Notes:

1. To comply with City regulations regarding F1 and F2 certification, Contractor must ensure that Landscape Architect or his representative is present at the time of all tree planting.

2. Top 1/3rd of wire basket and/or burlap, as well as ropes and cords around the base of the trees, must be removed at the time of installation.

3. Trees must be planted at the same grade (not too high or too low) as at nursery. Trees planted too deep or too shallow, or without the baskets and rope removed, may be rejected at the time of the F1 inspection regardless of the length of time between the date of planting and the date of the inspection.

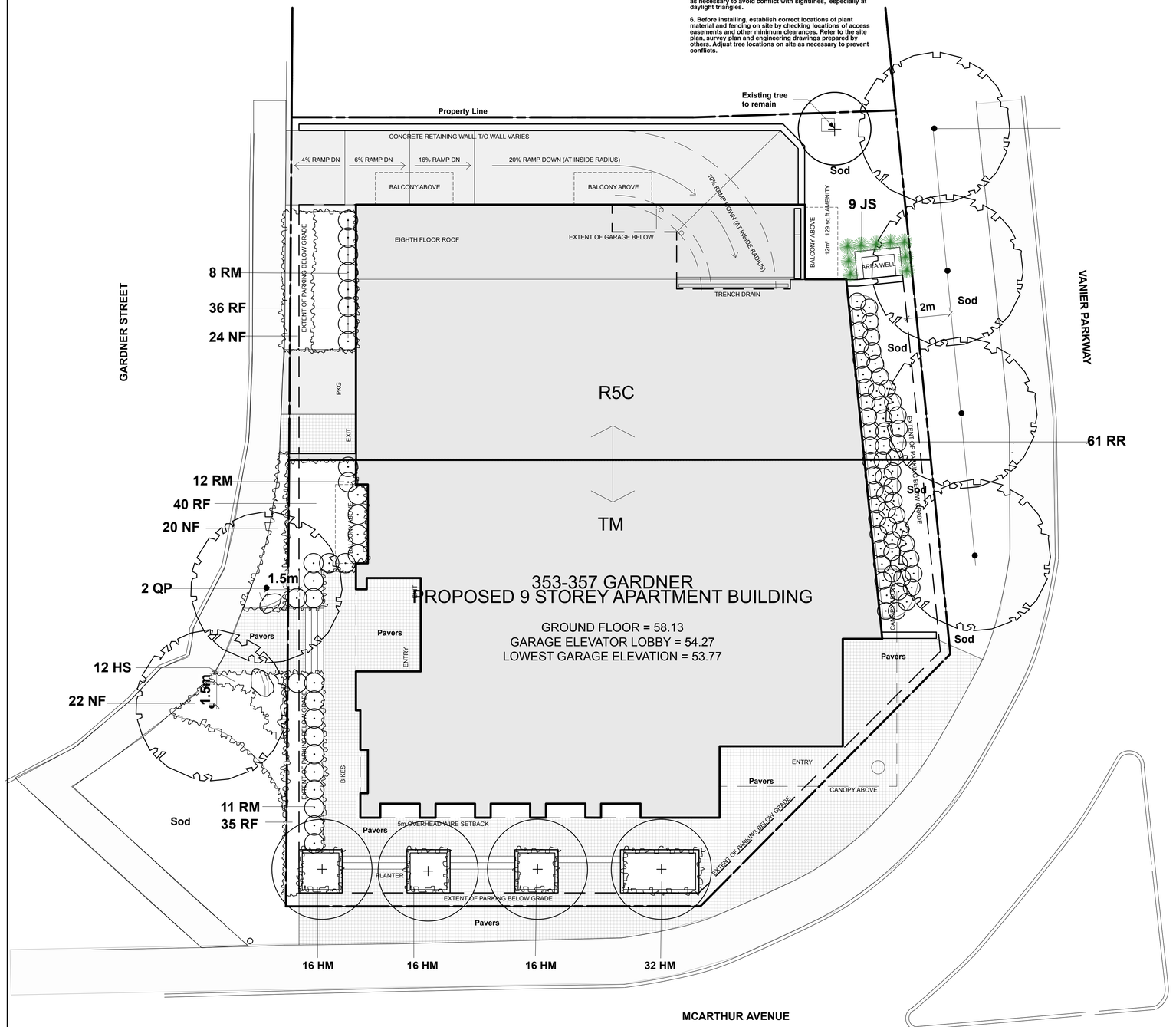
4. Properly constructed saucer and min. 75 mm deep layer of mulch must be installed at the time of planting.

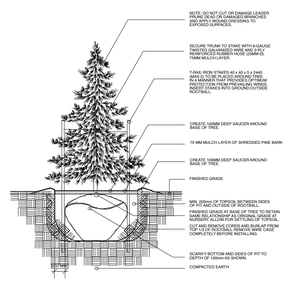
5. All deciduous street trees to be planted 0.6 m away from property line and 1.5 m away from any adjacent driveway, building or utility structure. Coniferous trees to be set back as necessary to avoid conflict with sightlines, especially at daylight triangles.

