

ATTACHMENT H LANDSCAPE PLAN AND DETAILS

PLANT PALETTE

NOTE: The plants for this scheme will be chosen from the following list as appropriate. Not all plants will necessarily be used and others may be substituted depending on availability and suitability. The plant numbers are based on the conceptual plan and may change during the development of the Building Permit drawing.

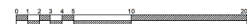
Key	Qty	Botanical Name	Common Name	Pot Size	Spacing	Comments
Deciduous Trees (Total 16)						
Ck	3	Cornus kousa	Chinese Dogwood (multistem)	3m ht.		
Fad	6	Fagus sylvatica 'Dawck Gold'	Dawck Gold Beech	6 cm cal		
Pp	4	Panctia persica 'Vanessa'	Persian Ironwood	6 cm cal	1.8m branching height	Street trees
Sjap	3	Styrax japonica	Snowbell Tree	6 cm cal	1.8m branching height	
Small Deciduous Trees (Total 14)						
AgA	3	Amelanchier grandiflora 'Autumn Brilliance'	Serviceberry	10 gall		
Ap	11	Acer palmatum	Japanese Maple	2.5m ht		
Coniferous Trees (Total 9)						
Ptv	6	Pinus flexilis 'Vanderwolf'	Serbian Spruce	2m ht		
PvB	3	Picea omorika 'Bruns'	Vanderwolf Pine	2m ht		
Shrubs/Grasses/Ferns/Perennials/Bioswale Plants						
Deciduous Shrubs						
Gs	21	Cornus alba sibirica	Red Twigged Dogwood	#1		
Hd	7	Holodiscus discolor	Ocean Spray	#1		
Rb	28	Ribes sanguineum	Red Flowering Currant	#1	1.2 m o.c.	
Evergreen Shrubs						
Auu	9	Arctostaphylos uva-ursi	Kinnikinnick			
Ct	9	Choisya ternata	Mexican Orange Blossom	#1		
Gs	260	Gaultheria shallon	Salal	#1	.76m o.c.	
La	87	Lavandula angustifolia	English Lavender	#1	.76m o.c.	
Mn	246	Manisuris nervosa	Dull Oregon Grape	#1		
Ro	20	Rosmarinus officinalis	Rosemary	#1	.76m o.c.	
Sh	8	Sarcococca hookeriana var. humilis	Sweetbox	#1		
Wo	112	Vaccinium ovatum	Evergreen Huckleberry	#1	1.2 m o.c.	
Grasses						
Hk	129	Hakonechloa macra	Japanese Woodland Grass	#1		
Hs	227	Helictotrichon sempervirens	Blue Oat Grass	#1		
Mys	53	Miscanthus sinensis yaku-jima	Maiden Grass	#1	.76m o.c.	
Ferns						
Alf	75	Althium filix-femina	Lady Fern	#1		
Ble	65	Blechnum spicant	Oxer Fern	#1		
De	75	Dryopteris erythrosora	Autumn Fern	#1		
Pmun	150	Polystichum munium	Sword Fern	#1	.76m o.c.	
Perennials / Berries						
Am	30	Achillea millefolium	Yarrow	#1		Varieties T&D
B	30	Berberis		#1		
Sc	25	Solidago canadensis	Goldenrod	#1		
Ss	25	Symphoricarum subspicatum	Douglas Aster	#1		
Vines						
Pt	5	Parthenocissus tricuspidata	Boston Ivy	1 gall		
Bioswale Plants						
Co	42	Carex obrupea	Slough Sedge	plugs	.6m o.c.	
Ir	42	Iris osetata	Iris	#1	.6m o.c.	
Sm	42	Scirpus microcarpus	Small flowered Bulrush	plugs	.6m o.c.	



CONCEPTUAL LANDSCAPE PLAN

Scale: 1:200

Location of proposed Refuse Receptacle Variances



RECEIVED
DP 1253
2022-AUG-12
Current Planning

NOTES:
ALL GRADES APPROXIMATE:
TO BE CO-ORDINATED WITH
CIVIL.

NOT FOR
CONSTRUCTION

REVISIONS:

CAD DP Plan - 2022Jul05

Response to CL - 2022Aug04

CONSULTANT:



PROJECT:

BOWEN ROAD
APARTMENTS

SITE LEGAL DESCRIPTION:

2103 BOWEN ROAD,
NANAIMO, BC

SHEET TITLE

CONCEPTUAL
LANDSCAPE
PLAN

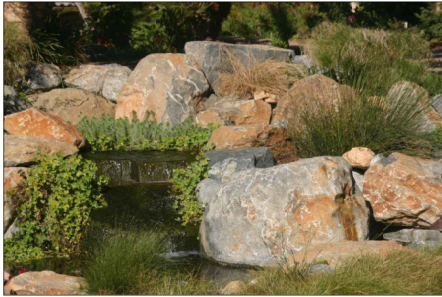
SCALE: 1:200 DATE: MAY 9, 2022

DRAWN: DR CHECKED: VJD

PROJECT NUMBER: 2103 BOWEN ROAD 2022

DRAWING NUMBER:
L0.1/ DP

UN. DWG#:



Bioswale



6'-0" Board fence



Bike rack

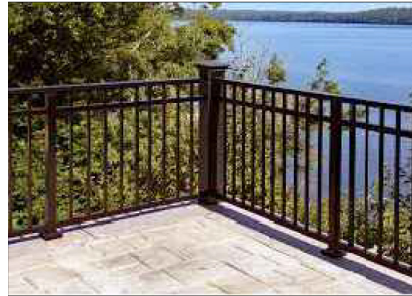


Lighting bollard

- Signage content:
- bioswales and how they work
 - biodiversity
 - climate resilience of the landscape design



