

# ATTACHMENT F PROPOSED LANDSCAPE PLAN

## Legend

- River Rock
- Boulevard Trees (not part of site)

**Design Rationale:** The character area is identified as the Wellington/Townsite/Departure Bay Area composed of old communities surrounded by suburbia. This area is largely urban with mixed densities and some institutional, commercial and industrial areas.

To remain compatible with the character area and site demands, bio-swales are incorporated as part of the Storm Water Management System and are planted primarily with native plant species tolerant of the site's wet to dry conditions and arranged in an informal layout with attention to low screening along the east property boundary. Horticultural tree species are selected for their hardiness for the variety of site conditions.



**Brun's Serbian Spruce**  
**Tall Oregon Grape**  
**Lupine**  
**Sword Fern**  
**Neon Flash Spirea**  
**Common Rush**  
**Creeping Oregon Grape**

## Recommended Nursery Stock

	Botanical Name	Common Name	Size
<b>Trees</b>	<i>Acer glaberrimus</i> 'Columnare'	Columnar Norway Maple	6cm caliper, 1.5m min height
	<i>Acer rubrum</i> 'New World'	New World Red Maple	5cm caliper
	<i>Picea omorika</i> 'Brun's'	Brun's Serbian Spruce	2.5 m height
	<i>Prunus serrulata</i> 'Kwanzan'	Kwanzan Flowering Cherry	6m caliper, 1.5m min height
<b>Large Shrubs</b>	<i>Pseudotsuga menziesii</i>	Douglas Fir	2.5 m height
	<i>Quercus robur</i> f. <i>fastigiata</i>	English Oak	6cm caliper, 1.5m min height
	<i>Tilia cordata</i> 'Corzani'	Common Linden	4cm caliper
	<i>Juniperus scopulorum</i> 'Wichita Blue'	Wichita Blue Juniper	#2 pot
<b>Medium Shrubs</b>	<i>Taxus x media</i> 'Hicksii'	Hicks Yew	#5 pot
	<i>Holodiscus discolor</i>	Oceanspray	#2 pot
	<i>Comus stolonifera</i>	Redwing Dogwood	#5 pot
	<i>Mahonia aquifolium</i>	Tall Oregon Grape	#3 pot
<b>Small Shrubs</b>	<i>Pinus mugo</i> pumilio	Dwarf Mugo Pine	#3 pot
	<i>Spirea japonica</i> 'Neon Flash'	Neon Flash Spirea	#2 pot
	<i>Viburnum davidii</i>	David's Viburnum	#3 pot
	<i>Saxifraga oppositifolia</i>	Common Rush	#1 pot
<b>Perennials, Annuals and Ferns</b>	<i>Spirea x bumalda</i> 'Magic Carpet'	Magic Carpet Spirea	#1 pot
	<i>Juniperus effusus</i>	Common Juniper	#1 pot
	<i>Lupinus polyphyllus</i> 'Gallery Blue'	Gallery Blue Lupine	#1 pot
	<i>Polystichum minatum</i>	Sword Fern	#1 pot
<b>Groundcovers</b>	<i>Aristotaphylos uva-ursi</i> 'Vancouver Jade'	Vancouver Jade Kinnikinnick	#1 pot

- Notes:**
- All work to be completed to current BCSLA Landscape Standards
  - All soft landscape to be irrigated with an automatic irrigation system



Note: Variance needed to relax a requirement for 5 trees required within the frontage buffer zone. As these trees would be in close proximity to proposed boulevard trees they are deemed unnecessary. In addition the inclusion of raingardens and landscape exceed the minimal standards of the bylaw.

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Revision: Feb-04-2020  
Revision: Jul-30-2019

# 2338 Kenworth Road - Landscape Plan



Area of Minimum Landscape Treatment Level Variance