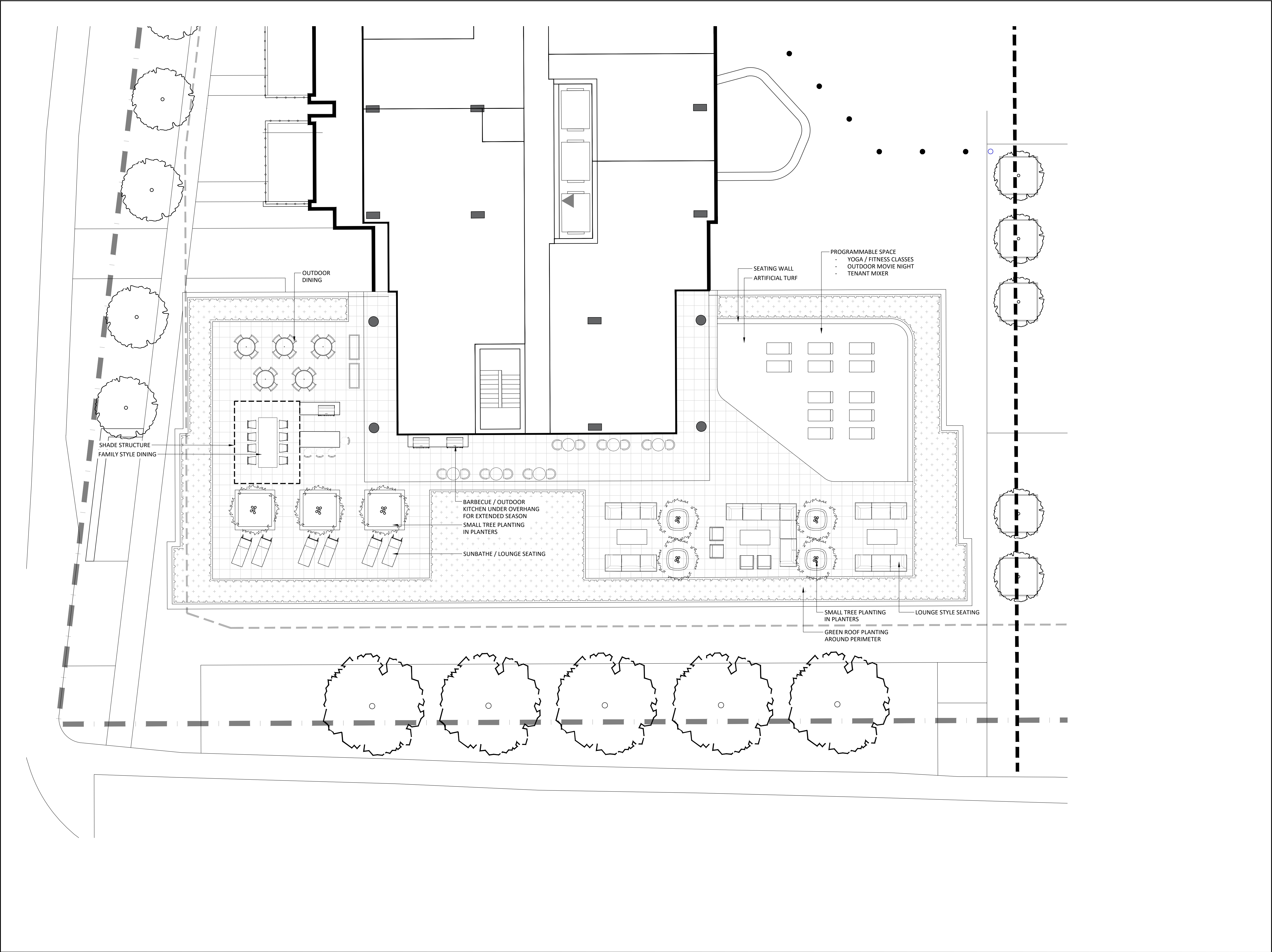
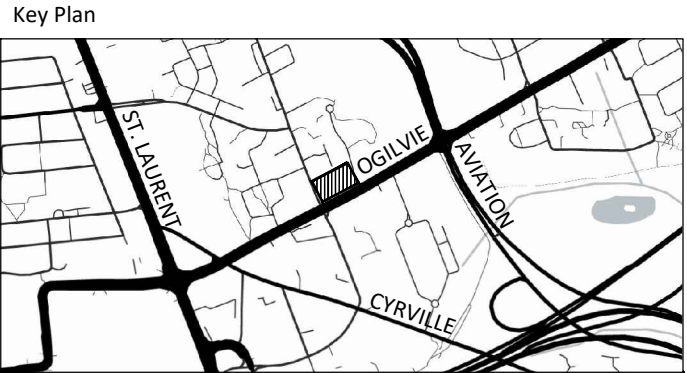




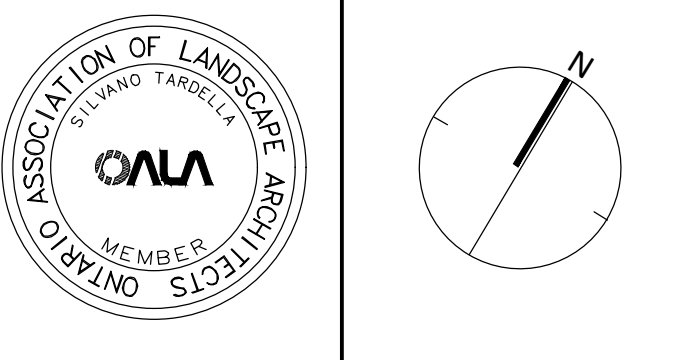
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No.	Description	Date
-		
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-		
4	Re-issued for Site Plan Approval	Oct 7/25
3	Re-issued for Site Plan Approval	Aug 20/25
2	Re-issued for Site Plan Approval	May 30/25
1	Issued for Site Plan Approval	Apr 23/25

Revision	
OWNERSHIP	PLANNING
TCU Development Corporation	FOTEN Consulting
150 Isabella Street, Unit 1207, Ottawa ON K1S 5H3	386 Cooper Street, Suite 300, Ottawa ON K2P 2H7
ARCHITECT	TRANSPORTATION
R+A Architecture	CGM Transportation Inc.
56 Beech Street, Ottawa ON K1S 3J6	6 Plaza Court, Ottawa ON K2H 7W1
CIVIL	GEOTECHNICAL
Stantec	Peterson Group
300-1331 Clyde Avenue, Ottawa ON K2C 3G4	154 Colonnade Road South, Ottawa ON K2E 7S5
LANDSCAPE ARCHITECT	SURVEYOR
NAK DESIGN STRATEGIES	Annis O'Sullivan Vollebæk Ltd.
1285 Wellington St., Ottawa ON K1Y 3A8	14 Concourse Gate, Suite 500, Nepean ON K2E 7S6
ENVIRONMENTAL	
GRADIENT WIND ENGINEERING INC.	
127 Waingreen Rd., Corp. ON K0A 1L0	

