
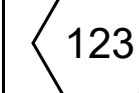



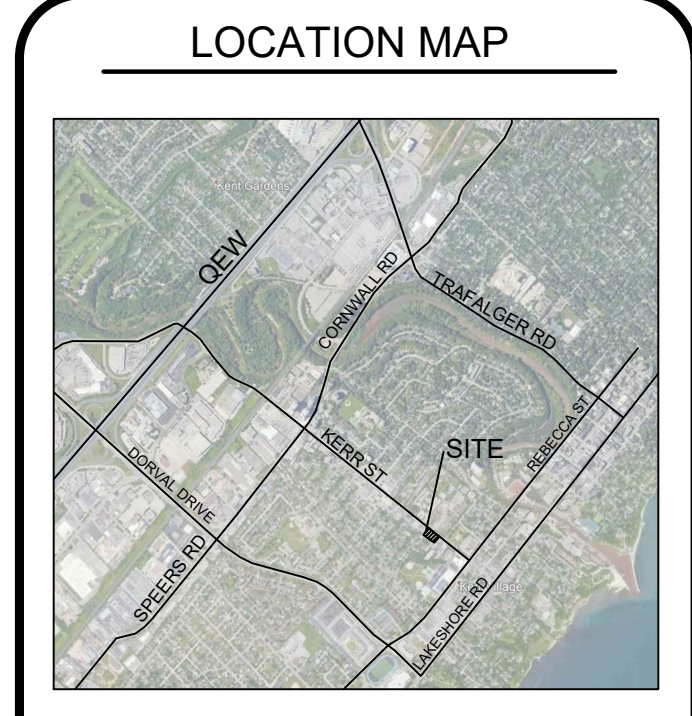


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LEGEND

-  TREES TO BE REMOVED
-  TREES TO BE RETAINED
-  TREES PRESERVATION FENCE
-  THE APPROXIMATE DRIP LINE OF THE CANOPY OF THE TREES
-  TREE PRESERVATION ZONE



GENERAL NOTES

THE LOCATION OF PROPERTY LINES, ELEVATIONS AND FACILITIES ON THIS PLAN WERE DRAWN ON THE BASIS OF A DIGITAL SITE PLAN OR SURVEY DATA PROVIDED BY OTHER CONSULTANTS.


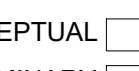
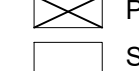
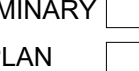
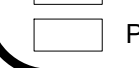



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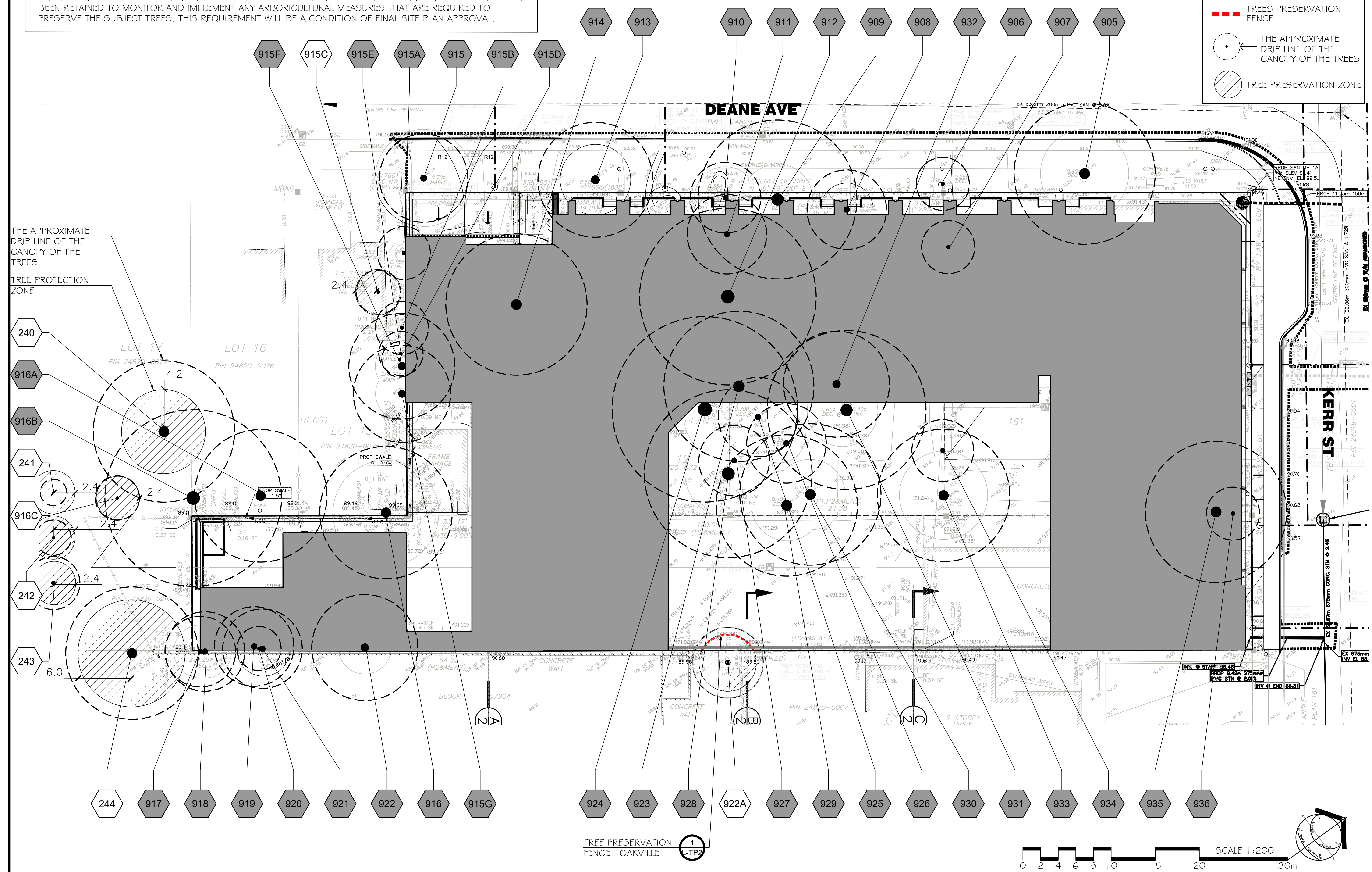
CONSTRUCTION MUST CONFORM TO ALL CODES AND REQUIREMENTS OF AUTHORITIES HAVING JURISDICTION.

REVISIONS

NO.	DATE	NOTES	BY
7	2021-07-15	REVISED PER COMMENTS	KL
6	2021-07-12	REVISED UPDATED BASE	KL
5	2021-06-09	REVISED AS PER COMMENTS	KL
4	2021-01-27	REVISED AS PER UPDATED SITE PLAN	LZH
3	2021-01-12	TREE PRESERVATION PLAN UPDATED	LZH
2	2020-12-23	REVISED AS PER UPDATED SITE PLAN	LZH
1	2020-06-12	SET UP DRAWING	KL

THESE LANDSCAPE DRAWINGS SHALL ONLY BE USED FOR THE PURPOSES INDICATED BELOW AS NOTED AND WHEN SIGNED BY THE CONSULTING LANDSCAPE ARCHITECT.

	CONCEPTUAL		TENDER
	PRELIMINARY		CONTRACT
	SITE PLAN		CONSTRUCTION
	PERMIT		AS-BUILT



HENRY KORTEKAAS & ASSOCIATES INC.
 LANDSCAPE ARCHITECTS,
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 TEL: 905-888-5599

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PROJECT: 224 & 234 KERR STREET
 OAKVILLE, ON L6K 3A8

DRAWING: TREE PRESERVATION PLAN

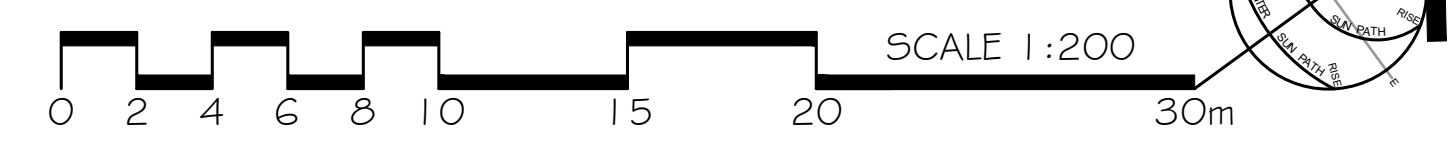
DRAWN BY: KL SCALE: 1:200

CHECKED BY: HJK DATE: 2020-06-12

JOB NO.: 2020-052

FILE #2020-052

L-TP1
 DRAWING 1 of 2



TREE PRESERVATION FENCE - OAKVILLE
 1 L-TP2

Tree Inventory & Valuation

Project: 224 & 232 Kerr Street, Oakville

HKA Job #: 2020-052

Date: June 16, 2020

Conditions:

Inventory Done By: Tyler Main - ISA Certified - ON-2598A

CODES		
DBH	iameter at breast height	(mm)
SPR	Spread	(m)
HT	Height	(m)
TI	Trunk Integrity	(G,F,P)
CS	Crown Structure	(G,F,P)
CV	Crown Vigor	(G,F,P)
CDB	Crown Die Back	(%)
SPP	Species Potential	(L,M,H)
SIP	Site Potential	(L,M,H)
PHY	Physical Condition	(text)
- = Estimate (L)=low (M)=moderate (H)=high (G) = Good, (F) = Fair, (P) = Poor		

Tree Tag #	Common Name	Scientific Name	DBH (MM)	SP	HT	TI	CS	CV	CDB	SPP	SIP	PHY	Notes	Ownership	Recommendation (REMOVE/RETAIN)
240	Norway Maple	Acer platanoides	610	16	20	G	F	F	20%	H	L	Crotch at 2m. Broken branches in canopy. Adjacent in Fence	Tree on Neighbour's property	130 Deane Ave	RETAIN
241	Norway Maple	Acer platanoides	163	3	13	G	F	P	30%	H	L	Many broken branches throughout canopy. On slope. Approx. 5m from property line.	Tree in ravine	Municipal tree	RETAIN
242	Norway Maple	Acer platanoides	143	4	14	G	P	P	25%	H	L	Many broken branches throughout canopy. On slope. Approx. 5m from property line.	Tree in ravine	Municipal tree	RETAIN
243	Norway Maple	Acer platanoides	290	6	16	G	P	F	25%	H	L	Many broken branches throughout canopy. On slope. Approx. 5m from property line.	Tree in ravine	Municipal tree	RETAIN
244	Silver Maple	Acer saccharinum	1000	15	20	F	F	F	15%	H	L	Growing through fence line. Some broken branches in canopy 1m from property line.	Tree in ravine	Municipal tree	RETAIN
905	Norway Maple	Acer platanoides	775	16	16	F	F	F	35%	H	L	Torsion, possible gridding	Growing with Hydro lines	Municipal tree	REMOVE
906	Norway Maple	Acer platanoides	225	6	9	F	F	F	40%	H	L		Growing with Hydro lines	Municipal tree	REMOVE
907	Norway Maple	Acer platanoides	245	6	10	F	P	F	70%	H	L		Growing with Hydro lines	Subject site tree	REMOVE
908	White Spruce	Picea glauca	580	9	20	F	F	G	40%	H	L		Growing with Hydro lines	Subject site tree	REMOVE
909	White Mulberry	Morus alba	420	18	9	F	F	F	35%	H	L	Leaning	Growing with Hydro lines	Subject site tree	REMOVE
910	Norway Maple	Acer platanoides	220	8	7	P	F	P	40%	H	L	Leaning, growing along fence	Growing with Hydro lines	Subject site tree	REMOVE
911	Norway Maple	Acer platanoides	280	9	12	F	F	F	40%	H	L	Leader cut off		Subject site tree	REMOVE
912	Black Walnut	Juglans nigra	705	20	22	G	G	G	20%	H	L	Canker, rot, broken	Growing with Hydro lines	Subject site tree	REMOVE
913	Norway Maple	Acer platanoides	715	13	15	P	P	F	70%	H	L			Municipal tree	REMOVE
914	Norway Maple	Acer platanoides	800	16	16	P	P	P	90%	H	L	Dead, Standing Snag		Subject site tree	REMOVE
915	Norway Maple	Acer platanoides	680	10	16	F	F	P	20%	H	L	Large wound, crotch at 2 M, 1 limb cut		Municipal tree	REMOVE
915A	Norway Maple	Acer platanoides	140	6	9	F	F	F	20%	H	H		Tree on Neighbour's property	126 Deane Ave	REMOVE WITH PERMISSION FROM NEIGHBOUR
915B	Norway Maple	Acer platanoides	260	6	12	F	F	F	30%	H	H		Tree on Neighbour's property	126 Deane Ave	REMOVE WITH PERMISSION FROM NEIGHBOUR
915C	Norway Maple	Acer platanoides	160	5	11	F	F	F	30%	H	H		Tree on Neighbour's property	Adjoining property tree	RETAIN
915D	Norway Maple	Acer platanoides	150	4	6	F	P	F	60%	H	H		Tree on Neighbour's property	126 Deane Ave	REMOVE WITH PERMISSION FROM NEIGHBOUR
915E	Norway Maple	Acer platanoides	165	5	11	F	F	F	35%	H	H		Tree on Neighbour's property	126 Deane Ave	REMOVE WITH PERMISSION FROM NEIGHBOUR
915F	Norway Maple	Acer platanoides	390	12	14	F	F	P	25%	H	H	Large wound, growing along fence	Tree on Neighbour's property	126 Deane Ave	REMOVE WITH PERMISSION FROM NEIGHBOUR
915G	Norway Maple	Acer platanoides	240	11	12	F	F	F	20%	H	H	Canker	Tree on Neighbour's property	126 Deane Ave	REMOVE WITH PERMISSION FROM NEIGHBOUR
916	Norway Maple	Acer platanoides	540	15	16	F	P	P	60%	H	H	Canker, cracks	Tree on Neighbour's property	126 Deane Ave	REMOVE WITH PERMISSION FROM NEIGHBOUR
916A	Norway Maple	Acer platanoides	570	15	21	F	F	F	30%	H	H	Canker	Tree on Neighbour's property	126 Deane Ave	REMOVE WITH PERMISSION FROM NEIGHBOUR
916B	Norway Maple	Acer platanoides	600	17	20	F	F	F	30%	H	H	Crotch at 2 M 3 main leaders	Tree on Neighbour's property	126 Deane Ave	REMOVE WITH PERMISSION FROM NEIGHBOUR
916C	Norway Maple	Acer platanoides	480, 530	20	21	F	F	F	30%	H	H	Crotch at 1.5 M, canker	Tree on Neighbour's property	130 Deane Ave	REMOVE WITH PERMISSION FROM NEIGHBOUR

Tree Tag #	Common Name	Scientific Name	DBH	SP	HT	TI	CS	CV	CDB	SPP	SIP	PHY	Notes	Ownership	Recommendation (REMOVE/RETAIN)
917	Norway Maple	Acer platanoides	250	8	17	F	F	F	30%	H	L	Growing along wall		126 Deane Ave	REMOVE
918	Norway Maple	Acer platanoides	260	9	17	F	F	F	30%	H	L	Growing along wall		Adjoining property tree	REMOVE
919	Norway Maple	Acer platanoides	255	9	17	F	F	F	25%	H	L	Growing along wall, canker		Subject site tree	REMOVE
920	Norway Maple	Acer platanoides	225, 330	5	10	F	F	F	35%	H	L	Growing along wall, canker		Subject site tree	REMOVE
921	Black Walnut	Juglans nigra	230	9	13	F	F	F	25%	H	L	Growing along wall		Subject site tree	REMOVE
922	Black Walnut	Juglans nigra	360	12	20	F	F	F	25%	H	L	Growing along wall		Subject site tree	REMOVE
922A	Norway Spruce	Picea abies	330	8	16	G	G	G	20%	H	L	Tree on Neighbour's property	216 Kerr St	RETAIN AND PROTECT	
923	Black Walnut	Juglans nigra	550	17	20	G	G	G	25%	H	L			Subject site tree	REMOVE
924	Black Walnut	Juglans nigra	680	21	22	G	G	G	25%	H	L			Subject site tree	REMOVE
925	Black Walnut	Juglans nigra	230	9	16	G	G	G	20%	H	L			Subject site tree	REMOVE
926	Black Walnut	Juglans nigra	210	9	16	G	G	G	20%	H	L			Subject site tree	REMOVE
927	Black Walnut	Juglans nigra	200	8	14	G	G	G	20%	H	L			Subject site tree	REMOVE
928	Black Walnut	Juglans nigra	655	19	20	G	G	G	30%	H	L			Subject site tree	REMOVE
929	Black Walnut	Juglans nigra	440	16	18	G	G	G	25%	H	L			Subject site tree	REMOVE
930	Black Walnut	Juglans nigra	545	16	21	G	G	G	35%	H	L			Subject site tree	REMOVE
931	Black Walnut	Juglans nigra	530, 355	18	22	G	G	G	35%	H	L	Crotch at base		Subject site tree	REMOVE
932	Black Walnut	Juglans nigra	260	12	17	G	G	G	20%	H	L			Subject site tree	REMOVE
933	Black Walnut	Juglans nigra	630	15	22	G	F	F	35%	H	L	Poorly pruned	Growing along fence	Subject site tree	REMOVE
934	Norway Maple	Acer platanoides	270	7	6	P	P	P	60%	H	L	Leader cut off, Leaning		Subject site tree	REMOVE
935	Chinese Elm	Ulmus parvifolia	545	16	21	G	G	G	65%	H	L	Crotch at 0.3M		Subject site tree	REMOVE
936	Chinese Elm	Ulmus parvifolia	250	6	6	F	P	F	60%	H	L			Subject site tree	REMOVE

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**SCHEDULE 1
TREE PROTECTION BARRIER**

Tree Protection Barriers

- Tree protection barriers must be 1.2m (4ft) high, waterboard, hoarding or an equivalent approved by Urban Forestry Services.
- Tree protection barriers for trees situated on the Town road allowance where visibility must be maintained are to be 1.2m (4ft) high and consist of plastic with steel framing on a wood frame made of 2" x 4" s.
- Where some excavation or fill has to be temporarily located near a tree protection barrier, plywood must be used to ensure no material enters the Tree Protection Zone.
- All supports and bracing should be outside the Tree Protection Zone. All such supports should minimize damaging roots outside the Tree Protection Barrier.
- No construction activity, grade change, surface treatment or excavations of any kind is permitted within the Tree Protection Zone.

1 TREE PRESERVATION FENCE - OAKVILLE
N.T.S. 323133.11-81

LOCATION MAP



GENERAL NOTES

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<input type="checkbox"/> CONCEPTUAL	<input type="checkbox"/> TENDER
<input checked="" type="checkbox"/> PRELIMINARY	<input type="checkbox"/> CONTRACT
<input type="checkbox"/> SITE PLAN	<input type="checkbox"/> CONSTRUCTION
<input type="checkbox"/> PERMIT	<input type="checkbox"/> AS-BUILT

HENRY KORTEKAAS & ASSOCIATES INC.
 LANDSCAPE ARCHITECTS, ARBORISTS, ENVIRONMENTAL & RECREATIONAL PLANNERS
 599 LIVERPOOL ROAD
 PICKERING, ON L1W 1R1 EMAIL: INFO@HKL.A CA

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PROJECT:
**224 & 234 KERR STREET
 OAKVILLE, ON L6K 3A8**

DRAWING:
TREE PRESERVATION PLAN

DRAWN BY: KL SCALE: AS SHOWN
 CHECKED BY: HJK DATE: 2020-06-12
 JOB NO.: 2020-052
L-TP2
 DRAWING 2 of 2

PLANT SCHEDULE ROW

TREES	QTY	BOTANICAL NAME	COMMON NAME	SIZE	CONT	REMARKS
CCE	3	Cercis canadensis	Eastern Redbud	150cm Ht. Multistem	W.B.	
QUR	1	Quercus rubra	Red Oak	60mm Cal.	W.B.	
SRI	4	Syringa reticulata 'Ivory Silk'	Ivory Silk Japanese Tree Lilac	60mm Cal.	W.B.	

