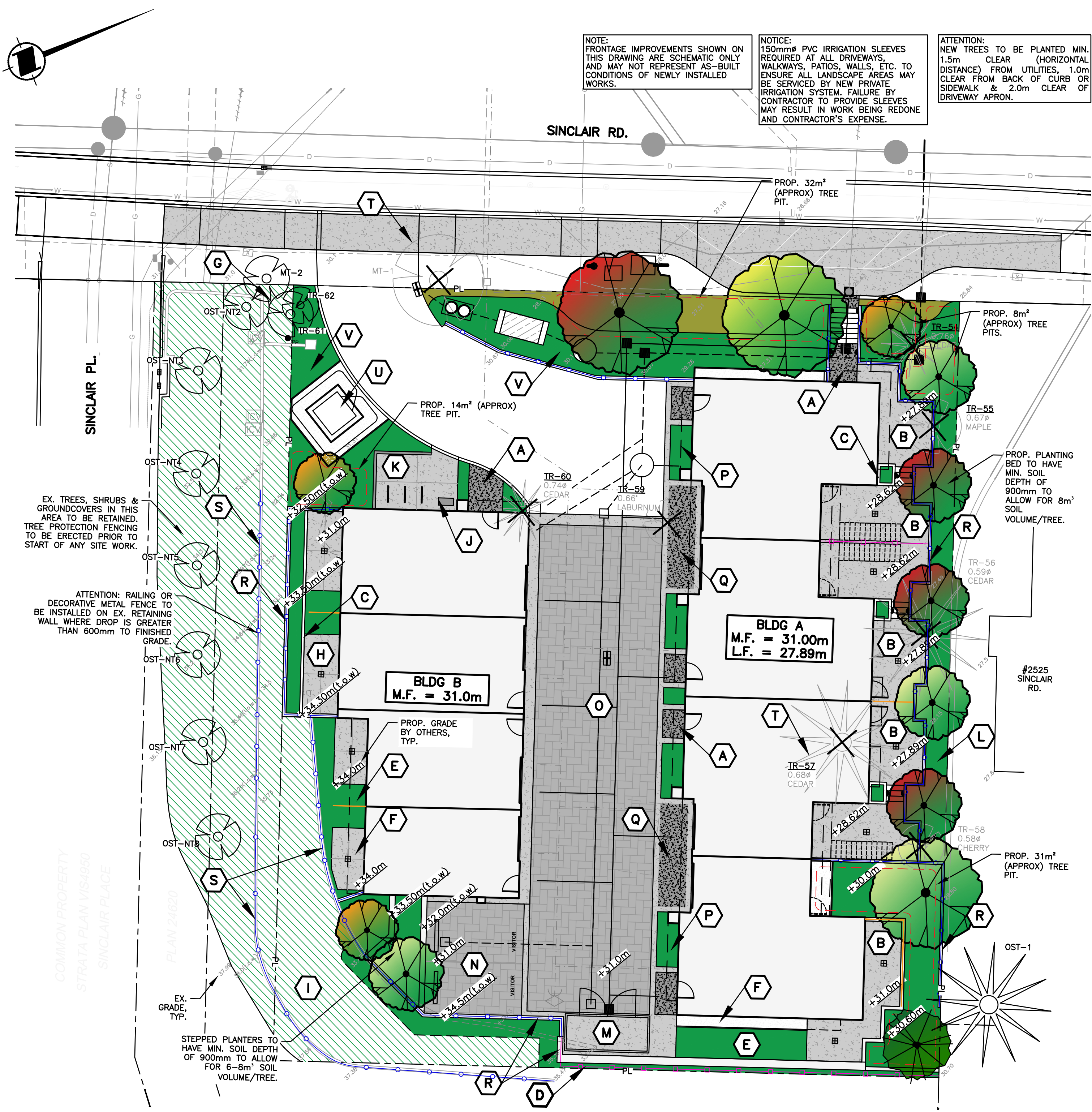


CALD SERVICES LTD. PREPARED THIS DRAWING FOR THE LISTED CLIENT ONLY AND ACCEPTS NO RESPONSIBILITY FOR THIRD PARTY USE.



