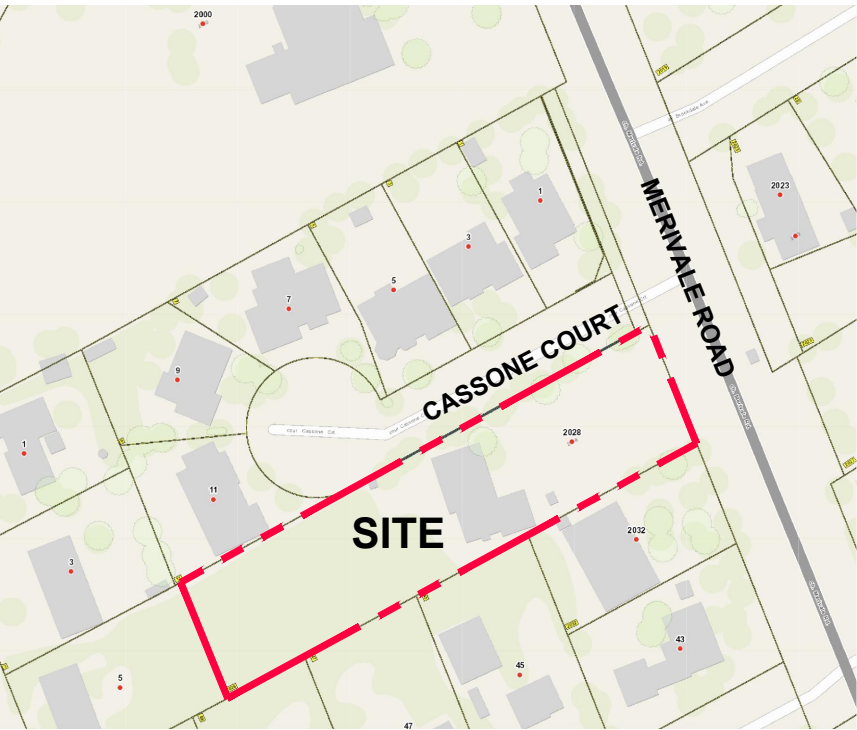


- GENERAL NOTES:**
- It is the responsibility of the appropriate contractor or official to report any errors, omissions or discrepancies on this plan with actual site conditions to the Landscape Architect before proceeding with construction.
 - The contractor is to notify all utility companies and authorities 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 1.5m
 - 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.



