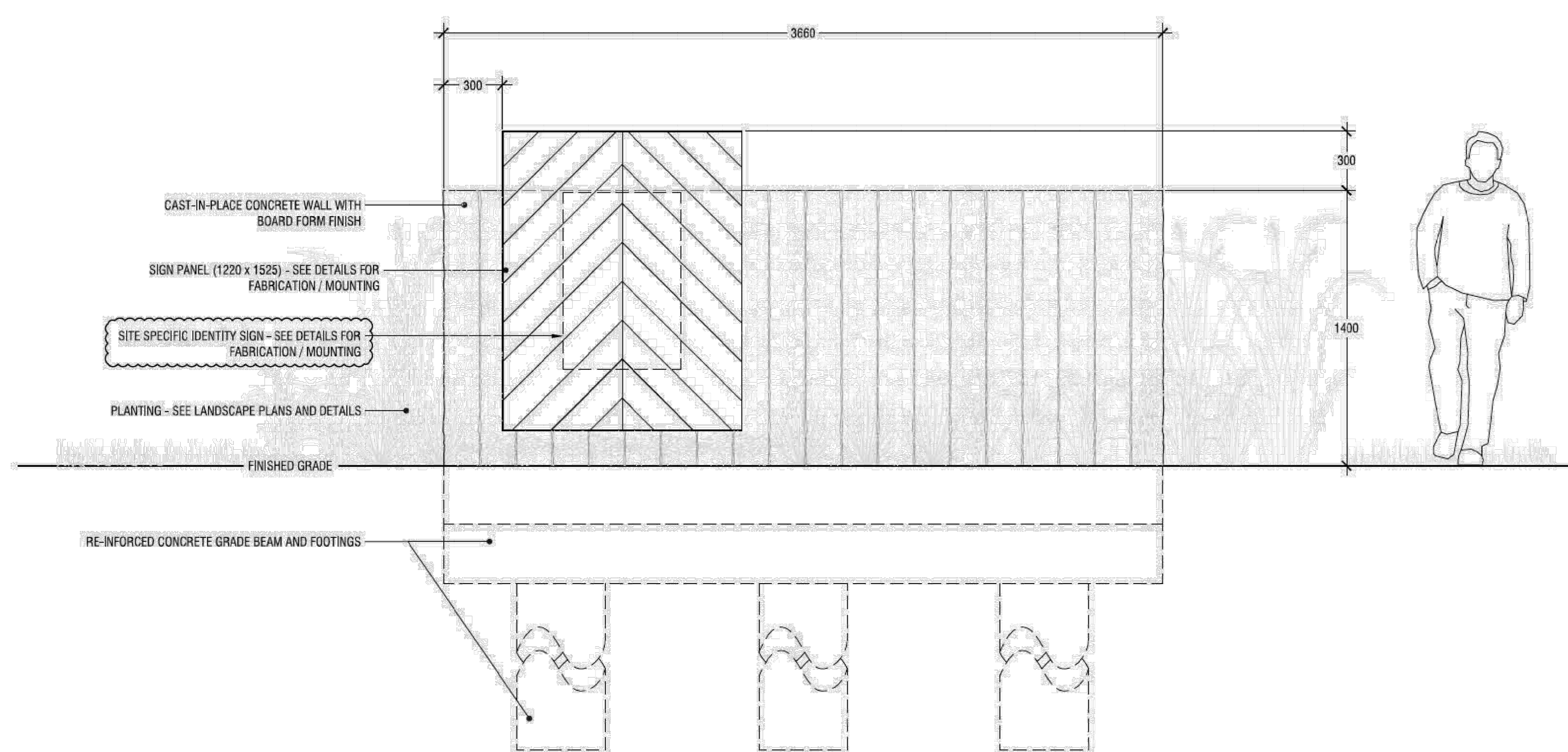
