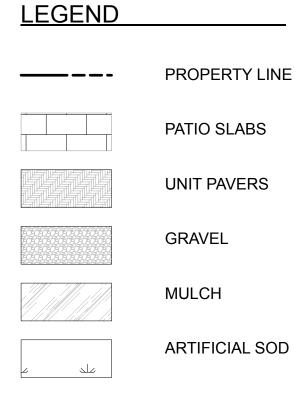




0 1 2 3 4 5 m



ID Quantity Latin Name Scheduled Size Notes Common Name 5 Amelanchier canadensis 'Princess Diana' | Princess Diana Serviceberry

ANDREW MCCREIGHT MANAGER, DEVELOPMENT REVIEW CENTRAL PLANNING, DEVELOPMENT & BUILDING SERVICES DEVELOPMENT DEPARTMENT, CITY OF OTTAWA

> **APPROVED** By Andrew McCreight at 10:27 am, Oct 02, 2025



KEY PLAN, NTS

GENERAL NOTES

- 1. ALL GENERAL SITE INFORMATION AND CONDITIONS COMPILED FROM ARCHITECT'S AND ENGINEER'S PLANS AND SURVEYS.
- 2. DO NOT SCALE THIS DRAWING. B. REPORT ANY DISCREPANCIES PRIOR TO COMMENCING WORK. NO RESPONSIBILITY IS BORN BY THE LANDSCAPE ARCHITECT FOR UNKNOWN SUBSURFACE CONDITIONS.
- 4. REINSTATE ALL AREAS AND ITEMS DAMAGED AS A RESULT OF CONSTRUCTION ACTIVITIES TO THE SATISFACTION OF THE LANDSCAPE ARCHITECT.
- 5. DRAWING MAY NOT BE USED FOR CONSTRUCTION UNTIL SIGNED BY LANDSCAPE ARCHITECT AS ISSUED FOR CONSTRUCTION.
- 6. THE ACCURACY OF THE POSITION OF UTILITIES IS NOT GUARANTEED.
- 7. INDIVIDUAL UTILITY CO. MUST BE CONTACTED FOR CONFIRMATION OF UTILITY EXISTENCE AND LOCATION PRIOR TO DIGGING.
- 8. THIS DRAWING IS AN INSTRUMENT OF SERVICE AND REQUIRES THE PERMISSION OF THE LANDSCAPE ARCHITECT FOR USE. COPYRIGHT IS RESERVED BY THE LANDSCAPE ARCHITECT, DAVID M. LASHLEY.

4 | 2025-04-11 | REISSUED FOR SPC

3 | 2024-09-13 | REISSUED FOR SPC

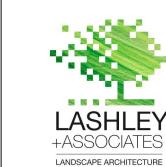
2 | 2024-05-17 | REISSUED FOR SPC

1 | 2023-05-15 | ISSUED FOR SPC NO. DATE

DESCRIPTION



SCARABELLI REALTIES INC. 44 CHAMBERLAIN AVENUE OTTAWA, ON, K1S 1V9



202, 950 GLADSTONE AVENUE OTTAWA, ON K1Y 3E6 **T** 613 233 8579 x102 **F** 613 233 4051 W LashleyLA.com
E Mail@LashleyLA.com

PROJECT:

