

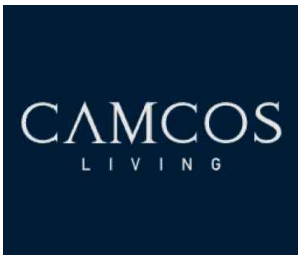
BOLTON VILLAGE - 13656 & 13668 EMIL KOLB PARKWAY

TOWN OF CALEDON
PLANNING
RECEIVED
December 15, 2025

List of Drawings

- L-1 LANDSCAPE/SURFACE MATERIALS PLAN (INTERIM CONDITION)
- L-2 PLANTING PLAN (INTERIM CONDITION)
- L-3 LANDSCAPE PLANS (FUTURE ROAD BUILD OUT)
- D-1 DETAILS
- D-2 DETAILS

OWNER:



CAMCOS LIVING
238 WELLINGTON STREET EAST, SUITE 100
AURORA, ONTARIO L4G 1J5

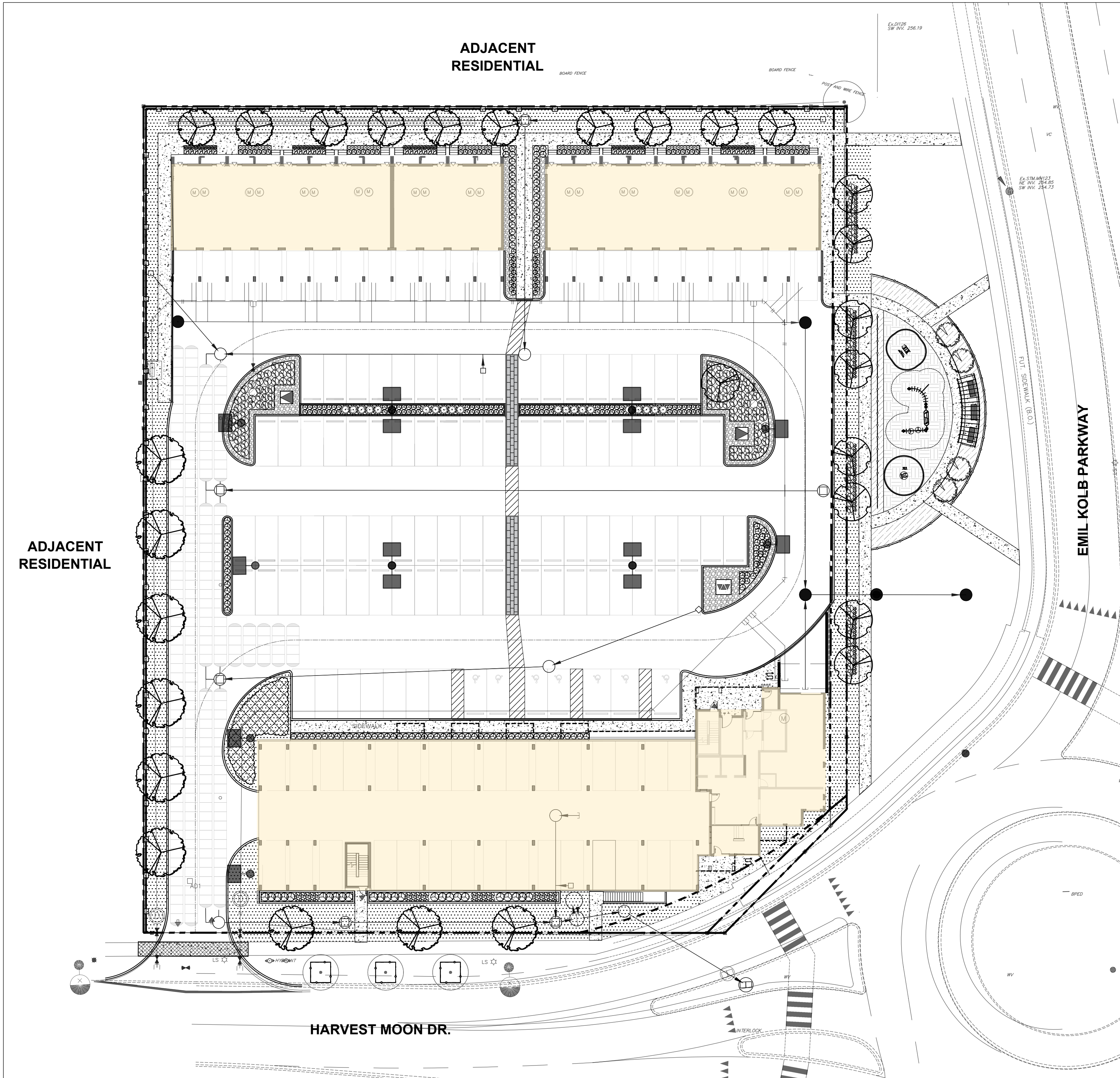
CONSULTANT:



John Shank, OALA, CSLA, Principal
95 Mural Street, Suite 207, Richmond Hill, ON L4B 3G2
Tel: 905.669.6838, www.landscapeplan.ca

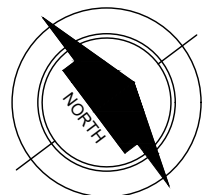


KEY PLAN - N.T.S



SUBJECT SITE

MASTER PLAN - 1:300



ISSUED FOR:
Tender ☐ Construction ☐
APPROVALS ☒

LPL No. 2024-046

ISSUED FOR APPROVALS

1
D-0

DETAIL #
SHEET #



| | | | |
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| | | | |
| R1 | ISSUED FOR SPA #2 | 251128 | LG |
| R0 | ISSUED FOR SPA #1 | 250226 | LG |
| no. | revision | date | by |