REFERENCE NOTES SCHEDULE SITE

SYMBOL	Fences and Gates DESCRIPTION	QTY	DETAIL
	Decorative Metal Fence - 1.2m	43.3 m	8/L-D1
	Chain Link Fence - Black Vinyl - 1.2m	53.6 m	1/L-D2

SYMBOL	DESCRIPTION	QTY	DETAIL
	Unilock U-Cara Grill Island	2	14/L-D1

SYMBOL	1/2 FURNISHINGS DESCRIPTION	QTY	DETAIL
	Maglin MLB1050-W Bench	6	10/L-D1

SYMBOL	Site Furnishings DESCRIPTION	QTY	DETAIL
	Maglin MLPT400-WCA Table (Accessible)	1	/

SYMBOL	DESCRIPTION	QTY	DETAIL
	Engineered Safety Wood Chips Play Area	25.6 m ²	7/L-D2

SYMBOL	Accessible DESCRIPTION	QTY	DETAIL
	Water Washed Stone	13.8 m ²	11/L-D1

SYMBOL	Fountain DESCRIPTION	QTY	DETAIL
	Sod over 150mm Topsoil	15.2 m ²	4/L-D1

SYMBOL	DESCRIPTION	QTY	DETAIL
	Unilock Promenade Plank Paver 4x16 - Colour: BLACK GRANITE	10.0 m ²	12/L-D1

SYMBOL	DESCRIPTION	QTY	DETAIL
	Unilock Promenade 4x16 - Colour: Random Colour Boundle	65.1 m ²	12/L-D1

SYMBOL	Concrete Paving DESCRIPTION	QTY	DETAIL
	Concrete Paving with 200mm depth of 19mm Crusher Run Limestone	128.2 m ²	5/L-D1

SYMBOL	DESCRIPTION	QTY	DETAIL
	Concrete Paving with 150mm depth of 19mm Crusher Run Limestone	353.0 m ²	2/L-D2

SYMBOL	Unit Paving DESCRIPTION	QTY	DETAIL
	Unilock Northshore 14.75 x 14.75 - Colour: Almond Grove	46.4 m ²	9/L-D1

SYMBOL	DESCRIPTION	QTY	DETAIL
	Unilock Series - 7 x 14 - Colour: Mountain Mist	20.8 m ²	9/L-D1

*NOTE:
ALL LIGHTING DEVICES SHALL BE FULL CUT OFF AND NIGHT SKY FRIENDLY, AND SHALL BE MITIGATED AT THE SOURCE SO THAT NO LIGHT (0.0 LUX) WILL BE DIRECTLY PROJECTED ONTO ADJACENT PROPERTIES

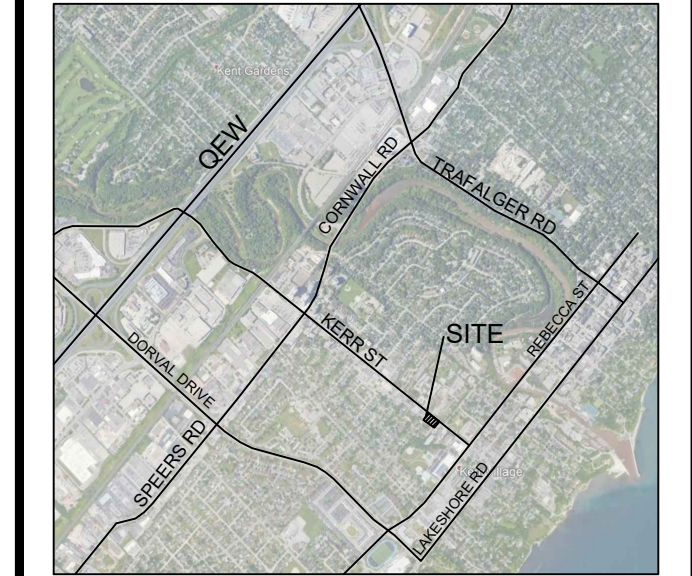
PLANT SCHEDULE SITE

TREES	QTY	BOTANICAL NAME	COMMON NAME	SIZE	CONT	REMARKS
ARM	3	Acer rubrum	Red Maple	60mm Cal.	W.B.	spring dug
GBM	3	Ginkgo biloba	Maidenhair Tree	60mm Cal.	W.B.	
GTI	2	Gleditsia thnacanthos inermis 'Shademaster' TM	Shademaster Locust	60mm Cal.	W.B.	
QMB	1	Quercus macrocarpa	Burr Oak	60mm Cal.	W.B.	spring dug

SHRUBS	QTY	BOTANICAL NAME	COMMON NAME	SIZE	CONT	REMARKS
ACE BLO	2	Acer palmatum 'Bloodgood'	Bloodgood Japanese Maple	150cm Ht. Multi-Stem	W.B.	
ATH FNB	79	Athyrium x 'Branford Beauty'	Ladyfern	1gal	Potted	
CAL KAR	73	Calamagrostis x acutiflora 'Karl Foerster'	Feather Reed Grass	1gal	Potted	
EVO BUS	6	Euonymus alatus 'Compacta'	Dwarf Burning Bush	50cm Ht.	Potted	
FES OV2	82	Festuca ovina glauca 'Elijah Blue'	Blue Fescue	1gal	Potted	
HEM FUL	62	Hemerocallis fulva	Orange Daylily	1gal	Potted	
HEM ORO	131	Hemerocallis x 'Stella de Oro'	Stella de Oro Daylily	1gal	Potted	
HYD ANN	82	Hydrangea arborescens 'Annabelle'	Annabelle Smooth Hydrangea	2gal	Potted	
JUN BA2	48	Juniperus horizontalis 'Bar Harbor'	Bar Harbor Creeping Juniper	50cm Ht.	Potted	DT
JUN W12	6	Juniperus horizontalis 'Wiltoni'	Blue Rug Juniper	50cm Ht.	Potted	DT
LIG VIC	58	Ligustrum vicaryi	Golden Privet	50cm Ht.	Potted	DT
RHU TYP	6	Rhus typhina	Staghorn Sumac	50cm Ht.	Potted	
RIB ALP	21	Ribes alpinum	Alpine Currant	50cm Ht.	Potted	DT
SOR NUT	29	Sorghastrum nutans	Indian Grass	1gal	Potted	
SPI GO4	94	Spiraea x bumalda 'Goldflame'	Goldflame Spiraea	30cm Ht.	Potted	
SYR MEY	10	Syringa meyeri 'Palibin'	Dwarf Korean Lilac	50cm Ht.	Potted	
THU OC2	6	Thuja occidentalis	Eastern White Cedar	120cm Ht.	Native Field Cedar	

GROUND COVERS	CODE	QTY	BOTANICAL NAME	COMMON NAME	CONT	SPACING
	VIN CO2	253	Vinca minor	Common Periwinkle	10cm Plug	500mm

LOCATION MAP



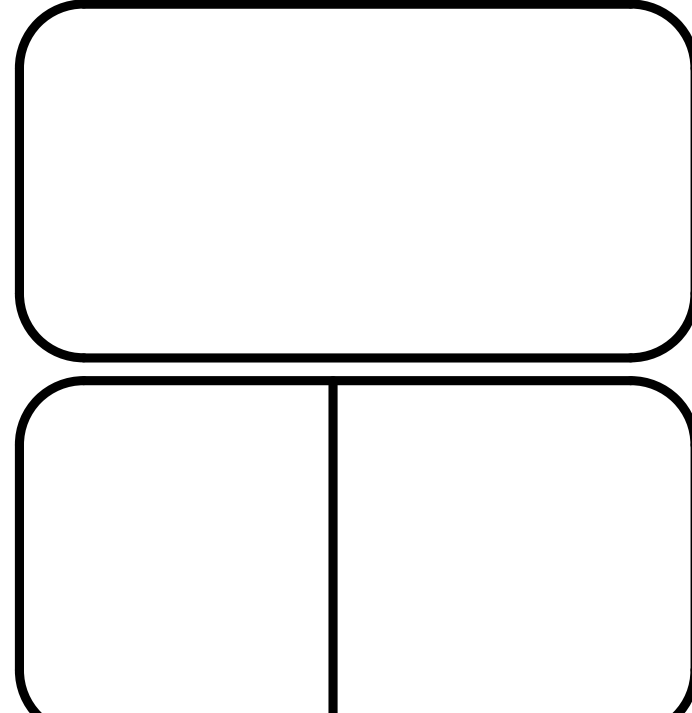
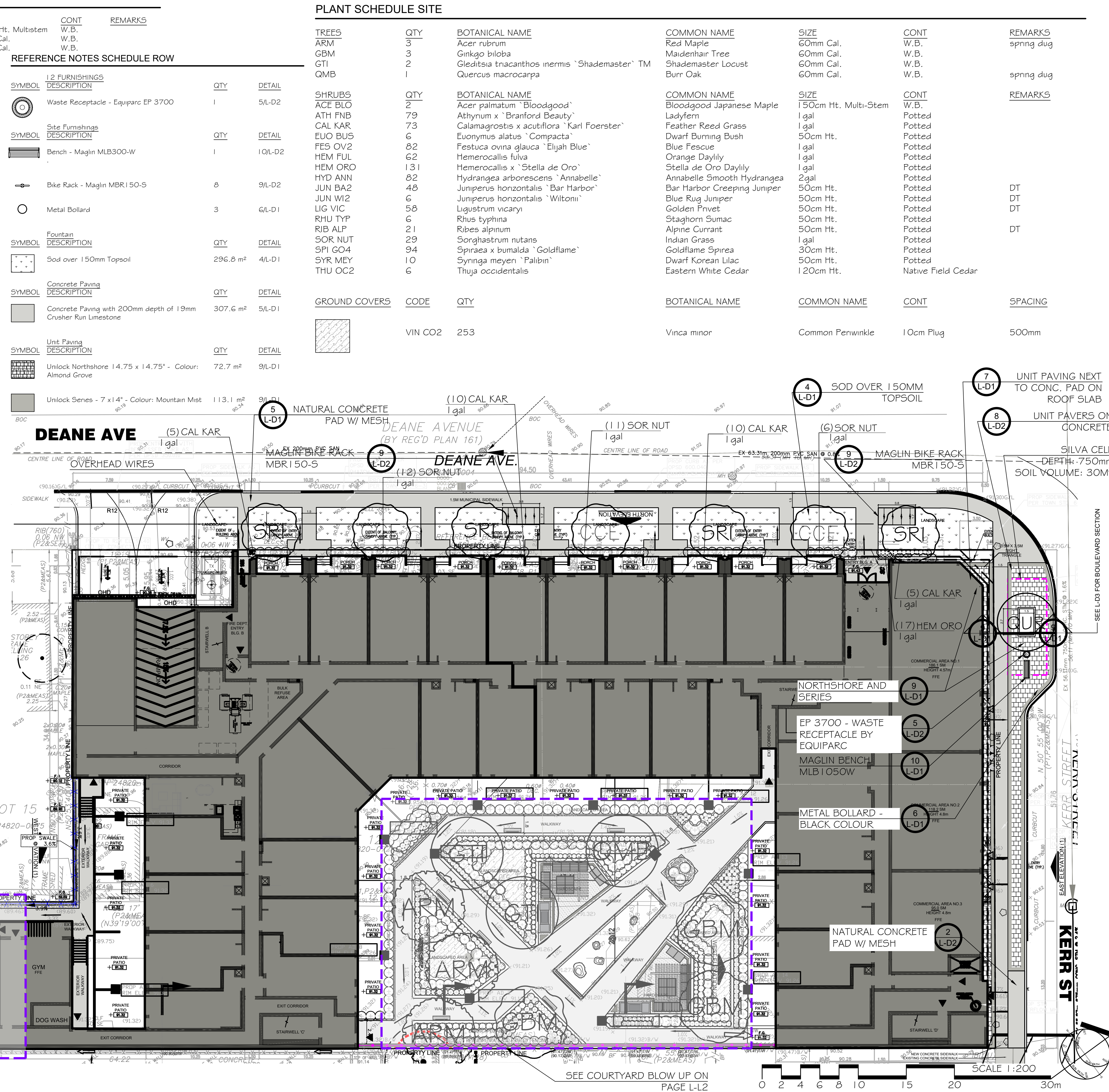
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5	2021-06-09	REVISED AS PER COMMENTS	KL
4	2021-01-27	REVISED AS PER UPDATED SITE PLAN	LZH
3	2021-01-12	THREE PRESERVATION PLAN UPDATED	LZH
2	2020-12-23	REVISED AS PER UPDATED SITE PLAN	LZH
1	2020-06-12	SET UP DRAWING	KL

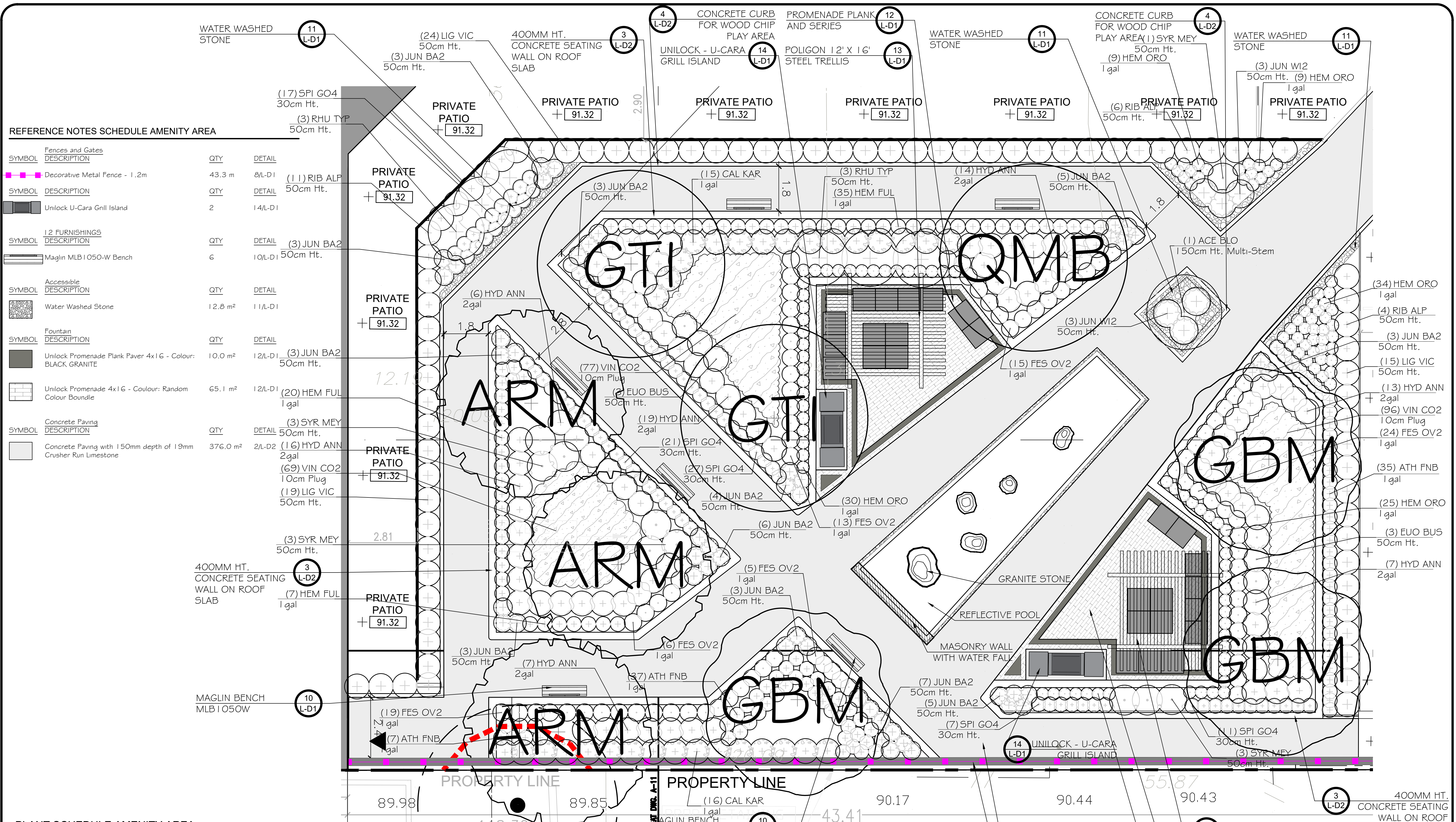
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 CONCEPTUAL TENDER CONTRACT
 PRELIMINARY CONSTRUCTION
 SITE PLAN AS-BUILT
 PERMIT



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 LANDSCAPE ARCHITECTS, ARBORISTS, ENVIRONMENTAL & RECREATIONAL PLANNERS
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 PICKERING, ON L1W 1R1 EMAIL: INFO@HKLGA.CA

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PROJECT: 224 & 234 KERR STREET OAKVILLE, ON L6K 3A8
 DRAWING: LANDSCAPE PLAN
 DRAWN BY: KL SCALE: 1:200
 CHECKED BY: HJK DATE: 2020-06-12
 JOB NO.: 2020-052
 DRAWING 1 of 7
 File #2020-052



REFERENCE NOTES SCHEDULE AMENITY AREA

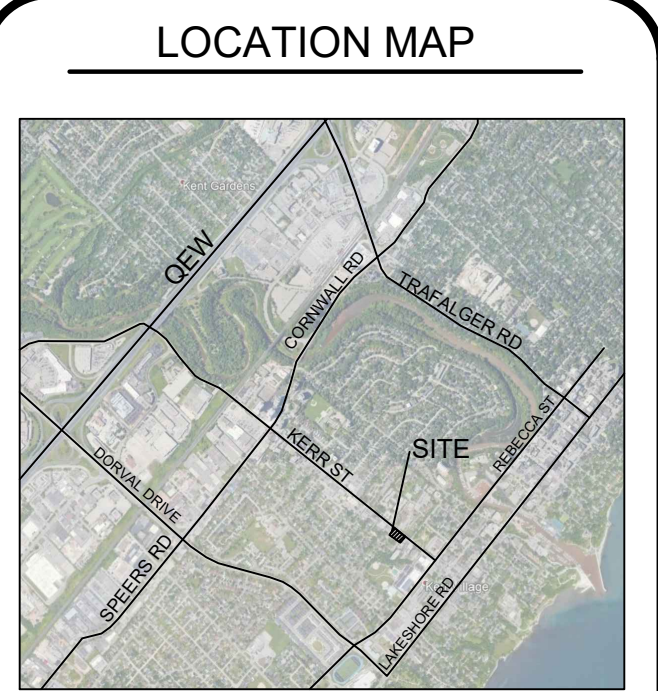
SYMBOL	FENCES AND GATES DESCRIPTION	QTY	DETAIL
	Decorative Metal Fence - 1.2m	43.3 m	8/L-D1
	Unilock U-Cara Grill Island	2	14/L-D1
SYMBOL	12 FURNISHINGS DESCRIPTION	QTY	DETAIL
	Maglin MLB1050-W Bench	6	10/L-D1
SYMBOL	ACCESSIBLE DESCRIPTION	QTY	DETAIL
	Water Washed Stone	12.8 m ²	11/L-D1
	Unilock Promenade Plank Paver 4x16 - Colour: BLACK GRANITE	10.0 m ²	12/L-D1
	Unilock Promenade 4x16 - Colour: Random Colour Boundle	65.1 m ²	12/L-D1
SYMBOL	CONCRETE PAVING DESCRIPTION	QTY	DETAIL
	Concrete Paving with 150mm depth of 19mm Crusher Run Limestone	376.0 m ²	2/L-D2

PLANT SCHEDULE AMENITY AREA

TREES	QTY	BOTANICAL NAME	COMMON NAME	SIZE	CONT	REMARKS
ARM	3	Acer rubrum	Red Maple	60mm Cal.	W.B.	spring dug
GBM	3	Ginkgo biloba	Maidenhair Tree	60mm Cal.	W.B.	
GTI	2	Gleditsia tnacanthos inermis 'Shademaster' TM	Shademaster Locust	60mm Cal.	W.B.	
QMB	1	Quercus macrocarpa	Burr Oak	60mm Cal.	W.B.	spring dug
SHRUBS	QTY	BOTANICAL NAME	COMMON NAME	SIZE	CONT	REMARKS
ACE BLO	1	Acer palmatum 'Bloodgood'	Bloodgood Japanese Maple	150cm Ht. Multi-Stem	W.B.	
ATH FNB	79	Athyrium x 'Branford Beauty'	Ladyfern	1 gal	Potted	
CAL KAR	31	Calamagrostis x acutiflora 'Karl Foerster'	Feather Reed Grass	1 gal	Potted	
EVO BUS	6	Euonymus alatus 'Compacta'	Dwarf Burning Bush	50cm Ht.	Potted	
FES OV2	82	Festuca ovina glauca 'Elijah Blue'	Blue Fescue	1 gal	Potted	
HEM FUL	62	Hemerocallis fulva	Orange Daylily	1 gal	Potted	
HEM ORO	114	Hemerocallis x 'Stella de Oro'	Stella de Oro Daylily	1 gal	Potted	
HYD ANN	82	Hydrangea arborescens 'Annabelle'	Annabelle Smooth Hydrangea	2gal	Potted	
JUN BA2	48	Juniperus horizontalis 'Bar Harbor'	Bar Harbor Creeping Juniper	50cm Ht.	Potted	DT
JUN W12	6	Juniperus horizontalis 'Wiltonii'	Blue Rug Juniper	50cm Ht.	Potted	DT
LIG VIC	58	Ligustrum vicaryi	Golden Privet	50cm Ht.	Potted	DT
RHU TYP	6	Rhus typhina	Staghorn Sumac	50cm Ht.	Potted	
RIB ALP	21	Ribes alpinum	Alpine Currant	50cm Ht.	Potted	DT
SPI GO4	83	Spiraea x bumalda 'Goldflame'	Goldflame Spirea	30cm Ht.	Potted	
SYR MEY	10	Syringa meyeri 'Palibin'	Dwarf Korean Lilac	50cm Ht.	Potted	

PLANT SCHEDULE AMENITY AREA

GROUND COVERS	CODE	QTY	BOTANICAL NAME	COMMON NAME	CONT	SPACING	REMARKS
	VIN CO2	242	Vinca minor	Common Periwinkle	10cm Plug	500mm	



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1	2020-06-12	SET UP DRAWING	KL

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	CONCEPTUAL		TENDER
	PRELIMINARY		CONTRACT
	SITE PLAN		CONSTRUCTION
	PERMIT		AS-BUILT

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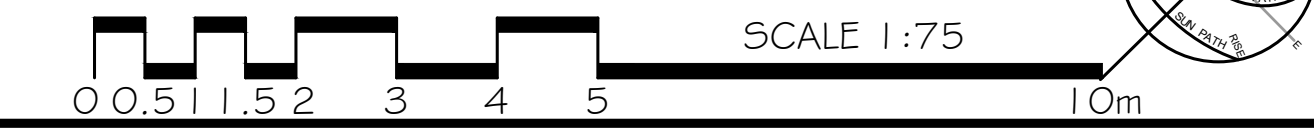
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PROJECT: 224 & 234 KERR STREET OAKVILLE, ON L6K 3A8