KEY NOTES

- A PRIVATE ENTRANCE WALKWAY C/W EXPOSED AGGREGATE CONCRETE.
- B BUILDING A PRIVATE PATIO. FOR STAIR DESIGN REFER TO ARCHITECTURAL, TYP.
- C PROP. PLANTER WALL (DESIGN BY OTHERS). PLANTINGS TO INCLUDE TRAILING GROUNDCOVERS & EVERGREEN SCREEN HEDGE.
- D 1.5m Ht. PERIMETER WOOD PANEL FENCE ON PROPERTY LINE.
- E PLANTING AREA C/W SHADE & DROUGHT TOLERANT PLANTS. ASSUMES MIN. 600mm SOIL DEPTH. AREA TO BE CONNECTED TO NEW SITE IRRIGATION SYSTEM.
- F 150mm CRUSHED ROCK MAINTENANCE BORDER OVER WEED BARRIER. FABRIC WOOD EDGER REQUIRED AT SOD LAWN & PLANTING BEDS.
- G EX. TREE TO BE RETAINED. TREE PROTECTION FENCING TO SAANICH STANDARDS TO BE ERECTED AT TREE PRIOR TO START OF ANY SITE WORK. TYPICAL.
- H BUILDING B CONCRETE PRIVATE PATIO (FINISH TO BE SELECTED BY DEVELOPER).
- I EX. VEGETATED AREA. CONTRACTOR TO REMOVE INVASIVE PLANTS BY HAND AND PRUNE MATURE SHRUBS. EX. TREES TO BE RETAINED. TREE PROTECTION FENCING PER BC HYDRO AROUND AREA PRIOR TO START OF WORK. CALD SERVICES LTD. & DEVELOPER TO REVIEW AREA DURING CONSTRUCTION TO IDENTIFY AREAS THAT MAY BE SUITED TO NEW TREE PLANTINGS.
- J SCHEMATIC CANADA POST MAILBOX LOCATION. TO BE CONFIRMED BY CANADA POST.
- K PROP. VISITOR BIKE PARKING (6 BIKES). SPACING TO ALLOW FOR E-BIKES. ONE STALL TO BE SPACED FOR CARGO BIKE.
- L PLANTING BUFFER C/W DECIDUOUS & CONIFEROUS TREES. SHADE & DROUGHT TOLERANT ORNAMENTAL & NATIVE SHRUBS TO BE PLANTED BELOW TREES. ASSUMES MIN. 800mm SOIL DEPTH FOR ENTIRE BUFFER TO ALLOW FOR TREES.
- M PROP. GARBAGE/RECYCLING ENCLOSURE. DESIGN BY OTHERS. REFER TO ARCHITECTURAL.
- N PROP. VISITOR PARKING C/W PERMEABLE PAVERS.
- O DRIVE AISLE C/W PERMEABLE PAVERS. PERMEABLE PAVES & DESIGN BY OTHERS. CONCRETE BORDER BAND REQUIRED.
- P UNIT A FRONT PLANTING BED C/W ORNAMENTAL GRASSES & ACCENT PLANTS. TYPICAL.
- Q UNIT A GARAGE ENTRANCE C/W EXPOSED AGGREGATE CONCRETE APRON. TYPICAL.
- R PROP. RETAINING WALL. DESIGN BY OTHERS, TYPICAL.
- S EX. RETAINING WALL. NEW RAILING OR DECORATIVE METAL FENCE TO BE INSTALLED ON EX. RETAINING WALL WHERE DROP IS GREATER THAN 600mm TO FINISHED GRADE. TYPICAL.
- T EX. TREE TO BE REMOVED, TYPICAL.
- U SCHEMATIC HYDRO PMT LOCATION. BC HYDRO TO CONFIRM LOCATION AT BUILDING PERMIT STAGE. PER BC HYDRO STANDARDS, NO PLANTING TO BE WITHIN 1.2m OF PMT.
- V PLANTING AREA C/W DROUGHT TOLERANT ORNAMENTAL & NATIVE SHRUBS & GRASSES. SMALL TREES TO BE PLANTED WHERE SPACE (AND OFFSETS FROM NEW SERVICES) PERMITS ASSUMES MIN. 600mm SOIL DEPTH FOR SHRUB AREAS, AND MIN. 800mm DEPTH FOR TREE PIT AREAS.

