

10 – LANDSCAPE AND PARK DEVELOPMENT STANDARDS

10.7 SITE FIXTURES

10.7.1 Play Structures

1. General
 - The playground equipment shall be constructed and installed in compliance with current industry standards and practices and shall adhere to CANCSA – Z614-03.
 - The following equipment will not be allowed:
 - Wood structures (other than Western Red Cedar) or borders.
 - Pivot swings
 - Cable or pulley rides
 - Rotational chain swingers
 - Chain and rope bridges
 - Balanced cables
 - Merry-go-rounds or other rotating equipment
 - Crossover cars
 - Suspension bridges using quick links for load bearing
 - Cargo / Rope bridges
 - Western Red Cedar will be permitted for use on playground structures only.
2. Warranty
 - The Developer shall warranty the playground equipment and all parts thereof as specified in the manufacturer's warranty agreement.
 - Developer to provide Parks and Recreation with documentation to include maintenance manual, parts list, and as-built drawings for each play structure.
3. Materials
 - **Pea Gravel Play Surface** – clean, washed rounded, fine pea gravel, free of soil. The pea gravel shall conform to ASTM C136-84a test results and be graded within the following limits:

STANDARDS

Revision 5/July 2010

10-39

10 – LANDSCAPE AND PARK DEVELOPMENT STANDARDS

4. Drainage

- Developer is to ensure the play area at 2% minimum to the sweep holes and the adjacent exit swale. Filter fabric will be required to keep the pea gravel from pushing out the sweep holes. See Concrete Border Damage Details for additional information.
- In the event a play area is surrounded by hard surfaces such as asphalt, concrete, or paving stones, an alternate means of drainage will be required.
- The Parks and Recreation Division shall inspect the excavated area prior to the play structure installation.

5. Disposal of Material

- All excess material shall be removed and disposed of off site unless otherwise approved by the Parks and Recreation Division.

6. Borders

- The safety zone described as the distance between the play equipment and the border shall meet or exceed the Canadian Standards Guidelines CANCSA - Z614-03.
- All borders shall be level with the adjacent finished grade. See Concrete Border Details for additional information.

7. Low Impact Surface

- The pea gravel shall be placed on filter fabric at minimum depth of 300 mm.
- The rubberized surface must meet the designed fall height for the approved play structure or equipment.

8. Play Structure Installation

- Supply and install playground equipment as per drawings. The equipment shall be installed according to manufacturers specifications. A certified playground installer must install the playground equipment.

STANDARDS

Revision 5/July 2010

10-41

10 – LANDSCAPE AND PARK DEVELOPMENT STANDARDS

Screen Size Percent Basking Through Screen

9.50 mm	100%
4.75 mm	93%
#8	63%
#16	5%
#30	4%

- Filter Fabric – Non-woven Geotextile 4551, or approved equal.
- Rubberized Play Surface – to be approved prior to installation. Recognized manufacturers are recommended.

Concrete Borders – minimum dimension must be 250 mm x 250 mm. Concrete mix shall be in accordance with the following:

Minimum 28 Day Strength	25 Mpa
Designated Aggregate Size	Maximum 25 mm (1 inch) Sizing
Air Entrainment	2% – 3%
Concrete	Type 10 Normal Portland
Calcium Chloride	ASTM D98 2% maximum, with Parks and Recreation Division approval

4. Excavation

1. General
 - The site shall be staked by the Developer prior to excavation. He is responsible for verifying all measurements as per the drawings.
2. Utility Locates
 - The Developer shall be responsible for all utility locates, prior to any construction or excavation.
3. Excavation of Site
 - Excavate area to proper elevations as indicated in the drawings.

