

Legend

- Asphalt
- Concrete
- Pavers
- Sod
- Proposed trees
- Proposed shrubs
- Proposed perennials
- Proposed ornamental grasses
- Accessible parking
- Electric vehicle plug-in parking
- Existing trees
- Critical Root Zone
- Existing wood screen fence
- Sound attenuation fence
- Tree protection fence
- 4.5m Geotechnical offset
- 7.5m Geotechnical offset

Plant List

ID	Qty	Botanical Name	Common Name	Scheduled Size	Remarks
TREES					
As	1	Acer rubrum 'Autumn Spire'	Red Maple	70mm caliper	WB, Staked
GtD	1	Gleditsia triacanthos inermis 'Draves'	Streetkeeper Honeylocust	70mm caliper	WB, Staked
Mj	1	Malus Evereste	Domestic Apple	50mm caliper	WB, Staked
MHG	1	Malus x 'Harvest Gold'	Harvest Gold Crabapple	50mm caliper	WB, Staked
PcN	1	Pinus cembra 'Nana'	Dwarf Swiss Stone Pine	100 cm ht	WB, specimen
Pc	1	Pyrus calleryana	Callery Pear	70mm caliper	WB, Staked
SrIP	1	Syringa reticulata 'Ivory Silk'	Ivory Silk Tree Lilac	50mm caliper	WB, Staked
SHRUBS					
CaW	1	Caragana arborescens 'Walker'	Walker's Weeping Peashrub	125cm STEM	WB, specimen
PoDM	4	Physocarpus opulifolius	Little Devil Ninebark	2 gallon pot	Potted
Sp	10	Spiraea prunifolia	Bridal Wreath Spirea	50 cm ht.	Bare root
SpMK	26	Syringa patula 'Miss Kim'	Miss Kim Dwarf Lilac	100cm ht.	3 gallon Pot
ToH	10	Thuja occidentalis 'Holmstrup'	Holmstrup Eastern Arborvitae	100 cm ht.	Potted
ORNAMENTAL GRASSES					
CaKF	145	Calamagrostis x acutiflora 'Karl Foerster'	Karl Foerster Feather Reed Grass	1 gallon pot	Potted
PvHM	37	Panicum virgatum 'Heavy Metal'	Heavy Metal Switch Grass	1 gallon pot	Potted
PERENNIALS					
PvA	125	Sun perennials (minimum 3 species mix)	Purple Coneflower, Shasta Daisy, Russian Sage		
PvB	40	Shade perennials (minimum 3 species mix)	Hostas, Ferns, Rodgersia		
PvC	120	Shade groundcovers (minimum 3 species mix)	Cranesbill, Spotted Dead Nettle, Woodland Stonecrop		

CONTRACTOR TO REPORT ANY DISCREPANCIES FOUND BETWEEN PLAN & PLANT LIST PRIOR TO PLANTING

Soil Volume Area, Tree Quantity and Size	Tree Quantity	OTTAWA TARGET SOIL VOLUME (m3)	Design Soil Volume	SOIL ADEQUACY percentage
AREA A - 1 medium shade tree in plant bed plant bed (34 sq m x 0.9 ave metre deep)	1	25.0	30.6	122.40%
AREA B - 1 small columnar evergreen in plant bed plant bed (11 sq m x 0.6 ave metre deep)	1	5.7	6.6	115.79%
AREA C - 2 small ornamental trees, 1 small shade tree in plant bed* plant bed (67 sq m x 0.4 ave metre deep)	3	23.2	26.8	115.52%
AREA D - 1 existing Conifer, 1 large shade trees in plant bed plant bed (53.5 sq m x 0.6 ave metre deep)	2	33.0	32.1	97.27%
AREA E - 1 ornamental tree in plant bed* plant bed (23.5 sq m x 0.6 ave metre deep)	1	15.0	14.1	94.00%

* Small ornamental trees with growth to 10-15cm DBH using 'How much soil to grow a big tree' by DeepRoot as a guide. Small ornamental, upright evergreens used close to building in accordance with geotechnical report.

4.5 metre offset – allowance for low water requirement plants such as small ornamental plants such as small ornamental cedars, junipers, grafted deciduous such as caragana, small crab apples under 4.5 metre height.

4.5 to 7.5 metre offset – allowance for low water requirement trees up to 7.5 metre mature height.

Beyond 7.5 metres – low water requirement trees 7.5 to 14 metre mature height. Trees over 14 metre mature height to be planted mature height away from building.

