

PLANT LIST

Dry Shrub Mix (DS)					
125 m ²					
Qty	Plant Name	Common Name	Height	Form	Rate
25%	16	<i>Ceanothus americanus</i>	New Jersey Tea	0.60m Ht	BR 1.5m O.C.
20%	13	<i>Diervilla lonicera</i>	Bush Honeysuckle	0.60m Ht	BR 1.5m O.C.
5%	3	<i>Physocarpus opulifolius</i>	Common Ninebark	0.60m Ht	BR 1.5m O.C.
5%	3	<i>Rhus aromatica</i>	Fragrant Sumac	0.60m Ht	BR 1.5m O.C.
25%	16	<i>Rubus odoratus</i>	Flowering Raspberry	0.60m Ht	BR 1.5m O.C.
20%	13	<i>Symphoricarpos alba</i>	Snowberry	0.60m Ht	BR 1.5m O.C.

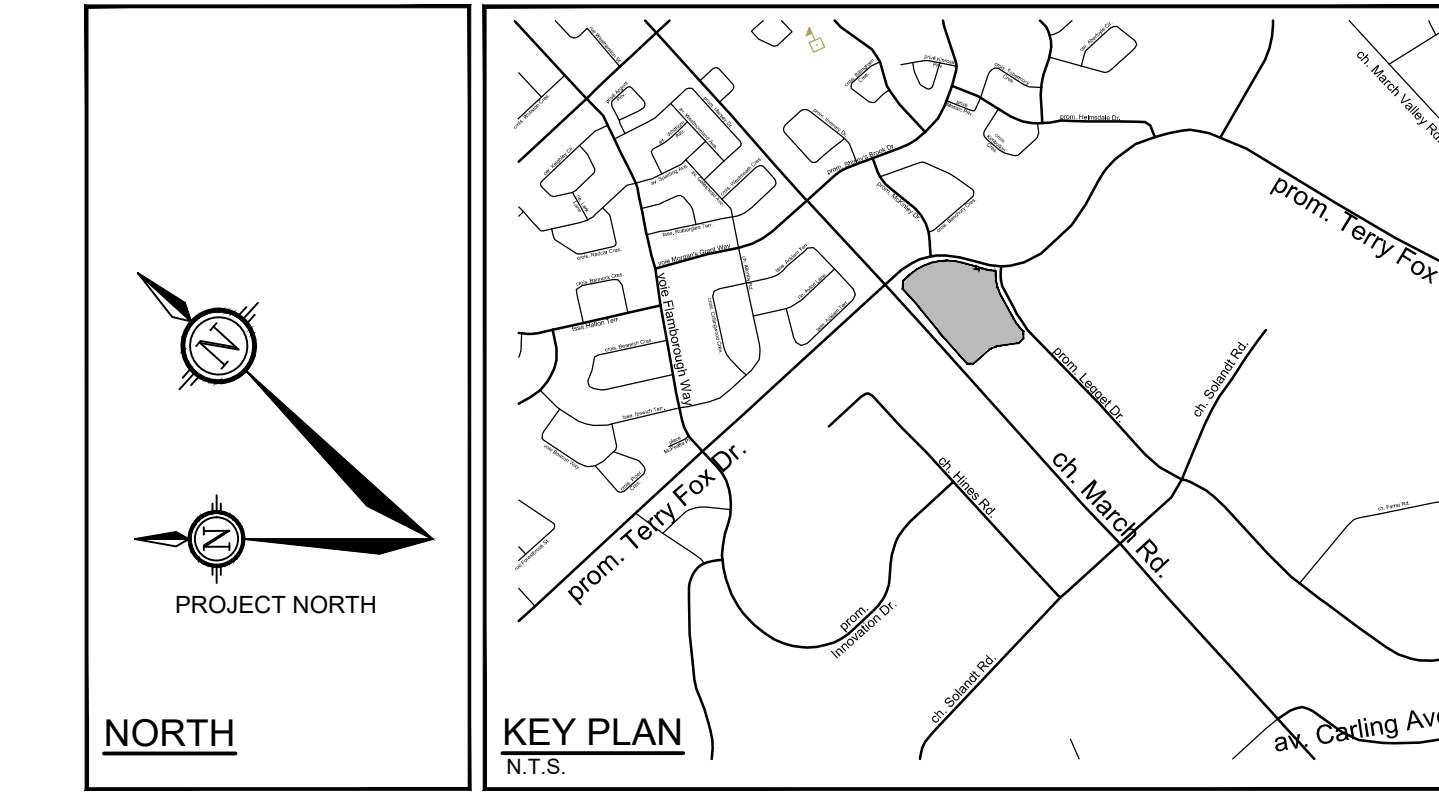
Wet Shrub Mix (WS)					
84 m ²					
Qty	Plant Name	Common Name	Height	Form	Rate
20%	9	<i>Aronia melanocarpa</i>	Black Chokeberry	0.60m Ht	BR 1.5m O.C.
15%	7	<i>Cephalanthus occidentalis</i>	Buttonbush	0.60m Ht	BR 1.5m O.C.
20%	9	<i>Cornus sericea</i>	Red Osier Dogwood	0.60m Ht	BR 1.5m O.C.
5%	2	<i>Myrica gale</i>	Sweet Gale	0.60m Ht	BR 1.5m O.C.
5%	2	<i>Salix petiolaris</i>	Slender Willow	0.60m Ht	BR 1.5m O.C.
20%	9	<i>Spiraea alba</i>	White Meadowsweet	0.60m Ht	BR 1.5m O.C.
15%	7	<i>Rosa palustris</i>	Swamp Rose	0.60m Ht	BR 1.5m O.C.

NOTE: THE POSITION OF ALL POLE LINES, CONDUITS, WATERMANS, SEWERS AND OTHER UNDERGROUND AND OVERGROUND UTILITIES AND STRUCTURES IS NOT NECESSARILY SHOWN ON THE CONTRACT DRAWINGS, AND WHERE SHOWN, THE ACCURACY OF THE POSITION OF SUCH UTILITIES AND STRUCTURES IS NOT GUARANTEED. BEFORE STARTING WORK, DETERMINE THE EXACT LOCATION OF ALL SUCH UTILITIES AND STRUCTURES AND ASSUME ALL LIABILITY FOR DAMAGE TO THEM.

OWNER INFORMATION
COLLIERS
191 BAY STREET
TORONTO, ONTARIO, M5J 2V1
AARON CLOOD
PHONE: (647) 798-9234
EMAIL: Aaron.Clood@colliers.com

NOT FOR CONSTRUCTION

SCALE		REVISION		FOR REVIEW ONLY		LOCATION	
4.	ADDRESS INSERTION ON TITLEBLOCK	DEC 21/23	RGJ	CHCKD	TCB	CITY OF OTTAWA 600 MARCH ROAD - NOKIA PARKING LOT EXPANSION	
3.	REVISED PER CITY COMMENTS	DEC 05/23	RGJ	DRWN	RGJ	DRAWING NAME	
2.	REVISED PER CITY COMMENTS	NOV 08/23	RGJ	CHCKD	TCB	LANDSCAPE ENLARGEMENTS AND DETAILS	
1.	ISSUED FOR CITY REVIEW	OCT 02/23	RGJ	APPRD	RGJ	DRAWING NO.	
No.	REVISION	DATE	BY			121334-L2	



LEGEND

- 3-D1: DETAIL SHEET # NOVATECH OR CITY
- PROPERTY LIMIT
- PROPOSED RIPRAP
- SEED MIX B - RETENTION AREA SEE MIX APPLICATION NOTE
- PROPOSED DRY SHRUB MIX REFER TO SHEET L2
- PROPOSED DECIDUOUS TREE
- PROPOSED CONIFEROUS TREE
- EXISTING TREE TO REMAIN
- SPECIES (SEE PLANT LIST)
- QUANTITY
- NATURALIZATION MIX AREA
- TREE PROTECTION FENCE
- SILT FENCE

GENERAL

- Read and interpret this drawing/drawing set in conjunction with all the contract details and specifications, including related civil, utility, structural, architectural, mechanical, electrical, environmental, geotechnical, and survey information.
- The Contractor is to determine the exact location, size, material, and elevation of all existing utilities prior to commencing construction. Protect and assume responsibility for all existing utilities regardless of being shown on the drawings.
- It is essential to use the plans and details in conjunction with the specifications and notes.
- Do not scale drawings. Work to dimensions only.
- Protect all existing and retained vegetation for the duration of construction according to the contract details and specifications.
- Reinstatement of areas and items damaged or disturbed, beyond the Limit of Work, because of construction activities, including but not limited to construction staging areas, haul roads, stockpile areas, etc. to the satisfaction of the Consultant. Unless otherwise noted, Contractor is to reinstatement all areas to pre-construction condition or better to the satisfaction of the Contract Administrator.

PLANTING

- Plant material to be No. 1 Grade and is to comply with Canadian Standards for Nursery Stock (latest edition) published by the Canadian Nursery Landscape Association.
- Use structurally sound plant material with strong fibrous root system free of disease, defects, and injuries. Use trees with straight trunks, well and characteristically branched for species. Obtain approval from consultant of plant material at source prior to digging. All trees and shrubs to be container grown, potted, W/B or B/B, as indicated on Plant List. Bare root plants are only acceptable for certain species and as approved by the Landscape Architect.
- Plant material substitutions are not to be permitted without the written approval from the Consultant, with 48 hours notice, prior to shipping plant material.
- Plant locations are schematic; approximate only. Contractor is to stake out locations on site for approval by the Landscape Architect prior to installation. Contractor will assume full responsibility if no Landscape Architect is notified.
- The illustrated number of plants shown in the Planting Plan supersedes the estimated number in the Plant List. Contractor to report any discrepancies to the Landscape Architect prior to installation. Contractor will assume full responsibility if no Landscape Architect is notified.
- Ensure trees are thoroughly watered following planting. Monitor material and ensure adequate moisture until acceptance.
- In heavy clay or poorly drained soils, set root ball with root collar 75-100mm higher than finished grade.
- Approved topsoil depths are as follows:
 - a. Plant Beds - 400mm continuous depth. Applies to shrubs, perennials, vines, and groundcovers.
 - b. Sod Seed Areas - 100mm depth.
 - c. Retention Area - 300mm depth.
- Sod to be No. 1 Kentucky Bluegrass Sod grown from minimum mixture of 3 Kentucky Bluegrass cultivars. Quality and source are to comply with Canadian Standards for Nursery Stock, Section 17, (latest edition) published by the Canadian Nursery Landscape Association.
 - a. Plant Beds - (8-32-16), i.e. 8% Nitrogen, 32% Phosphorus, 16% Potash per manufacturer specifications.
 - b. Sod Areas - (8-32-16), i.e. 8% Nitrogen, 32% Phosphorus, 16% Potash at a rate of 350g/ha.
- Where applicable, for any plant areas with a mix of species/cultivar notes, Contractor is to cluster the plants in groups of 3-5 and evenly distribute these in the noted area.

SEED MIX AND APPLICATION

For areas steeper than 3:1, Contractor to apply erosion control blanket. Erosion control blanket to be machine woven mats made from natural wood, coco or cotton fiber, or combination depending on manufacturer, with stitching between two photo-degradable natural organic fiber nettings. Submit products for approval by Consultant. OPSIS 804 applies except as may be amended and extended herein.

In addition to the specified seed mixes, all applications are to include a nurse crop as noted.

NURSE CROP
Annual Ryegrass
Seeding Rate: 15kg/hectare

SEED MIX A
(FOR PARKING ISLANDS AND REINSTATEMENT AREA)
CAMPUS GREEN MIX by DLF Pickseed
Seeding Rate: 25kg/hectare

SEED MIX B
(FOR SWM FACILITY)
RETENTION AREA MIX by DLF Pickseed
Seeding Rate: 25kg/hectare

CONSTRUCTION

- All general site information and conditions are compiled from Consultant field notes and plans provided by the Owner and are supplied for information purposes only. It is the responsibility of the Contractor to verify the accuracy of all the information obtained from this plan.
- Together with all Subcontractors involved, the Contractor is to examine all surfaces or conditions relating to the work, in order to determine the acceptability of such surfaces or conditions for the work to commence. Notify the Contract Administrator in writing of conditions which could be detrimental to installation and do not commence work until instructed by the Contract Administrator. The commencement of work implies Contractor acceptance of the conditions.
- Contractor to check and report any discrepancies before commencing work. No responsibility is borne by the Consultants for subsurface conditions.
- Contractor to check and verify all dimensions and quantities on site and report any errors or omissions to the Consultant.
- Contractor is responsible for all fees arising from the completion of works conveyed by these drawings, details, and specifications.
- Carry out all construction in accordance with the most current provincial and municipal standards and specifications.
- Contractor to coordinate all access and protect the public and users of the site with appropriate control fence and supervision throughout the construction period, to the satisfaction of the Consultant.
- Contract Administrator is to approve access point(s) prior to mobilization.
- A Contractor flagman is required to direct all deliveries of machinery or materials to the site.
- Contractor to coordinate and schedule all work with other trades and contractors. Contractor is to notify Contract Administrator of any schedule difficulties.
- Contractor responsible for the removal and off-site disposal of all materials as required to facilitate new construction. Store all items and materials identified by the Consultant for salvage at a location on site as identified by the Consultant. Excavate and remove from site any contaminated material. Dispose all contaminated material at a licensed landfill facility.
- Maintain site in a clean and orderly state for the duration of construction; perform all work in accordance with the Occupational Health and Safety Act. Remove all excess materials, packaging, and debris from the site.
- Contractor is responsible to take all necessary measures to control dust on the project site and to the satisfaction of the Contract Administrator.
- Contractor is responsible for all layout for construction purposes.
- Contractor is to protect all iron bars. Replace any disturbed bars by Owner at the Contractor expense.
- The Contractor is to notify the Contract Administrator upon completion of the required works to schedule an inspection for acceptance.