6. Before installing, establish correct locations of plant material and fencing on site by checking locations of access easements and other minimum clearances. Refer to the site plan, survey plan and engineering drawings prepared by others. Adjust tree locations on site as necessary to prevent conflicts.

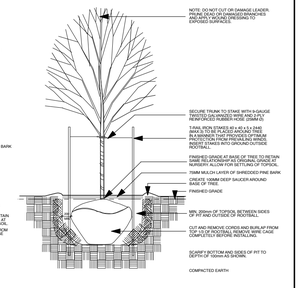
PLANT LIST

KEY	QNTY	COMMON NAME	BOTANIC NAME	SIZE	CONDITION	REMARKS
AF	4	Freeman Maple	Acer freemani	70 mm ø	B & B	
QR	2	Pin Oak	Quercus palustris	70 mm ø	B & B	
AC	4	Serviceberry	Amelanchier canadensis	40 mm ø	potted	Standard
JH	9	Sabina Juniper	Juniperus sabina tamariscifolia	600mm spr.	potted	Bushy
RM	31	Martin Frobisher Rose	Rosa Martin Frobisher	600mm high	potted	Bushy
RR	61	Rugosa Rose	Rosa rugosa	800mm high	potted	Bushy
NF	66	Walkers Low Catmint	Nepeta fassenii Walkers Low	2yr	container	Large Bushy Clumps
RF	111	Blackeyed Susan	Rudbeckia fulgida Goldsturm	2yr	container	Large Bushy Clumps
HS	12	Blue Oat Grass	Helicotrochon sempervirens	2yr	container	Large Bushy Clumps
HM	80	Golden Japanese Grass	Hakonechloa macra	2yr	container	Large Bushy Clumps

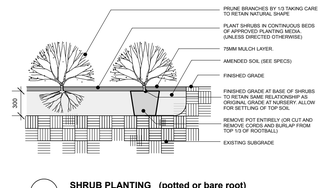




CONIFEROUS TREE PLANTING



DECIDUOUS TREE PLANTING



SHRUB PLANTING (potted or bare root)

NTS

NOTES:

GENERAL
1. DO NOT SCALE THIS DRAWING.
2. THIS DRAWING IS TO BE READ IN CONJUNCTION WITH RELATED ARCHITECTURAL/ENGINEERING DRAWINGS.
3. IT IS THE RESPONSIBILITY OF THE APPROPRIATE CONTRACTOR TO CHECK AND VERIFY ALL DIMENSIONS ON SITE AND REPORT ALL ERRORS AND/OR OMISSIONS TO THE LANDSCAPE ARCHITECT BEFORE PROCEEDING WITH WORK.
4. CONTRACTOR MUST OBTAIN AND COMPLY WITH ALL PERTINENT CODES AND BY-LAWS. ALL PERMITS ARE THE RESPONSIBILITY OF THE CONTRACTOR.
5. THIS DRAWING MUST NOT BE USED FOR CONSTRUCTION UNTIL SIGNED BY THE LANDSCAPE ARCHITECT.
6. COPYRIGHT RESERVED.THIS DRAWING IS THE EXCLUSIVE PROPERTY OF **THAKAR ASSOCIATES DESIGN CONSULTANTS** AND SHALL NOT BE USED FOR ANY PURPOSE WHATSOEVER WITHOUT WRITTEN CONSENT. GRAPHIC SYMBOLS, DETAILS AND FORMATS USED ON THIS DRAWING ARE COPY-RIGHTED AND MAY NOT BE COPIED, ADAPTED OR REPRODUCED IN ANY FORM WITHOUT THE WRITTEN CONSENT OF THAKAR ASSOCIATES.
7. CONTRACTOR SHALL NOTIFY LANDSCAPE ARCHITECT BY PHONE AND FAX AT LEAST 24 HOURS IN ADVANCE OF THE COMMENCEMENT OF DEMOLITION WORK, REMOVAL OF EXISTING VEGETATION AND THE START OF NEW CONSTRUCTION.
8. BASE INFORMATION TAKEN FROM DRAWINGS SUPPLIED BY ROSALINE J. HILL ARCHITECT INC., AND OTHERS.

SITE LAYOUT:
1. CONTRACTOR TO STAKE OUT SITE ELEMENTS AND OBTAIN APPROVAL OF LANDSCAPE ARCHITECT BEFORE COMMENCING WORK.
2. ALL HORIZONTAL DIMENSIONS ARE SHOWN IN METRES AND MILLIMETRES.
3. PREMANUFACTURED ITEMS TO BE INSTALLED AS PER MANUFACTURER'S INSTRUCTIONS.
4. ALL FENCING IS TO BE INSTALLED 0.3M INSIDE PRIVATE PROPERTY PARALLEL TO THE PROPERTY LINE UNLESS OTHERWISE INDICATED.