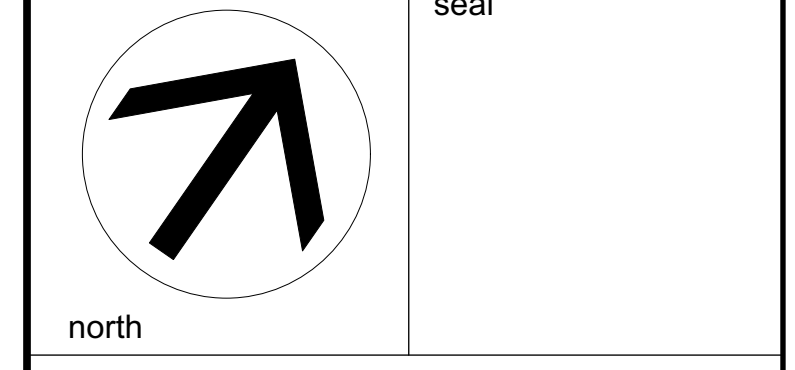
ALL PLANT MATERIAL SHALL BE WARRANTIED FOR TWO YEARS FROM THE DATE OF SUBSTANTIAL PERFORMANCE AS DETERMINED BY THE CITY OF OTTAWA.

NOTE
THIS PLAN IS ISSUED FOR SITE PLAN CONTROL SUBMISSION ONLY. ADDITIONAL DETAILING AND SPECIFICATIONS ARE REQUIRED PRIOR TO TENDERING OR CONSTRUCTION.

DRAWING TO BE READ IN CONJUNCTION WITH TREE CONSERVATION REPORT. REFER TO TREE CONSERVATION REPORT PREPARED BY IFS DATED 2021-11-18 FOR TREE PROTECTION MEASURES AND DETAILS. MAP REVISED 2022-07-08

- GENERAL NOTES**
- All general site information and conditions compiled from existing plans, surveys and consultant's field notes. Report all discrepancies prior to any work. No responsibility is born by the Consultant for unknown subsurface conditions.
 - The location of the utilities is approximate only, and the exact location should be determined by consulting the municipal authorities and utility companies concerned. The Contractor shall prove the location of utilities and shall be responsible for adequate protection from damage.
 - All dimensions shown are to be verified on site prior to any construction. No deviations are to be made from the layouts as shown on this plan without prior consultation with the Landscape Architect and Owner.
 - Obtain approval of Landscape Architect for granular base and layout of all pavement areas prior to construction.
 - Stake planting locations and receive approval of Landscape Architect, prior to excavation of any planting pits. No substitutions of plant material shall be made without prior approval of the Landscape Architect.
 - Where clay is encountered proper drainage must be ensured in tree/shrub pits, prior to planting. Have method approved by Landscape Architect.
 - All sodded areas to receive a minimum of 150mm of topsoil over graded sub-base. If sod with mesh is used, mesh to be removed completely during sodding operations. Sod shall come from an approved source and shall be laid within 24 hours of being cut in the nursery. Only nursery sod shall be used.
 - Final subgrade is to be approved by the Landscape Architect prior to sod being laid.
 - Maintain positive surface runoff through the entire construction period.
 - Reinstate all areas and items damaged as a result of construction activities.

no.	issue / revision	date
6		
5		
4		
3	Re-issued SPC submission	2023/01/09
2	Re-issued SPC submission	2022/07/08
1	Issued for SPC submission	2021/11/22



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project
**3996 INNES RD,
OTTAWA ON**

LANDSCAPE PLAN

scale	drawn by	designed by
1:100	C. Reed/T. Frost	C. Reed
date	checked by	plot date
November 2021	M. Ruhland	Nov10, 2021
project number	drawing number	
21-1647	L - 01	

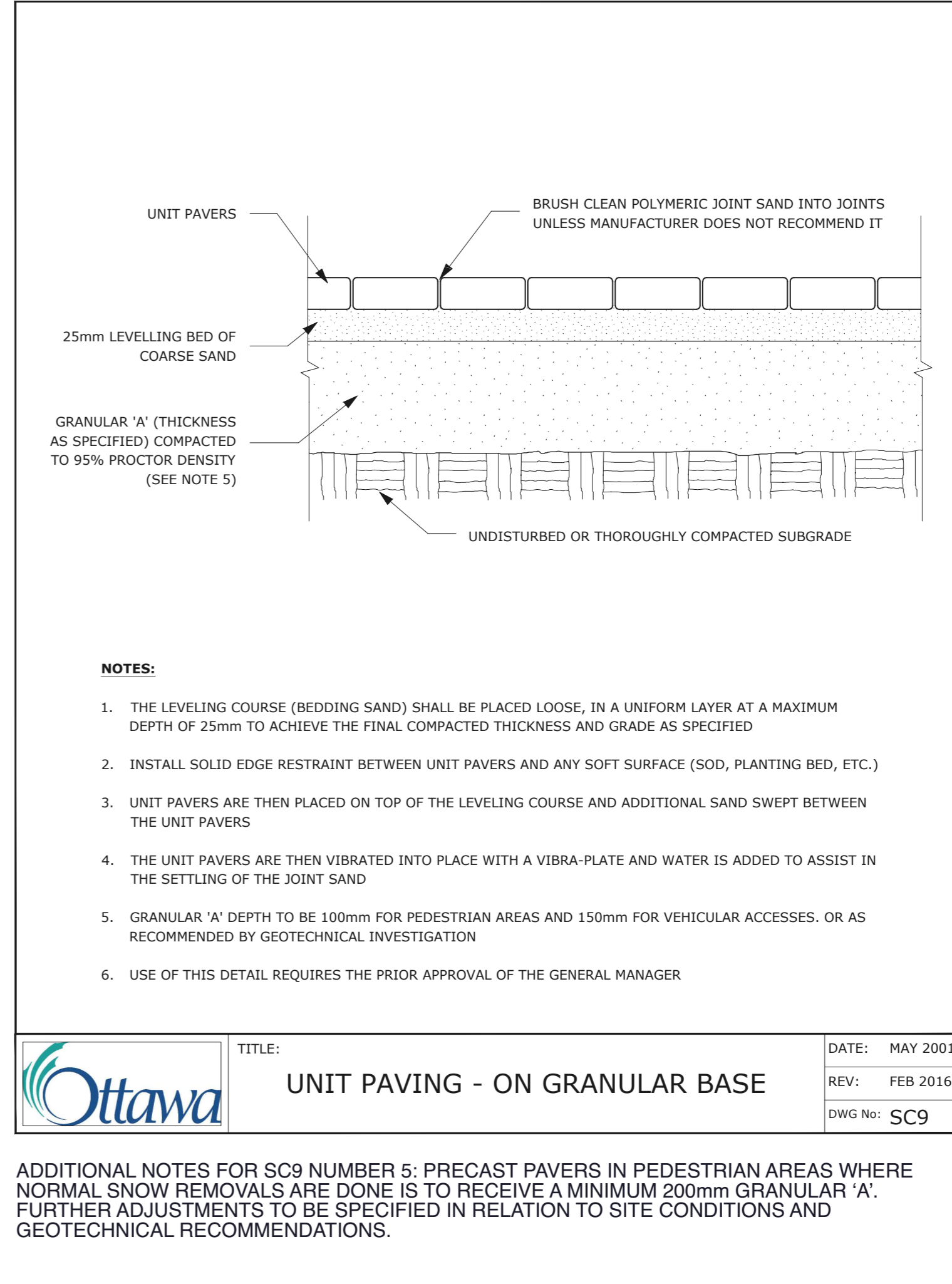
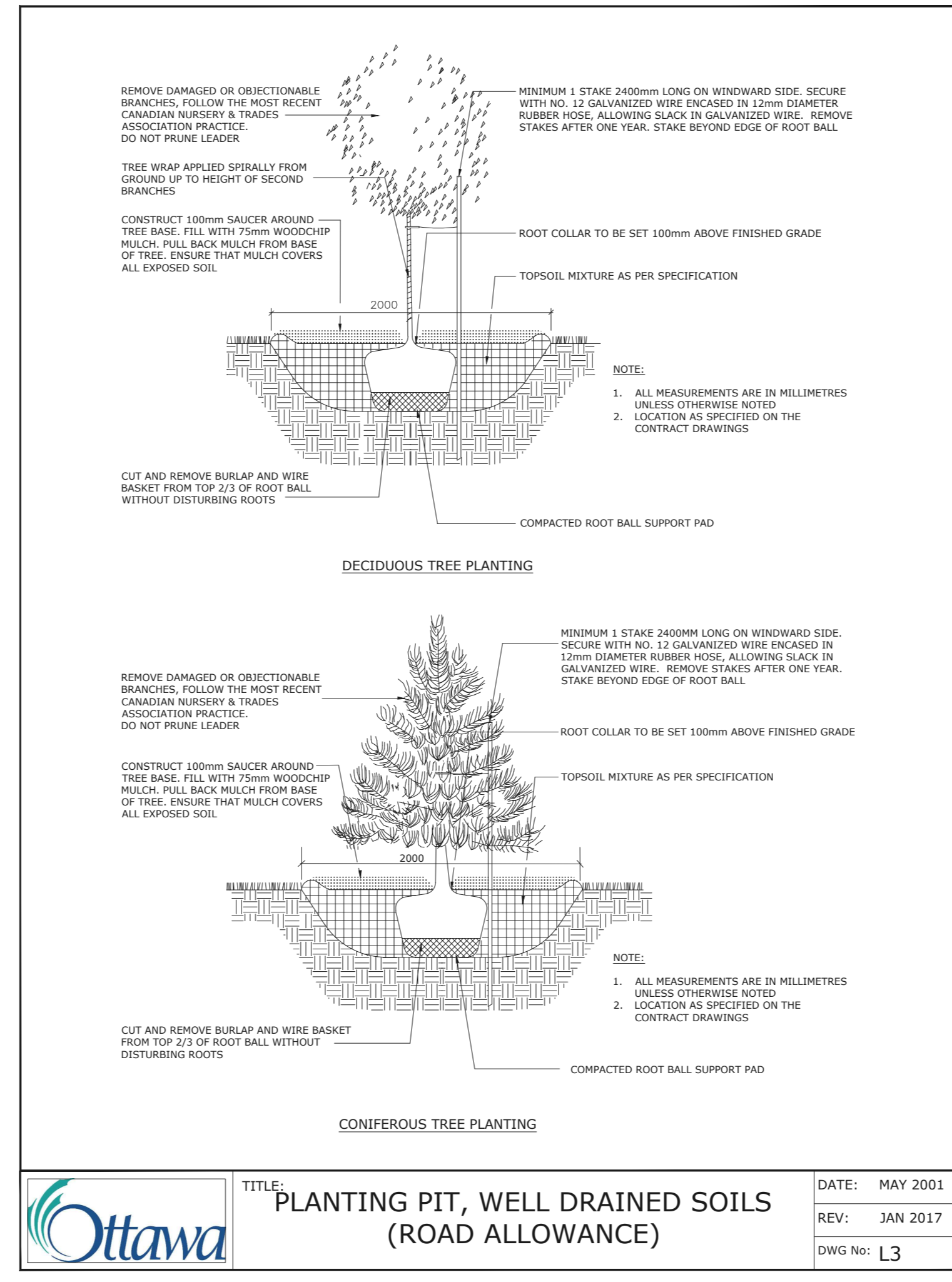
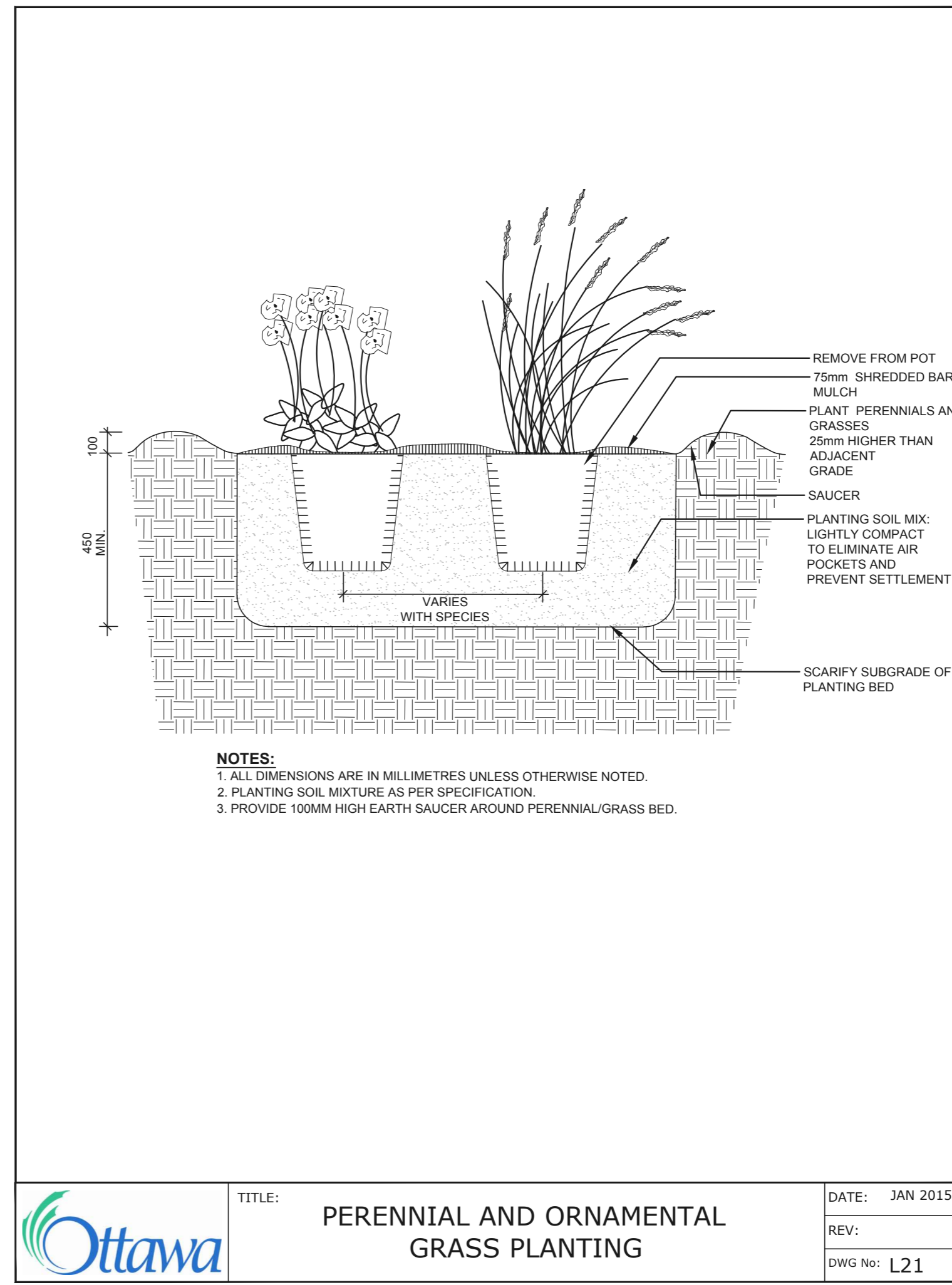
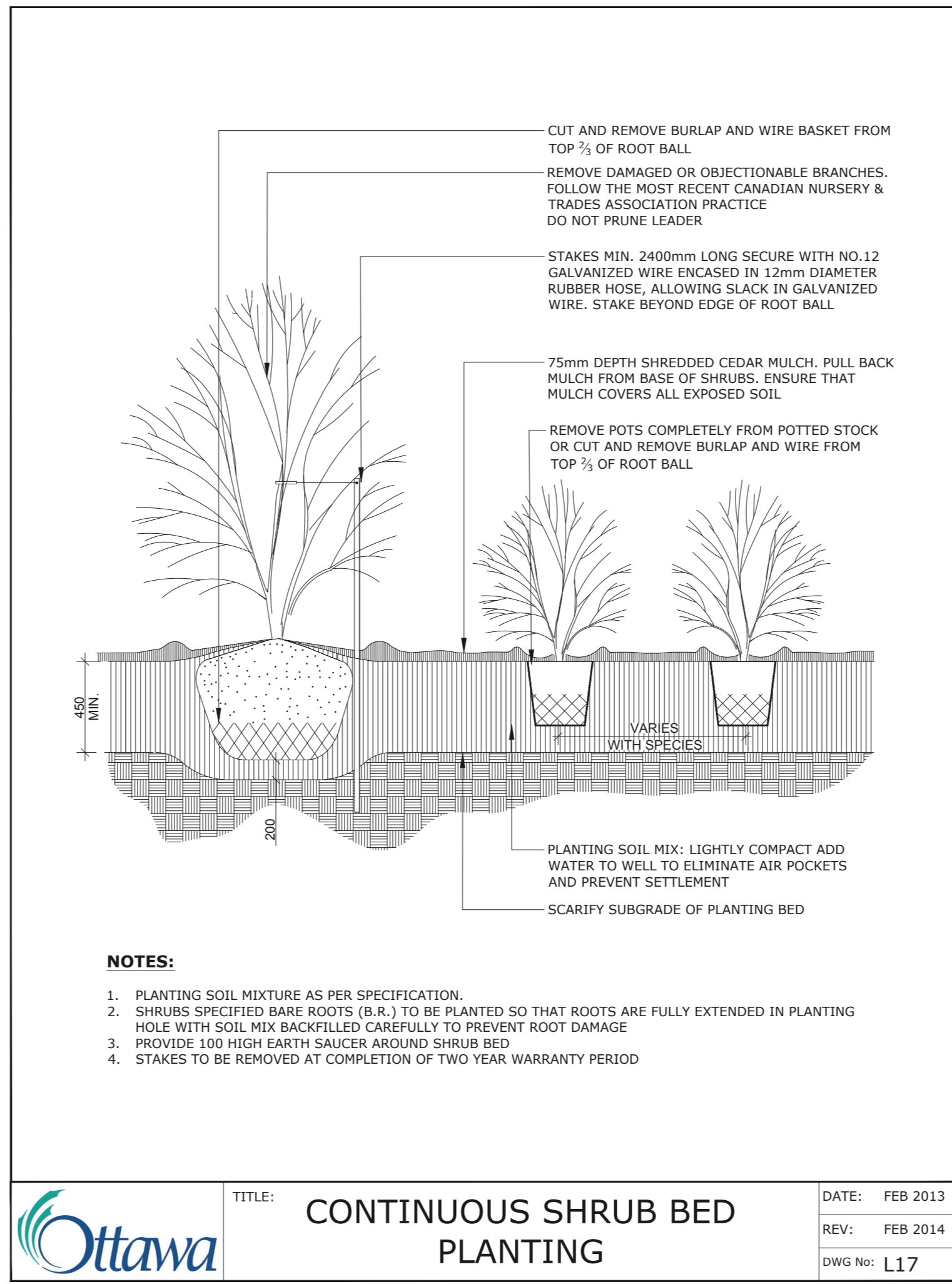
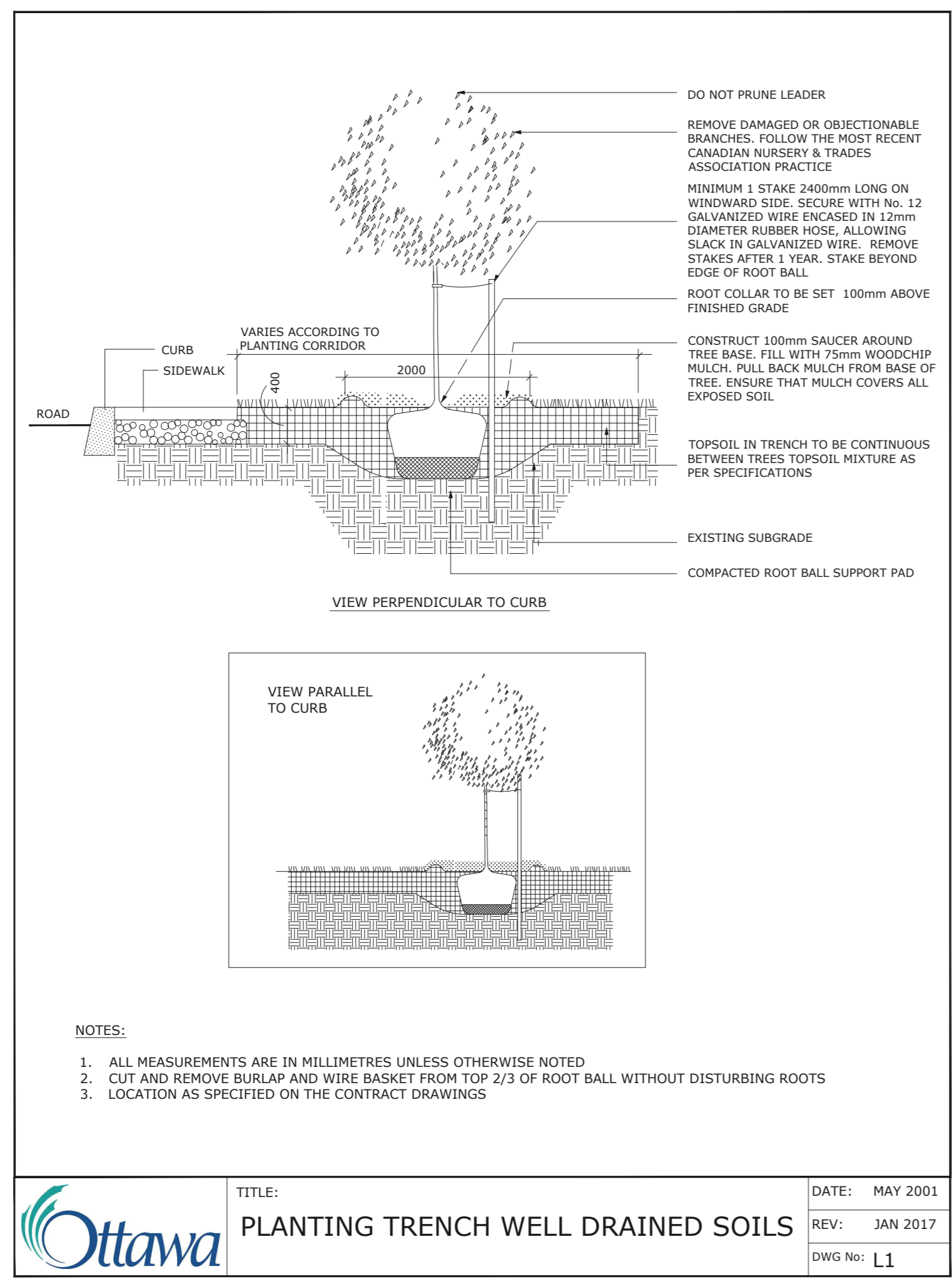
Contractor to check and verify all dimensions on the job

SOIL VOLUME NOTES TO GO WITH L1

TREE SOIL VOLUME REQUIREMENTS:
 - STANDARD TREE SOIL VOLUMES QUANTITIES INCLUDE THE TOP 900-1000mm OF SOIL/EXISTING SUBSOIL LAYER TO CALCULATE TOTAL SOIL VOLUMES REQUIRED BY CITY OF OTTAWA FOR SUSTAINABLE TREE GROWTH. WHERE LARGER SOFT AREAS ARE AVAILABLE, THE TOP 400-500mm LAYER IS USED TO CALCULATE SOIL VOLUMES.

- WHERE EXISTING MATERIAL BELOW THE SPECIFIED TOPSOIL IS NOT CONDUCTIVE TO TREE GROWTH, AN ADDITIONAL LAYER OF PLANTING MEDIUM IS TO BE INSTALLED BELOW SPECIFIED TOPSOIL DEPTH TO OBTAIN THE SOIL VOLUME DEPTH REQUIRED.

- REFER TO SOIL VOLUME CHART AND PLANS FOR AREA WHERE TREE SOIL VOLUMES ARE REQUIRED.



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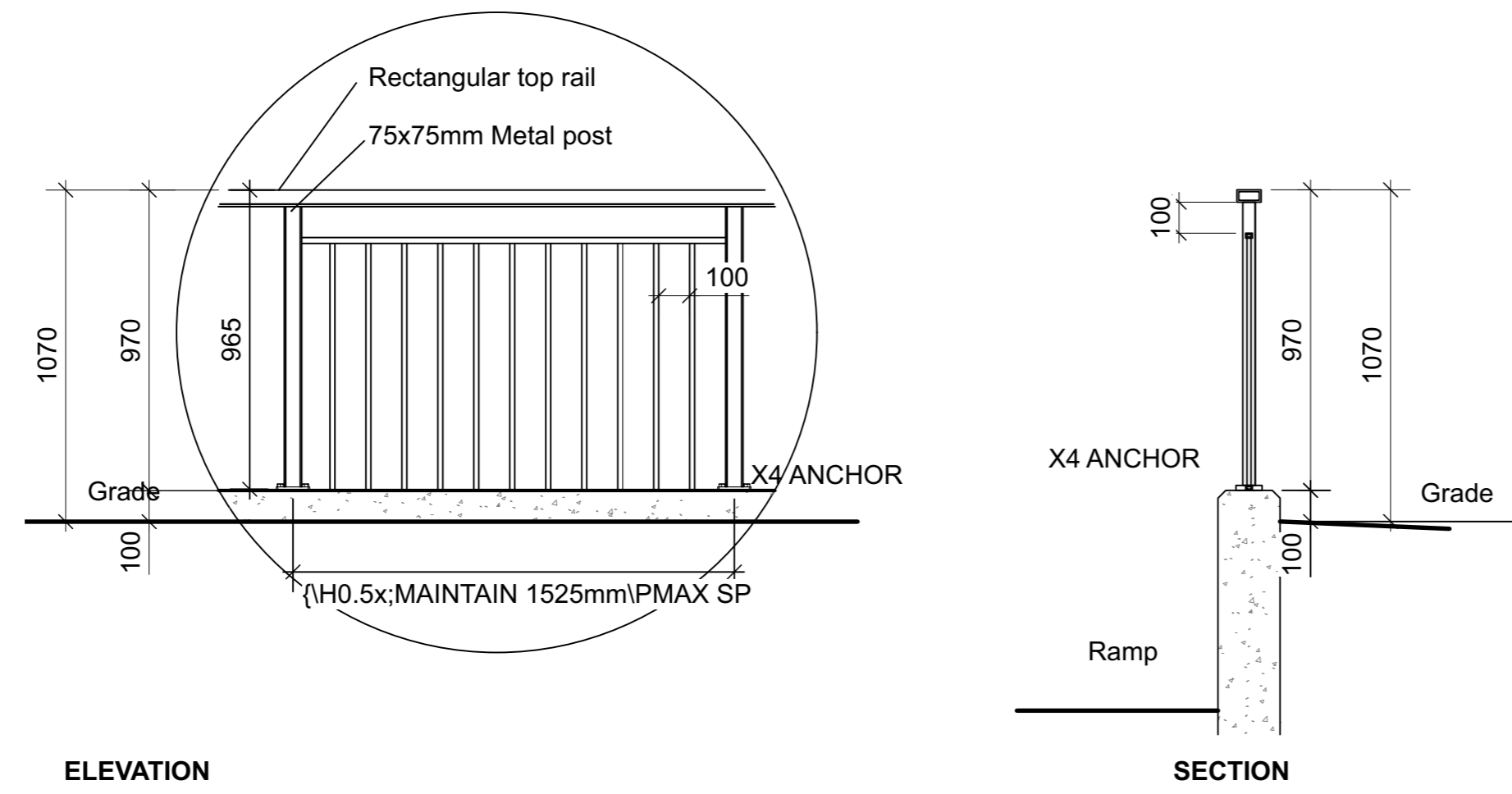
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DETAILS

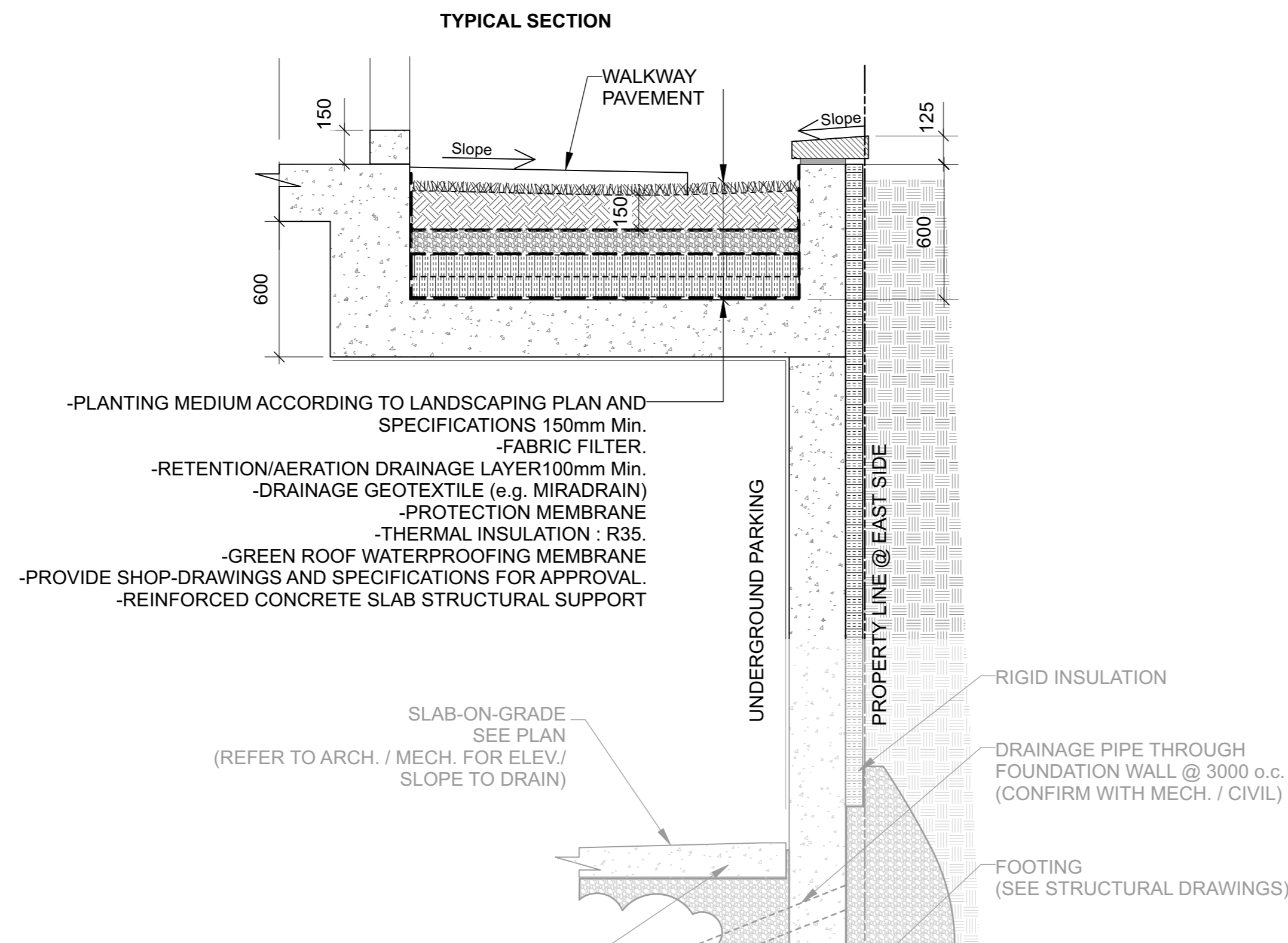
scale	drawn by C. Reed/T. Frost	designed by C. Reed
date November 2021	checked by M. Ruhland	plot date Nov10, 2021
project number 21-1647	drawing number L - 02	

Contractor to check and verify all dimensions on the job



ELEVATION

1 METALLIC GUARD RAIL
Scale: NTS
REFER TO SITE PLAN FOR LOCATIONS



2 SECTION ALONG EAST PROPERTY LINE
Scale: NTS



3 GLOBAL INDUSTRIAL™ 4' PARK BENCH
Tan, w/Backrest



5 SKYLINE OUTDOOR PATIO HARD-TOP GAZEBO
Canvas, w/ Bug Net, Black 10'x12'

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north

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drawing title DETAILS		
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date November 2021	checked by M. Ruhland	plot date Nov10, 2021
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