

GENERAL NOTES:

- ALL WORK TO CONFORM TO THE LATEST CITY OF OTTAWA STANDARD DRAWINGS AND SPECIFICATIONS AS WELL AS THE LATEST ONTARIO PROVINCIAL STANDARD DRAWINGS AND SPECIFICATIONS.
- UNLESS INDICATED OTHERWISE, ALL WORK WITHIN THE CITY RIGHT-OF-WAY SHALL BE UNDERTAKEN IN ACCORDANCE WITH CITY OF OTTAWA DESIGN STANDARDS AND SPECIFICATION, ONTARIO PROVINCIAL STANDARDS MAY, SUBJECT TO THE APPROVAL OF THE CITY OF OTTAWA, BE USED WHERE NO STANDARD OR SPECIFICATION IS NOTED.
- ANY DISCREPANCIES BETWEEN SITE CONDITIONS AND THE DRAWINGS MUST BE REPORTED TO THE CONSULTANT PRIOR TO COMMENCEMENT OF CONSTRUCTION AND APPROPRIATE ACTION TAKEN TO THE SATISFACTION OF THE CITY OF OTTAWA.
- SIDEWALK SPACE TO MAINTAIN A MINIMUM 2.0M PEDESTRIAN CLEARWAY.
- THE CONTRACTOR SHALL REVIEW ALL DRAWINGS AND SPECIFICATIONS TO DETERMINE THE TOTAL SCOPE OF WORK AND ALL REQUIRED COORDINATIONS.
- THE CONTRACTOR IS RESPONSIBLE FOR A THOROUGH SITE EXAMINATION TO SATISFY HIM OR HERSELF AS TO THE ACTUAL SITE CONDITIONS PRIOR TO SUBMISSION OF BIDS.
- CONTRACTOR SHALL VERIFY ALL EXISTING UTILITY LOCATIONS PRIOR TO EXCAVATION.
- ALL PROPOSED WORK LINES ARE PARALLEL OR PERPENDICULAR TO THE LINES FROM WHICH THEY ARE MEASURED UNLESS OTHERWISE NOTED.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR DOCUMENTING THE LOCATIONS OF ALL SITE ELEMENTS TO BE RESET IN THEIR SAME HORIZONTAL LOCATION.
- ANY AREA OUTSIDE THE LIMIT OF WORK THAT IS DISTURBED SHALL BE RESTORED TO ITS ORIGINAL CONDITION BY THE CONTRACTOR AT NO COST TO THE OWNER.
- REQUIRED SHOP DRAWINGS SHALL BE BASED ON FIELD MEASUREMENT AND LAYOUT VERIFICATION BY THE CONTRACTOR.
- ALL LINE AND GRADE WORK AS PER DRAWINGS AND SPECIFICATIONS SHALL BE LAID OUT BY A REGISTERED CIVIL ENGINEER OR SURVEYOR ENGAGED BY THE GENERAL CONTRACTOR.
- STORAGE AREAS FOR CONTRACTOR'S EQUIPMENT AND MATERIALS SHALL BE IN AND WITHIN LIMITS OF WORK AS SHOWN ON PLANS AND AS APPROVED BY THE LANDSCAPE ARCHITECT

ISSUED FOR

1	2021-06-25	ISSUED FOR OPA/ZBLA
2	2021-11-19	RE-ISSUED FOR OPA/ZBLA
3	2022-06-30	ISSUED FOR SPA
4	2022-12-09	ISSUED FOR SPA

METRIC

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ARCHITECT

DIALOG
 35 JOHN STREET #500
 TORONTO, ON M5V 3G6
 Tel: 416-966-0220

URBAN PLANNER

FOTENN
 396 COOPER ST. SUITE 300
 OTTAWA, ON K2P 2H7
 Tel: 613-730-5709

LANDSCAPE ARCHITECT

DIALOG
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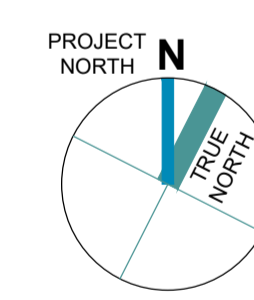
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 Tel: (613) 745-6471

HERITAGE CONSULTANT

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SEAL



1186-1194
 WELLINGTON ST W

OTTAWA, ON K1Y 2Z5

LANDSCAPE MATERIALS PLAN

DRAWN: EB
 PLOT DATE: 2021-06-23

CHECKED: BM

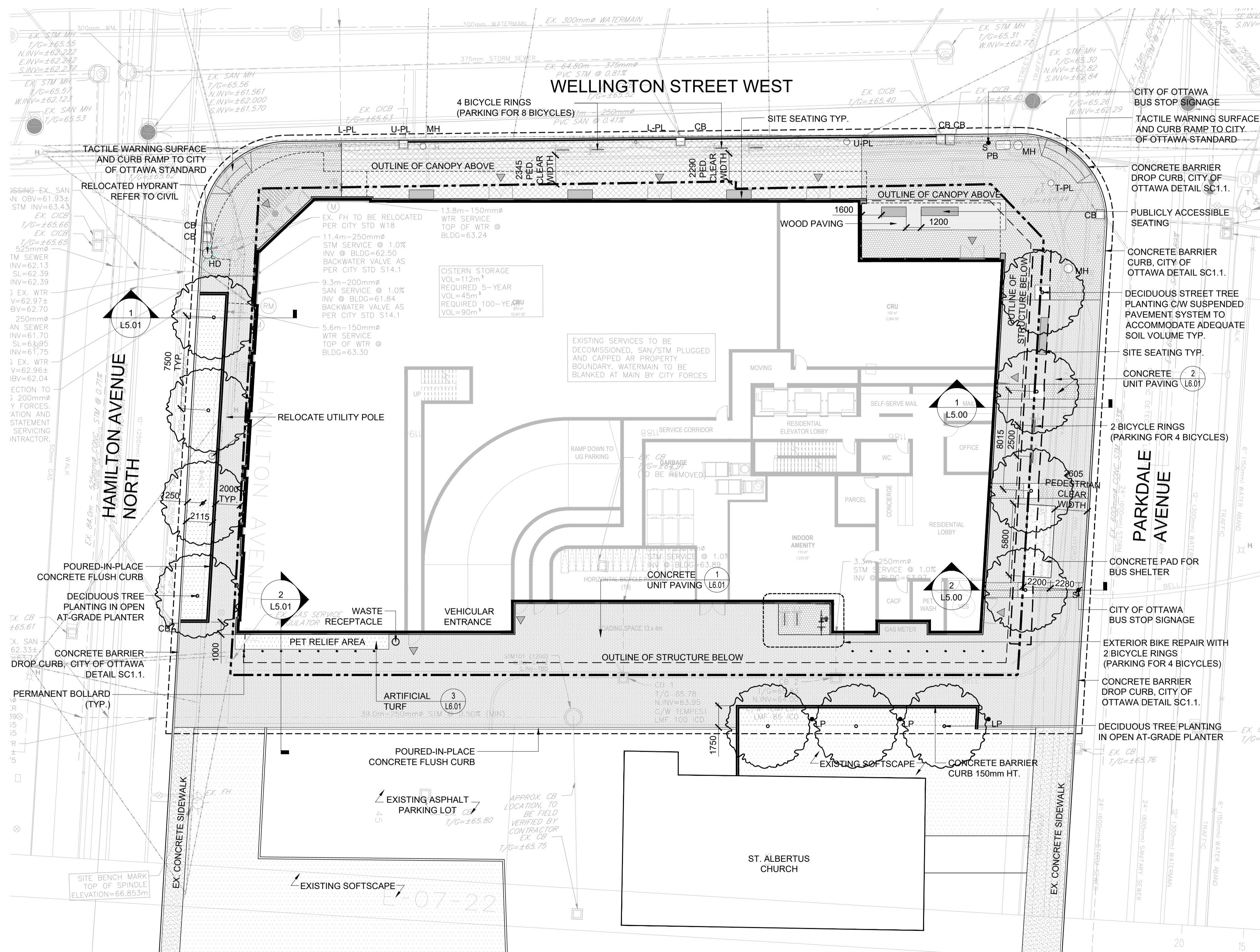
L1.00

ON100020-WELLINGTON

D07-12-22-0105, D01-01-21-00011 & D02-02-21-0062 #18573

LEGEND

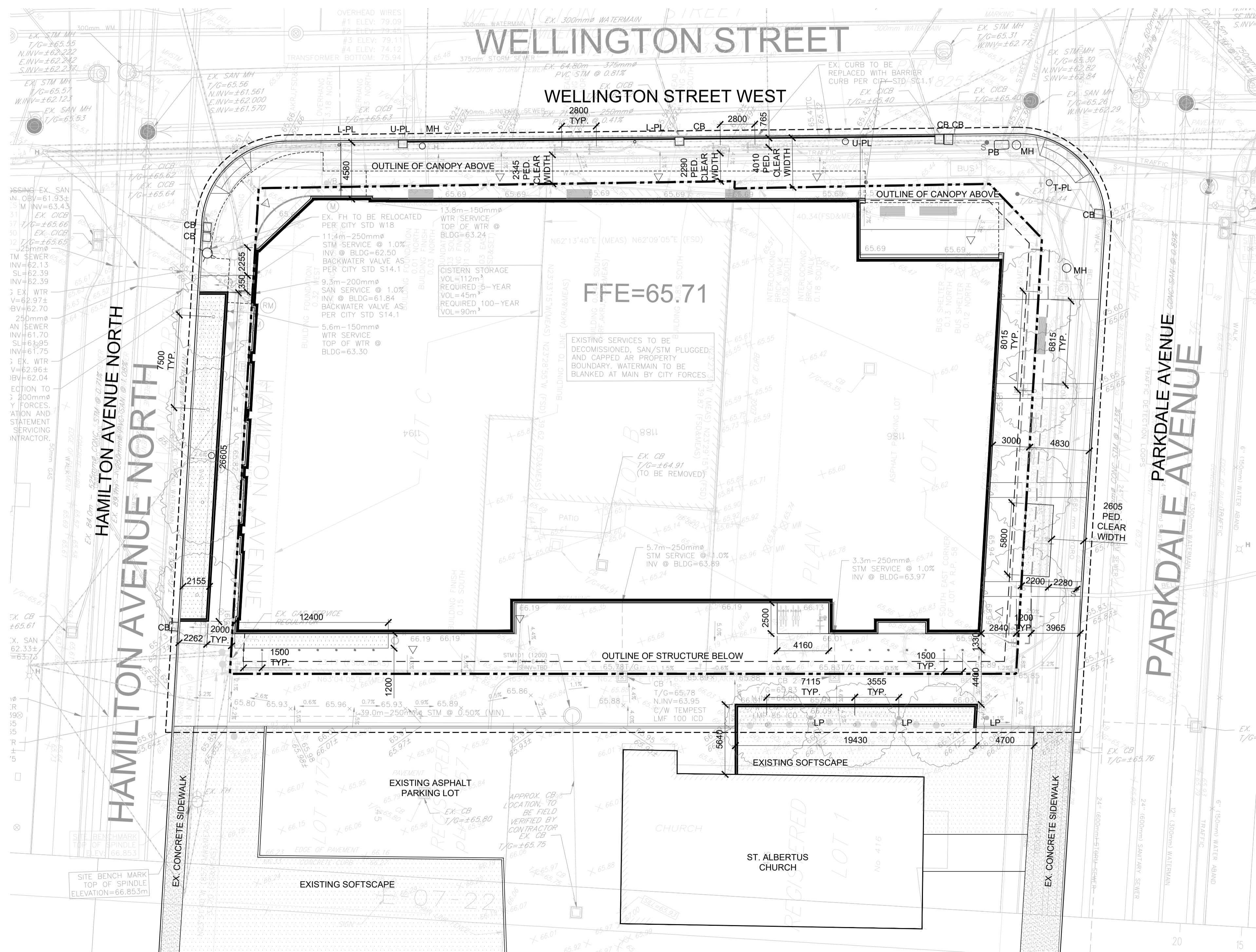
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	PROJECT BOUNDARY		EXISTING MANHOLE		DECIDUOUS TREE
	OVERHEAD CANOPY		EXISTING PULLBOX		BIKE RACK
	STRUCTURE BELOW		EXISTING TRAFFIC POLE		BOLLARD
	SOIL TRENCH		EXISTING LIGHT POLE		PROPOSED LIGHT POLE
	UNIT PAVING		EXISTING UTILITY POLE		PROPOSED SIGN
	ACCENT UNIT PAVING		EXISTING HYDRANT		
	WELLINGTON STREETScape PAVING		BUILDING ENTRANCE/EXIT		



1 MATERIALS PLAN
 L1.00 SCALE: 1:200

LEGEND

	PROPERTY LINE		CB EXISTING CATCH BASIN		DECIDUOUS TREE
	PROJECT BOUNDARY		MH EXISTING MANHOLE		BIKE RACK
	OVERHEAD CANOPY		PB EXISTING PULLBOX		BOLLARD
	STRUCTURE BELOW		T-PL EXISTING TRAFFIC POLE		PROPOSED LIGHT POLE
	SOIL TRENCH		L-PL EXISTING LIGHT POLE		PROPOSED SIGN
			U-PL EXISTING UTILITY POLE		
			HD EXISTING HYDRANT		
			BUILDING ENTRANCE/EXIT		



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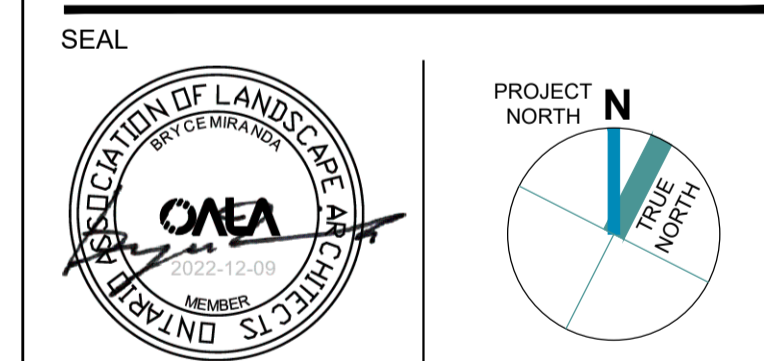
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 WELLINGTON ST W
 OTTAWA, ON K1Y 2Z5

