

RT INDICATES REPLACEMENT TREE

NOTE:
TREES REMOVED FROM SITE = 21
REPLACEMENT TREES PROVIDED = 24

BOULEVARD TREES IN THIS AREA
TO BE LAVALLE HAWTHORN
(SUITABLE FOR PLANTING UNDER
POWER LINES)

PERIMETER HEDGE
AND SCREEN WALL
VEHICLE ENTRANCE
DRIVEWAY
PROPOSED FIRE
HYDRANT

PMT ON CONCRETE PAD

SURFACE PARKING - 6 STALLS

ENTRANCE GARDEN WITH LAWN
AND FLOWERING TREES
RAIN GARDEN FOR
STORMWATER CONTROL
RAMPWAY

RAMP TO UNDERGROUND
FRUIT TREES

DECIDUOUS SHADE TREE
SEMI-PUBLIC MIXED USE TRAIL

TEXTURED BORDER
WARNING STRIP

LAWN LANDSCAPE AREA

CONCRETE WALKWAY

"DRIFTS" OF DROUGHT
TOLERANT ORNAMENTAL
GRASSES

ACCESS WALKWAYS TO
INDIVIDUAL TOWNHOUSES

RETAINING WALL & PATIOS FOR
LOWER TOWNHOUSE UNITS

ORNAMENTAL GARDEN WITH
DRY RIVER / RAIN GARDEN FOR
STORMWATER CONTROL

ORNAMENTAL GARDEN WITH
DRY RIVER / RAIN GARDEN
FOR STORMWATER CONTROL

CENTRAL SEATING AREA WITH
BENCHES AND SPECIAL
PAVING

SMALL TREE IN PLANTER BOX

"DRIFTS" OF DROUGHT
TOLERANT ORNAMENTAL
GRASSES

LAWN LANDSCAPE AREA

CONCRETE WALKWAY

SEMI-PUBLIC MIXED USE
TRAIL

TEXTURED BORDER
WARNING STRIP

RAMPWAY

LAWN LANDSCAPE AREA
WITH ART FEATURE

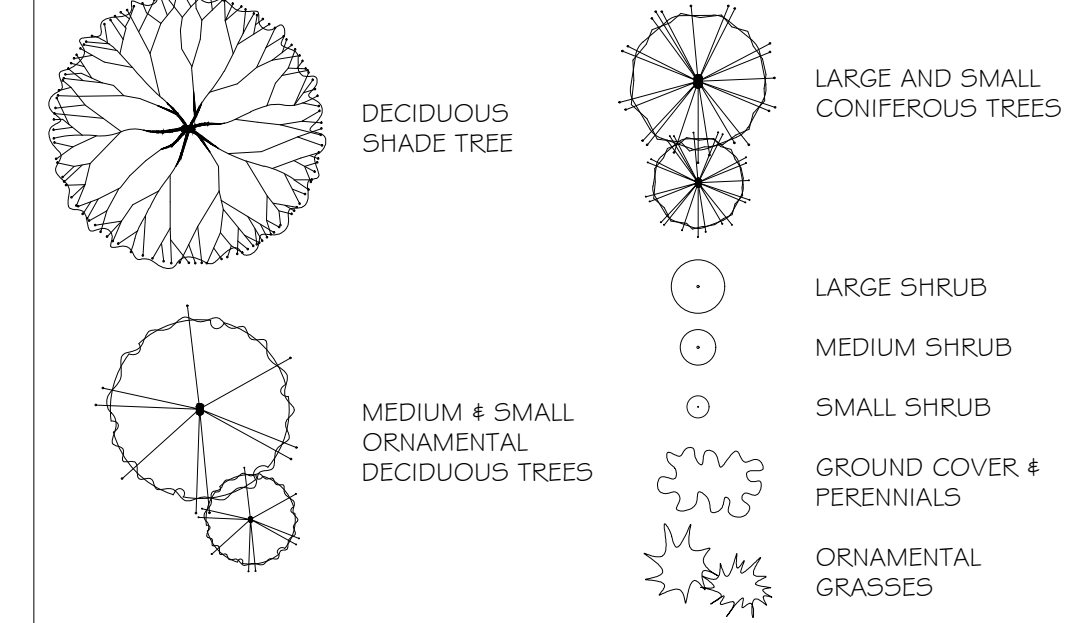
"DRIFTS" OF DROUGHT
TOLERANT ORNAMENTAL
GRASSES

