



CONTINUED ON DRAWING L.2

1 LANDSCAPE PLAN
L.2 SCALE 1:400



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 any excavation and ascertain 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 identify all existing trees to remain on site with the Landscape Architect prior to construction.
8. The contractor is to stake the proposed location of all plant material in conjunction with the Landscape Architect prior to excavation.
9. Minimum distances for selected deciduous trees are as follows:
 - Sidewalks 1m
 - Underground Infrastructure 1.5m
 - Fire Hydrant 2.5m
 - Street Light 2.5m for Small Trees, 5m for Large/Medium Trees
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. Ensure that mulch is pulled back a min. distance of 75mm from base of tree trunk.

LEGAL DESCRIPTION

TOPOGRAPHICAL PLAN OF
PART OF LOT 30 CONCESSION 10, GOULBOURN,
PART 1 PLAN 4R17373, EXCEPT PART 4, PLAN 4R20112;
OTTAWA.
SUBJECT TO AN EASEMENT IN FAVOUR OF HYDRO OTTAWA
LIMITED OVER PARTS 5, 6, 7, 8 AND 9 PLAN 4R20112 AS IN
OC455206.

ROAD ALLOWANCE BETWEEN LOTS 30 AND 31 CONCESSION 10,
GOULBOURN
LYING BETWEEN PARTS 3 AND 4 ON 4R17373 AND PART 2 ON
PLAN 4R20112, AS CLOSED BY N599928;
OTTAWA

PART OF LOT 31, CONCESSION 10, GOULBOURN,
PART 1 ON PLAN 4R19334
CITY OF OTTAWA

Prepared by Annis, O'Sullivan, Vollebakk Ltd.
Field Work Completed December 14, 2020

40 YEAR CANOPY CALCULATION:

- 36,789m² Site Limit of Work

- (24) Large Deciduous Trees Proposed (154m² ea.)
- (38) Coniferous Trees Proposed (79m² ea.)
- (30) Medium Deciduous Trees Proposed (79m² ea.)
- (113) Small Deciduous Trees Proposed (7m² ea.)

= 9,859m² canopy cover = 26.8% canopy cover

*Large deciduous tree calculated at 14m spread,
Large coniferous trees at 10m spread, Medium
deciduous tree calculated at 10m spread, Small
deciduous tree calculated at 3m spread



KEY MAP

**CLARIDGE
HOMES**

CLIENT

CONSULTANTS

ARCHITECTS:
RLA ARCHITECTURE
RODERICK LAHEY ARCHITECT INC.
66 BEECH STREET, OTTAWA, ONTARIO K1S 3J5
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CIVIL
ENGINEERS:
NOVATECH
ENGINEERS, PLANNERS & LANDSCAPE ARCHITECTS
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SURVEYOR:
Annis O'Sullivan Vollebakk Ltd.
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Nepean, Ontario K2E 7S8
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LEGEND

PROPOSED DECIDUOUS TREE
REQUIRED SOIL VOLUME AT A
1.5m DEPTH

PROPOSED CONIFEROUS TREE
REQUIRED SOIL VOLUME AT A
1.5m DEPTH

PROPOSED SHRUBS

PROPOSED SOD

1	ISSUED FOR SITE PLAN APPROVAL	11/18/2025	LC	JL
No.	Issue	Date	mm/dd/yyyy	DR CK

JAMES B. LENNOX & ASSOCIATES INC.
LANDSCAPE ARCHITECTS
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PROJECT

IRON VALLEY 2
TERRACE HOMES

5331 FERNBANK ROAD
OTTAWA, ONTARIO

DRAWING

LANDSCAPE PLAN

STAMP

SCALE
AS SHOWN

START DATE
JUNE, 2021

PROJECT NO.
21-CLG-2163

PROJECT NORTH

DRAWING NO.

L.1

PLOT SIZE ARCH-D

#18539

D07-12-21-0080



D07-12-21-0080