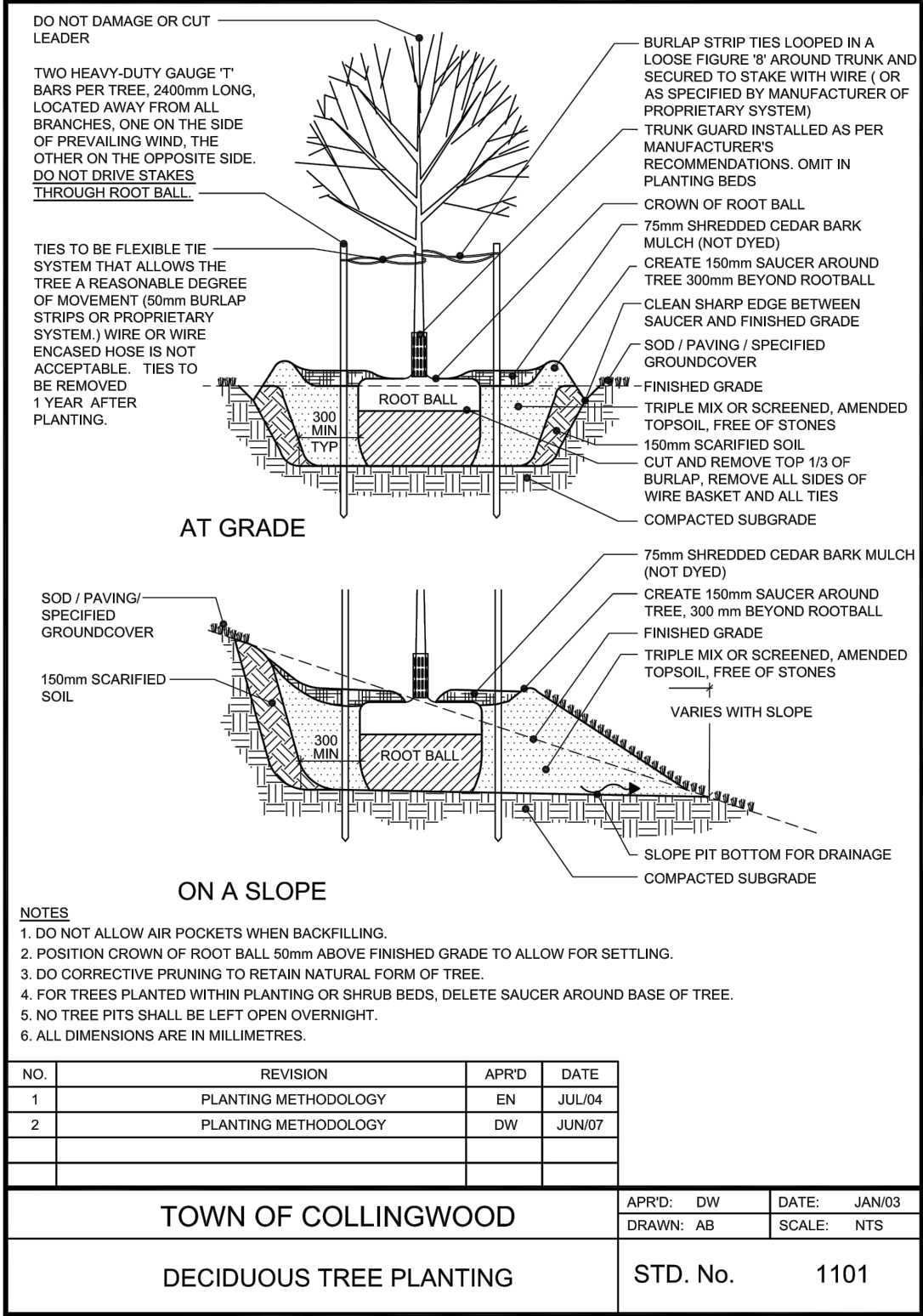
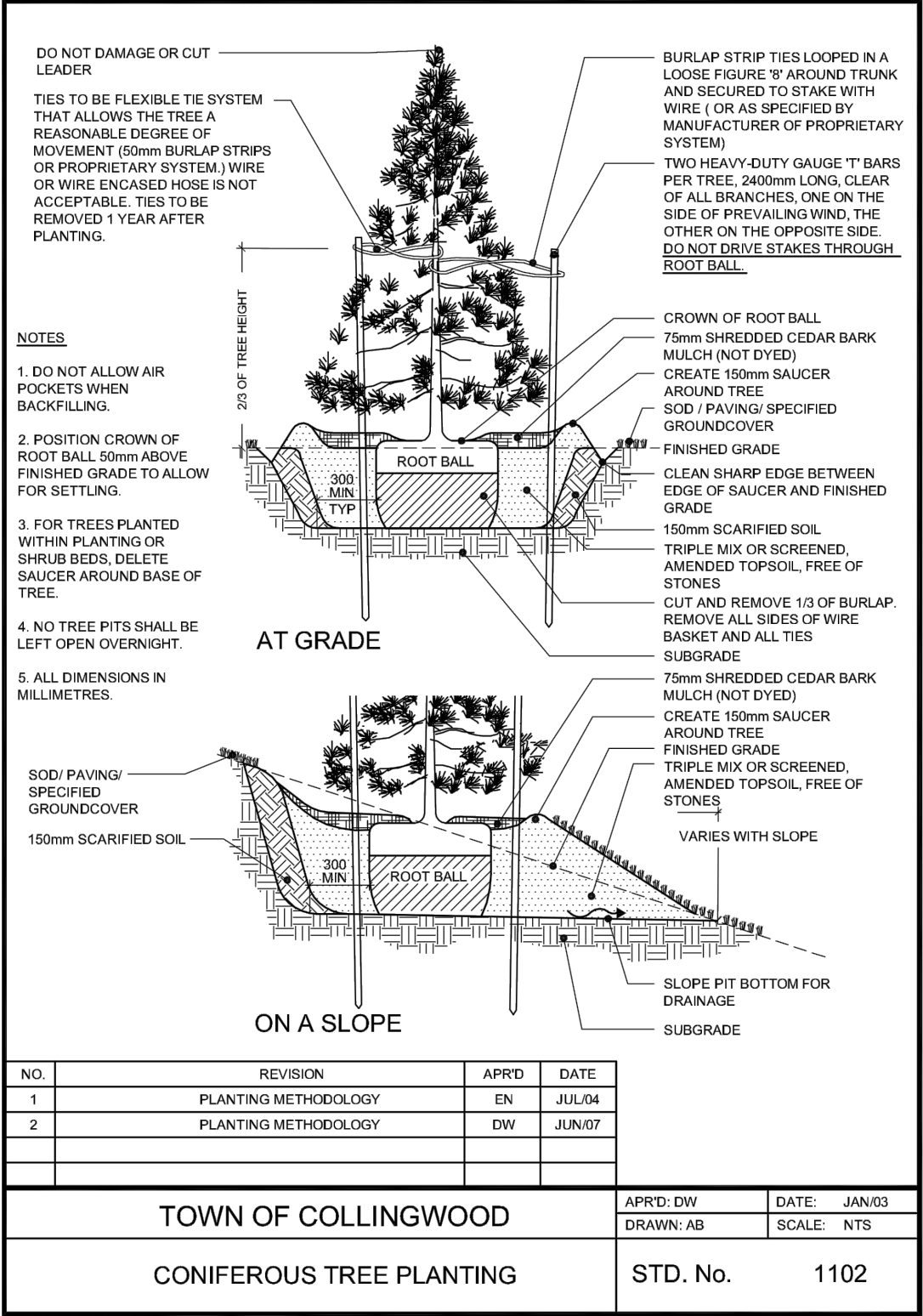




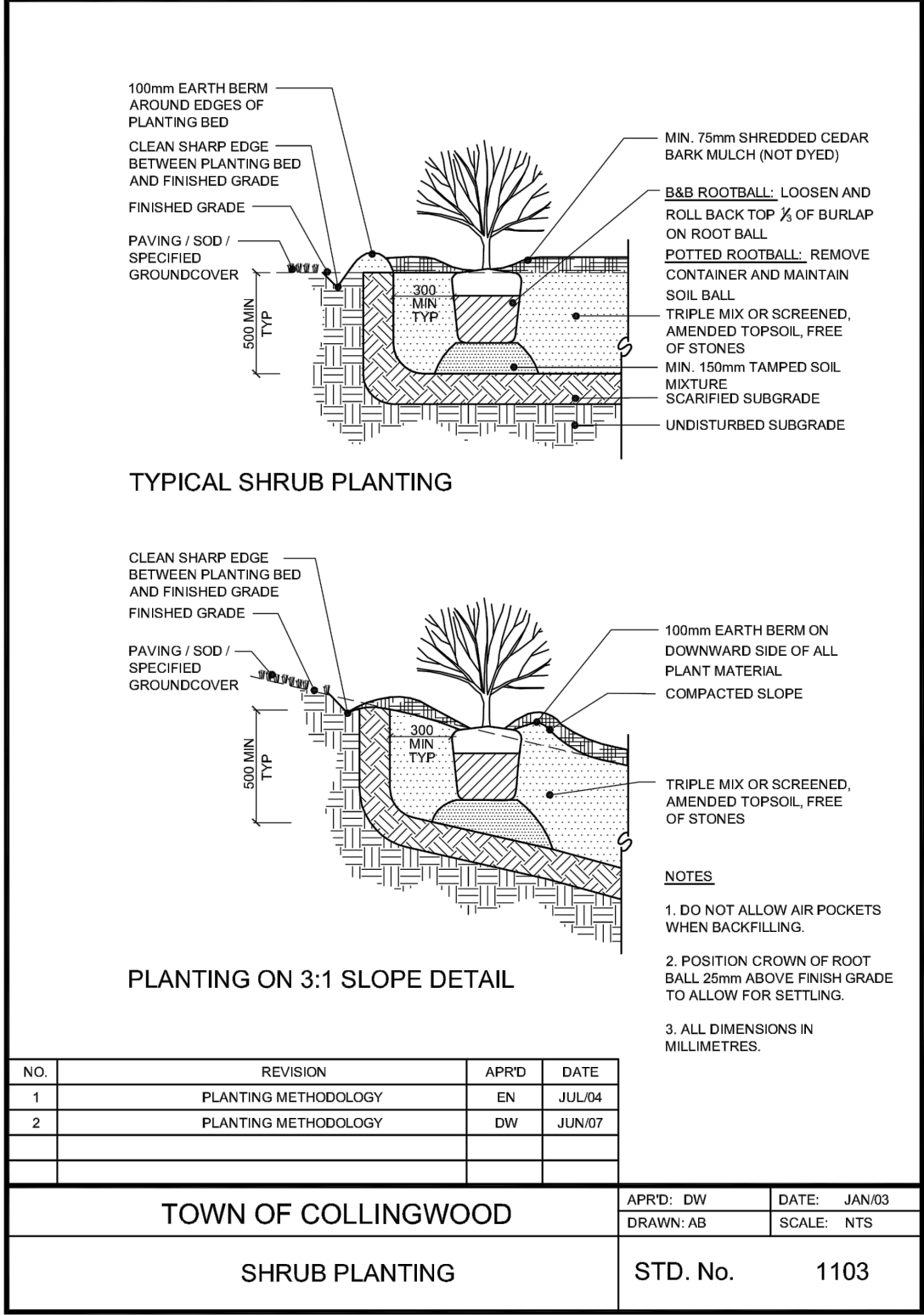
1 DECIDUOUS TREE PLANTING

LA-2 SCALE N.T.S.



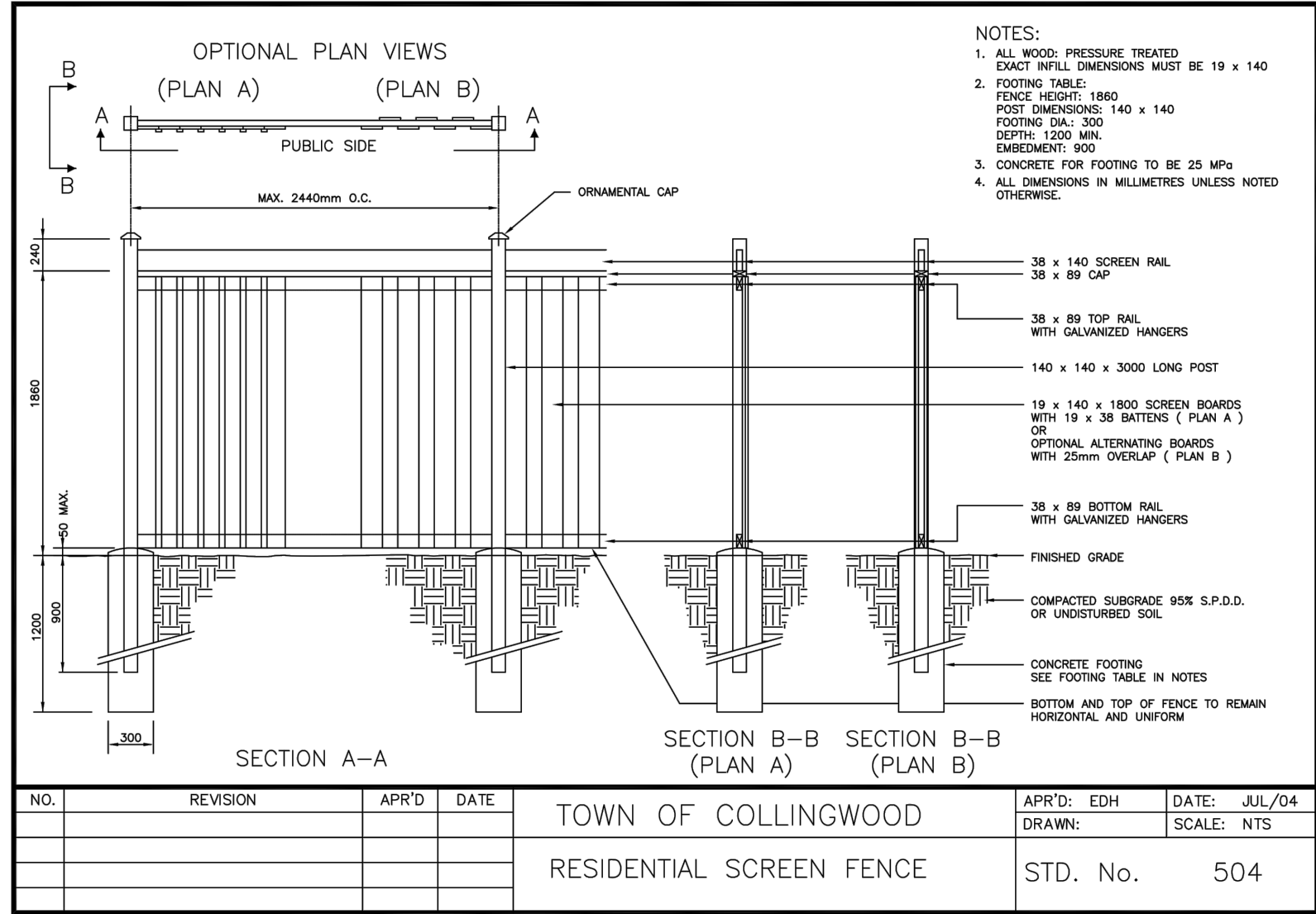
2 CONIFEROUS TREE PLANTING

LA-2 SCALE N.T.S.



3 SHRUB PLANTING

LA-2 SCALE N.T.S.



4 PRIVACY FENCE

LA-2 SCALE N.T.S.

LANDSCAPE SPECIFICATIONS

GENERAL

- CONTRACTOR TO CHECK ALL QUANTITIES.
- REPORT ANY DISCREPANCIES TO THE LANDSCAPE ARCHITECT.
- THE QUANTITIES INDICATED ON THE PLAN SUPERSEDE THE TOTALS OF THE PLANT LIST.
- CONTRACTOR TO PROVIDE 150mm DEPTH TOPSOIL AND SOD ON ALL DISTURBED AREAS NOT DESIGNATED FOR PAVING OR PLANTING (TYPICAL).

DELIVERY AND INSPECTION

- SPRAY ALL PLANT MATERIAL WITH ANTI DESICCANT PRIOR TO TRANSPORT.
- KEEP ALL ROOTS AND ROOTBALLS MOIST PRIOR TO PLANTING.
- OBTAIN LANDSCAPE ARCHITECT'S APPROVAL ON ALL PLANT MATERIAL AT SOURCE OR UPON DELIVERY, PRIOR TO COMMENCEMENT OF PLANTING WORK.
- APPROVAL OF PLANT MATERIAL PRIOR TO PLANTING SHALL NOT IMPAIR THE RIGHT OF THE LANDSCAPE ARCHITECT TO REJECT PLANTS AFTER PLANTING, WHICH HAVE BEEN DAMAGED, OR WHICH IN ANY WAY DO NOT CONFORM TO THE SPECIFICATIONS.
- SUBSTITUTIONS OF SIZE, OR WITH OTHER PLANT MATERIAL WILL ONLY BE ALLOWED WITH THE WRITTEN APPROVAL OF THE CONSULTANT. SUBSTITUTIONS ARE SUBJECT TO APPROVAL BY THE TOWN. ALL MATERIAL MUST CONFORM TO THE SIZES SHOWN ON THE PLANT LIST, EXCEPT WHERE LARGER PLANT MATERIAL IS USED WHEN APPROVED BY THE CONSULTANT. USE OF LARGER PLANTS WILL NOT INCREASE THE CONTRACT PRICE. UNDERSIZED MATERIAL WILL BE REJECTED.
- ALL SHRUBS AND TREES SHALL CONFORM TO THE PRESENT STANDARDS OF THE CANADIAN NURSERY LANDSCAPE ASSOCIATION FOR SIZE AND SPECIES.
- PLANTS ARE TO BE NURSERY GROWN UNDER PROPER CULTURAL CONDITIONS, IN PARTICULAR WITH RESPECT TO SPACING, PEST AND DISEASE CONTROL, AND BRANCH AND ROOT PRUNING.
- TREES ARE TO HAVE STRAIGHT STURDY TRUNKS.
- TREES SHALL BE WELL BRANCHED AND BALANCED WITH A STRONG CENTRAL LEADER.
- DECIDUOUS SHADE TREES SHALL BE FREE OF BRANCHES NOT LESS THAN 1.8M ABOVE THE GROUND.

GUARANTEE AND FINAL INSPECTION

- AT THE COMPLETION OF PLANTING OPERATIONS, REMOVE ALL SURPLUS MATERIAL FROM THE SITE AT NO EXTRA COST.
 - MAKE GOOD ALL DAMAGE RESULTING FROM PLANTING OPERATIONS AT NO EXTRA COST.
 - PLANT MATERIAL SHALL BE GUARANTEED FOR A MINIMUM OF TWO YEARS FROM THE ISSUE DATE OF THE CERTIFICATE OF TOTAL PERFORMANCE.
 - ALL PLANTS SHALL BE INSPECTED AT THE END OF THE GUARANTEE PERIOD. PLANTS WHICH, AT THAT TIME, ARE NOT IN HEALTHY VIGOROUS GROWING CONDITION, TO THE CONSULTANT'S APPROVAL, SHALL BE REPLACED AT NO EXTRA CHARGE.
- OR
- AT TIME OF ASSUMPTION, ALL MATERIAL MUST BE IN HEALTHY VIGOROUS GROWING CONDITION. BEDS AND TREE PITS MUST BE FRESHLY CULTIVATED AND FREE OF WEEDS, RUBBISH AND DEBRIS.

WATERING PROGRAM

- CONTRACTOR TO BE RESPONSIBLE FOR IRRIGATION OF ALL PLANT MATERIALS WITHIN THE SITE FOR PERIOD OF TWO YEARS AFTER ACCEPTANCE.

PREPARATION AND INSTALLATION

- PREPARE PLANTING BEDS PRIOR TO ARRIVAL OF PLANT MATERIAL ON SITE.
- EXCAVATE PER PLANTING DETAILS.
- PREPARE PLANTING SOIL BY EVENLY MIXING: PLANTING SOIL: TO BE A MIXTURE OF: 6 PARTS GOOD QUALITY TOPSOIL 2 PARTS WELL ROTTED HORSE OR COW MANURE 1 PART PEAT MOSS 0.58 KILOS BONE MEAL PER CUBIC METRE OF SOIL PLANTING SOIL IS TO BE THOROUGHLY MIXED TO ELIMINATE AIR POCKETS AND PREVENT SETTLEMENT.

TOPSOIL

- USE EVENLY MIXED TOPSOIL OF FERTILE, FRIABLE NATURAL LOAM CONTAINING NOT LESS THAN 4% ORGANIC MATTER FOR CLAY LOAM'S AND 2% MINIMUM ORGANIC MATTER FOR SANDY LOAM'S WITH AN ACIDITY RANGE OF 5.5 TO 7.5 pH, TO 150mm DEPTH IN ALL AREAS.
- ALL TOPSOIL SHOULD BE FREE OF SUBSOILS, CLAY STONES, ROOTS, EXCESS WATER, FROST AND OTHER EXTRANEIOUS MATTER.

UTILITIES

- CONTRACTOR IS RESPONSIBLE FOR LOCATING ALL EXISTING UTILITIES ON THE SITE.
- CONTRACTOR MUST CHECK & VERIFY ALL DIMENSIONS AND CONDITIONS ON THE JOB, REPORTING ALL DISCREPANCIES TO THE LANDSCAPE ARCHITECT BEFORE PROCEEDING WITH THE WORK.
- CONTRACTOR IS RESPONSIBLE FOR ANY DAMAGE CAUSED TO EXISTING SERVICES WHEN EXCAVATING.

SOD AND FERTILIZING

- CONTRACTOR TO SUPPLY AND INSTALL TOPSOIL AND SOD TO ALL AREAS NOT DESIGNATED FOR PAVING OR PLANTING.
- SOD SHALL BE No. 1 CERTIFIED CULTIVATED TURF GRASS. 50% MERION AND 50% KENTUCKY BLUE (OR APPROVED EQUAL).
- ALL SOD SHALL BE GUARANTEED FOR ONE YEAR AFTER SUBSTANTIAL PERFORMANCE.
- SODDING SHALL CONFORM TO LANDSCAPE ONTARIO'S 'GENERAL LANDSCAPE SPECIFICATIONS'.
- TOPSOIL SHALL BE EVENLY SPREAD OVER SUBGRADE AND LOOSELY COMPACTED TO 150mm MINIMUM DEPTH.
- ALL STONES AND DEBRIS OVER 20mm DIA. SHALL BE REMOVED.
- TOPSOIL SHALL BE SUPPLEMENTED WITH A 10-6-4 FERTILIZER AND 20% SUPERPHOSPHATE APPLIED AT A RATE OF 5 KILOS PER 100 SQUARE METRES EACH, PRIOR TO PLACEMENT OF SOD.
- SOD SHALL BE PLACED WITH STAGGERED BUTT JOINTS, WATERED THOROUGHLY, AND ROLLED WHEN DRY.
- LAY SOD SECTIONS PERPENDICULAR ON SLOPES GREATER THAN 3:1 AND SECURE WITH WOODEN PEGS. WOODEN PEGS TO BE 17 x 17 x 300mm. PLACE PEGS 3 PER SQUARE METRE, 100mm BELOW TOP EDGE TO PREVENT SHIFTING OF SOD AND DRIVE PEGS FLUSH WITH TOP OF SOD SOIL. PROVIDE A MINIMUM OF 2 STAKES PER ROLL OF SOD.
- MAINTAIN SODDED AREA FROM THE TIME OF INSTALLATION UNTIL THIRTY (30) CALENDAR DAYS AFTER ALL SODDED AREAS HAVE BEEN INSPECTED BY THE CONSULTANT AND A CERTIFICATE OF COMPLETION IS ISSUED.
- MAINTENANCE SHALL INCLUDE ALL NECESSARY MEASURES TO ESTABLISH AND MAINTAIN GRASS IN A HEALTHY, VIGOROUS GROWING CONDITION.

SOD AND FERTILIZING (CONTINUED)

- MAINTENANCE SHALL INCLUDE, BUT NOT BE LIMITED TO THE FOLLOWING WORK:
 - a) MOWING AT REGULAR INTERVALS TO MAINTAIN A MAXIMUM HEIGHT OF 60mm. DO NOT CUT MORE THAN 1/3 OF THE GRASS HEIGHT AT ANY ONE MOWING. TRIM AND CLIP EDGES. REMOVE CLIPPINGS AFTER MOWING AND TRIMMING.
 - b) WATERING WHEN REQUIRED IN SUFFICIENT QUANTITIES AND AT A FREQUENCY TO PREVENT SOD FROM DRYING OUT AND TO MAINTAIN SOIL UNDER SOD CONTINUOUSLY MOIST TO A DEPTH OF 75 TO 100mm.
 - c) FERTILIZE SODDED AREAS ONE MONTH AFTER SODDING WITH 2:1:1 RATIO FERTILIZER. SPREAD EVENLY AT A RATE AS PER MANUFACTURER'S INSTRUCTIONS AND WATER IN WELL, WITH A MINIMUM OF 50cm INFILTRATION AS PREVIOUSLY MENTIONED.

UNIT PAVING

- PAVERS SHALL BE PRECAST CONCRETE WITH MIN. 58.65MPa (8500PSI) COMPRESSIVE STRENGTH, WITH A WATER ABSORPTION RATE NOT EXCEEDING 5% AND A FREEZE-THAW RESISTANCE EQUAL TO CSA-A82-2 (1967).
- SETTING BED SHALL CONSIST OF SHARP, CLEAN, COARSE CONCRETE SAND OR APPROVED LIMESTONE SCREENINGS.
- SAND FOR JOINTS SHALL BE CLEAN, NATURAL GRAVEL, CRUSHED STONE OR ROCK.
- INSTALL GRANULAR BASE AND COMPACT TO A MINIMUM OF 95% STANDARD PROCTOR DENSITY UNTIL THE MINIMUM SPECIFIED DEPTH AS DETAILED HAS BE ESTABLISHED.
- LOOSELY PLACE CONCRETE SAND OR APPROVED SCREENINGS TO A UNIFORM DEPTH OF 35mm MINIMUM
- MAINTAIN JOINTS UNIFORMLY AND CLOSELY BUTTED THROUGHOUT.
- WHERE NECESSARY, SAW CUT PAVERS TO FIT ACCURATELY. PRODUCE A SHARP, VERTICAL CUT WITHOUT DAMAGED EDGES.
- AFTER COMPLETION OF INSTALLATION, COMPACT PAVING USING A VIBRATING PLATE TAMPER.
- FILL JOINTS WITH FINE SAND BY BRUSHING AND SWEEPING.
- HOSE PAVING WITH FINE WATER SPRAY.

GENERAL NOTES:

- CONTRACTOR TO VERIFY ALL DIMENSIONS AND REPORT ALL DISCREPANCIES TO LANDSCAPE ARCHITECT. PROPERTY LINES TO BE VERIFIED PRIOR TO INITIATING ANY CONSTRUCTION.
- REFER TO ENGINEERING DRAWINGS FOR GRADING, SITE SERVICING.
- REFER TO ENGINEERING AND ARCHITECTURAL DRAWINGS FOR DETAILING OF ASPHALT, CURBS, LIGHTING, CONCRETE SIDEWALKS.
- ALL CONSTRUCTION TO BE CARRIED OUT IN ACCORDANCE WITH THE MOST CURRENT DESIGN STANDARDS, CRITERIA AND SPECIFICATIONS OF THE MUNICIPALITY.
- CONTRACTOR TO MAKE GOOD ALL DAMAGED AREAS TO LANDSCAPE ARCHITECT'S APPROVAL.
- CONTRACTOR TO LOCATE AND PROTECT ALL EXISTING UTILITIES AND SERVICES.
- PRIOR TO START OF CONSTRUCTION, CONTRACTOR TO INSTALL AND MAINTAIN SILT FENCING.
- LAYOUT OF TREES TO BE STAKED BY CONTRACTOR, AND APPROVED BY THE LANDSCAPE ARCHITECT PRIOR TO INSTALLATION OF THE TREES. IN GENERAL, TREES TO BE 3.0m FROM LIGHT STANDARDS, HYDRANTS, TRANSFORMERS AND OTHER FEATURES, UNLESS DIRECTED OTHERWISE.
- ANY IMPORTED TOPSOIL TO CONFORM TO CITY GUIDELINES.
- PLANTING SHALL BE CARRIED OUT IN ACCORDANCE WITH TOWN'S GUIDELINES AND DETAIL DRAWINGS. PLANTS SHALL BE TRUE TO NAME, SIZE AND ROOT CONDITIONS AND CONFORM TO THE STANDARDS OF THE CANADIAN NURSERY LANDSCAPE ASSOCIATION.
- CONTRACTOR TO PROVIDE STAKED LAYOUT OF PLANT MATERIALS PRIOR TO INSTALLATION TO LANDSCAPE ARCHITECT'S APPROVAL.
- ALL PLANTING BEDS TO BE CONTINUOUS TYP. (GROUPINGS OF SHRUBS AND ORNAMENTAL GRASSES).
- SUPPLY AND INSTALL 'CLEANLINE XL' 3/16"x 5" (4.8MM X 127MM) MILL FINISH WITH STAKES AT ALL LOCATIONS WHERE PLANTED BEDS AND RIVERSTONE AREAS MEET SOD. INSTALL PER MANUFACTURER'S SPECIFICATIONS.
- ALL AREAS NOT DESIGNATED FOR PLANTING OR PAVING TO RECEIVE 150mm DEPTH TOPSOIL AND SODDED TYP. UNLESS OTHERWISE NOTED BY LANDSCAPE ARCHITECT. THESE AREAS ARE NOT NECESSARILY INDICATED ON PLANS.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR STAKING ALL UTILITIES ON SITE PRIOR TO ANY EXCAVATION OR INSTALLATION OF PLANT MATERIAL. THE CONTRACTOR SHALL CONTACT THE CONSULTANT OF ANY POTENTIAL CONFLICTS BETWEEN EXISTING AND PROPOSED UTILITIES. ANY DAMAGE TO UTILITIES SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR.
- ALL DISTURBED AREAS NOT DESIGNATED FOR CONSTRUCTION SHALL BE RESTORE TO EXISTING CONDITION OR BETTER AT NO EXTRA COST.

KEY MAP

LEGEND

1	ISSUED TO TOWN	TN	04/MAY/2018	-	
No.	REVISIONS	BY	DATE	APPR.	

ALL PREVIOUS ISSUES OF THIS DRAWING ARE SUPERSEDED

CLIENT	STRAW HAT RESTORATION
MUNICIPALITY	TOWN OF COLLINGWOOD
PROJECT TITLE	BLACKMOOR GATE
SHEET TITLE	LANDSCAPE NOTES AND DETAILS



DESIGNED	TN	DRAWN	TN	CHECKED	LSN
SCALE	1 : 500	DATE	APRIL 2018		
PROJECT NUMBER	17M-01364-00	DWG. NUMBER	LA - 1		