










LEGEND

14 LOT NUMBER

97 HOUSE NUMBER

LEGEND - PRIVATE LOT PLANTING TREES

 <p>CORNER LOT COLORADO SPRUCE -NARROW FORM -BRIGHT BLUE NEEDLES -PLANTED SIZE: 2.5m HT.</p>	 <p>CORNER LOT PONDEROSA PINE -PLANTED SIZE: 2.5m HT.</p>	 <p>COLUMNAR SPRUCE -NARROW FORM -BRIGHT BLUE NEEDLES -PLANTED SIZE: 2.5m HT.</p>	 <p>MAYDAY -WIDE CANOPY -WHITE FLOWERS -PLANTED SIZE: 50mm CAL.</p>	 <p>BRANDON ELM -HIGH, OVERHEAD CANOPY -LARGE TREE -PLANTED SIZE: 80mm CAL.</p>
 <p>GLADIATOR FLOWERING CRAB -UPRIGHT, COLUMNAR FORM -PINK FLOWERS -PLANTED SIZE: 70mm CAL.</p>	 <p>PAPER BIRCH -GOOD BARK COLOR/ -WINTER VALUE -PLANTED SIZE: 50mm CAL.</p>	 <p>FLOWERING CRAB -OVAL FORM -PLANTED SIZE: 70mm CAL.</p>	 <p>SILVER CLOUD MAPLE -ATTRACTIVE FALL COLOR -INTERESTING FOLIAGE -PLANTED SIZE: 80mm CAL.</p>	

BROOKFIELD RESIDENTIAL TREE PLANTING PROGRAM - PRIVATE LOT PLANTING TREES ONLY

- ALL TREES SHOWN ON THE PLANTING LEGEND HAVE BEEN SELECTED BY **BROOKFIELD RESIDENTIAL'S** LANDSCAPE ARCHITECT. THERE WILL BE NO REPLACEMENTS OR SUBSTITUTIONS.
- IF THE HOMEOWNER CHOOSES NOT TO TAKE THE TREES AS SPECIFIED, **BROOKFIELD RESIDENTIAL** WILL NOT PROVIDE OTHER SPECIES AS REPLACEMENT NOR CASH-IN-LIEU FOR TREES.
- ALL TREES TO BE PLANTED AFTER LOT HAS RECEIVED FINAL GRADING & LOAMING.
- **BROOKFIELD RESIDENTIAL** RESERVES THE RIGHT TO ADJUST ALL PROPOSED TREE PLANTING LOCATIONS TO MEET ALL SETBACK REQUIREMENTS FROM HARD-SURFACES AND UNDERGROUND UTILITY LINES.
- **BROOKFIELD RESIDENTIAL** RESERVES THE RIGHT TO MAKE DESIGN MODIFICATIONS TO THE STREETSCAPE PLANTING INCLUDING CHANGES TO TREE LOCATIONS AND SPECIES FROM THAT WHICH IS SHOWN. ALL WILL BE DONE AT THE DISCRETION OF THE LANDSCAPE ARCHITECT.
- IT IS INTENDED THAT ALL TREES SUPPLIED BY **BROOKFIELD RESIDENTIAL** SHALL BE PLANTED IN FRONT YARDS ONLY.
- SHOULD CONFLICTS ARISE BETWEEN UNDERGROUND UTILITIES AND TREE PLANTING, THE TYPES OF TREES PROVIDED & PLANTING LOCATIONS SHALL OCCUR AT THE DISCRETION OF THE LANDSCAPE ARCHITECT.
- TREES PROVIDED & PLANTING SHALL OCCUR AT THE DISCRETION OF THE LANDSCAPE ARCHITECT.
- ALL LOTS WHICH DO NOT HAVE A FRONT BOULEVARD THAT MEETS THE MINIMUM GROWING AREA REQUIREMENT SET OUT BY THE CITY OF CALGARY SHALL HAVE A PRIVATE LOT PLANTING TREE.

* NOTE: TREES ON SITE MAY NOT BE EXACTLY AS SHOWN

TREES:	QTY:
SPRUCE	3
PINE	2
FLOWERING CRAB	7
GLADIATOR FLOWERING CRAB	31
BIRCH	2
MAYDAY	3

BROOKFIELD RESIDENTIAL TREE PLANTING PROGRAM - LINE ASSIGNMENT / PUBLIC BOULEVARD TREES ONLY

- **BROOKFIELD RESIDENTIAL** RESERVES THE RIGHT TO ADJUST ALL PROPOSED TREE PLANTING LOCATIONS TO MEET ALL SETBACK REQUIREMENTS FROM HARD-SURFACES AND UNDERGROUND UTILITY LINES.
- ALL FRONT BOULEVARDS THAT MEET THE MINIMUM GROWING AREA REQUIREMENT SET OUT BY THE CITY OF CALGARY SHALL HAVE A PUBLIC LINE ASSIGNMENT TREE IN LIEU OF PRIVATE LOT PLANTING TREE.
- DURING THE DEVELOPER MAINTENANCE PERIOD (APPROXIMATELY 12-24 MONTHS FROM TIME OF PLANTING), THE HOMEOWNER HAS NO OBLIGATIONS TO CARE FOR THE TREE. FOLLOWING THE DEVELOPER MAINTENANCE PERIOD, TREES BECOME CITY PROPERTY AND THE CITY SHALL ASSUME FULL RESPONSIBILITY FOR THE MAINTENANCE & CARE OF THE TREE. ALL LINE ASSIGNMENT / BOULEVARD TREES ARE PROPERTY OF THE DEVELOPER OR CITY AND CAN NOT BE REMOVED OR ALTERED.

LEGEND - LINE ASSIGNMENT / PUBLIC BOULEVARD TREES

-  MAYDAY
-  BRANDON ELM
-  SILVER CLOUD MAPLE
-  GREEN ASH
-  TOBA HAWTHORN
-  PAPER BIRCH



ALL INFORMATION SHOWN ON THIS PLAN IS SUBJECT TO CHANGE WITHOUT NOTICE.

LIVINGSTON Phase 2 Residential Streetscape Program



JUNE 2018