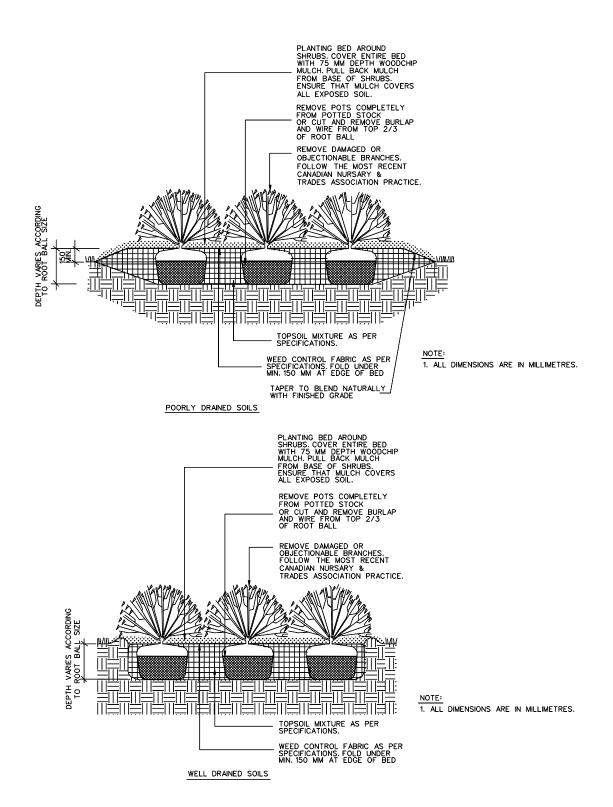
30 - 48 CHAMBERLAIN AVENUE

30 - 48 CHAMBERLAIN AVENUE, OTTAWA, ONTARIO, K1S IV9

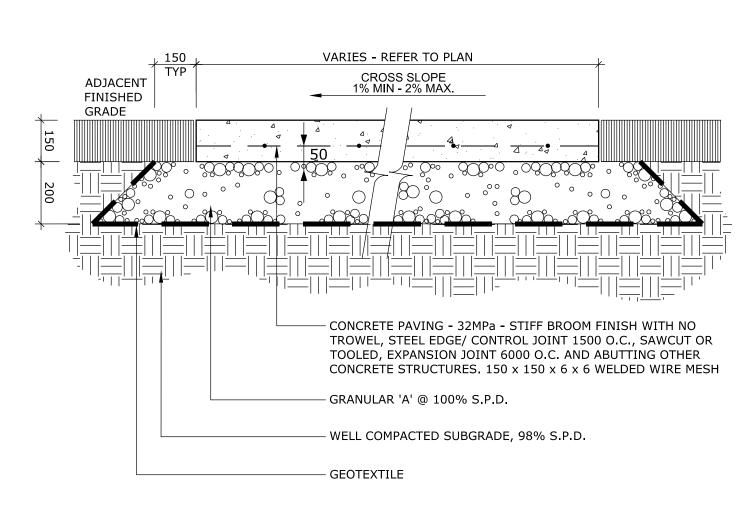
DRAWING TITLE:

LANDSCAPE PLAN - PODIUM

2024-05-10 **DRAWING NO.: LA PROJECT NO.:** 23855-1 REV NO.:

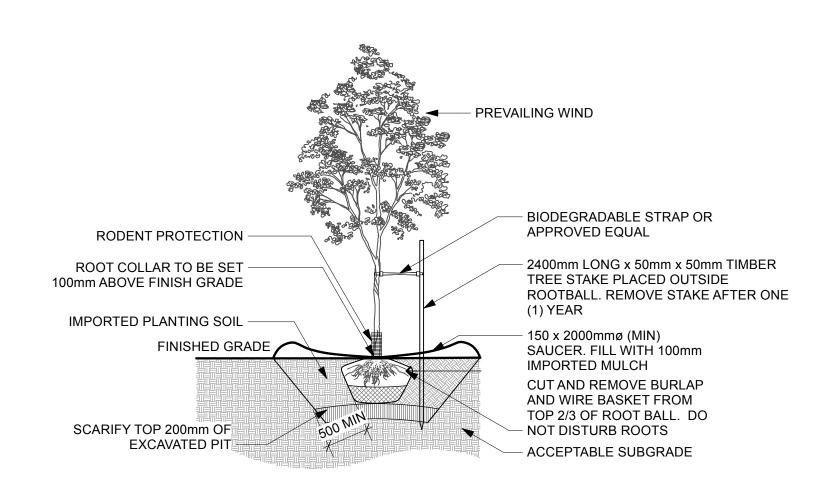






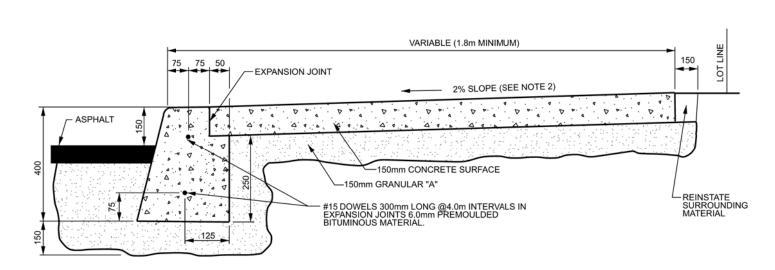
- 1. ALL MEASUREMENTS ARE IN MILLIMETRES UNLESS OTHERWISE NOTED 2. CONCRETE SHALL BE 32MPa CLASS C-2 MEETING THE REQUIREMENTS OF S.P. F-3510 AND PLACED IN
- ACCORDANCE WITH S.P. F-9040 3. GRANULAR 'A' SHALL MEET THE REQUIREMENTS OF OPSS 1010
- 4. APPROVED NON-WOVEN CLASS 1 GEOTEXTILE AS PER MS-22.15 WHEN WARRANTED BY SOIL CONDITION, SUBJECT TO APPROVAL BY THE CONTRACT ADMINISTRATOR

LIGHT DUTY WALKWAY CONCRETE PAVING L1-01 Scale: N.T.S



DO NOT DAMAGE OR CUT LEADER. REMOVE BROKEN BRANCHES AS DIRECTED BY LANDSCAPE ARCHITECT. PRUNE AS REQUIRED MAINTAINING NATURAL SHAPE.





TYPICAL SIDEWALK SECTION

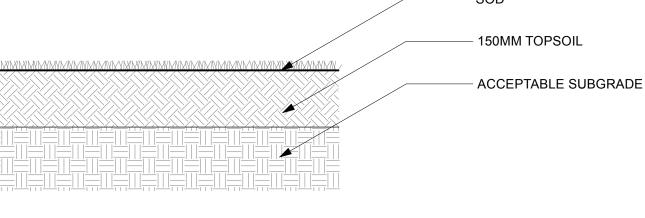
DEPRESSED CURB HEIGHT (SEE NOTE 5) VARIABLE (1.8m MINIMUM)

SECTION AT PRIVATE ENTRANCE AND PEDESTRIAN RAMPS

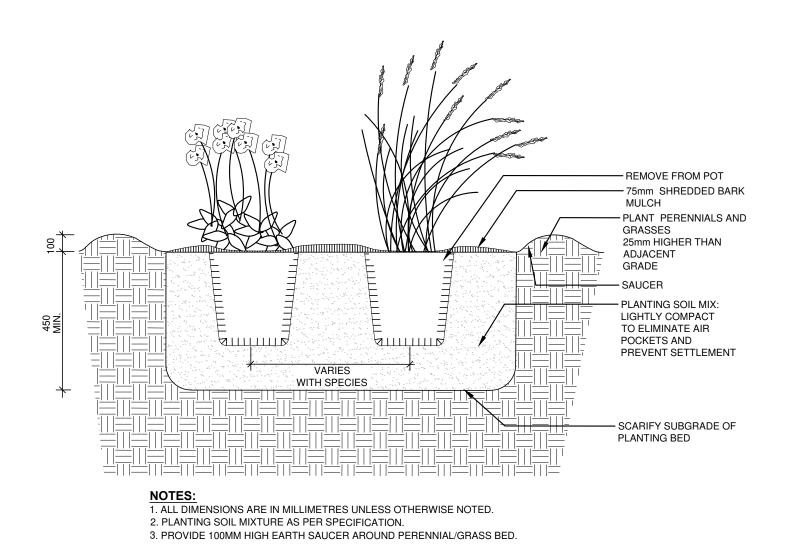
N.T.S.

