



1. Landscape Contractor must advise Project Landscape Architect of the start of construction min. 48 hours by email prior to commencement of work, and obtain approval for planting and paving layouts before installation. 2. Landscape Contractor must keep up-to-date record of all changes to landscape installations, including planting, paving and

3. Landscape Contractor should adhere closely to organic and geometric layouts as shown on landscape plan to ensure optimum placing, spacing and display of plantings.

4. Landscape Contractor to use discretion and judgement and reject trees or plants on site which do not meet minimum size, shape and branch growth criteria as specified on this drawing.

5. Wire baskets and burlap used to hold the root ball and rope that is tied around the root collar are to be removed at the time

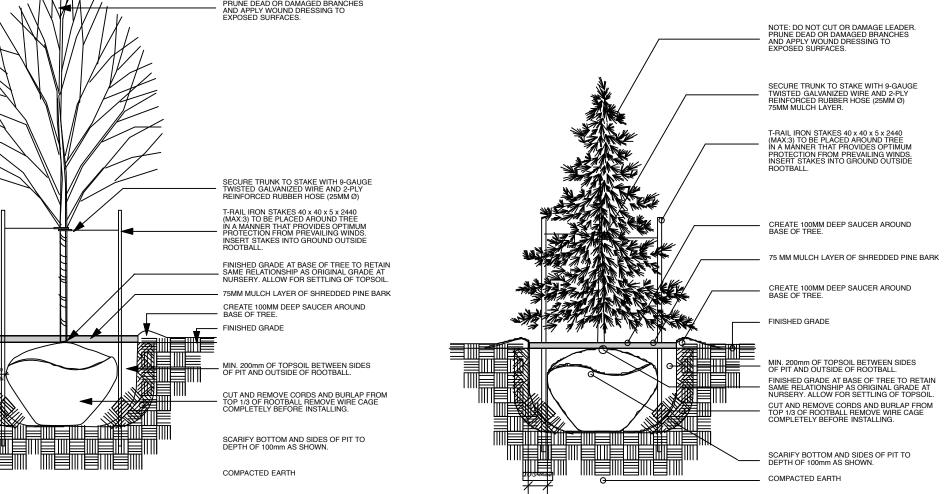
of the planting of the trees, trees planted too deep or too shallow, or without the baskets and rope removed, may be rejected at the time of the f1 inspection regardless of the length of time between the date of planting and the date of the inspection.

6. All deciduous street trees to be planted 0.6 m away from property line and 1.5 m away from any adjacent driveway, confished triangles to be planted on private property and set back as necessary to avoid conflicts sightlines, especially at

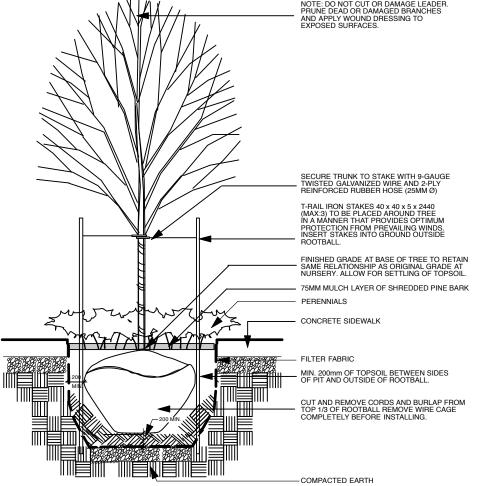
daylight triangles.
7. Locations and configurations of driveway and unit footprints are schematic only.
8. Adjust tree locations on site in accordance with utility and easement locations.

9. Before installing, establish correct locations of plant material and fencing on site by checking locations of access easements and other minimum clearances. refer to the site plan, survey plan and engineering drawings prepared by others.