ONSITE TREE REPLACEMENT TABLE

EX. PROTECTED SITE TREES TO BE REMOVED	5
TR-57 & TR-60 (BUILDING FOOTPRINT) REQUIRE 2:1 REPLACEMENT	
REQUIRED REPLACEMENT TREES:	4
TR-54, TR-55 & TR-59 (DRIVEWAY OR CIVIL SERVICES) REQUIRE 3:1 REPLACEMENT	
REQUIRED REPLACEMENT TREES:	9
TOTAL REQUIRED REPLACEMENT TREES:	13
TOTAL PROPOSED REPLACEMENT TREES:	13
CASH IN LIEU TREES:	0
NOTES:	
1. TREE REPLACEMENT REQUIRED RATIOS PER SAANICH TREE PROTECTION BY LAW SECTION 19, h & i = 2:1 & SECTION 19j & k = 3:1	
2. REPLACEMENT TREES TO BE PLANTED & MAINTAINED IN ACCORDANCE WITH REQUIREMENTS SET OUT IN CANADIAN LANDSCAPE STANDARD (CLS) CURRENT EDITION.	
3. REPLACEMENT TREES SHALL NOT BE PLANTED WITHIN TWO (2) METERS OF A BUILDING FOUNDATION WALL (FOR TREES HAVING A MATURE HEIGHT OF 8m OR LESS), WITHIN THREE (3) METERS OF A BUILDING FOUNDATION WALL (FOR TREES HAVING A MATURE HEIGHT OF 8m OR GREATER), OR WITHIN 1.0m OF A PROPERTY LINE.	

OFFSITE TREE REPLACEMENT TABLE

EX. PROTECTED BLVD TREE TO BE REMOVED	1
MT-1 (DRIVEWAY & SERVICING) REQUIRES 3:1 REPLACEMENT	3
TOTAL REQUIRED REPLACEMENT TREES:	3
TOTAL PROPOSED REPLACEMENT TREES:	0
CASH IN LIEU TREES:	3
NOTES:	
1. TREE REPLACEMENT REQUIRED RATIOS PER SAANICH TREE PROTECTION BY LAW SECTION 19, j & k = 3:1	