 **landscape planning**
LANDSCAPE ARCHITECTS

Suite 207, 95 Mural Street, Richmond Hill, Ontario L4B 3G2,
Tel. 905.669.6838, www.landscapeplan.ca

| | | |
|-------------------|----------------------------|-----------------------------------|
| drawn by ZC | reviewed by JS | drawing number: L-1 |
| date NOV. 2024 | scale 1:250 (24x36") | |

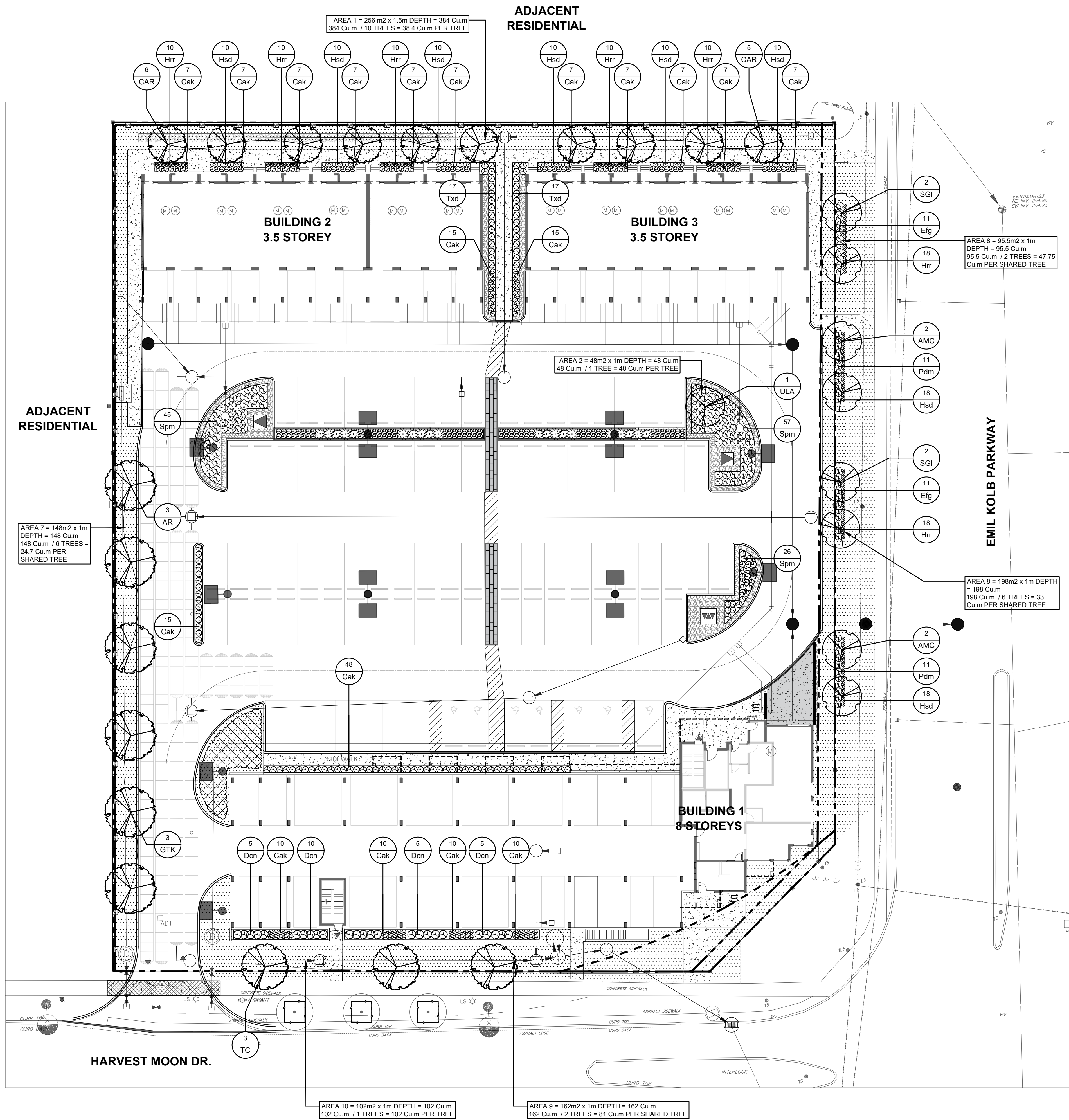
1. CONTRACTOR SHALL BE REQUIRED TO HAVE A FLAGMAN DIRECTING ALL DELIVERIES OF MACHINERY OR MATERIALS TO THE SITE.
2. CONTRACTOR SHALL PROTECT ALL IRON BARS, ANY DISTURBED BARS SHALL BE REPLACED BY OWNER AT CONTRACTOR'S EXPENSE.
3. CONTRACTOR SHALL REVIEW AND VERIFY SITE GRADES AND REPORT ANY DISCREPANCIES TO THE LANDSCAPE ARCHITECT. COMMENCEMENT OF GRADING SHALL CONSTITUTE ACCEPTANCE OF SITE CONDITIONS; NO CLAIMS FOR EXTRAS WILL BE ENTERTAINED THEREAFTER.
4. STORAGE OF MATERIALS, VEHICLES AND EQUIPMENT SHALL NOT BE PERMITTED WITHIN THE MUNICIPAL ROAD ALLOWANCE.
5. CONTRACTOR SHALL BE RESPONSIBLE TO CLEAN ROADS DAILY TO THE SATISFACTION OF THE LANDSCAPE ARCHITECT.
6. SITE SHALL BE MAINTAINED IN A CLEAN AND ORDERLY STATE FOR THE DURATION OF CONSTRUCTION; ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH THE OCCUPATIONAL HEALTH AND SAFETY ACT.
7. ALL TEMPORARY PROTECTIVE & SEDIMENT CONTROL FENCING SHALL BE MAINTAINED BY THE CONTRACTOR TO THE SATISFACTION OF THE L.A. FOR THE DURATION OF CONSTRUCTION.
8. CONTRACTOR SHALL SUPPLY & INSTALL FILTER FABRIC PROTECTION ON ALL EXISTING CATCH BASINS, WATER METER CHAMBERS, AND UTILITIES.
9. CONTRACTOR SHALL REPAIR AT HIS COST ANY DAMAGE ARISING DURING CONSTRUCTION.
10. ALL EXISTING VEGETATION TO BE RETAINED SHALL BE PROTECTED BY THE GENERAL CONTRACTOR FOR THE DURATION OF CONSTRUCTION.
11. ALL EXISTING UTILITIES SHOWN ON THE DRAWINGS ARE FOR REFERENCE PURPOSES ONLY. THE GENERAL CONTRACTOR SHALL CONTACT THE UTILITY COMPANIES FOR UTILITY STAKEOUT. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ANY DAMAGES CAUSED TO EXISTING UTILITIES DURING CONSTRUCTION.
12. ALL CONSTRUCTION TO BE CARRIED OUT IN ACCORDANCE WITH THE MOST CURRENT PROVINCIAL AND MUNICIPAL STANDARDS AND SPECIFICATIONS.
13. THE CONDITION OF CURBS, SIDEWALKS, STREET TREES AND UTILITIES LOCATED WITHIN THE R.O.W. SHALL BE REVIEWED AND DOCUMENTED BETWEEN ALL PARTIES PRIOR TO THE START OF CONSTRUCTION.
14. **DUST CONTROL:** CONTRACTOR SHALL TAKE ALL NECESSARY MEASURES TO CONTROL DUST ON THIS PROJECT SITE ON A DAILY BASIS AND TO THE SATISFACTION OF THE CONSULTANT.

**STAMPED ASPHALT SCHEDULE (REFER
TO STAMPED ASPHALT DETAIL 3-D/1)**

| STAMPED ASPHALT SCHEDULE | | | | |
|--------------------------|--------------|---------------------|-----------------------|-------|
| KEY | MANUFACTURER | PATTERN | COLOUR | |
| (A) | TYPE A | HUB SURFACE SYSTEMS | OFFSET BRICK | KHAKI |
| (B) | TYPE B | HUB SURFACE SYSTEMS | SOLDIER COURSE BORDER | WHITE |

user: g:\lbibbons file: L:\LPL Projects\2024\2024-046 - Email Kolb Parkway (Bolton) ZBA-SPA\1.0 Site Plan Phase\CAD\2024-046 251016 R01 SPA.dwg plot: Nov 28, 2025 - 11:05am

user: gibbons file: L:\PL Projects\2024\2024-046 - Emil Kolb Parkway (Bolton) ZBA-SPA\1.0 Site Plan Phase\CAD\2024-046_251016_R01_SPA.dwg plot: Nov 28, 2025 - 11:03am



GENERAL PLANTING AND BED PREPARATION NOTES:

PLANT PERFORMANCE:

- ALL PLANT MATERIAL SHALL BE NURSERY STOCK CONFORMING TO THE LATEST EDITION OF THE CANADIAN STANDARDS FOR NURSERY STOCK AS PUBLISHED BY THE CANADIAN NURSERY LANDSCAPE ASSOCIATION.
- ALL PLANTS SHALL BE HEALTHY, VIGOROUS PLANTS, FREE FROM DEFECTS, DECAY, DISFIGURING ROOTS, SUN-SCALD INJURIES, BARK ABRASIONS, PLANT DISEASES AND PESTS AND ALL FORMS OF INFESTATIONS OR OBJECTIONABLE DISFIGUREMENTS.
- ALL PLANTS SHALL BE TRUE TO NAME, SIZE, CONDITION AND QUANTITY AS PER PLAN AND PLANT LIST SPECIFICATIONS.
- ALL PLANT MATERIAL SHALL BE UNWRAPPED PRIOR TO INSPECTION. THE LANDSCAPE ARCHITECT RESERVES THE RIGHT TO INSPECT ALL PLANT MATERIAL AND REJECT ALL MATERIAL THAT DOES NOT MEET THE STANDARDS LISTED HEREIN.
- SUBSTITUTIONS WILL NOT BE ACCEPTED WITHOUT PRIOR WRITTEN REQUEST BY THE CONSULTING LANDSCAPE ARCHITECT. ADDITIONAL PLANT QUANTITIES WILL BE REQUIRED TO COMPENSATE FOR APPROVED REDUCTION IN SIZE DUE TO UNAVAILABILITY OF MATERIALS, TO THE SATISFACTION OF THE LANDSCAPE ARCHITECT.
- ALL TREES SHALL BE OPEN-GROWN FOR WIND-FIRMNESS. TREES SHALL NOT BE LEANING OR HAVE SIGNIFICANT SWEEP, CROOK OR BEND. DECIDUOUS TREES SHALL HAVE APPROXIMATELY TWO-THIRDS OF THEIR TOTAL HEIGHT IN LIVING BRANCHES. ALL TREES SHALL HAVE GOOD CROWN SHAPE AND COLOUR (EVERGREENS) CHARACTERISTIC OF THEIR SPECIES. TREES SHALL HAVE A SINGLE DOMINANT LEADER WITH NO SIDE BRANCHES TALLER / LONGER THAN THE MAIN LEADER.
- IF REQUIRED, TREES SHALL BE PROPERLY TARGET PRUNED (NEVER FLUSH CUT, TRIMMED, ROUNDED-OVER, HEDGED, TIPPED OR TOPPED) AND DEAD / DAMAGED BRANCHES SHALL BE REMOVED. BRANCHES THAT CROSS-OVER EACH OTHER OR RUB AGAINST EACH OTHER, CO-DOMINANT LEADERS, AND BRANCHES GROWING UPWARD INSIDE THE CROWN SHALL BE PROPERLY PRUNED. TREES SHALL NOT BE TREATED AT ANY TIME WITH WOUND PAINT.
- ALL TREES SHALL HAVE ROOT BALL SIZES THAT MEET OR EXCEED NURSERY STANDARDS. ROOT BALLS SHALL BE FIRM AND STRUCTURALLY INTEGRAL WITH THE TRUNK.
- SHRUBS AND GROUND COVERS SHALL HAVE FULL, WELL BRANCHED CROWNS TYPICAL OF SPECIES OR VARIETY. ROOT SYSTEMS SHALL BE AMPLE, WELL-BALANCED AND FIBROUS, CAPABLE OF SUSTAINING VIGOROUS GROWTH. PLANTS THAT ARE WEAK OR THIN, UNDERSIZED, OR HAVE BEEN CUT BACK FROM LARGER GRADES TO MEET SPECIFICATIONS SHALL BE REJECTED.
- ALL SOD SHALL BE TURFGRASS NURSERY SOD CONFORMING TO THE LATEST SPECIFICATIONS OF THE ONTARIO SOD ASSOCIATION AND THE THE NURSERY SOD GROWERS ASSOCIATION.

TOPSOIL REQUIREMENTS:

- SOD AND SEED: 300mm DEPTH
TOPSOIL MAKE UP: TOPSOIL SHALL BE A FERTILE, NATURAL LOAM, CAPABLE OF SUSTAINING HEALTHY GROWTH, CONTAINING A MINIMUM OF 4% ORGANIC MATTER FOR CLAY LOAMS AND 2% ORGANIC MATTER FOR SANDY LOAM, TO A MAXIMUM OF 25% BY VOLUME. TOPSOIL SHALL BE LOOSE AND FRABLE, FREE OF SUBSOIL, CLAY LUMPS, STONES, ROOTS OR ANY OTHER DELETERIOUS MATERIAL GREATER THAN 50MM DIAMETER. TOPSOIL SHALL BE FREE OF ALL LITTER AND TOXIC MATERIALS THAT MAY BE HARMFUL TO PLANT GROWTH. TOPSOIL CONTAINING SOD CLUMPS, CRABGRASS, COUCHGRASS OR OTHER NOXIOUS WEEDS IS NOT ACCEPTABLE. TOPSOIL SHALL NOT BE DELIVERED OR PLACED IN A FROZEN OR EXCESSIVELY WET CONDITION. TOPSOIL ACIDITY / ALKALINITY SHALL BE IN THE RANGE OF 6.0PH TO 7.5PH.
- TREE PITS: 900mm DEPTH
TRIPLE MIX
- CONTINUOUS TREE PITS: 900mm DEPTH
TRIPLE MIX
- CONTINUOUS BEDS: 900mm DEPTH
TRIPLE MIX

SERVICES, STAKEOUTS & PLANTING ADJUSTMENTS

- CONTRACTORS SHALL OBTAIN STAKEOUTS FROM ALL UTILITIES PRIOR TO LANDSCAPE INSTALLATIONS.

REFER TO SHEET D-1 FOR TOWN
OF CALEDON GENERAL
LANDSCAPE NOTES & DETAILS

PLANT LIST

DECIDUOUS TREES

| Count | Key | BOTANICAL NAME | COMMON NAME | CALIPER | HEIGHT | ROOT | SPREAD | NOTE |
|-------|-----|---|-----------------------------|---------|--------|------|--------|-------------------|
| 11 | CAR | Carpinus betulus 'Fastigiata' | Pyramidal European Hornbeam | 60mm | - | W.B. | - | 9-10m SPACING O/C |
| 3 | AR | Acer rubrum | Red Maple | 60mm | - | W.B. | - | 9-10m SPACING O/C |
| 3 | GTK | Gleditsia triacanthos inermis 'Skyline' | Skyline Honey-locust | 60mm | - | W.B. | - | 9-10m SPACING O/C |
| 4 | AMC | Amelanchier canadensis | Serviceberry | 60mm | - | W.B. | - | 9-10m SPACING O/C |
| 1 | ULA | Ulmus japonica x wilsoniana 'Morton' | Accolade Elm | 60mm | - | W.B. | - | 9-10m SPACING O/C |
| 3 | TC | Tilia cordata | Littleleaf Linden | 60mm | - | W.B. | - | 9-10m SPACING O/C |
| 4 | SGI | Syringa reticulata 'Ivory Silk' | Ivory Silk Tree Lilac | 60mm | - | W.B. | - | 9-10m SPACING O/C |

DECIDUOUS SHRUBS

| Count | Key | BOTANICAL NAME | COMMON NAME | CALIPER | HEIGHT | ROOT | SPREAD | NOTE |
|-------|-----|-------------------------------------|-----------------------|---------|--------|--------|--------|------|
| 22 | Pdm | Physocarpus opulifolius 'Donna May' | Little Devil Ninebark | - | 60CM | 3 GAL. | - | - |
| 128 | Spm | Spiraea japonica 'Flaming Mound' | Flaming Mound Spirea | - | 60CM | 3 GAL. | - | - |
| 25 | Dcn | Deutzia crenata 'Nikko' | Dwarf Nikko Deutzia | - | 60CM | 3 GAL. | - | - |

CONIFEROUS TREES

| Count | Key | BOTANICAL NAME | COMMON NAME | CALIPER | HEIGHT | ROOT | SPREAD | NOTE |
|-------|-----|------------------------------|---------------|---------|--------|------|--------|------|
| 11 | TOE | Thuja occidentalis 'Emerald' | Emerald Cedar | - | 200CM | - | W.B. | - |

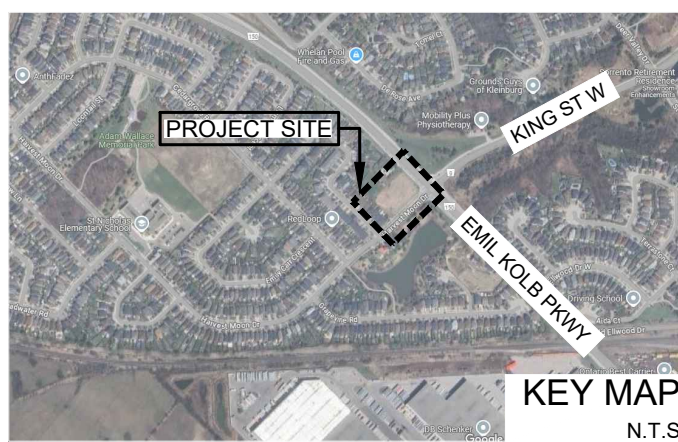
CONIFEROUS SHRUBS

| Count | Key | BOTANICAL NAME | COMMON NAME | CALIPER | HEIGHT | ROOT | SPREAD | NOTE |
|-------|-----|-------------------------------------|--------------------------|---------|--------|--------|--------|------|
| 22 | Efg | Euonymus fortunei 'Emerald 'N Gold' | Emerald 'N Gold Euonymus | - | 60CM | 3 GAL. | - | - |
| 49 | Txd | Taxus media 'Densiformis' | Dense Yew | - | 60CM | 3 GAL. | - | - |

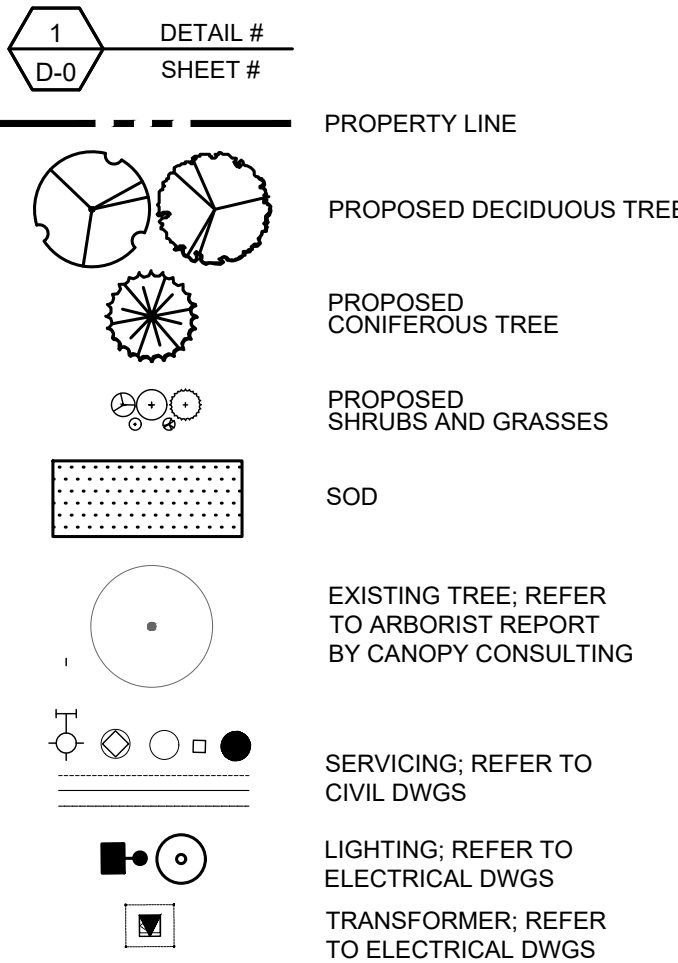
PERENNIALS & GRASSES

| Count | Key | BOTANICAL NAME | COMMON NAME | CALIPER | HEIGHT | ROOT | SPREAD | NOTE |
|-------|-----|--|----------------------------------|---------|--------|--------|--------|------|
| 86 | Hrr | Hemerocallis 'Rosy Returns' | Rosy Returns Daylily | - | - | 1 GAL. | - | - |
| 210 | Cak | Calamagrostis acutiflora 'Karl Foerster' | Karl Foerster Feather Reed Grass | - | - | 1 GAL. | - | - |
| 96 | Hsd | Hemerocallis 'Stella d'Oro' | Stella d'Oro Daylily | - | - | 1 GAL. | - | - |

TOWN OF CALEDON
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LEGEND:

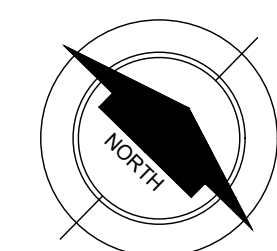


0m 5m 10m 15m

SCALE BAR: 1:250

| NO. | revision | date | by |
|-----|-------------------|--------|----|
| R1 | ISSUED FOR SPA #2 | 251128 | LG |
| R0 | ISSUED FOR SPA #1 | 250226 | LG |

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project number
2024-046

landscape planning
LANDSCAPE ARCHITECTS
Suite 207, 95 Mural Street, Richmond Hill, Ontario L4B 3G2,
Tel. 905.669.6638, www.landscapeplan.ca

project title
BOLTON VILLAGE

13656 & 13668 EMIL KOLB PARKWAY
BOLTON, ON

city file: SPA 2021-0077

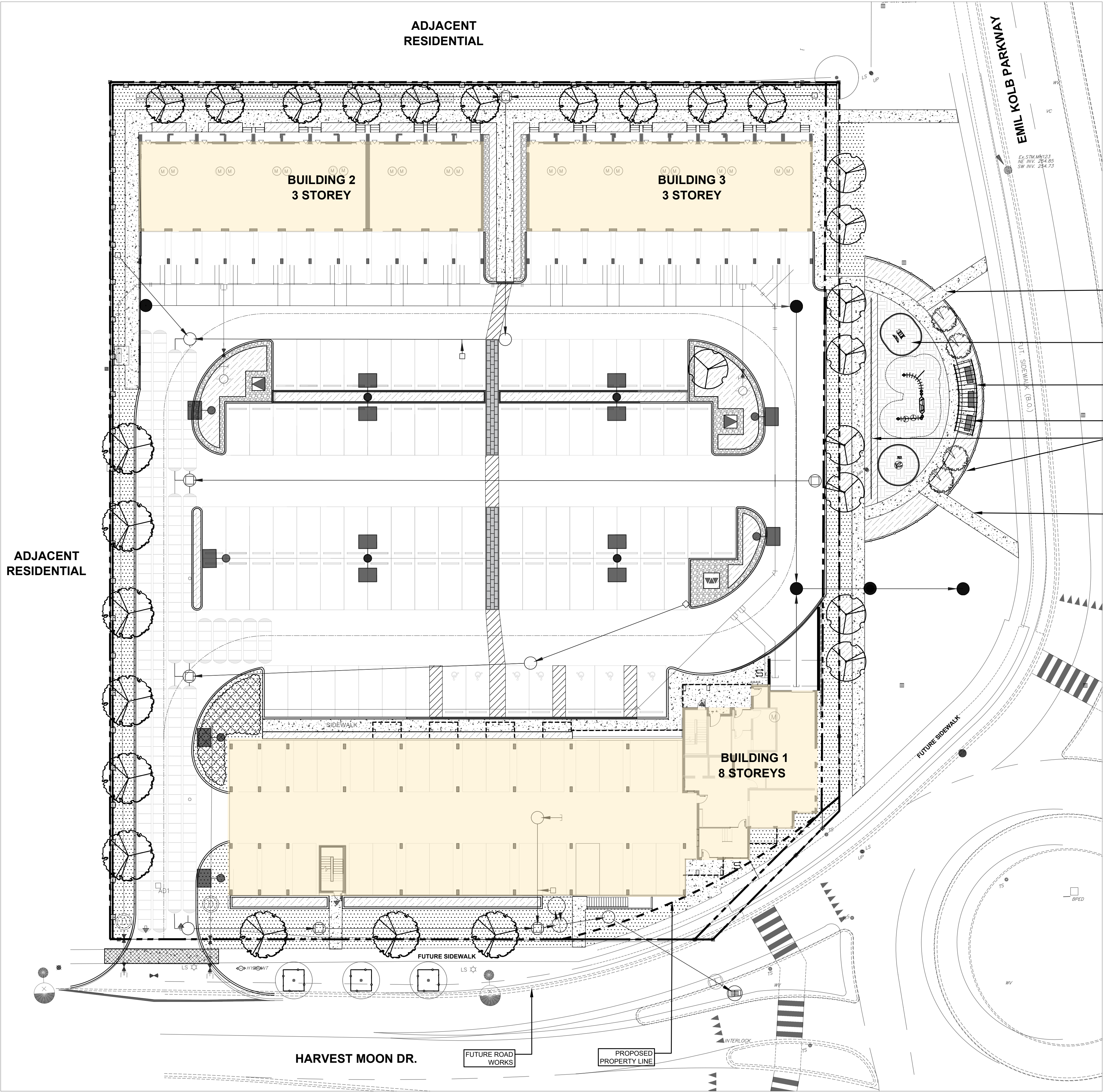
municipality: TOWN OF BOLTON

drawing title

LANDSCAPE/SURFACE
MATERIALS PLAN
(INTERIM CONDITION)

| | | |
|-----------|-------------------|-----------------|
| drawn by | reviewed by | drawing number: |
| ZC | JS | L-2 |
| date | scale | |
| NOV. 2024 | 1:250 (24x36") | |

user: gibbons file: L:\PL Projects\2024\2024-046 - Emil Kolb Parkway (Bolton) ZBA-SPA\1.0 Site Plan PhaseCAD\2024-046_251016_R01_SPA.dwg plot: Nov 28, 2025 - 11:05am



CONCRETE PAVING;
REFER TO ENG
DWGS

PLAYGROUND WITH
ENGINEERED WOOD
SAFETY SURFACE
(146 Sq.m)

PROPOSED SHADE
STRUCTURE

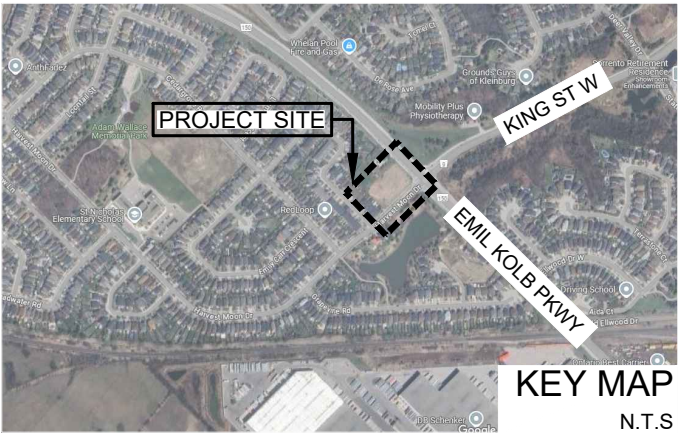
BENCHES

1.2m H.T.
DECORATIVE METAL
FENCE

CONCRETE PAVING;
REFER TO ENG
DWGS

NOTE: PLAYGROUND
& PLANTING TO
FUTURE DETAIL UPON
FEEDBACK AND
DISCUSSIONS WITH
THE TOWN

TOWN OF CALEDON
PLANNING
RECEIVED
December 15, 2025



LEGEND:

1
D-0
DETAIL #
SHEET #

0m 5m 10m 15m

SCALE BAR: 1:250

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| R1 | ISSUED FOR SPA #2 | 251128 | LG |
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| no. | revision | date | by |

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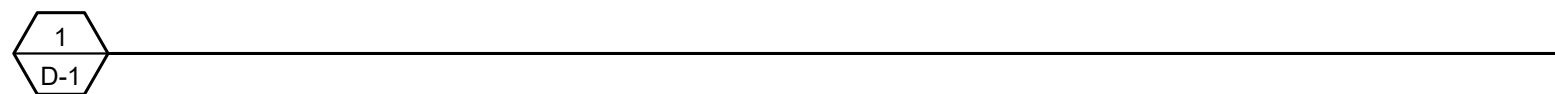
13656 & 13668 EMIL KOLB PARKWAY
BOLTON, ON

city file: SPA 2021-0077

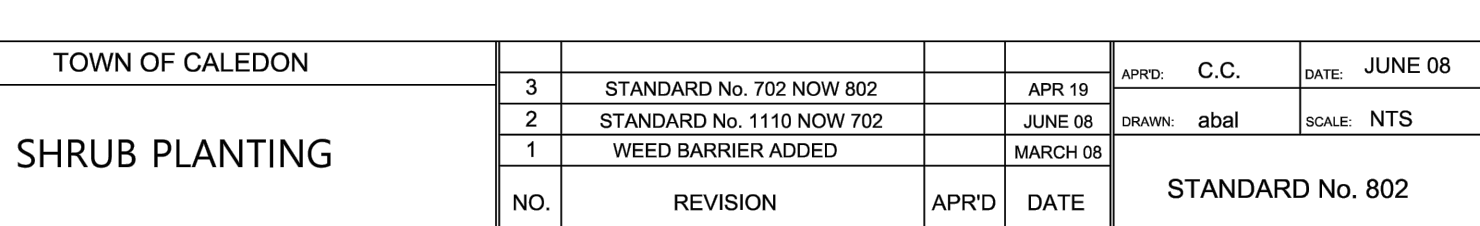
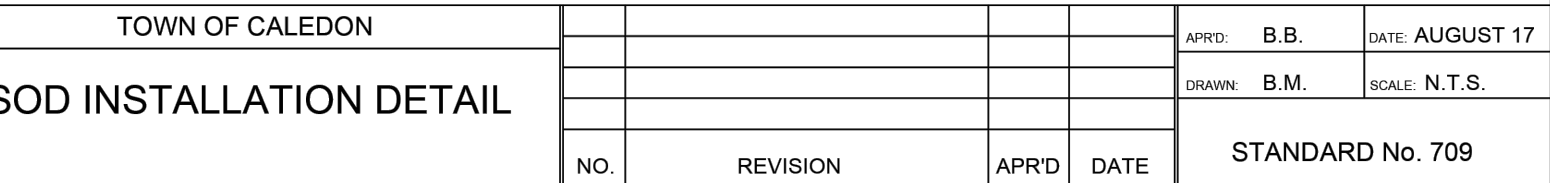
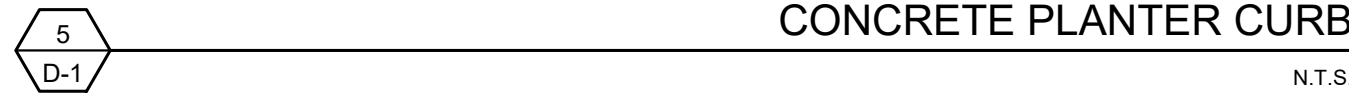
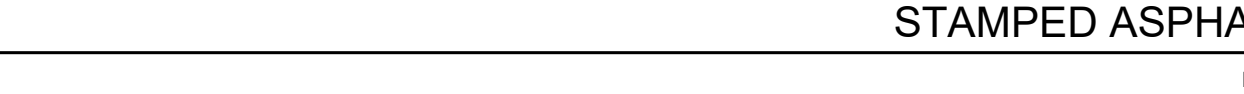
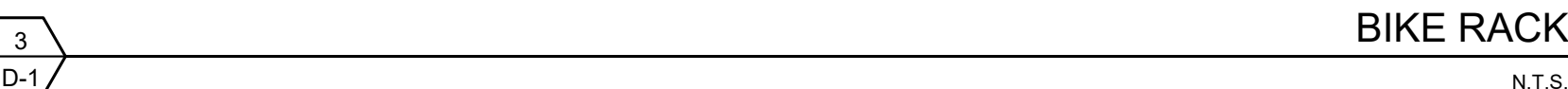
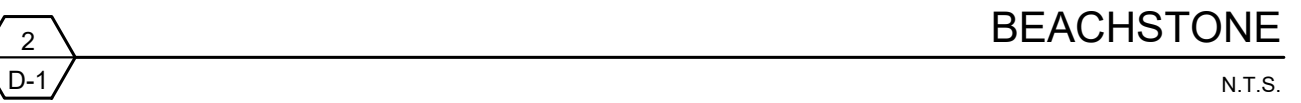
municipality: TOWN OF BOLTON

drawing title
**LANDSCAPE PLANS
(FUTURE ROAD BUILD
OUT)**

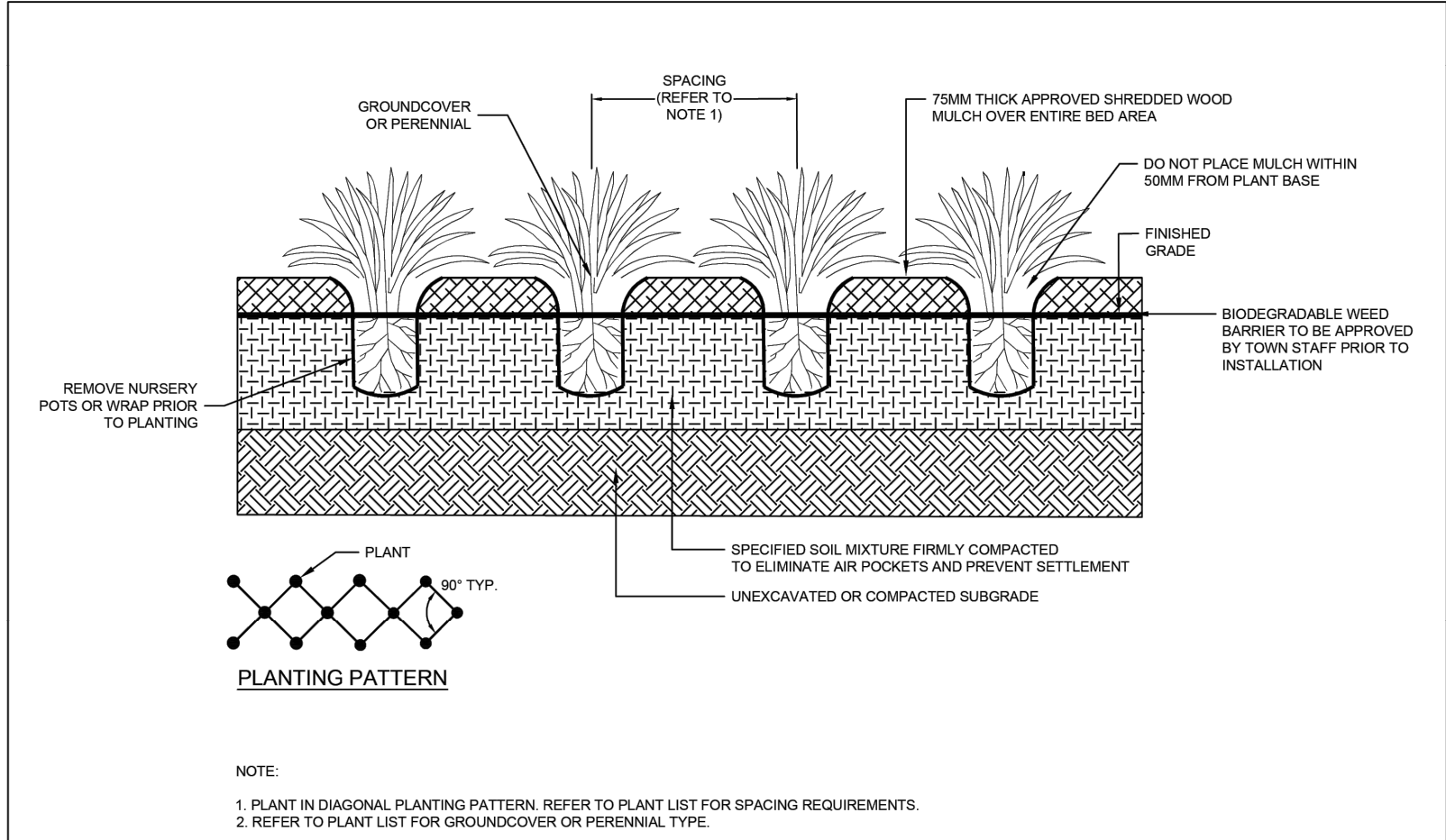
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| drawn by ZC | reviewed by JS | drawing number: L-2 |
| date NOV. 2024 | scale 1:250 (24x36") | |



- WOOD PRIVACY FENCE
-
- N.T.S.



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| | | | | | | |
|--|-----|----------|------|------|------------------|-----------------|
| TOWN OF CALEDON | | | | | APRD: B.B. | DATE: AUGUST 17 |
| GROUND COVER AND PERENNIAL PLANTING DETAIL | | | | | DRAWN: B.M. | SCALE: N.T.S. |
| | NO. | REVISION | APRD | DATE | STANDARD No. 803 | |

GENERAL NOTES - LANDSCAPING

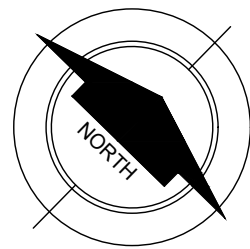
- NOTE 1**
DEPICTED ON THIS PLAN ARE THE SPECIES AND THE APPROXIMATE LOCATION OF STREET TREE. ONCE DRIVEWAYS, UTILITIES AND LIGHT STANDARDS HAVE BEEN INSTALLED, THE EXACT LOCATION OF STREET TREES WILL BE DETERMINED ON SITE BY THE LANDSCAPE CONSULTANT AND APPROVED BY THE MUNICIPALITY PRIOR TO PLANTING.
- NOTE 2**
MINIMUM CLEARANCES FOR STREET TREES (WHEN TREES ARE PLANTED 1.5M FROM THE CURB):
2M FROM WATER HYDRANTS
2M FROM DRIVEWAYS
2M FROM NEIGHBOURHOOD MAILBOXES
3M FROM HYDRO TRANSFORMERS
5M FROM STREETLIGHTS
15M MINIMUM FROM STREET LINE (STREET INTERSECTION AS MEASURED FROM BACK OF CURB) AND BEHIND THE DAYLIGHT TRIANGLE AS PER THE GEOMETRIC DESIGN STANDARDS FOR ONTARIO HIGHWAYS
18M FROM FACE OF ALL WARNING AND REGULATORY SIGNS
- NOTE 3**
THE TREE PITS AND PLANTING BEDS FOR ALL TREES AND SHRUBS LOCATED WITHIN 1 METRE OF UNDERGROUND UTILITIES ARE TO BE HAND DUG.

| | | | | | | |
|---------------------------|-----|-------------------------------|------|---------|------------------|------------------|
| TOWN OF CALEDON | | | | | APRD: C.C. | DATE: APRIL 2000 |
| GENERAL LANDSCAPING NOTES | | | | | DRAWN: BJM | SCALE: NTS |
| | 2 | TEXT REVISION, STD103 NOW 700 | | JAN 18 | | |
| | 1 | STANDARD No. 130 NOW 103 | | JUNE 08 | | |
| | NO. | REVISION | APRD | DATE | STANDARD No. 700 | |

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| R1 | ISSUED FOR SPA #2 | 251128 | LG |
| R0 | ISSUED FOR SPA #1 | 250226 | LG |
| NO. | revision | date | by |

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BOLTON VILLAGE

13656 & 13668 EMIL KOLB PARKWAY
BOLTON, ON

city file: SPA 2021-0077

municipality: TOWN OF BOLTON

drawing title

DETAILS

| | | |
|-----------|--------------------|-----------------|
| drawn by | reviewed by | drawing number: |
| ZC | JS | D-2 |
| date | scale | |
| NOV. 2024 | N.T.S. (24x36") | |