10. Final locations of trees to be adjusted in accordance with building and driveway locations on site.



**CONIFEROUS TREE PLANTING** 



**DECIDUOUS TREE PLANTING (CITY SIDEWALK)** 



**GENERAL**1. DO NOT SCALE THIS DRAWING.
2. THIS DRAWING IS TO BE READ IN CONJUNCTION WITH RELATED

1. DO NOT SCALE HITS DRAWNING.
2. THIS DRAWNING IS TO BE READ IN CONJUNCTION WITH RELATED
ARCHITECTURAL/ENGINEERING DRAWNING.
3. IT IS THE RESPONSIBILITY OF THE APPROPRIATE CONTRACTOR TO CHECK AND VERIFY
ALL DIMENSIONS ON SITE AND REPORT ALL ERRORS AND/OR OMISSIONS TO THE
LANDSCAPE ARCHITECT BEFORE PROCEEDING WITH WORK.
4. CONTRACTOR MUST OBTAIN AND COMPLY WITH ALL PERTINEENT CODES AND BY-LAWS.
ALL PERMITS ARE THE RESPONSIBILITY OF THE CONTRACTOR.
5. THIS DRAWNING MUST NOT BE USED FOR CONSTRUCTION UNTIL SIGNED BY THE
LANDSCAPE ARCHITECT.
6. COPYRIGHT RESERVED. THIS DRAWING IS THE EXCLUSIVE PROPERTY OF THAKAR
ASSOCIATES DESIGN CONSULTANTS AND SHALL NOT BE USED FOR ANY PURPOSE
WHATSOEVER WITHOUT WRITTEN CONSENT. GRAPHIC SYMBOLS, DETAILS AND FORMATS
USED ON THIS DRAWING ARE COPY-RIGHTED AND MAY NOT BE COPIED, ADAPTED OR
REPRODUCED IN ANY FORM WITHOUT THE WRITTEN CONSENT OF THAKAR ASSOCIATES.
7. CONTRACTOR SHALL NOTIFY LANDSCAPE ARCHITECT BY PHONE AND FAX AT LEAST 24
HOURS IN ADVANCE OF THE COMMENCEMENT OF DEMOLITION WORK, REMOVAL OF
EXISTING VEGETATION AND THE START OF NEW CONSTRUCTION.
8. BASE INFORMATION TAKEN FROM DRAWINGS PREPARED BY STANTEC CONSULTANTS
AND PAUL COOPER ARCHITECT.

SITE LAYOUT:
1. CONTRACTOR TO STAKE OUT SITE ELEMENTS AND OBTAIN APPROVAL OF LANDSCAPE 1. CONTRACTION TO STAKE OUT SITE ELEMENTS AND OBTAIN APPHOVAL OF LANDSCAPE ARCHITECT BEFORE COMMENCING WORK.
2. ALL HORIZONTAL DIMENSIONS ARE SHOWN IN METRES AND MILLIMETRES.
3. PREMANUFACTURED ITEMS TO BE INSTALLED AS PER MANUFACTURER'S INSTRUCTIONS.
4. ALL FENCING IS TO BE INSTALLED 0.3M INSIDE PRIVATE PROPERTY PARALLEL TO THE PROPERTY LINE UNLESS OTHERWISE INDICATED.

PROPERTY LINE UNLESS OTHERWISE INDICATED.

DEMOLITION:

1. ALL EXISTING AREAS AND/OR ITEMS INDICATED FOR DEMOLITION AND REMOVAL ARE TO BE REMOVED FROM SITE.

2. DEMOLITION RUBBLE OR RUBBISH IS TO BE REMOVED FROM SITE. BACKFILLING OF RUBBLE WILL NOT BE ACCEPTED. ITEMS TO BE REMOVED INCLUDE ASSOCIATED WIRING, PIPING, FOOTINGS, AND GRANULAR SUBGRADES UNLESS INDICATED ON THE DRAWINGS AS ITEMS TO BE RETAINED.

3. TREES AND SHRUBS INDICATED TO BE REMOVED, ARE ALSO TO BE GRUBBED OUT, INCLUDING STUMPS AND ROOTS, TO A MINIMUM OF 400 MM BELOW GRADE.

4. ALL AREAS, ITEMS OR STRUCTURES DESIGNATED FOR RETENTION ON SITE ARE TO BE REINSTATED, REPLACED OR REPAIRED AT THE LANDSCAPE ARCHITECT'S OPTION AND TO THE LANDSCAPE ARCHITECT'S SATISFACTION SHOULD THESE BE DAMAGED OR DISTURBED DURING CONSTRUCTION.