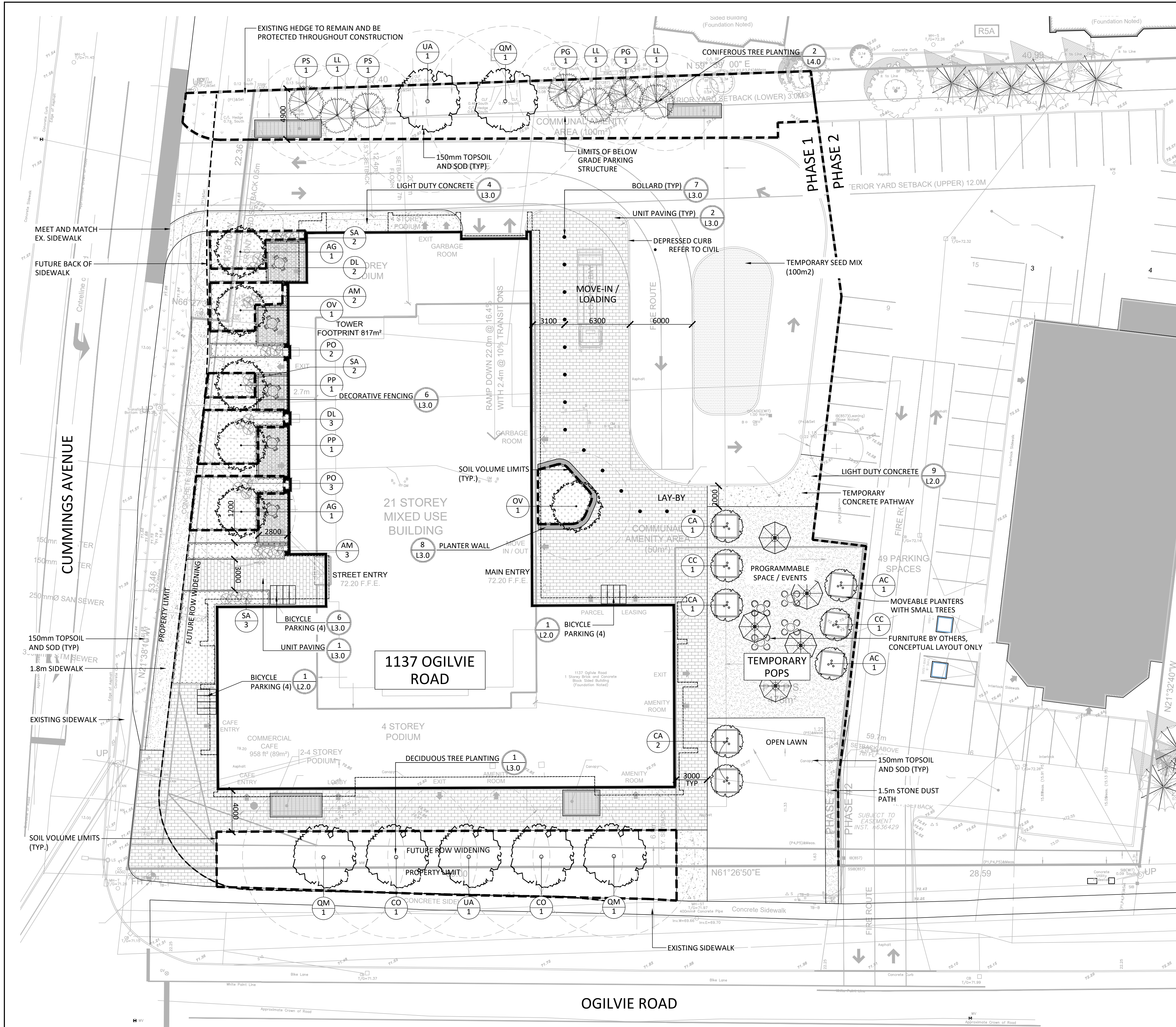
PROPERTY INFORMATION
PART OF LOT 18, REGISTERED PLAN 217, CITY OF OTTAWA



NAK
design strategies
1285 WELLINGTON STREET, OTTAWA, ON K1Y 3A8 CANADA
T 613.237.2345 NAKDESIGNSTRATEGIES.COM
Project

1137 OGILVIE ROAD
OTTAWA, ON

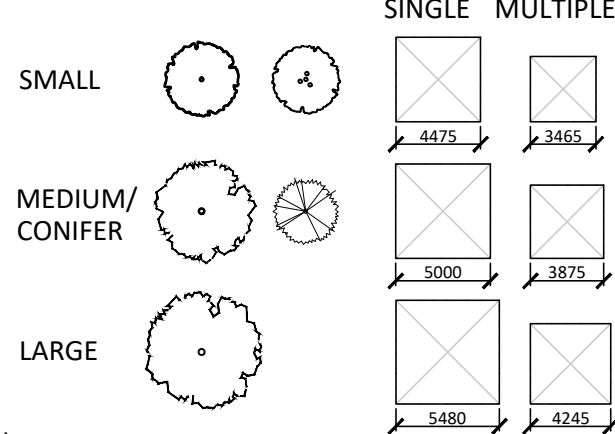
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Checked SC	
Job No. 24-112	



PROPOSED TREE CANOPY PROJECTIONS			
TREE TYPE/SIZE	CROWN AREA PER TREE STANDARD RANGE (m ²)	CROWN AREA PER TREE USED FOR CALC. (m ²)	SITE CANOPY COVER
LARGE (7)	135-250*	192	CANOPY (W. OVERLAP): 975m ²
MEDIUM (3)	35-135*	85	
SMALL (8)	5-35*	20	
CONIFER (7)	45-96*	70	
*RANGE OF CROWN AREAS IS IN ACCORDANCE WITH PROPOSED TREES SPECIES			SITE: 3,943m ²
**CROWN AREAS ARE ACCORDING TO THE AVERAGE MATURE CANOPY SIZE OF THE RESPECTIVE SPECIES. CANOPY SIZING HAS BEEN DETERMINED IN REFERENCE TO VARIOUS ARBORICULTURAL AND BOTANICAL SOURCES, SUCH AS: ONTARIO MINISTRY OF NATURAL RESOURCES & FORESTRY (OMNR), US FOREST SERVICE, FARRAR, J.L. TREES IN CANADA, UNIVERSITY OF GUELPH ARBORETUM, VARIOUS PUBLICATIONS			
			TOTAL PERCENT COVER: 24.7%

TREE SOIL VOLUMES		
TREE TYPE/SIZE	SINGLE TREE SOIL VOLUME	MULTIPLE TREE SOIL VOLUME (m3/TREE)
ORNAMENTAL	15	9
COLUMNAR	15	9
SMALL	20	12
MEDIUM	25	15
LARGE	30	18
CONIFER	25	15

*SOIL VOLUME CALCULATION BASED ON 1.0m DEPTH



PLANT LIST - INTERIM / TEMPORARY CONDITION					
KEY	BOTANICAL NAME	COMMON NAME	QTY	SIZE	TYPE
SMALL DECIDUOUS TREES - MULSTI-STEM					
AC	AMELANCHIER CANADENSIS	SERVICEBERRY	2	200cm HT.	B&B
CC	CARPINUS CAROLINIANA	BLUE BEECH	3	200cm HT.	B&B
CA	CORNUS ALTERNIFOLIA	ALTERNATE LEAVED DOGWOOD	3	200cm HT.	B&B
SEED MIX					
WILDFLOWER SEED MIX: DECOR MIX - SET SERIES (SHORT), AS SUPPLIED BY AIGLON INDIGO					

GENERAL NOTES:

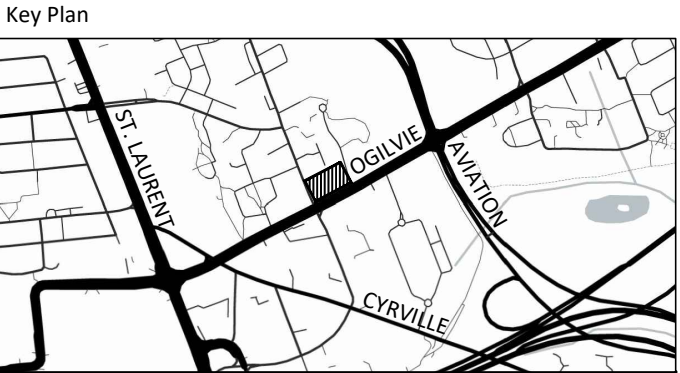
- ALL DIMENSIONS IN MILLIMETERS UNLESS SPECIFIED OTHERWISE. DO NOT SCALE DRAWING. ALL DRAWINGS TO BE READ IN CONJUNCTION WITH WRITTEN SPECIFICATIONS.
- THIS DRAWING MAY NOT BE USED FOR CONSTRUCTION UNTIL SIGNED BY THE LANDSCAPE ARCHITECT. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO:
 - CHECK AND VERIFY ALL DIMENSIONS ON SITE
 - REPORT ALL ERRORS AND/OR OMISSIONS TO THE CONTRACT ADMINISTRATOR
 - COMPLY WITH ALL PERTINENT CODES AND BY-LAWS
 - CHECK AND VERIFY LOCATIONS OF ALL UNDERGROUND SERVICES WITH ALL LOCAL UTILITIES PRIOR TO ANY DIGGING
- ANY AREAS BEYOND THE LIMIT OF THE SITE DISTURBED DURING CONSTRUCTION SHALL BE RESTORED TO ORIGINAL CONDITION OR BETTER TO THE SATISFACTION OF THE AUTHORITY HAVING JURISDICTION AT THE CONTRACTOR'S EXPENSE.
- ALL WORK SHALL BE COMPLETED IN ACCORDANCE WITH THE 'OCCUPATIONAL HEALTH AND SAFETY ACT AND REGULATIONS FOR CONSTRUCTION PROJECTS.' THE GENERAL CONTRACTOR SHALL BE DEEMED TO BE THE 'CONSTRUCTOR' AS DEFINED IN THE ACT.
- THERE WILL BE NO SUBSTITUTION OF MATERIALS UNLESS PRIOR WRITTEN APPROVAL IS RECEIVED FROM THE CONTRACT ADMINISTRATOR.
- THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING ALL PERMITS REQUIRED AND TO BEAR THE COST OF THE SAME.
- BENCHMARKS: IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO VERIFY THAT THE SITE BENCHMARK(S) HAS NOT BEEN ALTERED OR DISTURBED AND THAT ITS RELATIVE ELEVATION AND DESCRIPTION AGREES WITH THE INFORMATION DEPICTED ON THIS PLAN.

NOTES:

- THE LANDSCAPE PLAN WAS PREPARED IN CONJUNCTION WITH THE GEOTECHNICAL REPORT PREPARED BY PATERSON GROUP:
- Pateron Group Report PG5770-1 Revision 1 Dated July 3, 2024
- THE LANDSCAPE PLAN WAS PREPARED IN CONJUNCTION WITH THE TREE CONSERVATION REPORT PREPARED BY NAK DESIGN STRATEGIES:
- 240715_Ogilvie Road_TCR_R2
- ALL EXISTING SITE INFORMATION AS PER SITE SURVEY PLAN DATED JUNE 2024, AND PREPARED BY ANNIS O'SULLIVAN, VOLLEBEKK LTD.

PLANT LIST - TREES, SHRUBS, PERENNIALS					
KEY	BOTANICAL NAME	COMMON NAME	QTY	SIZE	TYPE
LARGE CONIFEROUS TREES					
LL	LARIX LARICINA	TAMARACK	3	250cm HT	B&B
PG	PICEA GLAUCA	WHITE SPRUCE	2	250cm HT	B&B
PS	PINUS STROBUS	WHITE PINE	2	250cm HT	B&B
LARGE DECIDUOUS TREES					
CO	CELTIS OCCIDENTALIS	HACKBERRY	3	50mm CAL	B&B
QM	QUERCUS MACROCARPA	BURR OAK	2	50mm CAL	B&B
UA	ULMUS AMERICANA 'VALLEY FORGE'	AMERICAN ELM	2	50mm CAL	B&B
MEDIUM DECIDUOUS TREES					
AG	AESCULUS GLABRA	OHIO BUCKEYE	2	50mm CAL	B&B
OV	OSTRYA VIRGINIANA	IRONWOOD	2	50mm CAL	B&B
PP	PRUNUS PENSYLVANICA	PIN CHERRY	2	50mm CAL	B&B
DECIDUOUS SHRUBS					
AM	ARONIA MELANOCARPA	BLACK CHOKEBERRY	5	3 GAL.	POT
SA	SYMPHORICARPOS ALBUS	SNOWBERRY	8	3 GAL.	POT
PO	PHYSOCARPUS OPULIFOLIUS 'NANUS'	DWARF NINEBARK	5	3 GAL.	POT
DL	DIERVILLA LONICERA	BUSH HONEYSUCKLE	5	3 GAL.	POT
PERENNIAL MIX 'A' - PART SUN, PART SHADE (117 m2 @ 9/m2)					
ac	ANEMONE CANADENSIS	WINDFLOWER	175	2 GAL	POT
cp	CAREX PENNSYLVANICA	FOX SEDGE	178	2 GAL	POT
cc	CORNUS CANADENSIS	BUNCHBERRY	175	2 GAL	POT
dc	DECHAMPsia CESPITOSA	TUFTED HAIR GRASS	175	2 GAL	POT
gm	GERANIUM MACULATUM	WILD GERANIUM	175	2 GAL	POT
ha	HEUCHERA AMERICANA	CORAL BELLS	175	2 GAL	POT
PERENNIAL MIX 'B' - SUN, PART SUN (35 m2 @ 9/m2)					
ct	CHASMANTHIUM LATIFOLIUM	NORTHERN SEA OATS	45	2 GAL	POT
cl	COREOPSIS LANCEOLATA	TICKSEED	45	2 GAL	POT
hh	HELIOPSIS HELIANTHOIDES	OXEYE SUNFLOWER	45	2 GAL	POT
pp	PHLOX PANICULATA 'BLUE PARADISE'	GARDEN PHLOX	45	2 GAL	POT
rh	RUDBECKIA HIRTA	GLORIOSA DAISY	45	2 GAL	POT
mf	MONARDA FISTULOSA	WILD BERGAMOT	45	2 GAL	POT
sh	SPOROBOLUS HETEROLEPSIS	PRARIE DROPSSEED	45	2 GAL	POT

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LEGEND

- PROPERTY LINE
- ORNAMENTAL FENCE
- SOIL VOLUME LIMITS
- PERENNIAL PLANTING BED
- SEED MIX (TEMPORARY)
- C.I.P. CONCRETE PAVING
- UNIT PAVING
- STONEDUST
- ORNAMENTAL GRASSES
- DECIDUOUS SHRUB
- MULTI-STEM DECIDUOUS TREE
- CONIFEROUS TREE
- SMALL DECIDUOUS TREE
- MEDIUM DECIDUOUS TREE
- LARGE DECIDUOUS TREE
- PROJECTED CANOPY COVER

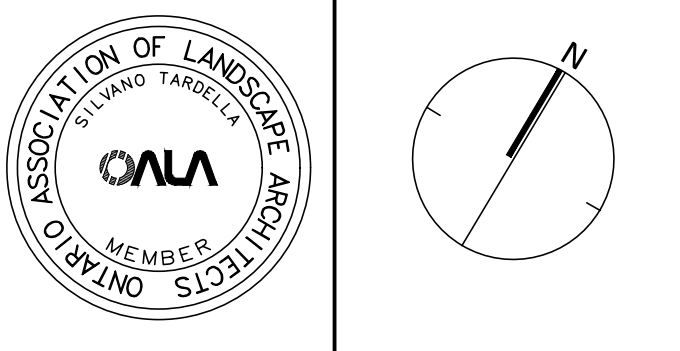
DETAIL KEY

- DETAIL NO. 1
- SHEET NO. 11.0

No.	Description	Date
6	Re-issued for Site Plan Approval	Oct 7/25
5	Re-issued for Site Plan Approval	Aug 20/25
4	Re-issued for Site Plan Approval	Aug 12/25
3	Re-issued for Site Plan Approval	May 30/25
2	Issued for Site Plan Approval	Apr 24/25
1	Issued for ZBLA	Feb 17/25

Revision	
OWNERSHIP	PLANNING
TCU Development Corporation	FOTEN Consulting
1501 Isabelle Street, Unit 1207, Ottawa ON K1S 5H3	386 Cooper Street, Suite 300, Ottawa ON K2P 2H7
ARCHITECT	TRANSPORTATION
RIA Architecture	CGI Transportation Inc.
56 Beech Street, Ottawa ON K1S 3J6	6 Plaza Court, Ottawa ON K2H 7W1
CIVIL	GEOTECHNICAL
Stratco	Pateron Group
300-1331 Clyde Avenue, Ottawa ON K2C 3G4	154 Colomade Road South, Ottawa ON K2E 7S5
LANDSCAPE ARCHITECT	SURVEYOR
NAK DESIGN STRATEGIES	Annis O'Sullivan Vollebekk Ltd.
1285 Wellington St., Ottawa ON K1Y 3A8	14 Concourse Gate, Suite 300, Nepean ON K2E 7S6
ENVIRONMENTAL	GRADIENT WIND ENGINEERING INC.
127 Walgreen Rd., Corp. ON K0A 1L0	

PROPERTY INFORMATION
PART OF LOT 18, REGISTERED PLAN 217, CITY OF OTTAWA

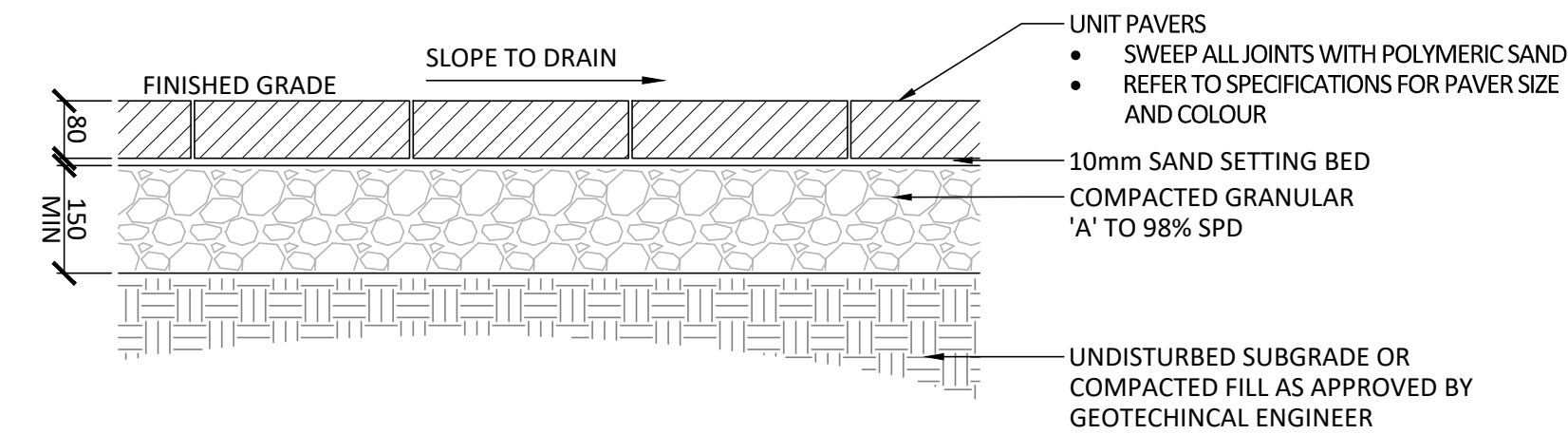


NAK
design strategies

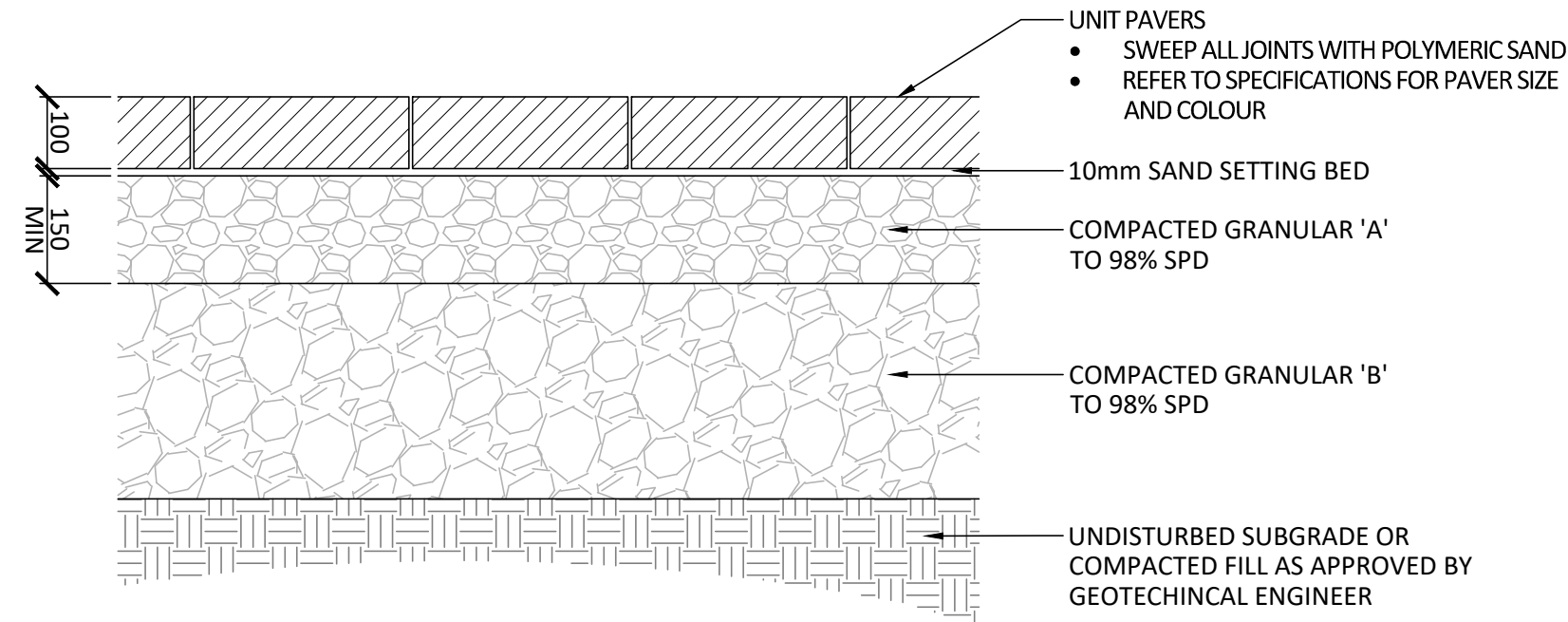
1285 WELLINGTON STREET, OTTAWA, ON K1Y 3A8 CANADA
T 613.237.2345
Project

