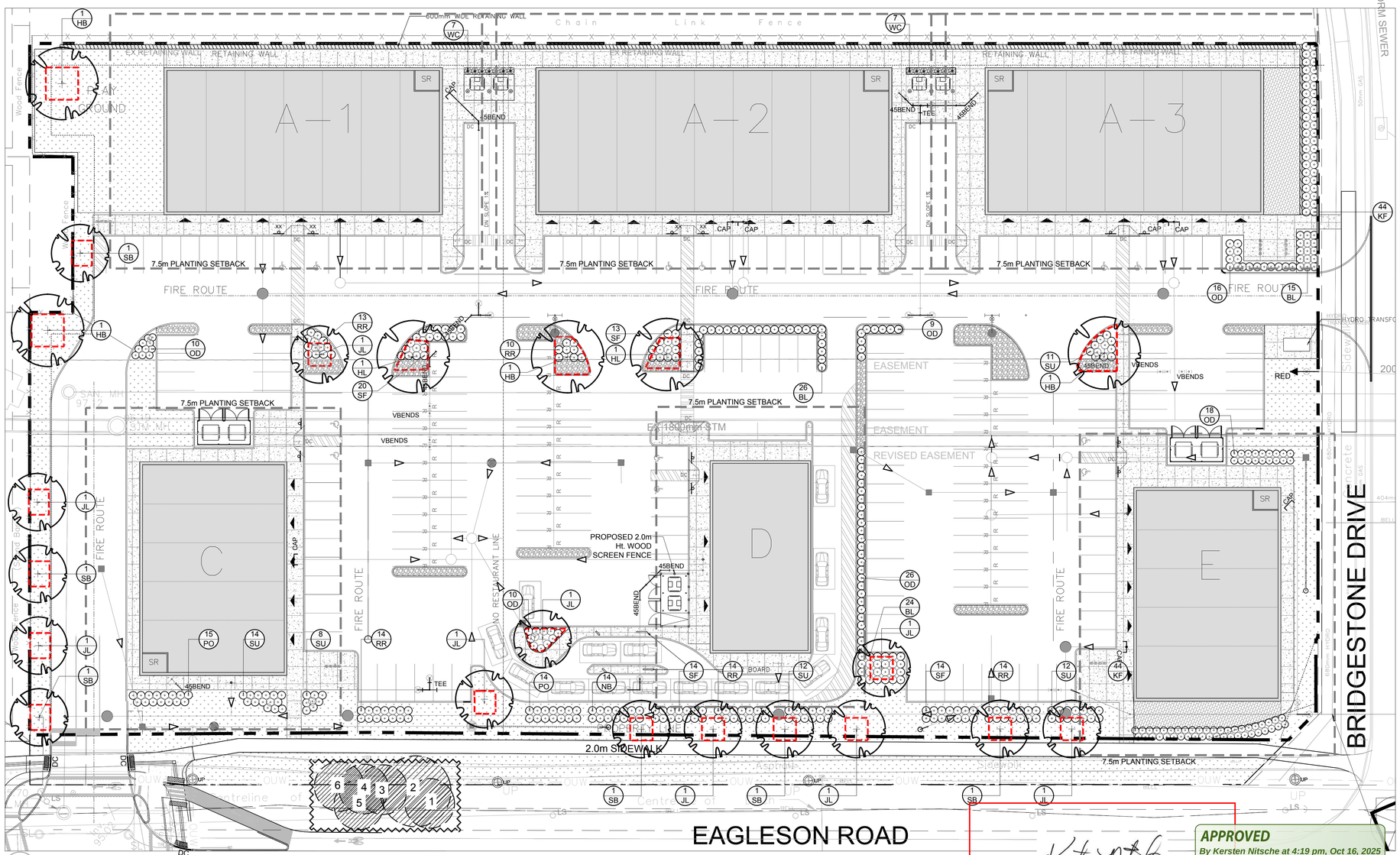


1 L.1 TREE CONSERVATION REPORT AND LANDSCAPE PLAN
SCALE 1:300

40 YEAR CANOPY CALCULATION:

-18,360m2 site area

6 medium trees proposed (79m2 ea) and 15 small trees proposed (7m2 ea).

