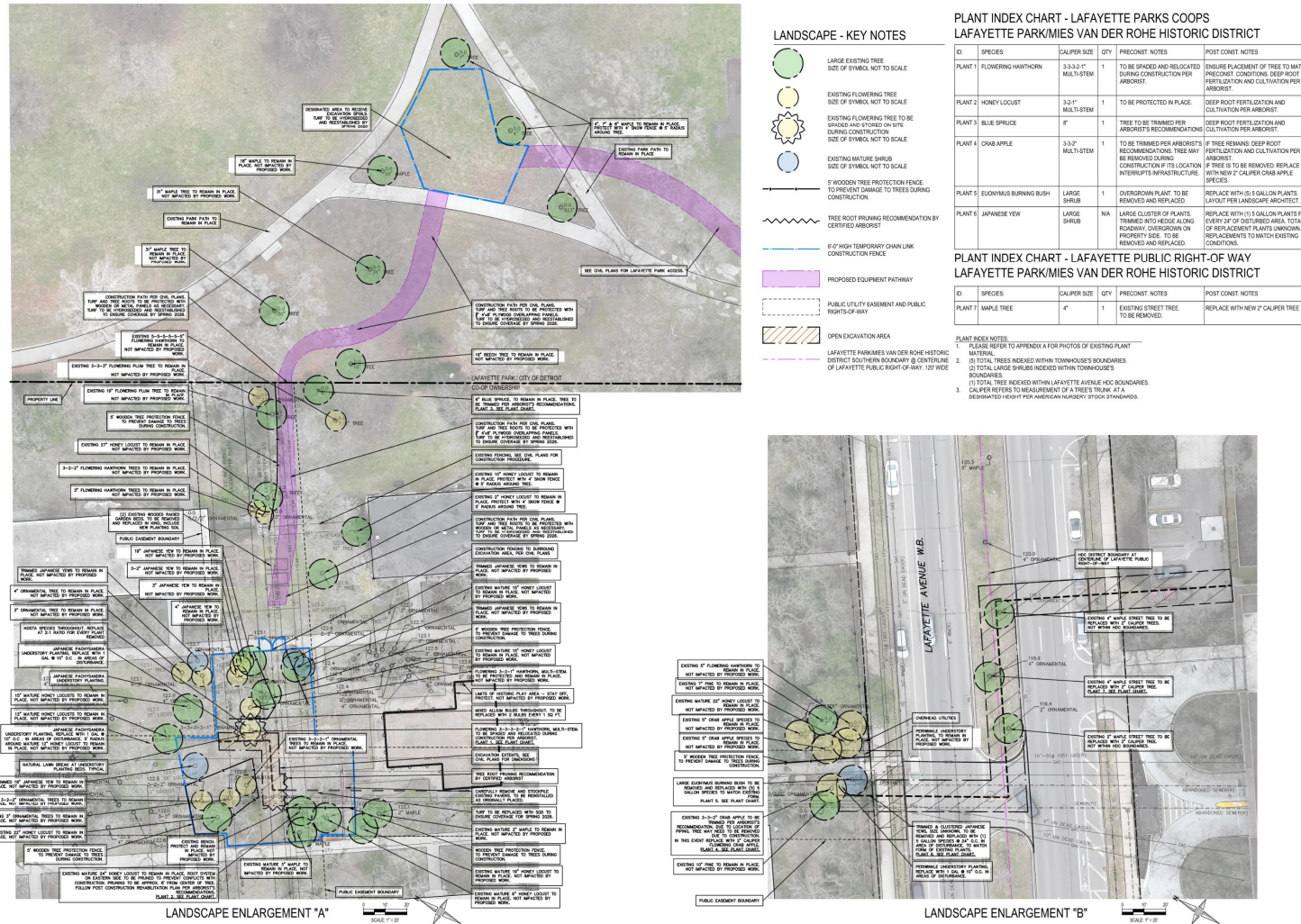


HDC Information Request

- I. Finer detail about existing landscaping around the excavation sites and the access routes to those excavation locations, including identification of all locations of vegetation.

