

GENERAL NOTES:

MAINTENANCE GRD ACCEPTANCE:

- ALL PLANT MATERIAL SHALL BE MAINTAINED BY THE CONTRACTOR IMMEDIATELY AFTER ANY PLANTING HAS BEEN INSTALLED AND SHALL CONTINUE UNTIL THE DATE OF FINAL ACCEPTANCE.
- SUCH MAINTENANCE SHALL INCLUDE ALL MEASURES NECESSARY TO ESTABLISH AND MAINTAIN ALL PLANTS IN AN ACCEPTABLE, VIGOROUS AND HEALTHY GROWING CONDITION INCLUDING CULTIVATING AND WEEDING, WATERING, WHEN REQUIRED, PRUNING AND MAINTENANCE OF ALL ACCESSORIES.
- AT TIME OF INSPECTION FOR INITIAL & FINAL ACCEPTANCE, ALL PLANTING BEDS AND TREE PITS SHALL BE FREELY CULTIVATED, FREE OF WEEDS, LEAVES, BROKEN BRANCHES AND RUBBISH AND SHALL BE IN A NEAT AND TIDY CONDITION.
- ALL PLANT MATERIAL TO BE GUARANTEED FOR A PERIOD OF 2 (TWO) YEARS FROM THE DATE OF ACCEPTANCE BY THE LANDSCAPE ARCHITECT AND LOCAL AUTHORITY (UNLESS OTHERWISE NOTED).
- MAINTAIN PLANTING BEDS AND TREE PITS FREE OF WEEDS THROUGHOUT THE GUARANTEE PERIOD.
- THE DEVELOPER SHALL REGULARLY REMOVE DEBRIS FROM THE NEGLAND UNTIL THE COMPLETION OF ALL BUILDING CONSTRUCTION WITHIN THE DEVELOPMENT.

UTILITIES:

- APPLICANT IS RESPONSIBLE FOR OBTAINING NECESSARY APPROVALS FROM THE UTILITY COMPANIES FOR WORKS WITHIN THE MUNICIPAL BOULEVARD.
- ALL UTILITIES WITHIN THE BOULEVARDS MUST BE LOCATED PRIOR TO COMMENCING CONSTRUCTION WITHIN THE BOULEVARDS.

RODENT PROTECTION:

- THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF ALL TREES AND SHRUBS FROM RODENT INJURY FOR THE DURATION OF THE GUARANTEE PERIOD. PROTECTIVE WIRE MESH GUARDS SHALL BE EMPLOYED AROUND ALL DECIDUOUS TREES. GUARDS SHALL BE INSTALLED PRIOR TO THE APPLICATION OF MULCH AND SHOULD BE PLACED A MINIMUM OF 50mm OUT FROM THE TREE TRUNK ON ALL SIDES. SUFFICIENT MESH SHOULD BE CUT TO COMPLETE THIS CIRCUMFERENCE AS WELL AS TO PROVIDE A MINIMUM OF 25mm OVERLAP.
- THE WIRE MESH GUARDS MUST BE OF GALVANIZED STEEL, 12mm SQUARE MESH, 19 GAUGE AND SUPPLIED IN 6000mm ROLLS. THE WIRE MESH CAN BE FASTENED WITH ANY ACCEPTABLE GALVANIZED WIRE TIE. ALL SHRUBS AND CONIFEROUS TREES SHALL HAVE AN APPLICATION OF "SCOOT" OR APPROVED EQUIVALENT RODENT FORMULA, TO BE APPLIED AT THE END OF OCTOBER. FOLLOW MANUFACTURER'S DIRECTIONS FOR APPLICATION.

TOPSOIL:

- USE EVENLY MIXED TOPSOIL OF FERTILE, FRIABLE NATURAL LOAM CONTAINING NOT LESS THAN 4% ORGANIC MATTER FOR CLAY LOAMS AND 2% MINIMUM ORGANIC MATTER FOR SAND LOAMS WITH AN ADJUST RANGE OF 5.0 TO 7.5 pH.
- ALL TOPSOIL SHOULD BE FREE OF SUBSOLS, CLAY STONES, ROOTS, EXCESS WATER, FROST AND OTHER EXTRANEOUS WATER.
- NO TREES SHALL BE PLANTED UNDER OVERHEAD WIRES OR OVER UNDERGROUND SERVICES.
- TREES ARE NOT TO BE PLANTED LESS THAN 1M FROM CURBS, UNDERGROUND UTILITIES, SIDEWALKS AND DRIVEWAYS, 2m FROM FIRE HYDRANTS AND TRANSFORMERS, AND 4m FROM LIGHT STANDARDS.
- THIS STAKE OUT IS TO BE INSPECTED BEFORE THE EXCAVATION OF ANY TREE PITS.
- BEFORE THIS STAKE OUT, THE CONTRACTOR IS TO REQUEST A STAKE OUT ALL UNDERGROUND SERVICES.
- THE LANDSCAPE ARCHITECT AND THE MUNICIPALITY MAY, AT THEIR DISCRETION REDISTRIBUTE TREE LOCATIONS, PRIOR TO PLANTING, IN ORDER TO MINIMIZE CONFLICTS WITH UTILITIES, DRIVEWAYS AND INTERSECTION VISIBILITY.

SOODING:

- PREPARE A MINIMUM 100mm DEPTH OF TOPSOIL WITH A 15-4-4 COMMERCIAL FERTILIZER AT 2.3kg/100sqm, AND SUPER PHOSPHATE AT 5kg/100sqm. THE PROPORTIONS SPECIFIED ARE SUBJECT TO ADJUSTMENT DEPENDING ON TOPSOIL ANALYSIS REPORT.
- LAY IN A PREPARED SOD ON ALL AREAS OF THE PROJECT NOT COVERED BY BUILDINGS OR PAVING.
- IMMEDIATELY AFTER INSTALLATION, SOD MUST BE WATERED AND ROLLED.

UNIT PAVING:

- PAVERS SHALL BE PRECAST CONCRETE UNIT PAVERS WITH MIN. STRENGTH (8000 P.S.I.) COMPRESSIVE STRENGTH AND A WATER ABSORPTION NOT EXCEEDING 1% (FREEZE-THAW RESISTANCE EQUAL TO C.S.A.-A82-2 (1987)).
- SETTING BED SHALL CONSIST OF SHARP, CLEAN, COARSE CONCRETE SAND OR APPROVED LIMESTONE SCREENINGS.
- SAND FOR JOINTS SHALL BE A CLEAN, NATURAL GRAVEL, CRUSHED STONE OR ROCK.
- INSTALL GRANULAR BASE AND COMPACT TO A MINIMUM 90% STANDARD PROCTOR DENSITY UNTIL THE MIN. SPECIFIED DEPTH AS DETAILED, HAS BEEN ESTABLISHED.
- LOOSELY PLACED CONCRETE SAND OR SCREENINGS TO A UNIFORM DEPTH OF 50mm (2"), MIN.
- MAINTAIN JOINTS UNIFORM AND CLOSELY BUTTED THROUGHOUT.
- WHERE NECESSARY, SAW CUT PAVERS TO PRODUCE A SHARP, VERTICAL CUT WITHOUT DAMAGED EDGES, AND TO FIT ACCURATELY.
- AFTER COMPLETION OF INSTALLATION, COMPACT PAVING BY MEANS OF A VIBRATING PLATE TAMPER.
- FILL THE JOINTS WITH FINE SAND, BY BRUSHING AND SWEEPING, HOSE PAVING WITH FINE WATER SPRAY.

CARPENTRY
(UNLESS OTHERWISE SPECIFIED)

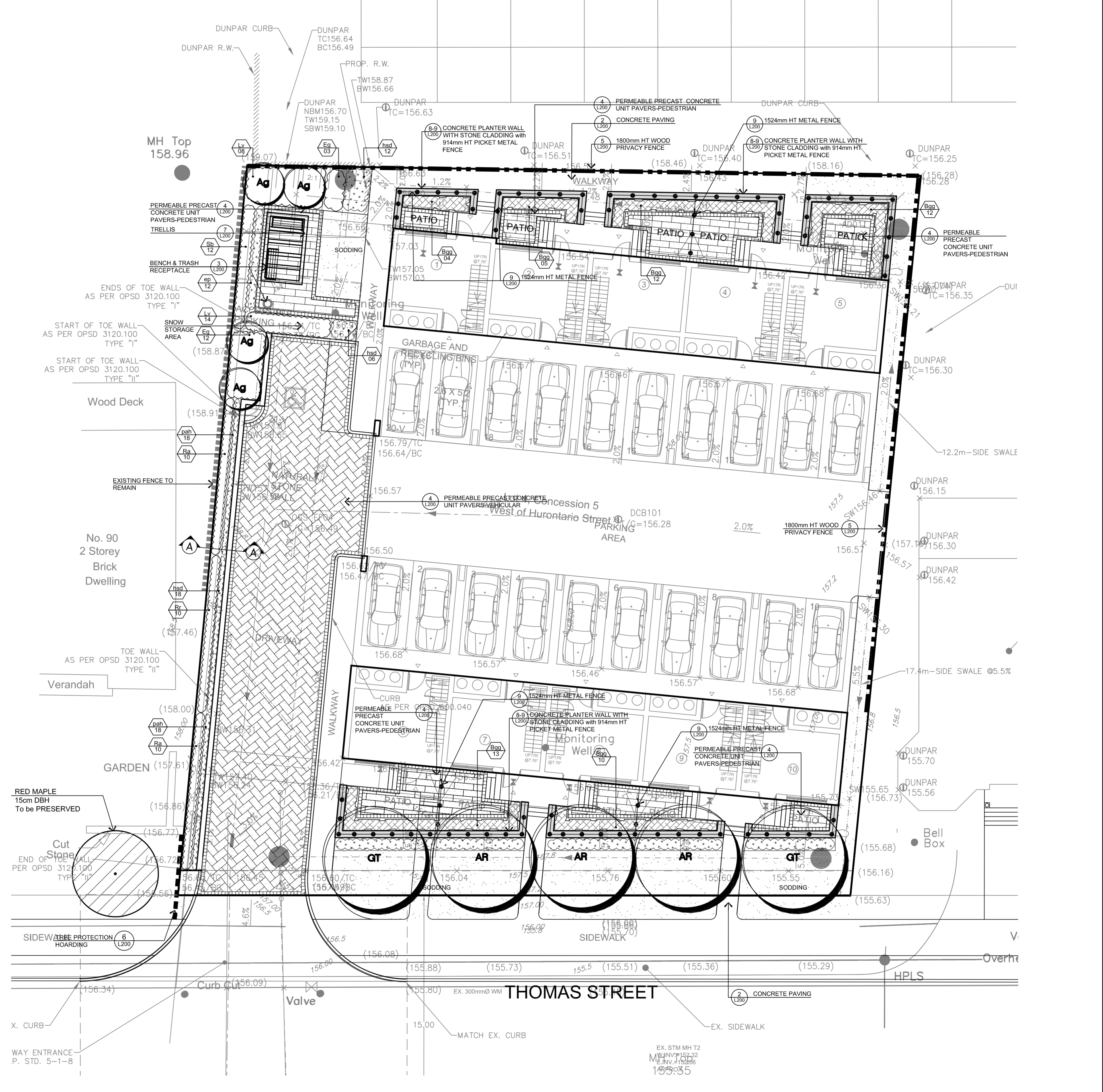
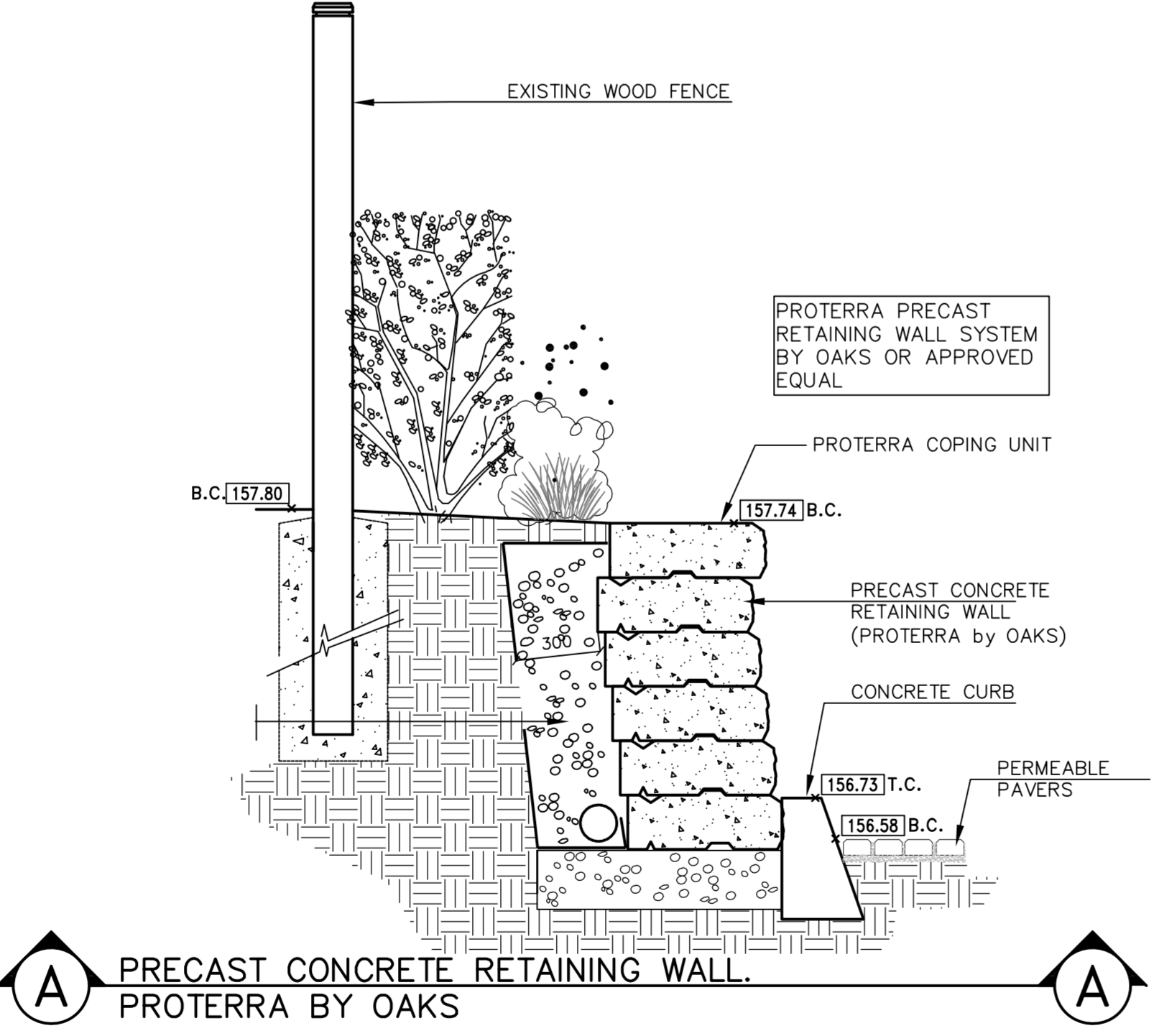
- ALL LUMBER SHALL BE NO. 1 GRADE WESTERN CEDAR UNLESS OTHERWISE STATED, AND SHALL BE STAMPED IN ACCORDANCE WITH THE CURRENT REQUIREMENTS OF THE LATEST INCA STANDARD GRADING RULES.
- PRESSURE TREATED WOOD SHALL BE EITHER PINE, SPRUCE, OR FIR. THIS WOOD SHALL BE PRESSURE TREATED WITH A.C.C.-B (ALKALINE COPPER QUAT TYPE B) OR OTHER APPROVED WATERBORNE CHEMICAL IN ACCORDANCE WITH THE LATEST REQUIREMENTS OF C.S.A.-080.
- ALL CEDAR LUMBER IS TO BE STAINED WITH ONE COAT OF A LATER STAIN AS APPROVED BY THE LANDSCAPE ARCHITECT BEFORE APPLICATION.
- ALL WOOD SHALL BE SELECTED FOR UNIFORM APPEARANCE AND SIZE, SHALL BE STRUCTURALLY SOUND AND SHALL BE FREE OF SPLITS, CRACKS AND LOOSE AND OPEN KNOTS.
- ALL WOOD SHALL BE DRESSED FOUR SIDES.
- ALL SPIKES AND NAILS SHALL BE "ARDOX" SPIRAL SHANK.
- ALL SPIKES, NAILS, BOLTS, NUTS AND ANY OTHER METAL FASTENERS AND CONNECTORS SHALL BE HOT DIPPED, GALVANIZED IN ACCORDANCE WITH C.S.A.-564.
- CONCRETE FOR FOOTINGS SHALL HAVE A COMPRESSIVE STRENGTH OF 20.7 M.P.A. IN 28 DAYS (MIN.).
- MAKE ALL TIMBER CUTS STRAIGHT AND PLUMB TO INSURE A TIGHTLY BUTTED FLUSH JOINT. PAINT ALL CUTS TO PRESERVE - TREATED WOOD, WITH ONE COAT OF APPROVED PRESERVATIVE PRIOR TO ASSEMBLY.
- COUNTERSINK ALL BOLTS, NUTS, PLATES, ANCHORS, ETC. IN ORDER TO BE FLUSH WITH WOOD SURFACE AND AS DETAILED.

PLANTING:
(UNLESS OTHERWISE SPECIFIED)

- PREPARE PLANTING SOIL BY EVENLY MIXING FOUR PARTS SANDY TOPSOIL, ONE PART ORGANIC SOIL ADDITIVE WITH 500g BONE MEAL AND 750g COMMERCIAL FERTILIZER PER CUBIC METRE. THE FOREGOING RATES ARE SUBJECT TO ADJUSTMENT ON RECEIPT OF TOPSOIL ANALYSIS REPORT.
- EXCAVATE AND PROVIDE PLANTING SOLS AS PER PLANTING DETAILS.
- PROVIDE ALL SHRUBS AND TREES ACCORDING TO THE QUOTE SPECIFICATIONS FOR NURSERY STOCK OF THE CANADIAN NURSERY TRADE ASSOCIATION WITH REGARD TO QUALITY AND GRADING AND SIZES AS PER PLANT LIST.
- SPRAY ALL PLANTINGS IN LEAF WITH ANTI-DESICCANT.
- PROVIDE TREES WITH STAKES.
- PLANTS ARE TO BE NO. 1 NURSERY GROWN, UNDER PROPER CULTURAL PRACTICES, IN PARTICULAR WITH REGARD TO AMPLE SPACING, PEST AND DISEASE CONTROL, AND BRANCH AND ROOT PRUNING.
- TREES ARE TO HAVE STRAIGHT, STRONG 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.
- ALL SHRUBS ARE TO BE PLANTED IN CONTINUOUS BEDS, 500mm SOD BETWEEN PLANTS, LOCATE ENTIRE AREA OF SHRUB BED UNFORMALLY TO SPECIFIED DEPTH AND FILL WITH SPECIFIED PLANTING SOIL.

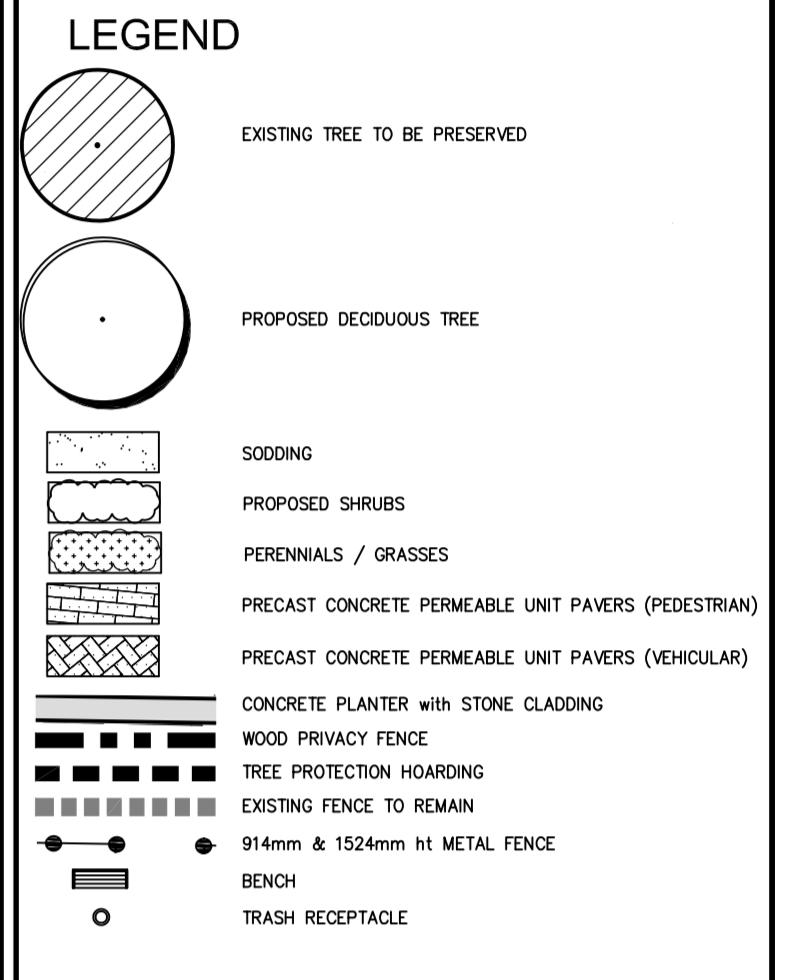
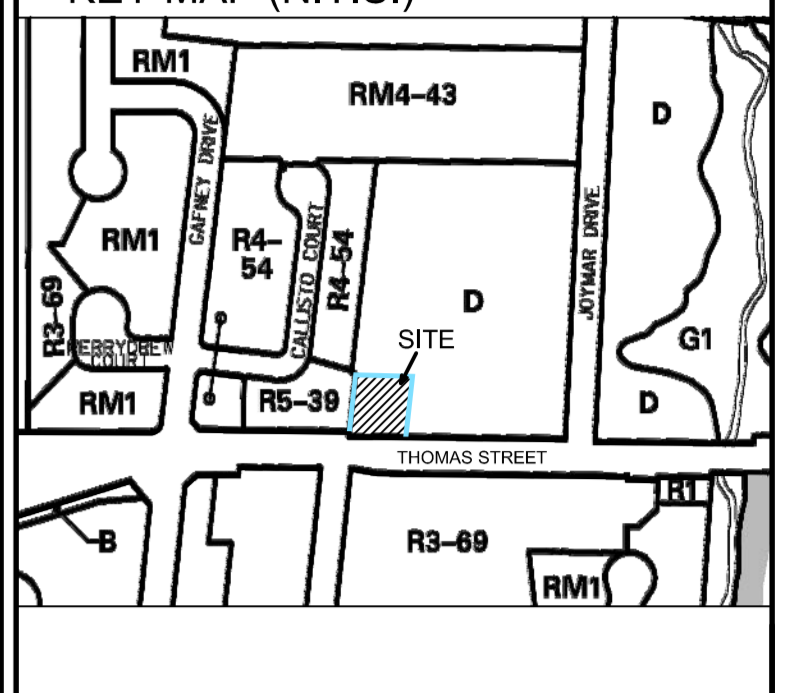
LANDSCAPE GENERAL NOTES

KEY	QTY.	BOTANICAL NAME	COMMON NAME	HEIGHT	SPREAD	CAL.	SPACING	COND.	REMARKS
DECIDUOUS TREES									
AR	03	Acer rubrum	Red Maple	4000	2000	60	as shown	SB	FULL FORM
GT	02	Gleditsia tricanthos 'Skyline'	Skyline Honeylocust	4000	2000	60	as shown	SB	FULL FORM
DECIDUOUS SHRUBS									
Ag	04	Amenochier x grandiflora 'Autumn Brilliance'	Autumn Brilliance Serviceberry	1500	1500	-	as shown	SB	FULL FORM
Eg	15	Euroyonus fortunei 'Gold Tip'	Gold Tip Euroyonus	500	-	750	CG	CG	FULL FORM
Lv	22	Ligustrum x vicaryi	Golden Privet	600	-	750	CG	CG	FULL FORM
Ra	20	Ribes alpinum	Alpine Currant	600	-	900	CG	CG	FULL FORM
Rf	10	Rosa rugosa	Rugosa Rose	600	-	750	CG	CG	FULL FORM
Sb	12	Spiraea x bumside 'Goldflame'	Goldflame Spirea	800	-	900	CG	CG	FULL FORM
EVERGREEN SHRUBS									
Bgg	56	Buxus 'Green Gem'	Green Gem Boxwood	500	-	300	SB	FULL FORM	
GRASSES & PERENNIALS									
ap	12	Echinacea purpurea	Purple Coneflowers	100	-	500	CG2	FULL FORM	
had	36	Hemerocallis 'Stella D'Oro'	Stella D'Oro Daylily	100	-	500	CG2	FULL FORM	
pah	36	Pennisetum alopecuroides 'Hameln'	Dwarf Fountain Grass	200	-	500	CG	FULL FORM	



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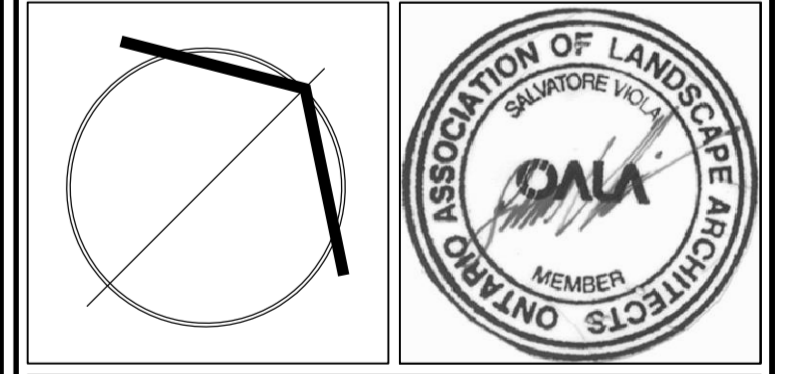
- VERIFY ALL DIMENSIONS.
- DO NOT SCALE DRAWINGS.
- REPORT ANY DISCREPANCIES, DISCOVERED ERRORS, OR OMISSIONS TO THE LANDSCAPE ARCHITECT BEFORE PROCEEDING.
- IT IS ADVISED THAT CONTRACTORS CONTACT THE LANDSCAPE ARCHITECT PRIOR TO CONSTRUCTION TO ENSURE THE USE OF THE LATEST REVISED DRAWINGS.
- DRAWINGS AND SPECIFICATIONS ARE THE PROPERTY OF THE LANDSCAPE ARCHITECT.



No.	DATE	REVISION	BY
8	2020-03-25	AS PER LATEST SITE PLAN	S.V.
7	2020-06-01	1st SUBMISSION	S.V.
6	2020-05-25	FOR CLIENT REVIEW	S.V.
5	2020-05-19	AS PER LATEST SITE PLAN	S.V.
4	2020-04-23	AS PER LATEST SITE PLAN	S.V.
3	2020-04-08	LANDSCAPE DWG ISSUED FOR REVIEW	S.V.
2	2020-03-28	LANDSCAPE CONCEPT	S.V.
1	2020-03-09	AS PER LATEST SURVEY	S.V.

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4	2020-04-23	AS PER LATEST SITE PLAN	S.V.
3	2020-04-08	LANDSCAPE DWG ISSUED FOR REVIEW	S.V.
2	2020-03-28	LANDSCAPE CONCEPT	S.V.
1	2020-03-09	AS PER LATEST SURVEY	S.V.

It is the responsibility of the Contractor and/or Owner to ensure that the drawings with the latest revisions are used for construction.



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STRYBOS BARRON KING
LANDSCAPE ARCHITECTURE

PROJECT:
PROPOSED RESIDENTIAL DEVELOPMENT
86 Thomas Street, Mississauga, ON
REXTON REALTY

DRAWING TITLE:
LANDSCAPE PLAN, TREE INVENTORY, AND PRESERVATION PLAN

SCALE: 1:125	PROJECT No. 5446
DATE: MARCH 9, 2020	DRAWING No. L100
DRAWN BY: J.M.	CHECKED BY: S.V.