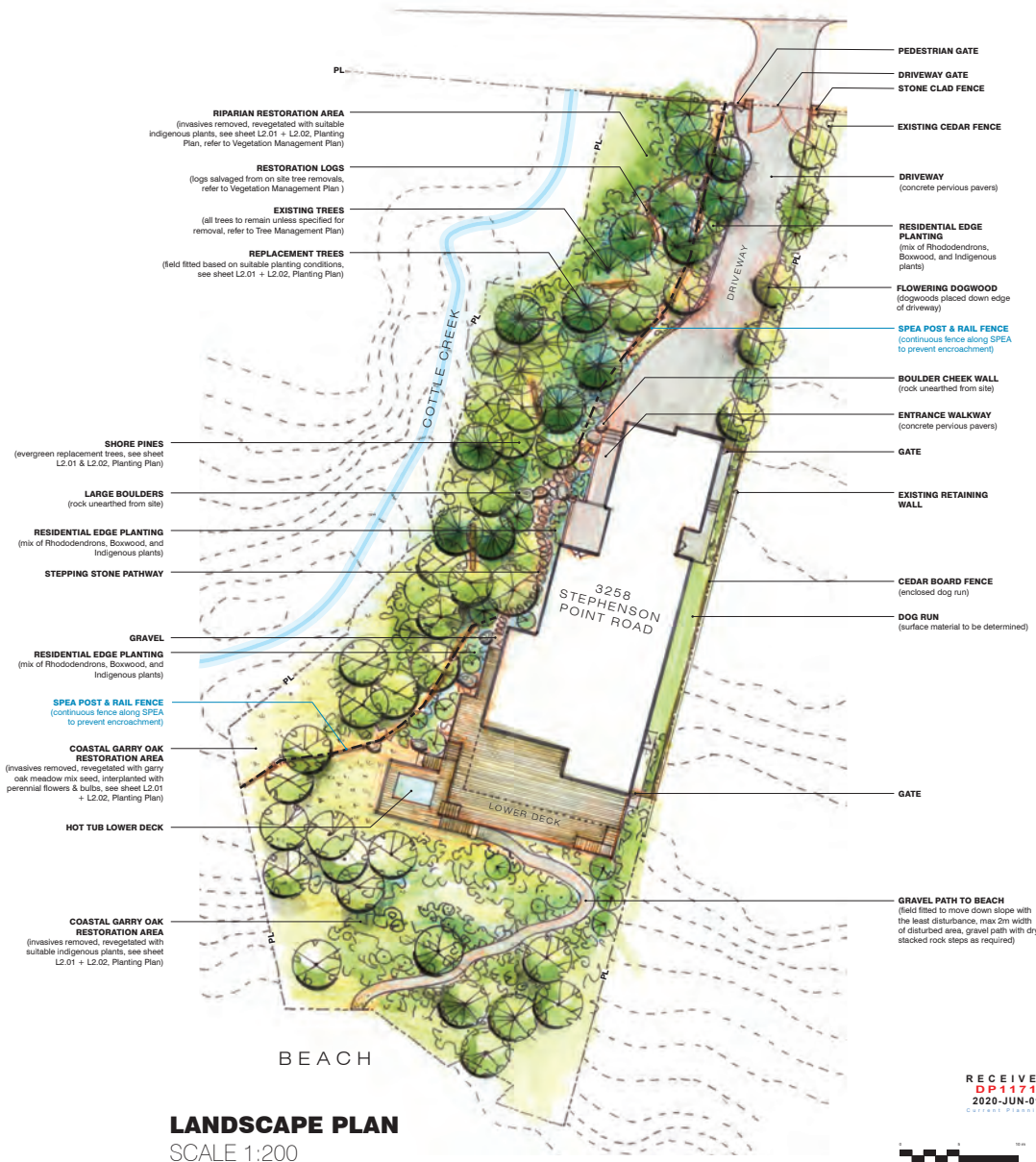
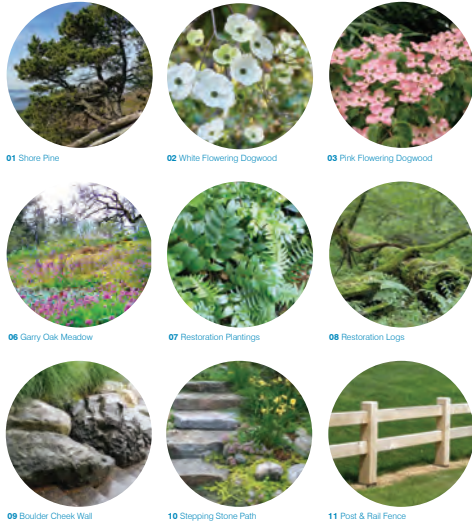


ATTACHMENT F PROPOSED LANDSCAPE PLAN AND DETAILS

STEPHENSON POINT ROAD



DESIGN PRECEDENTS



Refer to Sheet L1.01 for Site Plan & Notes
Refer to Sheet L2.01 for Plant Notes & Planting Plan North
Refer to Sheet L2.02 for Plant List & Planting Plan South

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LANDSCAPE PLAN

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L1.02

REPLACEMENT TREES

- The Tree Management Plan identifies 14 significant trees for removal and 25 replacement trees as compensation. Refer to the Tree Management Plan.
- Replacement trees to be field fitted based on suitable planting conditions. Refer to Planting Plan for schematic layout of trees.

Coniferous Tree Replacements	
<i>Pseudotsuga menziesii</i>	10
<i>Pinus contorta</i>	7
Total	17

Deciduous Tree Replacements	
<i>Acer macrophyllum</i>	1
<i>Cornus eddies white wonder</i>	5
<i>Quercus garryana</i>	2
Total	8

TOTAL REPLACEMENT TREES 25

- ### PLANTING NOTES
- Prior to starting work the watercourse setback boundary (10m SPEA) to be fenced with orange construction fencing (refer to Tree Management Plan for Tree Protection Fence detail).
 - Prior to starting work refer to the Vegetation Management Plan.
 - All landscape construction to be in accordance with the City of Nanaimo Engineering Standards & Specifications.
 - All landscape construction to meet the current edition of the Canadian Landscape Standards as a minimal acceptable standard.

ZONE 1: RESTORATION

All invasive plants are to be removed by hand as outlined in the Vegetation Management Plan (no machine removal).
 Replanting will take place in the gaps left by the removal of the invasive species as outlined in the Vegetation Management Plan.

50mm of organic mulch to be applied over revegetated areas after planting.

Riparian

Estimated 30% of area to be revegetated. Refer to planting plan for schematic plant layout, plant species and estimated quantities.

Plants to be field fitted following invasive plant removal.

Coastal Garry Oak

Estimated 30% of area to be revegetated. Refer to planting plan for schematic plant layout, species and estimated quantities.

Garry oak upland grass mix to be seeded over part of the area and planted with a mix of perennial flowers & bulbs. Refer to planting plan for layout and plant species.

Plants to be field fitted following invasive plant removal.

ZONE 2: RESIDENTIAL DEVELOPMENT

All invasive plants are to be removed from planted areas as outlined in the Vegetation Management Plan.

Refer to planting plan for plant layout, plant species, and quantities.

Native soil may be used. Supplementary soil may need to be added in areas disturbed from construction. 300mm - 450mm of soil preferred.

This zone is to be a mix of restoration plant species with complementary ornamental plant species.

50mm of organic mulch to be applied over all planted areas.

PLANT LEGEND

SYMBOL	DESCRIPTION
	WILD GRASS AREA Pikeeek Garry Oak Upland Mix or equivalent.
	A <i>Acer macrophyllum</i> (replacement tree)
	Ce <i>Cornus eddies white wonder</i> (replacement tree)
	Ck <i>Cornus kousa</i>
	Q <i>Quercus garryana</i> (replacement tree)
	P <i>Pseudotsuga menziesii</i> (replacement tree)
	Pc <i>Pinus contorta</i> (replacement tree)
	A <i>Arbutus unedo</i>
	Au <i>Arctostaphylos uva-ursa</i>
	Bs <i>Buxus sempervirens</i>
	Em <i>Elymus mollis</i>
	Fc <i>Fragaria chiloensis</i>
	Gs <i>Gaultheria shallon</i>
	Hd <i>Holodiscus discolor</i>
	Mn <i>Mahonia nervosa</i>
	Pl <i>Philadelphus lewisii</i>
	Pm <i>Polystichum munitum</i>
	Rh <i>Rhododendron varieties</i>
	Rn <i>Rosa nutkana</i>
	Sa <i>Symphoricarpos albus</i>
	Vo <i>Vaccinium ovatum</i>

Refer to **Sheet L1.01** for Site Plan & Notes
 Refer to **Sheet L1.02** for Landscape Plan
 Refer to **Sheet L2.02** for Plant List & Planting Plan South



PLANTING PLAN
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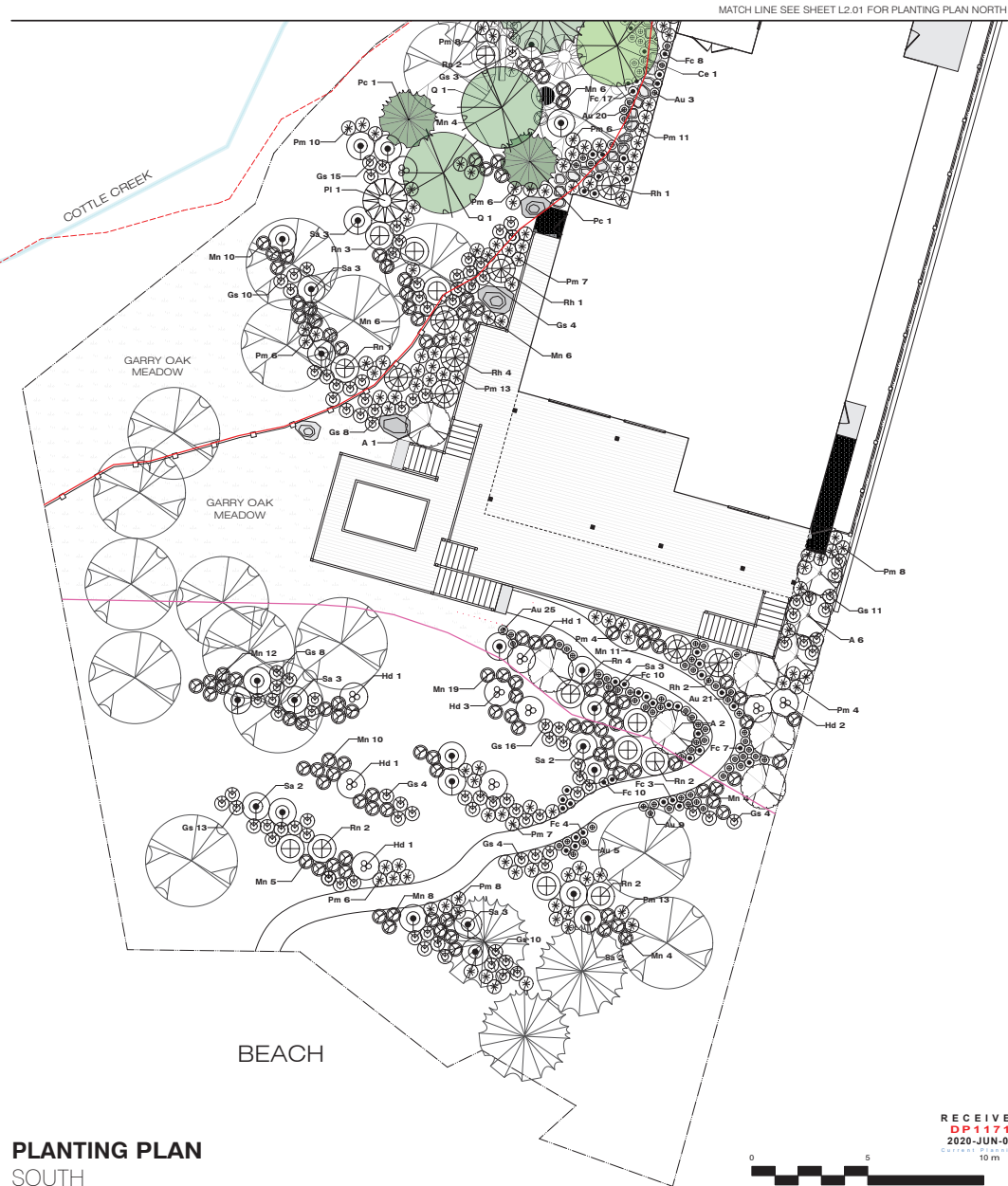
PLANT LIST

