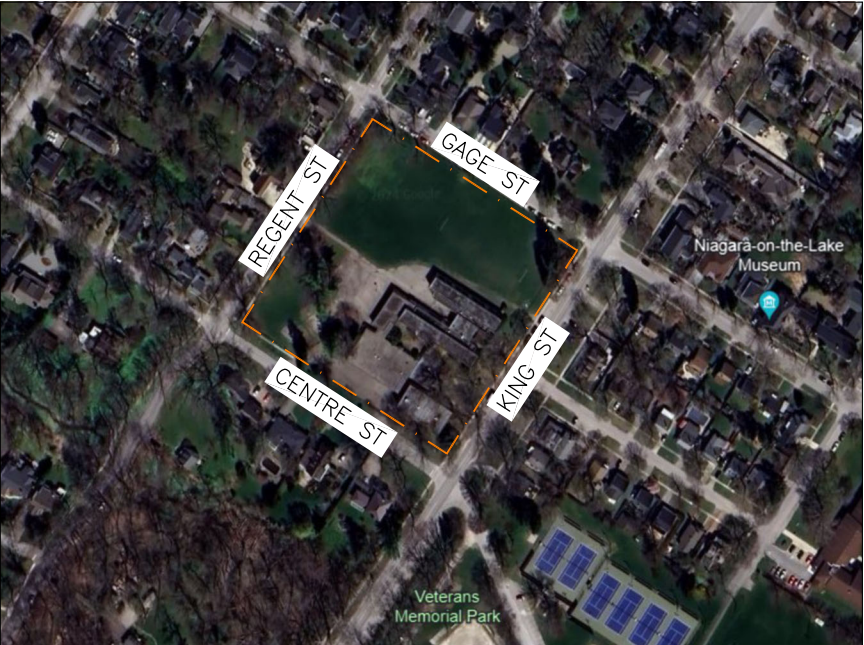



KEY MAP:



OWNER'S NAME _____

OWNER'S SIGNATURE _____

 **Town of
Niagara-on-the-Lake**

LORD MAYOR _____

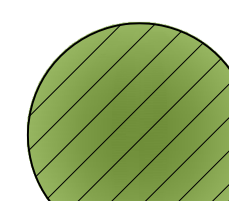
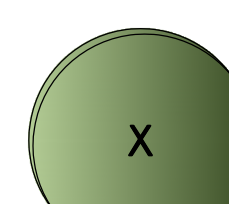
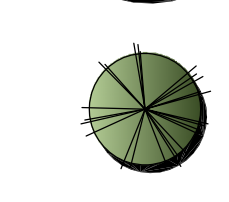
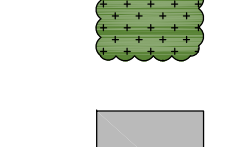
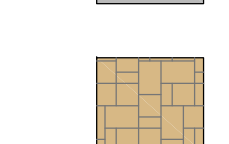




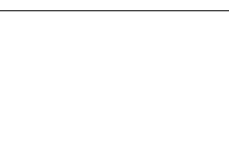

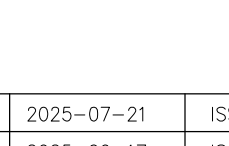
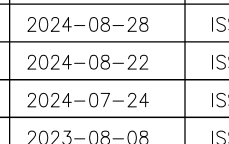
TOWN CLERK _____

DATE _____

GENERAL NOTES

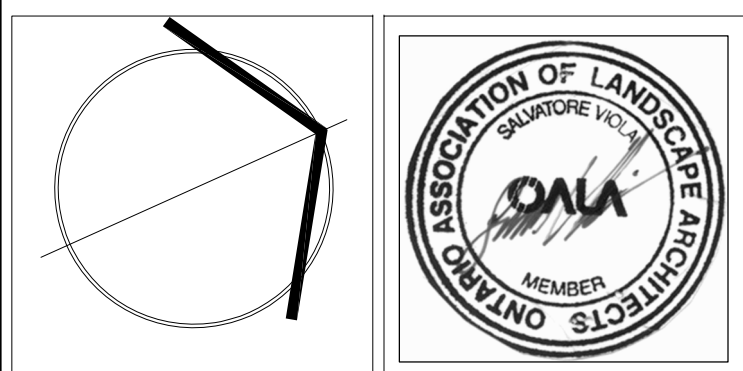
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-  DECIDUOUS TREES
-  CONIFEROUS TREES
-  PERENNIAL/GRASSES/ORNAMENTAL PLANTING
-  EXISTING CONCRETE SIDEWALK
-  UNIT PAVING
-  SODDING
-  RAISED CONCRETE PLANTER
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-  U/G GARAGE LINE
-  DECORATIVE BENCH
-  DECORATIVE PLANTER
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No.	DATE	REVISION	BY

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STRYBOS BARRON KING
LANDSCAPE ARCHITECTURE

PROJECT:

**THE INN
AT PARLIAMENT OAK**
325 KING STREET
NIAGARA-ON-THE-LAKE, ONTARIO

DRAWING TITLE:

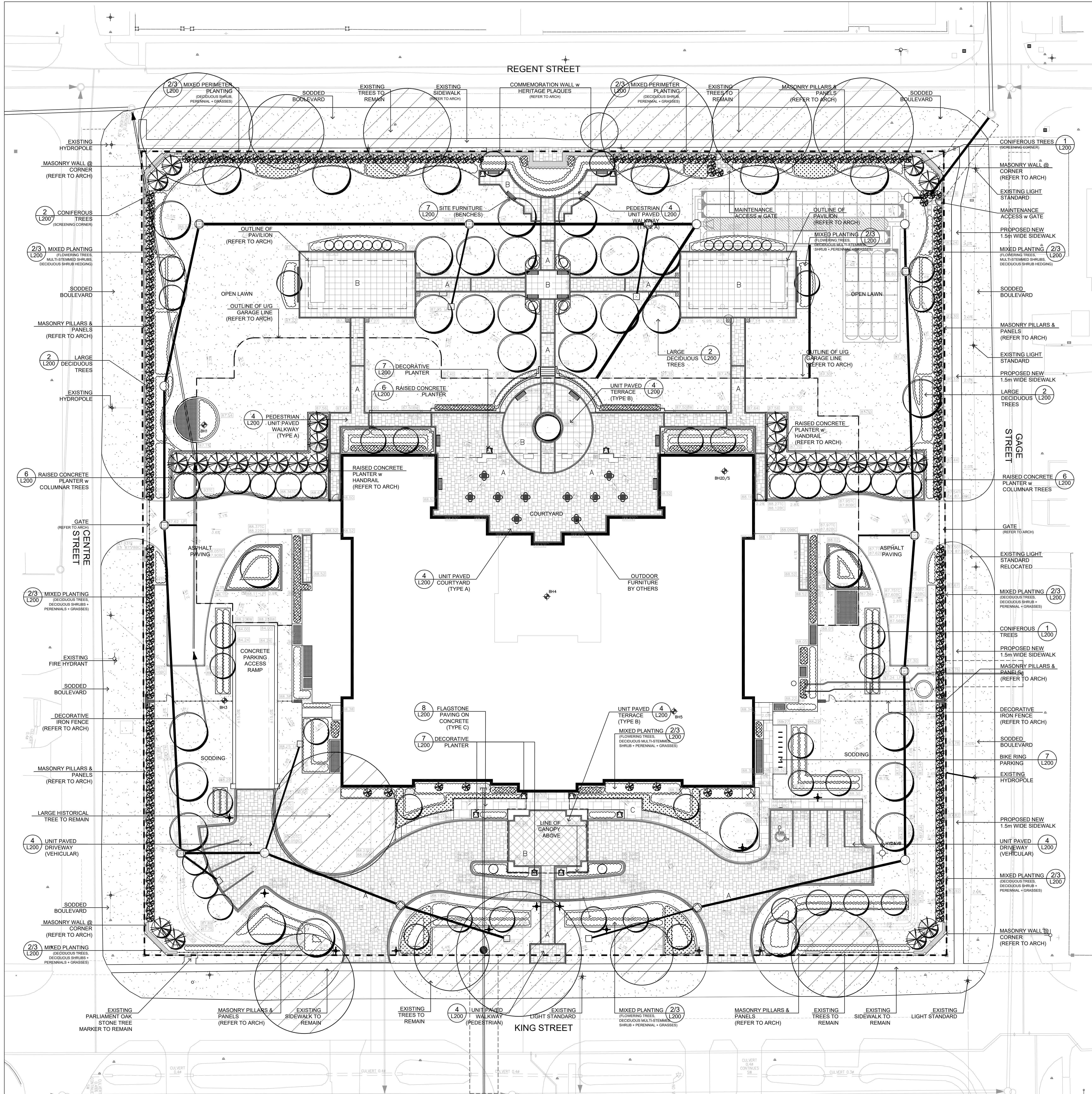
**LANDSCAPE
MASTERPLAN**

SCALE: 1:250 PROJECT No. 5871

DATE: JANUARY, 2023

DRAWN BY: J.M. DRAWING No. L100

CHECKED BY: S.V.



GENERAL NOTES:

TOPSOIL:

* USE EVENLY MIXED TOPSOIL OF FERTILE, FRABLE NATURAL LOAM CONTAINING NOT LESS THAN 4% ORGANIC MATTER FOR CLAY LOAMS AND 2% MINIMUM ORGANIC MATTER FOR SAND LOAMS WITH AN ACTIVITY RANGE OF 5.5 TO 7.5 pH. ALL TOPSOIL SHOULD BE FREE OF SUBSOLS, CLAY STONES, ROOTS, EXCESS WATER, FROST AND OTHER EXTRANEOUS MATTER.