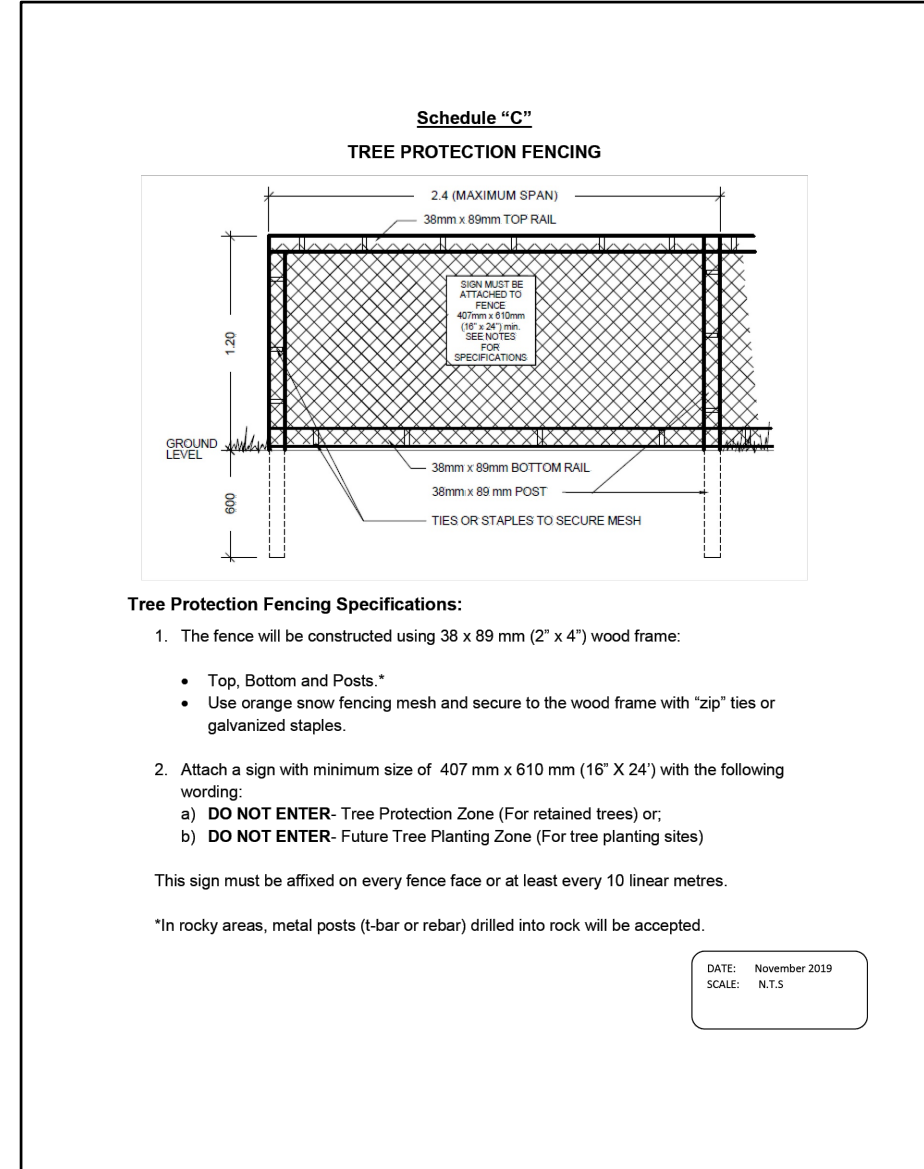
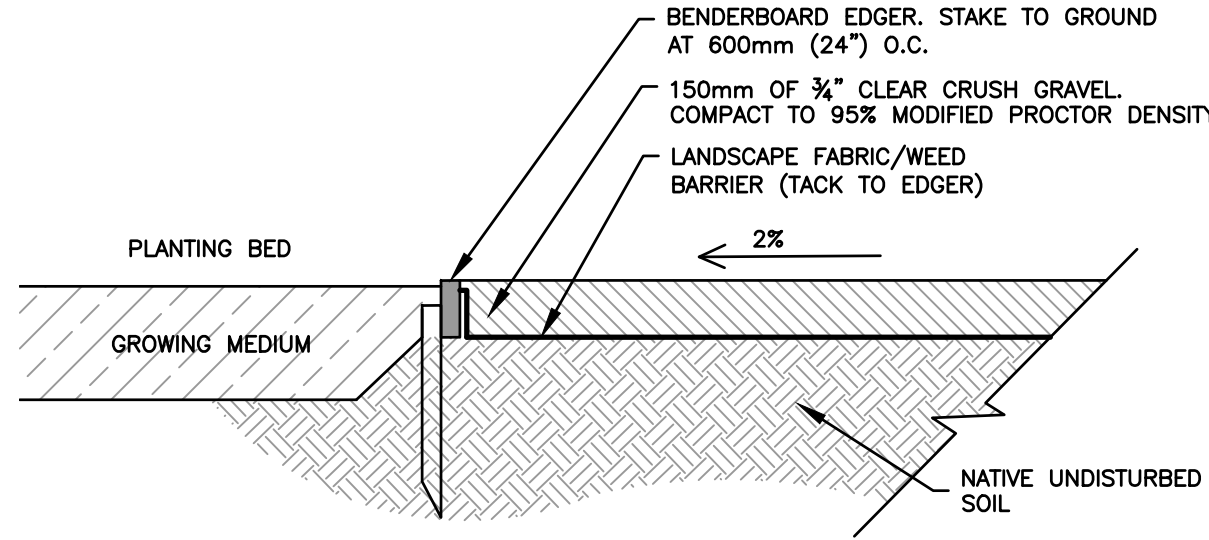
ATTENTION: TREE REPLACEMENT VALUES TO BE CONFIRMED BY DEVELOPER'S ARBORIST.

GENERAL NOTES

- ALL PLANTING, TREE PIT SOIL VOLUMES, CONSTRUCTION, AND MATERIALS TO BE IN ACCORDANCE WITH SAANICH BY-LAW SPECIFICATIONS AND STANDARD DRAWINGS. IRRIGATION AND CANADIAN LANDSCAPE STANDARD (CLS) CURRENT EDITION. ALL LANDSCAPING WORK TO BE REVIEWED BY CALD SERVICES LTD.
 - ALL OFFSITE AREAS AFFECTED BY THE WORK ARE TO BE REINSTATED TO ORIGINAL OR BETTER CONDITION BY CONTRACTOR AND COMPLETED IN PROMPT MANNER TO MINIMIZE LOCAL DISRUPTION.
 - CONTRACTOR TO ENSURE POSITIVE DRAINAGE OF ALL LAWNS AND PLANTING AREAS TO AN APPROVED OUTLET. MINIMUM GRADE TO BE 2.0%.
 - CONTRACTOR TO CONFIRM LOCATION OF AND COORDINATE WITH APPLICABLE UTILITIES PRIOR TO INSTALLATION OF ANY OF THE LANDSCAPE WORKS.
 - CONTRACTOR TO BE REGISTERED WITH WORK SAFE BC AND ALL WORK TO BE CONDUCTED UNDER WORK SAFE BC REGULATIONS AND WORK AREAS TO BE PROTECTED BY APPROVED RIGID CONSTRUCTION FENCING.
- EXISTING & PROPOSED UNDERGROUND SERVICES SHOWN ON THIS DRAWING ARE SCHEMATIC ONLY. CONTRACTOR TO CONFIRM THE LOCATION OF ANY UNDERGROUND SERVICES AND COORDINATE WITH APPLICABLE UTILITIES PRIOR TO ANY EXCAVATIONS.
 - FOR ANY AMBIGUITIES IN SPECIFICATIONS, THE MOST CONSERVATIVE/ROBUST SPECIFICATIONS SHALL GOVERN.
 - CONTRACTOR TO NOTIFY CALD SERVICES LTD. IMMEDIATELY OF ANY CONFLICTS OR DISCREPANCIES.
 - CONTRACTOR TO REMOVE EX. ENGLISH IVY FROM SITE & DISPOSE OF OFFSITE. TARP ALL LOADS. ALLOW FOR TWO REMOVAL PERIODS WHEN PRICING JOB.

IRRIGATION NOTES

- SITE IRRIGATION SYSTEM TO MEET CANADIAN LANDSCAPE STANDARD, CURRENT EDITION & IAABC IRRIGATION STANDARDS. IRRIGATION CONTRACTOR TO INSTALL IRRIGATION SYSTEM TO ALL APPLICABLE PLUMBING REGULATIONS.
 - 50mm IRRIGATION P.O.C. TO BE BROUGHT OUT OF BUILDING AND STUBBED FOR TIE IN BY IRRIGATION CONTRACTOR. LOCATION TO BE CONFIRMED BY CALD SERVICES LTD. AND DEVELOPER'S MECHANICAL ENGINEERING CONSULTANT AT BUILDING PERMIT STAGE.
 - SOD LAWN AREAS, TREES AND PLANTING AREAS TO BE IRRIGATED. SOD LAWN TO HAVE A SPRAY IRRIGATION SYSTEM WITH HEAD TO HEAD COVERAGE. PLANTING BEDS TO BE IRRIGATED WITH DRIP IRRIGATION. TREES TO HAVE TWO (2) EMITTER LOOPS PER TREE.
 - IRRIGATION SYSTEM TO BE DESIGNED BY A CERTIFIED IRRIGATION DESIGNER AS CERTIFIED BY IAABC OR IA. SHOP DRAWINGS TO BE PROVIDED TO CALD SERVICES LTD. (AND SAANICH STAFF, IF REQUIRED) FOR REVIEW.
 - ALL IRRIGATION COMPONENTS AND INSTALLATION TO COMPLY WITH CANADIAN LANDSCAPE STANDARD (CURRENT EDITION) AND IAABC STANDARDS FOR LANDSCAPE IRRIGATION SYSTEMS. SYSTEM TO INCLUDE FLOW SENSOR, CENTRAL SHUT-OFF VALVE, AND METER. PRESSURE REGULATING DEVICE AND MOISTURE SENSOR/RAIN DELAY CONTROLLER ALSO REQUIRED.
- IRRIGATION SYSTEM TO HAVE A DYNAMIC OPERATING PRESSURE BETWEEN 50 TO 90 psi.
 - IRRIGATION CONTRACTOR TO ENSURE ALL CRITICAL POINTS (CORNERS, EDGES, TIGHT CONTOURS, ETC) RECEIVE FULL COVERAGE.
 - IRRIGATION CONTRACTOR TO LOCATE ALL UNDERGROUND SERVICES PRIOR TO COMMENCING WORK.
 - IRRIGATION SYSTEM TEST TO BE WITNESSED BY CALD SERVICES LTD. CONTRACTOR TO PROVIDE 48 HOUR NOTICE FOR REVIEW.
 - IRRIGATION CONTRACTOR TO GUARANTEE WORK AND MATERIALS FOR ONE YEAR FROM DATE OF SUBSTANTIAL COMPLETION.
 - IRRIGATION CONTRACTOR TO PROVIDE AS-BUILT DRAWINGS AND ZONE MAP TO DEVELOPER FOR STRATA.
 - 150mm PVC IRRIGATION SLEEVES WITH CAPS BOTH ENDS REQUIRED AT ALL DRIVEWAYS, SIDEWALKS, WALLS, ETC. TO ENSURE ALL LANDSCAPE AREAS CAN BE CONNECTED TO IRRIGATION SYSTEM. CONTRACTOR TO STAKE & LABEL ALL SLEEVES IN FIELD FOR IRRIGATION CONTRACTOR.
 - SAANICH TO CONFIRM MUNICIPAL IRRIGATION REQUIREMENTS (IF ANY) FOR BOULEVARD AT BUILDING PERMIT STAGE.



THE CONTRACTOR IS TO CALL B.C. ONE CALL, AND HAVE EXISTING U/G SERVICES STAKED PRIOR TO ANY CONSTRUCTION.

NOTICE: LANDSCAPE DESIGN IS ONLY VALID IF REVIEWED DURING CONSTRUCTION BY CALD SERVICES LTD.

NOTICE: EXISTING & PROPOSED MUNICIPAL SERVICES ARE SHOWN SCHEMATICALLY ON THIS DRAWING. REFER TO DRAWINGS BY OTHERS FOR INFORMATION.

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APRIL 23 2026
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DISTRICT OF SAANICH

MUNICIPAL APPROVAL
ONLY
Not for Construction

RECEIVED
Apr 23, 2026
PLANNING DEPT.
DISTRICT OF SAANICH

Dwg. No.	REFERENCE DRAWINGS	DATE	LEGEND	1.5m Ht. WOOD PRIVACY FENCE	EX. VEGETATED AREA	PROP. WALL LIGHT	PROP. DECIDUOUS TREE	EX. TREES	PROP. TREE PIT	1.0m Ht. DECORATIVE METAL FENCE (BLACK PICKET)	SANDBLASTED CONCRETE	EXPOSED AGG. CONCRETE	PERMEABLE PAVING	PROP. PLANTING BED	SOD LAWN	CRUSHED ROCK GRAVEL BORDER	2521 SINCLAIR RD MULTI-FAMILY TH'S Lot 2, Section 44, Saanich District Plan 5262 Landscape Plan & General Notes	207-2750 QUADRA ST. VICTORIA, B.C. V8T 4E8 PHONE: (250) 386-0319 FAX: (250) 381-6819 engineer@calid.ca	Drawn Checked Approved Designed	Date February 24, 2026 Project # 1058 Scale AS NOTED	Rev.
																	CALID Services Ltd.	L1			