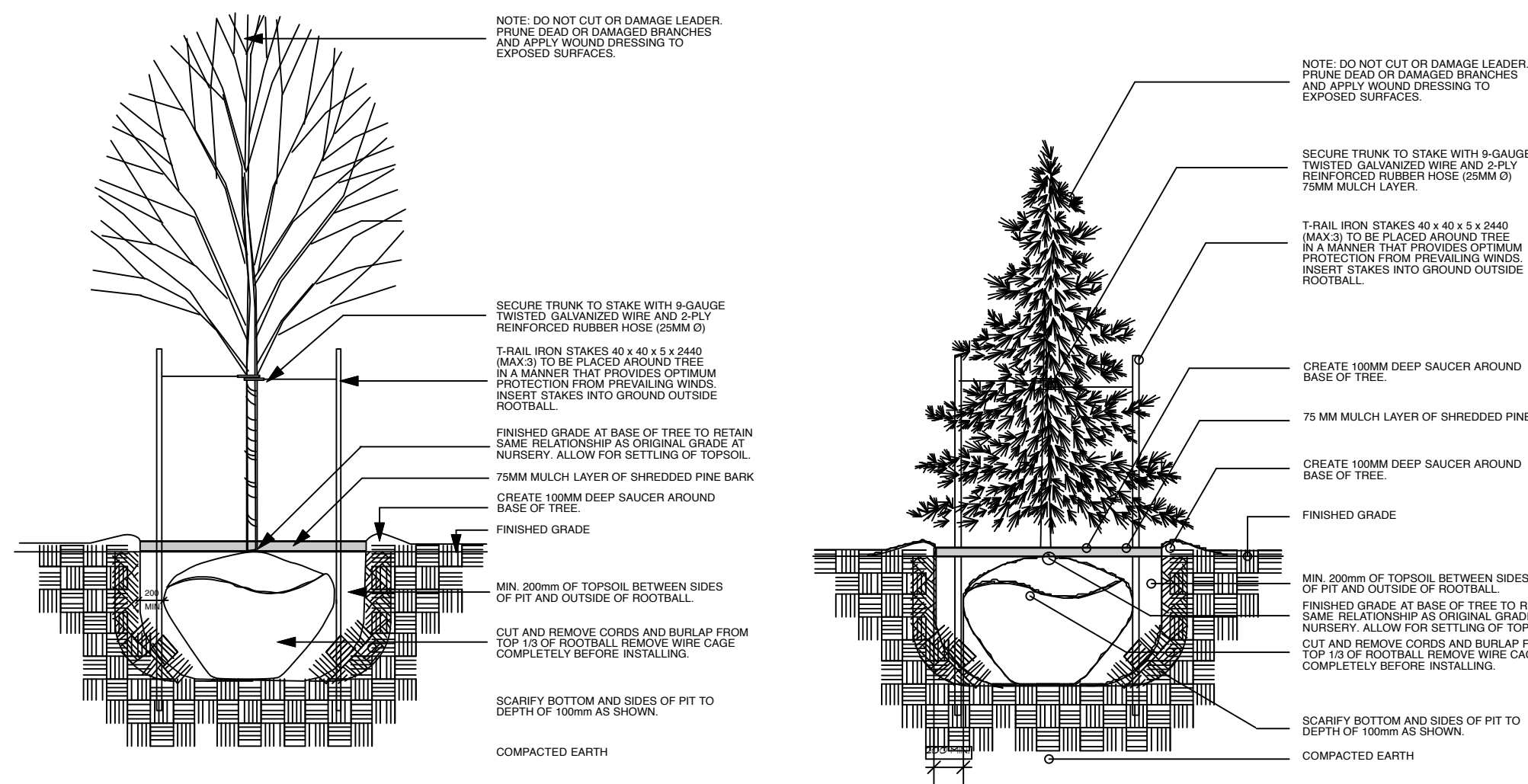
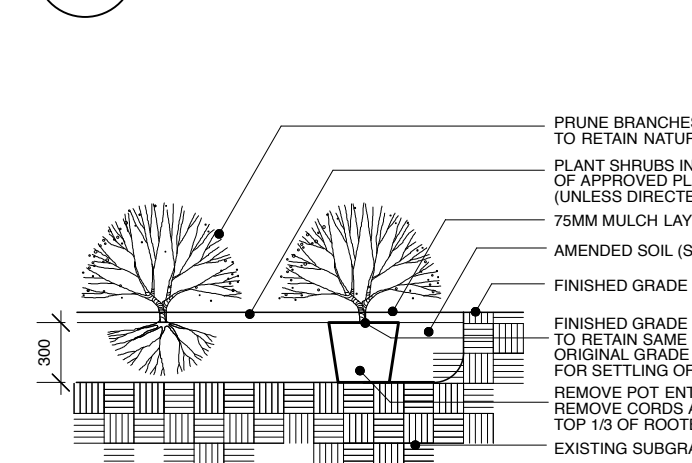




DECIDUOUS TREE PLANTING



SHRUB PLANTING (potted or bare root)

SCALE 1:150



NOTE: ACTUAL TREE LOCATIONS ON SITE TO BE ADJUSTED IN ACCORDANCE WITH LOCATION OF UTILITY STRUCTURES, STREET LIGHTS, HYDRANTS, HYDRO TRANSFORMERS, MAILBOXES, AND FENCING.

LOCATIONS OF DRIVEWAYS AND FOOTPRINTS ARE CONCEPTUAL. REFER TO ACTUAL UNIT LOCATIONS PROVIDED BY BUILDING AND ACCEPTABLE MUNICIPAL SETBACKS AND MINIMUM CLEARANCES BEFORE PLANTING TREES. CENTRES OF ALL TREES TO BE MINIMUM 1.5M FROM NEAREST BUILDING, EDGE OF PAVEMENT OR UTILITY STRUCTURE.

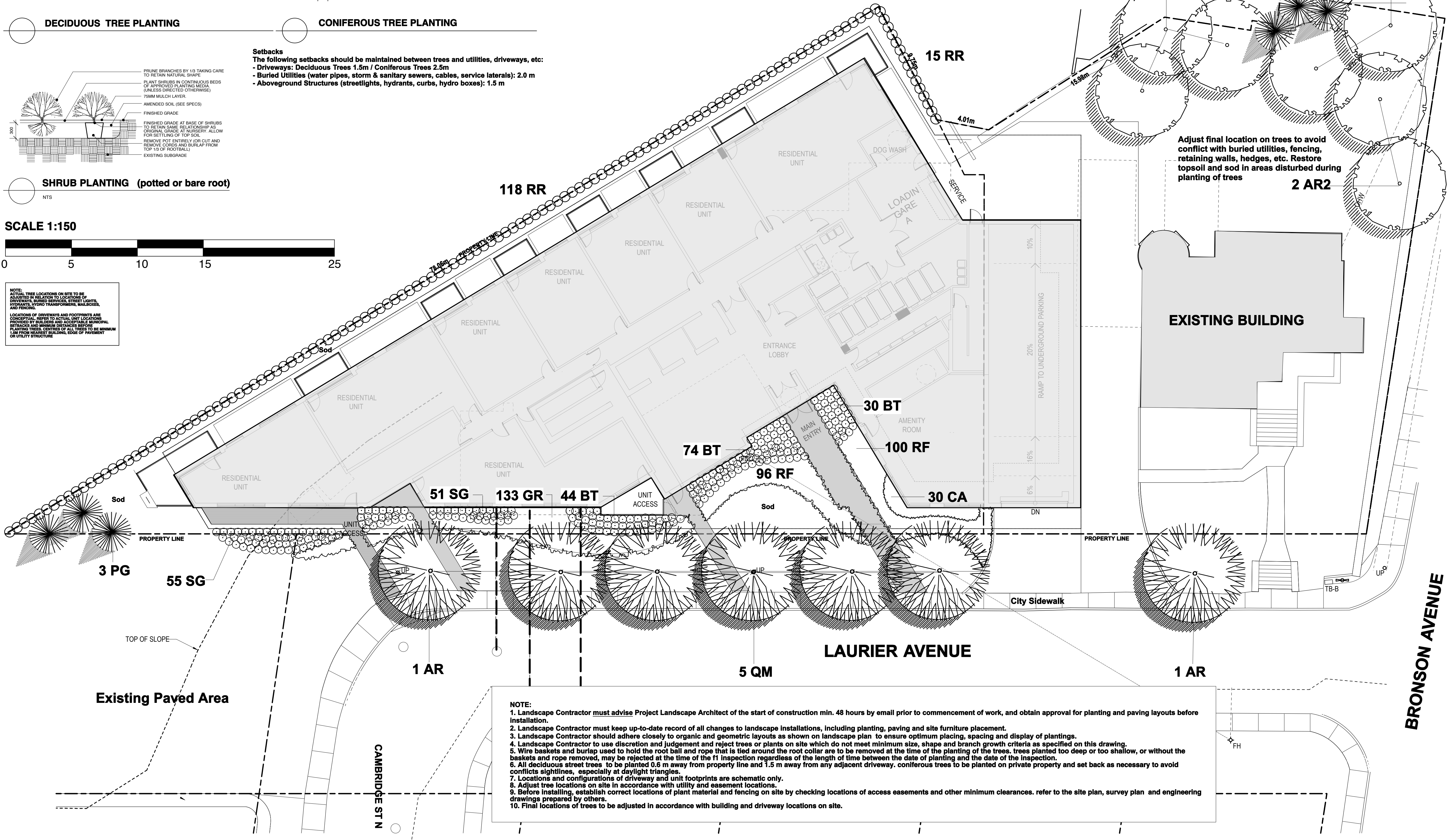
PLANTING LEGEND:

	Proposed Deciduous Tree
	Proposed Coniferous Tree
	Proposed Deciduous Shrubs
	Proposed Perennials/Annuals

PAVING/FENCING LEGEND

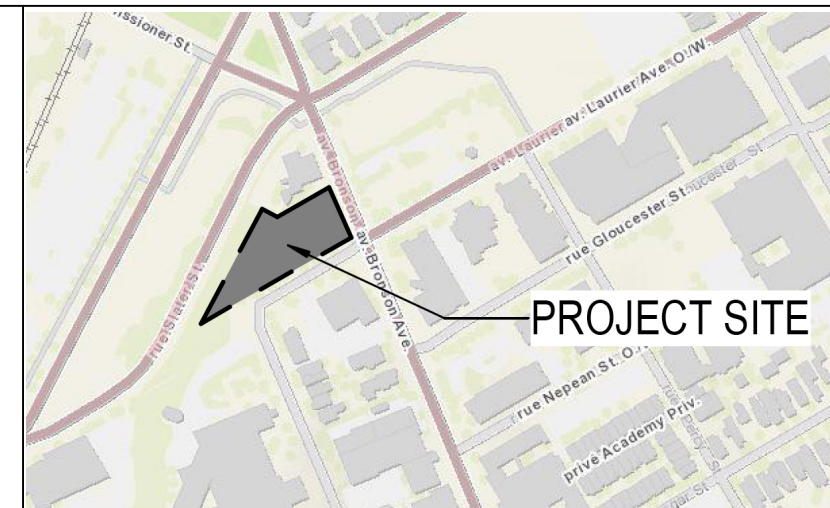
	Interlock Pavers
	Asphalt
	Concrete Sidewalk