579m2 canopy cover = 3.1% canopy cover

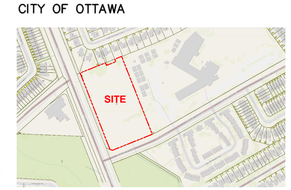
Medium deciduous trees are calculated at 10m spread and small deciduous trees at 3m spread

GENERAL NOTES:

1. IT IS THE RESPONSIBILITY OF THE APPROPRIATE CONTRACTOR OR OFFICIAL TO REPORT ANY ERRORS, OMISSIONS OR DISCREPANCIES ON THIS PLAN WITH ACTUAL SITE CONDITIONS TO THE LANDSCAPE ARCHITECT BEFORE PROCEEDING WITH CONSTRUCTION.
2. THE CONTRACTOR IS TO NOTIFY ALL UTILITY COMPANIES AND AUTHORITIES PRIOR TO ANY EXCAVATION AND ASCERTAIN LOCATIONS OF UNDERGROUND SERVICES.
3. THE CONTRACTOR IS TO REINSTATE ALL AREAS AND ITEMS DAMAGED AS A RESULT OF CONSTRUCTION ACTIVITY.
4. THE CONTRACTOR IS TO COMPLY WITH ALL PERTINENT CODES AND BY-LAWS.
5. THE CONTRACTOR IS TO MAINTAIN A POSITIVE SURFACE RUN-OFF THROUGHOUT THE ENTIRE CONSTRUCTION PERIOD.
6. THE LANDSCAPE ARCHITECT IS NOT RESPONSIBLE FOR SUBSURFACE CONDITIONS.
7. THE CONTRACTOR IS TO IDENTIFY ALL EXISTING TREES TO REMAIN ON SITE WITH THE LANDSCAPE ARCHITECT PRIOR TO CONSTRUCTION.
8. THE CONTRACTOR IS TO STAKE THE PROPOSED LOCATION OF ALL PLANT MATERIAL IN CONJUNCTION WITH THE LANDSCAPE ARCHITECT PRIOR TO EXCAVATION.
9. MINIMUM DISTANCES FOR SELECTED DECIDUOUS TREES ARE AS FOLLOWS:
   - 9.1. BUILDING FOUNDATIONS - 7.5M
   - 9.2. SIDEWALKS - 1.5M
   - 9.3. PUBLIC STREETS - 2.5M
   - 9.4. UNDERGROUND INFRASTRUCTURE - 2.0M
10. ALL TREES WITHIN 1M OF UNDERGROUND UTILITY TRENCHES ARE TO BE EXCAVATED BY HAND.
11. REMOVE ALL PROTECTIVE WRAPPING FROM TREE TRUNKS AFTER INSTALLATION.
12. STAKING OF TREES SHALL ONLY BE PERFORMED IF NECESSARY.
13. ENSURE THAT MULCH IS PULLED BACK A MINIMUM DISTANCE OF 75MM FROM BASE OF TREE TRUNK.

LEGAL DESCRIPTION:

PART OF BLOCKS AX AND BX
PART OF BRIDGESTONE DRIVE
(As Closed BY BY-LAW INST. LT803175)
REGISTERED PLAN M-183
AND PART OF LOT 28
CONCESSION 6, (RIDEAU FRONT)
GEOGRAPHIC TOWNSHIP OF NEPEAN
CITY OF OTTAWA



KEY PLAN: NTS

CLIENT

Urbandale CORPORATION

CIVIL ENGINEERS:

ARCADIS
333 Preston Street - Suite 500
Ottawa ON K1S 5N4 Canada
tel 613 225 1311
www.arcadis.com

SURVEYORS:

Fairhall Moffatt & Woodland LIMITED
OTTAWA
ONTARIO LAND SURVEYORS
Surveying and Land Information Services
100-60C TERRY FOX DRIVE, KANATA, ONTARIO K2L 4B6
TEL: (613) 591-2060 FAX: (613) 591-1935
www.fmw.on.ca

ARCHITECTS:

DREDGE LEAHY Architects Inc.
11 Holland Ave #411, Ottawa, ON K1Y 4S1

LEGEND

- PROPOSED RIVERSTONE
- PROPOSED CONCRETE
- PROPOSED SOD
- PROPOSED SHRUBS / ORNAMENTAL GRASSES
- EXISTING TREE TO REMAIN
- REQUIRED SOIL VOLUME (30m3 for large trees, 25m3 for medium trees and 20m3 for small trees at a 1.5m depth) PROPOSED DECIDUOUS TREE
- STORM SEWER
- SANITARY SEWER
- WATER MAIN
- OVERHEAD UTILITY WIRES
- BIKE PARKING
- TREE PROTECTION FENCE

No.	Issue	Date MM/DD/YY	DR	CK
3	REVISED PER NEW SITE PLAN	09/22/2025	ML	JL
2	REVISED PER CITY COMMENTS	07/11/2025	ML	JL
1	ISSUED FOR SITE PLAN CONTROL	01/30/2025	ML	JL

JAMES B. LENNOX & ASSOCIATES INC.
LANDSCAPE ARCHITECTS
3332 CARLING AVE. OTTAWA, ONTARIO K2H 5A8
Tel. (613) 722-5168 Fax. 1(866) 343-3942

PROJECT

URBANDALE EAGLESON SHOPPING CENTRE
801 Eagleson Rd, Kanata,Ottawa, ON, K2M 0G7

DRAWING

TREE CONSERVATION REPORT AND LANDSCAPE PLAN

STAMP

ONTARIO ASSOCIATION OF LANDSCAPE ARCHITECTS
JAMES B. LENNOX
MEMBER

SCALE: 1:300

START DATE: JANUARY, 2025

PROJECT NO.: 25MIS2511

PROJECT NORTH

DRAWING NO.: L.1

PLOT SIZE ARCH-D

PROPOSED PLANT LIST (QTY. / KEY)

KEY	QTY.	BOTANICAL NAME	COMMON NAME	SIZE	CONDITION	REMARKS
TREES						
HB	4	Celtis occidentalis	Hackberry	50mm ø	B&B	Native
HL	2	Gleditsia triacanthos	Honey Locust	50mm ø	B&B	Native to S. Ont
JL	9	Syringa reticulata	Japanese Tree Lilac	50mm ø	B&B	
SB	6	Amelanchier canadensis	Serviceberry	50mm ø	B&B	Native
SHRUBS						
NB	14	Physocarpos opulifolius 'Little Devil'	Little Devil Ninebark	800 mm ht.	Potted	1000mm o.c. Native cultivar
PO	29	Potentilla fruticosa 'Goldfinger'	Goldfinger Potentilla	600 mm ht.	Potted	1200mm o.c.
RR	66	Rosa rugosa	Rugosa Rose	800mm ht.	Potted	1200 mm o.c.
SF	61	Sorbaria sorbifolia 'Sem'	Sem False Spirea	800 mm ht.	Potted	1200mm o.c.
SU	66	Rhus aromatica	Fragrant Sumac	600 mm ht.	Potted	1200mm o.c. Native
WC	14	Thuja occidentalis 'Clumps'	White Cedar Clumps	1.8m ht.	Bare root	1000mm o.c. Native
ORNAMENTAL GRASSES						
BL	65	Leymus arenarius 'Blue Dune'	Blue Lyme Grass	250mm pot	Potted	800mm o.c.
KF	88	Calamagrostis 'Karl Foerster'	Feather Reed Grass	250mm pot	Potted	800mm o.c.
OD	89	Calamagrostis 'Overdam'	Overdam Grass	250mm pot	Potted	800mm o.c.

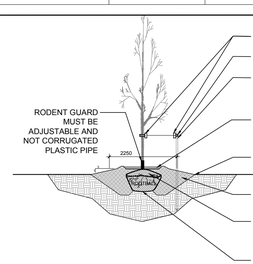
NOTE: ALL PLANT MATERIAL IS PROPOSED ON PRIVATE PROPERTY

EXISTING TREE LIST

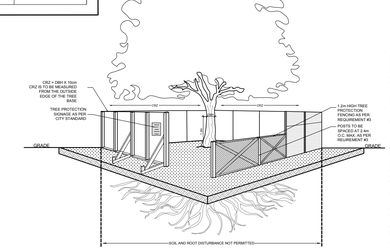
KEY	QTY.	BOTANICAL NAME	COMMON NAME	SIZE	CONDITION	REMARKS	OWNERSHIP	COMMENTS
1	1	*Acer negundo*	Manitoba Maple	350mm DBH	FAIR	To remain	City of Ottawa	100% canopy
2	1	*Acer negundo*	Manitoba Maple	500mm DBH	FAIR	To remain	City of Ottawa	100% canopy
3	1	*Acer negundo*	Manitoba Maple	300mm DBH	FAIR	To remain	City of Ottawa	100% canopy
4	1	*Ulmus americana*	American Elm	300mm DBH	GOOD	To remain	City of Ottawa	100% canopy
5	1	*Ulmus americana*	American Elm	200mm DBH	GOOD	To remain	City of Ottawa	100% canopy
6	1	*Ulmus americana*	American Elm	150mm DBH	GOOD	To remain	City of Ottawa	100% canopy

APPROVED
By Kersten Nitsche at 4:19 pm, Oct 16, 2025

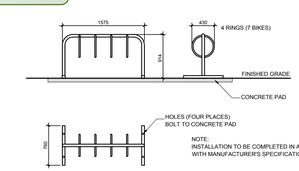
KERSTEN NITSCHE, MCIP RPP
MANAGER (A), DEVELOPMENT REVIEW WEST
PLANNING, DEVELOPMENT AND BUILDING SERVICES
DEPARTMENT, CITY OF OTTAWA



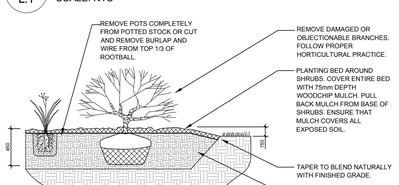
2 L.1 DECIDUOUS TREE PLANTING
SCALE: NTS



3 L.1 TREE PROTECTION FENCE
SCALE: NTS



4 L.1 4 RING BIKE RACK
SCALE: NTS



5 L.1 SHRUB / PERENNIAL PLANTING
SCALE: NTS

D07-12-25-0014

#19247