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 METER. THE FOREGOING RATES ARE SUBJECT TO ADJUSTMENT ON RECEIPT OF TOPSOIL ANALYSIS REPORT.
* EXCAVATE AND PROVIDE PLANTING SOILS AS PER PLANTING DETAILS.
* PROVIDE ALL SHRUBS AND TREES ACCORDING TO THE GUIDE SPECIFICATIONS FOR NURSERY STOCK OF THE CANADIAN NURSERY TRADE ASSOCIATION WITH REGARD TO QUALITY AND GRADING AND SIZED AS PER PLANT LIST.
* SPRAY ALL PLANTINGS IN LEAF WITH AN ANTI-DESICCANT. PROVIDE TREES WITH STAKES.
* PLANTS ARE TO BE No. 1 NURSERY GROWN, UNDER PROPER CULTURAL PRACTICES, IN PARTICULAR WITH RESPECT TO AMPLE SPACING, PEST AND DISEASE CONTROL, AND BRANCH AND ROOT PRUNING.
* TREES ARE TO HAVE STURDY, STRAIGHT 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.
* DO NOT SOD BETWEEN PLANTS. EXCAVATE ENTIRE AREA OF SHRUB BED UNIFORMLY TO SPECIFIED DEPTH AND FILL WITH SPECIFIED PLANTING SOIL.
NOTE: ALL PLANT MATERIAL TO BE GUARANTEED BY THE CONTRACTOR FOR A PERIOD OF TWO YEARS FROM THE DATE OF ACCEPTANCE BY THE LANDSCAPE ARCHITECT AND CITY AUTHORITIES.

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 BOULEVARD.

SODDING:

* PREPARE A MINIMUM 100mm DEPTH OF TOPSOIL WITH A 10-14-4 COMMERICAL FERTILIZER AT 7.3kg/100sq.m. AND SUPER PHOSPHATE AT 5kg/100sq.m. THE PROPORTIONS SPECIFIED ARE SUBJECT TO ADJUSTMENT DEPENDING ON TOPSOIL ANALYSIS REPORT.
* LAY No. 1 NURSERY SOD ON ALL AREAS OF THE PROJECT NOT COVERED BY BUILDINGS OR PAVING.
* IMMEDIATELY AFTER INSTALLATION, SOD MUST BE WATERED AND ROLLED.

MAINTENANCE & 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 TREL PITS SHALL BE FRESHLY 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 WETLAND UNTIL THE COMPLETION OF ALL BUILDING CONSTRUCTION WITHIN THE DEVELOPMENT.

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. THE TREE TRUNK ON ALL SIZES. 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 600mm ROLLS. THE WIRE MESH CAN BE FASTENED WITH ANY ACCEPTABLE GALVANIZED WIRE TIE. ALL SHRUBS AND CONIFEROUS TREES SHALL HAVE AN APPLICATION OF "SKOOT" OR APPROVED EQUIVALENT RODENT FORMULA, TO BE APPLIED AT THE END OF OCTOBER, FOLLOW MANUFACTURER'S DIRECTIONS FOR APPLICATION.

TREE LOCATION:

* 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 ANY OTHER OBSTACLES.
* THE CONTRACTOR IS TO STAKE OUT LOCATIONS OF TREE PITS. THIS STAKE IS TO BE INSPECTED BEFORE THE EXCAVATION OF ANY TREE PITS.
* BEFORE THIS STAKE OUT, THE CONTRACTOR IS TO REQUEST A STAKE OUT ALL 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.

KEY MAP:



OWNER'S NAME

OWNER'S SIGNATURE



LORD MAYOR

TOWN CLERK

DATE

GENERAL NOTES

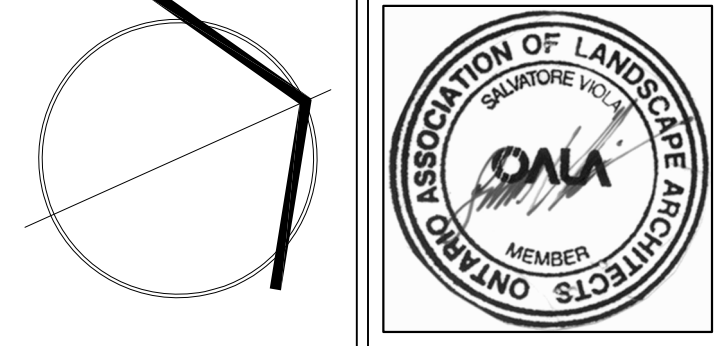
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7.	2024-07-24	ISSUED FOR REVIEW	S.V.
6.	2023-09-06	ISSUED FOR SUBMISSION	S.V.
5.	2023-07-14	ISSUED FOR COORDINATION	S.V.
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No.	DATE.	REVISION.	BY.

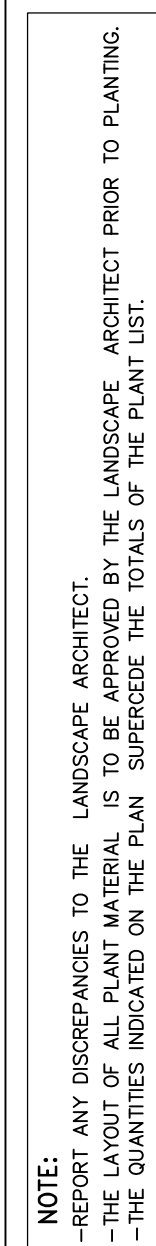
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PROJECT:
**THE INN
AT PARLIAMENT OAK**
325 KING STREET
NIAGARA-ON-THE-LAKE, ONTARIO

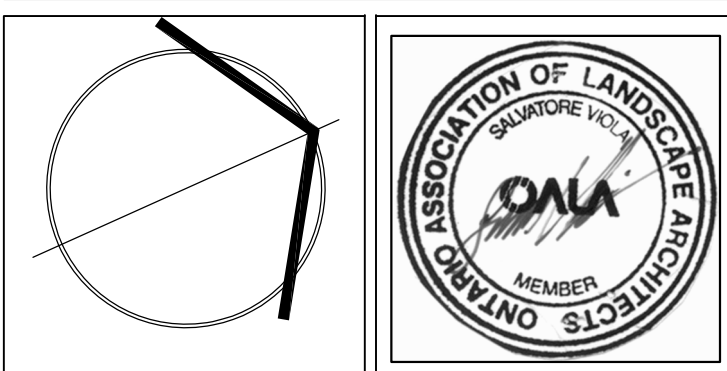
DRAWING TITLE:
**HARD
LANDSCAPE
PLAN**

SCALE:	1:250	PROJECT No.	5871
DATE:	JANUARY, 2023	DRAWING No.	L101
DRAWN BY:	J.M.		
CHECKED BY:	S.V.		



