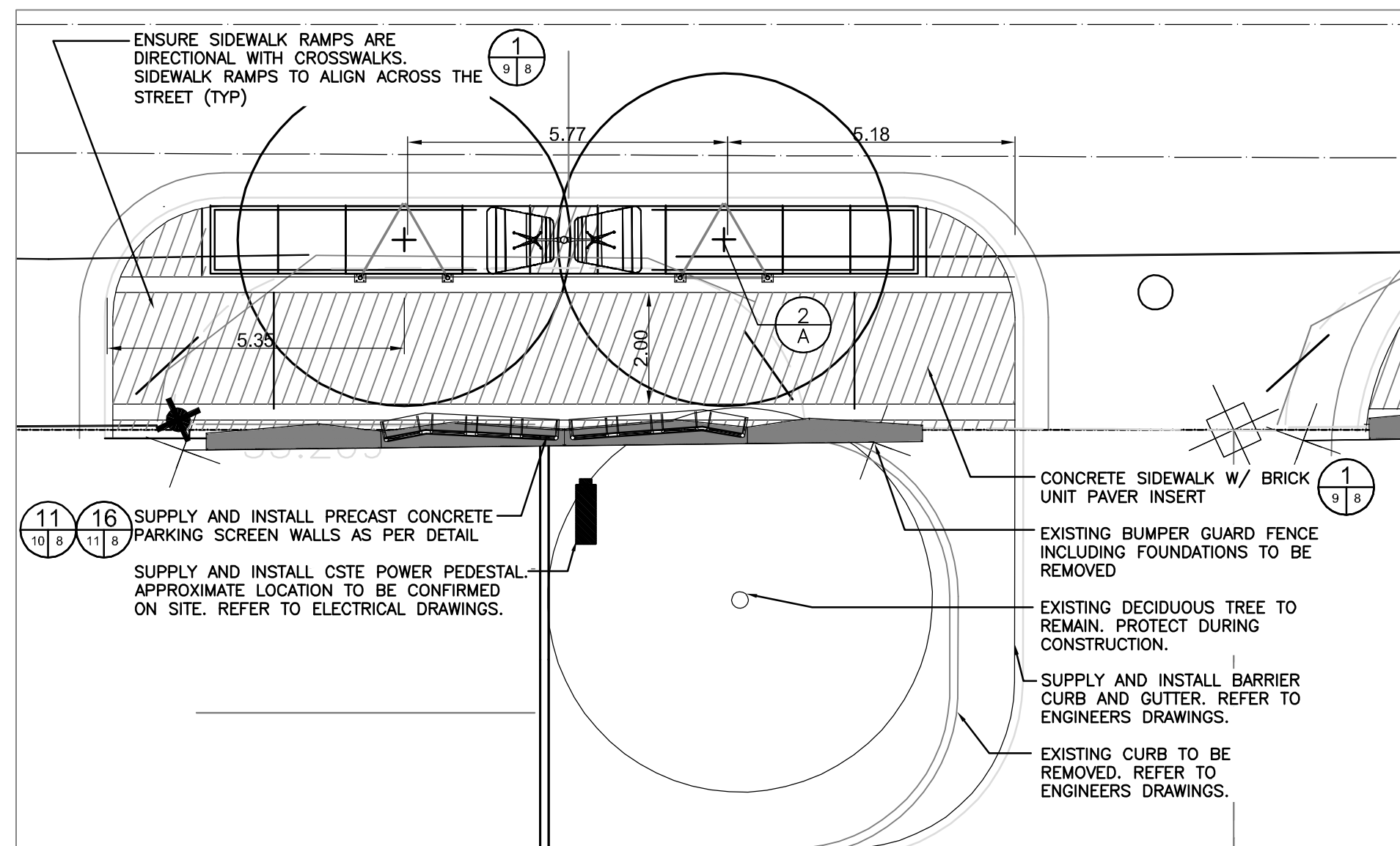
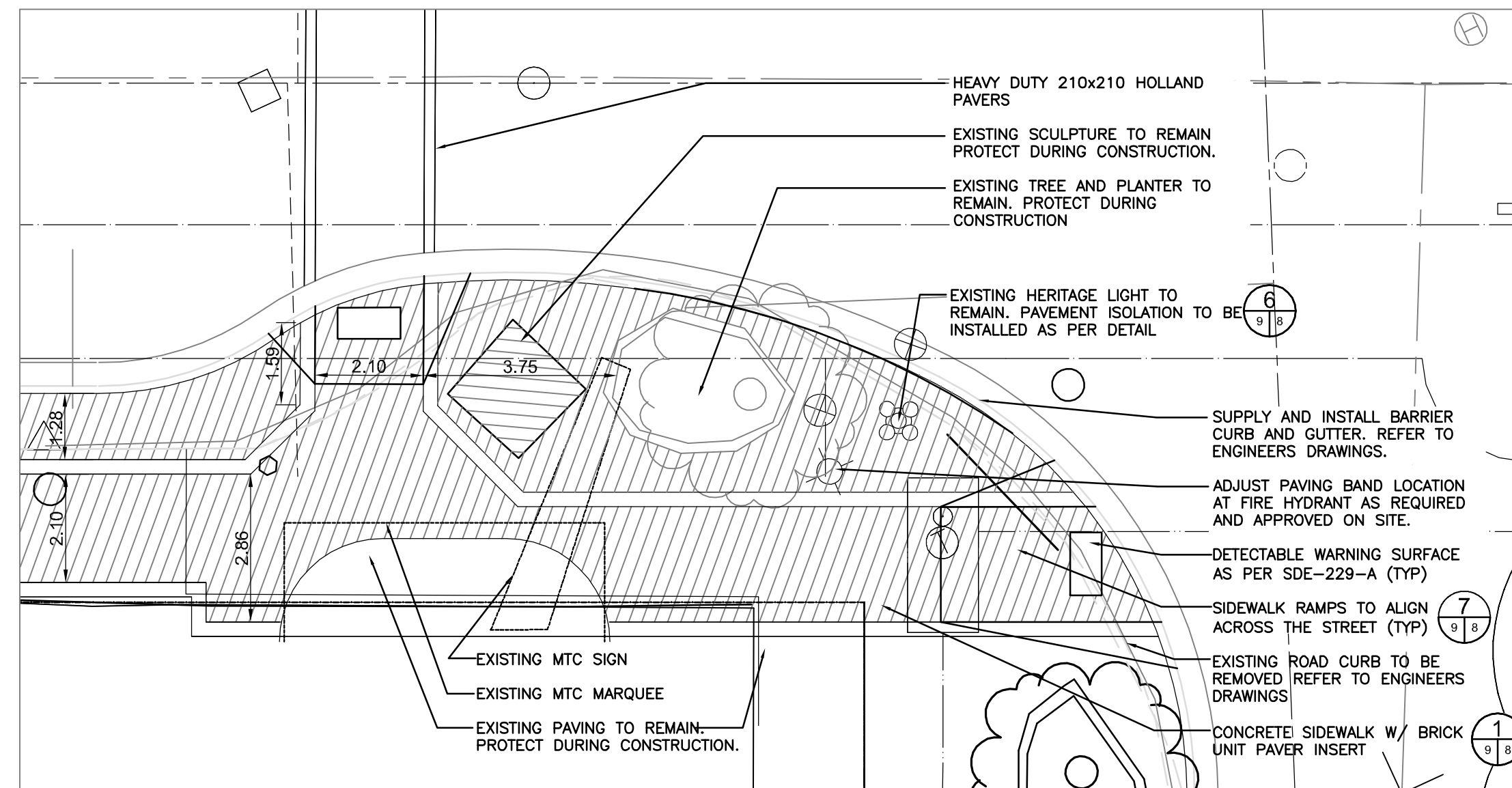


SITE LAYOUT - MARKET AVENUE - SCALE 1:250



ENLARGEMENT 1 - SCALE 1:100



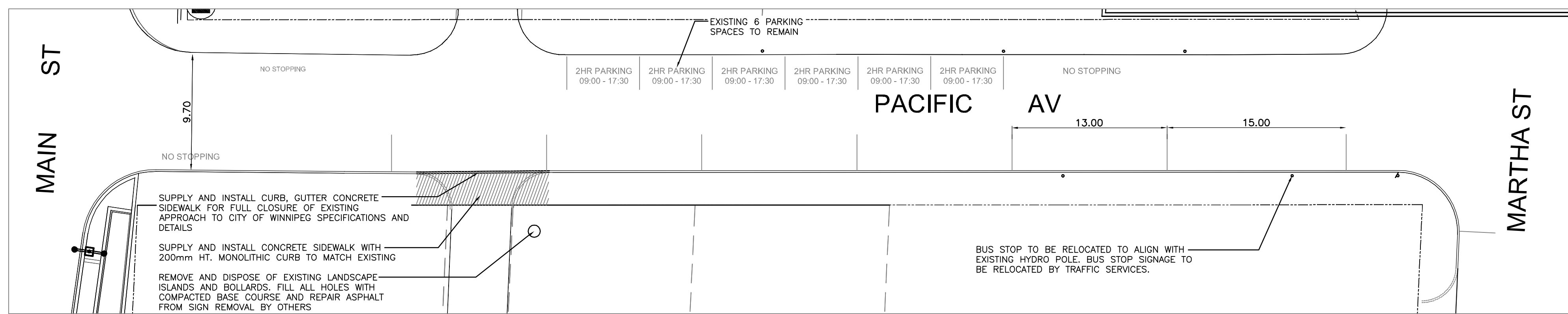
ENLARGEMENT 2 - SCALE 1:100

PLANT LIST

KEY	QTY.	COMMON NAME/ BOTANICAL NAME	SIZE	REMARKS
<b>DECIDUOUS TREES</b>				
A	4	AMERICAN ELM / ULMUS AMERICANA	75mm cal.	SPECIMEN, B&B, MACHINE DUG WITH MIN. 10 BRANCHES IN WELL BRANCHED HEAD, STRAIGHT TRUNK, MIN. HT. 6500mm, BRANCHING HT. 1800mm.
B	6	DROPMORE LINDEN / TILIA FLAVESCENS 'DROPMORE'	75mm cal.	SPECIMEN, B&B, MACHINE DUG WITH MIN. 10 BRANCHES IN WELL BRANCHED HEAD, STRAIGHT TRUNK, MIN. HT. 6500mm, BRANCHING HT. 1800mm.

GENERAL NOTES

- REFER TO ENGINEER'S DRAWINGS FOR ALL GRADE INFORMATION.
- ALL DIMENSIONS SHOWN IN METRIC UNITS. NUMBERS WITH DECIMALS INDICATE METERS. WHOLE NUMBERS INDICATE MILLIMETERS.
- ALL UTILITIES ARE SHOWN AS INFORMATION ONLY. CONTRACTOR TO CONFIRM LOCATION OF ALL UTILITIES ON SITE PRIOR TO CONSTRUCTION.
- THE CONTRACTOR SHALL PROVIDE A QUALIFIED CREW TO LAYOUT STREETSCAPING ELEMENTS. THE CREW SHALL BE EQUIPPED WITH ALL THE NECESSARY EQUIPMENT TO PROVIDE HORIZONTAL AND VERTICAL LAYOUT IN ACCORDANCE WITH THE PLANS AND SPECIFICATIONS.
- CONTRACTOR TO STAKE OUT LOCATION OF ALL WORKS FOR APPROVAL BY CONTRACT ADMINISTRATOR PRIOR TO ANY CONSTRUCTION OR REMOVALS.
- CONTRACTOR TO CONFIRM ALL DIMENSIONS ON SITE AND REPORT ANY DISCREPANCIES TO THE CONTRACT ADMINISTRATOR PRIOR TO CONSTRUCTION.
- DURING CONSTRUCTION, CONTRACTOR TO PROTECT TO CITY OF WINNIPEG STANDARDS ALL EXISTING TREES, SIDEWALKS, CURBS, SOD, UTILITIES, AND PAVING TO REMAIN. AREAS DAMAGED DURING CONSTRUCTION TO BE REPAIRED TO CITY OF WINNIPEG STANDARDS AT CONTRACTOR'S COST.
- CONTRACTOR IS RESPONSIBLE FOR ALL REMOVALS AS REQUIRED TO CONSTRUCT ALL WORKS AS SHOWN ON PLANS AND DETAILS. ALL ITEMS TO BE REMOVED MUST BE DISPOSED OF LEGALLY OFF SITE. ALL REUSABLE PAVING STONE TO BE STOCKPILED FOR REINSTALLATION. DISPOSE OF EXCESS AND UNSUITABLE MATERIAL.
- PAVING ISOLATIONS TO BE INSTALLED AT EXISTING AND PROPOSED STREET POLES AS PER DETAIL 6. FORMS TO REMAIN IN PLACE UNTIL BASE IS REMOVED BY MANITOBA HYDRO.
- CONTRACTOR TO SUPPLY AND INSTALL SQUARE CONCRETE COLLARS FOR ALL SURFACE UTILITIES IN SIDEWALK. WHERE COLLAR EXTENDS INTO PAVING BANDS CONTRACTOR TO ENSURE CONCRETE EXTENDS TO NEAREST LINE OF PAVEMENT OR BRICK.
- CONTRACTOR TO REPAIR ALL ON AND OFF SITE SODDED AREAS, SHRUB BEDS, TREES, CONCRETE, ROAD PAVING AND CURBS ETC., DAMAGED DURING CONSTRUCTION TO CONTRACT ADMINISTRATOR'S SATISFACTION AND TO THE CITY OF WINNIPEG STANDARDS AT HIS/HER OWN COST.
- ALL WORK TO BE DONE IN ACCORDANCE WITH CITY OF WINNIPEG STANDARD CONSTRUCTION SPECIFICATIONS UNLESS OTHERWISE NOTED.
- REFER ALSO TO WRITTEN SPECIFICATIONS.
- CONSTRUCTION ACCESS TO BE LIMITED TO THE ROUTES SPECIFIED ON SITE BY CONTRACT ADMINISTRATOR.
- CONTRACTOR TO ADJUST GRADES OF ALL SERVICES WITHIN LIMIT OF WORK AS REQUIRED INCLUDING ALL MANHOLES, CATCH BASINS, FIRE HYDRANT, CURB STOPS, ETC
- REMOVAL OF STREET SIGNAGE BY TRAFFIC SERVICES AS REQUIRED. CONTRACTOR TO INSTALL SIGN POST CLAMPS SUPPLIED BY TRAFFIC SERVICES IN LOCATIONS INDICATED BY TRAFFIC SERVICES. CONTACT: GREG SKINNER 794-4294



SITE LAYOUT - PACIFIC AVENUE - SCALE 1:250

WARNING

IF POWER EQUIPMENT OR EXPLOSIVES ARE TO BE USED FOR EXCAVATION ON THIS PROJECT THE CONTRACTOR MUST:  
 1) NOTIFY THE GAS COMPANY OF THE PROPOSED LOCATION OF EXCAVATION.  
 2) TAKE PRECAUTION TO AVOID DAMAGE TO GAS COMPANY INSTALLATIONS.  
 SEE PROVINCIAL REGULATION 140/92 FOR DETAILS



EXISTING	LEGEND-PLAN	PROPOSED	EXISTING	LEGEND-PLAN	PROPOSED	EXISTING	LEGEND-PROFILE	PROPOSED
150 WM	WATERMAIN	150 WM	HYDRO	---	---	150 WM	WATERMAIN	---
300 LWS	HYDRANT	300 LWS	M.T.S.	---	---	300 LWS	HYDRANT, VALVE	---
250 WWS	VALVE	250 WWS	CONCRETE	---	---	250 WWS	LAND DRAINAGE SEWER	---
	LAND DRAINAGE SEWER		SOD	---	---		WASTE WATER SEWER	---
	WASTE WATER SEWER		SIDEWALK	---	---		@ PROFILE	---
	MANHOLE		PROPERTY LINE	---	---		NORTH OR WEST GUTTER	---
	CATCH BASIN		SURVEY BAR	---	---		SOUTH OR EAST GUTTER	---
	CURB INLET		DITCH	---	---		NORTH OR WEST R	---
	JUNCTIONS		ELEVATION	---	---		SOUTH OR EAST R	---
	CULVERT		SIDEWALK RAMP	---	---		NORTH OR WEST DITCH	---
	GAS			---	---		SOUTH OR EAST DITCH	---

LOCATION APPROVED UNDERGROUND STRUCTURES	
SUPV. U/G STRUCTURES COMMITTEE	DATE
NOTE: LOCATION OF UNDERGROUND STRUCTURES AS SHOWN ARE BASED ON THE BEST INFORMATION AVAILABLE BUT NO GUARANTEE IS GIVEN THAT ALL EXISTING UTILITIES ARE SHOWN OR THAT THE GIVEN LOCATIONS ARE EXACT. CONFIRMATION OF EXISTENCE AND EXACT LOCATION OF ALL SERVICES MUST BE OBTAINED FROM THE INDIVIDUAL UTILITIES BEFORE PROCEEDING WITH CONSTRUCTION.	

B.M. ELEV.	NO.	REVISIONS	DATE	BY
	1	ISSUED FOR TENDER	12.07.03	AH
	0	ISSUED FOR U/S REVIEW	12.06.26	AH

**Stantec Consulting Ltd.**  
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 Tel 204-489-5900 Fax 204-453-9012

DESIGNED BY: AH/SR  
 CHECKED BY: AH/SR  
 DRAWN BY: SM  
 APPROVED BY: SR  
 HOR. SCALE: AS NOTED  
 VERTICAL: N/A  
 RELEASED FOR CONSTRUCTION: [ ]  
 DATE: 12.09.29

ENGINEER'S SEAL  
 AARON HIROTA  
 Member No. 107  
 CONSULTANT DRAWING NO. L-1

**THE CITY OF WINNIPEG**  
 PLANNING, PROPERTY AND DEVELOPMENT DEPARTMENT  
 PLANNING AND LAND USE DIVISION

MARKET AVENUE  
 MAIN STREET TO RORIE STREET  
 STREETSCAPE LAYOUT PLAN

SHEET 8 OF 12  
 CAD FILE DRAWING NUMBER  
 CITY DRAWING NUMBER P-3336-04