

PLANT SCHEDULE

<u>QTY</u>	BOTANICAL NAME	COMMON NAME	SIZE	COND.	MATURE HT. (M)	MATURE SPR. (M)	O.C. (M)	<u>REMARKS</u>
TREES								
2	Acer griseum	Paperbark Maple	50mm Cal.	W.B.	7.0	6.0	As Shown	
2	Acer saccharum 'Columnare'	Columnar Sugar Maple	50mm Cal.	W.B.	11.0	3.0	As Shown	
2	Amelanchier canadensis	Canadian Serviceberry - Multistem	150cm Ht.	#15 cont.	6.0	4.0	As Shown	Multistem Form, Native to Ontario
5	Amelanchier laevis	Allegheny Serviceberry	50mm Cal.	W.B.	5.0	5.0	As Shown	Native to Ontario
2	Cercis canadensis	Eastern Redbud	50mm Cal.	W.B.	9.0	7.0	As Shown	Native to Ontario
5	Liriodendron tulipifera `Little Volunteer`	Little Volunteer Tulip Poplar	50mm Cal.	W.B.	7.0	4.0	As Shown	
SHRUE	38							
25	Diervilla Ionicera	Bush Honeysuckle	40cm	#3 cont.	1.0	1.0	0.90	Native to Ontario
25	Hydrangea arborescens `Annabelle`	Annabelle Hydrangea	50cm	#3 cont.	1.1	1.0	0.90	
4	llex verticillata	Winterberry Holly	80cm	#3 cont.	1.75	1.75	1.6	Native to Ontario
24	Juniperus chinensis `Fairview`	Fairview Juniper	80cm	#7 cont.	2.75	0.80	0.70	
43	Juniperus sabina	Savin Juniper	40cm	#3 cont.	1.0	1.25	1.0	
21	Pinus mugo `Slowmound`	Mugo Pine	50cm	#3 cont.	0.70	1.0	0.90	
4	Sambucus canadensis	Elderberry	50cm	#3 cont.	2.5	2.0	1.75	Native to Ontario
117	Spiraea japonica `Nana`	Alpine Spirea	30cm	#3 cont.	0.30	0.50	0.40	
GRAS	<u>SES</u>							
163	Festuca glauca	Blue Fescue		#1 cont.	0.30	0.30	0.20	
PEREN	NNIALS_							
109	Hemerocallis x `Purple D`Oro`	Purple D`Oro Daylily		#1 cont.	0.50	0.50	0.40	Rebloomer
41	Hosta x `Blue Wedgewood`	Blue Wedgewood Hosta		#1 cont.	0.50	0.60	0.50	
30	Rudbeckia hirta	Black-Eyed Susan		#1 cont.	0.60	0.50	0.40	Native to Ontario
28	Tiarella cordifolia	Foamflower		#1 cont.	0.10	0.40	0.30	Native to Ontario
GROL	JND COVERS							
6	Cotoneaster dammeri `Coral Beauty`	Coral Beauty Cotoneaster	30cm	#3 cont.	0.40	1.5	1.3	

LANDSCAPE NOTES:

- 1. All work to be carried out in accordance with by-laws and codes having jurisdiction over site location.
- 2. Complete all work to the satisfaction of the Landscape Architect. 3. Report any changes, discrepancies or substitutions to the Landscape Architect for review. Obtain approval from the Landscape Architect before proceeding.
- 4. It is the contractor's responsibility to determine existing service
- 5. Exact locations of plant material will be determined by placement of site services such as hydro vaults, meters, utilities roof rain water leaders, driveways, light standards, etc.
- 6. All plant material locations to be staked or marked out and approved by Landscape Architect prior to installation. 7. Supply all plant material in accordance with the Canadian Standards
- for Nursery Stock (8th ed.). 8. Install plant material according to details shown. 9. Supply and place mulch in accordance with Canadian Landscape Standard (Section 10, Mulching). Disturbed soil areas around trees and shrubs are to be covered with shredded conifer bark mulch such
- as 'Cedar Bark Mulch' by All Treat Farms or 'Classic Cedar Mulch' by Gro-Bark, or approved equivalent. Alternative mulches must be approved by the Landscape Architect.
- 10. Contractor to utilize layout dimensions where provided 11. Provide planting bed area as noted on the drawing or to
- accommodate mature size of plant material. 12. All support systems must be removed by the contractor at time of
- final acceptance. No extras will be paid to complete this work 13. Supply and place topsoil in accordance with Canadian Landscape Standard (Section 4, Grading & Drainage and Section 6, Growing Medium) to a minimum depth of 150mm unless otherwise specified.

- 14. Supply and place sod in accordance with Canadian Landscape Standard (Section 7, Lawns & Grass and Section 8, Turfgrass
- Sod)unless otherwise specified. 15. Supply and place seed in accordance with Canadian Landscape Standard (Section 4, Grading & Drainage and Section 6, Growing Medium) unless otherwise specified. All 5:1 or greater slopes to be seeded with tacifier. Contractor to provide necessary erosion control protection as required to ensure soil stabilization and proper seed
- germination. 16. All dimensions in meters unless otherwise noted. 17. If discrepancies arise between plant material count shown on
- drawing and plant list, the drawing shall be considered correct. 18. Contractor to provide minimum one (1) year warranty (including trees on municipal property) from date accepted on all work unless
- otherwise specified. 19. Any site plan or grading and servicing shown is for information only.
- Refer to approved drawings.
- 20. Not for construction unless stamped, signed and dated by Landscape Architect. 21. Drawings not to be reproduced without written consent from
- Landscape Architect. 22. Approval of landscape plan to be obtained from municipality.
- 23. All plant material to be planted a minimum of 1.0m from any swales
- 24. For grading and servicing information refer to the consulting Engineer's drawings.
- 25. For lighting information and power distribution refer to the electrical consultant's drawings.



KEY MAP - N.T.S.