KEY	NO.	BOTANIC NAME	ENGLISH NAME	SIZE	CONDIT.	REMARKS	TYPE	SOIL VOLUMES
PG	9	Picea glauca	White Spruce	2.0m ht	B & B	Well branched	Large Coniferous Tree	
PS	3	Pinus strobus	White Pine	2.0m ht	B & B	Well branched	Large Coniferous Tree	
AR	2	Acer rubrum	Red Maple	60mm. cal	B & B	Well branched	Large Deciduous Tree	
AR2	5	Acer rubrum	Red Maple	50mm. cal	B & B	Well branched	Large Deciduous Tree	
QM	5	Quercus macrocarpa	Burr Oak	60mm. cal	B & B	Well branched	Large Deciduous Tree	
QR	2	Quercus rubra	Red Oak	50mm. cal	B & B	Well branched	Large Deciduous Tree	
RR	140	Rosa rugosa	Rugosa Rose	80 cm ht.	Bare root	Well branched	Med. decid shrub	
SB	111	Spirea Goldmound	Goldmound Spirea	80 cm ht.	Bare root	Well branched	Med. decid shrub	
BT	147	Berberis thibetensis Bailone	Ruby Carousel Barberry	60 cm ht.	Bare root	Well branched	Med. decid shrub	
CA	30	Calamagrostis acutiflora Kerl Forster	Feather Reed Grass	2 yr	Container	Dense clumps	Deciduous Perennial	
RF	196	Rudbeckia fulgida Goldsturm	Blackeyed Susan	2 yr	Container	Dense clumps	Deciduous Perennial	
HM	0	Helenium Mardi Gras	Sneezeweed	2 yr	Container	Dense clumps	Deciduous Perennial	
GR	133	Geranium Rozanne	Rozanne Geranium	2 yr	Container	Dense clumps	Deciduous Perennial	



NOTE:

- Landscape Contractor must advise Project Landscape Architect of the start of construction min. 48 hours by email prior to commencement of work, and obtain approval for planting and paving layouts before installation.
- Landscape Contractor must keep up-to-date record of all changes to landscape installations, including planting, paving and site furniture placement.
- Landscape Contractor should adhere closely to organic and geometric layouts as shown on landscape plan to ensure optimum placing, spacing and display of plantings.
- Landscape Contractor to use discretion and judgement and reject trees or plants on site which do not meet minimum size, shape and branch growth criteria as specified on this drawing.
- Wire baskets and rope used to hold the root ball and rope that is tied around the root collar are to be removed at the time of the planting of the trees, trees planted too deep or too shallow, or without the baskets and rope removed, may be rejected at the time of the final inspection regardless of the length of time between the date of planting and the date of the inspection.
- All deciduous street trees to be planted 0.8 m away from property line and 1.5 m away from any adjacent driveway. coniferous trees to be planted on private property and set back as necessary to avoid conflicts sightlines, especially at daylight triangles.
- Locations and configurations of driveway and unit footprints are schematic only.
- Adjust tree locations on site in accordance with utility and easement locations.
- 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.
- Final locations of trees to be adjusted in accordance with building and driveway locations on site.



NOTES:

- DO NOT SCALE THIS DRAWING.
- THIS DRAWING IS TO BE READ IN CONJUNCTION WITH RELATED ARCHITECTURAL/ENGINEERING DRAWINGS.
- 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.
- CONTRACTOR MUST OBTAIN AND COMPLY WITH ALL PERTINENT CODES AND BY-LAWS. ALL PERMITS ARE THE RESPONSIBILITY OF THE CONTRACTOR.
- THIS DRAWING MUST NOT BE USED FOR CONSTRUCTION UNTIL SIGNED BY THE LANDSCAPE ARCHITECT.
- COPYRIGHT RESERVED THIS DRAWING IS THE EXCLUSIVE PROPERTY OF THAKAR ASSOCIATES DESIGN CONSULTANTS AND SHALL NOT BE USED FOR ANY PLANTING PERMITS OR ANY OTHER PURPOSES WITHOUT WRITTEN CONSENT OF THAKAR ASSOCIATES DESIGN CONSULTANTS. ANY UNAUTHORIZED USE OF THIS DRAWING IS PROHIBITED.
- 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.
- BASE INFORMATION TAKEN FROM DRAWINGS SUPPLIED BY LONGWOOD CORPORATION.

SITE LAYOUT:

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

DEMOLITION:

- ALL EXISTING AREAS AND/OR ITEMS INDICATED FOR DEMOLITION AND REMOVAL ARE TO BE REMOVED FROM SITE.
- DEMOLITION RUBBISH OR RUBBISH IS TO BE REMOVED FROM SITE, BACKFILLING OF RUBBISH 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.
- TREES AND SHRUBS INDICATED TO BE REMOVED ARE ALSO TO BE GRUBBED OUT, INCLUDING STUMPS AND ROOTS, TO A MINIMUM OF 30 MM BELOW GRADE.
- ALL EXISTING 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/RODING:

- 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.
- 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.
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