1137, 1151 OGILVIE ROAD
OTTAWA, ON

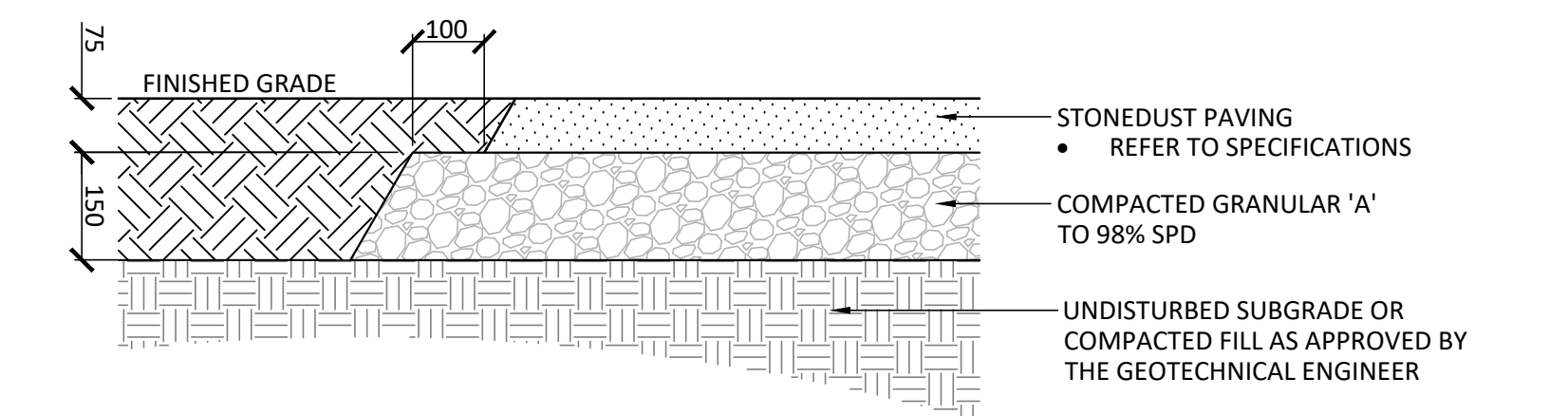
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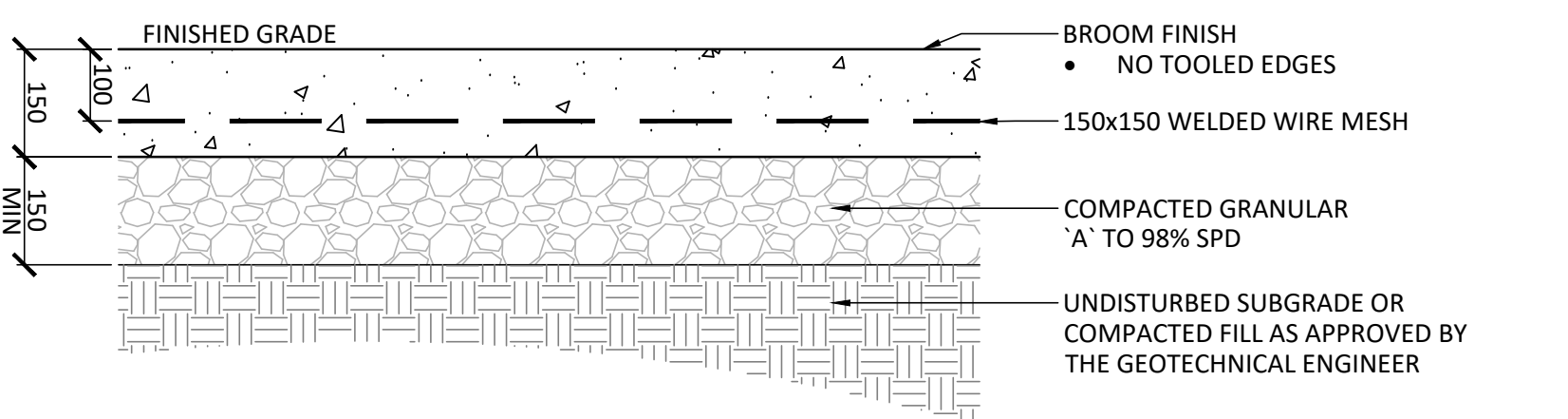
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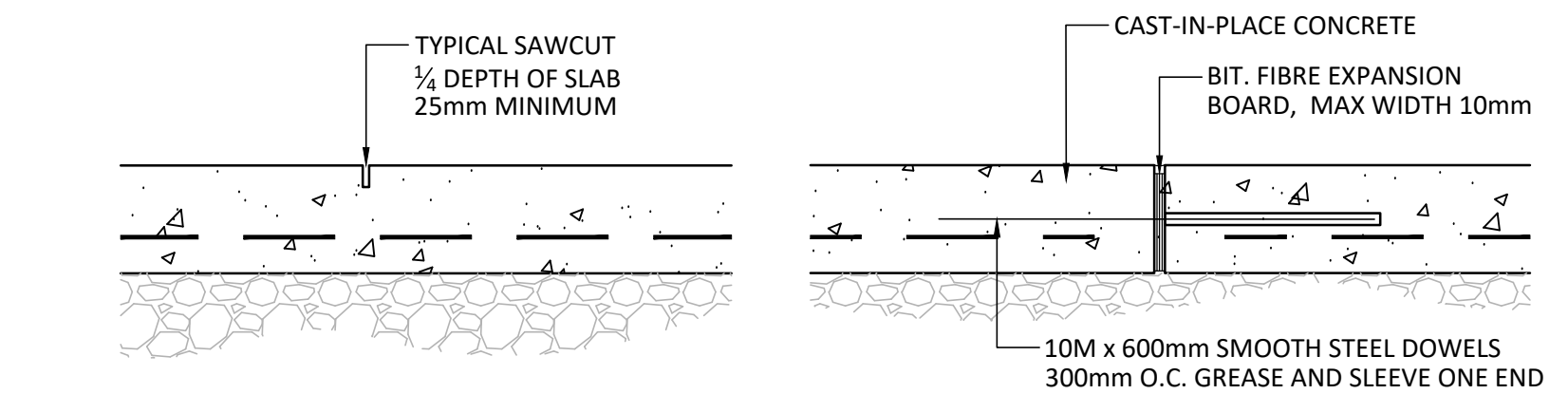
2 UNIT PAVERS - VEHICULAR
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3 STONEDUST PAVING
1:10