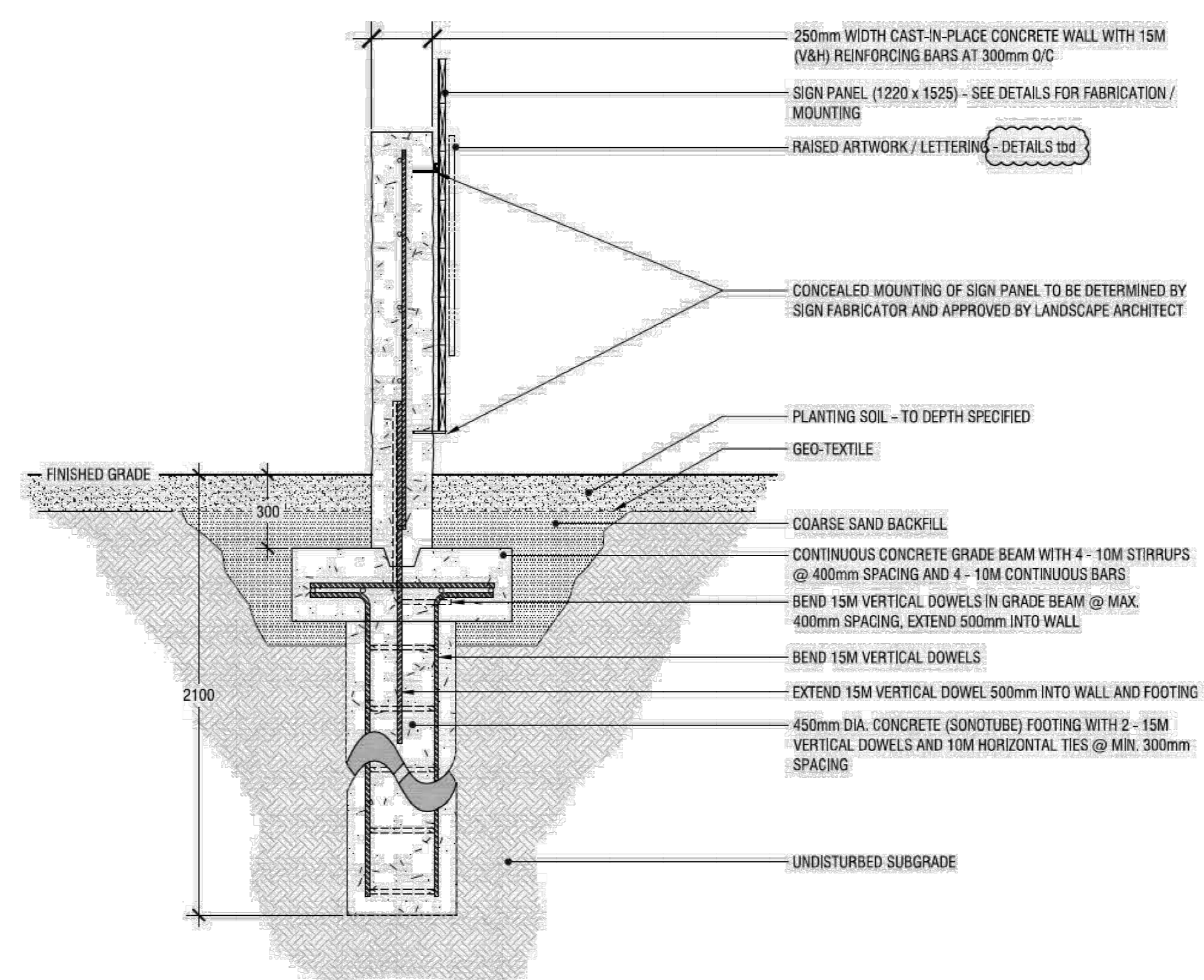


1 DECORATIVE FENCE

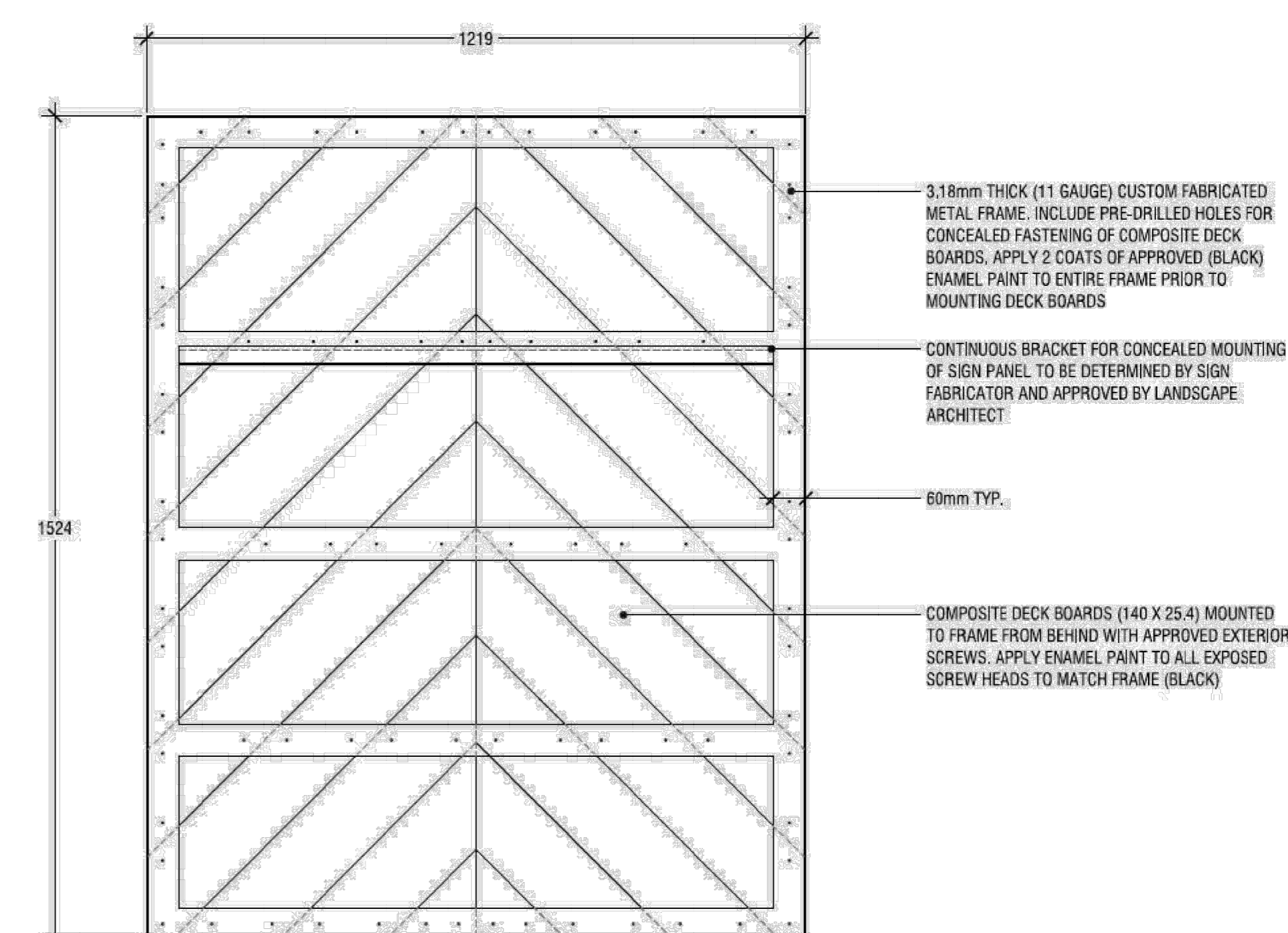
N.T.S.



ELEVATION



SECTION



SIDE PANEL- REAR ELEVATION

2 ENTRANCE GATE FEATURE

N.T.S.