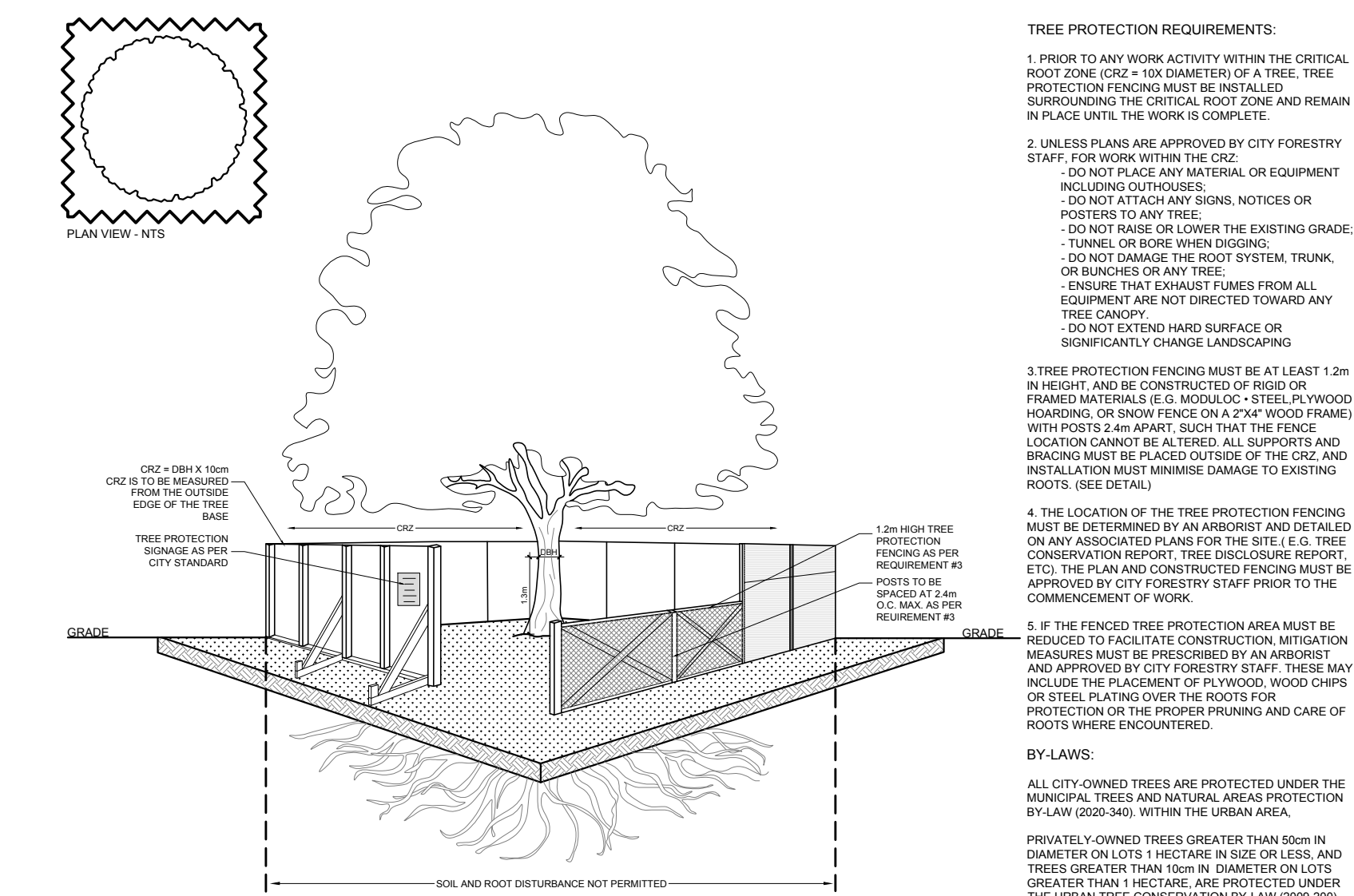
KEY PLAN: NTS

1 TREE CONSERVATION REPORT AND LANDSCAPE PLAN
SCALE 1:300

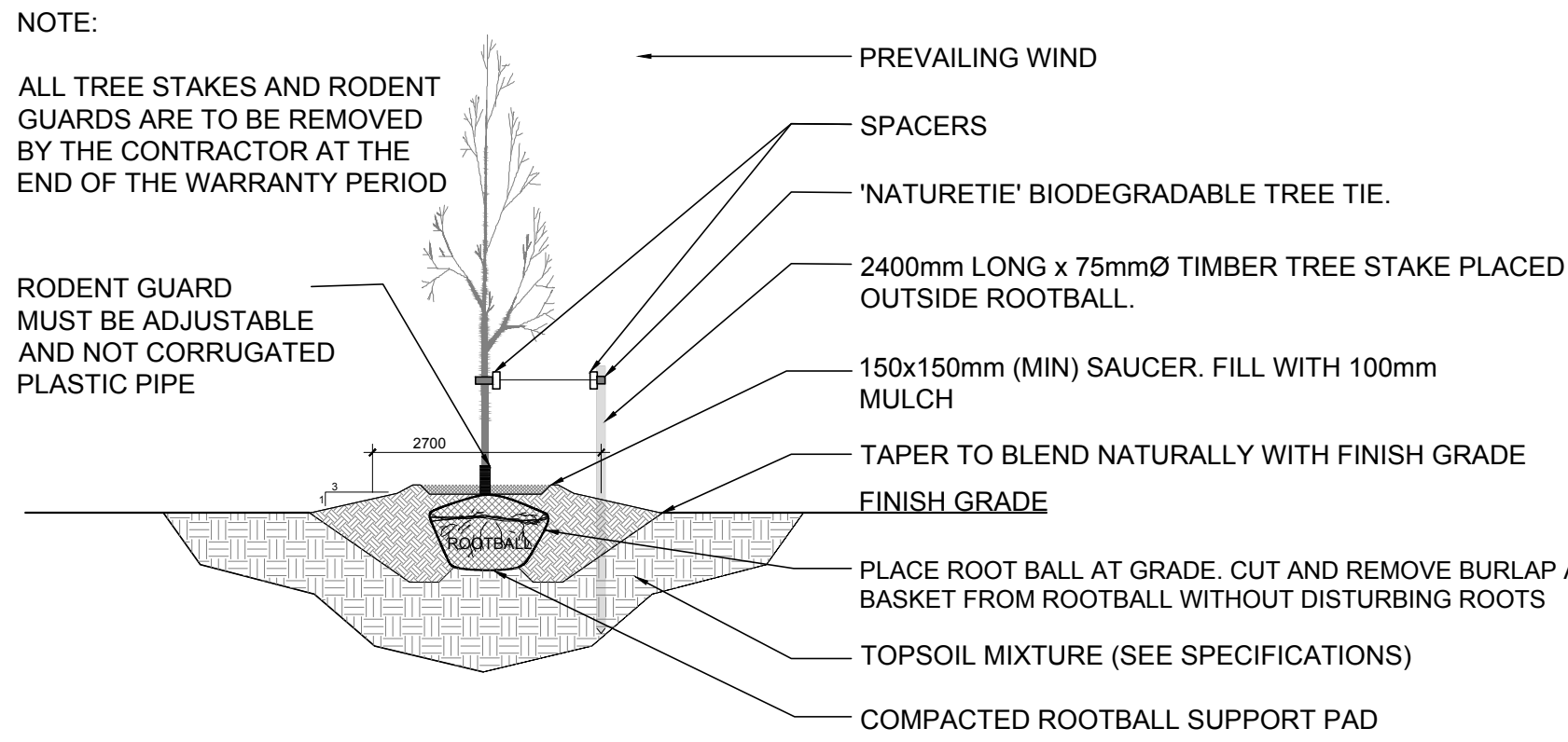
EXISTING TREE LIST							
KEY	QTY	BOTANICAL NAME	COMMON NAME	SIZE	CONDITION	REMARKS	OWNERSHIP
1	1	<i>Tsuga canadensis</i>	Eastern Hemlock	250mm DBH	POOR	To remain	5 Miriam Avenue
2	1	<i>Tsuga canadensis</i>	Eastern Hemlock	150mm DBH	POOR	To remain	49 Pineglen Crescent
3	1	<i>Tsuga canadensis</i>	Eastern Hemlock	200mm DBH	POOR	To remain	49 Pineglen Crescent
4	1	<i>Tsuga canadensis</i>	Eastern Hemlock	200mm DBH	POOR	To remain	49 Pineglen Crescent
5	1	<i>Acer rubrum</i>	Red Maple	600mm DBH	FAIR	To remain	49 Pineglen Crescent
6	1	<i>Tsuga canadensis</i>	Eastern Hemlock	350mm DBH	POOR	To remain	47 Pineglen Crescent
7	1	<i>Tsuga canadensis</i>	Eastern Hemlock	100mm DBH	FAIR	To remain	47 Pineglen Crescent
8	1	<i>Picea pungens</i>	Colorado Spruce	150mm DBH	GOOD	To remain	2032 Merivale Road
9	1	<i>Thuja occidentalis</i>	Eastern White Cedar	200mm DBH	GOOD	To remain	2032 Merivale Road
10	1	<i>Picea pungens</i>	Colorado Spruce	150mm DBH	GOOD	To remain	2032 Merivale Road
11	1	<i>Thuja occidentalis</i>	Eastern White Cedar	300mm DBH	GOOD	To be removed	2032 Merivale Road

