

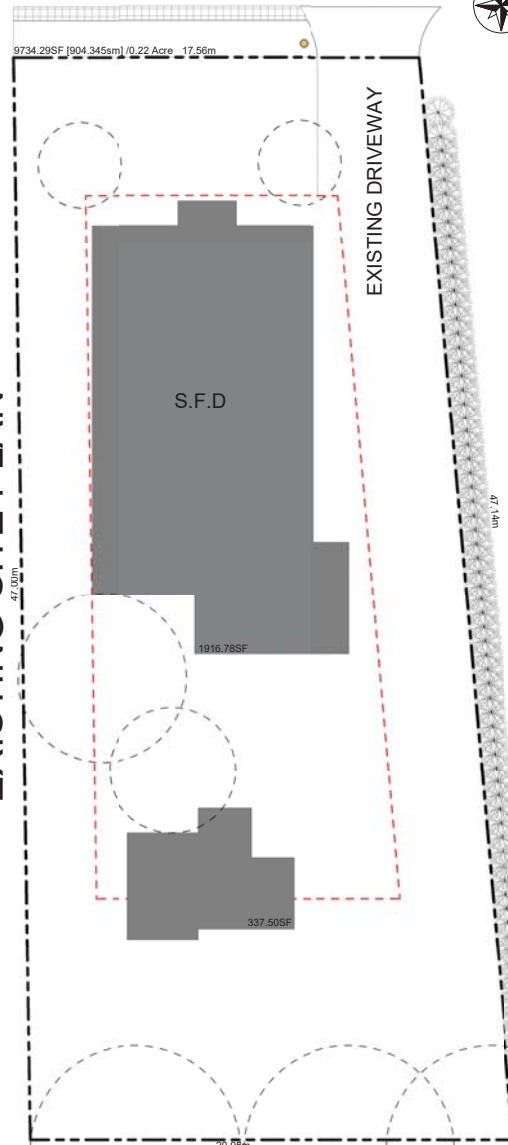
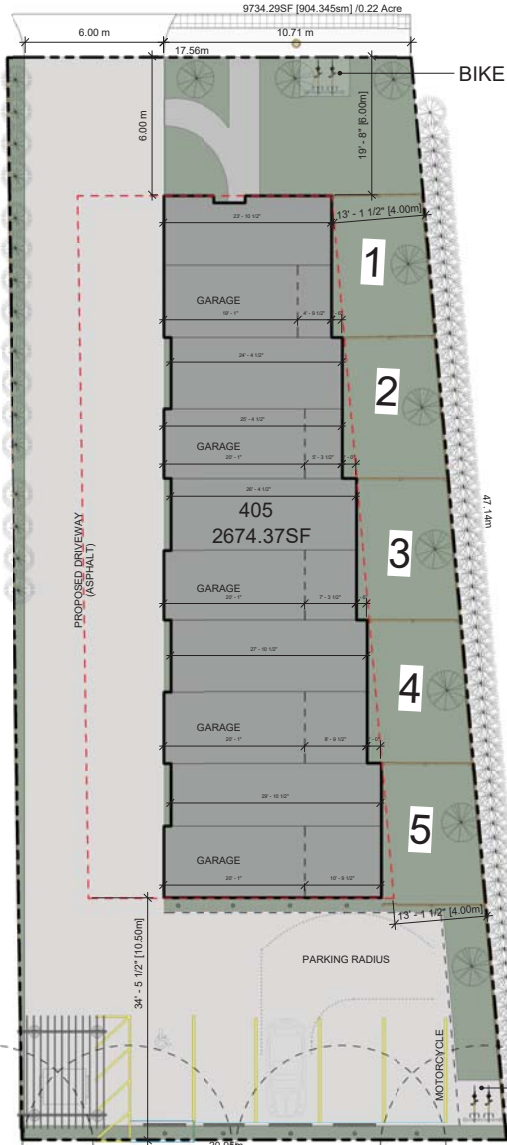
ATTACHMENT B CONCEPTUAL SITE PLAN

ROSEHILL STREET

ROSEHILL STREET

NOTES

1. Plant material, insulation and maintenance to conform to BCCLA/BCLNA standard (current edition).
2. All growing medium to comply to BCCLA/BCLNA standard designation "1 P - Level-1 Well Groomed Areas."
3. All Planting areas to be covered with well aged bark mulch application of 75mm (minimum).
4. Underground irrigation system to be installed. Irrigation materials and installation to conform, as a minimum, to BCCLA/BCLNA Standard (current edition) and IIABC Standards. All irrigation piping under hardsurfaces to be sleeved. Install heads to reduce sprinkler coverage on sidewalks, parking and adjacent properties and roads. Adjust irrigation seasonally. Irrigation to be designed to water different areas of the landscape based on watering needs. Irrigation design to be sensitive to slope factors of site.
5. Landscape Designer to supervise placement of the growing media.
6. Fence where replaced or rebuilt not to exceed 1.8m height.



RECEIVED
RA441
2019-SEP-10
C:\PROJECTS\2019

Premium Urban Design
 2840 Nanaimo Street
 Victoria, BC, V8T 4W9
 (250) 383-9990
 (250) 384-2144 Fax
 admin@premiumdesign.ca

Revision Number	Revision Description	Revision Schedule

Proposed Residence for:
Seward Dev. Inc. c/o C. Coutu
405 Rosehill Street, Nanaimo, BC

DATE: APR 2019
 DRAWN BY: JMS
 JOB #: A26-***
 SHEET:
A2
 SHEET A2 C02

1 Site Plan Proposed
1 : 100

2 Site Plan Existing
1 : 100

General Notes
 Dimensions provided shall take precedence over scale. Contractor to verify all dimensions of Building Designer and Civil Engineer drawings prior to work commencement.
 Any discrepancies are to be resolved immediately. Any site conditions not shown on the plans shall be noted on the drawings and the drawings shall be amended accordingly.
 Prior to any alterations or modifications of plans or tables on site, Contractor's responsibility or independence must contact the Building Designer to confirm Building Code requirements and to maintain accuracy and completeness of the plans.
 All references to the "British Columbia Building Code" (B.C.B.C.) shall be to current edition or published revision thereof, as approved by ministerial order by the Province of British Columbia. Any reference to a table edition or version to be determined by the Building Department or the local council or other authority having jurisdiction for the current edition of the "British Columbia Building Code" shall apply and conform to the current practice to be specified by local government, and approved and adequately supported.
 Surveyor and/or Contractor to confirm all aspects of siting and placement of structure on lot. Designer not responsible for preparation of the plan that is prepared using existing structures. Structure does not conform to the requirements of the B.C. Building Code an engineer(s) may be necessary and such services are to be the contractor's account.
 All materials to be of best quality, complying with the applicable sections of the current C.S.A., C.S.A.-S.S.A. and C.B.C. standards. All products shall be used strictly according to manufacturer's printed directions, where not inconsistent with this specification. No substitutions or modifications shall be made without the written approval of the Building Designer. Structures Engineering and civil engineering drawings shall take precedence over structure design sheets unless otherwise noted.