- 1. ALL DIMENSIONS ARE IN MILLIMETRES UNLESS SHOWN OTHERWISE
- 2. THE MAXIMUM SLOPE IS NOT TO EXCEED 2%. 3. FOR CURB RAMPS, SLOPE OF 2% TO 5%, MAXIMUM 8%..
- 4. EXPANSION AND DUMMY JOINTS AS PER SC5.
- $5.\ \mathsf{DEPRESSED}\ \mathsf{CURB}\ \mathsf{HEIGHT}\ \mathsf{-}\ \mathsf{FOR}\ \mathsf{PEDESTRIAN}\ \mathsf{CURB}\ \mathsf{RAMPS}\ \mathsf{0}\ \mathsf{TO}\ \mathsf{6}\ \mathsf{mm}\ \mathsf{AND}\ \mathsf{FOR}\ \mathsf{PRIVATE}\ \mathsf{ENTRANCES}\ \mathsf{0}\ \mathsf{TO}\ \mathsf{13}\mathsf{mm}.$

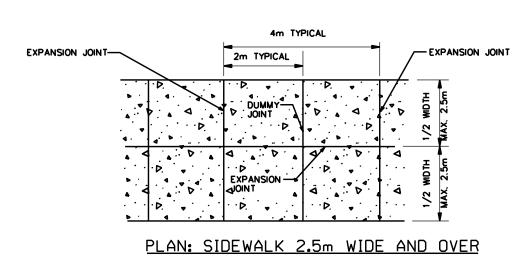
CONCRETE BARRIER CURB WITH SIDEWALK L1-01/ Scale: N.T.S

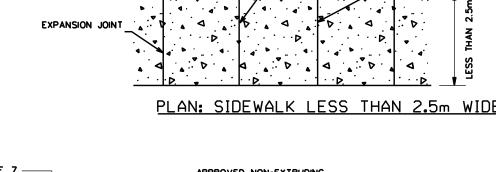


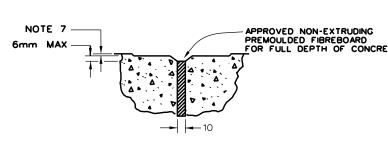
SOD PLANTING L1-01 Scale: 1:10



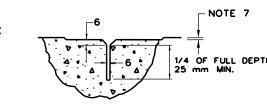
PERENNIAL AND ORNAMENTAL GRASS PLANTING L1-01 Scale: N.T.S







EXPANSION JOINT PROFILE



DUMMY JOINT PROFILE

1. EXPANSION JOINTS IN SIDEWALK SHALL BE IN LINE WITH EXPANSION JOINTS IN CURB.

- 2. TRANSVERSE EXPANSION JOINTS ARE REQUIRED AT THE ENDS, THE MIDPOINT, AT INTERVALS OF 4m MAXIMUM, AND ALSO TO ISOLATE OBSTRUCTIONS FROM SIDEWALK, HYDRANTS, POLES, BUILDINGS, ETC.
- 3. EDGES AND JOINTS ARE TO BE FINISHED WITH A 75mm EDGING TOOL.
- 4. ALL CONCRETE SIDEWALKS ARE TO HAVE A BROOM FINISH UNLESS OTHERWISE SPECIFIED.
- 5. ALL DIMENSIONS ARE IN MILLIMETRES UNLESS SHOWN OTHERWISE. 6. INSTALL DUMMY TRANSVERSE JOINTS AS REQUIRED SO THERE IS A MAXIMUM SPACING OF 2m BETWEEN ALL JOINTS. 7. SMOOTH ALL TOOLED EDGES TO A MAXIMUM DEPTH OF 1 mm.