LARGE DECIDUOUS SHADE TREES

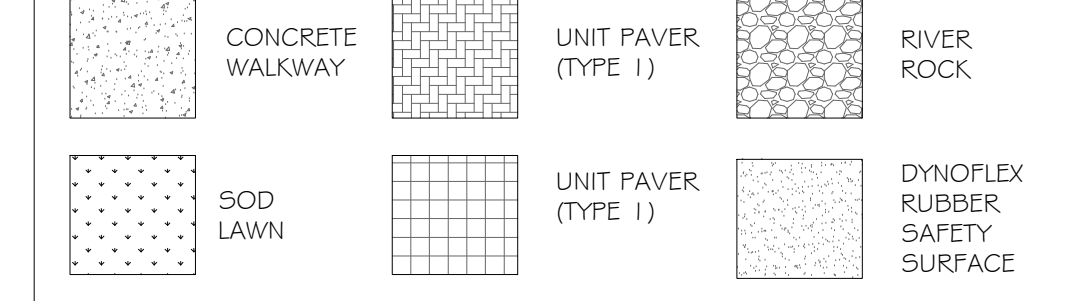
NOTE: APPROXIMATE AREA OF
RAINGARDENS = 240 M²

SUGGESTED PLANT LIST			
Trees	Key	Common Name	Latin Name
UNAV	Lavale Hawthorne	Cornus canadensis	Cornus canadensis
KAT	Katana Tree	Quercus laevis	Quercus laevis
GOAK	Forest Green Oak	Quercus laevis	Quercus laevis
PDOD	Pacific Flowering Dogwood	Quercus laevis	Quercus laevis
PLAT	London Plane Tree	Platanus occidentalis	Platanus occidentalis
GRIM	Grimm Tree	Acer platanoides	Acer platanoides
CERZ	Eastern Redbud	Cercis canadensis	Cercis canadensis
COBN	Common Nettle	Cornus laevis	Cornus laevis
STVR	Japanese Snowbell	Bryonia cretica	Bryonia cretica
MAJU	Royal Randorpe Crabapple	Malus var. Royal Randorpe	Malus var. Royal Randorpe
GRIN	Green Maple	Acer glabrum	Acer glabrum
GRIB	Pageant Maple	Acer glabrum	Acer glabrum
RHUB	Rhododendron	Rhus typhina	Rhus typhina
YHAP	Yucca	Aster acuminatus	Aster acuminatus
JPLI	Japanese Flowering Plum	Prunus cerasifera	Prunus cerasifera
ACFR	Green Japanese Maple	Acer palmatum	Acer palmatum
STBS	Stem Birch	Alnus incana	Alnus incana
WRC	Western Red Cedar	Thuja glauca	Thuja glauca
THLU	Ulmus	Thuja occidentalis	Thuja occidentalis
Large Shrubs			
CEAN	California Lilac	Calceolaria	Calceolaria
SMAG	Star Magnolia	Magnolia stellata	Magnolia stellata
PIER	Lily of the Valley Shrub	Persea japonica	Persea japonica
LEPA	Rhododendron	Rhododendron	Rhododendron
LRHB	Rhododendron	Rhododendron	Rhododendron
HOLG	Ocean Spray	Holodiscus discolor	Holodiscus discolor
WINE	Pacific Newberry	Physocarpus opulifolius	Physocarpus opulifolius
MAH	Oregon Grape	Mahonia aquifolium	Mahonia aquifolium
DOG	Vinegar Tree	Cornus alba	Cornus alba
Medium Shrubs			
ABE	Sticky Akechi	Aletris grandiflora	Aletris grandiflora
BALA	Salt	Gaultheria shallon	Gaultheria shallon
MAHC	Dwarf Oregon Grape	Mahonia aquifolium	Mahonia aquifolium
MRHA	Rhododendron	Rhododendron	Rhododendron
MRHB	Rhododendron	Rhododendron	Rhododendron
DVIB	David Viburnum	Viburnum davidii	Viburnum davidii
ALAT	Dwarf Burning Bush	Euonymus alata	Euonymus alata
VACC	Mountain Blueberry	Vaccinium corymbosum	Vaccinium corymbosum
AZAP	Evergreen Azalea	Azalea japonica	Azalea japonica
Small Shrubs			
WHEA	Winter Flowering Heather	Erica carnea	Erica carnea
EUDF	Creeping Euonymus	Euonymus fortunei	Euonymus fortunei
DMSC	Dwarf Mock Orange	Philadelphus lewisii	Philadelphus lewisii
DWIP	Shrub	Persea japonica	Persea japonica
POLY	Sword Fern	Polystichum munitum	Polystichum munitum
ILEX	Dwarf False Holly	Ilex corymbosa	Ilex corymbosa
Ground Covers			
BEAR	Bearberry	Arctostaphylos uva-ursi	Arctostaphylos uva-ursi
BERG	Heartleaf Bergenia	Bergenia cordifolia	Bergenia cordifolia
SAUL	Wintergreen	Gaultheria procumbens	Gaultheria procumbens
FRAG	Coastal Strawberry	Fragaria chiloensis	Fragaria chiloensis
Perennials & Grasses			
TEST	Fume Sedge	Carex testacea	Carex testacea
KARL	Partner Reed Grass	Calamagrostis canadensis	Calamagrostis canadensis
CONE	Purple Coneflower	Echinacea purpurea	Echinacea purpurea
AGAB	Hummingbird Mint	Agastache	Agastache
BALV	Meadow Sage	Salvia sylvestris	Salvia sylvestris
PIRK	Cottage Peas	Diurum	Diurum
IRIB	Vinegar Tree	Ilex verticillata	Ilex verticillata
RUBD	Black Eyed Susan	Rudbeckia hirta	Rudbeckia hirta
PERO	Russian Sage	Perovskia atriplicifolia	Perovskia atriplicifolia
BEUD	Broomrape	Epipactis atrorubra	Epipactis atrorubra
LAVA	Lavender	Lavandula angustifolia	Lavandula angustifolia
FESC	Blue Fescue	Festuca ovina	Festuca ovina
ECHE	Blue Glue Thistle	Echinops atrorubra	Echinops atrorubra
HEMI	Dwarf Daylily	Hemerocallis	Hemerocallis
SOLI	Goldenrod	Solidago	Solidago
ROST	Plantain Lily	Hosta	Hosta
KHOP	Red Hot Poker	Kniphofia	Kniphofia
BOZ	Butter Lily	Belamcanda	Belamcanda

LEGEND



SURFACE MATERIALS



LIGHTING PLAN



SOIL VOLUMES

SAANICH PARKS REQUIRES THAT THE ONSITE TREES MEET CANADIAN LANDSCAPE STANDARDS FOR TREE PLANTING AND REQUIRES A MINIMUM AVAILABLE SOIL VOLUME OF BOULEVARD TREES OF 8 M3 FOR SMALL CLASS TREES, 12 M3 FOR MEDIUM CLASS TREES AND 16 M3 FOR LARGE CLASS TREES. IF SUFFICIENT SOIL VOLUME CANNOT BE PROVIDED, SOIL CELLS UNDER THE ADJACENT HARDSCAPE IS THE PREFERRED METHOD OF PROVIDING SOIL VOLUME. SHOULD SOIL VOLUME BE ACHIEVED IN THE BOULEVARD PLANTING AREAS WITHOUT SOIL CELLS, ROOT BARRIER IS REQUIRED ALONG ALL HARDSCAPE ADJACENT TO THE TREE PLANTING LOCATIONS.

IRRIGATION NOTES

- IRRIGATION TO THE BOULEVARD TREES SHALL BE PROVIDED BY THE DEVELOPER BY A WATER METER THAT IS SEPARATE FROM THE BUILDING. THE BOULEVARD TREE IRRIGATION SYSTEM SHALL BE INSTALLED BY THE APPLICANT'S CONTRACTOR TO IIRAC 4 DISTRICT OF SAANICH
- BOULEVARD TREE IRRIGATION SYSTEM MUST BE ON ITS OWN TIMER
- SPECIFICATIONS USING A DOUBLE RING DRIP SYSTEM W/ A DOUBLE CHECK VALVE

TREES MUST BE PLANTED AT LEAST:

- 1.0 M FROM HARDSCAPE (UNLESS ROOT BARRIER OR OTHER MEASURES SUCH AS SOIL CELLS ARE INSTALLED)
- 1.5 M FROM EXISTING OR PROPOSED UNDERGROUND UTILITIES (THIS DOES NOT INCLUDE WHICH ARE TO BE ABANDONED SO LONG AS SUFFICIENT DEPTH IS AVAILABLE)
- 2 M FROM PROPOSED DRIVEWAY LETDOWNS AND FIRE HYDRANTS
- 3 M FROM PAD MOUNTED TRANSFORMERS OR NON HYDRO SERVICE POLES AND
- 5 M FROM BC HYDRO SERVICE POLES AND DISTRICT OF SAANICH STREETLIGHTS.

BOULEVARD TREES MAY BE PLANTED A MINIMUM OF 5 METERS APART FOR SMALL CLASS TREES, 8 M APART FOR MEDIUM CLASS TREES AND 10 M APART FOR LARGE CLASS TREE PLANTINGS.

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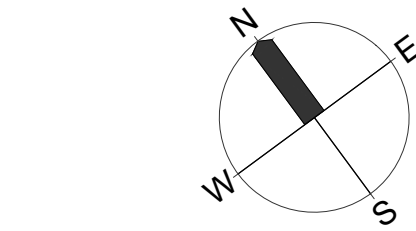
consultants:

4★SITE
LANDSCAPE ARCHITECTURE
AND SITE PLANNING 250.508.7885

NOTES:
1) DO NOT SCALE THE DRAWING. WORK TO FIGURED DIMENSIONS ONLY.
2) CONTRACTOR TO VERIFY ALL DIMENSIONS ON SITE. REPORT ANY DISCREPANCIES TO LANDSCAPE ARCHITECT PRIOR TO PROCEEDING WITH THE WORK.
3) THIS DRAWING IS THE PROPERTY OF FORSITE LANDSCAPE ARCHITECTURE AND MAY NOT BE REPRODUCED WITHOUT WRITTEN PERMISSION.

RECEIVED
May 09, 2025
PLANNING DEPT.
DISTRICT OF SAANICH

project north:



issue / revisions:

No.	Issued / Revisions	Date
12	REV. LANDSCAPE PLAN	08 MAY '25
11	REV. LANDSCAPE PLAN	24 APR '25
11	REV. LANDSCAPE PLAN	09 APR '25
10	REV. LANDSCAPE PLAN	25 MAR '25
9	REV. LANDSCAPE PLAN	06 MAR '25
8	REV. LANDSCAPE PLAN	11 DEC '24
7	REV. LANDSCAPE PLAN	11 NOV '24
6	REV. LANDSCAPE PLAN	22 AUG '24
5	REV. LANDSCAPE PLAN	31 MAY '24
4	REV. LANDSCAPE PLAN	01 DEC '23
3	REV. PLAN FOR REVIEW	20 NOV '23
2	REV. PLAN FOR REVIEW	08 NOV '23
1	LANDSCAPE PLAN FOR REV.	04 OCT '23

seal:



project title:

66226 ARBUTUS
SAANICH, BC

drawing title:
LANDSCAPE CONCEPT PLAN

project no.:

date:	MAY 8, 2025	scale:	1:200
checked by:	FORTH	drawn by:	BF, RF
sheet no.:			

L1.00