KEY	QTY.	BOTANICAL NAME	COMMON NAME	HEIGHT	SPREAD	CAL.	SPACING	COND.	REMARKS	ON	FS	PS	SH	SLT	DT.
DECIDUOUS TREES															
AS	2	Acer saccharum 'Green Mountain'	Sugar Maple	4000	2000	70	as shown	SB	FULL FORM	✓	✓	✓			
LT	9	Liriodendron tulipifera	Tulip Tree	4000	2000	70	as shown	SB	FULL FORM	✓					
PA	6	Platanus x acerifolia 'Bloodgood'	Platanus	4000	2000	70	as shown	SB	FULL FORM	✓	✓				
QR	13	Quercus rubra	Red Oak	4000	2000	70	as shown	SB	FULL FORM	✓	✓				
ORF	17	Quercus robur 'Fastigiata'	Pyramidal English Oak	4000	2000	50	as shown	SB	FULL FORM	✓	✓				
CB	12	Carpinus betulus 'Fastigiata'	Pyramidal European Hornbeam	4000	2000	50	as shown	SB	FULL FORM	✓	✓				
CC	2	Cercis canadensis	Eastern Redbud	4000	2000	50	as shown	SB	FULL FORM	✓	✓				✓
SR	7	Syringa reticulata	Ivory Silk Lilac	4000	2000	50	as shown	SB	FULL FORM	✓	✓				
ZS	4	Zelkova serrata 'Green Vase'	Green Vase Zelkova	4000	2000	50	as shown	SB	FULL FORM	✓	✓				
MA	9	Magnolia stellata 'Royal Star'	Royal Star Magnolia	4000	2000	50	as shown	SB	FULL FORM	✓	✓				
TC	8	Tilia cordata	Littletree Linden	4000	2000	70	as shown	SB	FULL FORM	✓	✓				
AC	20	Amelanchier canadensis	Serviceberry	1500	—	—	as shown	SB	FULL FORM	✓	✓				
CONIFEROUS TREES															
To	268	Thuja occidentalis	Eastern White Cedar	1500	—	—	750	CG	FULL FORM	✓	✓				✓
PP	24	Picea pungens	Colorado Spruce	1800	—	—	750	CG	FULL FORM	✓	✓				✓
SHRUBS															
Bg	262	Buxus x 'Green Mountain'	Green Mountain Boxwood	600	—	—	750	CG	FULL FORM	✓	✓				
Et	155	Eunymia fortunei 'Sungaut'	Sungaut Eunymia	600	—	—	750	CG	FULL FORM	✓	✓				✓
Ha	240	Hydrangea arborescens 'Annabelle'	Annabelle Hydrangea	600	—	—	750	CG	FULL FORM	✓	✓				✓
Lv	42	Ligustrum x vicaryi	Golden Privet	600	—	—	750	CG	FULL FORM	✓	✓				✓
Th	117	Taxus x media 'Hicksii'	Hick's Yew	600	—	—	750	CG	FULL FORM	✓	✓				✓
Efs	54	Eunymia fortunei 'Sarcoxie'	Sarcoxie Eunymia	600	—	—	750	CG	FULL FORM	✓	✓				✓
Sg	42	Spiraea Goldflame x Bumalda	Goldflame Spiraea	600	—	—	750	CG	FULL FORM	✓	✓				✓
Rr	67	Rosa rugosa	Rugosa Rose	600	—	—	750	CG	FULL FORM	✓	✓				✓
PERENNIALS															
sal	107	Salvia nemorosa 'Snow Hill'	Snow Hill Salvia	1gal.				potted		✓	✓				✓
sed	56	Sedum spectabile 'Brilliant'	Brilliant Showy Stonewort	1gal.				potted		✓	✓				✓
nu	188	Rubusckia fulgida 'Goldstrum'	Black-Eyed Susan	1gal.				potted		✓	✓				✓
rad	359	Asilbe anensis 'Bridal Veil'	Bridal Veil False Spirea	1gal.				potted		✓	✓				✓
wn	290	Vinca minor	Periwinkle	1gal.				potted		✓	✓				✓
hos	50	Hosta 'Royal Standard'	Royal Standard Hosta	1gal.				potted		✓	✓				✓
hem	320	Hemerocallis 'Stello D'oro'	Stella D'oro Daylily	1gal.				potted		✓	✓				✓

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STRYBOS BARRON KING
LANDSCAPE ARCHITECTURE

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PROJECT.

