

TREE INVENTORY / ARBORIST REPORT

Prepared for: The Regional Municipality of York,
C/O Yang Jin
17250 Yonge Street
Newmarket ON
L3Y 6Z1

Subject Site: 2960 and 2980 Teston Road
Vaughan ON
L6A 1S1



THE URBAN ARBORIST INC.
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December 18, 2023

INTRODUCTION

The following Tree Inventory and Arborist Report has been prepared for The Regional Municipality of York. Site location is the property at 2960 & 2980 Teston Road. Maple, ON. L6A 1S1.

All trees 20cm at base and greater on the property were tagged and inventoried within property and beyond 6 meters. Information gathered was as follows.

1. Tag number
2. Species
3. Diameter (DBH)
4. Health and structural condition rating
5. Reason for poor rating

Health Rating Table

Very Poor 19%-0%	Tree displays severe dieback of branches, canopy is extremely sparse. May exhibit extreme pathogen infestation or infection. Or tree is dead.
Poor 39%-20%	Tree displays some dieback. Branches or canopy is sparse with little or no signs of new growth or vigor. Possible pathogen infestation or infection. Foliar canopy is sparse.
Average 59%-40%	Tree is developing in a manner typical to others in the area. Canopy is full.
Good 79%-60%	New growth is vigorous as evidenced by stem elongation and color. Canopy is dense.
Very Good 100% - 80%	In addition to the attributes of a good rating, tree is displaying extremely vigorous growth and trunk displays a pattern of vigor cracks or lines.

Structural Rating Table

Very Poor 19%-0%	Trunk has large pockets of decay, is bifurcated or has a severe lean. Limbs or branches are poorly attached or dead. Possible hazard.
Poor 39%-20%	Limbs or branches are poorly attached or developed. Canopy is not symmetrical. Trunk has a lean.
Average 59%-40%	Trunk, limb and branch development though flawed is typical of this species.
Good 79%-60%	Trunk is well developed with well attached limbs and branches; some flaws but are hardly visible.
Very Good 100%-80%	In addition to attributes of a a good rating, the tree exhibits a well developed root flare and a balanced canopy.

INTRODUCTION cont.

Factors assessed are as follows:

Trunk

- ☒ Cavities
- ☒ Mechanical injury
- ☒ Cracks
- ☒ Swollen/sunken areas
- ☒ Insects/disease
- ☒ Fungi

Small Branches/Twigs

- ☒ Vigour/growth rates
- ☒ Distribution
- ☒ Appearance
- ☒ Insects/disease
- ☒ Dieback

Bark

- ☒ Taper
- ☒ Distribution
- ☒ Decay/cavities
- ☒ Deadwood
- ☒ Insects/disease

Foliage/Buds

- ☒ Size of foliage/buds
- ☒ Foliage colour
- ☒ Foliage injury
- ☒ Dieback

Scaffold Branches

- ☒ Attachments/included

Buds/foliage

- ☒ Insects/disease

Roots

- ☒ Collar/flare
- ☒ Mechanical injury
- ☒ Girdling roots
- ☒ Insects/disease
- ☒ Decay/fungi

Guidelines of Preservation

1. Preserve, Protect & Maintain

Includes protection with tree preservation hoarding, as well as pre- and post-construction arboricultural works.

2. Preserve & Protect

Includes the installation of tree protection hoarding; no maintenance will be required unless specified in the recommendations.

3. Retain

No protection or maintenance measures are required. Installation of tree protection barriers is optional.

Diameter at Breast Height ¹ in centimeters	Minimum Protection Distances Required ² (Public and Private Trees)	Minimum Protection Distances Required Trees in Naturalized Areas
<10	1.2	The drip line ³ or 1.2 m
10-29	1.8	The drip line or 3.6 m
30-40 ⁴	2.4	The drip line or 4.8 m
41-50	3.0	The drip line or 6.0 m
51-60	3.6	The drip line or 7.2 m
61-70	4.2	The drip line or 8.4 m
71-80	4.8	The drip line or 9.6 m
81-90	5.4	The drip line or 10.6 m
91-100	6.0	The drip line or 12.0 m
>100	6 cm protection for each 1 cm diameter	12 cm protection for each 1 cm diameter or the drip line

A total of 100 trees have been tagged and inventoried situated on private property and beyond 3 meters.