SURVEYOR'S REAL PROPERTY REPORT - PART 1 TOPOGRAPHIC PLAN OF SURVEY OF PART OF LOT 24 CONCESSION 1 (RIDEAU FRONT) CITY OF OTTAWA FAIRHALL, MOFFATT & WOODLAND LIMITED ONTARIO LAND SURVEYORS AUG 30, 2024	
40 YEAR CANOPY CALCULATION:	
-3,685m2 site area	
-12 small trees proposed (7m2 ea)	
=84m2 canopy cover =2.28% canopy cover	
Small trees calculated at 3m.	

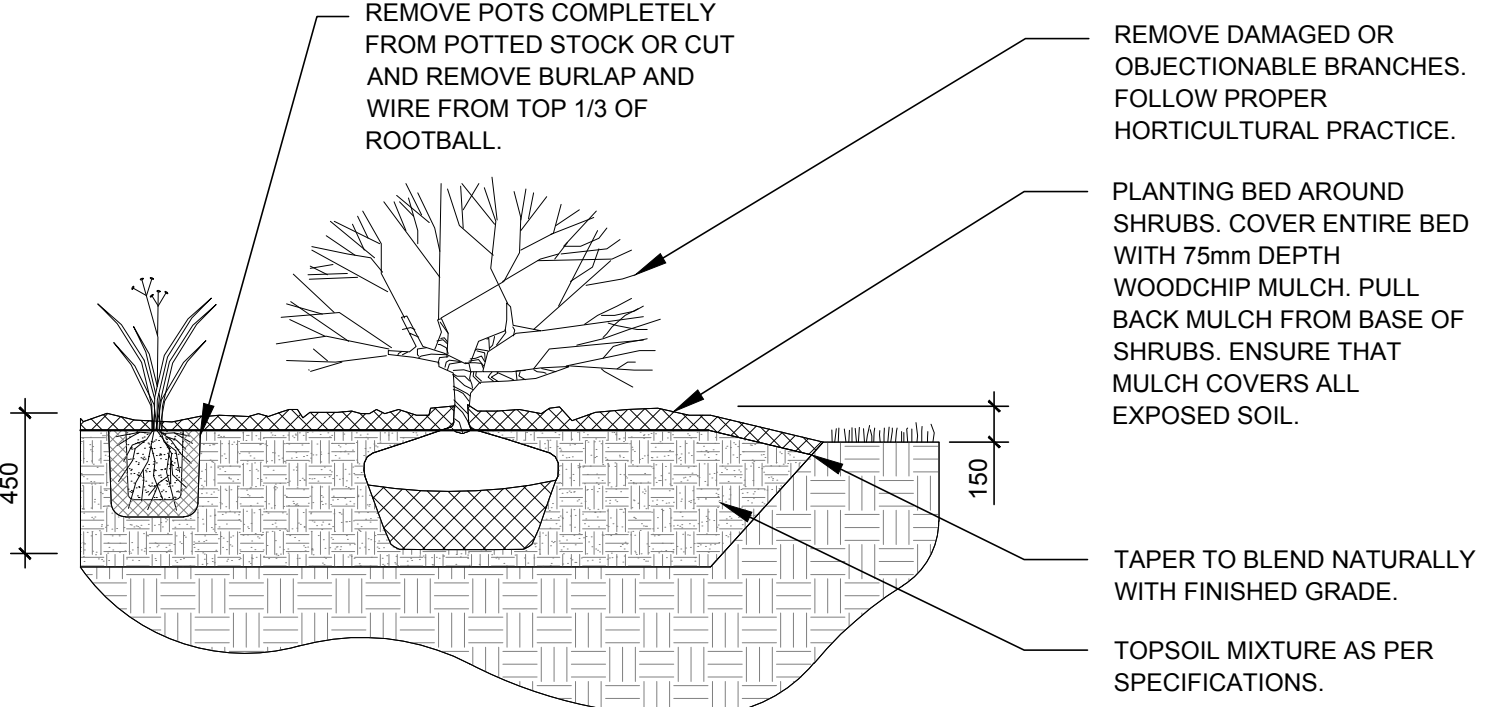
PROPOSED PLANT LIST					
KEY	QTY	BOTANICAL NAME	COMMON NAME	SIZE	CONDITION
TREES					
★ AP	3	<i>Acer pennsylvanicum</i>	Striped Maple	50mm cal.	B&B
★ CC	3	<i>Cercis canadensis</i>	Eastern Redbud	50mm cal.	B&B
SHRUBS					
SF	10	<i>Sorbaria sorbifolia</i> 'Sem'	Sem False Spirea	600mm ht.	Potted
*NATIVE TO ONTARIO. ALL TREES ARE PROPOSED ON CITY OF OTTAWA PROPERTY WITH THE EXCEPTION OF ONE ON 11 CASSONE AND ONE ON 3 CASSONE					