SIDEWALK CONSTRUCTION JOINTS L1-01 Scale: N.T.S



KEY PLAN, NTS

GENERAL NOTES

1. ALL GENERAL SITE INFORMATION AND CONDITIONS COMPILED FROM ARCHITECT'S AND ENGINEER'S PLANS AND SURVEYS.

2. DO NOT SCALE THIS DRAWING.

3. REPORT ANY DISCREPANCIES PRIOR TO COMMENCING WORK. NO RESPONSIBILITY IS BORN BY THE LANDSCAPE ARCHITECT FOR UNKNOWN SUBSURFACE CONDITIONS. I. REINSTATE ALL AREAS AND ITEMS DAMAGED

AS A RESULT OF CONSTRUCTION ACTIVITIES

- TO THE SATISFACTION OF THE LANDSCAPE ARCHITECT. 5. DRAWING MAY NOT BE USED FOR CONSTRUCTION UNTIL SIGNED BY
- LANDSCAPE ARCHITECT AS ISSUED FOR CONSTRUCTION. 6. THE ACCURACY OF THE POSITION OF
- UTILITIES IS NOT GUARANTEED. '. INDIVIDUAL UTILITY CO. MUST BE
- CONTACTED FOR CONFIRMATION OF UTILITY EXISTENCE AND LOCATION PRIOR TO DIGGING.
- 3. THIS DRAWING IS AN INSTRUMENT OF SERVICE AND REQUIRES THE PERMISSION OF THE LANDSCAPE ARCHITECT FOR USE. COPYRIGHT IS RESERVED BY THE LANDSCAPE ARCHITECT, DAVID M. LASHLEY.



2 | 2024-05-17 | REISSUED FOR SPC 2023-05-15 ISSUED FOR SPC

DESCRIPTION

ANDREW MCCREIGHT

MANAGER, DEVELOPMENT REVIEW CENTRAL

PLANNING, DEVELOPMENT & BUILDING SERVICES DEVELOPMENT DEPARTMENT, CITY OF OTTAWA

By Andrew McCreight at 10:27 am, Oct 02, 2025

APPROVED

SCARABELLI REALTIES INC. 44 CHAMBERLAIN AVENUE OTTAWA, ON, K1S 1V9



202, 950 GLADSTONE AVENUE OTTAWA, ON K1Y 3E6 **T** 613 233 8579 x102 **F** 613 233 4051

LANDSCAPE ARCHITECTURE

PROJECT:

30 - 48 CHAMBERLAIN AVENUE 30 - 48 CHAMBERLAIN AVENUE,

OTTAWA, ONTARIO, K1S IV9

DRAWING TITLE:

LANDSCAPE DETAILS

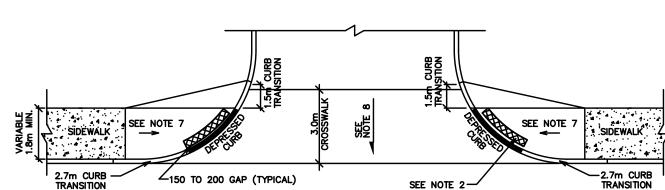
2024-05-10 **DRAWING NO.:**

LA PROJECT NO.: 23855-1 REV NO.:

DWG 19000

BACK OF WALK SIDEWALK FACE OF CURB - SEE NOTE 3 DEPRESSED CURB HEIGHT (SEE NOTE 6) 3.0m CROSSWALK SEE NOTE 8 2.7m CURB TRANSITION SEE NOTE 3 1. DOUBLE RAMP WIDTH SHOULD MATCH SIDEWALK WIDTH, BE A MINIMUM OF 3.3m WIDE AND PERMIT WHEELCHAIRS TO ENTER CROSSING AT RIGHT ANGLES. SECTION THROUGH RAMP TOTAL (SEE NOTE 5) 2. APPROVED 610 X WIDTH OF CURB RAMP SLOPE FOR 1.80m WALKS: 2-5% (1500 MIN) TACTILE WALKING SURFACE INDICATOR, RADIUS TO MATCH CURB 4. ALL DIMENSIONS ARE IN MILLIMETRES UNLESS SHOWN OTHERWISE. 5. FOR TRANSITION AREA, MAXIMUM SLOPE OF 2% 6. DEPRESSED CURB HEIGHT - FOR PEDESTRIAN CURB RAMPS 0 TO 6 mm AND FOR PRIVATE ENTRANCES 0 TO 25mm. REINFORCING MESH 7. FOR CURB RAMPS SLOPE OF 2% TO 5%, 150x150mm MW9.1xMW9.1 MAXIMUM 8% 8. SUBJECT TO AVOIDANCE OF MEDIANS, CROSSWALK LINES TO CENTRED ON THE CURB RAMP. 9. FOR RETROFIT APPLICATIONS ONLY

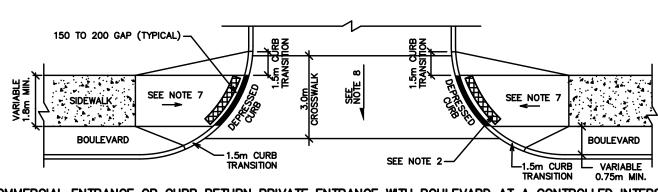
MID BLOCK CROSSING AND PARALLEL CURB RAMPS



PEDESTRIAN CURB RAMP WITHOUT BOULEVARD

10. FOR MONOLITHIC SIDEWALK, TWSI SHALL BE 300 TO 350mm BACK FROM CURB FACE.

COMMERCIAL ENTRANCE OR CURB RETURN PRIVATE ENTRANCE AT A CONTROLLED INTERSECTION



COMMERCIAL ENTRANCE OR CURB RETURN PRIVATE ENTRANCE WITH BOULEVARD AT A CONTROLLED INTERSECTION

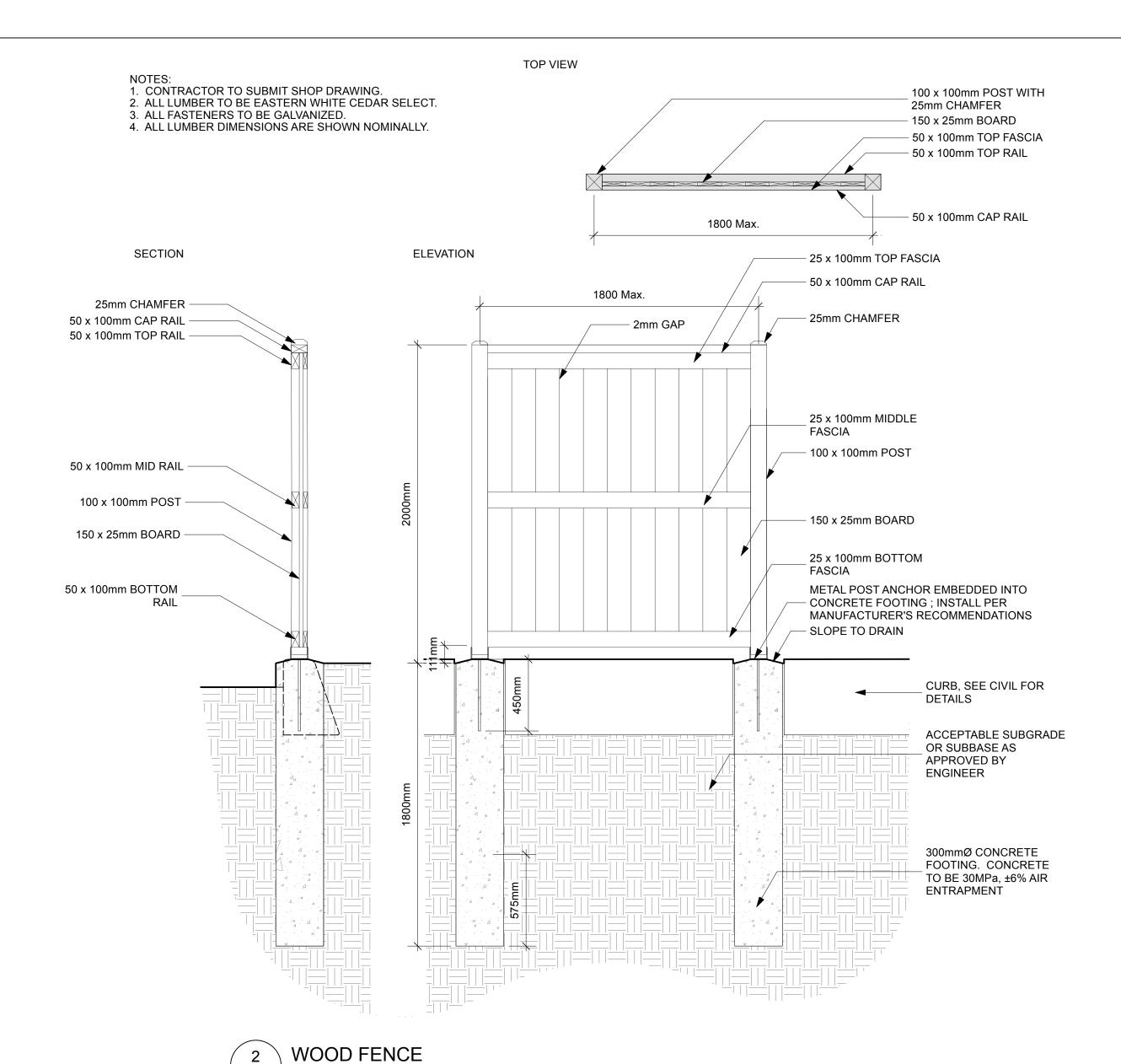
- 1. ALL DIMENSIONS ARE IN MILLIMETRES UNLESS SHOWN OTHERWISE. 2. APPROVED 610 X WIDTH OF CURB RAMP (1500MIN) TACTILE WALKING SURFACE INDICATOR, RADIUS TO MATCH CURB. DRAIN GROOVES AS PER SC7.
- 3. CURB DETAILS SEE SC1.1, SC1.2 AND SC1.3.