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Certified and Insured
"From the roots up."

December 18, 2023

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C/O Yang Jin
17250 Yonge Street
Newmarket ON
L3Y 6Z1

Re: 2960 & 2980 Teston Road. Maple, ON. L6A 1S1

Location: All trees have been plotted and are shown with their respective tag number on the attached survey.

Species: Refer to attached Tree Inventory table.

Nature of Work: Tagging and Inventory of existing trees 20cm in diameter and greater (measured at base) within site limits and beyond 6 meters.

Summary: A total of 100 trees were tagged and inventoried. A total of 8 trees are situated on adjacent lands. All trees have had their diameters measured at the base of the tree and their diameters measured at breast height (DBH). This will allow for the proper calculation of both compensation and minimum tree protection distances. Any replacement tree that is unable to be accommodated on site will be subject to a cash in lieu option of \$550.00 per tree. All trees to be preserved will be preserved using tree protection barriers at distances required as per City of Vaughan specifications or on distances agreed upon. DBH calculation of all multi-stem trees using the square root of the sum of all stems has been added.

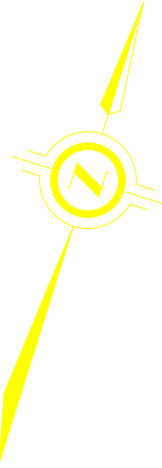
A site inspection was made on September 30, 2019 to tag and inventory all existing trees on the property and beyond 3 meters of subject site. Attached to this report are photographs.

Robert Rafal Lis
ISA Certified Arborist
No. ON-1374A
MTCU Qualified Arborist 18004025
Butternut Health Assessor #644

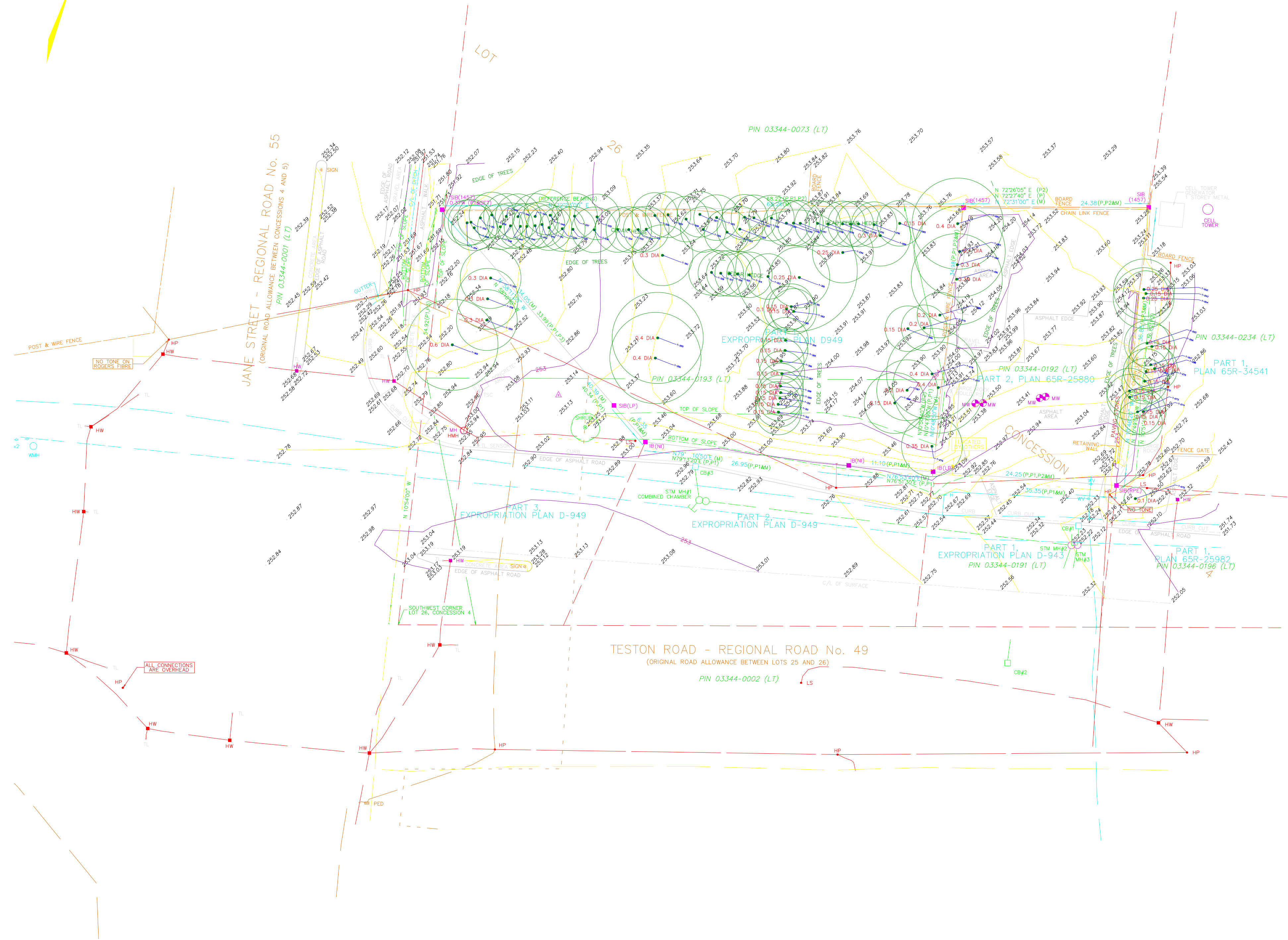
Tree Inventory – 2960 Teston Road. Vaughan, ON. September 30, 2019

Tag #	Common Name	Botanical Name	Diameter @ Base		Diameter at Breast Height (cm)										Multi-Stem DBH Calculation	Health Condition	Structural Condition	Notes	Minimum TPZ (m)	
262	Norway Maple	Acer platanoides	31		26										Average	Average/Poor	Soil and debris piled up against trunks, improperly pruned. On neighbouring property	1.8		
263	Norway Maple	Acer platanoides	20		17										Average	Average/Poor	Soil and debris piled up against trunks, improperly pruned, trunk wound. On neighbouring property	1.8		
264	Norway Maple	Acer platanoides	50		30										Average	Average/Poor	Soil and debris piled up against trunks, improperly pruned. On neighbouring property	1.8		
265	Norway Maple	Acer platanoides	30		17	x	15							23	Average	Average	Trunk damage, debris piled up against trunk. On neighbouring property	1.8		
266	Norway Maple	Acer platanoides	21		17										Average	Average	Trunk damage, debris piled up against trunk. On neighbouring property	1.8		
267	Sweet Cherry	Prunus avium	17		12										Average/Poor	Average	Soil pushed up against trunks. On neighbouring property	1.8		
268	Sweet Cherry	Prunus avium	28		17	x	13							21	Average/Poor	Average	Soil pushed up against trunks. On neighbouring property	1.8		
269	Sweet Cherry	Prunus avium	20	x	16	x	12							20	Average/Poor	Average	Soil pushed up against trunks. On neighbouring property	1.8		
270	Sweet Cherry	Prunus avium	20	x	12	x	14	x	6					19	Average/Poor	Poor	Co-dominant stems at base that is cracked, soil pushed up against trunks. On neighbouring property	1.8		
271	Norway Maple	Acer platanoides	27		9	x	8	x	6	x	7	x	5	x	6	16	Average	Average	On neighbouring property line	1.8
272	Sweet Cherry	Prunus avium	20		18										Average	Average/Poor	On neighbouring property line	1.8		
273	Manitoba Maple	Acer negundo	26		11	x	7							13	Average	Poor	Grown in fence. On neighbouring property	1.8		
274	Sweet Cherry	Prunus avium	26	x	22	x	17	x	6	x	9			30	Poor		On neighbouring property line	1.8		
275	Bur Oak	Quercus macrocarpa	14		10										Average	Average	City Tree, on neighbouring property	1.8		
276	Norway Maple	Acer platanoides	44		40										Average	Average		2.4		
277	Norway Maple	Acer platanoides	46		42										Average	Average		3		
278	Norway Maple	Acer platanoides	55		42										Average	Average	Leaning North	3		
279	Manitoba Maple	Acer negundo	44		17	x	18	x	17					30	Average	Poor	Co-dominant. Everything leaning towards North West.	1.8		
280	Norway Maple	Acer platanoides	30		21										Average	Average		1.8		
281	Sugar Maple	Acer saccharum	44		26	x	36	x	12					46	Average	Average/Poor	Co-dominant, wires grown into trees.	2.4		
282	Sugar Maple	Acer saccharum	36		33										Good	Average	Co-dominant with bark inclusion.	2.4		
283	Sugar Maple	Acer saccharum	44		43										Good	Good		3		
284	Sugar Maple	Acer saccharum	44		32	x	32							45	Average	Poor	Co-dominant stems with bark inclusion.	2.4		
285	Eastern White Cedar	Thuja occidentalis	30		17	x	10							20	Dead	Dead		1.8		