- GENERAL SITE INFORMATION AND CONDITIONS COMPILED FROM EXISTING PLANS, SURVEYS, AERIAL PHOTOS, AND CONSULTANTS FIELD NOTES.
- CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM ALL RELEVANT ENGINEERING AND RELATED DRAGAGES AND AGENCIES.
- REFER TO ENGINEERING DRAWINGS FOR GRADING AND SERVING LAYOUTS.
- THE LOCATION OF THE TREE REMOVAL ON THE PLAN IS APPROXIMATE AND SHALL NOT BE SCALED FROM THIS DRAWING. THIS PLAN MUST BE READ IN CONJUNCTION WITH THE APPROVED DEVELOPMENT PLAN AND THE RESTRICTIONS LISTED BELOW IN ORDER TO IDENTIFY REMOVAL TREE.
- DO NOT SCALE THIS DRAWING.
- REPORT ANY DISCREPANCIES PRIOR TO COMMENCING WORK. NO RESPONSIBILITY IS ASSUMED BY THE CONSULTANT FOR UNUSUAL SUBSURFACE CONDITIONS.
- THE CONSULTANT SHALL ENSURE THAT ALL UTILITY LOCATES ARE OBTAINED PRIOR TO ANY EXCAVATION OR 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 DISCREPANCIES TO THE CONSULTANT.
- REPORT ALL AREAS AND ITEMS DAMAGED AS A RESULT OF CONSTRUCTION ACTIVITIES TO THE SATISFACTION OF THE CONSULTANT, INCLUDING AREAS BEYOND THE PROPERTY LINE.
- CONTRACTOR MUST OBTAIN ALL NECESSARY PERMITS FROM THE LANDSCAPE ARCHITECT AS ISSUED FOR CONSTRUCTION.
- THE ACCURACY OF THE POSITION OF UTILITIES IS NOT GUARANTEED.
- UNWARRANTED.
- THIS DRAWING IS THE PROPERTY OF LASHLEY + ASSOCIATES. COPYRIGHT IS RESERVED BY LASHLEY + ASSOCIATES CORPORATION.