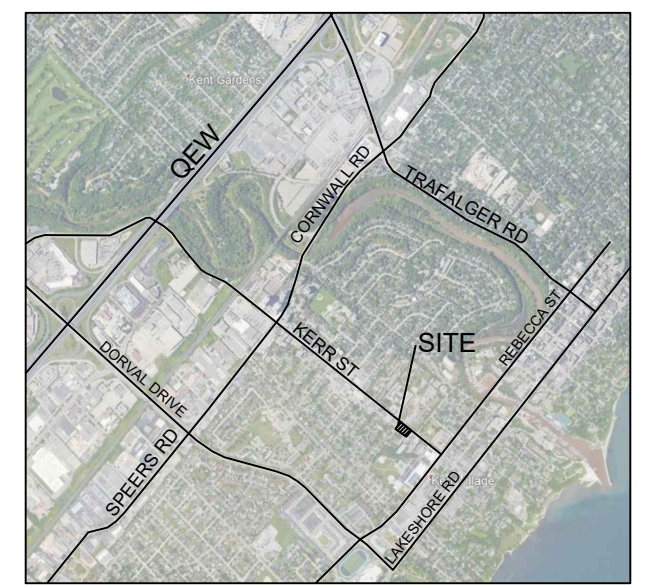
DRAWING: LANDSCAPE PLAN COURTYARD

DRAWN BY: KL	SCALE: 1:75	L-L2 DRAWING 2 of 7
CHECKED BY: HJK	DATE: 2020-06-12	
JOB NO.: 2020-052		

File #2020-052



LOCATION MAP



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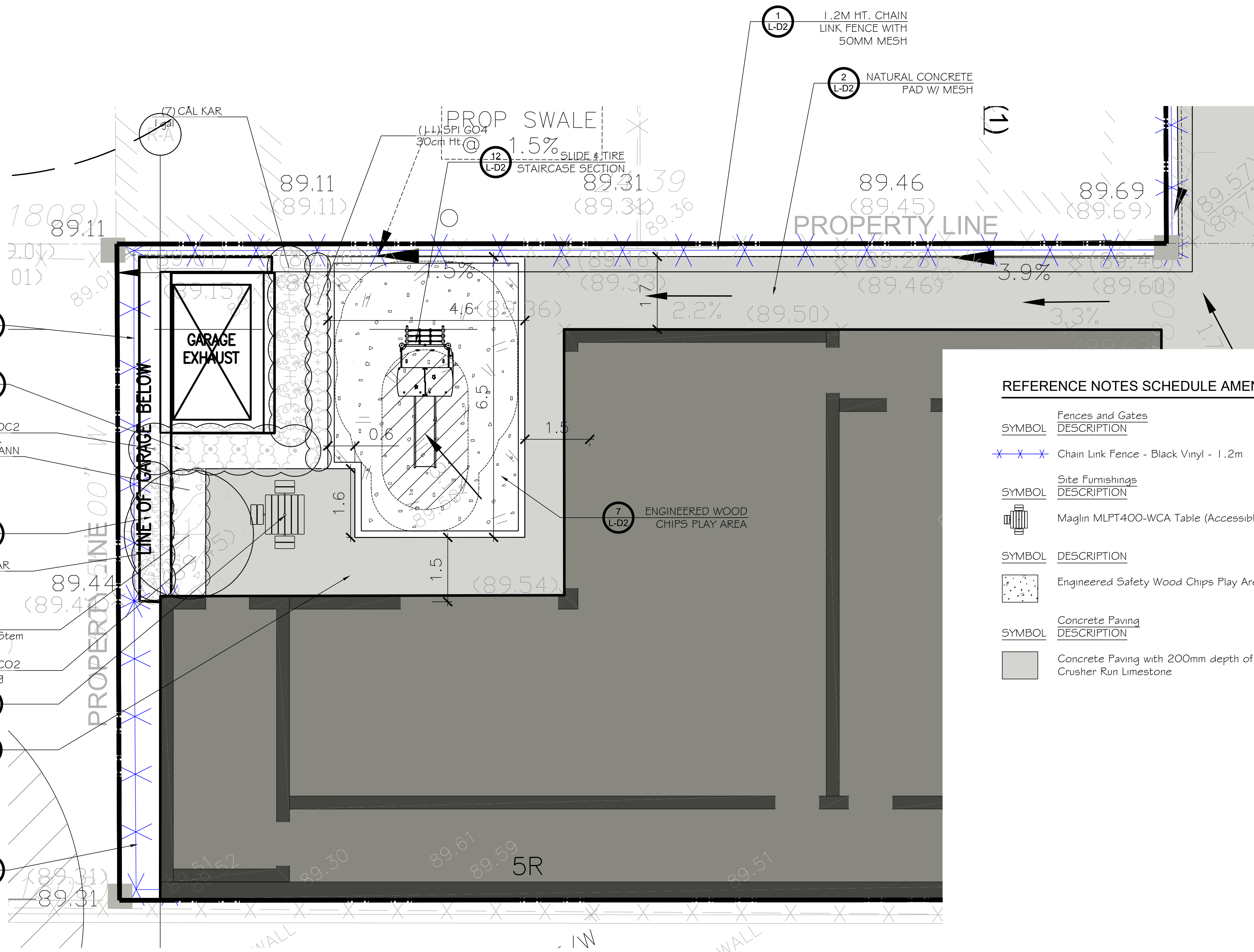
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	CONCEPTUAL		TENDER
	PRELIMINARY		CONTRACT
	SITE PLAN		CONSTRUCTION
	PERMIT		AS-BUILT

REFERENCE NOTES SCHEDULE AMENITY SPACE

SYMBOL	DESCRIPTION	QTY	DETAIL
	Chain Link Fence - Black Vinyl - 1.2m	53.6 m	1/L-D2
SYMBOL	DESCRIPTION	QTY	DETAIL
	Maglin MLPT400-WCA Table (Accessible)	1	1/L-D2
SYMBOL	DESCRIPTION	QTY	DETAIL
	Engineered Safety Wood Chips Play Area	25.6 m ²	7/L-D2
SYMBOL	DESCRIPTION	QTY	DETAIL
	Concrete Paving with 200mm depth of 19mm Crusher Run Limestone	88.4 m ²	5/L-D1



PLANT SCHEDULE AMENITY SPACE

SHRUBS	QTY	BOTANICAL NAME	COMMON NAME	SIZE	CONT	REMARKS
ACE BLO	1	Acer palmatum 'Bloodgood'	Bloodgood Japanese Maple	150cm Ht. Multi-Stem	W.B.	
CAL KAR	12	Calamagrostis x acutiflora 'Karl Foerster'	Feather Reed Grass	1 gal	Potted	
SPI GO4	11	Spiraea x bumalda 'Goldflame'	Goldflame Spirea	30cm Ht.	Potted	
THU OC2	6	Thuja occidentalis	Eastern White Cedar	120cm Ht.	Native Field Cedar	
GROUND COVERS	CODE	QTY	BOTANICAL NAME	COMMON NAME	CONT	SPACING
	VIN CO2	11	Vinca minor	Common Periwinkle	10cm Plug	500mm



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PROJECT: 224 & 234 KERR STREET
 OAKVILLE, ON L6K 3A8

DRAWING: LANDSCAPE PLAN
 AMENITY SPACE

DRAWN BY: KL
 CHECKED BY: HJK
 JOB NO.: 2020-052

SCALE: 1:50
 DATE: 2020-06-12

L-L3
 DRAWING 3 of 7

CANOPY CALCULATION CHART TEMPLATE

Submit a separate chart for on-site condition and for streetscape (municipal right-of-way)
References direction for completing canopy coverage plan and chart

FILE NUMBER: 2020-052
FILE NAME: 224 & 223 KERR ST, OAKVILLE
CANOPY COVER TARGET: 20% (based on land use)

Tree #	Species	Stature (S,M,L)	Soil Volume per Tree (m ³)	Canopy Area (m ²)	Canopy Area Sub-total (m ²)
T1	Acer rubrum	M	21.74	78.50	
T2	Ginkgo biloba	M	21.74	75.00	
T3	Ginkgo biloba	M	31.25	78.50	
T4	Ginkgo biloba	M	31.25	70.50	
T5	Quercus macrocarpa	L	30.92	154.00	
T6	Gleditsia triacanthos inermis 'Shademaster'™	M	30.92	78.16	
T7	Gleditsia triacanthos inermis 'Shademaster'™	M	30.92	57.02	
T8	Acer rubrum	M	29.83	78.50	
T9	Acer rubrum	M	29.83	47.17	

Subtotal of proposed canopy: 717.35

Total # of Trees	Total Canopy Area (m ²)
	717.35

Canopy Summary
Total Site Area: 5330.1 m²
Site Canopy Cover: 13.45 %
Canopy Cover Target by Land Use: 20 %

3 [v.JL2016]

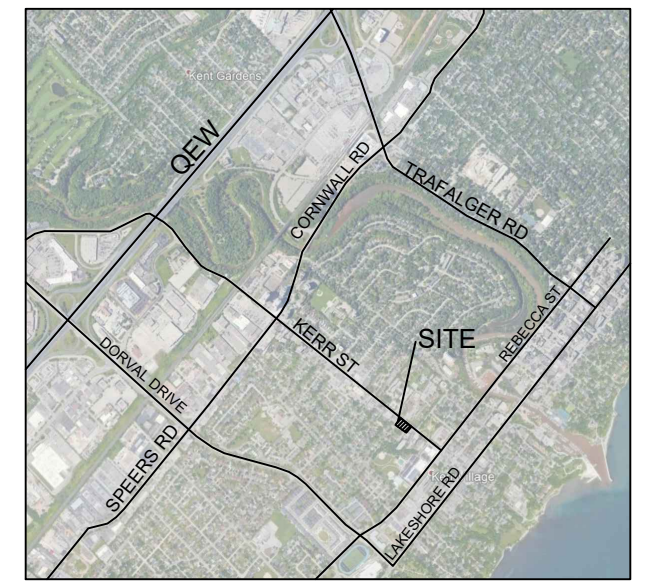


***NOTE:**
EXISTING TREES E1 TO E5 ARE NOT ELIGIBLE FOR CANOPY BONUS. ONLY CANOPY OVERHANGING SITE IS INCLUDED AS CANOPY COVERAGE FOR THE SITE.

LEGEND

- PROPOSED TREES CANOPY COVERAGE AREA - EFFECTIVE
- PROPOSED TREES CANOPY COVERAGE AREA - INEFFECTIVE
- EXISTING TREES CANOPY COVERAGE AREA - PARTIALLY EFFECTIVE
- EFFECTIVE TREES SOIL AREA (DEPTH AS PER PLAN)

LOCATION MAP



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- CONCEPTUAL
- PRELIMINARY
- SITE PLAN
- PERMIT
- TENDER
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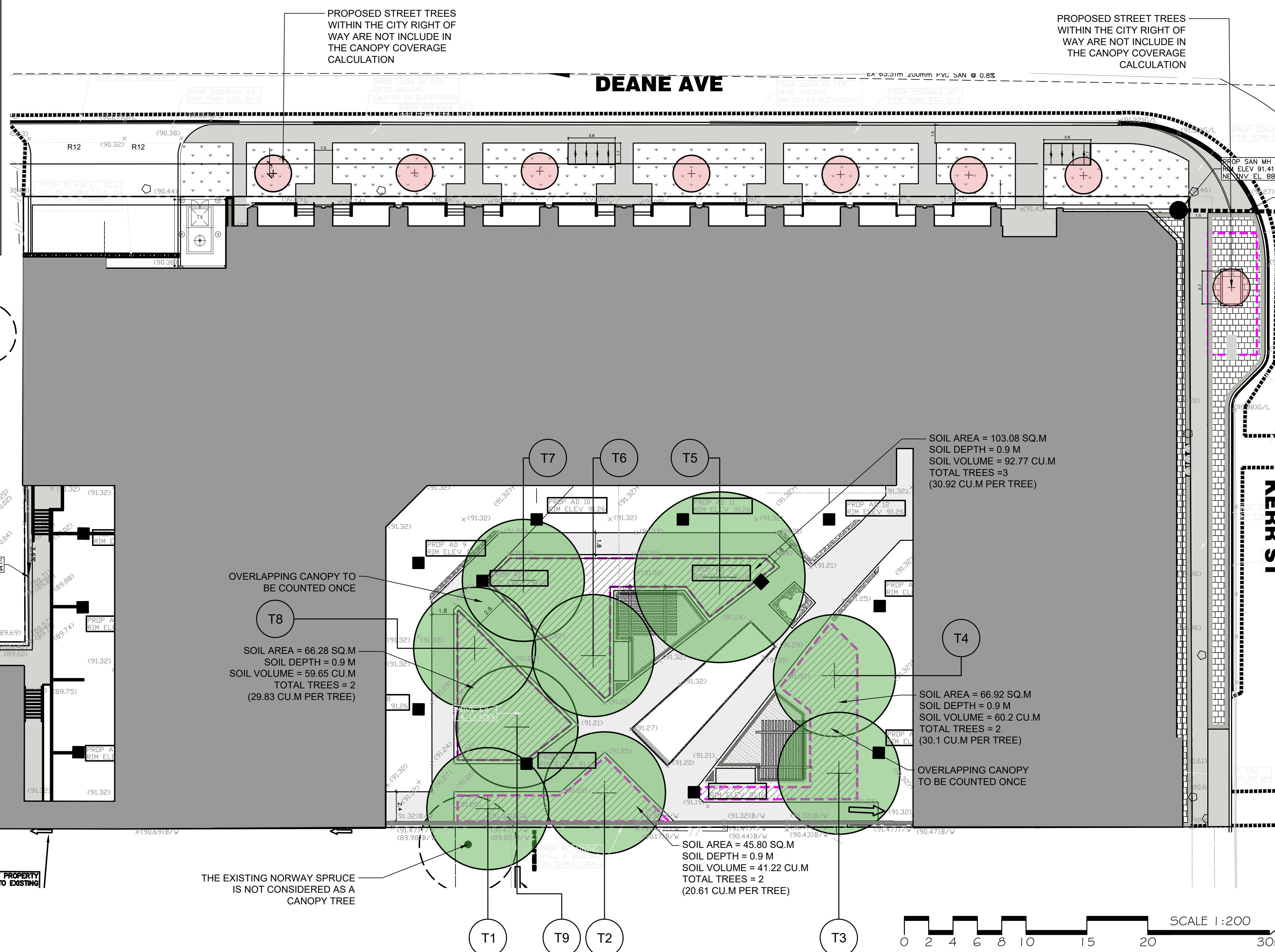
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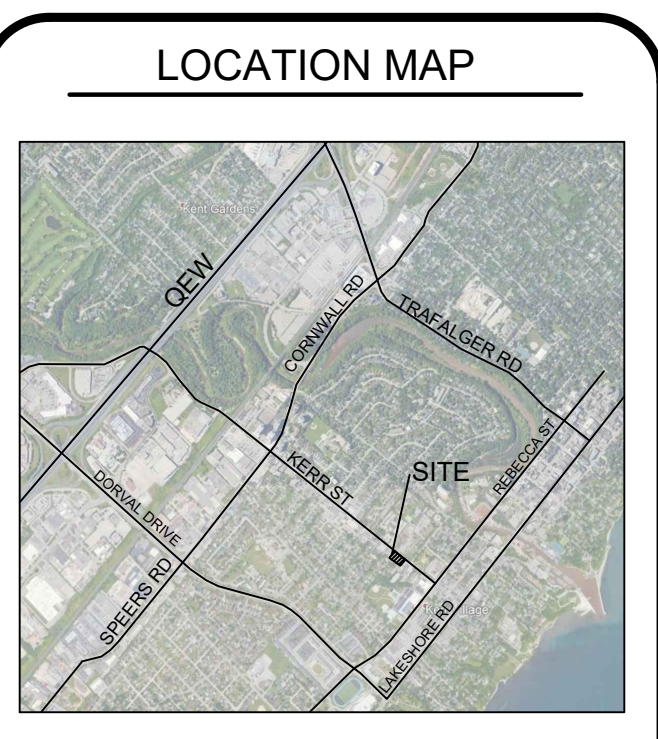
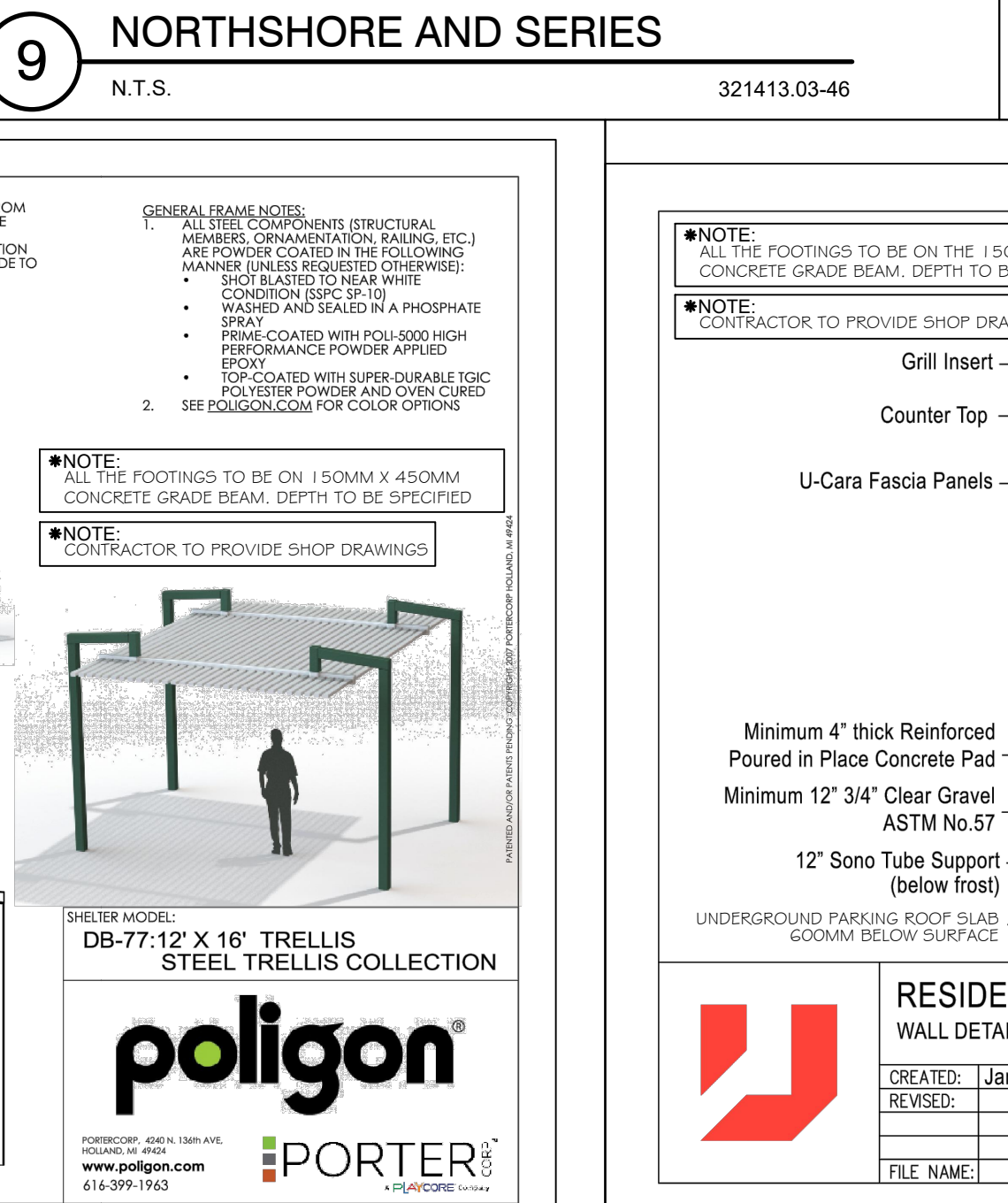
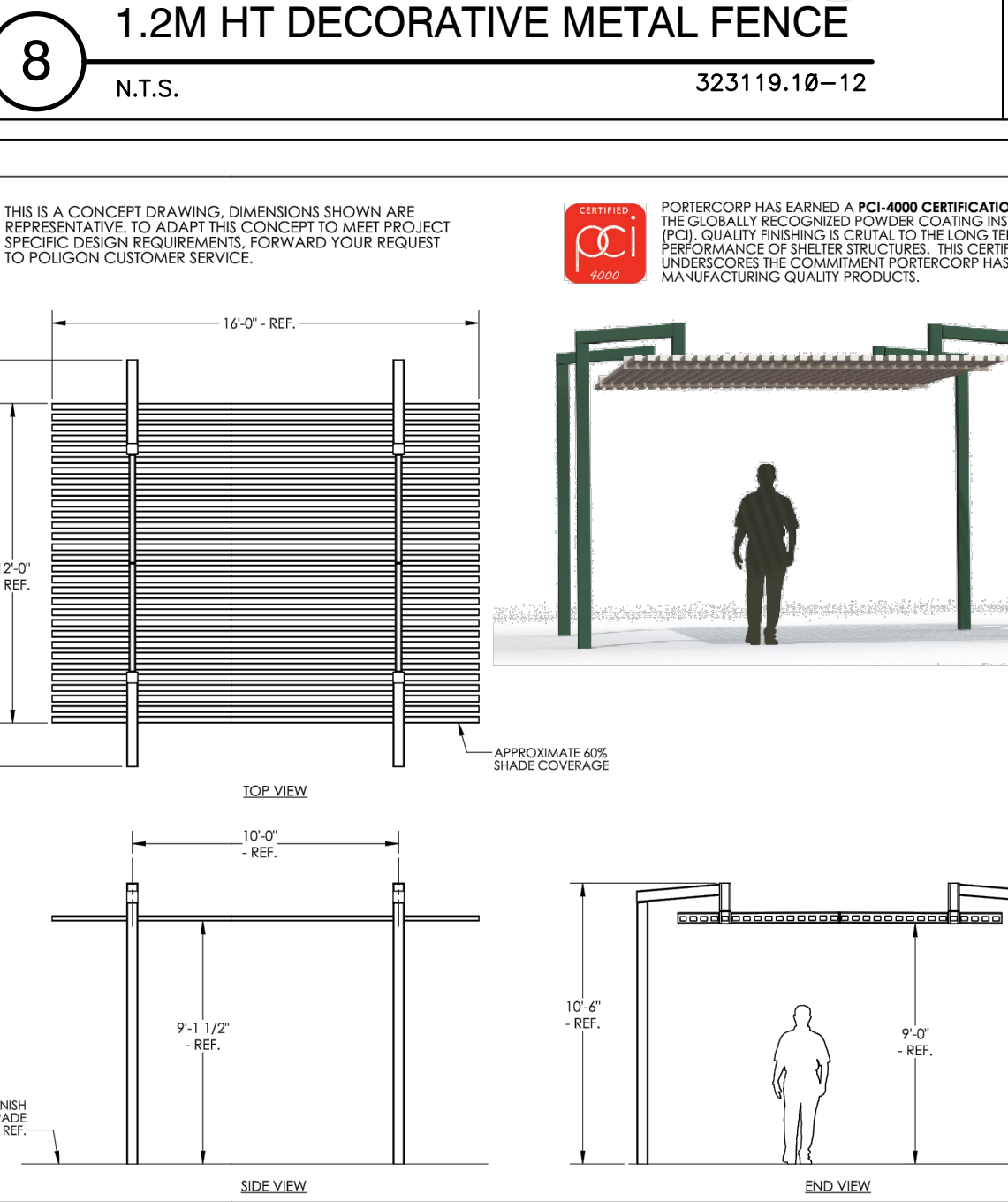
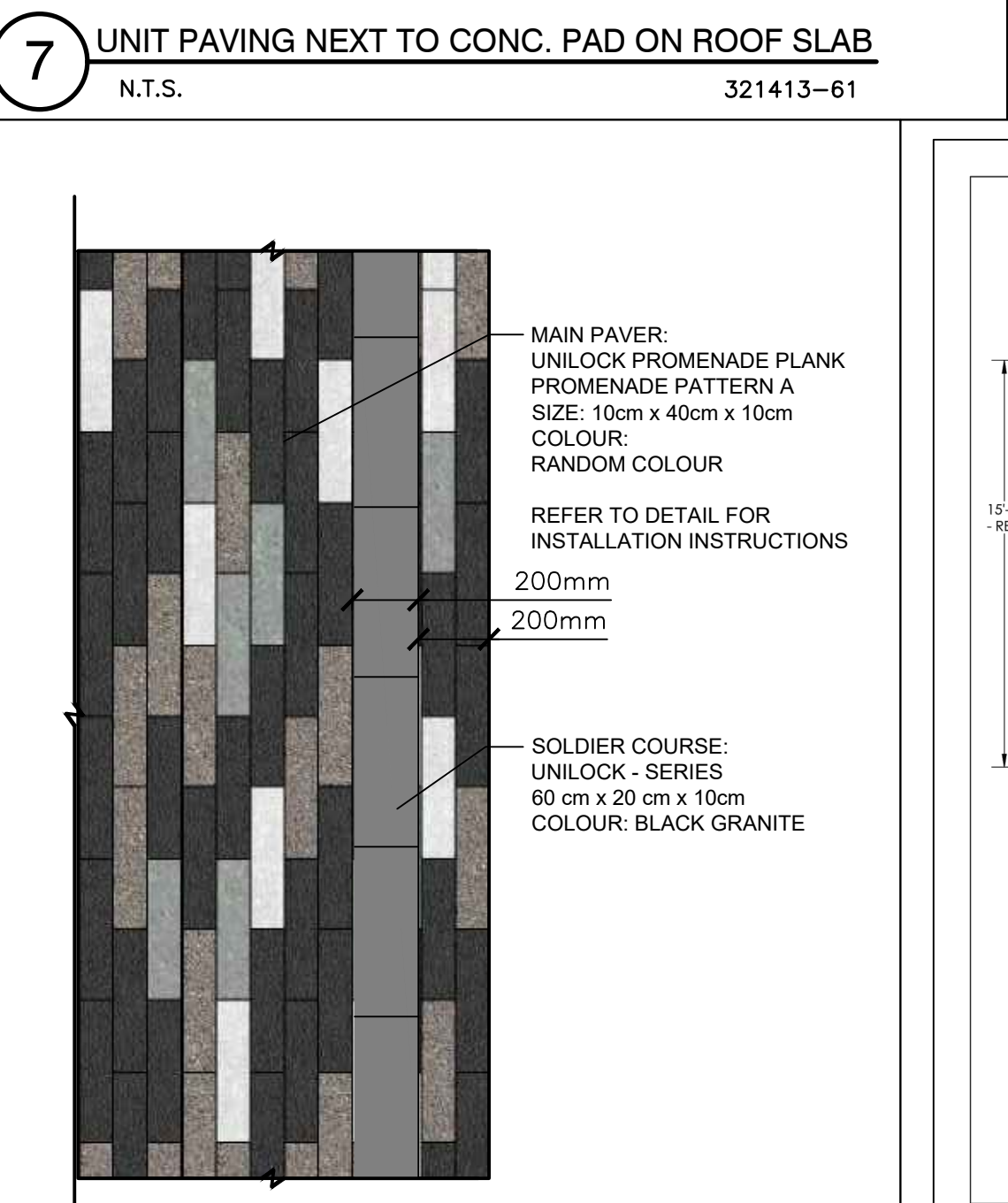
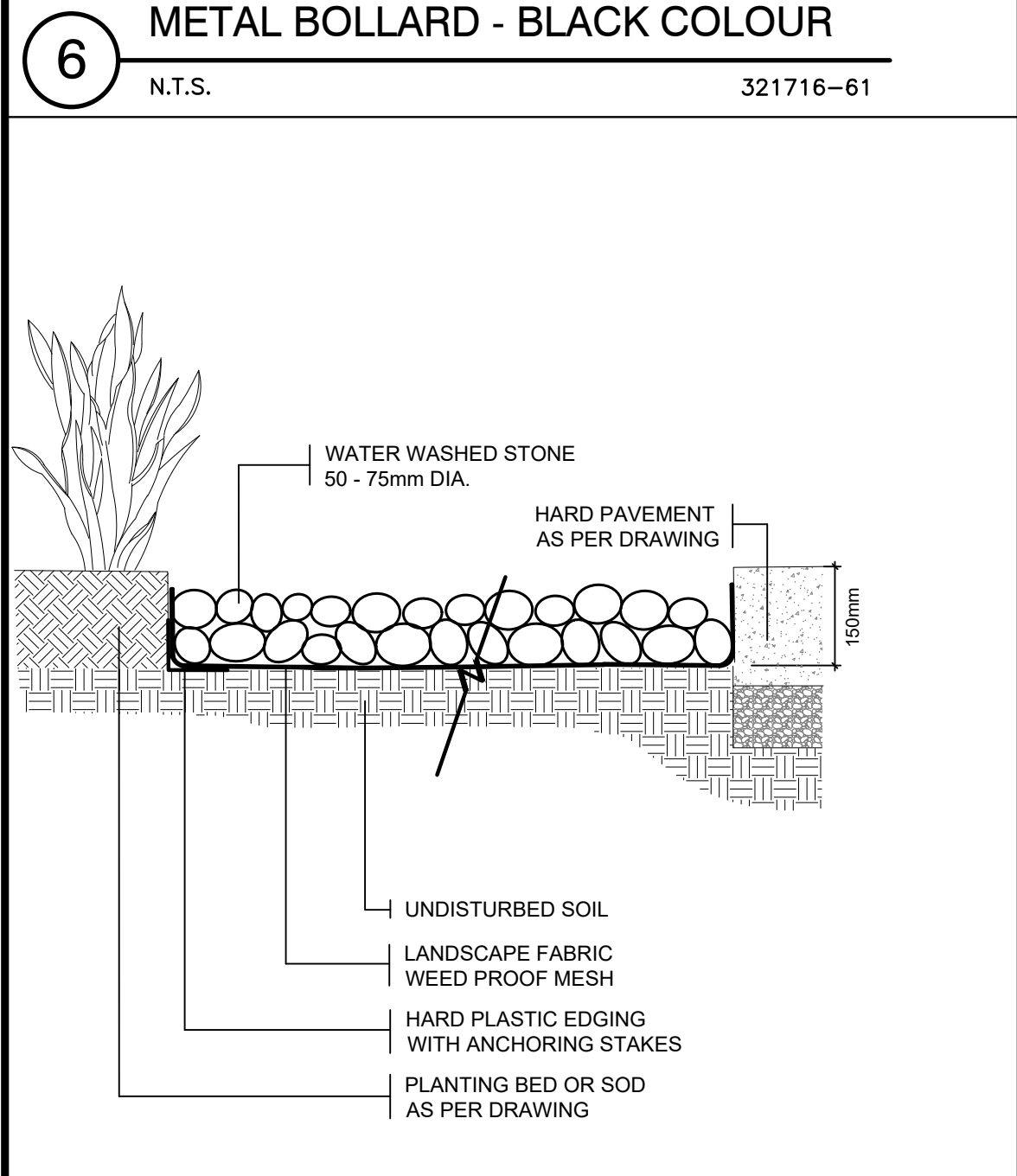
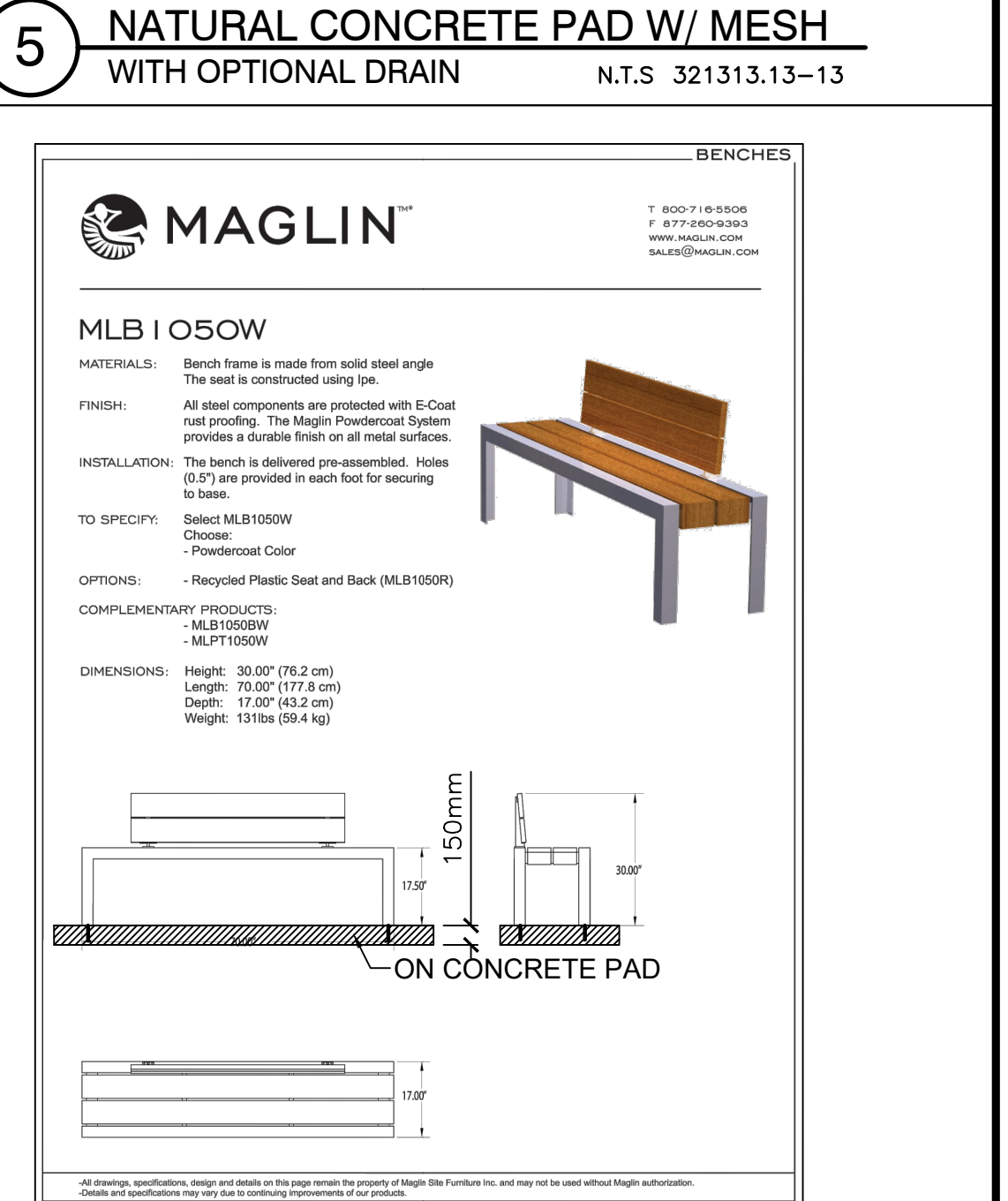
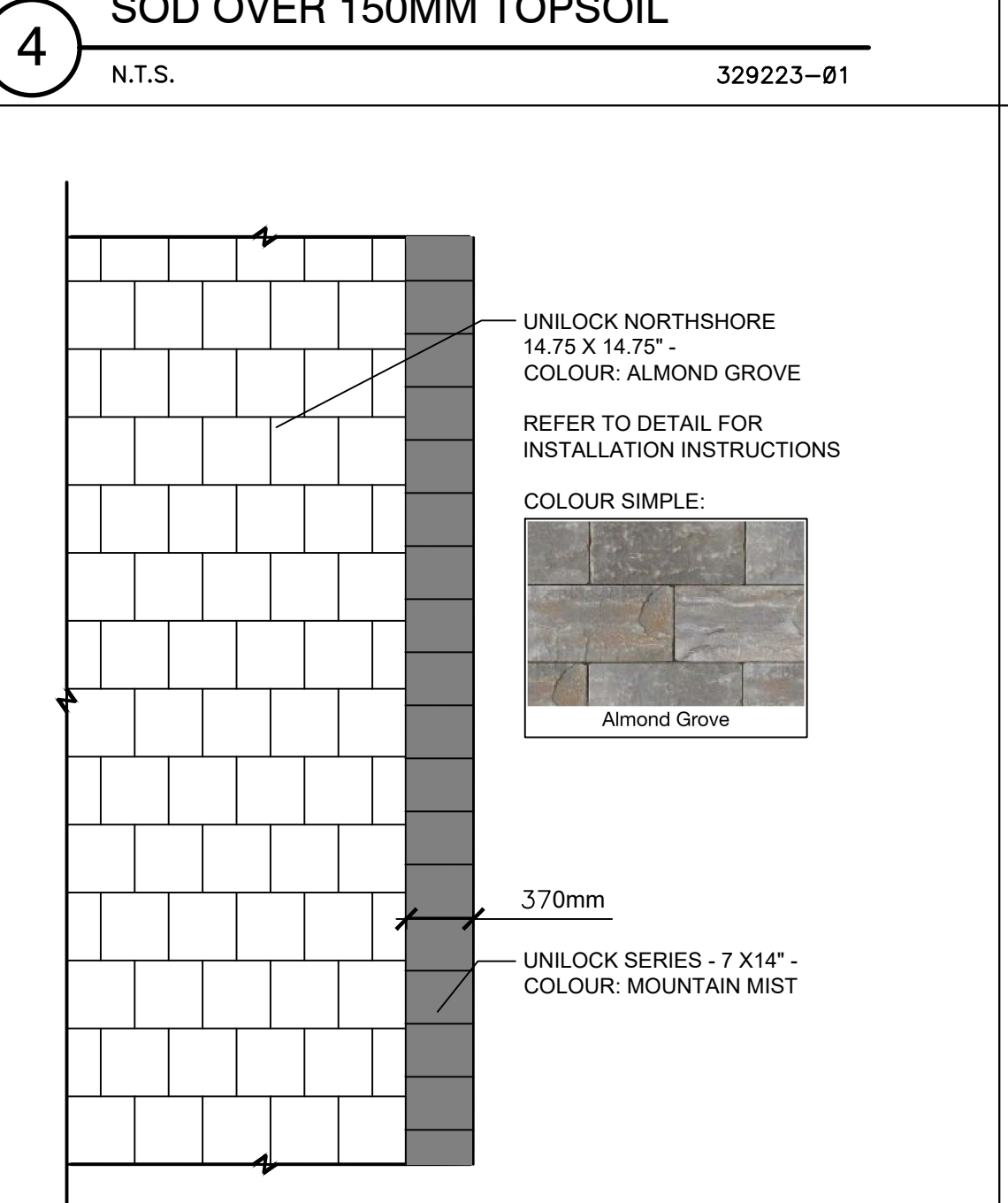
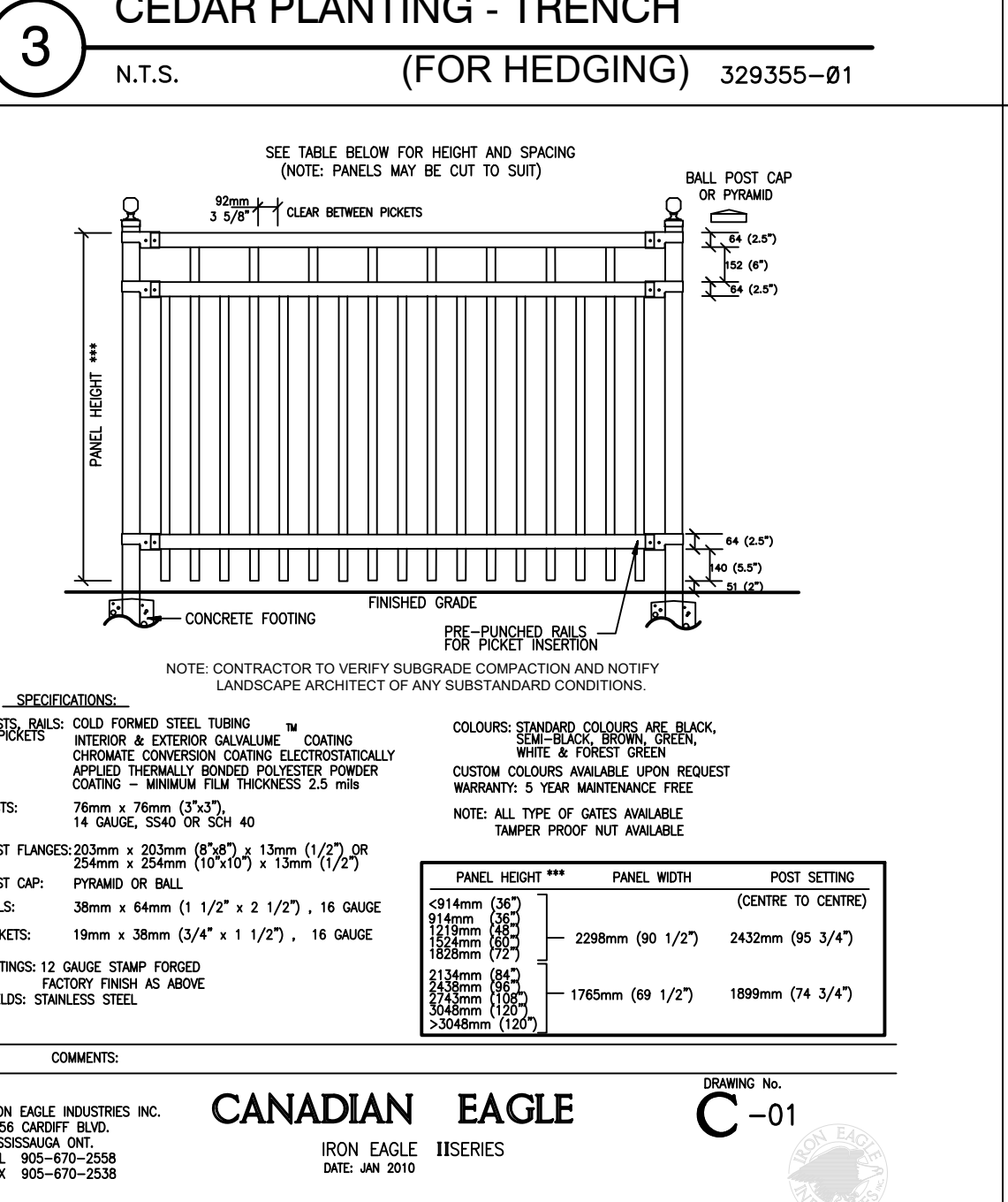
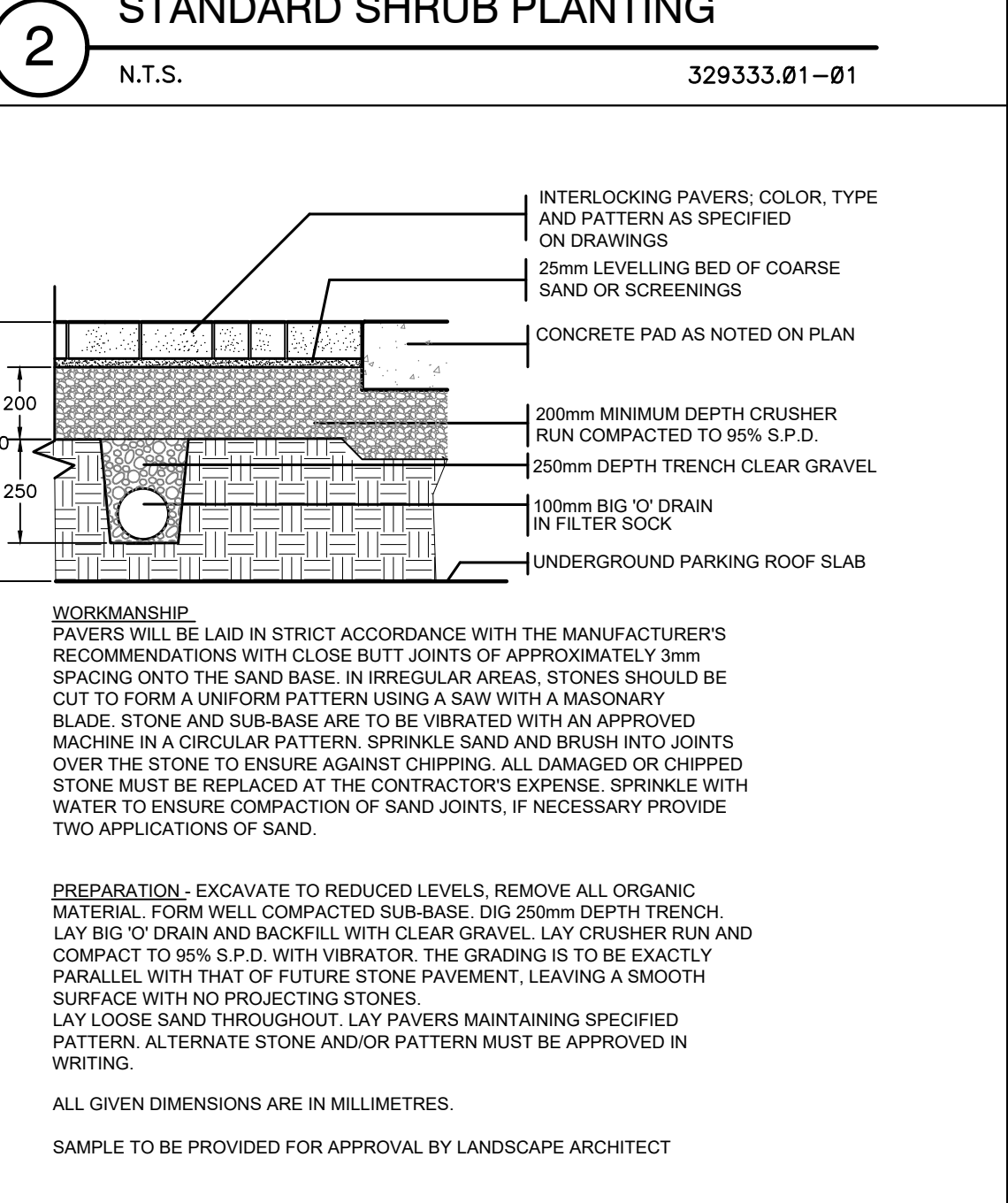
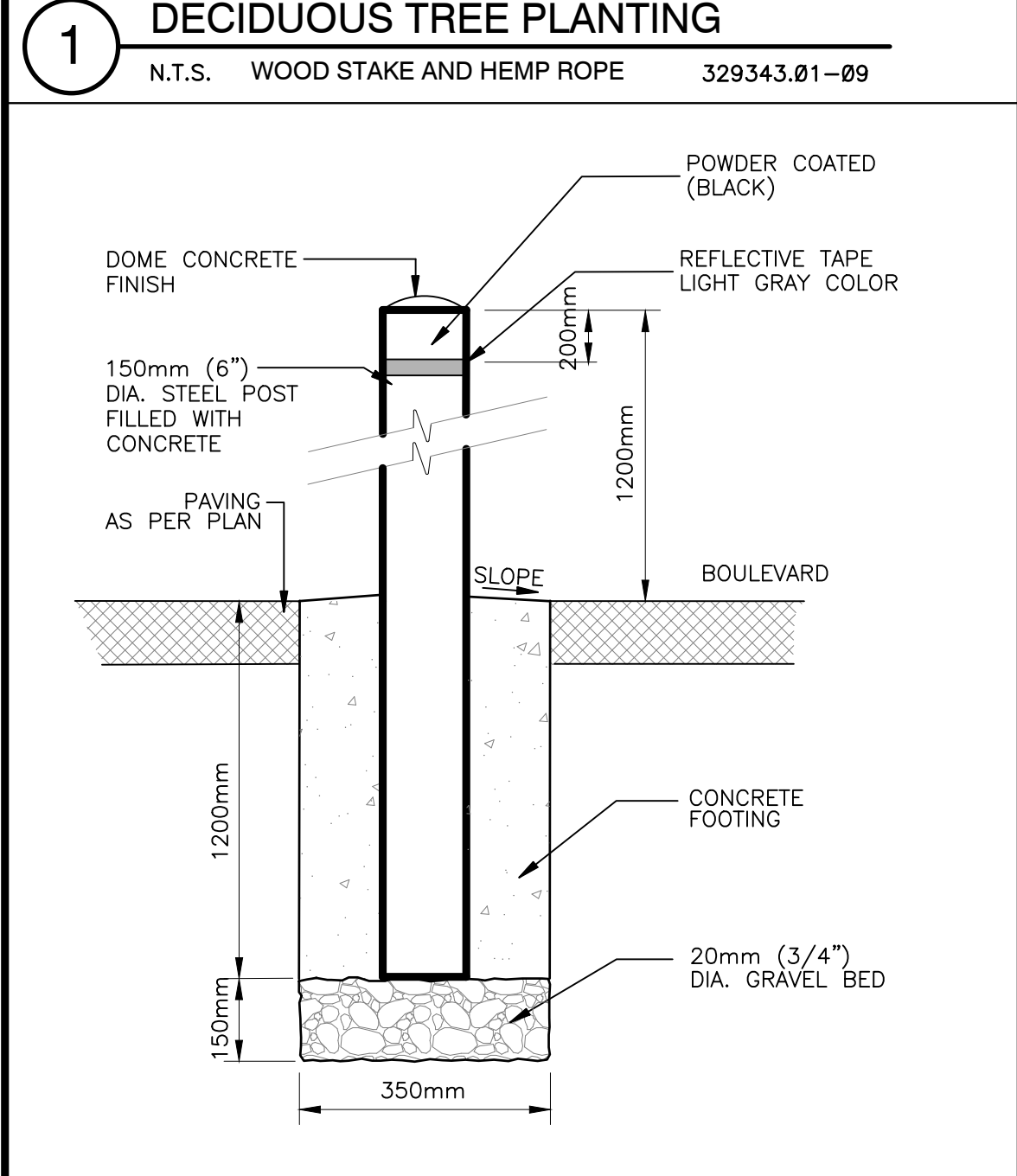
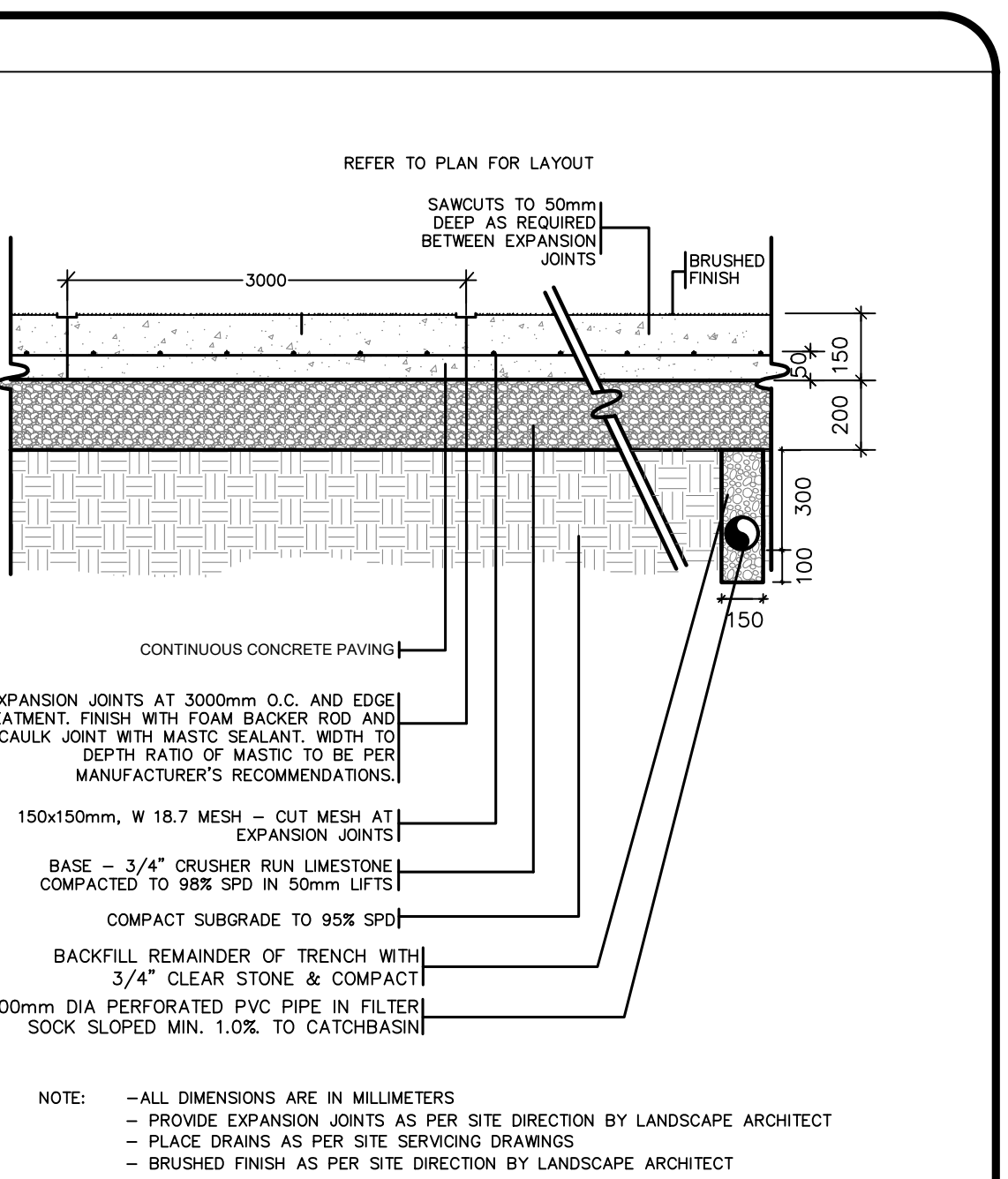
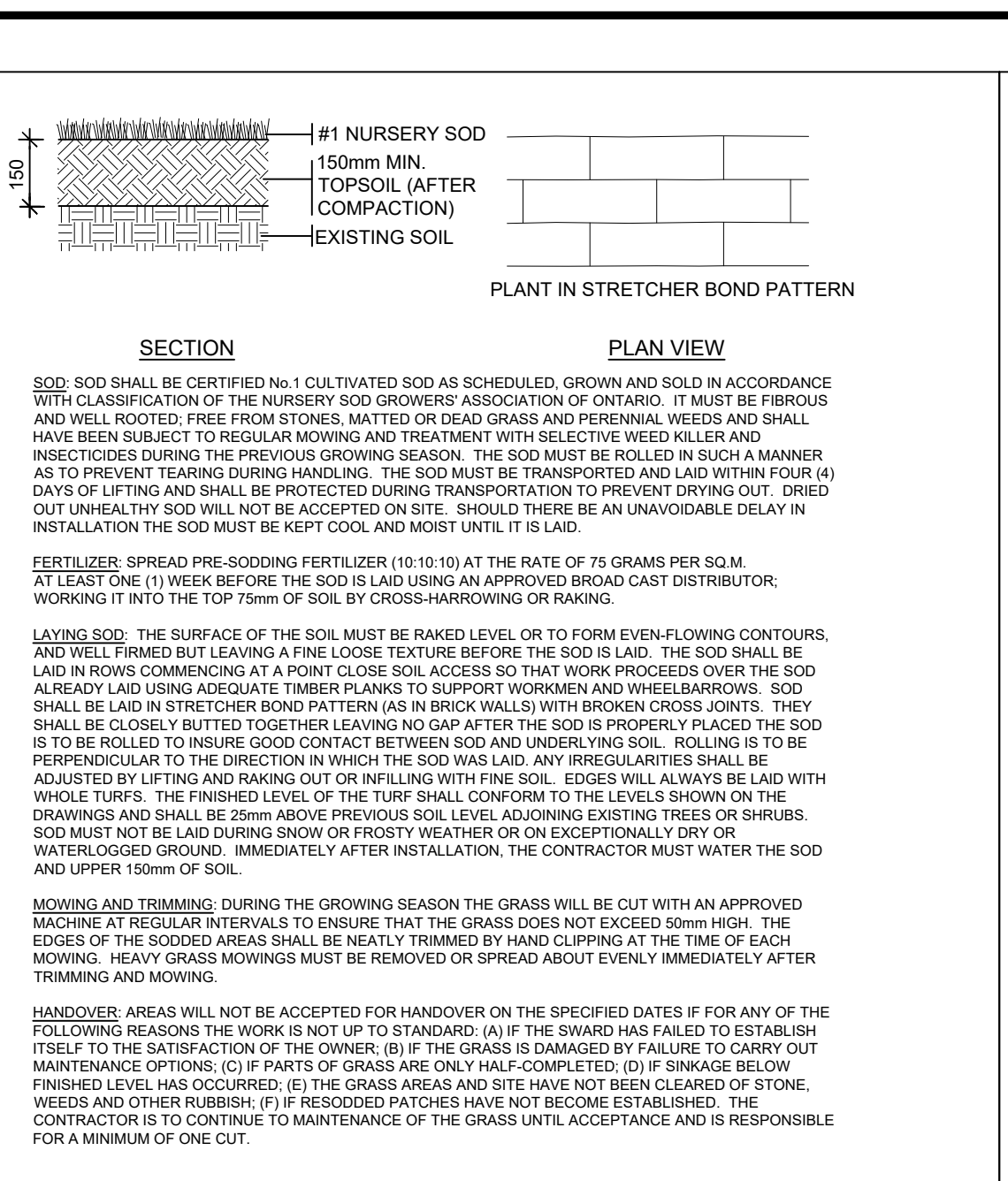
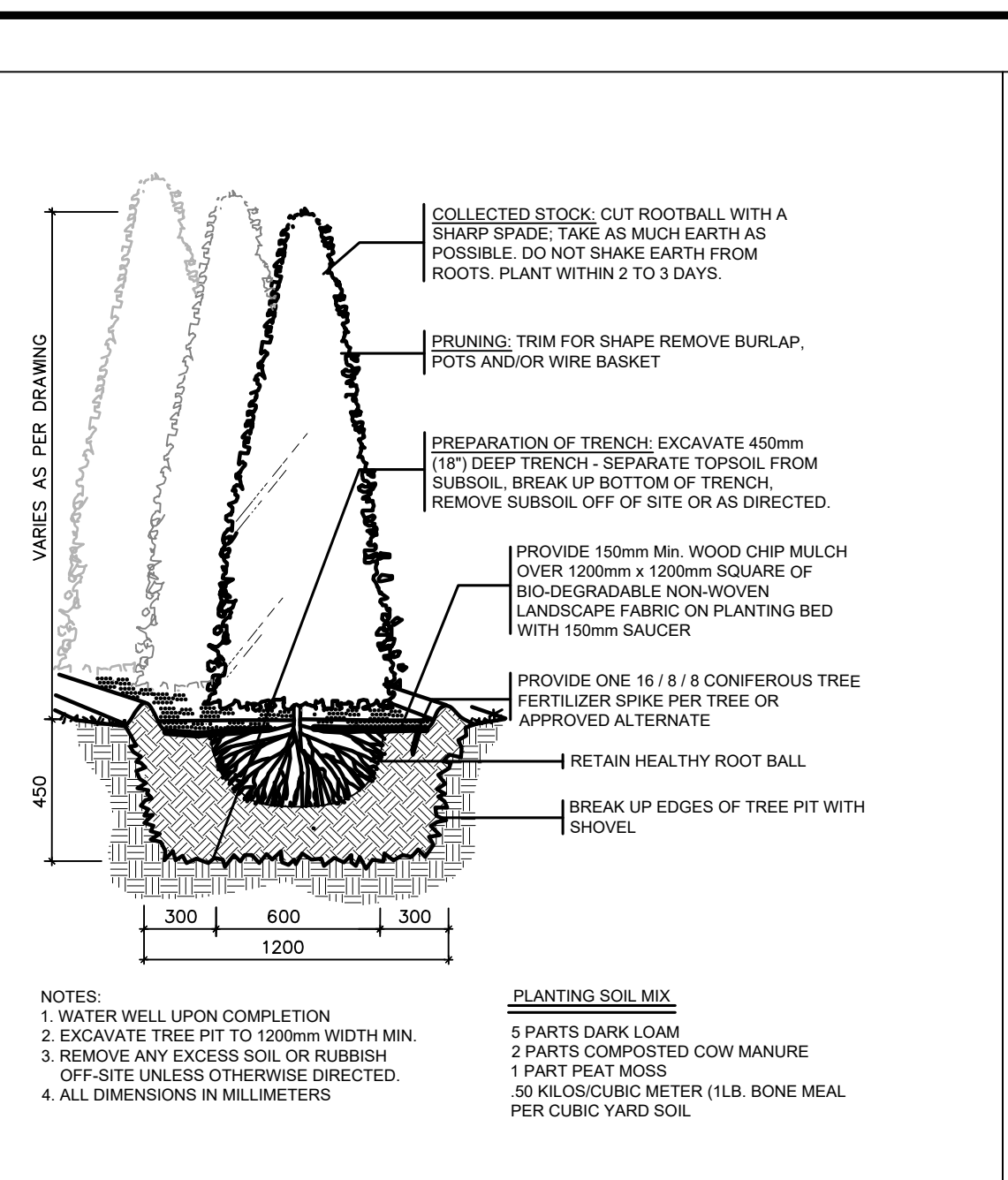
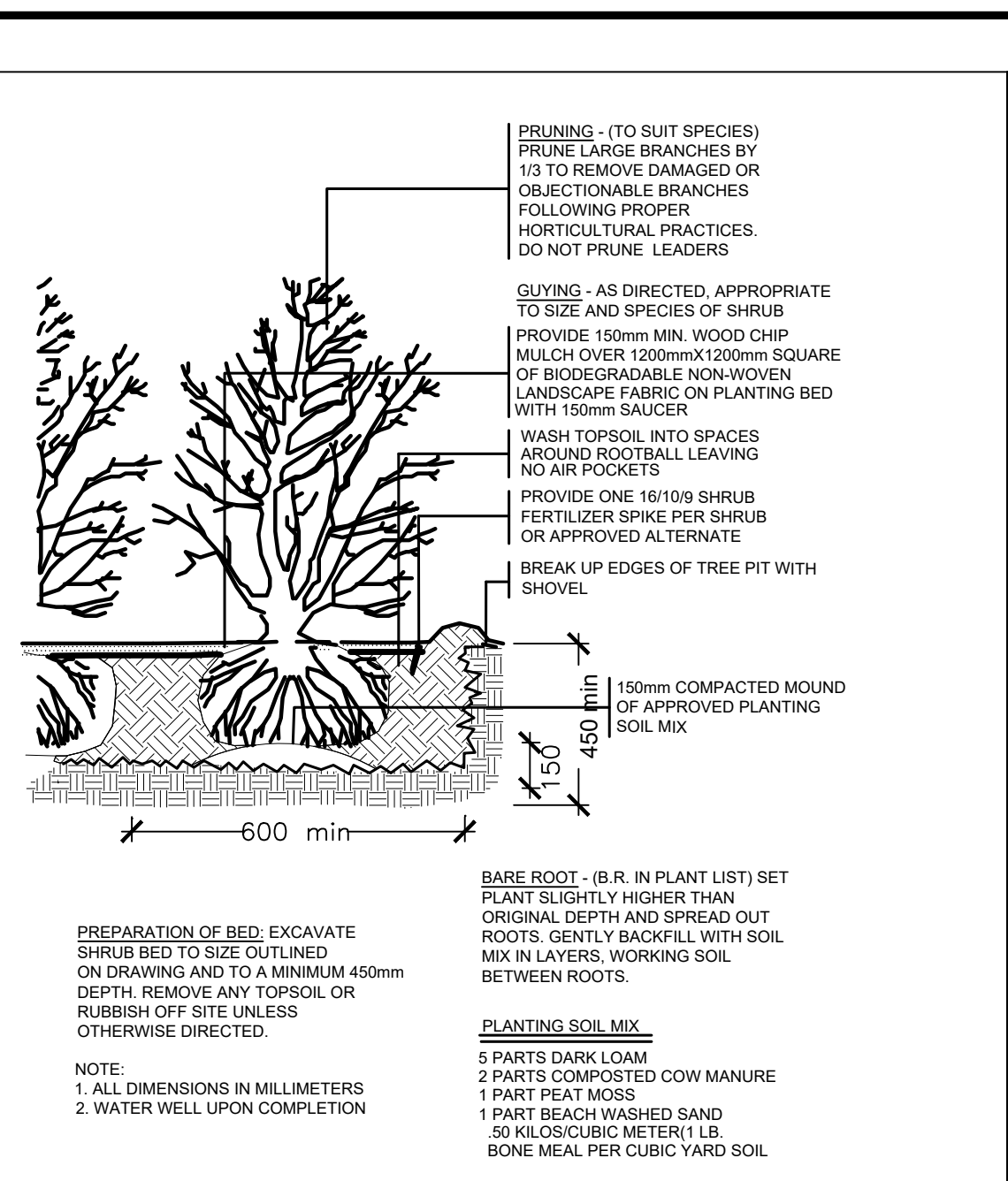
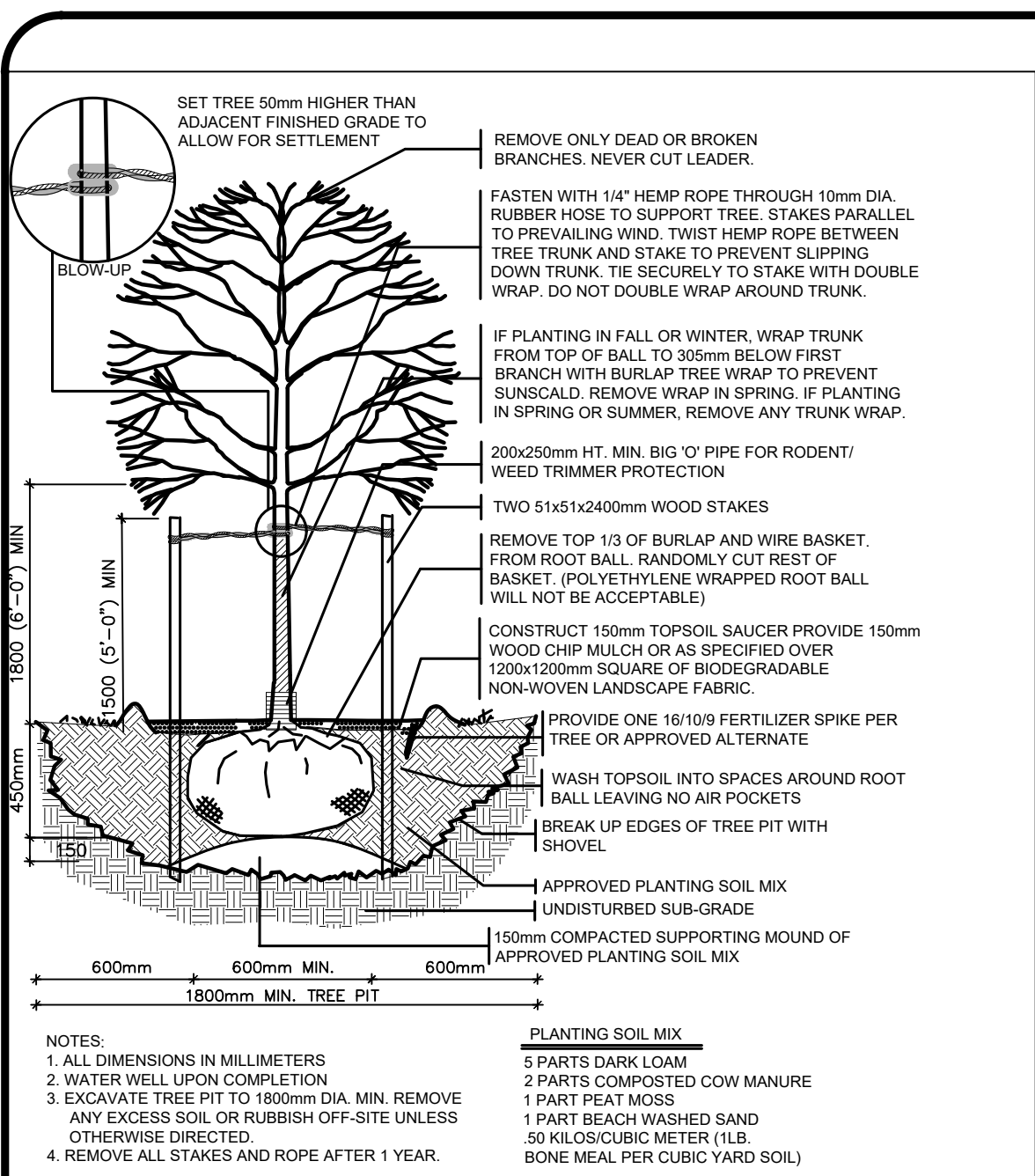
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PROJECT: 224 & 234 KERR STREET, OAKVILLE, ON L6K 3A8

DRAWING: CANOPY COVER PLAN	
DRAWN BY: KL	SCALE: 1:200
CHECKED BY: HJK	DATE: 2020-06-12
JOB NO.: 2020-052	DRAWING: 4 of 7

File #2020-052





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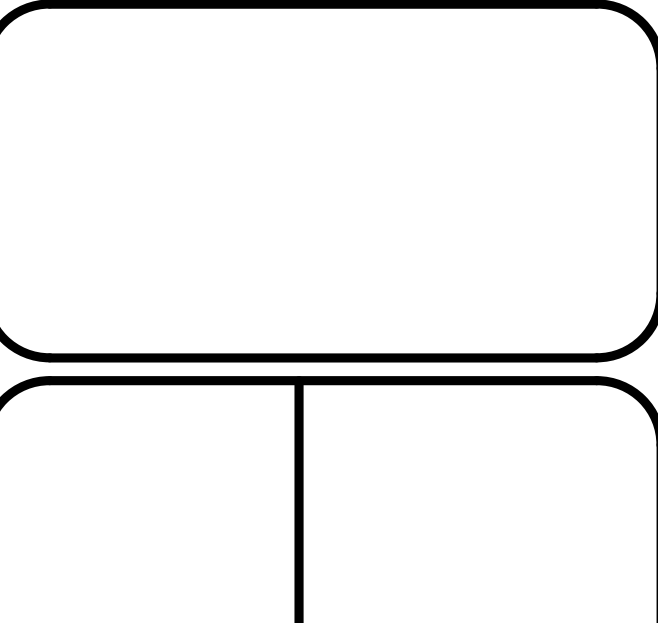
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4	2021-01-27	REVISED AS PER UPDATED SITE PLAN	LZH
3	2021-01-12	THREE PRESERVATION PLAN UPDATED	LZH
2	2020-12-23	REVISED AS PER UPDATED SITE PLAN	LZH
1	2020-06-12	SET UP DRAWING	KL

NO. DATE NOTES BY

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CONCEPTUAL TENDER
 PRELIMINARY CONTRACT
 SITE PLAN CONSTRUCTION
 PERMIT AS-BUILT



HENRY KORTEKAAS & ASSOCIATES INC.
LANDSCAPE ARCHITECTS, ARBORISTS, ENVIRONMENTAL & RECREATION PLANNERS

598 LIVERPOOL ROAD
PICKERING, ON L1W 1R1 EMAIL: INFO@HKLGA.CA

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PROJECT: 224 & 234 KERR STREET OAKVILLE, ON L6K 3A8

DRAWING: DETAILS

SCALE: 1:200

DATE: 2020-06-12

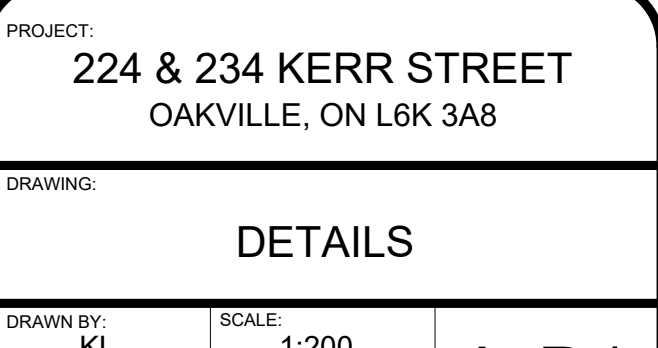
JOB NO.: 2020-052

DRAWN BY: KL
CHECKED BY: HJK
JOB NO.: 2020-052

SCALE: 1:200
DATE: 2020-06-12
JOB NO.: 2020-052

L-D1
DRAWING
5 OF 7

File #2020-052



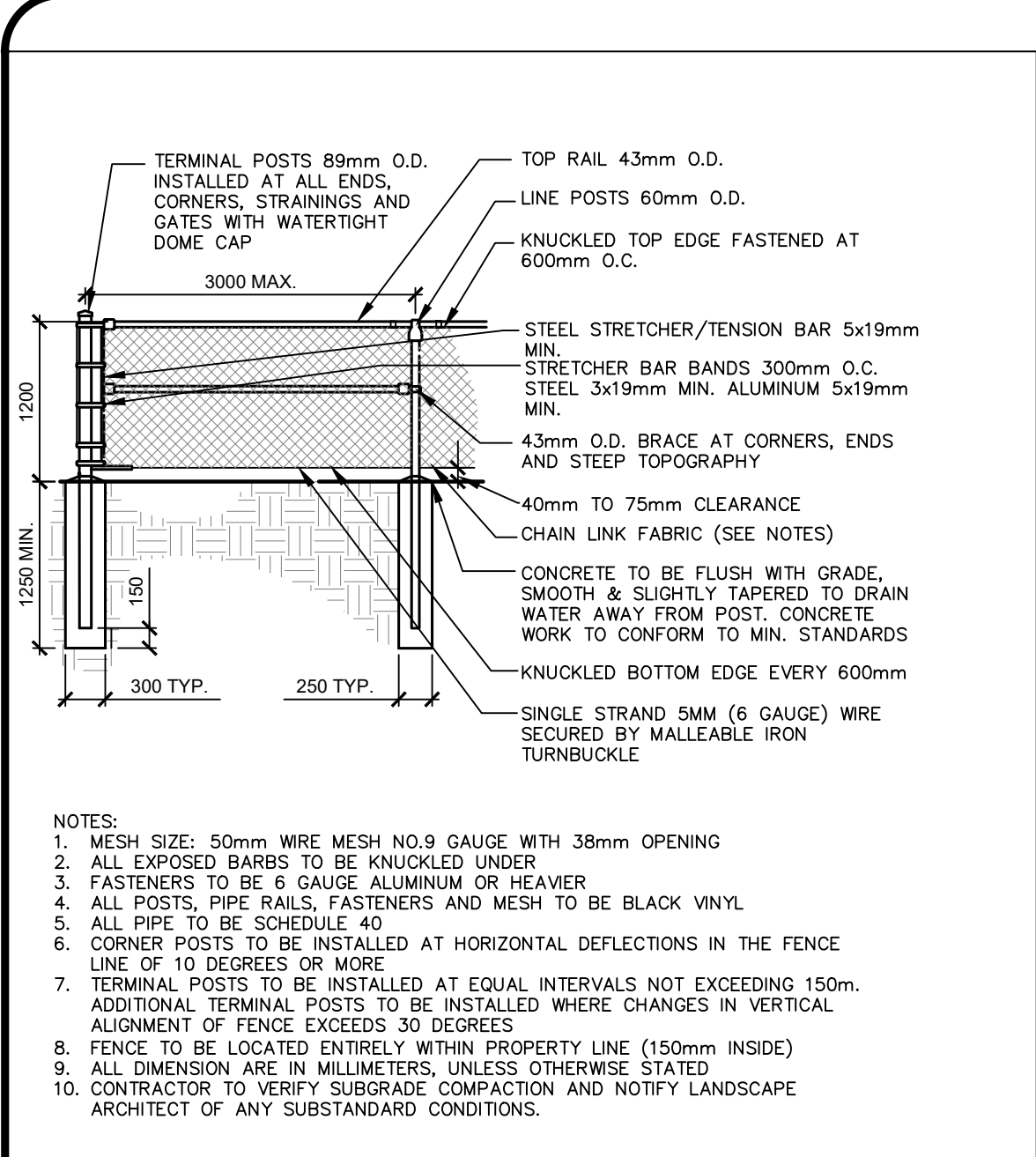
UNILOCK
DESIGNED TO CONNECT.

RESIDENTIAL/COMMERCIAL WALL DETAIL

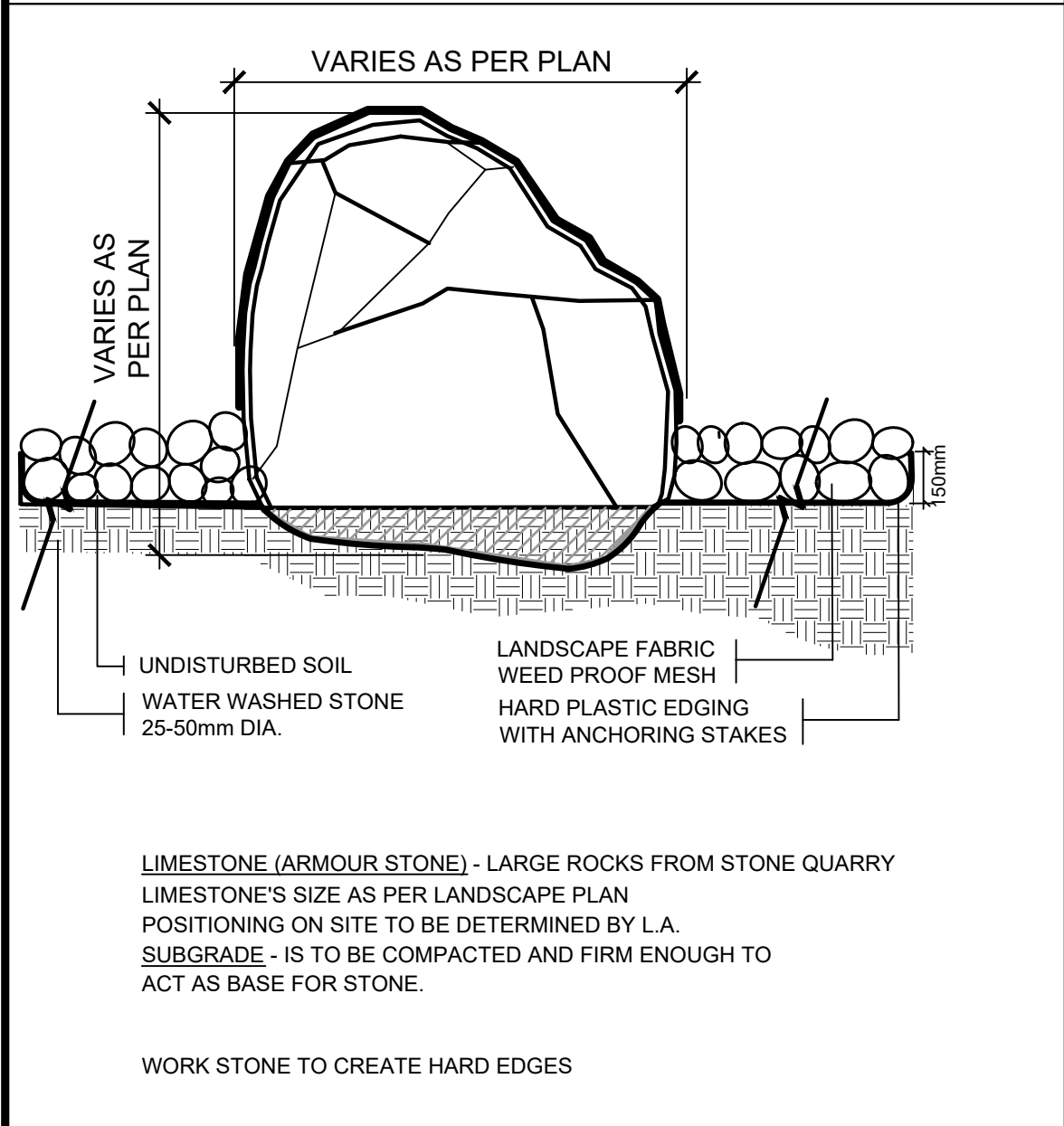
CREATED: January 17, 2018
REVISED:
FILE NAME:

NOTES:
This cross section is intended for preliminary design purposes only. Confirm site conditions and consult with a qualified design professional or installer prior to installation.

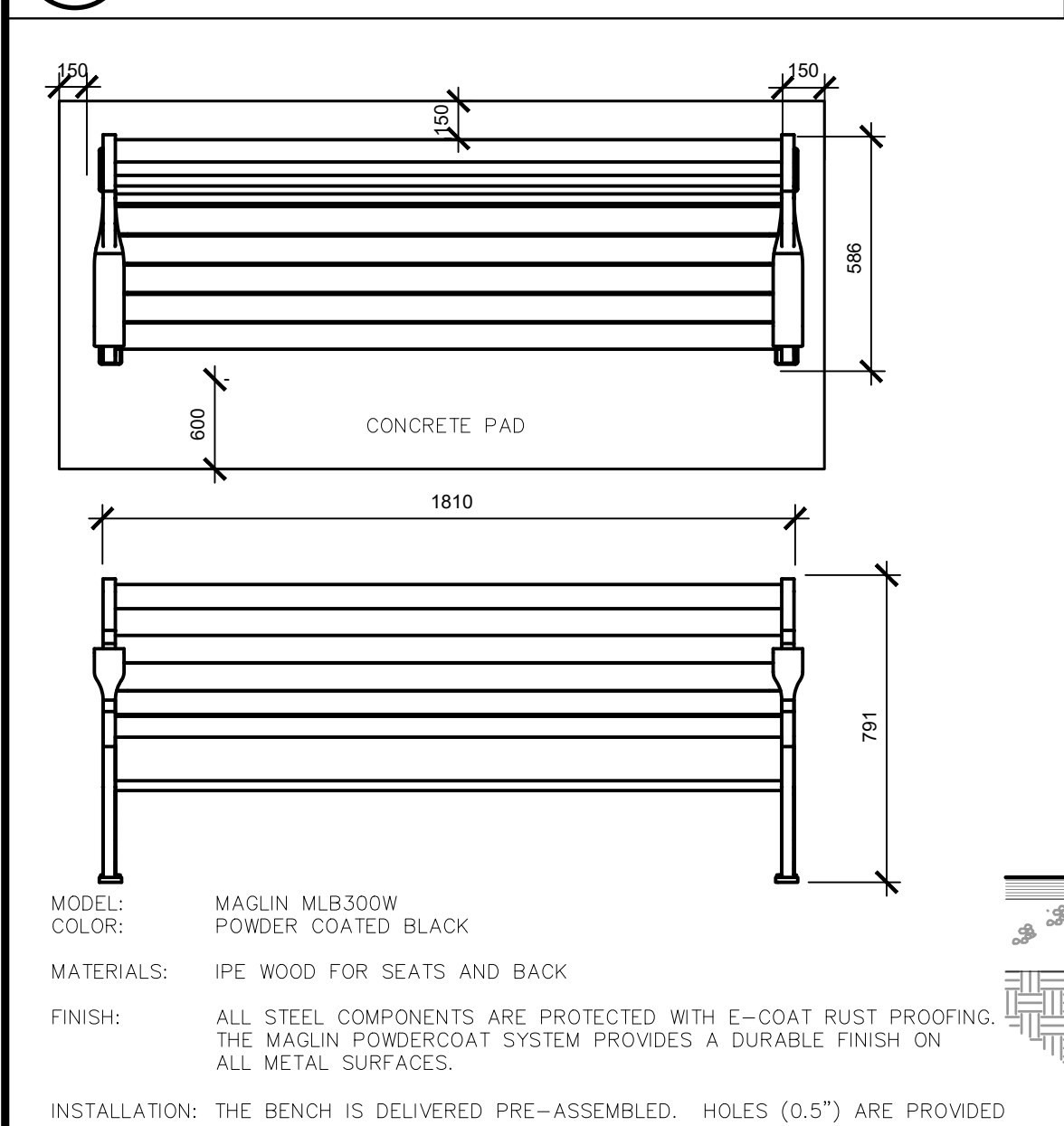
CROSS SECTION U-Cara Grill Island



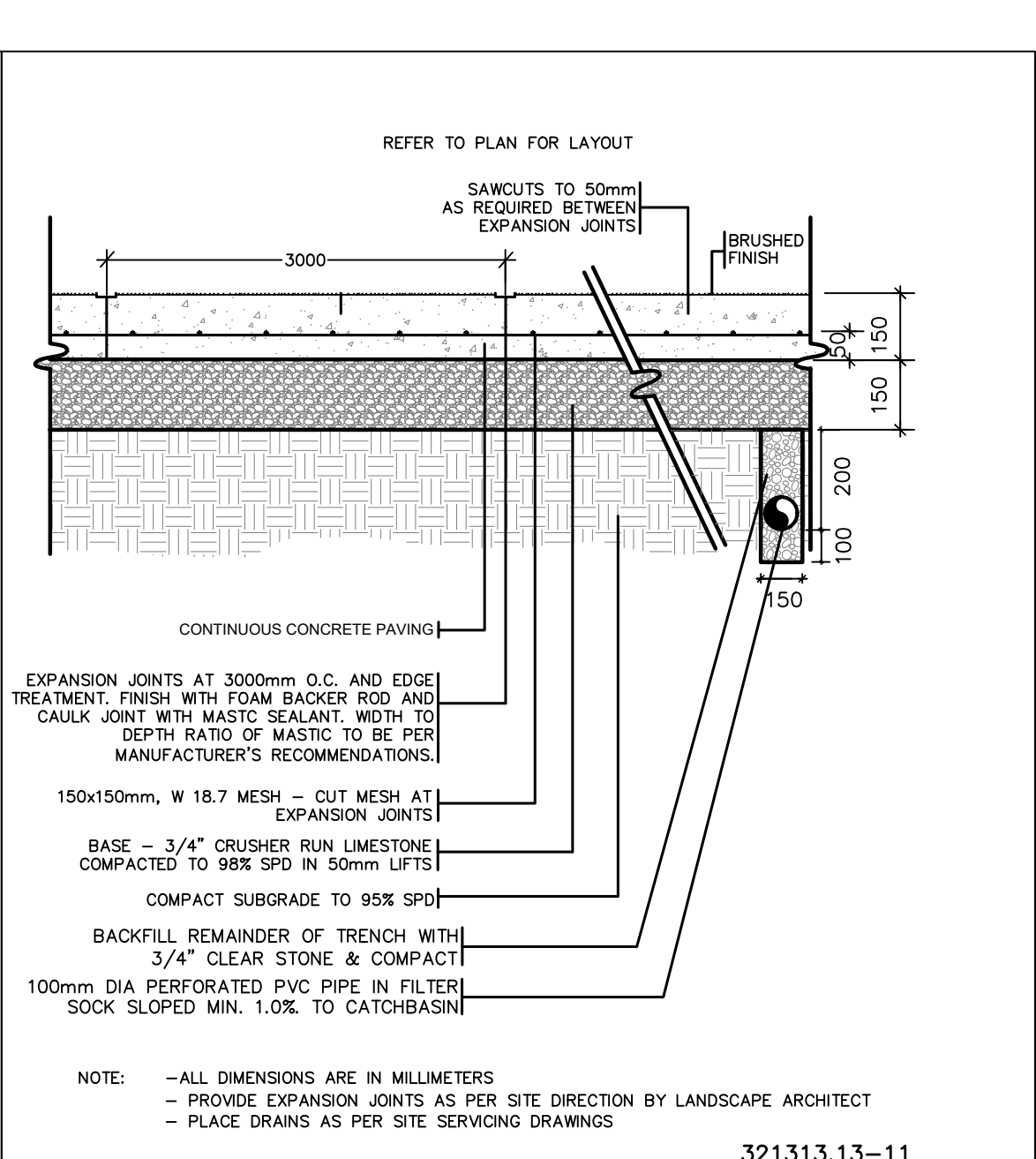
1 1.2M HT. CHAIN LINK FENCE WITH 50MM MESH BLACK VINYL
1:50 32113-10-03



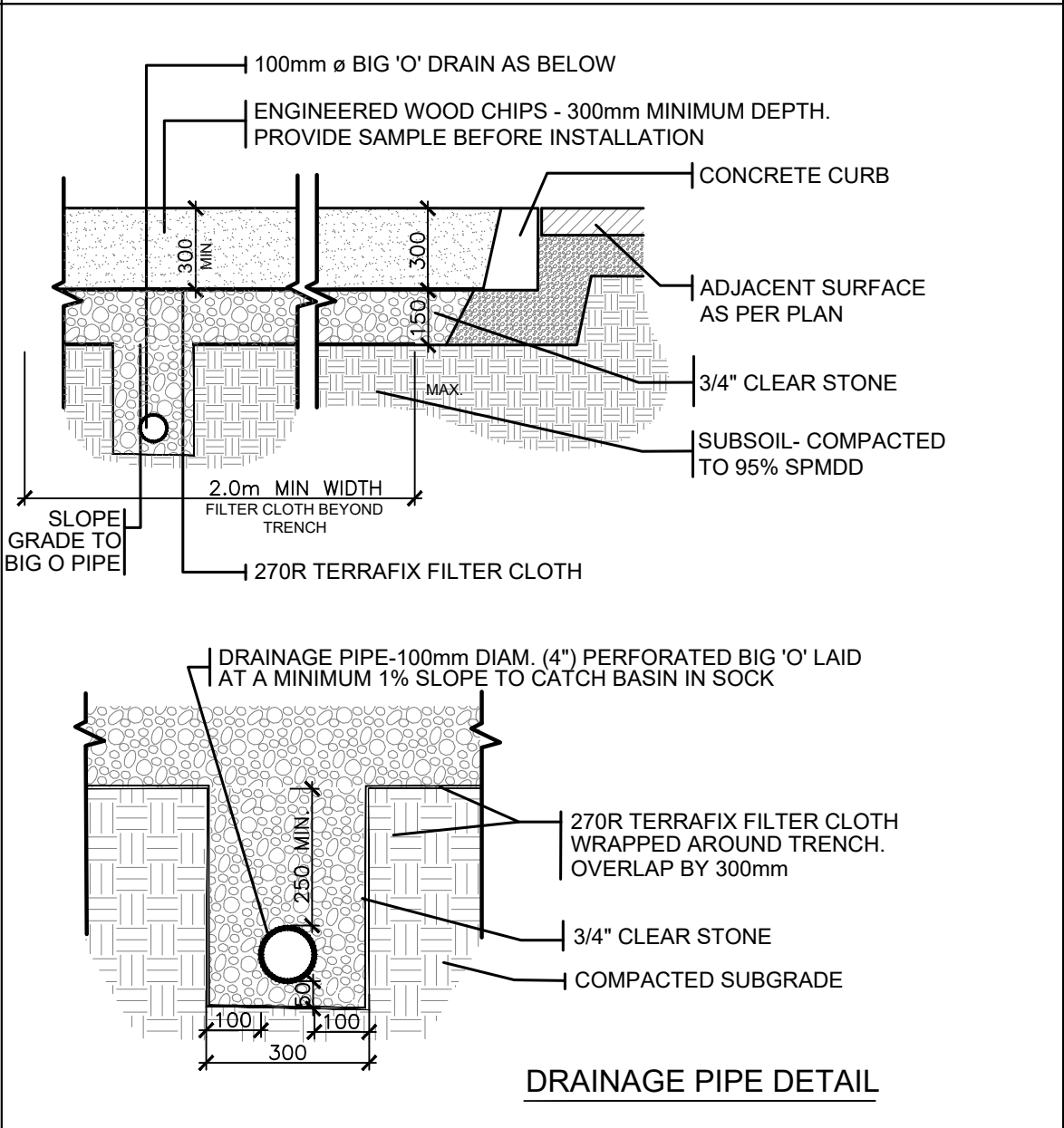
6 LIMESTONE WITH W.W.S.
N.T.S. 322110-22



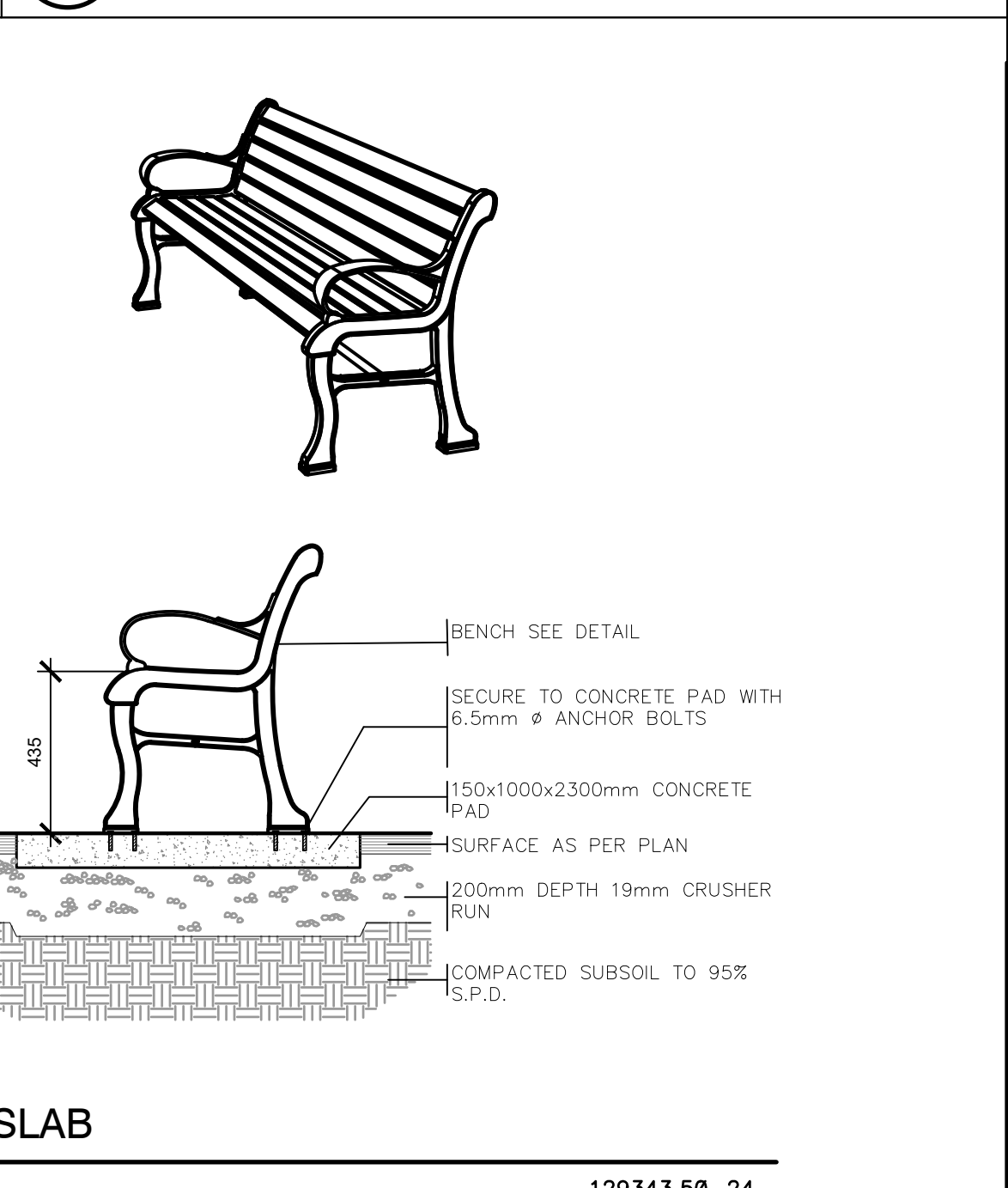
10 MAGLIN BENCH - MLB300W ON CONCRETE SLAB
NTS 129343.50-24



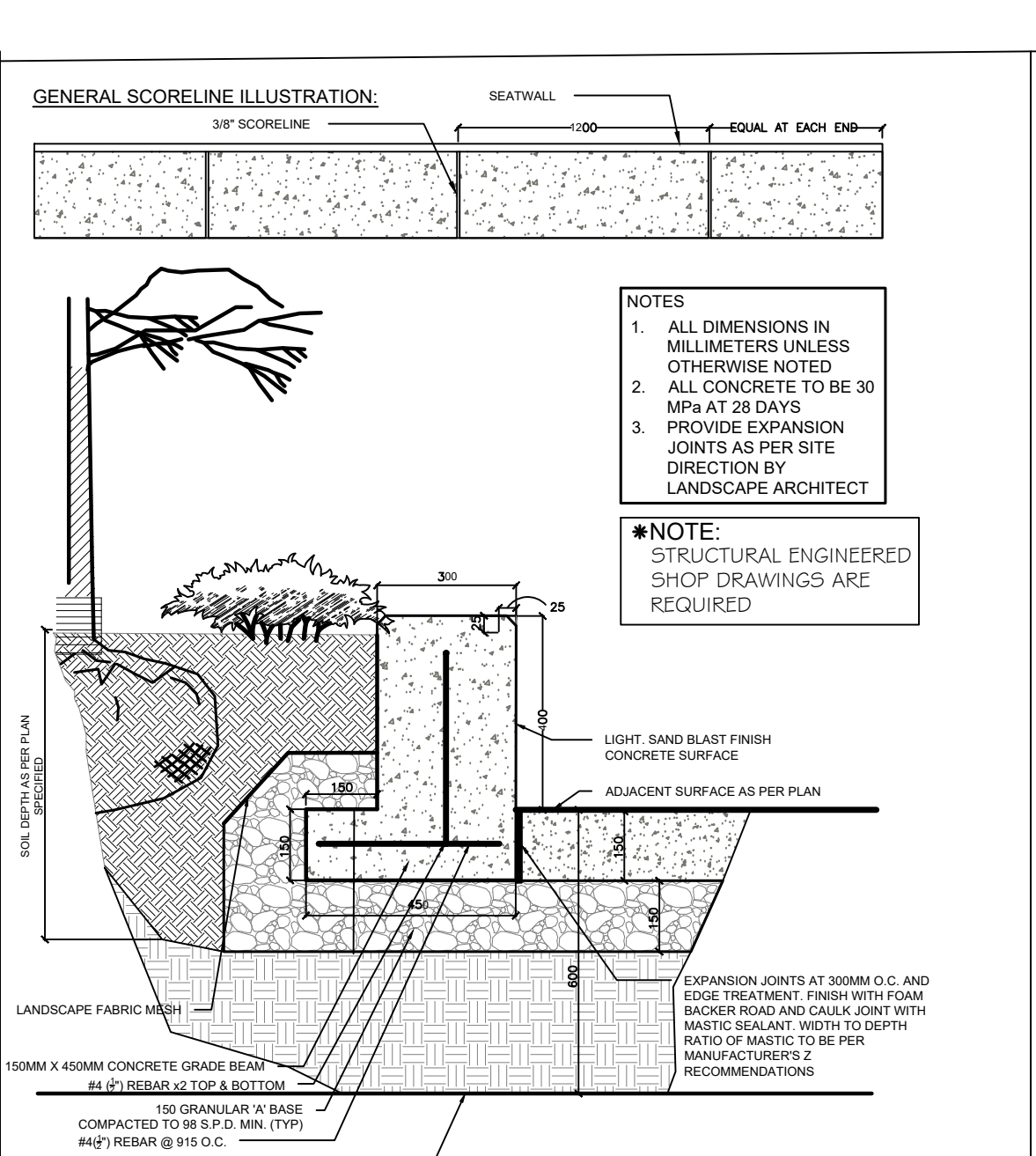
2 NATURAL CONCRETE PAD W/ MESH
OPTIONAL DRAIN & 150MM DEPTH GRANULAR BASE
321313.13-11



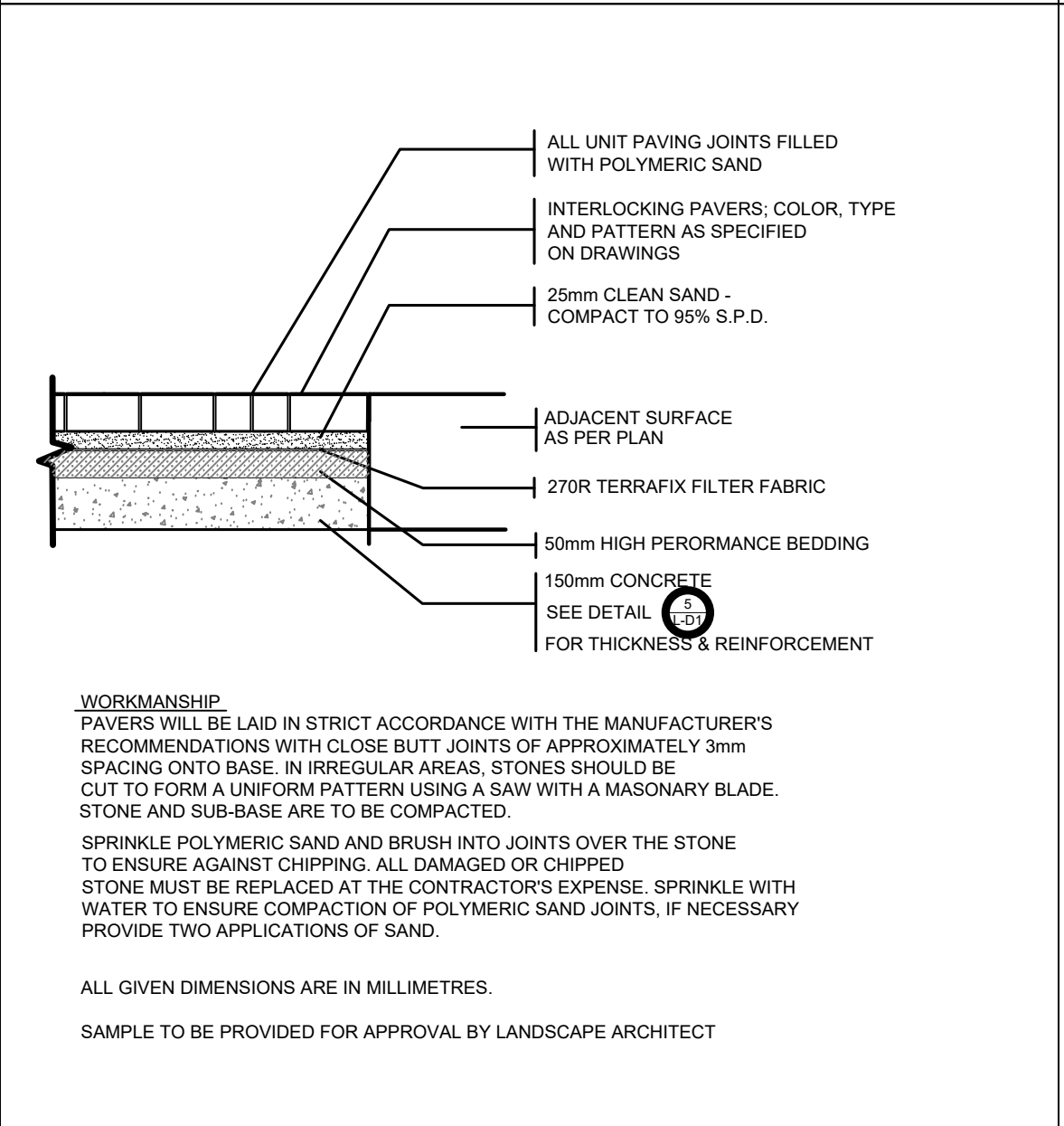
7 ENGINEERED WOOD CHIPS PLAY AREA
N.T.S. 321819.13-18



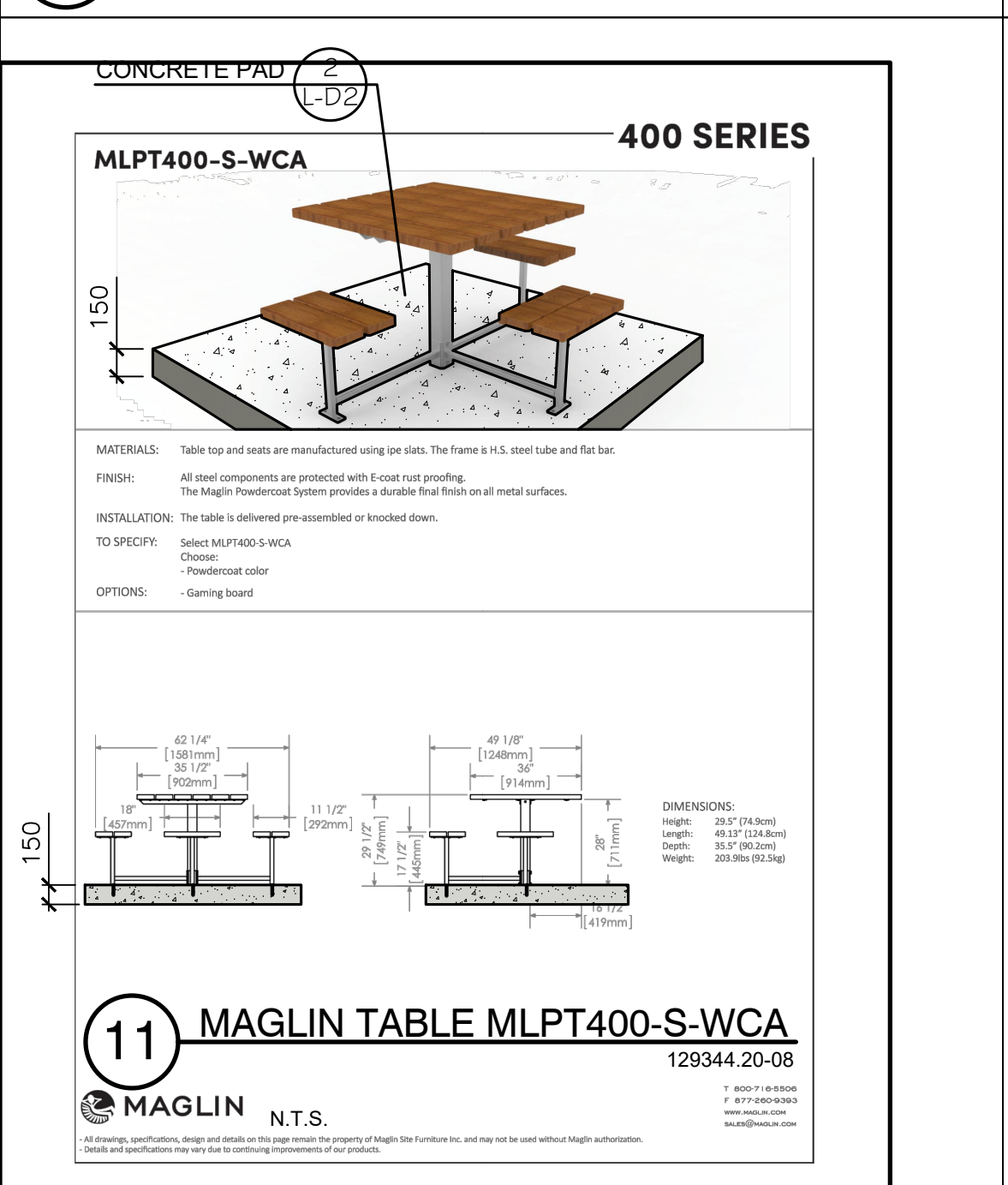
8 UNIT PAVERS ON CONCRETE
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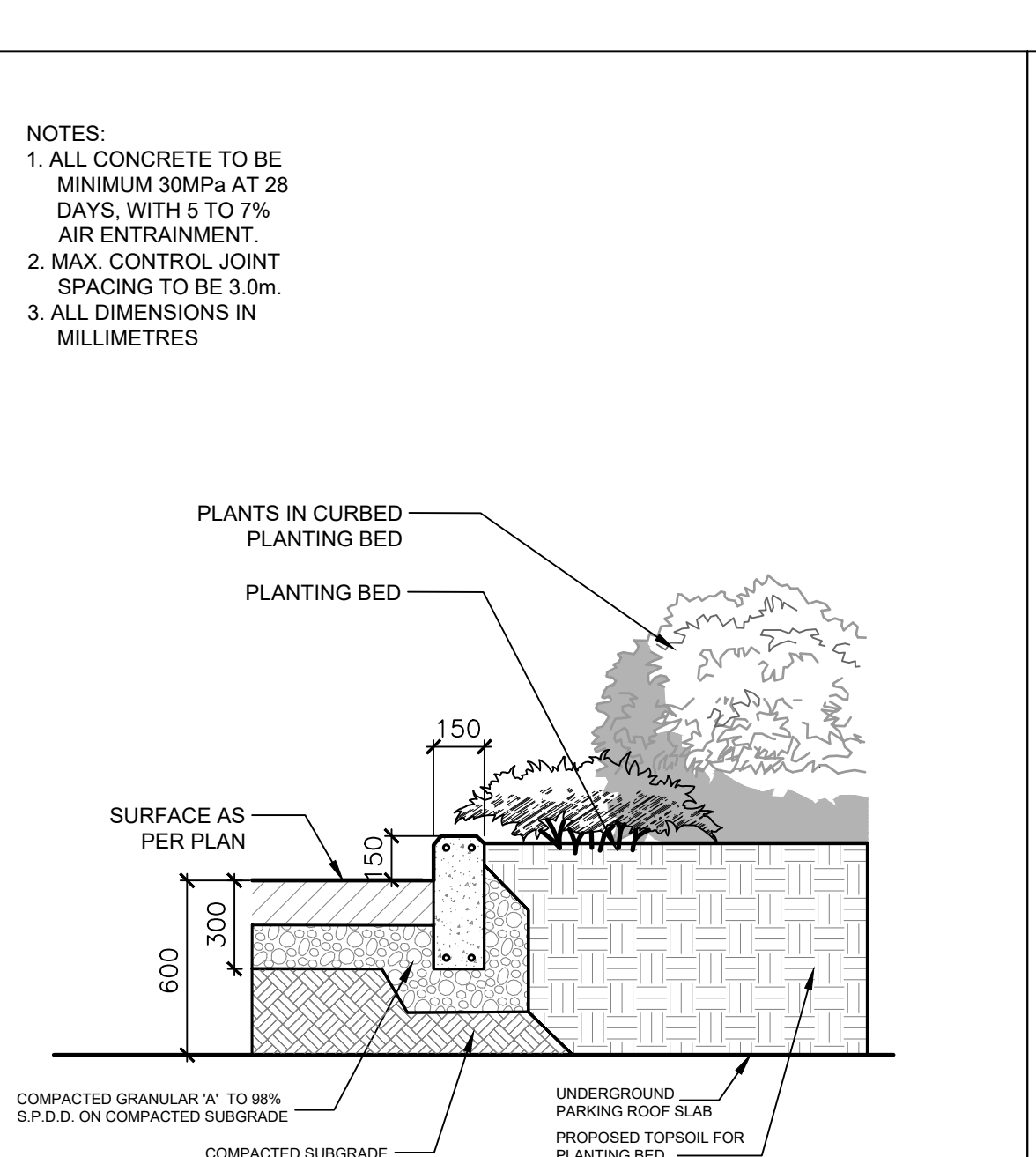
3 400MM HT. CONCRETE SEATING WALL ON ROOF SLAB
N.T.S. 322011.10-09



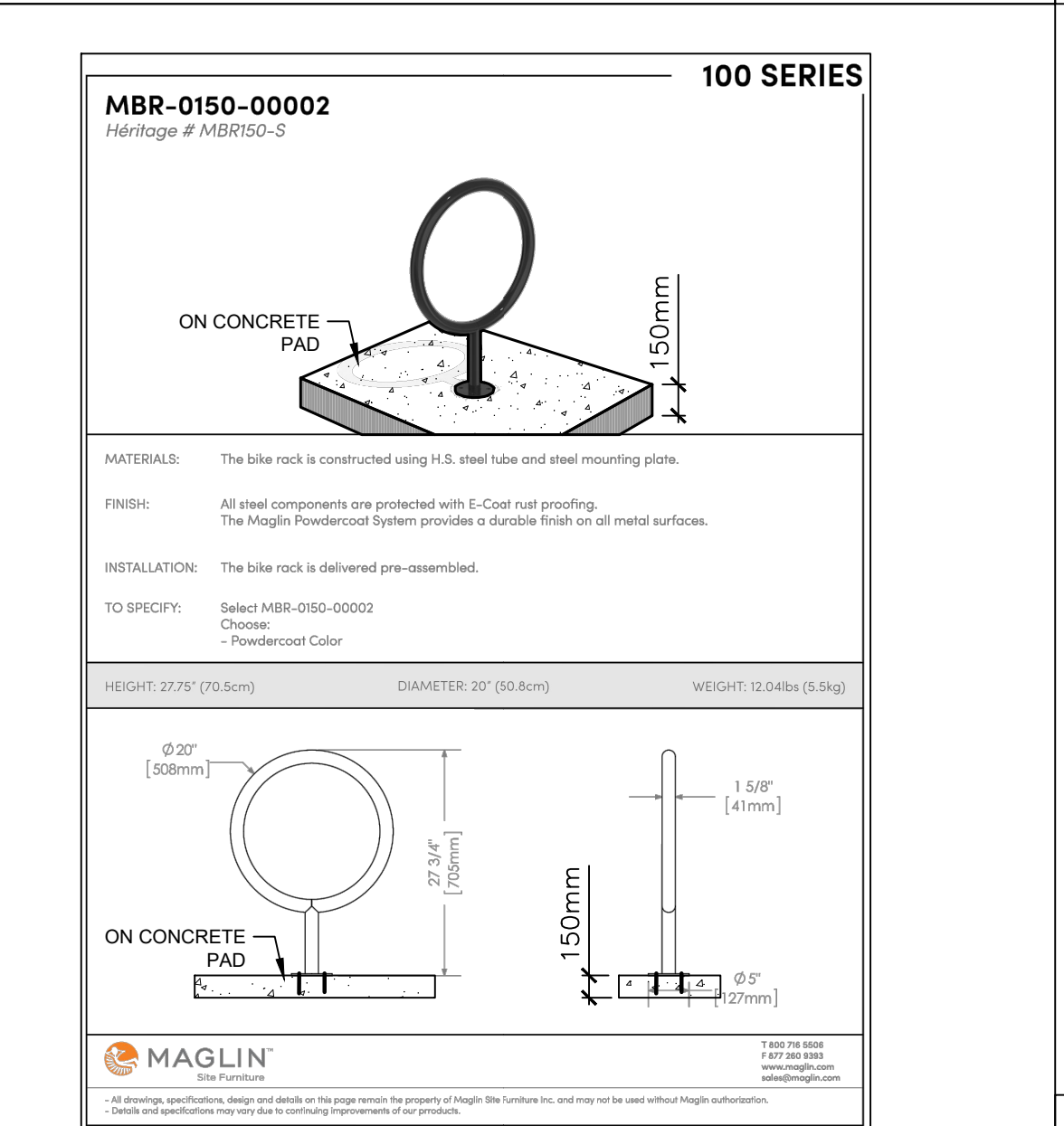
9 MAGLIN BIKE RACK MBR150-S
N.T.S. 129343.50-23



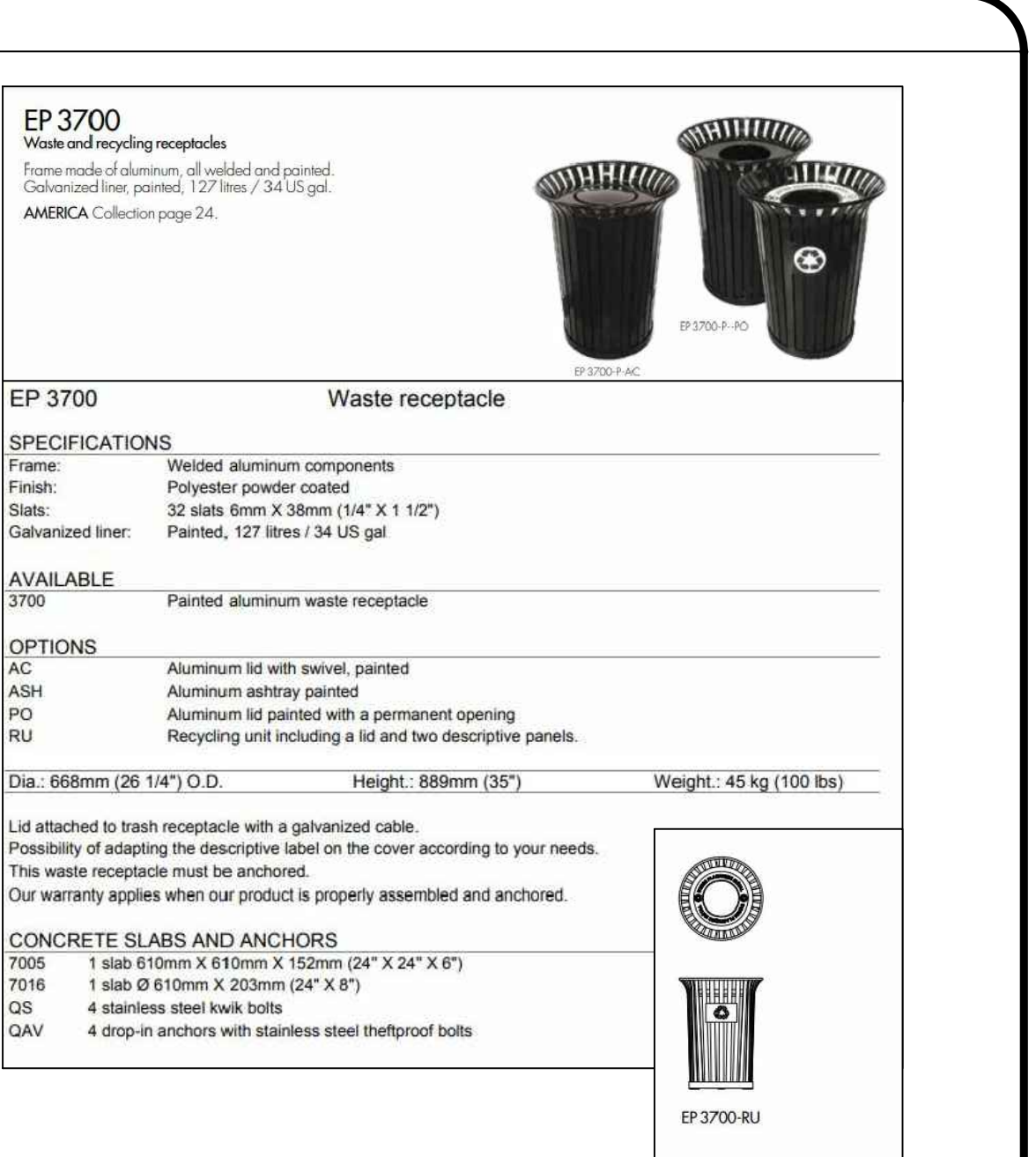
11 MAGLIN TABLE MLPT400-S-WCA
N.T.S. 129344.20-08



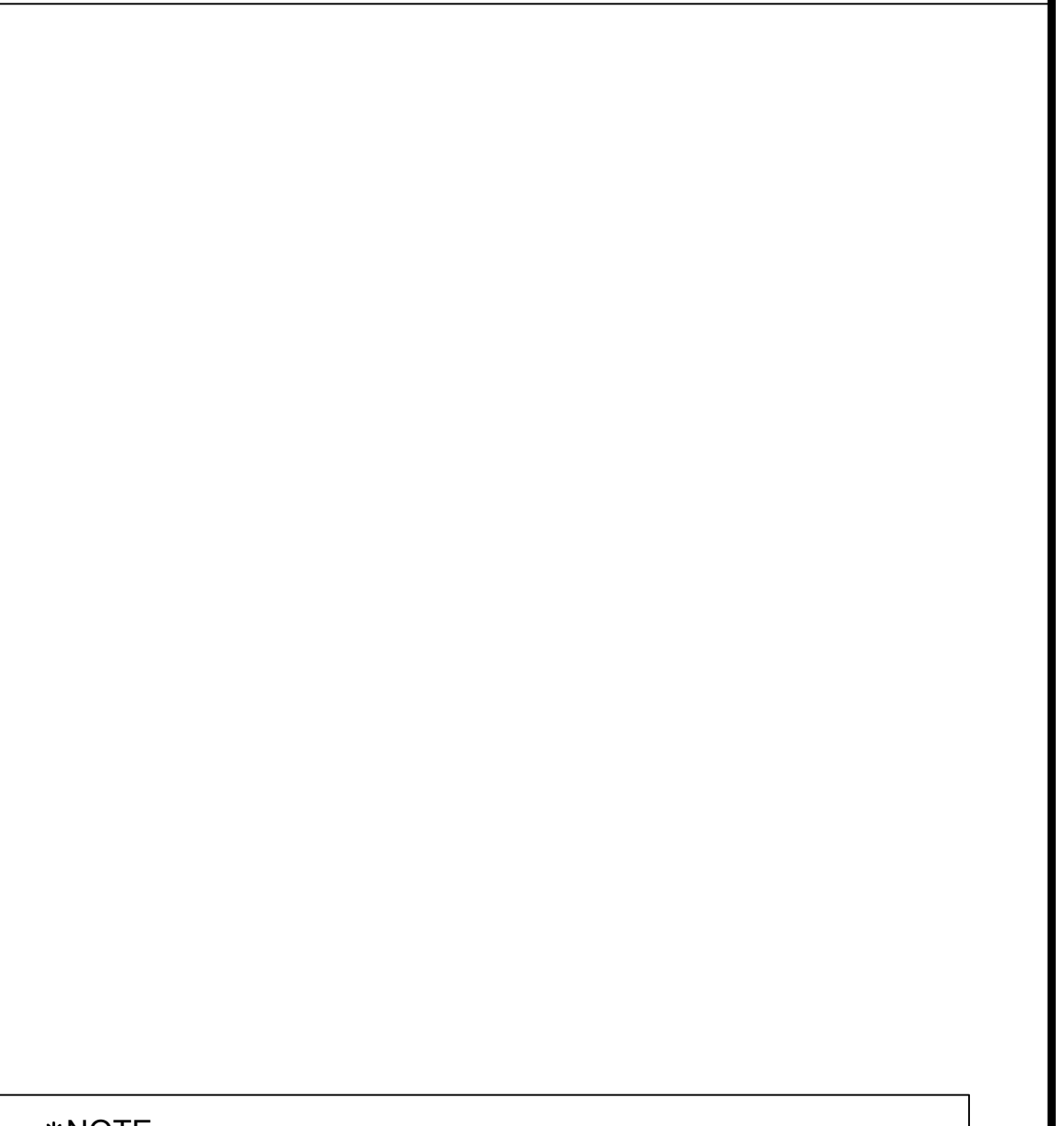
4 150MM HT. CURBED PLANTING BED ON ROOF SLAB
N.T.S. 321613.16-44



12 KOMPAN TOT LOT PLAY STRUCTURE - PLAY TOWER, PHYSICAL
NTS 111399-148



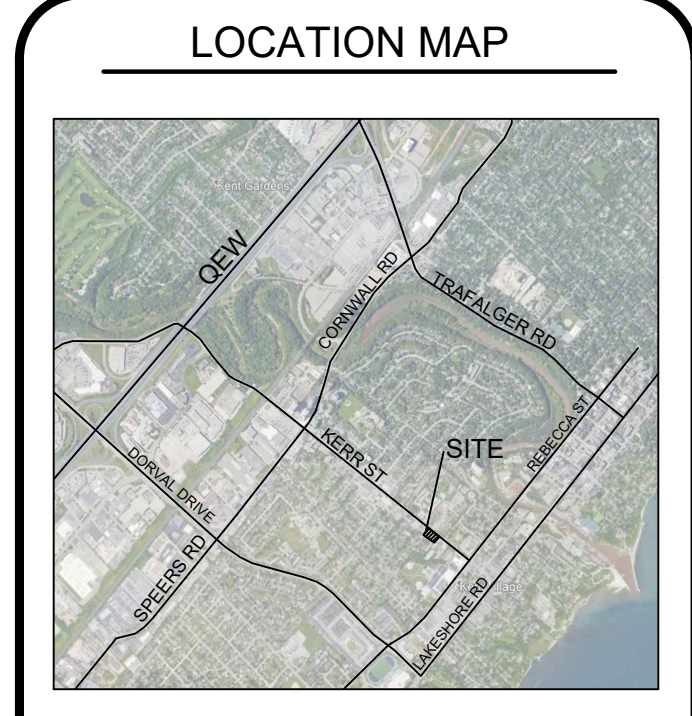
5 EP 3700 - WASTE RECEPTACLE BY EQUIPARC
N.T.S. 129323.04-01



9 MAGLIN BIKE RACK MBR150-S
N.T.S. 129343.50-23



12 KOMPAN TOT LOT PLAY STRUCTURE - PLAY TOWER, PHYSICAL
NTS 111399-148



GENERAL NOTES

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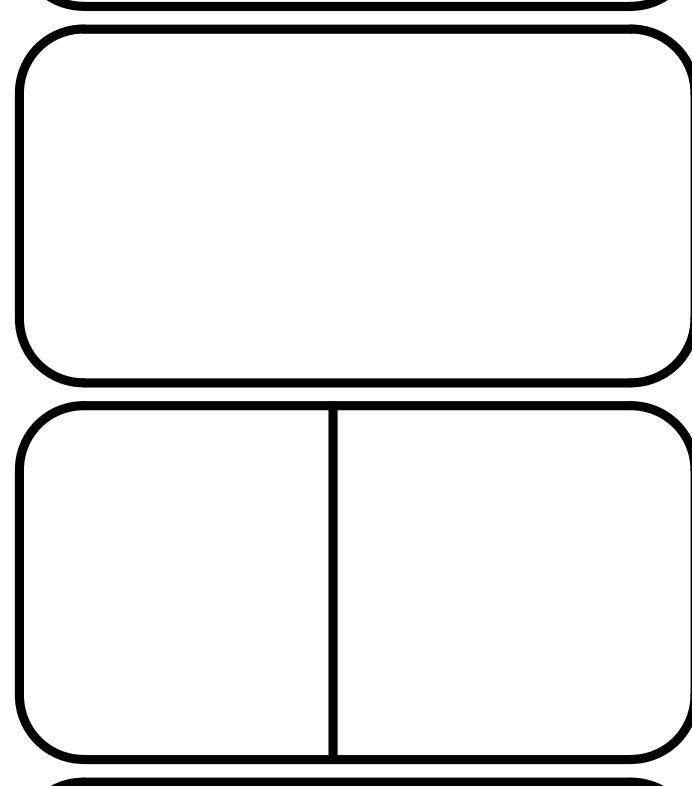
CONSTRUCTION MUST CONFORM TO ALL CODES AND REQUIREMENTS OF AUTHORITIES HAVING JURISDICTION.

REVISIONS

NO.	DATE	NOTES	BY
7	2021-07-15	REVISED PER COMMENTS	KL
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NO. DATE NOTES BY

CONCEPTUAL TENDER
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SITE PLAN CONSTRUCTION
PERMIT AS-BUILT



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589 LIVERPOOL ROAD
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TEL: 905-889-5599

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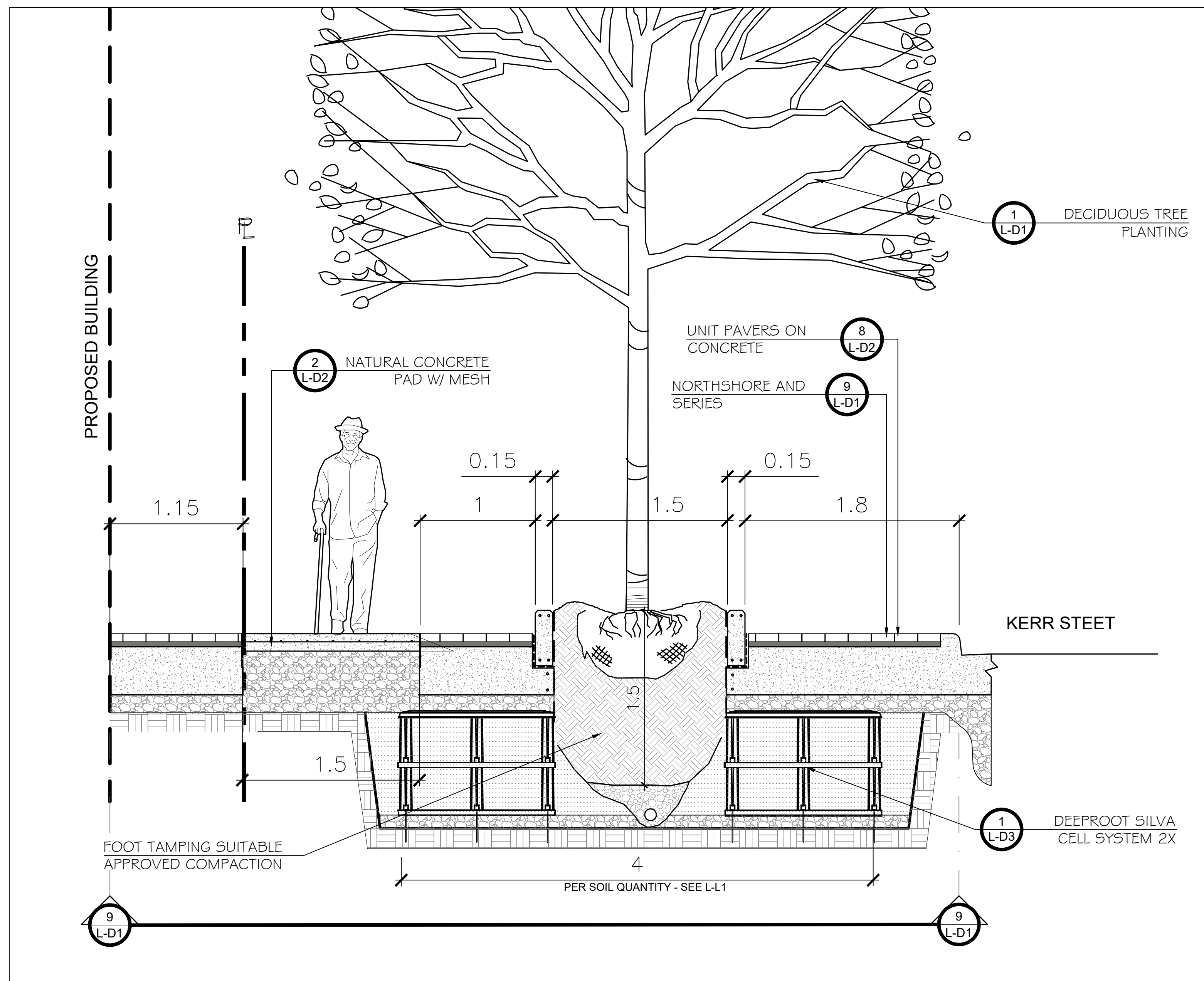
PROJECT: 224 & 234 KERR STREET
OAKVILLE, ON L6K 3A8

DRAWING: DETAILS

DRAWN BY: KL SCALE: AS SHOWN
CHECKED BY: HJK DATE: 2020-06-12
JOB NO.: 2020-052

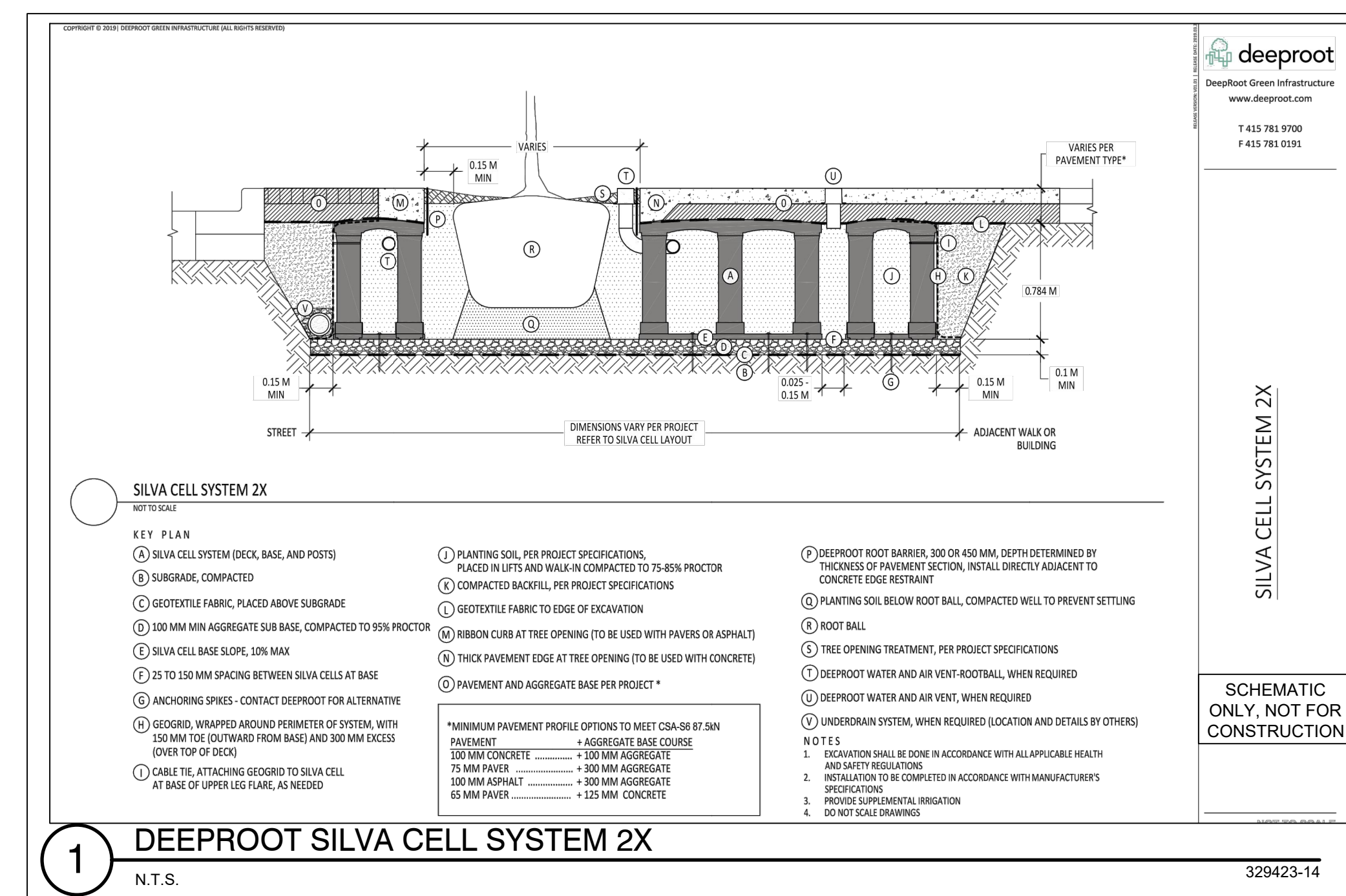
L-D2
DRAWING
6 of 7

File #2020-052



SECTION A-A1 - KERR ST. BOULEVARD

*NOTE:
REFER TO LANDSCAPE PLAN L-L1
REGARDING SOIL QUANTITY AND
DEPTH.



LOCATION MAP



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<input type="checkbox"/>	CONCEPTUAL	<input type="checkbox"/>	TENDER
<input type="checkbox"/>	PRELIMINARY	<input type="checkbox"/>	CONTRACT
<input type="checkbox"/>	SITE PLAN	<input type="checkbox"/>	CONSTRUCTION
<input type="checkbox"/>	PERMIT	<input type="checkbox"/>	AS-BUILT

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PROJECT:
224 & 234 KERR STREET
OAKVILLE, ON L6K 3A8

DRAWING:
BOULEVARD SECTION

DRAWN BY: KL	SCALE: AS SHOWN	L-D3 DRAWING 7 of 7
CHECKED BY: HJK	DATE: 2020-06-12	
JOB NO.:	2020-052	