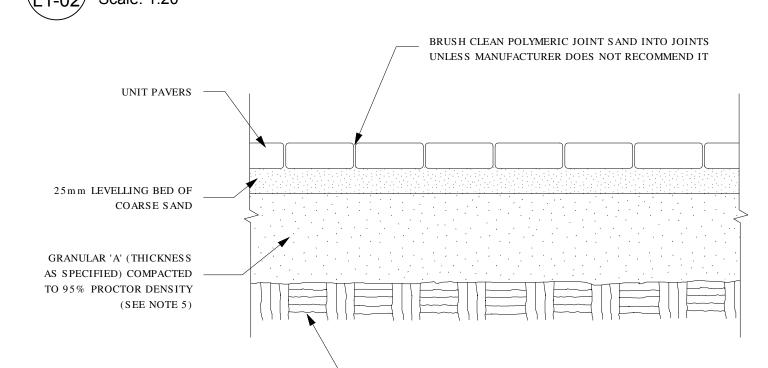
SECTION A - A

L1-02 Scale: N.T.S

- 4. SIDEWALK DETAILS SEE SC2 AND SC3.
- 5. CURB RAMPS AS PER SC6 AND SC7. 6. CROSSWALK LINES TO BE CENTRED ON THE CURB RAMP.
- 7. FOR CURB RAMPS, SLOPE OF 2% TO 5% MAXIMUM 8%. 8. MAXIMUM SLOPE VARIES, SEE PRIVATE APPROACH BYLAW.
- 9. CONTROLLED INTERSECTION MEANS AN ENTRANCE LOCATED AT A TRAFFIC SIGNAL OR ALL-WAY STOP CONTROL

CURB RETURN ENTRANCES - CONTROLLED INTERSECTIONS L1-02 Scale: N.T.S





- 1. THE LEVELING COURSE (BEDDING SAND) SHALL BE PLACED LOOSE, IN A UNIFORM LAYER AT A MAXIMUM DEPTH OF 25 mm TO ACHIEVE THE FINAL COMPACTED THICKNESS AND GRADE AS SPECIFIED
- 2. INSTALL SOLID EDGE RESTRAINT BETWEEN UNIT PAVERS AND ANY SOFT SURFACE (SOD, PLANTING BED, ETC.)

UNDISTURBED OR THOROUGHLY COMPACTED SUBGRADE

- 3. UNIT PAVERS ARE THEN PLACED ON TOP OF THE LEVELING COURSE AND ADDITIONAL SAND SWEPT BETWEEN
- 4. THE UNIT PAVERS ARE THEN VIBRATED INTO PLACE WITH A VIBRA-PLATE AND WATER IS ADDED TO ASSIST IN THE SETTLING OF THE JOINT SAND
- 5. GRANULAR 'A' DEPTH TO BE 100mm FOR PEDESTRIAN AREAS AND 150mm FOR VEHICULAR ACCESSES. OR AS RECOMMENDED BY GEOTECHNICAL INVESTIGATION
- 6. USE OF THIS DETAIL REQUIRES THE PRIOR APPROVAL OF THE GENERAL MANAGER





ANDREW MCCREIGHT MANAGER, DEVELOPMENT REVIEW CENTRAL PLANNING, DEVELOPMENT & BUILDING SERVICES **DEVELOPMENT DEPARTMENT, CITY OF OTTAWA**

> **APPROVED** By Andrew McCreight at 10:27 am, Oct 02, 2025



KEY PLAN, NTS

GENERAL NOTES

- . ALL GENERAL SITE INFORMATION AND CONDITIONS COMPILED FROM ARCHITECT'S AND ENGINEER'S PLANS AND SURVEYS.
- 2. DO NOT SCALE THIS DRAWING. B. REPORT ANY DISCREPANCIES PRIOR TO COMMENCING WORK. NO RESPONSIBILITY IS BORN BY THE LANDSCAPE ARCHITECT
- . REINSTATE ALL AREAS AND ITEMS DAMAGED AS A RESULT OF CONSTRUCTION ACTIVITIES TO THE SATISFACTION OF THE LANDSCAPE ARCHITECT.

FOR UNKNOWN SUBSURFACE CONDITIONS.

- 5. DRAWING MAY NOT BE USED FOR CONSTRUCTION UNTIL SIGNED BY LANDSCAPE ARCHITECT AS ISSUED FOR
- CONSTRUCTION. 6. THE ACCURACY OF THE POSITION OF
- UTILITIES IS NOT GUARANTEED. '. INDIVIDUAL UTILITY CO. MUST BE CONTACTED FOR CONFIRMATION OF UTILITY EXISTENCE AND LOCATION PRIOR TO DIGGING.
- B. THIS DRAWING IS AN INSTRUMENT OF SERVICE AND REQUIRES THE PERMISSION OF THE LANDSCAPE ARCHITECT FOR USE. COPYRIGHT IS RESERVED BY THE LANDSCAPE ARCHITECT, DAVID M. LASHLEY.



- 3 | 2024-09-13 | REISSUED FOR SPC
- 2 | 2024-05-17 | REISSUED FOR SPC
- 1 | 2023-05-15 | ISSUED FOR SPC DATE

DESCRIPTION



SCARABELLI REALTIES INC. 44 CHAMBERLAIN AVENUE OTTAWA, ON, K1S 1V9



202, 950 GLADSTONE AVENUE OTTAWA, ON K1Y 3E6 T 613 233 8579 x102

W LashleyLA.com

PROJECT:

30 - 48 CHAMBERLAIN AVENUE

30 - 48 CHAMBERLAIN AVENUE, OTTAWA, ONTARIO, K1S IV9

DRAWING TITLE:

LANDSCAPE DETAILS

2024-05-10 **DRAWING NO.:** LA PROJECT NO.: 23855-1 REV NO.: