

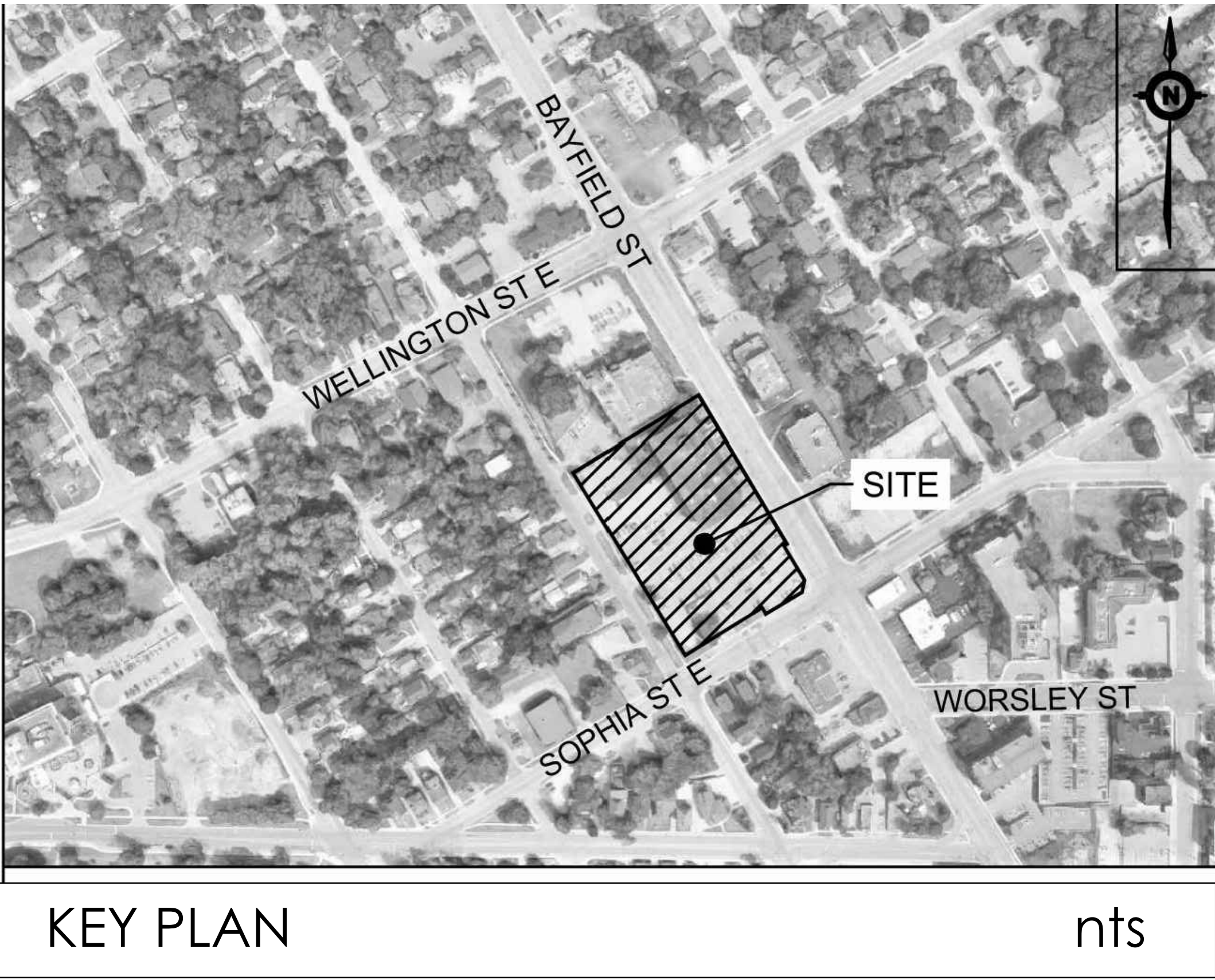
136 Bayfield Street, Barrie, Ontario, Simcoe County

BAYFIELD RESIDENTIAL DEVELOPMENT

MSA Ltd. Project Number : 2019-025 - SPA Resubmission 17 August 2022
City File Number : D14-1702

List of Drawings:

- L-1 Landscape Plan
- L-2 Planting Plan
- L-3 Amenity Landscape & Planting Plan - 4th Floor
- LD-1 Landscape Details
- LD-2 Landscape Details



Client:
Rockap Holdings

Landscape Consultant:



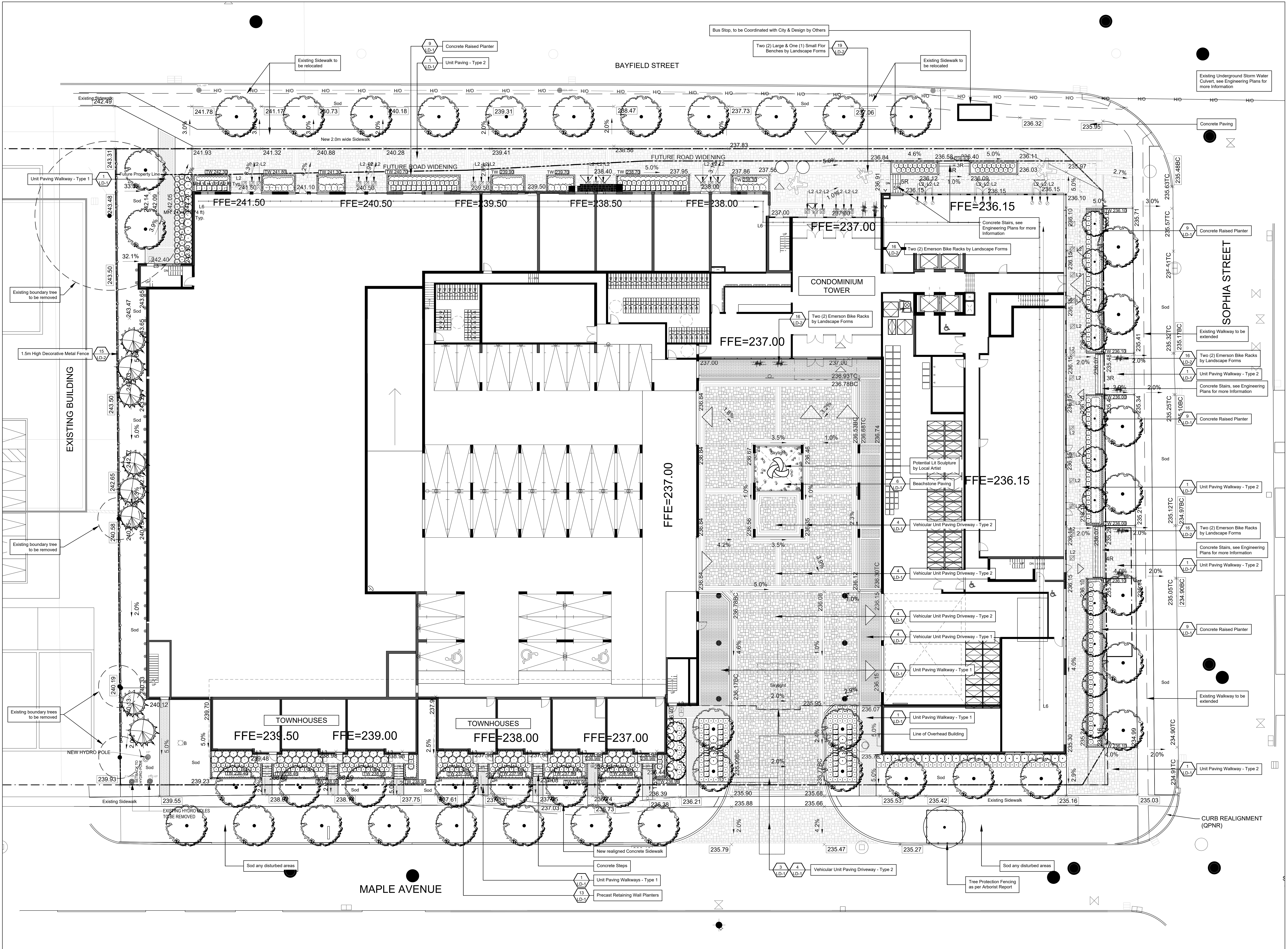
MSA Ltd. Project No: 2019-025
Attention: Mark Setter
Tel: 416-418-1700
Email: msetter@rogers.com

Team Consultants:

Architectural Consultant:
Onespace Unlimited
Weston Gardens, 3700 Steeles Avenue West
#305, Woodbridge, Ontario, L4L 8K8

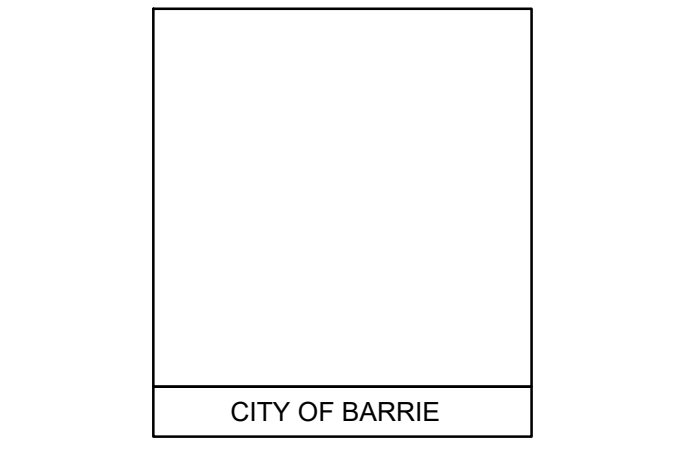
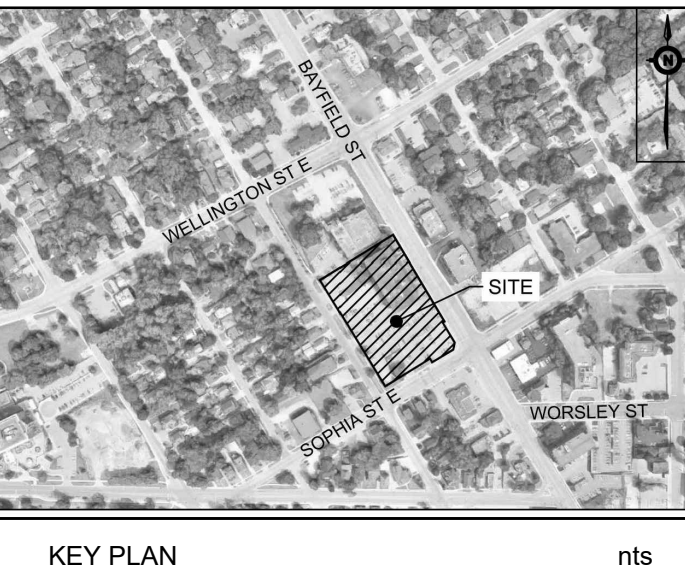
Civil Engineer Consultant:
TMIG Engineering
8800 Dufferin Street, Suite 200,
Vaughan, Ontario, L4K 0C5

Electrical Engineer Consultant:
Quasar Consulting Group
250 Rowntree Dairy Road, Woodbridge,
Ontario, L4L 9J7



- Existing boundary tree to be removed
- Deciduous Tree
- Shrubs, Perennials & Grasses
- Concrete Raised Planter
- Raised Planter Seatwall
- 1.5m High Decorative Metal Fence
- 1.8m High Wood Privacy Screens
- Unit Paving, Infill - Unilock, Promenade Pavers, 4"x16" Units, Mixed Opal Smooth, Granite Blend II Campo and Black Granite Series, Pattern 'B'
- Unit Paving, Infill Unilock Umbriano 70mm Pavers Random Bundle B, Banding 1 row of 200 x 600, centre row of 300 x 600 and another row of 200 x 600 pavers. Edge banding to be single row of 200 x 600 pavers
- Pea Gravel Paving - Colour & Material to be Determined
- Sconce Light, refer to Electrical Plans
- Bollard Light, refer to Electrical Plans
- Pot Light, refer to Electrical Plans
- Wall Light, refer to Electrical Plans

- The base Electrical Plan was provided by Quasar Consulting Group, refer to Electrical Plans for further information.
- The base Architectural Plan was provided by Onescape, refer to Architectural Plans for further information.
- The base Grading and Servicing Plan was provided by TMIG Engineering, refer to Engineering Plans for further information.



	no	revision	date	by
SPA Resubmission			17 Aug 2022	
SPA Resubmission			8 April 2022	
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Issued for Rezoning and SPA			2020 05 01	

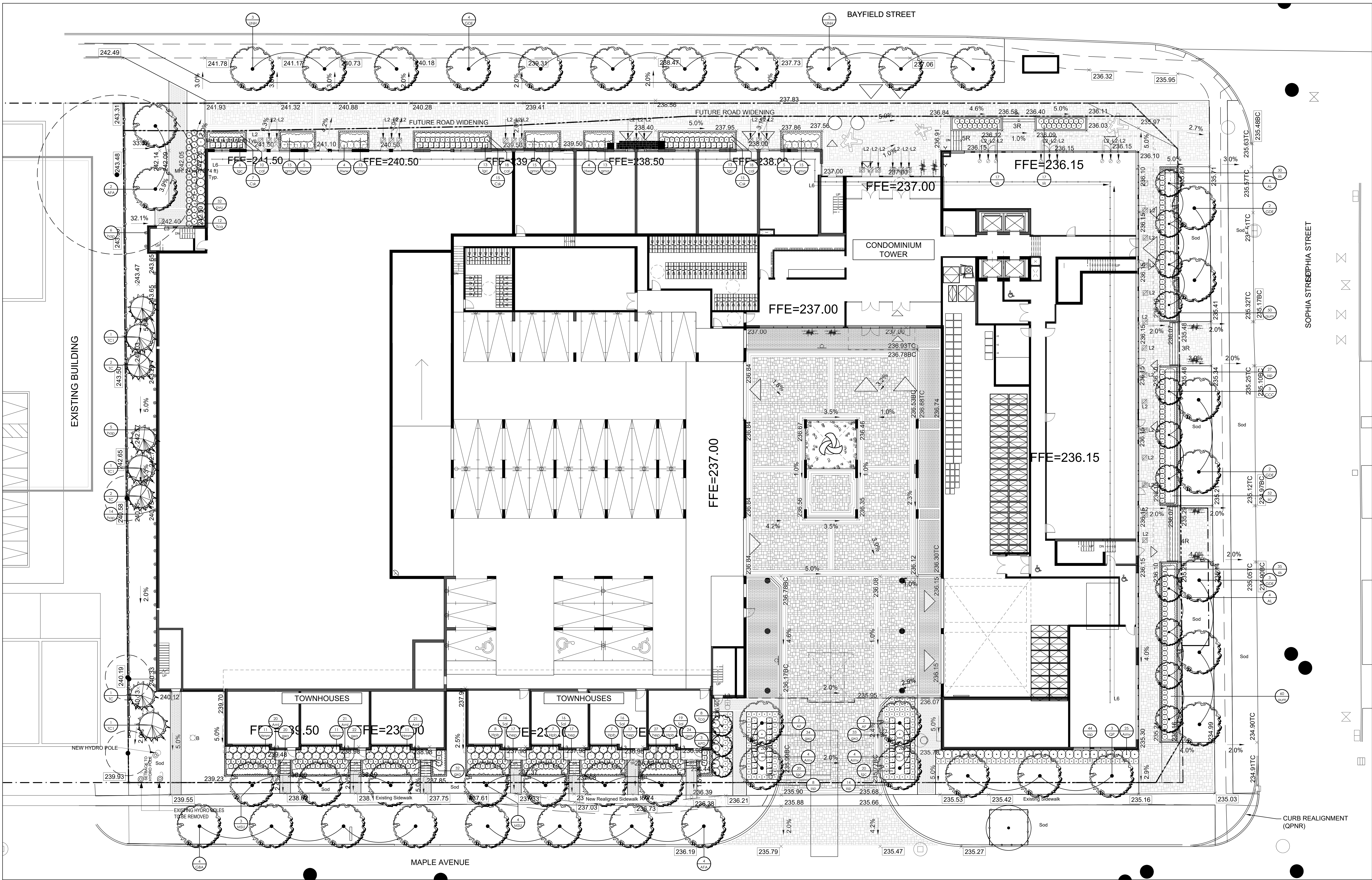
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reviewed by
M.S.
drawn by
D.S. & K.F.
date
1 May 2020
scale
1:150

drawing title
Landscape Plan

drawing number
L-1
project title
**Bayfield Residential Development
136 Bayfield Street
Barrie, Ontario
Simcoe County**
project number
2019-025
CITY FILE No. D14-1702



PLANT LIST Deciduous Trees					
KEY	BOTANICAL NAME	COMMON NAME	SIZE	CONDITION	COMMENTS
1 AFA	Acer x freemanii 'Autumn Blaze'	Autumn Blaze Freeman Maple	60mm Cal.	W.B.	FULL FORM
4 AF	Aesculus flava	Yellow Buckeye	60mm Cal.	W.B.	FULL FORM
3 AFD	Ametanther x grandiflora 'Princess Diana'	Princess Diana Serviceberry	250mm	W.B.	FULL FORM CLUMP
8 AL	Ametanther laevis	Allegheny Serviceberry	50mm Cal.	W.B.	FULL FORM TREE FORM
3 CDS	Crataegus crus-galli 'Crusader'	Crusader Hawthorn	50mm Cal.	W.B.	FULL FORM
4 GSA	Ginkgo biloba 'Autumn Gold'	Autumn Gold Maidenhair Tree			FULL FORM
1 GDE	Gymnocladus dioica 'Espresso'	Espresso Kentucky Coffee Tree	80mm Cal.	W.B.	FULL FORM
7 MSU	Malus 'Sugar Tyme'	Sugar Tyme Crabapple	60mm cal.	W.B.	FULL FORM
3 OP	Quercus palustris	Pin Oak	60mm Cal.	W.B.	FULL FORM
6 JNY	Ulmus x 'New Horizon'	New Horizon Elm	60mm Cal.	W.B.	FULL FORM

PLANT LIST Coniferous Trees				
KEY	BOTANICAL NAME	COMMON NAME	SIZE	COMMENTS
1 TC	Tsuga canadensis	Eastern Hemlock	200cm	W.B. FULL FORM UNCLIPPED
1 TC1	Tsuga canadensis	Eastern Hemlock	250cm	W.B. FULL FORM UNCLIPPED

PLANT LIST Shrubs					
KEY	BOTANICAL NAME	COMMON NAME	SIZE	CONDITION	COMMENTS
62 Am	Aronia melanocarpa 'Low Scape Mound'	Low Scape Mound Chokeberry	50cm	2 Gal.	FULL FORM
33 Am	Aronia melanocarpa	Viking Black Chokeberry	60cm	3 Gal.	FULL FORM
37 Cal	Cornus sericea 'Kelsey'	Kelsey Red Osier Dogwood	60cm	3 Gal.	FULL FORM
33 Hm	Hydrangea arborescens 'Invincibelle Mini Mauvette'	Invincibelle Mini Mauvette Hydrangea	50cm	2 Gal.	FULL FORM
29 Hm	Hydrangea paniculata 'Bobo'	Bobo Hydrangea	60cm	3 Gal.	FULL FORM
23 Hm	Hydrangea arborescens 'Invincibelle Wee White'	Invincibelle Wee White Hydrangea	40cm	2 Gal.	FULL FORM
71 Hm	Ilex glabra 'Compacta'	Compact Highberry	50cm	2 Gal.	FULL FORM
67 Sa	Spiraea alba	Japanese White Spirea	40cm	3 Gal.	FULL FORM
20 Tg	Taxus canadensis	Canadian Yew	50cm	5 Gal.	FULL FORM

PLANT LIST Perennials					
KEY	BOTANICAL NAME	COMMON NAME	SIZE	CONDITION	COMMENTS
119 am	Asclepias syriaca	Massachusetts Beeberry		1 Gal.	FULL FORM
71 Hm	Geranium macranthum	Bigroot Geranium		1 Gal.	FULL FORM
165 Hm	Geranium x 'Azure Rush'	Azure Rush Cranebill		1 Gal.	FULL FORM
25 Hm	Hydrangea anomala petiolaris	Climbing Hydrangea		2 Gal.	FULL FORM STAKED
78 Hm	Hemerocallis 'Pardon's Box'	Pardon's Box Daylily		1 Gal.	FULL FORM
52 Hm	Saponaria ocymoides	Rock Soapwort		1 Gal.	FULL FORM

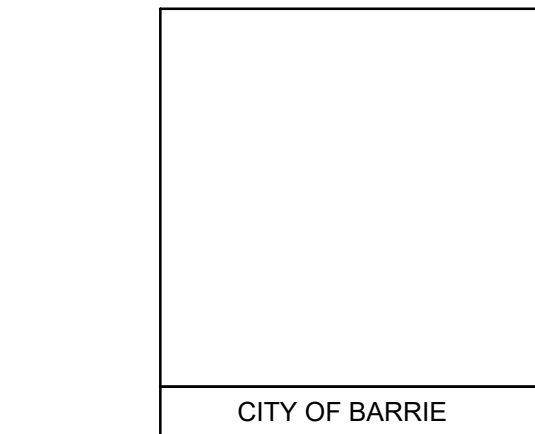
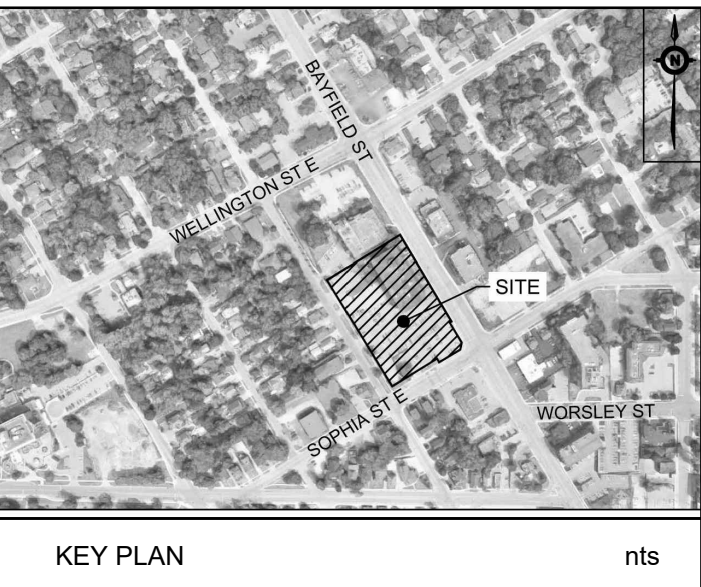
PLANT LIST Grasses & Ferns				
KEY	BOTANICAL NAME	COMMON NAME	SIZE	COMMENTS
46 OF	Carex appalachica	Appalachian Sedge		1 Gal. FULL FORM
12 Pm	Polypodium vulgare	Wall Fern		1 Gal. FULL FORM
93 Hm	Schizachyrium scoparium	Prairie Blues Little Bluestem		1 Gal. FULL FORM
99 Hm	Sorghastrum nutans	Indian Steel Grass		1 Gal. FULL FORM

client
Rockap Holdings

consultants

legend

- Existing boundary tree to be removed
- Deciduous Tree
- Shrubs, Perennials & Grasses
- Raised Planter
- Raised Planter Seawall



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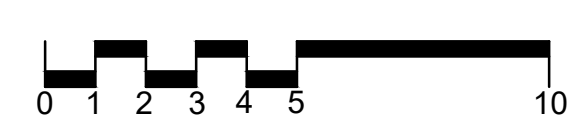
MSA
219 Lake Drive East, Keswick Ontario L4P 3E9
tel: 905.476.0844 email: mbetter@rogers.com
website: markbetterassociates.com

reviewed by
M.S.

drawn by
D.S.

date
1 May 2020

scale
1:150



drawing title

Planting Plan

drawing number

L-2

project title

Bayfield Residential Development

136 Bayfield Street

Barrie, Ontario

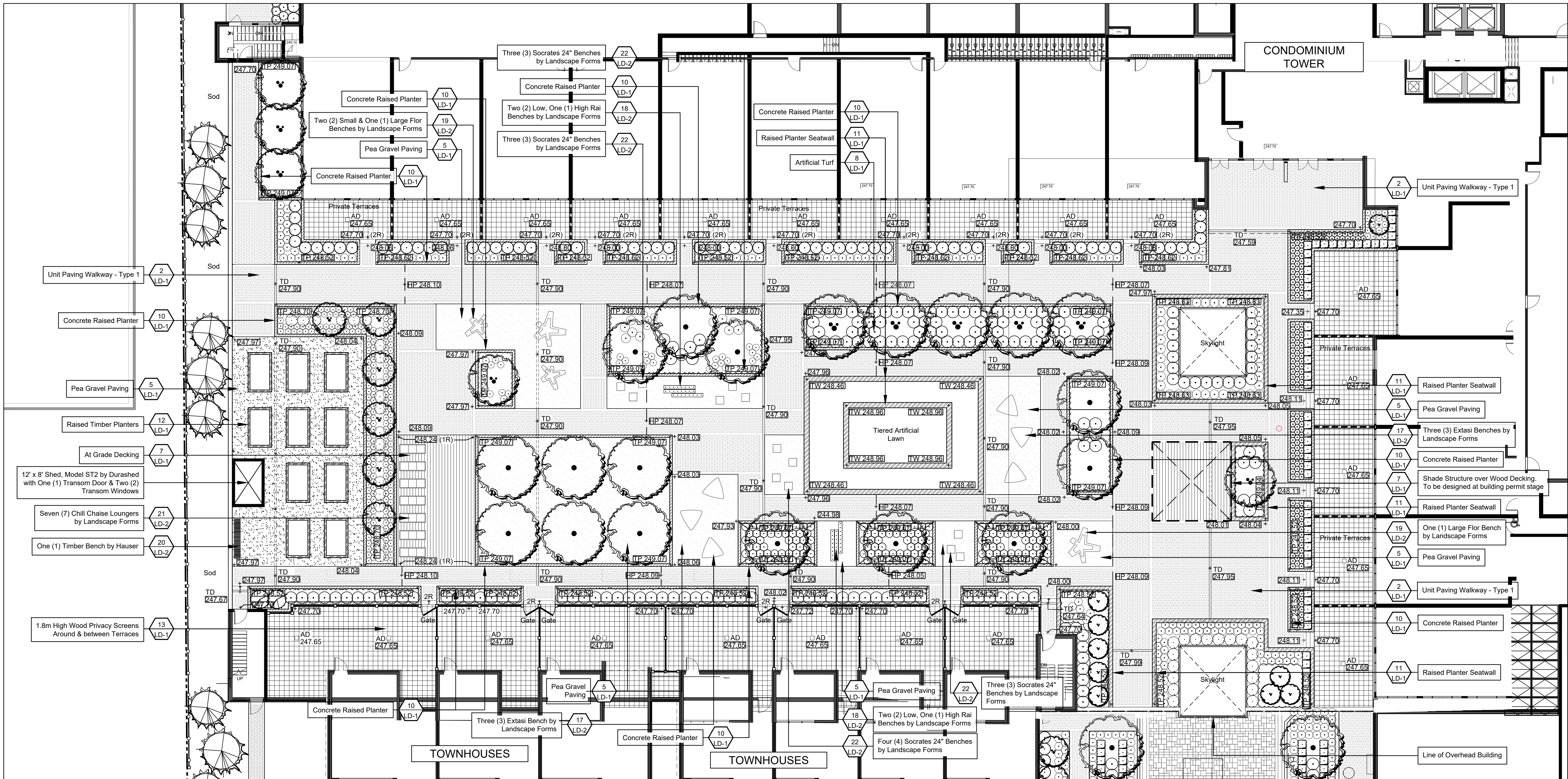
Simcoe County

project number

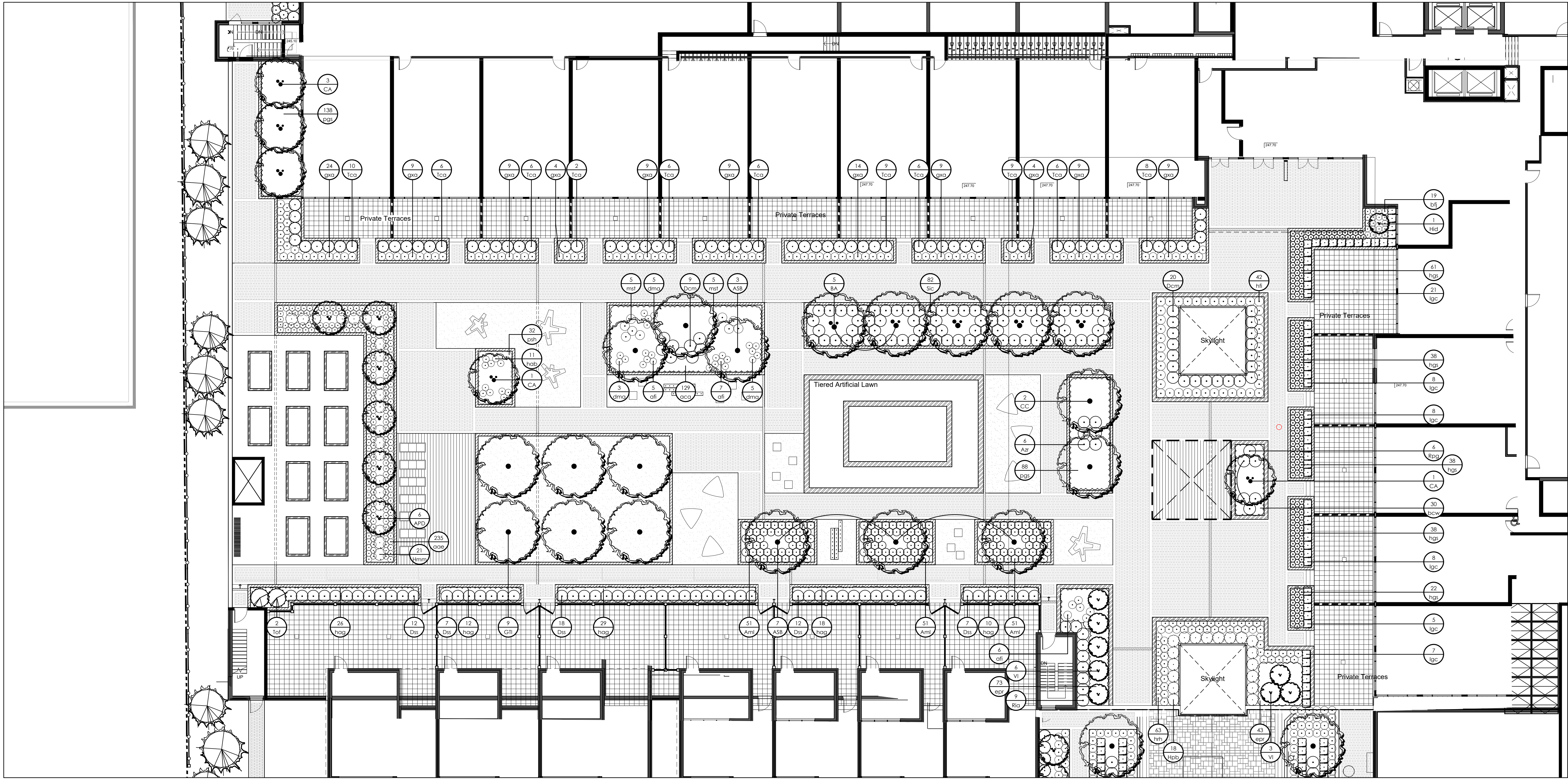
2019-025

CITY FILE No. D14-1702

DRAWINGS NOT TO BE USED FOR CONSTRUCTION



Landscape Plan



Planting Plan

PLANT LIST Trees					
KEY	BOTANICAL NAME	COMMON NAME	SIZE	CONDITION	COMMENTS
5 VFD	Amelanchier x grandiflora	Princess Diana Serviceberry	250mm	W.B.	FULL FORM CLUMP
10 A58	Acer saccharum "Borfire"	Borfire Sugar Maple	60mm Cal.	W.B.	FULL FORM
5 BA	Betula alghensis	Yellow Birch	60mm Cal.	W.B.	FULL FORM CLUMP
5 CA	Cornus alternifolia	Pagoda Dogwood	250mm	W.B.	FULL FORM CLUMP
2 CL	Carpinus caroliniana	Blue Beech	60mm Cal.	W.B.	FULL FORM
9 GTI	Gleditsia triacanthos var. inermis	Thornless Honeylocust	60mm Cal.	W.B.	FULL FORM

PLANT LIST Shrubs					
KEY	BOTANICAL NAME	COMMON NAME	SIZE	CONDITION	COMMENTS
153 Am	Aronia melanocarpa	Low Shrub Mound Chokeberry	50cm	2 Gal.	FULL FORM
6 A57	Azalea x "Rosy Lights"	Rosy Lights Azalea	50cm	2 Gal.	FULL FORM
30 Dm	Daphne x burwoodii	Carol Mackie Daphne	50cm	BBC	FULL FORM
46 Dss	Diervilla ovata	Summer Stars Honeyuckle	50cm	3 Gal.	FULL FORM
1 H45	Hamamelis x intermedia "Diane"	Diane Witherhead	150cm	W.B.	FULL FORM
21 Hm	Hydrangea arborescens	Invincible Mini Mauvette	50cm	2 Gal.	FULL FORM
18 H55	Hydrangea paniculata	Bobo Hydrangea	60cm	3 Gal.	FULL FORM
57 Ib	Ilex glabra "Compacta"	Compact Inkberry	50cm	2 Gal.	FULL FORM
9 R4	Ribes aureum	Golden Currant	60cm	3 Gal.	FULL FORM
6 R59	Rhododendron "Purple Gem"	Purple Gem Rhododendron	40cm	3 Gal.	FULL FORM
82 Sc	Stephanandra incisa "Crispa"	Crisped Stephanandra	40cm	3 Gal.	FULL FORM
74 T4	Taxus canadensis	Canadian Yew	50cm	5 Gal.	FULL FORM
2 Td	Thuja occidentalis "Fastigiat"	Pyramidal Cedar	200cm	W.B.	FULL FORM
9 V	Viburnum lentago	Nannyberry	200cm	W.B.	FULL FORM CLUMP

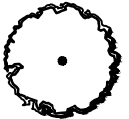
PLANT LIST Perennials					
KEY	BOTANICAL NAME	COMMON NAME	SIZE	CONDITION	COMMENTS
226 A58	Acorus saphifolius	Dwarf Gout's Beard		1 Gal.	FULL FORM
129 A54	Asarum canadense	Wild Ginger		9cm PT	FULL FORM
30 Bw	Bergenia cordifolia	Heartleaf Bergenia		1 Gal.	FULL FORM
19 Bf	Brunnera macrophylla	Jack Frost Siberian Bugloss		1 Gal.	FULL FORM
116 Bf	Eupedium rubrum	Red Barrenwort		1 tr	FULL FORM
109 B59	Geranium x "Azure Rush"	Azure Rush Cranebill		1 Gal.	FULL FORM
11 Lab	Heuchera macrostachya	Autumn Bride Coralbells		1 Gal.	FULL FORM
107 V55	Heuchera x "Green Spice"	Green Spice Coralbells		1 Gal.	FULL FORM
42 H	Hosta "Fire Island"	Fire Island Hosta		1 Gal.	FULL FORM
63 hh	Hemerocallis "Red Hot Returns"	Red Hot Returns Daylily		1 Gal.	FULL FORM
226 D55	Pachysandra terminalis	Green Sheen Japanese Spurge		9cm PT	FULL FORM
32 V58	Phlox stolonifera "Home Fires"	Creeping Woodland Phlox		1 Gal.	FULL FORM

PLANT LIST Grasses & Ferns					
KEY	BOTANICAL NAME	COMMON NAME	SIZE	CONDITION	COMMENTS
18 A57	Athyrium filix-femina	Lady Fern		1 Gal.	FULL FORM
18 V58	Dryopteris marginalis	Marginal Shield Fern		1 Gal.	FULL FORM
56 V59	Hakonechloa macro "All Gold"	All Gold Japanese Forest Grass		1 Gal.	FULL FORM
10 V58	Mahtuscia struthioptera	Ostrich Fern		2 Gal.	FULL FORM

Rockap Holdings

consultants

legend



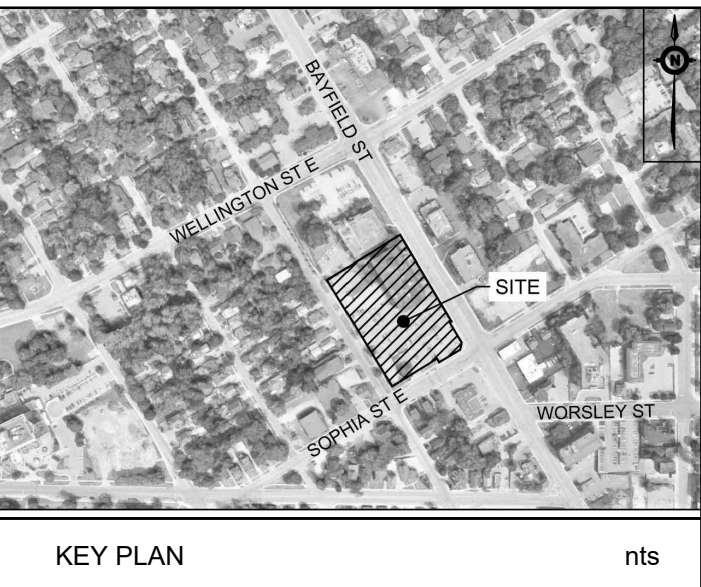
1.5m High Decorative Metal Fence
1.8m High Wood Privacy Screens
Unit Paving, Infill - Unlocked, Promenade Pavers, 4"x16" Units, Mixed Opal Smooth, Granite Blend
1" Camps and Black Granite Series, Pattern 'B'
Unit Paving, Infill Unlocked Umbriano 70mm Pavers Random Bundle B, Banding 1 row of 200 x 600, center row of 500 x 600 and another row of 200 x 600 pavers. Edge banding to be single row of 200 x 600 pavers

Pea Gravel Paving - Colour & Material to be Determined

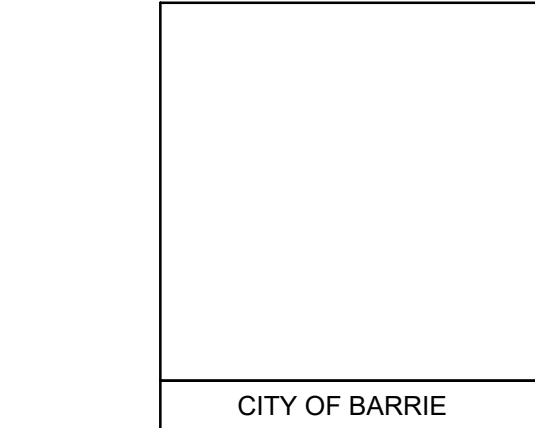
Scence Light, refer to Electrical Plans
Bollard Light, refer to Electrical Plans
Pot Light, refer to Electrical Plans
Wall Light, refer to Electrical Plans

notes

- The base Electrical Plan was provided by Quasar Consulting Group, refer to Electrical Plans for further information.
- The base Architectural Plan was provided by Chesapeake, refer to Architectural Plans for further information.
- The base Grading and Servicing Plan was provided by TMIG Engineering, refer to Engineering Plans for further information.



KEY PLAN



revision	date	by
SPA Resubmission	17 Aug 2022	
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SPA Resubmission	18 June 2021	
Issued for Rezoning and SPA	2020 05 01	

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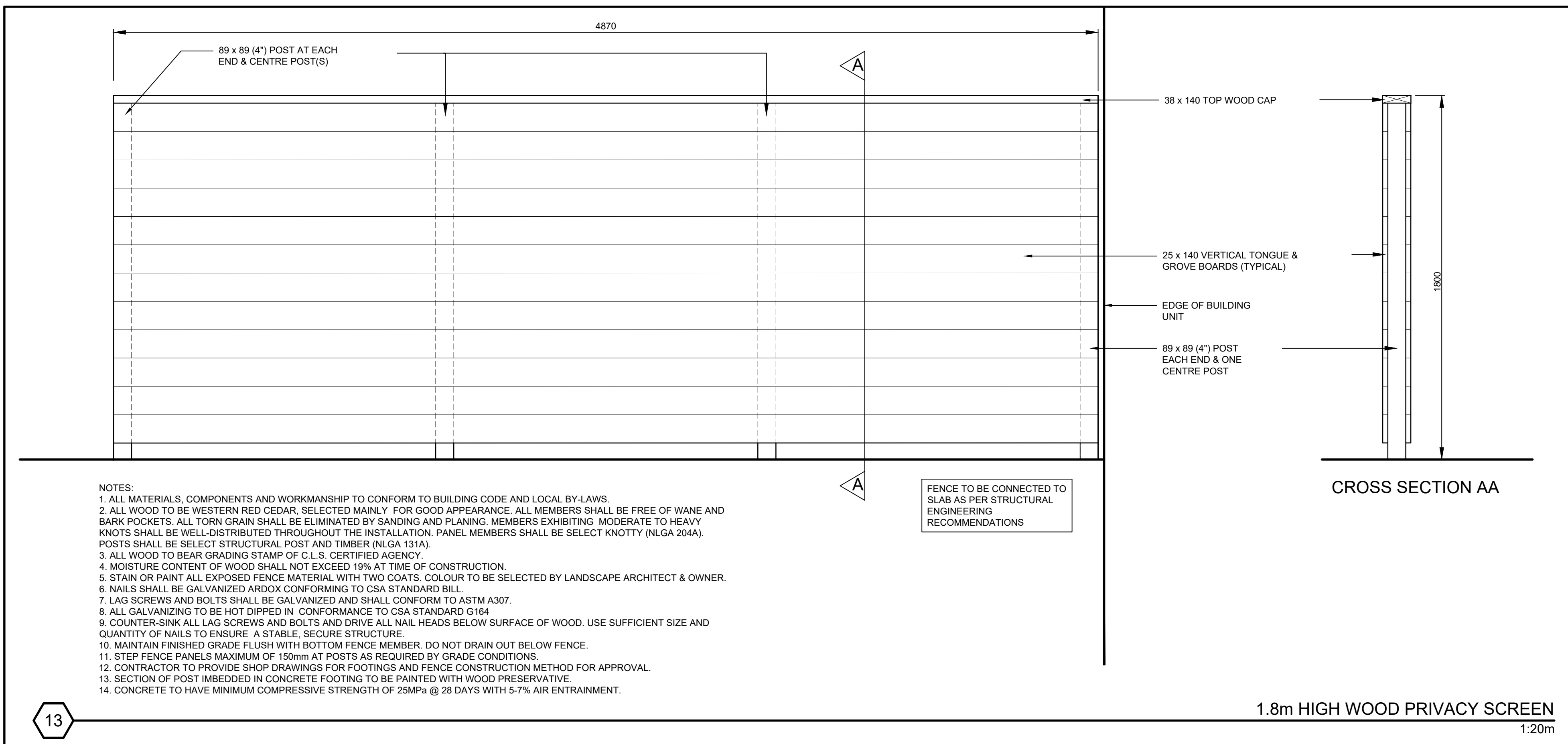
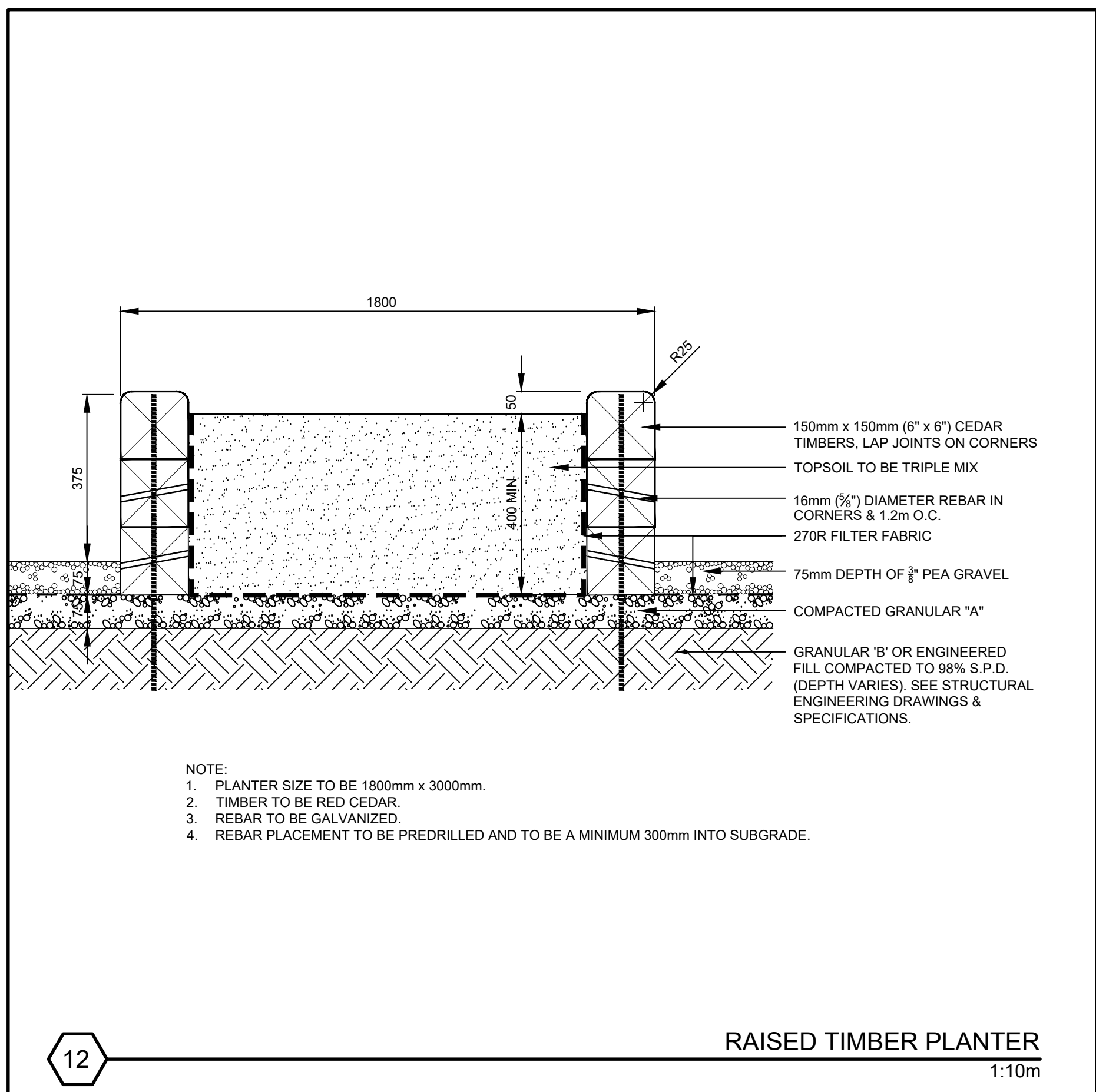
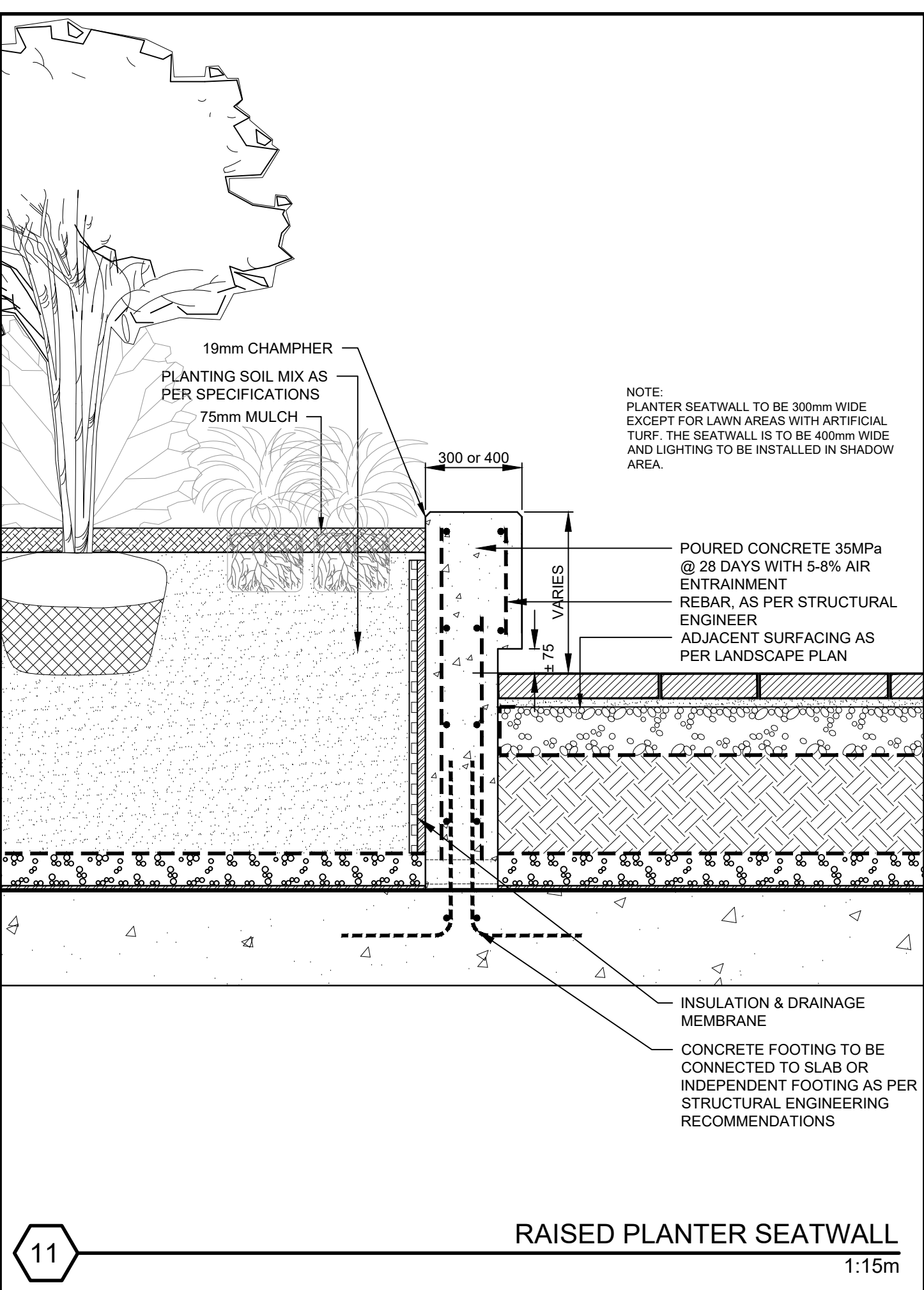
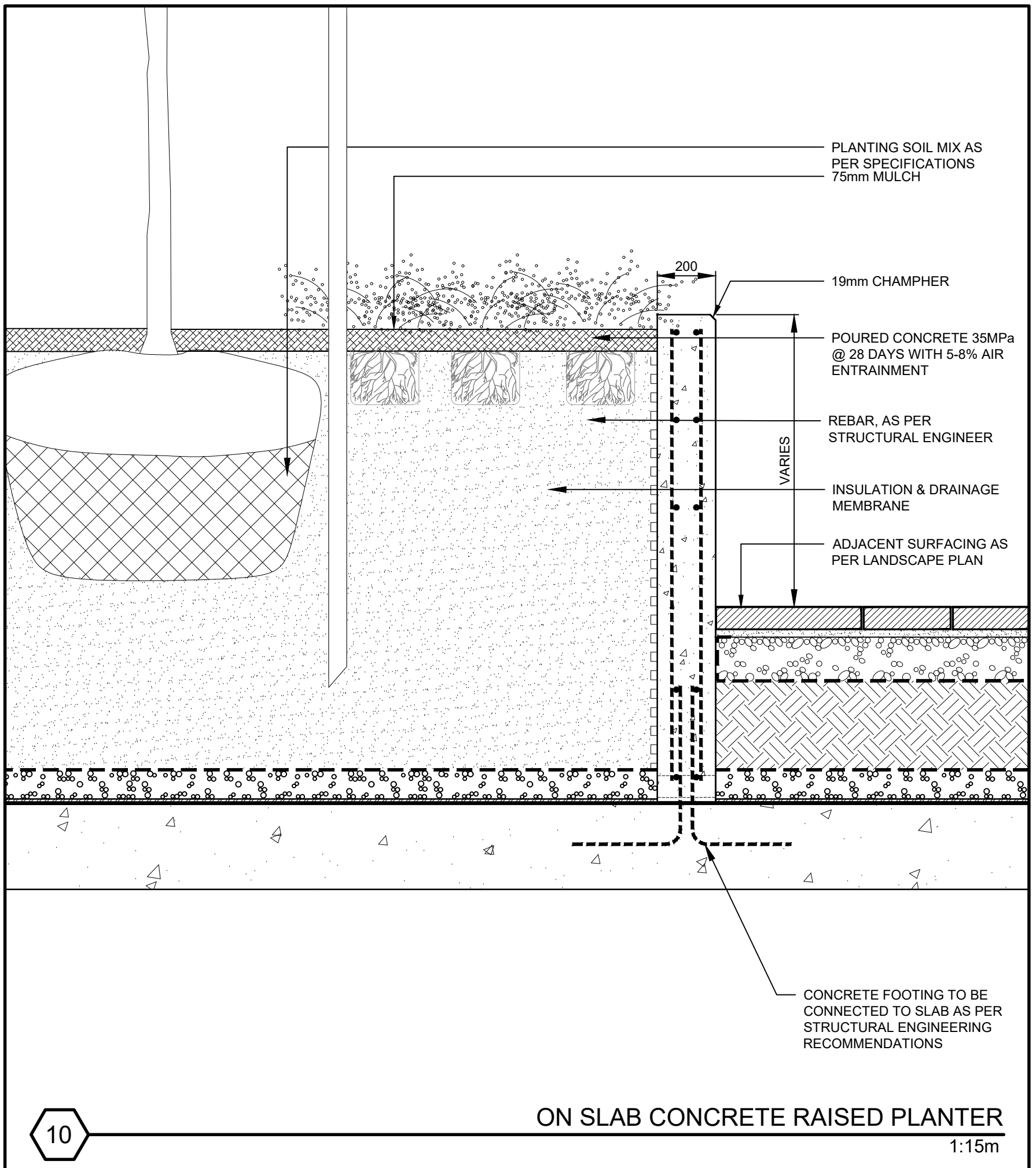
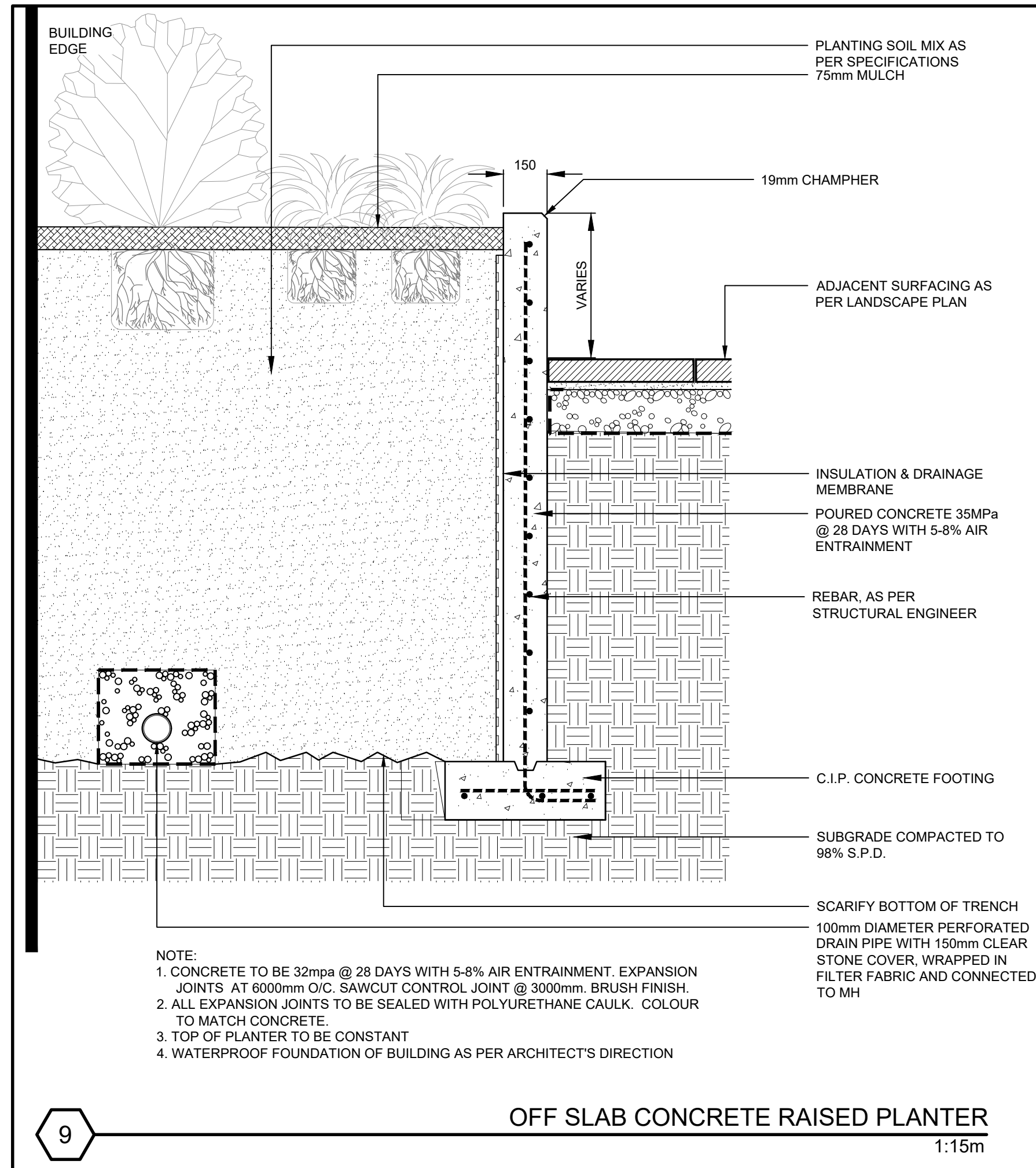
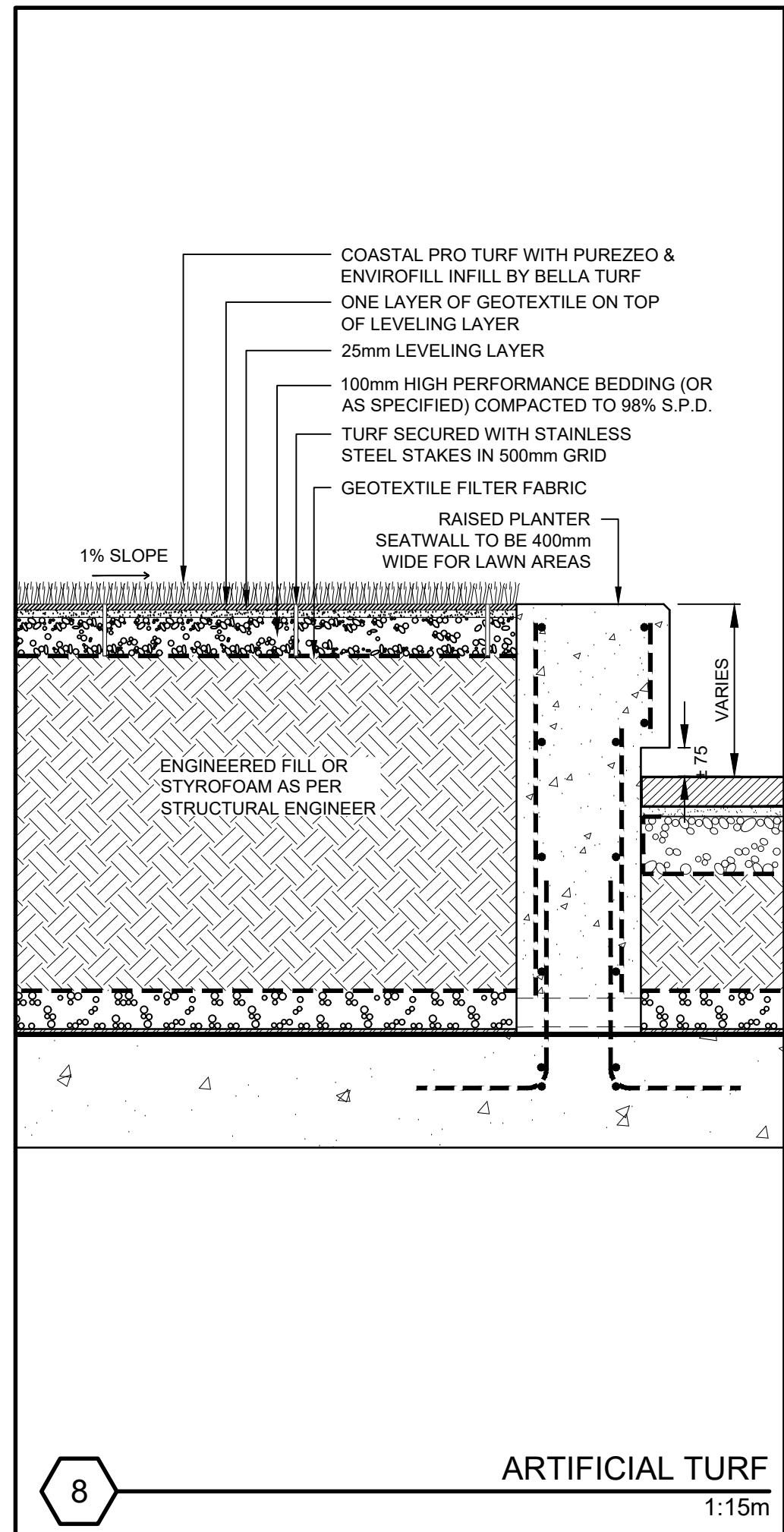
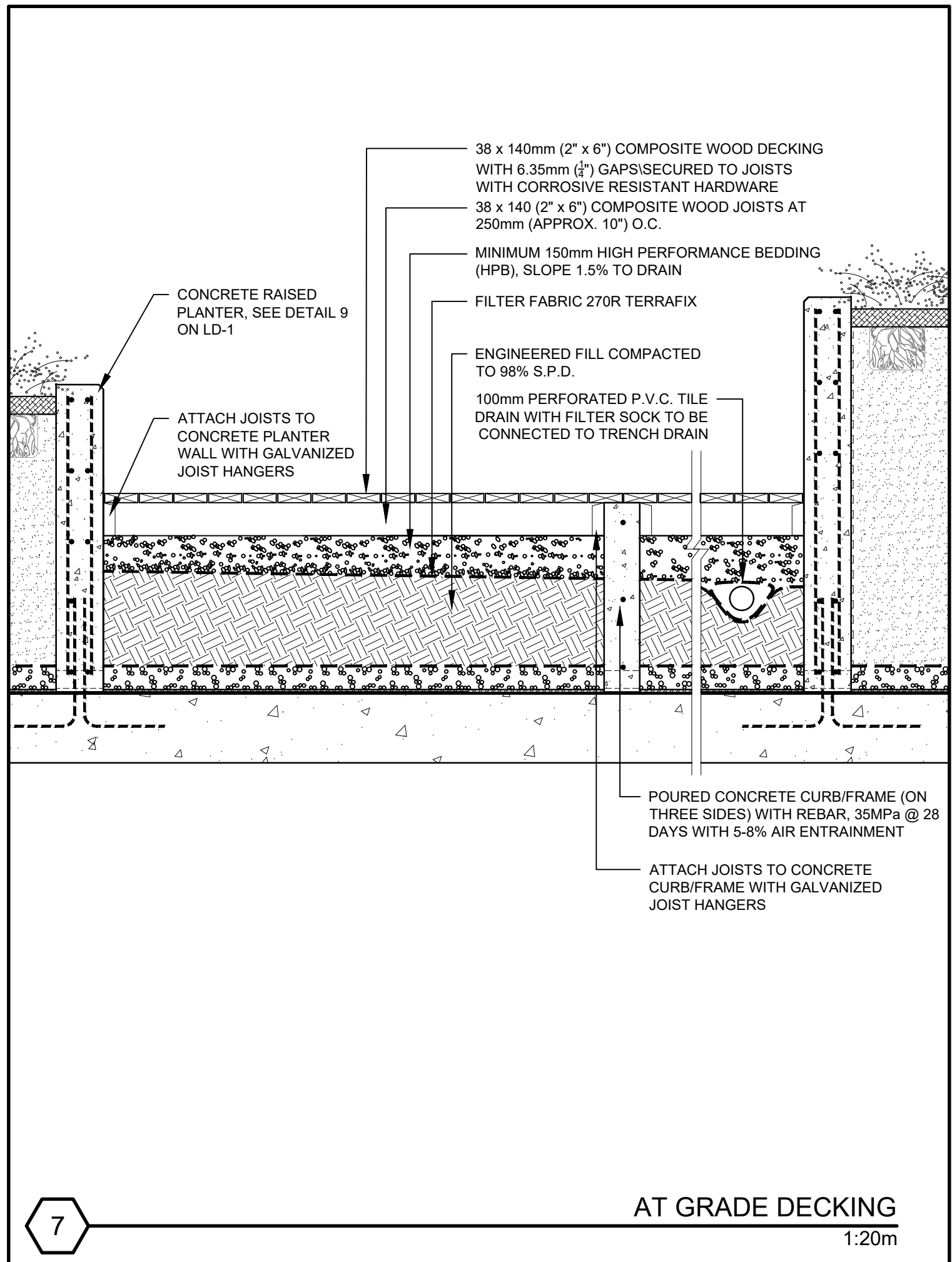
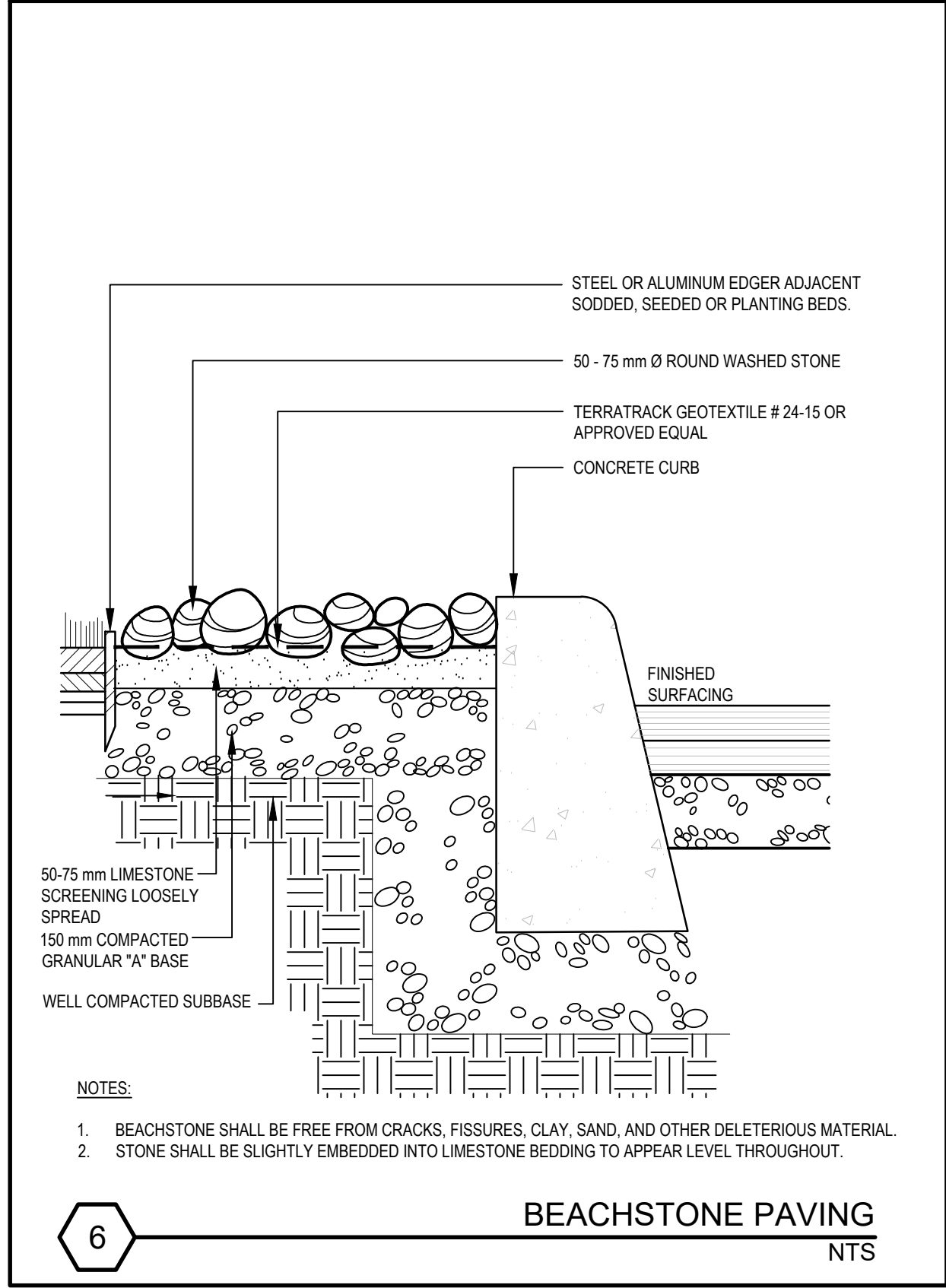
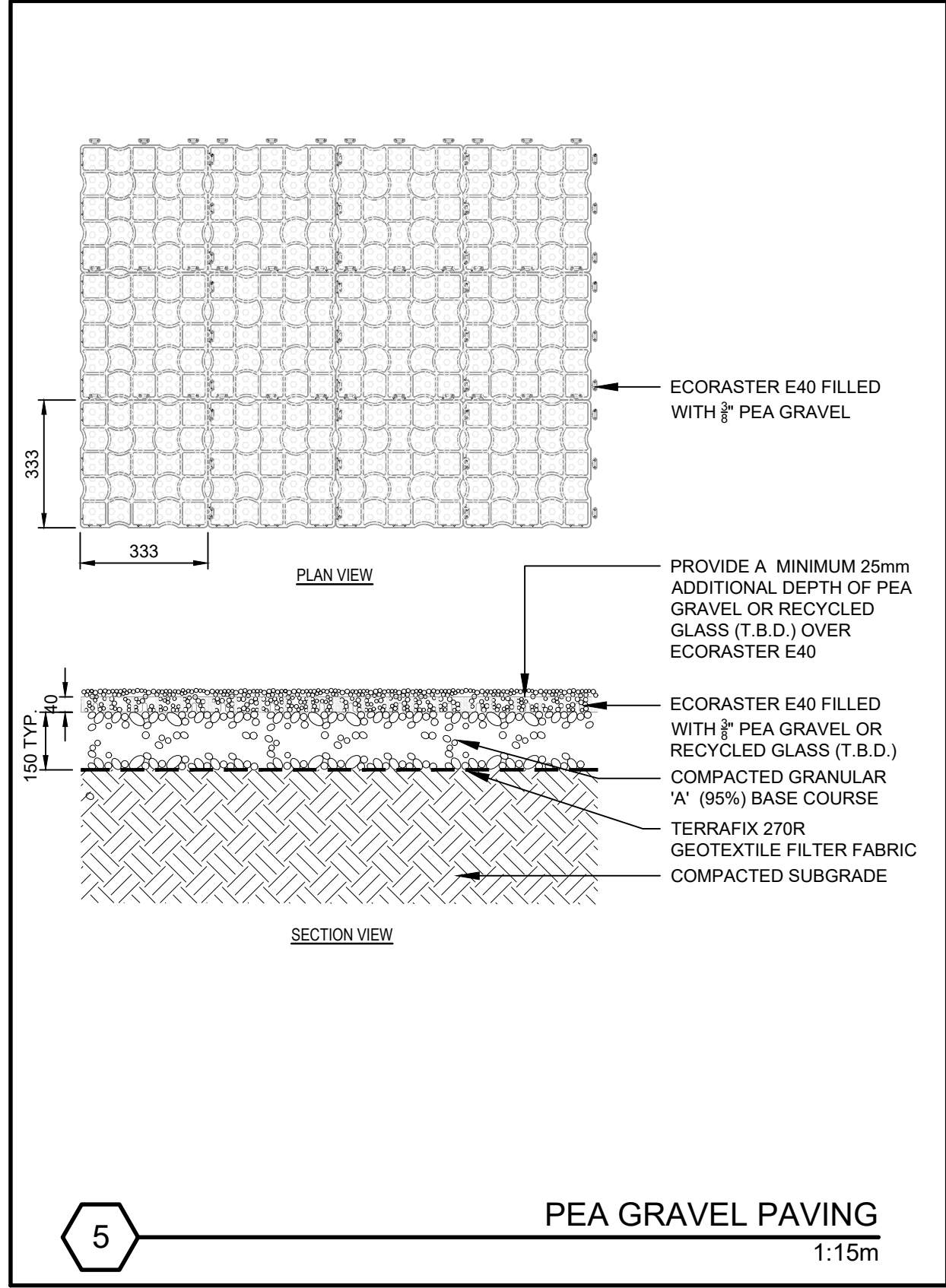
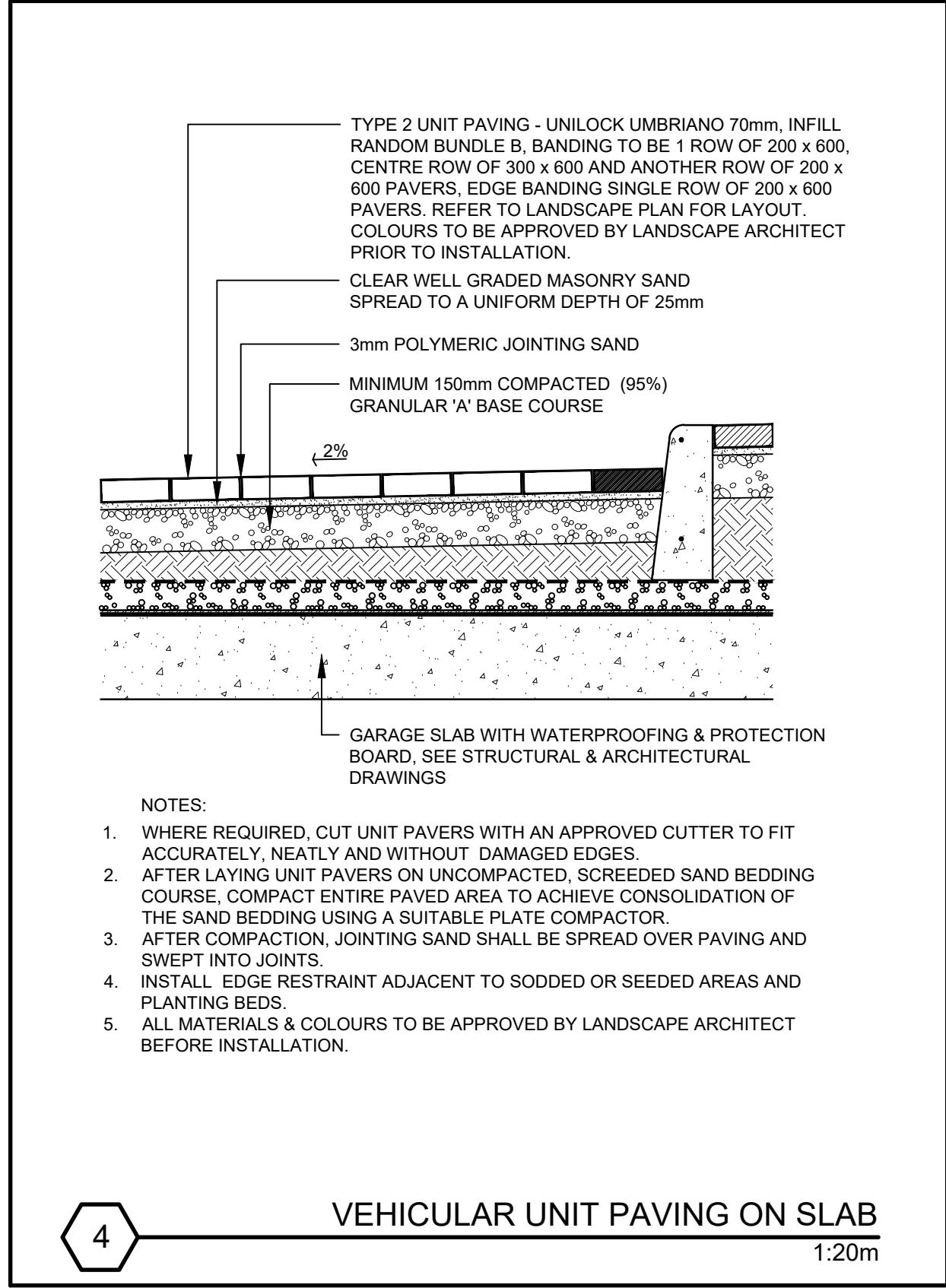
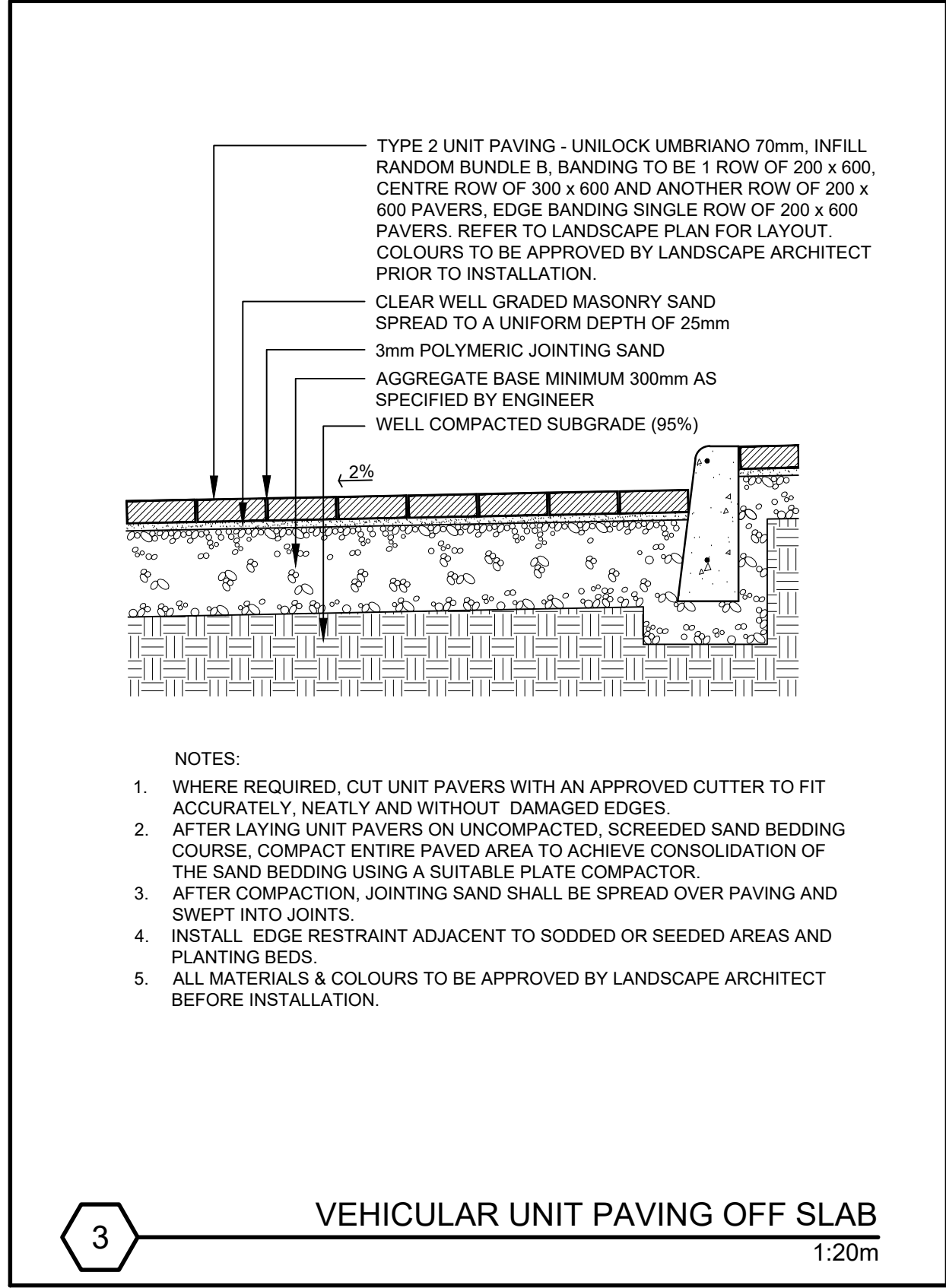
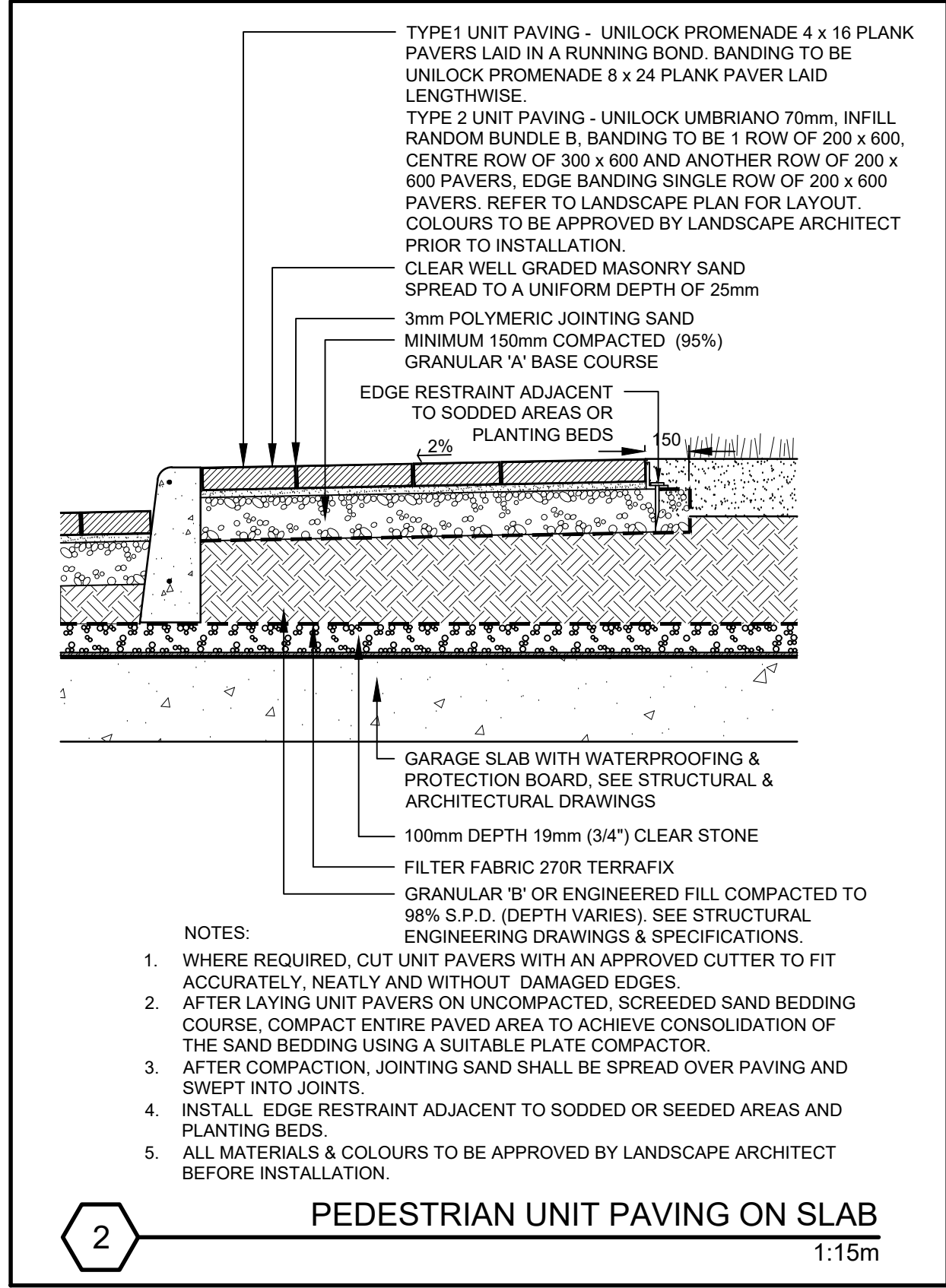
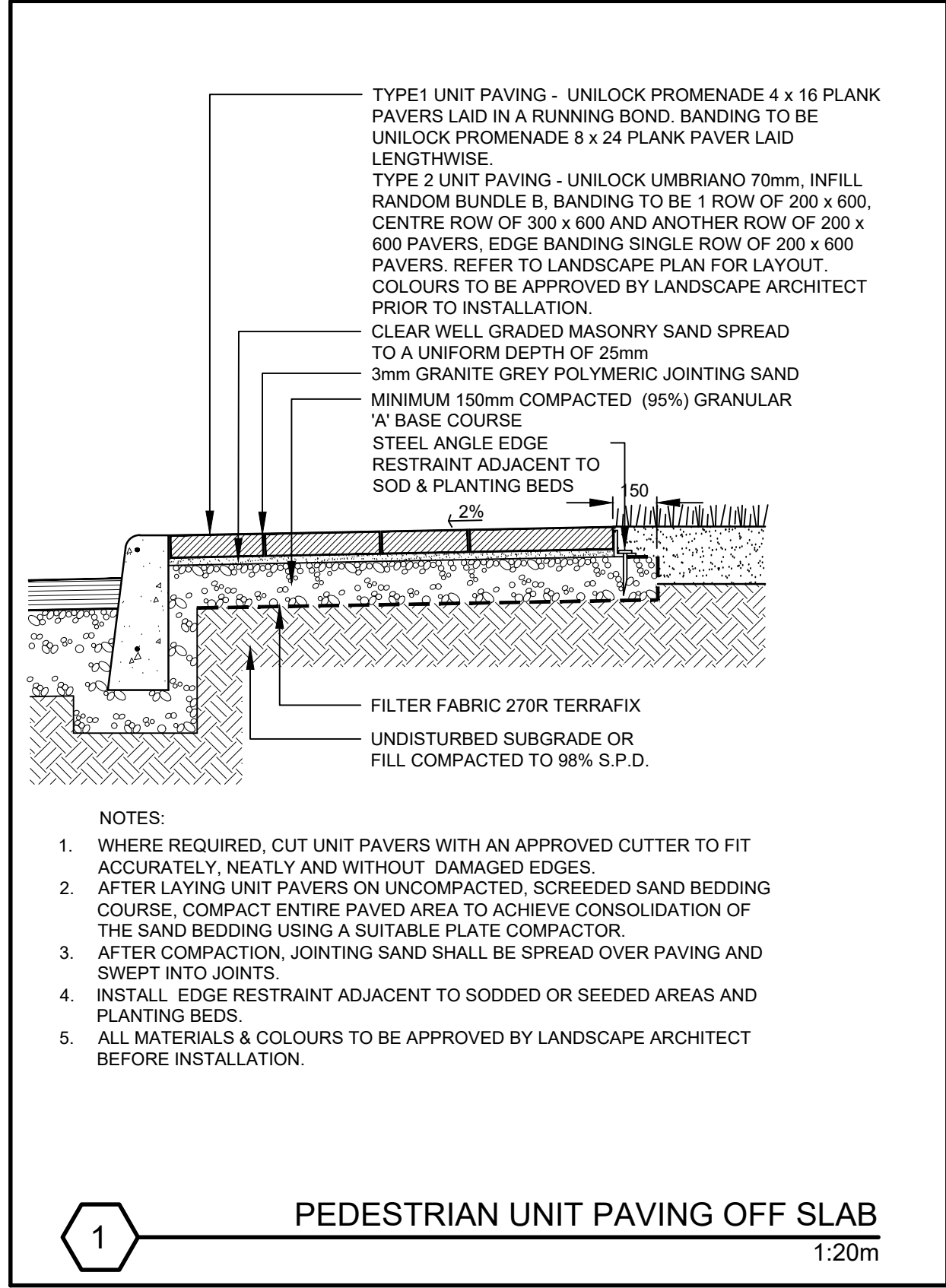


reviewed by
M.S.
drawn by
D.S.
date
1 May 2020
scale 1:150

drawing title
Amenity Landscape & Planting Plan - 4th Floor

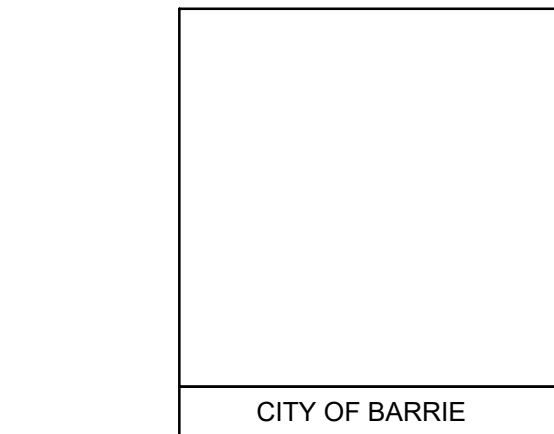
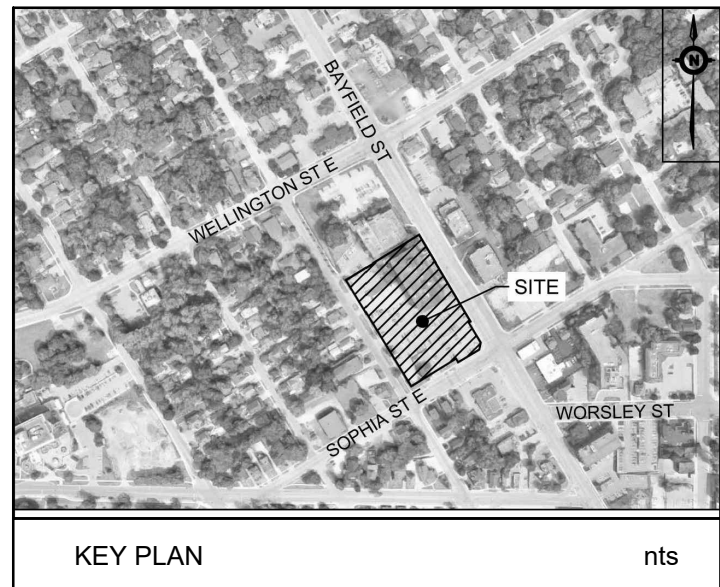
drawing number
L-3
project title
Bayfield Residential Development
136 Bayfield Street
Barrie, Ontario
Simcoe County
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2019-025
CITY FILE No. D14-1702

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client
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reviewed by
M.S.
drawn by
D.S. / K.F.
date
1 May 2020
scale AS SHOWN

drawing title
Landscape Details

drawing number
LD-1
project title
**Bayfield Residential Development
136 Bayfield Street
Barrie, Ontario
Simcoe County**
project number
2019-025
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