286	Black Walnut	Juglans nigra	26		17	x	6	x	6					19	Average	Average		1.8		
287	Norway Maple	Acer platanoides	30		14	x	11	x	11	x	4			21	Average	Poor	Grown in fence. Co-dominant.	1.8		
288	Norway Maple	Acer platanoides	30		13	x	12	x	12	x	11			24	Average	Poor	Co-dominant stem	1.8		
289	Black Walnut	Juglans nigra	40		31										Good	Good		2.4		
290	Eastern White Cedar	Thuja occidentalis	20		14										Dead	Dead		1.8		
291	Eastern White Cedar	Thuja occidentalis	24		17										Dead	Dead		1.8		
292	Eastern White Cedar	Thuja occidentalis	27		19										Dead	Dead		1.8		
293	Eastern White Cedar	Thuja occidentalis	30		22										Dead	Dead		1.8		
294	Norway Maple	Acer platanoides	32		24										Average	Average		1.8		
295	Eastern White Cedar	Thuja occidentalis	34		17	x	17	x	17					29	Dead	Dead		1.8		
296	Eastern White Cedar	Thuja occidentalis	26		20	x	8							22	Poor	Poor	Significant deadwood	1.8		
297	Eastern White Cedar	Thuja occidentalis	24		17	x	8							19	Poor	Poor	Significant deadwood	1.8		
298	Eastern White Cedar	Thuja occidentalis	24		17	x	5							18	Poor	Poor	Significant deadwood	1.8		
299	Balsam Fir	Abies balsamea	22		18										Average/Poor	Average	Lower portion of tree dead	1.8		
300	Manitoba Maple	Acer negundo	35		28										Average	Average		1.8		
301	Norway Maple	Acer platanoides	30		26										Average	Average		1.8		
302	Norway Maple	Acer platanoides	17		15										Average	Average		1.8		
303	Manitoba Maple	Acer negundo	24		16										Average	Average		1.8		
304	Norway Maple	Acer platanoides	30		15	x	16							22	Average	Average		1.8		
305	Eastern White Cedar	Thuja occidentalis	60		23	x	20	x	18	x	13			38	Average/Poor	Average	Heavily crowded	1.8		
306	Manitoba Maple	Acer negundo	36		22										Average	Average		1.8		
307	Eastern White Cedar	Thuja occidentalis	21		12	x	9							15	Dead	Dead		1.8		
308	Eastern White Cedar	Thuja occidentalis	21		18										Dead	Dead		1.8		
309	Manitoba Maple	Acer negundo	20		16										Average	Average		1.8		
310	Eastern White Cedar	Thuja occidentalis	34		17	x	14							22	Dead	Dead		1.8		
311	Norway Maple	Acer platanoides	32		25										Average	Average		1.8		
312	Eastern White Cedar	Thuja occidentalis	27		14	x	11	x	10	x	6			21	Average	Average		1.8		
313	Eastern White Cedar	Thuja occidentalis	46		21	x	25							33	Average	Average		1.8		
314	Eastern White Cedar	Thuja occidentalis	27		18	x	16							24	Average	Average		1.8		
315	Eastern White Cedar	Thuja occidentalis	25		20										Average	Average		1.8		
316	Eastern White Cedar	Thuja occidentalis	25		21										Average	Average		1.8		
317	Eastern White Cedar	Thuja occidentalis	25		23										Average	Average		1.8		
318	Eastern White Cedar	Thuja occidentalis	40		19	x	18	x	18					32	Average	Average		1.8		
319	Balsam Fir	Abies balsamea	25		22										Dead	Dead		1.8		
320	Balsam Fir	Abies balsamea	30		29										Dead	Dead		1.8		
321	Manitoba Maple	Acer negundo	20		17										Dead	Dead		1.8		