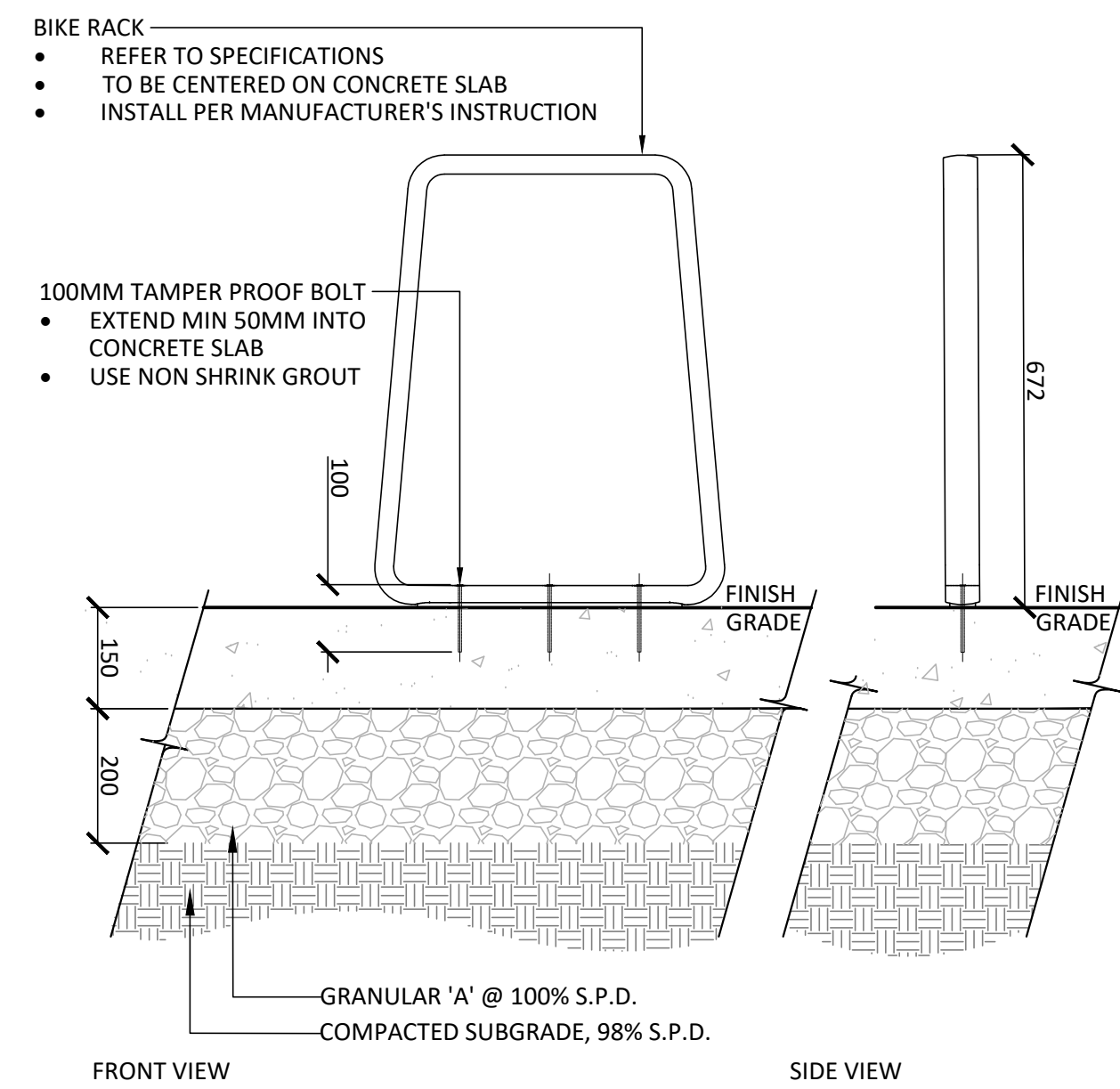
4 LIGHT DUTY CONCRETE
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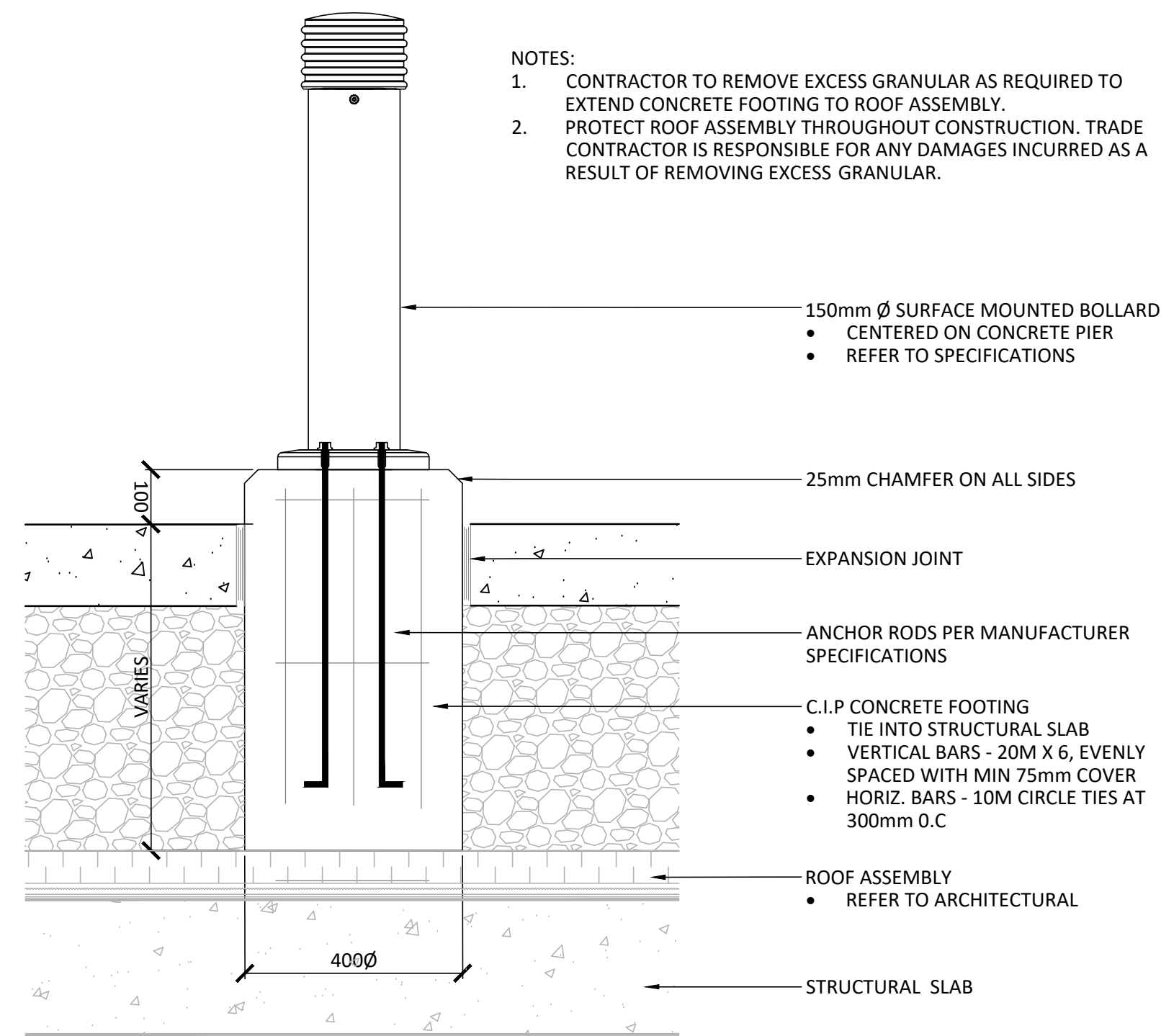
CONTROL JOINT (CJ)
NOTES:
1. REFER TO DRAWINGS FOR JOINT LAYOUT
2. SAWCUT WITHIN 48 HOURS OF POUR

EXPANSION JOINT (EJ)
NOTES:
1. REFER TO DRAWINGS FOR JOINT LAYOUT
2. NO CAULKED JOINTS

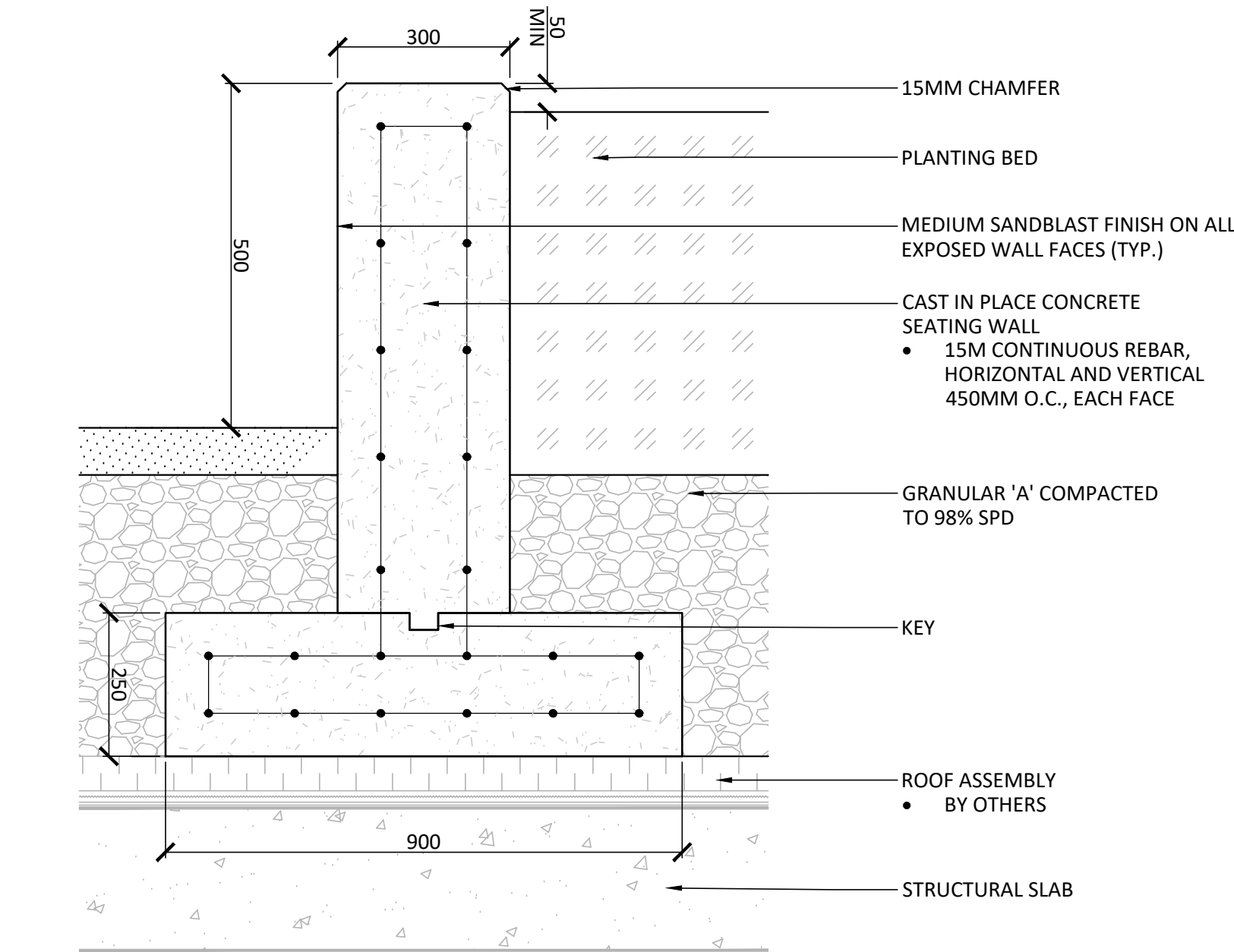
5 CONCRETE JOINTING
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6 BIKE RACK
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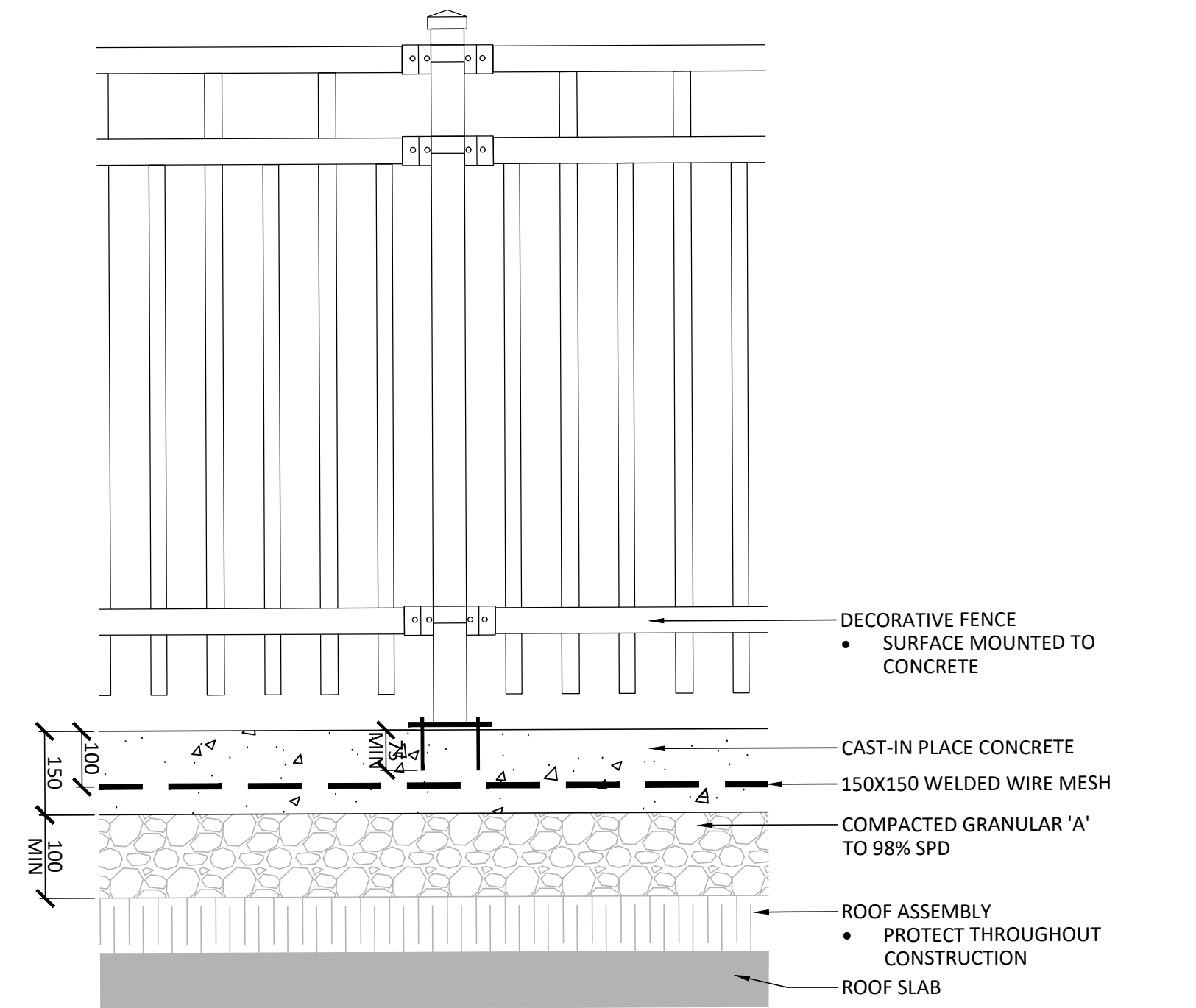


