanical name	DBH (cm)	LCR (%)	Canopy (Dia. M)	Condition	Comments	Retention Suitability	Retain / Remove	TPZ (m)
228	Y	On-site	Douglas fir	<i>Pseudotsuga menziesii</i>	168	N/A	N/A	Subject tree was examined to be dead standing. Previously topped to its current height. Its remaining structure was observed to be in the advance stages of decay. No live crown growth was observed to have remained.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Unsuitable	Remove	N/A
229	N	On-site	Vine maple	<i>Acer circinatum</i>	9/6/6	50	5	Ornamental overall growth form. The overall growth of the subject tree was examined to have developed a multi stemmed structured overall growth form. The overall crown was observed to have developed in common with its species. Crown was examined to have been shaped. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	1.3
230	Y	On-site	Douglas fir	<i>Pseudotsuga menziesii</i>	67	40	7	A single stemmed structured growth form was observed to have developed. The overall growth of its crown was examined to have developed in common with its species growth form. No other major defects and or signs of stress were to be examined. Subject tree is in good condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Suitable	Remove	4.1
231	Y	On-site	Western redcedar	<i>Thuja plicata</i>	85	75	7	The development of a single stemmed structured growth form was examined to have developed. Development of the tree was observed to have a suppressed overall growth form. The overall crown was examined to be limited. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	5.1
232	Y	On-site	Western redcedar	<i>Thuja plicata</i>	57	70	6	Subject tree was examined to have developed a single stemmed structured growth form. Its overall crown development was observed to have been influenced by adjacent trees. General sparseness was examined within its overall canopy. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	3.5
233	Y	On-site	Western redcedar	<i>Thuja plicata</i>	32	70	5	A single stemmed structured growth form was observed to have developed. The overall growth of its crown was examined to have developed in common with its species growth form. No other major defects and or signs of stress were to be examined. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	2.0
234	Y	On-site	Western redcedar	<i>Thuja plicata</i>	48	75	6	The development of a single stemmed structured growth form was examined to have developed. Development of the tree was observed to have a suppressed overall growth form. The overall crown was examined to be limited. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	2.9
235	Y	On-site	Western redcedar	<i>Thuja plicata</i>	23	60	5	Smaller diameter tree developing as part of a group. The overall growth of the tree was examined to have a co dominant stemmed structured growth form. The overall development of the subject tree was examined to have been influenced by adjacent trees. Shared crown spread. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	1.4

ID#	Surveyed Y/N	On-site (ON) Off-site (OFF) City (C)	Common name	Botanical name	DBH (cm)	LCR (%)	Canopy (Dia. M)	Condition	Comments	Retention Suitability	Retain / Remove	TPZ (m)
236	Y	On-site	Douglas fir	<i>Pseudotsuga menziesii</i>	46	40	6	The overall growth of the tree was examined to have a single stemmed structured growth form. The overall development of the subject tree was examined to have been influenced by adjacent trees. Shared crown spread. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	2.8
237	N	On-site	Douglas fir	<i>Pseudotsuga menziesii</i>	20	40	4	Smaller diameter coniferous tree. The overall growth of its crown was examined to have developed in common with its species growth form. No other major defects and or signs of stress were to be examined. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	1.2
238	Y	On-site	Western redcedar	<i>Thuja plicata</i>	31	40	6	The overall growth of the tree was examined to have a single stemmed structured growth form. The overall development of the subject tree was examined to have been influenced by adjacent trees. Shared crown spread. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	1.9
239	Y	On-site	Western redcedar	<i>Thuja plicata</i>	66/27	50	7	The overall growth of the tree was examined to have a co dominant stemmed structured growth form. The overall development of the subject tree was examined to have been influenced by adjacent trees. Shared crown spread. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	5.6
240	Y	On-site	Douglas fir	<i>Pseudotsuga menziesii</i>	58	N/A	N/A	The overall growth of its crown was examined to have been previously topped. The overall growth of the crown was observed to have consisted of the growth of shoots. Remaining growth of the crown was examined to be healthy. Observable decay was examined within its structure. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Unsuitable	Remove	N/A
241	N	On-site	Western redcedar	<i>Thuja plicata</i>	32/19	50	6	The overall growth of the subject tree was examined to have developed a co dominant stemmed structured overall growth form. The overall crown was observed to have developed a healthy overall spread and growth form. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	3.1

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242	Y	On-site	Western redcedar	<i>Thuja plicata</i>	39	65	6	Coniferous tree. The overall growth of the tree was examined to have a single stemmed structured growth form. The overall development of the subject tree was examined to have been influenced by adjacent trees. Shared crown spread. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	2.4
243	Y	On-site	Douglas fir	<i>Pseudotsuga menziesii</i>	73	40	8	Mature coniferous tree. The overall growth of the tree was examined to have a single stemmed structured growth form. The overall development of the subject tree was examined to have been influenced by adjacent trees. Shared crown spread. Subject tree is in fair to good condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Suitable	Remove	4.4
244	Y	On-site	Western redcedar	<i>Thuja plicata</i>	32	65	6	Coniferous tree. Due to the proximity of adjacent trees, a phototropic influenced overall growth form had resulted. Observable dieback had been identified through out the crown. A basal lean was examined. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	2.0
245	Y	On-site	Western redcedar	<i>Thuja plicata</i>	68	60	7	Single stemmed structured overall growth form. The development of the tree was observed to be in common with its species. Crown was observed to be relatively healthy with no major defects and or signs of stress. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	4.1
246	Y	On-site	Western redcedar	<i>Thuja plicata</i>	57/32	70	6	Co-dominant stemmed structured overall growth form. Due to the proximity of adjacent trees, a phototropic influenced overall growth form had resulted. The crown was observed to be relatively healthy. A basal lean was examined. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	5.4
247	Y	On-site	Vine maple	<i>Acer circinatum</i>	14/20 /14	40	6	Ornamental overall growth form. The overall growth of the subject tree was examined to have poorly developed crown spread. The overall crown was observed to have developed in common with its species phototropic suppressed and have developed weakly taper growth of stems. Subject tree is in poor condition.	Subject tree is unsuitable for retention due to its poor overall structure health and growth form will be in direct conflict with the proposed subdivision lot grading, site access, and site servicing requirements.	Unsuitable	Remove	2.9
248	Y	On-site	Western redcedar	<i>Thuja plicata</i>	46	70	6	Coniferous tree. The overall growth of the subject tree was observed to have a single stemmed structured growth form. The development of the crown was observed to have been influenced by the growth of surrounding trees Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	2.8

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249	Y	On-site	Douglas fir	<i>Pseudotsuga menziesii</i>	77	45	9	Mature coniferous tree. The overall growth of the subject tree was examined to have developed in common with its species. A single stemmed structured overall growth form was observed. The overall crown was observed to have developed a healthy overall spread and structure. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	4.7
250	Y	On-site	Douglas fir	<i>Pseudotsuga menziesii</i>	103	75	9	Mature coniferous tree. The overall growth of the subject tree was examined to have single stemmed structured overall growth form. The overall crown was observed to have a shared crown spread. Remaining growth of the crown was examined to be healthy with no major defects and or signs of stress. Subject tree is in fair to good condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the limits of the proposed lane.	Suitable	Remove	6.2
251	Y	On-site	Western redcedar	<i>Thuja plicata</i>	25	70	6	Single stemmed structured overall growth form. The upper canopy was examined to be dead and its mid canopy was observed to be thinning out. The remaining growth of the crown was observed to be in stress. The Subject tree is in fair to poor condition.	Place Tree Protection barriers to protect its trunk, roots, and structure. Arborist supervision will be required during any works occurring within 1m of its TPZ.	Marginal	Retain	1.5
252	Y	On-site	Western redcedar	<i>Thuja plicata</i>	12/39	70	7	Co-dominant structured growth form. Subject tree was examined to have a phototropic and a suppressed overall growth form. Due to the proximity of adjacent trees, a crown sweep was examined to have developed. Subject tree is in fair condition.	Place Tree Protection barriers to protect its trunk, roots, and structure. Arborist supervision will be required during any works occurring within 1m of its TPZ.	Marginal	Retain	3.1
253	Y	On-site	Western redcedar	<i>Thuja plicata</i>	61	70	7	The overall growth of the tree was examined to have a single stemmed structured growth form. Deadwood was observed within its crown. The overall development of the subject tree was examined to have an unmaintained growth form. The overall crown was observed to be healthy. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the limits of the proposed lane.	Marginal	Remove	3.7
254	Y	On-site	Western redcedar	<i>Thuja plicata</i>	47	60	7	Subject tree was examined to have developed in common with its species growth form. Due to the adjacent trees, slight suppression and an influenced overall growth form had resulted. No other major defects and or signs of stress were to be examined. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the limits of the proposed lane.	Marginal	Remove	2.9

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255	Y	On-site	Western redcedar	<i>Thuja plicata</i>	70	65	7	Mature coniferous species developing a single stem with a structured overall growth form. The main trunk has developed a suppressed growth form due to competition from adjacent trees. Poor taper of the main trunk has resulted, which, combined with side exposure, may lead to further complications. The subject tree is in poor condition.	Subject tree is unsuitable for retention due to its poor overall structure health and growth form will be in direct conflict with the proposed subdivision lot grading, site access, and site servicing requirements.	Unsuitable	Remove	4.2
256	Y	On-site	Paper birch	<i>Betula papyrifera</i>	36/22	30	7	Multi-stemmed decayed trunk. Subject tree was examined to have a phototropic and a suppressed overall growth form. Due to the proximity of adjacent trees, a crown sweep was examined to have developed. Subject tree is in poor condition.	Subject tree is unsuitable for retention due to its poor overall structure health and growth form will be in direct conflict with the proposed subdivision lot grading, site access, and site servicing requirements.	Unsuitable	Remove	3.5
257	Y	On-site	Western redcedar	<i>Thuja plicata</i>	49	70	6	Multi-stemmed decayed trunk. Subject tree was examined to have a phototropic and a suppressed overall growth form. Due to the proximity of adjacent trees, a crown sweep was examined to have developed. Subject tree is in poor condition.	Subject tree is unsuitable for retention due to its poor overall structure health and growth form will be in direct conflict with the proposed subdivision lot grading, site access, and site servicing requirements.	Unsuitable	Remove	3.0
258	Y	On-site	Western redcedar	<i>Thuja plicata</i>	78	70	9	Mature coniferous tree. The overall growth of the subject tree was examined to have developed a single stemmed structured overall growth form. The overall crown was observed to have developed a healthy overall spread and growth form. Subject tree is in fair to good condition.	Place Tree Protection barriers to protect its trunk, roots, and structure. Arborist supervision will be required during any works occurring within 1m of its TPZ.	Suitable	Retain	4.7
259	Y	On-site	Douglas fir	<i>Pseudotsuga menziesii</i>	42	30	6	Single stemmed structured overall growth form. The development of the tree was observed to be in common with its species. Crown was observed to be relatively healthy with no major defects and or signs of stress. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the limits of the proposed lane.	Marginal	Remove	2.6
260	Y	On-site	Douglas fir	<i>Pseudotsuga menziesii</i>	103	50	9	Mature coniferous tree. The overall growth of the subject tree was examined to have single stemmed structured overall growth form. The overall crown was observed to have a shared crown spread. Remaining growth of the crown was examined to be healthy with no major defects and or signs of stress. Subject tree is in fair to good condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the limits of the proposed lane.	Suitable	Remove	6.2
261	Y	On-site	Douglas fir	<i>Pseudotsuga menziesii</i>	34	30	7	Coniferous tree. The overall growth of the tree was examined to have a single stemmed structured growth form. The overall development of the subject tree was examined to have been influenced by adjacent trees. Shared crown spread. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the limits of the proposed lane.	Marginal	Remove	2.1

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262	Y	On-site	Douglas fir	<i>Pseudotsuga menziesii</i>	91	40	9	Mature, larger diameter coniferous tree. The overall growth of the subject tree was examined to have single stemmed structured overall growth form. The overall crown was observed to have a shared crown spread. Growth of the crown was observed to be in decline towards its upper section. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	5.5
263	N	On-site	Vine maple	<i>Acer circinatum</i>	14/12 /7	75	5	Ornamental overall growth form. The overall growth of the subject tree was examined to have developed a multi stemmed structured overall growth form. The overall crown was observed to have developed in common with its species. Crown was examined to have been shaped. Subject tree is in good condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Suitable	Remove	2.0
264	Y	On-site	Douglas fir	<i>Pseudotsuga menziesii</i>	30/72	65	8	Mature coniferous tree. The overall growth of the subject tree was examined to have developed a co dominant stemmed structured overall growth form. The overall crown was observed to have developed a healthy overall spread and growth form. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	6.2
265	N	On-site	Paper birch	<i>Betula papyrifera</i>	28/31	30	6	Deciduous species. The overall growth of the tree was examined to have a co dominant stemmed structured base. The overall development of the subject tree was examined to have been influenced by adjacent trees. The overall crown was observed to be limited. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	3.6
266	Y	On-site	Bigleaf maple	<i>Acer macrophyllum</i>	28/27	30	6	Deciduous tree with a co dominant structured growth form. Subject tree was examined to have a phototropic and a suppressed overall growth form. Due to the proximity of adjacent trees, a crown sweep was examined to have developed. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	3.3
267	N	On-site	Paper birch	<i>Betula papyrifera</i>	83/77	80	10	Subject tree was examined to have a co dominant stemmed structured overall growth form. The overall development of the subject tree was examined to have been influenced and suppressed by the development of adjacent trees. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	9.6
268	Y	On-site	Bigleaf maple	<i>Acer macrophyllum</i>	61/38 /82	75	12	Mature deciduous tree. The overall growth of the subject tree was examined to have developed a multi stemmed structured overall growth form. The overall crown was observed to have developed in common with its species. Crown was examined to have been influenced by phototropics. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	10.9

ID#	Surveyed Y/N	On-site (ON) Off-site (OFF) City (C)	Common name	Botanical name	DBH (cm)	LCR (%)	Canopy (Dia. M)	Condition	Comments	Retention Suitability	Retain / Remove	TPZ (m)
269	Y	On-site	Bigleaf maple	<i>Acer macrophyllum</i>	22	50	6	Smaller diameter overall growth form. Subject tree was examined to have a single stemmed structured base. The overall development of the subject tree was examined to have a limited growth form. Canopy growth was observed to be influenced by phototropics. Subject tree is in fair condition.	Place Tree Protection barriers to protect its trunk, roots, and structure. Arborist supervision will be required during any works occurring within 1m of its TPZ.	Marginal	Retain	1.4
270	Y	On-site	Western redcedar	<i>Thuja plicata</i>	88/31 /22	80	8	Multi stemmed structured growth form. The overall growth of the tree was examined to have a single stemmed structured growth form along with a poorly structured lower trunk development. Shared crown spread. Crown was observed to be limited. Subject tree is in fair condition.	Place Tree Protection barriers to protect its trunk, roots, and structure. Arborist supervision will be required during any works occurring within 1m of its TPZ.	Marginal	Retain	8.5
271	Y	On-site	Western redcedar	<i>Thuja plicata</i>	52	65	9	The overall growth of the tree was examined to have a densely & multi stemmed structured growth form. The overall development of the subject tree was examined to have a shared crown spread. Crown was observed to have a limited growth form. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	3.2
272	Y	On-site	Douglas fir	<i>Pseudotsuga menziesii</i>	91	60	8	Mature coniferous tree. The overall growth of the tree was examined to have a densely & multi stemmed structured growth form. The overall development of the subject tree was examined to have a shared crown spread. Crown was observed to have a limited growth form. Subject tree is in fair to good condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Suitable	Remove	5.5
273	Y	On-site	Douglas fir	<i>Pseudotsuga menziesii</i>	79	60	8	Mature coniferous tree. The overall growth of the subject tree was examined to have multi stemmed structured overall growth form at around 5m. The overall crown was observed to have an influenced crown spread. Remaining growth of the crown was examined to be healthy. Subject tree is in fair to good condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	4.8
274	Y	On-site	Douglas fir	<i>Pseudotsuga menziesii</i>	94	40	9	A single stemmed structured growth form was observed to have developed. The overall growth of its crown was examined to have developed with a symmetrical overall canopy spread. Lower crown was examined to have been raised in the past. No other major defects and or signs of stress were to be examined. Subject tree is in good condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Suitable	Remove	5.7
275	Y	On-site	Douglas fir	<i>Pseudotsuga menziesii</i>	53	50	8	A single stemmed structured growth form was observed to have developed. The overall growth of its crown was examined to have developed with a symmetrical overall canopy spread. Lower crown was examined to have been raised in the past. No other major defects and or signs of stress were to be examined. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	3.2

ID#	Surveyed Y/N	On-site (ON) Off-site (OFF) City (C)	Common name	Botanical name	DBH (cm)	LCR (%)	Canopy (Dia. M)	Condition	Comments	Retention Suitability	Retain / Remove	TPZ (m)
276	Y	On-site	Bigleaf maple	<i>Acer macrophyllum</i>	18/13 /5	75	8	The overall growth of the tree was examined to have a multi stemmed structured base. The overall development of the subject tree was examined to have been suppressed by adjacent trees. The overall crown was observed to be limited. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	2.2
277	Y	On-site	Red alder	<i>Alnus rubra</i>	50	75	6	Native deciduous tree with a phototropic growth form. Single stemmed structured. The overall growth of the canopy was examined to be influenced by the growth of surrounding trees. Main stem was observed to have a basal lean. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	3.0
278	Y	On-site	Paper birch	<i>Betula papyrifera</i>	18/18 /19	10	4	Multi stemmed structured base. The overall growth of its crown was examined to be suppressed. The overall growth of the crown was observed to have extensive decay and large sections of exposed deadwood. Observable decline of the crown was examined. Subject tree is in poor condition.	Place Tree Protection barriers to protect its trunk, roots, and structure. Arborist supervision will be required during any works occurring within 1m of its TPZ.	Marginal	Retain	3.3
279	Y	On-site	Red alder	<i>Alnus rubra</i>	35	85	5	Native deciduous tree. Due to the proximity of adjacent trees, a phototropic influenced overall growth form had resulted. Observable dieback had been identified through out the crown. A basal lean was examined. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	2.1
280	Y	On-site	Douglas fir	<i>Pseudotsuga menziesii</i>	67	75	9	A single stemmed structured growth form was observed to have developed. The overall growth of its crown was examined to have developed in common with its species growth form. No other major defects and or signs of stress were to be examined. Subject tree is in good condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the limits of the proposed road dedication.	Suitable	Remove	4.1
281	Y	On-site	Red alder	<i>Alnus rubra</i>	28	55	6	Native deciduous tree. The overall growth of the subject tree was examined to have multi stemmed structured overall growth form. The overall crown was observed to have a sweep towards the south. Remaining growth of the crown was examined to be healthy. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the limits of the proposed road dedication.	Marginal	Remove	1.7
282	Y	On-site	Paper birch	<i>Betula papyrifera</i>	38	N/A	N/A	Subject tree was examined to be dead standing. Its remaining structure was observed to be in the advance stages of decay. No live crown growth was observed to have remained.	Subject tree will be in direct conflict with the proposed subdivision and falls within the limits of the proposed road dedication.	Unsuitable	Remove	N/A

ID#	Surveyed Y/N	On-site (ON) Off-site (OFF) City (C)	Common name	Botanical name	DBH (cm)	LCR (%)	Canopy (Dia. M)	Condition	Comments	Retention Suitability	Retain / Remove	TPZ (m)
283	Y	On-site	Red alder	<i>Alnus rubra</i>	52/30 /25	50	5	The overall growth of its crown was examined to have been previously topped. The overall growth of the crown was observed to have consisted of the growth of shoots. Remaining growth of the crown was examined to be healthy. Observable decay was examined within its structure. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the limits of the proposed road dedication.	Unsuitable	Remove	6.5
284	N	On-site	Red alder	<i>Alnus rubra</i>	11/16 /12	20	5	Multi stemmed structured base. The overall growth of its crown was examined to be suppressed. The overall growth of the crown was observed to have extensive decay and large sections of exposed deadwood. Observable decline of the crown was examined. Subject tree is in poor condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the limits of the proposed road dedication.	Unsuitable	Remove	2.4
285	N	On-site	Common dogwood	<i>Cornus sanguinea</i>	24/10 /11	40	6	Subject tree was examined to have a co dominant stemmed structured base with poor junctions along with a decayed base. The overall development of the subject tree was examined to have a limited growth form. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the limits of the proposed road dedication.	Marginal	Remove	2.7
286	Y	On-site	Douglas fir	<i>Pseudotsuga menziesii</i>	93	85	7	Mature coniferous tree. The overall growth of the tree was examined to have a single stemmed structured growth form. The overall development of the subject tree was examined to have a dominant overall development. Healthy crown spread and general growth form. Subject tree is in fair to good condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the limits of the proposed road dedication.	Marginal	Remove	5.6
287	Y	On-site	Douglas fir	<i>Pseudotsuga menziesii</i>	26	80	5	Smaller diameter tree. Due to the proximity of adjacent trees, a phototropic influenced overall growth form had resulted. Observable dieback had been identified through out the crown. A basal lean was examined. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	1.6
288	Y	On-site	Bigleaf maple	<i>Acer macrophyllum</i>	20	60	7	The overall growth of the tree was examined to have a single stemmed structured development. The overall development of the subject tree was examined to have been influenced by phototropics. The overall crown was observed to be healthy. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	1.2
289	Y	On-site	Bigleaf maple	<i>Acer macrophyllum</i>	39	75	9	The overall growth of the tree was examined to have a single stemmed structured development. The overall development of the subject tree was examined to have been influenced by phototropics. The overall crown was observed to be limited. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	2.4

ID#	Surveyed Y/N	On-site (ON) Off-site (OFF) City (C)	Common name	Botanical name	DBH (cm)	LCR (%)	Canopy (Dia. M)	Condition	Comments	Retention Suitability	Retain / Remove	TPZ (m)
290	Y	On-site	Bigleaf maple	<i>Acer macrophyllum</i>	38	85	11	Due to phototropics, the overall growth of the subject tree was examined to have been influenced by developing a slight sweep towards the south. Its main structure was observed to be engulfed in the thick growth of Ivy. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	2.3
291	Y	On-site	Douglas fir	<i>Pseudotsuga menziesii</i>	88	50	7	Mature coniferous. Subject tree was examined to have developed a single stemmed structured overall growth form. The canopy development was observed to be relatively healthy with no major defects and or signs of stress. Subject tree is in fair to good condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Suitable	Remove	5.3
292	Y	On-site	Douglas fir	<i>Pseudotsuga menziesii</i>	55	55	6	Single stemmed structured overall growth form. The development of the tree was observed to be in common with its species. Crown was observed to be relatively healthy with no major defects and or signs of stress. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	3.3
293	Y	On-site	Douglas fir	<i>Pseudotsuga menziesii</i>	51	70	6	Coniferous tree. The overall growth of the subject tree was examined to have single stemmed structured overall growth form. The overall crown was observed to have a shared crown spread. Growth of the crown was observed to be in decline towards its upper section. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	3.1
294	Y	On-site	Douglas fir	<i>Pseudotsuga menziesii</i>	63	65	7	Due to the proximity of adjacent trees, a phototropic influenced overall growth form had resulted. Observable dieback had been identified through out the crown. A basal lean was examined. Subject tree is in fair condition.	Place Tree Protection barriers to protect its trunk, roots, and structure. Arborist supervision will be required during any works occurring within 1m of its TPZ.	Marginal	Retain	3.8
295	Y	On-site	Douglas fir	<i>Pseudotsuga menziesii</i>	80	60	7	Subject tree was examined to have developed a single stemmed structured overall growth form and crown spread. The canopy development was observed to be relatively healthy with no major defects and or signs of stress. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	4.8
296	Y	On-site	Bigleaf maple	<i>Acer macrophyllum</i>	39	30	6	Single stemmed structured growth form. Crown development was observed to have a dominant crown spread. The overall growth was observed to have a typical growth form. Limited canopy growth was observed. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	2.4
297	Y	On-site	Western redcedar	<i>Thuja plicata</i>	34	80	5	The overall growth of its crown was examined to be suppressed. The overall growth of the crown was observed to have extensive decay and large sections of exposed deadwood. Observable decline of the crown was examined. Subject tree is in poor condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Unsuitable	Remove	2.1

ID#	Surveyed Y/N	On-site (ON) Off-site (OFF) City (C)	Common name	Botanical name	DBH (cm)	LCR (%)	Canopy (Dia. M)	Condition	Comments	Retention Suitability	Retain / Remove	TPZ (m)
298	Y	On-site	Douglas fir	<i>Pseudotsuga menziesii</i>	49	40	7	The overall growth of the subject tree was examined to have developed a single stemmed structured overall growth form. Crown was observed to have a columnar development in common with its species. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	3.0
299	Y	On-site	Bigleaf maple	<i>Acer macrophyllum</i>	39/15	85	9	Co dominant structured growth form. Due to the proximity of adjacent trees, a phototropic influenced overall growth form had resulted. The crown was observed to be relatively healthy while having an asymmetrical development. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	3.3
300	Y	On-site	Western redcedar	<i>Thuja plicata</i>	25	70	5	Smaller diameter single stemmed structured overall growth form. The development of the tree was observed to be in common with its species. Crown was observed to be relatively healthy with no major defects and or signs of stress. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	1.5
1986	Y	On-site	Western redcedar	<i>Thuja plicata</i>	72	70	8	Mature coniferous tree. The overall growth of the tree was examined to have a single stemmed structured growth form. Deadwood was observed within its crown. The overall development of the subject tree was examined to have an unmaintained growth form. The overall crown was observed to be healthy. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	4.4
1987	Y	On-site	Western redcedar	<i>Thuja plicata</i>	78	75	8	Mature coniferous tree. Single stemmed structured overall growth form. The development of the tree was observed to be in common with its species. Crown was observed to be relatively healthy. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	4.7
1988	Y	On-site	Western redcedar	<i>Thuja plicata</i>	79	70	9	Subject tree was examined to have developed in common with its species growth form. Due to the adjacent trees, slight suppression and an influenced overall growth form had resulted. No other major defects and or signs of stress were to be examined. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	4.8
1989	Y	On-site	Western redcedar	<i>Thuja plicata</i>	82	65	6	Mature, larger diameter coniferous tree. Subject tree was examined to have developed in common with its species growth form. Due to the adjacent trees, slight suppression and an influenced overall growth form had resulted. Subject tree is in fair to good condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Suitable	Remove	5.0
1990	Y	On-site	Western redcedar	<i>Thuja plicata</i>	56	70	6	The overall growth of the subject tree was examined to have been influenced by adjacent trees. Canopy was observed to be relatively healthy with no major defects and or signs of stress. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Marginal	Remove	3.4

ID#	Surveyed Y/N	On-site (ON) Off-site (OFF) City (C)	Common name	Botanical name	DBH (cm)	LCR (%)	Canopy (Dia. M)	Condition	Comments	Retention Suitability	Retain / Remove	TPZ (m)
1991	Y	On-site	Madrone	<i>Arbutus</i>	20/13 /8	30	3	Mature ornamental overall growth form. The overall growth of the subject tree was examined to have developed a multi stemmed structured overall growth form. The overall crown was observed to have developed in common with its species. Crown was examined to have been shaped. Subject tree is in good condition.	Place Tree Protection barriers to protect its trunk, roots, and structure. Arborist supervision will be required during any works occurring within 1m of its TPZ.	Suitable	Retain	2.5
1992	Y	On-site	Western redcedar	<i>Thuja plicata</i>	84	70	8	Mature, larger diameter coniferous tree. The overall growth of the subject tree was examined to have single stemmed structured overall growth form. The overall crown was observed to have a shared crown spread. Growth of the crown was observed to be in decline towards its upper section. Subject tree is in fair condition.	Place Tree Protection barriers to protect its trunk, roots, and structure. Arborist supervision will be required during any works occurring within 1m of its TPZ.	Suitable	Retain	5.1
1993	Y	On-site	Western redcedar	<i>Thuja plicata</i>	84	75	8	Mature coniferous tree. Due to the proximity of adjacent trees, a phototropic influenced overall growth form had resulted. Observable dieback had been identified through out the crown. A basal lean was examined. Subject tree is in fair to good condition.	Place Tree Protection barriers to protect its trunk, roots, and structure. Arborist supervision will be required during any works occurring within 1m of its TPZ.	Suitable	Retain	5.1
1994	Y	On-site	Western redcedar	<i>Thuja plicata</i>	65	70	9	Single stemmed structured overall growth form. The development of the tree was observed to be in common with its species. Crown was observed to be relatively healthy with no major defects and or signs of stress. Subject tree is in fair condition.	Subject tree will be in direct conflict with the proposed subdivision and falls within the footprint of the proposed building envelopes.	Suitable	Retain	3.9

5.1 OFF-SITE TREE INVENTORY

Table 2 - Off-site Tree Inventory												
5090 1 Ave, Delta												
ID#	Surveyed Y/N	On-site (ON) Off-site (OFF) City (C)	Common name	Botanical name	DBH (cm)	LCR (%)	Canopy (Dia. M)	Condition	Comments	Retention Suitability	Retain / Remove	TPZ (m)
OS1	Y	Off-site	English oak	<i>Quercus robur</i>	73	75	9	Mature deciduous tree. The overall growth of the subject tree was examined to have a single stemmed structured development. The overall growth of the canopy was examined to be healthy. Growth of the crown was observed to be suppressed within certain sections. Subject tree is in fair to good condition.	Place Tree Protection barriers to protect its trunk, roots, and structure. Arborist supervision will be required during any works occurring within 1m of its TPZ.	Suitable	Retain	4.4
OS2	Y	Off-site	Douglas fir	<i>Pseudotsuga menziesii</i>	63	50	7	The overall growth of the subject tree was observed to have a single stemmed structured growth form along with a competing leader developing from its base. The development of the crown was observed to have been influenced by the growth of surrounding trees. Subject tree is in fair condition.	Place Tree Protection barriers to protect its trunk, roots, and structure. Arborist supervision will be required during any works occurring within 1m of its TPZ.	Marginal	Retain	3.8
OS3	Y	Off-site	Black cherry	<i>Prunus serotina</i>	27/29	60	5	Mature fruiting tree. The overall growth of the tree was examined to have a co dominant stemmed structured base. The overall development of the subject tree was examined to have been influenced by adjacent trees. The overall crown was observed to be healthy. Subject tree is in fair condition.	Place Tree Protection barriers to protect its trunk, roots, and structure. Arborist supervision will be required during any works occurring within 1m of its TPZ.	Marginal	Retain	3.4
OS4	Y	Off-site	Red alder	<i>Alnus rubra</i>	18/12 /25	80	5	Native deciduous tree with a multi stemmed structured overall growth form along with having a poorly structured union. Crown development was observed to have developed in relation to phototropics. Deadwood observed. Subject tree is in fair condition.	Place Tree Protection barriers to protect its trunk, roots, and structure. Arborist supervision will be required during any works occurring within 1m of its TPZ.	Marginal	Retain	3.3
OS5	Y	Off-site	English laurel	<i>Prunus laurocerasus</i>	27	70	6	Single stemmed structured overall growth form. Crown development was observed to have developed in relation of the growth of other trees. Overall crown development was observed to be suppressed. Subject tree is in fair condition.	Place Tree Protection barriers to protect its trunk, roots, and structure. Arborist supervision will be required during any works occurring within 1m of its TPZ.	Marginal	Retain	1.7
OS6	Y	Off-site	Douglas fir	<i>Pseudotsuga menziesii</i>	34	70	5	The overall growth of the subject tree was examined to have developed a single stemmed structured overall growth form. Crown was observed to have a columnar development in common with its species. Subject tree is in fair to good condition.	Place Tree Protection barriers to protect its trunk, roots, and structure. Arborist supervision will be required during any works occurring within 1m of its TPZ.	Suitable	Retain	2.1

ID#	Surveyed Y/N	On-site (ON) Off-site (OFF) City (C)	Common name	Botanical name	DBH (cm)	LCR (%)	Canopy (Dia. M)	Condition	Comments	Retention Suitability	Retain / Remove	TPZ (m)
OS7	Y	Off-site	Douglas fir	<i>Pseudotsuga menziesii</i>	68	80	9	The overall growth of the tree was examined to have a single stemmed structured growth form. Deadwood was observed within its crown. The overall development of the subject tree was examined to have an unmaintained growth form. The overall crown was observed to be healthy. Subject tree is in fair condition.	Place Tree Protection barriers to protect its trunk, roots, and structure. Arborist supervision will be required during any works occurring within 1m of its TPZ.	Marginal	Retain	4.1
OS8	Y	Off-site	Douglas fir	<i>Pseudotsuga menziesii</i>	65	80	9	Subject tree was examined to have developed a single stemmed structured overall growth form. The canopy development was observed to be relatively healthy with no major defects and or signs of stress. Subject tree is in fair to good condition.	Place Tree Protection barriers to protect its trunk, roots, and structure. Arborist supervision will be required during any works occurring within 1m of its TPZ.	Suitable	Retain	3.9
OS9	Y	Off-site	Red alder	<i>Alnus rubra</i>	50	45	9	Native deciduous tree with a phototropic growth form. Single stemmed structured. The overall growth of the canopy was examined to be influenced by the growth of surrounding trees. Main stem was observed to have a basal lean. Subject tree is in fair condition.	Place Tree Protection barriers to protect its trunk, roots, and structure. Arborist supervision will be required during any works occurring within 1m of its TPZ.	Marginal	Retain	3.0
OS10	Y	Off-site	Western redcedar	<i>Thuja plicata</i>	49	70	7	Subject tree was examined to have developed in common with its species growth form. Due to the adjacent trees, slight suppression and an influenced overall growth form had resulted. No other major defects and or signs of stress were to be examined. Subject tree is in fair condition.	Place Tree Protection barriers to protect its trunk, roots, and structure. Arborist supervision will be required during any works occurring within 1m of its TPZ.	Marginal	Retain	3.0
OS11	Y	Off-site	Western redcedar	<i>Thuja plicata</i>	35	60	6	The overall growth of the subject tree was examined to have been influenced by adjacent trees. Canopy was observed to be relatively healthy with no major defects and or signs of stress. Subject tree is in fair to good condition.	Place Tree Protection barriers to protect its trunk, roots, and structure. Arborist supervision will be required during any works occurring within 1m of its TPZ.	Suitable	Retain	2.1
OS12	Y	Off-site	Western redcedar	<i>Thuja plicata</i>	53	70	8	Due to the proximity of adjacent trees, a phototropic influenced overall growth form had resulted. The crown was observed to be relatively healthy. A basal lean was examined. Subject tree is in fair condition.	Place Tree Protection barriers to protect its trunk, roots, and structure. Arborist supervision will be required during any works occurring within 1m of its TPZ.	Marginal	Retain	3.2
OS13	Y	Off-site	Western redcedar	<i>Thuja plicata</i>	55	70	8	The overall growth of the subject tree was examined to have developed a single stemmed structured overall growth form. Crown was observed to have a columnar development in common with its species. Subject tree is in fair condition.	Place Tree Protection barriers to protect its trunk, roots, and structure. Arborist supervision will be required during any works occurring within 1m of its TPZ.	Marginal	Retain	3.3
OS14	Y	Off-site	Eastern cottonwood	<i>Populus deltoides</i>	31	50	6	Native deciduous tree with a single stemmed structured overall growth form. Crown development was observed to have developed in relation to phototropics. Several stem failures were observed to have occurred. Subject tree is in fair condition.	Place Tree Protection barriers to protect its trunk, roots, and structure. Arborist supervision will be required during any works occurring within 1m of its TPZ.	Marginal	Retain	1.9

ID#	Surveyed Y/N	On-site (ON) Off-site (OFF) City (C)	Common name	Botanical name	DBH (cm)	LCR (%)	Canopy (Dia. M)	Condition	Comments	Retention Suitability	Retain / Remove	TPZ (m)
OS15	Y	City	Douglas fir	<i>Pseudotsuga menziesii</i>	58	70	7	The overall growth of the subject tree was examined to have developed a single stemmed structured overall growth form. Crown was observed to have a columnar development in common with its species. Subject tree is in fair to good condition.	Subject tree will be in direct conflict with the proposed subdivision (<i>Cul de Sac</i>) and falls within the footprint of the proposed building envelopes.	Suitable	Remove	3.5
OS16	Y	Off-site	Douglas fir	<i>Pseudotsuga menziesii</i>	50	70	7	The overall growth of the subject tree was examined to have developed a single stemmed structured overall growth form. Crown was observed to have a columnar development in common with its species. Subject tree is in fair condition.	Place Tree Protection barriers to protect its trunk, roots, and structure. Arborist supervision will be required during any works occurring within 1m of its TPZ.	Marginal	Retain	3.0
OS17	Y	Off-site	Douglas fir	<i>Pseudotsuga menziesii</i>	54	70	7	The overall growth of the subject tree was examined to have developed a single stemmed structured overall growth form. Crown was observed to have a columnar development in common with its species. Subject tree is in fair condition.	Place Tree Protection barriers to protect its trunk, roots, and structure. Arborist supervision will be required during any works occurring within 1m of its TPZ.	Marginal	Retain	3.3
OS18	Y	Off-site	Douglas fir	<i>Pseudotsuga menziesii</i>	51	70	7	The overall growth of the tree was examined to have a single stemmed structured growth form. Deadwood was observed within its crown. The overall development of the subject tree was examined to have an unmaintained growth form. The overall crown was observed to be healthy. Subject tree is in fair to poor condition.	Place Tree Protection barriers to protect its trunk, roots, and structure. Arborist supervision will be required during any works occurring within 1m of its TPZ.	Marginal	Retain	3.1
OS19	Y	Off-site	Douglas fir	<i>Pseudotsuga menziesii</i>	63	70	8	Subject tree was examined to have developed a single stemmed structured overall growth form. The canopy development was observed to be relatively healthy with no major defects and or signs of stress. Subject tree is in fair to good condition.	Place Tree Protection barriers to protect its trunk, roots, and structure. Arborist supervision will be required during any works occurring within 1m of its TPZ.	Suitable	Retain	3.8
OS20	Y	Off-site	Douglas fir	<i>Pseudotsuga menziesii</i>	50	65	7	Subject tree was examined to have developed a single stemmed structured growth form. A few of the stems were observed to be in decay. The overall growth of the canopy was observed to be healthy. Subject tree is in fair to good condition.	Place Tree Protection barriers to protect its trunk, roots, and structure. Arborist supervision will be required during any works occurring within 1m of its TPZ.	Suitable	Retain	3.0
OS21	Y	Off-site	Douglas fir	<i>Pseudotsuga menziesii</i>	33	50	6	Subject tree was examined to have developed in common with its species growth form. Due to the adjacent trees, slight suppression and an influenced overall growth form had resulted. No other major defects and or signs of stress were to be examined. Subject tree is in fair condition.	Place Tree Protection barriers to protect its trunk, roots, and structure. Arborist supervision will be required during any works occurring within 1m of its TPZ.	Marginal	Retain	2.0
OS22	Y	Off-site	Western redcedar	<i>Thuja plicata</i>	103	70	7	Mature, larger diameter coniferous tree. The overall growth of the subject tree was examined to have been influenced by adjacent trees. Canopy was observed to be relatively healthy with no major defects and or signs of stress. Subject tree is in good condition.	Place Tree Protection barriers to protect its trunk, roots, and structure. Arborist supervision will be required during any works occurring within 1m of its TPZ.	Suitable	Retain	6.2

ID#	Surveyed Y/N	On-site (ON) Off-site (OFF) City (C)	Common name	Botanical name	DBH (cm)	LCR (%)	Canopy (Dia. M)	Condition	Comments	Retention Suitability	Retain / Remove	TPZ (m)
OS23	Y	Off-site	Western redcedar	<i>Thuja plicata</i>	48	70	6	The overall growth of the subject tree was examined to have been influenced by adjacent trees. Canopy was observed to be relatively healthy with no major defects and or signs of stress. Subject tree is in fair condition.	Place Tree Protection barriers to protect its trunk, roots, and structure. Arborist supervision will be required during any works occurring within 1m of its TPZ.	Marginal	Retain	2.9
OS24	Y	Off-site	Eastern cottonwood	<i>Populus deltoides</i>	102	65	7	Larger diameter, Native deciduous tree. Single stemmed structured overall growth form was examined. The overall growth of the subject tree was observed to have developed in common with its species. Previous limbs failures were examined within its crown. Subject tree is in fair condition.	Place Tree Protection barriers to protect its trunk, roots, and structure. Arborist supervision will be required during any works occurring within 1m of its TPZ.	Marginal	Retain	6.2
OS25	Y	Off-site	Douglas fir	<i>Pseudotsuga menziesii</i>	37	65	7	Subject tree was examined to have developed in common with its species growth form. Due to the adjacent trees, slight suppression and an influenced overall growth form had resulted. No other major defects and or signs of stress were to be examined. Subject tree is in fair condition.	Place Tree Protection barriers to protect its trunk, roots, and structure. Arborist supervision will be required during any works occurring within 1m of its TPZ.	Marginal	Retain	2.3
OS26	Y	Off-site	Douglas fir	<i>Pseudotsuga menziesii</i>	29	60	6	Smaller diameter tree. Due to the proximity of adjacent trees, a phototropic influenced overall growth form had resulted. Observable dieback had been identified through out the crown. A basal lean was examined. Subject tree is in fair to poor condition.	Place Tree Protection barriers to protect its trunk, roots, and structure. Arborist supervision will be required during any works occurring within 1m of its TPZ.	Marginal	Retain	1.8
OS27	Y	Off-site	Western redcedar	<i>Thuja plicata</i>	46	75	6	Coniferous tree. The overall growth of the subject tree was examined to have single stemmed structured overall growth form. The overall crown was observed to have a shared crown spread. Growth of the crown was observed to be in decline towards its upper section. Subject tree is in fair condition.	Place Tree Protection barriers to protect its trunk, roots, and structure. Arborist supervision will be required during any works occurring within 1m of its TPZ.	Marginal	Retain	2.8
OS28	Y	Off-site	Douglas fir	<i>Pseudotsuga menziesii</i>	25	40	6	The overall growth of the subject tree was examined to have developed a single stemmed structured overall growth form. Crown was observed to have a columnar development in common with its species. Subject tree is in fair condition.	Place Tree Protection barriers to protect its trunk, roots, and structure. Arborist supervision will be required during any works occurring within 1m of its TPZ.	Marginal	Retain	1.5
OS29	Y	City	Paper birch	<i>Betula papyrifera</i>	32/27	50	7	Co dominant stemmed structured overall growth form. The main stems were observed to have sections of deadwood. Remaining growth of the crown was observed to be healthy. Growth form was observed to be asymmetrical. Subject tree is in fair condition.	Place Tree Protection barriers to protect its trunk, roots, and structure. Arborist supervision will be required during any works occurring within 1m of its TPZ.	Marginal	Retain	3.6

ID#	Surveyed Y/N	On-site (ON) Off-site (OFF) City (C)	Common name	Botanical name	DBH (cm)	LCR (%)	Canopy (Dia. M)	Condition	Comments	Retention Suitability	Retain / Remove	TPZ (m)
OS30	Y	City	Paper birch	<i>Betula papyrifera</i>	32/27	50	7	The overall growth of the tree was examined to have a single stemmed structured development. The overall development of the subject tree was examined to have been suppressed by adjacent trees. The overall crown was observed to be limited. Subject tree is in fair to good condition.	Place Tree Protection barriers to protect its trunk, roots, and structure. Arborist supervision will be required during any works occurring within 1m of its TPZ.	Suitable	Retain	3.5
OS31	Y	Off-site	Honey locust	<i>Gleditsia triacanthos</i>	40	35	8	The overall growth of the tree was examined to have a single stemmed structured development. The overall development of the subject tree was examined to have been suppressed by adjacent trees. The overall crown was observed to be limited. Subject tree is in fair to good condition.	Place Tree Protection barriers to protect its trunk, roots, and structure. Arborist supervision will be required during any works occurring within 1m of its TPZ.	Suitable	Retain	2.4

6.0 TREE RETENTION / REMOVAL RECOMMENDATIONS

A total of **182 trees** has been found within the limits of the subdivision and of its surrounding off-site areas. Based upon the factors that include the pre-existing condition of the subject trees as detailed in the Tree inventory, the proposed ten (10) lot subdivision & the layout of the new lanes, site servicing requirements, the subject trees are proposed to be treated as follows.

TREE RETENTION

Pursuant to the “*Delta Tree Protection and Regulation Bylaw No. 7969, 2021*”, the following tree(s) are recommended for Retention as detailed in the Tree Inventory and recommendations as noted below. Information regarding specific recommendations can be found below each of the categorized point and further referenced within the attached Tree Management Plan and within the body of the Arborist report.

On-site & Off-site Tree(s) recommended for Retention,

➤ **Retained tree(s)**

For the duration of the subdivision project, **on-site trees #104, #106, #125, #136, #137, #138, #139, #140, #168, #169, #251, #252, #258, #269, #270, #278, #294, #1991, #1992, #1993, #1994, #OS1, #OS2, #OS3, #OS4, #OS5, #OS6, #OS7, #OS8, #OS9, #OS10, #OS11, #OS12, #OS13, #OS14, #OS16, #OS17, #OS18, #OS19, #OS20, #OS21, #OS22, #OS23, #OS24, #OS25, #OS26, #OS27, #OS29, #OS30, & #OS31** has been recommended to be retained throughout the site clearing, lot grading, site servicing, & off-site civil works.

As the protected trees were examined to be situated near the limits of the proposed subdivision and of its construction related activities, the subject trees will require the placement of Tree Protection Barriers in order to protect their trunks, roots, and structures. The placement of Tree Protection Barriers would be required to be placed along their drip lines or to their specified measurements as outlined within the Tree Inventory (*TPZ Column*) or as per the attached Tree Management Plan and left throughout the duration of the subdivision project.

➤ **Off-site hedges, smaller diameter trees, plantings, & other surrounding plantings (Non-Bylaw Sized)**

As several off-site plantings, smaller diameter trees, including off-site hedges & vegetation were observed to be spanning along the lengths of the site boundary lines and were examined to be of non-by-law sized, it would be the builder/homeowner’s responsibility in order to ensure that the development does not adversely affect any of the retained plantings or any other off-site vegetation, smaller diameter trees, & hedging. In order to avoid a future civil matter, the off-site plantings as well as any other vegetation, trees, & hedging has been recommended to be respected and have measures to protect them throughout the construction process.

Arborist Supervision Requirements - Demolition Works

➤ **Demolition of the existing shed & surrounding structures,**

As part of the demolition & site clearing process, the existing shed (*including surrounding structures, features, & hardscapes*) encompassing within the **TPZ(s) of trees #OS1, #OS2, #OS3, #OS4, #OS5, #OS6, #OS7, #OS8, #OS9, #OS10, #OS11, #OS12, #OS13, #OS14, #OS15, #OS16, #OS17, #OS18, #OS19, #OS20, #OS21, #OS22, #OS23, #OS24, #OS25, #OS26, #OS27 #OS30 and #OS31** has been proposed to be demolished & removed. In order to limit the amount of disturbance occurring within the TPZ(s) of the protected trees, the existing structures along with its surrounding hardscapes & features located within their protective areas would have to be removed under Arborist supervision and no excavation machinery will be allowed to encroach into their TPZ(s) throughout the demolition & site clearing process.

➤ **Site Clearing Activity**

The site clearing work (*includes the removal of on-site vegetation/plantings*) is required to be performed under Arborist supervision as the work would encroach into the **TPZ(s) of trees #OS1, #OS2, #OS3, #OS4, #OS5, #OS6, #OS7, #OS8, #OS9, #OS10, #OS11, #OS12, #OS13, #OS14, #OS16, #OS17, #OS18, #OS19, #OS20, #OS21, #OS22, #OS23, #OS24, #OS25, #OS26, #OS27, #OS30 and #OS31**. When removing vegetation/plantings within the TPZ(s) of the retained trees, no excavation machinery or any other heavy equipment would be allowed to encroach into their TPZ(s) throughout the removal & site clearing process. The remaining stumps of the removed vegetation/plantings are required to be either left in situ or grinded down. (*Please note: the remaining stumps cannot be pulled out by heavy machinery in order to ensure the protection of the retained trees*)

Arborist Supervision Requirements - Excavation & Construction Requirements

➤ **Excavation & construction requirements**

Encroachment of the excavation process for the main dwelling along with the lot grading requirements occurring as part of the subdivision is expected to encroach into the **TPZ(s) of trees #OS1, #OS2, #OS3, #OS4, #OS5, #OS6, #OS7, #OS8, #OS9, #OS10, #OS11, #OS12, #OS13, #OS14, #OS15, #OS16, #OS17, #OS18, #OS19, #OS20, #OS21, #OS22, #OS23, #OS24, #OS25, #OS26, #OS27**. Due to the encroachment into the protective areas of the subject trees, Arborist supervision will be required during the excavation process and of the perimeter lot grading requirements. In order to limit the amount of disturbance occurring within the TPZ(s) of the subject trees, the line of excavation would be required to be remediated in order to avoid the desiccation of roots (*If roots are exposed & by following further remedial measures as outlined by the project post excavation*).

- **Root Pruning methodology (During excavation),**

If roots are exposed during the excavation process within the TPZ(s), Root pruning may be performed by the project Arborist while using sharp, appropriate tools, namely bypass pruners (*loppers*) or a saw and pruning cuts must be made at 90 degrees to the direction of the root. This minimizes the surface area exposed to pathogens and encourages healthy new root growth from the end of the cut root or for proper wound closure. (***Further remedial measures may be required depending upon the post completion of the excavation works***)

Arborist Supervision Requirements - Lane Construction Requirements

➤ **Construction requirements for the new lane,**

Encroachment of the proposed lane (*including the Cul De Sac*) is expected to occur within the **TPZ(s) of trees #OS1, #OS2, #OS3, #OS4, #OS5, #OS6, #OS7, #OS8, #OS9, #OS14**, and due to the encroachment into their protective areas, Arborist supervision will be required during the various stages of the preparation and construction of the new laneway/road surface. In order to limit the amount of disturbance occurring within the TPZ(s) of the subject trees, the construction of the new lane/road is required to be constructed by respecting the existing grades and by following the methodologies as outlined below.

- **Construction of the new driveway methodology,**

In order to prepare the base of the new lane/road, the maximum grading depth of two (2) inches below grade (***only the removal of the organic layer***) would be permitted and is required to be completed by hand and under Arborist supervision. The sub base layer is recommended to be replaced by placing clear crush $\frac{3}{4}$ " aggregate placed on top of a geogrid textile. This would then require the spreading of 1" depth of levelling sand on top of the geogrid along with the placement of the new lane/road surface in order to complete its placement.

When roots do get exposed, the existing subgrade surrounding the exposed roots would have to be left intact and worked around the placement of the new subgrade or root pruned where acceptable. All work within the TPZ(s) of the trees would have to be supervised by the project Arborist.

Management of Trees & Protection Requirements

➤ **Tree Removals**

During the Removal and/or pruning of existing trees as identified on the landscape plan/Tree Management Plan, shall be undertaken or supervised by a certified arborist and performed in accordance with relevant Best Management Practices produced by ISA and ANSI A-300 Pruning Standards. All Tree work shall comply with all relevant City of Delta Bylaws.

➤ **Staging and storage of materials on site discussion (General for all Trees)**

During the construction process, no storage or staging of materials, equipment, or debris can be placed within the TPZ of the protected Trees and or within their TPB enclosure. The proposed construction will require the storage and staging of its materials within the back yard area and will not be required to be placed towards any other areas within the property or near the protected Trees. In order to limit the potential disturbance within the TPZ of the protected Trees, no heavy equipment (*If required*) will be allowed to encroach, park, or traverse through their TPZ(s).

➤ **Removal of surrounding invasive growth / Site Clearing work**

When clearing through the TPZ(s) of the retained trees, all clearing work as well as the grade preparation works are required to be performed by hand and no excavation machinery or any other heavy equipment would be allowed to encroach into their TPZ(s) throughout the clearing process. Larger stumps of removed vegetation are recommended to be either left in situ or grinded out. (*Please note: the remaining stumps cannot be pulled out by heavy machinery in order to ensure the protection of the retained trees*)

➤ **General Landscaping Methodology within TPZ(s)**

General landscaping work is proposed and may occur within the TPZ of a few on-site trees. During the landscaping process, no fill and or soil can be deposited within its TPZ and any type of landscaping requiring extensive areas of poured concrete is not acceptable. Permeable surfaces can be placed on the original grade for hardscapes, all to be supervised and guided by the project Arborist.

- As part of the landscaping process, a new wooden fence may be constructed along the lengths of the site boundary lines. The excavation for the main post holes will have to either be placed outside of the trees TPZ(s) or have the individual post holes excavated individually by hand. The new fencing is required to be installed without the use of continuous footings through the TPZ(s) of the retained trees.
- The walkways installation would be required to be constructed on undisturbed grade and is recommended to be installed with a geogrid textile placed as its base. In order to limit the amount potential disturbance occurring within the TPZ(s) of the subject trees, no major excavation/grading would be allowed when encroaching into the TPZ(s) or near the TPB enclosures of the protected trees. No major compaction of the subgrade is to occur and no heavy equipment would be allowed to encroach into their TPZ(s) throughout the construction/landscaping process.
- Ensuring any fill within protected root zone of existing trees does not exceed 4" (10cm) depth of sandy loam will be required and also during the removal and/or pruning of existing trees as identified on the landscape Tree Management Plan, shall be undertaken only by a qualified arborist certified by the International Society of Arboriculture (ISA) and in accordance with relevant Best Management Practices produced by ISA. Tree work shall comply with all relevant City of Delta Bylaws.

TREE REMOVAL

Pursuant to the “Delta Tree Protection and Regulation Bylaw No. 7969, 2021”, the following tree(s) are recommended for removal as per the following sections or as detailed in the report.

On-site Tree(s) recommended for Removal,

- **Conflicts with the proposed rear lane(s),**
On-site trees #134, #135, #174, #175, #176, #177, #178, #250, #253, #254, #255, #256, #257, #259, #260, #261, and #1991, , will be in direct conflict with the proposed subdivision as the subject trees would be located within an area requiring the heaviest levels of site disturbance & grading related requirements pertaining to the construction of the new rear lanes spanning along the perimeter of the subdivision project. The subject trees would be in direct conflict with the proposed layout of the new rear lanes and would be located within an area requiring the heaviest levels of road/lane works and of its civil related works occurring as part of the proposed subdivision.
- **Proposed Road Dedication Conflicts**
On-site trees #133, #172, #173, #179, #180, #280, #281, #282, #283, #284, #285, and #286, off-site trees #OS15, and #OS28 would be in direct conflict with the proposed development as the subject trees would fall within the limits of the site preparation and grading related works pertaining to the construction of the proposed road dedication along with the preparation of the new Cul de Sac (*leading from Walker Ave*). The subject trees would fall within an area of high disturbance requirements related to the subdivision project that would result in root loss & stability impacts.
- **Proposed perimeter subdivision conflicts,**
On-site trees #128, #130, #131, #181, #218, #219, #220, #221, #222, #223, #292, & #293 will be in direct conflict with other subdivision related activities such as the site servicing requirements occurring towards the frontage of the subdivided parcels (*such as the path of the new service connections leading into the limits of the property* heaviest levels of grade & site disturbance activities) that would conflict with the subject trees (*subject trees would conflict with the heaviest levels of grade & site disturbance activities*).
- **Species for long term retention,**
On-site trees #101, #107, #122, #181, #213, #214, #215, #227, #228, #240, #247, #255, #256, #257, #282, #283, #284, #297 was examined to be unsuitable candidates for long-term retention due to their poor overall health structure and growth form. The subject trees were examined to have been topped in the past for overhead utility lines in which it had resulted in their poorly structured growth form, asymmetrical shape, and limited development potential. The subject trees are in the current overall state would not be suitable for long-term retention taking into account of the anticipated site changes that the proposed subdivision would also introduce. Subject trees are an unsuitable candidate for retention due to its poorly, structured growth form as a result of the previous topping activity for overhead utility lines.
- **Proposed Lot grading & building envelope conflicts,**
On-site trees #101, #102, #103, #105, 107, #108, #109, #110, #111, #112, #113, #114, #115, #116, #117, #118, #119, #120, #121, #122, #123, #124, #126, #127, #129, #132, #170, #171, #224, #225, #226, #227, #228, #229, #230, #231, #232, #233, #234, #235, #236, #237, #238, #239, #240, #241, #242, #243, #244, #245, #246, #247, #248, #249, #262, #263, #264, #265, #266, #267, #268, #271, #272, #273, #274, #275, #276, #277, #279, #287, #288, #289, #290, #291, #295, #296, #297, #298, #299, #300, #1986, #1987, #1988, #1989, #1990, will be in direct conflict with the proposed subdivision as the subject trees would either fall within the footprint of the proposed building envelopes or would be in direct conflict with the site preparation & lot grading requirements occurring within the perimeter of the buildable areas occurring within the subdivided parcels (*select trees as identified below would be in conflict with the following subdivision & construction requirements*)
 - As part of the construction process, each subdivided parcel would consist of a new single-family dwelling (*including the secondary buildings, ie. Garden suites, coach' houses, towards the rear sections of the parcels*). All identified trees would fall within an area of high disturbance requirements related to the subdivision project occurring along the perimeter of the site that would result in root loss & stability impacts.

7.0 SITE PHOTOS



Photo 1 - Facing towards the frontage of the property facing from 1st Ave



Photo 2 - Facing towards the northern section of the property and looking at the stand of trees

Northern Section of the Property - Site Photos



Photo 3 - Facing towards the southern section of the property and looking at trees #230 - #240



Photo 4 - Facing towards the lower trunks of on-site trees #258 and #260

Northern Section of the Property - Site Photos



Photo 5 - Facing towards the northern section of the property



Photo 6 - Facing towards the lower trunks of on-site trees #279 and #272

Southern Section of the Property - Site Photos

Photo 7 - Facing towards the on-site trees situated near the existing dwelling (*trees #172 - #178*)



Photo 8 - Facing towards the on-site trees populating towards the perimeter of the existing dwelling

Southern Section of the Property - Site Photos



Photo 9 - Facing towards the southern section of the property and looking at on-site trees #285 - #295



Photo 10 - Facing towards the western length of the property

S/E Section of the Property - Site Photos



Photo 11 - Facing towards the S/E length of the property



Photo 12 - Facing towards the eastern length of the property

Mid Section of the Property - Site Photos



Photo 13 - Facing towards the lower trunks of on-site trees #290 and #289



Photo 14 - Facing towards the mid section of the property and looking at the lower trunks of the on-site trees

Mid Section of the Property - Site Photos



Photo 15 - Facing towards the lower trunks of the on-site trees populating towards the mid section of the property



Photo 16 - Facing towards the mid section of the property and looking at the lower trunks of the on-site trees

S/E Section of the Property - Site Photos

Photo 17 - Facing towards the S/E section of the property and looking at the front entrance



Photo 18 - Facing towards the lower trunks of on-site trees #137 - #140

Southern Section of the Property - Site Photos

Photo 19 - Facing towards the southern section of the property and looking at the existing building



Photo 20 - Facing towards on-site trees #1985 - #1994



Photo 21 - Facing towards the southern section of the property

Southern Section of the Property - Site Photos

Photo 22 - Facing towards the S/W section of the existing dwelling and looking at trees #1986 - #1990



Photo 23 - Facing towards the lower trunks of on-site trees #1986 - #1990

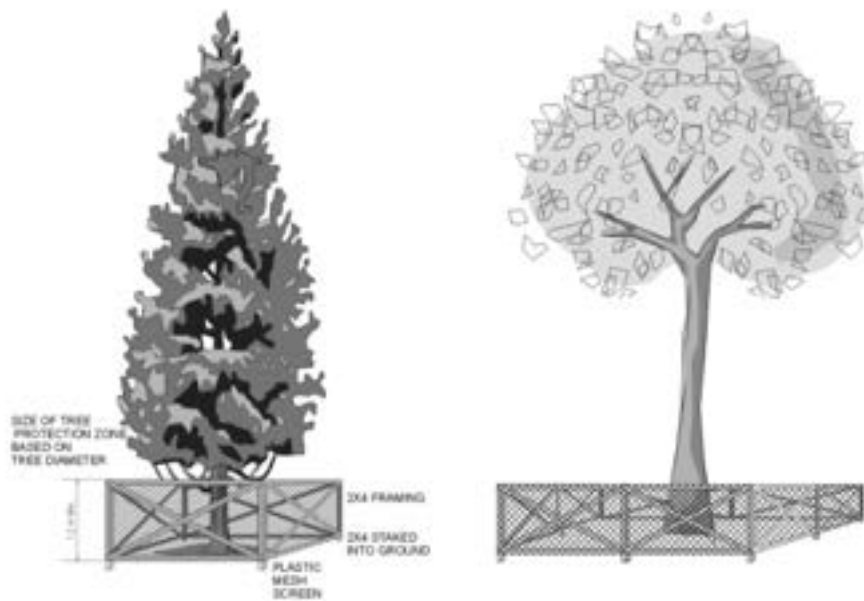


Photo 24 - Facing towards the existing landscaping encompassing towards the rear section of the property

8.0 TREE PROTECTION BARRIER

All trees identified within the body of the Arborist Report and as depicted in the attached Tree Management Plan will require the placement of Tree Protection Barriers. The subject trees selected for retention will require tree protection barriers in order to protect and prevent the tree's trunks, branches and roots being damaged by any construction activities/operations occurring as part of the subdivision.

Prior to any construction & demolition activity occurring on-site, tree protection fences must be constructed at the specified distance from the tree's trunks (*as noted within the TPZ column in the Tree Inventory*). The protection barrier or temporary fencing must be at least 1.2 m in height and constructed of 2 x 4 lumber with orange plastic mesh screening (*snow fence*). Structure of the barriers must be sturdy with vertical posts driven firmly into the ground. The Tree Protection Barriers must be constructed prior to the excavation or construction works taking place and would be required to be left intact throughout the entire period of development project. Further standards for Tree Protection Fencing and its construction methodology can be found at: "*Delta Tree Protection and Regulation Bylaw No. 7969*"



9.0 TREE REPLACEMENT PLAN

Outlined in the “Delta Tree Protection and Regulation Bylaw No. 7969, 2021”, the requirement for replacement trees will be required based upon the trees being cut or removed. As per the Tree Bylaw, replacement trees are required to be planted for each permit-sized tree or hedge being removed.

In addition to the replacement trees, one (1) replacement tree will be required in the front yard of each proposed lot as per Section 7.3.2 of the Zoning Bylaw and would have to meet the required sizes and meet the minimum requirements under the Tree Protection and Regulation Bylaw.

On-Site Trees	Number of Trees
Protected Trees Identified	149
Protected Trees to be Removed	129
Protected Trees to be Retained	20
Total Replacement Trees Required:	
Trees Requiring to be replaced based on species (Red alder/Cottonwood regardless of size):	16
8 Trees x (1 : 2 Ratio)	
Trees Requiring to be replaced based on ratio:	154
77 Trees x 20cm - 59 cm (1 : 2 Ratio) 44 Trees x 60cm + = (1 : 3 Ratio)	132
Hedges Requiring to be replaced based on ratio:	
(m length) x 5m Lengths (= 1 tree) =	
As per Section 7.3.2 of the Zoning Bylaw	
1 Tree x Ten (10) Lots	10 (included in tally)
Total Replacement Trees required	302
Replacement Trees Proposed	As Per Landscape Plan
Replacement Trees for Cash in leu	As Per Landscape Plan

Tree Replacement Species		
Planting(s) should be scheduled for the late winter/ early spring or early fall		
Quantity	Name	Species
As per landscape plan		

Please see map for location Note: Planting cannot be within 3 meters of another significant tree

General Tree Planting Methodology

Replacement trees must meet plant condition and structure requirements as stated in "BC Landscape Standard" of the BCSLA/BCLNA and "Canadian Standards for Nursery Stock" of the CNTA. Also, the Replacement trees must be planted and maintained according to the requirements as stated in the "BC Landscape Standard" of the BCSLA. The proposed replacement Trees are to be a minimum size of 7cm caliper if deciduous, which is measured at 15 cm above the ground, or 3 m tall if coniferous at the time of planting (*trunk width measured at 15 centimetres above the ground*) At least 1.0 metre away from any site boundary line, at least 3.0 metres away from any principle building or any accessory building or any other structure on or adjacent to the site that may adversely affect the tree and; at least 2.5 metres away from any other tree on or adjacent to the site including driveway or any other hardscape or underground service/utility lines

10.0 CONCLUSIONS

Based upon our findings, a total of **182 trees** has been identified within the limits of the subdivision and of its off-site areas. A total of **130 city/on-site trees** has been recommended for removal due to conflicts with the proposed subdivision and as the subject trees had fallen within the high disturbance requirement areas relating to the lot grading, building footprint, and other construction related activities occurring within the limits of the property.

A total of **3 city tree, 29 off-site trees & 20 on-site trees** have been recommended for retention along with the retained trees having the requirement of erecting Tree Protection Barriers due to their close proximity towards the proposed construction working limits. Also, in order to ensure the retained trees and of their protection throughout the duration of the subdivision project, Trigger points have been identified on the Tree Management Plan requiring, Arborist supervision when working inside of their TPZ(s) during a few of the construction milestones.

Thank you for choosing Klimo & Associates Ltd. Any further questions can be forwarded to Francis Klimo at (604)358-5562 or by email at klimofrancis@gmail.com

Regards,



Francis Klimo

ISA Certified Arborist #PN-8149A

ISA Certified Tree Risk Assessor (TRAQ)

BC Wildlife Danger Tree Assessor #7193