322	Balsam Fir	Abies balsamea	36			33										Dead	Dead		2.4
323	Eastern White Cedar	Thuja occidentalis	24			20										Average	Average		1.8
324	Eastern White Cedar	Thuja occidentalis	20			17										Average	Average		1.8
325	Balsam Fir	Abies balsamea	25			20										Very Poor	Very Poor	Dying	1.8
326	Manitoba Maple	Acer negundo	20			17										Dead	Dead		1.8
327	Balsam Fir	Abies balsamea	28			24										Very Poor	Very Poor	Dying	1.8
328	Eastern White Cedar	Thuja occidentalis	20			17										Average	Average		1.8
329	Balsam Fir	Abies balsamea	22			20										Average	Average		1.8
330	Balsam Fir	Abies balsamea	24			22										Average	Average		1.8
331	Eastern White Cedar	Thuja occidentalis	22			19										Average	Average		1.8
332	Eastern White Cedar	Thuja occidentalis	25			18	x	13						22		Average	Average		1.8
333	Eastern White Cedar	Thuja occidentalis	25			20										Average	Average		1.8
334	Eastern White Cedar	Thuja occidentalis	20			7	x	9	x	9				15		Average	Average		1.8
335	Balsam Fir	Abies balsamea	33			28										Average/Poor	Average	Lower half of tree dead	1.8
336	Eastern White Cedar	Thuja occidentalis	25			14	x	11						18		Average	Average		1.8
337	Balsam Fir	Abies balsamea	20			17										Dead	Dead		1.8
338	Eastern White Cedar	Thuja occidentalis	25			19										Average	Average		1.8
339	Eastern White Cedar	Thuja occidentalis	25			19										Average	Average		1.8
340	Balsam Fir	Abies balsamea	27			24										Dead	Dead		1.8
341	Eastern White Cedar	Thuja occidentalis	30			26										Average	Average		1.8
342	Eastern White Cedar	Thuja occidentalis	25			18	x	8						20		Average	Average		1.8
343	Balsam Fir	Abies balsamea	34			31										Average/Poor	Average		2.4
344	Eastern White Cedar	Thuja occidentalis	25			17										Average	Average		1.8
345	Balsam Fir	Abies balsamea	20			15										Dead	Dead		1.8
346	Eastern White Cedar	Thuja occidentalis	25			19										Average	Average		1.8
347	Manitoba Maple	Acer negundo	70			27										Average	Average/Poor	Leaning heavy towards North	1.8
348	Eastern White Cedar	Thuja occidentalis	20			16										Average	Average		1.8
349	Eastern White Cedar	Thuja occidentalis	20			16										Average	Average		1.8
350	Balsam Fir	Abies balsamea	30			22										Dead	Dead		1.8
351	Manitoba Maple	Acer negundo	45			13	x	17	x	12				25		Average	Average		1.8
352	Eastern White Cedar	Thuja occidentalis	26			15	x	13						20		Very Poor	Very Poor		1.8
353	Manitoba Maple	Acer negundo	50			14	x	13	x	5	x	5		20		Average	Average		1.8
354	Eastern White Cedar	Thuja occidentalis	25			22										Average	Average		1.8
355	Black Walnut	Juglans nigra	48			38										Good	Good		2.4
356	Black Walnut	Juglans nigra	54			42										Good	Good		3
357	Horse Chestnut	Aesculus hippocastanum	46			31	x	23	x	17				42		Average	Average	On city owned lands	2.4
358	Horse Chestnut	Aesculus hippocastanum	61			22	x	24	x	21	x	21		44		Average	Average	On city owned lands	1.8
359	Horse Chestnut	Aesculus hippocastanum	39			19	x	14	x	17				29		Average	Average	On city owned lands	1.8
360	Silver Maple	Acer saccharinum	70			40	x	21	x	54				70		Average	Average	On city owned lands	3.6
361	Bur Oak	Quercus macrocarpa	44			34										Good	Good		2.4



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Tree 276 - 284



Tree 320 - 354



Tree 355 - 356



Tree 357 - 360



Tree 361



Trees 262 - 274



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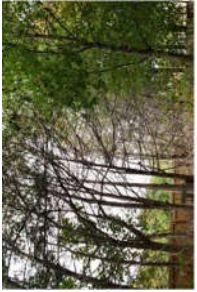
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