Z1 Restoration Zone
Z2 Residential Development Zone

Key	Z1	Z2	TOTAL	Botanical Name	Common Name	Spacing	Pot Size
Evergreen Trees							
P	9	1	10	<i>Pseudotsuga menziesii</i>	Douglas Fir	1.5m ht.	
Pc	4	3	7	<i>Pinus contorta</i>	Shore Pine	1.5m ht.	
Deciduous Trees							
A	1		1	<i>Acer macrophyllum</i>	Big Leaf Maple	1.5m ht.	
Ce	2	3	5	<i>Cornus eddies white wonder</i>	Eddies White Wonder Dogwood	2m ht.	
Ck		3	3	<i>Cornus kousa 'Satomi'</i>	Red Flowering Kousa Dogwood	2m ht.	
Q	2		2	<i>Quercus garryana</i>	Garry Oak	1.5m ht.	
Evergreen Shrubs							
A		9	9	<i>Arbutus unedo</i>	Strawberry Bush	2 m o.c.	#1
Bs		102	102	<i>Buxus sempervirens Raket</i>	Boxwood	60 cm o.c.	#1
Gs	132	44	176	<i>Gaultheria shallon</i>	Salal	60 cm o.c.	#1
Hd	14	3	17	<i>Holodiscus discolor</i>	Oceanspray	1.2 m o.c.	#1
Mn	142	53	195	<i>Mahonia nervosa</i>	Dull Oregon Grape	60 cm o.c.	#1
Pl	4		4	<i>Philadelphus lewisii</i>	Mock-orange	2 m o.c.	#1
Rh		21	21	Rhododendron varieties	Rhodos	1.2 m o.c.	#1
Rn	12	4	16	<i>Rosa nutkana</i>	Nootka Rose	1.2 m o.c.	#1
Sa	37	3	39	<i>Symphoricarpos albus</i>	Snowberry	1.2 m o.c.	#1
Vo	7		7	<i>Vaccinium ovatum</i>	Evergreen Huckleberry	60 cm o.c.	#1
Groundcovers / Ferns / Perennials							
Am	28	28	56	<i>Achillea millefolium</i>	Yarrow	80 cm o.c.	10 cm
Ac	28	28	56	<i>Allium cernuum</i>	Nodding Onion	80 cm o.c.	10 cm
Au	34	49	83	<i>Arctostaphylos uva-ursi</i>	Kinnikinnick	45 cm o.c.	10 cm
Cq	28	28	56	<i>Camassia quamash</i>	Common Camas	80 cm o.c.	10 cm
Ca	28	28	56	<i>Cerastium arvense</i>	Field Chickweed	80 cm o.c.	10cm
Ei	28	28	56	<i>Eriophyllum lanatum</i>	Woolly Sunflower	80 cm o.c.	10 cm
Fc	34	30	64	<i>Fragaria chiloensis</i>	Coastal Strawberry	30 cm o.c.	10 cm
Pm	143	145	288	<i>Polystichum munitum</i>	Sword Fern	60 cm o.c.	#1
Seeds							
Wild Grass Area 177m ²		Pickseed Garry Oak Upland Mix or equivalent		89% Roemers Fescue 11% California Oatgrass			

GARRY OAK MEADOW
Seed with Garry Oak Upland Meadow Mix
Plant with a mix of the following (80cm o.c.):
1. Yarrow
2. Nodding Onion
3. Common Camas
4. Field Chickweed
5. Woolly Sunflower

Refer to **Sheet L1.01** for Site Plan & Notes
Refer to **Sheet L1.02** for Landscape Plan
Refer to **Sheet L2.01** for Planting Notes & Planting Plan North



PLANTING PLAN SOUTH

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