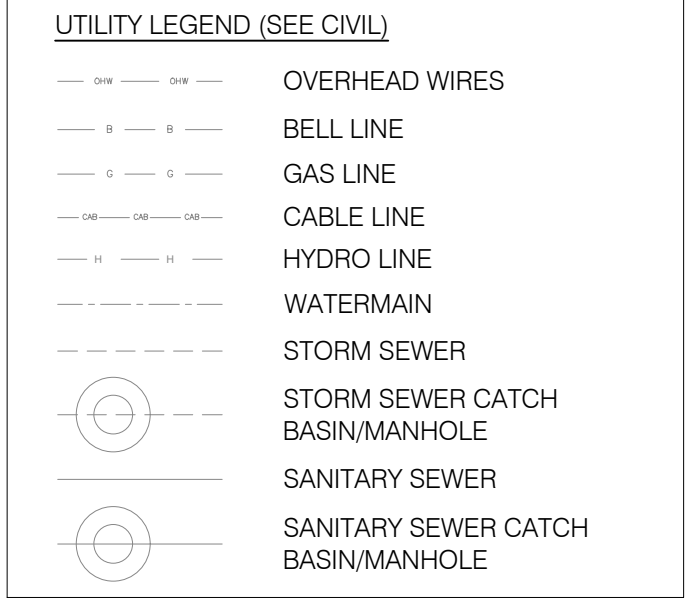
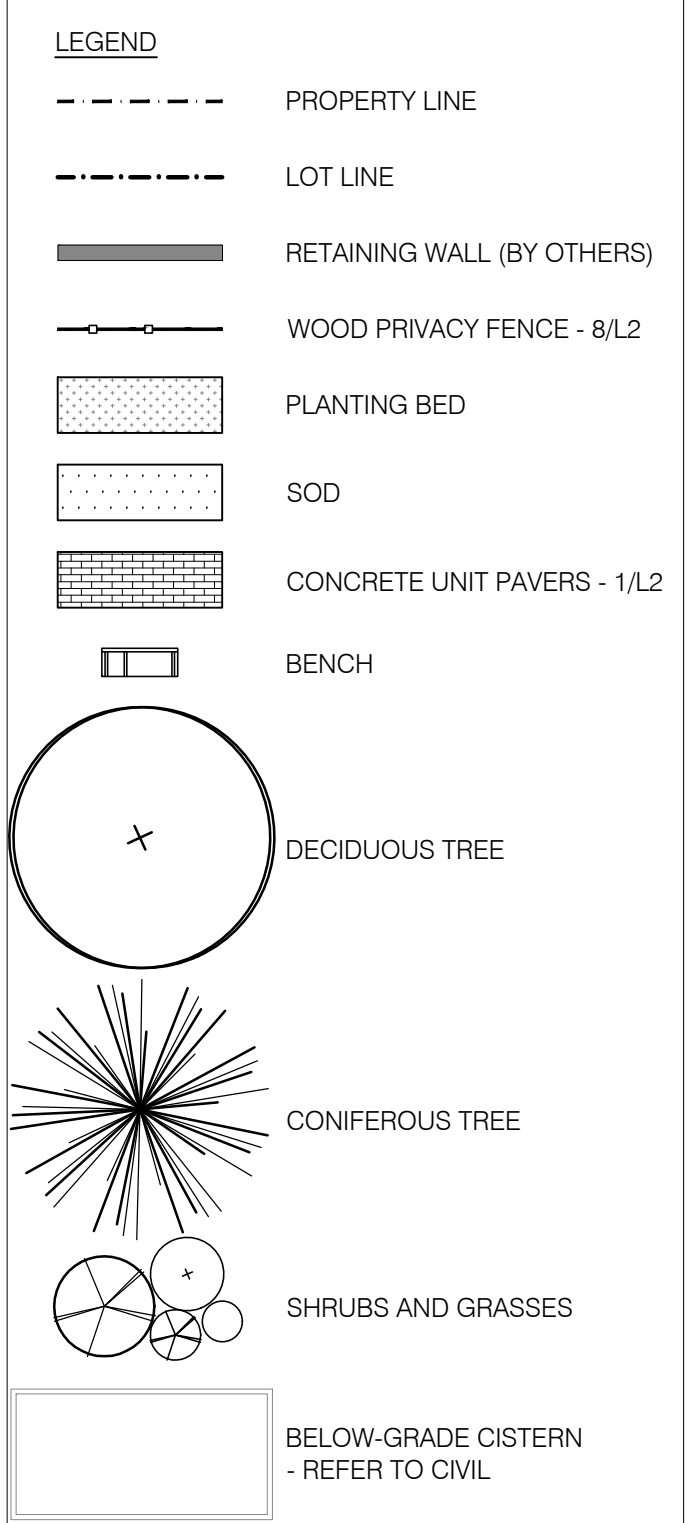


PLANT LIST (SPA)