— property line

proposed deciduous tree

proposed shrub

proposed perennial

existing elevation

proposed elevation

min. 150mm topsoil, fine grade & sod

C.I.P. concrete

precast concrete unit pavers

proposed transformer

NOT FOR CONSTRUCTION

Issued for first SPA submission

REVISIONS/ SUBMISSIONS

3 2025-07-21

DESCRIPTION 2025-01-10 Issued for pre UDRP 2 2025-02-26 Issued for UDRP



Appelt Properties MUNICIPALITY City of Ottawa

PROJECT 85 Gemini Way Ottawa, ON

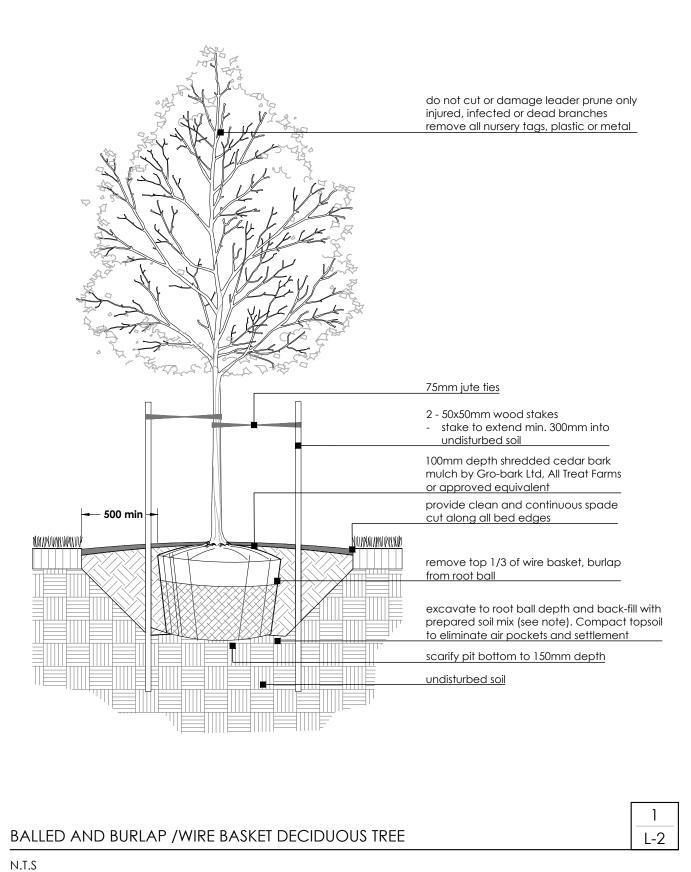
MUNICIPAL FILE NUMBER

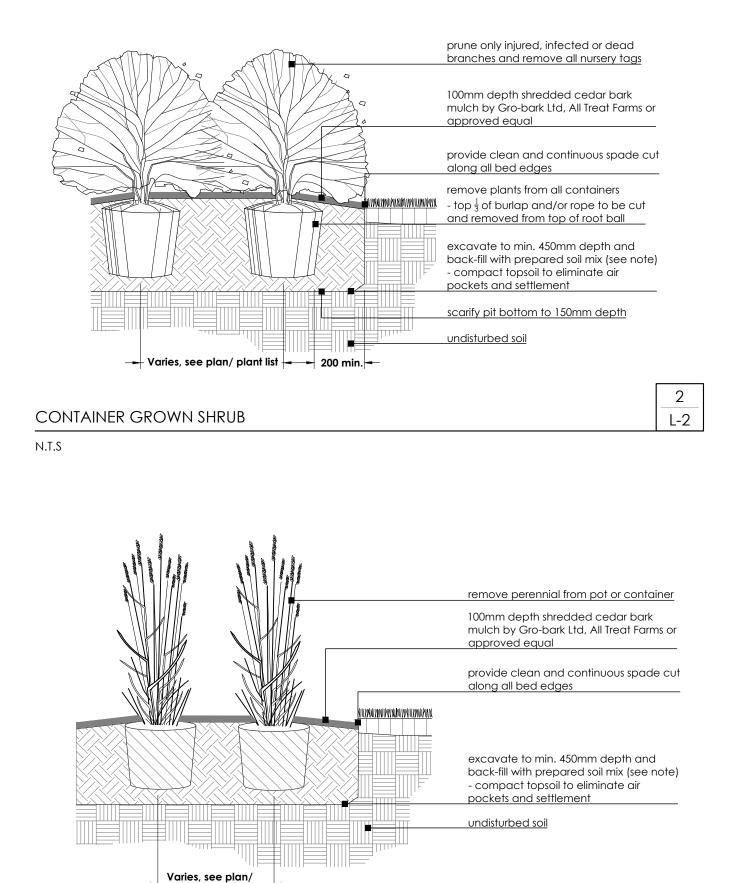
Landscape Plan

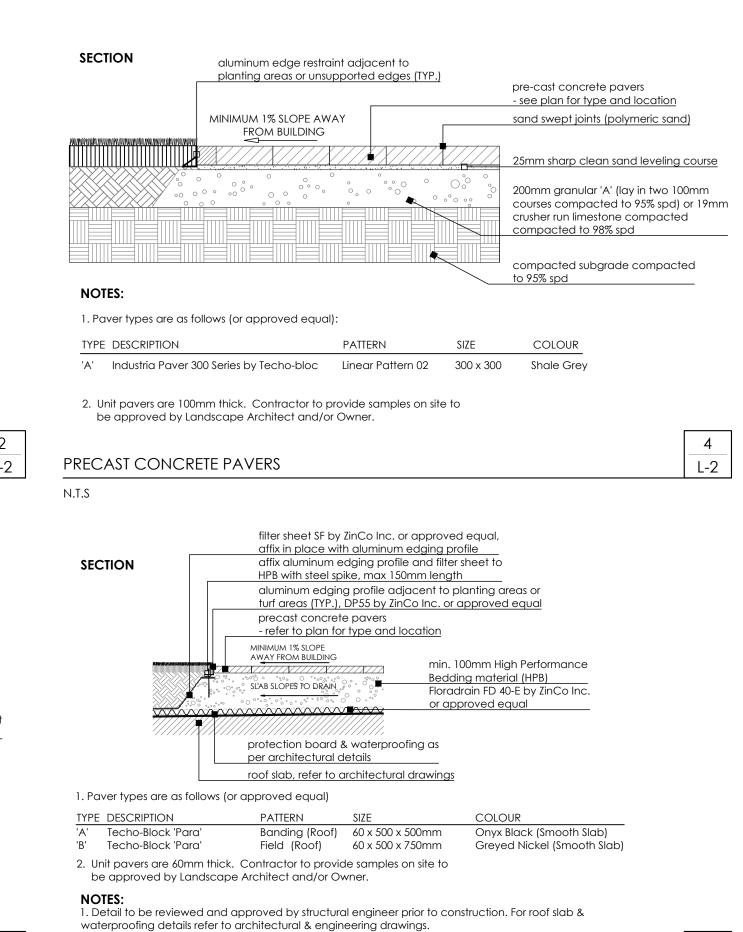
adesso design inc. landscape architecture

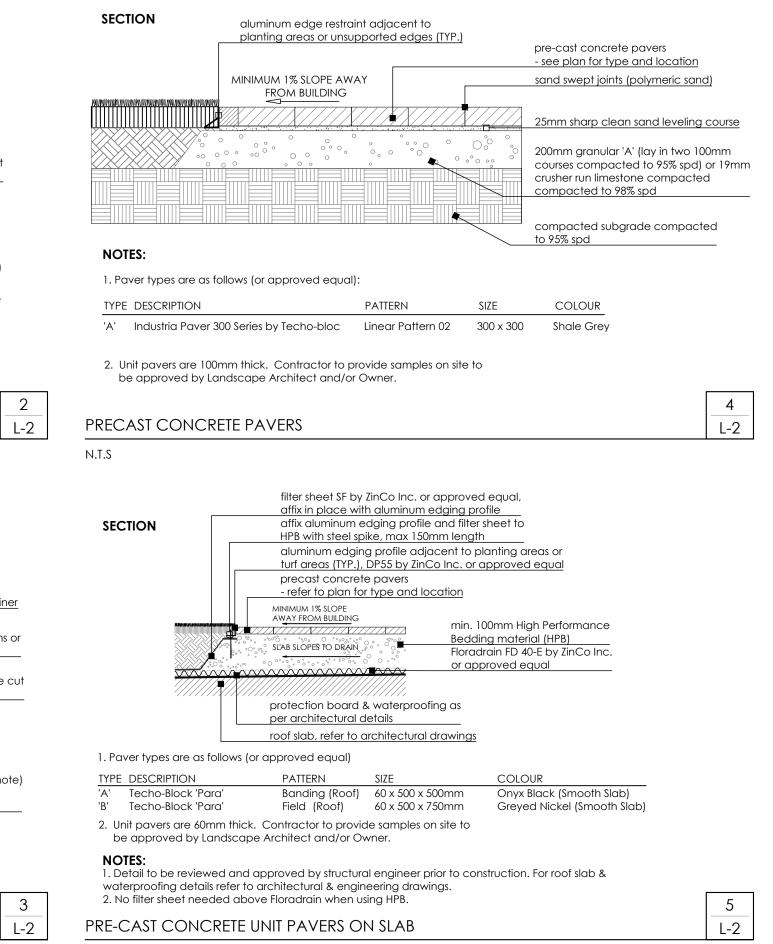


69 John Street South, Suite 250 Hamilton, ON L8N 2B9 t. 905.526.8876 www.adessodesigninc.ca









PLANTING NOTES:

approved equal.

following planting.

otherwise noted.

Staking schedule;

1. Soil mixture: four (4) parts native soil, one (1) part well rotted

2. Saucer shall be soaked with water and mulched immediately

< 30mm caliper size/ 2500mm ht. - one stake > 30mm caliper size/ 2500mm ht. - two stakes

8. The following depths of soil are required for planting;

> 70mm caliper - three stakes

• 30cm of topsoil for perennials; 45cm of topsoil for shrubs;

15cm topsoil for sod;

90cm of topsoil for trees

compost. If existing soil is not suitable provide triple mix topsoil or

3. Massed shrubs shall be planted in continuous mulched beds unless

5. All support systems must be removed once tree is established.

7. Top of root flare shall be positioned 50mm above grade.

6. All trees to be straight and planted vertically regardless of slope.





DESCRIPTION 2025-01-10 Issued for pre UDRP 2025-02-26 Issued for UDRP

3 2025-07-21 Issued for first SPA submission

STAMP



Appelt Properties MUNICIPALITY City of Ottawa

PROJECT 85 Gemini Way Ottawa, ON

MUNICIPAL FILE NUMBER

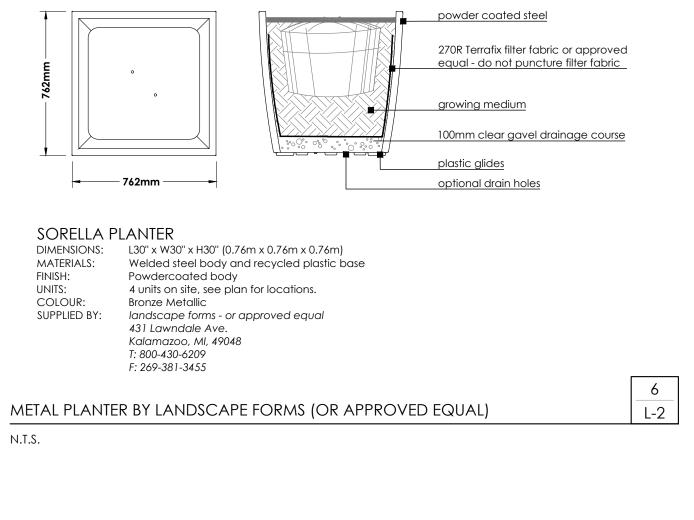
SHEET Details

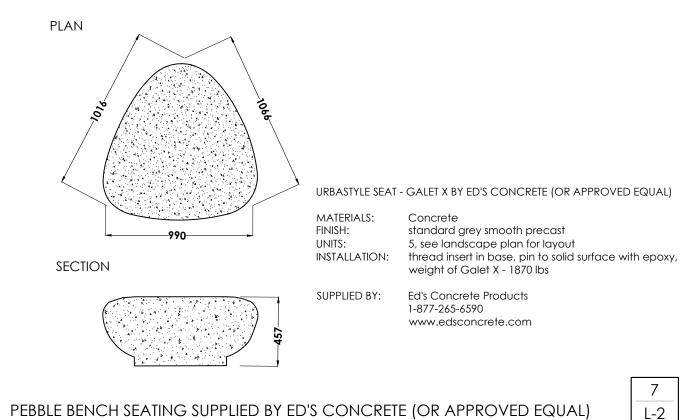
adesso design inc.

landscape architecture

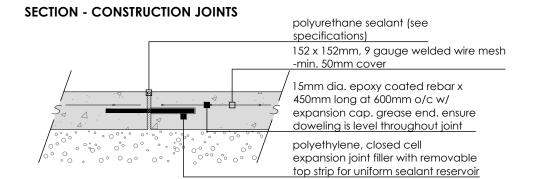


69 John Street South, Suite 250 Hamilton, ON L8N 2B9 t. 905.526.8876 www.adessodesigninc.ca





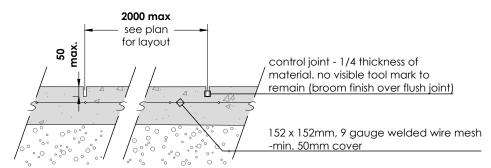
N.T.S

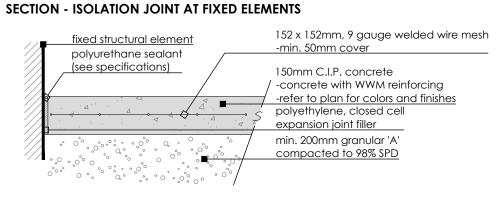


SECTION - SAWCUT CONSTRUCTION JOINTS

CONTAINER GROWN PERENNIAL

N.T.S





GENERAL CONCRETE NOTES:

- 1. Do concrete materials and methods of concrete construction in
- accordance with OPSS 351. 2. Contractor to verify accuracy of concrete details and

N.T.S

- reinforcement prior to installation. 3. Provide following materials:
- cement: to OPSD 905 and 1350; aggregates for concrete: OPSD 905 and 1350;
- reinforcing steel if detailed: OPSD 905 and 1350; concrete form snap ties with plastic cones &
- breakback to be used. Surface patch as required; form stripping agent: colorless mineral oil, free of kerosene;
- latex bonding agent: SikaBond, Sikamix, or approved equal; form lumber and plywood: clean, free of loose knots, splits and with repairs made smoothly and securely;
- joint fillers: preformed, non-extruding, resilient bituminious type; admixtures: to be used only when approved by Engineer; aggregates for base: Granular 'A' to OPSS form 1010; water: water used in mixing or curing shall be reasonably
- clean and free of oil, salt, acid, alkali, sugar, vegetable matter or other substance injurous to the finished project and shall meet the requirement of OPSD.
- 4. Concrete mix to provide compressive strength of 28MPA at 28 days, entrained air of 6% to 1% and slump at point of discharge of 60mm
- 5. Granular base to be compacted to 95% maximum dry density to
- 6. Pour concrete in favourable weather conditions. Apply surface finish as detailed.
- 9. Concrete areas will not be accepted if: fails to meet requirements of this specification;
 - of specified minimum strength;
 - surface irregularities; damaged or chipped;

poor workmanship. 10. It is the contractor's responsibility to maintain and protect concrete areas until time of final acceptance.

NOTES FOR JOINTING:

- 1. Joint pattern as per layout plan unless otherwise noted; 2. All edges to be hand tooled, using an edging tool with a 6mm
- radius. No visible tool mark to remain (broom finish over flush joint);
- 3. Saw cut control joints to 37.5 mm depth (1/4 depth of material) @ max 2000mm each way spacing unless otherwise indicated on plan;
- 4. Isolation joints at all fixed objects abutted by concrete (e.g. walls, curbs, light poles etc). Sealant colour to complement paving

for curbs and footings.

