

- GENERAL NOTES:**
- 1 ALL GENERAL SITE INFORMATION AND CONDITIONS COMPILED FROM EXISTING PLANS, SURVEYS AND CONSULTANT'S FIELD NOTES. REPORT ALL DISCREPANCIES PRIOR TO ANY WORK. NO RESPONSIBILITY IS BORN BY THE CONSULTANT FOR UNKNOWN SUBSURFACE CONDITIONS.
 - 2 THE LOCATION OF THE UTILITIES IS APPROXIMATE ONLY, AND THE EXACT LOCATION SHOULD BE DETERMINED BY CONSULTING THE MUNICIPAL AUTHORITIES AND UTILITY COMPANIES CONCERNED. THE CONTRACTOR SHALL PROVE THE LOCATION OF UTILITIES AND SHALL BE RESPONSIBLE FOR ADEQUATE PROTECTION FROM DAMAGE.
 - 3 PRUNING OF EXISTING TREES SHALL BE DONE ONLY TO REPAIR EXISTING DAMAGE, AS SHOWN ON PLAN OR AS DIRECTED BY THE CITY (OR LANDSCAPE ARCHITECT). PRUNING TO BE DONE ONLY BY A QUALIFIED ARBORIST.
 - 4 REVIEW PROJECT WITH THE CITY'S PROJECT MANAGER / CONSULTANT PRIOR TO COMMENCING ANY ON SITE WORK.
 - 5 ALL DIMENSIONS INCLUDING GRADE ELEVATIONS SHOWN ARE TO BE VERIFIED ON SITE PRIOR TO ANY CONSTRUCTION. NO DEVIATIONS ARE TO BE MADE FROM THE LAYOUTS AS SHOWN ON THIS PLAN WITHOUT PRIOR CONSULTATION WITH THE LANDSCAPE ARCHITECT AND PLANNING STAFF (OR OWNER).
 - 6 OBTAIN APPROVAL OF LANDSCAPE ARCHITECT FOR GRANULAR BASE AND LAYOUT OF ALL PAVEMENT AREAS PRIOR TO CONSTRUCTION.
 - 7 MAINTAIN POSITIVE SURFACE RUNOFF THROUGH THE ENTIRE CONSTRUCTION PERIOD.
 - 8 FINAL SUBGRADE IS TO APPROVED BY THE LANDSCAPE ARCHITECT PRIOR TO IMPORTING TOPSOIL AND SOD BEING LAID.
 - 9 ALL SODDED AREAS TO RECEIVE A MINIMUM OF 150mm OF TOPSOIL OVER GRADED SUB-BASE. DO NOT USE MESH. SOD SHALL COME FROM AN APPROVED SOURCE AND SHALL BE LAID WITHIN 24 HOURS OF BEING CUT IN THE NURSERY. ONLY NURSERY SOD SHALL BE USED.

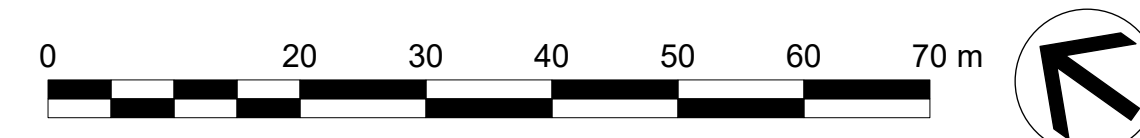
- OTHER NOTES:**
- EXISTING TREES:**
- PRUNING:**
GENERAL PRUNING ONLY, IF REQUIRED FOR CONSTRUCTION PURPOSES. ALL PRUNING TO BE APPROVED PRIOR TO PROCEEDING. PRUNING TO BE DONE UNDER DIRECTION OF CITY FORESTRY DEPARTMENT.
- ROOT PRUNING:**
ROOT PRUNING TO TAKE PLACE PRIOR TO ANY EXCAVATION. CONFIRM EXTENTS ON SITE. GENERAL PRUNING ONLY, IF REQUIRED FOR CONSTRUCTION PURPOSE. ALL PRUNING TO BE APPROVED PRIOR TO PROCEEDING. PRUNING TO BE DONE UNDER DIRECTION OF CITY FORESTRY DEPARTMENT.
- AREAS OF REMOVAL AND/OR CONSTRUCTION UNDER EXISTING TREE CANOPIES:**
- PROTECT EXISTING TREE CANOPIES AGAINST DAMAGE DURING CONSTRUCTION
 - LIMIT SOIL DISTURBANCE UNDER TREE CANOPY AS FAR AS POSSIBLE.
 - DO NOT ALLOW ANY MACHINERY UNDER TREE CANOPY OR WITHIN CRZ.
 - EXTEND ONLY BACKHOE BUCKET UNDER CANOPY TO RETRIEVE ASPHALT TO BE EXCAVATED; NO SURFACE TRAFFIC.
 - EXCAVATE BARE MINIMUM REQUIRED FOR ASPHALT REMOVAL AND NEW CONSTRUCTION UNDER TREE CANOPIES.
 - DURING REINSTATEMENT, PLACE ONLY SUFFICIENT TOPSOIL TO EVEN OUT SURFACE, PLUS 75mm, PRIOR TO SODDING.

WORK AROUND UNDERGROUND UTILITY LINES:

CONTRACTOR MUST COORDINATE WITH THE CORRESPONDING HYDRO AUTHORITY AND OBTAIN NECESSARY APPROVAL BEFORE PROCEEDING WITH THE WORK AROUND UNDERGROUND ELECTRICAL CABLES.

CONFIRMATION REQUIRED ABOUT HAND-DIGGING OR HYDROVAC EQUIPMENT FOR EXCAVATION AROUND THE UNDERGROUND HYDRO LINES.

1 SITE PLAN LAYOUT
Scale: 1:600



LEGEND

- PROPERTY LINE
- EXISTING UTILITIES
- 94.00- EXISTING CONTOURS
- PROPOSED FUTURE AMENITIES
- PROPOSED ASPHALT PATHWAY
- PROPOSED PLEXI PAVE SURFACING
- PROPOSED ASPHALT PARKING LOT
- PROPOSED CONCRETE PAVEMENT
- PROPOSED TOPSOIL AND SOD
- SEED MIX
- PROPOSED SHRUB BEDS
- PROPOSED NATURALIZATION TREES
- PROPOSED NATURALISATION SHRUBS: LARGE
- PROPOSED NATURALISATION SHRUBS: SMALL
- PROPOSED NATURALISATION SHRUBS: MEDIUM
- PROPOSED TREES / SHRUBS

4	ISSUE FOR SITE PLAN CONTROL	2024-12-13
3	ISSUED FOR 90% REVIEW	2024-11-22
2	RE-ISSUED FOR 60% REVIEW	2024-09-19
1	ISSUED FOR 60% REVIEW	2024-09-10

no. issue / revision date

seal

 north

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project
RUSSEL NEW EADIE
 TOWNSHIP OF RUSSELL,
 ONTARIO, CANADA

drawing title
SITE LAYOUT PLAN

scale As Shown	drawn by V.Odusanya / T. Frost	designed by M. Ruhland
project number C0720-23061	checked by M. Ruhland	plot date Nov. 24, 2024
RA project number 24-1745	drawing number L-01	

Contractor to check and verify all dimensions on the job