

Proposed Coniferous Tree or Shrub – Canopy Height and Diameter ± 5m or less

Proposed Tree-Form Shrub

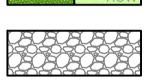
Proposed Street Trees \times By Others as per Approved Sub-Division Plan In Concflict of Utilities or Site Features

Proposed Planting Bed Mix of Shrubs and Perennials with River Rock Mulch

Proposed Hedge or Group of Shrubs —

Proposed Grassed Areas

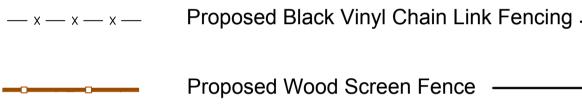
Topsoil and Sod Within Property Limits, Seed in Road Right-of-Way



Decorative Proposed Decomposed Granite or Gravel Surfacing

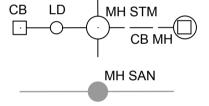


Property Line



Proposed Riverstone Mulch

Dog Run - Granite and Community Garden - Gravel



(Refer to Engineering)

(Refer to Engineering)

(Refer to Engineering) Watermain

PLANTING NOTES

- 1. CONTRACTOR TO VERIFY LOCATION OF ALL UTILITIES PRIOR TO EXCAVATION.
- 2. LOCATION OF ALL PLANT MATERIAL TO BE STAKED BY THE CONTRACTOR AND VERIFIED IN THE FIELD BY THE PROJECT MANAGER PRIOR TO THE EXCAVATION OF TREE PITS AND PLANTING BEDS.
- 3. ALL PLANT MATERIAL SHALL BE NURSERY **GROWN STOCK UNLESS OTHERWISE** NOTED.
- DECIDUOUS TREES TO HAVE A MINIMUM
- ALL PLANT MATERIAL SHALL BE WARRANTIED FOR TWO YEARS FROM THE DATE OF PERFORMANCE ACCEPTANCE AS DETERMINED BY THE PROJECT MANAGER.

1800 CLEAR STEM ABOVE GRADE.

- CONTRACTOR TO MAKE GOOD ALL EXISTING AREAS DAMAGED BY HIS OR HER WORK TO THE SATISFACTION OF THE PROJECT MANAGER.
- ANY PROPOSED PLANT MATERIAL SUBSTITUTIONS SHALL BE MADE WITH PLANTS OF EQUIVALENT OVERALL FORM, HEIGHT, HABIT, FLOWER, LEAF, COLOUR AND CULTURE AND ONLY AFTER WRITTEN APPROVAL FROM THE PROJECT MANAGER.
- ALL SOD AREAS TO RECEIVE A MINIMUM 150 MM OF IMPORTED TOPSOIL.
- 9. ALL SOD TO BE NUMBER ONE TURF GRASS NURSERY SOD THAT HAS BEEN ESPECIALLY SOWN AND CULTIVATED IN NURSERY FIELDS AS TURF GRASS.

GENERAL NOTES

- 1. ALL LANDSCAPED AREAS TO BE IRRIGATED.
- 2. REFER TO ARCHITECTURAL DRAWINGS FOR ALL SITE FURNISHINGS AND SURFACING.
- 3. REFER TO ENGINEERING DRAWINGS FOR ALL SITE SERVICING.

BROADSTREET

PROPERTIES LTD. 100 St Anns Street, Campbell River, B.C. (T)250.286.8045 (F)250.286.8046

www.broadstreet.ca

KEY PLAN: NOT TO SCALE

PROJECT STATUS:

ISSUED FOR CLIENT REVIEW

Revision Schedule

NO.	Description	Revision Da
1	ISSUED FOR CLIENT REVIEW	2024-10-31

studio





SEAL:

TRADE CONTRACTORS SHALL VERIFY ALL DIMENSIONS AND REPORT ANY DISCREPANCIES OR INCONSISTENCIES TO SEYMOUR PACIFIC DEVELOPMENTS LTD., WITHOUT DELAY, FOR CLARIFICATION AND/OR CONFIRMATION. DO NOT SCALE DRAWINGS. DESIGNS REPRESENTED AND DRAWINGS USED AS INSTRUMENTS OF SERVICE SHALL REMAIN THE COPYRIGHT AND PROPERTY OF SEYMOUR PACIFIC DEVELOPMENTS LTD. ANY

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PALLADIUM TERRACE

PROJECT NAME:

PROJECT NUMBER:

CITY OF OTTAWA:

ADDRESS:

425 CULDAFF ROAD OTTAWA, ON

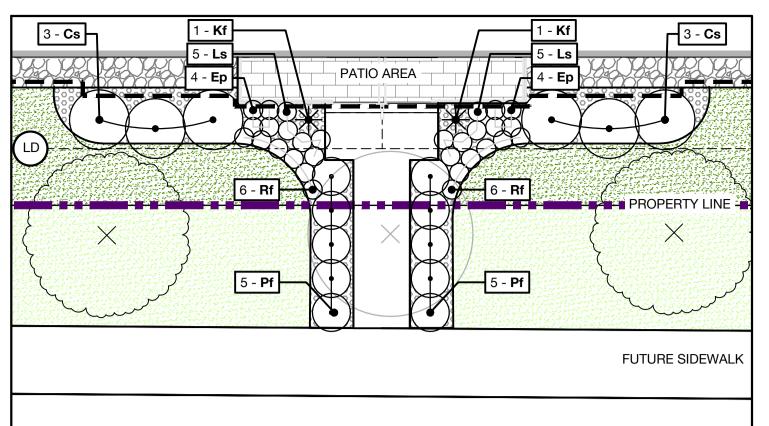
DRAWING TITLE:

LANDSCAPE PLAN

K. SELIN DRAWN BY: CHECKED BY: K. CERVENY 2024-10-31 DATE: SCALE: 1:250

DRAWING #:

REV #:



MIXED DOUBLE RING AROUND TREE

9 - **Rf FUTURE SIDEWALK**

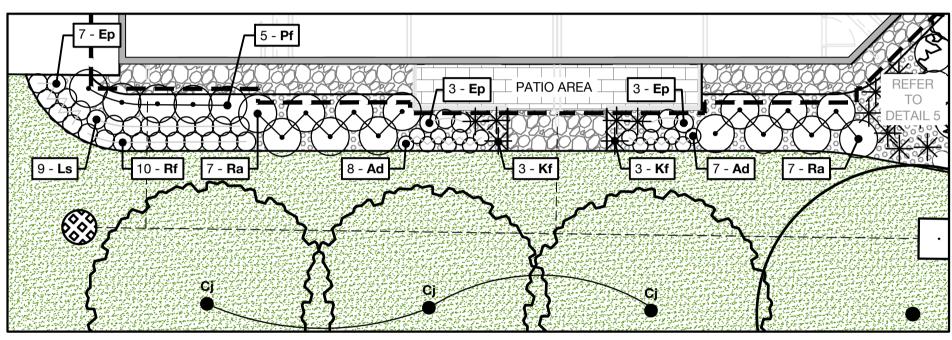


PLANTED EN MASSE

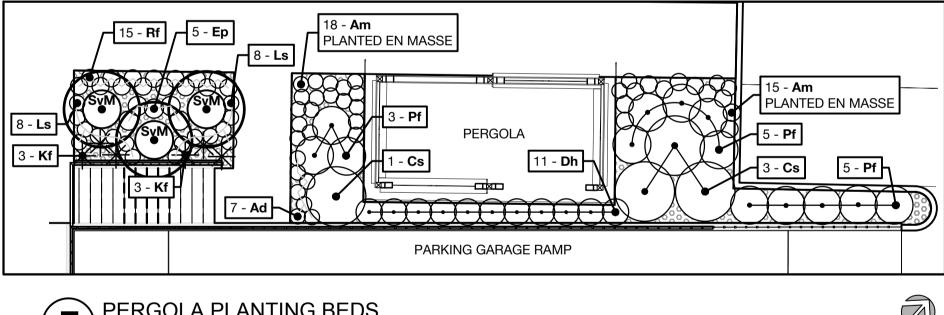
PLANTED EN-MASSE

MIXED DOUBLE RING AROUND TREE









7 PERGOLA PLANTING BEDS





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Proposed Street Tree By Others as per Approved Sub-Division Plan

Proposed Street Tree

Proposed Riverstone Mulch_

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RESULTS.

CONSTRUCTION.

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ADDRESS:

425 CULDAFF ROAD OTTAWA, ON

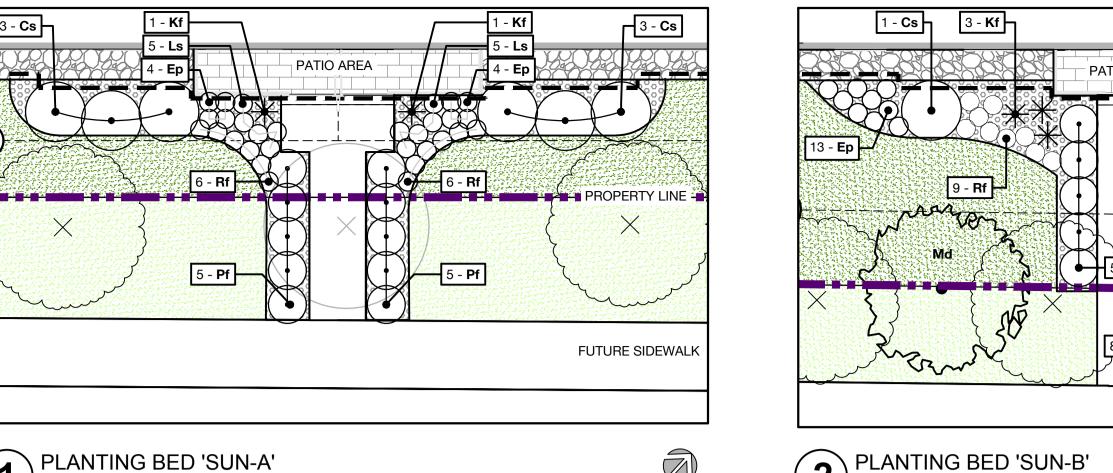
DRAWING TITLE:

DRAWING #:

PLANTING BED **DETAILS**

DRAWN BY: K. SELIN CHECKED BY: K. CERVENY 2024-10-31 DATE: SCALE: 1:250

REV #:

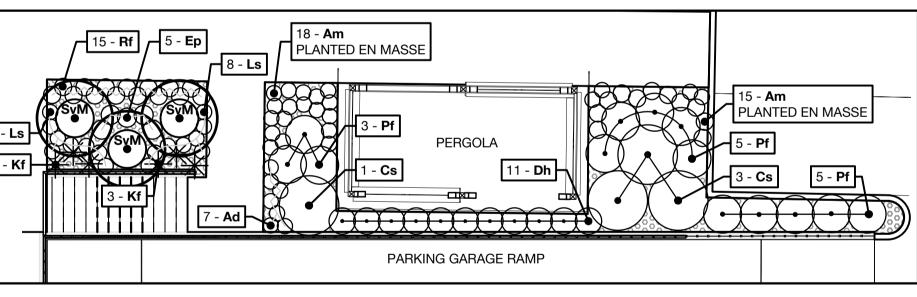




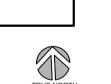


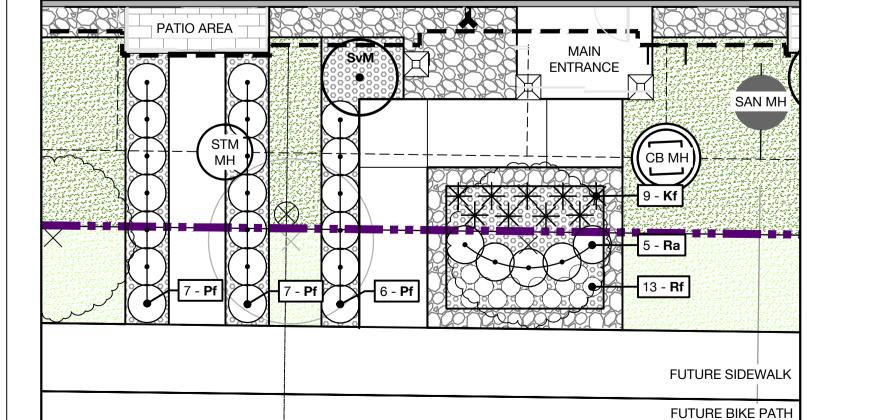












STREET LIGHT

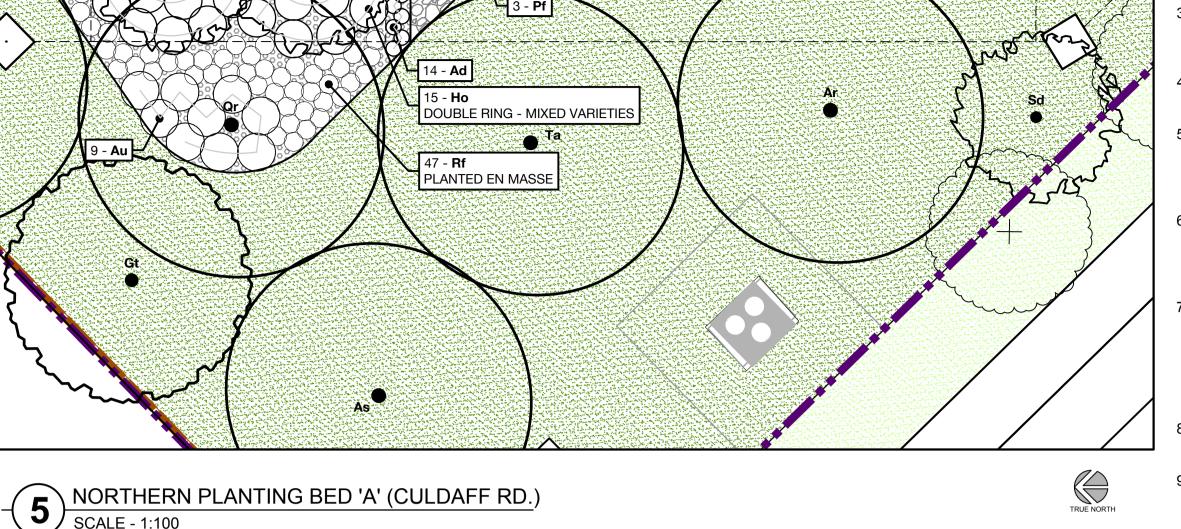
SOUTHERN PLANTING BED (AT DERREEN AVE. AND CULDAFF RD.)

SCALE - 1:100

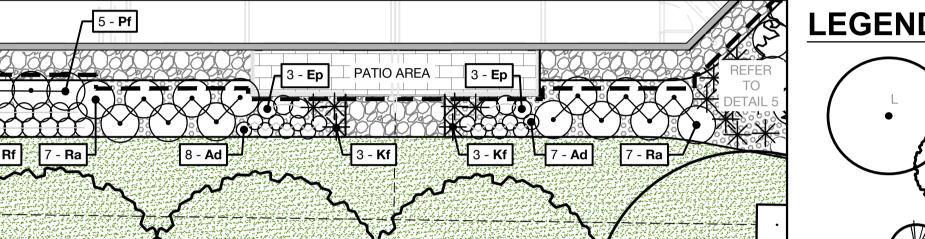
ENTRANCE PLANTING AT CULDAFF RD.

SCALE - 1:100

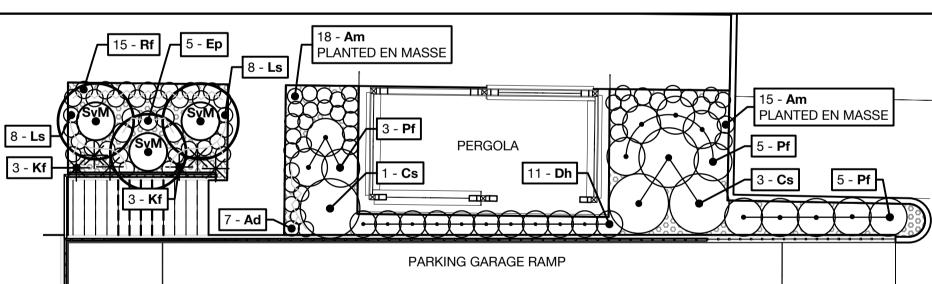






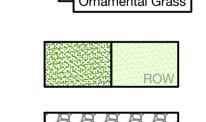






TRUE NORTH

Shrubs **Ornamental Grass**



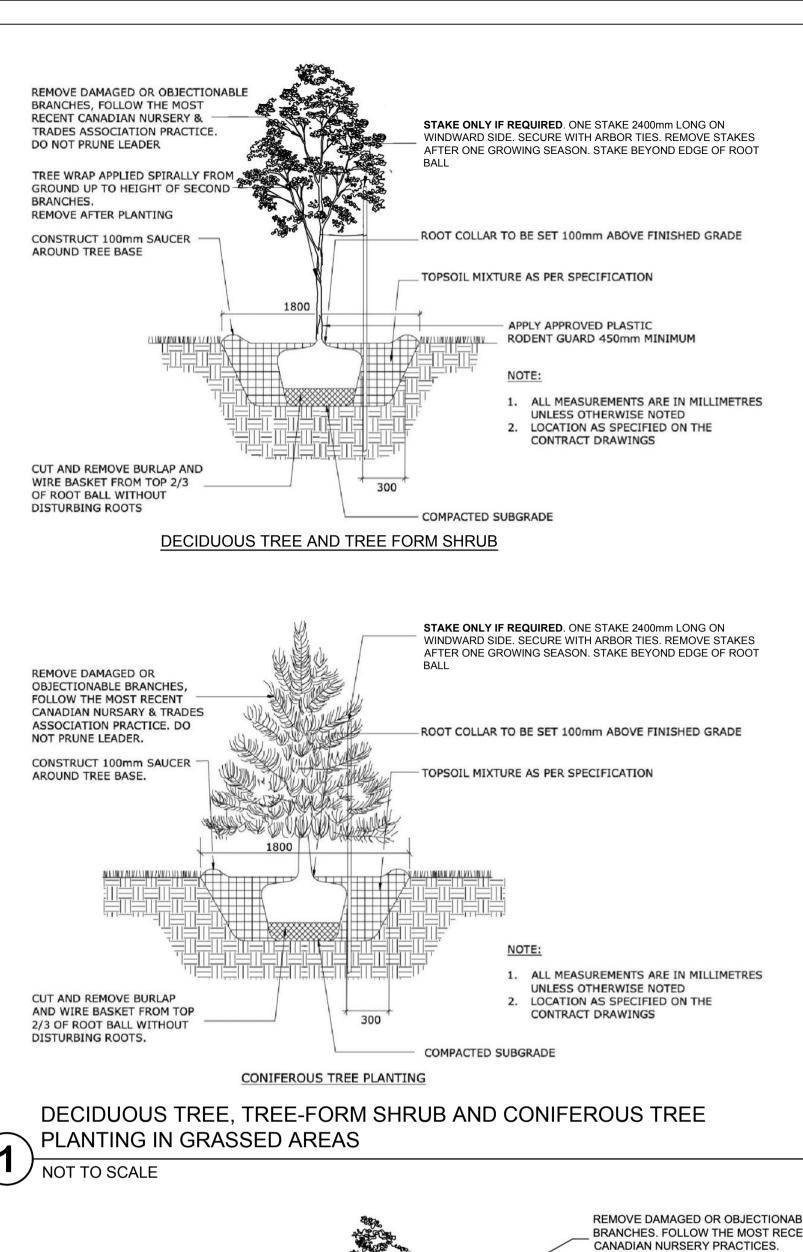


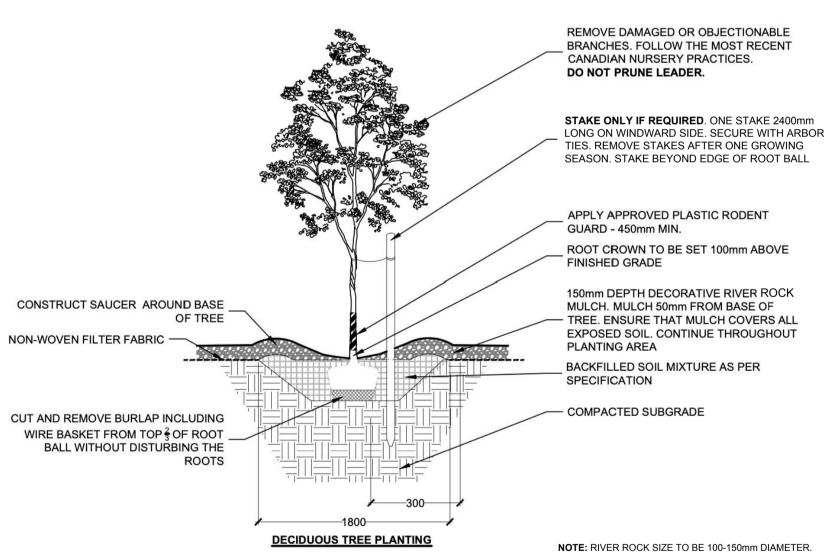
Property Line



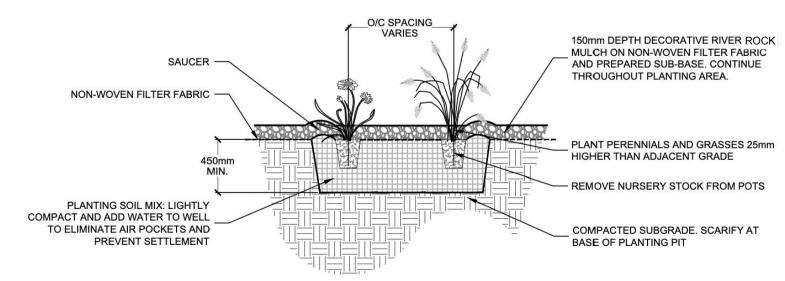
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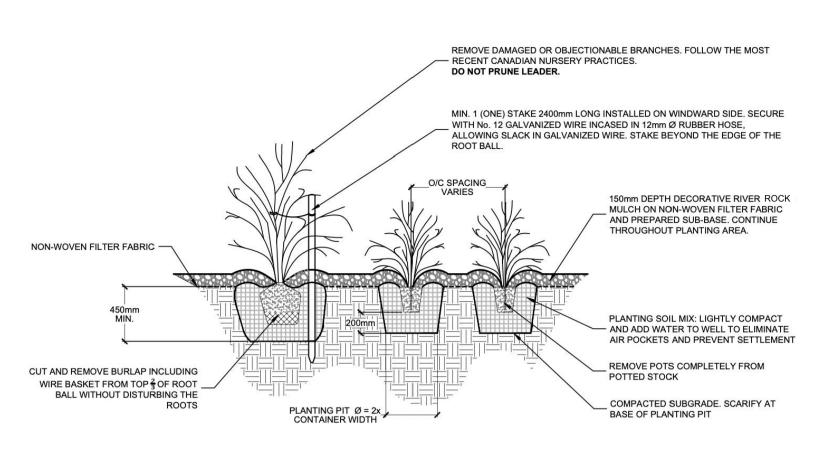


DECIDUOUS TREE AND TREE FORM SHRUB PLANTING IN RIVER ROCK MULCH



NOTES:

- ALL MEASUREMENTS IN MILLIMETERS UNLESS OTHERWISE NOTED.
 LOCATION OF PERENNIAL BEDS SPECIFIED ON DRAWINGS L.1 L.5.
 PLANTING SOIL MIX AS PER SPECIFICATIONS.
- PLANTING SOIL MIX AS PER SPECIFICATIONS.
 PROVIDE 100mm HIGH EARTH SAUCER AROUND PERENNIAL/GRASS BED.
 RIVER ROCK SIZE TO BE 100-150mm DIAMETER.
- PERENNIAL AND ORNAMENTAL GRASS PLANTING IN RIVER ROCK MULCH NOT TO SCALE

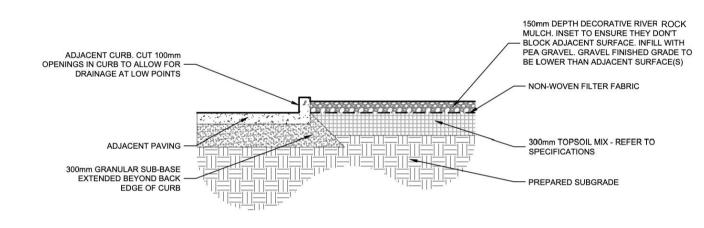


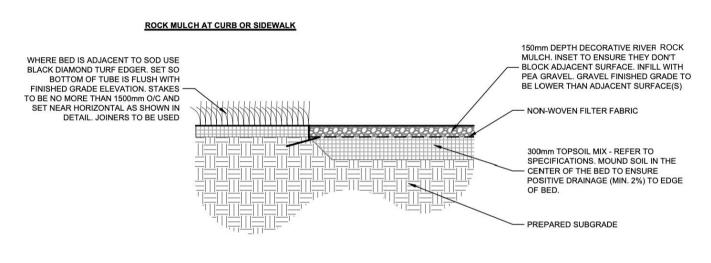
NOTES:

ALL MEASUREMENTS IN MILLIMETERS UNLESS OTHERWISE NOTED.
 LOCATION OF SHRUBS SPECIFIED ON DRAWINGS L.1 - L.5.
 PLANTING SOIL MIX AS PER SPECIFICATIONS
 PROVIDE 100mm HIGH EARTH SAUCER AROUND SHRUBS.
 STAKE SHRUBS LARGER THAN 1500mm TALL AT TIME OF PLANTING.
 STAKES TO BE REMOVED AT THE END OF THE WARRANTY PERIOD.

7. RIVER ROCK SIZE TO BE 100-150mm DIAMETER.

CONTINUOUS SHRUB PLANTING IN RIVER ROCK MULCH

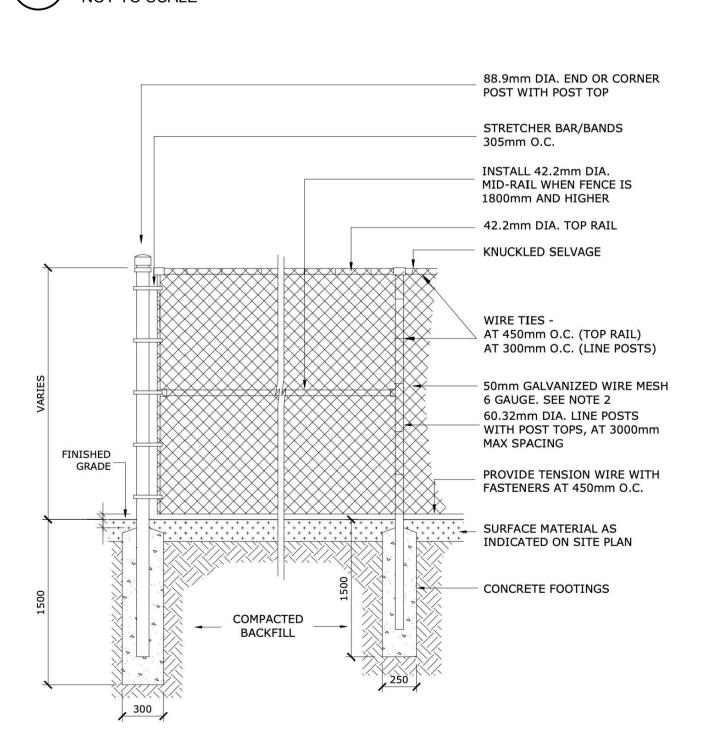




NOTE: RIVER ROCK SIZE TO BE 100-150mm DIAMETER.

RIVER ROCK MULCH EDGE CONDITION

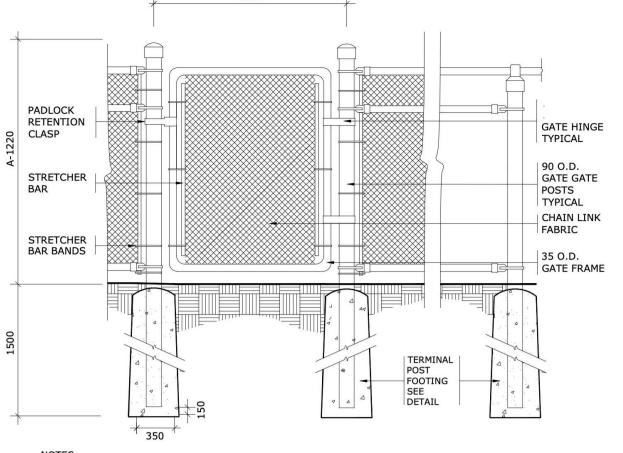
NOT TO SCALE



NOTES:

- ALL MEASUREMENTS ARE IN MILLIMETRES UNLESS OTHERWISE NOTED
 IF FENCE IS TO BE BLACK VINYL, THE FENCE SHOULD BE 9 GAUGE GALVANIZED WIRE
- CORE WITH BLACK VINYL COATING TO PROVIDE A TOTAL OF 6 GAUGE THICKNESS
- POSTS, RAILS AND ALL OTHER HARDWARE SHOULD BE ELECTROSTATIC PAINTED
 CONCRETE FOOTING SHALL BE CSA 30MPa CLASS F-1

6 CHAIN LINK FENCE
NOT TO SCALE

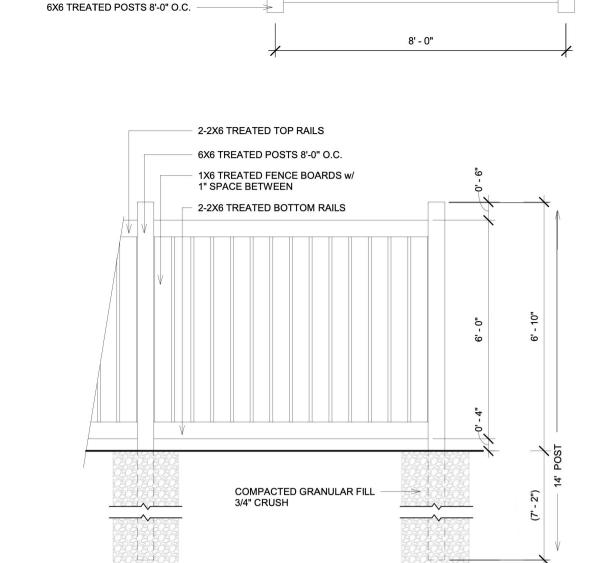


- OTES:

 ALL MEASUREMENTS ARE IN MILLIMETRES UNLESS OTHERWISE NOTED

 GATE FRAMES SHALL BE CONSTRUCTED OF 33 O.D. GALVANIZED STEEL PIPE, SHOP BENT, WELDED.
- AND GROUND SMOOTH 3. STRETCHER BARS TO BE 5 \times 19 MINIMUM
- STRETCHER BAR BANDS 300 O.C., 6 x 19 MINIMUM
 CHAIN LINK FENCE TO BE BLACK VINYL COATED, 38 WOVEN MESH, 6 GAUGE O.D. OF 9 GAUGE GALVANIZED STEEL CORE FASTENED TO LINE POSTS, TOP RAIL, MID RAIL, INTERMEDIATE RAIL, AND
- BOTTOM RAIL, AND GATE FRAME WITH 3.5 (9 GAUGE) KNUCKLED FASTENERS
 5. PADLOCK RETENTION CLASPS TO BE INSTALLED
- FINISH OF FABRIC AND TIES TO MATCH ADJACENT FENCE
 ALL FENCE POSTS, GATE FRAMES, AND RAILS TO BE GALVANIZED SCHEDULE '40' PIPE
 NO PLASTIC FITTING OR COMPONENTS ARE TO BE USED
- 10. WELD ALL JOINTS





WOOD SCREEN FENCE NOT TO SCALE

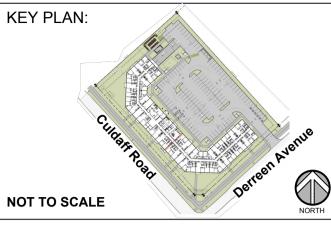
2-2X6 TREATED TOP RAILS

1X6 TREATED FENCE BOARDS w/

PROPOSED PLANT LIST

KEY	QTY	BOTANICAL NAME	COMMON NAME	NATIVE	CAL/ HT.	CONDITION/ REMARKS
ECIDUC	OUS and	CONIFEROUS TREES	<u> </u>	·		•
Ac	2	Amelanchier canadensis	Serviceberry	Y	50 mm Cal.	Tree Form W/B
Ag	1	Aesculus glabra	Ohio Buckeye	Y	50 mm Cal.	W/B
Ar	2	Acer rubrum	Red Maple	Y	50 mm Cal.	W/B
As	1	Acer saccharum	Sugar Maple	Y	50 mm Cal.	W/B
AxG	4	Amelanchier x grandiflora 'Robin Hill'	Robin Hill Serviceberry	С	50 mm Cal.	W/B
Ва	1	Betula allaghaniensis	Yellow Birch	Y	50 mm Cal.	Clump - W/B
Cj	3	Cercidiphyllum japonicum	Katsura Tree	N	200 cm HT.	Clump(x2) Tree-Form(x1) W/E
Со	1	Celtis occidentalis	Common Hackberry	Y	50 mm Cal.	W/B
GbL	3	Ginkgo biloba 'Lakeview'	Lakeview Maidenhair Tree	N	100 cm HT.	Fruitless Male Cultivar - Potte
GbP	1	Ginkgo biloba 'Presidential Gold'	Presidential Gold Maidenhair Tree	N	100 cm HT.	Fruitless Male Cultivar - Potte
Gt	2	Gleditsia triacanthos var. inermis 'Skyline'	Thornless Honey Locust	N	50 mm Cal.	W/B
Jv	18	Juniperus virginiana	Eastern Red Cedar	Y	200 cm HT.	W/B
Md	3	Malus 'Dolgo'	Dolgo Crabapple	N	50 mm Cal.	W/B
Mh	2	Malus 'Harvest Gold'	Harvest Gold Crabapple	N	50 mm Cal.	W/B
Pa	2	Prunus americana	American Plum	Y	50 mm Cal.	W/B
Po	1	Platanus occidentalis	American Sycamore	Y	50 mm Cal.	W/B
Qr	3	Quercus rubra	Red Oak	Y	50 mm Cal.	W/B
Sd	2	Sorbus decora	Showy Mountainash	Y	50 mm Cal.	W/B
Ta	2	Tilia americana	Basswood	Y	50 mm Cal.	W/B
		CIDUOUS SHRUBS	Basewesa		00 11111 0011	2
SvM	9	Syringa x vulgaris 'Beauty of Moscow'	Beauty of Moscow Lilac	l N	100 cm HT.	Tree Form - Potted
	DUS SH		Beauty of Woscow Lilac	11	100 011111.	Tree Form - Forted
Cs	34	Cornus sericea	Red Osier Dogwood	ΙΥ	2 gal.	Potted
Dh	41	Diervilla lonicera	Low Bush Honeysuckle	\ \ \ \ \ \	_	Potted
Pf	121	Potentilla fruiticosa 'Goldfinger'	Goldfinger Cinquefoil	C	2 gal. 2 gal.	Potted
PfB	42	Potentilla fruiticosa 'Bella Bellissima'	Bella Bellissima Potentilla	C	2 gal.	Potted
PoC	30	Physocarpus opulifolius 'Cougar Cub'	Cougar Cub Ninebark	C		Potted
Ra	45	Rhus aromatica 'Gro-Low'	Gro-Low Fragrant Sumac	C	2 gal.	Potted
Rb	91	Rosa blanda	Meadow Rose	Y	2 gal.	Potted
Va	16	Viburnum acerifolium	Maple Leaf Viburnum	Y	2 gal.	Potted
Va Vt	14		High Bush Cranberry	Y	2 gal.	Potted
		Viburnum trilobum	High Bush Cranberry	Υ	2 gal.	Polled
		D ORNAMENTAL GRASSES	la « p :			
Ad	41	Arctanthemum arcticum	Arctic Daisy	Y	1 gal.	Container
Am	33	Achillea millefolium	Common Yarrow	Y	1 gal.	Container - Mixed Cultivars
Au	37	Arctostaphylos uva-ursi	Bearberry	Y	1 gal.	Container
Ер	116	Echinacea purpurea	Purple Coneflower	Y	1 gal.	Container
Gm	62	Geranium maculatum	Wild Geranium	Y	1 gal.	Container
Hh	30	Heliopsis helianthoides	False Sunflower	Y	1 gal.	Container
Hg	9	Hosta 'Abiqua Drinking Gourd'	Abiqua Drinking Gourd Plantain Lily	N	1 gal.	Container
Но	86	Hosta	Plantain Lily	N	1 gal.	Container - Mixed Cultivars
HxC	22	Heuchera x 'Cherry Cola'	Cherry Cola Coral Bells	С	1 gal.	Container
HxM	110	Heuchera x Cultivars	Coral Bells	С	1 gal.	Container - Mixed Cultivars
Kf	119	Calamagrostis acutiflora 'Karl Foerster'	Karl Foerster Feather Reed Grass	N	1 gal.	Container
Ls	59	Liatris spicata	Blazing Star	Y	1 gal.	Container
Ms	29	Matteuccia struthiopteris	Ostrich Fern	Y	1 gal.	Container
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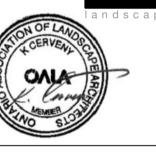
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PROJECT NAME:

CITY OF OTTAWA:

PROJECT NUMBER:

ADDRESS:

425 CULDAFF ROAD OTTAWA, ON

DRAWING TITLE:

DETAILS AND PLANT LIST

DRAWN BY: K. SELIN
CHECKED BY: K. CERVENY
DATE: 2024-10-31
SCALE: AS NOTED

DRAWING #:

REV #:

