

**LEGAL DESCRIPTION:**

Lot 13 Plan EPP64461 Section 14 Township 23 Land District 41  
030-104-157  
CD15 - Airport Business Park

**LANDSCAPE AREA CALCULATION:**

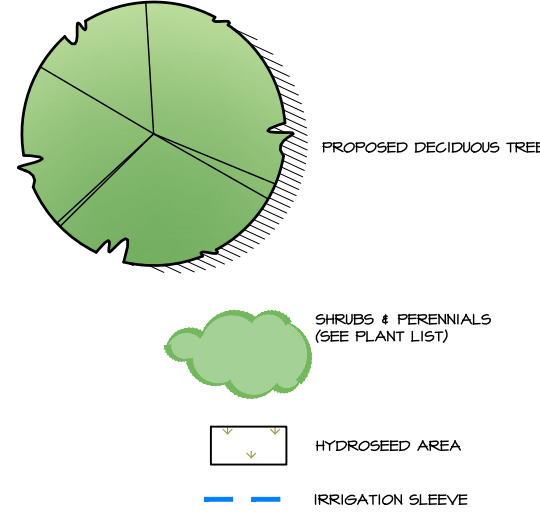
TOTAL SITE AREA: 3498.3 M<sup>2</sup>  
LANDSCAPED AREA ON SITE: 14471.8 M<sup>2</sup> (31%)  
LANDSCAPED AREA OFF SITE (BOULEVARDS): 516.7 M<sup>2</sup>



PROPOSED PROJECT AREA

- GENERAL NOTES:**
1. ALL LANDSCAPING TO CONFORM TO THE LATEST EDITION OF THE 'CANADIAN LANDSCAPE STANDARD' UNLESS OTHERWISE NOTED HEREIN.
  2. ALL LANDSCAPE PLANTINGS SHALL HAVE UNDERGROUND IRRIGATION INSTALLED, UNLESS NOTED. THE CONTRACTOR IS RESPONSIBLE FOR PREPARING SHOP DRAWINGS FOR IRRIGATION SYSTEM DESIGN. REFER TO SPECIFICATIONS. CONTRACTOR TO PROVIDE SHOP DRAWINGS TO THE LANDSCAPE ARCHITECT FOR APPROVAL PRIOR TO INSTALLATION.
  3. THE CONTRACTOR TO LOCATE AND MARK ALL UNDERGROUND SERVICES THAT MAY BE AFFECTED BY THE WORK AND REPAIR ALL DAMAGES TO EXISTING CONDITION.
  4. LANDSCAPE GRADING SHALL CONFORM TO THE SITE GRADING AND DRAINAGE PLAN PREPARED BY OTHERS, UNLESS OTHERWISE DETERMINED ON SITE BY THE ARCHITECT AND/OR ENGINEER.
  5. THIS PLAN IS PREPARED FOR PERMIT APPLICATION ONLY AND SHALL NOT BE USED FOR CONSTRUCTION UNLESS APPROVED IN WRITING BY LIMINAL DESIGN.
  6. THE CONTRACTOR SHALL NOTIFY THE ARCHITECT PRIOR TO ANY LANDSCAPE CONSTRUCTION. THE CONTRACTOR IS RESPONSIBLE FOR ENSURING THAT THEY HAVE THE COMPLETE AND MOST RECENT LANDSCAPE DOCUMENTS. THE DOCUMENTS SHALL BE COMPLETE, CURRENT AND PRINTED TO SCALE.
  7. ANY NATURAL LANDSCAPING THAT IS DISTURBED BY CONSTRUCTION MUST BE RESEEDED WITH DRYLAND GRASS SPECIES FOR RESTORATION TO EXISTING CONDITIONS.

**LEGEND:**



05. RE-ISSUED FOR DP	11/26/23
04. RE-ISSUED FOR DP	09/20/23
03. RE-ISSUED FOR DP	07/17/23
02. ISSUED FOR DP	06/13/23
01. ISSUED FOR REVIEW	10/24/22
NO. REVISION	MMDDYY

CONSULTANTS

PROJECT TITLE

INDUSTRIAL BUILDING  
2180 Optic Court  
Kelowna, BC

CLIENT

PLACE ARCHITECTS

SHEET TITLE

OVERALL LANDSCAPE PLAN

DRAWN BY

LAB

SCALE

1:200

DATE DRAWN

11/26/23

DRAWING NO.

L-1

REPRODUCED/PLOTTED

**LEGAL DESCRIPTION:**

Lot 13 Plan EPP64461 Section 14 Township 23 Land District 41  
 O30-104-157  
 CD15 - Airport Business Park

**LANDSCAPE AREA CALCULATION:**

TOTAL SITE AREA: 3498.3 M2  
 LANDSCAPED AREA ON SITE: 1,447.18 M2 (37%)

**PLANTING NOTES:**

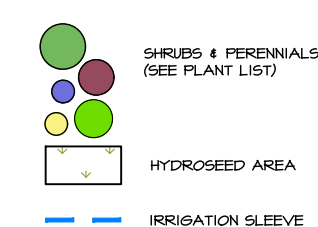
1. PLANT MATERIAL SPECIFIED FOR INDIVIDUAL UNITS IS SUBJECT TO CHANGES RESULTING FROM CHANGES TO BUILDING PLANS, LAYOUT, AND SITING. SPECIFIC PLAN CHOICES FOR EACH UNIT MUST BE CONFIRMED IN THE FIELD BY THE ARCHITECT.
2. THE CONTRACTOR SHALL BE RESPONSIBLE FOR LAYOUT AND LOCATING ALL PLANT MATERIAL ON SITE PRIOR TO PLANTING AND HAVE EACH LAYOUT APPROVED BY THE ARCHITECT PRIOR TO INSTALLATION.
3. MATERIALS SUBSTITUTIONS WILL ONLY BE CONSIDERED AFTER A WRITTEN LIST IS SUBMITTED TO THE ARCHITECT FOR REVIEW AND APPROVAL PRIOR TO ORDERING AND INSTALLATION.
4. THE CONTRACTOR SHALL NOTIFY THE ARCHITECT, IN ADVANCE, AT LEAST 24 HOURS PRIOR TO REQUESTING AN ON-SITE FIELD REVIEW OF THE WORK.
5. ALL PLANTING BEDS COME COMPLETE WITH PLANTING SOIL, LANDSCAPE EDGING, AND DECORATIVE ROCK MULCH ON LANDSCAPE FABRIC.

**PLANT SCHEDULE (ON-SITE)**

QTY	KEY	BOTANICAL NAME	COMMON NAME	SIZE/SPACING	NOTES
<b>SHRUBS</b>					
03	Ea	<i>Euonymus alatus</i> 'Fire Ball'	Fire Ball Burning Bush	#2 pot/as shown	
06	Pm	<i>Pinus Mugo</i> 'Mughus'	Compact Mugo Pine	#5 pot/ as shown	
04	Gi	<i>Rhus aromatica</i> 'Gro-Low'	Gro-Low Fragrant Sumac	#2 pot/1.5M O.C.	
09	Rt	<i>Rhus typhina</i> 'Laciniata'	Cutleaf Sumac	#5 pot/as shown	
<b>ORNAMENTAL GRASSES, PERENNIALS &amp; GROUNDCOVERS</b>					
08	c	<i>Calamagrostis x acutiflora</i> 'Overdam'	Vargigated Reed Grass	#2 pot/1.0M O.C.	
06	s	<i>Perovskia atriplicifolia</i>	Denim 'n Lace' Russian Sage	#2 pot/0.6M O.C.	
14	b	<i>Rudbeckia fulgida</i>	Goldsturm Black-Eyed Susan	#2 pot/0.6M O.C./as shown	

NOTE: Layout of all plant material in the field to be approved by Landscape Architect prior to planting.

**LEGEND:**



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NO. REVISION	MMDDYY

**CONSULTANTS**

PROJECT TITLE  
**INDUSTRIAL BUILDING  
 2180 Optic Court  
 Kelowna, BC**

CLIENT  
**PLACE ARCHITECTS**

SHEET TITLE  
**LANDSCAPE PLAN (ON-SITE)**

DRAWN BY <b>LAB</b>	DRAWING NO. <b>L-2</b>
SCALE <b>1:200</b>	REPRODUCED/PLOTTED
DATE DRAWN <b>11/26/23</b>	

**NOT FOR CONSTRUCTION**

**LEGAL DESCRIPTION:**

Lot 13 Plan EPP64461 Section 14 Township 23 Land District 41  
 O30-104-157  
 CD15 - Airport Business Park

**LANDSCAPE AREA CALCULATION:**

TOTAL SITE AREA: 3498.3 M2  
 LANDSCAPED AREA OFF SITE (BOULEVARDS): 516.7 M2

**PLANTING NOTES:**

1. PLANT MATERIAL SPECIFIED FOR INDIVIDUAL UNITS IS SUBJECT TO CHANGES RESULTING FROM CHANGES TO BUILDING PLANS, LAYOUT, AND SITING. SPECIFIC PLAN CHOICES FOR EACH UNIT MUST BE CONFIRMED IN THE FIELD BY THE ARCHITECT.
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**PLANT SCHEDULE**

QTY	KEY	BOTANICAL NAME	COMMON NAME	SIZE/SPACING	NOTES
<b>TREES</b>					
14	TC	<i>Tilia cordata</i>	Littleleaf Linden	50mm cal/ 10M o.c.	
<b>SHRUBS</b>					
01	Ea	<i>Euonymus alatus</i> 'Fire Ball'	Fire Ball Burning Bush	#2 pot/as shown	
76	Jg	<i>Juniperus chinensis</i> 'Sea Green'	Sea Green Juniper	#2 pot/2.0M O.C.	
01	Pm	<i>Pinus Mugo</i> 'Mughus'	Compact Mugo Pine	#5 pot/as shown	
02	Gl	<i>Rhus aromatica</i> 'Gris-low'	Gro-Low Fragrant Sumac	#2 pot/1.5M O.C.	
<b>ORNAMENTAL GRASSES, PERENNIALS &amp; GROUNDCOVERS</b>					
12	c	<i>Calamagrostis x acutiflora</i> 'Overdam'	Variegated Reed Grass	#2 pot/1.0M O.C.	
19	s	<i>Perovskia atriplicifolia</i>	Denim 'n Lace' Russian Sage	#2 pot/0.6M O.C.	
08	b	<i>Rudbeckia fulgida</i>	Goldsturm Black-Eyed Susan	#2 pot/0.6M O.C./as shown	

NOTE: Layout of all plant material in the field to be approved by Landscape Architect prior to planting.



Plan  
 EPP110021



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02. ISSUED FOR DP	06/13/23
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NO. REVISION	MMDDYY

**CONSULTANTS**

**PROJECT TITLE**

INDUSTRIAL BUILDING  
 2180 Optic Court  
 Kelowna, BC

**CLIENT**

PLACE ARCHITECTS

**SHEET TITLE**

LANDSCAPE PLAN (OFF-SITE)

**DRAWN BY**

LAB

**DRAWING NO.**

L-3

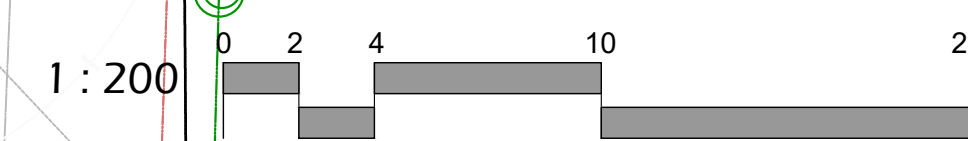
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1:200

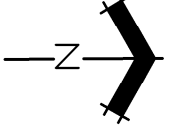
**DATE DRAWN**

11/26/23

**REPRODUCED/PLOTTED**



NOT FOR CONSTRUCTION

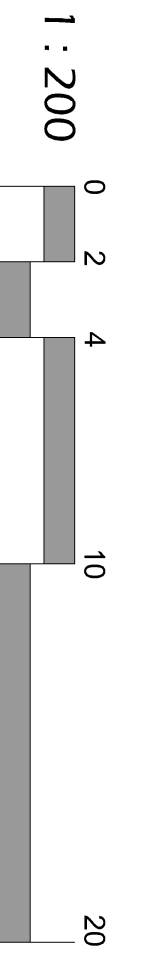
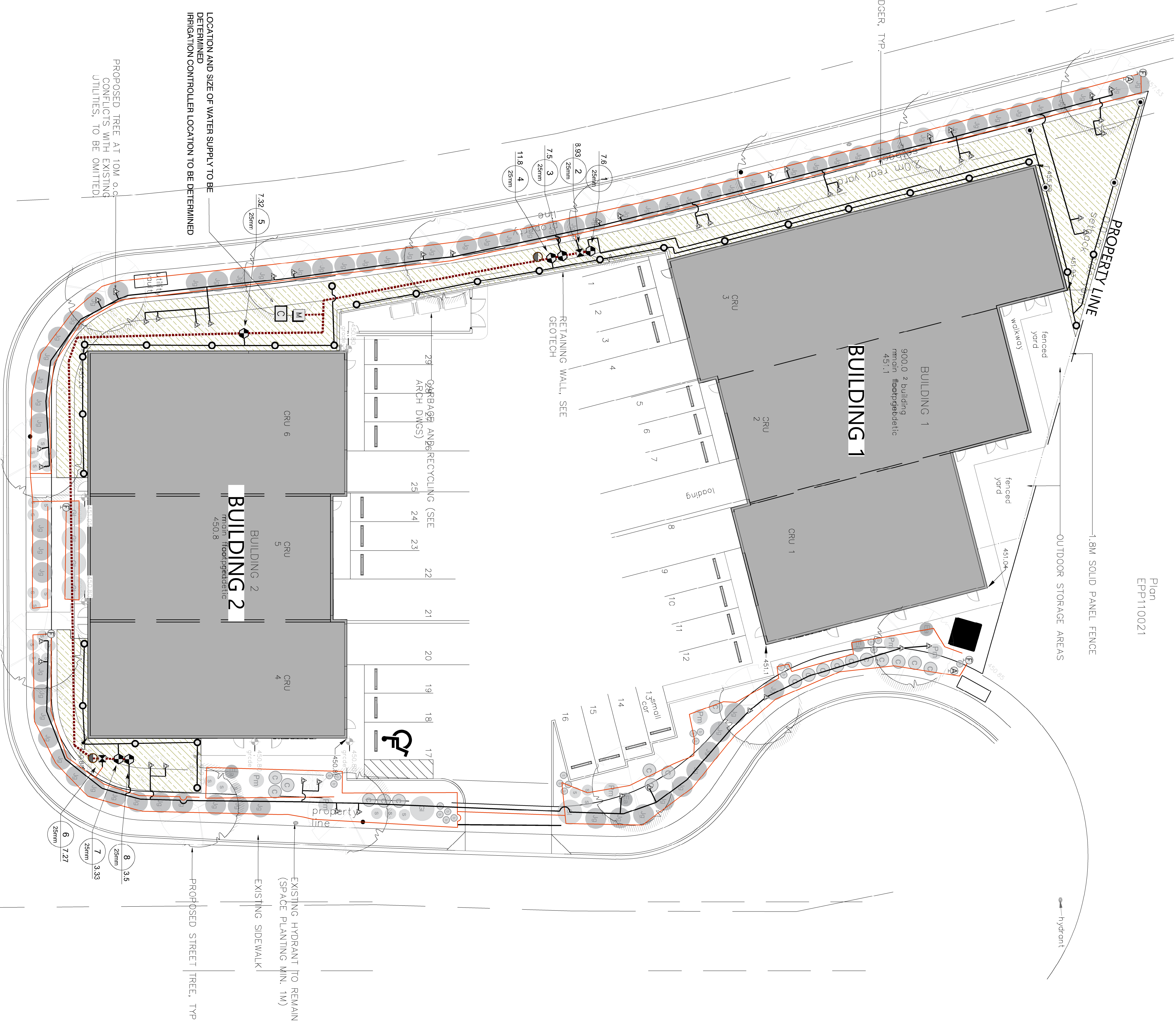


- C** RAINBIRD ESPJXVM
  - M** POC (LOCATION TO BE DETERMINED)
- VALVES
- R** RAINBIRD PEBJVM CONTROL VALVE
  - I** RAINBIRD 100-XCZJVM
  - Q** RAINBIRD 3-RC QUICK COUPLER
  - W** CHECK VALVE TO PREVENT LOW DRAINAGE
  - S** SPRINKLERS/ BUBBLERS
  - G** RAINBIRD 180X 5AM PPS SPRAYHEADS
  - A** RAINBIRD RWS 0.25GPM BUBBLER
  - H** RAINBIRD RVAN 24 ROTARY IN 1806SAM SPRAYHEAD
  - F** RAINBIRD RVAN 14 ROTARY IN 1806SAM SPRAYHEAD
- D** DRIPLINE RAIN BIRD XFS-CV-06-18  
Diagrammatic: Provide DripLine to both sides of plant within 10' from base.
- D** DRIP FLUSH VALVE
  - R** DRIP AIR RELIEF VALVE
- PIPING
- 40MM PVC SCH40 MAINLINE CSA**
  - CLASS 200 LATERAL LINES (MAX. VELOCITY <math>5FT/SEC</math>)**
- Value Control  
Value Valve  
Value Box  
Value Stop

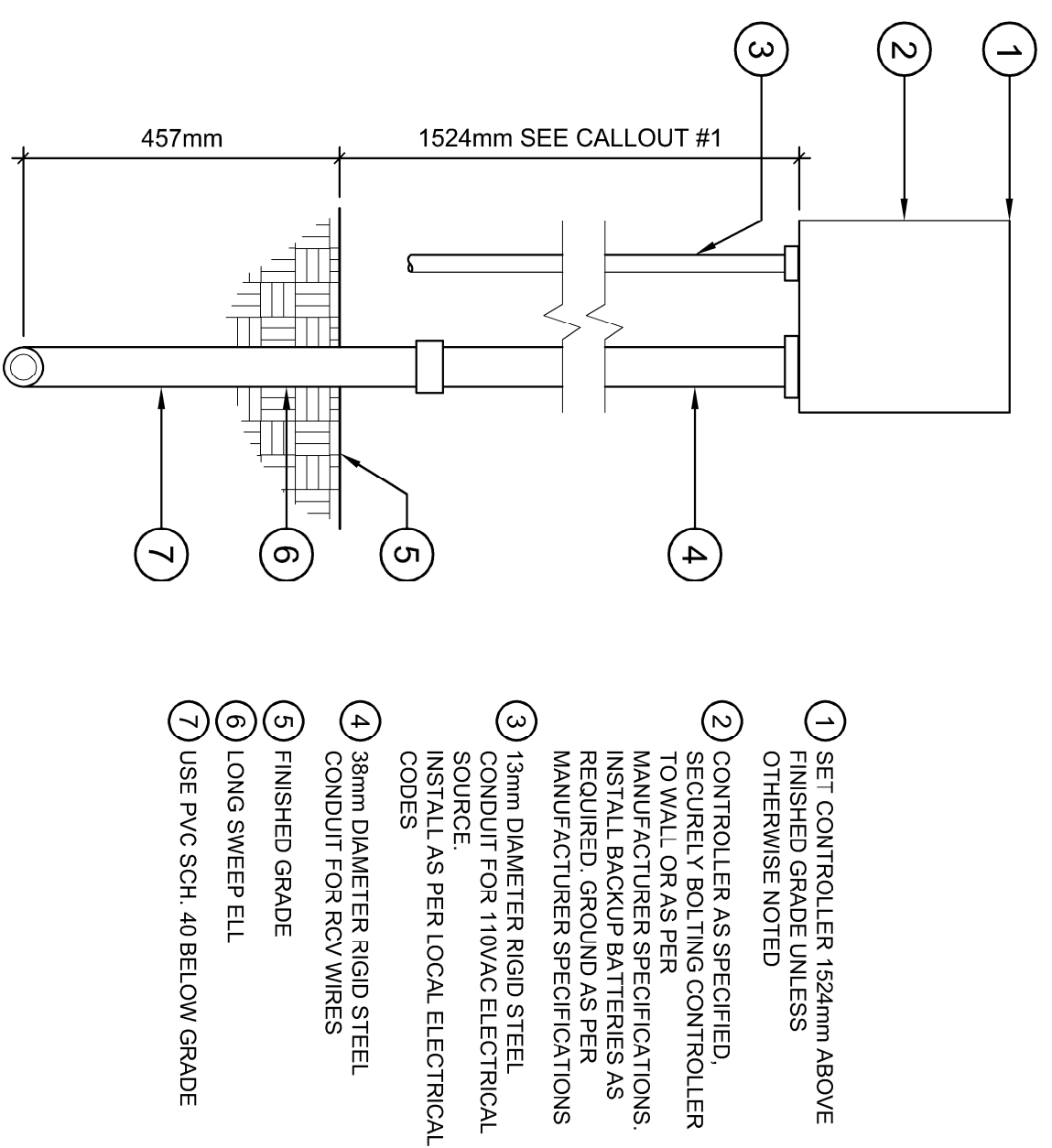
**VALVE SCHEDULE**

NUMBER	MODEL	SIZE	TYPE	GPM
1	Control Valve	25mm	Turf Rotary	7.6
2	Drip Kit	25mm	DripLine	8.93
3	Control Valve	25mm	Bubbler	7.9
4	Control Valve	25mm	Turf Rotary	11.79
5	Control Valve	25mm	DripLine	7.52
6	Control Valve	25mm	Turf Rotary	3.53
7	Control Valve	25mm	Bubbler	3.53
8	Control Valve	25mm	Bubbler	3.53

NOTE:  
IRRIGATION TO CONFORM TO CITY OF KELOWNA CONSTRUCTION SPECIFICATIONS, SCHEDULE 5 SECTION 32 04 01S (IRRIGATION SPECIFICATIONS)



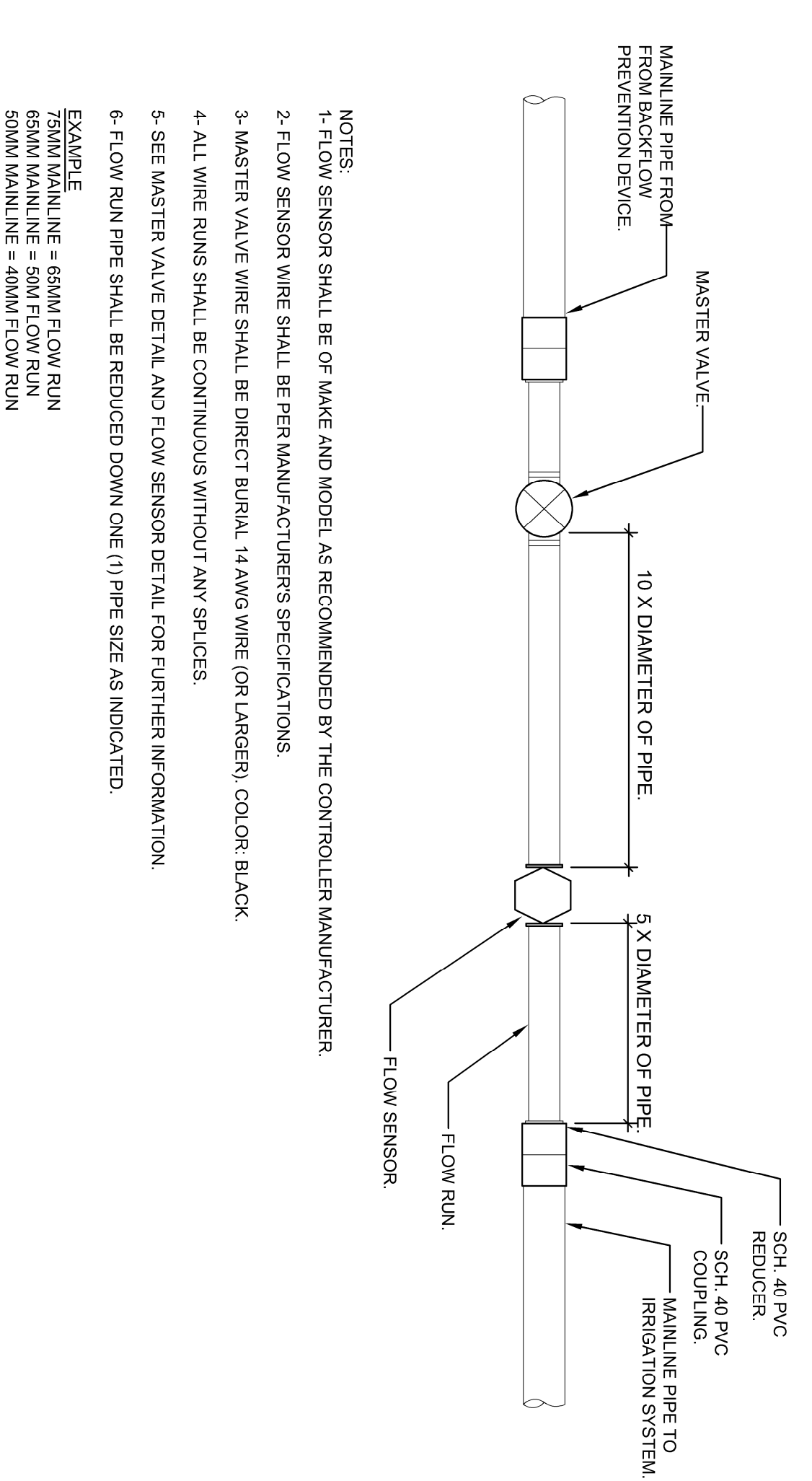
<b>INDUSTRIAL BUILDING</b> 2180 Optic Court Kelowna, BC	
<b>PLACE ARCHITECTS</b>	
<b>OVERALL IRRIGATION PLAN</b>	
PROJECT TITLE CLIENT DATE DRAWN 11/05/22	DRAWING NO. IR-1 SCALE 1:200 REPRODUCED/NOTED



