

GENERAL NOTES:

- 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.
- The contractor is to notify all utility companies and authorities prior to any excavation and ascertain locations of underground services.
- The contractor is to reinstate all areas and items damaged as a result of construction activity.
- The contractor is to comply with all pertinent codes and by-laws.
- The contractor is to maintain a positive surface run-off throughout the entire construction period.
- The Landscape Architect is not responsible for subsurface conditions.
- The contractor is to identify all existing trees to remain on site with the Landscape Architect prior to construction.
- The contractor is to stake the proposed location of all plant material in conjunction with the Landscape Architect prior to excavation.
- Minimum distances for selected deciduous trees are as follows:
 - Building Foundations 7.5m
 - Sidewalks 1.5m
 - Public Streets 2.5m
 - Underground Infrastructure 2.0m
- All trees within 1m of underground utility trenches are to be excavated by hand.
- Remove all protective wrapping from tree trunks after installation.
- Staking of trees shall only be performed if necessary.
- Ensure that mulch is pulled back a min. distance of 75mm from base of tree trunk.

CLIENT
SMART LIVING Forum
 PROPERTIES

CONSULTANTS
 ARCHITECTS: Woodman Architects & Associates Ltd.
 1766 Courtwood Crescent
 Ottawa, ON
 Tel: (613) 228-8600

CIVIL ENGINEERS: **WSP**

LEGEND

- EXISTING TREE TO BE REMOVED
- EXISTING TREE TO REMAIN
- PROPOSED DECIDUOUS TREE
- PROPOSED SHRUBS / PERENNIALS / ORNAMENTAL GRASSES
- PROPOSED 8-SPACE BIKE RACK
- PROPOSED 1200mm DIA TREE GRATE
- PROPOSED SOD
- PROPOSED ARTIFICIAL TURF
- DEDICATED PARKLAND AREA (NIC) - SEE ARCHITECTURAL FOR EXTENT
- PROPOSED GREEN ROOF
- PROPOSED RIVERSTONE
- PROPOSED PRECAST CONCRETE PAVERS TYPE 1
- PROPOSED PRECAST CONCRETE PAVERS TYPE 2 (SEMI-PERMEABLE)
- PROPOSED CONCRETE
- PROPOSED BENCH
- TREE PROTECTION FENCE
- PROPOSED 1500mm HT ORNAMENTAL METAL FENCE
- SIAMESE CONNECTION

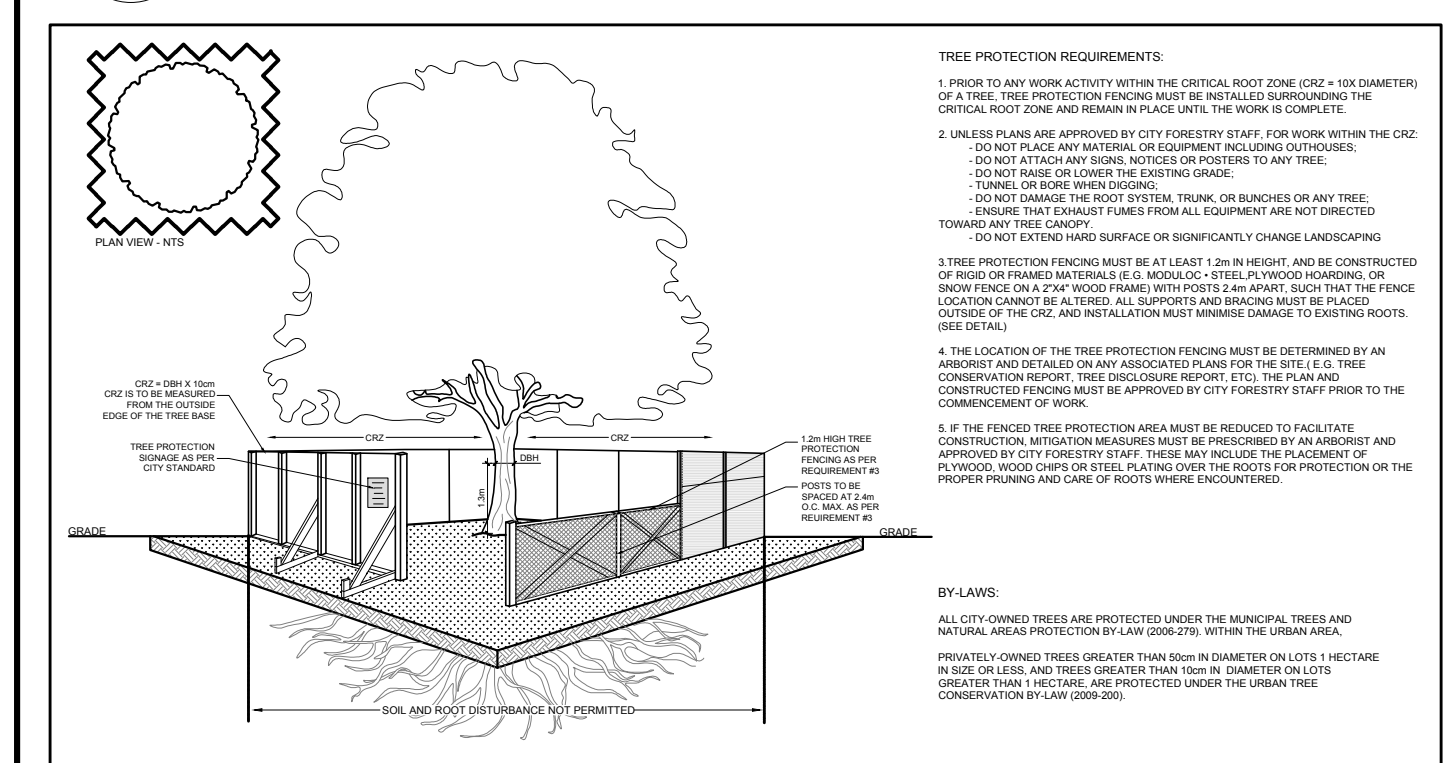
EXISTING TREE LIST

KEY	QTY	BOTANICAL NAME	COMMON NAME	SIZE	CONDITION	REMARKS	OWNERSHIP
DECIDUOUS TREES							
AG	1	Acer ginnala	Amur Maple	100mm DBH	Good	To remain	102 Springhurst Ave
AR1	1	Acer rubrum	Red Maple	100mm DBH	Poor	To be removed	15 Oblats Ave
AR2	1	Acer rubrum	Red Maple	300mm DBH	Poor	To be removed	15 Oblats Ave
AP1	4	Acer platanoides	Norway Maple	0mm DBH	Fair-Good- some girdling	To be removed	15 Oblats Ave
AP2	2	Acer platanoides	Norway Maple	0mm DBH	Poor-fair	To be removed	15 Oblats Ave
AP3	2	Acer platanoides	Norway Maple	0mm DBH	Good	To remain	102 Springhurst Ave
AS1	1	Acer saccharinum 'Lacinate'	Cutleaf Silver Maple	100mm DBH	Good	To remain	15 Oblats Ave
AS2	2	Acer saccharinum 'Lacinate'	Cutleaf Silver Maple	1500mm DBH	Fair	To remain	15 Oblats Ave
MA1	1	Malus spp.	Crabapple	200mm DBH	Good	To be removed	15 Oblats Ave
MA2	1	Malus spp.	Crabapple	200mm DBH	Good	To remain	102 Springhurst Ave
MG	1	Magnolia spp.	Magnolia	100mm DBH	Good	To remain	102 Springhurst Ave
RS	3	Rosa glauca	White Spirea	200mm DBH	Good	To be removed	15 Oblats Ave
SH	2	Sorbus x hybrida	Oakleaf Mountain Ash	200mm DBH	Fair-60% canopy	To be removed	15 Oblats Ave
SR	1	Syringa reticulata	Japanese Tree Lilac	100mm DBH	Good	To be removed	15 Oblats Ave
SU	1	Acer saccharum	Sugar Maple	1200mm DBH	Good	To remain	City of Ottawa
SV	5	Syringa vulgaris	Common Purple Lilac	50-100mm DBH	Good	To be removed	15 Oblats Ave
UA	2	Ulmus americana	American Elm	100mm DBH	Good	To be removed	15 Oblats Ave

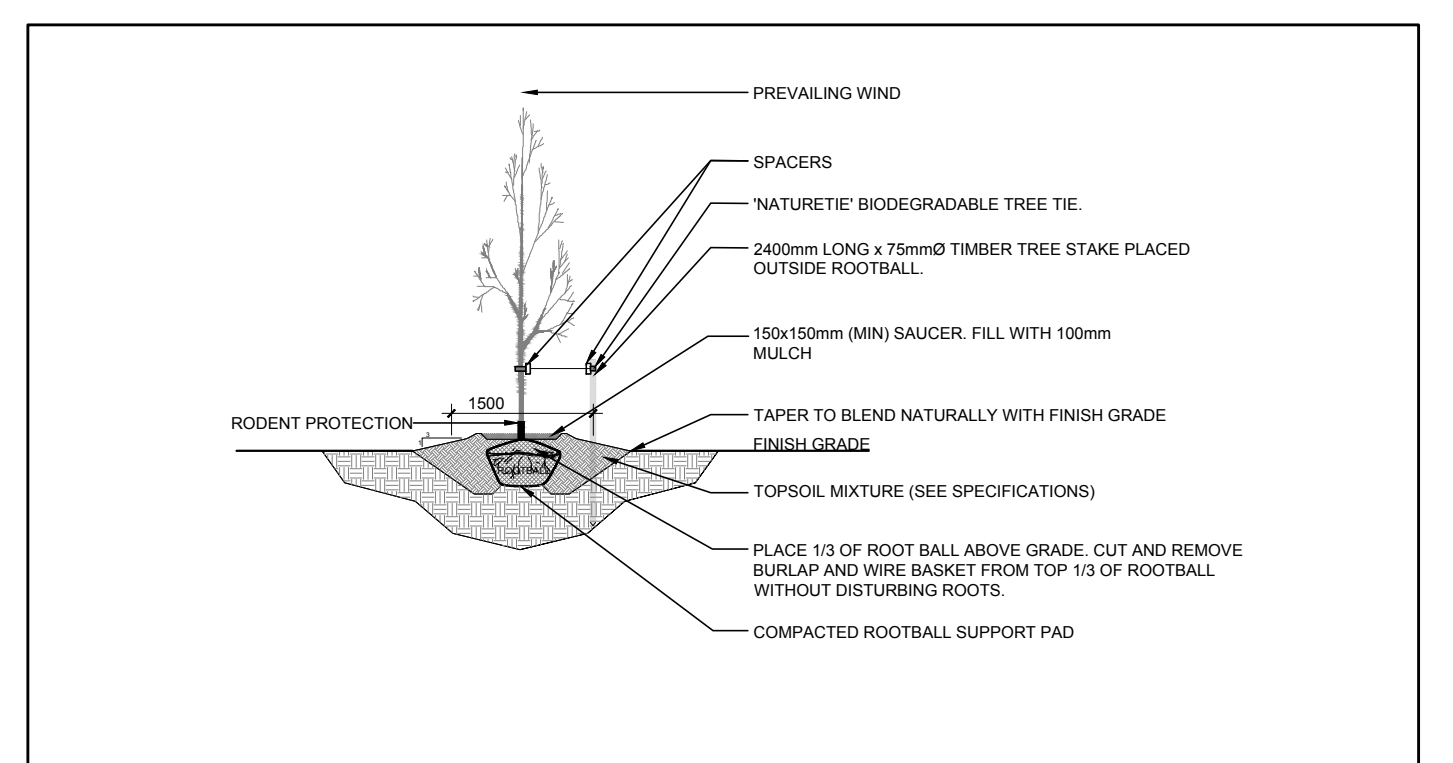
PROPOSED PLANT LIST

KEY	QTY	BOTANICAL NAME	COMMON NAME	SIZE	CONDITION	NOTES
DECIDUOUS TREES						
AC	2	Amelanchier canadensis	Shadblow Serviceberry	60mm dia.	B&B	Single leader
AF	9	Acer x freemanii	Freeman's Maple	60mm dia.	B&B	
AP	6	Acer pensylvanicum	Striped Maple	2 gal pot	Potted	
GP	4	Ginkgo biloba 'Princeton Sentry'	Princeton Sentry Ginkgo	60mm dia.	B&B	
HB	1	Hamamelis virginiana	Witch Hamamel	60mm dia.	B&B	
SK	5	Gleditsia tricanthos var. 'nemris Draves'	Streetkeeper Honeylocust	60mm dia.	B&B	
SHRUBS						
AH	16	Hydrangea arborescens 'Annabelle'	Annabelle Hydrangea	1 gal pot	Potted	800mm o.c.
BK	5	Buxus 'Green Velvet'	Green Velvet Boxwood	500mm ht	Potted	
CS	19	Cornus sericea 'Farrow's Arctic Fire'	Red Twig Dogwood	600mm ht	Potted	800mm o.c.
EA	10	Eunonymus alata 'Compactus'	Red Burning Bush	600mm ht	Potted	800mm o.c.
FS	40	Sorbia sorbifolia 'Serr'	Serr False Spirea	600mm ht	Potted	800mm o.c.
GS	3	Spiraea x arguta	Garland Spirea	600mm spr	Potted	1300mm o.c.
JH	14	Juniperus horizontalis 'Bar Harbor'	Bar Harbour Juniper	600mm ht	Potted	800mm o.c.
RB	8	Berberis thunbergii 'Royal Burgundy'	Royal Burgundy Barberry	400mm ht	Potted	800mm o.c.
RG	23	Rhus aromatica 'Glo-Low'	Grow-Low Fragrant Sumac	500mm ht	Potted	800mm o.c.
RR	22	Rosa rugosa	Rugosa Rose	800mm ht	Potted	800mm o.c.
SB	14	Spiraea x bumalda 'Anthony Waterer'	Anthony Waterer Spirea	600mm ht	Potted	1000mm o.c.
SM	12	Syringa meyeri 'Palmer'	Dwarf Korean Lilac	500mm ht	Potted	1000mm o.c.
TM	106	Taxus x media 'Theriot's'	Dense Spreading Yew	600mm spr	Potted	800mm o.c.
TO	3	Thuja occidentalis 'Fastigata'	Pyramidal Cedar	1200mm ht	Potted	500mm o.c.
PERENNIALS / GRASSES						
CG	40	Calamagrostis x acutiflora 'Karl Foerster'	Karl Foerster Grass	250mm pot	Potted	800mm o.c.
HBA	6	Hosta 'Blue Angel'	Large Blue Hosta	1 gal pot	Potted	600mm o.c.
HCS	13	Hosta 'Cuckoo Hosta'	Cuckoo Hosta	1 gal pot	Potted	600mm o.c.
PA	82	Platanus virginiana 'Shenandoah'	Shenandoah Switch Grass	150mm pot	Potted	550mm o.c.

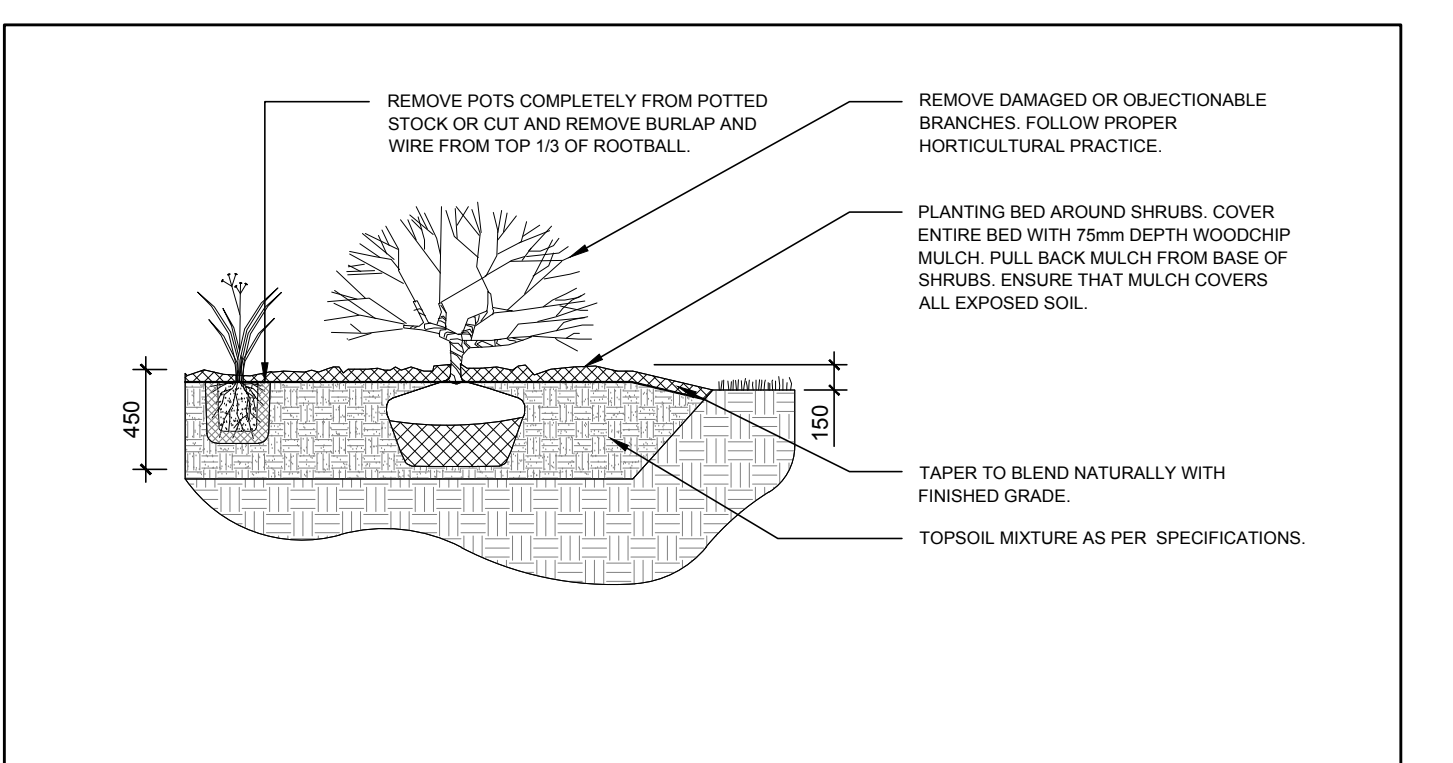
1 TREE CONSERVATION REPORT & LANDSCAPE PLAN
 SCALE: 1:200



2 TREE PROTECTION FENCE
 SCALE: NTS



3 DECIDUOUS TREE PLANTING
 SCALE: NTS



4 SHRUB / PERENNIAL PLANTING
 SCALE: NTS

No.	Issue	Date	DR	CK
7	ISSUED FOR SPA RESUBMISSION	03/29/2023	WF	JL
6	ISSUED ZBA & SPA RESUBMISSION (REV. 1)	03/14/2023	WF	JL
5	ISSUED DRAFT 1	02/08/2023	WF	JL
4	ISSUED FOR DISCUSSION AND REVIEW	02/02/2023	WF	JL
3	ISSUED FOR DISCUSSION AND REVIEW	08/15/2022	WF	JL
2	ISSUED FOR DISCUSSION AND REVIEW	08/08/2022	WF	JL
1	ISSUED FOR DISCUSSION AND REVIEW	07/19/2022	WF	JL

JAMES B. LENOX & ASSOCIATES INC.
LANDSCAPE ARCHITECTS
 3332 CARLING AVE. OTTAWA, ONTARIO K2J 5A8
 Tel: (613) 722-5168 Fax: (866) 343-3942

PROJECT
 15 OBLATS AVE.
 OTTAWA

DRAWING
 TREE CONSERVATION REPORT &
 LANDSCAPE PLAN

STAMP

SCALE: 1:200

START DATE: MAY 2021

PROJECT NO.: 215MT153

DRAWING NO.: L.1

PROJECT NORTH

DRAWING NO.: L.1

PLOT SIZE ARCH-D