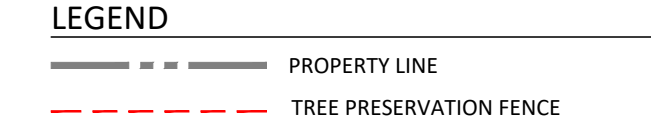




ALL EXISTING SITE INFORMATION AS PER SITE SURVEY PLAN DATED
AUGUST 25, 2025 AND PREPARED BY ANNIS O'SULLIVAN, VOLLEBEKK LTD.

CANOPY PROJECTIONS (NTS)		PROPOSED TREE CANOPY PROJECTIONS			
LARGE		TREE TYPE/SIZE	CROWN AREA PER TREE STANDARD RANGE (m²)	CROWN AREA PER TREE USED FOR CALC. (m²)	SITE CANOPY COVER
MEDIUM		LARGE (0)	135-250 ¹	192	CANOPY (w. OVERLAP): 252m ²
		MEDIUM (5)	35-135 ²	85	
		SMALL (0)	5-35 ³	20	
		CONIFER (0)	45-86 ⁴	70	
EXISTING TREE CANOPY TO BE PROTECTED					
SMALL		EXISTING TREE CANOPY, m ² CALCULATION BASED ON SURVEYED DBH AND AERIAL IMAGERY			CANOPY (w. OVERLAP): 284m ²
CONIFER		RANGE OF CROWN AREAS IS IN ACCORDANCE WITH PROPOSED TREES SPECIES			SITE: 7.532m ²
¹ CROWN AREAS ARE ACCORDING TO THE AVERAGE MATURE CANOPY SIZE OF THE RESPECTIVE SPECIES. CANOPY SIZE HAS BEEN DETERMINED IN REFERENCE TO VARIOUS ARBORICULTURAL, THERMAL AND BOTANICAL SOURCES, SUCH AS: ONTARIO MINISTRY OF NATURAL RESOURCES & FORESTRY (CANOPY), U.S. FOREST SERVICE, FARMER, L. L. TREES IN CANADA, UNIVERSITY OF GUELPH ARBORETUM, VARIOUS PUBLICATIONS					TOTAL PERCENT COVER: 7.12%

PLANT LIST - TREES, SHRUBS, PERENNIALS							
KEY	BOTANICAL NAME	COMMON NAME	QTY	SIZE	TYPE	NATIVE	OWNER
MEDIAN DECIDUOUS TREES							
AR	ACER RUBRUM 'REDPOINTE'	REDPOINTE RED MAPLE	1	50mm CAL	B&B	N	PRIVATE
OV	OSTRYA VIRGINIANA	IRONWOOD	2	50mm CAL	B&B	Y	PRIVATE
SD	SORBUS DECORA	MOUNTAIN ASH	2	50mm CAL	B&B	Y	PRIVATE
SMALL DECIDUOUS TREES							
AC	AMELANCHIER CANADENSIS	SERVICEBERRY	2	10 GAL.	POT	Y	PRIVATE
CA	CORNUS ALTERNIFOLIA	PAGODA DOGWOOD	1	10 GAL.	POT	Y	PRIVATE
DECIDUOUS SHRUBS							
Sa	SYMPHORICARPOS ALBUS	SNOWBERRY	18	3 GAL.	POT	Y	PRIVATE
Pr	PHYSCARPUS OPULIFOLIS	DWARF NINEBARK	62	3 GAL.	POT	N	PRIVATE
Do	DIERVILLA LONICERA	BUSH HONEYSUCKLE	27	3 GAL.	POT	Y	PRIVATE
PERENNIALS							
dc	DESCHAMPSIA CESPITOSA	TUFTED HAIR GRASS	78	1 GAL.	POT	Y	PRIVATE
ss	SORBOBOLUS HETEROLEPIS	PRAIRIE DROSPEED	472	1 GAL.	POT	Y	PRIVATE
sh	SCHIZACHYRIUM SCOPARIUM	LITTLE BLUESTEM	155	1 GAL.	POT	Y	PRIVATE



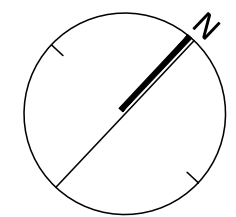
PAVING	
	ASPHALT PAVING
	UNIT PAVING
	RIVERSTONE PAVING

DETAIL KEY

1	DETAIL NO.
L1	SHEET NO.

TEAM	PLANNING
	FOTENN
	420 O'Connor St., Ottawa, ON K2P 1W4
CLIENT	LANDSCAPE ARCHITECT
REGIONAL GROUP	NAK DESIGN STRATEGIES
737 Woodward Dr., 2nd Floor, Ottawa,	1285 Wellington St., Ottawa, ON K1Y 3A8
ON K2P 0Z9	
ARCHITECT	CIVIL
GENSLER & ASSOCIATES	NOVATECH GROUP
150 King St. W, Suite 1400, Toronto, ON	240 Michael Cowpland Dr., Suite 101,
MSH 119	Kanata, ON K2M 0H7

PROPERTY INFORMATION
495 RICHMOND ROAD, PART OF LOT 29, CONCESSION 1 (OTTAWA FRONT)
GEOGRAPHIC TOWNSHIP OF NEPEAN, CITY OF OTTAWA



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

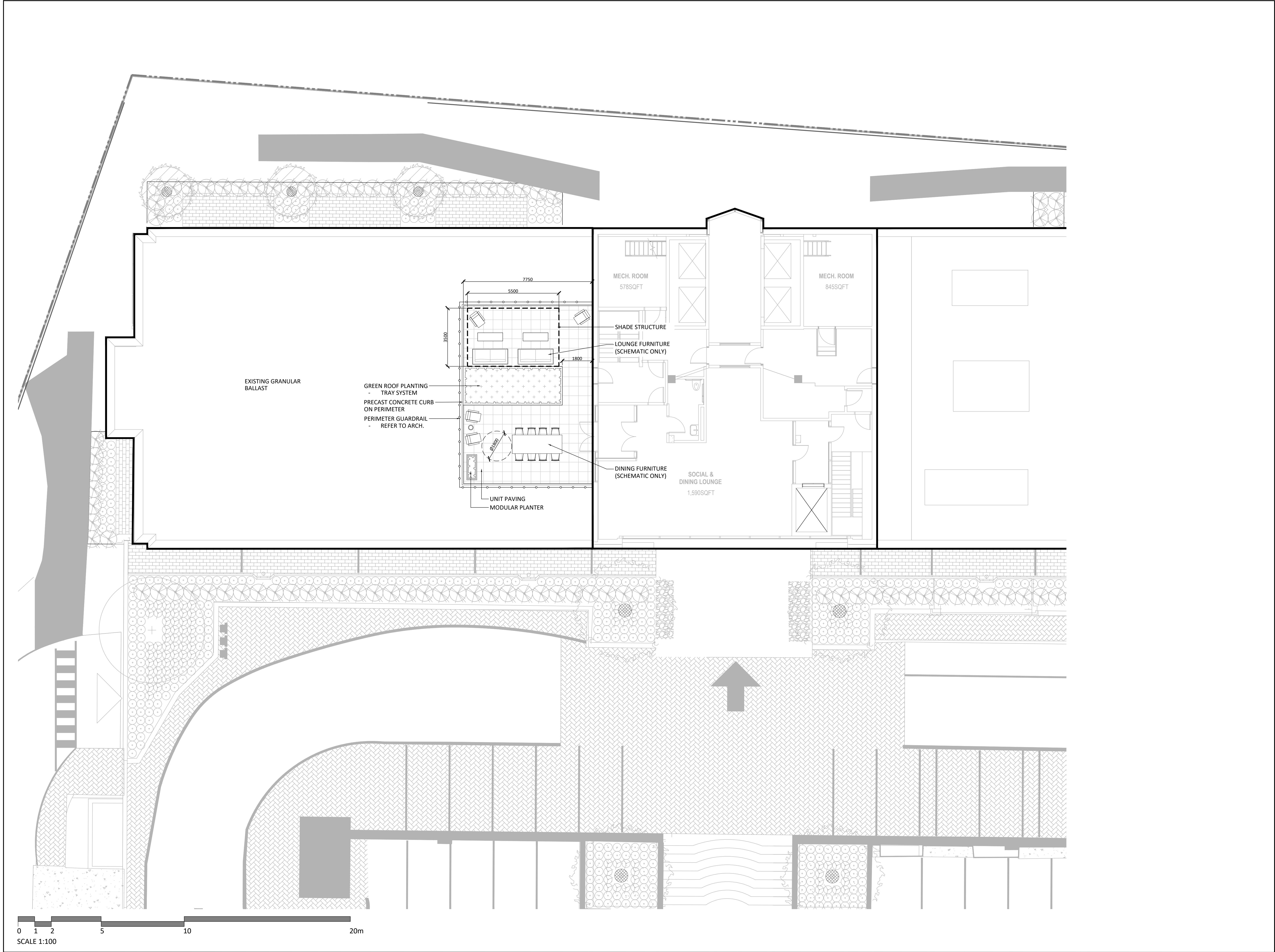
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Title

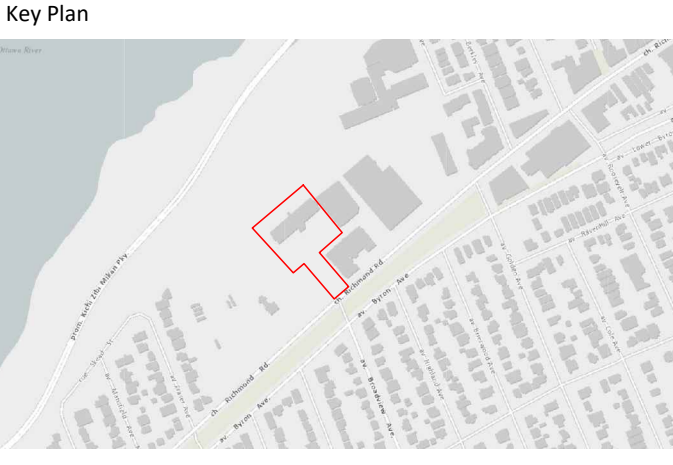
PLANTING PLAN

PLAN N° XXXXX

CITY FILE N° DXX-XX-XX-XXXX



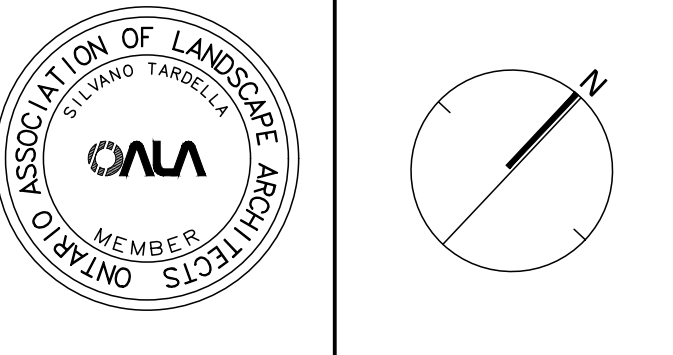
Contractor shall check all dimensions on the work and report any discrepancy to the Landscape Architect before proceeding. All drawings and specifications are the property of the Landscape Architect and must be returned at the completion of the work. This drawing is not to be used for construction until signed by the Landscape Architect.



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2	Issued for SPA	Nov. 07/25
1	Issued for Client Review	Oct. 20/25
No.	Description	Date

Revision	
TEAM	PLANNING
CLIENT	FOTEN
REGIONAL GROUP	420 O'Connor St., Ottawa, ON K2P 1W4
1737 Woodward Dr., 2nd Floor, Ottawa, ON K2C 0P9	LANDSCAPE ARCHITECT
ARCHITECT	NAK DESIGN STRATEGIES
GENSLER & ASSOCIATES	1285 Wellington St., Ottawa, ON K1Y 3A8
150 King St. W, Suite 1400, Toronto, ON M5H 1J9	CIVIL
MSH 129	NOVATECH GROUP
	240 Michael Cowland Dr., Suite 101, Kanata, ON K2M 6H7

PROPERTY INFORMATION
495 RICHMOND ROAD PART OF LOT 20, CONCESSION 1 (OTTAWA FRONT)
GEOGRAPHIC TOWNSHIP OF NEPEAN, CITY OF OTTAWA



NAK
design strategies

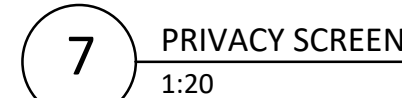
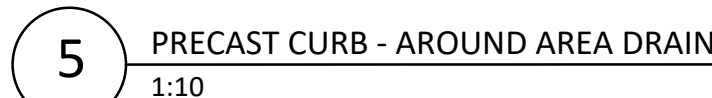
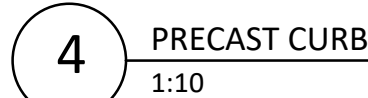
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Project

NAKDESIGNSTRATEGIES.COM

495 RICHMOND ROAD
Ottawa, Ontario

Title
ROOF TERRACE PLAN

Date	2025-09-26	Sheet
Scale	1:100	L1.2
Drawn	MB	
Checked	SC	
Job No.	24-114	



TEAM	PLANNING
CLIENT	FOTENN
REGIONAL GROUP	420 O'Connor St., Ottawa, ON K2P 1W4
1737 Woodward Dr., 2nd Floor, Ottawa, ON K2C 0P9	LANDSCAPE ARCHITECT
ARCHITECT	NMK DESIGN STRATEGIES
GENSLER & ASSOCIATES	1285 Wellington St., Ottawa, ON K1Y 3A8
150 King St. W, Suite 1400, Toronto, ON M5H 1J9	CIVIL
	NOVATECH GROUP
	260 Michael Cowpland Dr., Suite 101, Kanata, ON K2M 0H7

PROPERTY INFORMATION
495 RICHMOND ROAD, PART OF LOT 29, CONCESSION 1 (OTTAWA FRONT)
GEOPGRAPHIC TOWNSHIP OF NEPEAN, CITY OF OTTAWA



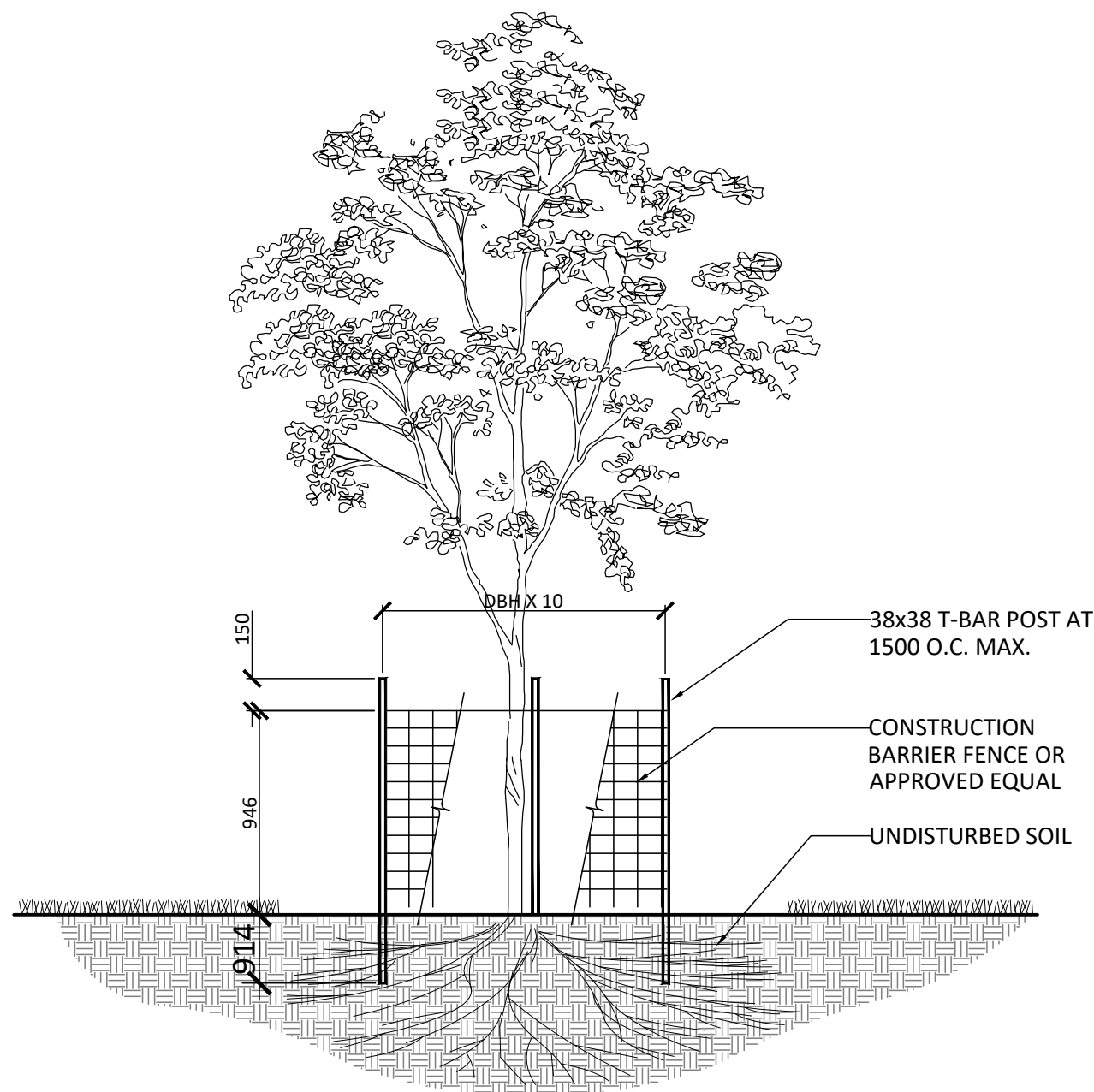
1285 WELLINGTON STREET, OTTAWA, ON K1Y 3A8 CANADA
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Project

Sheet	L2.0
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PLAN N° XXXXX

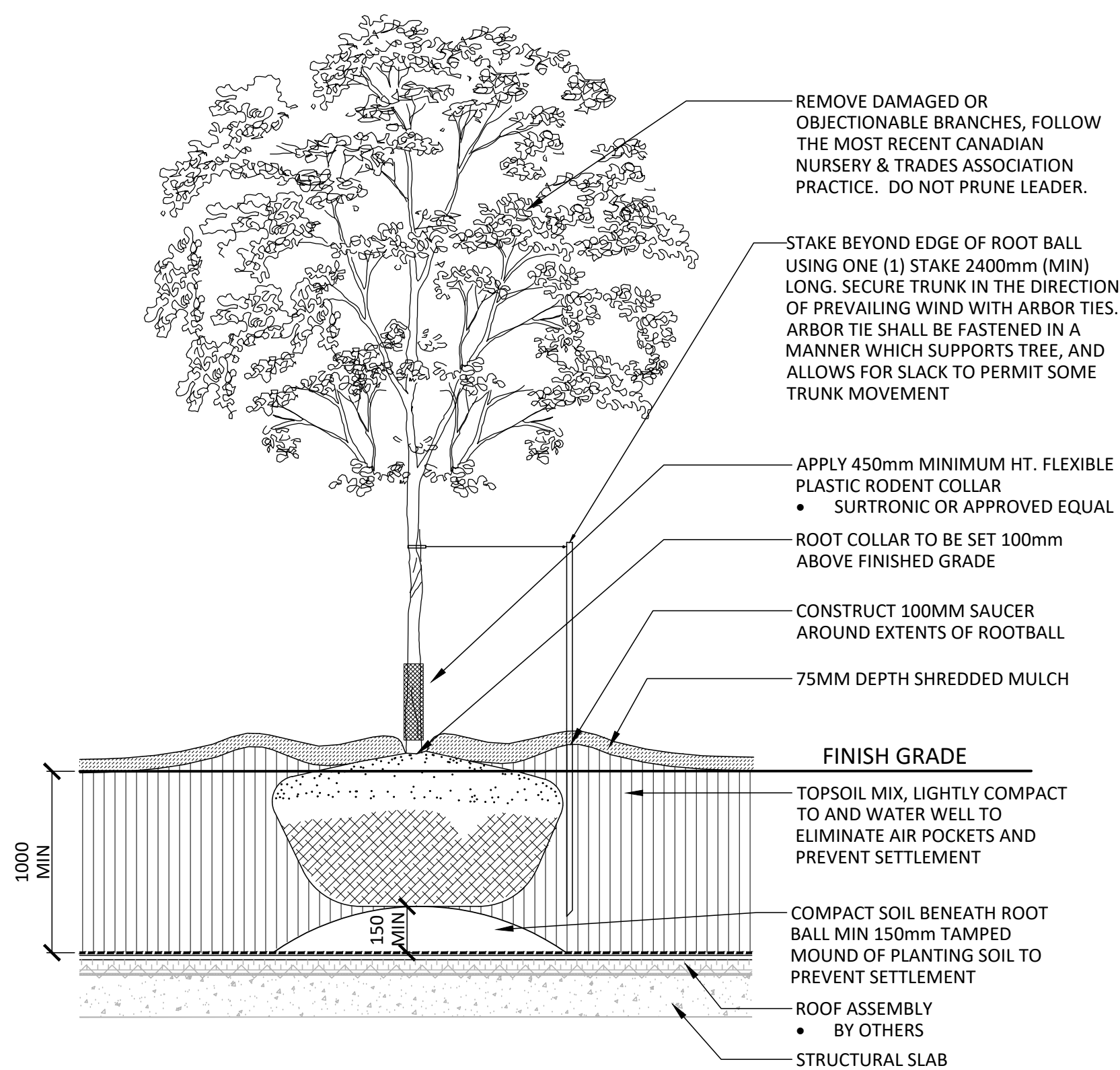
CITY FILE N° DXX-XX-XX-XXXX



- NOTES:**
1. THE AREA WITHIN THE CRITICAL ROOT ZONE OF ALL EXISTING TREES SHALL BE PROPERLY PROTECTED WITH TEMPORARY FENCING AS PER THE APPROVED LANDSCAPE PLAN.
 2. THE SURVEY SHALL SHOW EXISTING ELEVATION AT BASE OF ALL TREES TO BE PRESERVED AS SHOWN BY "A".
 3. THE AREA WITHIN THE PROTECTED FENCING SHALL REMAIN UNDISTURBED AND SHALL NOT BE USED FOR THE STORAGE OF BUILDING MATERIALS OR EQUIPMENT. REMOVE ALL DEBRIS.
 4. PRUNE BRANCHES TO REMOVE DAMAGED OR OBJECTIONABLE BRANCHES. DO NOT PRUNE LEADERS.
 5. TREE PROTECTION SHALL REMAIN UNTIL SUBSTANTIAL PERFORMANCE OF THE PROJECT.
 6. IF CUTTING OF ROOTS OR CHANGING OF GRADES AROUND EXISTING TREES IS CALLED FOR, FOLLOW APPROPRIATE DETAILS AS DIRECTED BY LANDSCAPE ARCHITECT.
 7. IF TREES ARE BEING AFFECTED BY CONSTRUCTION, A WATER AND FERTILIZING PROGRAM WILL BE REQUIRED TO THE SATISFACTION OF THE LANDSCAPE ARCHITECT.

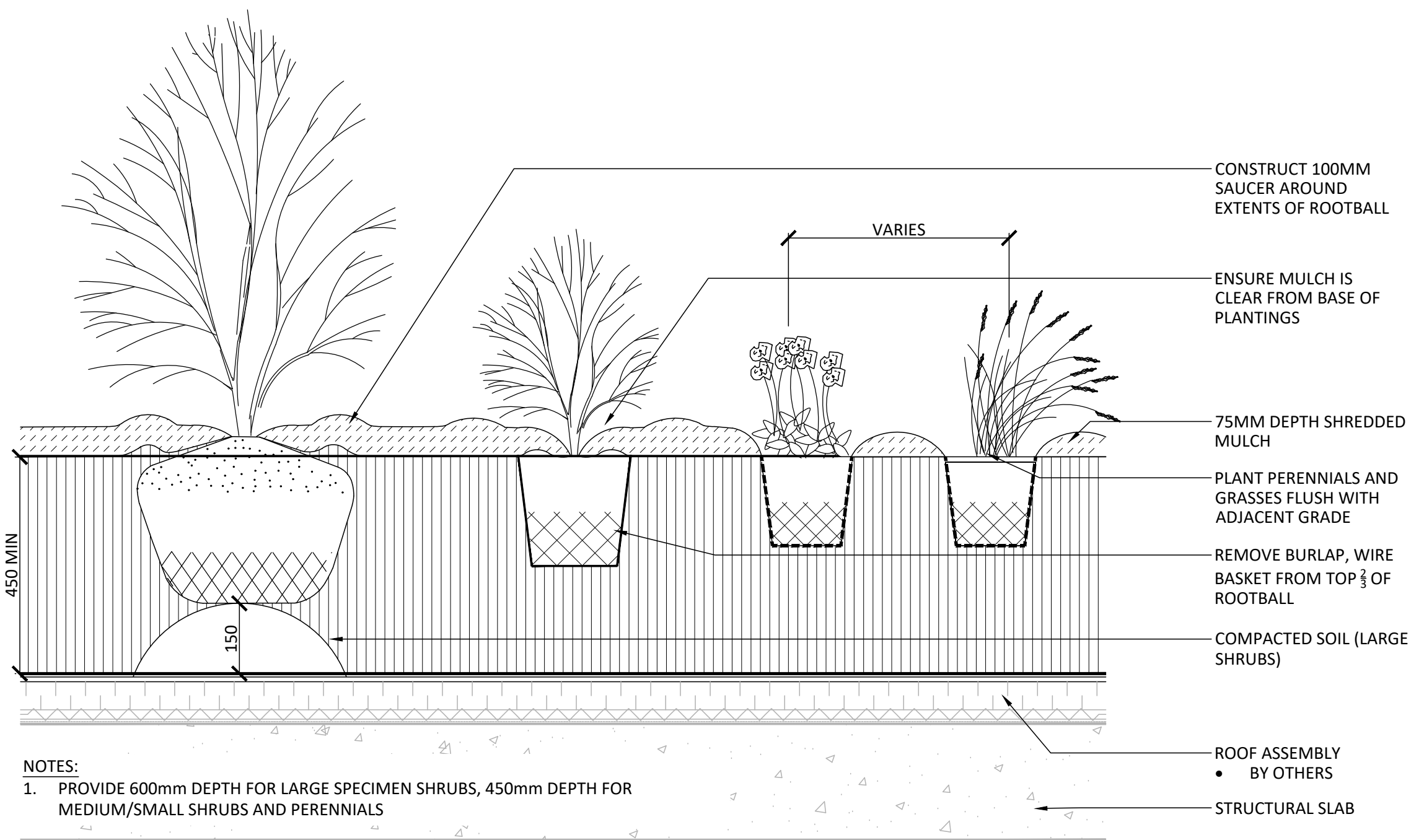
1 TREE PROTECTION FENCING

NTS



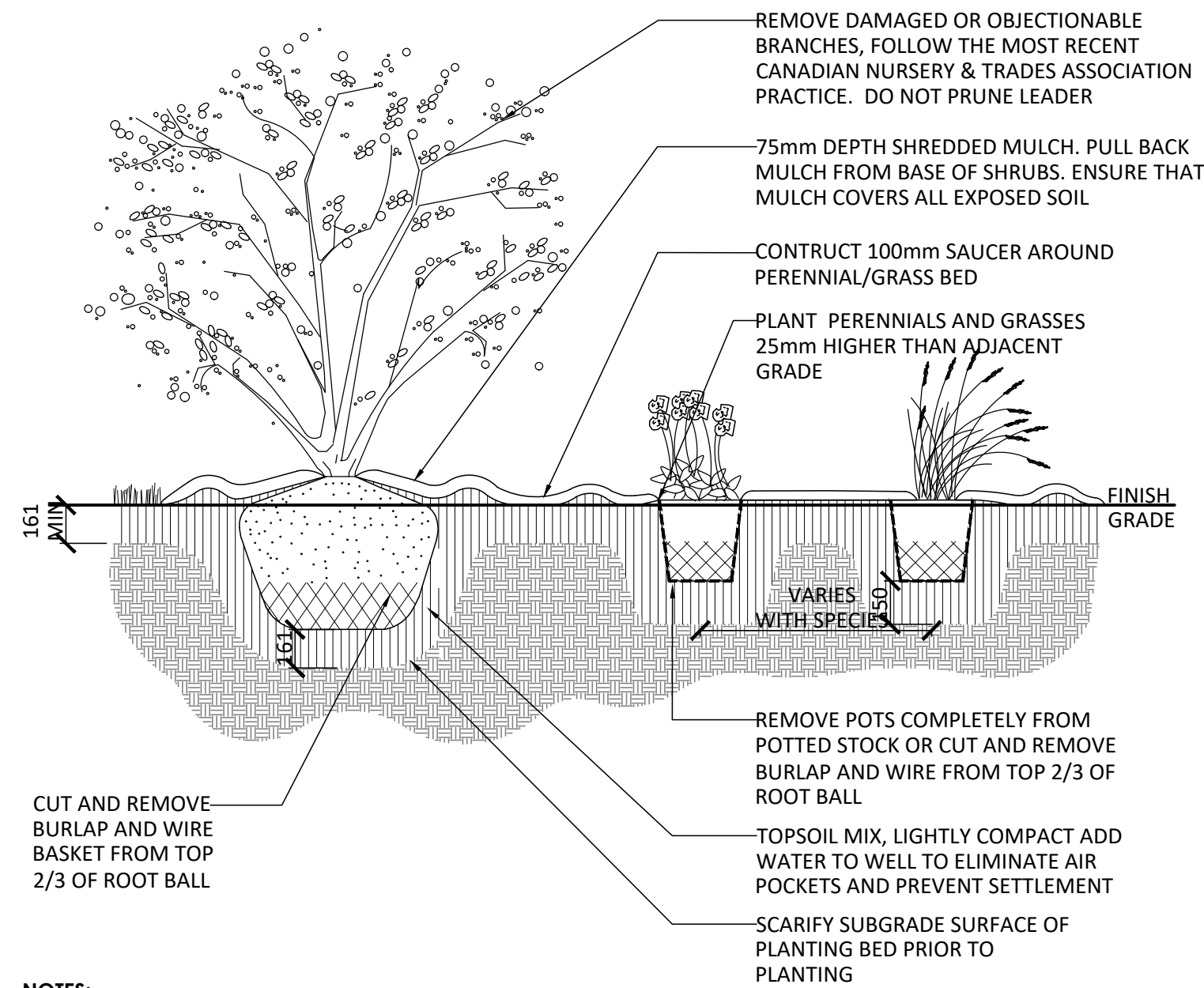
2 TREE PLANTING - OVER ROOF SLAB

NTS



3 SHRUB/PERENNIAL PLANTING - OVER ROOF SLAB

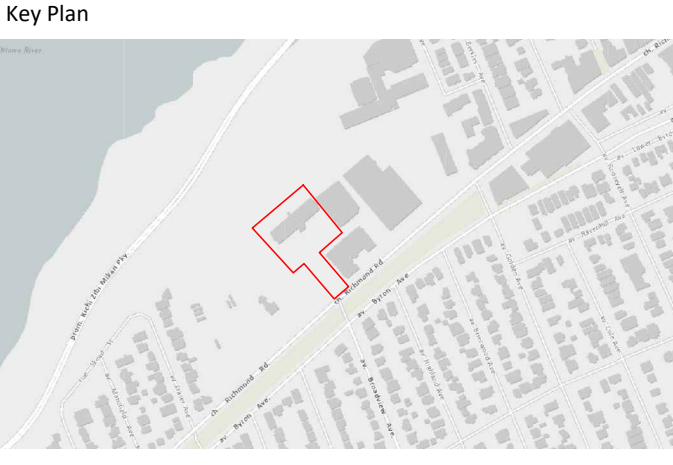
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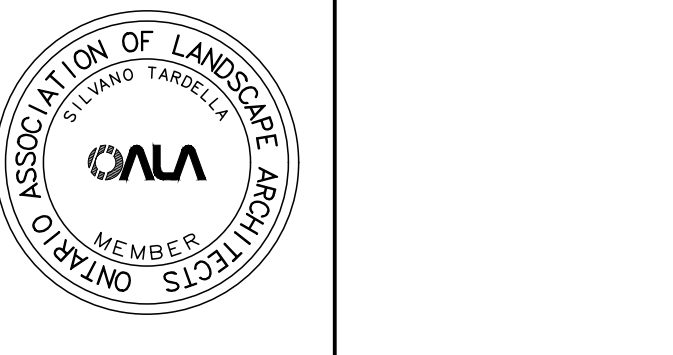
4 SHRUB/PERENNIAL PLANTING

NTS

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2	Issued for SPA	Nov. 07/25
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No.	Description	Date
Revision		
TEAM		
CLIENT	PLANNING	
REGIONAL GROUP	FOTEN	
420 O'Connor St., Ottawa, ON K2P 1W4		
1737 Woodward Dr., 2nd Floor, Ottawa, ON K2C 0P9	LANDSCAPE ARCHITECT	
	NAK DESIGN STRATEGIES	
	1285 Wellington St., Ottawa, ON K1Y 3A8	
ARCHITECT		
GENSLER & ASSOCIATES	CIVIL	
150 King St. W. Suite 5400, Toronto, ON M5H 1J9	NOVATECH GROUP	
	240 Michael Cowpland Dr., Suite 101, Kanata, ON K2M 6H7	
PROPERTY INFORMATION		
495 RICHMOND ROAD PART OF LOT 20, CONCESSION 1 (OTTAWA FRONT)		
GEOGRAPHIC TOWNSHIP OF NEPEAN, CITY OF OTTAWA		



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Project

495 RICHMOND ROAD
Ottawa, Ontario

Title		
LANDSCAPE DETAILS		
Date	2025-09-26	Sheet
Scale	AS NOTED	L2.1
Drawn	SW	
Checked	SC	
Job No.	24-144	

PLAN N° XXXXX

CITY FILE N° DXX-XX-XX-XXXX