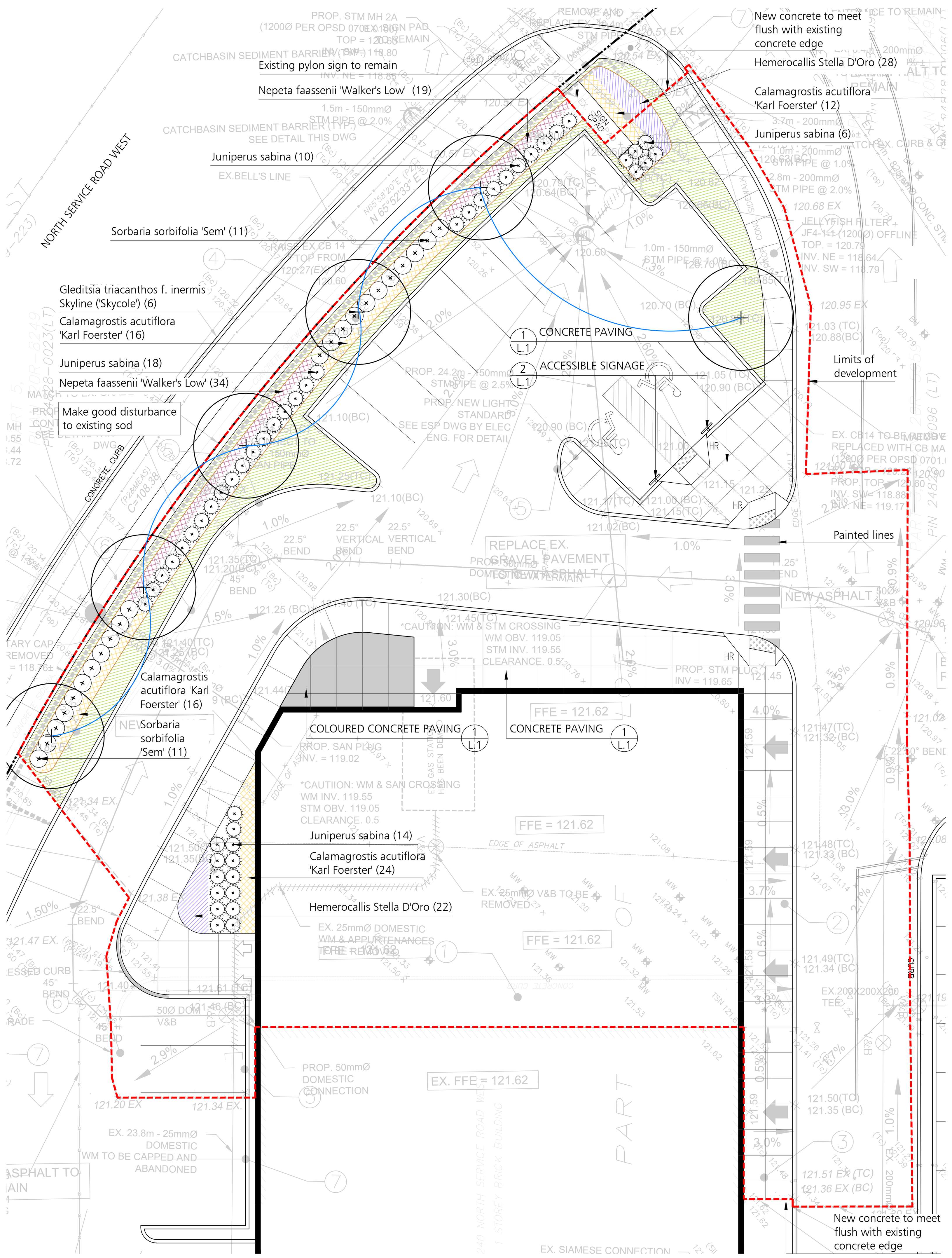
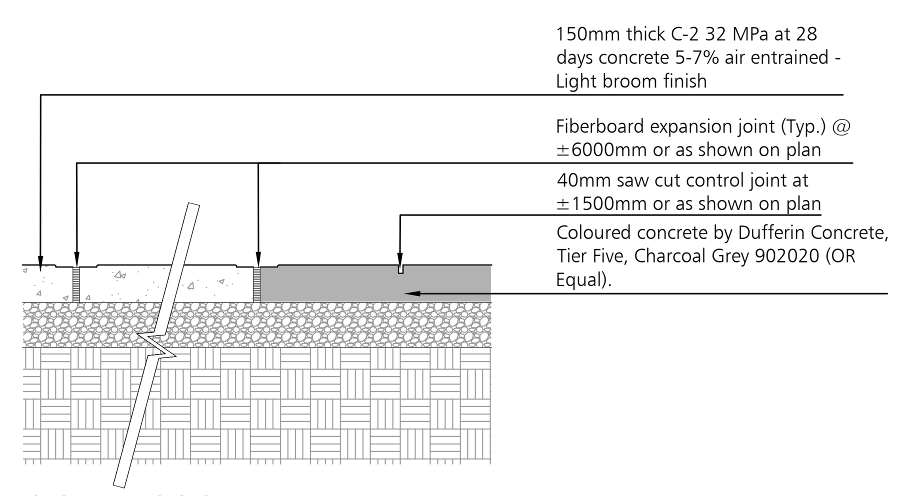


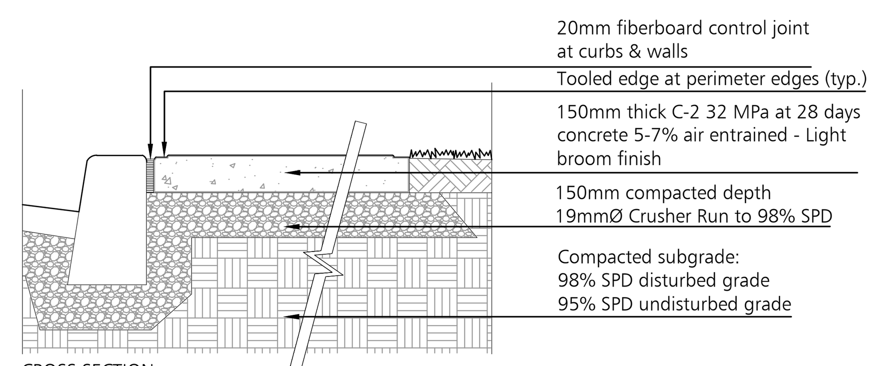
LANDSCAPE PLAN
1:200

PLANT LIST

BOTANICAL NAME	COMMON NAME	QUANTITY	CALIPER @ DBH	HEIGHT / SPREAD	CONDITION
TREES					
Gleditsia triacanthos f. inermis Skyline ('Skycole')	Skyline Honeylocust	6	60mm		WB
SHRUBS					
Sorbaria sorbifolia 'Sem'	False Spirea	22		60cm ht	pot
Juniperus sabina	Savin Juniper	48		60cm ht	pot
PERENNIALS AND GRASSES					
Nepeta faassenii 'Walker's Low'	Walker's Low Catmint	53			1 gal/pot
Hemerocallis Stella D'Oro	Stella D'Oro Daylily	50			1 gal/pot
Calamagrostis acutiflora 'Karl Foerster'	Feather Reed Grass	68			1 gal/pot

NOTES:
1. Plant material to conform to the Canadian Nursery Trades association metric Guide Specifications for Nursery Stock, latest edition.
2. Contractor to verify quantities listed: plant quantities to be supplied as shown in plan in case of discrepancies between plan and quantities listed.
3. All plant material to be sourced from nurseries with an 800km radius.
4. Provide 1 year warranty for all plant material.





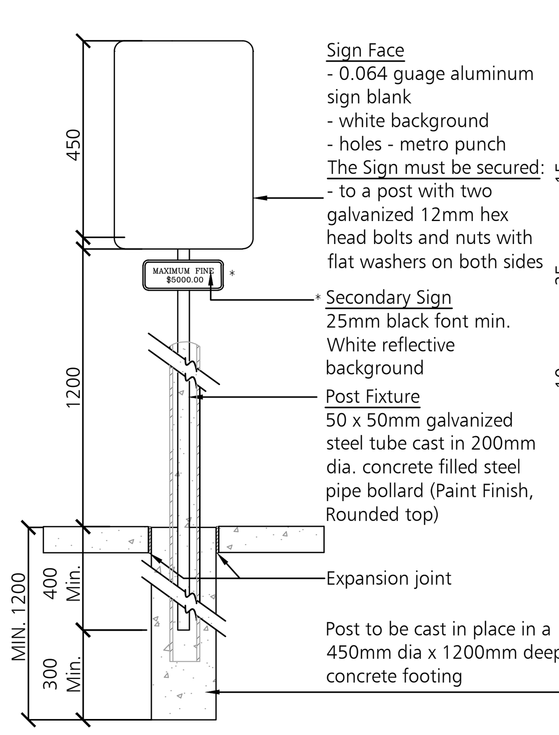
TYPICAL NOTES FOR DUFFERIN COLOURED CONCRETE

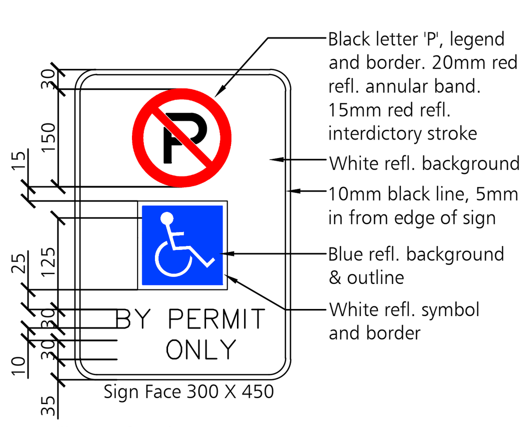
1. Dosages noted on the inside chart are per 340 kg/M3 of Portland
2. Colours shown on the chart are approximate, matched to concrete lab samples made with Type 10 Portland gray cement
3. Pigments conform to ASTM C 979
4. Consitency of colour of cement, aggregates, slump, finishing techniques and curing methods are critical in achieving uniformity of colour. A job site sample using fully cured concrete with the desired colour should be done for customer approval. Non-chloride accelerators may be used with Dufferin Coloured Concrete.
5. Concrete should be batched, placed, cured and finished in accordance with CSA current standards.
6. To ensure that the colour consistency is maintained, a minimum load size of 3m3 per truck is strongly recommended.

CONCRETE SPECIFICATIONS

1. Concrete materials and methods of construction to comply with Can3-A23.1-M77
2. Contractor to verify accuracy of concrete details and reinforcement prior to installation
3. Provide the following materials accordingly;
   - 3.1. Cement - to Can3-A5-M77M Normal Type 10
   - 3.2. Aggregates (for concrete) - to Can3-A23.1-M77
   - 3.3. Reinforcing Steel (if specified) - to CSA 630.12-1972
   - 3.4. Wire Ties (if specified) - to CSA 630.3-1972 (R1979) Plain, cold drawn annealed steel wire
   - 3.5. Form Stripping Agent - Colourless mineral oil, free of kerosene
   - 3.6. Latex Bonding Agent - Sika Bond by Sikamix Ltd. or approved equal
   - 3.7. Form Lumber - Clean, free of loose knots, splits and with repairs made smoothly and securely.
   - 3.8. Joint Fillers - 20 mm thick, preformed, non-extruding, resilient bituminous type
   - 3.9. Add mixtures - to be used only when approved by engineer
   - 3.10. Aggregates (for base) - 19mm Crusher Run limestone shall be produced by crushing limestone to OPSS 1010.05.03.06 physical requirements
   - 3.11. Water (for mixing and curing) - to be reasonably clean and free of oil, salt, acid, alkali, sugar, organic matter, or other substances injurious to the finished product and shall meet the requirement of CSA A23 I.M
4. Class C-2 exposure concrete mix to provide a compressive strength of 32 Mpa at 28 days, entrained air of 5 to 7 percent and a slump at point of discharge of 60 mm for curbs and footings
5. Granular base to be compacted to 95 percent maximum dry density to ASTM D698-78 and to depths as detailed
6. Pour concrete in favourable weather conditions
7. Apply surface finishes as detailed
8. Provide expansion and contraction joints as detailed
9. Repair defective areas while concrete is still plastic, or remove defective work and replace with new concrete
10. Concrete areas will not be accepted under the following conditions;
    - 10.1. Failure to meet requirements of this specification
    - 10.2. Excessive honeycombing or embedded debris
    - 10.3. Average strength in any area is less than 95 percent of the specified minimum
    - 10.4. Surface irregularities
    - 10.5. Cosmetic and structural damage (e.g., cracks, chipped edges)
    - 10.6. Poor quality workmanship
11. It is the contractor' s responsibility to maintain and protect concrete areas until time of final acceptance

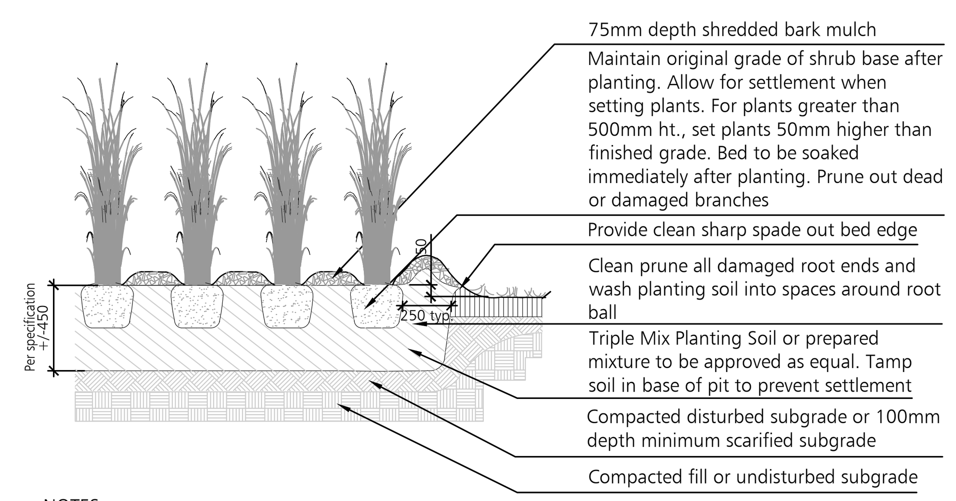
CONCRETE PAVING (1 / L.1)
1:20



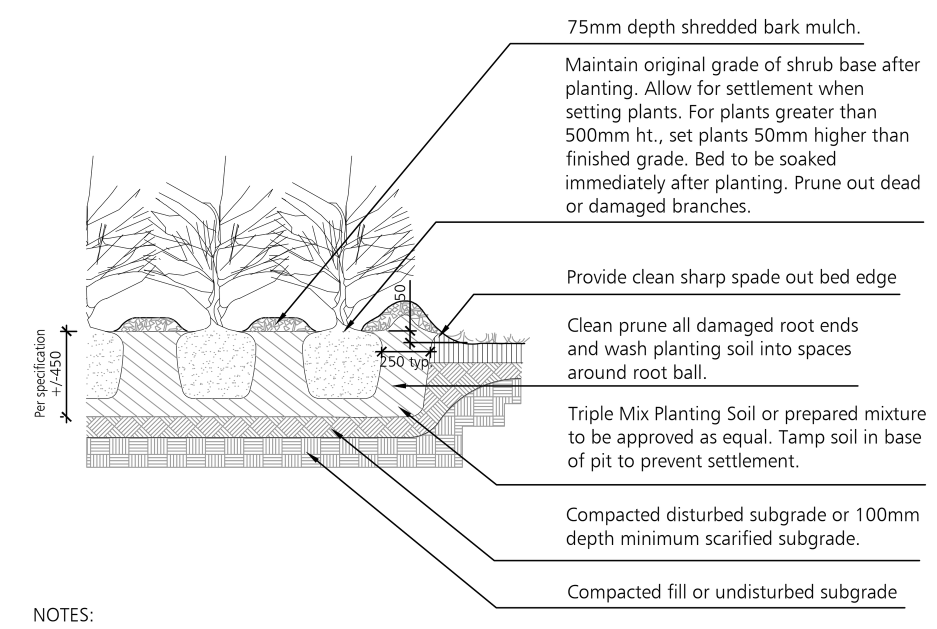


Signage Requirements
All accessible parking stalls shall be designated by signage.
One sign per bay is required
The required sign(s) must be mounted at least 0.60m from the face of the curb at a height of 1.20m above the top of the curb elevation. Sign must not obstruct the sidewalk.
Where an obstructed building face is located no more than 2.0m from the face of the curb at the accessible bay. the required sign(s) may be mounted on the building face.

ACCESSIBLE SIGNAGE (2 / L.1)
N.T.S



NOTES:
1. For planting in poorly drained soils install plant material so that root collar is 75-100mm above grade
2. Remove container and maintain soil ball intact. Container to be cut carefully away from root system so as not disturb soil ball.



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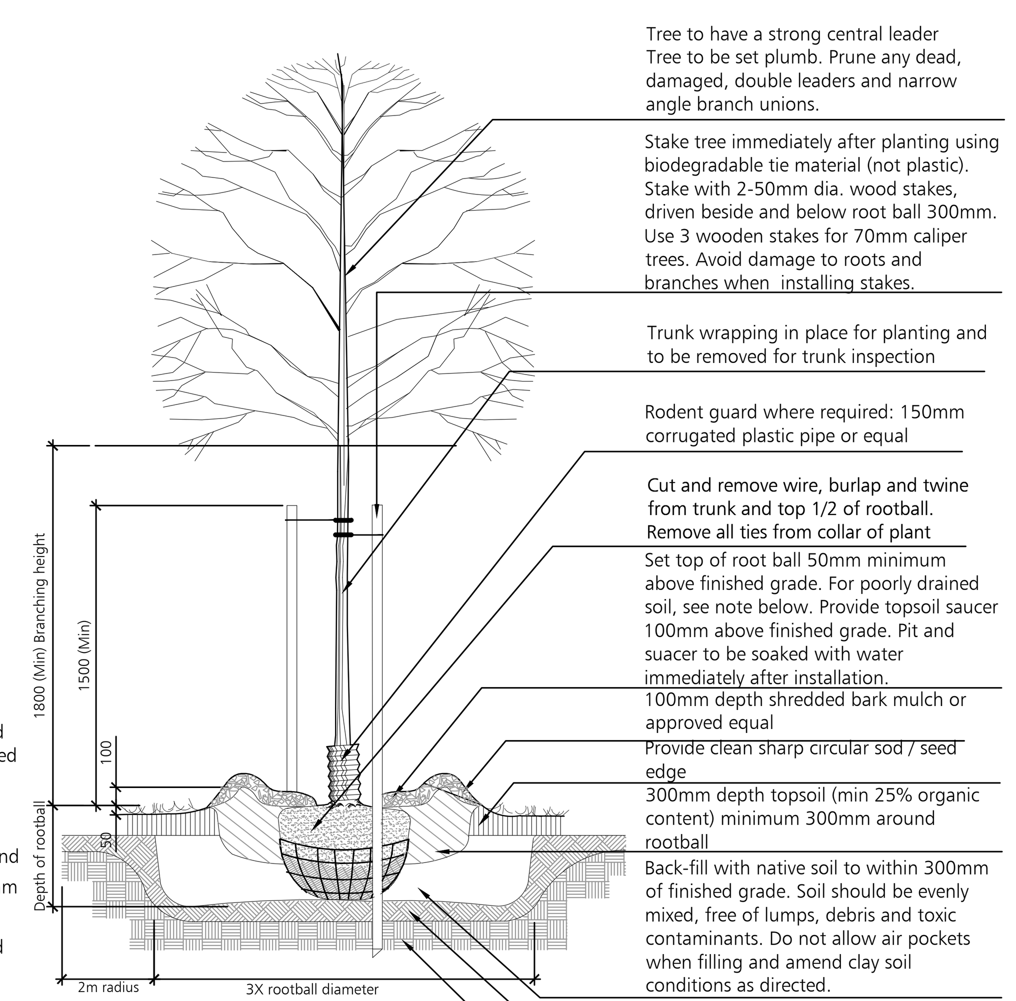

Root Habitat Preservation Area:
Soil compaction rating to be no greater than 85% SPD and no less than 70% SPD (or 300 p.s.i) to a depth of 400-500mm. If soil is compacted though the construction process, scarify 'root preservation area' to a minimum depth of 300mm.

NOTES:
1. No tree pits shall be left open over night.
2. Sides surfaces of all tree pits to be scarified.
3. For planting in poorly drained soils install plant material so that root collar is 75-100mm above grade
4. Trees to be planted by hand or backhoe. No tree spades or augering permitted.
5. Remove stakes at close of second growing season or upon expiry of warranty period.

Specifications
Planting
1. Coordinate shipping of plants and excavation of holes to ensure minimum time lapse between digging and planting.
2. Tie branches of tree and shrubs securely and protect plant material against abrasion, exposure, and extreme temperature during transit. Avoid binding of planting stock with rope or wire which would damage bark, break branches or destroy natural shape of plant. Give full support to root ball of large trees during lifting.
3. Cover plant foliage with tarpaulin and protect bare roots by means to prevent loss of moisture during transit and storage.
4. Provide one year warranty for plant material as itemized on plant list. At end of warranty inspection , all plant material will be in vigorous growing condition, free of pests and disease and true to natural form.
5. During warranty period, remove from site any plant material that has died or failed to grow satisfactorily as determined by owner/architect/landscape architect. Extend warranty on replacement plant material for a period equal to the length of original warranty period. Remove trunk wrapping, tree stakes and guy wired at the end of the warranty period. Upon request, remove trunk wrapping for visual inspection and rewrap.
6. Plant material: comply with metric guide - specification for nursery stock, 1984 edition of Canadian Nursery Trades Association referring to size and development of plant material and root ball. Measure plants when branches are in their natural position. Height and spread dimensions refer to main body of plant and not from branch tip to branch tip. Use trees and shrubs of no. 1 grade.
7. Stake out all tree locations and planting beds and obtain approval from architect/landscape architect/owner before excavation. The location of trees and planting areas where shown on drawings is approximate only and may require adjustment due to site conditions or as directed by the consultant.
8. Plant only under conditions that are conducive to health and physical conditions of plants.
9. Provide planting schedule, extending planting operations over a long period. Using limited crew will not be accepted.
10. Excavate planting pits and beds to depth indicated on details. Fill with a planting mixture of one part peat moss, six parts topsoil with commercial bonemeal for planting holes in heavy soils if natural drainage does not exist. Have method approved.
11. Immediately following any planting operations, remove all debris and excess material from site, leaving the site neat and tidy.
12. It is the contractor's responsibility to maintain plant material for 30 days following planting or until time of final acceptance. Maintenance of plant material during warranty period is the owners responsibility.
13. Maintenance tasks until time of final acceptance to include all of the following:
    - 13.1. Watering
    - 13.2. Fertilizing
    - 13.3. Weed Control
    - 13.4. Insect and Fungus Control
    - 13.5. Pruning
14. Submit separate maintenance cost for consideration by owner during warranty period only. Refer to maintenance specifications.

Note
- *Plant material to conform to the Canadian Trades Association Metric Guide Specifications for Nursery Stock, latest edition.
- *Contractor to verify quantities listed: Plant quantities to be supplied as shown on plan in case of discrepancies between plan and quantities listed
- *Bare root stock for planting in early spring - before May 1, late Fall - after October 21, otherwise all to be container grown.

Topsoil Placement & Fine Grading
1. Ensure that the approval has been obtained for rough grading prior to proceeding with this section of work.
2. Scarify the rough graded areas to provide a loosened surface in order to allow bonding of the topsoil.
3. Spread topsoil on the prepared and accepted rough graded surface to a minimum depth of 100 mm firmly packed.
4. Keep topsoil 25 mm below finished grade for sodded areas elsewhere bring topsoil up to finished grade of adjacent surfaces.
5. The finished surface is to be smooth and even with no ruts, clods or contaminants.
6. Remove stones in excess of 10mm for area to be seeded.
7. Hand rake areas to be seeded or sodded as a final surface preparation coordinating the work to ensure that seeding or sodding can occur as soon as possible after raking has been completed.

Sodding
1. Schedule deliveries in order to keep storage at job site to a minimum without causing delays.
2. Sod shall be certified #1 Nursery Grown sod containing 50% merion blue grass and 50% Kentucky blue grass. It shall be no greater than 40mm (1-1/2") in thickness and with accordance with the classification of turf grass sod for the province by the national sod growers association.
3. Obtain approval of topsoil grade and depth before starting sodding. Areas to be smooth graded by a landscape grader and hand raked to provide a completely smooth and even surface.
4. Lay sod in rows, perpendicular to slope, smooth and even with adjoining areas and with joints staggered. Butt sections closely without overlapping or leaving gaps between sections. Cut out irregular or thin sections with a sharp knife.
5. Stake all sod on slopes greater than 1:5 (20%).
6. Roll sod immediately after laying to press sod firmly on to the surface soil.
7. Water immediately after sod laying to obtain moisture penetration through sod into top 100mm (4") of topsoil. Water by means of a water truck or if approved, by hydrant to obtain a complete drenching. Watering by small hose and sprinkler is not sufficient. For the first 30 days, soak to this depth at least once a week.
8. Water in similar manner thereafter if sufficient rain does not fall, in order to keep the underlying surface moist. Watering until acceptance of the sod is the contractors responsibility.
9. Immediately clean up soil or debris spilled onto pavement and dispose of deleterious materials.
10. Sodded areas will be accepted and warranty period begins provided that:
    - 10.1. Sod is completely green
    - 10.2. Sodded areas have been cut minimum of two times
    - 10.3. Sod is knit to underlying soil and cannot be lifted when tugged by hand.
11. It is the contractors responsibility to maintain sod until time of sod acceptance. Maintenance of sod after acceptance is the responsibility of owner.

PLANTING DETAILS AND SPECIFICATION
N.T.S

LEGEND
- Proposed Deciduous Trees
- Proposed Evergreen Shrubs
- Proposed Deciduous Shrubs
- Proposed Perennials
- Proposed Ornamental Grasses
- Sod
- Concrete Paving
- Coloured Concrete Paving
- Limits of Development
- Property Line

Note: All Drawings by Baker Turner inc. to be Printed in Colour.

REVISIONS

DATE	DESCRIPTION
21 Sept 18	Issued for SPA

NOTE: Contractor is to check and verify all dimensions and conditions on the project, and is to immediately report any discrepancies to the landscape architect before proceeding with the work.

ONTARIO ASSOCIATION OF LANDSCAPE ARCHITECTS — TIMOTHY W. TURNER — OALA — MEMBER

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email: tba@bakerturner.com

Project Title

Dorval Crossing East
200-240 NORTH SERVICE ROAD WEST
OAKVILLE, ON
LANDSCAPE PLAN & DETAILS

Date	Issued
JUNE 2018	
Job Number	Drawn By
BTI-1406	NT/SL
Scale	Checked By
As shown	TT
Sheet Number	File Number
L.1	

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