- OFFSET AND CLEARANCE NOTES:
- CONTRACTOR TO LAYOUT PLANTING BEDS WITH HASTINGS 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.
  - TREE PLANTING SHALL BE HAND EXCAVATED FOR THOSE LOCATIONS WITH LESS THAN 1M CLEARANCE TO ANY UNDERGROUND UTILITIES.
  - TREES SHALL BE PLACED TO PROVIDE A MINIMUM SPANION DISTANCE OF 3 M FROM THE ACCESS ROAD AND 1.5 M FROM BEDS AND BOCK OF WOODS TRANSFORMER. 1.5 M FROM HOUSE. 1.5 M FROM WALKER COMPANIES. 1.5 M FROM SIDEWALK. 1.5 M FROM BACK OF CURB FOR DECIDUOUS TREES AND 4.3 M FROM BACK OF CURB FOR CONIFERUS TREES.
  - TREES ARE TO BE LOCATED A MINIMUM DISTANCE OF 1.5 M FROM WATER AND SEWER SERVICES AND A MINIMUM DISTANCE OF 1.5 M FROM GAS SERVICE.
  - LANDSCAPE ARCHITECT SHALL BE LOCATED A MINIMUM DISTANCE OF 3 M FROM A STREETLIGHT. CLEARANCES FROM UTILITY POLES SHALL BE AS PER THE DIRECTOR OF THE APPLICABLE UTILITY.
  - TREES ARE TO BE LOCATED A MINIMUM DISTANCE OF 1.5 M FROM COMMUNITY MANHOLES AND RUSTERS.
  - 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 VERIFY CONSTRUCTION MARKS SHOWN WITH THE GRADING SURVEYOR OF SUFFICIENT RESOURCES AS REQUIRED PRIOR TO CONSTRUCTION.
  - IRREVERSIBLE RESOURCES SHALL BE SUBJECT TO LAST SPECIAL DISTURBANCE CAUSED BY HEAVY EQUIPMENT USAGE IN VICINITY OF PROPOSED LANDSCAPE.
  - PLANT MATERIAL SHALL BE 10% OFFICE AND SHALL COMPLY WITH THE METRIC (SI) SPECIFICATIONS FOR NURSERY STOCK (LATEST EDITION, PUBLISHED BY THE CANADIAN NURSERY TRADE ASSOCIATION).
  - PLANT SUBSTITUTIONS SHALL NOT BE PERMITTED UNLESS APPROVED BY THE LANDSCAPE ARCHITECT AND THE CITY OF OTTAWA.
  - NATIVE AND NON-NATIVE WILD GROWN PLANT STOCK IS SPECIFIED HEREIN AS REFERRED WITH THE PRINCIPLES OF CONSERVATION MANAGEMENT, BEST PRACTICES AND SUPPLIES TO BE PROVIDED BY THE CONTRACTOR. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ACCESSIBLE DESIGN STANDARDS AND ALL FOR CONFORMING WITH ACCESSIBILITY STANDARDS.
  - PLANTS SHALL BE PREPARED WITH CARE SO AS NOT TO BREAK UP SOIL ROOT CLOUD OR DAMAGE.
  - ON SITE, ALL PLANTS SHOULD BE PROTECTED FROM SUN AND DRIVING WINDS AND SHOULD BE WATERED REGULARLY AND AS NECESSARY.
  - HITS AND PLANTING BEDS SHOULD BE LOCATED ACCORDING TO THE DRAWINGS AND SHALL BE APPROVED BY THE ARCHITECT PRIOR TO CONSTRUCTION.
  - ALL SURFACES OF PLANTING BEDS, POTENTIALS AND SHOULDS AND LAUNDRY FOR TREE PLANTING, UNLESS NOTED OTHERWISE.
  - THE PLANTS SHALL BE MARKED INDIVIDUALLY, DIRECTLY IN THE PLANTING HOLE WITH COMPOST, BONE MEAL, AND MICROSPORIC FUNGUS, ACCORDING TO MANUFACTURER RECOMMENDATIONS.
  - PLANTS SHOULD BE WATERED LESS THAN AN HOUR AFTER PLANTING AND AGAIN IN THE SAME DAY.
  - ALL DECIDUOUS TREES SHALL BE PROTECTED AGAINST ICE WITH AN EXPANDED POLYETHYLENE SHEETING MINIMUM 600MM FROM THE BASE OF THE TRUNK. CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF ALL TREES FOR ALL WEATHERS.
  - WHERE INSPECTION NECESSARY INSPECTION SHALL BE INSTALLED FOR ALL WEATHERS PLANTS TO PROTECT AGAINST WINDS OR LAID CHANGE BY WIND. FOR CHANGE BY WIND, THE PROTECTION SHALL BE INSTALLED FROM THE PROTECTION OF THE PLANTS SUBJECT TO THE PROTECTION OF THE LANDSCAPE ARCHITECT AS ISSUED FOR CONSTRUCTION.
  - CONIFERUS TREES TO BE PROTECTED WITH A SHAWL AT GRADLINE DISTANCE WITHIN THE FALL PRIOR TO THE MAJOR SNOWFALL.
  - PLANT FOR ALL LOTS AND COMMON AREAS SHALL BE NO. 1 NURSERY GRADE, SOCS CONFORMING TO THE CANADIAN NURSERY STOCK GRADING SPECIFICATION, INSTALLED WITHIN 10MM TOLERANCE OVER SPECIFIED SIZE RANGE.

KEY MAP:

CLIENT:

**RICHCRAFT**  
Group Of Companies

NO.	DATE	DESCRIPTION
1	15/10/2021	SPA REVISION SUBMISSION

SEAL: NORTH

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DRAWING TITLE:  
LANDSCAPE DETAILS

DATE: 15/10/2021 DRAWING NO.:  
SCALE: AS SHOWN  
DRAWN BY: K.I.  
LA PROJECT NO. 21793-1

**L1-3**