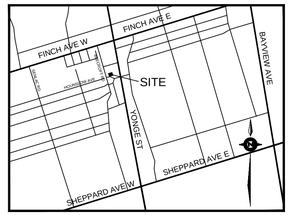
26-38 HOUNSLOW AVENUE

Toronto, Ontario

L-0.0	TITLE SHEET
L-1.0	CONCEPT SITE & LANDSCAPE PLAN
L-1.1	SOIL VOLUME PLAN
L-2.0	OUTDOOR AMENITY LANDSCAPE PLAN
L-3.0	GREEN ROOF PLAN
L-4.0	LANDSCAPE DETAILS
PUP-1.0	PUBLIC UTILITIES PLAN
TS-1.0	TREE PRESERVATION PLAN
TS-1.1	TREE PRESERVATION DETAILS



CONTEXT PLAN N.T.S.

(Rev.)	No.	Description	Date
	5.	Issued for ZBA	29.Sep.2023
	4.	Issued for Coordination	22.Sep.2023
	3.	Issued for Coordination	06.Sep.2023
	2.	Issued for Coordination	31.Aug.2023
△0	1.	Issued for Coordination	20.July.2023

ISSUANCE / REVISIONS:

MEPDESIGN
LANDSCAPE ARCHITECTS

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mepdesign.com

PROJECT NAME:

26-38 HOUNSLOW AVENUE

Toronto, Ontario

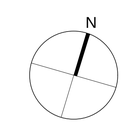
CLIENT:

HOUNSLOW HOLDINGS INC.

DRAWING TITLE:

TITLE PAGE

Project Bearing:



Professional Seal:

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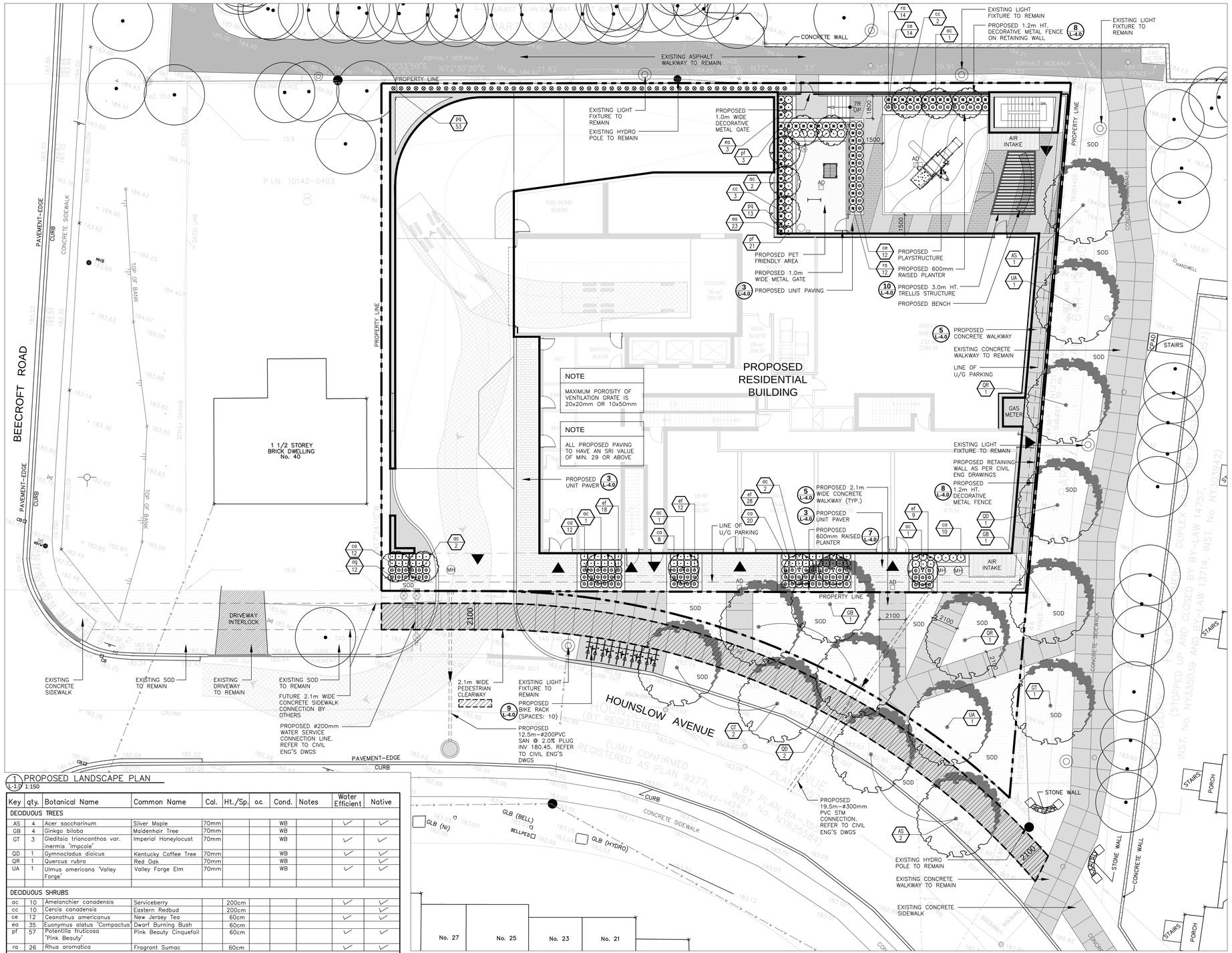
Dwg. Scale:	As Shown	Plot Scale:	1=1
Drawn By:	W.Y.	File Name:	.dwg
Checked By:	M.P.	Project Number:	23-611

Drawing Number: L-0.0

Sheet Number: 0 of 0



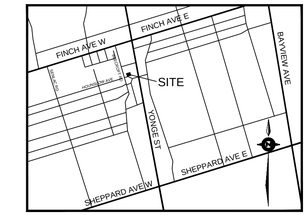
1 PROPOSED LANDSCAPE PLAN
L-1.0 1:150

Key	qty.	Botanical Name	Common Name	Cal.	Ht./Sp.	o.c.	Cond.	Notes	Water Efficient	Native
DECIDUOUS TREES										
AS	4	Acer saccharinum	Silver Maple	70mm			WB		✓	✓
GB	4	Ginkgo biloba	Maidenhair Tree	70mm			WB			
GT	3	Gleditsia triacanthos var. inermis 'Impcole'	Imperial Honeylocust	70mm			WB		✓	✓
QD	1	Gymnocladus dioicus	Kentucky Coffee Tree	70mm			WB		✓	✓
QR	1	Quercus rubra	Red Oak	70mm			WB		✓	✓
UA	1	Ulmus americana 'Valley Forge'	Valley Forge Elm	70mm			WB		✓	✓
DECIDUOUS SHRUBS										
ac	10	Amelanchier canadensis	Serviceberry		200cm				✓	✓
cc	10	Cercis canadensis	Eastern Redbud		200cm					✓
ce	12	Ceanothus americanus	New Jersey Tea		60cm				✓	✓
ea	35	Euonymus alatus 'Compactus'	Dwarf Burning Bush		60cm					
pf	57	Potentilla fruticosa 'Pink Beauty'	Pink Beauty Cinquefoil		60cm				✓	✓
ra	26	Rhus aromatica	Fragrant Sumac		60cm				✓	✓
CONIFEROUS SHRUBS										
bm	41	Buxus mic. var. insularis 'Green Mountain'	Boxwood Green Mountain		60cm					
ef	8	Euonymus fortunei 'coloratus'	Euonymus Coloratus		60cm					
GRASSES & VINES										
ag	15	Andropogon gerardii	Big Blue Stem				3 Gal.		✓	✓
ca	25	Calamagrostis x acutifolia	'Karl Foerster' Feather Reed Grass				3 Gal.		✓	
pq	75	Parthenocissus tricuspidata 'Veitchii'	Boston Ivy				2 Gal.		✓	

2 PLANT LIST
L-1.0

LEGEND

- EXISTING TREE TO REMAIN
- PROPOSED TREE PLANTING
- PROPOSED SHRUB PLANTING
- SOD PLANTING
- PROPOSED CONCRETE PAVING
- PROPOSED UNIT PAVING
- PROPERTY LINE



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LANDSCAPE ARCHITECTS

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studio@mepdesign.com

mepdesign.com

PROJECT NAME:

26-38 HOUNSLOW AVENUE

Toronto, Ontario

CLIENT:

HOUNSLOW HOLDINGS INC.

DRAWING TITLE:

CONCEPT SITE & LANDSCAPE PLAN

Project Bearing:

N

Professional Seal:

ONTARIO ASSOCIATION OF LANDSCAPE ARCHITECTS
MICHAEL E. PRESUTTI
OALA
MEMBER

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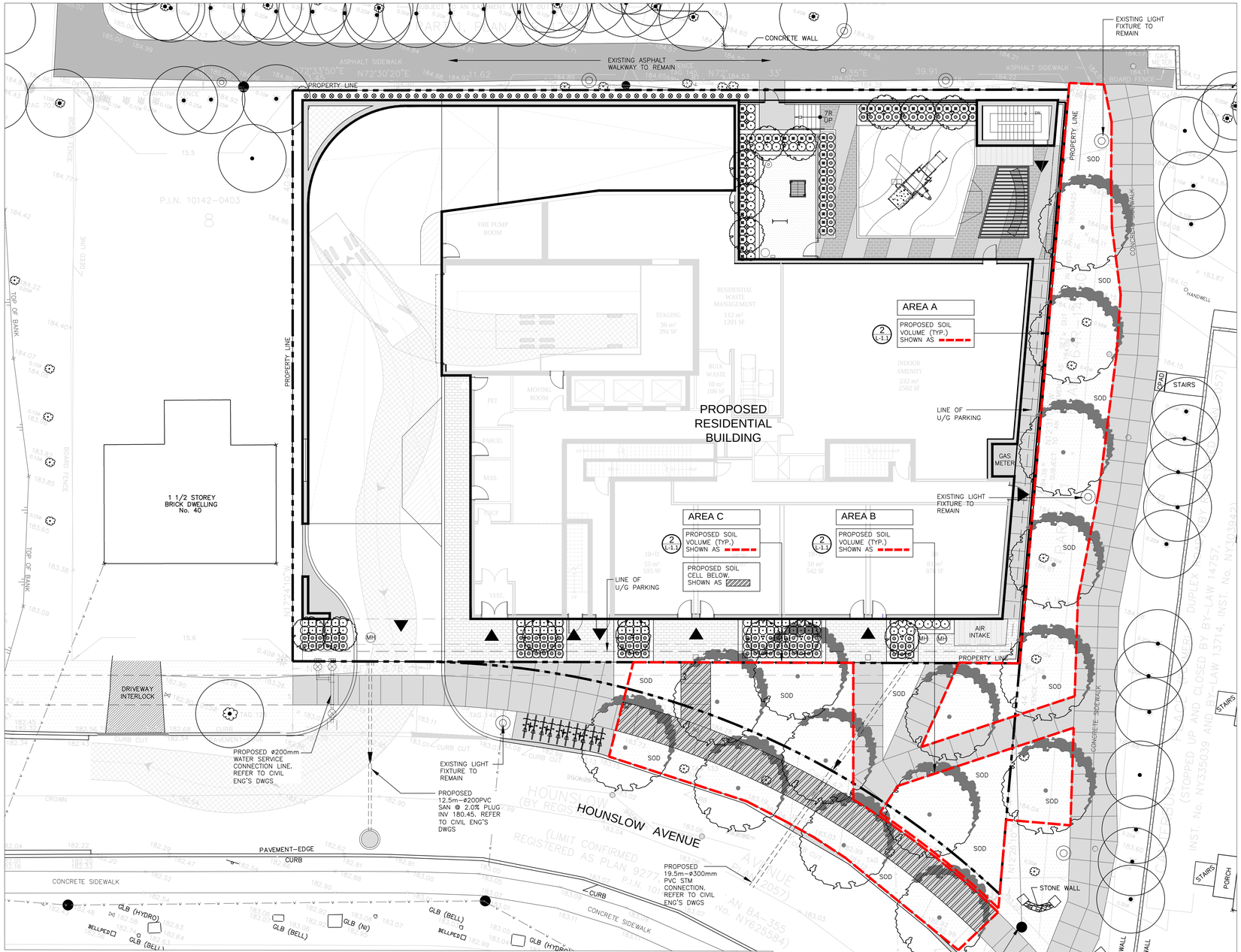
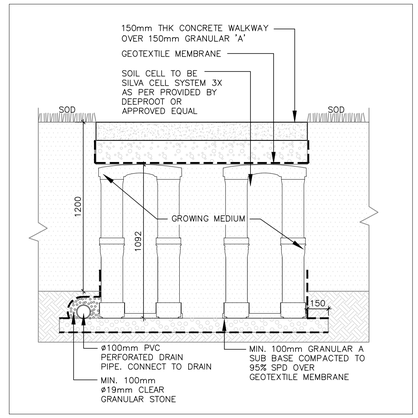
Dwg. Scale: As Shown
Plot Scale: 1=1
Drawn By: W.Y.
File Name: .dwg
Checked By: M.P.
Project Number: 23–611

Drawing Number: L–1.0

Sheet Number: 1 of 5



1 SOIL VOLUME PLAN
L-1.1 1:150



2 PROPOSED SOIL CELL AT AREA C
L-1.1 1:20

NOTE

THE DESIGN OF THE SIDEWALK, TOGETHER WITH THE UNDERLYING SOIL CELL SYSTEM AND SOILS ARE ABLE TO WITHSTAND VEHICULAR LOADING PURSUANT TO THE CURRENT VERSION OF THE CANADIAN HIGHWAY BRIDGE CODE

TORONTO

Toronto Green Standard Version 4.0
Soil Volume for Tree planting

	Location (City ROW, private property)	Soil Area (m^2)	Soil Depth (m^*)	Soil Volume (m^3)	Tree Quantity	Soil Volume per tree (m^3)	Irrigation provided (Yes/No)	Hard Surface or Soft Surface (Yes/No)	Soil Cells (Yes/No)
A	CITY	209.0	1.0	209.0	6	30	Yes	Soft Surface	No
B	CITY	82.0	1.2	98.4	2	30	Yes	Soft Surface	No
C	CITY	209.8	1.2	251.8	7	30	Yes	Soft Surface	Yes
TOTAL				559.2	15				

* Soil depth excludes drainage layer

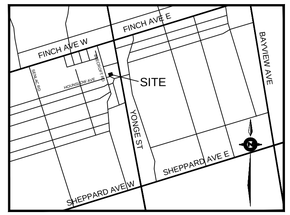
TREE PLANTING & SOIL VOLUME

	REQUIRED	PROPOSED	PROPOSED %
TOTAL SITE AREA (m^2)		2159.8	
TOTAL SOIL VOLUME (40% OF SITE AREA / 66 m^2 x 30 m^3)	392.6	559.2	142.4%
TOTAL NUMBER OF TREES PLANTED		15	

SOIL SPECIFICATIONS

MIN. OF 600mm SANDY LOAM SOIL COMPRISING OF 50–60% SAND, 20–40% SILT, 6–10% CLAY, 2–5% ORGANIC WITH pH OF 7.5 OR LESS.

THE SANDY LOAM SOIL MUST BE TOPPED WITH A MINIMUM OF 300mm OF MINIMUM 2 YEAR OLD WOODCHIP MULCH. THE FIRST LIFT OF MULCH MUST BE DUG-IN WITH THE SANDY LOAM SOIL.



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PROJECT NAME:

26-38 HOUNSLOW AVENUE

Toronto, Ontario

CLIENT:

HOUNSLOW HOLDINGS INC.

DRAWING TITLE:

SOIL VOLUME PLAN

Project Bearing:

N

Professional Seal:

ONTARIO ASSOCIATION OF LANDSCAPE ARCHITECTS
MICHAEL E. PRESUTTI
OALA
MEMBER

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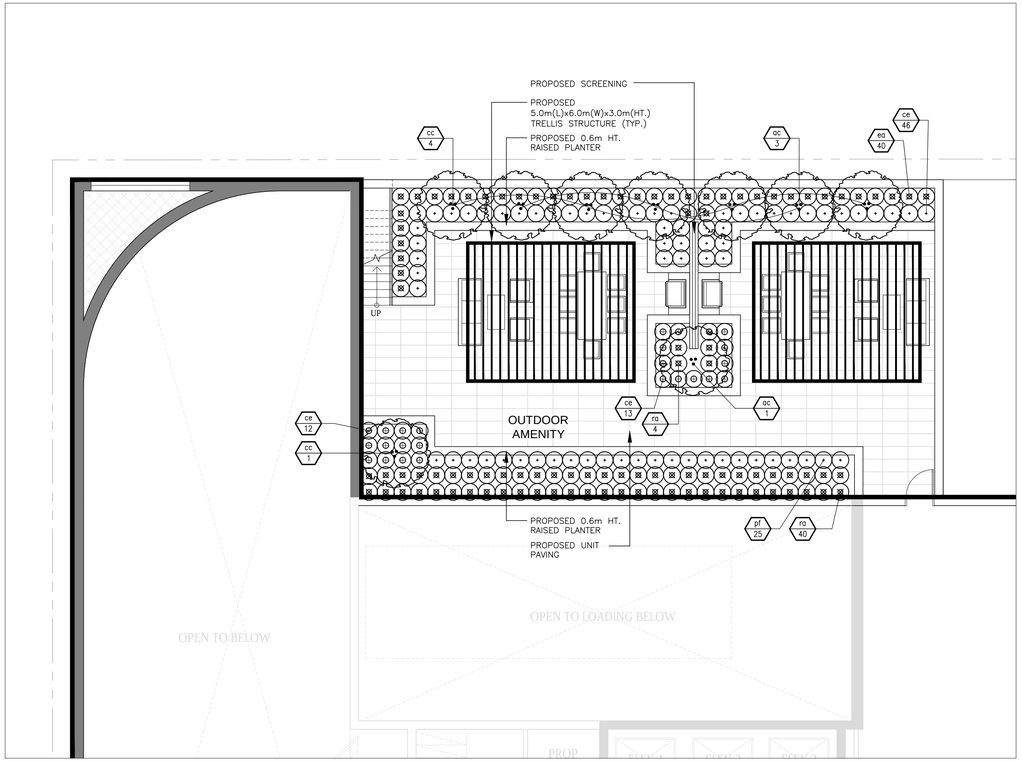
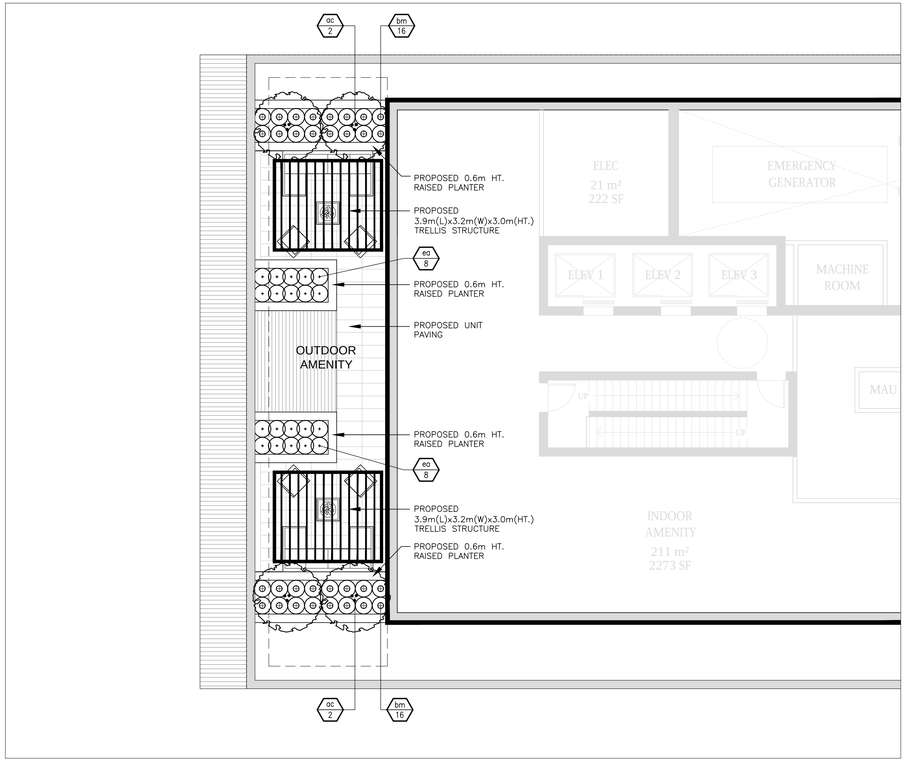
File Name: .dwg
Checked By: M.P.
Project Number: 23-611

Drawing Number: L-1.1

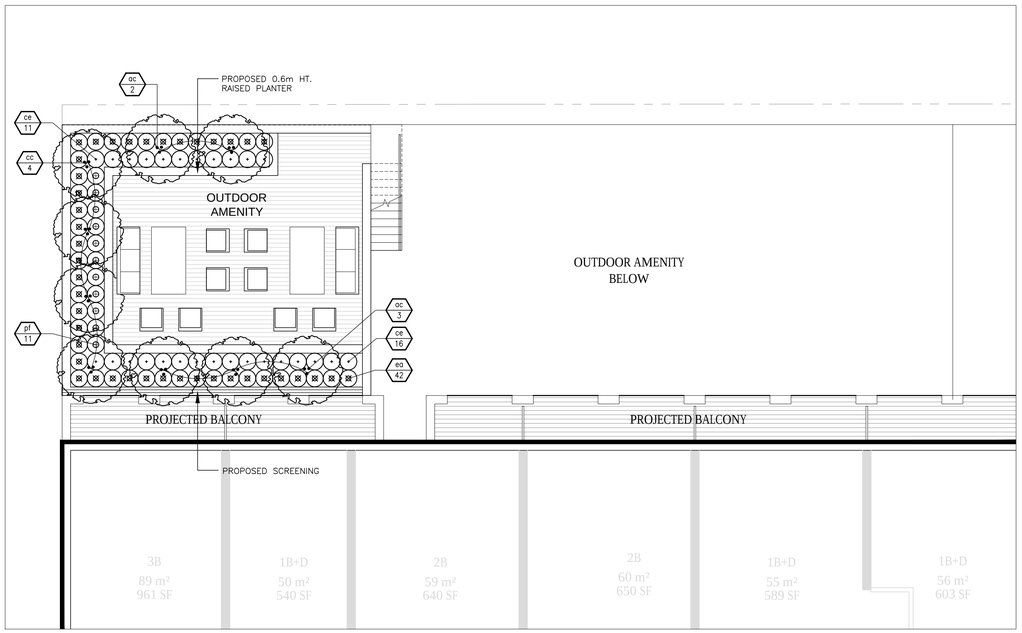
Sheet Number: 2 of 5



1 PROPOSED OUTDOOR AMENITY AT FLOOR LEVEL 2
L-2.0 1:100



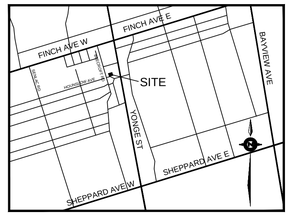
3 PROPOSED OUTDOOR AMENITY AT MECHANICAL FLOOR LEVEL
L-2.0 1:100



2 PROPOSED OUTDOOR AMENITY AT FLOOR LEVEL 3
L-2.0 1:100

Key	qty.	Botanical Name	Common Name	Cal.	Ht./Sp.	o.c.	Cond.	Notes	Water Efficient	Native
DECIDUOUS SHRUBS										
ac	13	Amelanchier canadensis	Serviceberry		200cm				✓	✓
cc	9	Cercis canadensis	Eastern Redbud		200cm					✓
ce	98	Ceanothus americanus	New Jersey Tea		60cm				✓	✓
eo	98	Euonymus alatus 'Compactus'	Dwarf Burning Bush		60cm					
pf	36	Potentilla fruticosa 'Pink Beauty'	Pink Beauty Cinquefoil		60cm				✓	✓
ro	44	Rhus aromatica	Fragrant Sumac		60cm				✓	✓
CONIFEROUS SHRUBS										
bm	32	Buxus mic. var. insularis 'Green Mountain'	Boxwood Green Mountain		60cm					

4 PLANT LIST
L-2.0



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PROJECT NAME:

26-38 HOUNSLOW AVENUE

Toronto, Ontario

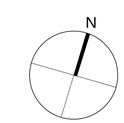
CLIENT:

HOUNSLOW HOLDINGS INC.

DRAWING TITLE:

OUTDOOR AMENITY LANDSCAPE PLAN
- LEVEL 2, 3 & MECHANICAL FLOOR LEVEL

Project Bearing:



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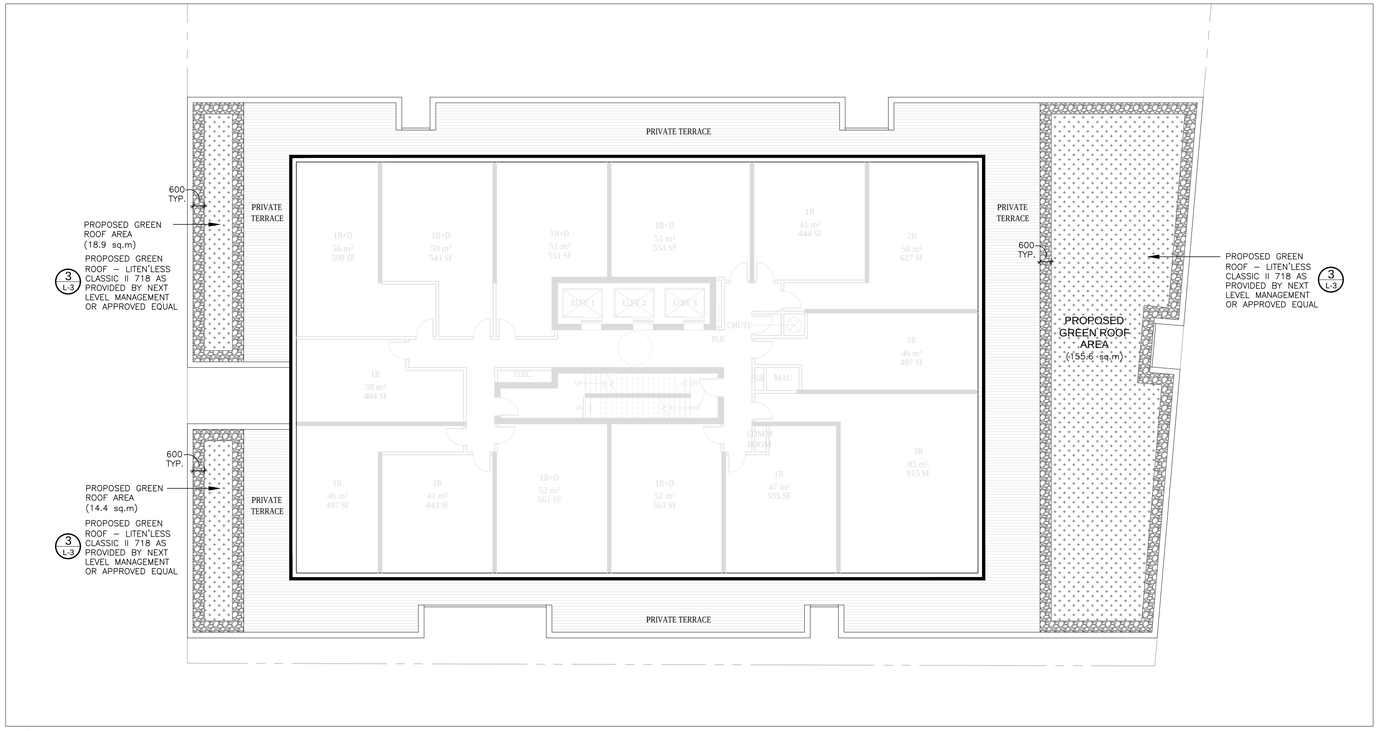
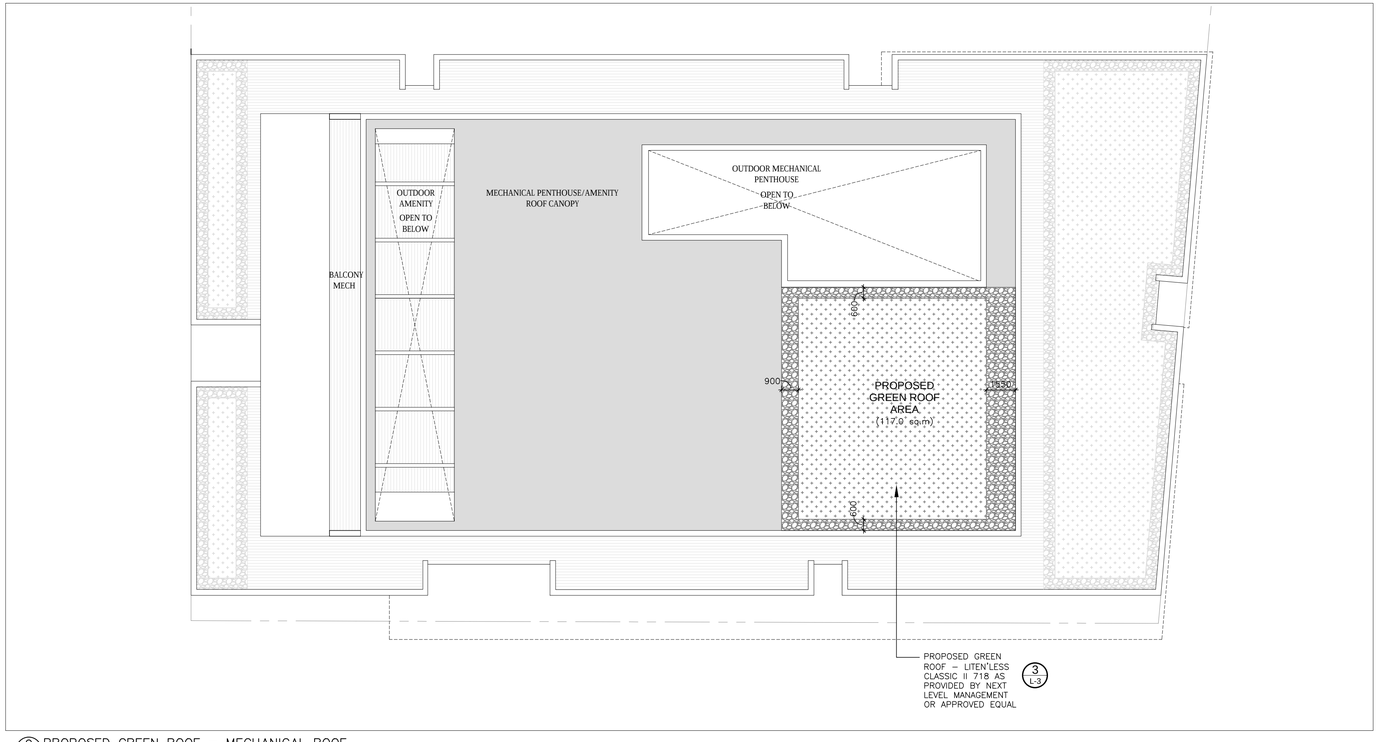
Checked By: M.P.
Project Number: 23-611

Drawing Number: L-2.0

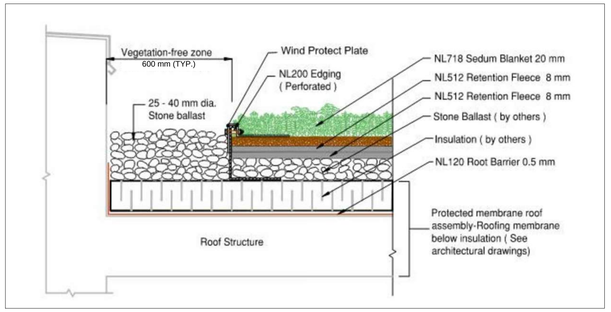
Sheet Number: 3 of 5



1 PROPOSED GREEN ROOF – 6th FLOOR
L-3.0 1:150

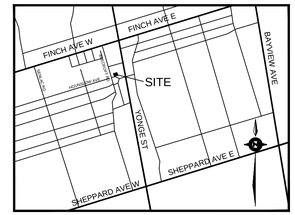


2 PROPOSED GREEN ROOF – MECHANICAL ROOF
L-3.0 1:150



3 L-3.0 LITEN'LESS CLASSIC II 718

GREEN ROOF COVERAGE	REQUIRED	PROPOSED
TOTAL AVAILABLE ROOF SPACE (SQ.M)		822.3
LEVEL 6 GREEN ROOF AREA		188.9
25% OF OUTDOOR AMENITY		105.3
ROOFTOP GREEN ROOF AREA		117.0
COVERAGE OF AVAILABLE ROOF SPACE (SQ.M)	411.2	411.2
COVERAGE OF AVAILABLE ROOF SPACE (%)	50.0%	50.0%



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PROJECT NAME:

26-38 HOUNSLOW AVENUE

Toronto, Ontario

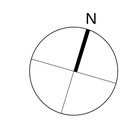
CLIENT:

HOUNSLOW HOLDINGS INC.

DRAWING TITLE:

GREEN ROOF PLAN
- 6th FLOOR & MECHANICAL ROOF

Project Bearing:



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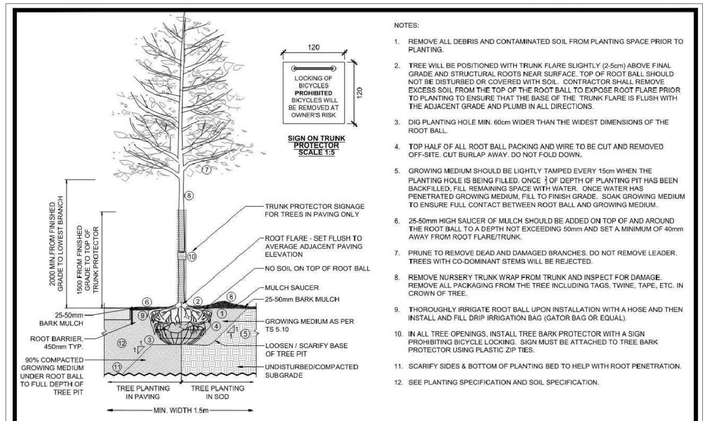
Project Number: 23-611

Drawing Number: L-3.0
Sheet Number: 4 of 5

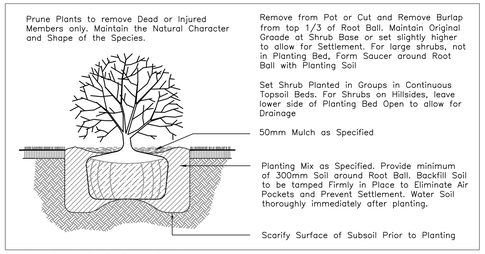


NOTES:

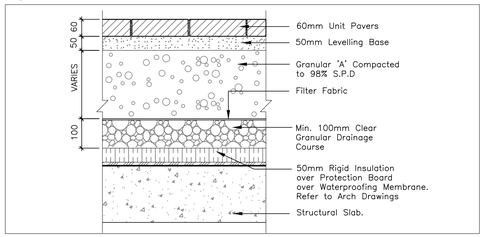
1. REMOVE ALL DEBRIS AND CONTAMINATED SOIL FROM PLANTING SPACE PRIOR TO PLANTING.
2. TREE WILL BE POSITIONED WITH TRUNK FLARE SLIGHTLY (2-5cm) ABOVE FINAL GRADE AND STRUCTURAL ROOTS NEAR SURFACE. TOP OF ROOT BALL SHOULD NOT BE DISTURBED OR COVERED WITH SOIL. CONTRACTOR SHALL REMOVE EXCESS SOIL FROM THE TOP OF THE ROOT BALL TO EXPOSE ROOT FLARE PRIOR TO PLANTING TO ENSURE THAT THE BASE OF THE TRUNK FLARE IS FLUSH WITH THE ADJACENT GRADE AND PLUMB IN ALL DIRECTIONS.
3. DIG PLANTING HOLE MIN. 60cm WIDER THAN THE WIDEST DIMENSIONS OF THE ROOT BALL.
4. TOP HALF OF ALL ROOT BALL PACKING AND WIRE TO BE CUT AND REMOVED OFF-SITE. CUT BURLAP AWAY. DO NOT FOLD DOWN.
5. GROWING MEDIUM SHOULD BE LIGHTLY TAMPED EVERY 15cm WHEN THE PLANTING HOLE IS BEING FILLED. ONCE ⅓ OF DEPTH OF PLANTING PIT HAS BEEN BACKFILLED, FILL REMAINING SPACE WITH WATER. ONCE WATER HAS PENETRATED GROWING MEDIUM, FILL TO FINISH GRADE. SOAK GROWING MEDIUM TO ENSURE FULL CONTACT BETWEEN ROOT BALL AND GROWING MEDIUM..
6. 25-50mm HIGH SAUCER OF MULCH SHOULD BE ADDED ON TOP OF AND AROUND THE ROOT BALL TO A DEPTH NOT EXCEEDING 50mm AND SET A MINIMUM OF 40mm AWAY FROM ROOT FLARE/TRUNK.
7. PRUNE TO REMOVE DEAD AND DAMAGED BRANCHES. DO NOT REMOVE LEADER. TREES WITH CO-DOMINANT STEMS WILL BE REJECTED.
8. REMOVE NURSERY TRUNK WRAP FROM TRUNK AND INSPECT FOR DAMAGE. REMOVE ALL PACKAGING FROM THE TREE INCLUDING TAGS, TWINE, TAPE, ETC. IN CROWN OF TREE.
9. THOROUGHLY IRRIGATE ROOT BALL UPON INSTALLATION WITH A HOSE AND THEN INSTALL AND FILL DRIP IRRIGATION BAG (GATOR BAG OR EQUAL).
10. IN ALL TREE OPENINGS, INSTALL TREE BARK PROTECTOR WITH A SIGN PROHIBITING BICYCLE LOCKING. SIGN MUST BE ATTACHED TO TREE BARK PROTECTOR USING PLASTIC ZIP TIES.
11. SCARIFY SIDES & BOTTOM OF PLANTING BED TO HELP WITH ROOT PENETRATION.
12. SEE PLANTING SPECIFICATION AND SOIL SPECIFICATION.

TORONTO	ENGINEERING & CONSTRUCTION SERVICES STANDARD DRAWING	REV 0	SEP 2021
	PLANTING DETAILS TREE PLANTING DETAILS	**T-850.026-1**	
		1:40	SHEET 1

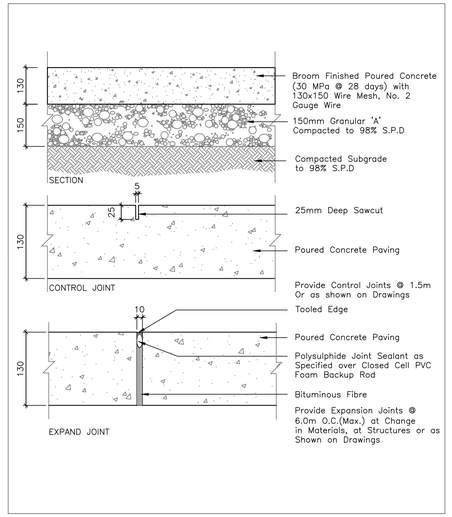
1 TYP. DECIDUOUS TREE PLANTING
L-4.0 NTS



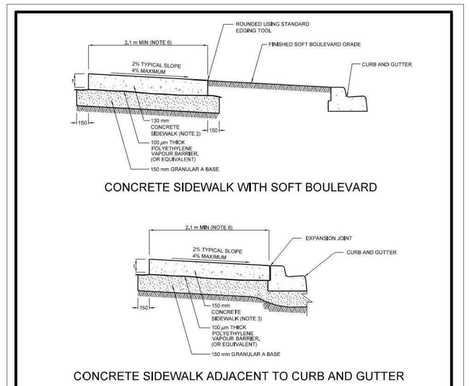
2 TYP. SHRUB PLANTING
L-4.0 NTS



3 TYP. UNIT PAVING ON SLAB
L-4.0 1:10



5 TYP. CONCRETE PAVING ON GRADE
L-4.0 1:10



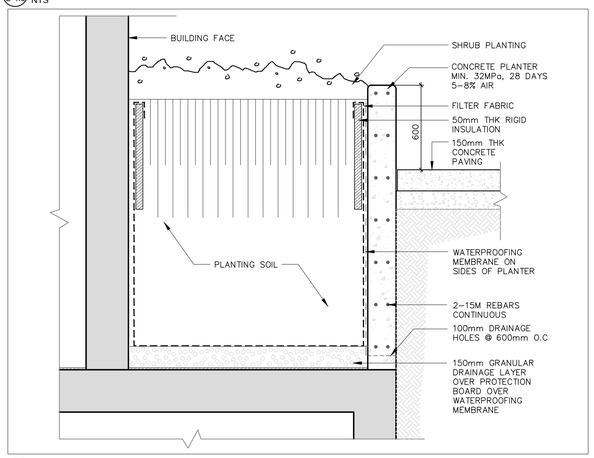
NOTES:

1. FOR CONCRETE SIDEWALK ABUTTING CURB OR CURB AND GUTTER REFER TO T-600.050-1 AND T-600.11-1.
2. SIDEWALK THICKNESS 130 mm EXCEPT ACROSS COMMERCIAL, INDUSTRIAL AND HIGH DENSITY RESIDENTIAL DRIVEWAY WHERE THICKNESS SHALL BE 180 mm.
3. SIDEWALK THICKNESS 150 mm EXCEPT ACROSS COMMERCIAL, INDUSTRIAL AND HIGH DENSITY RESIDENTIAL DRIVEWAY WHERE THICKNESS SHALL BE 180 mm.
4. t = THICKNESS OF SIDEWALK.
5. JOINTS SHALL BE ACCORDING TO T-310.010-1.
6. ON LOCAL ROADS, THE MINIMUM SIDEWALK WIDTH CAN BE REDUCED TO 1.8 m, EXCEPT FOR NEW DEVELOPMENTS, WHICH MUST ADHERE TO THE TORONTO GREEN STANDARDS AND DPS.

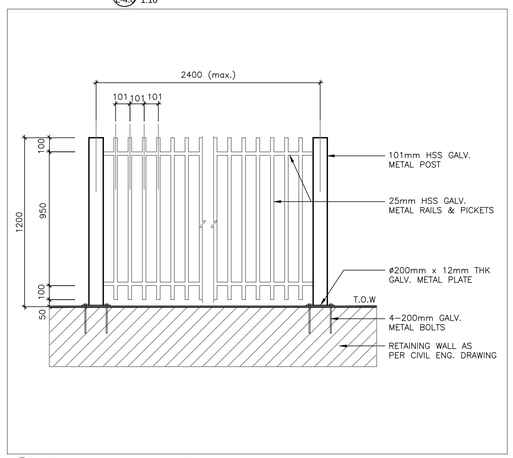
All dimensions are in millimetres unless otherwise shown.

TORONTO	ENGINEERING & CONSTRUCTION SERVICES STANDARD DRAWING	REV 4	SEP 2017
	CONCRETE SIDEWALK WITH SOFT BOULEVARD OR CONCRETE SIDEWALK ADJACENT TO CURB	**T-310.010-2**	
		NTS	SHEET 1

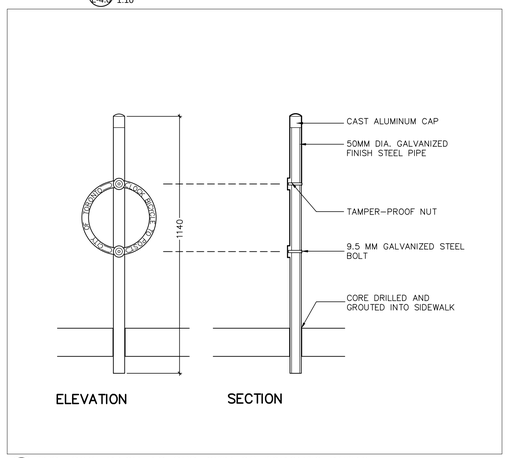
6 TYP. CONCRETE SIDEWALK
L-4.0 NTS



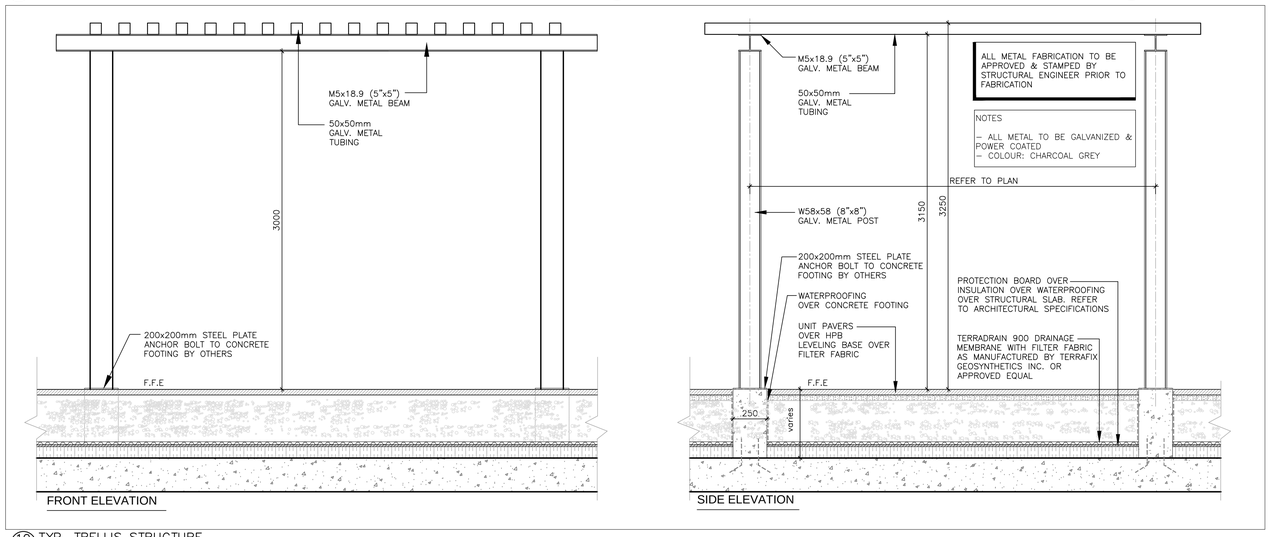
7 TYP. 0.6M HT RAISED PLANTER
L-4.0 1:20



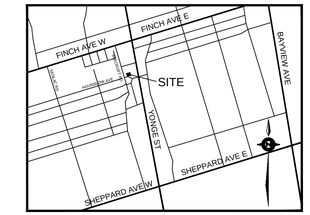
8 1.2m HT. METAL FENCE
L-4.0 NTS



9 TYP. BIKE RACK AS PER CITY OF TORONTO DETAIL
L-4.0 NTS



10 TYP. TRELLIS STRUCTURE
L-4.0 NTS



CONTEXT PLAN N.T.S.

(Rev.)	No.	Description	Date
	5.	Issued for ZBA	29.Sep.2023
	4.	Issued for Coordination	22.Sep.2023
	3.	Issued for Coordination	06.Sep.2023
	2.	Issued for Coordination	31.Aug.2023
△0	1.	Issued for Coordination	20.July.2023

ISSUANCE / REVISIONS:

MEPDESIGN LANDSCAPE ARCHITECTS
1060 Sheppard Ave. West - Suite 100
Toronto, Canada M3J 0G7
+1 416.781.9205
studio@mepdesign.com
mepdesign.com

PROJECT NAME:

26-38 HOUNSLOW AVENUE

Toronto, Ontario

CLIENT:

HOUNSLOW HOLDINGS INC.

DRAWING TITLE:

LANDSCAPE DETAILS

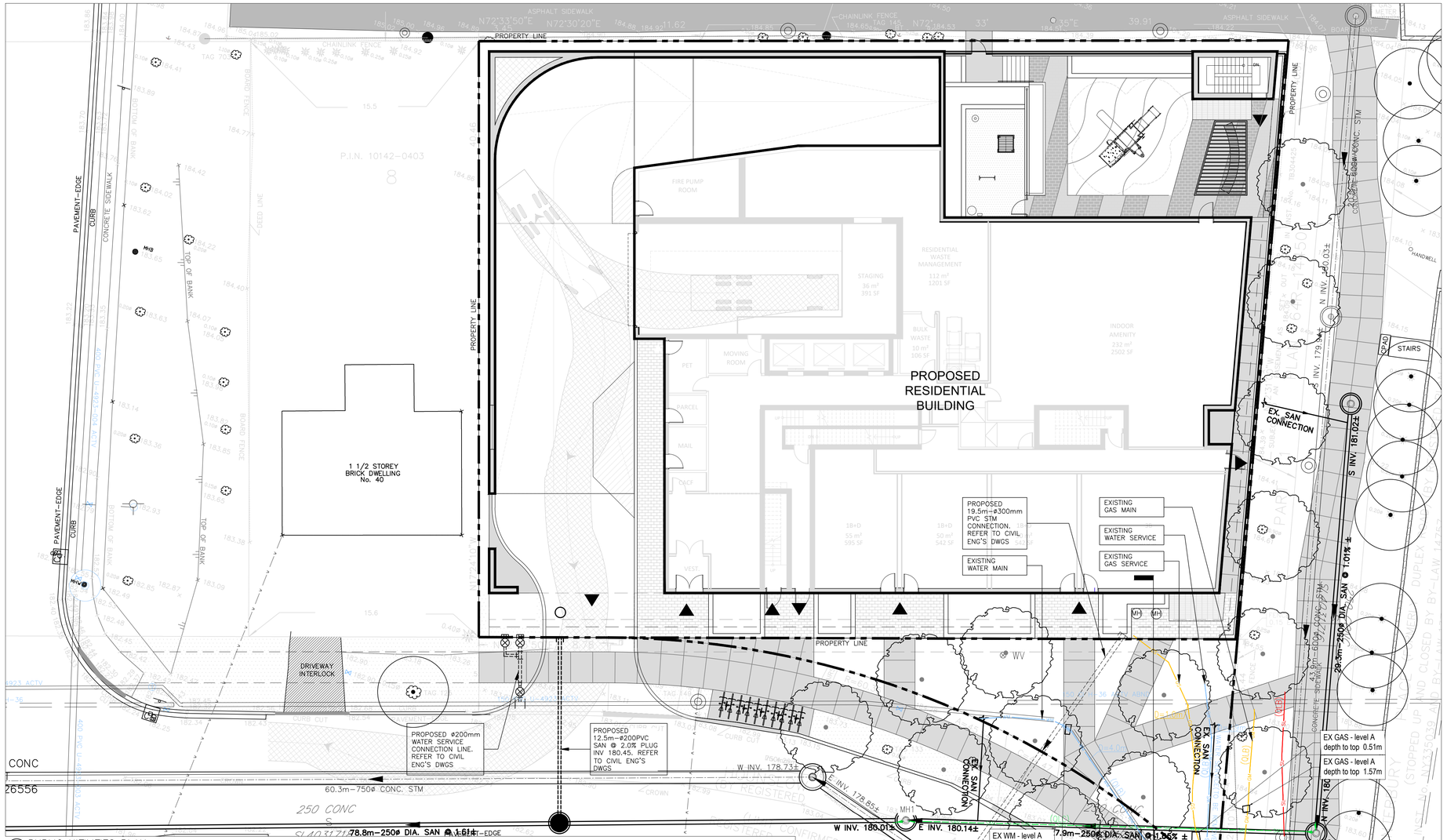
Project Bearing: N

Professional Seal: ONTARIO ASSOCIATION OF LANDSCAPE ARCHITECTS MICHAEL E. PRESUTTI OALA MEMBER

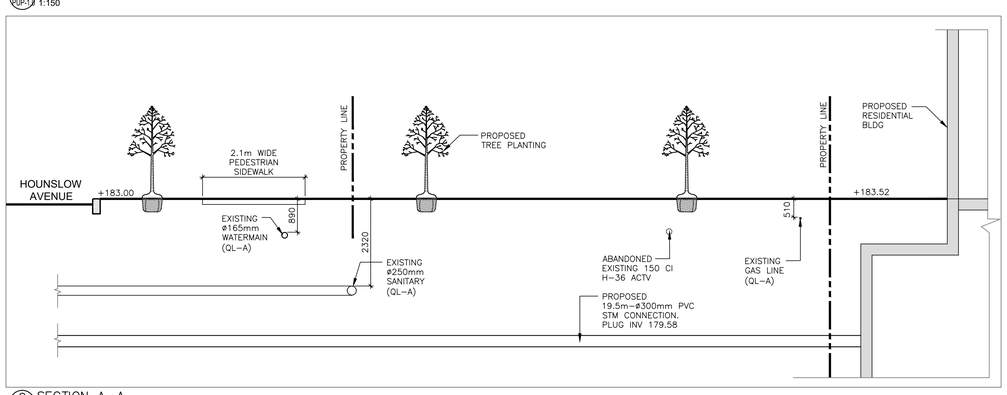
This drawing shall not be used for construction purposes unless the seal appearing hereon is signed and dated by the Landscape Architect.

Dwg. Scale: As Shown Plot Scale: 1=1
Drawn By: W.Y. File Name: .dwg
Checked By: M.P. Project Number: 23-611

Drawing Number: L-4.0 Sheet Number: 5 of 5



1 PUBLIC UITILITIES PLAN
PUP-1.0 1:150



2 SECTION A–A
PUP-1.0 1:75

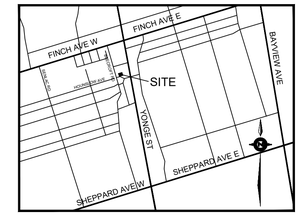
NOTE:

PLEASE NOTE THAT THE SITE SERVICING PLAN HAS BEEN PREPARED BY WSP AND SUBMITTED FOR ZBA. THE DESIGN AND COORDINATION OF SERVICING AND UTILITY WORKS HAS BEEN COORDINATED WITH MECHANICAL, ARCHITECTURAL, LANDSCAPE AND CIVIL CONSULTANTS.

PUBLIC UTILITIES PLAN AND SECTIONS AS PER CITY OF TORONTO DIGITAL MAPS OWNERS GROUP (DMOG) AND ALL UNDERGROUND UTILITY LOCATES WITHIN THE STREETSCAPE HAS BEEN SITE VERIFIED BY 'TELECON' IN THE FORMAL SUBSURFACE UTILITY INVESTIGATION REPORT (LEVEL A) DATED SEPTEMBER 18TH, 2023.

LEGEND

- EXISTING TREE TO REMAIN
- PROPOSED TREE PLANTING
- PROPOSED SHRUB PLANTING
- SOD PLANTING
- PROPOSED CONCRETE PAVING
- PROPOSED UNIT PAVING
- PROPERTY LINE



CONTEXT PLAN N.T.S.

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ISSUANCE / REVISIONS:

MEPDESIGN LANDSCAPE ARCHITECTS

1060 Sheppard Ave. West - Suite 100
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+1 416.781.9205
studio@mepdesign.com

mepdesign.com

PROJECT NAME:

26-38 HOUNSLOW AVENUE

Toronto, Ontario

CLIENT:

HOUNSLOW HOLDINGS INC.

DRAWING TITLE:

PUBLIC UTILITIES PLAN

Project Bearing:

N

Professional Seal:

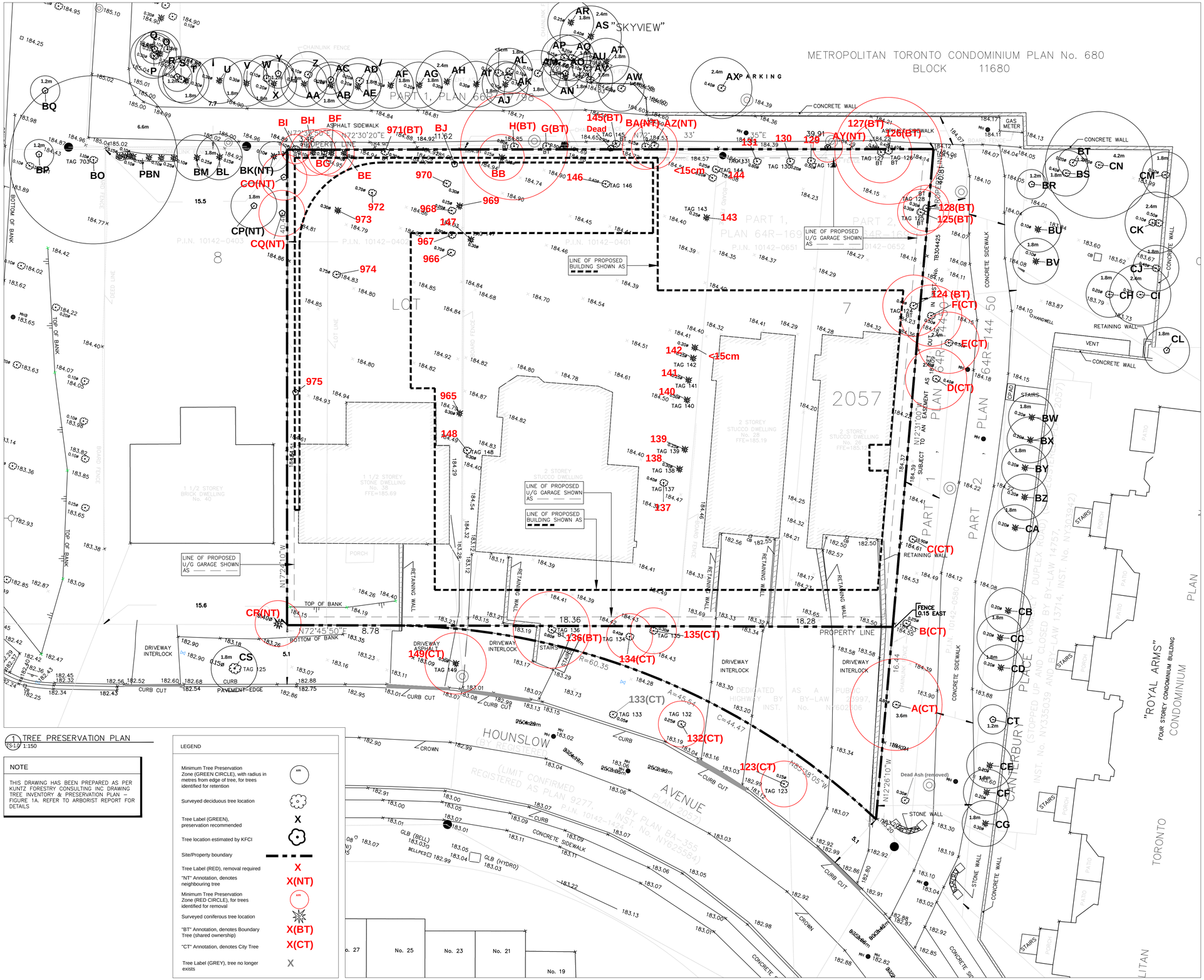
ONTARIO ASSOCIATION OF LANDSCAPE ARCHITECTS
MICHAEL E. PRESOTTI
OALA MEMBER

This drawing shall not be used for construction purposes unless the seal appearing hereon is signed and dated by the Landscape Architect.

Dwg. Scale: As Shown
Plot Scale: 1=1
Drawn By: W.Y.
File Name: .dwg
Checked By: M.P.
Project Number: 23–611

Drawing Number: PUP–1.0

Sheet Number: 1 of 1



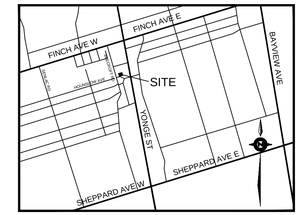
1 TREE PRESERVATION PLAN
TS-1.0 1:150

NOTE

THIS DRAWING HAS BEEN PREPARED AS PER KUNTZ FORESTRY CONSULTING INC DRAWING TREE INVENTORY & PRESERVATION PLAN – FIGURE 1A. REFER TO ARBORIST REPORT FOR DETAILS

LEGEND

Minimum Tree Preservation Zone (GREEN CIRCLE), with radius in metres from edge of tree, for trees identified for retention	xm
Surveyed deciduous tree location	
Tree Label (GREEN), preservation recommended	X
Tree location estimated by KFCI	
Site/Property boundary	
Tree Label (RED), removal required	X
"NT" Annotation, denotes neighbouring tree	X(NT)
Minimum Tree Preservation Zone (RED CIRCLE), for trees identified for removal	xm
Surveyed coniferous tree location	
"BT" Annotation, denotes Boundary Tree (shared ownership)	X(BT)
"CT" Annotation, denotes City Tree	X(CT)
Tree Label (GREY), tree no longer exists	X



CONTEXT PLAN N.T.S.

(Rev.)	No.	Description	Date
	5.	Issued for ZBA	29.Sep.2023
	4.	Issued for Coordination	22.Sep.2023
	3.	Issued for Coordination	06.Sep.2023
	2.	Issued for Coordination	31.Aug.2023
0	1.	Issued for Coordination	20.July.2023

ISSUANCE / REVISIONS:

MEPDESIGN
LANDSCAPE ARCHITECTS

1060 Sheppard Ave. West - Suite 100
Toronto, Canada M3J 0G7
+1 416.781.9205
studio@mepdesign.com

mepdesign.com

PROJECT NAME:

26-38 HOUNSLOW AVENUE

Toronto, Ontario

CLIENT:

HOUNSLOW HOLDINGS INC.

DRAWING TITLE:

TREE PRESERVATION PLAN

Project Bearing:

N

Professional Seal:

ONTARIO ASSOCIATION OF LANDSCAPE ARCHITECTS
MICHAEL E. PRESUTTI
OALA
MEMBER

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Dwg. Scale:	As Shown	Plot Scale:	1=1
Drawn By:	W.Y.	File Name:	.dwg
Checked By:	M.P.	Project Number:	23-611

Drawing Number: TS-1.0

Sheet Number: 1 of 2

Hounslow Holdings Inc. 29 Nov. 2016, revised 26 September 2023
Tree Inventory and Preservation Plan Report, 26-38 Hounslow Avenue, Toronto, ON

Table 1b. Tree Inventory – By-law Protected Trees to be Removed or Injured

Location: 26-38 Hounslow Ave Date: 29 Sept 2016, 6 and 30 June 2017, 1 November 2019, 6 October 2020 Surveyors: CB

Tree #	Common Name	Scientific Name	DBH	TI	CS	CV	CDB	Cat.	Ownership	Comments	Action
123	Honey Locust (shademaster)	*Gleditsia triacanthos inermis*	21	G	G	G		5	City	Coppice growth (L)	Remove*
124	Manitoba Maple	*Acer negundo*	34.5	P-F	P-F	F		1/3	BT (O/C)	Bowed (H) northeast, epicormic branching (M), stem wound (M)	Remove*
125	Manitoba Maple	*Acer negundo*	21	F	F	F		/3	BT (O/C)	Bowed (M) east, poor form (L), included fence (M)	Remove*
126	Manitoba Maple	*Acer negundo*	~21, 67	P-F	F	F		1/2	BT (O/N)	Union at 1 and 1.4m, bowed (M) north, stem wound (M), fused with 127, 21cm stem pruned, cavities (L) with rot, epicormic branching (M)	Remove*
127	White Elm	*Ulmus americana*	~34	F	F	F		1/2	BT (O/N)	Fused with 126, bowed (L) over subject property	Remove*
128	Mountain Ash	*Sorbus spp.*	~16	F	F	P-F	30	/3	BT (O/C)	Growing through fence	Remove*
129	Freeman Maple	*Acer x freemanii*	54	P	F	F		1	Owner	Hollow, likely from old failed stem, bowed (M) over neighbouring property, hazard -> **Remove**	Remove (condition)
131	Freeman Maple	*Acer x freemanii*	79.5	F	F	F	15	1	Owner	Growth deficit (M), union at 3m with possible cavity, seam (M), cavity (M), deadwood (L), one lost leader => REMOVE DEADWOOD	Remove
132	Sugar Maple	*Acer saccharum*	28	G	G	G		5	City		Remove*
134	Magnolia species	*Magnolia sp.*	9.5-18.5	F	F	F		5	City	Union at base with 5 stems	Remove*
135	Mountain Ash	*Sorbus spp.*	22	F	P	F		5	City	Lean (M), lost leader, epicormic branching (H)	Remove*
136	Crabapple species	*Malus sp.*	24, 25, 16	F	F	F		1/5	BT (O/C)	Cavity (M) near base, union at 0.5m, poor form (L), epicormic branching (L)	Remove*
137	Cherry species	*Prunus sp.*	45.5	F	F-G	F-G		1	Owner	Union at 1.7m, poor form (L), bleeding burls	Remove
145	Honey Locust	*Gleditsia triacanthos*	~67	P-F	F-G	F-G		1/2	BT (O/N)	Lean (L), pruning wounds (L), growth deficit at base with dry rot and fruiting bodies	Remove* (condition)
146	English Walnut	*Juglans regia*	36	F-G	F-G	G		1	Owner	Lean (L), bowed (L)	Remove
149	Eastern Red Cedar (Juniper)	*Juniperus virginiana*	35.5	G	G	G		5	City	Restricted root zone	Remove*
A	Freeman Maple	*Acer x freemanii*	53.5	P-F	F	F		3	City	2 stems pruned near base with rot, poor form (L), hanger in crown, pruning wounds (M), evidence of root rot	Remove
B	Apple species	*Malus sp.*	17.5, 13	P	F	P-F		3	City	Stem wound (M) at base, pruning wounds (M), epicormic branching (M), union at 0.2m, hazard => REMOVE	Remove* (condition)
C	White Elm	*Ulmus americana*	~35, 62	D	D	D		3	City	Previously tagged by others as 1209, v-union at 1m, epicormic branching (L) - DEAD	Remove* (condition)
D	Manitoba Maple	*Acer negundo*	35	F	F-G	F		3	City	Lean (M) away from subject property, epicormic branching (L)	Remove
F	Manitoba Maple	*Acer negundo*	36	F	F	F		3	City	Lean (M) northeast, poor form (L), epicormic branching (L)	Remove*
G	White Elm	*Ulmus americana*	~48	D	D	D	20	1/2	BT (O/N)	Included fence (H) - DEAD	Remove* (condition)
H	Honey Locust (shademaster)	*Gleditsia triacanthos inermis*	~66	F	F-G	F-G		1/2	BT (O/N)	Included fence (L), v-union at 4m, pruning wounds (L), deadwood (L), asymmetrical crown (L)	Remove*
967	White Elm	*Ulmus americana*	55.5	F-G	F	F-G		1	Owner	Asymmetrical crown (M)	Remove
972	Silver Maple	*Acer saccharinum*	57.5	F	F-G	F-G		1	Owner	Union at 2m, bowed crown (L)	Remove
974	Norway Maple	*Acer platanoides*	65	F-G	F-G	F-G		1	Owner	V-union at 1.6m, lean (L), potential girdling root, tar spot, deadwood (L)	Remove

Codes		
DBH	Diameter at Breast Height	(cm)
TI	Trunk Integrity	(G, F, P)
CS	Crown Structure	(G, F, P)
CV	Crown Vigor	(G, F, P)
CDB	Crown Die Back	(%)
Cat.	City of Toronto	1-5**
Ownership: BT* = Boundary Tree; (O/C) = Owner/City; (O/N) = Owner/Neighbour		
~ = estimate; (VL) = very light; (L) = light; (M) = moderate; (H) = heavy, G = Good, F = Fair, P = Poor, D = Dead		

Minimum Tree Protection Zones	
Trunk Diameter (DBH)	Minimum Tree Protection Zones
<10cm	1.2m
10-29cm	1.8m
30-40cm	2.4m
41-50cm	3.0m
51-60cm	3.6m
61-70cm	4.2m
71-80cm	4.8m
81-90cm	5.4m
91-100cm	6.0m

*Some multi-stemmed trees have been assigned a larger minimum tree protection zone

-Trees were identified as Boundary Trees (BT) in conjunction with KFCI staff and and OLS surveyors if part of their stem crossed the property boundary between the root flare and the lowest branches of the tree.
-City of Toronto Tree By-law Categories are summarized as follows:
Category 1: Trees greater than 30cm DBH located on the subject property
Category 2: Trees greater than 30cm DBH located on private neighbouring properties within 6m of the subject site
Category 3: Trees of all diameters located within City parkland within 6m of the subject site
Category 4: Trees of all diameters located within Ravine and Natural Feature Protection By-law Lands within 10m of the subject site
Category 5: Trees of all diameters located within the City road allowance within 6m of the subject site
Permission of adjacent landowner (City or Neighbour) required prior to tree removal.

Hounslow Holdings Inc. 29 Nov. 2016, revised 26 September 2023
Tree Inventory and Preservation Plan Report, 26-38 Hounslow Avenue, Toronto, ON

Table 1a. Tree Inventory – All Trees

Location: 26-38 Hounslow Ave Date: 29 Sept 2016, 6 and 30 June 2017, 1 November 2019, 6 October 2020 Surveyors: CB

Tree #	Common Name	Scientific Name	DBH	TI	CS	CV	CDB	Cat.	Ownership	Comments	Action
123	Honey Locust (shademaster)	*Gleditsia triacanthos inermis*	21	G	G	G		5	City	Coppice growth (L)	Remove*
124	Manitoba Maple	*Acer negundo*	34.5	P-F	P-F	F		1/3	BT (O/C)	Bowed (H) northeast, epicormic branching (M), stem wound (M)	Remove*
125	Manitoba Maple	*Acer negundo*	21	F	F	F		/3	BT (O/C)	Bowed (M) east, poor form (L), included fence (M)	Remove*
126	Manitoba Maple	*Acer negundo*	~21, 67	P-F	F	F		1/2	BT (O/N)	Union at 1 and 1.4m, bowed (M) north, stem wound (M), fused with 127, 21cm stem pruned, cavities (L) with rot, epicormic branching (M)	Remove*
127	White Elm	*Ulmus americana*	~34	F	F	F		1/2	BT (O/N)	Fused with 126, bowed (L) over subject property	Remove*
128	Mountain Ash	*Sorbus spp.*	~16	F	F	P-F	30	/3	BT (O/C)	Growing through fence	Remove*
129	Freeman Maple	*Acer x freemanii*	54	P	F	F		1	Owner	Hollow, likely from old failed stem, bowed (M) over neighbouring property, hazard -> **Remove**	Remove (condition)
130	Cherry species	*Prunus sp.*	18	G	G	G			Owner		Remove
131	Freeman Maple	*Acer x freemanii*	79.5	F	F	F	15	1	Owner	Growth deficit (M), union at 3m with possible cavity, seam (M), cavity (M), deadwood (L), one lost leader => REMOVE DEADWOOD	Remove
132	Sugar Maple	*Acer saccharum*	28	G	G	G		5	City		Remove*
~~133~~	~~Manitoba Maple~~	~~*Acer negundo*~~	~~~6, 4~~	~~G~~	~~G~~	~~G~~		~~5~~	~~City~~	~~Union at base~~	Tree no longer exists
134	Magnolia species	*Magnolia sp.*	9.5-18.5	F	F	F		5	City	Union at base with 5 stems	Remove*
135	Mountain Ash	*Sorbus spp.*	22	F	P	F		5	City	Lean (M), lost leader, epicormic branching (H)	Remove*
136	Crabapple species	*Malus sp.*	24, 25, 16	F	F	F		1/5	BT (O/C)	Cavity (M) near base, union at 0.5m, poor form (L), epicormic branching (L)	Remove*
137	Cherry species	*Prunus sp.*	45.5	F	F-G	F-G		1	Owner	Union at 1.7m, poor form (L), bleeding burls	Remove
138	Eastern White Cedar	*Thuja occidentalis*	26	F-G	G	G			Owner	V-union at 2m	Remove
139	White Spruce	*Picea glauca*	24	G	G	F	10		Owner		Remove
140	Eastern White Cedar	*Thuja occidentalis*	20, 28, 26.5	F	F-G	F-G			Owner	Union at 0.6m with stem wound (M) with cavity (M)	Remove
141	Eastern White Cedar	*Thuja occidentalis*	25.5	F-G	G	G			Owner	V-union at 2m	Remove
142	Eastern White Cedar	*Thuja occidentalis*	21.5	G	G	G			Owner	Lean (L)	Remove
143	Scots Pine	*Pinus sylvestris*	22	G	F-G	G			Owner	Asymmetrical crown (L)	Remove
144	White Elm	*Ulmus americana*	~25	F	F	F			Owner	Girdled by wire, bowed (L)	Remove
145	Honey Locust	*Gleditsia triacanthos*	~67	P-F	F-G	F-G		1/2	BT (O/N)	Lean (L), pruning wounds (L), growth deficit at base with dry rot and fruiting bodies	Remove* (condition)
146	English Walnut	*Juglans regia*	36	F-G	F-G	G		1	Owner	Lean (L), bowed (L)	Remove
147	Eastern White Cedar	*Thuja occidentalis*	26.5	G	F-G	G			Owner	Asymmetrical crown (M)	Remove
148	White Elm	*Ulmus americana*	28.5	F-G	F-G	F-G			Owner	Asymmetrical crown (L), poor form (L)	Remove
149	Eastern Red Cedar (Juniper)	*Juniperus virginiana*	35.5	G	G	G		5	City	Restricted root zone	Remove*
A	Freeman Maple	*Acer x freemanii*	53.5	P-F	F	F		3	City	2 stems pruned near base with rot, poor form (L), hanger in crown, pruning wounds (M), evidence of root rot	Tree no longer exists
B	Apple species	*Malus sp.*	17.5, 13	P	F	P-F		3	City	Stem wound (M) at base, pruning wounds (M), epicormic branching (M), union at 0.2m, hazard => REMOVE	Remove* (condition)
C	White Elm	*Ulmus americana*	~35, 62	D	D	D		3	City	Previously tagged by others as 1209, v-union at 1m, epicormic branching (L) - DEAD	Tree no longer exists
D	Manitoba Maple	*Acer negundo*	35	F	F-G	F		3	City	Lean (M) away from subject property, epicormic branching (L)	Remove
E	Manitoba Maple	*Acer negundo*	35, 15.5	F	F	F		3	City	Union at base, lean (M) away from subject property, poor form (L), pruning wounds (L), epicormic branching (L)	Remove
F	Manitoba Maple	*Acer negundo*	36	F	F	F		3	City	Lean (M) northeast, poor form (L), epicormic branching (L)	Remove*
G	White Elm	*Ulmus americana*	~48	D	D	D	20	1/2	BT (O/N)	Included fence (H) - DEAD	Remove* (condition)

Codes		
DBH	Diameter at Breast Height	(cm)
TI	Trunk Integrity	(G, F, P)
CS	Crown Structure	(G, F, P)
CV	Crown Vigor	(G, F, P)
CDB	Crown Die Back	(%)
Cat.	City of Toronto	1-5**
Ownership: BT* = Boundary Tree; (O/C) = Owner/City; (O/N) = Owner/Neighbour		
~ = estimate; (VL) = very light; (L) = light; (M) = moderate; (H) = heavy, G = Good, F = Fair, P = Poor, D = Dead		

Minimum Tree Protection Zones	
Trunk Diameter (DBH)	Minimum Tree Protection Zones
<10cm	1.2m
10-29cm	1.8m
30-40cm	2.4m
41-50cm	3.0m
51-60cm	3.6m
61-70cm	4.2m
71-80cm	4.8m
81-90cm	5.4m
91-100cm	6.0m

*Some multi-stemmed trees have been assigned a larger minimum tree protection zone

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Permission of adjacent landowner (City or Neighbour) required prior to tree removal.

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Tree Inventory and Preservation Plan Report, 26-38 Hounslow Avenue, Toronto, ON

Tree #	Common Name	Scientific Name	DBH	TI	CS	CV	CDB	Cat.	Ownership	Comments	Action
H	Honey Locust (shademaster)	*Gleditsia triacanthos inermis*	~66	F	F-G	F-G		1/2	BT (O/N)	Included fence (L), v-union at 4m, pruning wounds (L), deadwood (L), asymmetrical crown (L)	Remove*
O	Austrian Pine	*Pinus nigra*	17.5	F-G	F	F			Neighbour	Crook (M), previously tagged by others as 128, sweep (L)	Retain
P	Manitoba Maple	*Acer negundo*	15, ~13, 14	F	F	F			Neighbour	Bowed (M) west	Retain
Q	Manitoba Maple	*Acer negundo*	8	F	P-F	F			Neighbour	Bowed (H) north	Retain
R	Manitoba Maple	*Acer negundo*	6	F	P-F	F			Neighbour	Bowed (M) northwest	Retain
S	White Elm	*Ulmus americana*	10	F-G	F-G	F-G			Neighbour	Asymmetrical crown (L)	Retain
T	Austrian Pine	*Pinus nigra*	18	F-G	F-G	F-G			Neighbour	Bowed (M) north	Retain
U	Austrian Pine	*Pinus nigra*	23.5	G	G	G			Neighbour		Retain
V	Austrian Pine	*Pinus nigra*	29	G	G	G			Neighbour	Lean (L)	Retain
W	White Elm	*Ulmus americana*	10	G	F-G	F-G			Neighbour	Bowed crown (L)	Retain
X	Austrian Pine	*Pinus nigra*	19	F-G	F	F-G			Neighbour	Crook (M)	Retain
Y	Manitoba Maple	*Acer negundo*	~7	F	F	F			Neighbour	Bowed (H) south	Retain
Z	White Elm	*Ulmus americana*	11.5	F	F	F	30		Neighbour	Crook (M), lean (L) south	Retain
AA	Austrian Pine	*Pinus nigra*	22.5	G	G	G			Neighbour		Retain
AB	Austrian Pine	*Pinus nigra*	16.5	F-G	F-G	G			Neighbour	Crook (L)	Retain
AC	Manitoba Maple	*Acer negundo*	7	F	P	F			Neighbour	Lost leader at 2m	Retain
AD	Manitoba Maple	*Acer negundo*	14	F	F	F			Neighbour	Bowed (M) south	Retain
AE	Austrian Pine	*Pinus nigra*	13	F	F	F			Neighbour	Lean (L) north, crook (M)	Retain
AF	Austrian Pine	*Pinus nigra*	31	G	G	G		2	Neighbour		Retain
AG	Austrian Pine	*Pinus nigra*	14	G	G	G			Neighbour		Retain
AH	Austrian Pine	*Pinus nigra*	30	G	G	G		2	Neighbour		Retain
AI	Austrian Pine	*Pinus nigra*	26.5	G	G	G			Neighbour		Retain
AJ	Austrian Pine	*Pinus nigra*	13	G	G	G			Neighbour		Retain
AK	White Elm	*Ulmus americana*	8	G	G	G			Neighbour		Retain
AL	White Elm	*Ulmus americana*	12.5	G	G	G			Neighbour		Retain
AM	White Elm	*Ulmus americana*	13	G	F-G	G			Neighbour	Bowed (L) north	Retain
AN	Austrian Pine	*Pinus nigra*	17	G	F	G			Neighbour	Sparse crown (M)	Retain
AO	Manitoba Maple	*Acer negundo*	7.5	G	F	G			Neighbour	Bowed (H) south	Retain
AP	White Elm	*Ulmus americana*	15	G	G	G			Neighbour		Retain
AQ	White Elm	*Ulmus americana*	20	F-G	F-G	G			Neighbour	Lean (M) west, rubbing against AP	Retain
AR	Norway Spruce	*Picea abies*	~25	G	F-G	F-G			Neighbour	Sparse crown (L)	Retain
AS	Norway Spruce	*Picea abies*	~38	G	G	G		2	Neighbour		Retain
AT	Norway Spruce	*Picea abies*	~17	F-G	F-G	F-G			Neighbour	Pruning wounds (L), girdling root (L), sparse crown (L)	Retain
AU	Manitoba Maple	*Acer negundo*	9	F	F	P-F	40		Neighbour	Epicormic branching (L)	Retain
AV	Manitoba Maple	*Acer negundo*	12	F	F	F			Neighbour	Included fence (H), bowed (M) northwest	Retain
AW	Norway Maple	*Acer platanoides*	21	F	F	F-G			Neighbour	Bowed (H) east	Retain
AX	Littleleaf Linden	*Tilia cordata*	~32, 13	G	G	G		2	Neighbour	Union at 1m	Retain
AY	Manitoba Maple	*Acer negundo*	~7	P	P	P			Neighbour	Lost leader at 2m	Remove*
AZ	Siberian Elm	*Ulmus pumila*	10.5	F	F	F			Neighbour	Included fence (H)	Remove*
BA	Manitoba Maple	*Acer negundo*	~12	F	F	F			Neighbour	Bowed (H) northeast, included fence (H)	Remove*
BB	Eastern White Cedar	*Thuja occidentalis*	14.5	F-G	F-G	F-G			Owner	Union at 1.7m	Remove
BE	Eastern White Cedar	*Thuja occidentalis*	~11	P	P	F			Owner	Lost leader, rot	Remove (condition)
BF	Eastern White Cedar	*Thuja occidentalis*	~11	G	G	G			Owner	Asymmetrical crown (L)	Remove
BG	Eastern White Cedar	*Thuja occidentalis*	~10	G	F	F			Owner	Lost leader at 2m	Remove
BH	Eastern White Cedar	*Thuja occidentalis*	~10	G	F	F			Owner	Lost leader at 2m	Remove
BI	Basswood	*Tilia americana*	~7	G	G	G			Owner		Remove
BJ	Horsechestnut	*Aesculus hippocastanum*	~12	G	G	G			Owner		Remove
BK	Eastern White Cedar	*Thuja occidentalis*	~9	F-G	G	G			Neighbour	Lean (M) east	Retain
BL	Eastern White Cedar	*Thuja occidentalis*	~12	G	G	G			Neighbour		Retain
BM	Eastern White Cedar	*Thuja occidentalis*	~18	F-G	G	G			Neighbour	Sweep (M)	Retain
PBN	Eastern White Cedar	*Thuja occidentalis*	~7-12	F-G	F-G	F-G			Neighbour	7 trees, asymmetrical crown (M), lean (L)	Retain
BO	Silver Maple	*Acer saccharinum*	~108	F-G	F-G	G	15	5	City	Lean (L), previously tagged by others as 126	Retain
BP	Bur Oak	*Quercus macrocarpa*	5.5	F-G	F-G	F-G	15	5	City	Epicormic branching (M)	Retain

Codes		
DBH	Diameter at Breast Height	(cm)
TI	Trunk Integrity	(G, F, P)
CS	Crown Structure	(G, F, P)
CV	Crown Vigor	(G, F, P)
CDB	Crown Die Back	(%)
Cat.	City of Toronto	1-5**
Ownership: BT* = Boundary Tree; (O/C) = Owner/City; (O/N) = Owner/Neighbour		
~ = estimate; (VL) = very light; (L) = light; (M) = moderate; (H) = heavy, G = Good, F = Fair, P = Poor, D = Dead		

Minimum Tree Protection Zones	
Trunk Diameter (DBH)	Minimum Tree Protection Zones
<10cm	1.2m
10-29cm	1.8m
30-40cm	2.4m
41-50cm	3.0m
51-60cm	3.6m
61-70cm	4.2m
71-80cm	4.8m
81-90cm	5.4m
91-100cm	6.0m

*Some multi-stemmed trees have been assigned a larger minimum tree protection zone

-Trees were identified as Boundary Trees (BT) in conjunction with KFCI staff and and OLS surveyors if part of their stem crossed the property boundary between the root flare and the lowest branches of the tree.
-City of Toronto Tree By-law Categories are summarized as follows:
Category 1: Trees greater than 30cm DBH located on the subject property
Category 2: Trees greater than 30cm DBH located on private neighbouring properties within 6m of the subject site
Category 3: Trees of all diameters located within City parkland within 6m of the subject site
Category 4: Trees of all diameters located within Ravine and Natural Feature Protection By-law Lands within 10m of the subject site
Category 5: Trees of all diameters located within the City road allowance within 6m of the subject site
Permission of adjacent landowner (City or Neighbour) required prior to tree removal.

Hounslow Holdings Inc. 29 Nov. 2016, revised 26 September 2023
Tree Inventory and Preservation Plan Report, 26-38 Hounslow Avenue, Toronto, ON

Tree #	Common Name	Scientific Name	DBH	TI	CS	CV	CDB	Cat.	Ownership	Comments	Action
BQ	Bur Oak	*Quercus macrocarpa*	6.5	G	F-G	F	15	5	City	Epicormic branching (L)	Retain
BR	White Elm	*Ulmus americana*	7.5	G	G	G			Neighbour		Retain
BS	White Elm	*Ulmus americana*	39.5	G	G	F-G	10	2	Neighbour	Deadwood (L)	Retain
BT	Manitoba Maple	*Acer negundo*	8, 7, ~4, 2	F	F	F			Neighbour	Union at base, poor form (L), asymmetrical crown (L)	Retain
BU	Scots Pine	*Pinus sylvestris*	12	G	G	F			Neighbour	Pruning wounds (L), small crown	Retain
BV	Scots Pine	*Pinus sylvestris*	11	G	G	F			Neighbour	Small crown	Retain
BW	Blue Spruce	*Picea pungens*	19.5	G	F-G	F-G			Neighbour	Pruning wounds (L), sparse crown (L)	Retain
BX	Blue Spruce	*Picea pungens*	16.5	G	F-G	G			Neighbour	Asymmetrical crown (L), sparse crown (L)	Retain
BY	Blue Spruce	*Picea pungens*	16	G	F-G	G			Neighbour	Asymmetrical crown (L)	Retain
BZ	Blue Spruce	*Picea pungens*	19.5	G	F-G	F-G			Neighbour	Sparse crown (L), asymmetrical crown (L)	Retain
CA	Blue Spruce	*Picea pungens*	17.5	G	F-G	G			Neighbour	Asymmetrical crown (L)	Retain
CB	Austrian Pine	*Pinus nigra*	22	F-G	F-G	G			Neighbour	Lean (L), asymmetrical crown (L)	Retain
CC	Austrian Pine	*Pinus nigra*	23	G	F-G	G			Neighbour	Sweep (L), asymmetrical crown (L)	Retain
CD	Austrian Pine	*Pinus nigra*	19.5	G	G	G			Neighbour		Retain
CE	White Spruce	*Picea glauca*	17	F-G	F-G	F-G			Neighbour	Lean (L), asymmetrical crown (L)	Retain
CF	White Spruce	*Picea glauca*	13	F-G	F-G	F-G			Neighbour	Asymmetrical crown (M), crooked stem (L)	Retain
CG	White Spruce	*Picea glauca*	25	G	F-G	G			Neighbour	Asymmetrical crown (L)	Retain
CH	Red Oak	*Quercus rubra*	16.5	F-G	F-G	F-G			Neighbour	Bowed (L) west	Retain
CI	Manitoba Maple	*Acer negundo*	32.5	F	F	F		2	Neighbour	Girdling wounds (L), bowed (H) south, pruning wounds (L)	Retain
CJ	Manitoba Maple	*Acer negundo*	21, 21	F	F	F			Neighbour	Union at 0.2m, bowed (M) south, epicormic branching (L), pruning wounds (M)	Retain
CK	Manitoba Maple	*Acer negundo*	31.5, 29	F	F	F		2	Neighbour	Union at base, bowed (M) south	Retain
CL	Scots Pine	*Pinus sylvestris*	~12	F	F	F	30		Neighbour	Stunted	Retain
CM	Manitoba Maple	*Acer negundo*	10.5	F	F	F			Neighbour	Bowed stem (M), small, stunted tree	Retain
CN	Sugar Maple	*Acer saccharum*	38, 38, 32	F	F	F		2	Neighbour	Union at base, bowed crown (H) northeast, coppice growth (M), pruning wounds (M)	Retain
965	Eastern White Cedar	*Thuja occidentalis*	27.5	F-G	F-G	F			Owner	Grapevine competition (L), co-dominant in crown	Remove
966	Manitoba Maple	*Acer negundo*	25, 18	P-F	P-F	P-F			Owner	Union at base, coppice growth (M), bowed (H) south	Remove
967	White Elm	*Ulmus americana*	55.5	F-G	F	F-G		1	Owner	Asymmetrical crown (M)	Remove
968	Silver Maple	*Acer saccharinum*	20	F-G	F-G	F-G			Owner	Sweep (M)	Remove
969	Eastern White Cedar	*Thuja occidentalis*	15.5	G	F	F			Owner	Asymmetrical crown (M)	Remove
970	Manitoba Maple	*Acer negundo*	22.5	F	P-F	F			Owner	Bowed (M) north	Remove
971	Manitoba Maple	*Acer negundo*	12.5	P	P-F	P-F			BT (O/N)	Technically shared tree, included fence (M), poor union at 1m, hollow stem, rot from old stem	Remove* (condition)
972	Silver Maple	*Acer saccharinum*	57.5	F	F-G	F-G		1	Owner	Union at 2m, bowed crown (L)	Remove
973	White Spruce	*Picea glauca*	25.5	F	F	F	20		Owner	Stem wound (M)	Remove
974	Norway Maple	*Acer platanoides*	65	F-G	F-G	F-G		1	Owner	V-union at 1.6m, lean (L), potential girdling root, tar spot, deadwood (L)	Remove
975	Cherry species	*Prunus sp.*	16.5, 9.5	F	F-G	F-G			Owner	V-union at 0.4m, asymmetrical crown (L)	Remove
CO	Eastern White Cedar	*Thuja occidentalis*	~13	F	F-G	G			Neighbour	Lean (M), stem wound (M)	Remove*
CP	White Birch	*Betula papyrifera*	~28, 27	F-G	F-G	F-G			Neighbour	Union at base, deadwood (L)	Retain
CQ	Eastern White Cedar	*Thuja occidentalis*	~14	G	G	G			Neighbour	Union at 2m	Remove*
CR	Yew species	*Taxus sp.*	~10	G	G	G			Neighbour		Remove*
CS	Serviceberry	*Amelanchier sp.*	8.5, 12, 9	G	G	G			City	Previously tagged 125 by others	Retain
CT	Red Maple	*Acer rubrum*	4	G	G	G			City		Retain

Codes		
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TI	Trunk Integrity	(G, F, P)
CS	Crown Structure	(G, F, P)
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Trunk Diameter (DBH)	Minimum Tree Protection Zones
<10cm	1.2m
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41-50cm	3.0m
51-60cm	3.6m
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71-80cm	4.8m
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Category 5: Trees of all diameters located within the City road allowance within 6m of the subject site
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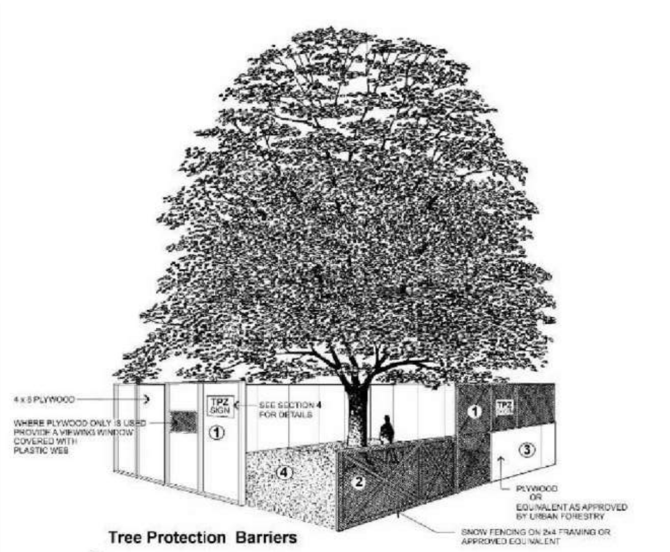
1 TS-1.1 EXISTING TREE INVENTORY



Tree Protection Barriers

1. Tree protection barriers must be constructed with a solid wood frame clad with plywood or approved equivalent. Height of hoarding may be less than 8 ft. to accomodate any branches that may be lower.
2. Tree protection barriers for trees situated on the City road allowance where visibility must be maintained can be 1.2m (4ft.) high and consist of orange plastic web snow fencing on a wood frame made of 2 x 4s.
3. Where some excavate or fill has to be temporarily located near a tree protection barrier, plywood must be used to ensure no material enters the Tree Protection Zone.
4. No construction activity, grade changes, surface treatment or excavations of any kind is permitted within the Tree Protection Zone.

Note:
Sediment control fencing shall be installed in locations indicated in an Urban Forestry approved Tree Protection Plan. The sediment control fencing must be installed to Ontario Provicial Standards (OPSD-219.130) heavy duty silt fence barrier and to the satisfaction of Urban Forestry. See Detail TP- 2

TORONTO Parks, Forestry and Recreation
Urban Forestry February 2016 **Detail TP-1**

2 TS-1.1 TREE PROTECTION FENCE

TORONTO
Parks, Forestry & Recreation

Tree Protection Zone (TPZ)

All construction related activities, including grade alteration, excavation, soil compaction, any materials or equipment storage, disposal of liquid and vehicular traffic are NOT permitted within this TPZ.

This tree protection barrier must remain in good condition and must not be removed or altered without authorization of City of Toronto, Urban Forestry.

Concerns or inquiries regarding this TPZ can be directed to: 311 or 311@toronto.ca

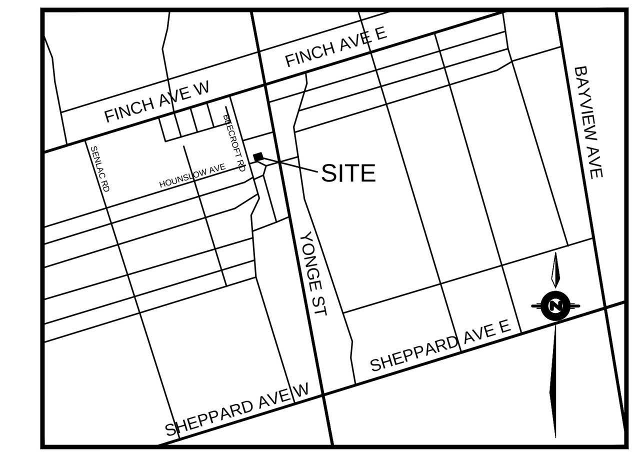
3 TS-1.1 TREE PROTECTION SIGNAGE

6. Tree Protection Plan Notes

The following notes are to be included on tree protection plans submitted for construction related applications:

General Notes

- It is the applicants' responsibility to discuss potential impacts to trees located near or wholly on adjacent properties or on shared boundary lines with their neighbours. Should such trees be injured to the point of instability or death the applicant may be held responsible through civil action. The applicant would also be required to replace such trees to the satisfaction of Urban Forestry
- Tree protection barriers shall be installed to standards as detailed in this document and to the satisfaction of Urban Forestry
- Tree protection barriers must be installed using plywood clad hoarding (minimum 19mm or ¾" thick) or an equivalent approved by Urban Forestry
- Where required, signs as specified in Section 4, Tree Protection Signage must be attached to all sides of the barrier
- Prior to the commencement of any site activity such as site alteration, demolition or construction, the tree protection measures specified on this plan must be installed to the satisfaction of Urban Forestry
- Once all tree/site protection measures have been installed, Urban Forestry staff must be contacted to arrange for an inspection of the site and approval of the tree/site protection requirements. Photographs that clearly show the installed tree/site protection shall be provided for Urban Forestry review
- Where changes to the location of the approved TPZ or sediment control or where temporary access to the TPZ is proposed, Urban Forestry must be contacted to obtain approval prior to alteration
- Tree protection barriers must remain in place and in good condition during demolition, construction and/or site disturbance, including landscaping, and must not be altered, moved or removed until authorized by Urban Forestry
- No construction activities including grade changes, surface treatments or excavation of any kind are permitted within the area identified on the Tree Protection Plan or Site Plan as a minimum tree protection zone (TPZ). No root cutting is permitted. No storage of materials or fill is permitted within the TPZ. No movement or storage of vehicles or equipment is permitted within the TPZ. The area(s) identified as a TPZ must be protected and remain undisturbed at all times
- All additional tree protection or preservation requirements, above and beyond the installation of tree protection barriers, must be undertaken or implemented as detailed in the Urban Forestry approved arborist report and/or the approved tree protection plan and to the satisfaction of Urban Forestry
- If the minimum tree protection zone (TPZ) must be reduced to facilitate construction access, the tree protection barriers must be maintained at a lesser distance and the exposed portion of TPZ must be protected using a horizontal root protection method approved by Urban Forestry
- Any roots or branches indicated on this plan which require pruning, as approved by Urban Forestry, must be pruned by an arborist. All pruning of tree roots and branches must be in accordance with good arboricultural practice. Roots that have received approval from Urban Forestry to be pruned must first be exposed using pneumatic (air) excavation, by hand digging or by a using low pressure hydraulic (water) excavation. The water pressure for hydraulic excavation must be low enough that root bark is not damaged or removed. This will allow a proper pruning cut and minimize tearing of the roots. The arborist retained to carry out crown or root pruning must contact Urban Forestry no less than three working days prior to conducting any specified work
- The applicant/owner shall protect all by-law regulated trees in the area of consideration that have not been approved for removal throughout development works to the satisfaction of Urban Forestry



CONTEXT PLAN *N.T.S.*

(Rev.)	No.	Description	Date
	5.	Issued for ZBA	29.Sep.2023
	4.	Issued for Coordination	22.Sep.2023
	3.	Issued for Coordination	06.Sep.2023
	2.	Issued for Coordination	31.Aug.2023
0	1.	Issued for Coordination	20.July.2023

ISSUANCE / REVISIONS:

MEPDESIGN
LANDSCAPE ARCHITECTS

1060 Sheppard Ave. West - Suite 100
Toronto, Canada M3J 0G7
+1 416.781.9205
studio@mepdesign.com

mepdesign.com

PROJECT NAME:

26-38 HOUNSLOW AVENUE

Toronto, Ontario

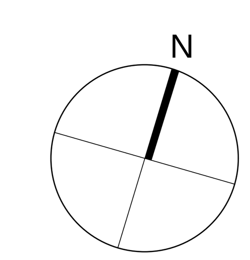
CLIENT:

HOUNSLOW HOLDINGS INC.

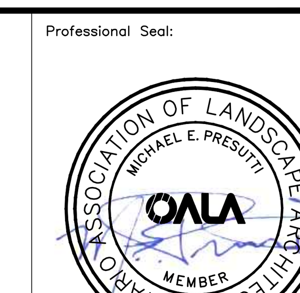
DRAWING TITLE:

TREE PRESERVATION DETAILS

Project Bearing:



Professional Seal:



This drawing shall not be used for construction purposes unless the seal appearing hereon is signed and dated by the Landscape Architect.

Dwg. Scale: As Shown Plot Scale: 1=1
Drawn By: W.Y. File Name: .dwg
Checked By: M.P. Project Number: 23–611

Drawing Number: TS–1.1 Sheet Number: 2 of 2