

- FOR ARBORIST INFORMATION SEE REPORT BY THOMSON WATSON CONSULTING ARBORISTS INC. DATED OCT XX, 2021. - FOR SITE SURVEY INFORMATION SEE PLAN BY OTHERS FOR GRADING AND DRAINAGE REQUIREMENTS SEE PLAN BY OTHERS FOR ADDITIONAL SITE LIGHTING & IRRIGATION SEE PLAN BY OTHERS - ALL EXISTING SODDED AREAS DISTURBED BY CONSTRUCTION TO BE

I HEREBY CERTIFY THAT THE LANDSCAPE PLAN CONFORMS TO THE APPROVED SITE GRADING PLAN FOR THIS APPLICATION. SIGNATURE OF LANDSCAPE ARCHITCT: Amir N. PRINT NAME OF LANDSCAPE ARCHITECT: AMIR ARDESHIR NIKZAD

WE AGREE TO IMPLEMENT THE APPROVED SITE AND LANDSCAPE PLANS WITHIN 18 MONTHS AFTER THE EXECUTION OF THE SITE PLAN UNDERTAKING AND WILL RETAIN THE LANDSCAPE ARCHITECT TO MAKE PERIODIC SITE INSPECTIONS. UPON COMPLETION OF THE WORKS WE WILL FORWARD TO THE CITY OF MISSISSAUGA A COPY OF THE COMPLETION NOTIFICATION CERTIFICATE FROM THE LANDSCAPE ARCHITECT AND THE

CERTIFICATION TO INDICATE THAT: - THE RECOMMENDATIONS OUTLINED IN THE ACOUSTIC VIBRATION STUDY HAVE BEEN IMPLEMENTED IN ACCORDANCE WITH THE STUDY; - THE ENGINEERING CERTIFICATE LIGHTING PLAN AND THE LID TECHNIQUES FOR THIS PROJECT HAVE BEEN INSTALL IN ACCORDANCE WITH THE APPROVED PLANS ANY REVISION TO THE SITE PLAN, LANDSCAPE PLANS AND ENGINEER CERTIFIED LIGHTING PLAN (IF APPLICABLE) WILL BE SUBMITTED TO THE PLANNING AND BUILDING DEPARTMENT, DEVELOPMENT AND DESIGN DIVISION. CITY OF MISSISSAUGA FOR REVIEW AND APPROVAL. PRIOR TO THE COMMENCEMENT OF THE WORKS.

WE HEREBY AUTHORIZE THE CITY, IT'S AUTHORIZED AGENTS, SERVANTS OR EMPLOYEES TO ENTER UPON OUR LAND TO CARRY OUT INSPECTIONS FROM TIME TO TIME AND AGREE TO INDEMNIFY THE CITY AND ITS AUTHORIZED AGENTS AND SAVE THEM HARMLESS FROM ANY AND ALL ACTIONS ARISING OUT OF THE EXERCISE BY THE CITY, ITS AUTHORIZED AGENTS, SERVANTS OR EMPLOYEES OF THE RIGHTS HEREBY GIVEN TO THEM. WE UNDERTAKE TO NOTIFY THE CITY FORTHWITH OF ANY CHANGE OF OWNERSHIP OF THE SAID LANDS.



KEY MAF

## **LEGEND**: TREE LABEL (RED), PRESERVATION RECOMMENDED

DRIPLINE (GREEN CIRCLE) MINIMUM TREE PRESERVATION ZONE (MAGENTA CIRCLE), WITH RADIUS AS MEASURED FROM EDGE OF TREE IN

SURVEYED CONIFEROUS TREE SURVEYED DECIDUOUS TREE

ESTIMATED TREE LOCATION BY KFCI REQUIRED TREE PROTECTION FENCING PROPOSED DECIDUOUS TREE PLANTING PROPOSED CONIFEROUS TREE PLANTING

PROPOSED DECIDUOUS SHRUB PLANTING PROPOSED CONIFEROUS SHRUB PLANTING PROPOSED GROUNDCOVERS/GRASSES

SOD PROPOSED SODDED AREA PROPOSED BICYCLE PARKING

## PROTECTION AND PRESERVATION OF EXISTING VEGETATION NOTE

ALL EXISTING TREES (SINGLES AND GROUPS) WHICH ARE TO REMAIN SHALL BE FULLY PROTECTED WITH HOARDING ERECTED BEYOND THE DRIP LINE OF THE TREE CANOPY TO THE SATISFACTION OF THE PLANNING AND BUILDING DEPARTMENT PRIOR TO THE ISSUANCE OF THE BUILDING PERMIT. AREAS WITHIN THE HOARDING SHALL REMAIN UNDISTURBED AND SHALL NOT BE USED FOR THE STORAGE OF BUILDING MATERIALS AND EQUIPMENT. THE PLANNING AND BUILDING DEPARTMENT WILL INSPECT THE HOARDING OF TREES ON PRIVATE PROPERTY. WHILE THE COMMUNITY

SERVICES DEPARTMENT WILL INSPECT THE HOARDING OF PUBLIC TREES. HOARDING MUST REMAIN IN PLACE UNTIL AN INSPECTION BY THE CITY AND AN APPROPRIATE REMOVAL TIME HAS BEEN AGREED UPON. THE DEVELOPER OR AGENTS SHALL TAKE EVERY PRECAUTION NECESSARY TO PREVENT DAMAGE TO THE EXISTING VEGETATION TO BE RETAINED, WHERE LIMBS OR PORTIONS OF TREES ARE REMOVED TO ACCOMMODATE CONSTRUCTION, THEY WILL BE REMOVED IN ACCORDANCE WITH ACCEPTED ARBORICULTURE PRACTICE. WHERE ROOT SYSTEMS OF PROTECTED TREES ADJACENT TO CONSTRUCTION ARE EXPOSED OR DAMAGED THEY SHALL BE NEATLY TRIMMED AND THE AREA BACKFILLED WITH APPROPRIATE MATERIAL TO PREVENT

NO OPEN TRENCHING SHALL OCCUR THROUGH TREE PRESERVATION ZONES (TPZ). ONLY DIRECTIONAL BORING CAN BE USED FOR SERVICE INSTALLATION IN THESE AREAS. WHERE NECESSARY, VEGETATION WILL BE GIVEN AN OVERALL PRUNING TO RESTORE THE BALANCE BETWEEN ROOTS AND TOP GROWTH, OR TO RESTORE ITS APPEARANCE. TREES THAT HAVE DIED OR HAVE BEEN DAMAGED BEYOND REPAIR SHALL BE REMOVED AND REPLACED AT THE OWNERS' EXPENSE WITH TREES OF A SIZE AND SPECIES APPROVED BY THE PLANNING AND BUILDING DEPARTMENT.



REFERENCE TO LID

BRIEF DESCRIPTION OF **GREENROOF** FEATURE

LIST ITEM NUMBER

REV DESCRIPTION Issues/Revisions Printed:

PROJECT NORTH

**GEODETIC NORTH** 

LID FEATURE MARK-UP

ISSUED FOR COORDINATION JUN. 14, 2023

## MARTEN-NIKZAD

LANDSCAPE ARCHITECTS INC.

387 BAYVIEW AVENUE, UNIT 105

ADDITION AND RENOVATIONS FOR:

THE QUEEN

PROJECT ADDRESS: 21-51 QUEEN STREET NORTH, MISSISSAUGA, ONTARIO

DWG. No.

LANDSCAPE PLAN

PROJECT No. 21-681 **AS SHOWN** SCALE DATE OCT 2021 DWG. FILE 21-681.DWG SITE PLAN APPLICATION NO.:

- STREET TREES TO HAVE 1800mm MINIMUM CLEARANCE FROM GRADE TO LOWEST BRANCH

- ALL TREE STAKES TO REMOVED AT THE CONCLUSION OF THE WARRANTY PERIOD

- THE CONTRACTOR TO MAKE GOOD, TO THE SATISFACTION OF THE CONTRACT ADMINISTRATOR, ALL EXISTING SODDED AREAS DAMAGED BY HIS WORK BOTH INSIDE & OUTSIDE OF PROPERTY LINE - THE MAINTENANCE GUARANTEE PERIOD SHALL BE ONE YEAR FROM THE DATE OF PERFORMANCE ACCEPTANCE OF THE WORK. ALL PLANT MATERIAL WHICH IS DEAD OR NOT IN A SATISFACTORY GROWING CONDITION SHALL BE REPLACED TO THE SATISFACTION OF THE OWNER AND SHALL BE UNDER AN ADDITIONAL ONE YEAR MAINTENANCE GUARANTEE PERIOD FROM THE DATE OF

- THE OWNER AND CITY MUST BE NOTIFIED IN WRITING OF ANY CHANGES TO OR SUBSTITUTION OF PROPOSED PLANT MATERIALS PRIOR TO INSTALLATION.

SUBSTITUTIONS ARE NOT ACCEPTABLE WITHOUT OBTAINING PRIOR APPROVAL.

RAMPS OR CURB CUTS TO PROVIDE BARRIER-FREE ACCESS

ALL CONCRETE PAVING TO BE BROOM FINISH.

CONCRETE SRI RATING 38

psw 120 Phlox subulata 'White Delight'

vm 335 Vinca minor

Staghorn Sumac

DECIDUOUS SHRUBS rt 30 Rhus typhina Uniform Specimen CONIFEROUS SHRUBS bm 140 Buxus 'Green Velvet' Green Velvet Boxwood Pot Full Bushy Specimen 40cm PERENNIALS & GRASSES Pot Full Bushy Specimen ag 90 Andropogon gerardii Bia Bluestem ca 145 Calamagrostis acutiflora 'Karl Foerster' Feather Reed Grass 1 Gal. Pot Full Bushy Specimen Giant Silvergrass mg 137 Miscanthus x giganteus 1 Gal. Pot Full Bushy Specimen

White Delight Moss Phlox

Periwinkle

1 Gal.

Pot Full Bushy Specimen

Pot Full Bushy Specimen

XII. THE ENGINEER CERTIFIED LIGHTING PLAN MUST BE SIGNED BY THE CONSULTING ENGINEER.

XIII. THE OWNER COVENANTS AND AGREES TO CONSTRUCT AND INSTALL "SHIELDED" LIGHTING FIXTURES ON THE SUBJECT

LANDS, IN CONFORMITY WITH THE SITE PLAN AND ENGINEER CERTIFIED LIGHTING PLAN TO THE SATISFACTION OF THE CITY OF MISSISSAUGA XIV. THE APPLICANT WILL BE RESPONSIBLE FOR ENSURING THAT ALL PLANS CONFIRM TO TRANSPORT CANADA'S RESTRICTIONS. XV. WHERE PLANTING IS TO BE LOCATED IN LANDSCAPED AREAS ON TOP OF AN UNDERGROUND PARKING STRUCTURE, IT IS THE RESPONSIBILITY OF THE APPLICANT TO ARRANGE THE COORDINATION OF THE DESIGN OF THE UNDERGROUND PARKING STRUCTURE WITH THE LANDSCAPE ARCHITECT AND THE CONSULTING ENGINEERING. UNDERGROUND PARKING STRUCTURES WITH LANDSCAPING AREA TO BE CAPABLE OF SUPPORTING THE FOLLOWING LOADS: - 15 CM OF DRAINAGE GRAVEL PLUS 40 CM TOPSOIL FOR SOD - 15 CM OF DRAINAGE GRAVEL PLUS 60 CM TOPSOIL FOR SHRUBS

- PREFABRICATED SHEET DRAIN SYSTEM\* WITH A COMPRESSIVE STRENGTH OF 1003 KPA PLUS 40 CM TOPSOIL FOR SOD PREFABRICATED SHEET DRAIN SYSTEM\* WITH A COMPRESSIVE STRENGTH OF 1003 KPA PLUS 60 CM TOPSOIL FOR SHRUBS PREFABRICATED SHEET DRAIN SYSTEM\* WITH A COMPRESSIVE STRENGTH OF 1003 KPA PLUS 90 CM TOPSOIL FOR TREES \* TERRADRAIN 900 OR APPROVED EQUAL XVI. THE STRUCTURAL DESIGN OF ANY RETAINING WALL OVER 0.6 M IN HEIGHT OR ANY RETAINING WALL LOCATED ON A PROPERTY LINE IS TO BE SHOWN ON THE SITE GRADING PLAN FOR THIS PROJECT AND IS TO BE APPROVED BY THE CONSULTING ENGINEER FOR THE PROJECT XVII. CONTINUOUS 15 CM HIGH BARRIER TYPE POURED CONCRETE CURBING WILL BE PROVIDED BETWEEN ALL ASPHALT AND

XVIII. ALL UTILITY COMPANIES WILL BE NOTIFIED FOR LOCATES PRIOR TO THE INSTALLATION OF THE HOARDING THAT LIES WITHIN

- 15 CM OF DRAINAGE GRAVEL PLUS 90 CM FOR TREES

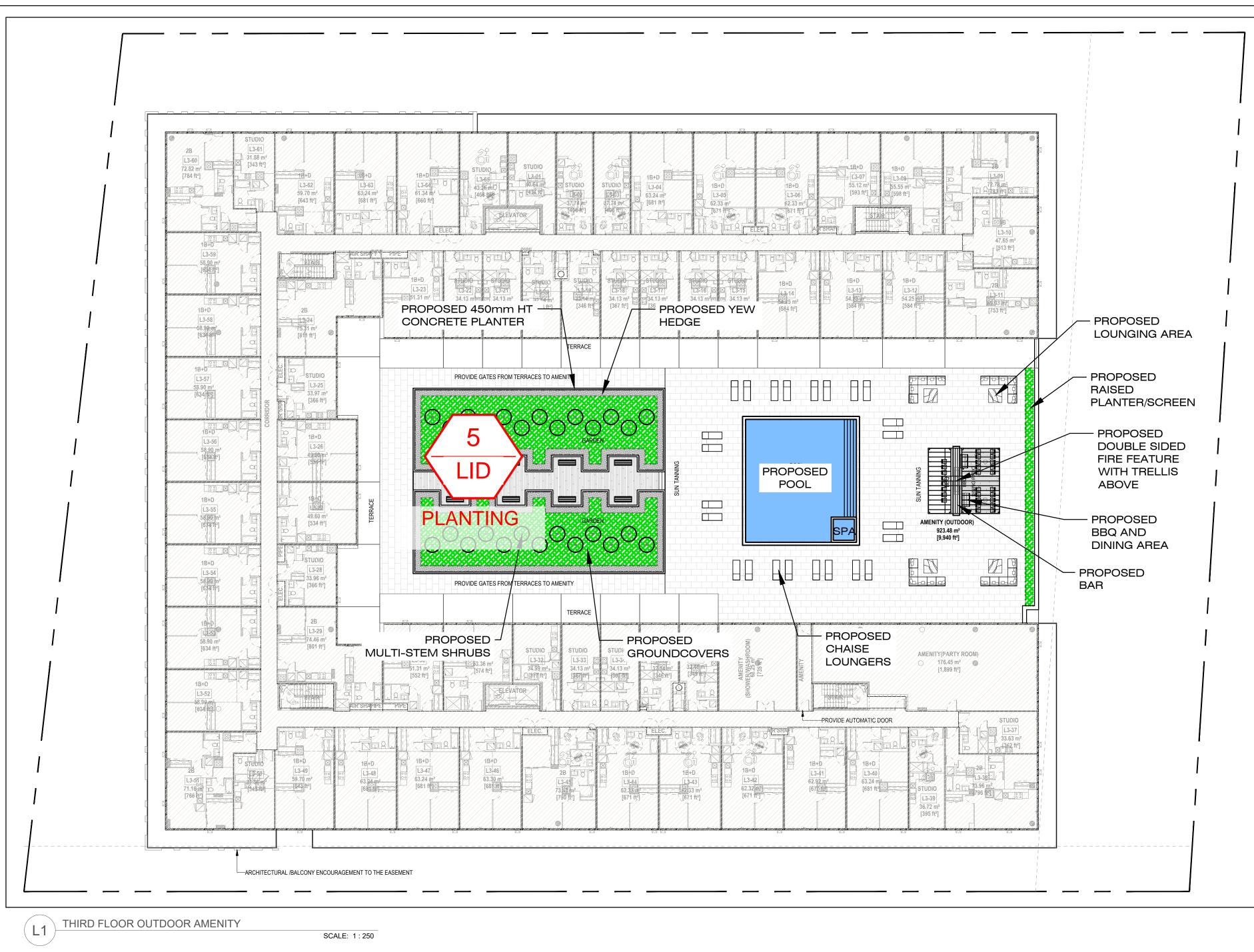
LANDSCAPED AREAS THROUGHOUT THE SITE.

THE SITE AND WITHIN THE LIMITED OF THE CITY BOULEVARD AREA.

- ALL PLANT MATERIAL SHALL BE NURSERY GROWN STOCK UNLESS OTHERWISE NOTED

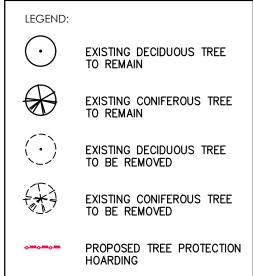
REPLACEMENT

- ALL SIGNAGE IS SUBJECT TO THE PROVISIONS OF THE MUNICIPAL SIGN BY-LAW - IF THE FINAL COURSE OF ASPHALT PAVING IS DELAYED, INSTALL A TEMPORARY LIFT OF ASPHALT AT





KEY MAP

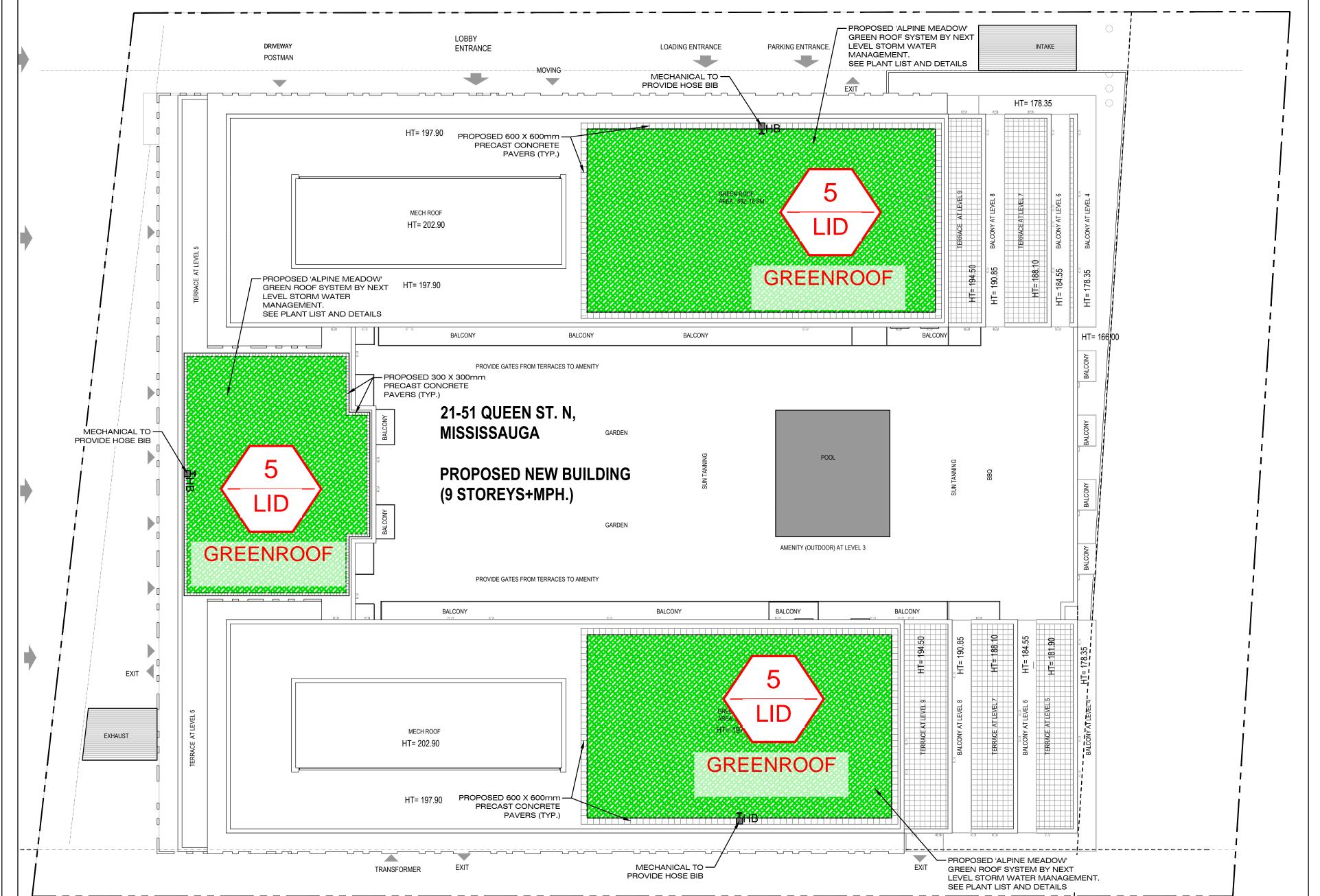


PROPOSED DECIDUOUS TREE PLANTING PROPOSED CONIFEROUS TREE PLANTING

PROPOSED CONIFEROUS SHRUB PLANTINGS PROPOSED DECIDUOUS SHRUB PLANTINGS PROPOSED GROUNDCOVERS /GRASSES

PROPOSED SODDED AREA PROPOSED BICYCLE PARKING

REFERENCE TO LID LIST ITEM NUMBER BRIEF DESCRIPTION OF GREENROOF-FEATURE 



BUILDER TO SUPPLY EXTERNAL HOSE BIB CONNECTIONS TO GREEN ROOF FOR WATERING AND MAINTENANCE PURPOSES PROVIDE MINIMUM 2 LOCATIONS BASED ON GREEN ROOF COVERAGE. MECHANICAL TO SUPPLY FINAL HOOKUP LOCATIONS.

- FOR ROOF PROFILE AND DRAINAGE SEE ARCHITECTURAL DRAWINGS - ROOT BARRIER (INSTALLED BY ROOFING CONTRACTOR) THE ROOT BARRIER IS LOOSE LAID AND SHALL BE INSTALLED WITH A MINIMUM OF 30cm (12") OVERLAP. THE ENDS OF ROOT BARRIER ROLLS ALSO NEED TO BE OVERLAPPED. STAGGERING OF ADJACENT ROLLS TO AVOID CREATING A SEAM PERPENDICULAR TO THE LENGTH OF THE ROLL IS OPTIONAL. THE ROOT BARRIER ROLLS SHALL BE INSTALLED WORKING OUT FROM THE DRAINS. EACH SUBSEQUENT ROLL SHALL OVERLAP THE PREVIOUS ROLL BY 30cm (12") IN SHINGLE FASHION TO FACILITATE WATER FLOW TOWARDS THE DRAINS AND MINIMIZE WATER SEEPAGE BETWEEN THE ROLLS. - INSULATION, FILTER FABRIC, STONE BALLAST TO BE SUPPLIED AND INSTALLED BY ROOFING

- CONTACT SUPPLIER NEXT LEVEL STORMWATER MANAGEMENT AT 416-637-5772 FOR PRICING OR A LIST OF APPROVED INSTALLERS.

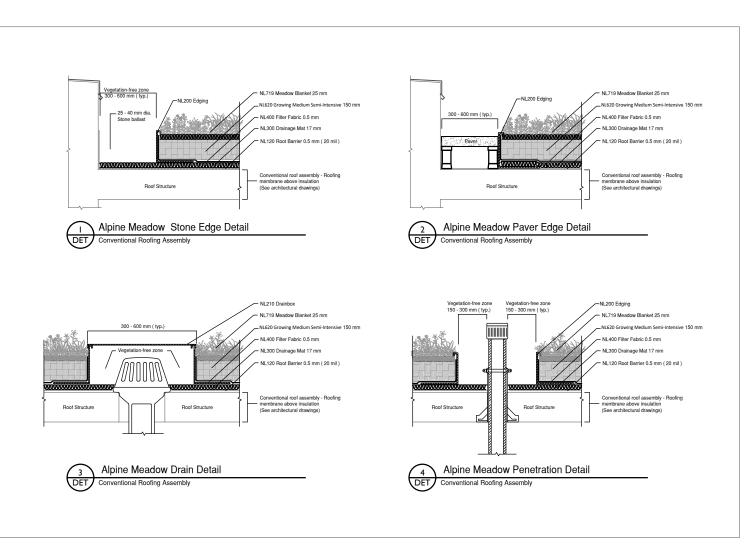
- NEXT LEVEL STORMWATER MANAGEMENT'S 2 YEAR VEGETATION WARRANTY IS CONDITIONAL UPON INSTALLER'S 2 YEAR MAINTENANCE PROGRAM TO ENSURE GREEN ROOF COVERAGE AFTER WARRANTY PERIOD.

CONTRACTOR.

PRIOR TO INSTALLATION OF THE GREEN ROOF, THE ARCHITECT OR ENGINEER SHALL CAUSE TO BE CONDUCTED THE FLOOD TEST AND SUBMIT A REPORT DOCUMENTING A SUCCESSFUL TEST, SIGNED BY THE ARCHITECT OR ENGINEER, TO THE CHIEF BUILDING OFFICIAL.

Plant list		
Bouteloua curtipendula	Symphyotrichum laeve	Lobelia siphilitica
Carex brevior	Campanula rotundifolia	Dianthus carthusianorum
Asclepias incarnata	Monarda fistulosa	Saponaria ocymoides
Schyzachyrium scoparium	Verbena stricta	Sedum stoloniferum
Dianthus arenarius	Hieracium aurantiacum	Sedum album

SEDUM MIX: NL719 Meadow Blanket Next Level Stormwater Management



(D1) GREEN ROOF DETAILS SCALE: N.T.S.

PROJECT NORTH GEODETIC NORTH ISSUED FOR COORDINATION JUN. 14, 2023 REV DESCRIPTION Issues/Revisions Printed: LID FEATURE MARK-UP

> MARTEN-NIKZAD LANDSCAPE ARCHITECTS INC.

TORONTO, ONTARIO, M4G 3A5

ADDITION AND RENOVATIONS FOR:

THE QUEEN

PROJECT ADDRESS: 21-51 QUEEN STREET NORTH, MISSISSAUGA, ONTARIO

LVL.3 OUTDOOR AMENITY PLAN, GREEN ROOF AND DETAILS

PROJECT No. SCALE DWG. FILE 21-681.DWG SITE PLAN APPLICATION NO.: DWG. No.

THIRD FLOOR OUTDOOR AMENITY SCALE: 1:250