**1 WALL MOUNT CONTROLLER**

1:10

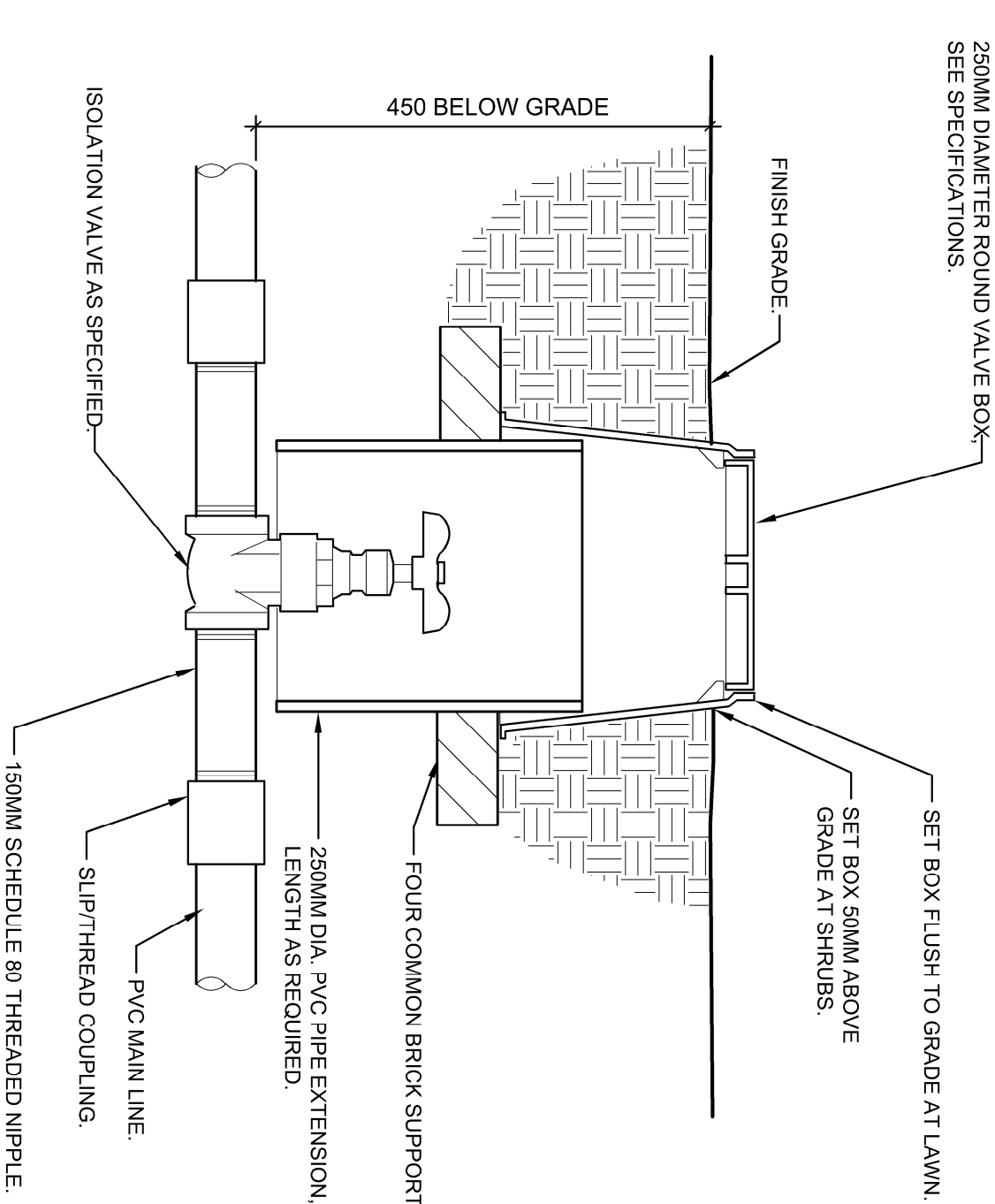
FX-IR-FX-CONT-506



**2 MASTER VALVE AND FLOW SENSOR LAYOUT**

1:7.5

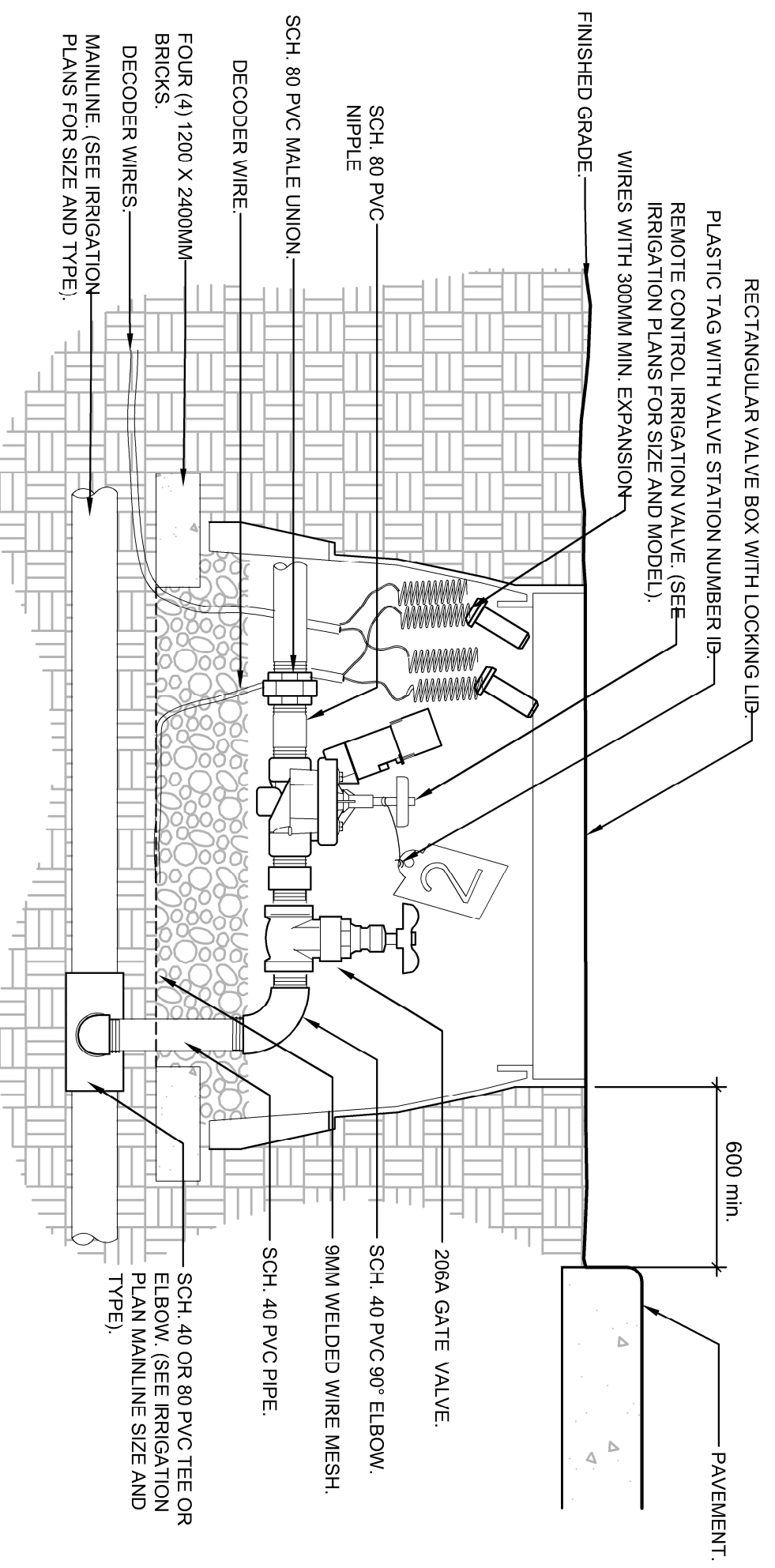
FX-IR-FX-MAST-505



**3 BRASS ISOLATION VALVE**

1:7.5

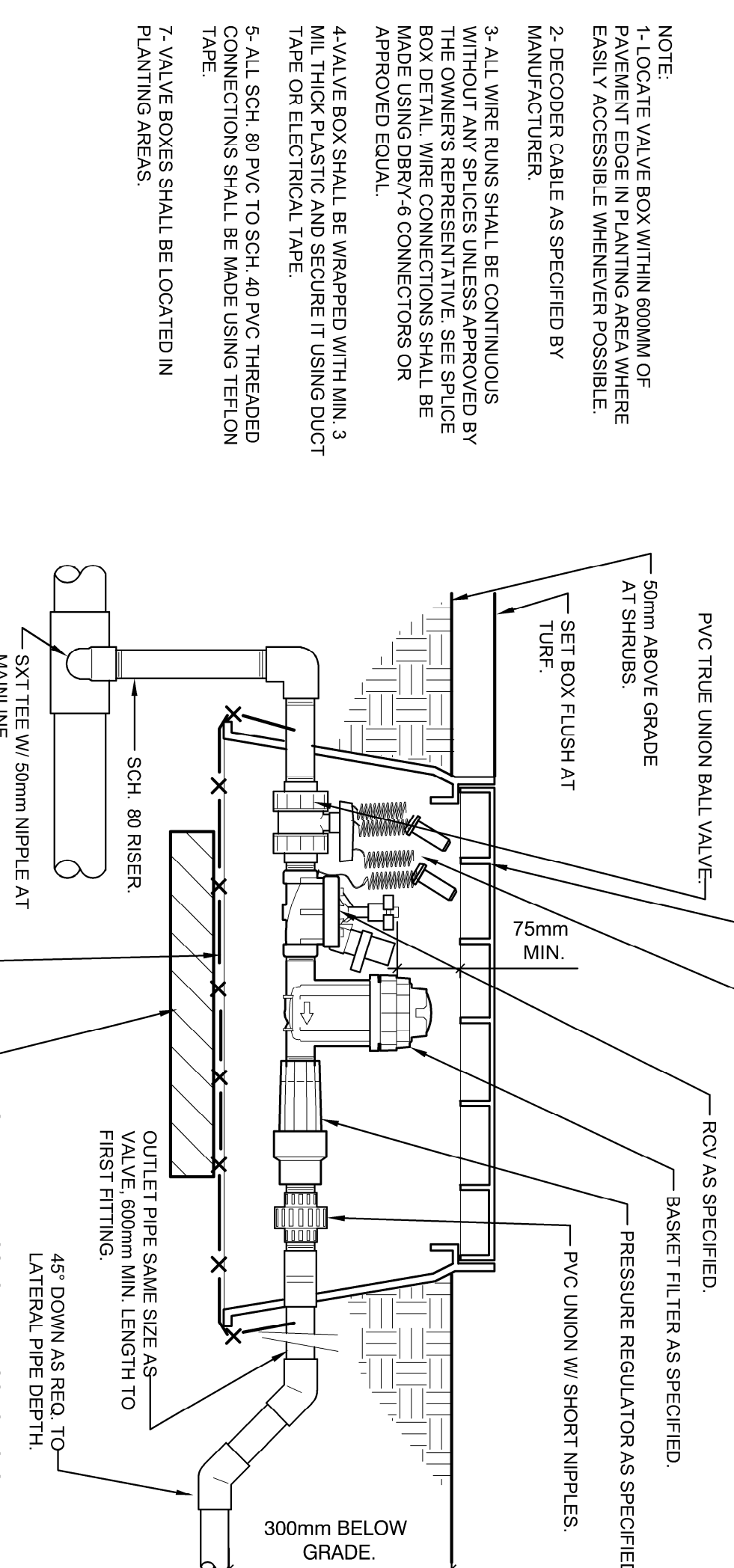
FX-IR-FX-ISOV-501



**4 REMOTE CONTROL IRRIGATION VALVE**

1:5

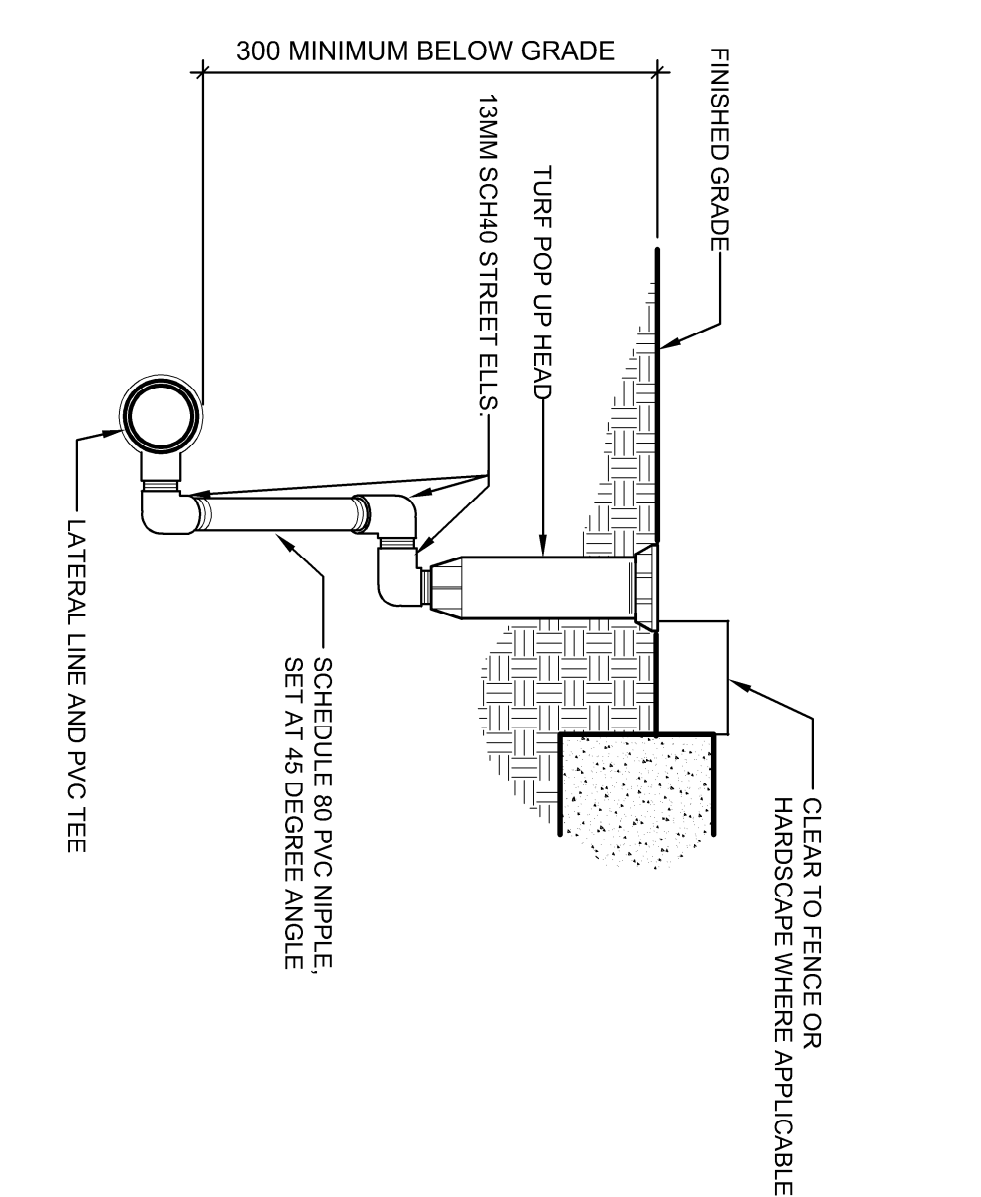
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**5 25MM DRIP VALVE W/BASKET FILTER**

1:7.5

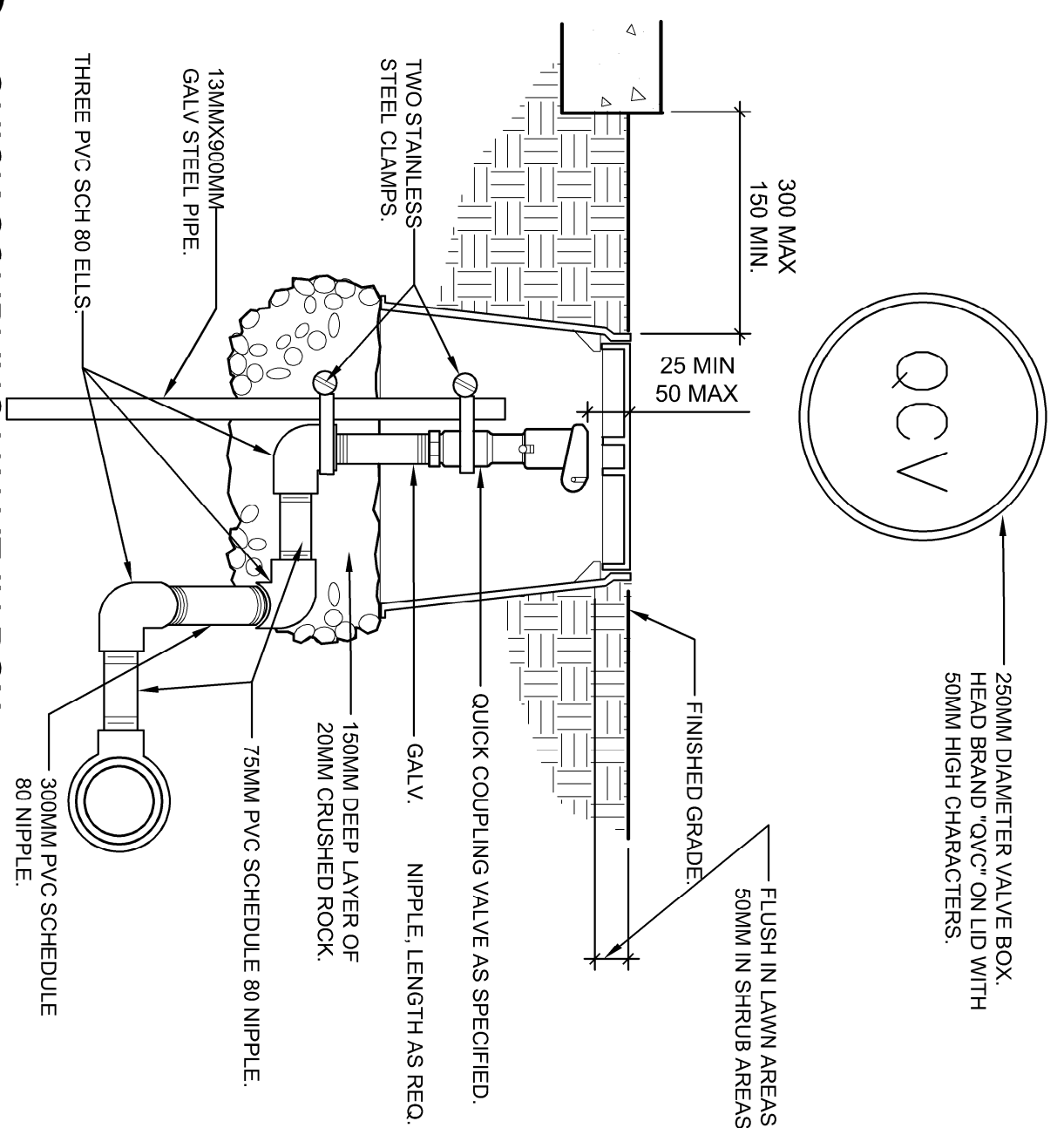
FX-IR-FX-DRP-513



**6 TURF SPRAY ASSEMBLY**

1:5

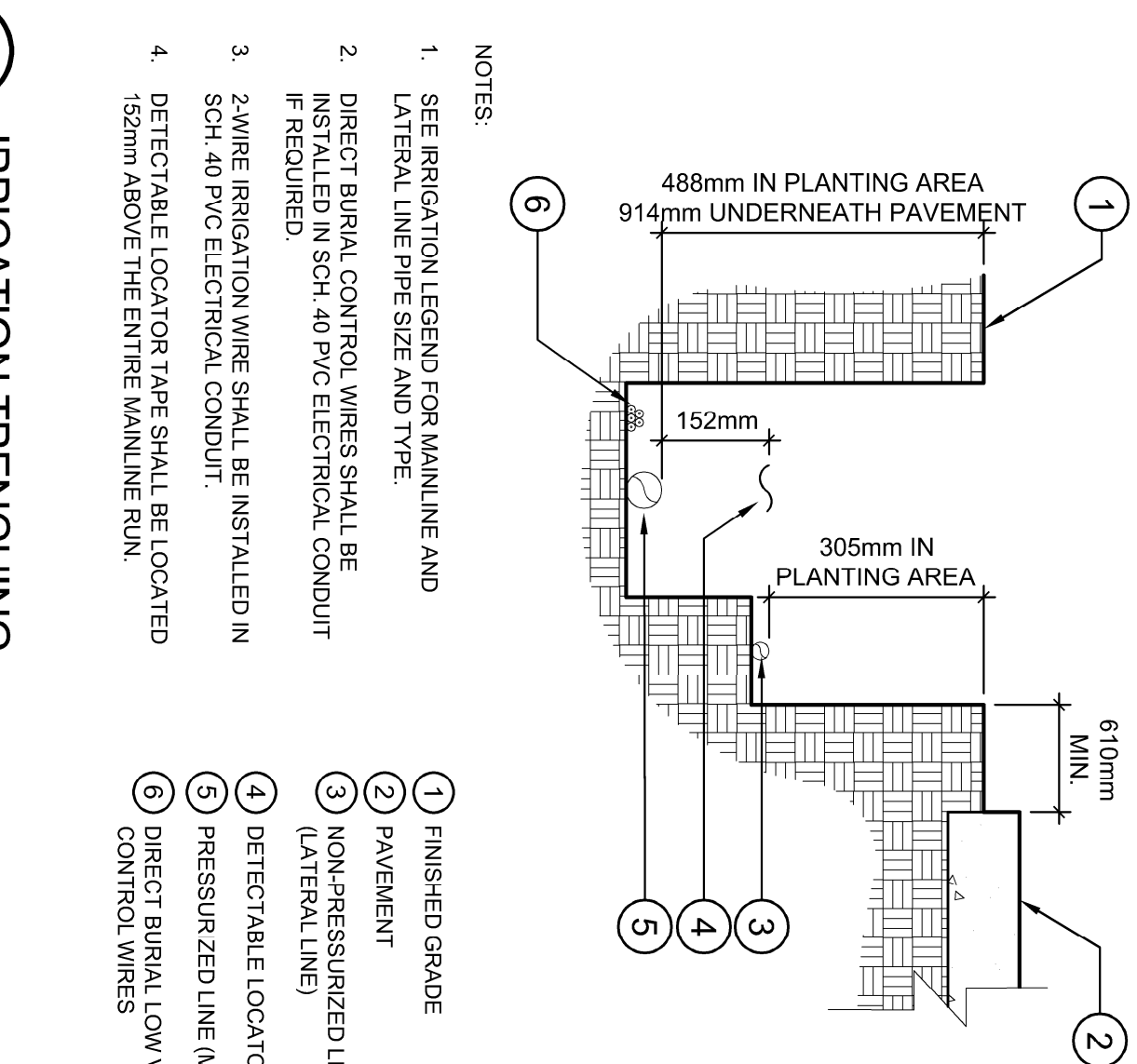
FX-IR-FX-HEAD-503



**7 QUICK COUPLING VALVE IN BOX**

1:7.5

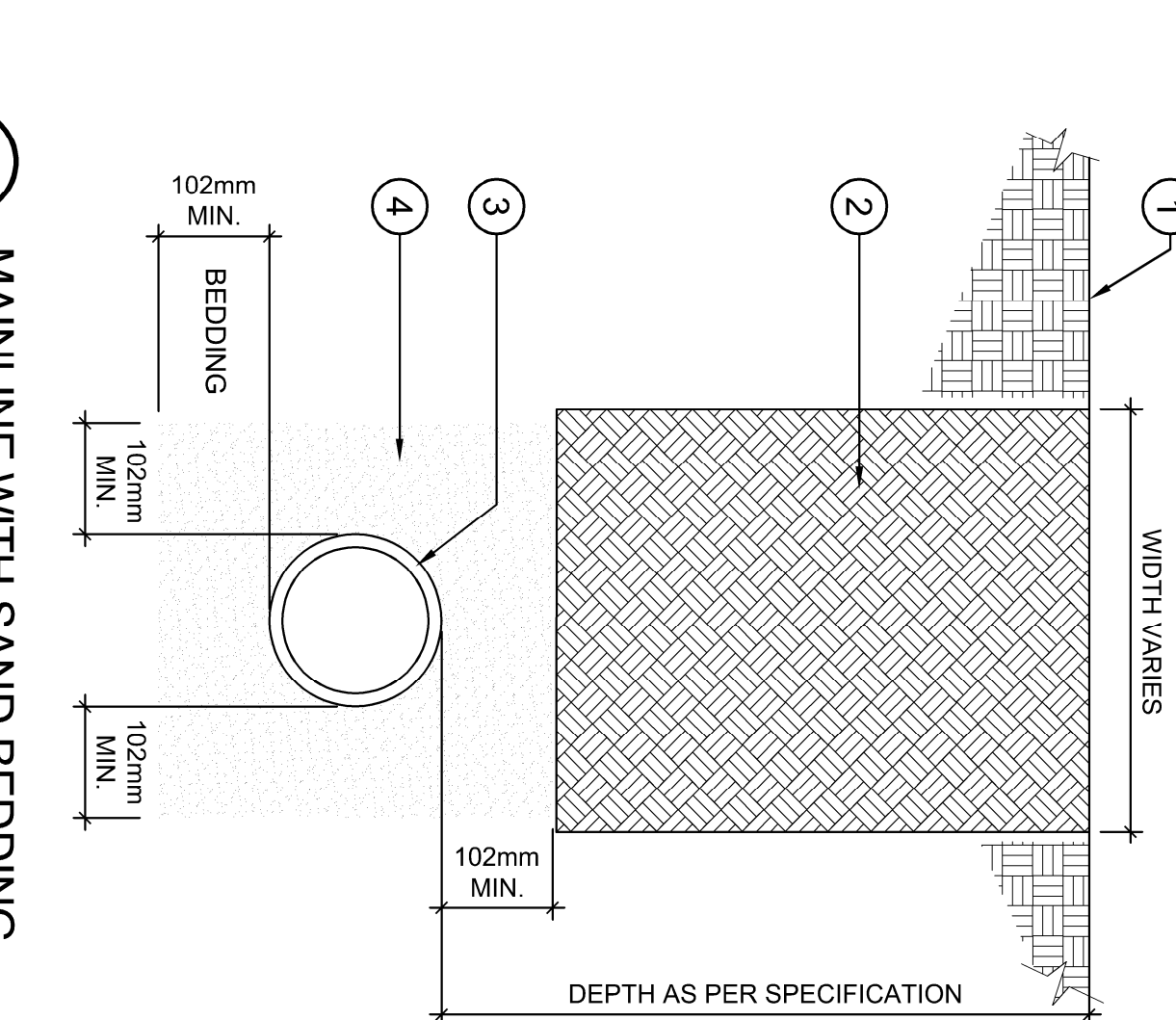
FX-IR-FX-QCIB-503



**8 IRRIGATION TRENCHING**

1:10

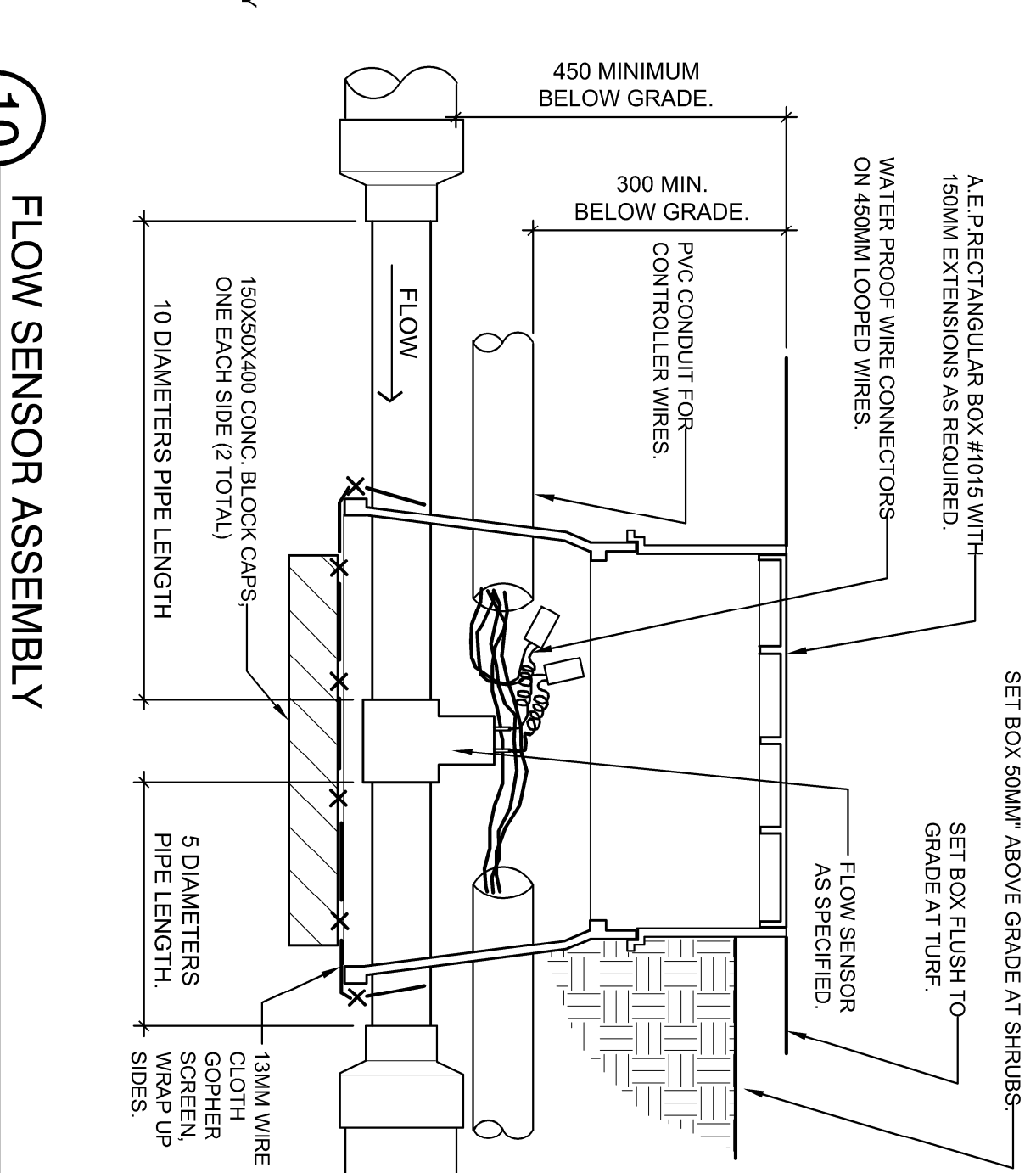
FX-IR-FX-AUXED-508



**9 MAINLINE WITH SAND BEDDING**

1:7.5

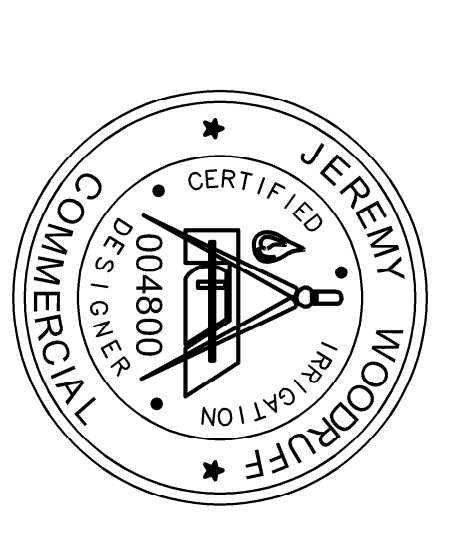
FX-IR-FX-AUXED-513



**10 FLOW SENSOR ASSEMBLY**

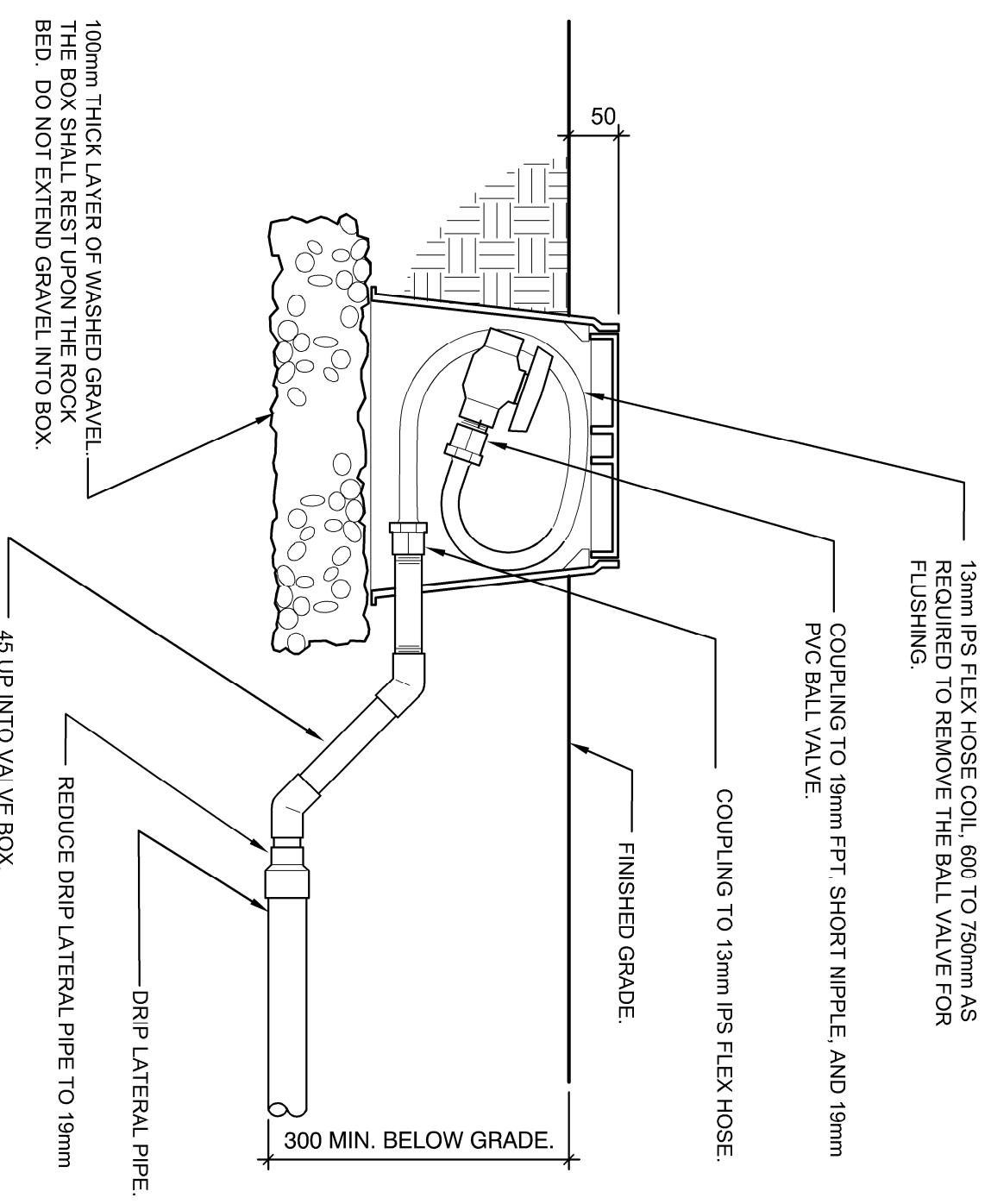
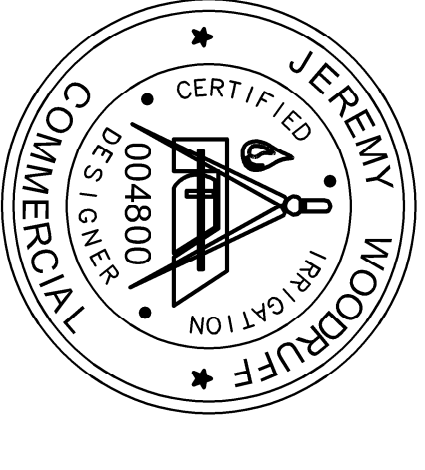
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FX-IR-FX-FLOW-501



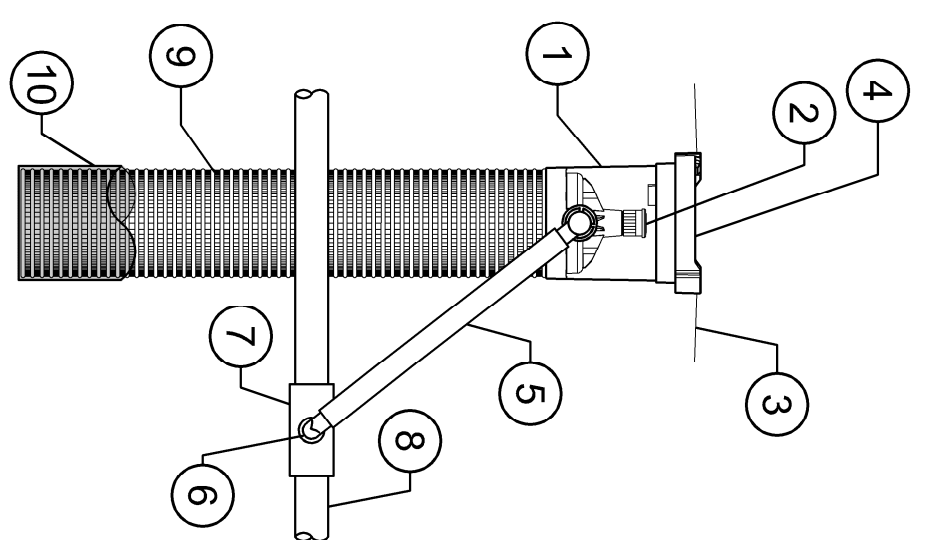
NO.	REVISION	DATE	BY
04	REVISED FOR REVIEW	08/14/22	
03	ISSUED FOR REVIEW	07/19/22	
02	ISSUED FOR REVIEW	06/15/22	
01	ISSUED FOR REVIEW	05/05/22	
	NO. REVISION		MAN/DIV

PROJECT TITLE	CLARK FREIGHTWAYS 940 Carnosun Crescent Kamloops, BC V2C 6G2
CLIENT	PLACE ARCHITECTS
SHEET TITLE	DETAILS AND SPECIFICATIONS
DRAWN BY	JW
SCALE	IR-2
DATE DRAWN	11/06/22
REPRODUCED/NOTED	



**11** HARD PIPE TO FLUSH VALVE

FX-IR-FX-DRP-905



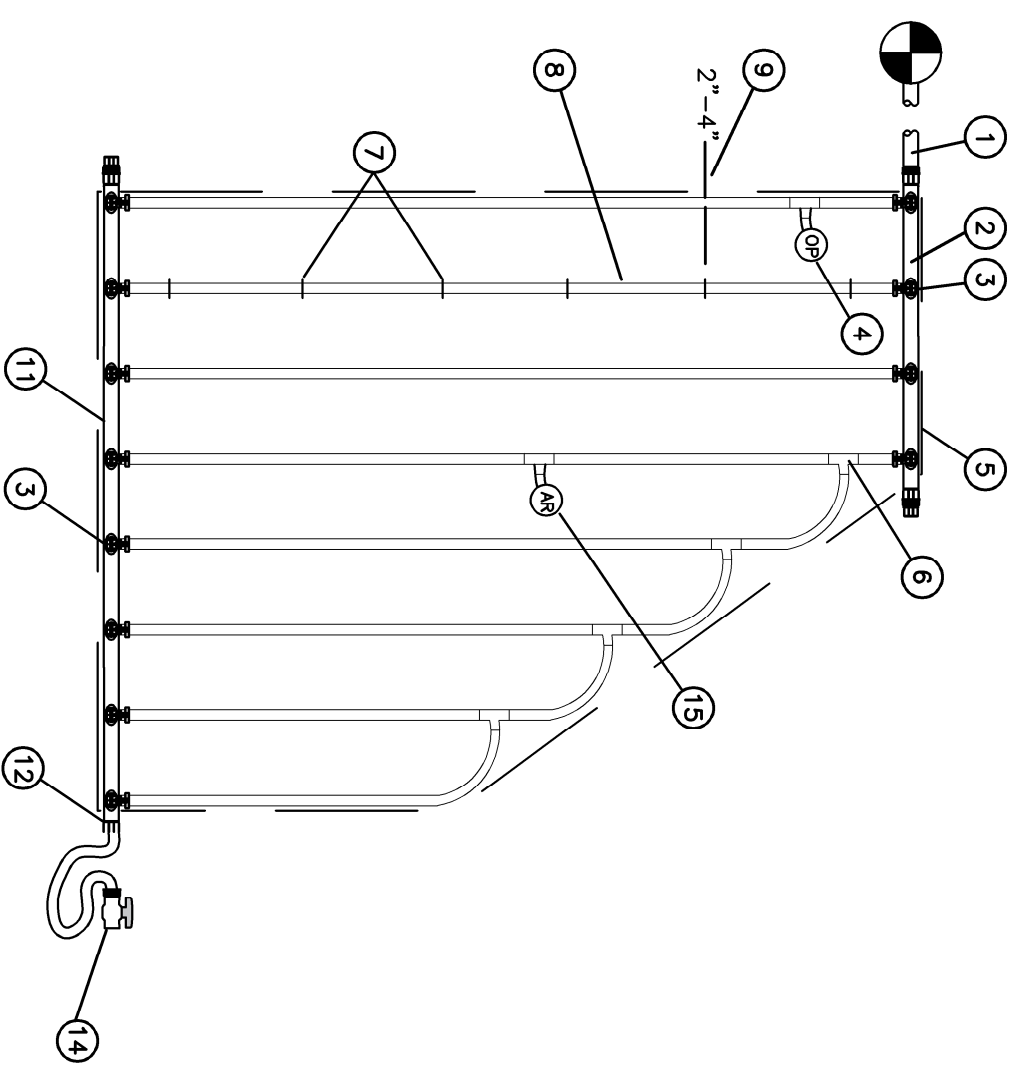
**12** ROOT WATERING SYSTEM

112

FX-IR-FX-HEAD-902

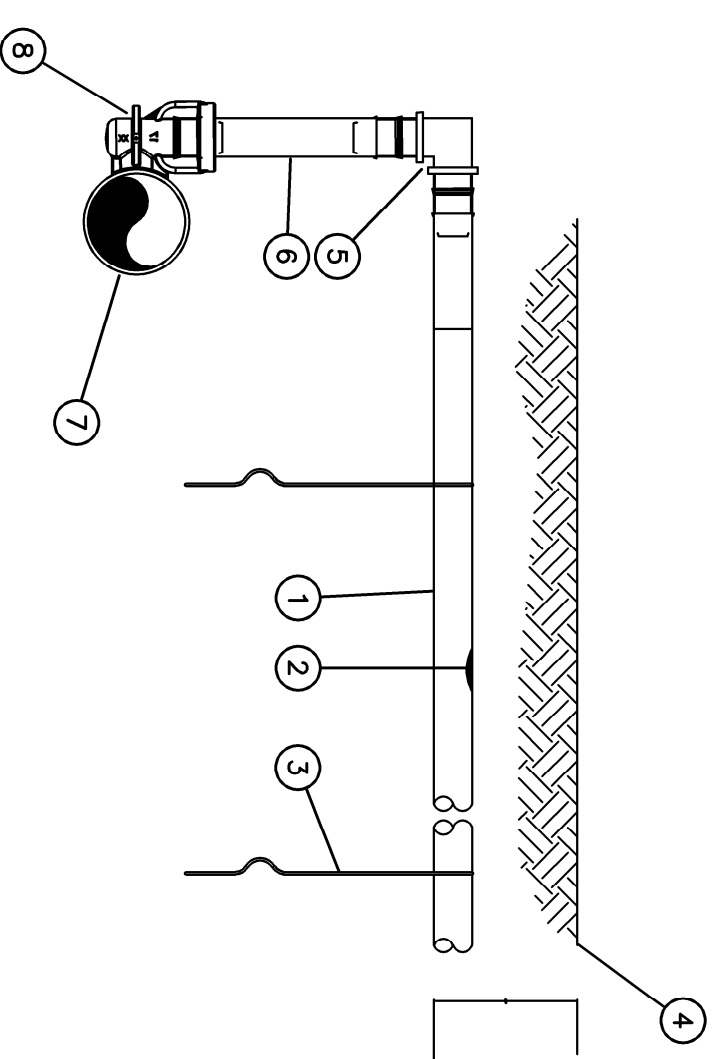
- NOTES:
1. INSTALL PRODUCT SO THAT THE GATE IS EVEN WITH FINISH GRADE OR TOP OF MULCH.
  2. OPTIONAL SAND SOCK (RMS-SOCK) IS 38 CM (15 IN) LONG TO COVER MESH BASKET AND 2 CM (3/8 IN) THICK TO PROTECT MULCH FROM ROOT PENETRATION.
  3. ONCE RMS HAS BEEN INSTALLED FILL THE BASKET WITH FQA GRAVEL BEFORE LOCKING LID.

1. ROOT WATERING SYSTEM: RAIN BIRD RISER 3/4" (19.15 mm) TUBE, 0.5 ASSEMBLY WITH (2) 1.3 mm (1/16") RPT NUTS
2. SUB-SURF. RAIN BIRD: 1/2" (12.7 mm) (9.14 mm) (INCLUDED)
3. FINISH GRADE/TOP OF MULCH
4. 1/2" (12.7 mm) LOCKING GATE (INCLUDED)
5. 1/2" (12.7 mm) SWING ASSEMBLY (INCLUDED)
6. 1/2" (12.7 mm) MALE RPT NUT (INCLUDED)
7. PVC SCH 40 TEE OR ELB
8. PVC OR POLYETHYLENE LATERAL PIPE
9. 1/2" (12.7 mm) WIRE X 3/8" (9.14 mm) LONG RIBD BASKET (RMS-BASKET) (INCLUDED)
10. OPTIONAL SOCK (RMS-SOCK) (FOR SANDY SOILS)



1. POLYETHYLENE OR PVC SUPPLY PIPE FROM RAIN BIRD XFS-CV (SIZED TO MEET LATERAL FLOW DEMAND)
2. OF SUPPLY HEADER
3. PRE-INSTALLED BARB FITTING
4. OPERATION INDICATOR RAIN BIRD MODEL: OPERIND
5. PERIMETER OF AREA
6. BARB X BARB INSERT TEE RAIN BIRD XFT-TEE (TYPICAL)
7. XE SERIES TIE-DOWN STAKES (TDS-050) REFER TO RAIN BIRD DRIPLINE DESIGN GUIDE FOR PROPER SPACING
8. SUB-SURFACE/ON-SURFACE DRIPLINE: RAIN BIRD XFS-CV SERIES DRIPLINE (TYPICAL) NON-PORTABLE: XFS-CVP DRIPLINE
9. PERIMETER DRIPLINE PIPE TO BE INSTALLED 2"-4" FROM PERIMETER OF AREA
10. FLUSH POINT (TYPICAL) SEE RAIN BIRD DEMO "XFS-CV FLUSH POINT"
11. OF EXHAUST HEADER
12. TIGHT LOCK FITTING: TL-MPT OR INSERT FITTING WITH O-RING
13. TIGHT LOCK CAP: TL-CAP OR INSERT FITTING C/W O-RING AND THREADED CAP
14. PVC SCH 40 BALL VALVE
15. AIR/VACUUM RELIEF VALVE (AT HIGH POINT OF DRP AIDS)

**13** XFS-CV DRIP-LINE-MANIFOLD



- NOTES:
1. PLACE THE DOWN STAKES EVERY THREE FEET IN SAND, FOUR FEET IN LOAM, AND FIVE FEET IN CLAY.
  2. AT FITTINGS, WHERE THERE IS A CHANGE OF DIRECTION SUCH AS TEES OR BENDS, USE TIE-DOWN STAKES ON EACH LEG OF THE CHANGE OF DIRECTION.
  3. BURYING HEADER AT 200MM HELPS DECREASE CHANCE OF DRIP-LINES MOVING TO SURFACE BUT LOOSE SOIL CONDITIONS OR LACK OF STAKING CAN STILL RESULT IN EXPOSED DRIP-LINES WHEN INSTALLED WITHOUT FABRIC AND/OR ROCK MULCH COVERING.

1. SUB-SURFACE DRIPLINE: RAIN BIRD XFS-CV SERIES DRIPLINE NON-PORTABLE: XFS-CVP DRIPLINE
2. IN-LINE DRIP EMITTER OUTLET
3. THE DOWN STAKE: RAIN BIRD TDS-050 WITH BEND (TYPICAL)
4. TURF/FINISH GRADE OR SHRUB BED WITH MULCH
5. BARB X BARB FITTING: RAIN BIRD XFT-ELBOW
6. 1/2" RAIN BIRD XE SERIES BLANK TUBING (100MM)
7. OF HEADER (BURIED AT 200MM)
8. PRE-INSTALLED BARBED FITTING

04.	RE-ISSUED FOR REVIEW	08/14/22
03.	ISSUED FOR REVIEW	07/15/22
02.	ISSUED FOR RFP	06/15/22
01.	ISSUED FOR RFP REVIEW	05/05/22
NO.	REVISION	MARGOLY

CONSULTANTS



PROJECT TITLE  
CLARK FREIGHTWAYS  
940 Comous Crescent  
Kamloops, BC V2C 6G2

CLIENT  
PLACE ARCHITECTS

SHEET TITLE  
DETAILS AND SPECIFICATIONS

DRAWN BY JW	DRAWING NO. IR-2
DATE DRAWN 11/06/22	REPRODUCED/PLOTTED