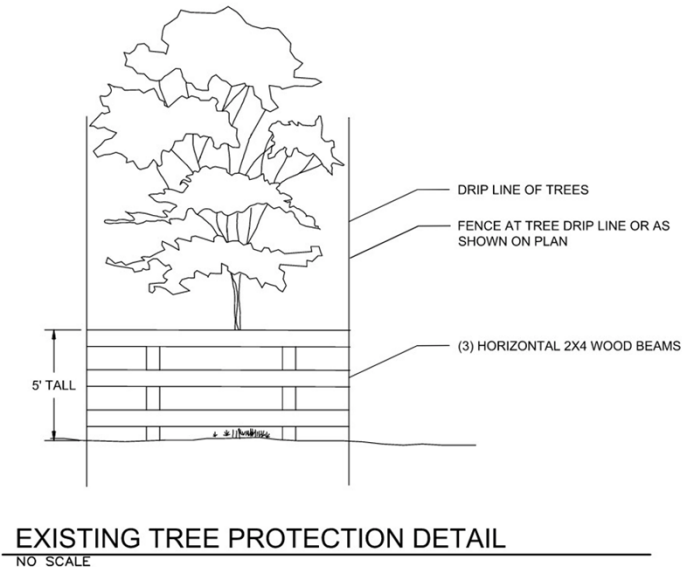


Detroit Thermal has surveyed the site with their professional land surveyor, landscape architect and certified arborist. All plant material adjacent to the proposed excavations, along the access routes and at the layout down area have been located and memorialized on the provided plan set.

HDC Information Request

II. Information about possible steps that could be taken to protect the landscape.

- a. Temporary 4'x8' plywood ground protection will be installed at key locations of the access route adjacent to tree roots within their drip line. This is a light weight, low impact solution to disperse construction equipment loading on the soil and reduce compaction.
- b. A combination of snow fence and wooden tree protection fencing will be installed to keep construction equipment away from plant material adjacent to the exaction sites. These specific locations are identified on the plans set.



HDC Information Request

III. Clearer definition of what landscape might be impacted and steps to mitigate impact.

PLANT INDEX CHART - LAFAYETTE PARKS COOPS
LAFAYETTE PARK/MIES VAN DER ROHE HISTORIC DISTRICT

ID:	SPECIES:	CALIPER SIZE	QTY	PRECONST. NOTES	POST CONST. NOTES
PLANT 1	FLOWERING HAWTHORN	3-3-3-2-1" MULTI-STEM	1	TO BE SPADED AND RELOCATED DURING CONSTRUCTION PER ARBORIST.	ENSURE PLACEMENT OF TREE TO MATCH PRECONST. CONDITIONS. DEEP ROOT FERTILIZATION AND CULTIVATION PER ARBORIST.
PLANT 2	HONEY LOCUST	3-2-1" MULTI-STEM	1	TO BE PROTECTED IN PLACE.	DEEP ROOT FERTILIZATION AND CULTIVATION PER ARBORIST.
PLANT 3	BLUE SPRUCE	8"	1	TREE TO BE TRIMMED PER ARBORIST'S RECOMMENDATIONS	DEEP ROOT FERTILIZATION AND CULTIVATION PER ARBORIST.
PLANT 4	CRAB APPLE	3-3-2" MULTI-STEM	1	TO BE TRIMMED PER ARBORIST'S RECOMMENDATIONS. TREE MAY BE REMOVED DURING CONSTRUCTION IF ITS LOCATION INTERRUPTS INFRASTRUCTURE.	IF TREE REMAINS: DEEP ROOT FERTILIZATION AND CULTIVATION PER ARBORIST. IF TREE IS TO BE REMOVED: REPLACE WITH NEW 2" CALIPER CRAB APPLE SPECIES.
PLANT 5	EUONYMUS BURNING BUSH	LARGE SHRUB	1	OVERGROWN PLANT. TO BE REMOVED AND REPLACED.	REPLACE WITH (5) 5 GALLON PLANTS. LAYOUT PER LANDSCAPE ARCHITECT.
PLANT 6	JAPANESE YEW	LARGE SHRUB	N/A	LARGE CLUSTER OF PLANTS. TRIMMED INTO HEDGE ALONG ROADWAY, OVERGROWN ON PROPERTY SIDE. TO BE REMOVED AND REPLACED.	REPLACE WITH (1) 5 GALLON PLANTS FOR EVERY 24" OF DISTURBED AREA. TOTAL # OF REPLACEMENT PLANTS UNKNOWN. REPLACEMENTS TO MATCH EXISTING CONDITIONS.

PLANT INDEX CHART - LAFAYETTE PUBLIC RIGHT-OF WAY
LAFAYETTE PARK/MIES VAN DER ROHE HISTORIC DISTRICT

ID:	SPECIES:	CALIPER SIZE	QTY	PRECONST. NOTES	POST CONST. NOTES
PLANT 7	MAPLE TREE	4"	1	EXISTING STREET TREE. TO BE REMOVED.	REPLACE WITH NEW 2" CALIPER TREE

PLANT INDEX NOTES:

1. PLEASE REFER TO APPENDIX A FOR PHOTOS OF EXISTING PLANT MATERIAL.
2. (5) TOTAL TREES INDEXED WITHIN TOWNHOUSE'S BOUNDARIES.
(2) TOTAL LARGE SHRUBS INDEXED WITHIN TOWNHOUSE'S BOUNDARIES.
(1) TOTAL TREE INDEXED WITHIN LAFAYETTE AVENUE HDC BOUNDARIES.
3. CALIPER REFERS TO MEASUREMENT OF A TREE'S TRUNK AT A DESIGNATED HEIGHT PER AMERICAN NURSERY STOCK STANDARDS.

All seven (7) of the woody plants to be impacted is identified on the plan set, each is given a number designation. Each plant is then further described along with the landscape architect and arborist's recommended preconstruction and post construction activities.

Impacted ground cover, other than standard turf grass, is identified on the plans and replacement direction is provided if impacted by the construction.

HDC Information Request

IV. Steps about what can be done to remediate landscape damage.

- a. The best way to reduce the impacts to the landscape material is to complete the protection measures and controlled preconstruction pruning from the previous sections.
- b. Follow the construction and restoration, the certified arborist will inspect the relocated and pruned trees and perform deep root fertilization. This feeding will support recovery and promote healthy regrowth. This will occur this fall, post construction and next fall in 2026 to ensure continued recovery, health and long-term resilience.



HDC Information Request

V. Excavation techniques.

Mini Excavator



Skid Steer



The excavation within the landscaped easement area of the vacated Russel and Macomb will be completed with the small equipment, using a mini excavator, skid steer, backhoe, concrete buggy and pick-up trucks.

Backhoe



Concrete Buggy



Air Compressor



Welding Rig (pickup truck)



HDC Information Request

VI. Details on how trees will be protected.

- a. As described in Section II, Protection measures will be provided for the trees and the soil.
- b. Plant material that is to remain but could be impacted by the excavation or access to sites will be pruned to provide controlled arborist led impacts to the trees. This includes above grade limb pruning and below grade root pruning both identified specifically in the plans.

Below are some advantages of root pruning.

1. **Healthy Root System:** Root pruning stimulates the development of a compact and robust root system. By trimming unnecessary or circling roots, the tree focuses on cultivating healthier roots that provide enhanced anchorage, water, and nutrient access.
2. **Reduced Tree Stress:** During transplantation or construction activities, root pruning alleviates stress on the tree, increasing its chances of survival and successful establishment.

HDC Information Request

VII. Proposed equipment staging locations and approach.

- a. The area of the vacated Macomb and Russell Streets, north of the play area, will be accessed via the Lafayette Plaisance Park off Lafayette Ave., see callout 2.
- b. The area for staging, laydown and the stockpiling of material will also be in the park, see call out 1, and will be secured with a 6ft. tall construction fence, see callout 3.