DECIDUOUS TREES					
KEY	QTY	BOTANICAL NAME	COMMON NAME	SIZE	COMMENTS
AC	4	<i>Acer x freemanii Celebration 'Celzam'</i>	Celebration Maple	60mm	WB
AmC	2	<i>Amalanchier canadensis</i>	Serviceberry	50mm	WB, Treeform
AF	4	<i>Acer x freemanii Autumn Blaze 'Jeffersred'</i>	Autumn Blaze Maple	60mm	WB
GB	2	<i>Ginkgo biloba</i>	Maidenhair Tree	60mm	WB
UA	2	<i>Ulmus americana 'Princeton'</i>	Princeton Elm	60mm	WB
CONIFEROUS TREES					
KEY	QTY	BOTANICAL NAME	COMMON NAME	SIZE	COMMENTS
To	16	<i>Thuja occidentalis 'Emerald'</i>	Emerald Cedar	200cm	WB
SHRUBS					
KEY	QTY	BOTANICAL NAME	COMMON NAME	SIZE	COMMENTS
Aa	1	<i>Amelanchier alnifolia 'Regent'</i>	Regent Saskatoon Berry	125cm	7gal pot
Fo	12	<i>Forsythia ovata 'Ottawa'</i>	Forsythia	50cm	3 gal pot
Iv	16	<i>Ilex verticillata</i>	Winterberry Holly	2 gal	pot
Po	15	<i>Physocarpus opulifolius 'Darts Gold'</i>	Dart's Gold Ninebark	50cm	3 gal pot
GRASSES					
KEY	QTY	BOTANICAL NAME	COMMON NAME	SIZE	COMMENTS
ca	12	<i>Calamagrostis acutiflora 'Karl Foerster'</i>	Feather Reed Grass	1 gal	pot



OFFSET AND CLEARANCE NOTES:

- CONTRACTOR TO LAYOUT PLANTING BEDS, PATHWAYS, ETC. TO APPROVAL OF LANDSCAPE ARCHITECT PRIOR TO ANY EXCAVATION.
- ALL TREES MUST BE CLEAR OF INTERSECTION SIGHT TRIANGLES. OBTAIN APPROVAL OF PLANTING LAYOUT PRIOR TO DIGGING.
- ALL TREES SHALL BE HAND EXCAVATED FOR THOSE LOCATIONS WITH LESS THAN 1 M CLEARANCE TO ANY UNDERGROUND UTILITIES.
- TREES SHALL BE PLACED TO PROVIDE A MINIMUM SEPARATION DISTANCE OF 3 M FROM THE ACCESS DOOR AND 1.5 M FROM SIDES AND BACKS OF HYDRO TRANSFORMERS, 3 M FROM HYDRANTS, 1.5 M FROM WATER STANDBY, 1.5 M FROM SIDEWALKS, 1.5 M FROM BACK OF CURB FOR DECIDUOUS TREES, AND 4.5 M FROM BACK OF CURB FOR CONIFEROUS TREES.
- TREES ARE TO BE LOCATED A MINIMUM DISTANCE OF 3 M FROM WATER AND SEWER SERVICES, AND A MINIMUM DISTANCE OF 0.7 M FROM GAS SERVICE.
- LARGE AND MEDIUM TREES ARE TO BE LOCATED A MINIMUM DISTANCE OF 4.5 M FROM A STREETLIGHT. SMALL TREES ARE TO BE LOCATED A MINIMUM DISTANCE OF 2.5 M FROM STREETLIGHT. CLEARANCES FROM UTILITY POLES SHALL BE AS PER THE DIRECTION OF THE AFFECTED UTILITY.
- TREES ARE TO BE LOCATED A MINIMUM DISTANCE OF 1.5 M FROM COMMUNITY MAILBOXES AND BUS STOPS.
- NO TREES ARE TO BE PLANTED IN TOWNHOUSE ACCESS EASEMENTS OR DRAINAGE EASEMENTS.
- REFER TO ENGINEERING CROSS SECTIONS FOR ACTUAL LOCATION OF JOINT UTILITY TRENCH LOCATIONS.

LANDSCAPE NOTES:

- LANDSCAPE CONTRACTOR SHALL CONFIRM CONSTRUCTION TIMING WINDOW WITH THE ONTARIO MINISTRY OF NATURAL RESOURCES AS REQUIRED PRIOR TO CONSTRUCTION.
- REASONABLE MEASURES SHALL BE UNDERTAKEN TO LIMIT GROUND DISTURBANCE CAUSED BY HEAVY EQUIPMENT USAGE IN VICINITY OF PROPOSED LANDSCAPE.
- PLANT MATERIAL SHALL BE NO. 1 GRADE AND SHALL COMPLY WITH THE METRIC CLASS SPECIFICATIONS FOR NURSERY STOCK (LATEST EDITION), PUBLISHED BY THE CANADIAN NURSERY TRADES ASSOCIATION.
- PLANT SUBSTITUTIONS SHALL NOT BE PERMITTED UNLESS APPROVED BY THE LANDSCAPE ARCHITECT AND THE CITY OF OTTAWA.
- NATIVE AND NON-INVASIVE, NURSERY-GROWN PLANT STOCK IS SPECIFIED HEREIN IN KEEPING WITH THE PRINCIPLES OF URBAN FORESTRY MANAGEMENT BEST PRACTICES AND SUPPLIED BY NURSERIES THAT SUPPORT SUSTAINABLE PRACTICES IN PLANT PRODUCTION.
- ALL PROPOSED LANDSCAPE DESIGN (PLANTING PLAN WITHIN THE RIGHTS-OF-WAY) SHALL BE COMPLIANT WITH CITY OF OTTAWA STANDARDS FOR ACCESSIBLE DESIGN (CITY OF OTTAWA WITH ACCESSIBLE DESIGN STANDARDS) AND AS PER CAN/CSA-B001 UNIVERSAL ACCESSIBILITY STANDARD.
- PLANTS SHALL BE HANDLED WITH CARE SO AS NOT TO BREAK UP SOIL ROOT CLOSURE BRANCHES.
- ON SITE, ALL PLANTS SHOULD BE PROTECTED FROM SUN AND DRYING WINDS AND SHOULD BE WATERED FREQUENTLY UNTIL PLANTING.
- PITS AND PLANTING BEDS SHOULD BE LOCATED ACCORDING TO THE DRAWINGS AND SHALL BE OF SUFFICIENT SIZE ACCORDING TO THE TABLE PROVIDED.
- ALL SURFACES OF PLANTING BEDS (PERENNIALS AND SHRUBS) AND SAUCERS FOR TREE PLANTING PITS WILL BE COVERED WITH MULCH NATURAL CEDAR AS PER CITY OF OTTAWA STANDARDS, UNLESS NOTED OTHERWISE.
- THE PLANTS SHALL BE AMENDED INDIVIDUALLY, DIRECTLY IN THE PLANTING HOLE WITH COMPOST BONE MEAL AND MICROSPORIC BENEVOLENT FUNGUS ACCORDING TO MANUFACTURER'S RECOMMENDATIONS.
- PLANTS SHOULD BE WATERED LESS THAN AN HOUR AFTER PLANTING AND AGAIN IN THE SAME DAY.
- ALL DECIDUOUS TREES SHALL BE PROTECTED AGAINST RODENTS WITH AN EXPANDABLE POLYETHYLENE GUARD (MINIMUM 30MM) INSTALLED AT THE BASE OF THE TRUNK, UNLESS OTHERWISE NOTED OTHERWISE.
- WINTER PROTECTION: NECESSARY PROTECTION SHALL BE INSTALLED FOR ALL FRAGILE PLANTS TO PROTECT AGAINST WINTER WINDS OR LIQUID DAMAGE (SNOW) FOR EXAMPLE THE BASE OF THE BUILDING SUBJECT TO FALLING SNOW FROM ROOFS OR IN AREAS SUBJECT TO SNOW STORAGE AND REMOVAL. THE PROTECTION SHALL BE REVIEWED AND APPROVED AT THE END OF THE PLANTING WORKS BY THE LANDSCAPE ARCHITECT. PROTECTIONS MUST BE ADAPTED TO EACH PLANT OR GROUP OF PLANTS.
- CONIFEROUS TREES TO BE PROTECTED WITH 4 STAKES AT OR NEAR DISTANCE WRAPPED HORIZONTALLY WITH WRAPPING MATERIAL (NEW BURLAP), COMPLETELY WRAP EACH TREE IN THE FALL PRIOR TO FIRST MAJOR SNOWFALL.
- TURF FOR ALL LOTS AND COMMON AREAS SHALL BE NO. 1 NURSERY GRADE SOD CONFORMING TO THE CANADIAN NURSERY SOD GROWERS SPECIFICATION, INSTALLED ON MIN. 100MM TOPSOIL OVER SCARPED SUB-BASE.

MAINTENANCE NOTES:

- CONTRACTOR SHALL GUARANTEE ALL PLANT MATERIAL FOR A PERIOD OF ONE (1) FULL YEAR FROM THE DATE OF FINAL ACCEPTANCE, UNLESS LOCATED ON CITY PROPERTY WHERE A TWO (2) YEAR EXTENDED WARRANTY SHALL APPLY AS PER CITY OF OTTAWA STANDARDS.
- ALL PLANT MATERIAL SHALL BE MAINTAINED SO THAT THEY REMAIN IN THE SAME QUALITY AND REQUIREMENTS PRESENTED AT THE TIME OF PLANTING. PLANTS WHICH HAVE DIED DURING THE PERIOD OF WARRANTY SHALL BE REPLACED, CONSISTENT WITH THE ALLOWABLE PLANTING SEASON. DEAD PLANT MATERIAL SHALL BE REMOVED PLANT MATERIAL DEFICIT UNDER WARRANTY SHALL CONFORM TO ALL SPECIFICATIONS OF THE ORIGINAL CONTRACT INCLUDING THE WARRANTY FROM THE DATE OF REPLACEMENT PLANTING.
- MAINTENANCE IMMEDIATELY AFTER THE PLANTS ARE INSTALLED AND CONTINUED THROUGHOUT THE ENTIRE WARRANTY PERIOD SHALL BE PROVIDED. MAINTENANCE REQUIREMENTS SHALL INCLUDE ALL NECESSARY PROCEDURES WITH PROPER HORIZONTAL PRACTICES TO ENSURE NORMAL, VIGOROUS AND HEALTHY GROWTH OF ALL MATERIAL PLANTED INCLUDING SEED AND SOD. MAINTENANCE SHALL INCLUDE BUT NOT BE LIMITED TO THE FOLLOWING:
 - REGULAR CULTIVATION AND WEED CONTROL OF PLANTING BEDS AND TREE PITS (NO DISTURBANCE OR HERBICIDES IN ACCORDANCE WITH MUNICIPAL BY-LAWS AND PROVINCIAL LEGISLATION).
 - WATER A MINIMUM OF ONCE A WEEK FOR THE FIRST FOUR WEEKS, WHEN REQUIRED THEREAFTER AND IN SUFFICIENT QUANTITIES TO SATISFACTION THE ROOT SYSTEM AND TO ENSURE SUFFICIENT MOISTURE FOR VIGOROUS PLANT MATERIAL GROWTH. ENSURE ADEQUATE MOISTURE IN THE FOOTBALL AT TIME OF FIRST FROST.
 - PRUNING, INCLUDING THE REMOVAL AND DISPOSAL OF DEAD OR BROKEN BRANCHES.
 - THE MAINTENANCE OF ALL ACCESSORIES IN GOOD CONDITION AND PROPERLY ADJUSTED INCLUDING THE REPAIR OR REPLACEMENT OF ACCESSORIES AS REQUIRED AT NO ADDITIONAL EXPENSE TO THE OWNER.
- AT THE TIME OF FINAL WARRANTY ACCEPTANCE, ALL MATERIAL MUST BE IN A HEALTHY AND VIGOROUS CONDITION. BEDS AND TREE PITS MUST BE FRESHLY CULTIVATED AND FREE OF WEEDS, RUBBISH AND DEBRIS. ALL STAKES, WIRES, HOSE AND OTHER ACCESSORIES MUST BE REMOVED UPON FINAL ACCEPTANCE, EXCEPT FOR PLANT MATERIAL UNDER WARRANTY.

no.	date	revision
01	2023/08/12	ISSUED FOR SITE PLAN APPLICATION
02	2023/06/11	PRELIMINARY FOR CLIENT REVIEW

GENERAL NOTES:

- ALL GENERAL SITE INFORMATION AND CONDITIONS COMPILED FROM EXISTING PLANS, SURVEYS, AERIAL PHOTOS, AND CONSULTANT'S FIELD NOTES.
- THIS DRAWING SHALL BE READ IN CONJUNCTION WITH ALL RELEVANT ENGINEERING AND RELATED DRAWINGS AND DOCUMENTS.
- REFER TO ENGINEERING DRAWINGS FOR GRADING AND SERVING LAYOUTS.
- THE LOCATION OF THE TREES SHOWN ON THIS PLAN IS APPROXIMATE AND SHALL NOT BE SCALED FROM THIS DRAWING. THIS PLAN MUST BE READ IN CONJUNCTION WITH THE APPROVED COMPOSITE UTILITY PLAN AND THE RESTRICTIONS LISTED BELOW IN ORDER TO SITE EACH INDIVIDUAL TREE.
- DO NOT SCALE THIS DRAWING.
- REPORT ANY DISCREPANCIES PRIOR TO COMMENCING WORK. NO RESPONSIBILITY IS BORNE BY THE CONSULTANT FOR UNKNOWN SUBSURFACE CONDITIONS.
- THE CONSULTANT SHALL ENSURE THAT ALL UTILITY LOCATES ARE OBTAINED PRIOR TO ANY EXCAVATION FOR LANDSCAPING.
- INDIVIDUAL UTILITY CO. MUST BE CONTACTED FOR CONFIRMATION OF UTILITY EXISTENCE AND LOCATION PRIOR TO DIGGING.
- CONTRACTOR TO CHECK AND VERIFY ALL DIMENSIONS ON SITE AND REPORT ANY ERRORS AND/OR OMISSIONS TO THE CONSULTANT.
- REINSTATE ALL AREAS AND ITEMS DAMAGED AS A RESULT OF CONSTRUCTION ACTIVITIES TO THE SATISFACTION OF THE CONSULTANT, INCLUDING AREAS BEYOND THE PROPERTY LINE.
- DRAWING MAY NOT BE USED FOR CONSTRUCTION UNTIL SIGNED BY LANDSCAPE ARCHITECT AS ISSUED FOR CONSTRUCTION.
- THE ACCURACY OF THE POSITION OF UTILITY IS NOT GUARANTEED.
- THIS DRAWING IS AN INSTRUMENT OF SERVICE AND REQUIRES THE PERMISSION OF THE LANDSCAPE ARCHITECT FOR USE. COPYRIGHT IS RESERVED BY LASHLEY + ASSOCIATES CORPORATION.

