



August 8, 2024

**Attention: HANIYA KHUZAM, LEED GA, SITES AP**

SENIOR PROJECT MANAGER

**NAK** 

design strategies

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Re: Arborist Report and Tree Preservation Plan – 145 Wellington Street - Toronto

Ms. Khuzam,

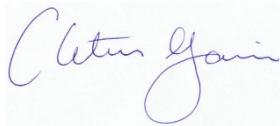
I have completed a site visit to 145 Wellington Street - Toronto, in preparation for an arborist report and tree preservation with regards to the proposed residential/commercial building.

The enclosed report inventories all trees regulated by the City of Toronto, both on and within 6m of the subject site. This inventory will include individual tag #s, both common and botanical names, DBH, and condition. Additionally, it will determine if any regulated trees are to be negatively impacted by the proposed development and provide a preservation strategy for all trees recommended for preservation.

One regulated tree has been inventoried as part of this project. This tree is City owned and regulated under the City's Street Tree By-law. Pursuant to the By-law. The client will submit a permit application to remove one tree.

I trust this report meets your needs, if you have any questions or concerns feel free to contact me at [cgavin@canopyconsulting.ca](mailto:cgavin@canopyconsulting.ca).

Regards,



**Cletus Gavin** *B.Sc. Earth Science & Biology*

President & Consulting Arborist

ASCA Registered Consulting Arborist #613

ISA Certified Arborist (ON-1576A)

Butternut Health Assessor # 439

TRAQ Certified



Arborist Report  
&  
Tree Protection Plan

145 Wellington Street  
Toronto, ON

Prepared for:

**HANIYA KHUZAM, LEED GA, SITES AP**  
SENIOR PROJECT MANAGER



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**August 8, 2024**

# Table of Contents

	<b>Page No.</b>
<b>Introduction</b>	
Introduction.....	1
History and Assignment.....	1
Assumption and Limiting Conditions.....	1
<b>Tree Survey and Recommendations</b>	
Table #1 – Tree Inventory.....	2
Discussion.....	3
<b>Conclusion</b>	
Summary Table.....	3
Conclusion.....	3
<b>Appendix I</b>	
Tree Preservation Plan.....	4
<b>Appendix II</b>	
Digital Images.....	5

## **INTRODUCTION:**

I have been commissioned by Ms. Haniya Khuzam of NAK Design Strategies., to complete an arborist report and tree protection plan for the proposed residential/commercial building at 145 Wellington Street. The report will identify all trees regulated by the City of Toronto By-laws, provide a preservation strategy with recommendations and a tree protection plan depicting the trees locations, the existing conditions and any proposed work. All field work and data collection were completed by Cletus Gavin, RCA #613 on August 1, 2024.

## **HISTORY AND ASSIGNMENT:**

Ms. Khuzam has provided a survey and site plan illustrating the existing conditions and a preliminary site plan of the proposed building located at 145 Wellington Street. Upon the request of the client or municipality, *Canopy Consulting*, can be further retained beyond the current scope of work to provide on-site monitoring services and to provide any remedial actions deemed necessary.

Scope of work:

1. Inventory all trees regulated by the municipality, both on and within 6m of the subject site. The inventory will include a tag #, species, DBH, condition, comments and recommendations.
2. Determine if any regulated trees are to be negatively impacted by the proposed development.
3. Provide a preservation strategy for all trees recommended for preservation.

## **ASSUMPTION AND LIMITING CONDITIONS:**

1. Care has been taken to obtain all information from reliable sources. *Canopy Consulting* can neither guarantee nor be responsible for the accuracy of information provided by others.
2. This report may not be used for any expressed purpose other than its intended purpose and alteration of any part of this report invalidates the report. Excerpts or alterations to the report, without the authorization of the author or his company invalidates its intent and/or implied conclusions.
3. Unless expressed otherwise: 1) information contained in this report covers only those items that were examined and reflect the condition of those items at the time of inspection; and 2) the inspection was made using accepted arboricultural practices and is limited to visual examination of accessible items without climbing, dissection, probing or coring and detailed root examination involving excavation. While reasonable efforts have been made to assess trees outlined in this report, there is no warranty or guarantee, expressed or implied, that problems or deficiencies with the tree(s) or any part(s) of them may not arise in the future. All trees should be inspected and re-assessed periodically.
4. The determination of ownership of any subject tree(s) is the responsibility of the owner and any civil or common-law issues, which may exist between property owners with respect to trees, must be resolved by the owner. A recommendation to remove or maintain tree(s) does not grant authority to encroach in any manner onto adjacent private properties

**TREE SURVEY AND RECOMMENDATIONS:**

See TPP-1 plan in Appendix I for tree location, Table #1 for species identification, condition, and recommendations and Appendix II for corresponding Digital Images.

Table #1: 145 Wellington Street - Toronto

Tree #	Species Common Name (Biological Name)	D <sup>1</sup> B H (cm)	Condition <sup>2</sup>	Category <sup>3</sup>	Comments	Recommendation <sup>4</sup>	M <sup>5</sup> T P Z (M)
1	Kentucky Coffee Tree <i>Gymnocladus dioicus</i>	7	F	5	- deadwood, multiple physical injuries to the canopy due to proximity to street and laneway - in conflict with proposed streetscape	R	1.2

<sup>1</sup> **DBH:** Diameter at Breast Height is a measurement in centimeters, using a caliper tape, of the tree stem at 1.37 meters above existing grade.

<sup>2</sup> **Condition:** A rating of **Hazardous/Dead/Poor/Fair/Good/Excellent** was determined for each tree by visually assessing all the above ground components of the tree, using acceptable arboricultural procedures as recommended in the “*Guide for Plant Appraisal*”, prepared under contract by the “*Council of Tree & Landscape Appraisers (CTLA)*, an official publication of the *International Society of Arboriculture (I.S.A.)*, 9<sup>th</sup> Edition, 2000”.

<sup>3</sup> **Category #:**

1. Trees with diameters of 30 cm or more, situated on private property on the subject site.
2. Trees with diameters of 30 cm or more, situated on private property, within 6 m of the subject site.
3. Trees of all diameters situated on City owned parkland within 6 m of the subject site.
4. Trees of all diameters situated within a designated ravine or natural feature.
5. Trees of all diameters situated within the Municipal road allowance adjacent to the subject site.

<sup>4</sup> **Recommendation:** Preserve (**P**), Preserve with Injury (**PI**), Remove (**R**), Transplant (**T**)

<sup>5</sup> **MTPZ:** Minimum tree protection zone distance as mandated by City of Toronto as per the “*Tree Protection Policy And Specification For Construction Near Trees*” document - [http://www1.toronto.ca/staticfiles/city\\_of\\_toronto/parks\\_forestry\\_recreation/urban\\_forestry/files/pdf/TreeProtSpecs.pdf](http://www1.toronto.ca/staticfiles/city_of_toronto/parks_forestry_recreation/urban_forestry/files/pdf/TreeProtSpecs.pdf)

**Discussion:**

City Owned Trees:

1. As listed above, there is one regulated tree involved with this project, being tree no. 1. This tree is located within the City road allowance and is in conflict with the proposed streetscape. As such, this tree is recommended for removal. Pursuant to the Street Tree By-law, the client will submit a permit application to remove one tree.
2. All other trees located on or within 6.0m of the subject site have a DBH of less than 30cm, are non-regulated trees and as such, were not included in this report.

**SUMMARY TABLE:**

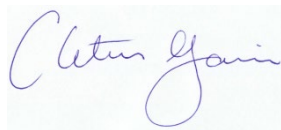
<b>Tree Category</b>	<b>Total</b>	<b>Preserve</b>	<b>Preserve with Injury</b>	<b>Remove</b>	<b>Transplant</b>
5 (City owned tree)	1	0	0	1	0
<b>Total</b>	<b>1</b>	<b>0</b>	<b>0</b>	<b>1</b>	<b>0</b>

**CONCLUSIONS:**

As listed in the Summary Table above, one regulated tree is involved with this project and is located within the City road allowance. This tree is in conflict with the proposed streetscape and as such, is recommended for removal. Pursuant to the Street Tree By-law, the client will submit a permit application to remove this tree.

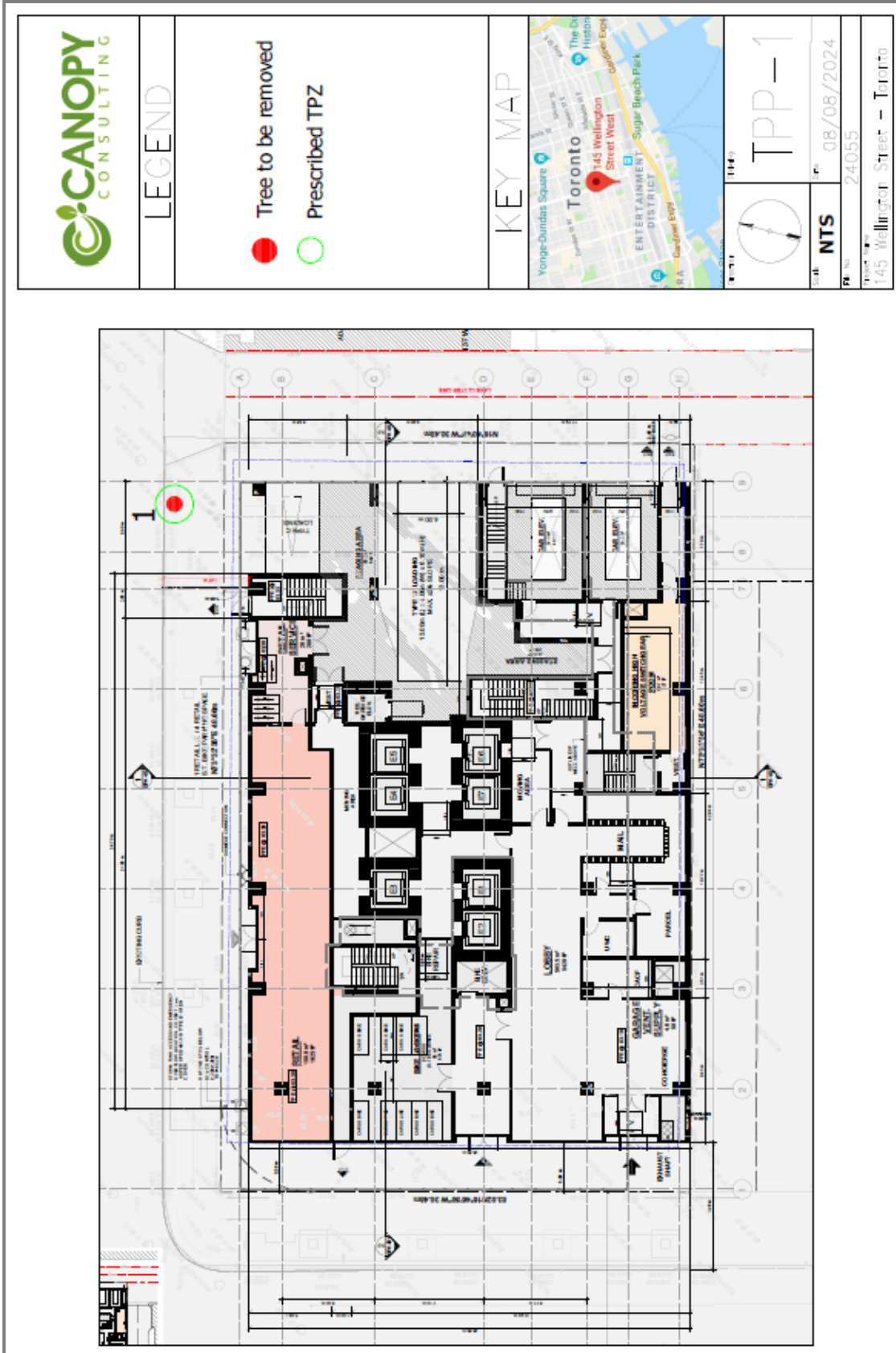
Trusting this report meets your needs. For further information, you may contact me directly at (416) 300-2957 or by email at [cgavin@canopyconsulting.ca](mailto:cgavin@canopyconsulting.ca).

Sincerely,



**Cletus Gavin** *B.Sc. Earth Science & Biology*  
President & Consulting Arborist  
ASCA Registered Consulting Arborist #613  
ISA Certified Arborist (ON-1576A)  
Butternut Health Assessor # 439  
TRAQ Certified

Appendix I: Tree Protection Plan – TPP-1



**Appendix II: Digital Images**



Photo #1: Tree no. 1 looking southwest.