

D-2 CONCRETE SIDEWALK

D-5 MAGLIN ICONIC BIKE RACK

A) ALL WORK TO BE CARRIED OUT IN ACCORDANCE WITH TOWN OF COLLINGWOOD STANDARDS, O.P.S.D. AND O.P.S.S. WHERE CONFLICT OCCURS, TOWN OF COLLINGWOOD STANDARD TO GOVERN.

D) CLEAR STONE WRAPPED IN FILTER FABRIC CAN BE SUBSTITUTED FOR BEDDING MATERIAL IF APPROVED BY THE ENGINEER.

F) ALL TOPSOIL AND EARTH EXCAVATION TO BE STOCK PILED OR REMOVED TO AN APPROVED SITE AS DIRECTED BY ENGINEER.

H) ALL PROPERTY BARS TO BE PRESERVED AND REPLACED BY O.L.S. AT CONTRACTOR'S EXPENSE IF REMOVED DURING CONSTRUCTION.

J) THE CONTRACTOR SHALL MAKE HIS OWN ARRANGEMENTS FOR THE SUPPLY OF TEMPORARY WATER AND POWER.

L) ALL ENGINE DRIVEN PUMPS TO BE ADEQUATELY SILENCED, SUITABLE FOR OPERATION IN A RESIDENTIAL DISTRICT.

REVISED BASE ASPHALT TYPE EDH JUL/04 TOWN OF COLLINGWOOD

E) ALL MAINTENANCE HOLES ARE 1200 mm DIAMETER UNLESS OTHERWISE SPECIFIED.

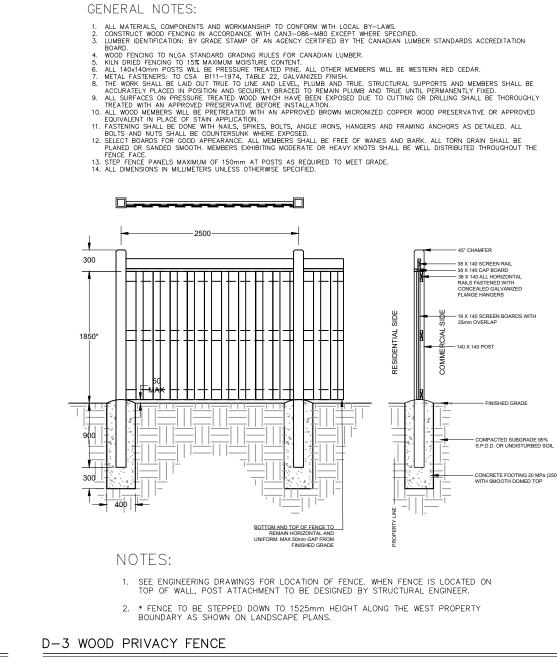
M) DISTURBED AREAS TO BE REINSTATED TO PREVIOUS CONDITION OR BETTER.

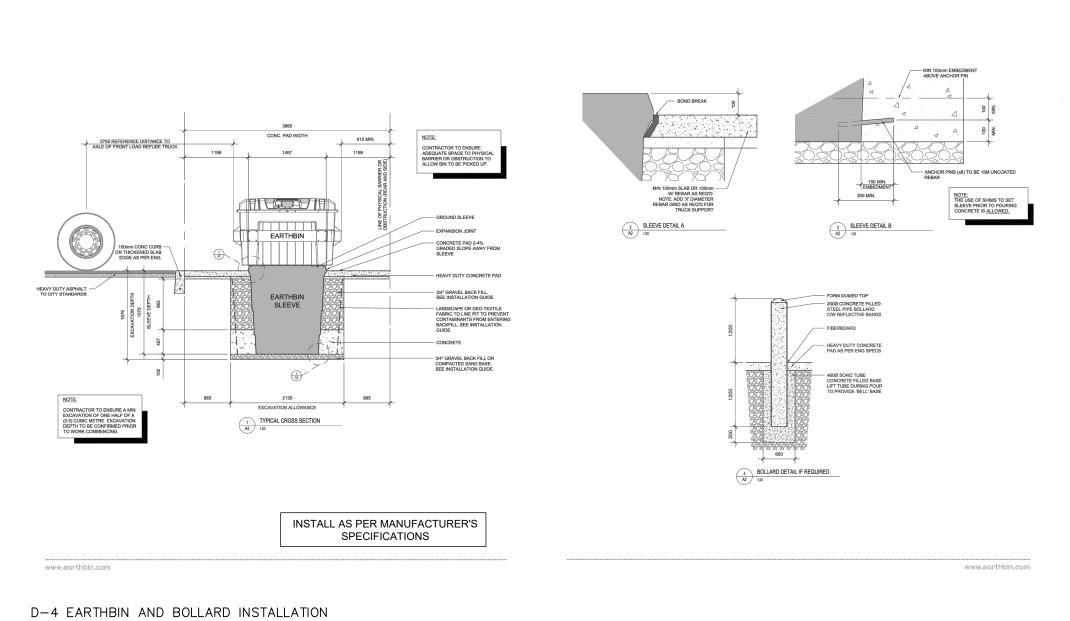
D-1 GENERAL-CONSTRUCTION NOTES

C) PIPE BEDDING TO BE GRANULAR 'A' PIPE COVER TO BE GRANULAR 'B' MAX. AGGREGATE SIZE 25mm FOR RIGID PIPE AND GRANULAR 'A' FOR FLEXIBLE PIPE. (MINIMUM BEDDING DEPTH 150 mm, MINIMUM COVER 300mm, COMPACTED TO A MINIMUM 95% SPMDD).

G) THE OWNER'S ENGINEER SHALL PROVIDE BENCH MARK ELEVATIONS AND HORIZONTAL ALIGNMENT REFERENCE FOR THE CONTRACTOR. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE DETAILED LAYOUT OF THE WORK.

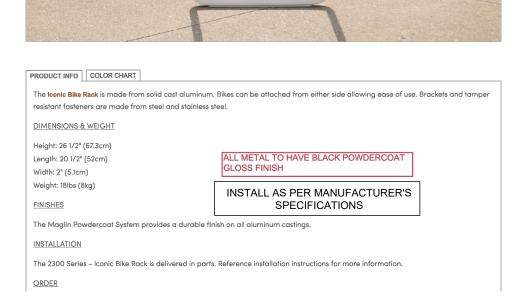
GENERAL - CONSTRUCTION NOTES STD. No. 122

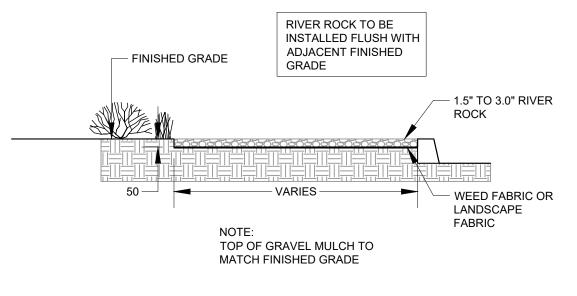




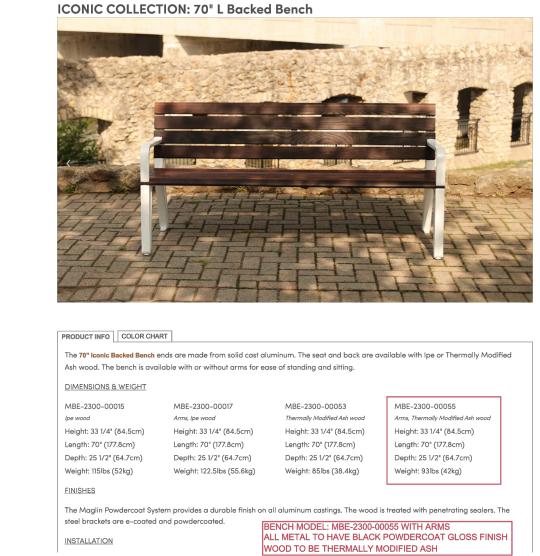
INSTALL AS PER MANUFACTURER'S **SPECIFICATIONS**







D-6 RIVER ROCK MULCH



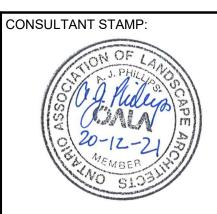
MUNICIPALITY: TOWN OF COLLINGWOOD L9Y 4H5

BENCHMARK(s):

KEY PLAN:

LEGEND/ NOTES:

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1	BASE SETUP	19-11-14	RF	
NO.	REVISION	DATE	APPR'D	

PROJECT: MIXED USE DEVELOPMENT

121 HUME STREET, COLLINGWOOD

DRAWING TITLE:

DETAILS

GREENLAND INTERNATIONAL CONSULTING LTD. 120 HUME ST., COLLINGWOOD, ON L9Y 1V5 PHONE: (705) 444-8805 FAX: (705) 444-5482

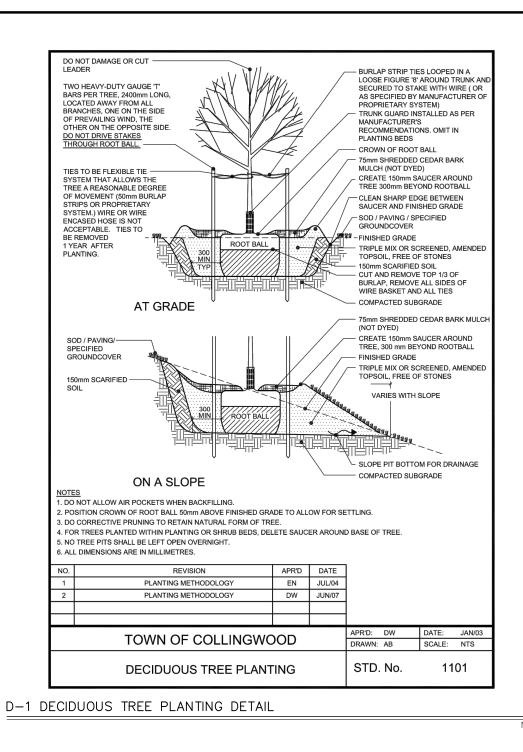
3979-G-19 NUMBER: DESIGN: A.J.P. CHECK: A.J.P DRAWING NUMBER: DRAWN: R.E.F. DATE: 19-12-0

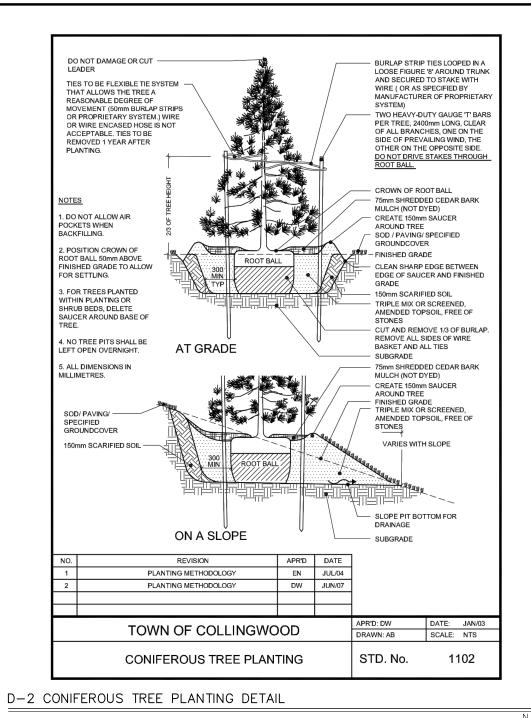
D-7 MAGLIN ICONIC BENCH

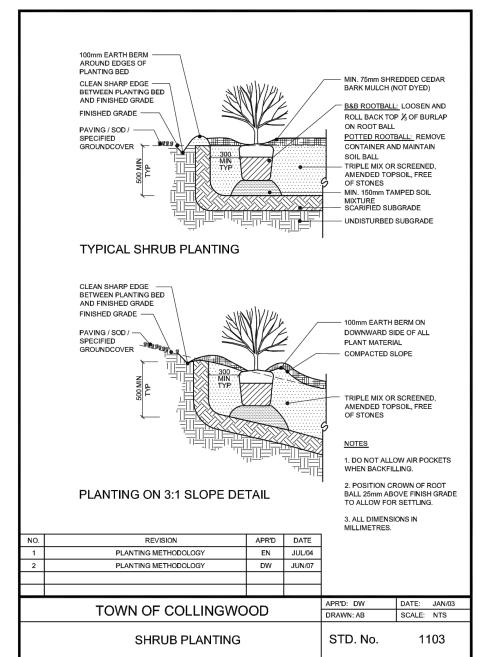
MAGLIN 🌅

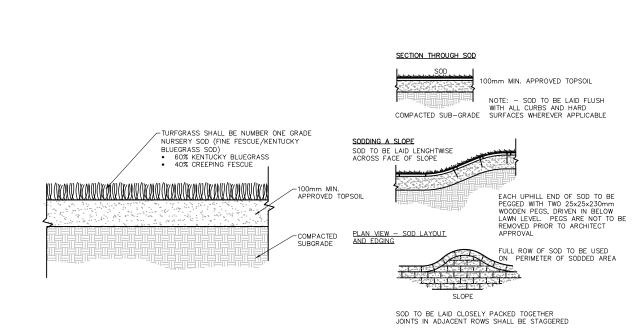
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TEarthBin® Installation Guide









D-3 SHRUB PLANTING DETAIL D-4 SOD DETAIL

A. GENERAL

- i) THESE SPECIFICATIONS ARE TO BE READ IN CONJUNCTION WITH THE LANDSCAPE PLANS, AS PREPARED BY AND AVAILABLE AT THE OFFICES OF GREENLAND INTERNATIONAL CONSULTING LTD.
- ii) PRIOR TO COMMENCING WORK, THE CONTRACTOR SHALL: 1. BECOME FAMILIAR WITH THE PLANS, DETAILS, AND SPECIFICATIONS
- OF THIS PROJECT. 2. VISIT THE SITE TO ASCERTAIN AND TAKE ACCOUNT OF EXISTING CONDITIONS AND ANY DEVIATIONS FROM THE
- PLANS IN WORK BY OTHERS, AND 3. FINALIZE ALL DESIGN ALTERNATIVES IN CONSULTATION WITH THE LANDSCAPE ARCHITECT.
- 4. VERIFY ALL EXISTING SITE CONDITIONS AND REPORT ANY DISCREPANCIES.
- iii) PRIOR TO EXCAVATING, THE CONTRACTOR SHALL VERIFY THE LOCATION OF ALL UNDERGROUND UTILITIES. IN THE EVENT OF A CONFLICT BETWEEN A PROPOSED TREE/SHRUB LOCATION AND AN UNDERGROUND SERVICE, THE EXACT LOCATION OF THE TREE/SHRUB SHALL BE DETERMINED ON SITE BY THE LANDSCAPE ARCHITECT AND/OR THE TOWN'S REPRESENTATIVE.
- iv) the contractor shall, at his or her own expense, repair any DAMAGE TO EXISTING UTILITIES, STRUCTURES, FACILITIES, ETC. DONE IN THE PERFORMANCE OF HIS/HER WORK.

B. GRADING

- i) CONTRACTOR TO ENSURE POSITIVE DRAINAGE IN ALL AREAS.
- ii) ALL GRADING TO BE IN ACCORDANCE WITH SITE ENGINEER'S DRAWINGS.

THE INSTALLATION OF TOPSOIL TO ENSURE NO HARDPAN CONDITIONS.

- iii) SOIL SHALL BE SCARIFIED FREE OF ALL STONES, ROOTS, BRANCHES
- LARGER THAN 1" (25MM) AND COMPACTED TO 85% S.P.D. iv) ALL SUBSOIL TO BE SCARIFIED TO A DEPTH OF 6" (150MM) PRIOR TO
- v) NOTIFY LANDSCAPE ARCHITECT IN WRITING OF ANY SUBSTANTIAL WET

C. TOPSOIL

CONDITIONS.

- i) TOPSOIL SHALL CONTAIN NOT LESS THAN 4% ORGANIC MATTER FOR CLAY LOAMS AND NOT LESS THAN 2% ORGANIC MATTER FOR SANDY LOAM TO A MAXIMUM OF 15% AND CAPABLE OF SUSTAINING VIGOROUS PLANT GROWTH, FREE OF SUBSOIL CONTAMINATION, ROOTS AND STONES OVER 50MM DIA., FREE OF WEEDS, AS DETERMINED BY THE LANDSCAPE ARCHITECT, AND HAVING A pH RANGING FROM 6.0 TO 7.0.
- ii) TOPSOIL FOR PLANTING BEDS IS TO BE A FERTILE, FRIABLE, NATURAL LOAM TO A MINIMUM DEPTH OF 20" (500MM) FOR ALL SHRUB AND PLANTING BEDS, AND A MINIMUM DEPTH OF 4" (100MM) FOR TURF
- iii) TOPSOIL FOR SEEDED AREAS SUBGRADE TO BE LOOSENED TO A DEPTH OF 6" (150MM) IMMEDIATELY PRIOR TO TOPSOIL APPLICATION AND TOPSOIL IS TO BE PLACED NO LONGER THAN 7 DAYS PRIOR TO SEEDING.

D. BED PREPARATION

- i) THE CONTRACTOR SHALL SCARIFY THE SIDES AND BOTTOM OF EXCAVATED TREE PITS AND SHRUB BEDS PRIOR TO BACKFILLING.
- ii) TREE PITS SHALL BE CONSTRUCTED WITH SAUCERS AND MULCH AS DETAILED.
- iii) ALL PLANTING BEDS ON SLOPES LESS THAN 3:1 TO RECEIVE 500mm TRIPLE MIX.
- iv) ALL PLANTING BEDS ON SLOPES GREATER 3:1 TO RECEEIVE IMPORTED LOAM TOPSOIL IN FRIABLE CONDITION.
- v) ALL NEW WORK TO BLEND NEATLY AND SMOOTHLY WITH EXISTING CONDITIONS.

E. <u>MULCH</u>

- i) ALL TREE PITS, SHRUB PITS AND PLANTING AREAS ARE TO BE MULCHED UNLESS OTHERWISE NOTED.
- ii) CONTRACTOR TO INSTALL 3" (75MM) OF SHREDDED CEDAR MULCH IN ALL AREAS.
- iii) ALTERNATIVES MAY BE ACCEPTED-CONTRACTOR TO PROVIDE 3 SAMPLES TO THE LANDSCAPE ARCHITECT AND ACQUIRE WRITTEN APPROVAL FROM THE LANDSCAPE ARCHITECT.

F. PLANT MATERIAL

- i) ALL PLANTS SHALL BE INSTALLED TRUE TO SPECIFIED NAMES, SIZES. GRADES, ETC., AND SHALL CONFORM TO THE STANDARDS OF THE CANADIAN NURSERY TRADES ASSOCIATION.
- ii) ALL PLANTS SHALL BE NURSERY GROWN. PLANT MATERIAL LISTED IN THE PLANT SCHEDULE ARE MINIMUM SIZES +/- NURSERY GROWN AND UNIFORM SPECIMENS.
- iii) IN THE EVENT OF A DISCREPANCY IN PLANT QUANTITY BETWEEN THE PLANTING PLAN AND THE PLANT LIST, THE PLANTING PLAN SHALL
- iv) PLANT SUBSTITUTIONS MUST BE APPROVED IN WRITING BY THE LANDSCAPE ARCHITECT PRIOR TO DELIVERY OF THE MATERIAL TO THE
- v) THE CONTRACTOR SHALL MAKE PLANTS AVAILABLE FOR INSPECTION BY THE LANDSCAPE ARCHITECT AND/OR THE TOWN'S REPRESENTATIVE PRIOR TO SHIPPING TO THE SITE. THIS DOES NOT LIMIT THE RIGHT OF THE LANDSCAPE ARCHITECT AND/OR THE TOWN'S REPRESENTATIVE TO LATER REJECT PLANT MATERIAL THAT IS OF POOR QUALITY, DAMAGED DURING SHIPPING OR INSTALLATION, PERFORMING POORLY WHILE THE GUARANTEE PERIOD IS STILL IN EFFECT, OR OTHERWISE DOES NOT CONFORM TO THE SPECIFICATIONS.
- vi) THE CONTRACTOR SHALL USE STANDARD INDUSTRY METHODS FOR PLANTING TREES AND SHRUBS. TREES AND SHRUBS SHALL BE TURNED TO GIVE THE BEST APPEARANCE; THEY SHALL ALSO BE GUYED OR STAKED IMMEDIATELY AFTER PLANTING AS DETAILED ON THE DRAWINGS.
- vii) INSTALLATION OF PLANT MATERIAL PRIOR TO INSPECTION BY THE LANDSCAPE ARCHITECT WILL BE THE CONTRACTOR'S RESPONSIBILITY. THE LANDSCAPE ARCHITECT RESERVES THE RIGHT TO REJECT ANY PLANTS, WHETHER INSTALLED OR NOT, WHICH DO NOT CONFORM TO THE SPECIFICATIONS AND OR SITE DRAWING. REMOVE ALL REJECTED PLANTS FROM THE SITE IMMEDIATELY. DO NOT REMOVE ANY LABELS FROM PLANTS UNTIL PLANTS HAVE BEEN INSPECTED AND APPROVED BY THE LANDSCAPE ARCHITECT.
- viii) ALL PLANT MATERIAL WHICH ARE SPECIFIED BY O.C. (ON CENTRE SPACING) ARE TO BE PLANTED AS NOTED IN THE PLANT SCHEDULE.
- ix) ALL PLANT MATERIALS WHICH CAN NOT BE PLANTED IMMEDIATELY UPON ARRIVAL ON SITE SHALL BE PROPERLY HEELED IN OR WELL PROTECTED WITH SOIL OR SIMILAR MATERIALS TO PREVENT DRYING OUT AND SHALL BE KEPT MOIST UNTIL COMMENCEMENT OF PLANTING.
- x) GIVE TIMELY NOTICE TO THE LANDSCAPE ARCHITECT WHEN INSPECTIONS OF WORK AND MATERIALS ARE REQUIRED.
- xi) FINAL ACCEPTANCE OF THE PROJECT WILL BE CARRIED OUT UPON COMPLETION OF ALL WORK INCLUDED IN THE CONTRACT.
- xii) ALL SHRUBS NOT SPECIFIED AS BARE ROOT ARE TO BE CONTAINER GROWN.
- xiii) LOCATIONS FOR PLANT MATERIAL AND PLANTING BEDS ARE TO BE MARKED OR STAKED OUT BY THE CONTRACTOR AND APPROVED BY THE LANDSCAPE ARCHITECT PRIOR TO INSTALLATION.
- xv) ALL TREES ARE TO BE STAKED ACCORDING TO DETAILS PROVIDED. NO ACCESSIBLE OPEN HOLE TREE PITS SHALL BE PERMITTED OVERNIGHT. ALL OPEN PITS SHALL BE ADEQUATELY PROTECTED BY BARRIERS OR FILLED IN WITH SOIL PRIOR TO THE END OF EACH PLANTING DAY.
- xiv) REMOVE WIRE BASKET, BURLAP AND ROPE FROM THE TOP 1/3 OF ROOT BALLS.

G. PRELIMINARY ACCEPTANCE

- i) WHEN LANDSCAPING IS COMPLETED, THE LANDSCAPE ARCHITECT SHALL SUBMIT A CERTIFICATE OF COMPLETION TO THE TOWN CERTIFYING THAT ALL LANDSCAPE WORKS HAVE BEEN COMPLETED IN ACCORDANCE WITH THE APPROVED PLANS.
- ii) UPON RECEIPT OF THE CERTIFICATE OF COMPLETION, THE PLANNING DEPARTMENT WILL CONDUCT A PRELIMINARY INSPECTION OF THE SITE AND, PROVIDED THAT THE WORKS ARE IN SATISFACTORY CONDITION. WILL GRANT PRELIMINARY ACCEPTANCE OF THE LANDSCAPING.

H. GUARANTEE

i) all landscaping shall carry a guarantee/maintenance of **one** (1) YEAR, COMMENCING FROM THE DATE THAT PRELIMINARY ACCEPTANCE IS GRANTED BY THE MUNICIPALITY. THE OWNER SHALL PROVIDE THE MUNICIPALITY WITH A COPY OF THE MAINTENANCE AGREEMENT BETWEEN THE OWNER AND THE CONTRACTOR. IN THE NEXT SUMMER, THE LANDSCAPE ARCHITECT SHALL CONDUCT AN INSPECTION AND PREPARE A REPORT, RECOMMENDING THE REPLACEMENTS AND/OR WORKS NEEDED TO ACHIEVE THE INTENT OF THE APPROVED LANDSCAPE PLAN. THE LANDSCAPE ARCHITECT SHALL FILE A COPY OF THE REPORT WITH THE MUNICIPALITY. REPLACEMENT PLANT MATERIAL SHALL BE GUARANTEED FOR A PERIOD OF NO LESS THAN ONE YEAR.

I. MAINTENANCE

- i) THE MAINTENANCE OF ALL LANDSCAPE INSTALLATIONS THROUGHOUT THE GUARANTEE PERIOD SHALL INCLUDE:
- 1) WATER PLANT MATERIAL AS REQUIRED 2) APPLYING APPROPRIATE FERTILIZER TO PROMOTE GROWTH,
- 3) PRUNING DEAD OR DISEASED TISSUE,
- 4) REMOVING DEAD PLANT MATERIAL,
- 5) SUPPRESSING WEED GROWTH AROUND NEWLY PLANTED TREES AND SHRUBS BY ADDING MORE MULCH AND/OR REMOVING WEEDS BY HAND, NOT BY CUTTING THE WEEDS DOWN WITH POWER TRIMMERS.

J. FINAL ACCEPTANCE

- i) AT THE END OF THE GUARANTEE PERIOD, THE CONTRACTOR SHALL REMOVE ALL TREE STAKES, RODENT GUARDS, AND BARK WRAP, AND SHALL ADD EXTRA MULCH WHERE NECESSARY.
- ii) WHEN THESE FINAL TASKS HAVE BEEN COMPLETED, ALL LANDSCAPE WORK WILL BE INSPECTED BY THE MUNICIPALITY AND, IF SATISFIED THAT ALL WORK HAS BEEN COMPLETED IN ACCORDANCE WITH THE APPROVED LANDSCAPE PLANS, WILL ISSUE A CERTIFICATE OF FINAL ACCEPTANCE AND RELEASE ANY OUTSTANDING FUNDS.

KEY PLAN:



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MUNICIPALITY:

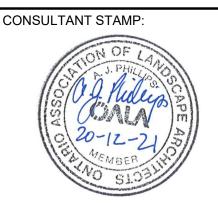


TOWN OF COLLINGWOOD COLLINGWOOD, ON

BENCHMARK(s):

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PROJECT MIXED USE DEVELOPMENT

121 HUME STREET, COLLINGWOOD

DRAWING TITLE:

PLANTING DETAILS



SCALE:		PROJECT NUMBER:	3979-G-19
DESIGN: A.J.P.	CHECK: A.J.P.	DRAWING	D 0
DRAWN: R.E.F.	DATE: 19-12-05	NUMBER:	D-2