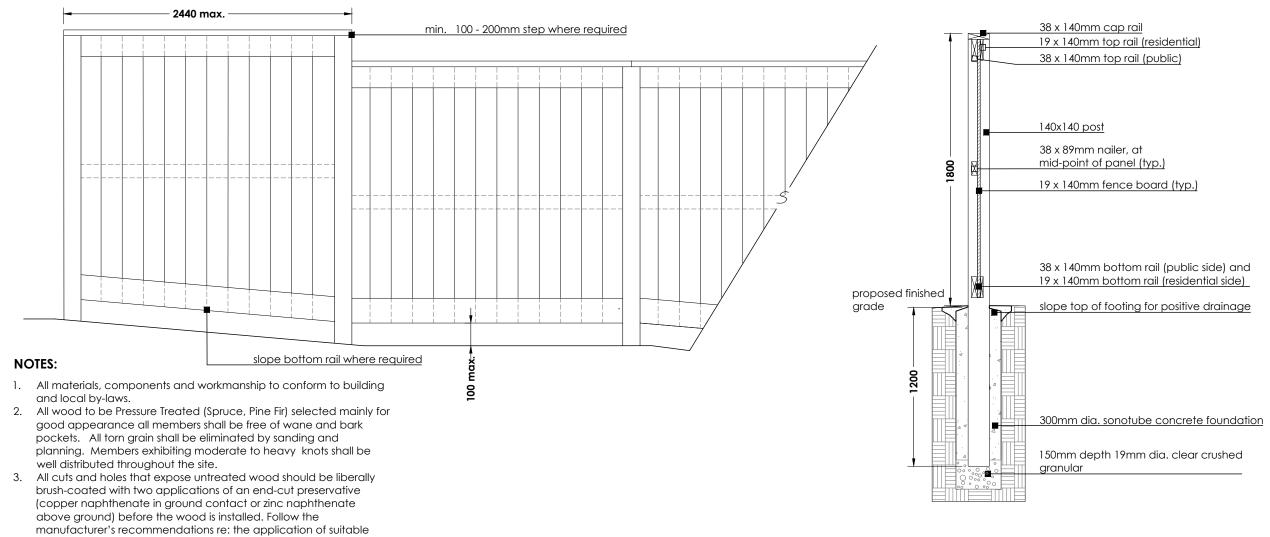
OPSD and to depths as detailed.

8. Repair defective areas while concrete is still plastic, or remove defective work and replace with new concrete.

contains excessive honeycombing or embedded

28 days average strength in any defined area is less than 95%

CAST-IN-PLACE CONCRETE N.T.S.



GENERAL LAYOUT NOTES

1. All fences adjacent to road allowances and walkways to be erected 0.15m onto private property. Fencing is not to be erected on the lot line or into any road allowance or easement.

2. Footing and excavation to be entirely on proposed development lands.

9. Lumber sizes are actual sizes rather than nominal sizes. 10. Concrete to have minimum compressive strength of 25 MPa @ 28 days with 5-7% air entertainment.

11. See landscape plan for fence location.

4. All wood to bear lumber grading stamp.

5. All fasteners shall have exterior grade finishes suitable for use with

6. All galvanizing to be hot dipped in conformance to CSA standard

7. Drive all fastener heads below surface of wood. Use sufficient size

and quantity of fasteners to ensure a stable, secure structure.

8. Step fence panels minimum of 100 - 200mm at posts as required by

grade conditions. Sloping of panels may be required for certain

ceramic-coated wood/deck screws are acceptable.

grade conditions - Consultant's approval required.

Pressure Treated lumber. Stainless steel, galvanized, zinc-dipped or

preservatives.

N.T.S.

WOOD PRIVACY FENCE (1.8M HEIGHT - PRESSURE TREATED)

2" x 2" square metal posts laser cut aluminum panel - REF: 26 pattern surface mount

OMEGA UNIK Fence Panels mounted on 2"x2" square posts (Height 4') PRODUCT INFO: Laser-cut aluminum panels with polyester powder coat

SPECIFY: colour: Black or approved equal INSTALLATION: Surface mounting, see L-1 for location SUPPLIED BY: Park Street Solutions

p. 1.888.788.7408 e. info@parkst.ca contact: Kevin Bettridge

N.T.S.

1.1M HEIGHT DECORATIVE METAL SCREEN - OR APPROVED EQUAL

NOT FOR CONSTRUCTION ISSUED FOR REVIEW & COMMENTS ONLY

REVISIONS/ SUBMISSIONS

DESCRIPTION 2025-01-10 Issued for pre UDRP 2 2025-02-26 Issued for UDRP

3 2025-07-21 Issued for first SPA submission



Appelt Properties MUNICIPALITY City of Ottawa

PROJECT 85 Gemini Way Ottawa, ON

MUNICIPAL FILE NUMBER

Details

L-3

adesso design inc. landscape architecture



69 John Street South, Suite 250 Hamilton, ON L8N 2B9 t. 905.526.8876 www.adessodesigninc.ca