STANDARDS

Revision 5/July 2010

10-40

10 – LANDSCAPE AND PARK DEVELOPMENT STANDARDS

The Developer shall have the completed work inspected by the manufacturer or certified playground inspector, and a written approval or certificate will be required prior to PRCCC being issued

10.7.2 Site Furniture

1. General
 - The Developer is responsible to have all underground utilities located prior to construction.
 - The dimensions provided are nominal. All components are to fit tightly.
2. Materials and Fixtures
 1. Bollards
 - are required where trunks contact or intersect with roadways, see Knock Down Bollard Detail.
 2. Garbage Containers
 - Install All High-Rise 1 standard container, 260 litres, single compartment, painted standard green, with lids or approved equal.
 - All High-Rise – AL-01867, same finish or approved equal.
 3. Lightposts
 - Lighting is required at critical areas, such as, street crossings, Class 1 trail intersections, bridges, underpasses, and actively roads.
 - Lighting style to reflect light down not to reflect light outward or approved equal. LUMEC lighting style or approved equal.
 - Design height for lighting to be minimum of 3000 mm above finished grade. LUMEC style poles or approved equal. Wood poles will not be accepted.
 - Electrical plans to be stamped by an Electrical Engineer, and approved by Parks and Recreation.

STANDARDS

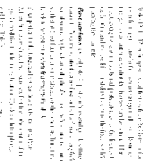
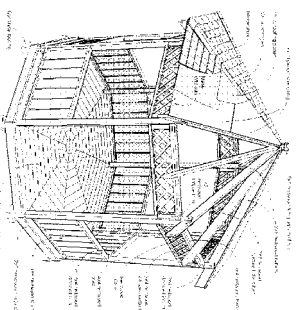
Revision 5/July 2010

10-42

Lake Tahoe Gazebo

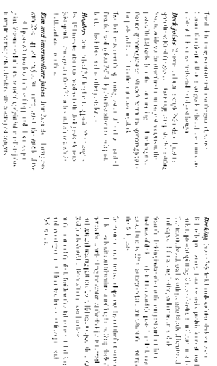
WITH AN OUTRIGGER PLATFORM

This structure is designed for use on a lake or other body of water. It is intended for use as a viewing platform and is not to be used as a structure for other purposes. The structure is designed to be built on a concrete foundation and is not to be built on a wooden pier or other structure. The structure is designed to be built on a concrete foundation and is not to be built on a wooden pier or other structure. The structure is designed to be built on a concrete foundation and is not to be built on a wooden pier or other structure.

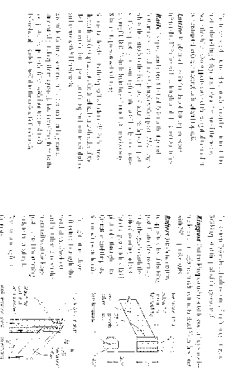
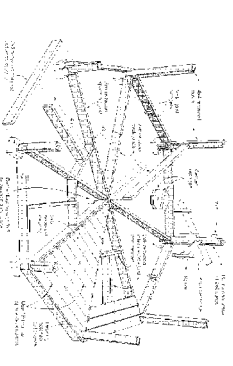
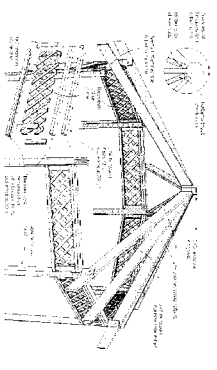


- ADDITIONAL LANDSCAPE NOTES:**
1. THE LANDSCAPE AND PARK DEVELOPMENT STANDARDS PROVIDED BY THE REGIONAL MUNICIPALITY OF WOODBURN (AND AS SHOWN ON THIS SHEET) SHALL BE FULLY ADHERED TO IN THE INSTALLATION OF ALL EXTERIOR LANDSCAPING MATERIALS.
 2. TREE STAKING COST ESTIMATE SHALL BE PROVIDED.
 3. TREE STAKING BENCHES ARE TO BE PRECAST CONCRETE AS PER THE CLASSIC PARK BENCH BY BELSON OUTDOOR PRODUCTS.
 4. ALL WALKWAYS SHALL BE FINISHED IN PLACE CONCRETE WITH BRUSH FINISH.
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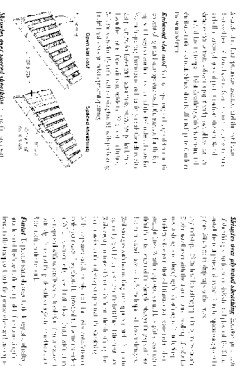
EXTERIOR VIEW DETAILS



FRONT VIEW DETAILS



ROOFING



RAILING