7 BOLLARD
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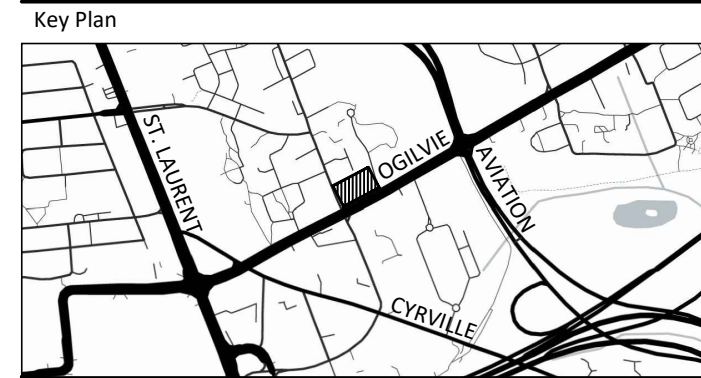
NOTES:
1. CONTRACTOR TO PROVIDE SHOP DRAWINGS FOR APPROVAL PRIOR TO CONSTRUCTION

8 C.I.P. CONCRETE PLANTER WALL
1:10



9 DECORATIVE FENCING
1:10

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OWNERSHIP	PLANNING
TCU Development Corporation	FOTENN Consulting
150 Labells Street, Unit 1207, Ottawa ON K1S 5H3	398 Cooper Street, Suite 300, Ottawa ON K2P 2H7
ARCHITECT	TRANSPORTATION
RLA Architecture	CGH Transportation Inc.
56 Beech Street, Ottawa ON K1S 3J6	6 Plaza Court, Ottawa ON K2H 7W1
CIVIL	GEOTECHNICAL
Stancic	Peterson Group
300-1331 Clyde Avenue, Ottawa ON K2C 3G4	154 Colonnade Road South, Ottawa ON K2E 7J5
LANDSCAPE ARCHITECT	SURVEYOR
NAK DESIGN STRATEGIES	Arcos O'Sullivan Vollebakk Ltd.
1285 Wellington St., Ottawa ON K1Y 3A8	14 Concourse Gate, Suite 500, Nepean ON K2E 7S6
ENVIRONMENTAL	
GRACENT WING ENGINEERING INC.	
127 Walgreen Rd., Corp. ON K0A 110	

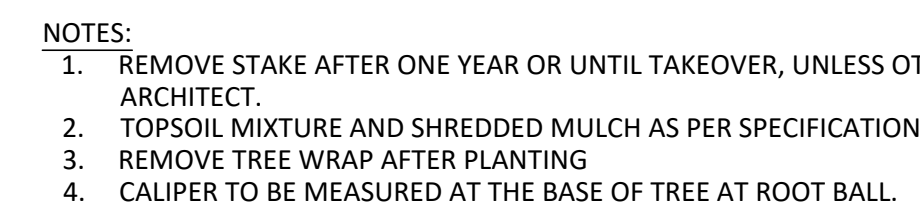
PROPERTY INFORMATION
PART OF LOT 18, REGISTERED PLAN 217, CITY OF OTTAWA



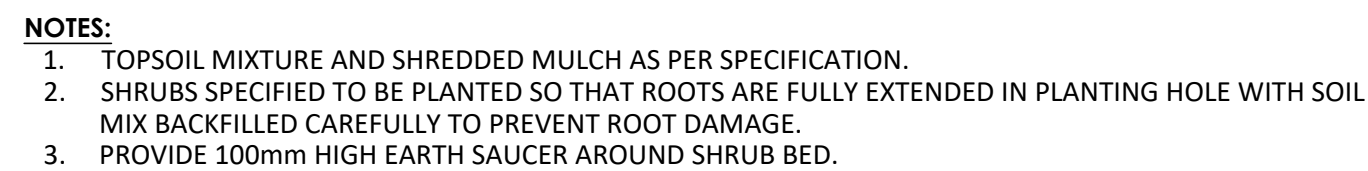
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OTTAWA, ON

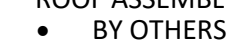
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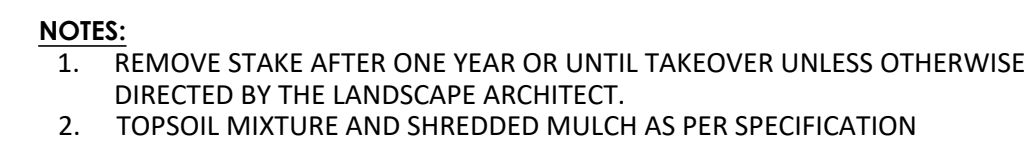
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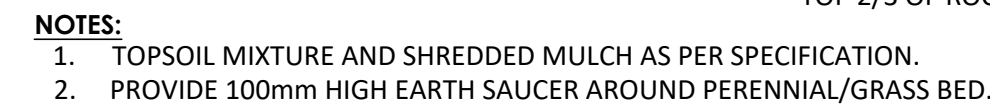
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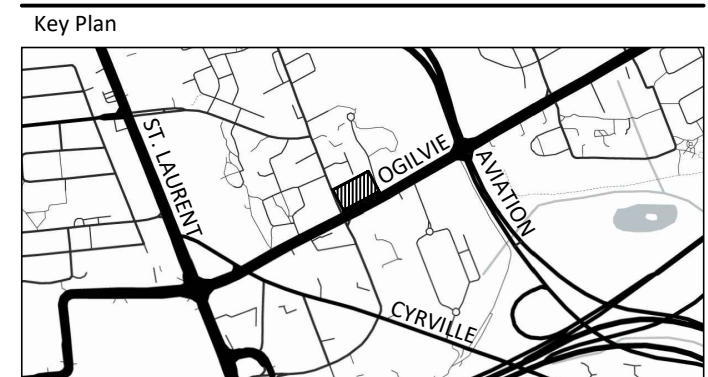
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9



OWNERSHIP TCU Development Corporation 1505 Isabella Street, Unit 1207, Ottawa ON K1S 5H1 ARCHITECT PLA Architecture 56 Beech Street, Ottawa ON K1S 3K6 CIVIL Stantec 3000-1335 Elgin Avenue, Ottawa ON K2C 3G4 LANDSCAPE ARCHITECT KAY DESIGN STRATEGIES 1228 Wellington St., Ottawa ON K1N 8S7 ENVIRONMENTAL GRANDVIEW WIND ENGINEERING 1217 Wagerline Rd., Carp, ON K0A 3L0	PLANNING FOTENEC Consulting 396 Cooper Street, Suite 300, Ottawa ON K1P 6H6 TRANSPORTATION CGI Transportation Inc. 6 Plaza Court, Ottawa ON K2H 7W1 GEOTECHNICAL Petersen Group 154 Colomende Road South, Ottawa ON K1V 5K5 SURVEYING Annis & Vollenweibk Ltd. 14 O'Connor Gate, Suite 500, Nepean ON K2A 6P9
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PROPERTY INFORMATION
PART OF LOT 18, REGISTERED PLAN 217, CITY OF OTTAWA



1285 WELLINGTON STREET, OTTAWA, ON K1Y 3A8 CANADA
T 613.237.2345 NAKDESIGNSTRATEGIES.COM

Title	
DETAILS	
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Sheet	L4.0