LAYOUT PLAN

DRAWN: EB
 PLOT DATE: 2021-06-23
 CHECKED: BM

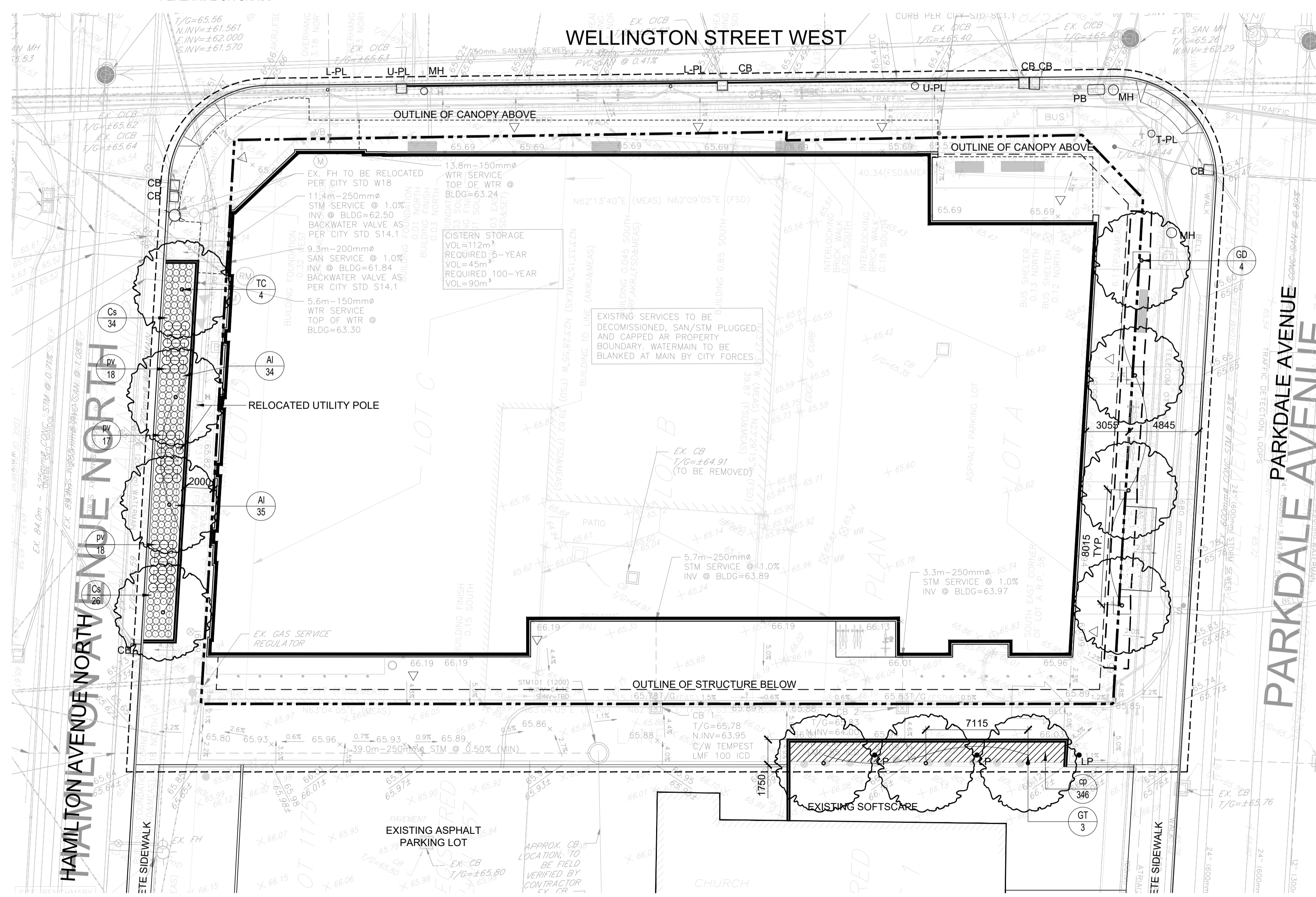
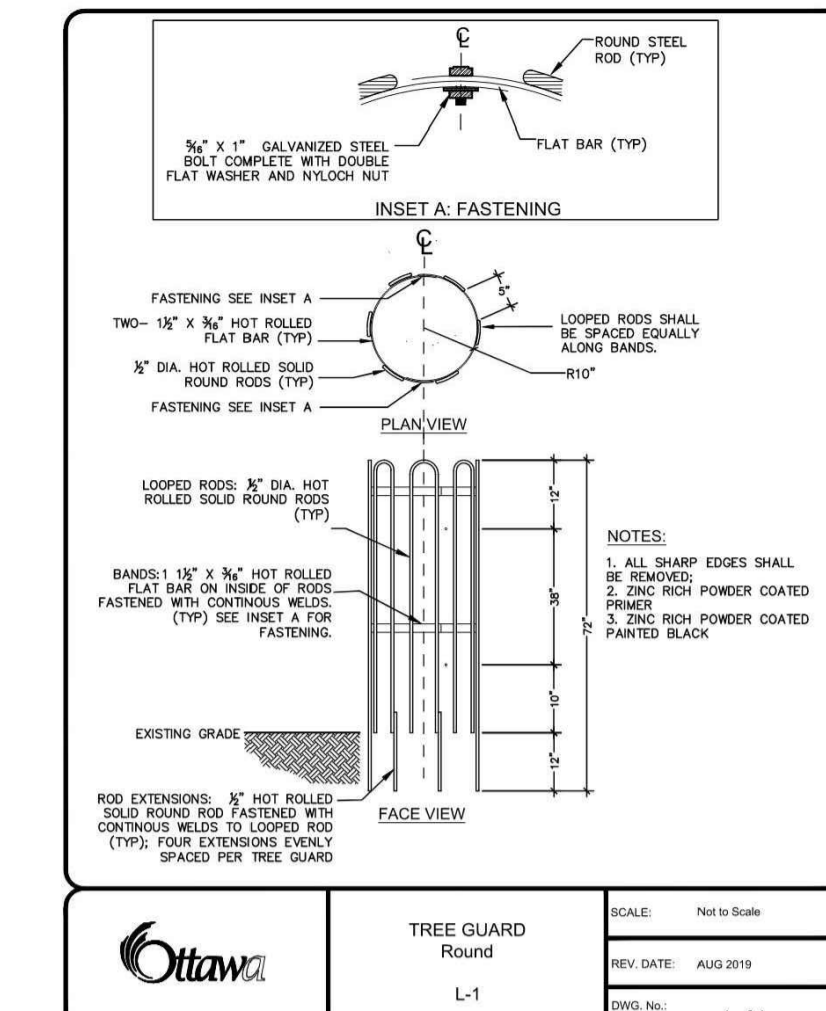
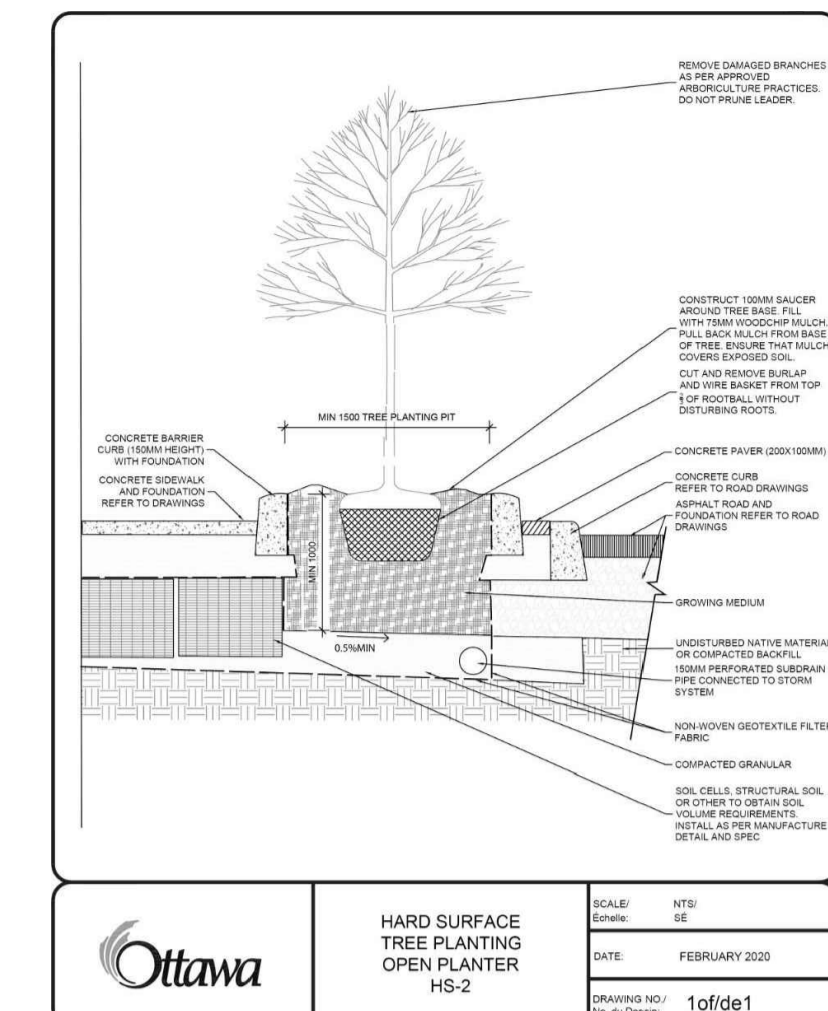
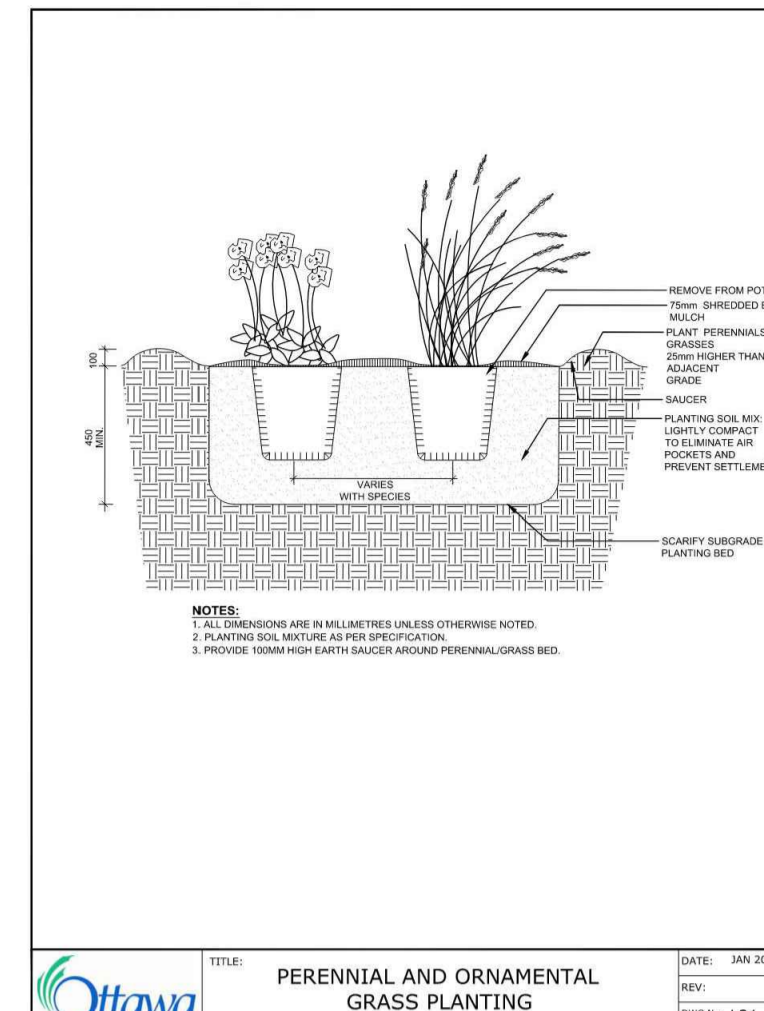
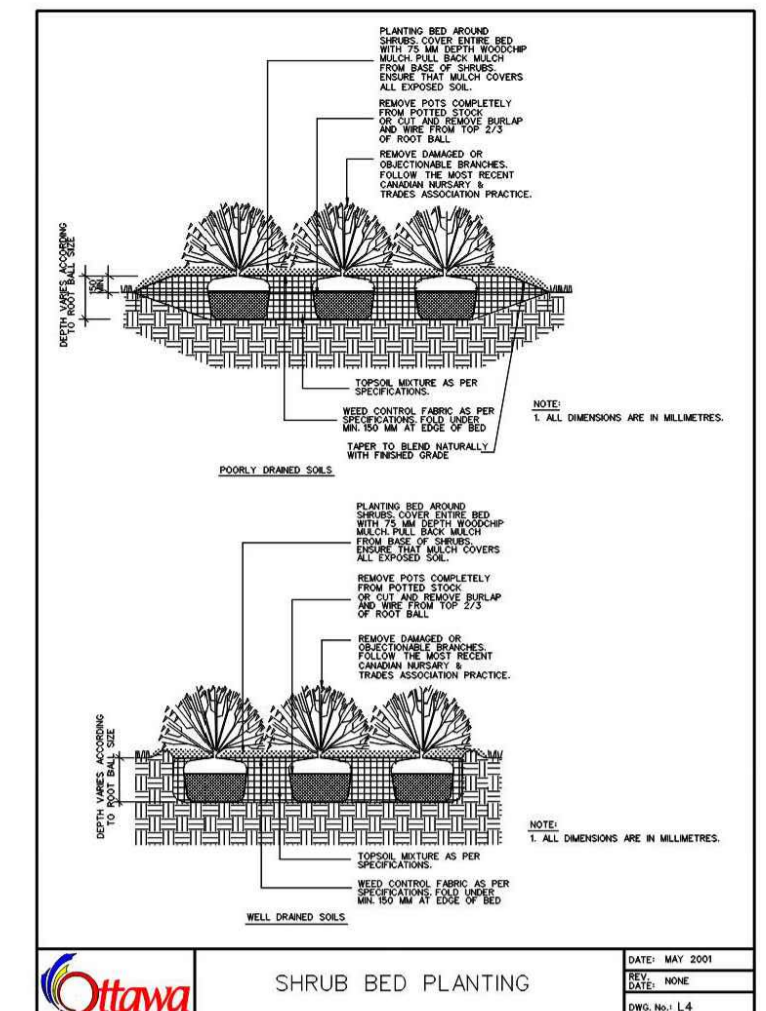
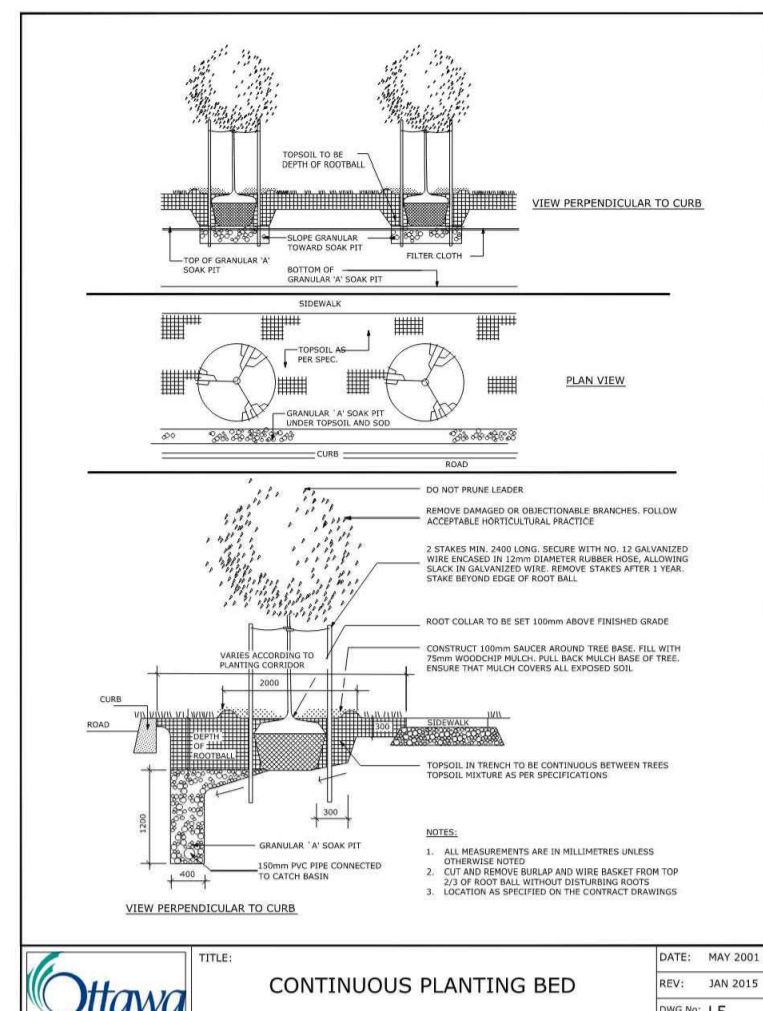
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1 LAYOUT PLAN
 SCALE: 1:200

D07-12-22-0105, D01-01-21-00011 & D02-02-21-0062

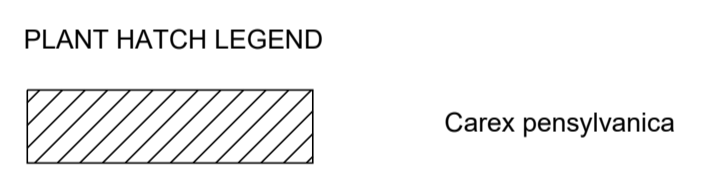
LEGEND

- PROPERTY LINE
- PROJECT BOUNDARY
- OVERHEAD CANOPY
- STRUCTURE BELOW
- SOIL TRENCH
- EXISTING CATCH BASIN
- EXISTING MANHOLE
- EXISTING PULLBOX
- EXISTING TRAFFIC POLE
- EXISTING LIGHT POLE
- EXISTING UTILITY POLE
- EXISTING HYDRANT
- BUILDING ENTRANCE/EXIT
- DECIDUOUS TREE
- BIKE RACK
- BOLLARD
- PROPOSED LIGHT POLE
- DECIDUOUS SHRUB, PERENNIAL OR GRASS



PLANT SCHEDULE

TREES					
KEY	QTY	BOTANICAL NAME	COMMON NAME	CONTAINER	SPACING
GD	4	<i>Gymnocladus dioica</i> 'Espresso'	Espresso Kentucky Coffee Tree	WB	50mm AS SHOWN
GT	3	<i>Gleditsia triacanthos</i> var. <i>inermis</i>	Thornless Honeylocust	WB	50mm AS SHOWN
TC	4	<i>Tilia cordata</i> 'Summer Sprite' (Halka)	Summer Sprite Linden	WB	50mm AS SHOWN
SHRUBS					
KEY	QTY	BOTANICAL NAME	COMMON NAME	CONTAINER	SPACING
AI	69	<i>Aronia</i> x <i>Low Scape Mound</i>	Low Scape Mound Chokeberry	2 gal	450mm O.C.
Cs	60	<i>Cornus sericea</i> 'Kelsey'	Kelsey Red Osier Dogwood	3 gal	450mm O.C.
PERENNIALS & GRASSES					
KEY	QTY	BOTANICAL NAME	COMMON NAME	CONTAINER	SPACING
pv	53	<i>Panicum virgatum</i> 'Northwind'	Northwind Switch Grass	1 gal	600mm O.C.
cp	346	<i>Carex pensylvanica</i>	Pennsylvania sedge	1 gal	300mm O.C.



- PLANTING NOTES:**
- PLANTING BEDS: CONTINUOUS 100mm MULCH AROUND TREES AND SHRUBS. 150mm AWAY FROM TREE TRUNKS OF NEW TREES. INSTALL CONTINUOUS DEPTH OF 450mm DEPTH OF PLANTING SOIL IN SHRUB BEDS.
 - SCARIFY SURFACE OF SUBSOIL PRIOR TO PLANTING.
 - PRUNING: PRUNE TREE AND SHRUB BRANCHES AS REQUIRED ONLY TO REMOVE DEAD OR DAMAGED BRANCHES AND AS DIRECTED BY LANDSCAPE ARCHITECT. DO NOT PRUNE OR DAMAGE LEADER. RETAIN NORMAL TREE/SHRUB FORM.
 - CUT AND REMOVE BURLAP FROM TOP 2/3 OF BURLAPPED TREE ROOTBALLS. CUT TWO RUNS OF WIRE FROM TOP OF WIRE BASKETS.
 - REMOVE SHRUBS FROM FIBRE POT.
 - TREE STAKES TO BE REMOVED AT THE END OF THE GUARANTEE PERIOD, PRIOR TO THE RELEASE OF THE LETTER OF CREDIT.
 - LIGHTLY COMPACT PLANTING SOIL MIX TO ELIMINATE AIR POCKETS AND PREVENT SETTLEMENT.
 - INSTALL PLASTIC RODENT GUARD TO BE WRAPPED AROUND TREE TRUNKS.
 - TREES TO BE WATERED WEEKLY DURING NON-DORMANT SEASONS THROUGHOUT THE 2-YEAR PLANTING WARRANTY PERIOD.

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PROJECT NORTH

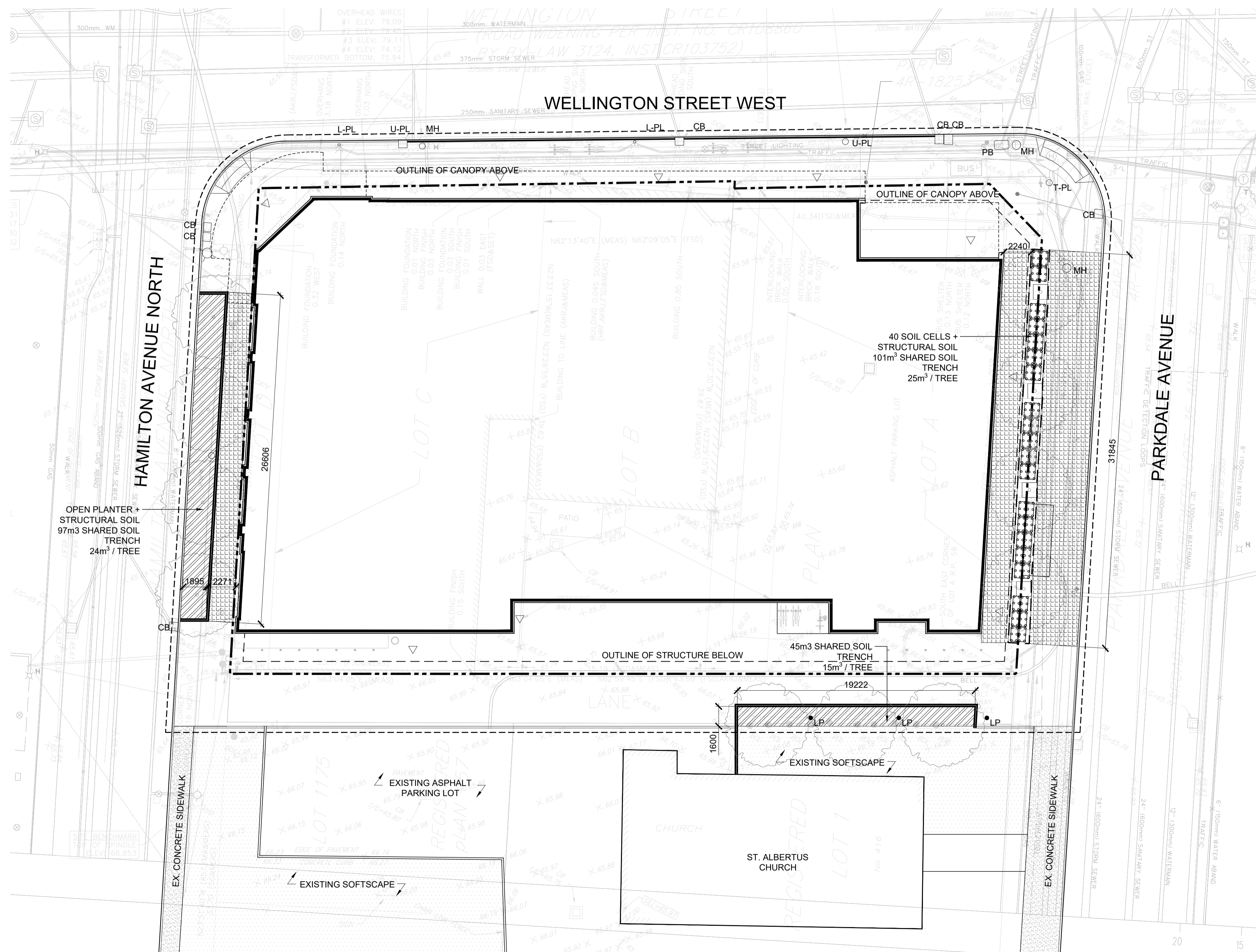
1186-1194
WELLINGTON ST W
OTTAWA, ON K1Y 2Z5

PLANTING PLAN

DRAWN: EB
PLOT DATE: 2021-06-23
CHECKED: BM

L3.00

LEGEND			
	PROPERTY LINE		CB EXISTING CATCH BASIN
	PROJECT BOUNDARY		MH EXISTING MANHOLE
	OVERHEAD CANOPIY		PB EXISTING PULLBOX
	STRUCTURE BELOW		T-PL EXISTING TRAFFIC POLE
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	PLANTING SOIL		U-PL EXISTING UTILITY POLE
	STRUCTURAL SOIL		HD EXISTING HYDRANT
	SOIL CELL		BUILDING ENTRANCE/EXIT
			DECIDUOUS TREE
			BIKE RACK
			BOLLARD
			PROPOSED LIGHT POLE
			PROPOSED SIGN



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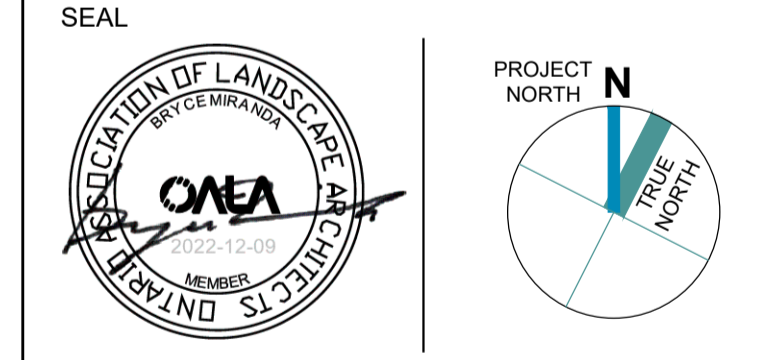
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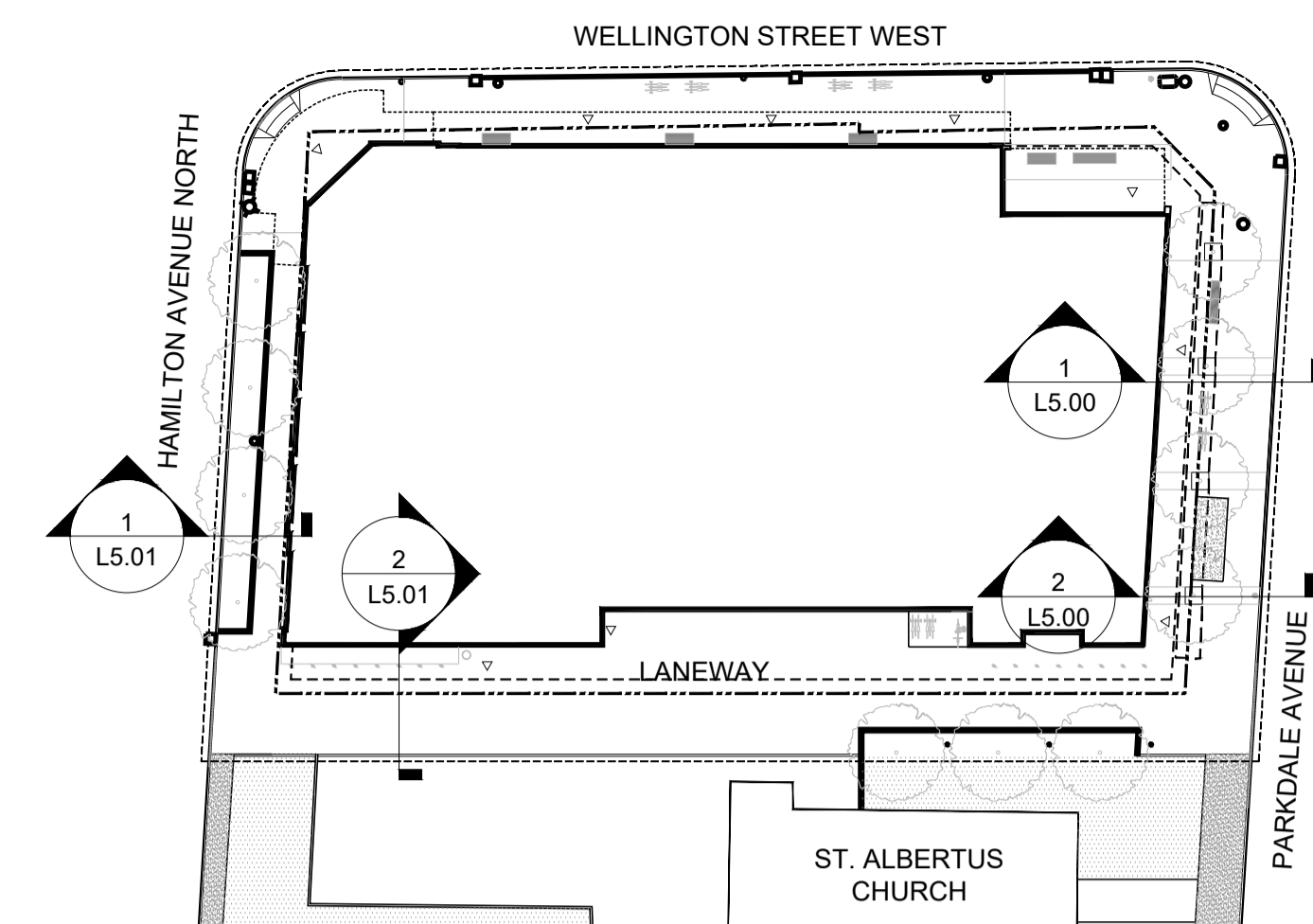
SOILS PLAN

DRAWN: EB
 PLOT DATE: 2021-06-23
 CHECKED: BM

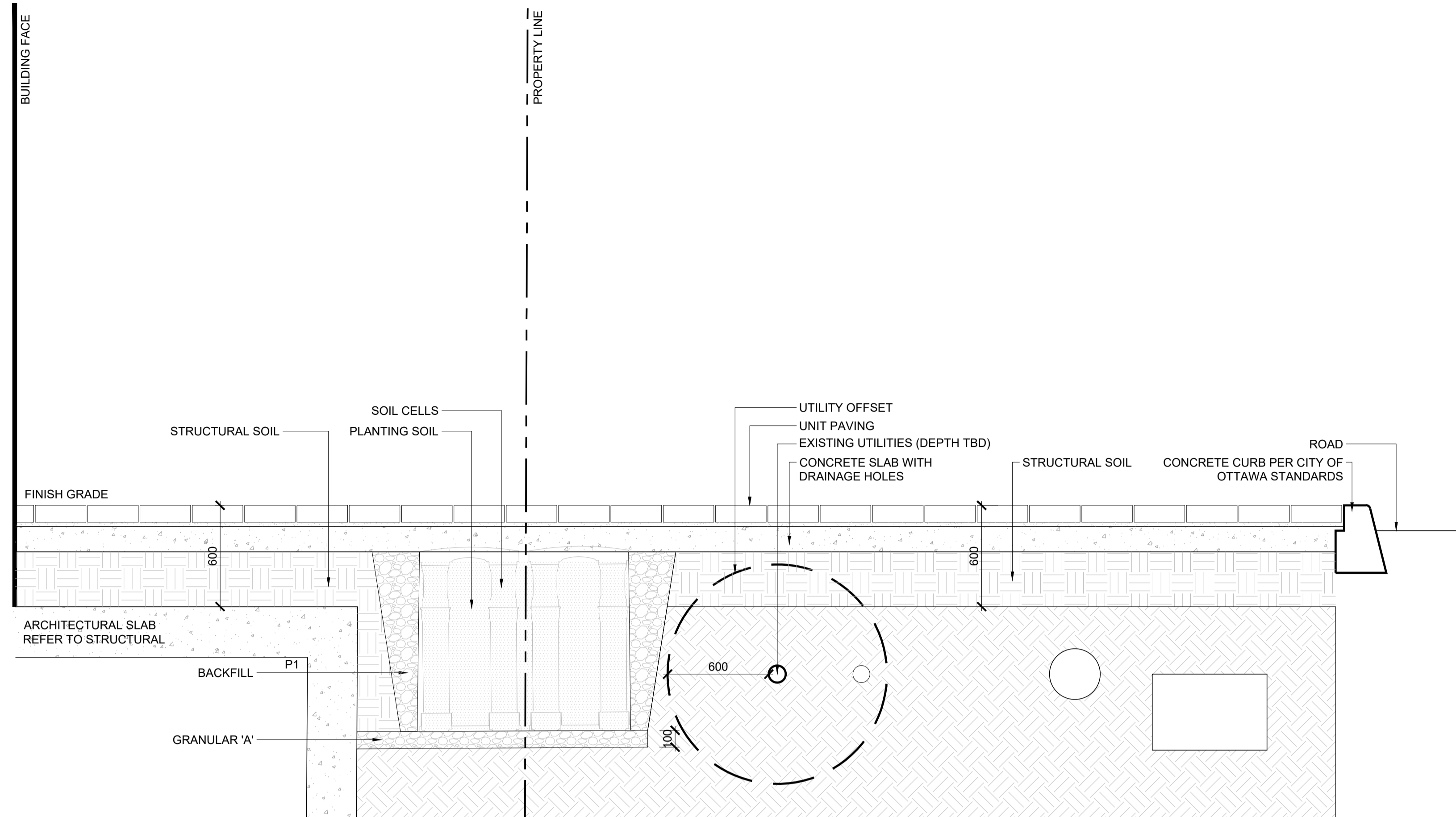
L4.00

1 SOILS PLAN
 L4.00 SCALE: 1:200

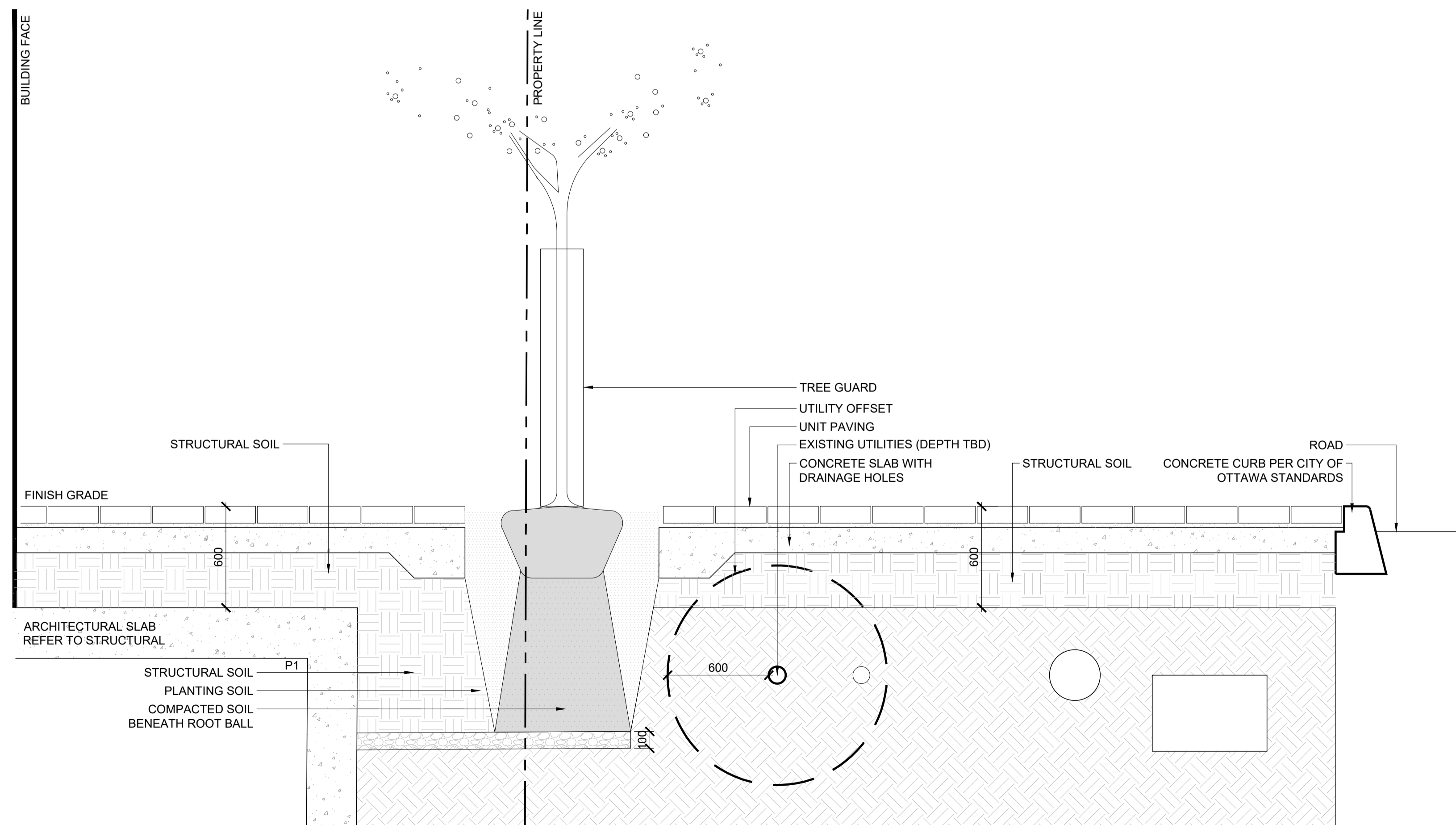
D07-12-22-0105, D01-01-21-0011 & D02-02-21-0062 #18573



0 KEY PLAN
L5.00 SCALE: 1:500



1 SECTION THROUGH SOIL CELLS
L5.00 SCALE: 1:20



2 SECTION THROUGH TREE GRATE
L5.00 SCALE: 1:20

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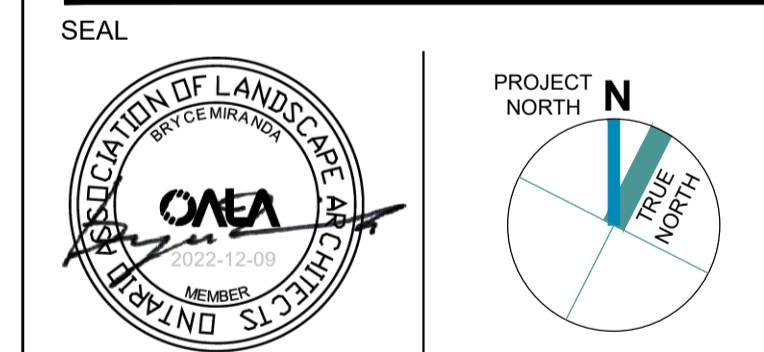
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**1186-1194
WELLINGTON ST W**
OTTAWA, ON K1Y 2Z5

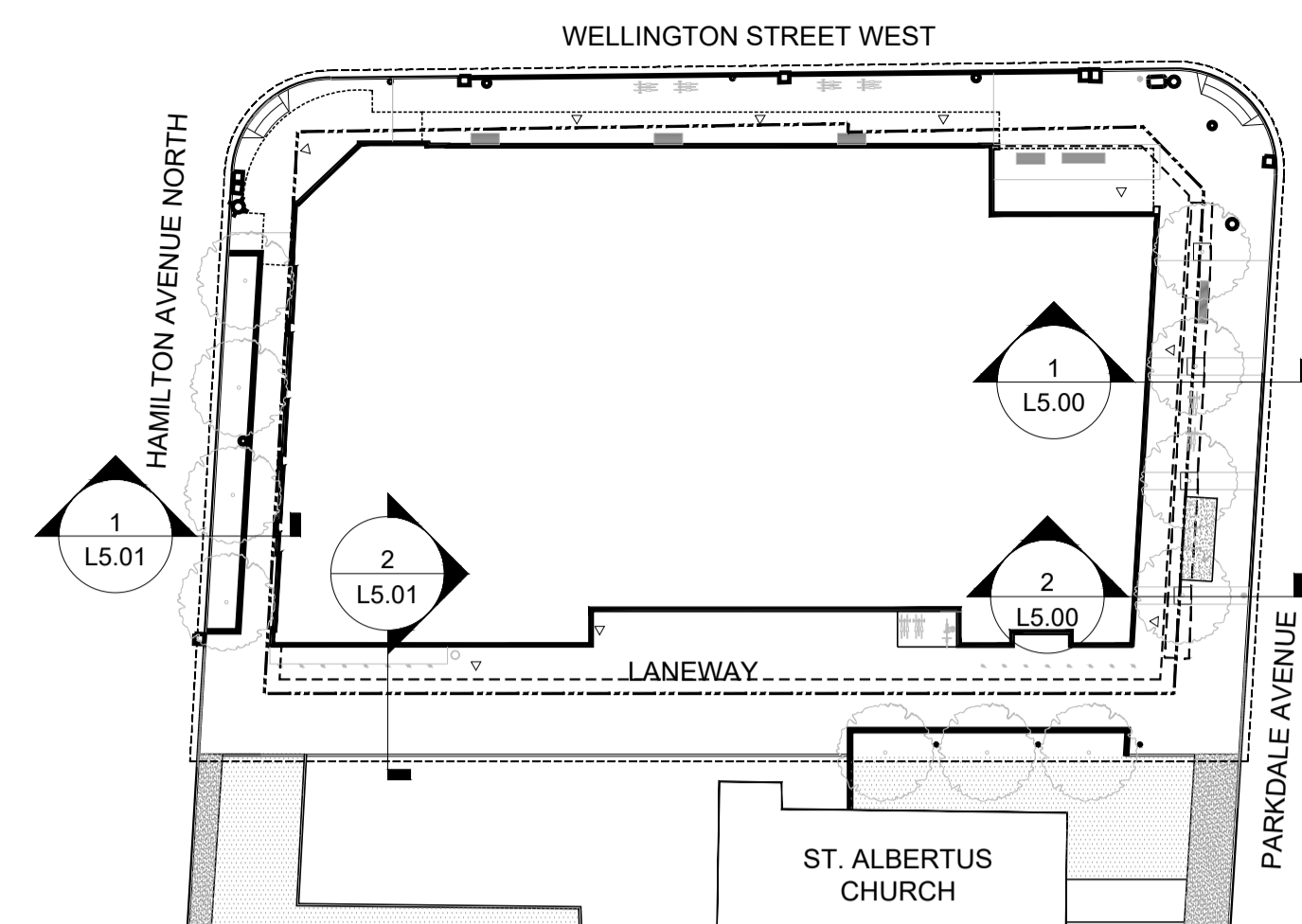
SECTIONS

DRAWN: EB
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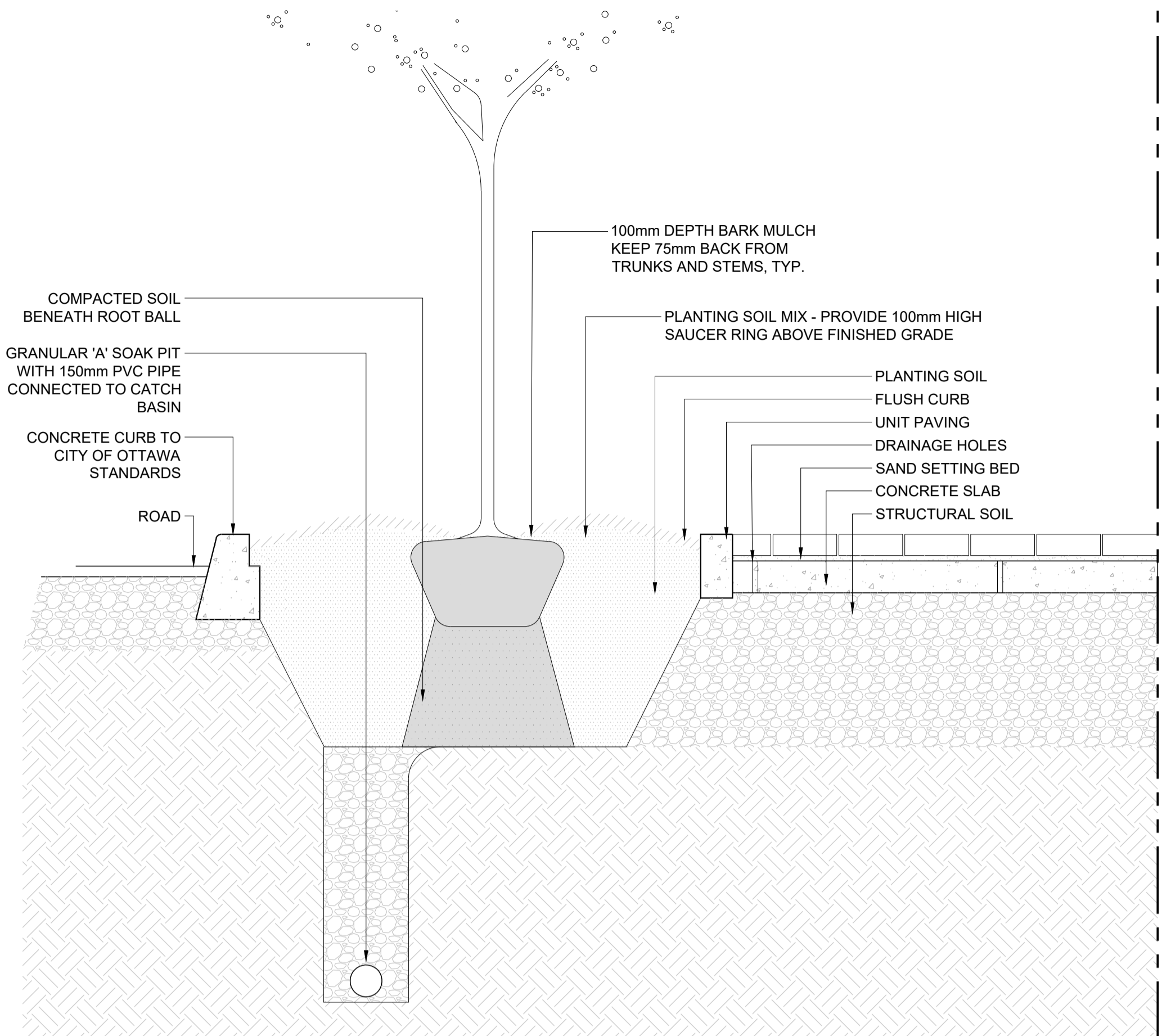
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ON100020-WELLINGTON

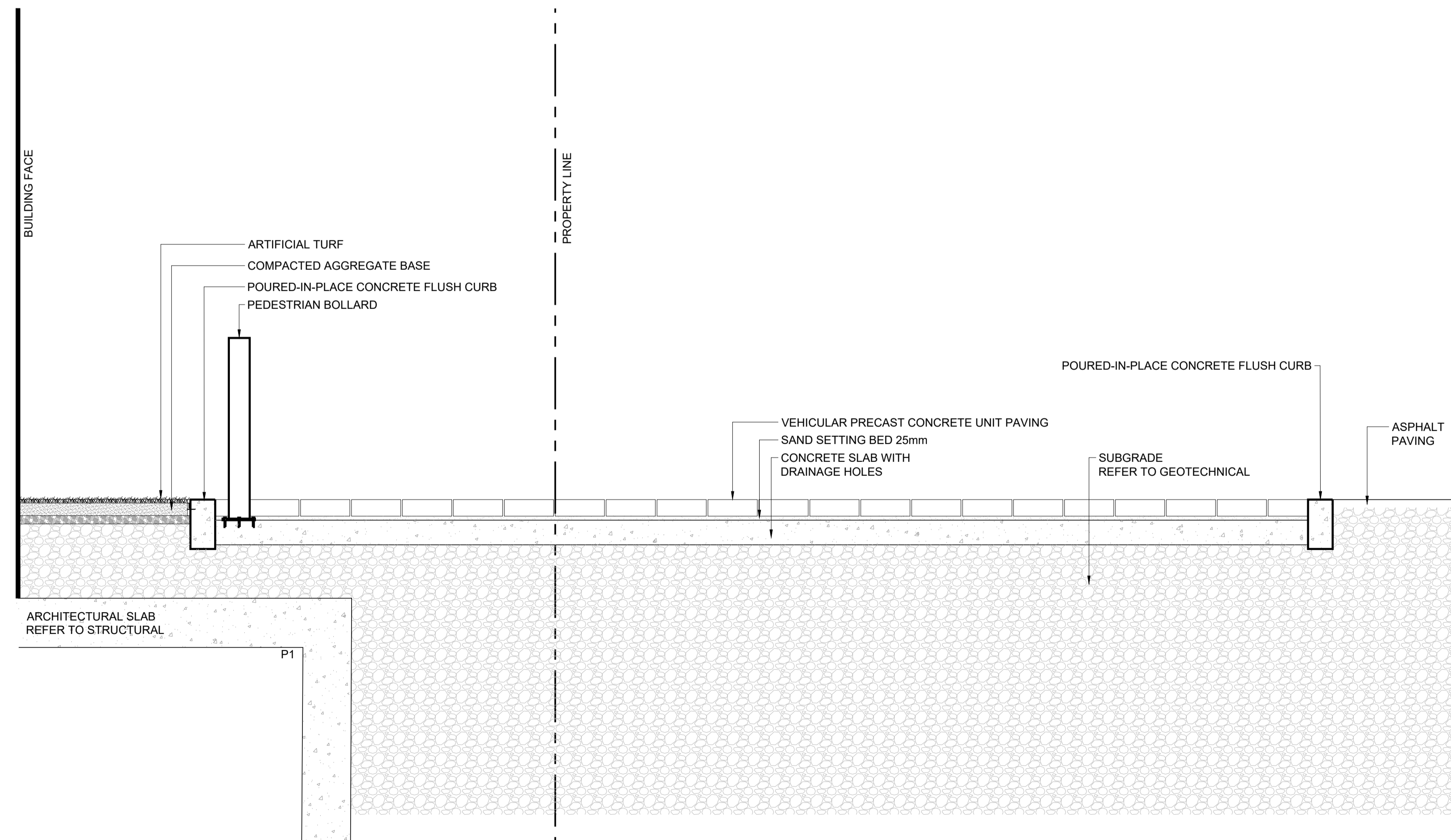
D07-12-22-0105, D01-01-21-00011 & D02-02-21-0062 #18573



0 KEY PLAN
L5.00 SCALE: 1:500



1 SECTION THROUGH OPEN PLANTER
L5.01 SCALE: 1:20



2 SECTION THROUGH PET RELIEF ZONE
L5.01 SCALE: 1:20

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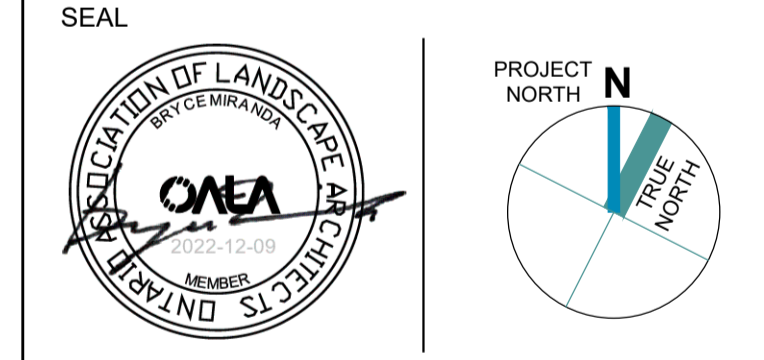
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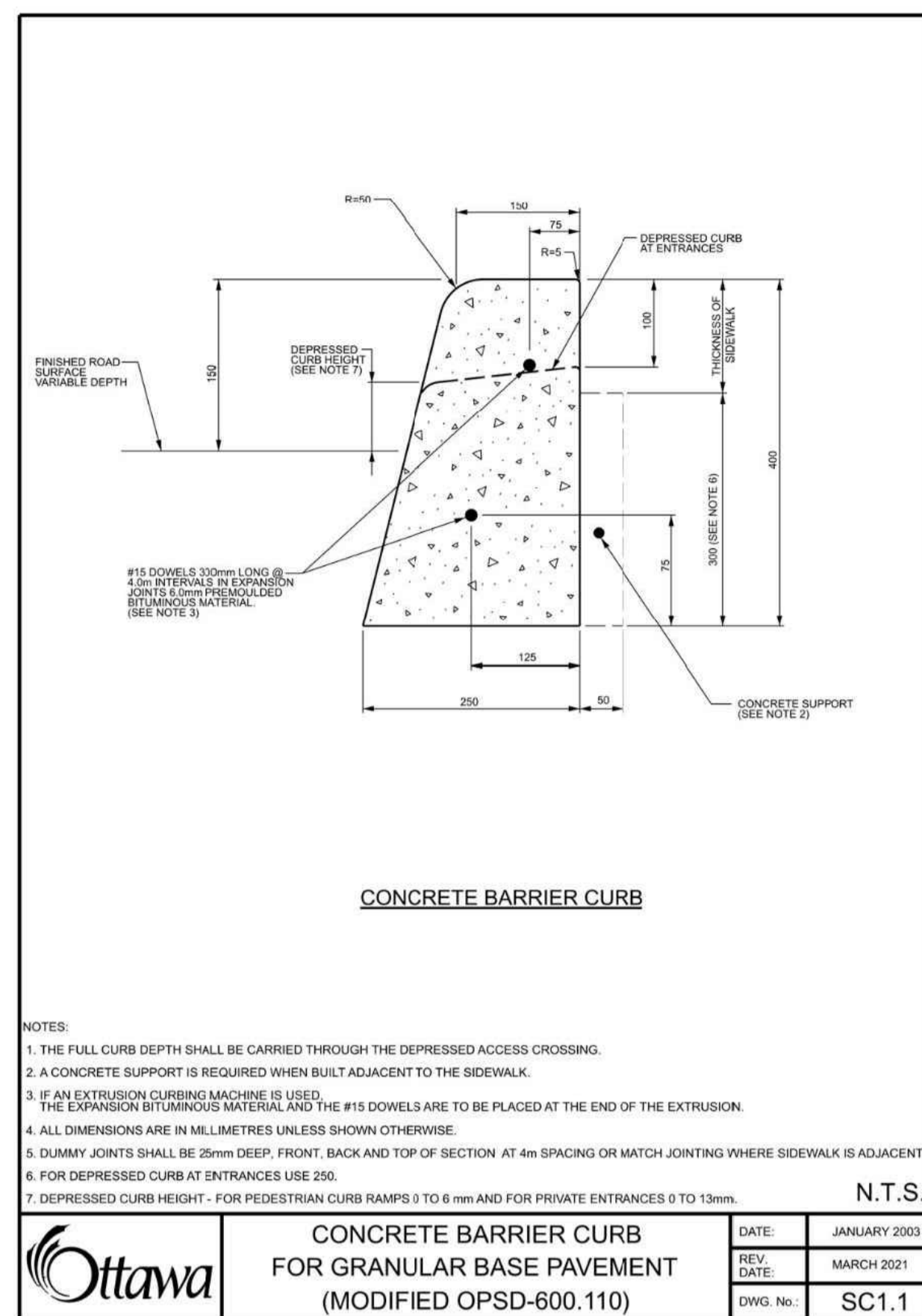


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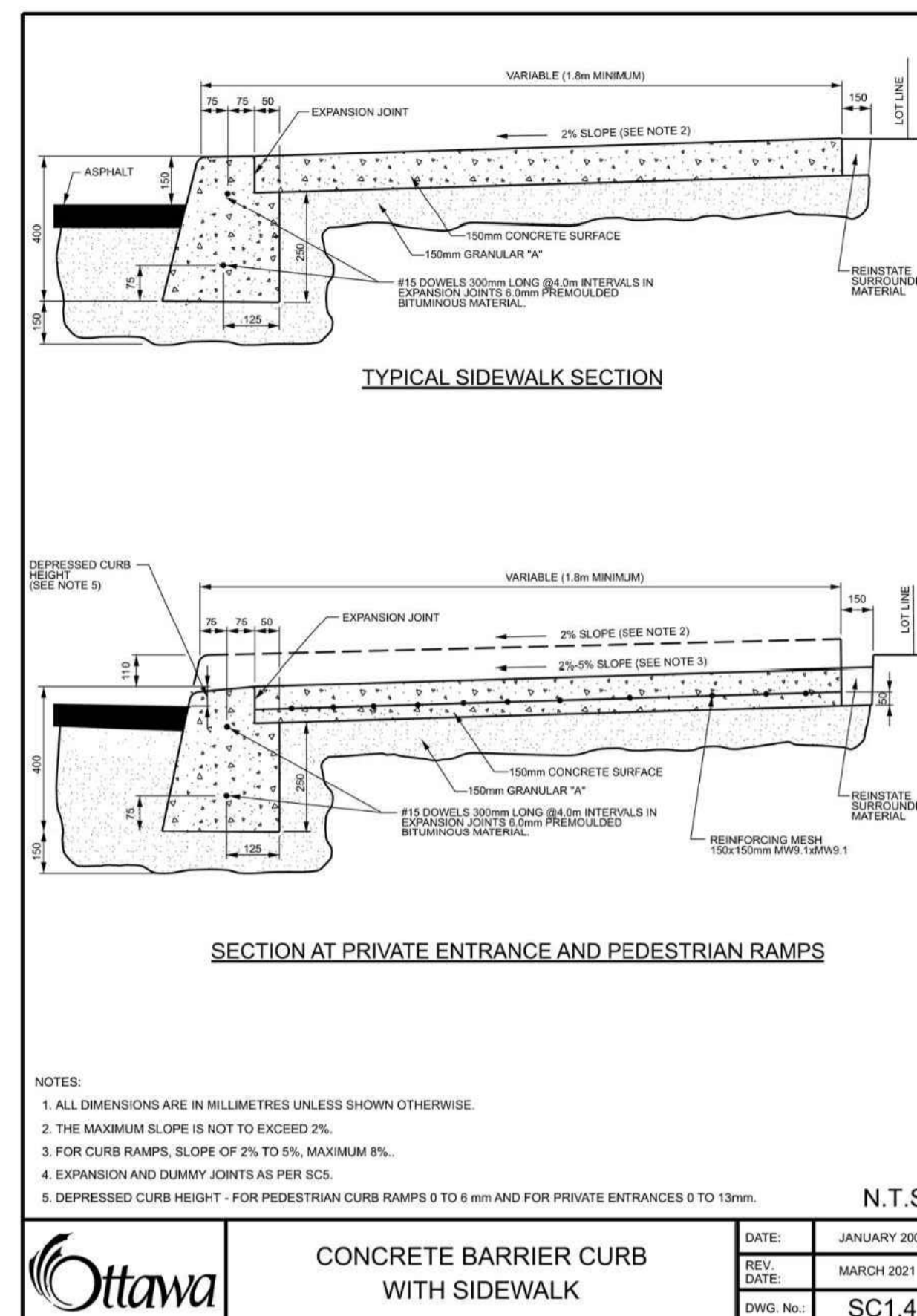
SECTIONS

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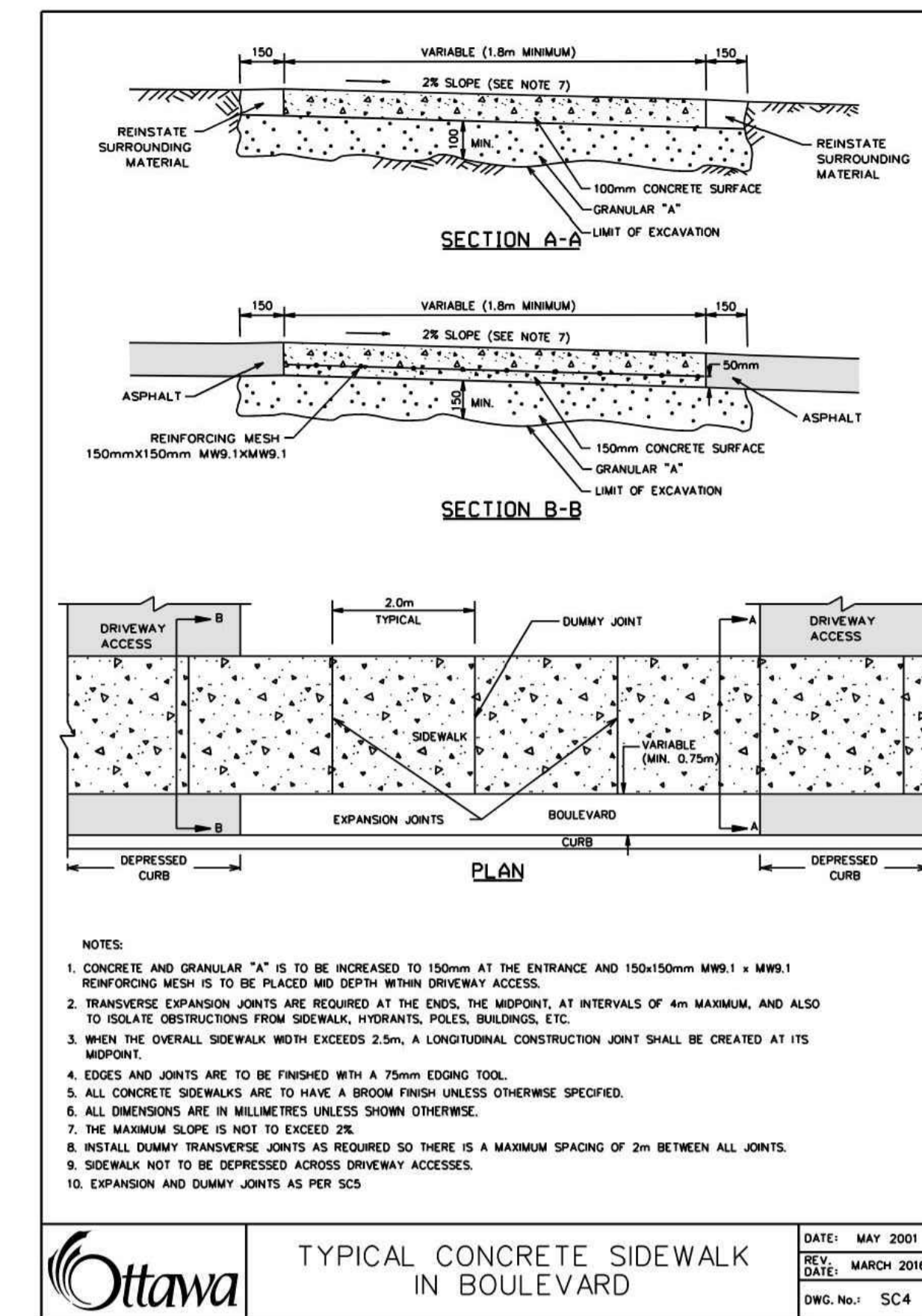
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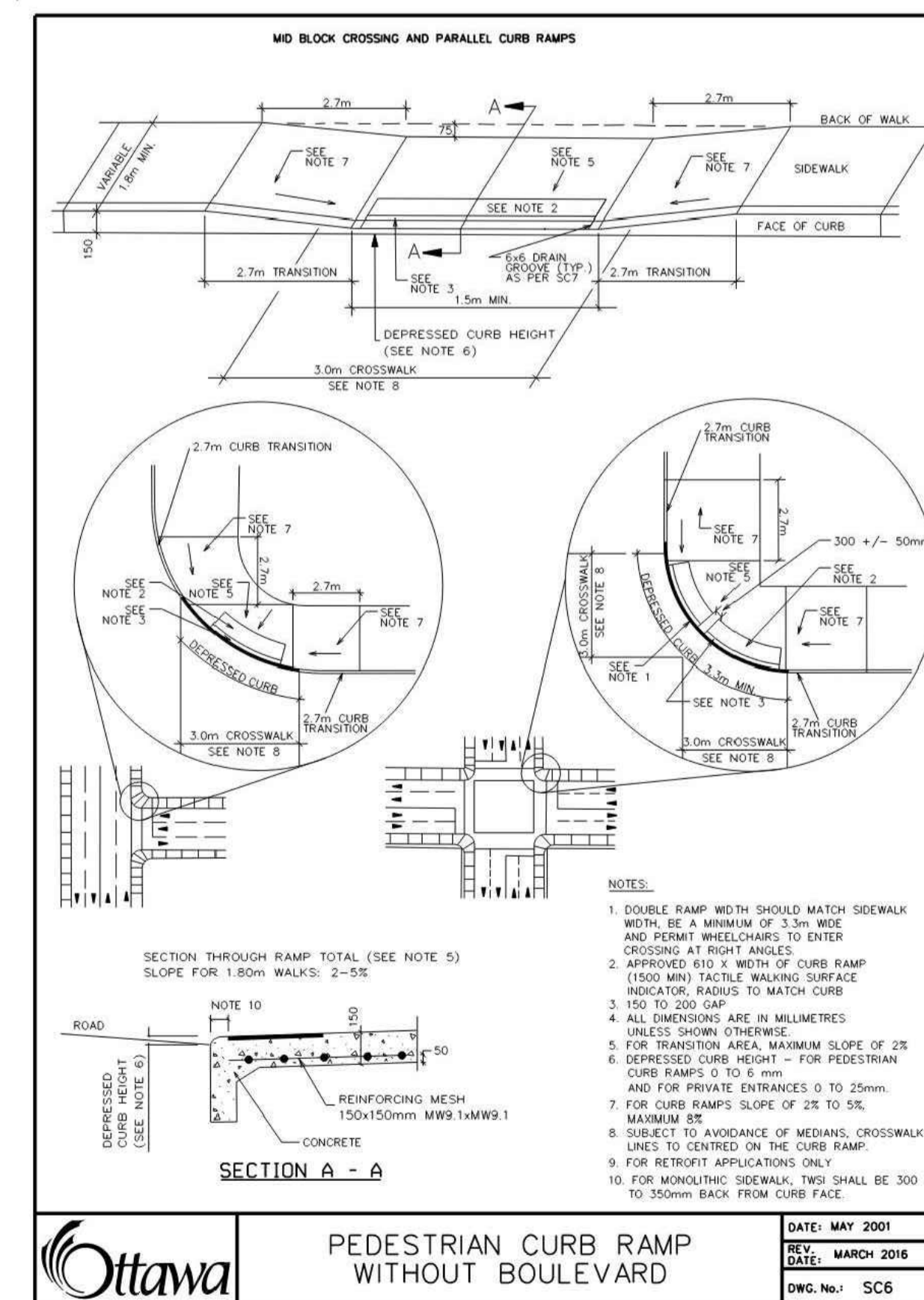
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L6.00 SCALE: NTS



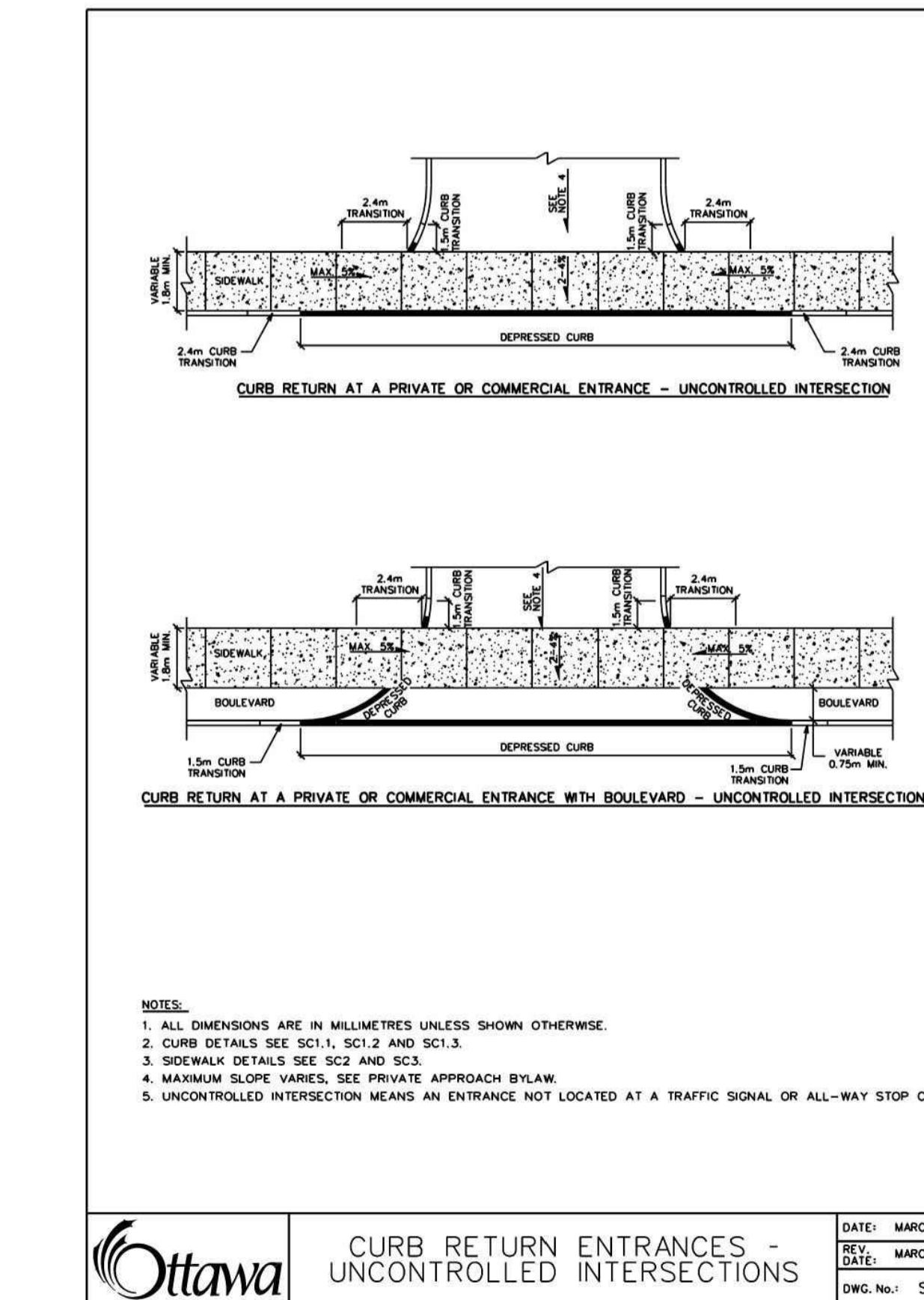
2 CONCRETE BARRIER CURB WITH SIDEWALK
L6.00 SCALE: NTS



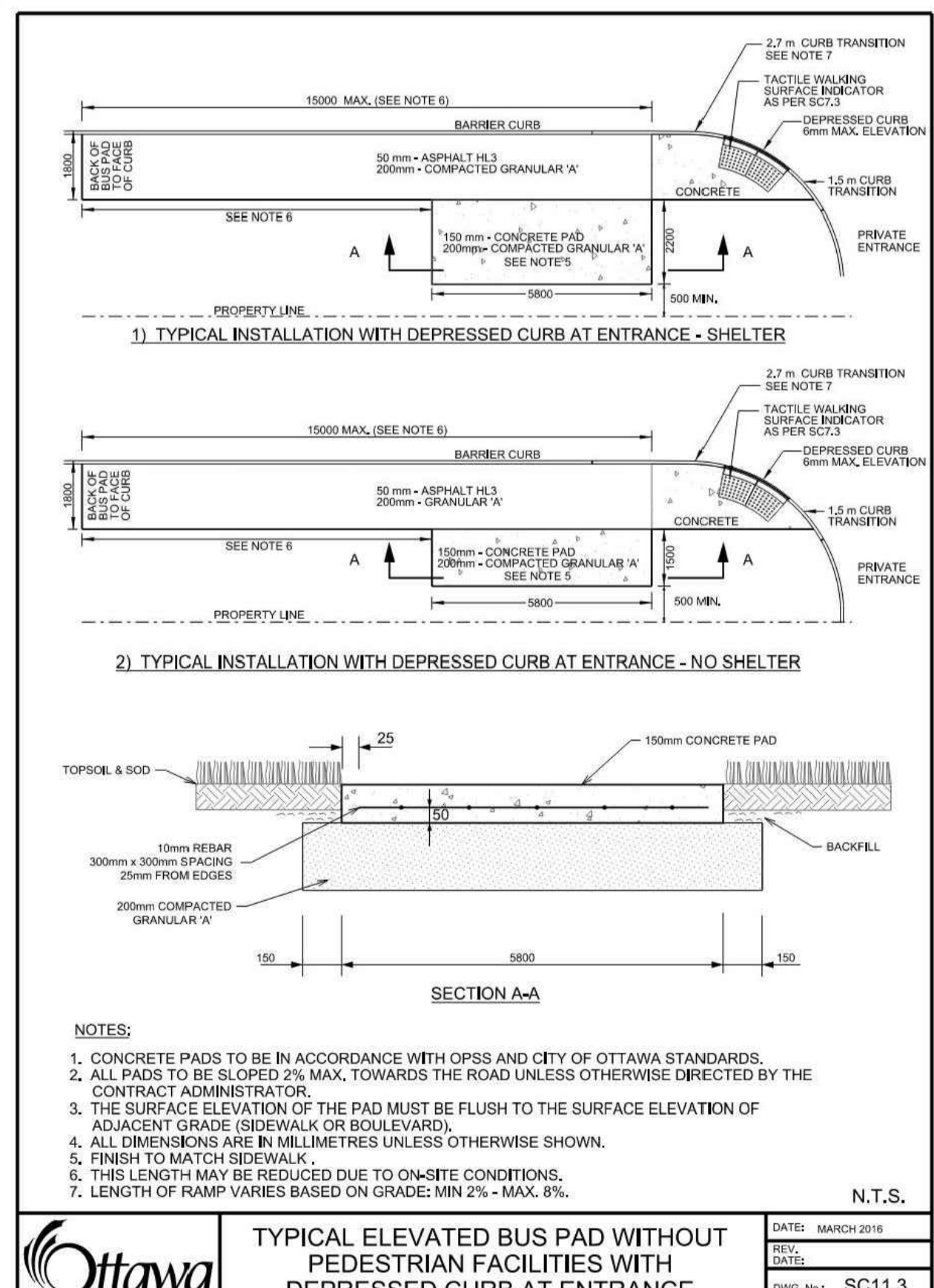
3 TYPICAL CONCRETE SIDEWALK IN BOULEVARD
L6.00 SCALE: NTS



4 PEDESTRIAN CURB RAMP WITHOUT BOULEVARD
L6.00 SCALE: NTS



5 CURB RETURN ENTRANCES - UNCONTROLLED INTERSECTIONS
L6.00 SCALE: NTS



6 TYPICAL ELEVATED BUS PAD
L6.00 SCALE: NTS

ISSUED FOR

- 1 2021-06-25 ISSUED FOR OPA/ZBLA
- 2 2021-11-19 RE-ISSUED FOR OPA/ZBLA
- 3 2022-06-30 ISSUED FOR SPA
- 4 2022-12-09 ISSUED FOR SPA

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DEVIATIONS FROM THE CONTRACT DOCUMENTS WITHOUT WRITTEN APPROVAL FROM THE CONSULTANT ARE SUBJECT TO CORRECTION AT THE CONTRACTOR'S EXPENSE.

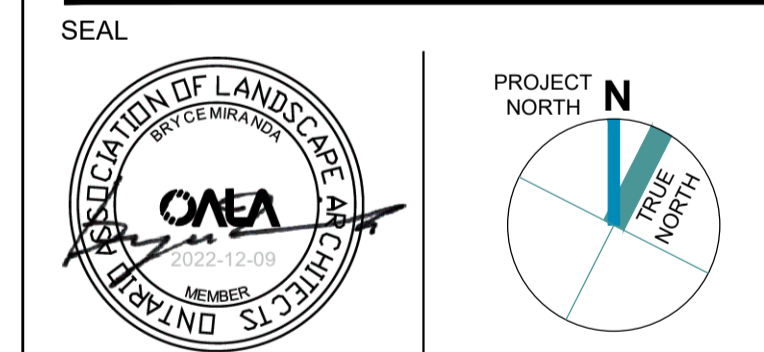
ARCHITECT
DIALOG
35 JOHN STREET #500
TORONTO, ON M5V 3G6
Tel: 416-966-0220

URBAN PLANNER
FOTENN
396 COOPER ST. SUITE 300
OTTAWA, ON K2P 2H7
Tel: 613-730-5709

LANDSCAPE ARCHITECT
DIALOG
35 JOHN STREET #500
TORONTO, ON M5V 3G6
Tel: 416-966-0220

ENVIRONMENTAL/GEOTECHNICAL
TERRAPEX ENVIRONMENTAL
20 GURDWARA ROAD, UNIT 1
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Tel: (613) 745-6471

HERITAGE CONSULTANT
MTBA
222 LAURIER AVENUE EAST, STUDIO 201
OTTAWA, ON K1N 6P2
Tel: 613-244-2323



1186-1194
WELLINGTON ST W

HARDSCAPE DETAILS

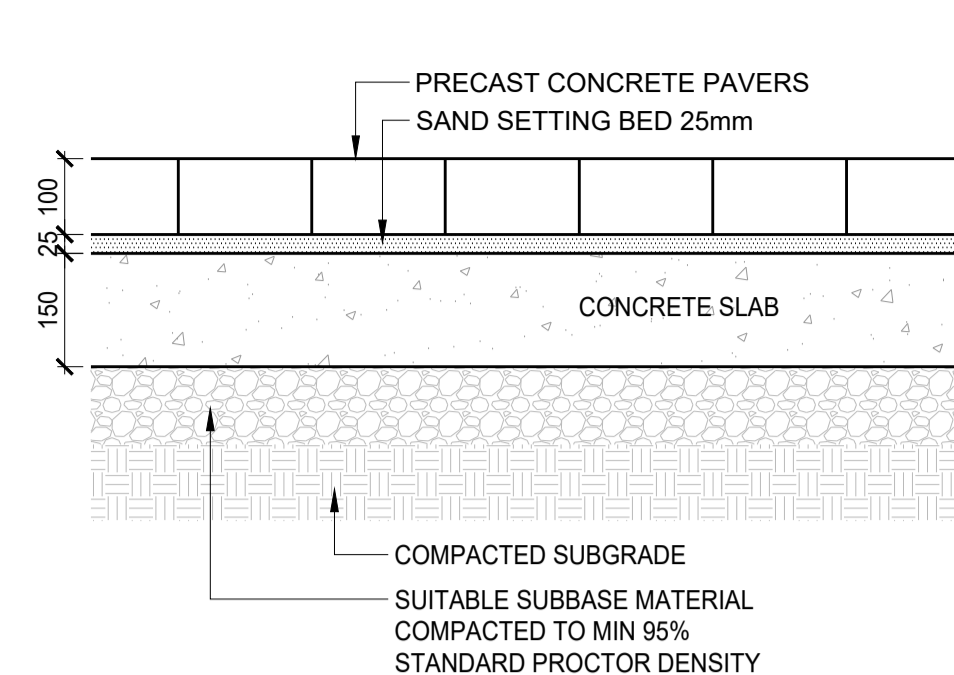
DRAWN: EB
PLOT DATE: 2021-06-23

CHECKED: BM

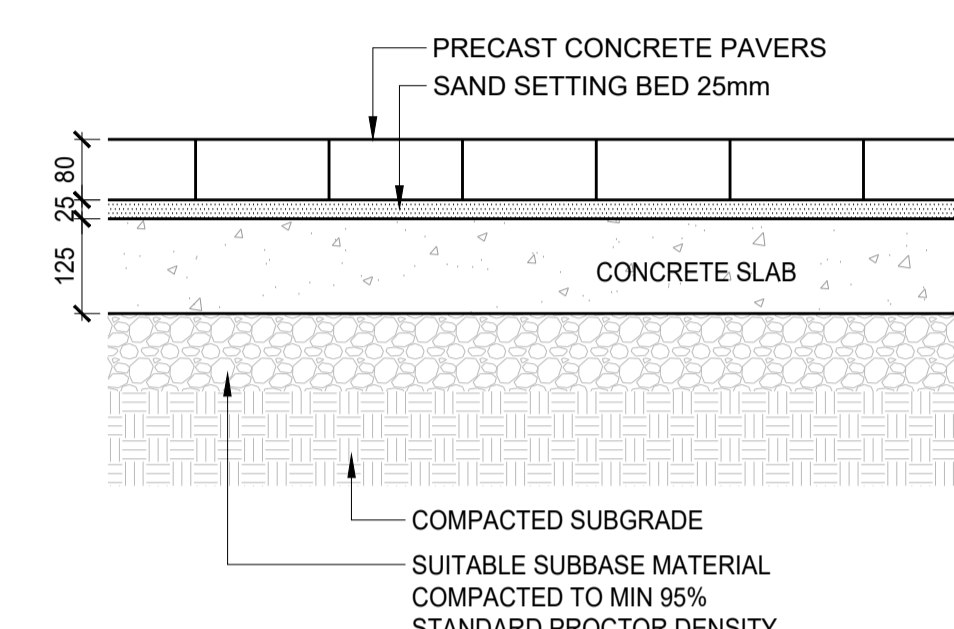
L6.00

ON100020-WELLINGTON

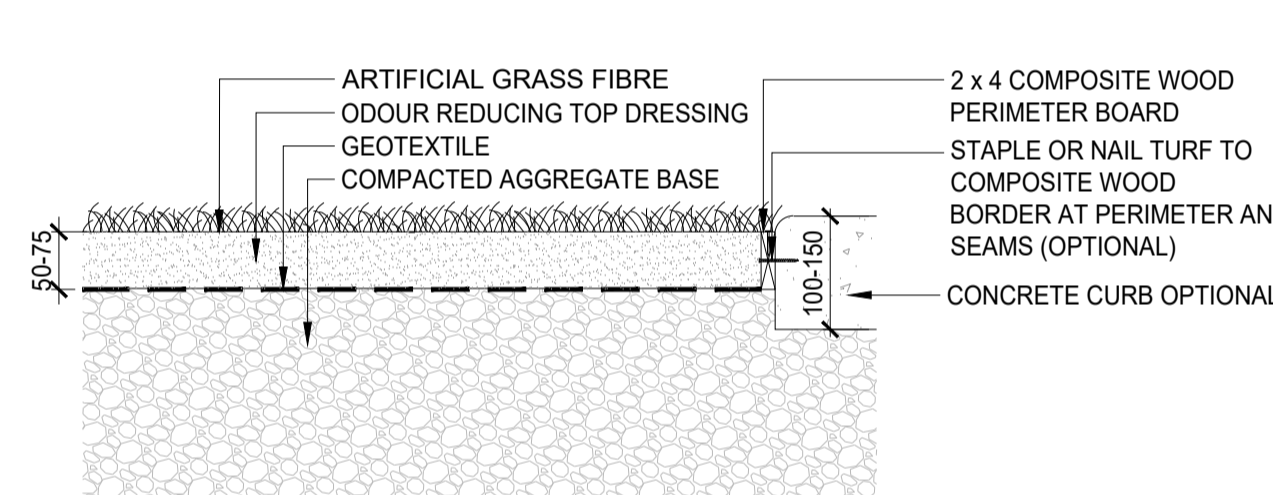
D07-12-22-0105, D01-01-21-0011 & D02-02-21-0062



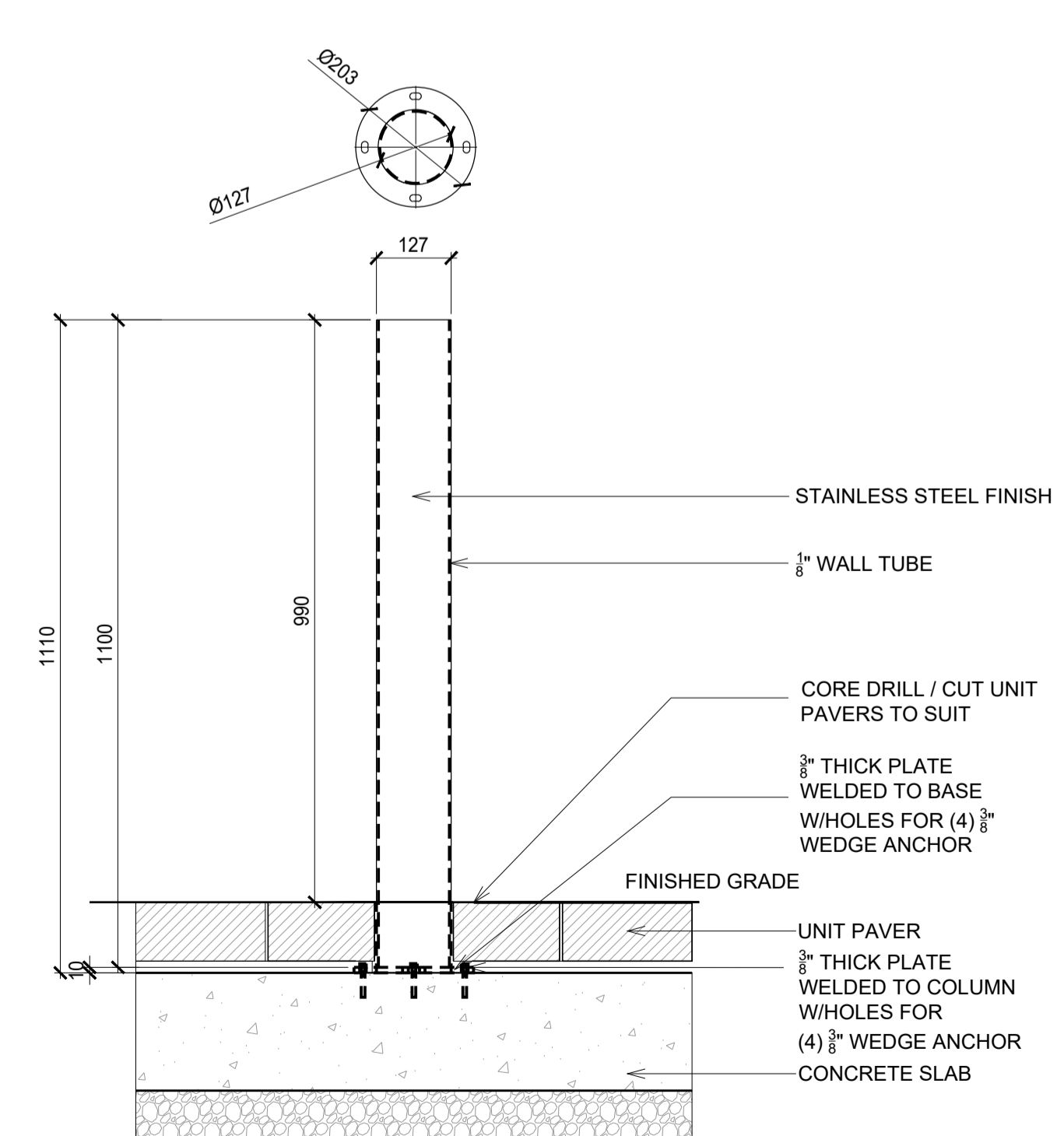
1 UNIT PAVING - VEHICULAR
L6.01 SCALE: 1:5



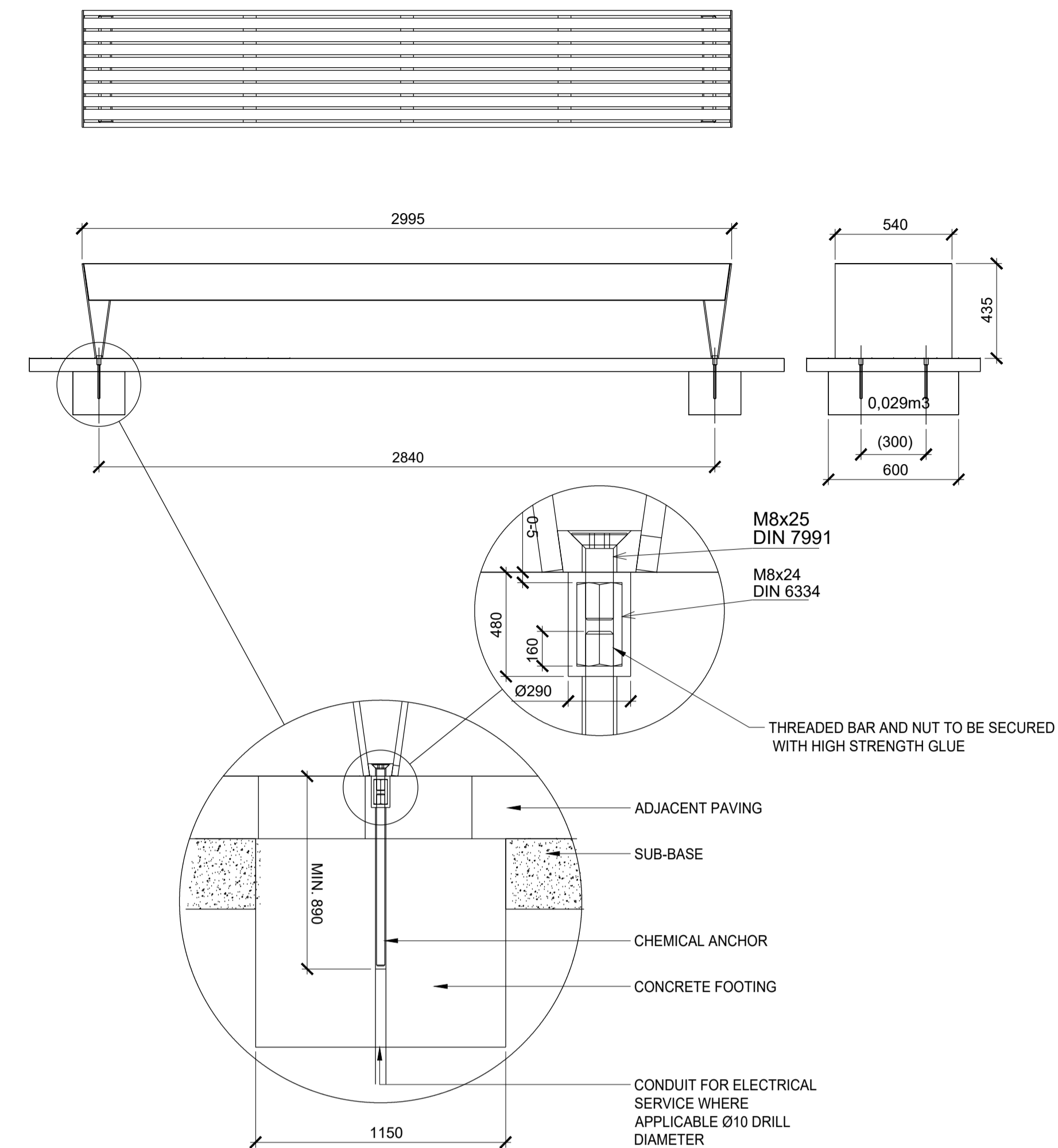
2 UNIT PAVING - PEDESTRIAN
L6.01 SCALE: 1:5



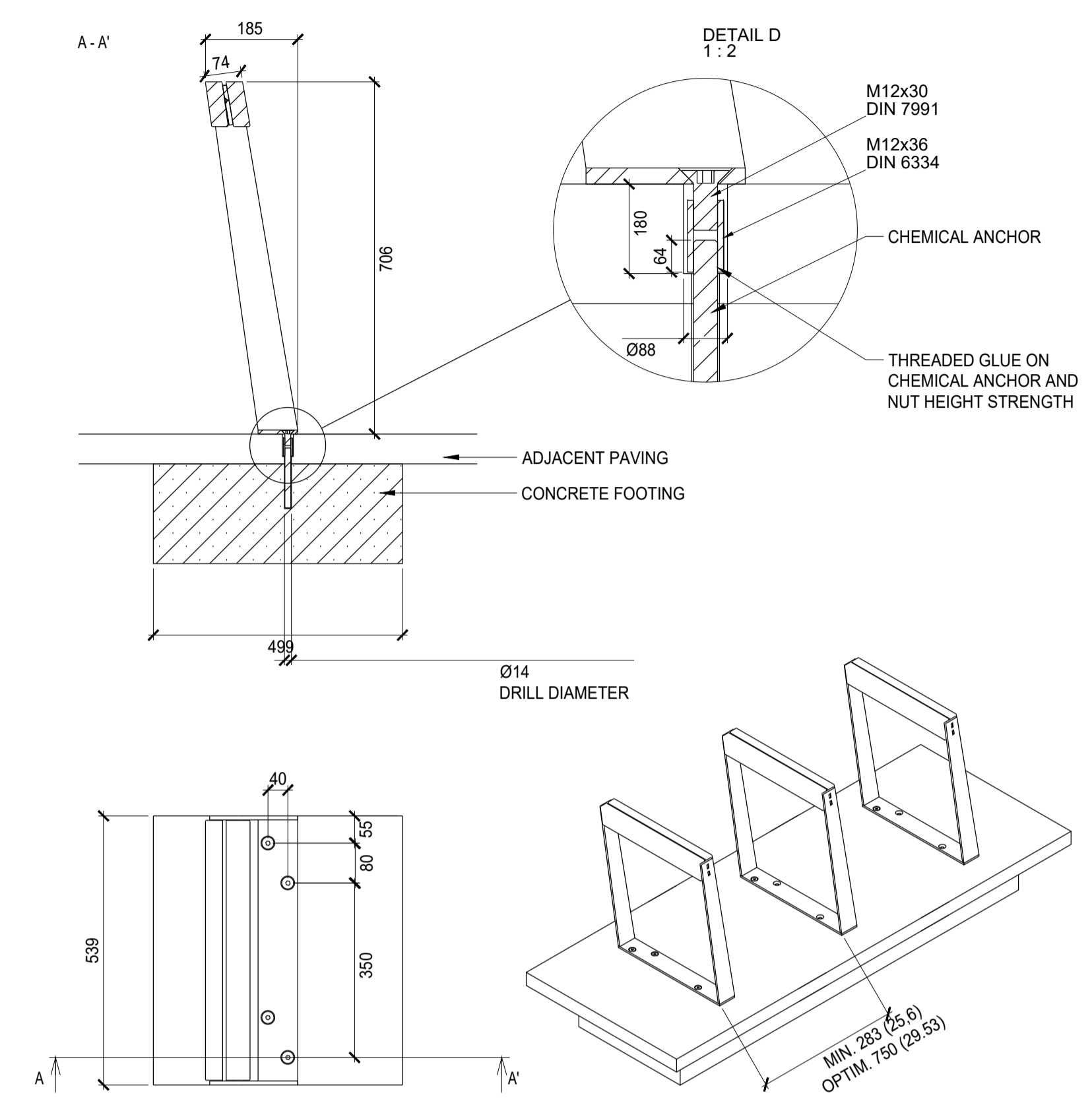
3 ARTIFICIAL TURF
L6.01 SCALE: 1:5



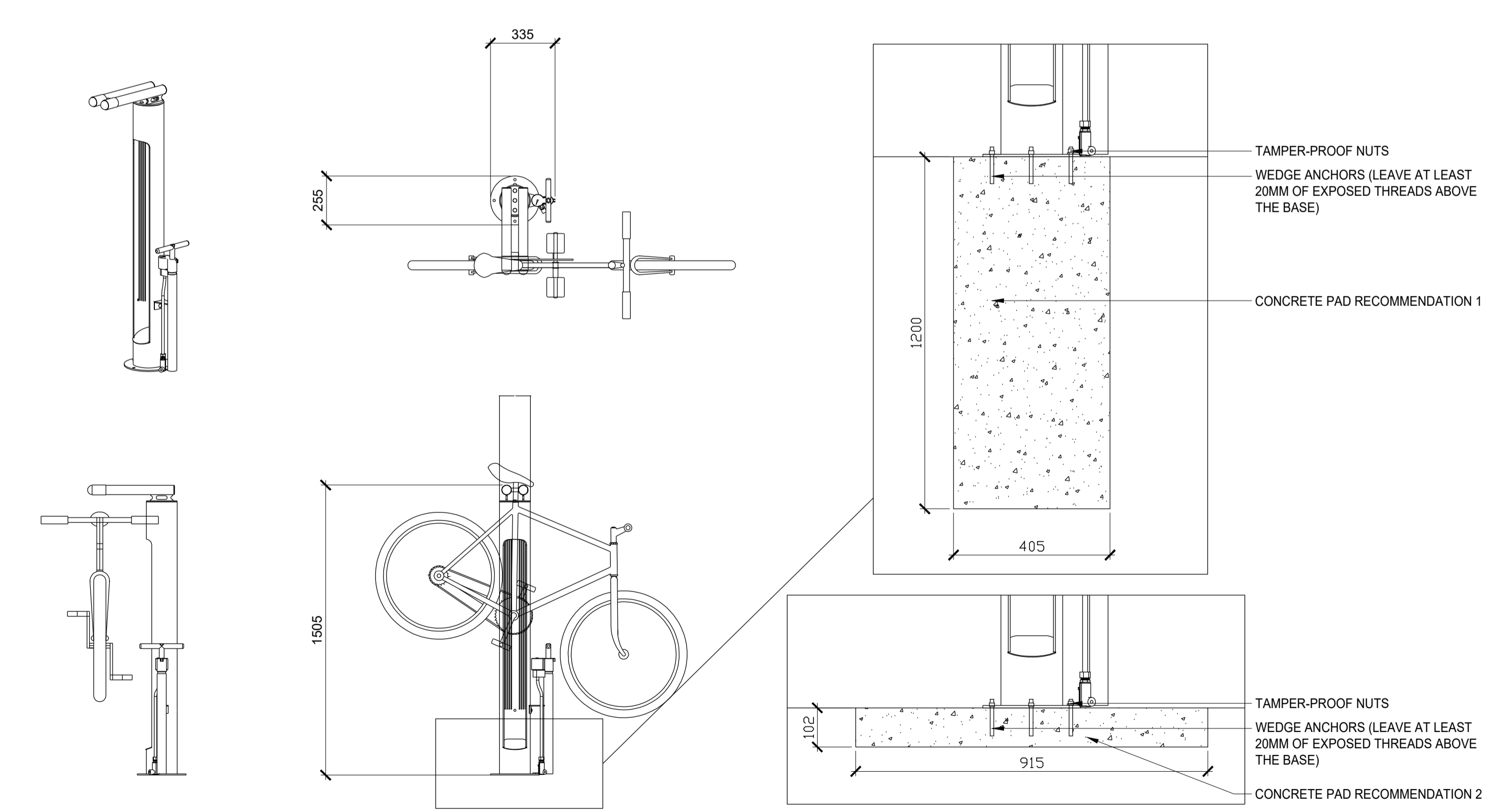
6 BOLLARD
L6.01 SCALE: 1:10



4 LONG BENCH
L6.01 SCALE: 1:20



5 BICYCLE RING
L6.01 SCALE: 1:10



7 BIKE REPAIR STATION
L6.01 SCALE: 1:20

ISSUED FOR

1	2021-06-25	ISSUED FOR OPA/ZBLA
2	2021-11-19	RE-ISSUED FOR OPA/ZBLA
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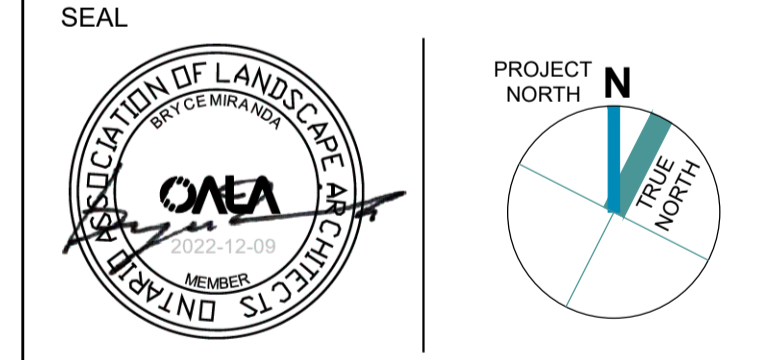
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1186-1194 WELLINGTON ST W
OTTAWA, ON K1Y 2Z5

HARDSCAPE DETAILS

DRAWN: EB
PLOT DATE: 2021-06-23
CHECKED: BM

L6.01

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D07-12-22-0105, D01-01-21-00011 & D02-02-21-0062 #18573