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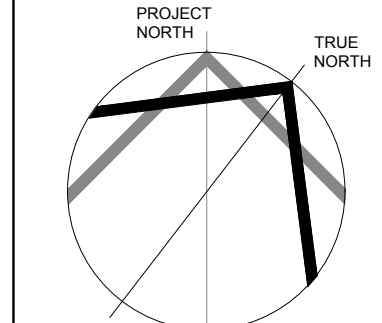
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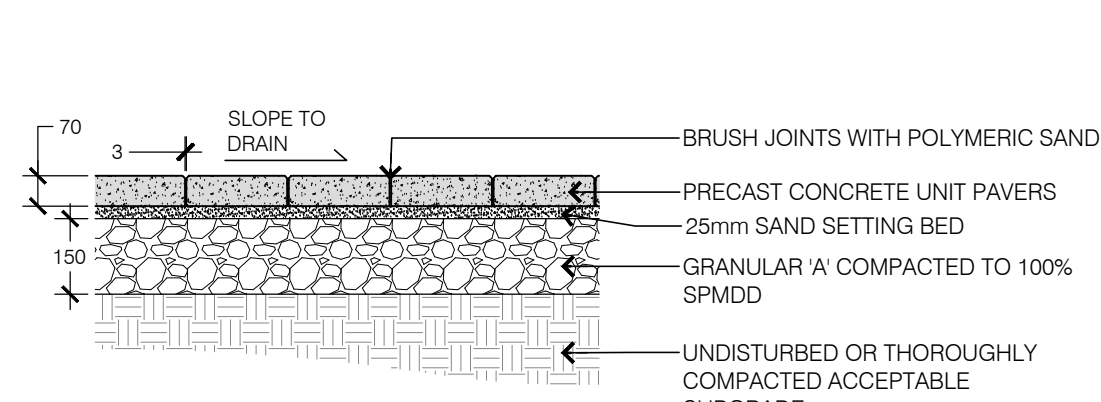
OTTAWA - MONTRÉAL
W. Lashley@Lashley.com

PROJECT LOCATION:
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MANOTICK
OTTAWA, ONTARIO

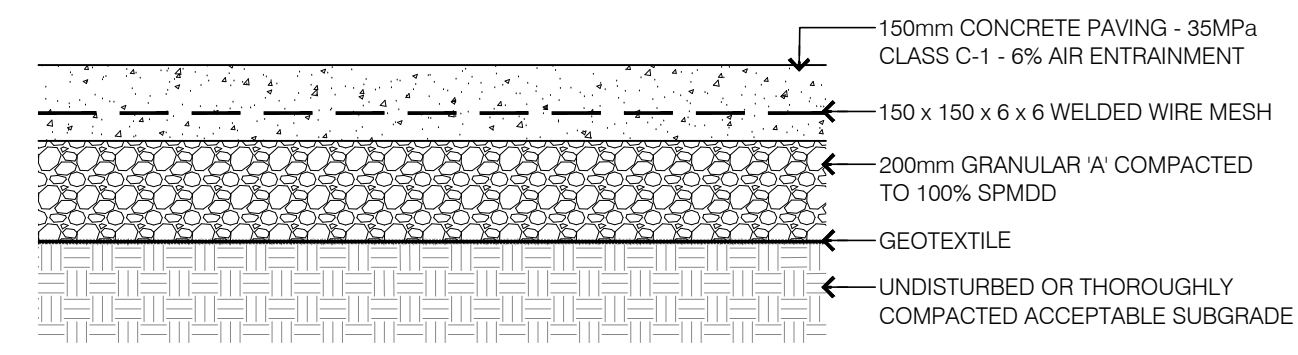
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PROJECT: 19741-1	DRAWING NO.:	L1
REVISION NO.:		

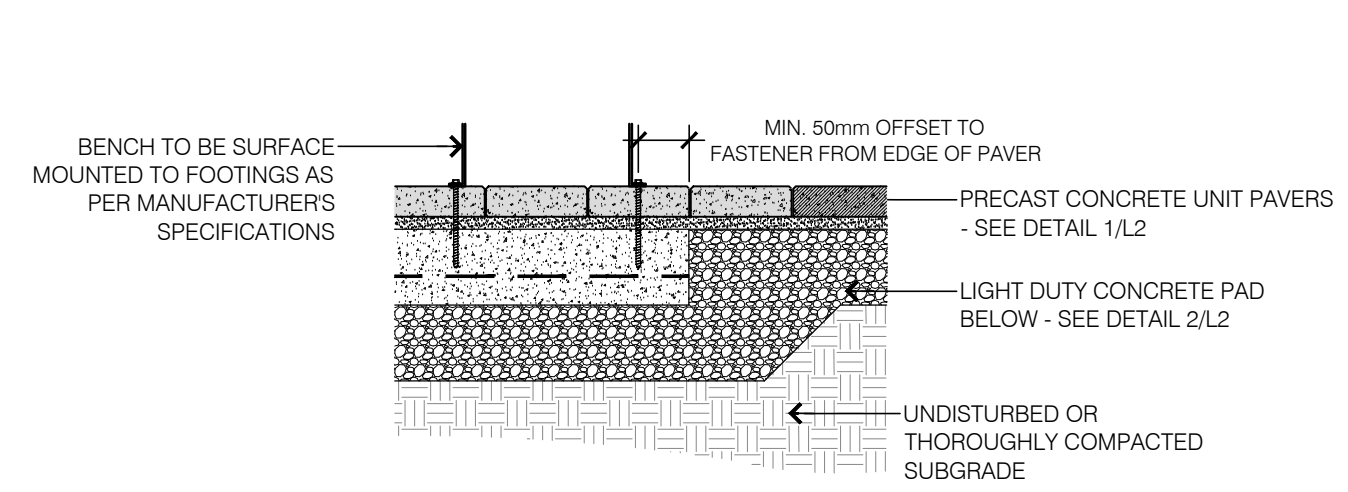




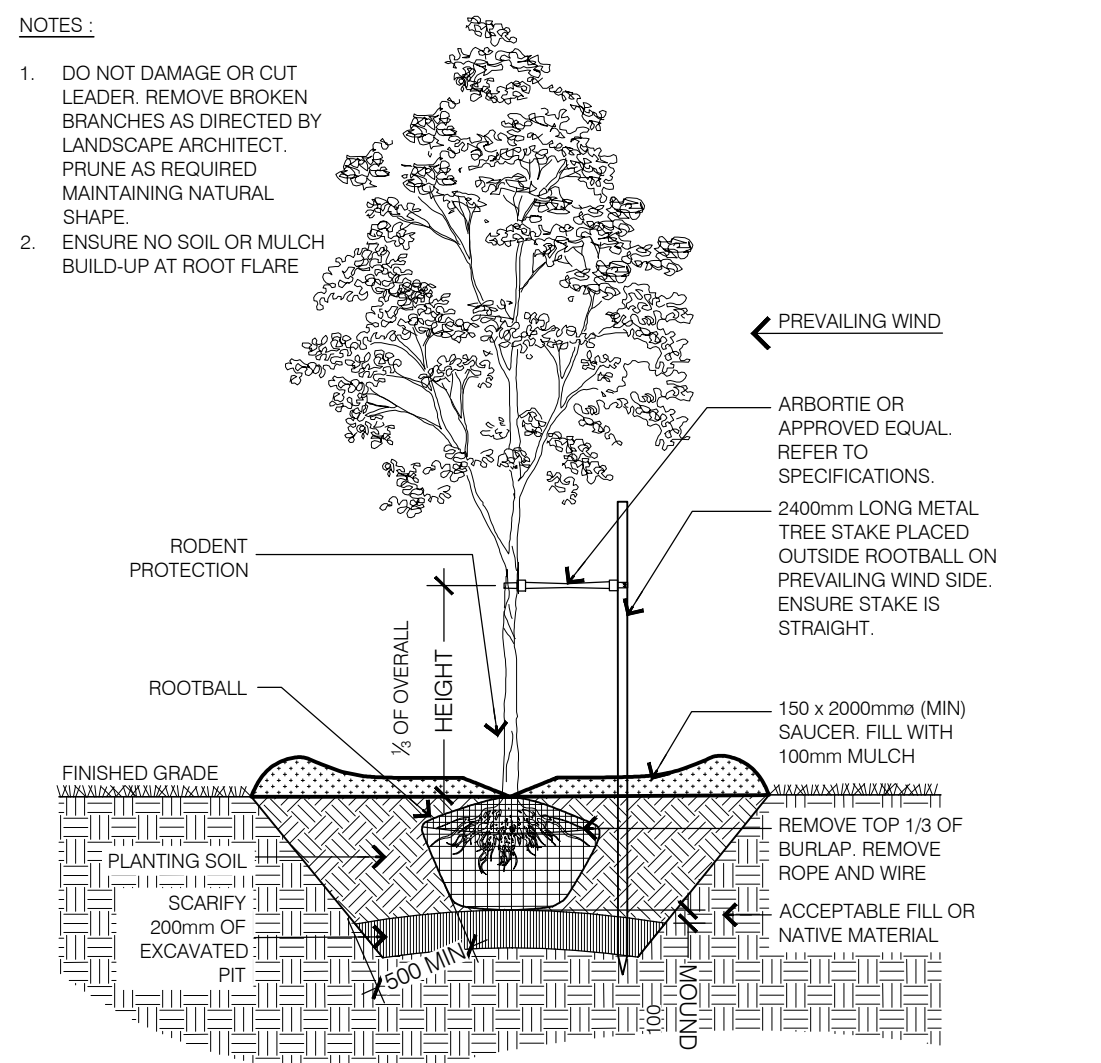
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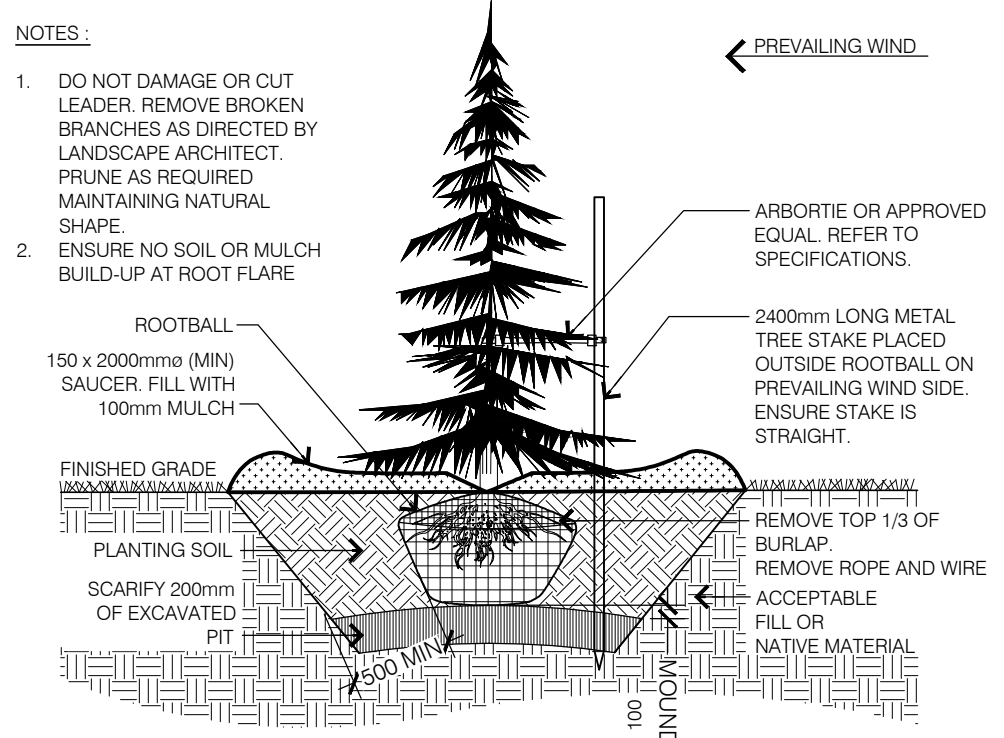
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LIGHT DUTY CONCRETE PAVING
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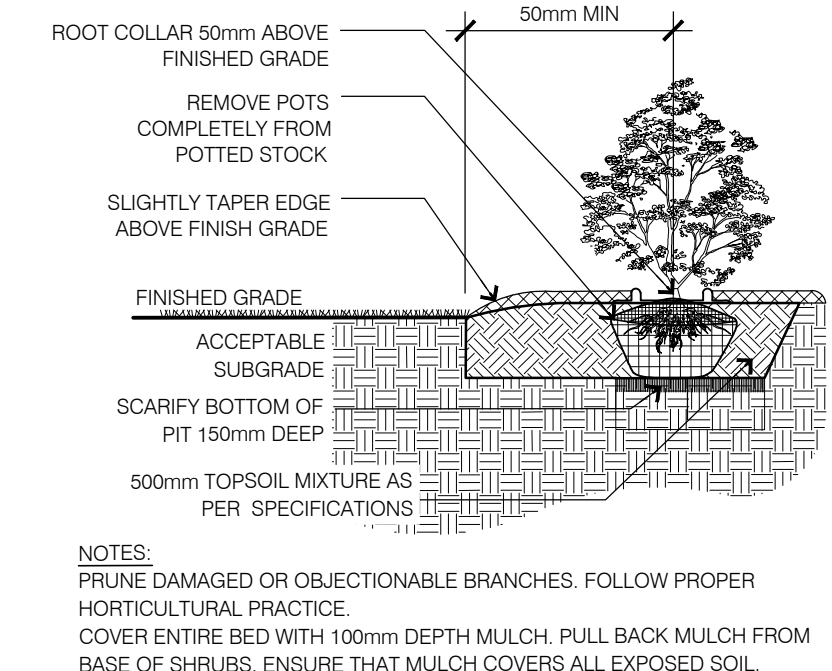
