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Legend

- 000 TREE IDENTIFICATION NUMBER
- EXISTING DECIDUOUS TREE
- EXISTING VEGETATION TO BE REMOVED.
- CRITICAL ROOT ZONE
- PROPERTY LINE

Notes

- SITE PLAN PREPARED BY SUSAN D. SMITH ARCHITECT, REV 0 DATED NOVEMBER 7, 2019.
- TOPOGRAPHIC SURVEY SUPPLIED BY ANNIS, O'SULLIVAN, VOLLEBEKK LTD. No. 19862-19, PART OF LOT 24 IN BLOCK 5, NORTH SIDE OF HOLMWOOD AVENUE, REGISTERED PLAN 26085, CITY OF OTTAWA, DATED AUGUST 13, 2019
- GEOTECHNICAL REPORT PG5051-LET.01 DATED OCTOBER 7, 2019, PREPARED BY PATERSON GROUP LTD.

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		Dwn.	Chkd.	Dsgn.

Permit-Seal



Client/Project

ART CONSTRUCTION
2472 Wyndale Crescent

3 STOREY RESIDENTIAL APARTMENT
27 MONK STREET
OTTAWA, ON

Title

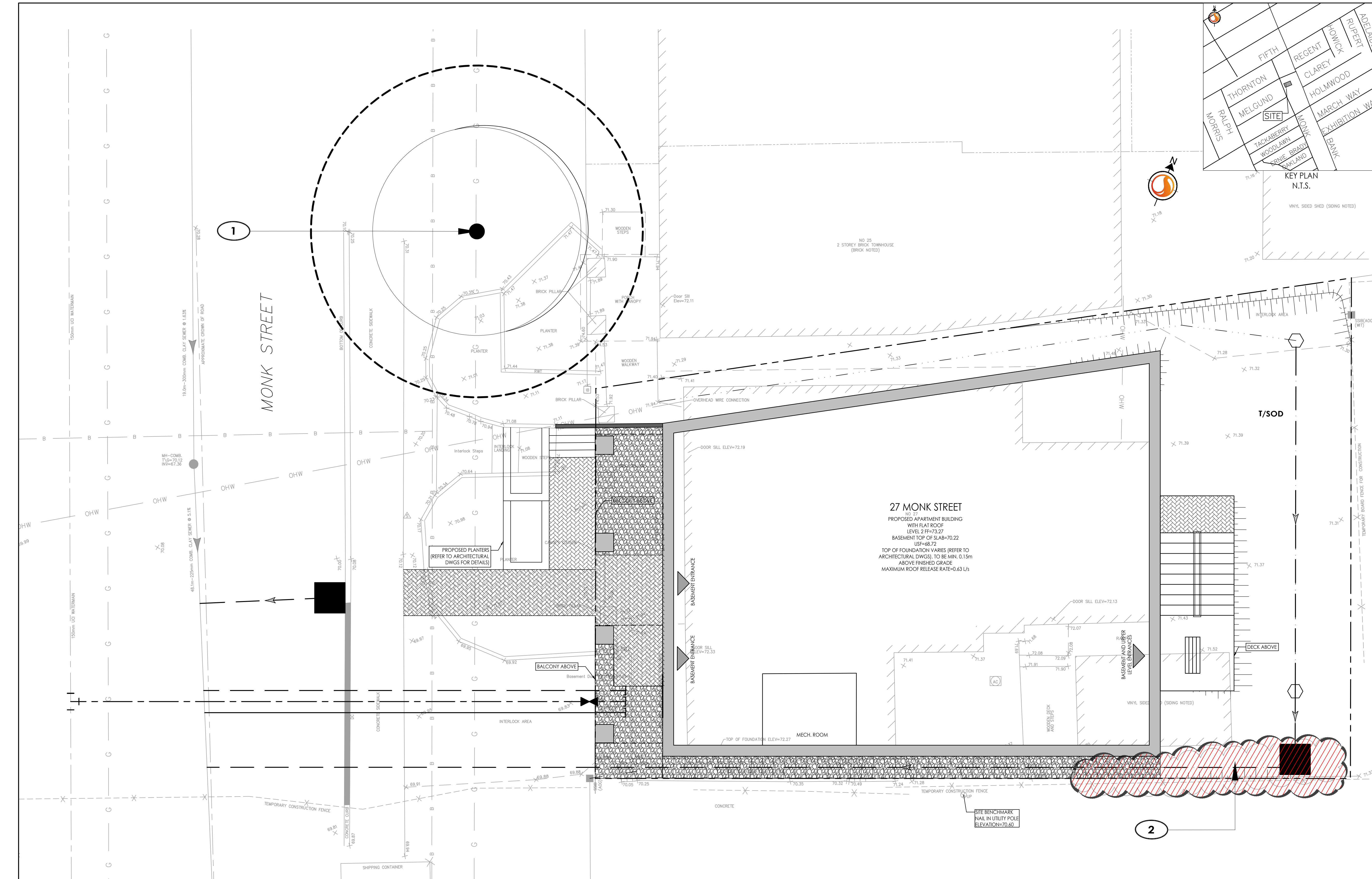
TREE PRESERVATION AND
PROPOSED DEVELOPMENT PLAN

Project No.	Scale	0 0.5 1.5 2.5m
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EXISTING VEGETATION SCHEDULE

TREE ASSESSMENT CONDUCTED: October 21, 2019

PLANT ID	BOTANICAL NAME	COMMON NAME	DBH (cm)	HEALTH/ CONDITION	REMARKS
1	Acer platanoides	Norway Maple	45	Good	Located on adjacent property; Tree shows black leaf spots, TO BE RETAINED
2	Juniperus spp.	Junipers	N/A	Fair	Shrubs, TO BE REMOVED.

NOTES - TREE PROTECTION

- THERE ARE NO EXISTING TREES EXCEEDING 10CM DBH LOCATED ON THE PROPERTY OR ON THE ADJACENT PROPERTIES LOCATED TO THE SOUTH AND TO THE EAST; ALL VEGETATION, INCLUDING TREES, HAVE BEEN REMOVED FROM THESE PROPERTIES DUE TO CONSTRUCTION AT THE TIME OF THE TREE INVENTORY ON OCTOBER 21, 2019.
- TREE #1 IS PLANTED IN A RETAINING WALL AND, HENCE, ANY CONSTRUCTION ACTIVITY ON 27 MONK STREET WILL NOT AFFECT THE CRITICAL ROOT ZONE OF THIS TREE. TREE TO BE RETAINED.

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Legend

- EXISTING DECIDUOUS TREE
- PROPOSED DECIDUOUS TREE
- PROPOSED DECIDUOUS SHRUBS
- PROPOSED CONIFEROUS SHRUBS
- PROPOSED PERENNIALS/ORNAMENTAL GRASSES
- T/SOD SOD WITH 150mm TOPSOIL
- PROPOSED UNIT PAVERS. REFER TO DETAIL 6/L300.
- PROPOSED SLAB PAVERS. REFER TO DETAIL 1/L300.
- RIVER WASHED STONES. REFER TO DETAIL 5/L300.
- PROPOSED FENCE. REFER TO DETAIL 7/L300.
- PROPERTY LINE

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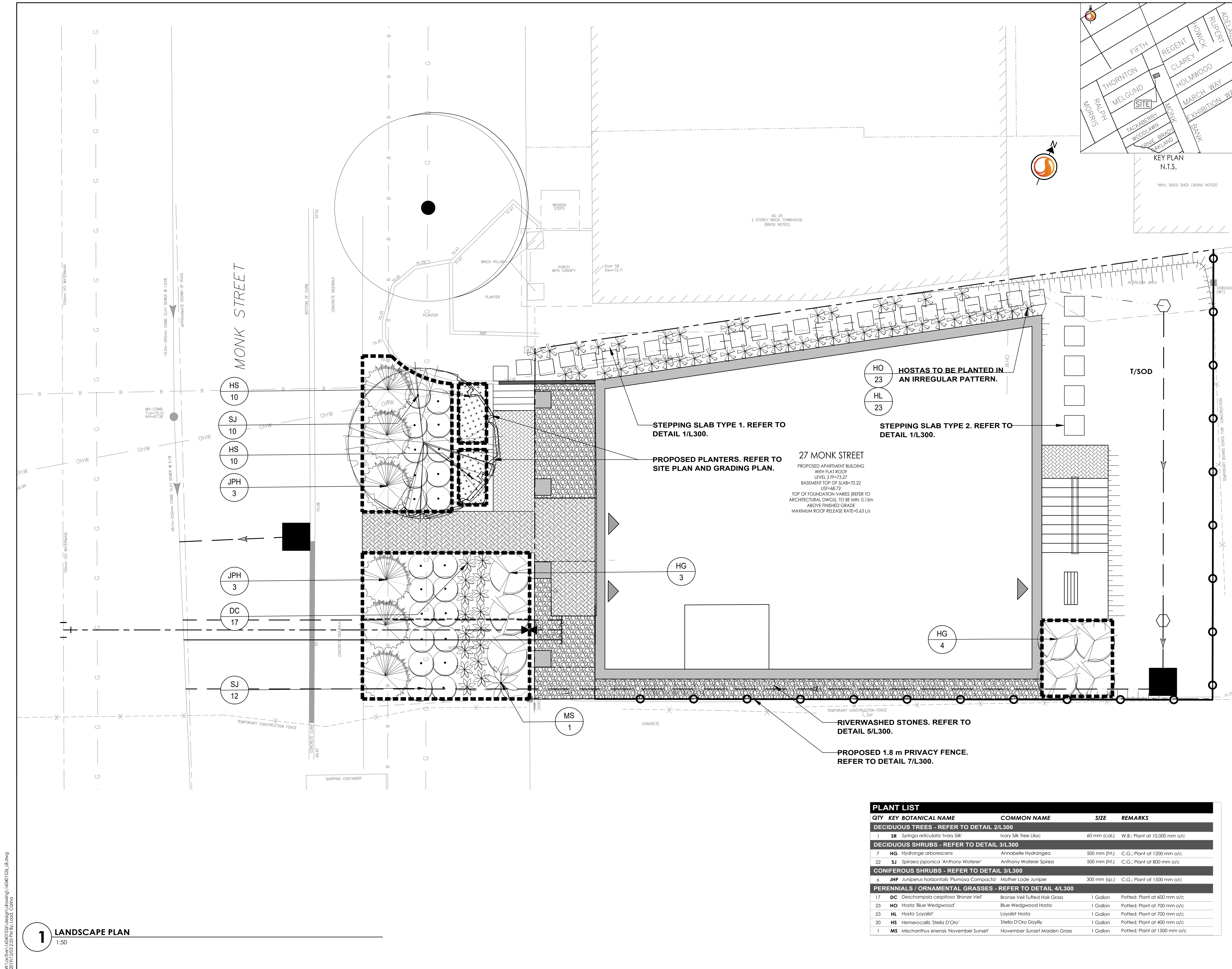
LANDSCAPE PLAN

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Drawing No.	Sheet	Revision

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QTY	KEY BOTANICAL NAME	COMMON NAME	SIZE	REMARKS
DECIDUOUS TREES - REFER TO DETAIL 2/L300				
1	SR	Syringa reticulata 'Ivory Silk'	Ivory Silk Tree Lilac	60 mm (cal.) W.B.; Plant at 10,000 mm o/c
DECIDUOUS SHRUBS - REFER TO DETAIL 3/L300				
7	HG	Hydrangea arborescens	Annabelle Hydrangea	500 mm (ht.) C.G.; Plant at 1200 mm o/c
22	SJ	Spiraea japonica 'Anthony Waterer'	Anthony Waterer Spirea	500 mm (ht.) C.G.; Plant at 800 mm o/c
CONIFEROUS SHRUBS - REFER TO DETAIL 3/L300				
6	JPH	Juniperus horizontalis 'Plumosa Compacta'	Mother Lode Juniper	300 mm (sp.) C.G.; Plant at 1500 mm o/c
PERENNIALS / ORNAMENTAL GRASSES - REFER TO DETAIL 4/L300				
17	DC	Deschampsia cespitosa 'Bronze Veil'	Bronze Veil Tufted Hair Grass	1 Gallon Potted; Plant at 600 mm o/c
23	HO	Hosta 'Blue Wedgwood'	Blue Wedgwood Hosta	1 Gallon Potted; Plant at 700 mm o/c
23	HL	Hosta 'Loyalist'	Loyalist Hosta	1 Gallon Potted; Plant at 700 mm o/c
20	HS	Hemerocallis 'Stella D'Oro'	Stella D'Oro Daylily	1 Gallon Potted; Plant at 400 mm o/c
1	MS	Miscanthus sinensis 'November Sunset'	November Sunset Maiden Grass	1 Gallon Potted; Plant at 1500 mm o/c

1. REFER TO ENGINEERING DRAWINGS FOR PROPOSED GRADING.
2. REFER TO ENGINEERING DRAWINGS FOR PROPOSED SITE SERVICING.
3. EXISTING VEGETATED AREAS ON ADJACENT PROPERTIES SHALL REMAIN AND BE PROTECTED BEFORE, DURING, AND AFTER CONSTRUCTION.
4. SOD SHALL BE KENTUCKY BLUEGRASS SOD INSTALLED OVER 135mm OF TOPSOIL. SOD SHALL BE INSTALLED THROUGHOUT WITHIN LIMIT OF WORK AND IN ALL DISTURBED AREAS OUTSIDE THE LIMIT OF WORK EXCEPT WHERE INDICATED. SOD SHALL BE INSTALLED AS PER OPSS 803.
5. CONTRACTOR TO LOCATE AND STAKE ALL UTILITIES PRIOR TO ANY WORK ON THE SITE. DO NOT PLANT DIRECTLY ABOVE UNDERGROUND UTILITIES. REPORT ANY DISCREPANCIES TO THE LANDSCAPE ARCHITECT FOR DIRECTION.
6. NO TREES SHALL BE PLANTED UNDER OVERHEAD WIRES.
7. THE LANDSCAPE ARCHITECT MAY ADJUST THE LOCATION OF PLANTING PRIOR TO PLANTING TO MINIMIZE CONFLICTS WITH UTILITIES, DRIVEWAYS AND INTERSECTION VISIBILITY.
8. CONTRACTOR SHALL SUPPLY ALL MATERIALS IN QUANTITIES SUFFICIENT TO COMPLETE WORK SHOWN ON ALL DRAWINGS. ANY DISCREPANCIES SHALL BE REPORTED TO THE LANDSCAPE ARCHITECT FOR DIRECTION.
9. DO NOT MAKE SUBSTITUTIONS OF MATERIALS, PRODUCTS OR QUANTITIES WITHOUT PRIOR WRITTEN PERMISSION OF THE LANDSCAPE ARCHITECT.
10. THE CONTRACTOR TO MAKE GOOD TO THE SATISFACTION OF THE LANDSCAPE ARCHITECT ANY AREAS DAMAGED BY THE WORK.
11. UPON THE COMPLETION OF WORK EACH DAY, REMOVE ALL DEBRIS, GARBAGE AND SURPLUS MATERIALS FROM THE SITE. KEEP THE SITE CLEAN AND USEABLE AT ALL TIMES.
12. ALL WORKMANSHIP AND MATERIALS (INCLUDING PLANTS) TO BE GUARANTEED FOR ONE FULL YEAR FOLLOWING FINAL ACCEPTANCE OF THE PROJECT BY THE LANDSCAPE ARCHITECT.
13. THE CONTRACTOR SHALL REMOVE ALL T-BAR AND WOODEN TREE STAKES PRIOR TO ASSUMPTION BY THE OWNER.
14. AT THE TIME OF INSPECTION FOR ACCEPTANCE ALL TREE PITS SHALL BE CULTIVATED, FREE OR WEEDS, LEAVES, BROKEN BRANCHES AND DEBRIS.

1. SLAB TYPE 1: "INDUSTRIA 450 SERIES PAVEN" BY TECO-BLOC OR APPROVED EQUIVALENT.
 - SIZE: 60mm x 450mm x 450mm.
 - COLOUR AND TEXTURE TO BE DETERMINED.
 - LAYOUT: IN A SINGLE LINE, AS SHOWN ON PLAN, WITH A SPACING OF 200mm BETWEEN SLABS.
 - SURROUNDING SURFACE: MULCH.
2. TYPE 2 PAVEN: "INDUSTRIA 400 SERIES PAVEN" BY TECO-BLOC OR APPROVED EQUIVALENT.
 - SIZE: 60mm x 600mm x 60mm.
 - COLOUR AND TEXTURE TO BE DETERMINED.
 - LAYOUT: IN A SINGLE LINE, AS SHOWN ON PLAN, WITH A SPACING OF 300mm BETWEEN SLABS.
 - SURROUNDING SURFACE: GRASS.



1. THE DETAILS ON THIS SHEET DO NOT REPRESENT ANY PARTICULAR SPECIES.
2. TREES AND SHRUBS AS INDICATED IN THE DETAILS REPRESENT BOTH CONIFEROUS AND DECIDUOUS SPECIES.
3. MATERIAL PLANTED IN GROUP SHALL BE SET IN CONTINUOUS PLANTING BEDS.
4. CENTRE LINE OF SHRUBS SHALL NOT BE CLOSER THAN 2.4m FROM BUILDING FACE TO PROTECT BUILDING FOOTINGS AND INSULATION.
5. PRUNING - TO SUIT SPECIES - PRUNE BRANCHES BY 1/3 TO REMOVE DAMAGED OR OBJECTIONABLE BRANCHES FOLLOWING PROPER HORTICULTURAL PRACTICE. DO NOT PRUNE LEADERS.
6. FIRMLY COMPACT BACKFILLED PLANTING MIXTURE TO ELIMINATE AIR POCKETS OR PREVENT SETTLEMENT.
7. PLANTING MATERIAL QUALITY STANDARDS:
 - ALL PLANT MATERIALS TO CONFORM TO THE CANADIAN NURSERY LANDSCAPE ASSOCIATION FOR VARIETY, SIZE AND CONDITION;
 - PLANT MATERIAL COLLECTED FROM WILD SOURCES WILL NOT BE ACCEPTED;
 - LANDSCAPE ARCHITECT RESERVES THE RIGHT TO REFUSE ACCEPTANCE OF ANY PLANT DISPLAYING POOR GROWTH HABITS, INJURY OR DISEASE;
 - ANY PLANTS THAT DO NOT CONFORM TO THE ABOVE STANDARDS WILL BE PROMPTLY REMOVED FROM THE SITE BY THE CONTRACTOR AND REPLACED WITH MATERIAL OF ACCEPTABLE QUALITY AT NO ADDITIONAL COST TO THE PROJECT.
8. TOPSOIL:
 - SOIL TEXTURE BASED ON THE CANADIAN SYSTEM OF SOIL CLASSIFICATION TO CONSIST OF:
 - CLAY: 14-20%
 - SILT: 0-35%
 - SAND: 45-70%
 - ORGANIC MATERIAL: 4-10%
 - pH: 6-8
 - SPREAD TOPSOIL TO FOLLOWING MINIMUM DEPTHS AFTER SETTLEMENTS UNLESS OTHERWISE NOTED ON DETAILS:
 - 300mm FOR PERENNIALS
 - 500mm FOR SHRUB BEDS
 - 1000mm FOR TREE PLANTING
9. MULCH:
 - MULCH SHALL BE SHREDDED WOOD VARYING IN SIZE FROM 25-125mm IN LENGTH FROM CONIFEROUS TREES,

1. BEDDING SAND SHALL BE MANUFACTURED SAND FOR BEDDING. IT SHALL BE HARD, DURABLE, CRUSHED STONE PARTICLES, CONFORMING TO GRADATION OF CONCRETE SAND AS SPECIFIED IN CSA A23.1. DO NOT USE LIMESTONE SCRUBBING, STONE DUST OR JOINT SAND FOR BEDDING SAND.
2. JOINT SAND SHALL BE HARD, DURABLE ANGULAR PARTICLES, FREE FROM CLAY LUMPS, CEMENTATION, ORGANIC MATERIAL, FROZEN MATERIAL AND OTHER DELETERIOUS MATERIALS. JOINT SAND SHALL FILL SPACES BETWEEN PAVERS.
3. PASS MECHANICAL PLATE VIBRATOR OVER UNIT PAVING TO ACHIEVE COMPACTION OF SAND IN JOINTS. ENSURE JOINTS ARE FULL AT COMPLETION OF COMPACTION.
4. SURFACE OF FINISHED PAVEMENT SHALL BE FREE FROM DEPRESSIONS EXCEEDING 3mm AS MEASURED WITH 3m STRAIGHT EDGE.
5. ALL MEASUREMENTS ARE IN MILLIMETERS UNLESS STATED OTHERWISE.



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LANDSCAPE DETAILS AND NOTES

Revision

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