

AMICA GRANVILLE INSTITUTIONAL

ISSUED FOR REZONING

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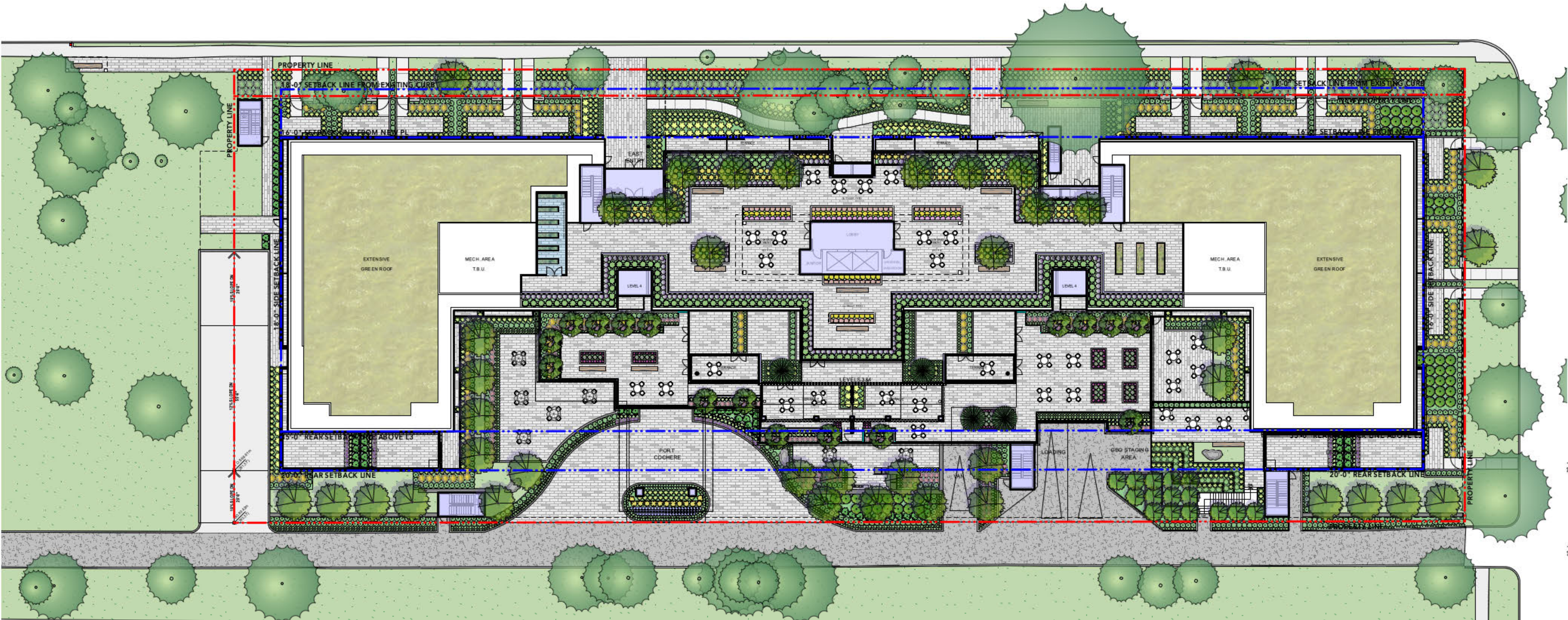
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LANDSCAPE DRAWING INDEX PERMIT

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GENERAL LAYOUT + MATERIALS NOTES:

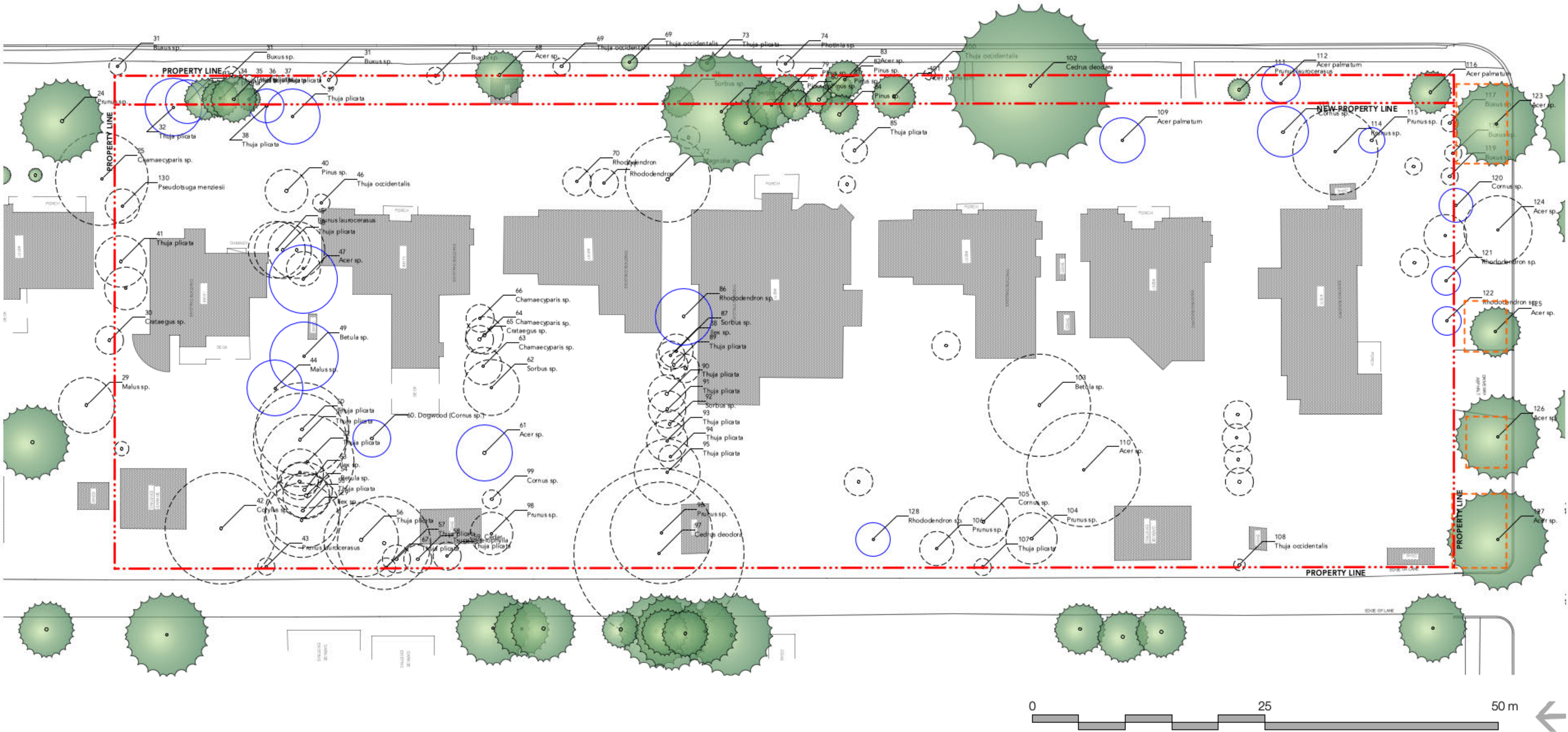
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- 2. ALL UTILITIES TO BE STAKED OUT BY CONTRACTOR AND PROTECTED FOR DURATION OF CONSTRUCTION PERIOD.
- 3. UNLESS OTHERWISE NOTED, PROVIDE A MINIMUM 2% SLOPE ON ALL HARD AND SOFT LANDSCAPE AREAS TO ENSURE POSITIVE DRAINAGE AWAY FROM BUILDINGS OR TO DRAINAGE STRUCTURES. MAXIMUM 3:1 SLOPE IN SOFT LANDSCAPE AREAS.
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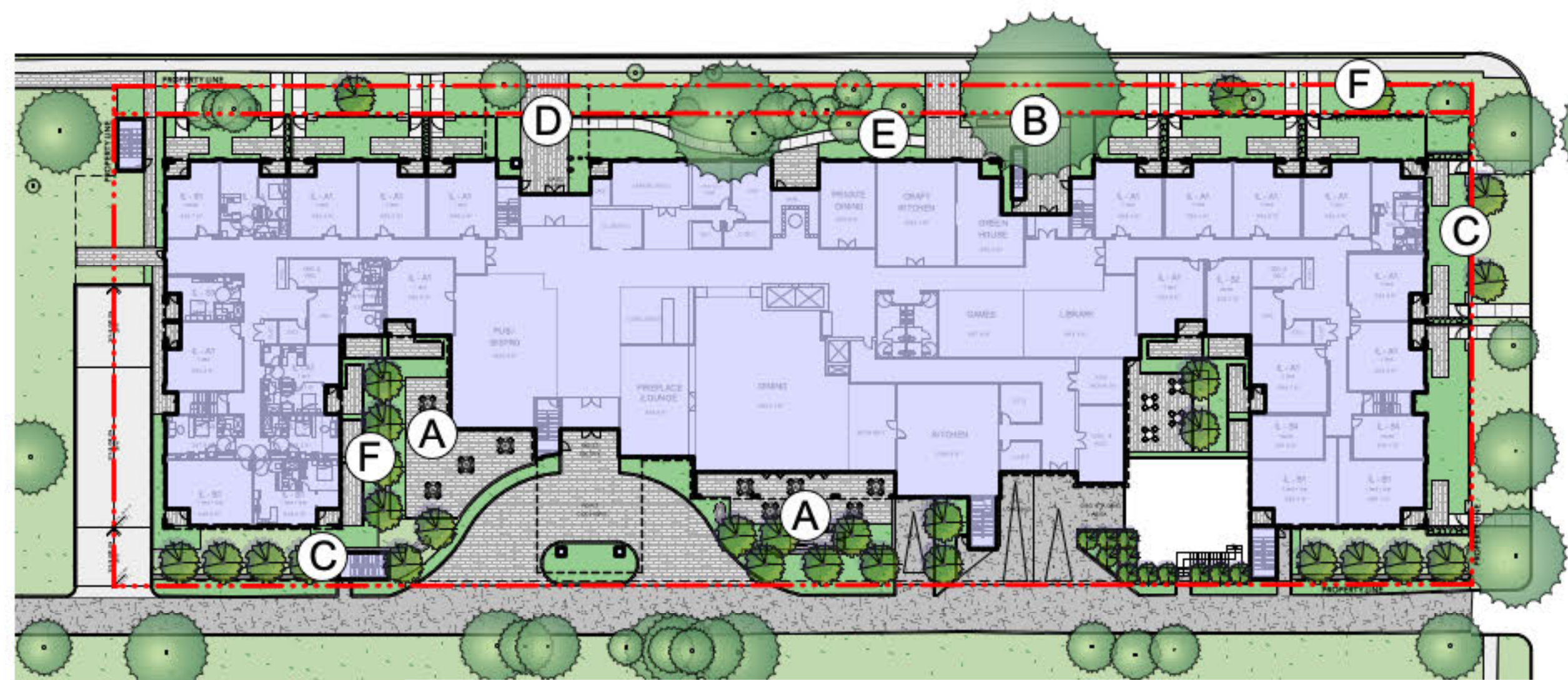


- GENERAL TREE PROTECTION FENCING TYP NOTES:**
1. ALL COMPONENTS AND WORKMANSHIP TO CONFORM TO BCLNA STANDARDS TYPICAL.
 2. POSITION TREE STAKES INTO DIRECTION OF PREVAILING WINDS IF MINIMUM UTILITY SETBACKS PERMIT.
 3. ALL TREE STAKES TO HAVE A MINIMUM 1.0m CLEARANCE FROM ALL U/G POWER, TELEPHONE AND GAS ALIGNMENTS.
 4. ALL ROOTBALL HOLES TO BE DUG BY HAND WHEN CLOSER TO 1.0M (40") TO U/G POWER, TELEPHONE AND GAS ALIGNMENTS. FOR TREES WITH DRIPLINES FROM 3M - 5M (9' - 15') FROM CONSTRUCTION ACTIVITY;
 5. PLACE STANDARD 'SAFETY ORANGE' SNOWFENCE MIN. OF 4.5M (14'8") FROM TREE TRUNK. EXACT SIZE/SHAPE TO BE DETERMINED ON SITE
 6. FOR EXCAVATION WITHIN 1-3M (3' - 9') OF ANY TREE'S DRIPLINE, ROOT PRUNING REQUIRED TO A DEPTH OF 500MM (20"). IMMEDIATELY AFTER EXCAVATION, PRUNE ALL EXPOSED ROOTS FLUSH WITH THE EXCAVATION WALL.
 7. A MAXIMUM OF 25% OF ANY TREE'S ROOTS AT THE DRIPLINE SHOULD BE IMPACTED BY EXCAVATION IF THE TREE IS EXPECTED TO SURVIVE.
 8. INSTALL AND MAINTAIN HOARDING IN CLEAN AND SAFE CONDITION THROUGHOUT CONSTRUCTION PROCESS.
 9. HOARDING REQUIREMENTS ARE ON ALL EXISTING TREES THROUGHOUT CONSTRUCTION. ALL EQUIPMENT, SOIL, BUILDING MATERIAL AND OTHER DEBRIS SHALL BE KEPT OUTSIDE THE HOARDING.
 10. IF HOARDING IS PUNCTURED AND DAMAGE OCCURS TO HOARDED TREE(S), NOTIFY LANDSCAPE ARCHITECT.
 11. THE BEST METHOD TO AVOID SOIL COMPACTION IS TO KEEP OFF. THIS INCLUDES RESTRICTING ALL TRAFFIC BOTH VEHICULAR AND PEDESTRIAN FROM CROSSING OVER THE ROOT ZONES, AND RESTRICTING EVEN TEMPORARY MATERIAL STORAGE UNDER TREES.
 12. EXCAVATION AROUND TREES WITHIN DRIP LINE OF TREES ONLY WHERE INDICATED ON PLANS AND AS DIRECTED BY THE CONSULTANT.
 13. DURING ANY EXCAVATION WITHIN THE DRIP LINE OF A TREE THE CONTRACTOR SHALL EXCAVATE AROUND TREE ROOTS AS DIRECTED BY THE CONSULTANT. DO NOT CUT TREE ROOTS UNLESS DIRECTED BY THE CONSULTANT.
 14. TREES AND OTHER DESIRABLE VEGETATION TO BE TOTALLY FENCED. FENCING TO BE MAINTAINED FOR THE DURATION OF THE PROJECT.
 15. EXCAVATION FOR NEW CONSTRUCTION WITHIN THE DRIP LINES OF TREES: HAND EXCAVATE TO MINIMIZE DAMAGE TO ROOT SYSTEMS
 16. USE NARROW TINE SPADING FORKS TO PROBE AND COMB SOIL TO EXPOSE ROOTS;
 17. RELOCATE ROOTS INTO BACKFILL AREAS WHENEVER POSSIBLE. IF LARGE MAIN LATERAL ROOTS ARE ENCOUNTERED, EXPOSE BEYOND EXCAVATION LIMITS AS REQUIRED TO BEND AND RELOCATE WITHOUT BREAKING.
 18. UTILITY TRENCHING WITHIN THE DRIP LINES OF TREES: TUNNEL UNDER AND AROUND ROOTS BY HAND DIGGING;
 19. DO NOT CUT MAIN LATERAL ROOTS;
 20. CUTTING OF SMALLER ROOTS THAT INTERFERE WITH INSTALLATION OF NEW WORK SHALL BE DONE WITH CLEAN SHARP TREE PRUNING TOOLS;
 21. ROOTS THAT ARE ENCOUNTERED IMMEDIATELY ADJACENT TO THE LOCATION OF NEW CONSTRUCTION AND ARE TOO DIFFICULT TO RELOCATE SHALL BE CUT 150MM (6") BACK FROM NEW CONSTRUCTION. USE CLEAN SHARP TREE PRUNING TOOLS;
 22. PROTECTION OF EXPOSED ROOTS: DO NOT ALLOW EXPOSED ROOTS TO DRY OUT PRIOR TO PLACEMENT OF PERMANENT COVER.
 23. PROVIDE ONE OF THE FOLLOWING TEMPORARY REMEDIAL MEASURES:
 24. A. PROVIDE TEMPORARY EARTH COVER. MAINTAIN MOISTURE.
B. PACK WITH WET PEAT MOSS . MAINTAIN MOISTURE.
C . PACK WITH FOUR LAYERS OF WET UNTREATED BURLAP. MAINTAIN MOISTURE.
 25. TEMPORARILY SUPPORT AND PROTECT EXPOSED ROOTS FROM DAMAGE UNTIL PERMANENTLY RELOCATED AND COVERED WITH BACKFILL.
 26. WATER PUDDLE BACKFILL AROUND ROOTS TO ELIMINATE VOIDS AND AIR POCKETS
 27. REMOVAL OF STREET TREES TO THE SATISFACTION OF THE GENERAL MANAGER OF ENGINEERING SERVICES.

TREE MANAGEMENT PLAN

SYMBOL	DESCRIPTION
	TREE PROTECTION BARRIER FENCE Refer to Tree Protection Notes for Requirements
	EXISTING TREE TO BE REMOVED Refer to Arborist Report
	TRANSPLANTED TREE (ORIGINAL LOCATION) Safely Remove and Temporarily Store at the Assigned Location
	EXISTING TREE TO BE RETAINED Refer to Arborist Report





LEVEL 1

NTS

A OUTDOOR GATHERING



OUTDOOR TABLE AND CHAIRS



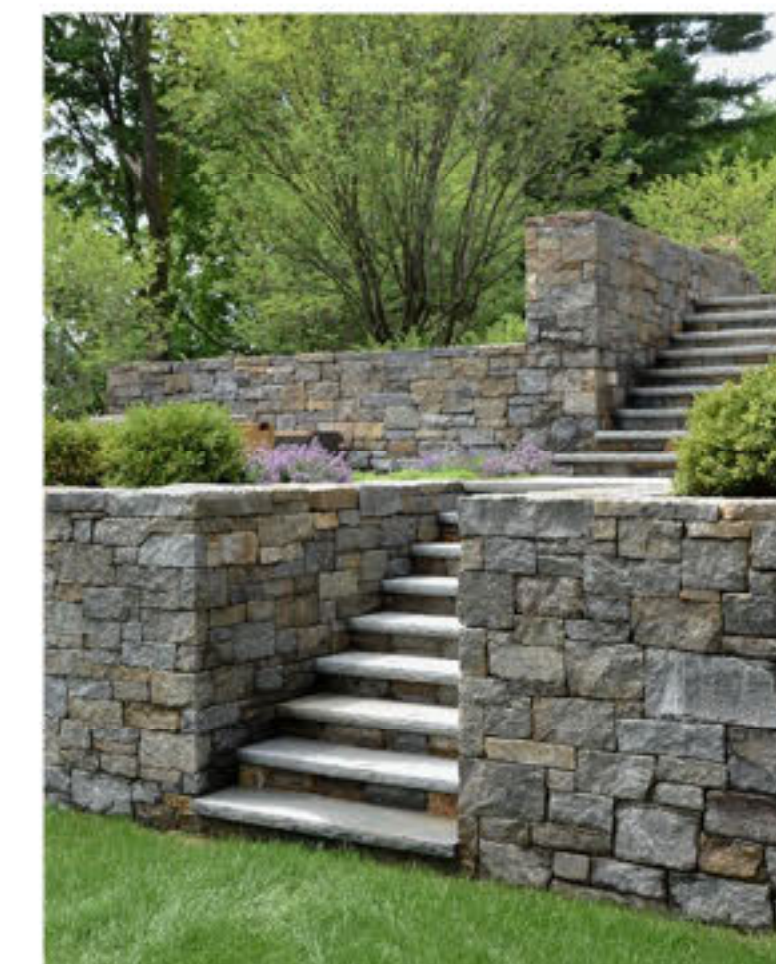
PROVIDE OPPORTUNITIES FOR OUTDOOR ACTIVITIES