PLANTING/SODDING

1. THE CONTRACTOR IS TO VERIFY THE LOCATION OF ALL UNDER-GROUND UTILITIES PRIOR TO COMMENCING WORK. PLANTING WHICH CONFLICTS WITH UNDERGROUND UTILITIES IS TO BE RELOCATED AT THE DIRECTION OF THE LANDSCAPE ARCHITECT.

2. ALL STREETSCAPE TREES EXCEPT CONIFERS ARE TO BE LOCATED WITHIN THE MUNICIPAL BOULEVARD AT A DISTANCE OF 0.6M FROM THE PROPERTY LINE.

3. NO PLANT MATERIALS SUBSTITUTIONS WILL BE ACCEPTED WITHOUT PRIOR APPROVAL FROM THE LANDSCAPE ARCHITECT.

4. ALL PLANT MATERIAL IS TO BE NURSERY GROWN STOCK, AND SHALL MEET OR EXCEED THE SPECIFICATIONS OF THE CANADIAN NURSERY TRADES ASSOCIATION. (1995) FOR SIZE, HEIGHT, SPREAD, GRADE AND METHOD OF CULTIVATION.

5. ALL EXCAVATED MATERIAL FROM PLANTING PITS TO BE REMOVED FROM SITE. BACKFILL PLANTING INSTALLATIONS WITH IMPORTED PREPARED TOPSOIL, OR STOCKPILED TOPSOIL ON SITE, SUBJECT TO LANDSCAPE ARCHITECT'S APPROVAL.

6. SODDING AND SEEDING TO BE INSTALLED ON MINIMUM 135 MM AND 150 MM DEEP LAYERS RESPECTIVELY OF PREPARED IMPORTED TOPSOIL.

7. ALL SHRUBS TO BE INSTALLED IN BEDS (EXCEPT ON SLOPES) WITH MINIMUM DEPTH OF 500 MM AND MULCHED WITH 75 MM MINIMUM LAYER OF SHREDDED PINE BARK MULCH UNLESS OTHERWISE SPECIFIED.

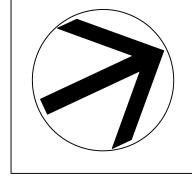
8. ALL TREES TO BE STAKED ACCORDING TO THE STANDARDS INDICATED ON THE PLANTING DETAILS.

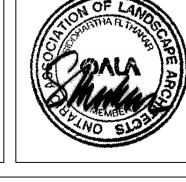
9. ALL AREAS DISTURBED DURING CONSTRUCTION, BEYOND THE PROJECT LIMITS, ARE TO BE REINSTATED TO ORIGINAL CONDITIONS AT NO ADDITIONAL EXPENSE.

10. ALL PLANT MATERIAL AND GRASS AREAS INSTALLED UNDER THIS CONTRACT SHALL BE WATERED, WEEDED AND MAINTAINED BY THE CONTRACTOR UNTIL WRITTEN ACCEPTANCE OF THE WORK BY THE LANDSCAPE ARCHITECT.

11. ARRANGEMENT AND SPACING OF PLANT MATERIAL ON SITE TO BE IN ACCORDANCE WITH GOOD HORTICULTURAL PRACTICES AND AESTHETIC CRITERIA. CONTRACTOR TO ENSURE THAT SPACING AND POSITIONING OF PLANTS ARE OPTIMIZED FOR BEST VISUAL DISPLAY, AND OUTLINES OF SHRUB BEDS AND OTHER AREAS ARE SMOOTH, UNIFORM AND SENSITIVE TO THE DESIGN INTENT.

4.	Updated street light and hydrant locations, spacng of trees, etc.	Oct. 15/19
3.	Updated site plan and associated changes to planting, amenity area	Oct. 10/19
2.	Updated site plan and associated changes to planting, amenity area	Sep. 11/1
	Cilent Review	Aug. 28/1





## **CAMPANALE HOMES**

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**BLOCK 14** MIXED USE DEVELOPMENT

LANDSCAPE PLAN

Drawn STAFF	Start Date
Scale 1:300	Dwg. No.
Job No. 288.7	_ L-1