THE INN
AT PARLIAMENT OAK
325 KING STREET
NIAGARA-ON-THE-LAKE, ONTARIO

DRAWING TITLE:

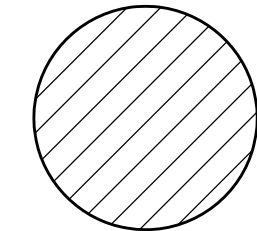
LANDSCAPE
PLANTING PLAN

SCALE.	1:250	PROJECT No.	5871
DATE.	JANUARY, 2023		
DRAWN BY.	J.M.	DRAWING No.	L102
CHECKED BY.	S.V.		

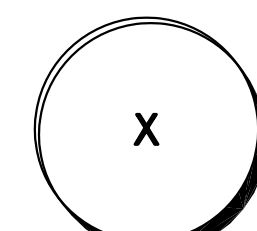
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LEGEND:



EXISTING TREES
TO BE PRESERVED



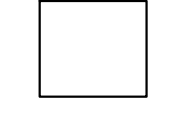
DECIDUOUS TREES



CONIFEROUS TREES



PERENNIAL/GRASSES/
ORNAMENTAL PLANTING



SIDEWALK

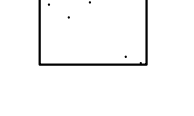
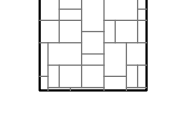
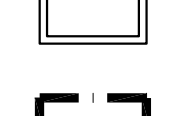
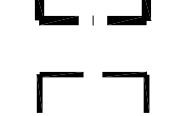
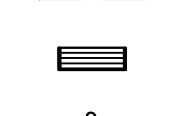


Figure 1 shows a rectangular box with a height of 100 units. The box is divided into two horizontal sections. The top section is labeled '100' and contains a smaller rectangle labeled '100'. The bottom section is labeled '100' and contains a smaller rectangle labeled '100'. The entire box is labeled '100'.



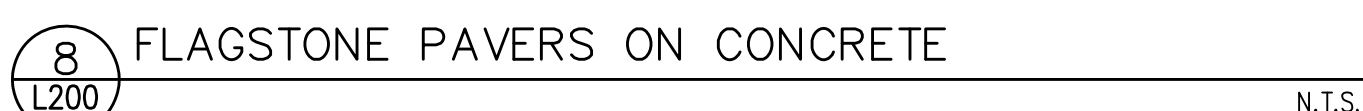
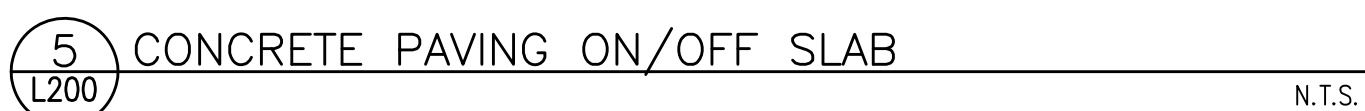
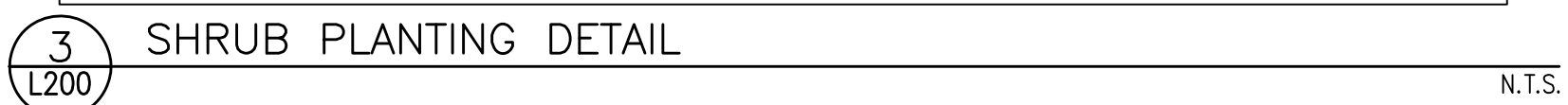
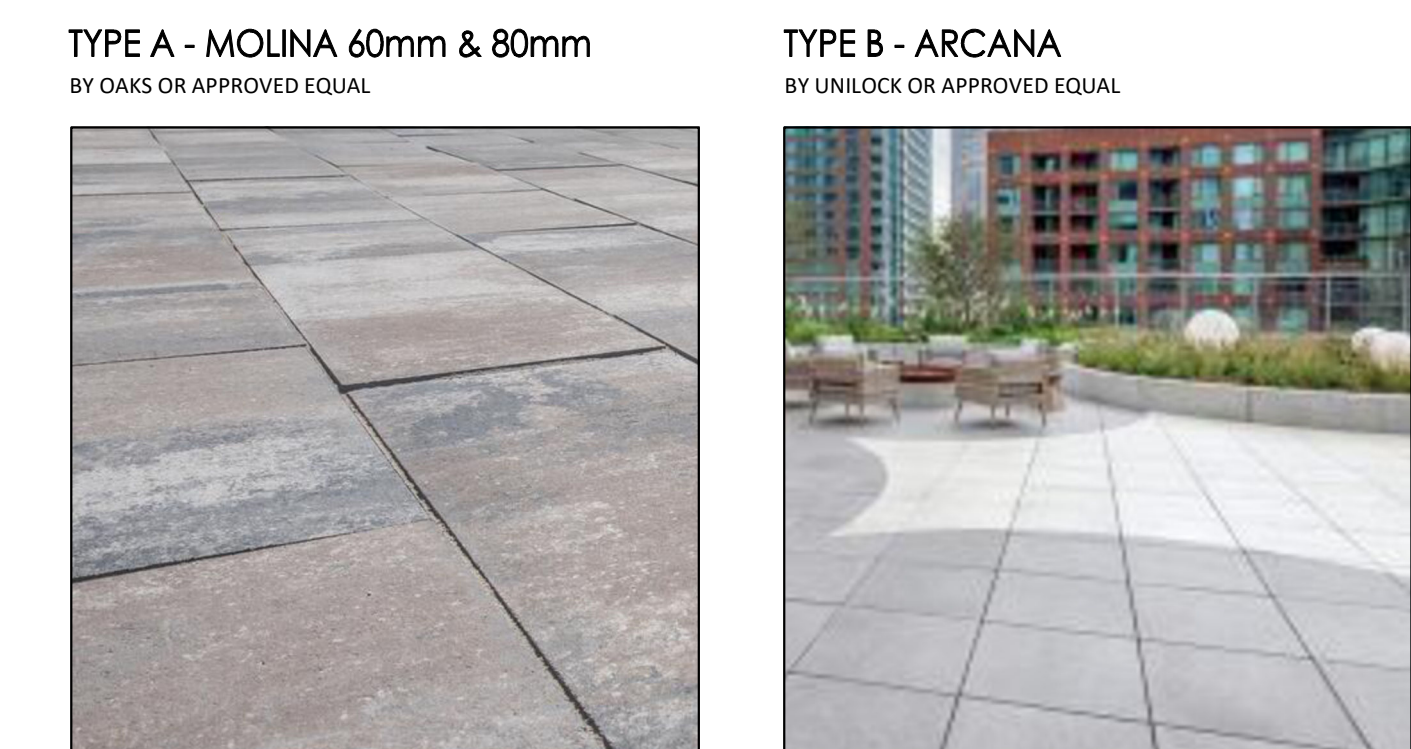
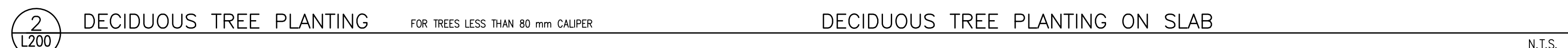


UG GARAGE LINE










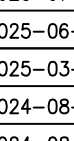
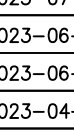
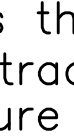

 DECORATIVE PLANTE

12.	2025-07-21	ISSUED FOR COORDINATION	S.V.
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No.	DATE.	REVISION.	BY.

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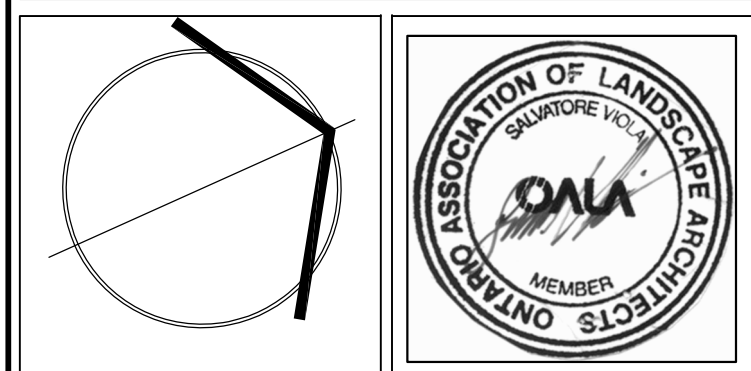


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-  UNIT PAVING
-  SODDING
-  RAISED CONCRETE PLANTER
-  PROPERTY LINE
-  UG GARAGE LINE
-  DECORATIVE BENCH
-  DECORATIVE PLANTER
-  BIKE RINGS

12.	2025-06-21	ISSUED FOR COORDINATION	S.V.
11.	2025-06-17	ISSUED FOR COORDINATION	S.V.
10.	2025-03-03	ISSUED FOR SPA SUBMISSION	S.V.
9.	2024-08-28	ISSUED FOR SPA SUBMISSION	S.V.
8.	2024-08-22	ISSUED FOR SPA SUBMISSION	S.V.
7.	2024-07-24	ISSUED FOR REVIEW	S.V.
6.	2023-08-08	ISSUED FOR SUBMISSION	S.V.
5.	2023-07-14	ISSUED FOR COORDINATION	S.V.
4.	2023-06-12	ISSUED FOR REVIEW	S.V.
3.	2023-06-08	ISSUED FOR COORDINATION	S.V.
2.	2023-04-14	CONCEPT FOR REVIEW	S.V.
1.	2023-01-16	CONCEPT FOR REVIEW	S.V.
No.	DATE.	REVISION.	BY.

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S B K

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MISSISSAUGA, ONTARIO, L5R 3G5
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STRYBOS BARRON KING
LANDSCAPE ARCHITECTURE

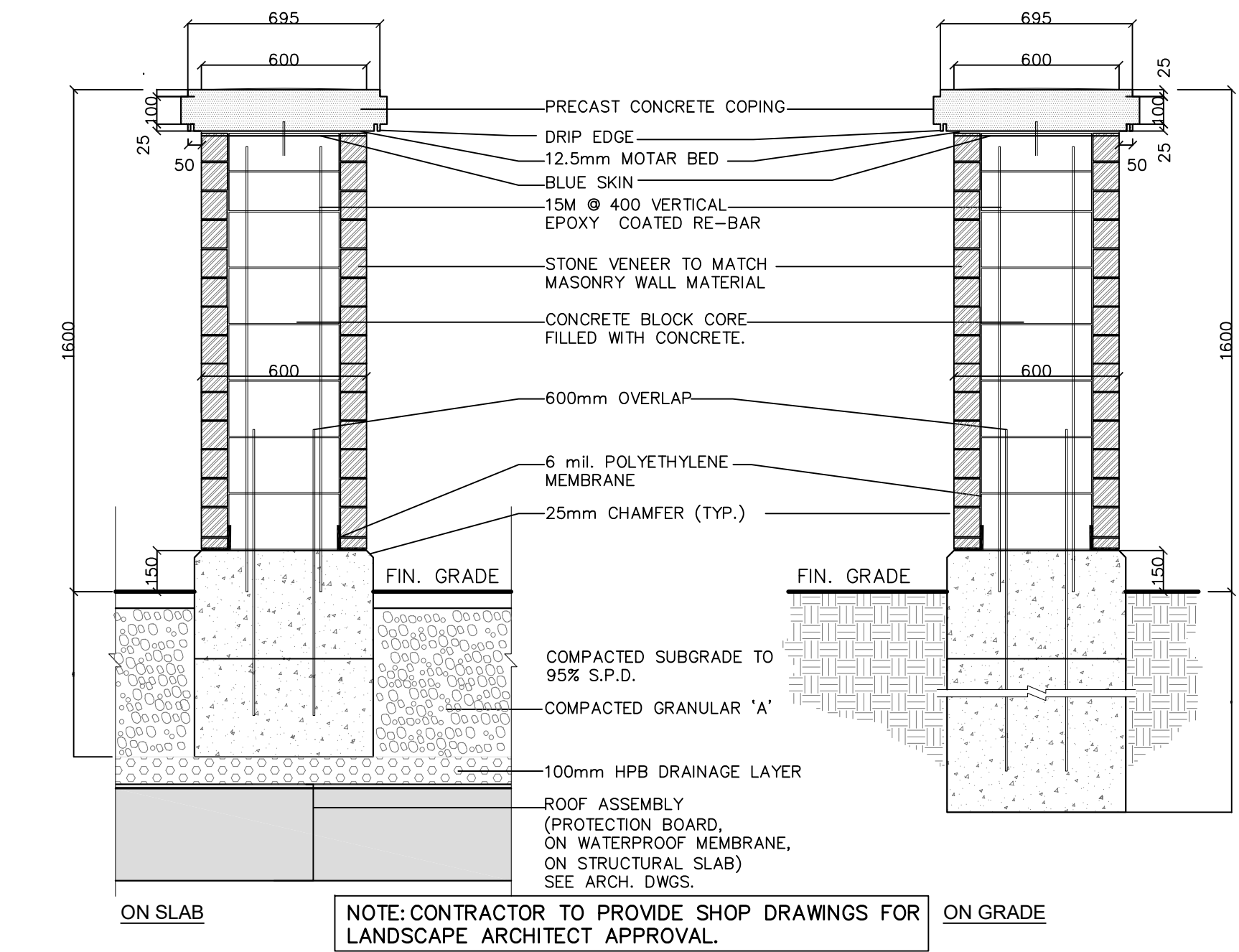
PROJECT.

THE INN
AT PARLIAMENT OAK
325 KING STREET
NIAGARA-ON-THE-LAKE, ONTARIO

DRAWING TITLE:

LANDSCAPE
DETAILS

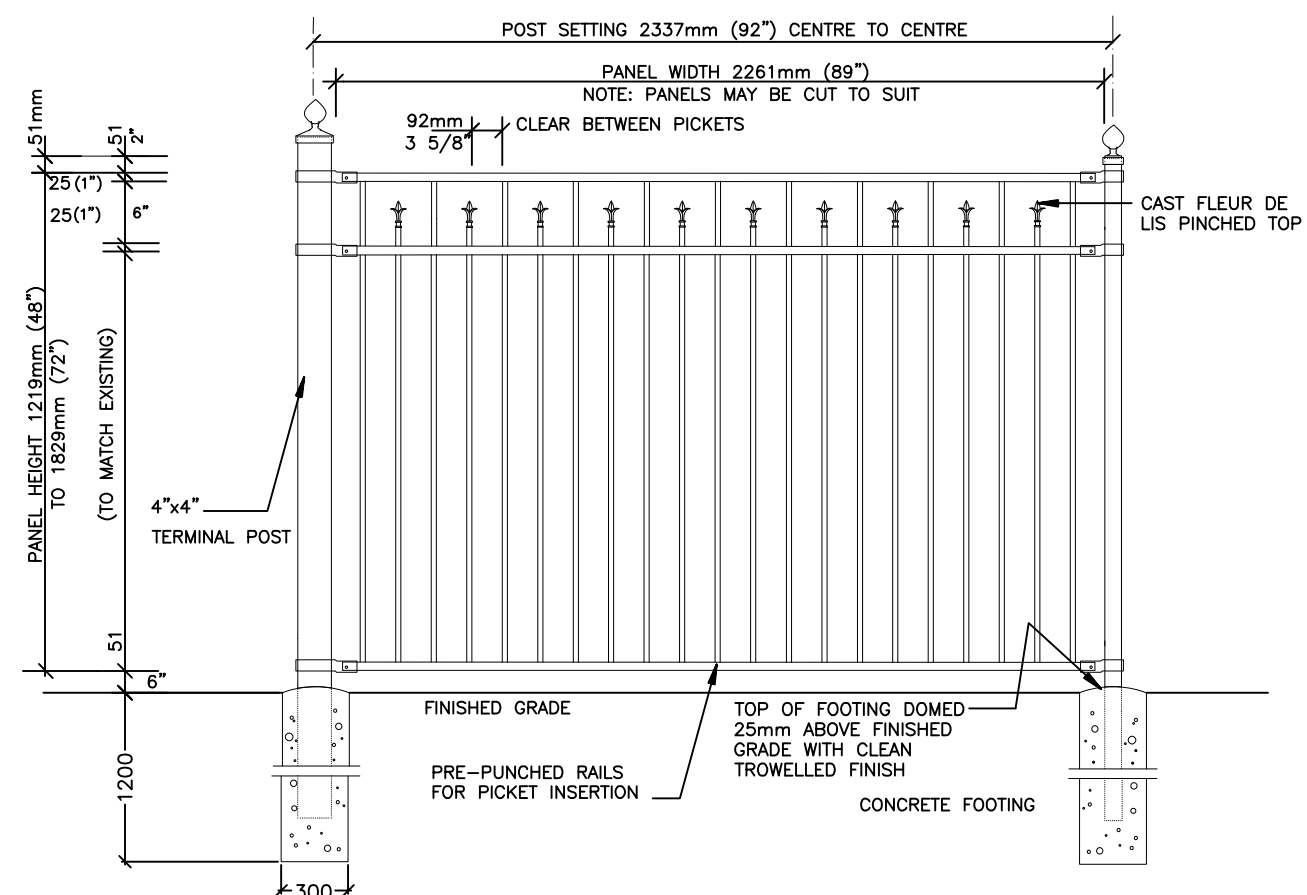
SCALE.	—	PROJECT No.	5871
DATE.	JANUARY, 2023		
DRAWN BY.	J.M.	DRAWING No.	L200
CHECKED BY.	S.V.		



1
L201

MASONRY PILLAR

NOTE: CONTRACTOR TO PROVIDE SHOP DRAWINGS FOR LANDSCAPE ARCHITECT APPROVAL.



2
L201

1.2 DECORATIVE METAL FENCE
BY IRON EAGLE OR APPROVED EQUAL

SPECIFICATIONS:

POSTS, RAILS : EXTRUDED MARINE ALUMINUM
CHROMATE CONVERSION COATING
ELECTROSTATICALLY APPLIED
THERMALLY BONDED POLYESTER POWDER COATING
MINIMUM FILM THICKNESS 2.5 mils

POSTS: 51mm x 51mm (2"x2"), 14 GAUGE
101mm x 101mm (4"x4"), SS 40
(TERMINAL POSTS)

POST SPACING: 2343 (9'7 1/4") FOR 4" TO 2" POSTS
POST SPACING: 2318 (9'7 1/4") FOR 2" TO 2" POSTS

POST FLANGES: IF REQ'D 76mm x 152mm (3"x6") x 6mm (1/4")

POST CAP: ACORN

RAILS: 25mm x 25mm (1" x 1"), 14 GAUGE

PICKETS: 16mm x 16mm (5/8" x 5/8"), 18 GAUGE
CAST FLEUR DE LIS ON ALTERNATING PICKETS

FITTINGS: 12 GAUGE STAMPED MARINE ALUMINUM


WELDS: ALUMINUM

COLOR: SEMI-GLOSS BLACK

WARRANTY: 5 YEAR MAINTENANCE FREE
TAMPER PROOF NUT AVAILABLE FOR BRACKETS

OWNER'S NAME

OWNER'S SIGNATURE



Town of
Niagara-on-the-Lake

LORD MAYOR

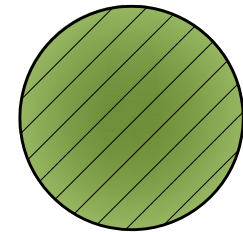
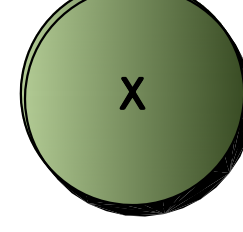


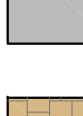




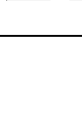
TOWN CLERK

DATE

GENERAL NOTES

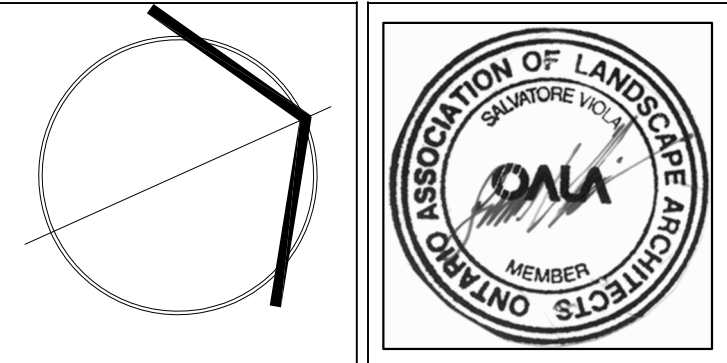
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DATE:	JANUARY, 2023	DRAWN BY:	J.M.
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