B SEATING



OUTDOOR PLANTING AND DEATING

C WALL



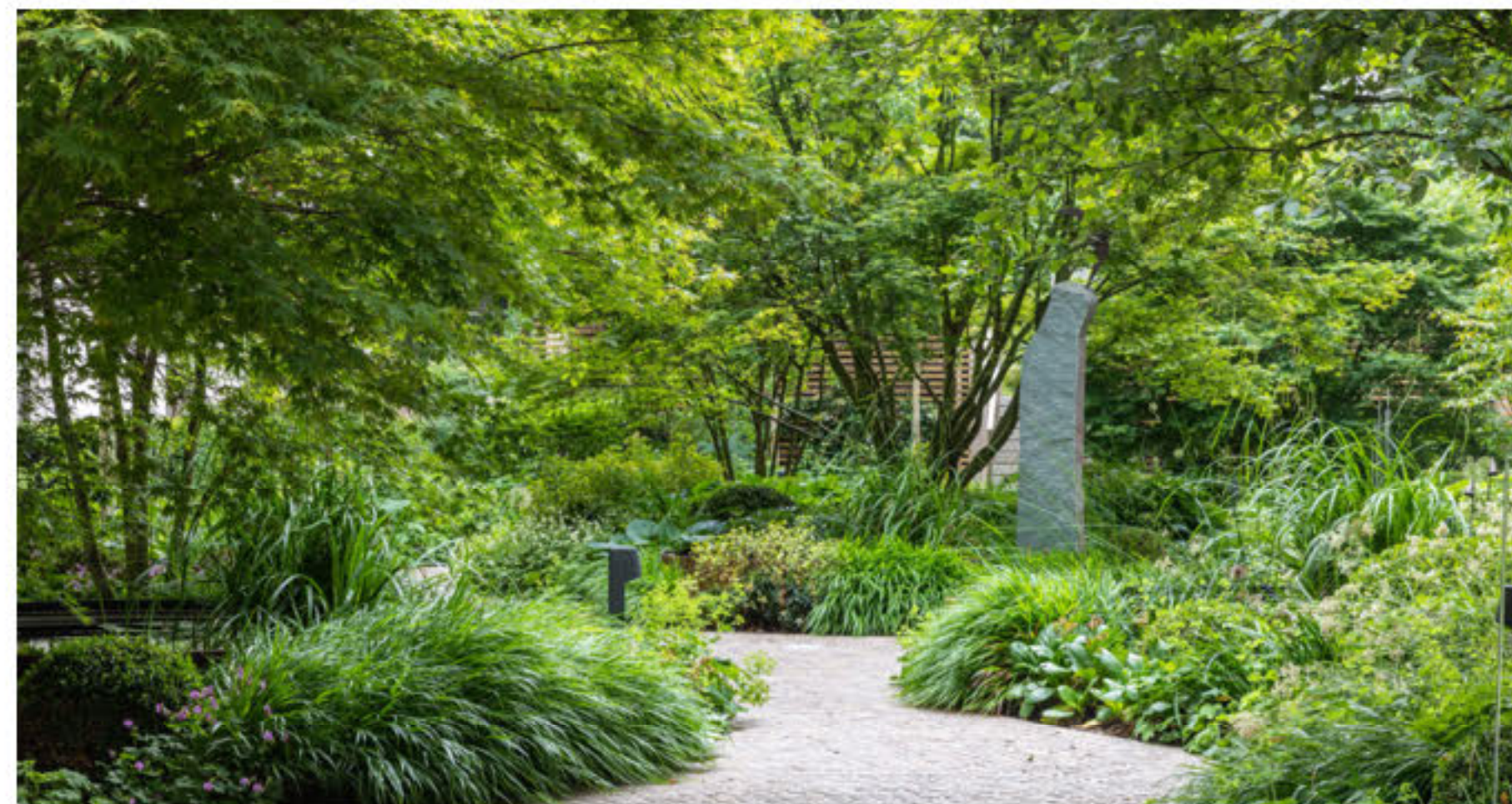
NATURAL STONE WALL

D PAVING



PAVING MATERIALS WITH SIMPLE PATTERN AND SMOOTH SURFACE

E PATH



OUTDOOR PLANTING AND PATH TO ENCOURAGE RESIDENTS TO COME OUT AND MEANDER



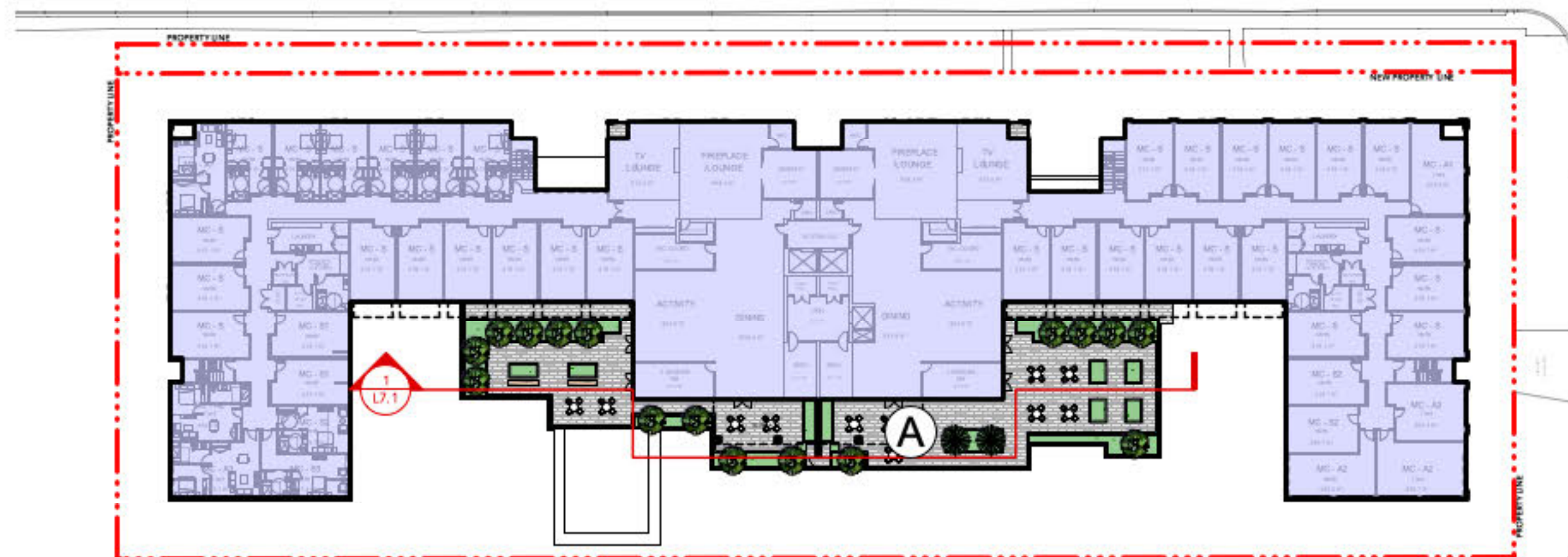
F COLOUR & TEXTURE



WARM-COLOUR ENVIRONMEN TO STIMULATE THE NERVOUS SYSTEM

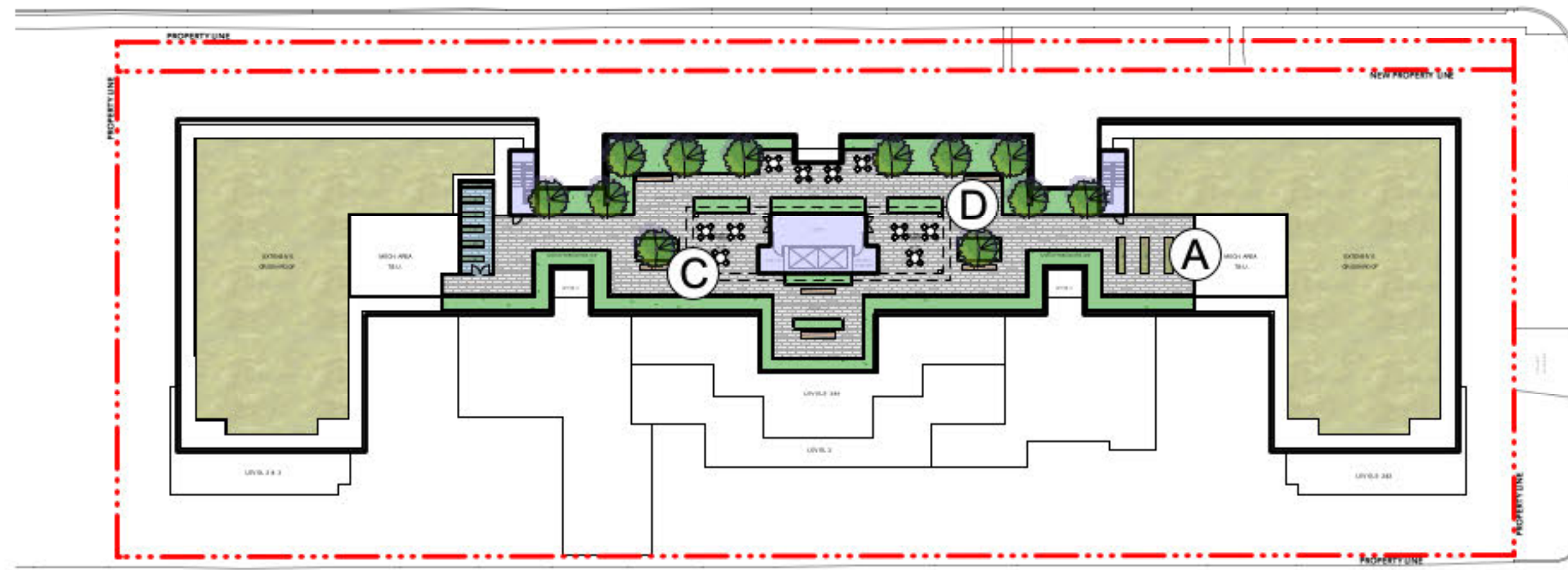


DECORATION WITH VIVID COLOURS



LEVEL 2

NTS



LEVEL 7 / ROOF

NTS

A GARDENING

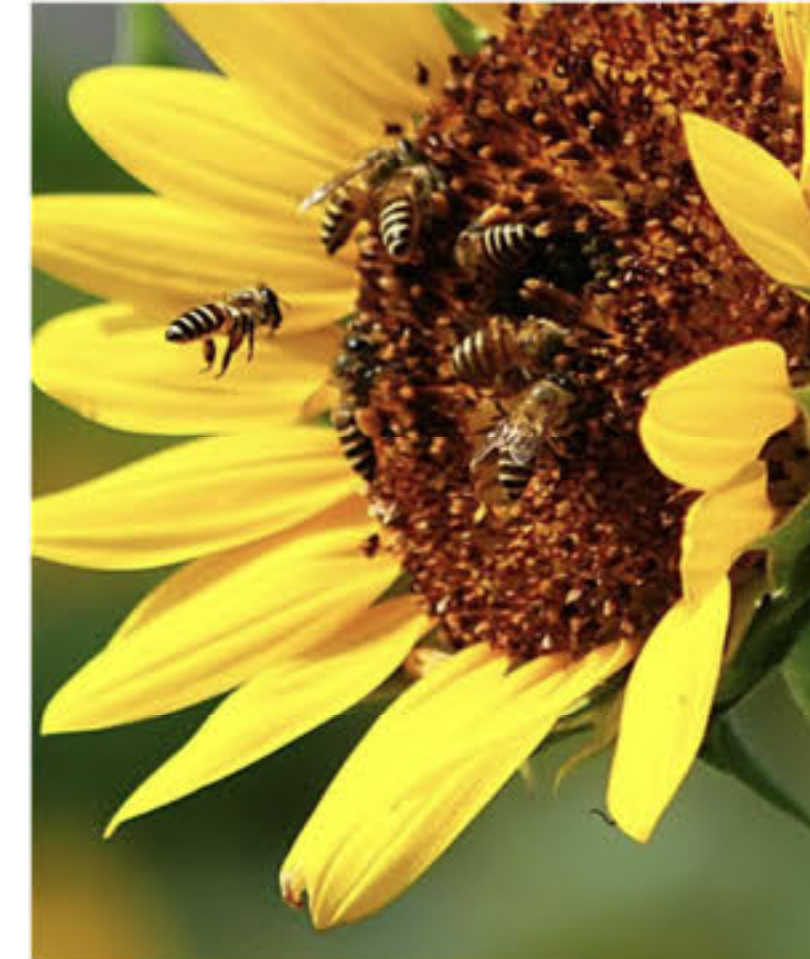


URBAN AGRICULTURE



RAISED GARDEN BEDS

B BIODIVERSITY



PLANTS TO ATTRACT BENEFICIAL ANIMALS



BIRD HOUSES OR FEEDERS TO ATTRACT WILDLIFE

C ROOFTOP STRUCTURES



OUTDOOR TRELLIS



HANDRAILS FOR SAFETY, TREE BERMS FOR ROOF GARDEN

D SEATING



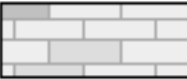
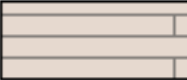
OUTDOOR PLANTING AND SEATING AREAS

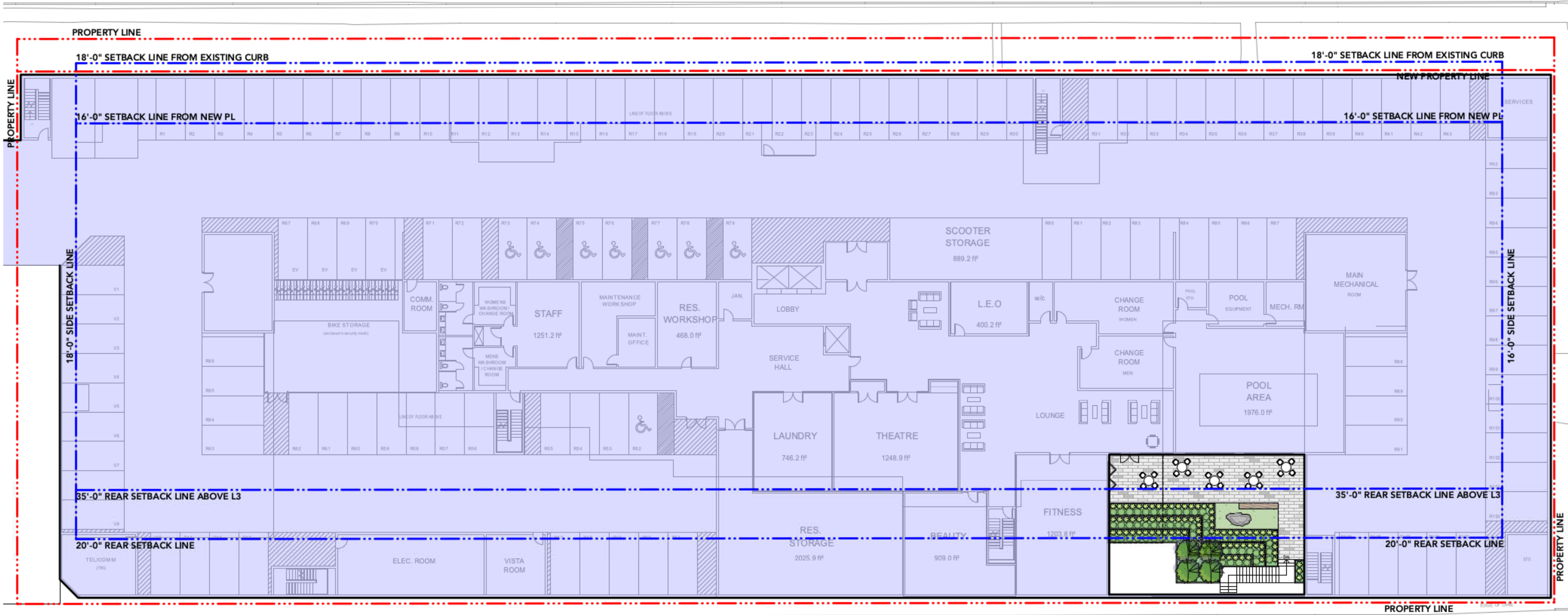


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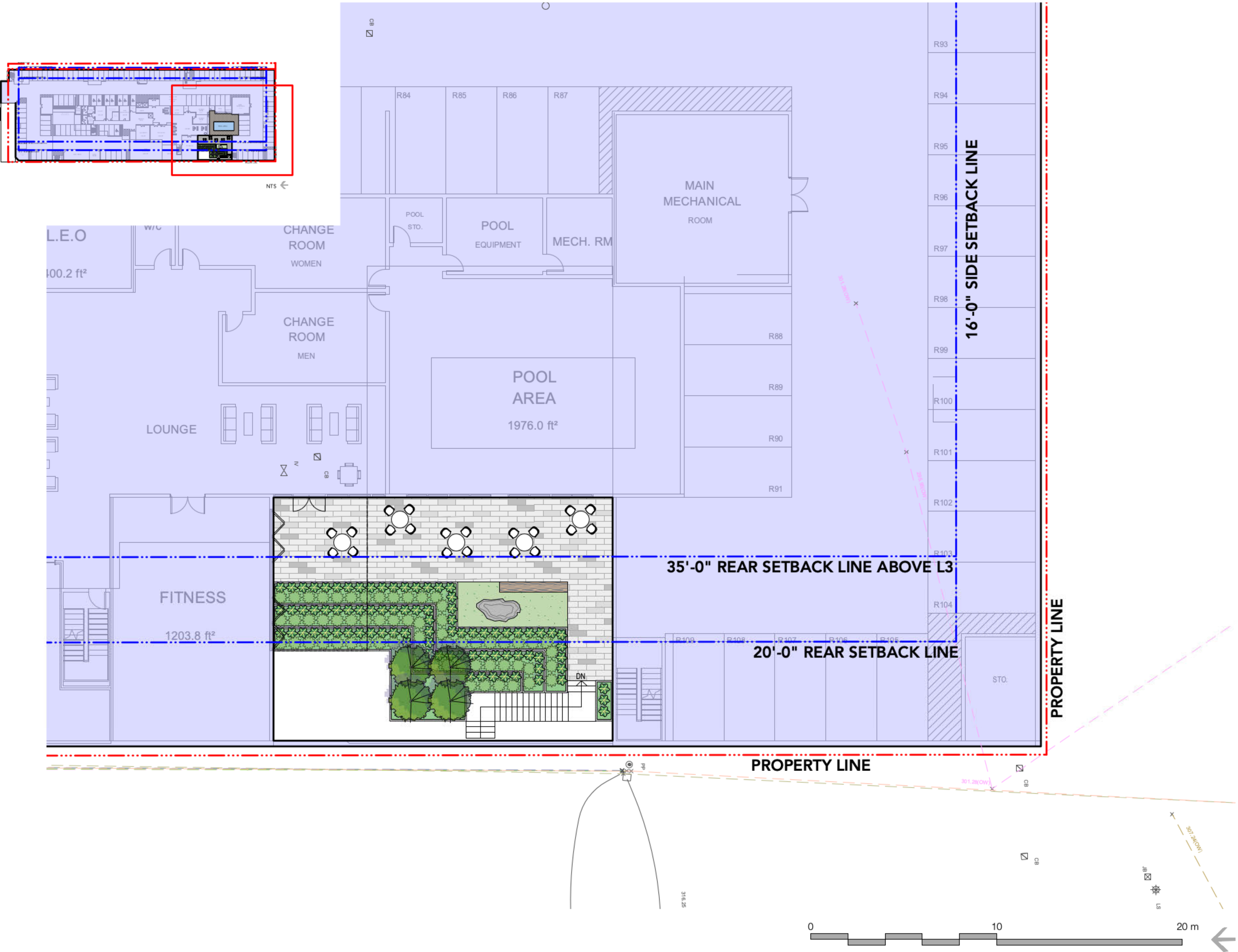
LEVEL P1: PARKADE
MATERIALS LEGEND

SYMBOL	DESCRIPTION
	PAVING TYPE 3 Concrete Pavers
	PAVING TYPE 4 Pool Deck
	PLANTING TYPE 1 Lawn Area
	PLANTING TYPE 2 Shrub Area
	3.5' HIGH METAL PLANTER
	POOL AREA
	6" WIDE CURB
	BASALT STONE
	BENCH TBD
	OUTDOOR TABLE AND CHAIRS By Owner



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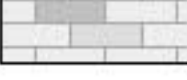
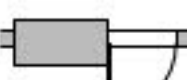
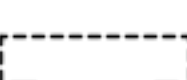
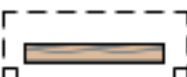
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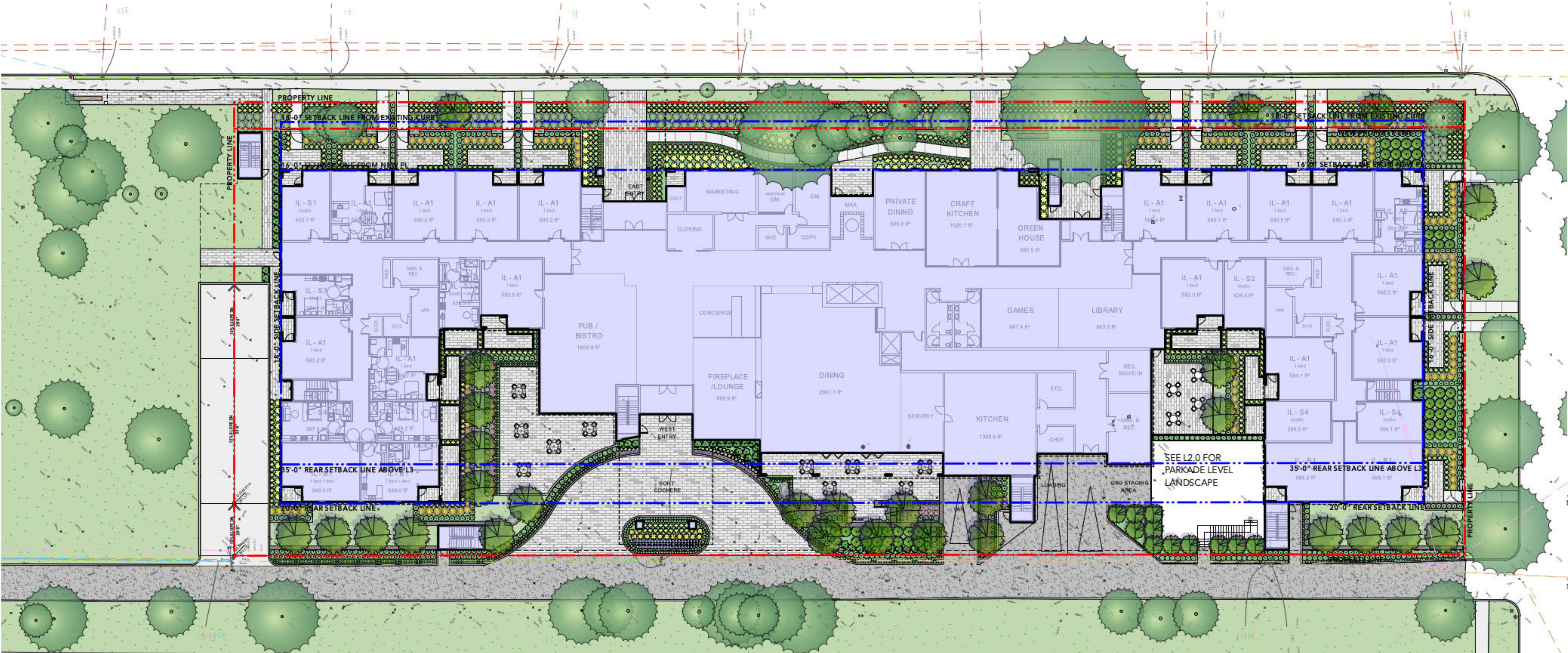


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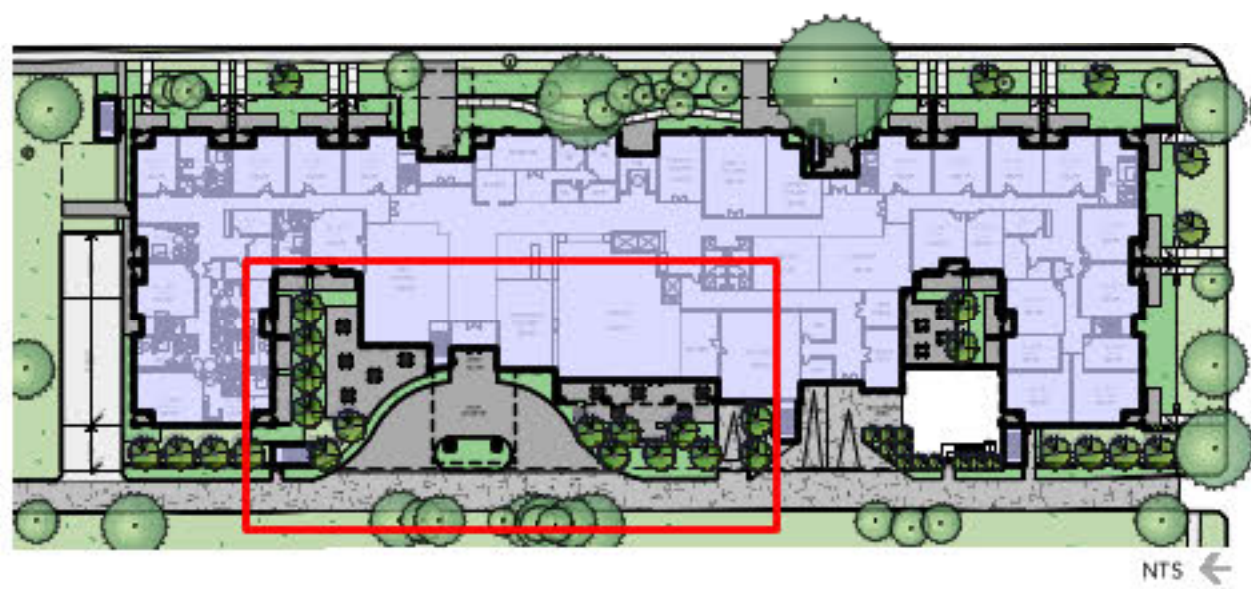
LEVEL 1: INDEPENDENT LIVING
MATERIALS LEGEND

SYMBOL	DESCRIPTION
	PAVING TYPE 1 CIP Concrete
	PAVING TYPE 2 Saw Cut Concrete
	PAVING TYPE 3 Concrete Pavers
	PAVING TYPE 4 Pool Deck
	PAVING TYPE 5 Asphalt Paving
	PLANTING TYPE 1 Lawn Area
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	6' STONE WALL
	3' STONE WALL WITH GATE
	3' HIGH FENCE
	6' HIGH GLASS PRIVACY SCREEN
	FIRE PLACE BUILT INTO WALL
	BASALT STONE
	OVERHEAD CANOPY
	OUTDOOR TABLE AND CHAIRS WITH UMBRELLA By Owner
	BENCH TBD
	BUS STOP WITH COVERED SEATING



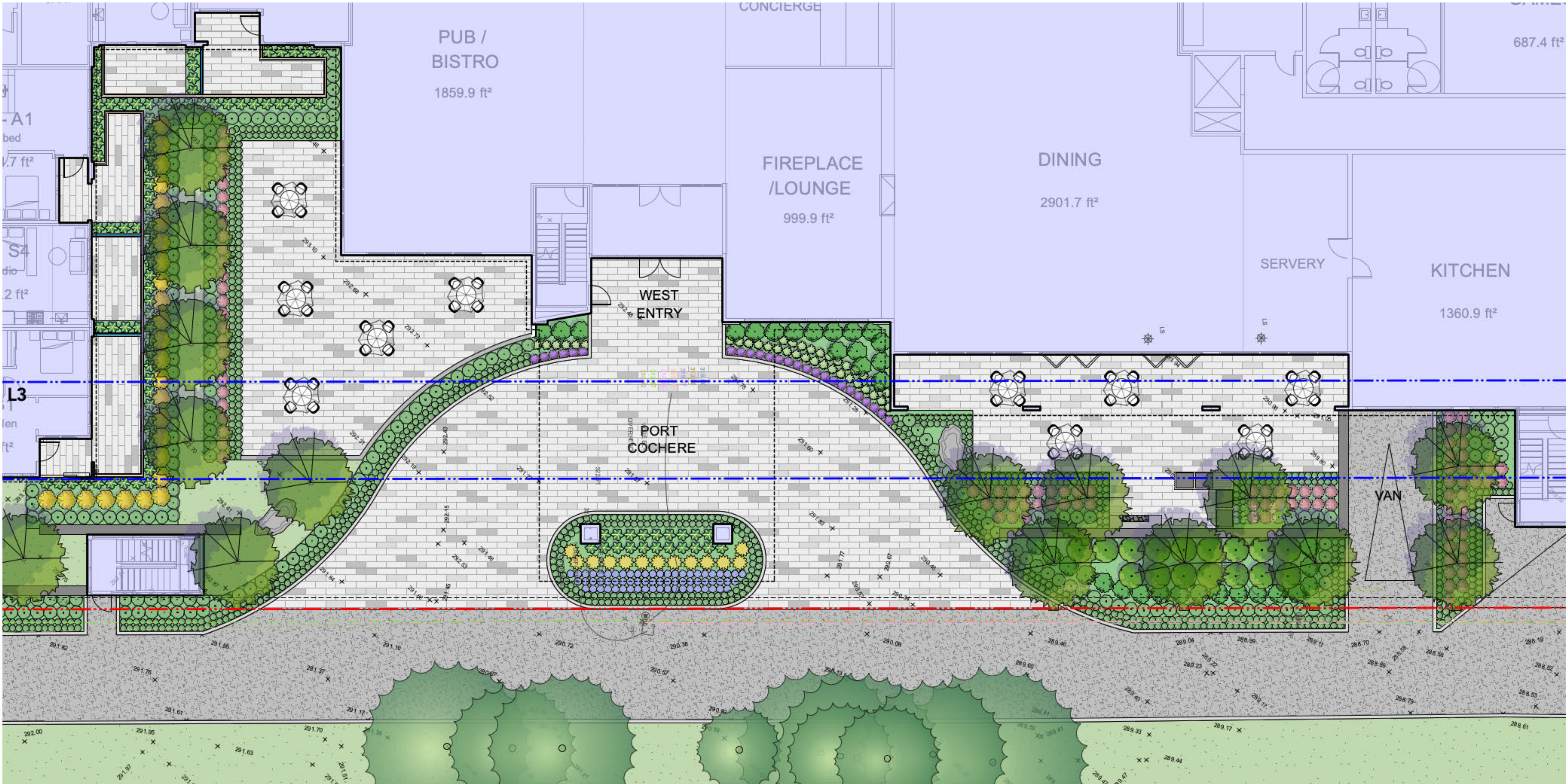
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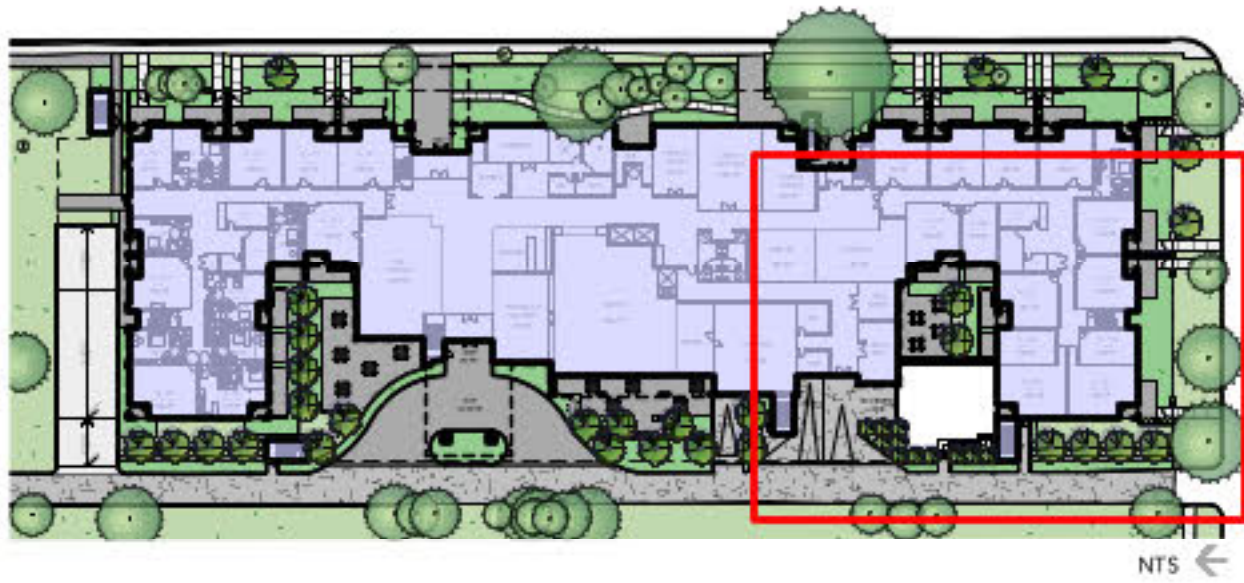
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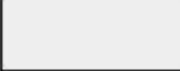
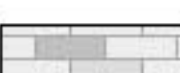
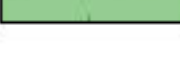
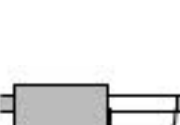
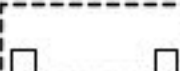
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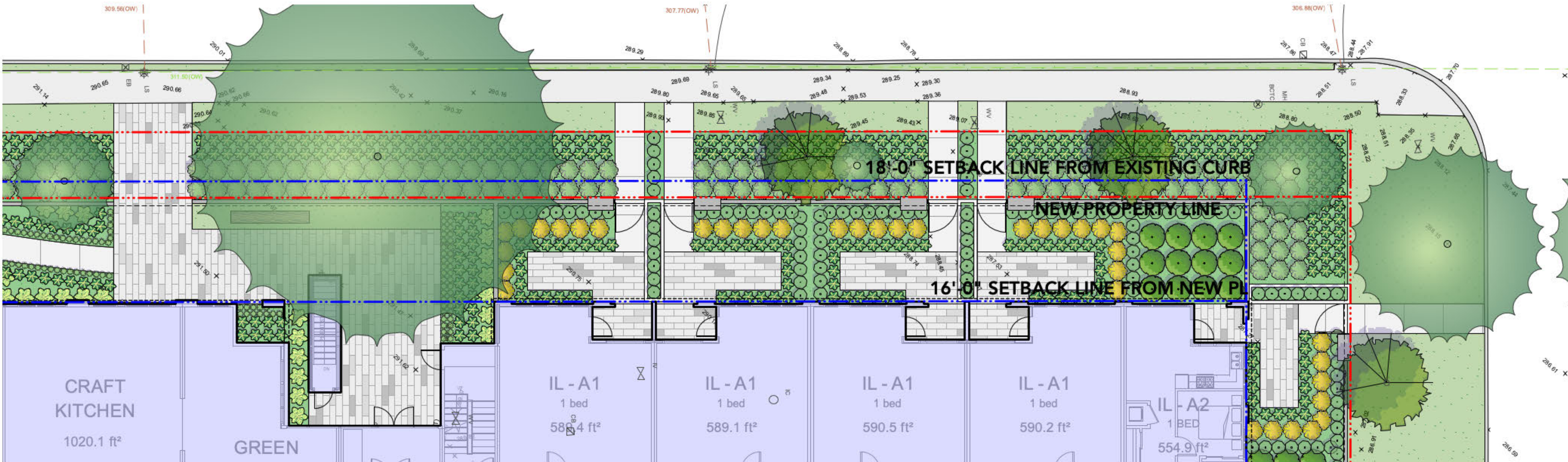
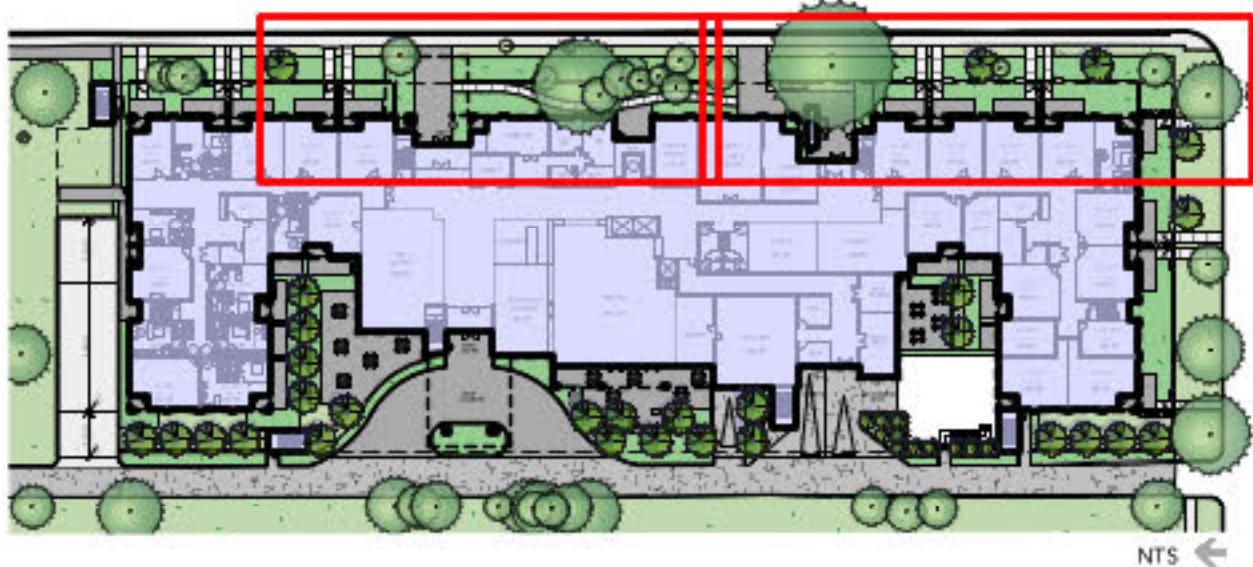
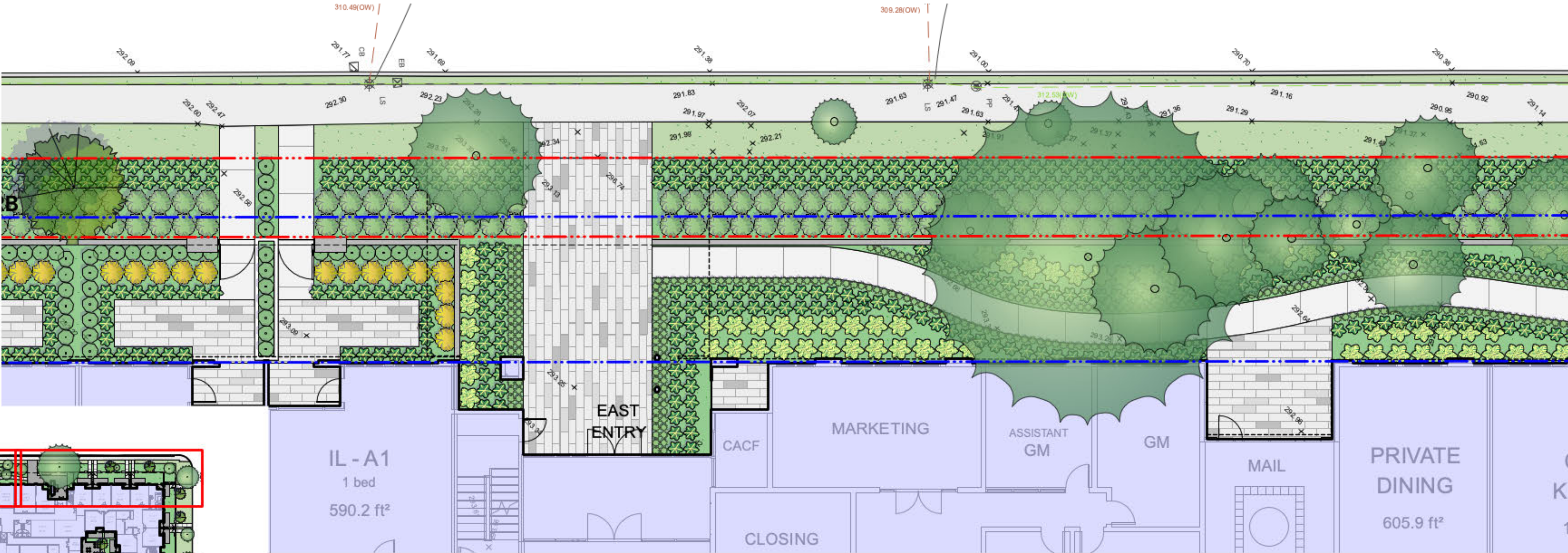


