

QUINN'S POINTE STAGE 5

ISSUED FOR ZONING

NOVEMBER 19 2025

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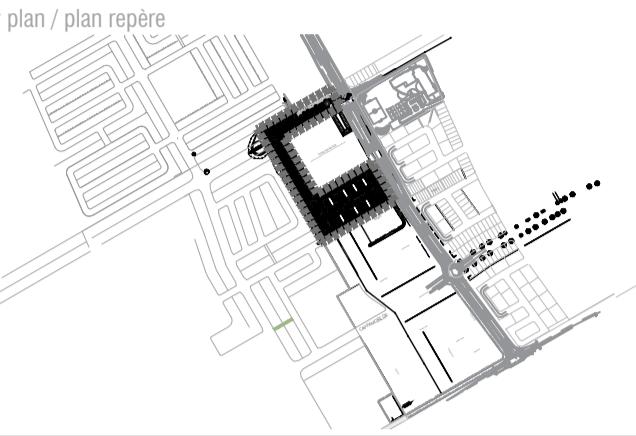
QUINN'S POINTE STAGE 5 - LOCATION PLAN

LIST OF DRAWINGS:

- L0 COVER SHEET**
- L1 LANDSCAPE CONCEPT PLANS FOR ZONING**
- L2 TREE CANOPY AND SOIL VOLUME PLAN**
- L3 LANDSCAPE DETAILS**