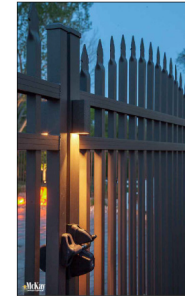
Interpretive Sign



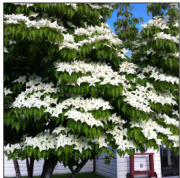
4'-0" Metal fence



Bench



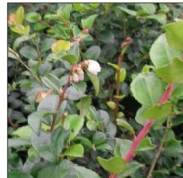
Lighting at gates



Chinese dogwood



Persian ironwood



Evergreen huckleberry



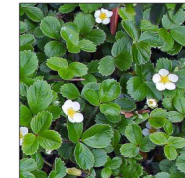
Red flowering currant



Salal



Campanula



Woodland strawberry



Snowbell tree



Serbian spruce



Abelia



Blueberries



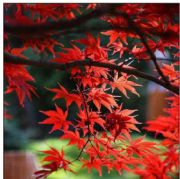
Maiden grass



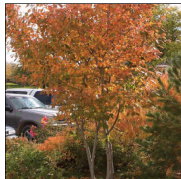
Goldenrod



Kinnickinnick



Japanese maple



Serviceberry



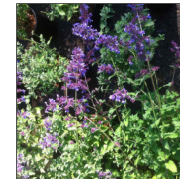
Oregon grape



Sword fern



Gaura



Catmint



Sedge

RECEIVED
DP1253
2022-AUG-12
CURRENT PLANNING

NOTES:

REVISIONS:

CAD DP Plan - 2022Jul05
Response to CL - 2022Aug04



PROJECT:
BOWEN ROAD APARTMENTS

SITE LEGAL DESCRIPTION:
2103 BOWEN ROAD,
NANAIMO, BC

SHEET TITLE:
DESIGN ELEMENTS

SCALE: AS NOTED DATE: MAY 9, 2022
DRAWN: DR CHECKED: VJD
PROJECT NUMBER: 2103 BOWEN ROAD 2022
DRAWING NUMBER:
L0.2/ DP
AUN. DWG#:

ATTACHMENT I

SCHEDULE D - AMENITY REQUIREMENTS FOR ADDITIONAL DENSITY

Schedule D

Amenity Requirements for Additional Density

For Additional Tier 1 Density

Category 2: Retention and Restoration of Natural Features (8 points required)



E	The proposed development includes street trees	1
F	After re-planting, the proposed development does not result in a net loss of trees with a caliper greater than 6cm.	1
G	Post development, the total amount of trees on the property, or adjacent road right-of-way or public space is at least 20% more than the number of trees on the property before development.	2
H	Restore a minimum of 50% of the site area (excluding the building footprint) by maintaining pervious surfaces.	3
I	The development includes permanent educational signage or display(s) regarding the protected or planted plants, trees, animal habitat or other natural features on the site.	1
TOTAL		8

Category 4: Building Materials (8 points required)

A	Wood is the primary building material.	1
D	The proposed development uses materials with recycled content such that the sum of the post-consumer recycled material constitutes at least 25%, based on costs, of the total value of the materials in the project.	2
E	The project developer has submitted a construction and waste management plan that, at a minimum, identifies the materials to be diverted from disposal and whether the materials will be sorted onsite or comingled	2
F	At least 75% of the materials used in construction are renewable resources	2
H	The development includes permanent educational signage or display(s) regarding the sustainable use of building materials used during construction of the project	1
TOTAL		8

Category 5: Energy Management (11 points required)

A	The proposed development meets at least the requirements of Step 2 of the BC Energy Step Code and exceeds the requirement specified in the Building Bylaw by one step	10
D	The development includes permanent education signage or display(s) regarding sustainable energy management practice; used onsite	1
TOTAL		11

	JOYCE REID TROOST ARCHITECTURE 2515 GLENAYR DRIVE NANAIMO, BC V9S 3R9 joyce@jrtarchitecture.com 250.714.8749 jrtarchitecture.com	THE DRAWINGS, DESIGN IDEAS AND FEATURES OF CONSTRUCTION DETICED HEREIN ARE THE EXCLUSIVE PROPERTY OF JOYCE REID TROOST ARCHITECTURE. ALL COMMON COPY AND PROPERTY RIGHTS ARE EXPRESSLY RESERVED. THEY ARE NOT TO BE REUSED, COPIED, REPRODUCED, OR USED FOR ANY PURPOSES NOR ARE THEY TO BE ASSIGNED TO A THIRD PARTY WITHOUT EXPRESS WRITTEN CONSENT. IN THE EVENT OF ANY UNAUTHORIZED USE OF THESE PLANS BY A THIRD PARTY, THE THIRD PARTY SHALL NOT HOLD JOYCE REID TROOST ARCHITECT RESPONSIBLE.	ARCH. STAMP 	BCOWEN APTS. 2103 BOWEN ROAD, NANAIMO, BC	RECEIVED DP 1253 2022-AUG-12 <small>CURRANT PLANNING</small>	CLIENT CAMARGUE PROPERTIES INC.	<table border="1" style="width: 100%; border-collapse: collapse; font-size: 8px;"> <thead> <tr> <th>REV. DATE</th> <th>NUMBER</th> <th>DESCRIPTION</th> </tr> </thead> <tbody> <tr><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td></tr> </tbody> </table>	REV. DATE	NUMBER	DESCRIPTION																															DATE: NOV 12, 2021 SCALE: SEE DRAWING DRAWN BY: JRT	Additional TIER 1 A400
	REV. DATE	NUMBER	DESCRIPTION																																							