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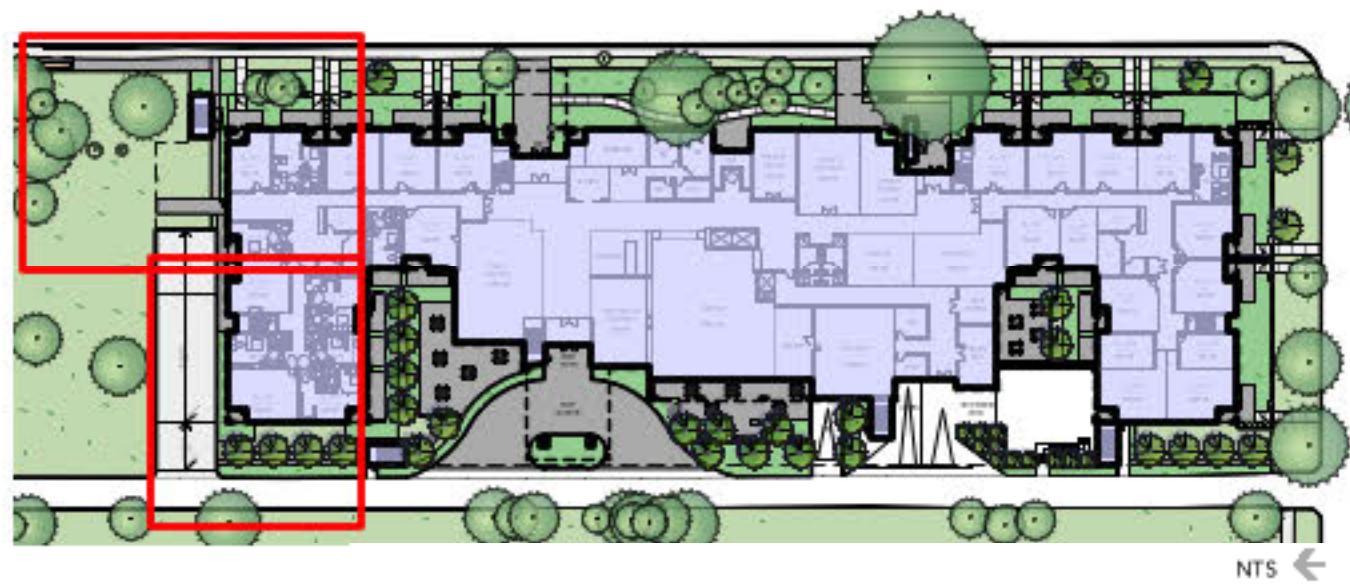
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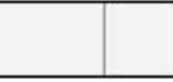
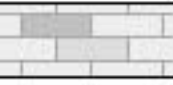
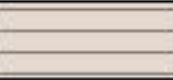
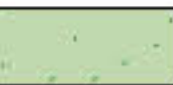
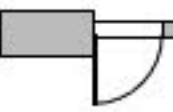


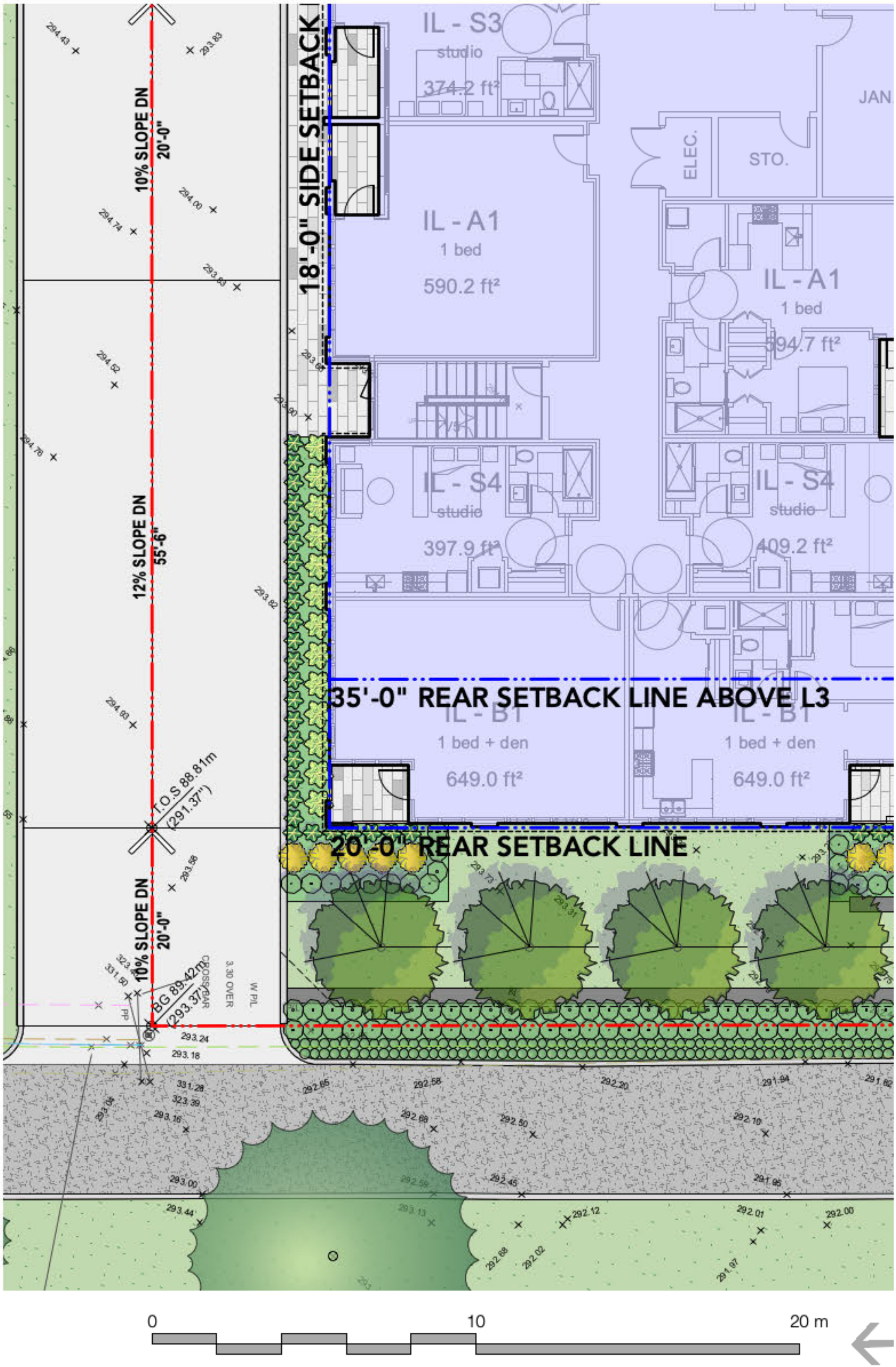
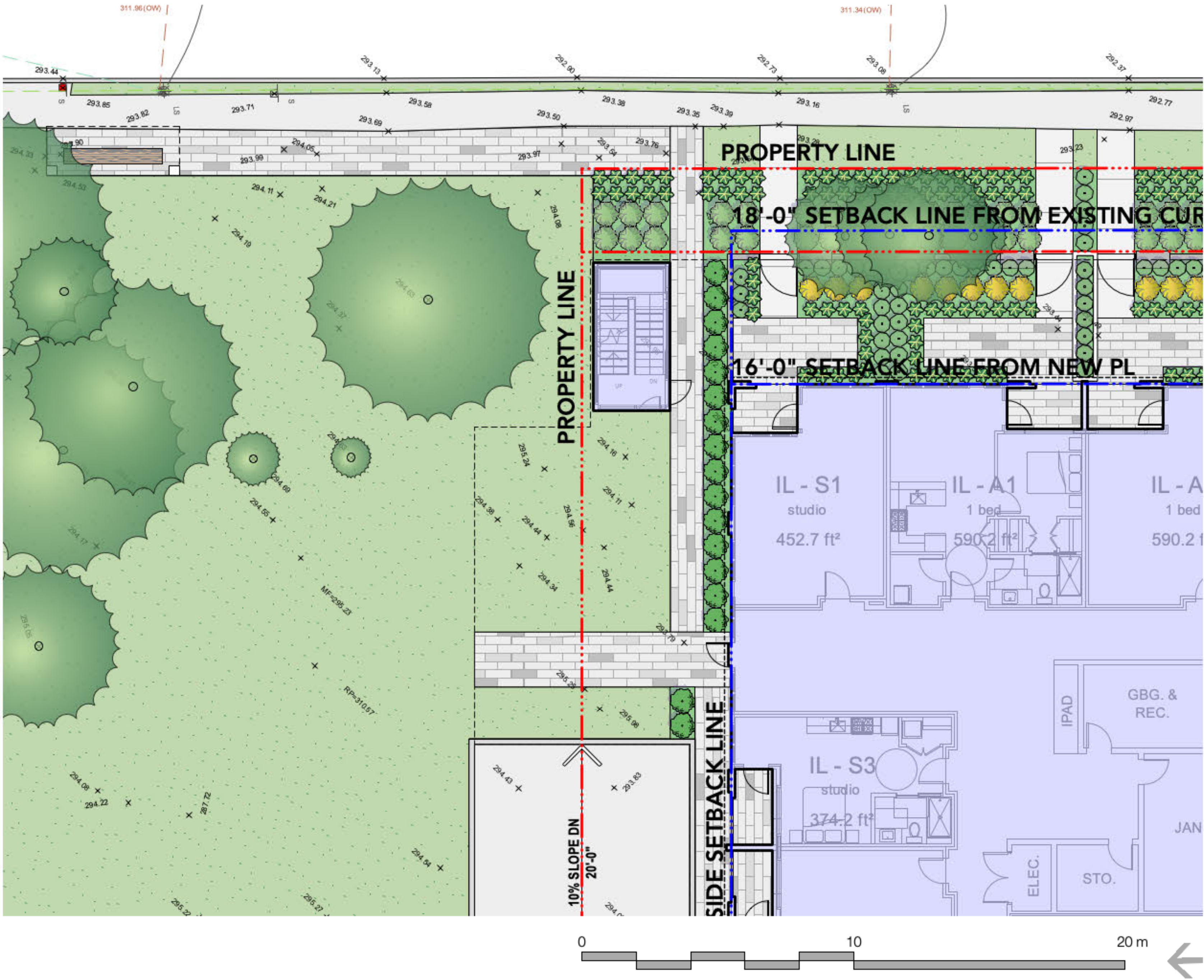
GENERAL LAYOUT + MATERIALS NOTES:

- 1. ALL DIMENSIONS ARE METRIC UNLESS OTHERWISE NOTED. VERIFY ALL DIMENSIONS WITH FIELD CONDITIONS. REPORT ANY DISCREPANCIES TO LANDSCAPE ARCHITECT FOR REVIEW AND RESPONSE.
- 2. ALL UTILITIES TO BE STAKED OUT BY CONTRACTOR AND PROTECTED FOR DURATION OF CONSTRUCTION PERIOD.
- 3. UNLESS OTHERWISE NOTED, PROVIDE A MINIMUM 2% SLOPE ON ALL HARD AND SOFT LANDSCAPE AREAS TO ENSURE POSITIVE DRAINAGE AWAY FROM BUILDINGS OR TO DRAINAGE STRUCTURES. MAXIMUM 3:1 SLOPE IN SOFT LANDSCAPE AREAS.
- 4. THE LAYOUT OF ALL HARDSCAPE ITEMS, SITE FURNISHINGS, BOULDERS, LANDSCAPE LIGHTING, PLANTING BEDS AND OTHER MATERIALS IS TO BE STAKED OUT BY THE CONTRACTOR AND APPROVED BY THE LANDSCAPE ARCHITECT PRIOR TO INSTALLATION.
- 5. ALL SUBSTITUTIONS OF SPECIFIED MATERIALS TO BE APPROVED BY LANDSCAPE ARCHITECT.



LEVEL 1: INDEPENDENT LIVING
MATERIALS LEGEND

SYMBOL	DESCRIPTION
	PAVING TYPE 1 CIP Concrete
	PAVING TYPE 2 Saw Cut Concrete
	PAVING TYPE 3 Concrete Pavers
	PAVING TYPE 4 Pool Deck
	PAVING TYPE 5 Asphalt Paving
	PLANTING TYPE 1 Lawn Area
	PLANTING TYPE 2 Shrub Area
	3.5' HIGH METAL PLANTER
	6" WIDE CURB
	6' STONE WALL
	3' STONE WALL WITH GATE
	3' HIGH FENCE
	6' HIGH GLASS PRIVACY SCREEN
	FIRE PLACE BUILT INTO WALL
	BASALT STONE
	OVERHEAD CANOPY
	OUTDOOR TABLE AND CHAIRS WITH UMBRELLA By Owner
	BENCH TBD
	BUS STOP WITH COVERED SEATING

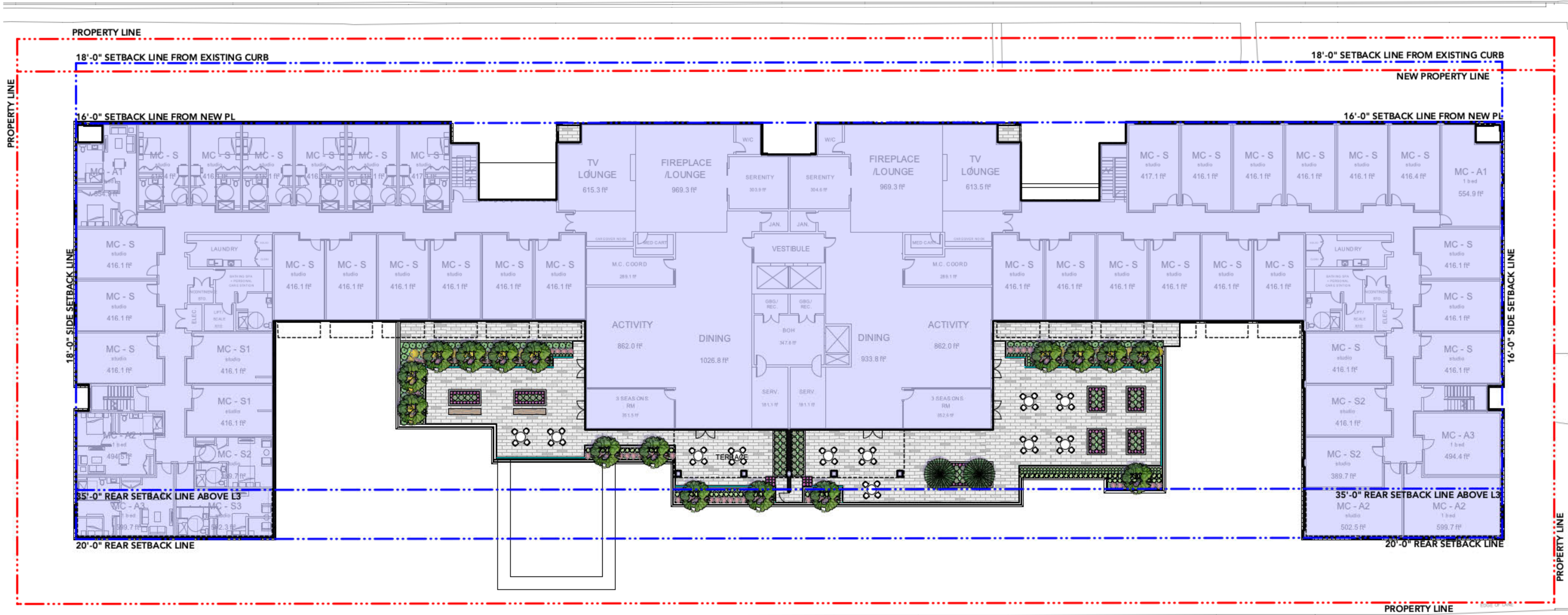


GENERAL LAYOUT + MATERIALS NOTES:

- 1. ALL DIMENSIONS ARE METRIC UNLESS OTHERWISE NOTED. VERIFY ALL DIMENSIONS WITH FIELD CONDITIONS. REPORT ANY DISCREPANCIES TO LANDSCAPE ARCHITECT FOR REVIEW AND RESPONSE.
- 2. ALL UTILITIES TO BE STAKED OUT BY CONTRACTOR AND PROTECTED FOR DURATION OF CONSTRUCTION PERIOD.
- 3. UNLESS OTHERWISE NOTED, PROVIDE A MINIMUM 2% SLOPE ON ALL HARD AND SOFT LANDSCAPE AREAS TO ENSURE POSITIVE DRAINAGE AWAY FROM BUILDINGS OR TO DRAINAGE STRUCTURES. MAXIMUM 3:1 SLOPE IN SOFT LANDSCAPE AREAS.
- 4. THE LAYOUT OF ALL HARDSCAPE ITEMS, SITE FURNISHINGS, BOULDERS, LANDSCAPE LIGHTING, PLANTING BEDS AND OTHER MATERIALS IS TO BE STAKED OUT BY THE CONTRACTOR AND APPROVED BY THE LANDSCAPE ARCHITECT PRIOR TO INSTALLATION.
- 5. ALL SUBSTITUTIONS OF SPECIFIED MATERIALS TO BE APPROVED BY LANDSCAPE ARCHITECT.

LEVEL 2: MEMORY CARE MATERIALS LEGEND

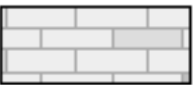
SYMBOL	DESCRIPTION
	PAVING TYPE 3 Concrete Pavers
	PLANTING TYPE 2 Shrub Area
	3.5' HIGH CIP CONCRETE PLANTER
	OUTDOOR TABLE AND CHAIRS By Owner
	BENCH TBD
	2.5' HIGH GUARDRAIL ON 3.5' HIGH CONCRETE WALL Refer to Architecture Drawings

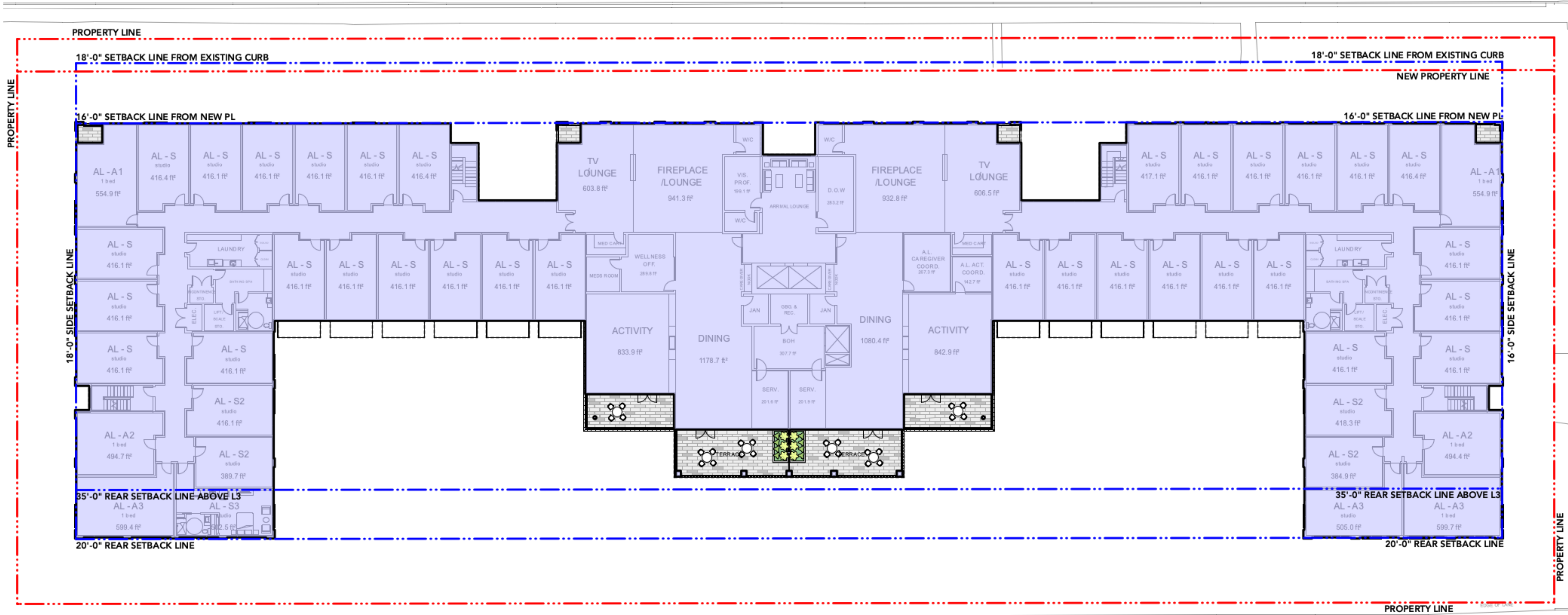


GENERAL LAYOUT + MATERIALS NOTES:

- 1. ALL DIMENSIONS ARE METRIC UNLESS OTHERWISE NOTED. VERIFY ALL DIMENSIONS WITH FIELD CONDITIONS. REPORT ANY DISCREPANCIES TO LANDSCAPE ARCHITECT FOR REVIEW AND RESPONSE.
- 2. ALL UTILITIES TO BE STAKED OUT BY CONTRACTOR AND PROTECTED FOR DURATION OF CONSTRUCTION PERIOD.
- 3. UNLESS OTHERWISE NOTED, PROVIDE A MINIMUM 2% SLOPE ON ALL HARD AND SOFT LANDSCAPE AREAS TO ENSURE POSITIVE DRAINAGE AWAY FROM BUILDINGS OR TO DRAINAGE STRUCTURES. MAXIMUM 3:1 SLOPE IN SOFT LANDSCAPE AREAS.
- 4. THE LAYOUT OF ALL HARDSCAPE ITEMS, SITE FURNISHINGS, BOULDERS, LANDSCAPE LIGHTING, PLANTING BEDS AND OTHER MATERIALS IS TO BE STAKED OUT BY THE CONTRACTOR AND APPROVED BY THE LANDSCAPE ARCHITECT PRIOR TO INSTALLATION.
- 5. ALL SUBSTITUTIONS OF SPECIFIED MATERIALS TO BE APPROVED BY LANDSCAPE ARCHITECT.

LEVEL 3: ASSISTED LIVING MATERIALS LEGEND

SYMBOL	DESCRIPTION
	PAVING TYPE 3 Concrete Pavers
	PLANTING TYPE 2 Shrub Area
	3' HIGH CIP CONCRETE PLANTER
	OUTDOOR TABLE AND CHAIRS By Owner
	3.5' HIGH GUARDRAIL Refer to Architecture Drawings

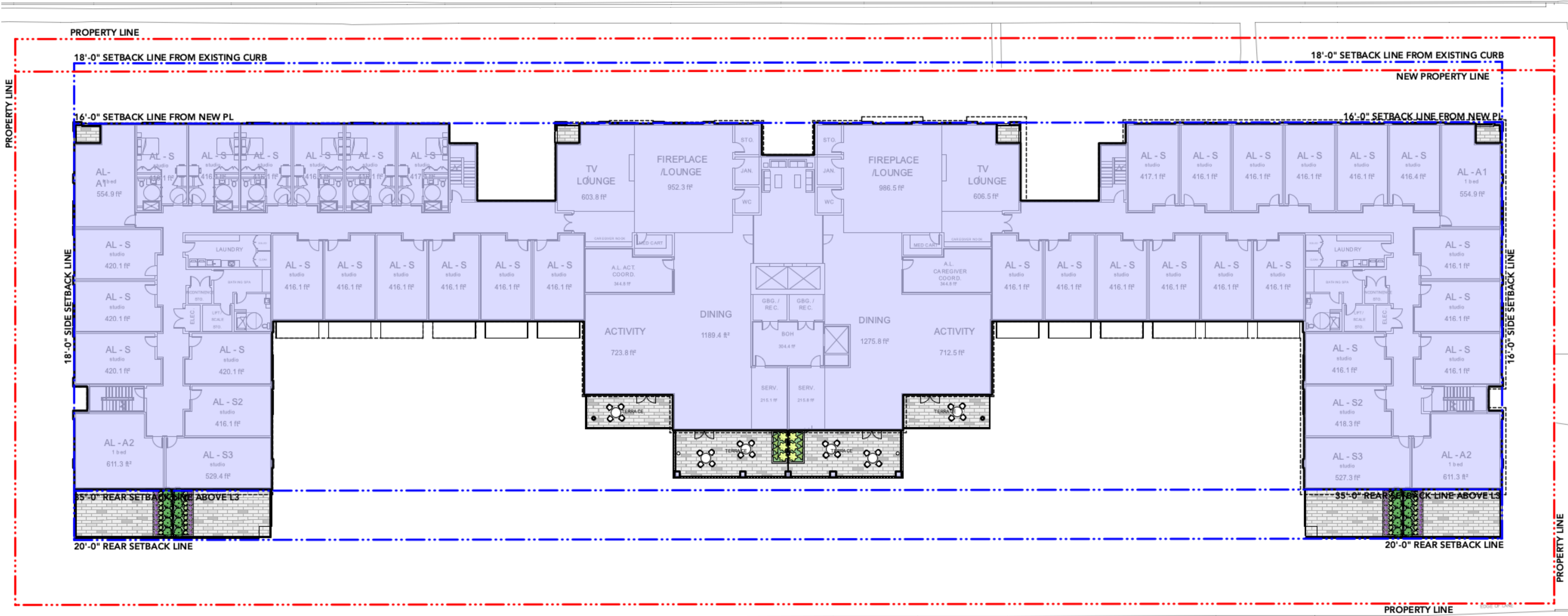


GENERAL LAYOUT + MATERIALS NOTES:

- 1. ALL DIMENSIONS ARE METRIC UNLESS OTHERWISE NOTED. VERIFY ALL DIMENSIONS WITH FIELD CONDITIONS. REPORT ANY DISCREPANCIES TO LANDSCAPE ARCHITECT FOR REVIEW AND RESPONSE.
- 2. ALL UTILITIES TO BE STAKED OUT BY CONTRACTOR AND PROTECTED FOR DURATION OF CONSTRUCTION PERIOD.
- 3. UNLESS OTHERWISE NOTED, PROVIDE A MINIMUM 2% SLOPE ON ALL HARD AND SOFT LANDSCAPE AREAS TO ENSURE POSITIVE DRAINAGE AWAY FROM BUILDINGS OR TO DRAINAGE STRUCTURES. MAXIMUM 3:1 SLOPE IN SOFT LANDSCAPE AREAS.
- 4. THE LAYOUT OF ALL HARDSCAPE ITEMS, SITE FURNISHINGS, BOULDERS, LANDSCAPE LIGHTING, PLANTING BEDS AND OTHER MATERIALS IS TO BE STAKED OUT BY THE CONTRACTOR AND APPROVED BY THE LANDSCAPE ARCHITECT PRIOR TO INSTALLATION.
- 5. ALL SUBSTITUTIONS OF SPECIFIED MATERIALS TO BE APPROVED BY LANDSCAPE ARCHITECT.

LEVEL 4: ASSISTED LIVING
MATERIALS LEGEND

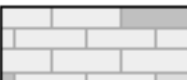
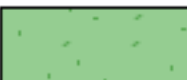
SYMBOL	DESCRIPTION
	PAVING TYPE 3 Concrete Pavers
	PLANTING TYPE 2 Shrub Area
	3' HIGH CIP CONCRETE PLANTER
	OUTDOOR TABLE AND CHAIRS By Owner
	6' HIGH GLASS PRIVACY SCREEN
	3.5' HIGH GUARDRAIL Refer to Architecture Drawings

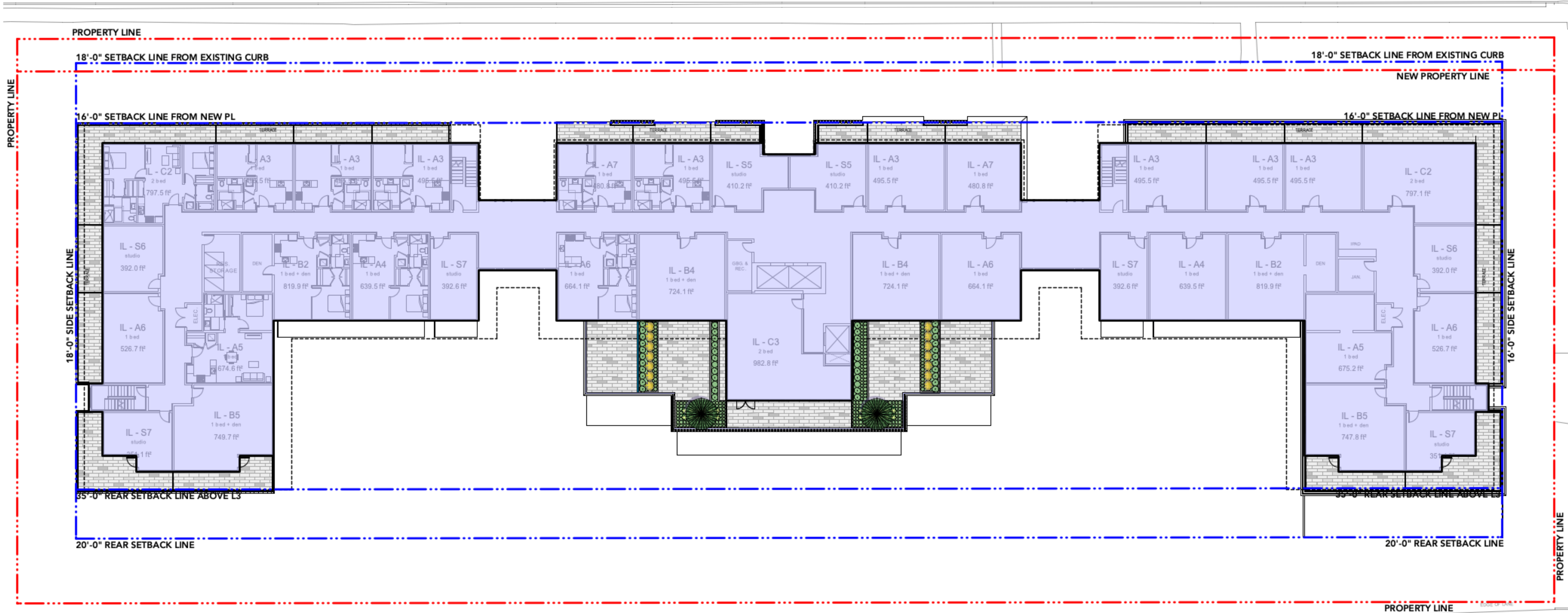


GENERAL LAYOUT + MATERIALS NOTES:

- 1. ALL DIMENSIONS ARE METRIC UNLESS OTHERWISE NOTED. VERIFY ALL DIMENSIONS WITH FIELD CONDITIONS. REPORT ANY DISCREPANCIES TO LANDSCAPE ARCHITECT FOR REVIEW AND RESPONSE.
- 2. ALL UTILITIES TO BE STAKED OUT BY CONTRACTOR AND PROTECTED FOR DURATION OF CONSTRUCTION PERIOD.
- 3. UNLESS OTHERWISE NOTED, PROVIDE A MINIMUM 2% SLOPE ON ALL HARD AND SOFT LANDSCAPE AREAS TO ENSURE POSITIVE DRAINAGE AWAY FROM BUILDINGS OR TO DRAINAGE STRUCTURES. MAXIMUM 3:1 SLOPE IN SOFT LANDSCAPE AREAS.
- 4. THE LAYOUT OF ALL HARDSCAPE ITEMS, SITE FURNISHINGS, BOULDERS, LANDSCAPE LIGHTING, PLANTING BEDS AND OTHER MATERIALS IS TO BE STAKED OUT BY THE CONTRACTOR AND APPROVED BY THE LANDSCAPE ARCHITECT PRIOR TO INSTALLATION.
- 5. ALL SUBSTITUTIONS OF SPECIFIED MATERIALS TO BE APPROVED BY LANDSCAPE ARCHITECT.

LEVELS 5&6: INDEPENDENT LIVING MATERIALS LEGEND

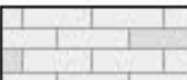
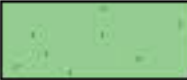
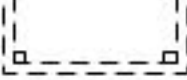
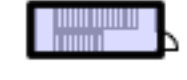
SYMBOL	DESCRIPTION
	PAVING TYPE 3 Concrete Pavers
	PLANTING TYPE 2 Shrub Area
	3' HIGH CIP CONCRETE PLANTER
	6' HIGH GLASS PRIVACY SCREEN
	3.5' HIGH GUARDRAIL Refer to Architecture Drawings

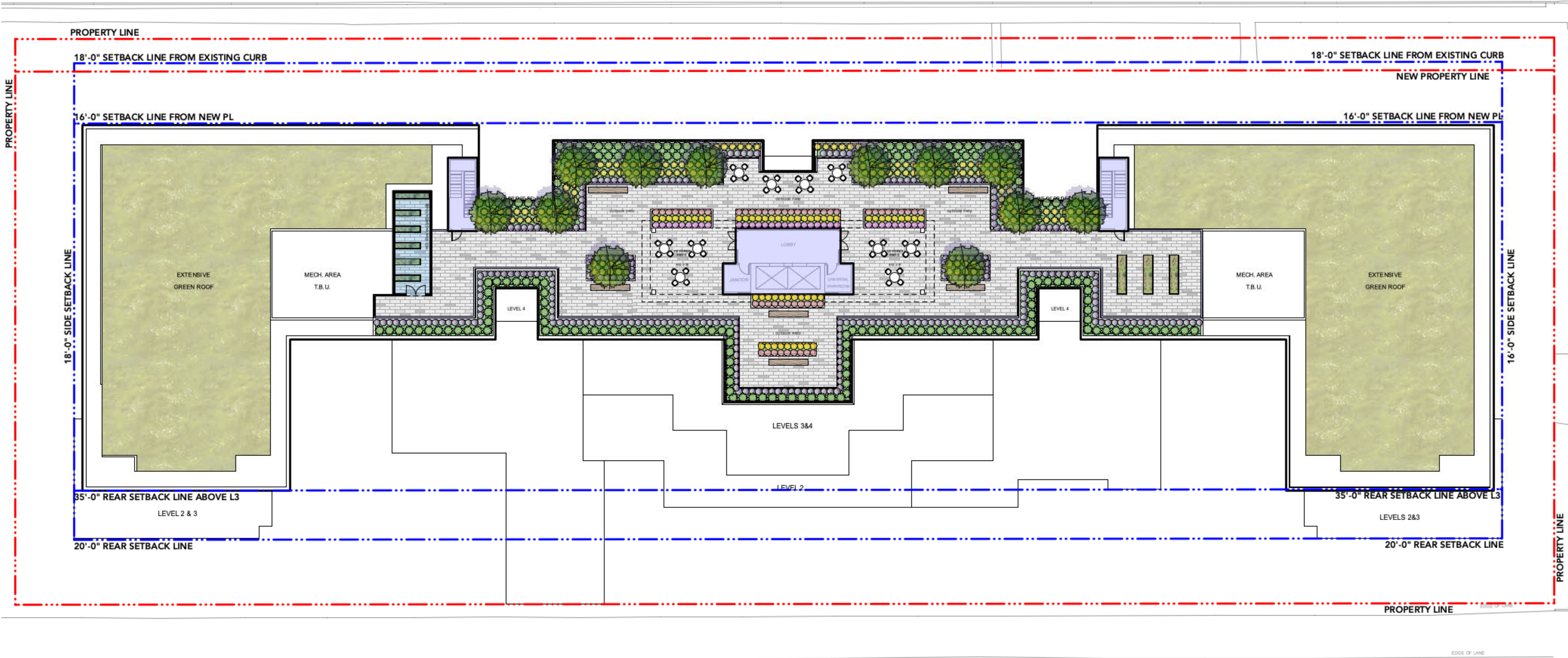


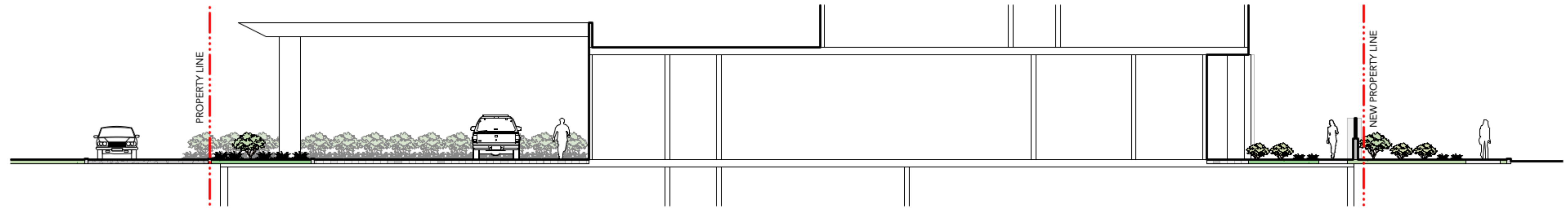
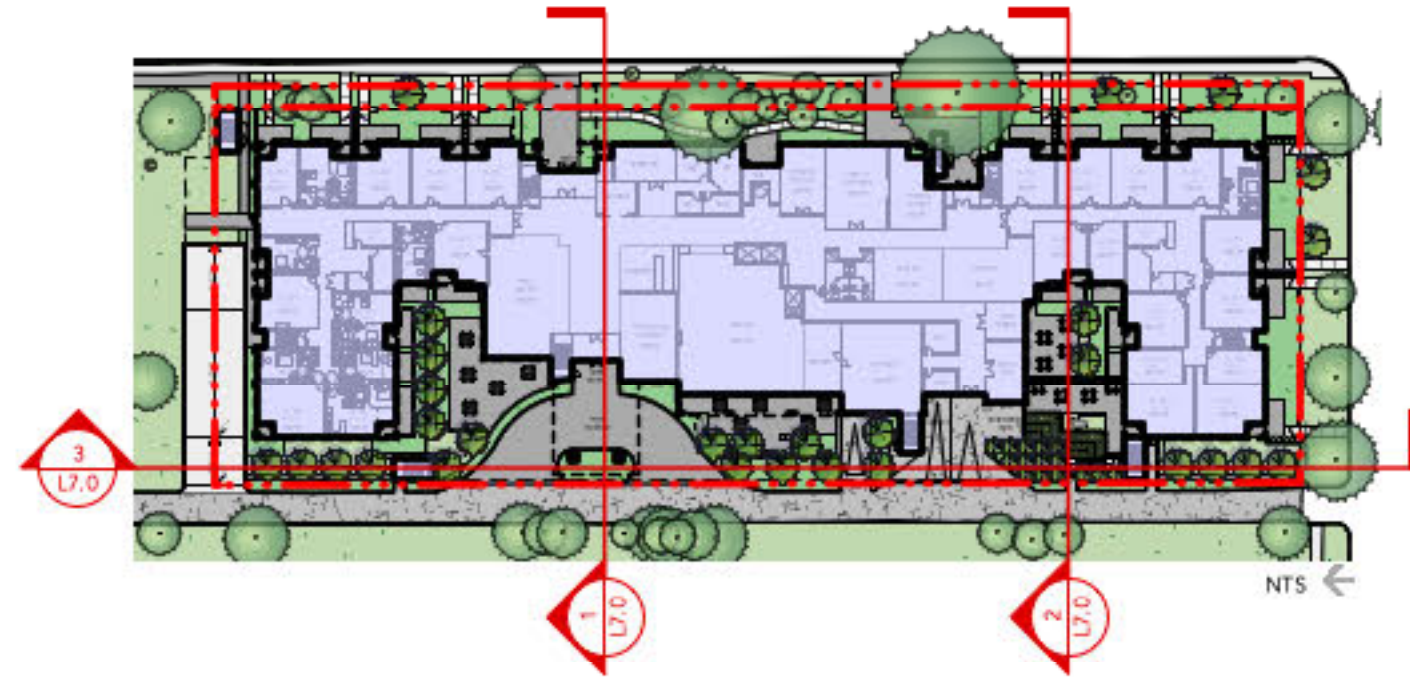
GENERAL LAYOUT + MATERIALS NOTES:

- 1. ALL DIMENSIONS ARE METRIC UNLESS OTHERWISE NOTED. VERIFY ALL DIMENSIONS WITH FIELD CONDITIONS. REPORT ANY DISCREPANCIES TO LANDSCAPE ARCHITECT FOR REVIEW AND RESPONSE.
- 2. ALL UTILITIES TO BE STAKED OUT BY CONTRACTOR AND PROTECTED FOR DURATION OF CONSTRUCTION PERIOD.
- 3. UNLESS OTHERWISE NOTED, PROVIDE A MINIMUM 2% SLOPE ON ALL HARD AND SOFT LANDSCAPE AREAS TO ENSURE POSITIVE DRAINAGE AWAY FROM BUILDINGS OR TO DRAINAGE STRUCTURES. MAXIMUM 3:1 SLOPE IN SOFT LANDSCAPE AREAS.
- 4. THE LAYOUT OF ALL HARDSCAPE ITEMS, SITE FURNISHINGS, BOULDERS, LANDSCAPE LIGHTING, PLANTING BEDS AND OTHER MATERIALS IS TO BE STAKED OUT BY THE CONTRACTOR AND APPROVED BY THE LANDSCAPE ARCHITECT PRIOR TO INSTALLATION.
- 5. ALL SUBSTITUTIONS OF SPECIFIED MATERIALS TO BE APPROVED BY LANDSCAPE ARCHITECT.

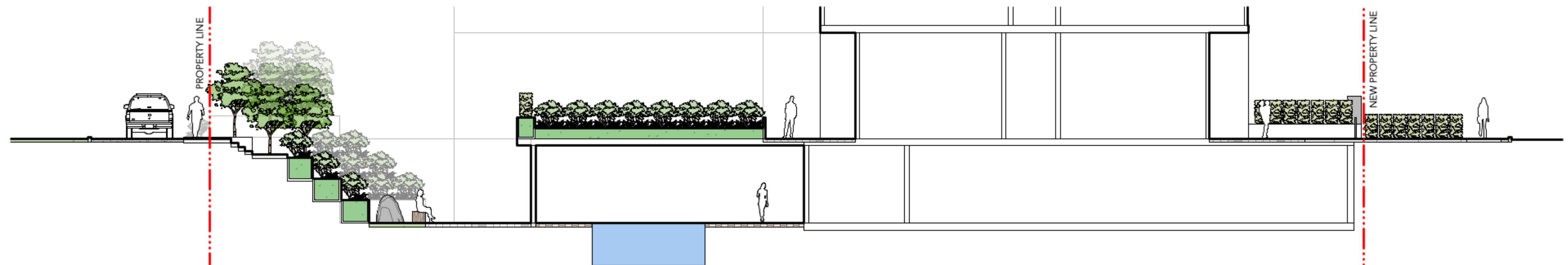
LEVEL 7/ROOF
MATERIALS LEGEND

SYMBOL	DESCRIPTION
	PAVING TYPE 3 Concrete Pavers
	PLANTING TYPE 2 Shrub Area
	PLANTING TYPE 3 Extensive Green Roof
	URBAN AGRICULTURE
	OUTDOOR PATIO WITH CANOPY
	OUTDOOR TABLE AND CHAIRS By Owner
	BENCH TBD
	5.5' HIGH GLASS / PICKETS GUARDRAIL Refer to Architecture Drawings
	1.5' HIGH PLANTER WALL
	FREE STANDING GREENHOUSE
	ACCESS STAIR
	ELEVATOR

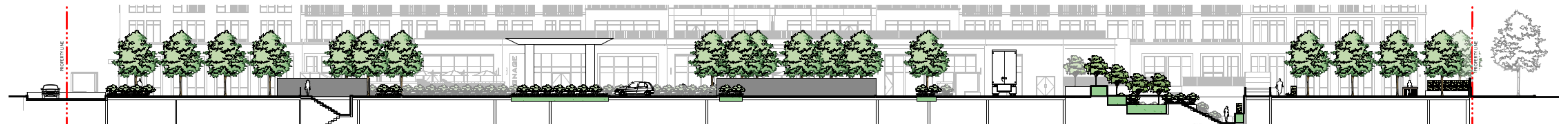




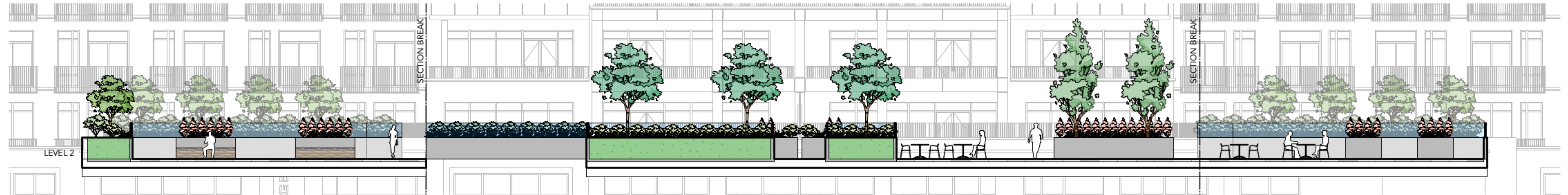
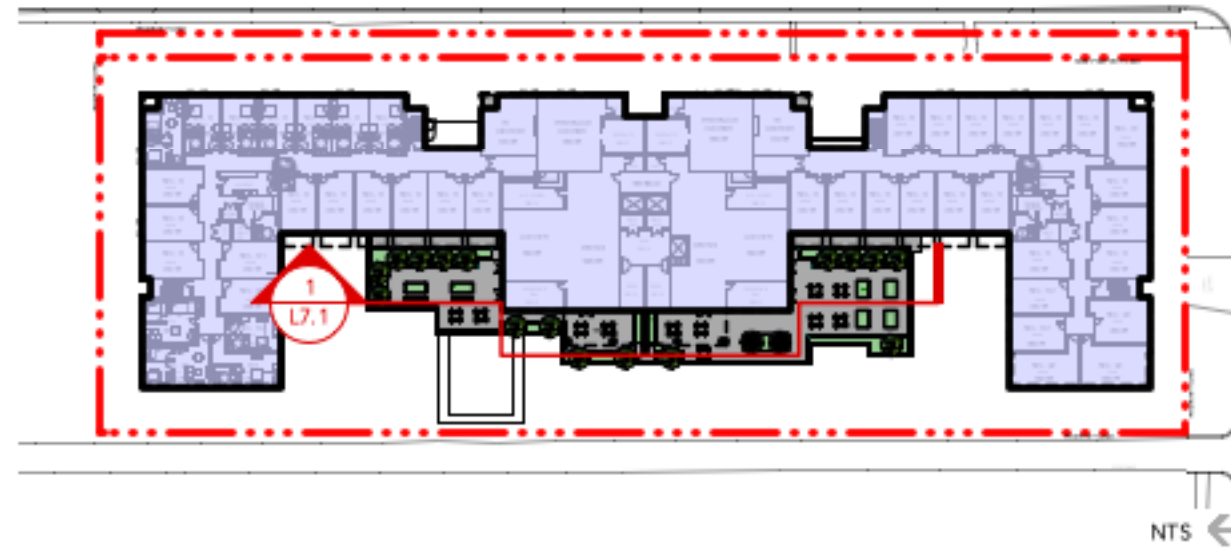
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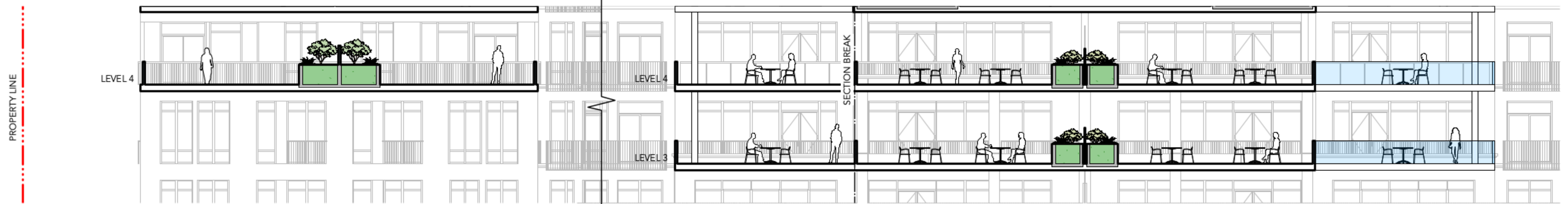
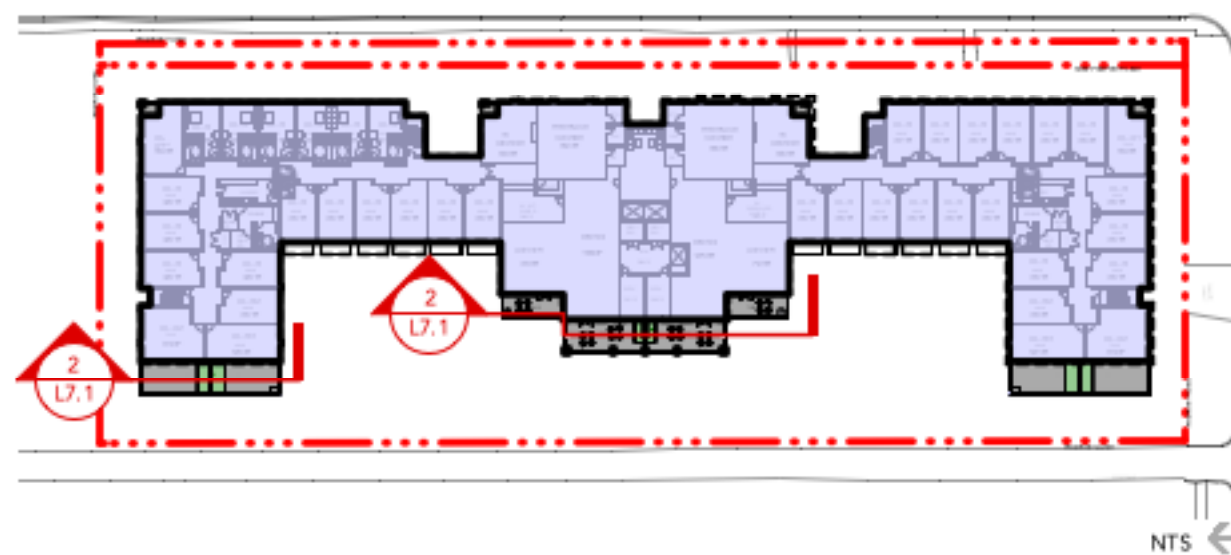
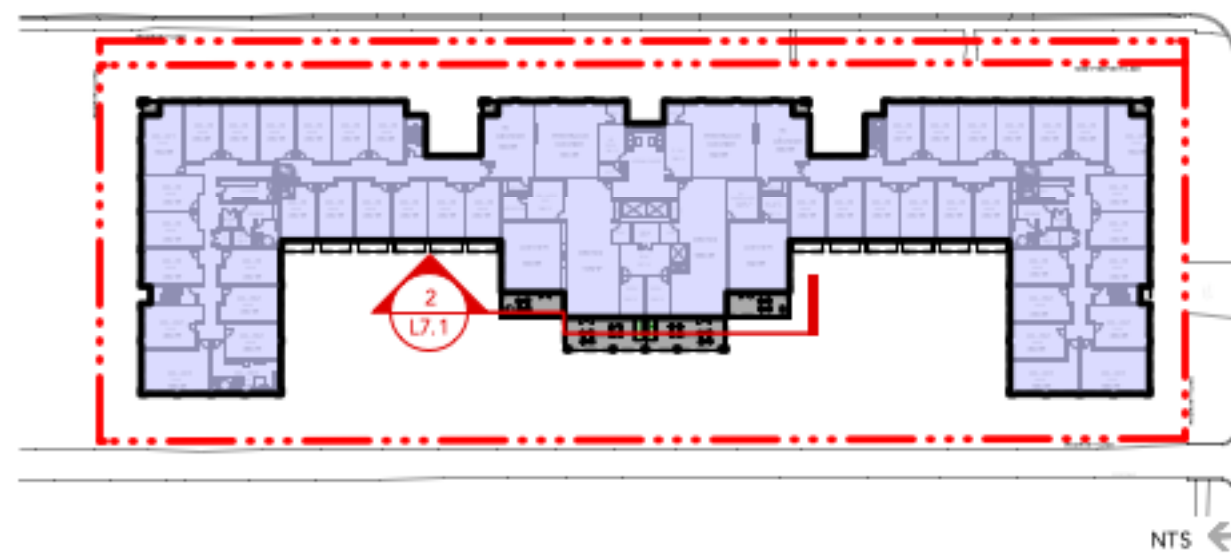
2 Section 2
Scale: 1:100



3 West Section
Scale: 1:200



1 Level 2 Section
Scale: 1:100



2 Level 3 & 4 Section
Scale: 1:100