2 TREE PROTECTION FENCE
SCALE: NTS



3 DECIDUOUS TREE PLANTING
SCALE: NTS



4 SHRUB / ORNAMENTAL GRASS PLANTING
SCALE: NTS

CLIENT

PEGASUS DEVELOPMENTS
1914 Merivale Road,
Ottawa ON K2G 1E8

CONSULTANTS

SURVEYORS:
Fairhall Moffatt & Woodland
LAND SURVEYORS
Surveying and Land Information Services
100-802 TERRY FOX DRIVE, KANATA, ONTARIO K2K 4B8
TEL: (613) 881-2580 FAX: (613) 881-1485
www.fmw.on.ca

ARCHITECTS:
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2202 Prince of Wales Dr., Suite 101
Ottawa, Ontario K2K 6J9
Phone: (613) 226-8811 Fax: (613) 226-7942

CIVIL ENGINEERS:
exp.
100-2650 QUEENSWAY DRIVE,
OTTAWA ON, K2B 8H6
Tel : (613) 888-1899

LEGEND

- PROPOSED CONCRETE WALKWAY
- PROPOSED SOD
- REQUIRED SOIL VOLUME AT A 1.5m DEPTH
- PROPOSED DECIDUOUS TREE
- EXISTING TREE TO REMAIN
- EXISTING TREE TO BE REMOVED
- PROPOSED SHRUBS / ORNAMENTAL GRASSES
- 4.5m TREE PLANTING SETBACK

9						
8						
7						
6						
5						
4	REVISED PER CITY COMMENTS	01/13/2026	LC	JL		
3	REVISED PER NEW CIVIL DRAWING	12/18/2025	ML	JL		
2	REVISED PER CITY COMMENTS	10/08/2025	ML	JL		
1	ISSUED FOR SITE PLAN CONTROL	07/17/2025	ML	JL		
No.	Issue	Date	Revised	DR		
JAMES B. LENNOX & ASSOCIATES INC. LANDSCAPE ARCHITECTS 3332 CARLING AVE. OTTAWA, ONTARIO K2H 5A8 Tel: (613) 722-5168 Fax: (866) 343-3942						
PROJECT CASSONE COURT- RESIDENTIAL INFILL PROJECT 2028 MERIVALE ROAD, OTTAWA ON						
DRAWING TREE CONSERVATION REPORT AND LANDSCAPE PLAN						
STAMP 	SCALE AS SHOWN		START DATE MARCH 2025			
	PROJECT NO. 250LY2520		DRAWING NO.			
PROJECT NORTH 		L.1				
PLOT SIZE ARCH-D						