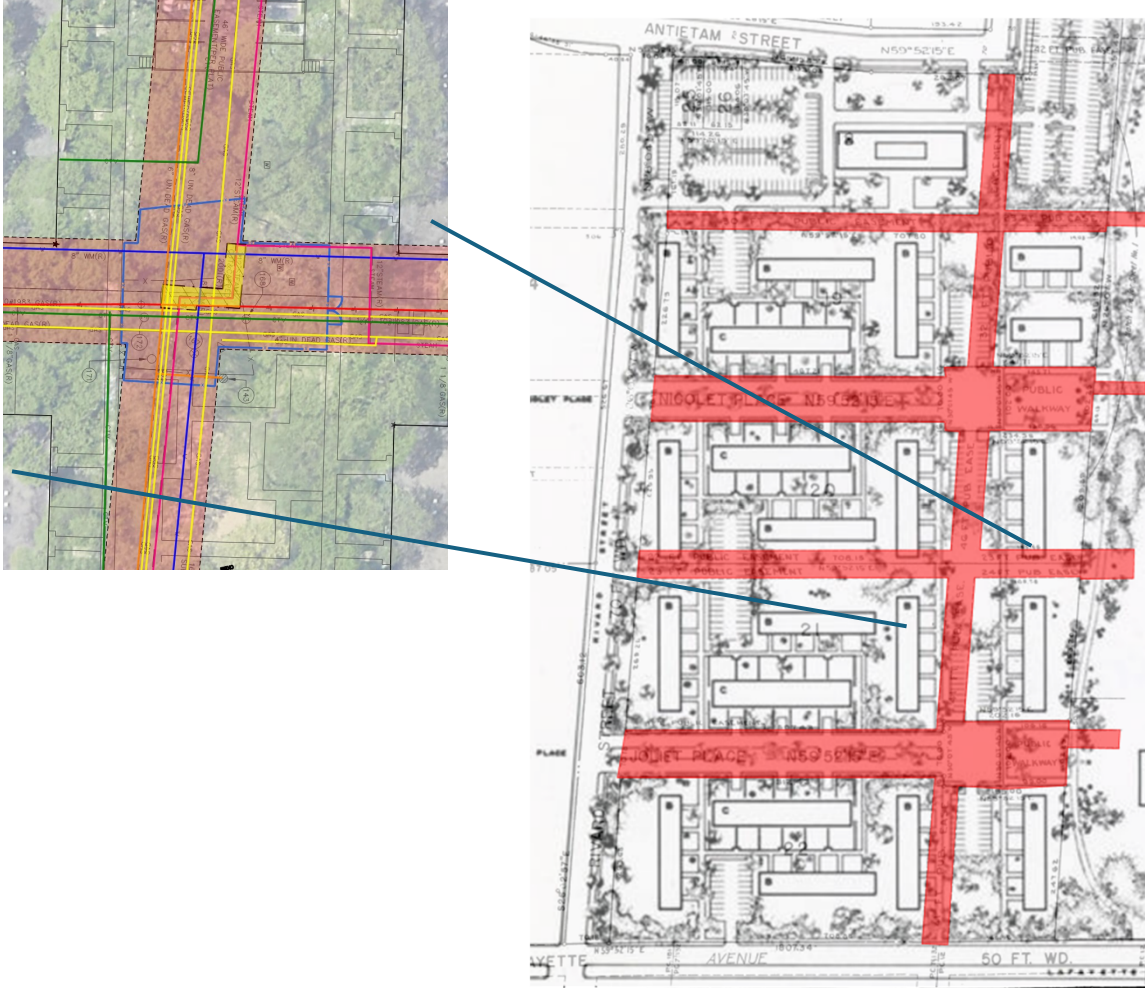
HDC Information Request

VIII. Environmental impacts of steam on tree canopy.

- a. The Nicolet Public Right-of-Way parking area stack has been removed from the proposed plan in response to residents' aesthetic concerns. A standard, on grade, Detroit Thermal cast iron manhole frame and cover are proposed for the existing manhole structure 1254.
- b. The Joliet Public Right-of-Way parking area stack has been removed from the proposed plan in response to residents' aesthetic concerns. A standard, on grade, Detroit Thermal cast iron manhole frame and cover are proposed for the existing manhole structure 1268.

HDC Information Request

IX. Potential landscape experts to help Commission better understand how roots and replanting and future work down the line could impact the landscape.



An ISA Certified Arborist, Dave Scherer, has been brought on for the project to support and provide the incorporated comprehensive tree protection and mitigation plan aimed to minimize impacts and promote the long-term health to the adjacent trees and woody plants. See the provided letter dated June 11, 2025.

There exists many utilities within the formerly vacated Rights-of-Way, now public utility easements. The original layout of the townhouses was coordinated very closely with the existing utilities and vacated Rights-of-Way, see adjacent plan. The existing utilities include Detroit Thermal, DTE electric and gas, DWSD combined sewer and water main, and data/communications. With this proposed construction completed, Detroit Thermal does not anticipate additional excavation within the easement in the foreseeable future.

APPENDIX

Steam Pipes That Provides Heat



Manhole Cover



Detroit Thermal cast iron manhole frame and cover