DEMOLITION:
1. ALL EXISTING AREAS AND/OR ITEMS INDICATED FOR DEMOLITION AND REMOVAL ARE TO BE REMOVED FROM SITE.
2. DEMOLITION RUBBLE OR RUBBISH IS TO BE REMOVED FROM SITE. BACKFILLING OF RUBBLE WILL NOT BE ACCEPTED. ITEMS TO BE REMOVED INCLUDE ASSOCIATED WIRING, PIPING, FOOTINGS, AND GRANULAR SUBGRADES UNLESS INDICATED ON THE DRAWINGS AS ITEMS TO BE RETAINED.
3. TREES AND SHRUBS INDICATED TO BE REMOVED, ARE ALSO TO BE GRUBBED OUT, INCLUDING STUMPS AND ROOTS, TO A MINIMUM OF 400 MM BELOW GRADE.
4. ALL AREAS, ITEMS OR STRUCTURES DESIGNATED FOR RETENTION ON SITE ARE TO BE REINSTATED, REPLACED OR REPAIRED AT THE LANDSCAPE ARCHITECT'S OPTION AND TO THE LANDSCAPE ARCHITECT'S SATISFACTION SHOULD THESE BE DAMAGED OR DISTURBED DURING CONSTRUCTION.

PLANTING/SODDING
1. THE CONTRACTOR IS TO VERIFY THE LOCATION OF ALL UNDER-GROUND UTILITIES PRIOR TO COMMENCING WORK. PLANTING WHICH CONFLICTS WITH UNDERGROUND UTILITIES IS TO BE RELOCATED AT THE DIRECTION OF THE LANDSCAPE ARCHITECT.
2. ALL STREETSCAPE TREES EXCEPT CONIFERS ARE TO BE LOCATED WITHIN THE MUNICIPAL BOULEVARD AT A DISTANCE OF 0.6M FROM THE PROPERTY LINE.
3. NO PLANT MATERIALS SUBSTITUTIONS WILL BE ACCEPTED WITHOUT PRIOR APPROVAL FROM THE LANDSCAPE ARCHITECT.
4. ALL PLANT MATERIAL IS TO BE NURSERY GROWN STOCK, AND SHALL MEET OR EXCEED THE SPECIFICATIONS OF THE CANADIAN NURSERY TRADES ASSOCIATION.(1995) FOR SIZE, HEIGHT, SPREAD, GRADE AND METHOD OF CULTIVATION.
5. ALL EXCAVATED MATERIAL FROM PLANTING PITS TO BE REMOVED FROM SITE. BACKFILL PLANTING INSTALLATIONS WITH IMPORTED PREPARED TOPSOIL, OR STOCKPILED TOPSOIL ON SITE, SUBJECT TO LANDSCAPE ARCHITECT'S APPROVAL.
6. SODDING AND SEEDING TO BE INSTALLED ON MINIMUM 135 MM AND 150 MM DEEP LAYERS RESPECTIVELY OF PREPARED IMPORTED TOPSOIL.
7. ALL SHRUBS TO BE INSTALLED IN BEDS (EXCEPT ON SLOPES) WITH MINIMUM DEPTH OF 500 MM AND MULCHED WITH 75 MM MINIMUM LAYER OF SHREDDED PINE BARK MULCH UNLESS OTHERWISE SPECIFIED.
8. ALL TREES TO BE STAKED ACCORDING TO THE STANDARDS INDICATED ON THE PLANTING DETAILS.
9. ALL AREAS DISTURBED DURING CONSTRUCTION, BEYOND THE PROJECT LIMITS, ARE TO BE REINSTATED TO ORIGINAL CONDITIONS AT NO ADDITIONAL EXPENSE.
10. ALL PLANT MATERIAL AND GRASS AREAS INSTALLED UNDER THIS CONTRACT SHALL BE WATERED, WEEDED AND MAINTAINED BY THE CONTRACTOR UNTIL WRITTEN ACCEPTANCE OF THE WORK BY THE LANDSCAPE ARCHITECT.
11. ARRANGEMENT AND SPACING OF PLANT MATERIAL ON SITE TO BE IN ACCORDANCE WITH GOOD HORTICULTURAL PRACTICES AND AESTHETIC CRITERIA . CONTRACTOR TO ENSURE THAT SPACING AND POSITIONING OF PLANTS ARE OPTIMIZED FOR BEST VISUAL DISPLAY , AND OUTLINES OF SHRUB BEDS AND OTHER AREAS ARE SMOOTH, UNIFORM AND SENSITIVE TO THE DESIGN INTENT.

SCALE 1:100

0 5.00 M 10.00 M

TREE LEGEND

Large Deciduous Tree

Small Deciduous Tree

Existing Tree to remain

Existing Tree to be removed

No.	Revision	Date
1.	Issued for Municipal Submission	June 25/20
1.	Issued for Client Review	June17/20

DO NOT SCALE THIS DRAWING - READ DIMENSIONS ONLY

THAKAR ASSOCIATES
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CLIENT

LONGWOOD RESIDENTIAL CORPORATION

PROJECT

353-357 GARDNER AVENUE
OTTAWA

TITLE

LANDSCAPE PLAN

DRAWN BY	START DATE :
ST	
SCALE	DRAWING NO.
1 : 100	L-1
JOB NO.	
217.10	