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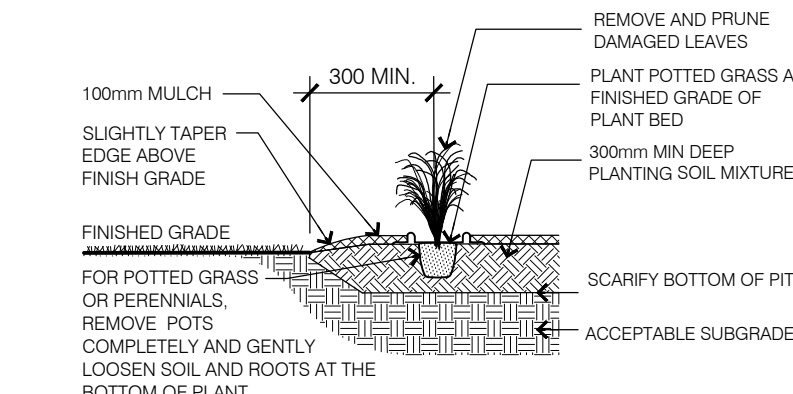
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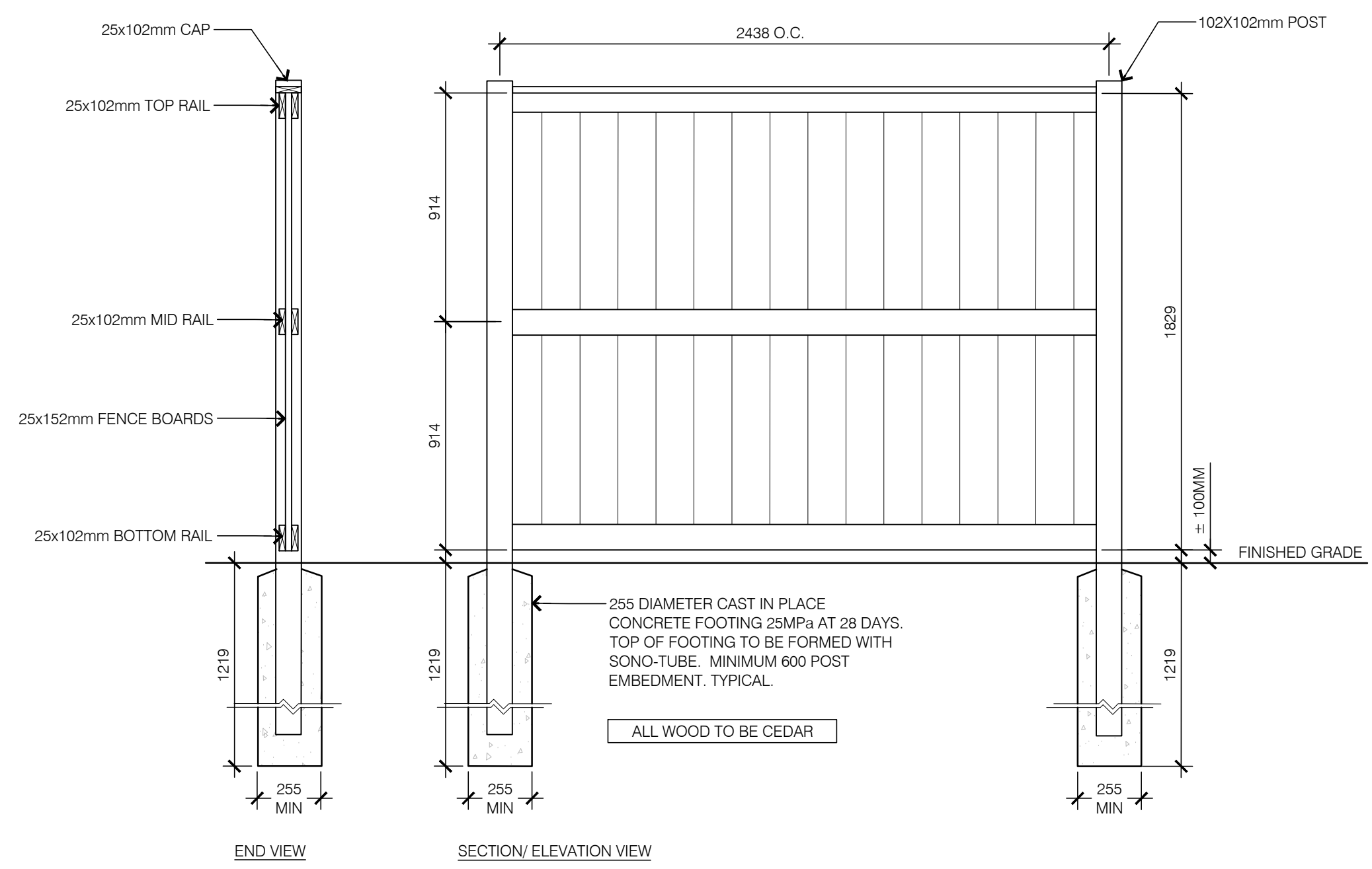
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L2
CONIFEROUS TREE PLANTING
NTS



6
L2
SHRUB PLANTING
NTS



7
L2
PERENNIAL / ORNAMENTAL GRASS PLANTING
NTS



8
L2
WOOD PRIVACY FENCE
1:20

no.	date	revision
01	12/13/09/12	ISSUED FOR SITE PLAN APPLICATION
01	12/13/06/11	PRELIMINARY FOR CLIENT REVIEW

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DRAWING TITLE:
DETAILS

DRAWN BY: MK
DATE: JUNE 11, 2019
SCALE:

PROJECT: 19741-1
DRAWING NO.:

PROJECT NORTH TRUE NORTH

L2

REVISION NO.: