



**APPROVED**  
By Andrew McCreight at 8:39 am, Jun 19, 2025

## KEY PLAN: NTS

- ## GENERAL NOTES:
1. IT IS THE RESPONSIBILITY OF THE APPROPRIATE CONTRACTOR OR OFFICIAL TO REPORT ANY ERRORS, OMISSIONS OR DISCREPANCIES ON THIS PLAN WITH ACTUAL SITE CONDITIONS TO THE LANDSCAPE ARCHITECT BEFORE PROCEEDING WITH CONSTRUCTION.
  2. THE CONTRACTOR IS TO NOTIFY ALL UTILITY COMPANIES AND AUTHORITIES PRIOR TO EXCAVATION AND CERTAIN LOCATIONS OF UNDERGROUND SERVICES.
  3. THE CONTRACTOR IS TO REINSTATE ALL AREAS AND ITEMS DAMAGED AS A RESULT OF CONSTRUCTION ACTIVITY.
  4. THE CONTRACTOR IS TO COMPLY WITH ALL PERTINENT CODES AND BY-LAWS.
  5. THE CONTRACTOR IS TO MAINTAIN A POSITIVE SURFACE RUN-OFF THROUGHOUT THE ENTIRE CONSTRUCTION PERIOD.
  6. THE LANDSCAPE ARCHITECT IS NOT RESPONSIBLE FOR SUBSURFACE CONDITIONS.
  7. THE CONTRACTOR IS TO TAKE THE PROPOSED LOCATION OF ALL PLANT MATERIAL INTO CONSIDERATION WITH THE LANDSCAPE ARCHITECT PRIOR TO EXCAVATION.
  8. MINIMUM DISTANCES FOR SELECTED DECIDUOUS TREES ARE AS FOLLOWS:
    - 8.1. BUILDING FOUNDATIONS - 7.5M
    - 8.2. SIDEWALKS - 1.5M
    - 8.3. PUBLIC STREETS - 2.5M
  9. ALL UNDERGROUND INFRASTRUCTURE - 2.0M
  10. ALL TREES WITHIN 1M OF UNDERGROUND UTILITY TRENCHES ARE TO BE EXCAVATED BY HAND.
  11. REMOVE ALL PROTECTIVE WRAPPING FROM TREE TRUNKS AFTER INSTALLATION.
  12. STAKING OF TREES SHALL ONLY BE PERFORMED IF NECESSARY.
  13. ROAD BARRIERS SHALL BE PULLED BACK A MINIMUM DISTANCE OF 75MM FROM BASE OF TREE TRUNK.

-456m2 site area
-1 Large deciduous tree proposed (154m2 ea.)
=154m2 canopy cover =33.8% canopy cover
*Large deciduous tree calculated at 14m spread



PROPOSED ROAD CUT AREA  
(REFER TO CIVIL DRAWING FOR  
DETAILS)

5	REVISED PER NEW SITE PLAN	05/21/2025	ML	JL
4	REVISED PER CITY COMMENTS	05/20/2025	ML	JL
3	REVISED PER NEW SITE PLAN	05/01/2025	ML	JL
2	REVISED PER CITY COMMENTS	01/22/2025	ML	JL
1	ISSUED FOR SITE PLAN CONTROL	11/19/2024	ML	JL
No.	Issue	Date MM/DD/YYYY	DR	CR

**JAMES B. LENNOX & ASSOCIATES INC.**  
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PROPOSED 4-STOREY LOW RISE APARTMENT BUILDING

116-118 CARRUTHERS AVENUE, OTTAWA ON

### PLOT SIZE ARCH-D