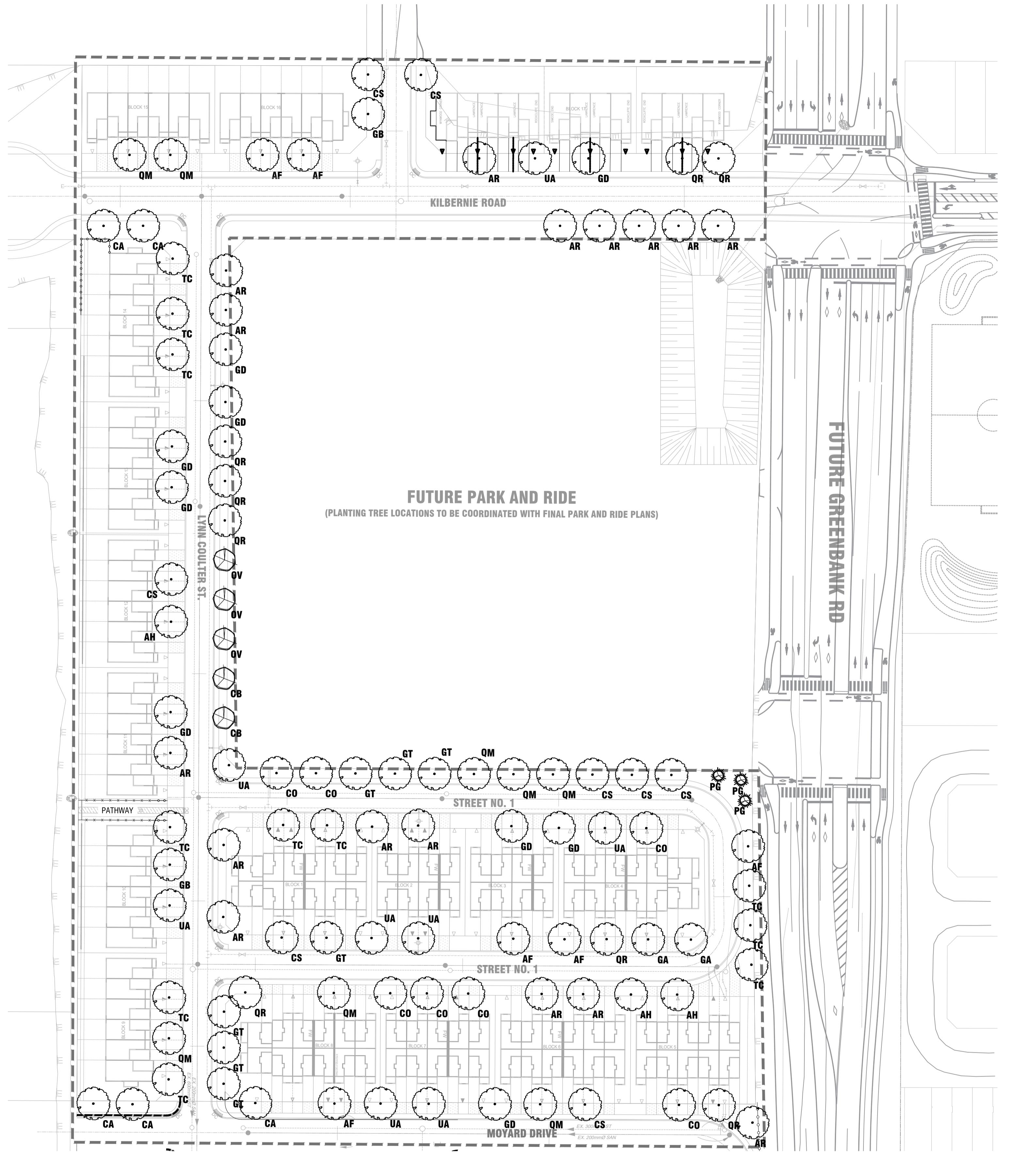
**PRELIMINARY
NOT FOR CONSTRUCTION**

COVER		
signed / conçu XX / YY	drawn / dessiné MB / EM	reviewed / examiné DF
June 2025	project number / No. du projet	
wing number / No. du dessin		
	LO	



legend / légende

SCOPE OF APPLICATION
PROPOSED TREES
SOUND FENCE
CHAINLINK FENCE



NOTES:

THESE NOTES ARE APPLICABLE TO ALL DRAWINGS IN THE SET;

DO NOT SCALE DRAWINGS;

Fotenn Consultants Inc. IS NOT RESPONSIBLE FOR ACCURACY OF BASE INFORMATION;

REFER TO CIVIL ENGINEERING DRAWINGS FOR GRADING & SITE SERVICING INFORMATION;

THE CONTRACTOR IS RESPONSIBLE FOR CONFIRMING SITE CONDITIONS AND REPORTING ANY DISCREPANCIES TO THE LANDSCAPE ARCHITECT;

THE CONTRACTOR IS RESPONSIBLE FOR CONFIRMING EXACT LOCATIONS OF ALL UNDERGROUND SERVICES AND OBTAINING CLEARANCE FROM ALL APPLICABLE UTILITIES. PROPOSED WORKS FOUND TO BE IN CONFLICT WITH UNDERGROUND SERVICES MAY BE ADJUSTED AT THE DIRECTION OF THE LANDSCAPE ARCHITECT;

LANDSCAPE ELEMENTS SHOWN ARE SUBJECT TO THE FINAL LOCATION OF UNDERGROUND SERVICES AND UTILITIES;

DO NOT INSTALL TREES ON PROPERTY / LOT LINES OR WITHIN DRAINAGE EASEMENTS;

PERFORM WORK IN ACCORDANCE WITH DETAILS AND SPECIFICATIONS;

ALL PLANT MATERIAL SHALL BE NO. 1 NURSERY STOCK AND SHALL MEET OR EXCEED THE SPECIFICATION OF THE Canadian Standards for Nursery Stock, AS PUBLISHED BY THE Canadian Nursery Landscape Association;

SPECIES SUBSTITUTIONS ARE NOT PERMITTED WITHOUT PRIOR WRITTEN APPROVAL OF THE LANDSCAPE ARCHITECT;

ALL UN-PAVED SURFACES TO RECEIVE 150mm DEPTH TOPSOIL & SOD.

CITY OF OTTAWA STANDARDS FOR TREE PLANTING:

MAINTAIN A MINIMUM DISTANCE OF 3.0m FROM ALL HYDRO TRANSFORMERS;

MAINTAIN A MINIMUM DISTANCE OF 2.5m FROM FIRE HYDRANTS AND NO PLANTING IN FRONT OF HYDRANTS;

MAINTAIN A MINIMUM DISTANCE OF 1.5m FOR DECIDUOUS (4.5m FOR CONIFERS) FROM ANY SIDEWALK;

MAINTAIN A MINIMUM DISTANCE OF 1.0m FROM ALL UNDERGROUND SERVICES;

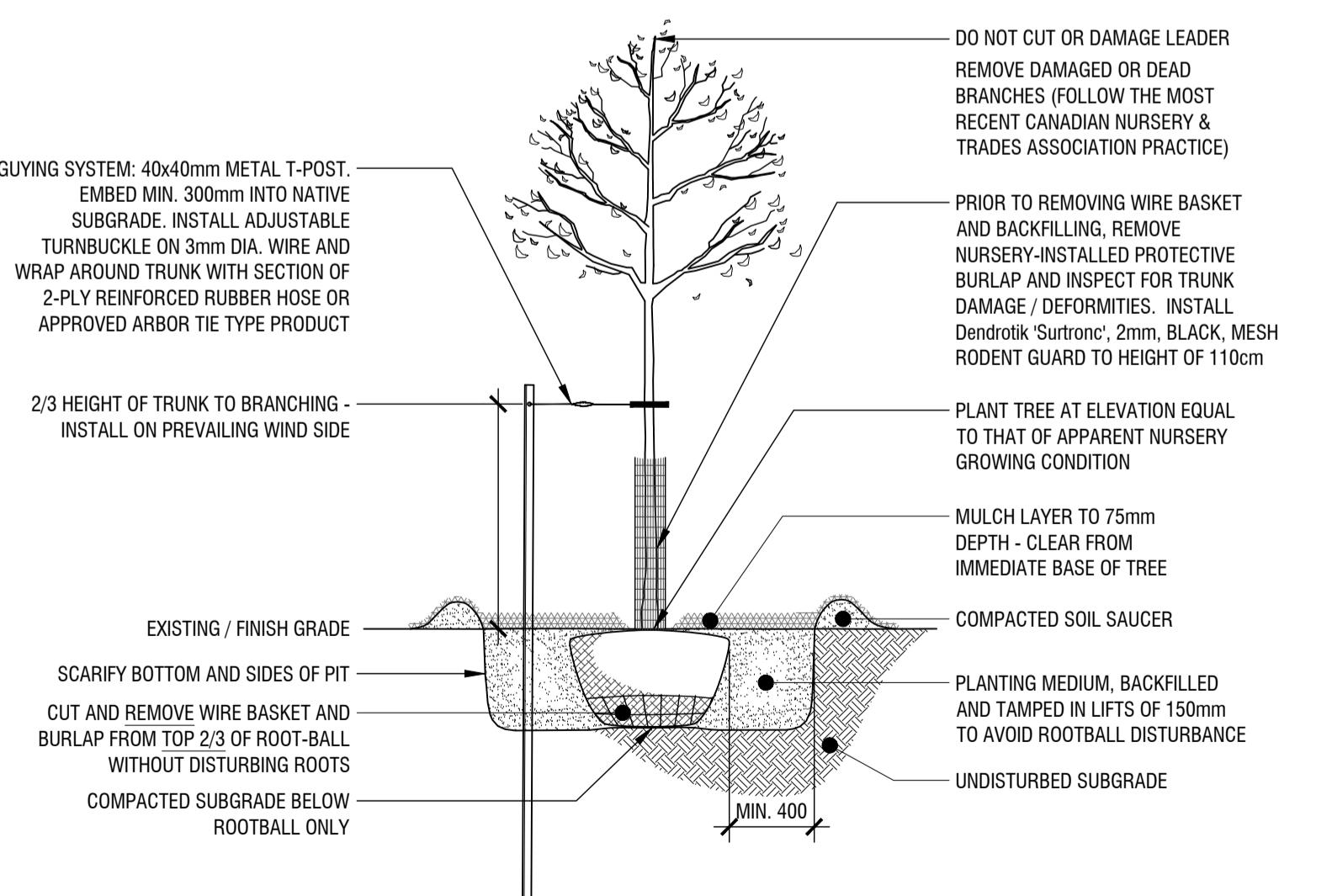
MAINTAIN A MINIMUM DISTANCE OF 1.0m FROM ALL BELL AND CABLE BOXES;

MAINTAIN A MINIMUM DISTANCE OF 1.0m FROM ALL DRIVEWAYS.

NOTE: THIS PLAN IS SCHEMATIC ONLY AND SUBJECT TO THE FINALIZATION OF THE STREET DESIGN.

PLANT SCHEDULE

CODE	QTY	BOTANICAL NAME	COMMON NAME	SIZE / CONDITION / SPACING	NATIVE
CONIFEROUS TREES					
PG	3	Picea glauca	White Spruce	175cm ht. / W.B.	
LARGE DECIDUOUS TREES					
AR	16	Acer rubrum	Red Maple	60mm cal. / W.B.	Yes
AF	6	Acer x freemanii	Freeman Maple	60mm cal. / W.B.	Native
AH	3	Aesculus hippocastanum	European Horsechestnut	60mm cal. / W.B.	Non-Native
CA	5	Carya ovata	Shagbark Hickory	60mm cal. / W.B.	Native
CS	8	Catalpa speciosa	Northern Catalpa	60mm cal. / W.B.	Non-Native
CO	7	Cella occidentalis	Common Hackberry	60mm cal. / W.B.	Native
GD	4	Ginkgo biloba	Autumn Gold	60mm cal. / W.B.	Non-Native
GT	7	Gleditsia triacanthos inermis	Shademaster Honey Locust	60mm cal. / W.B.	Native
GD	9	Gymnocladus dioicus	Kentucky Coffee Tree	60mm cal. / W.B.	Native
QM	8	Quercus macrocarpa	Bur Oak	60mm cal. / W.B.	Native
OR	8	Quercus rubra	Red Oak	60mm cal. / W.B.	Native
TC	11	Tilia cordata	Littleleaf Linden	60mm cal. / W.B.	Native
UA	8	Ulmus americana	New Harmony	60mm cal. / W.B.	Native
MEDIUM DECIDUOUS TREES					
CB	2	Carpinus betulus	European Hornbeam	50mm cal. / W.B.	Non-Native
OV	3	Ostrya virginiana	Ironwood (American Hop hornbeam)	50mm cal. / W.B.	Native

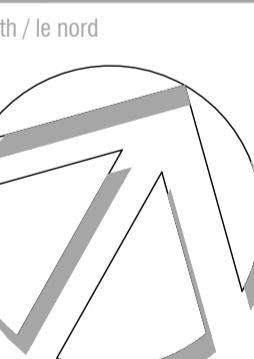


DECIDUOUS TREE PLANTING DETAIL
n.t.s.

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stamp / le cachet



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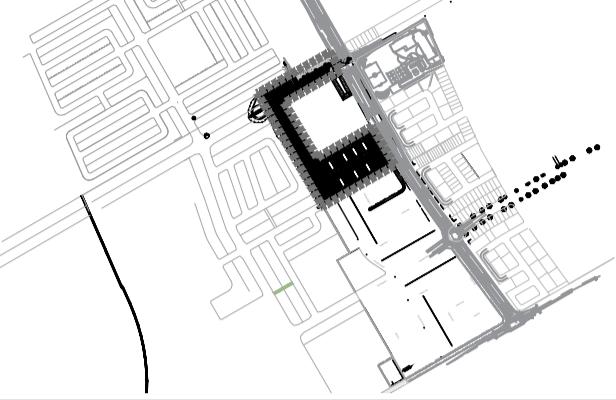
LANDSCAPE PLAN

designed / conçu
XX / YY drawn / dessiné
MB / EM reviewed / examiné
DF

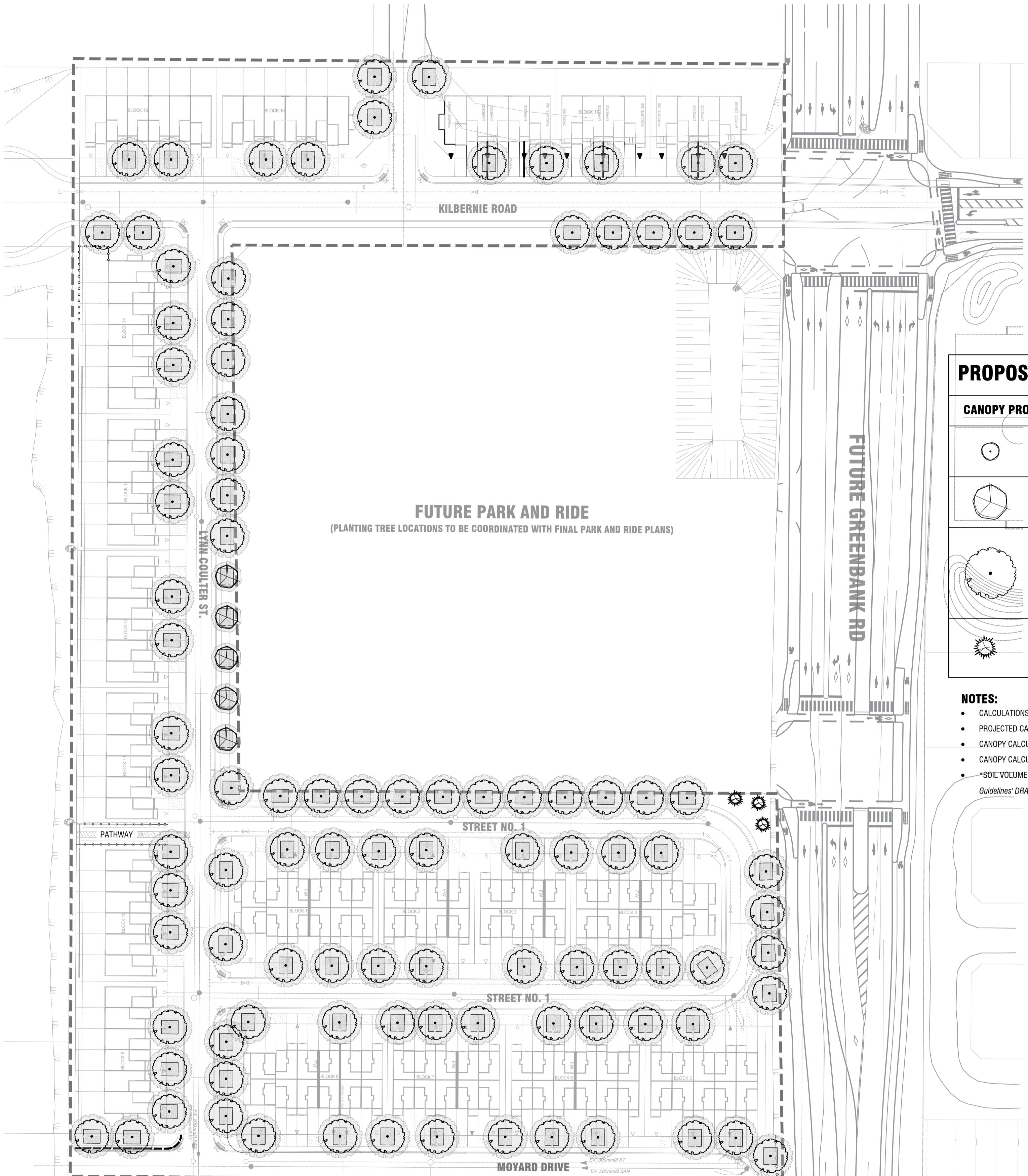
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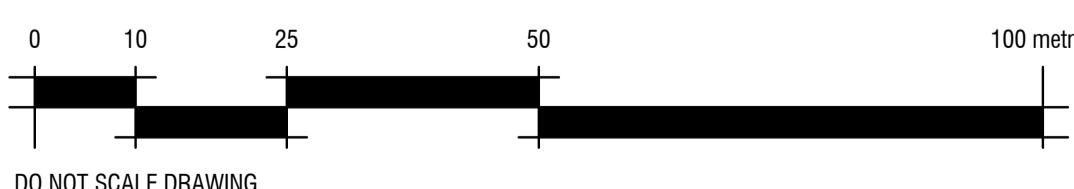
L1



SCOPE OF APPLICATION
PROPOSED TREES
SOUND FENCE
CHAINLINK FENCE



1
L2
TREE CANOPY AND SOIL VOLUME PLAN
1:750



PROPOSED TREE CANOPY PROJECTIONS (40 YEAR) & SOIL VOLUME REQUIREMENTS

CANOPY PROJECTIONS (NTS)	AVERAGE CROWN AREA PER TREE (m ²)	QTY OF TREES	TOTAL TREE CANOPY COVERAGE	SITE CANOPY COVERAGE	SOIL VOLUME REQUIREMENT*	CONTINUOUS SPACE SOIL VOLUME (i.e. 2 TREES/1 GREENSPACE)
					3650mm 20m ³ 3650mm	30m ² 8000mm 2500mm
MEDIUM DECIDUOUS TREE (AVG. CANOPY DIAMETER = 8.5m)	57m ²	5	285m ²	43,056m ²	4100mm 25m ³ 4100mm	30m ³ 8000mm 2500mm
					5000mm 30m ³ 4000mm	36m ³ 10000mm 2400mm
LARGE DECIDUOUS TREE (AVG. CANOPY DIAMETER = 10m)	176m ²	101	17,776m ²	42%	4100mm 25m ³ 4100mm	30m ³ 8000mm 2500mm
					4100mm 25m ³ 4100mm	30m ³ 8000mm 2500mm

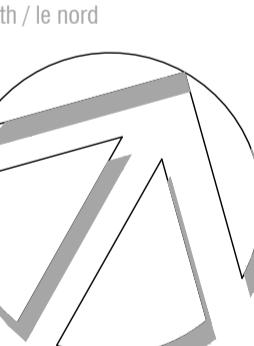
NOTES:

- CALCULATIONS HAVE BEEN MADE TO PROJECT A 40 YEAR HORIZON AND TYPICAL GROWTH RATES FOR ALL TREES
- PROJECTED CANOPY DIAMETERS AND AREAS ARE BASED ON AN AVERAGE OF THE TREES PROPOSED FOR THE SITE
- CANOPY CALCULATION DOES NOT ACCOUNT FOR EXISTING TREE CANOPY ON ADJACENT SITES/IN ROW OVERLAPPING SITE
- CANOPY CALCULATIONS INCLUDE OVERLAPPING OF ADJACENT TREE CANOPIES WHERE APPLICABLE
- *SOIL VOLUME REQUIREMENT IS BASED ON THE PATERSON GROUP GEOTECHNICAL INVESTIGATION Report PG7456-1 dated July 29, 2025 AND THE CITY OF OTTAWA'S 'Tree Planting in Sensitive Marine Clay Soils - 2017 Guidelines' DRAFT Version 2.0 DATED JANUARY 11, 2019 WHICH CALCULATES SOIL VOLUME USING A DEPTH OF 1.5m

02	Issued for Zoning	2025/11/19
01	Issued for Client Review	2025/10/15
00	Issued for Client Review	2025/06/17
revn	description / la description	yyyy/mm/dd

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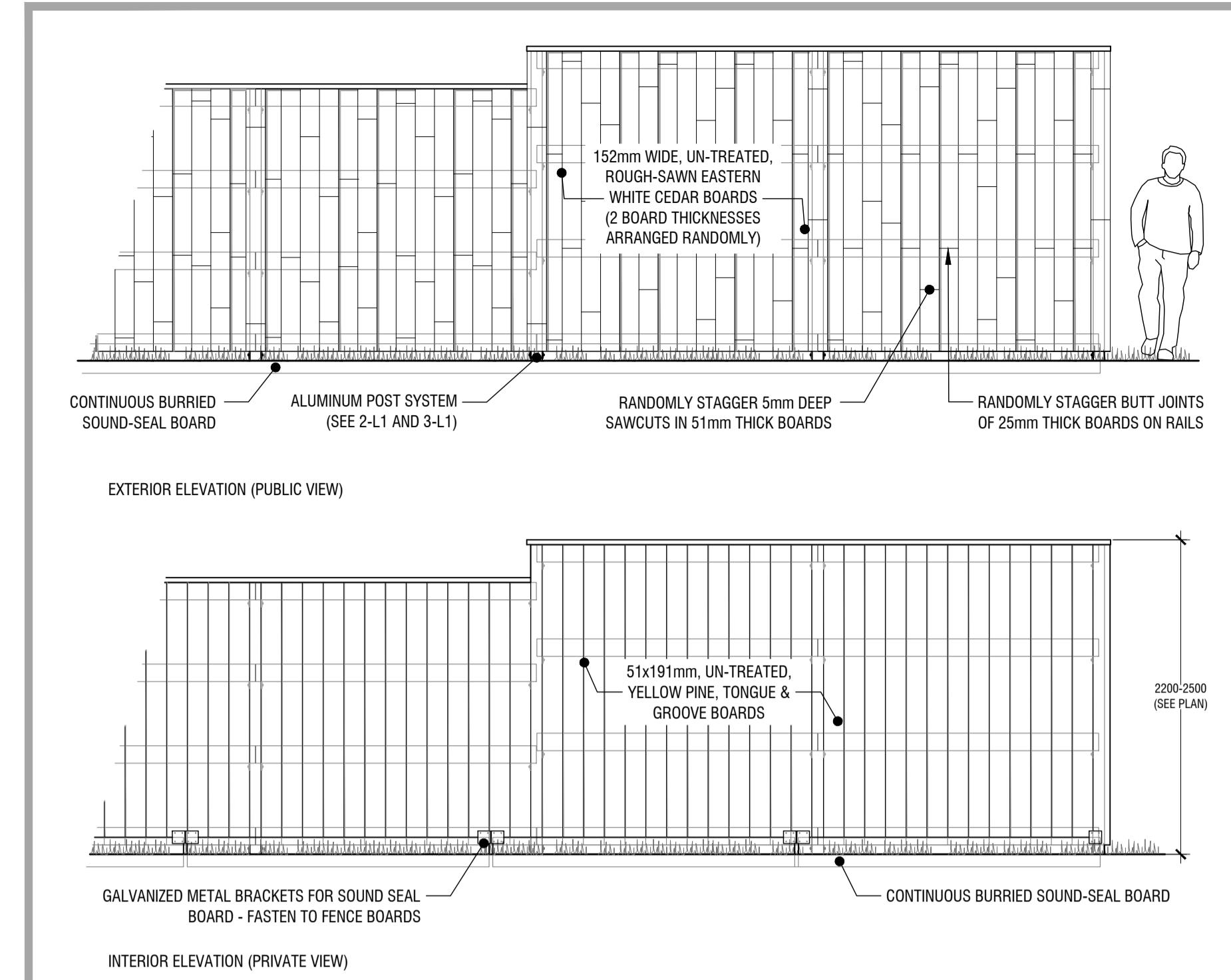
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TREE CANOPY AND SOIL VOLUME PLAN

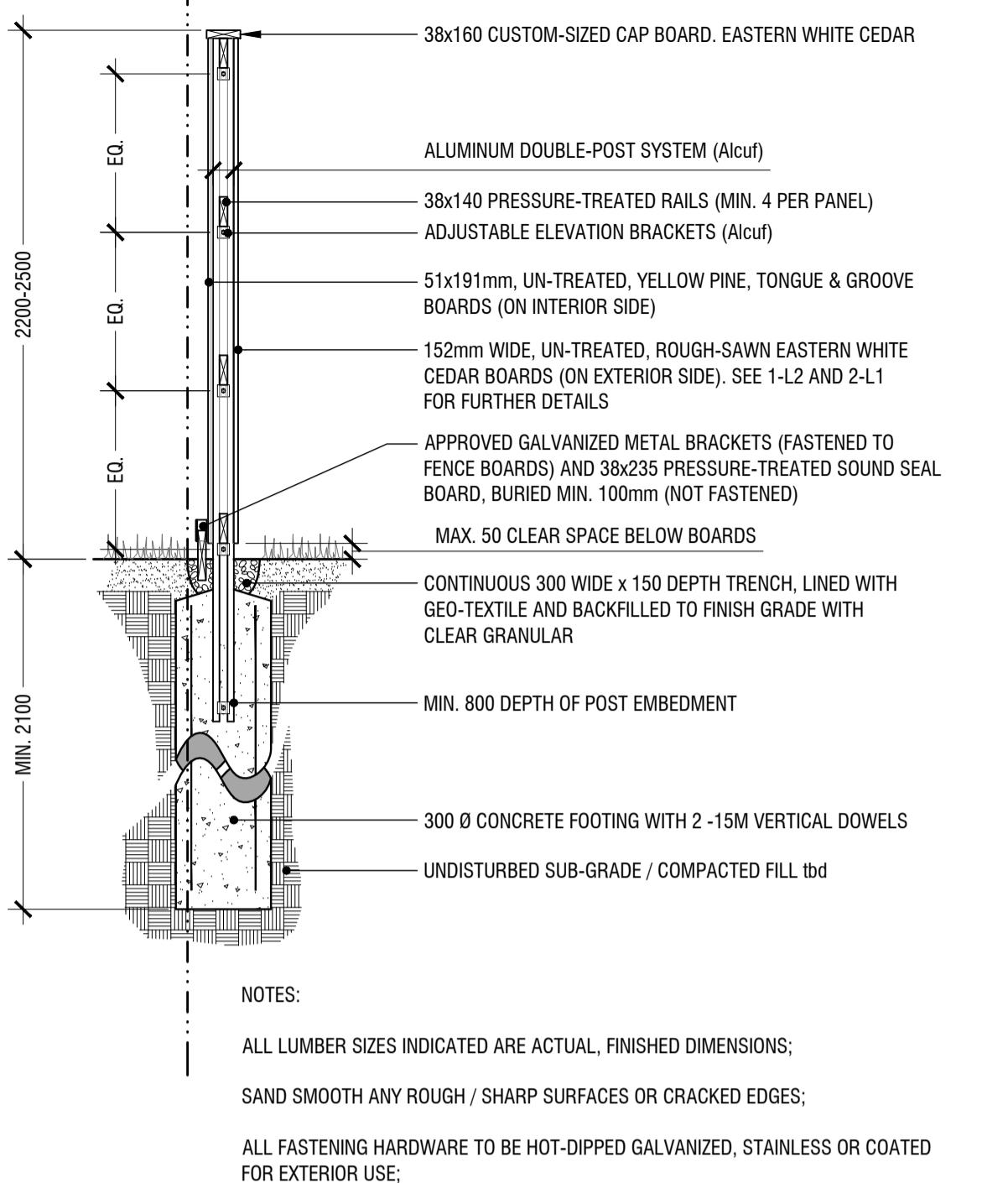
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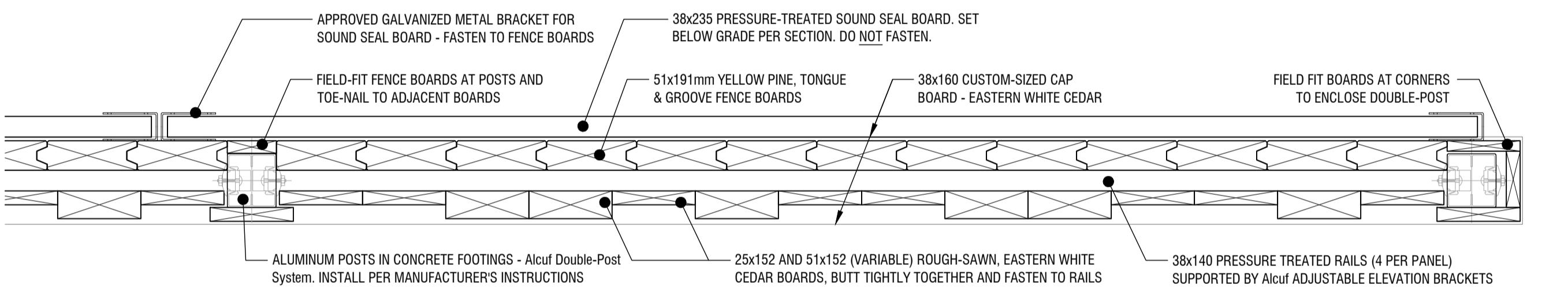
L2



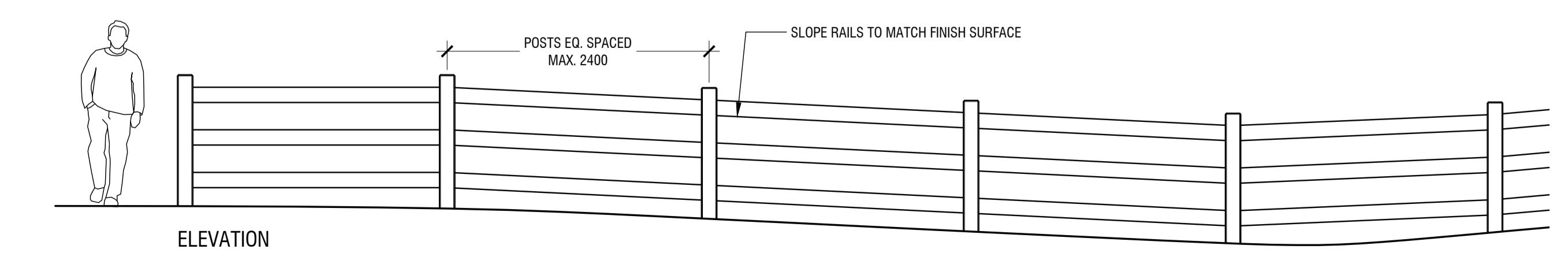
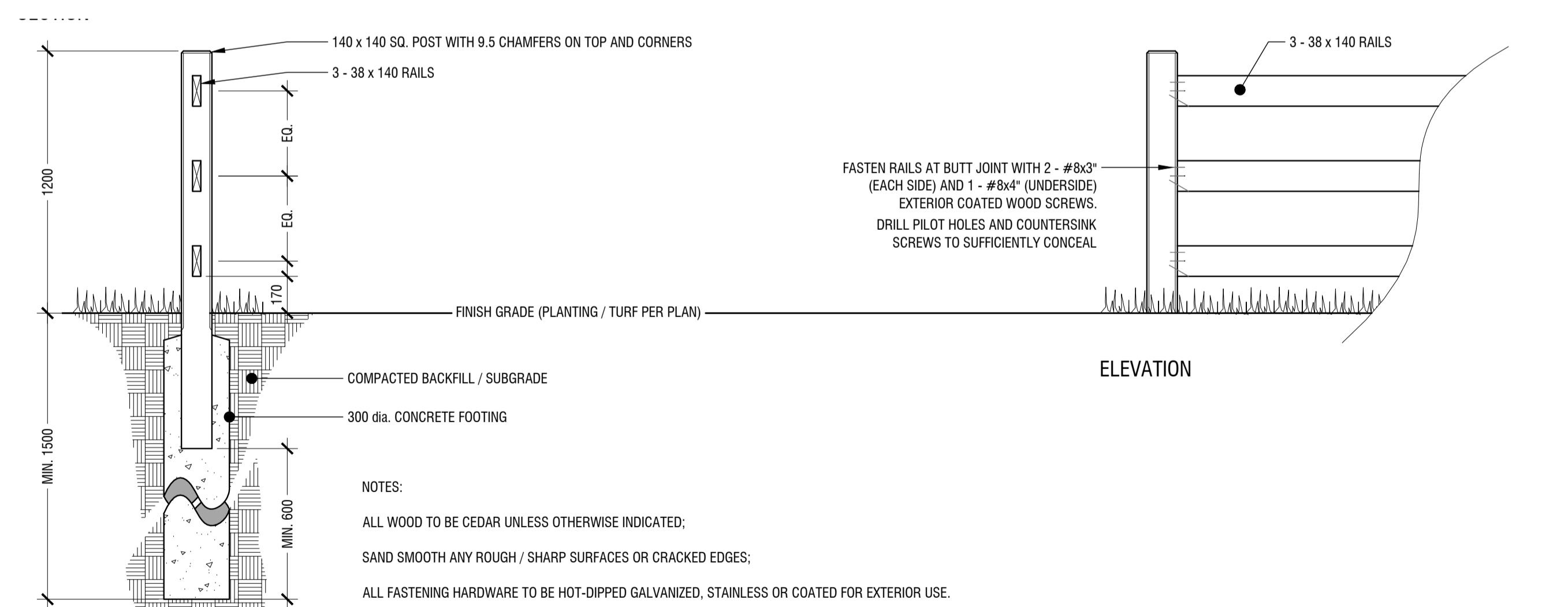
1
SOUND FENCE ELEVATIONS
L3 n.t.s.



2
SOUND FENCE CROSS SECTION
L3 n.t.s.



3
SOUND FENCE HORIZONTAL SECTION
L3 n.t.s.



4
POST AND RAIL FENCE DETAIL
L3 n.t.s.

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key plan / plan repère

legend / légende

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L3