

CITY OF BERKELEY
ALAMEDA COUNTY, CALIFORNIA
SPECIFICATION NO. 26-11782-C

CEDAR ROSE PARK
5-12 PLAYGROUND RENOVATION
AND SITE IMPROVEMENTS



LOCATION MAP

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PROJECT INFORMATION

1300 ROSE ST, BERKELEY, CA 94702

PROJECT INCLUDES THE RENOVATION OF 5-12 PLAYGROUND
AREAS, DRAINAGE IMPROVEMENTS, ACCESS IMPROVEMENTS, AND
OTHER RELATED IMPROVEMENTS.

GENERAL NOTE

THE CONTRACTOR SHALL CONTACT UNDERGROUND SERVICES
ALERT (USA) AT (800) 227-2600 AT LEAST TWO WORKING DAYS
BEFORE EXCAVATING. CONTRACTOR SHALL BE RESPONSIBLE FOR
PROTECTING EXISTING UTILITIES IN ACCORDANCE WITH THE
SPECIFICATIONS.

AN ENGINEERING PERMIT WILL BE REQUIRED FOR ANY WORK IN
THE PUBLIC RIGHT-OF-WAY, INCLUDING BUT NOT LIMITED TO
CONSTRUCTION STAGING, RESERVED CONSTRUCTION PARKING,
SIDEWALK, DRAINAGE, OR SEWER WORK. APPROVAL OF BUILDING
PERMIT DOES NOT AUTHORIZE WORK IN THE PUBLIC
RIGHT-OF-WAY.

SHEET INDEX

SHEET	DESCRIPTION
L-0.1	COVER SHEET
L-0.2	NOTES AND ABBREVIATIONS
C-1.0	EXISTING CONDITIONS
C-1.1	DEMOLITION PLAN
C-2.0	IMPROVEMENT PLAN
C-3.0	CONSTRUCTION DETAILS
C-4.0	EROSION CONTROL PLAN
C-4.1	BEST MANAGEMENT PRACTICES
L-1.1	TREE AND VINE PROTECTION PLAN
L-1.2	TREE AND VINE PROTECTION DETAILS
L-2.1	ACCESSIBLE PATH OF TRAVEL
L-3.0	LANDSCAPE MATERIALS SCHEDULE
L-3.1	LANDSCAPE MATERIALS PLAN
L-4.1	LAYOUT PLAN
L-5.1	IRRIGATION PLAN NORTH
L-5.2	IRRIGATION PLAN SOUTH
L-6.0	LANDSCAPE AND PAVING DETAILS
L-6.1	SITE FURNISHING DETAILS
L-6.2	SITE FURNISHING AND PLAY EQUIPMENT FOOTING DETAILS
L-6.3	PLAY EQUIPMENT DETAILS
L-6.4	PLAY EQUIPMENT DETAILS
L-6.5	PLAY EQUIPMENT: GROUND AND ELEVATED

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#	Date	Description
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1	04/07/2026	Permit Set Resubmittal 1

STAMP



SHEET TITLE

COVER SHEET

Scale: N/A
Date: 04/07/2026
Drawn by: FO
Checked by: YD, PA
Project No.: 2221

L-0.1

GENERAL NOTES

1. CONTRACTOR SHALL VERIFY ALL CONDITIONS AT JOB SITE AND NOTIFY LANDSCAPE ARCHITECT AND OWNER'S REPRESENTATIVE OF DIMENSIONAL OMISSIONS OR DISCREPANCIES BEFORE BEGINNING ANY WORK.
2. CONTRACTOR TO OBTAIN ALL NECESSARY PERMITS PRIOR TO CONSTRUCTION. ALL CONTRACTORS MUST COMPLY WITH PERMIT REQUIREMENTS, LOCAL, STATE AND FEDERAL JURISDICTIONS AND GOVERNING BODIES/AGENCIES RULES AND REGULATIONS AND LAND USE APPROVAL CONDITIONS AT ALL TIMES.
3. WORK PERFORMED WITHOUT APPROVAL OF LOCAL, STATE AND FEDERAL JURISDICTIONS AND GOVERNING AGENCIES AND/OR NOT IN COMPLIANCE WITH SPECIFICATIONS AND/OR DRAWINGS IS SUBJECT TO REMOVAL AT CONTRACTOR'S EXPENSE.
4. CONTRACTOR SHALL VERIFY LOCATION OF ALL ABOVE- AND UNDERGROUND EXISTING UTILITIES, LINES AND STRUCTURES PRIOR TO EXCAVATION OR TRENCHING, OR OTHER CONSTRUCTION ACTIVITIES. THE LANDSCAPE ARCHITECT ASSUMES NO RESPONSIBILITY FOR UTILITIES OR STRUCTURES NOT SHOWN ON THE DRAWINGS. CONTRACTOR SHALL USE EXTREME CAUTION WHEN WORKING OVER OR NEAR EXISTING GAS AND ELECTRICAL LINES. DAMAGE TO UTILITIES, LINES, STRUCTURES, OR OTHER SITE ELEMENTS IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR AND WILL BE REPAIRED AT SOLE EXPENSE OF THE CONTRACTOR AND AT THE DISCRETION OF THE OWNER.
5. THE CONTRACTOR SHALL BE RESPONSIBLE FOR RESETTING ALL LAND MONUMENTS DISRUPTED BY CONSTRUCTION ACTIVITIES OR NEGLIGENCE ON THE PART OF THE CONTRACTOR. RESETS SHALL BE PERFORMED UNDER THE SUPERVISION OF A REGISTERED LAND SURVEYOR AND MONUMENT RECORDS MUST BE FILED AS REQUIRED BY STATUTE FOR ALL MONUMENTS.
6. ALL CONSTRUCTION AND MATERIALS NOT SPECIFICALLY ADDRESSED IN THE CONTRACT DOCUMENTS OR SPECIFICATIONS SHALL BE IN ACCORDANCE WITH LOCAL, STATE AND FEDERAL JURISDICTIONS AND GOVERNING AGENCIES STANDARDS.
7. THE CONTRACTOR SHALL TAKE ALL PRECAUTIONARY MEASURES NECESSARY TO PROTECT EXISTING ELEMENTS TO REMAIN FROM DAMAGE AND ALL SUCH ELEMENTS AND STRUCTURES DAMAGED BY THE CONTRACTOR'S OPERATIONS SHALL BE REPAIRED OR RECONSTRUCTED SATISFACTORY TO THE LANDSCAPE ARCHITECT AND OWNER AT THE CONTRACTOR'S SOLE EXPENSE.
8. THE LANDSCAPE ARCHITECT IS NOT RESPONSIBLE FOR THE CONSTRUCTION MEANS, METHODS, TECHNIQUES, SEQUENCES UTILIZED OR FOR SAFETY PRECAUTIONS OR PROBLEMS IN CONNECTION WITH THE WORK. THE LANDSCAPE ARCHITECT IS NOT RESPONSIBLE FOR THE CONTRACTOR'S FAILURE TO CARRY OUT THE WORK IN ACCORDANCE WITH THE CONTRACT DOCUMENTS. CONTRACT DOCUMENTS INCLUDE THE CONSTRUCTION DOCUMENT DRAWING SET AND TECHNICAL SPECIFICATIONS.
9. CONTRACTOR TO VERIFY ALL QUANTITIES. IN CASE OF ANY DISCREPANCIES, CONTACT LANDSCAPE ARCHITECT AND OWNER'S REPRESENTATIVE FOR CLARIFICATION PRIOR TO PURCHASING. GRAPHICALLY SHOWN MATERIAL QUANTITIES SHALL TAKE PRECEDENCE OVER LISTED QUANTITIES.
10. A SYSTEM OF DIAGRAMMATIC SYMBOLS, HATCHES AND NOTATIONS IS USED IN THESE DRAWINGS. REVIEW NOTATIONS CAREFULLY, NOTIFY LANDSCAPE ARCHITECT AND REQUEST CLARIFICATION OF ANY UNCLEAR NOTATION OR DISCREPANCY PRIOR TO COMMENCING WORK.
11. PROVIDE SLEEVES AS REQUIRED FOR DRAINAGE, IRRIGATION AND ELECTRICAL LINES REGARDLESS OF WHETHER SLEEVE LOCATIONS ARE INDICATED. IRRIGATION AND ELECTRICAL SLEEVES AND SUBSURFACE DRAINAGE SYSTEMS SHALL BE CONSTRUCTED PRIOR TO HARDSCAPE AND LANDSCAPE WORK. UTILITY SLEEVES ARE REQUIRED IN ALL PLANT BEDS ISOLATED BY PAVEMENT OR ANY OTHER STRUCTURES. REFER TO SPECIFICATIONS 328400 "IRRIGATION".
12. SPECIAL CONSIDERATION IS GIVEN TO THE DESIGN AND INTENDED RELATIONSHIP BETWEEN PLAY AND PLANTING AREAS, AND PAVING SYSTEMS. CONSTRUCTION OF PAVEMENT JOINTS, FINISHES AND GRADES SHALL BE WELL COORDINATED IN THE FIELD WITH THE DESIGN TEAM. CONTRACTOR TO ASK FOR APPROVAL FOR ANY CHANGES MADE TO THE INTENDED DESIGN.
13. VEHICLES, EQUIPMENT, AND/OR MATERIALS SHALL NOT BE PARKED OR STORED IN AREAS OF EXISTING VEGETATION, INCLUDING WITHIN THE DRIPLINE OF EXISTING TREES TO REMAIN. REFER TO TEMPORARY TREE AND PLANT PROTECTION NOTES AND SPECIFICATIONS.
14. LANDSCAPE MATERIALS SHALL BE STORED UNDER SECURED TARPS OR SHEETING PRIOR TO USE TO PROTECT AGAINST WIND, RAIN OR OTHER DAMAGE.
15. ON-SITE FUEL STORAGE FOR CONSTRUCTION EQUIPMENT IS DISCOURAGED. CONSTRUCTION EQUIPMENT USED ON SITE TO BE CHECKED REGULARLY TO ASSURE CONTAMINATION CONCERNS FROM OILS AND GREASES ARE ELIMINATED. NO TOXIC MATERIALS SHALL BE STORED ON-SITE.
16. GREEN BUILDING PRACTICES SHALL BE EMPLOYED TO THE EXTENT FEASIBLE. SUCH PRACTICES INCLUDE: CARPOOLING/VANPOOLING TO JOB SITE, MINIMIZING MATERIALS PACKING BEFORE ARRIVAL TO JOB SITE, REDUCING MATERIAL/RESOURCE INEFFICIENCIES BY COORDINATING WORK.
17. IF SITE WORK IS DELAYED DUE TO ANY CIRCUMSTANCE, THE CONTRACTOR SHALL PROTECT EXPOSED SOIL FROM ALL TYPES OF EROSION.
18. EXISTING TREES TO BE PRESERVED SHALL BEAR SAME RELATIONSHIP TO FINISH GRADE PRE- AND POST-CONSTRUCTION, UNLESS CONSTRUCTION DOCUMENTS SPECIFICALLY INDICATE OTHERWISE.
19. EXISTING TREES TO BE PRESERVED SHALL BE PROTECTED WITH STURDY, WEATHERPROOF FENCING. MAINTAIN TREE PROTECTION FENCE IN WORKING ORDER DURING ALL PHASES OF CONSTRUCTION. MAINTAIN TREE PROTECTION ZONES FREE OF WEEDS AND TRASH. REFER TO TEMPORARY TREE AND PLANT PROTECTION DETAILS, NOTES AND SPECIFICATIONS.
20. NO WORK SHALL BE CONDUCTED WITHIN THE DRIPLINE OF EXISTING TREES, UNLESS REVIEWED AND APPROVED BY THE LANDSCAPE ARCHITECT. ALL WORK APPROVED WITHIN THE DRIPLINE SHALL BE COMPLETED BY HAND. PROTECT ROOT SYSTEMS FROM PONDING, ERODING, EXCESSIVE WETTING, AND COMPACTION.
21. VERIFY THAT WATERPROOFING OF SUB-SURFACE ARCHITECTURAL STRUCTURES ADJACENT TO LANDSCAPE IMPROVEMENTS ARE IN PLACE, AND ADEQUATELY INSTALLED TO REPEL ALL WATER SOURCES INCLUDING, BUT NOT LIMITED TO: PRECIPITATION, STORM WATER RUNOFF, GROUND WATER, IRRIGATION, ROOF RUNOFF, GROUND WATER, AND PLUMBING LEAKS.
22. AN ENGINEERING PERMIT WILL BE REQUIRED FOR ANY WORK IN THE PUBLIC RIGHT-OF -WAY, INCLUDING BUT NOT LIMITED TO CONSTRUCTION STAGING, RESERVED CONSTRUCTION PARKING, SIDEWALK, DRAINAGE, OR SEWER WORK. APPROVAL OF THIS BUILDING PERMIT DOES NOT AUTHORIZE WORK IN THE PUBLIC RIGHT-OF-WAY."

LIST WITH CIVIL AND LANDSCAPE ABBREVIATIONS

BW	BACK OF WALK
CL	CENTERLINE
CLR	CLEAR
CIP	CAST IRON PIPE
C.I.P.	CAST IN PLACE
E.J.	EXPANSION JOINT
(E)	EXISTING
EG	EXISTING GRADE
(EWF)	ENGINEERED WOOD FIBAR
EQ	EQUAL DISTANCE
EX	EXISTING
FG	FINISH GRADE
FL	FLOWLINE
GALV	GALVANIZED
GB	GRADE BREAK
GND	GROUND
HDPE	HIGH DENSITY POLYETHYLENE
INV	INVERT
LF	LINEAR FEET
L.O.W.	LIMIT OF WORK
MA	MATCH
(N)	NEW
N.I.C.	NOT IN CONTRACT
O.C.	ON CENTER
P	POINT
P.A.	PLANTING AREA
PL	PLATE
P.O.B.	POINT OF BEGINNING
REINF	REINFORCEMENT
S	SLOPE
S.C.D.	SEE CIVIL DRAWINGS
SD	STORM DRAIN
SDAD	STORM DRAIN AREA DRAIN
SDCO	STORM DRAIN CLEANOUT
SDJB	STORM DRAIN JUNCTION BOX
SIM	SIMILAR
SS	STAINLESS STEEL
STD	STANDARD
SW	SIDEWALK
TC	TOP OF CURB
TP	TOP OF PAVEMENT
TW	TOP OF WALL
TYP.	TYPICAL



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NOTES AND ABBREVIATIONS

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Project No.: 2221

L-0.2

PROJECT TEAM

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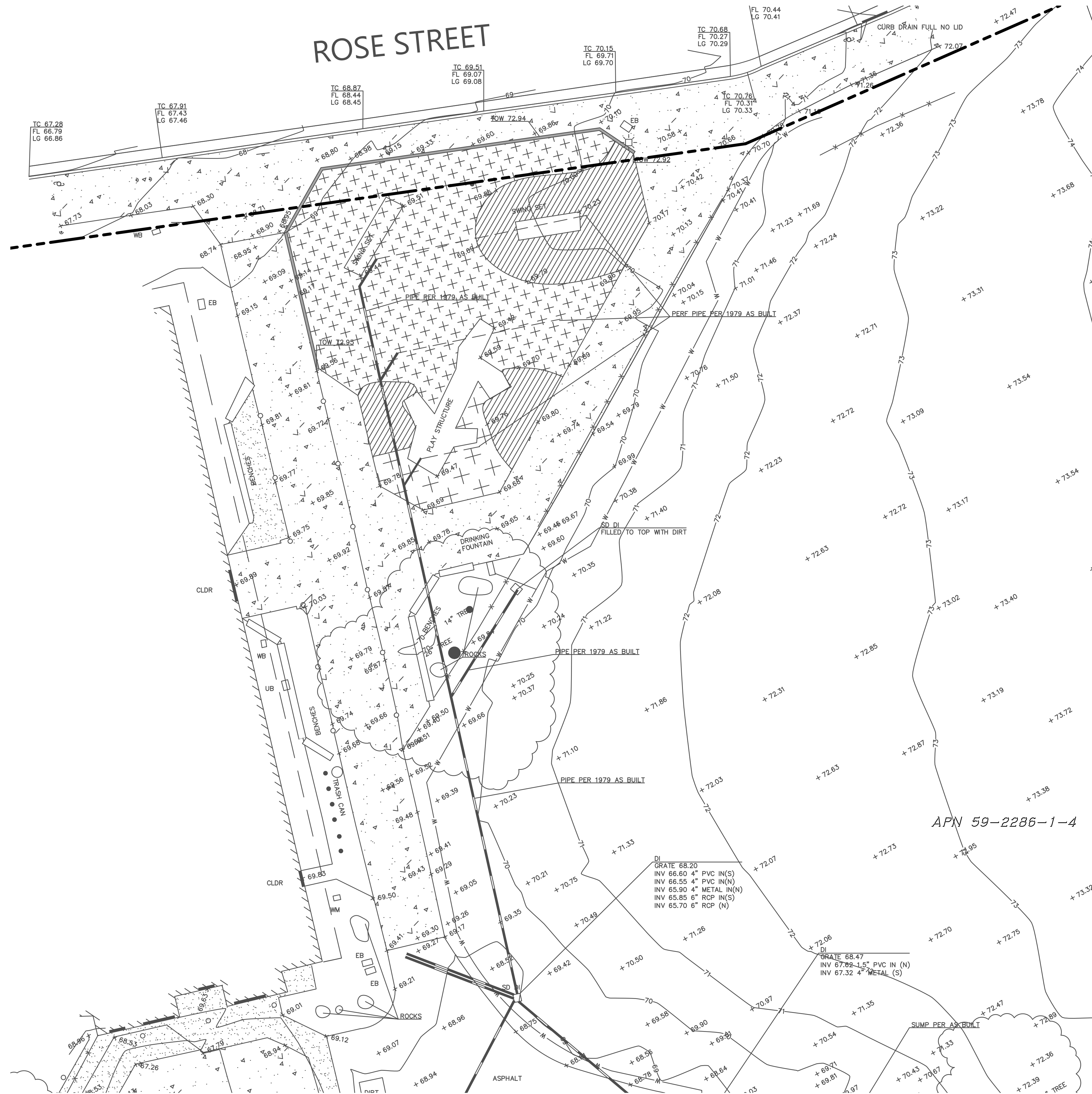


SHEET TITLE

EXISTING CONDITIONS

Scale: AS SHOWN
 Date: 04/07/2026
 Drawn by: JL/SN/EN
 Checked by: JW
 Project No.: 2221

C1.0



LEGEND:

- PROPERTY LINE
- 440 EXISTING CONTOURS

TOPOGRAPHIC NOTES:

THE LOCATIONS OF EXISTING UNDERGROUND FACILITIES SHOWN ON THESE DRAWINGS ARE APPROXIMATE AND ARE BASED ON OBSERVED TOPOGRAPHIC SURFACE FEATURES AND AVAILABLE INFORMATION FROM CITY OF BERKELEY "SPECIFICATION NO. F-9082-04 4 PARKS PLAYGROUND RENOVATION CEDAR ROSE TOT LOT, KING SCHOOL PARK, LIVE OAK PARK, AND SHOREBIRD PARK" 05/01/05. THE PROFESSIONAL PREPARING THIS MAP ASSUMES NO RESPONSIBILITY FOR THE ACCURACY OF THESE FACILITIES OR FOR THE INADVERTENT OMISSION OF RELATED INFORMATION.

TOPOGRAPHIC INFORMATION SHOWN HEREON WAS BASED A FIELD SURVEY CONDUCTED BY BKF ENGINEERS ON 01/17/23.

TREE DIAMETERS ARE MEASURED AT CHEST HEIGHT (48"). DRIPLINE DIAMETERS AND TREE SPECIES ARE APPROXIMATE ONLY AND SHOULD BE VERIFIED BY A CERTIFIED ARBORIST.

BASIS OF BEARING:

BASIS OF BEARINGS AND BENCHMARK PROVIDED BY CITY OF BERKELEY DEPARTMENT OF PUBLIC WORK ON "CONTROL SHEET FOR OHLONE GREENWAY MODERNIZATION TOPO SHEET", DATED 4/11/2022.

BENCHMARK:

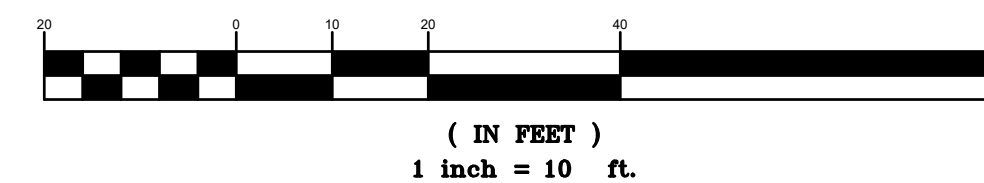
BENCHMARK: "B0834" DESCRIBED AS "BPCM3P" BEING A FOUND BRASS PIN CITY MONUMENT
 3/8" DIAMETER WITH A PUNCH MARK IN STANDARD MONUMENT WELL
 EL = 74.91 (CITY OF BERKELEY DATUM)

B0834 - "BPCM3P"	B2187 - "BDCM16P-CoB"
N: 2146405.54	N: 2146438.80
E: 6045784.50	E: 6046017.84
EL: 74.91	EL: 74.34

APN 59-2286-1-4



GRAPHIC SCALE



PROJECT TEAM

LANDSCAPE ARCHITECT
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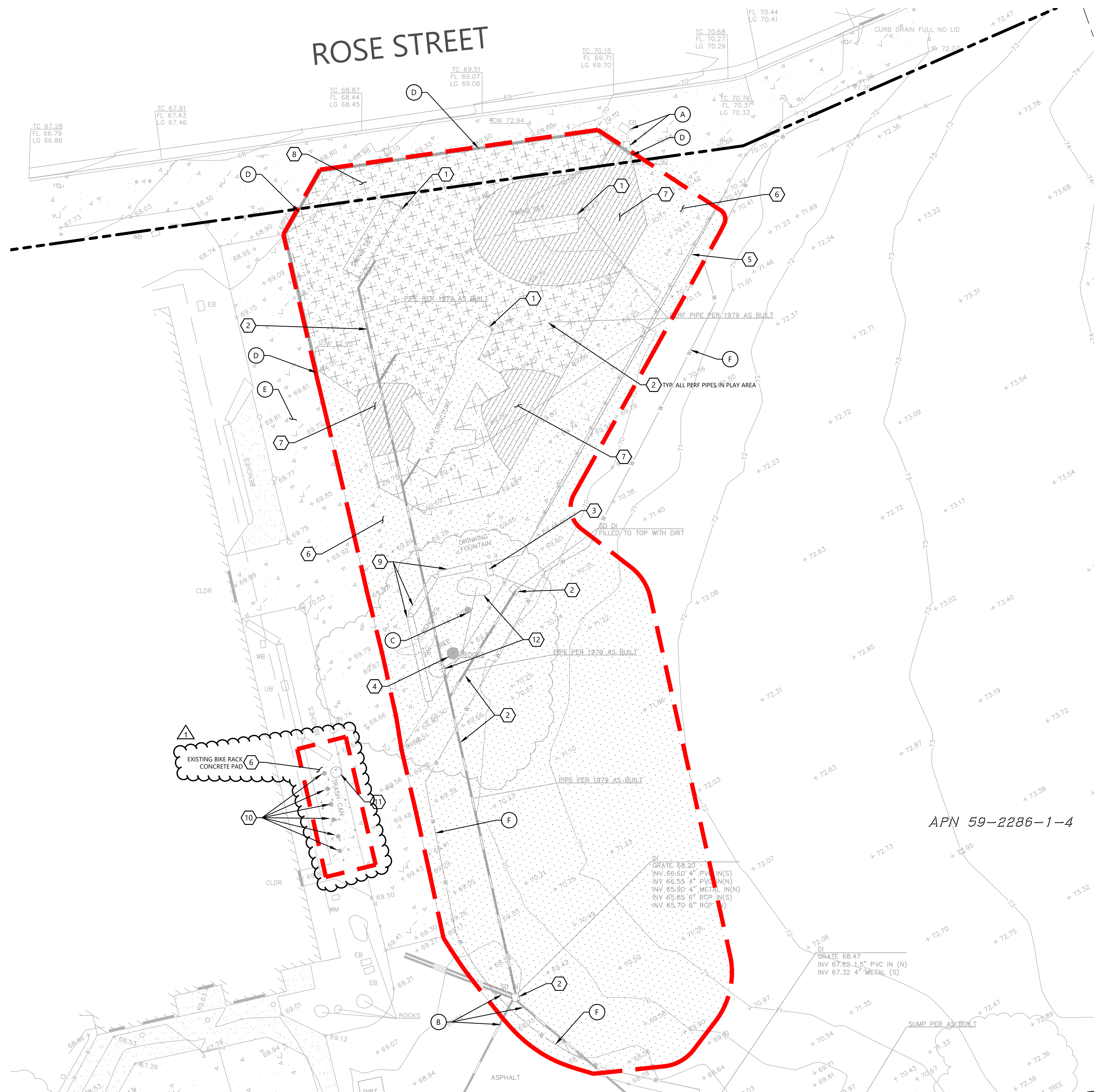


SHEET TITLE

DEMOLITION PLAN

Scale: AS SHOWN
 Date: 04/07/2026
 Drawn by: JL/SN/EN
 Checked by: JW
 Project No.: 2221

C1.1



LEGEND:

- PROPERTY LINE
- 440 EXISTING CONTOURS
- [Red dashed line] LIMITS OF DEMOLITION, SEE NOTES
- [Dotted pattern] EXISTING CONCRETE AREA
- [Hatched pattern] EXISTING PLAY SURFACE TO BE REMOVED
- [Cross-hatched pattern] EXISTING WOOD FIBER TO BE REMOVED

DEMOLITION KEYNOTES:

- 1 REMOVE EXISTING SITE FEATURE AND APPURTENANCES, INCLUDING EXISTING PLAYGROUND FOUNDATIONS AND SUBDRAINAGE
- 2 REMOVE EXISTING STORM DRAIN PIPE OR STRUCTURE
- 3 REMOVE EXISTING DRINKING FOUNTAIN. CUT AND CAP WATER LATERAL
- 4 REMOVE EXISTING TREE AND ASSOCIATED ROOTS. SEE NOTE 6
- 5 REMOVE EXISTING FENCING INCLUDING FOOTINGS
- 6 REMOVE EXISTING CONCRETE SURFACE AREA
- 7 REMOVE EXISTING PLAY SURFACE AREA AND EXISTING CONCRETE UNDERNEATH IF ANY.
- 8 REMOVE EXISTING WOOD FIBER SURFACING.
- 9 REMOVE EXISTING BENCH
- 10 REMOVE EXISTING BIKE POSTS
- 11 REMOVE EXISTING TRASH CAN
- 12 SALVAGE (2) BOULDERS, SEE NOTE 7

PROTECT IN PLACE KEYNOTES:

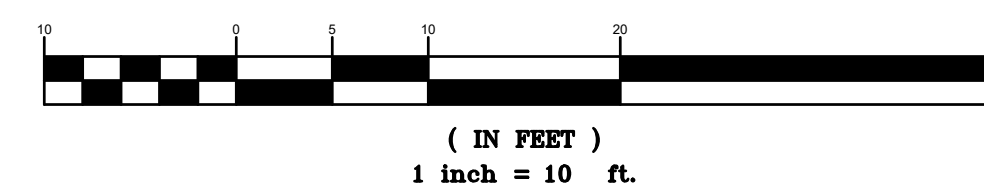
- A PROTECT EXISTING SITE FEATURE
- B PROTECT EXISTING STORM DRAIN PIPE OR STRUCTURE
- C PROTECT EXISTING TREE. SEE NOTE 6
- D PROTECT EXISTING WALL
- E PROTECT EXISTING TRELLIS STRUCTURE
- F PROTECT EXISTING WATER LINE

DEMOLITION NOTES:

1. WITHIN LIMIT OF DEMOLITION, ALL CONCRETE, ASPHALT CONCRETE, AGGREGATE BASE, TOPSOIL, ORGANIC MATERIAL, AND CURBS ARE TO BE REMOVED UNLESS OTHERWISE NOTED.
2. PROTECT ALL EXISTING UNDERGROUND UTILITIES UNLESS OTHERWISE NOTED ON PLANS.
3. UTILITIES SHOWN ON THIS PLAN ARE DERIVED FROM RECORD DATA, SURFACE OBSERVATIONS, AND FIELD SURVEY, AND THEREFORE MAY NOT BE A COMPLETE CATALOG OF THE EXISTING FACILITIES AND CONDITION. THE CONTRACTOR SHALL VERIFY THE LOCATIONS AND CONDITION OF ALL EXISTING UTILITIES. THE CONTRACTOR SHALL NOTIFY THE ENGINEER OF ANY DISCREPANCIES OF ANY ADDITIONAL UTILITIES NOT SHOWN ON THIS PLAN PRIOR TO DEMOLITION.
4. PRIOR TO UTILITY LINE DEMOLITION, CONTRACTOR SHALL INVESTIGATE EXISTING UTILITIES AND BUILDING SERVICES TO REMAIN. CONTRACTOR SHALL VERIFY THAT REMOVAL OF UTILITIES SHOWN DOES NOT INTERRUPT UTILITIES AND BUILDING SERVICES TO REMAIN.
5. LIMITS OF SIDEWALKS, CURB AND GUTTER DEMOLITION SHALL EXTEND TO THE NEAREST SCORE JOINT.
6. SEE LANDSCAPE PLANS FOR TREE REMOVAL AND PROTECTION REQUIREMENTS.
7. FOR ALL ITEMS BEING SALVAGED, CONTRACTOR SHALL COORDINATE WITH CITY FOR STORAGE, INSTALLATION, AND/OR REPLACEMENT.
8. CONTRACTOR TO CLEAR AND GRUB WITHIN THE LIMITS OF PROPOSED WORK, UNLESS OTHERWISE NOTED ON PLANS.
9. THE LIMITS OF DEMOLITION SHOWN ARE APPROXIMATE ONLY. CONTRACTOR IS RESPONSIBLE FOR MATCHING EXISTING SURROUNDINGS, LANDSCAPE, AND OTHER IMPROVEMENTS WITH A SMOOTH TRANSITION IN PAVING, CURBS, AND SIDEWALKS AVOIDING ANY ABRUPT OR APPARENT CHANGES OR CROSS SLOPES OR HAZARDOUS CONDITIONS.
10. AN ENGINEERING PERMIT WILL BE REQUIRED FOR ANY WORK IN THE PUBLIC RIGHT-OF-WAY, INCLUDING BUT NOT LIMITED TO CONSTRUCTION STAGING, RESERVED CONSTRUCTION PARKING, SIDEWALK, DRAINAGE, OR SEWER WORK. APPROVAL OF BUILDING PERMIT DOES NOT AUTHORIZE WORK IN THE PUBLIC RIGHT-OF-WAY.



GRAPHIC SCALE



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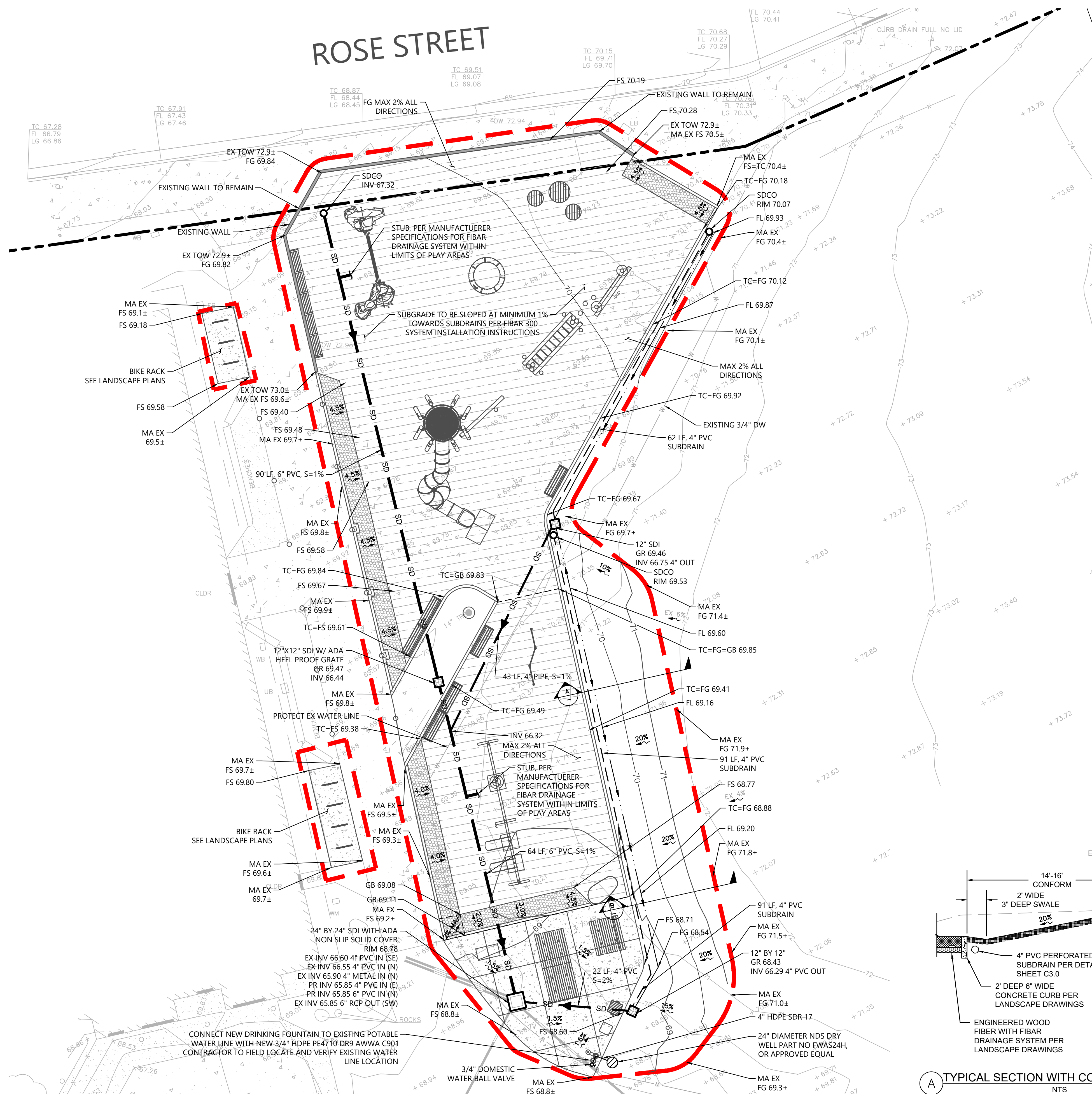


SHEET TITLE

IMPROVEMENT PLAN

Scale: AS SHOWN
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 Drawn by: JL/SN/EN
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C2.0



LEGEND:

- LIMIT OF WORK
- PROPERTY LINE
- GRADE BREAK
- PROPOSED CONTOURS
- EXISTING CONTOURS
- SD STORM DRAIN LINE, PVC SDR-35
- 4" PVC SUBDRAIN
- SWALE/FLOW LINE
- STORM DRAIN INLET, SIZE PER PLAN
- STORM DRAIN CLEANOUT
- 24" DIAMETER NDS DRY WELL PART NO. FWAS24H, OR APPROVED EQUAL
- 3/4" BALL VALVE
- P.I.P RUBBER OVER CONCRETE, SEE LANDSCAPING PLANS
- CONCRETE PAVING, SEE LANDSCAPING PLANS
- ENGINEERED WOOD FIBER (EWF), SEE LANDSCAPE PLANS

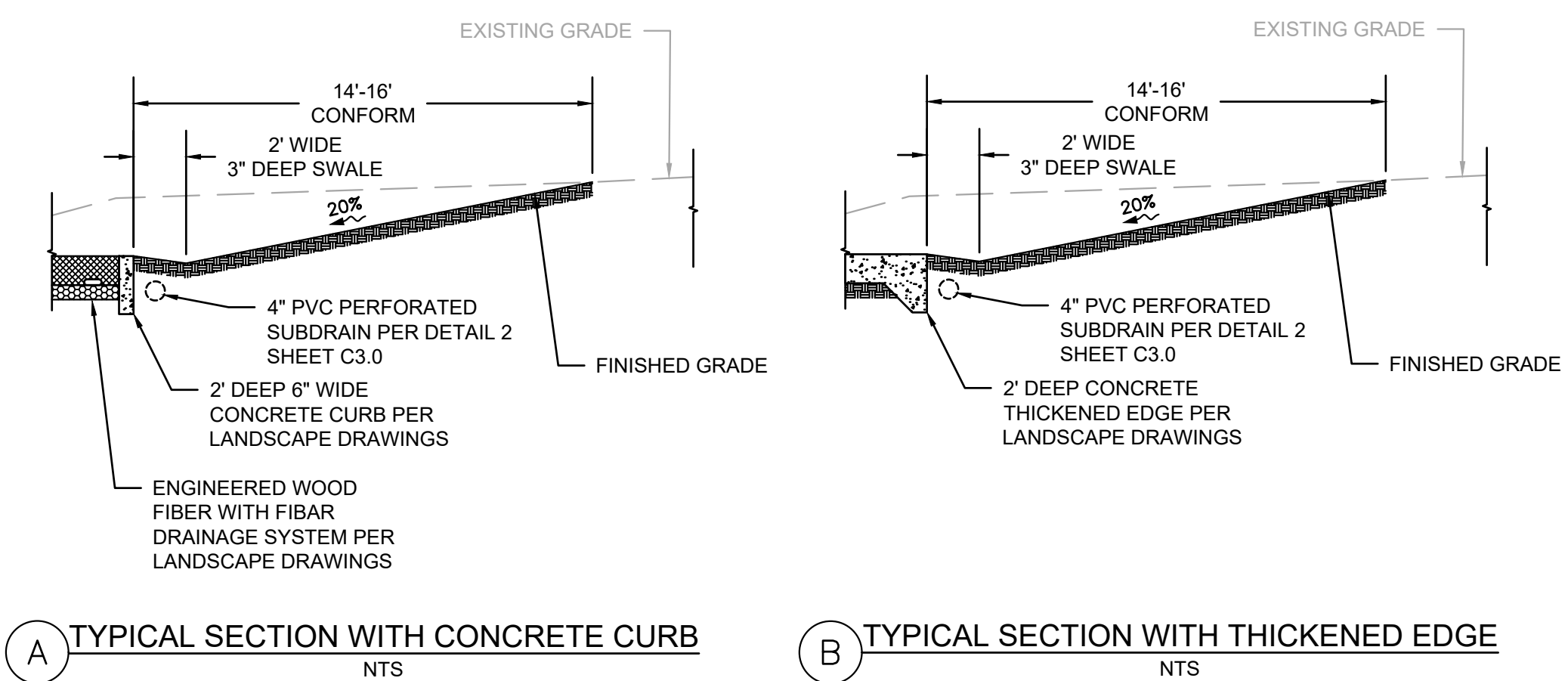
NOTES:

1. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO REPAIR/REPLACE ANY DAMAGE CAUSED BY THE PROJECT'S CONSTRUCTION.
2. THE CONTRACTOR SHALL REFERENCE THE LATEST CITY OF BERKELEY, ALAMEDA COUNTY, CALTRANS, AND GREENBOOK STANDARD DETAILS.
3. SEE TITLE SHEET (C1.0) FOR ADDITIONAL LEGEND AND ABBREVIATION INFORMATION.
4. CONTRACTOR SHALL MAINTAIN 12" VERTICAL CLEARANCE ABOVE OR BELOW EXISTING AND NEW UTILITIES CROSSING.
5. ALL EXISTING UTILITY BOXES SHALL BE ADJUSTED TO NEW FINISHED GRADE UNLESS NOTED OTHERWISE ON PLANS.
6. CONTRACTOR SHALL REPLACE ALL EXISTING LANDSCAPE IN-KIND INCLUDING BUT NOT LIMITED TO IRRIGATION, PLANTING, TREES, MULCH, ETC.
7. SEE LANDSCAPING PLANS FOR COMPLETE SURFACING AND FURNITURE INFORMATION.
8. ENGINEERED WOOD FIBER AREAS TO DRAIN BY FIBAR 300 DRAINAGE SYSTEM. SUBGRADE TO BE SLOPED TOWARDS SUBDRAINS AT MINIMUM 1%. FIBAR SYSTEM 300 TO BE INSTALLED PER MANUFACTURER SPECIFICATIONS.
9. CONTRACTOR SHALL IMPLEMENT STANDARD BMP PRACTICES AND EROSION CONTROL MEASURES
10. 4" SUBDRAIN SHALL BE SURROUNDED BY 4" MIN CLASS 2 PERM ROCK AND WRAPPED WITH FILTER FABRIC
11. 2% MAX SLOPE ALL DIRECTIONS WITHIN CONCRETE PICNIC AREA
12. INSTALL 24" DIAMETER NDS DRY WELL PART NO FWAS24H PER MANUFACTURER SPECIFICATIONS

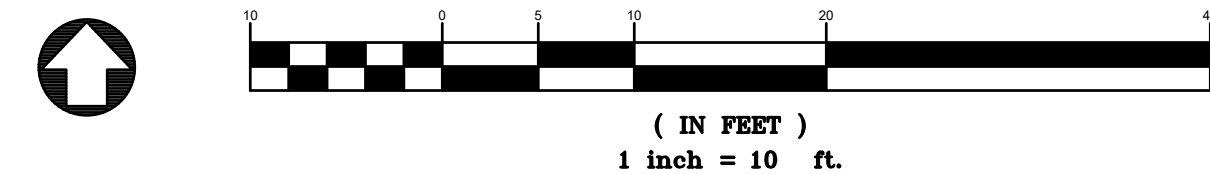
13. AN ENGINEERING PERMIT WILL BE REQUIRED FOR ANY WORK IN THE PUBLIC RIGHT-OF-WAY, INCLUDING BUT NOT LIMITED TO CONSTRUCTION STAGING, RESERVED CONSTRUCTION PARKING, SIDEWALK, DRAINAGE, OR SEWER WORK. APPROVAL OF BUILDING PERMIT DOES NOT AUTHORIZE WORK IN THE PUBLIC RIGHT-OF-WAY.

ABBREVIATIONS:

DW	DOMESTIC WATER	GR	GRADE BREAK
EX	EXISTING	INV	INVERT
FG	FINISHED GRADE	LF	LINEAR FEET
FL	FLOW LINE	MA	MATCH
FS	FINISHED SURFACE	SD	STORM DRAIN
GB	GRADE BREAK	SDI	STORM DRAIN INLET
		SDCO	STORM DRAIN CLEANOUT
		TC	TOP OF CURB
		TOW	TOP OF WALL



GRAPHIC SCALE



PROJECT TEAM

LANDSCAPE ARCHITECT
 BASE LANDSCAPE ARCHITECTURE
 145 A LOWER TERRACE
 SAN FRANCISCO, CA 94114

CIVIL ENGINEER
 BKF ENGINEERS
 2100 FRANKLIN STREET, SUITE 4C
 OAKLAND, CA 94612

COST ESTIMATOR
 LELAND SAYLOR ASSOCIATES
 1777 OAKLAND BLVD., SUITE 102
 WALNUT CREEK, CA 94596

STRUCTURAL ENGINEER
 SALAS O'BRIEN
 55 HARRISON ST., SUITE 550
 OAKLAND, CA 94607

PROJECT NAME

**CEDAR ROSE PARK
 5-12 PLAYGROUND
 RENOVATION
 AND SITE
 IMPROVEMENTS**

1300 ROSE ST, BERKELEY,
 CA 94702

SPECIFICATION NUMBER:
 26-11782-C

PLAN NUMBER:
 8304

FILE NUMBER:
 406-228

SUBMITTAL

#	Date	Description
02/20/2026	02/20/2026	Permit Set
04/07/2026	04/07/2026	Permit Set Resubmittal 1

STAMP

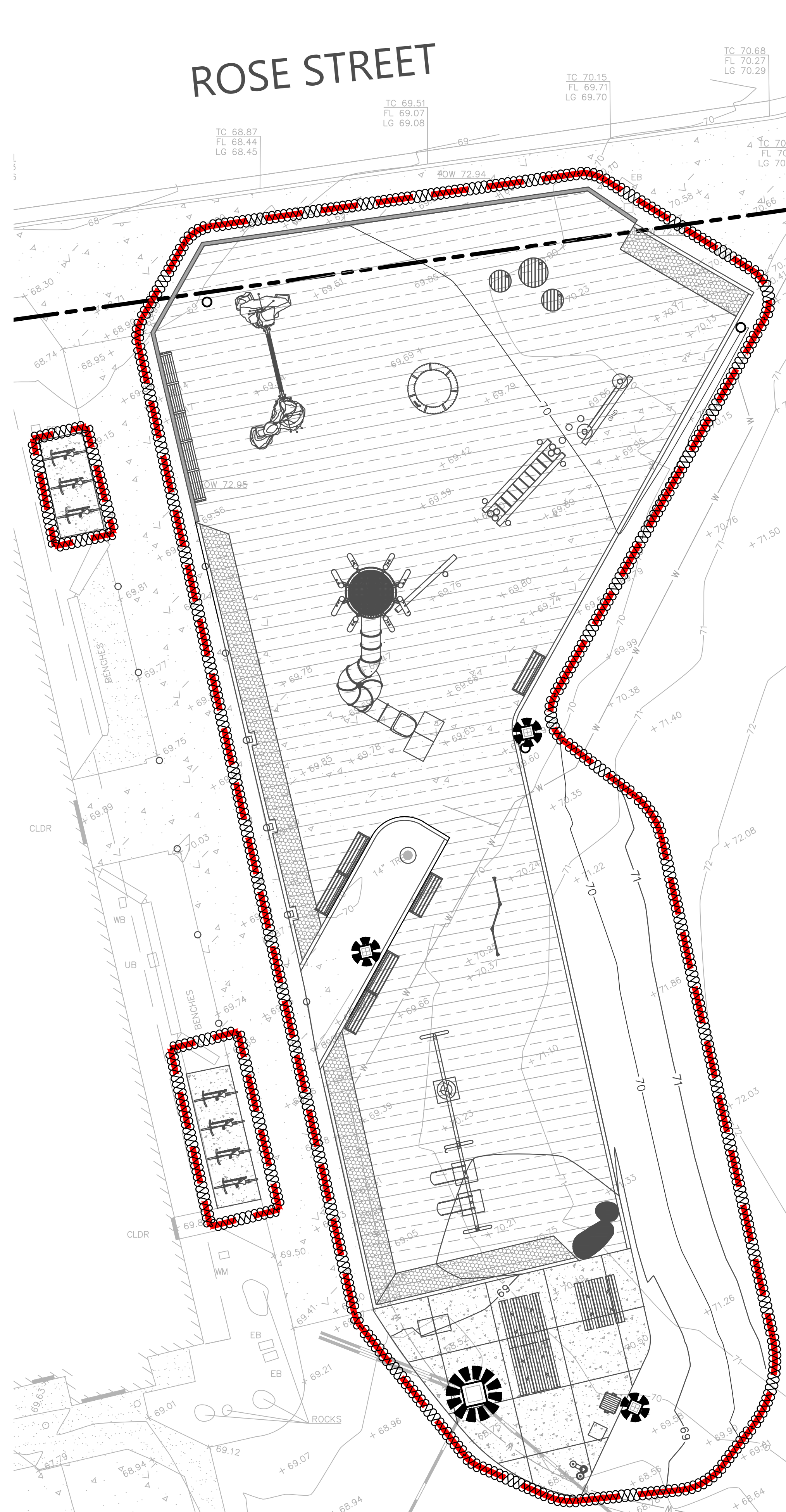


SHEET TITLE

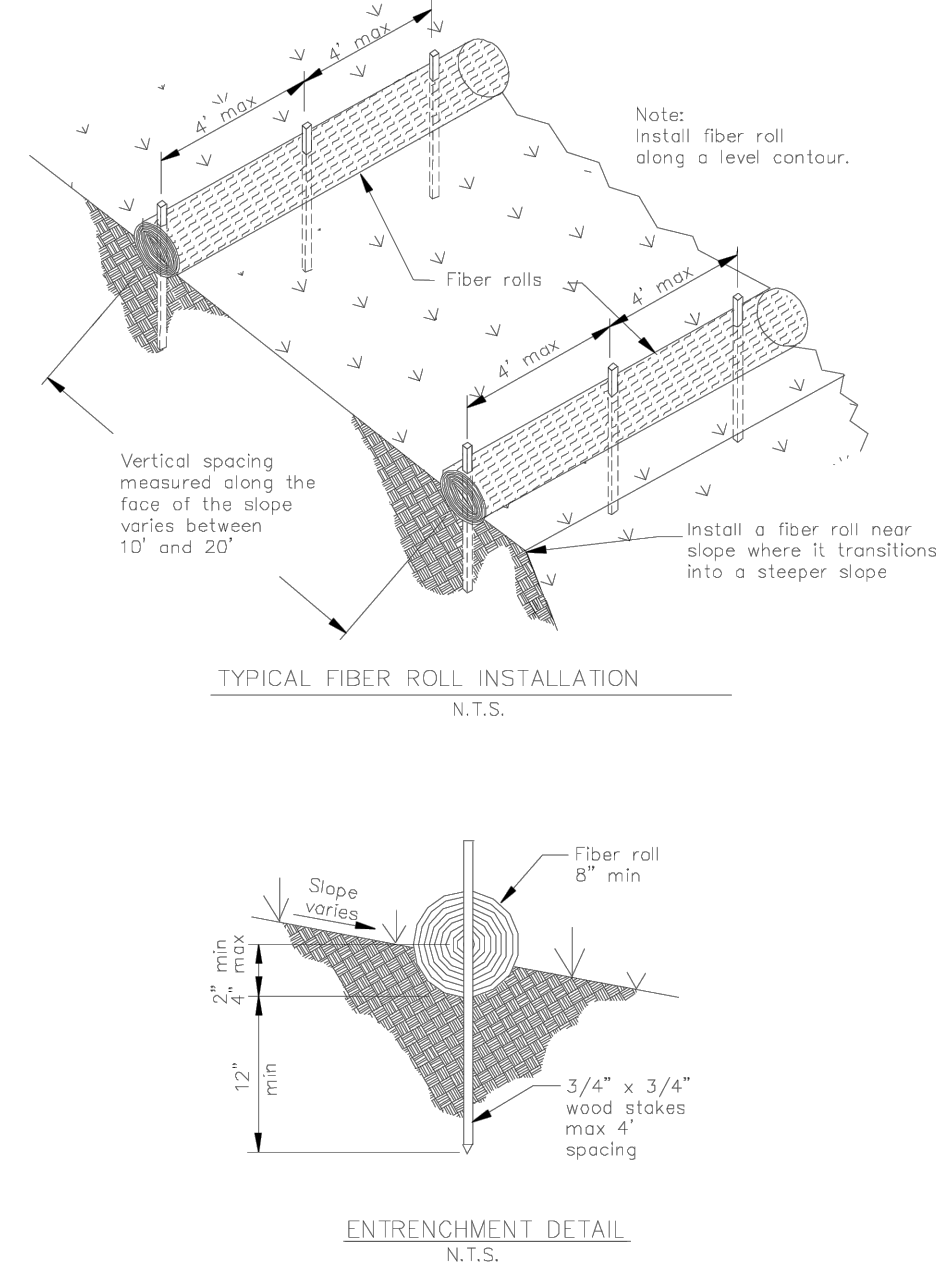
**EROSION CONTROL
 PLAN**

Scale: AS SHOWN
 Date: 04/07/2026
 Drawn by: JL/SN/EN
 Checked by: JW
 Project No.: 2221

C4.0

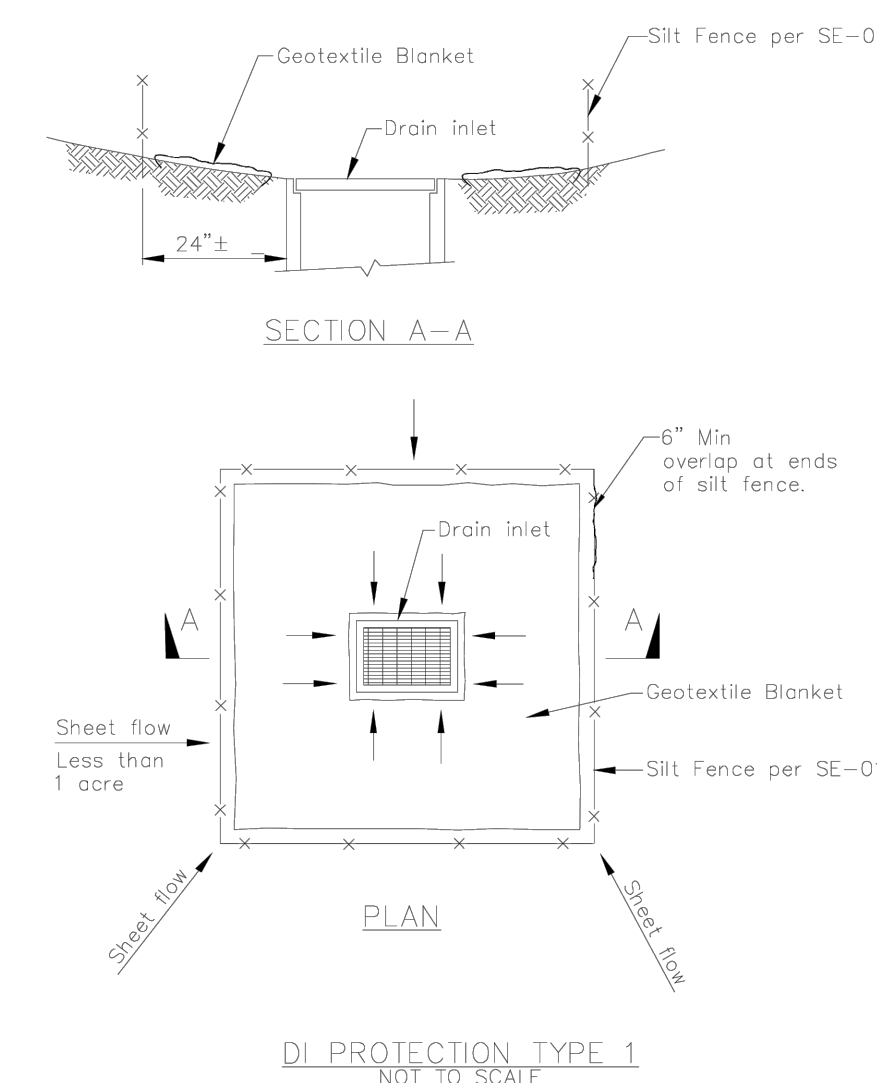


Fiber Rolls SE-5



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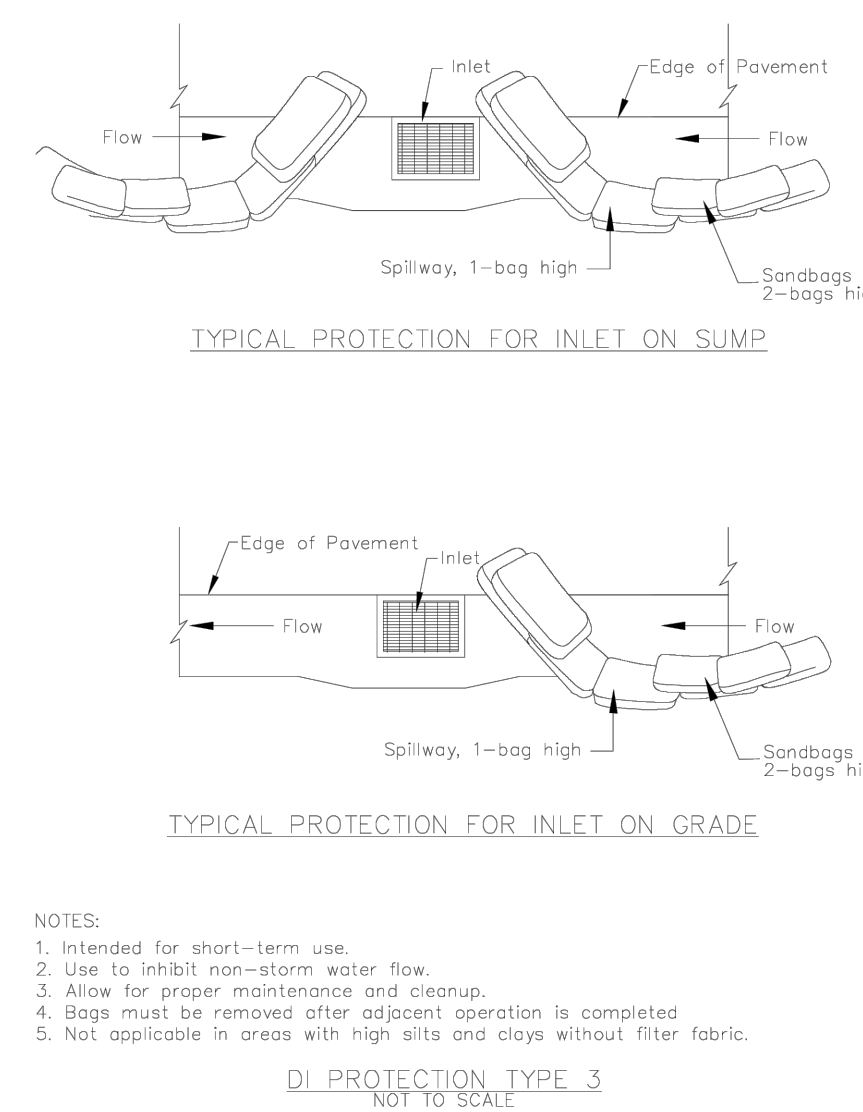
Storm Drain Inlet Protection SE-10



NOTES:
 1. For use in areas where grading has been completed and final soil stabilization and seeding are pending.
 2. Not applicable in paved areas.
 3. Not applicable with concentrated flows.

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Storm Drain Inlet Protection SE-10



NOTES:
 1. Intended for short-term use.
 2. Use to inhibit non-storm water flow.
 3. Allow for proper maintenance and cleanup.
 4. Bags must be removed after adjacent operation is completed.
 5. Not applicable in areas with high silts and clays without filter fabric.

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LEGEND:

- LIMIT OF WORK
- PROPERTY LINE
- STORM DRAIN INLET
- FIBER ROLL
- DROP INLET SEDIMENT BARRIER

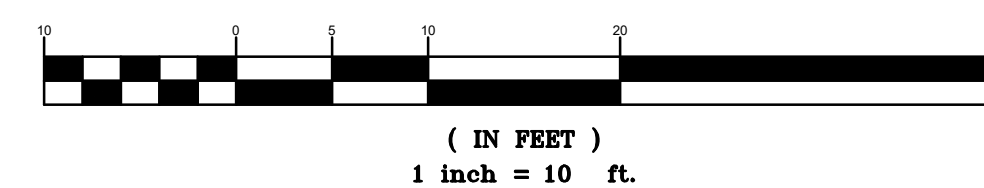
EROSION CONTROL NOTES:

1. REFERENCE: "CALIFORNIA STORM WATER BEST MANAGEMENT PRACTICE (BMP) HANDBOOK", LATEST EDITION.
2. CONSTRUCTION AREAS SHOWN ARE CONCEPTUAL. ACTUAL PLACEMENT TO BE DETERMINED BY CONTRACTOR BASED ON CURRENT BEST MANAGEMENT PRACTICES. CONTRACTOR SHALL SUBMIT A CONSTRUCTION STAGING PLAN.
3. EROSION AND SEDIMENT CONTROL MEASURES SHALL BE IN EFFECT AND MAINTAINED BY THE CONTRACTOR ON A YEAR-ROUND BASIS UNTIL ALL DISTURBED AREAS ARE STABILIZED UNLESS OTHERWISE PERMITTED BY THE CITY INSPECTOR.
4. AS PART OF THE GRADING OPERATIONS, THE CONTRACTOR SHALL ENSURE THAT THE SITE IS WATERED PRIOR TO THE COMMENCEMENT OF GRADING.
5. ALL INLETS RECEIVING STORM WATER RUNOFF FROM THE PROJECT AREA MUST BE EQUIPPED WITH REQUIRED INLET PROTECTION.
6. ALL PAVED AREAS SHALL BE KEPT CLEAR OF EARTH MATERIALS AND DEBRIS. THE SITE SHALL BE MAINTAINED SO AS TO MINIMIZE SEDIMENT LADEN RUNOFF ENTERING THE STORM DRAIN SYSTEM.
7. ALL CONCRETE SLURRY SHALL BE CONTAINED IN CONCRETE WASH-OUT AREAS DESIGNATED ON-SITE.
8. STOCKPILED EARTHEN MATERIAL SHALL BE EITHER COVERED WITH A TARP OR WATERED SUFFICIENTLY TO ELIMINATE DUST.
9. TEMPORARY EROSION CONTROLS TO STABILIZE ALL DENUDED AREAS UNTIL PERMANENT EROSION CONTROLS ARE ESTABLISHED.
10. DELINEATE WITH FIELD MARKERS CLEARING LIMITS, EASEMENTS, SETBACKS, SENSITIVE OR CRITICAL AREAS, BUFFER ZONES, TREES, AND DRAINAGE COURSES.
11. PERFORM CLEARING AND EARTH MOVING ACTIVITIES ONLY DURING DRY WEATHER.
12. USE SEDIMENT CONTROLS OR FILTRATION TO REMOVE SEDIMENT WHEN DEWATERING AND OBTAIN ALL NECESSARY PERMITS.
13. PROTECT ALL STORM DRAIN INLETS IN VICINITY OF SITE USING SEDIMENT CONTROLS SUCH AS BERMS, FIBER ROLLS, OR FILTERS.
14. TRAP SEDIMENT ON-SITE, USING BMPs SUCH AS SEDIMENT BASINS OR TRAPS, EARTHEN DIKES OR BERMS, SILT FENCES, CHECK DAMS, SOIL BLANKETS OR MATS, COVERS FOR SOIL STOCK PILES, ETC.
15. DIVERT ON-SITE RUNOFF AROUND EXPOSED AREAS; DIVERT OFF-SITE RUNOFF AROUND THE SITE (E.G., SWALES AND DIKES).
16. PROTECT ADJACENT PROPERTIES AND UNDISTURBED AREAS FROM CONSTRUCTION IMPACTS USING VEGETATIVE BUFFER STRIPS, SEDIMENT BARRIERS OR FILTERS, DIKES, MULCHING, OR OTHER MEASURES AS APPROPRIATE.
17. LIMIT CONSTRUCTION ACCESS ROUTES AND STABILIZE DESIGNATED ACCESS POINTS.
18. NO CLEANING, FUELING, OR MAINTAINING VEHICLES ON-SITE, EXCEPT IN A DESIGNATED AREA WHERE WASHWATER IS CONTAINED AND TREATED.
19. STORE, HANDLE, AND DISPOSE OF CONSTRUCTION MATERIALS/WASTES PROPERLY TO PREVENT CONTACT WITH STORMWATER.
20. CONTRACTOR SHALL TRAIN AND PROVIDE INSTRUCTION TO ALL EMPLOYEES/SUBCONTRACTORS RE-CONSTRUCTION BMPs.
21. CONTROL AND PREVENT THE DISCHARGE OF ALL POTENTIAL POLLUTANTS, INCLUDING PAVEMENT CUTTING WASTES, PAINTS, CONCRETE, PETROLEUM PRODUCTS, CHEMICALS, WASHWATER OR SEDIMENTS, RINSE WATER FROM ARCHITECTURAL COPPER, AND NON-STORMWATER DISCHARGES TO STORM DRAINS AND WATERCOURSES.
22. CONTRACTOR SHALL PROVIDE INLET PROTECTION AT THE NEAREST DOWNSTREAM STORM DRAIN ALONG PROJECT SITE.

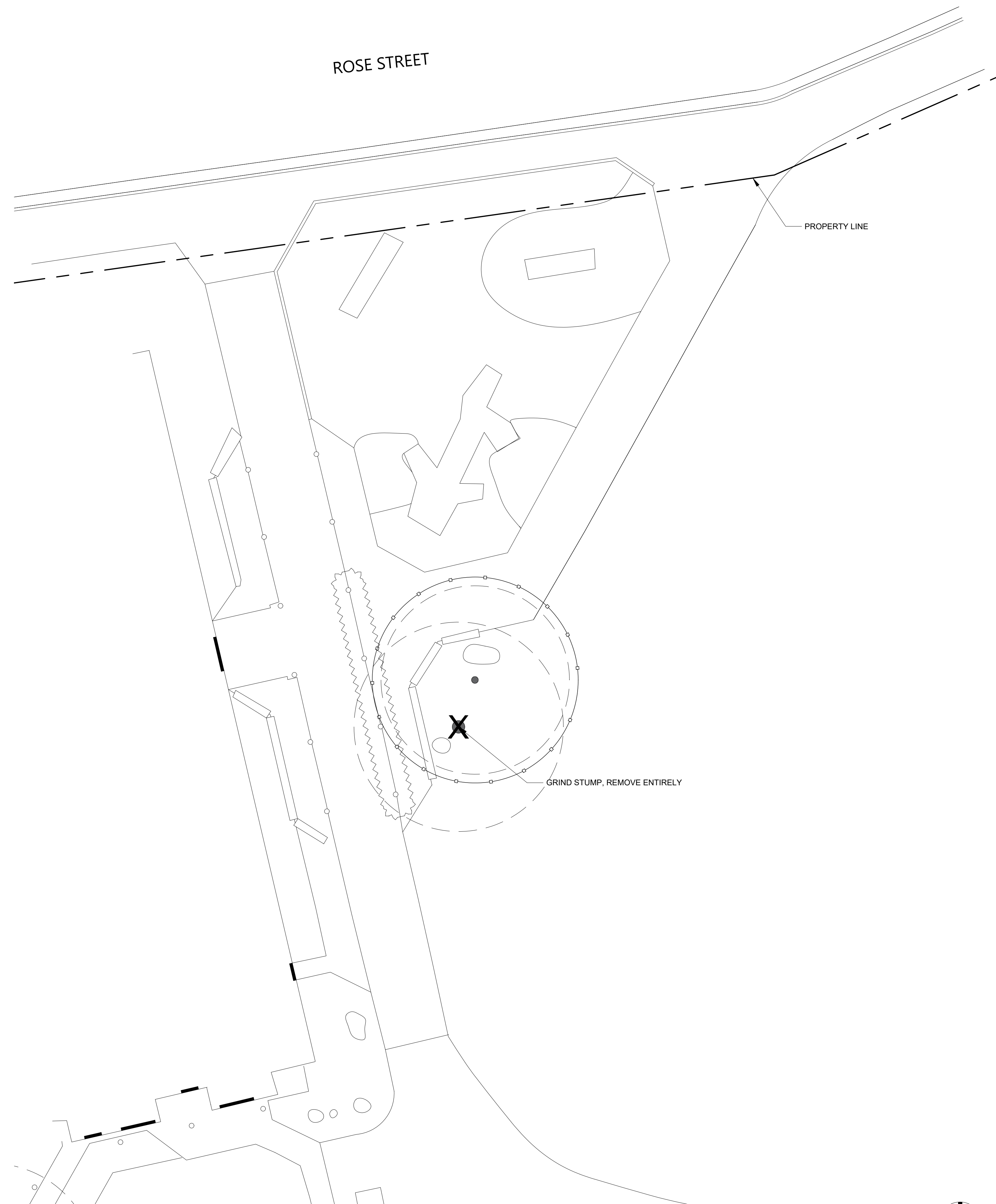
LOCATION OF CONSTRUCTION ACTIVITIES IS PRELIMINARY AND SHALL BE SUPERSEDED BY FINALIZED CONSTRUCTION ACTIVITY LOCATIONS, SHOWN/UPDATED BY CONTRACTOR.



GRAPHIC SCALE



ROSE STREET

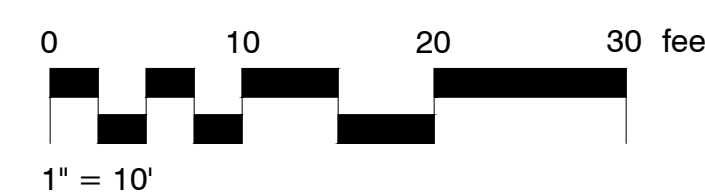


LEGEND	
	(E) TREE
	TREE TO BE PROTECTED WITH FENCE
	VINE TO BE PROTECTED WITH BURLAP
	TREE TO BE REMOVED

TREE & VINE PROTECTION NOTES

1. PRUNE PER DIRECTION OF CITY APPROVED ARBORIST.
2. EXISTING TREES TO BE PRESERVED SHALL BEAR SAME RELATIONSHIP TO FINISH GRADE PRE- AND POST-CONSTRUCTION, UNLESS CONSTRUCTION DOCUMENTS SPECIFICALLY INDICATE OTHERWISE.
3. EXISTING TREES TO BE PRESERVED SHALL BE PROTECTED WITH STURDY, WEATHERPROOF FENCING. MAINTAIN TREE PROTECTION FENCE IN WORKING ORDER DURING ALL PHASES OF CONSTRUCTION. MAINTAIN TREE PROTECTION ZONES FREE OF WEEDS AND TRASH. REFER TO TEMPORARY TREE AND PLANT PROTECTION DETAILS, NOTES AND SPECIFICATIONS.
4. NO WORK SHALL BE CONDUCTED WITHIN THE DRIPLINE OF EXISTING TREES, UNLESS REVIEWED AND APPROVED BY THE LANDSCAPE ARCHITECT. ALL WORK APPROVED WITHIN THE DRIPLINE SHALL BE COMPLETED BY HAND. PROTECT ROOT SYSTEMS FROM PONDING, ERODING, EXCESSIVE WETTING, AND COMPACTION.
5. FOR TREE TO BE REMOVED, GRIND STUMP AND REMOVE ENTIRELY.
6. PROTECT WISTERIA VINE ON TRELLIS, AS WELL AND BASE AND MAJOR STEMS.

GRIND STUMP, REMOVE ENTIRELY



01 TREE AND VINE PROTECTION PLAN
SCALE: 1"=10'-0"

PROJECT TEAM

LANDSCAPE ARCHITECT
BASE LANDSCAPE ARCHITECTURE
145 A LOWER TERRACE
SAN FRANCISCO, CA 94114

CIVIL ENGINEER
BKF ENGINEERS
255 SHORELINE DR. #200
REDWOOD CITY, CA 94065

COST ESTIMATOR
LELAND SAYLOR ASSOCIATES
1777 OAKLAND BLVD., SUITE 102
WALNUT CREEK, CA 94596

STRUCTURAL ENGINEER
SALAS O'BRIEN
55 HARRISON ST., SUITE 550
OAKLAND, CA 94607

PROJECT NAME

**CEDAR ROSE PARK
5-12 PLAYGROUND
RENOVATION
AND SITE
IMPROVEMENTS**

1300 ROSE ST, BERKELEY,
CA 94702

SPECIFICATION NUMBER:
26-11782-C

PLAN NUMBER:
8304

FILE NUMBER:
406-228

SUBMITTAL

#	Date	Description
02/20/2026	Permit Set	
04/07/2026	Permit Set Resubmittal 1	

STAMP



SHEET TITLE

**TREE AND VINE
PROTECTION PLAN**

Scale: N/A
Date: 04/07/2026
Drawn by: FO
Checked by: YD, PA
Project No.: 2221

L-1.1

PROJECT TEAM

LANDSCAPE ARCHITECT
BASE LANDSCAPE ARCHITECTURE
145 A LOWER TERRACE
SAN FRANCISCO, CA 94114

CIVIL ENGINEER
BKF ENGINEERS
255 SHORELINE DR. #200
REDWOOD CITY, CA 94065

COST ESTIMATOR
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1777 OAKLAND BLVD., SUITE 102
WALNUT CREEK, CA 94596

STRUCTURAL ENGINEER
SALAS O'BRIEN
55 HARRISON ST., SUITE 550
OAKLAND, CA 94607

PROJECT NAME

CEDAR ROSE PARK 5-12 PLAYGROUND RENOVATION AND SITE IMPROVEMENTS

1300 ROSE ST, BERKELEY,
CA 94702

SPECIFICATION NUMBER:
26-11782-C

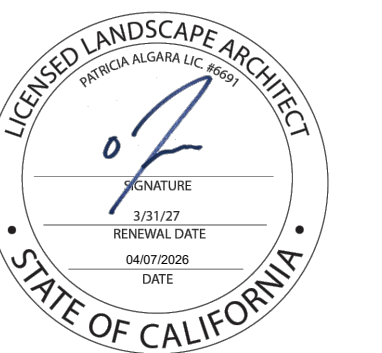
PLAN NUMBER:
8304

FILE NUMBER:
406-228

SUBMITTAL

#	Date	Description
02/20/2026	Permit Set	
04/07/2026	Permit Set Resubmittal 1	

STAMP



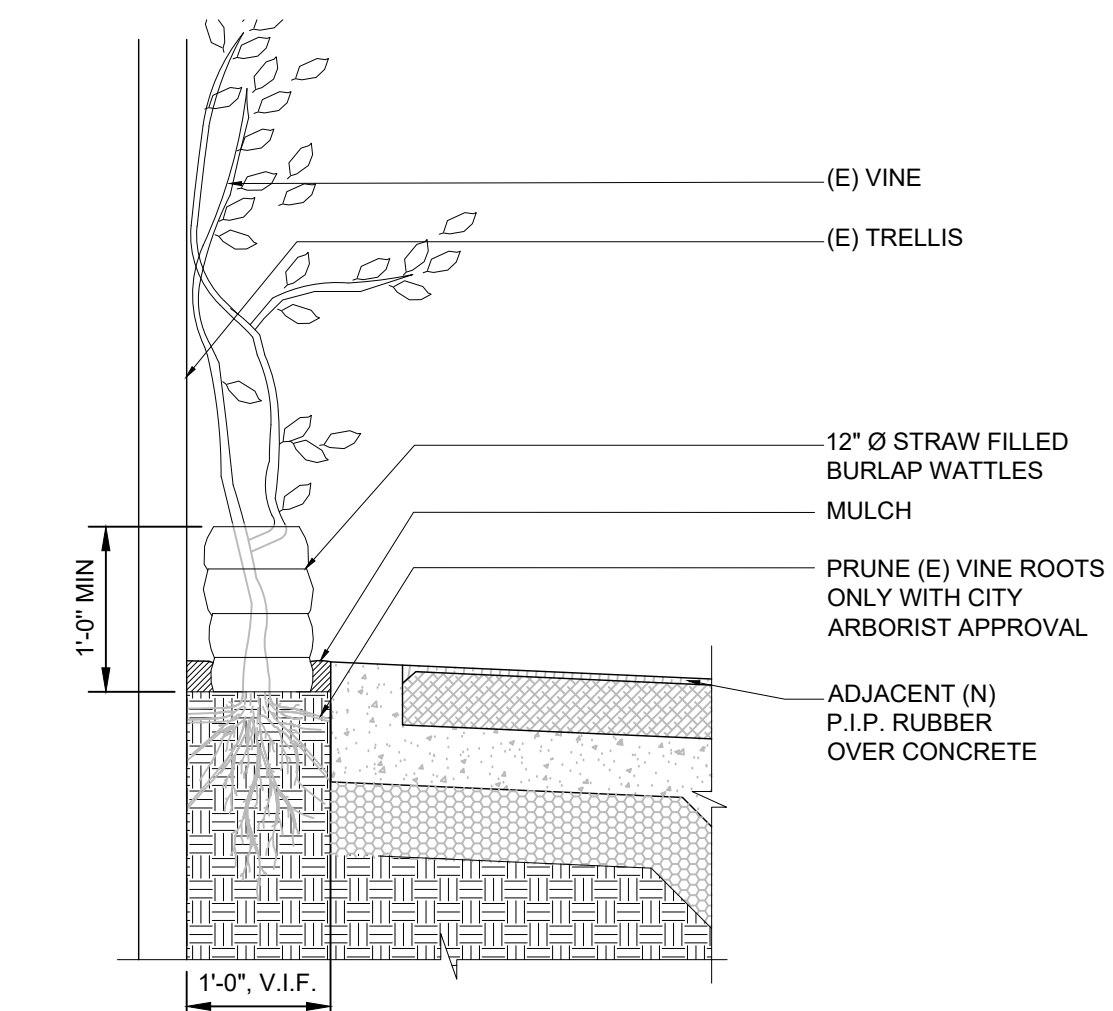
SHEET TITLE

TREE AND VINE PROTECTION DETAILS

Scale: N/A
Date: 04/07/2026
Drawn by: FO
Checked by: YD, PA
Project No.: 2221

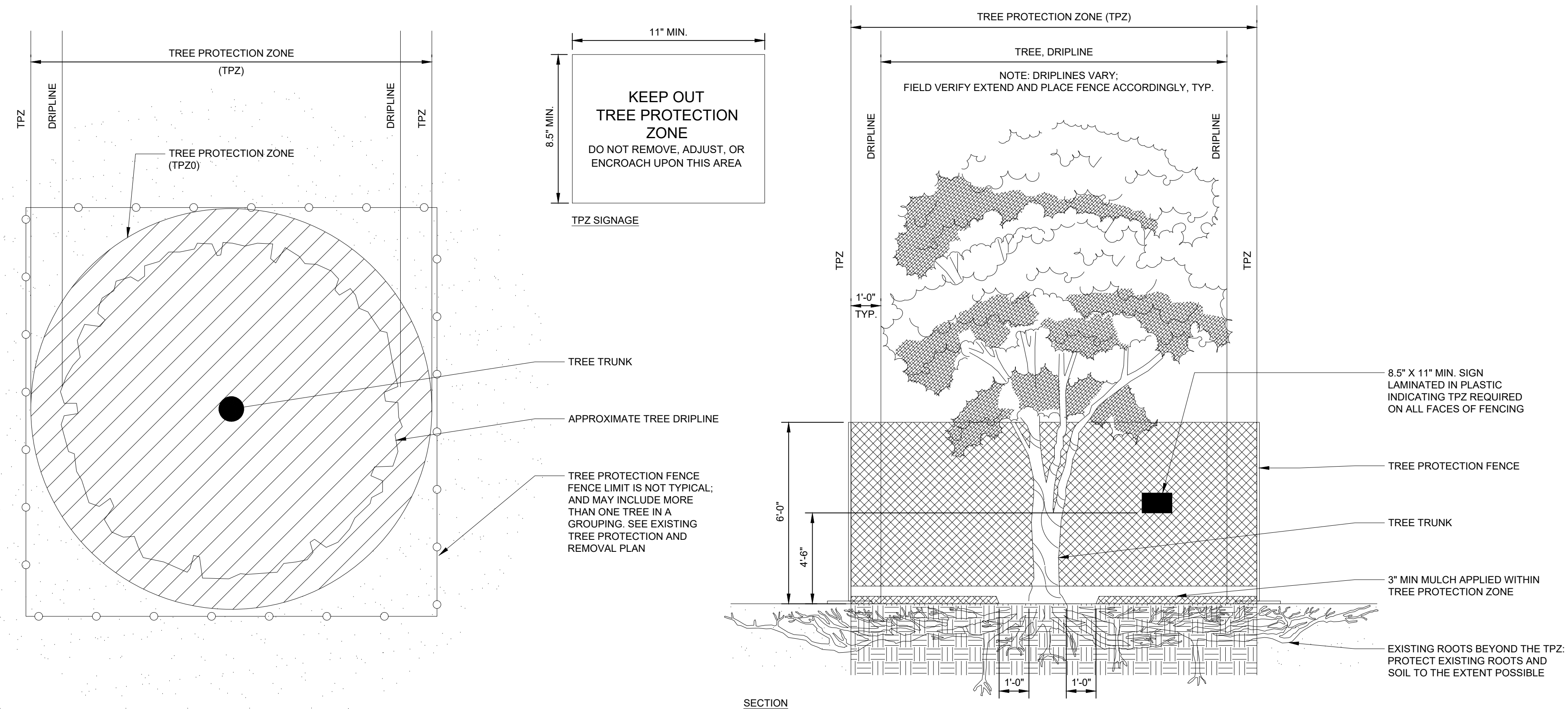
L-1.2

- NOTE:
1. PROTECT WISTERIA VINE ON TRELLIS.
 2. PROTECT BASE AND MAJOR STEMS.



02 VINE PROTECTION
NTS

- NOTE:
1. SEE SPECIFICATIONS FOR ADDITIONAL TREE PROTECTION REQUIREMENTS.
 2. PRUNE TREES ONLY PER WRITTEN DIRECTION OF A CITY APPROVED ARBORIST.
 3. NO EQUIPMENT SHALL OPERATE INSIDE THE PROTECTIVE FENCING, INCLUDING DURING FENCE INSTALLATION AND REMOVAL.
 4. REFER TO PLANTING SPEC FOR MULCH TYPE.
 5. DO NOT CHANGE GRADE ELEVATION LEVEL IN TREE ROOT ZONE, UNLESS SPECIFICALLY CALLED FOR ON DRAWINGS.
 6. DO NOT PRUNE ROOTS INSIDE TREE PROTECTION ZONE. DO NOT PRUNE ROOTS OUTSIDE TREE PROTECTION ZONE THAT ARE LARGER THAN 2" DIAMETER. USE ONLY CLEAN, SHARP HAND TOOLS TO PRUNE ROOTS.



01 TREE PROTECTION FENCE
NTS

PROJECT TEAM

LANDSCAPE ARCHITECT
BASE LANDSCAPE ARCHITECTURE
145 A LOWER TERRACE
SAN FRANCISCO, CA 94114

CIVIL ENGINEER
BRF ENGINEERS
255 SHORELINE DR. #200
REDWOOD CITY, CA 94065

COST ESTIMATOR
LELAND SAYLOR ASSOCIATES
1777 OAKLAND BLVD., SUITE 102
WALNUT CREEK, CA 94596

STRUCTURAL ENGINEER
SALAS O'BRIEN
55 HARRISON ST., SUITE 550
OAKLAND, CA 94607

PROJECT NAME

CEDAR ROSE PARK 5-12 PLAYGROUND RENOVATION AND SITE IMPROVEMENTS

1300 ROSE ST, BERKELEY,
CA 94702

SPECIFICATION NUMBER:
26-11782-C

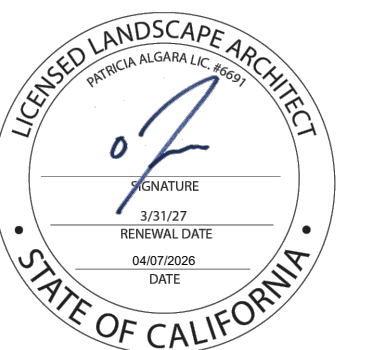
PLAN NUMBER:
8304

FILE NUMBER:
406-228

SUBMITTAL

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02/20/2026	02/20/2026	Permit Set
04/07/2026	04/07/2026	Permit Set Resubmittal 1

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SHEET TITLE

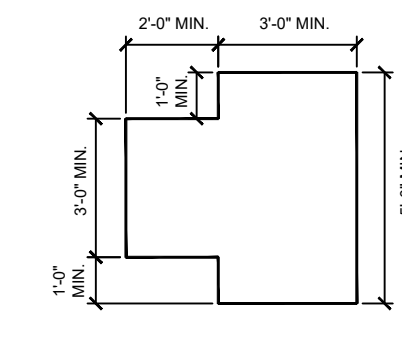
ACCESSIBLE PATH OF TRAVEL

Scale: N/A
Date: 04/07/2026
Drawn by: FO
Checked by: YD, PA
Project No.: 2221

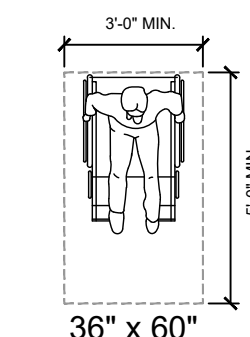
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LEGEND

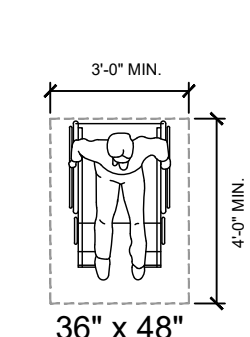
- ← - - - ACCESSIBLE PATH OF TRAVEL
PLAY AREA AT 2% MAX.
- (E) DRINKING FOUNTAIN
- * (N) DRINKING FOUNTAIN
- - - L.O.W. LIMIT OF WORK



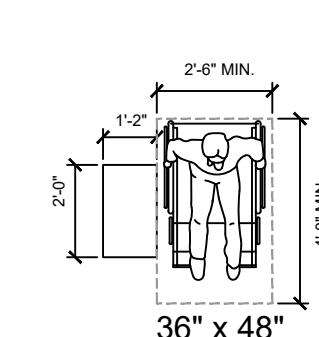
WHEELCHAIR
TURNING SPACE



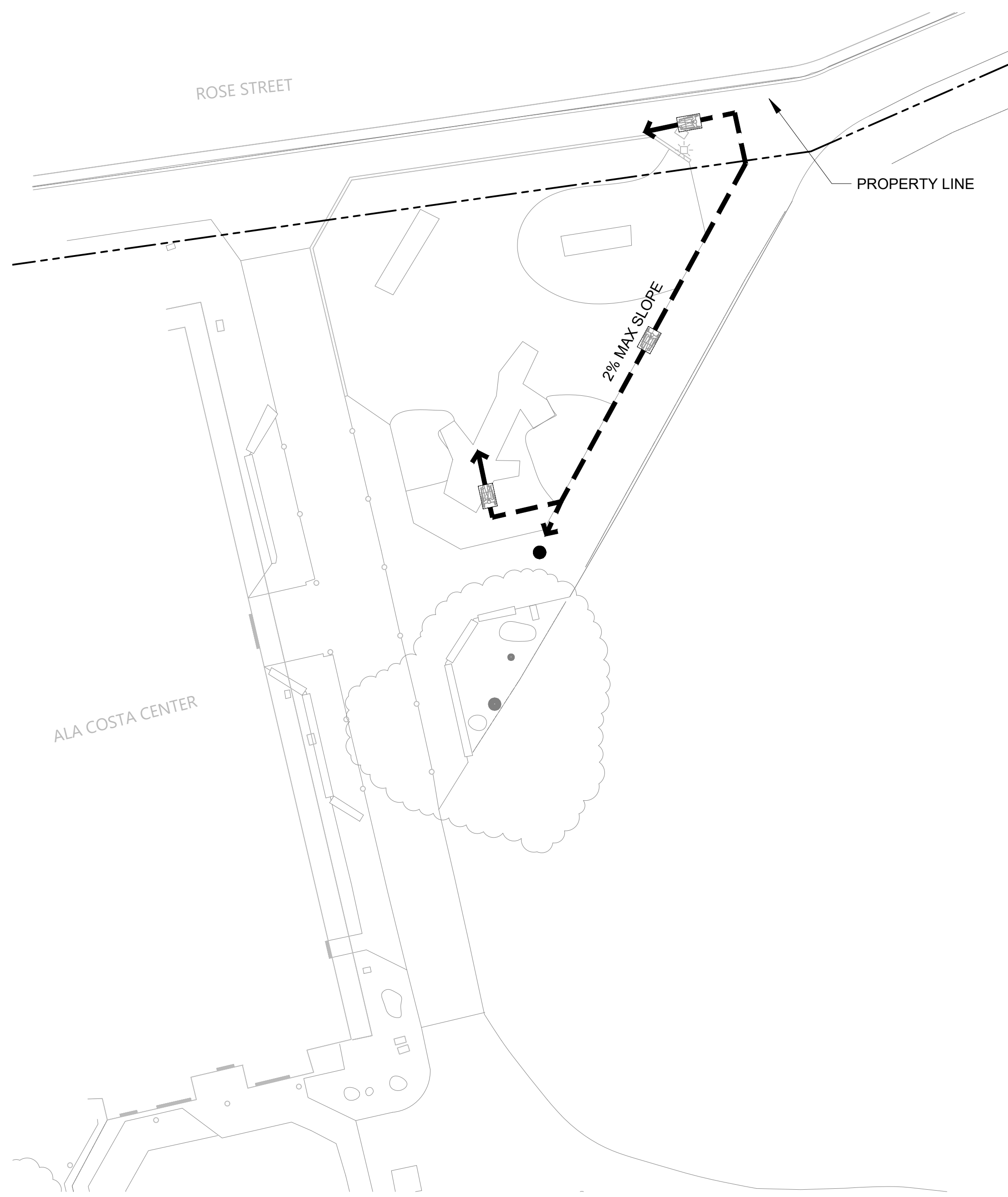
WHEELCHAIR
SEATING SPACE,
SIDE APPROACH



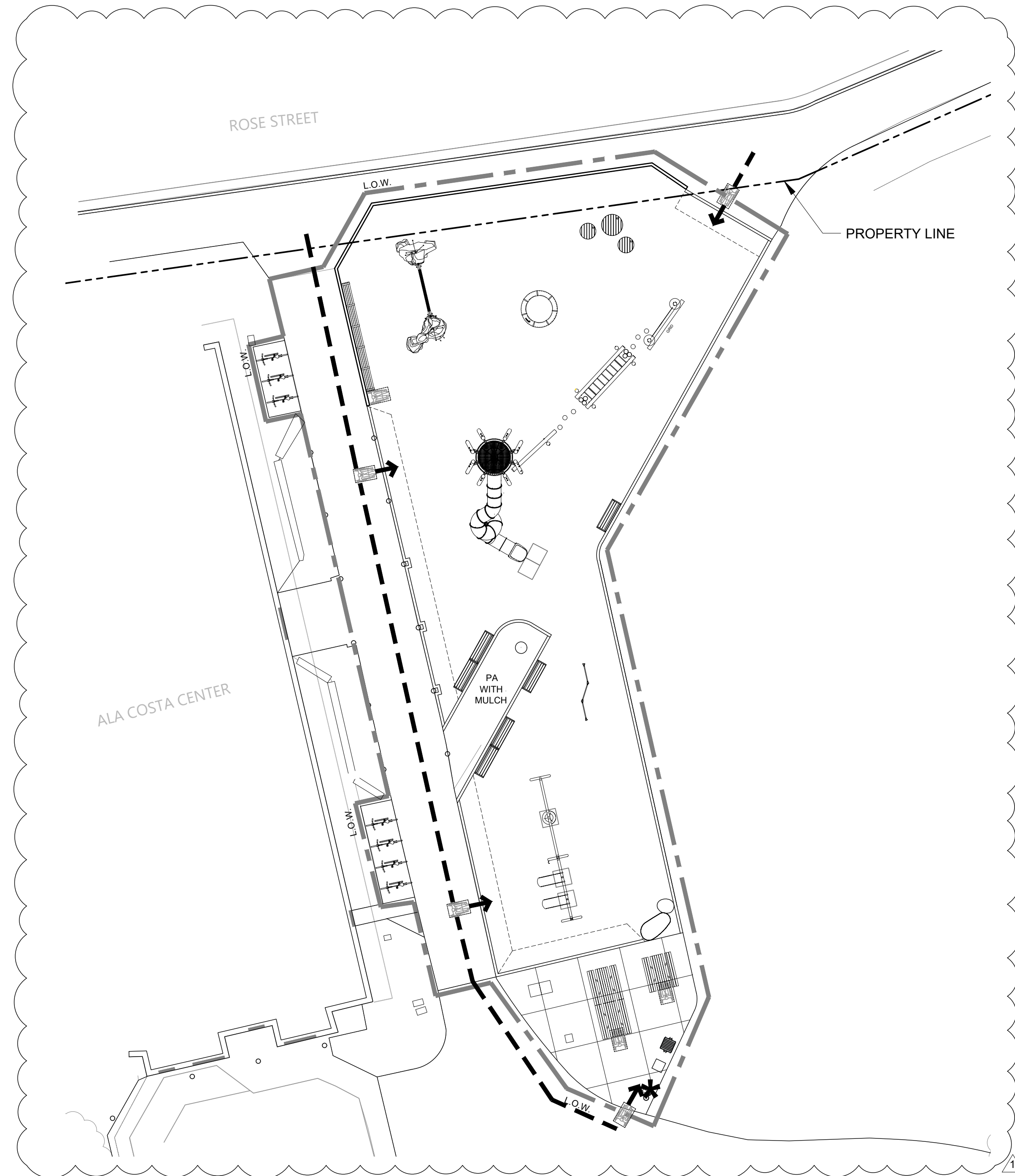
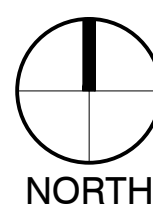
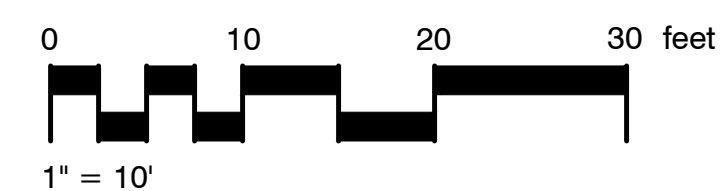
WHEELCHAIR
SEATING SPACE,
FRONT APPROACH



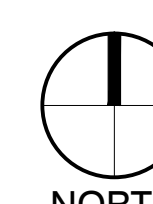
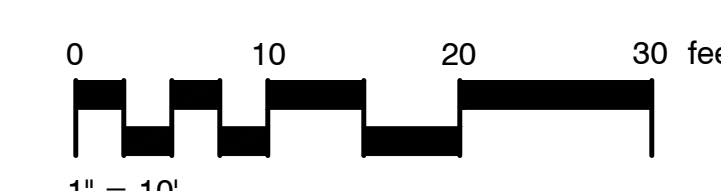
TRANSFER STATION
AND CLEAR SPACE



01 EXISTING PLAN
SCALE: 1"=10'-0"



02 PROPOSED PLAN
SCALE: 1"=10'-0"



PROJECT TEAM

LANDSCAPE ARCHITECT
BASE LANDSCAPE ARCHITECTURE
145 A LOWER TERRACE
SAN FRANCISCO, CA 94114
CIVIL ENGINEER
BRF ENGINEERS
255 SHORELINE DR. #200
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LELAND SAYLOR ASSOCIATES
1777 OAKLAND BLVD., SUITE 102
WALNUT CREEK, CA 94596
STRUCTURAL ENGINEER
SALAS O'BRIEN
55 HARRISON ST., SUITE 550
OAKLAND, CA 94607

PROJECT NAME

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5-12 PLAYGROUND
RENOVATION
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1300 ROSE ST, BERKELEY,
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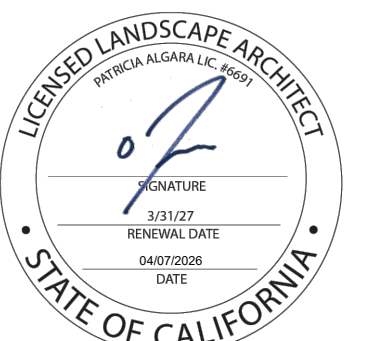
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#	Date	Description
	02/20/2026	Permit Set
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STAMP



SHEET TITLE
**LANDSCAPE MATERIALS
SCHEDULE**

Scale: N/A
Date: 04/07/2026
Drawn by: FO
Checked by: YD, PA
Project No.: 2221

L-3.0

MATERIALS SCHEDULE														
CODE	DESCRIPTION	DETAIL	MODEL	MANUFACTURER	MATERIAL	COLOR	FINISH	SIZE	QTY	SPEC SECTION	PROD. SBMTL	SHOP DWGS	MOCK-UP	NOTES
A-00	AMENITY AND STRUCTURE													
A-01	CHALKBOARD ON (E) WALLS		CHALKBOARD PAINT	SYDNEY HARBOUR PAINT COMPANY OR APPROVED EQUAL	PAINT	BLACK	CHALKBOARD PAINT		730 SF		X		X	(E) WALL AT 5-12 PLAY AREA
P-00	PAVING													
P-01	P.I.P. RUBBER OVER CONCRETE	05/L-6.0	TOTTURF STANDARD (TPV)	ROBERTSON RECREATION	P.I.P RUBBER	75% STANDARD BEIGE, 25% EARTH YELLOW/MUSTARD			462 SF	32 18 16	X		X	SLOPED EDGE AT PLAY AREA
P-02	CONCRETE PAVING	01/L-6.0	LITHOCRETE OR APPROVED EQUAL	T.B. PENICK & SONS, INC.	C.I.P CONCRETE	BEIGE	EXPOSED AGGREGATE	3/4", 1/4", 1/8"	933 SF	32 13 13, 03 30 00	X		X	
P-03	ENGINEERED WOOD FIBER (EWF)	06/L-6.0	FIBAR SYSTEM 300	FIBAR PLAYGROUND SURFACES	WOOD FIBER	NATURAL			6,370 SF	32 18 16	X		X	(5) PLAYGROUND WEAR MATS UNDER SWINGS AND SLIDE
P-04	SALVAGED BOULDER	07/L-6.0			STONE	NATURAL		(1) 6' X 4', (1) 3' X 3'	2	04 43 01			X	
P-05	6" CONCRETE CURB	03/L-6.0			C.I.P. CONCRETE	NATURAL	TOP CAST	6" WIDE, FLUSHED	207 LF	32 13 13, 03 30 00	X		X	
P-06	(E) CONCRETE PAVEMENT	08/L-6.0			BACKER ROD, SEALANT, SAND	MATCH (E) CONCRETE			168 LF	32 13 13, 03 30 00	X			VERIFY QTY IN FIELD
PL-00	PLAY EQUIPMENT													
PL-01	CASTLE BOULDER, RIDGE BOULDER, ROPE BRIDGE	04/L-6.3	ZZDB0015, ZZDB0016, ZZDB0015	PLAYWORLD	POLYFIBERCONCRETE, FIBER	GREY	NON SLIP	CASTLE BOULDER: 20'8" X 16'8", RIDGE BOULDER: 19'5" X 17'2" ROPE BRIDGE: 9'9"	1, 1, 1	11 68 13	X			
PL-02	INCLINED MONKEY BARS, HIGH	03/L-6.4		EARTHSCAPE	WOOD, STEEL	NATURAL		26'0" X 18'0" X 9'1"	1	11 68 13	X			
PL-03	LOG STEPPER	01/L-6.3		EARTHSCAPE	WOOD	NATURAL		10" DIA, 6" MIN - 24" MAX HEIGHTS	6	11 68 13	X			
PL-04	SUPERNOVA CAROUSEL	03/L-6.3	GXY960	KOMPAN	LOW DENSITY POLYETHYLENE (LDPE), STEEL	LDPE- SANDSTONE, STEEL-GREY	NON SKID, HOT DIP GALVANISED	6'10" X 6'10" X 2'4"	1	11 68 13	X			
PL-05	LOG TOWER 5 WITH SS SLIDE	06/L-6.3		EARTH SCAPE	WOOD, STEEL	NATURAL		32'9" X 43'6"	1	11 68 13	X			
PL-06	ARCH SWING FRAME ADDITIONAL BAY- 2 BELT SWINGS, 1 TIRE SWING	02/L-6.3	221293	LANDSCAPE STRUCTURES	ALUMINIUM, STEEL	ARCHES: METALLIC SILVER, BEAM: MATTE GREY	PROSHIELD	27'3" X 3'11" X 8'0"	1	11 68 13	X			
PL-07	TRIPLE SOMERSAULT BARS	01/L-6.4	PCM803	KOMPAN	STEEL	ANTHRACITE GREY	HOT DIP GALVANISED	10'0" X 3'11" X 5'7" H	1	11 68 13	X			
PL-08	GRID POST AND ROPE	05/L-6.3		EARTHSCAPE	WOOD, NET	NATURAL		11'0" X 1'6" X 10'0"	1	11 68 13	X			
PL-09	WOBBLE BOARD - ROUND	02/L-6.4		EARTHSCAPE	WOOD, STEEL	NATURAL	POWDERCOAT	2 SIZES: (2) 15'11" X 15'11" (SMALL), (1) 16'11" X 16'11" (LARGE)	3	11 68 13	X			
S-00	SITE FURNISHING													
S-01	BENCH WITH BACK	02/L-6.1	PAR4051	KOMPAN	ASHWOOD BOARDS, STEEL	WOOD- NATURAL, STEEL-NAVY BLUE	HOT DIP GALVANISED	5'11" X 1'8"	6	32 33 00	X			
S-02	BENCH CUSTOM ON (E) WALL	01/L-6.1		CUSTOM	REDWOOD, HEART CLEAR	NATURAL		4 X 4 BOARDS	33 SF	06 10 10	X		X	
S-03	BIKE RACK	01/L-6.2	WSWF02-SQ-SF-G, BERK WELLE SERIES	BIKEPARKING.COM	SQUARE TUBE REGULAR STEEL		GALVANIZED	30"W X 32" H	7	32 33 00	X			ADD ALT: POWDERCOATED T009-BL01-BLUE (CARDINAL)
S-04	PICNIC TABLE	03/L-6.1	PAR4070-0021	KOMPAN	ASHWOOD BOARDS, STEEL	STEEL: NAVY BLUE	HOT DIP GALVANISED	5'6"X6'7"X2'6"	3	32 33 00	X			
S-05	DRINKING FOUNTAIN AND BOTTLE FILLER	05/L-6.1	LK4420BF1UDB	ELKAY	STAINLESS STEEL	BLUE	POWDER COAT FINISH	10" DIA X 5'4" H	1	32 33 00	X			
S-06	BBQ GRILL	03/L-6.2	ASW-24 B2	PILOT ROCK	STEEL	BLACK	POWDER COAT FINISH	15 1/8"X23 3/8"X33 5/16"	1	32 33 00	X			
S-07	ASH CAN	02/L-6.2	HCB/B-1 HOT COAL BIN	PILOT ROCK	STEEL	BLACK	POWDER COAT FINISH	22 7/16"X22 1/4"X32 7/16"	1	32 33 00	X			WITH 31 GALLON GALVANIZED STEEL CAN LINER (MODEL NO. CNG-2310C)
S-08	TRASH CANS	04/L-6.1	ELEMENT	BIG BELLY		BLACK		47 GAL	2	32 33 00	X			

PROJECT TEAM

LANDSCAPE ARCHITECT
BASE LANDSCAPE ARCHITECTURE
145 A LOWER TERRACE
SAN FRANCISCO, CA 94114

CIVIL ENGINEER
BRF ENGINEERS
255 SHORELINE DR. #200
REDWOOD CITY, CA 94065

COST ESTIMATOR
LELAND SAYLOR ASSOCIATES
1777 OAKLAND BLVD., SUITE 102
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STRUCTURAL ENGINEER
SALAS O'BRIEN
55 HARRISON ST., SUITE 550
OAKLAND, CA 94607

PROJECT NAME

CEDAR ROSE PARK 5-12 PLAYGROUND RENOVATION AND SITE IMPROVEMENTS

1300 ROSE ST, BERKELEY,
CA 94702

SPECIFICATION NUMBER:
26-11782-C

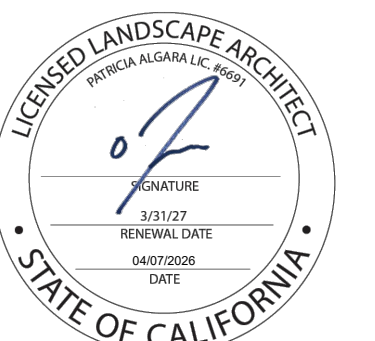
PLAN NUMBER:
8304

FILE NUMBER:
406-228

SUBMITTAL

#	Date	Description
	02/20/2026	Permit Set
▲	04/07/2026	Permit Set Resubmittal 1

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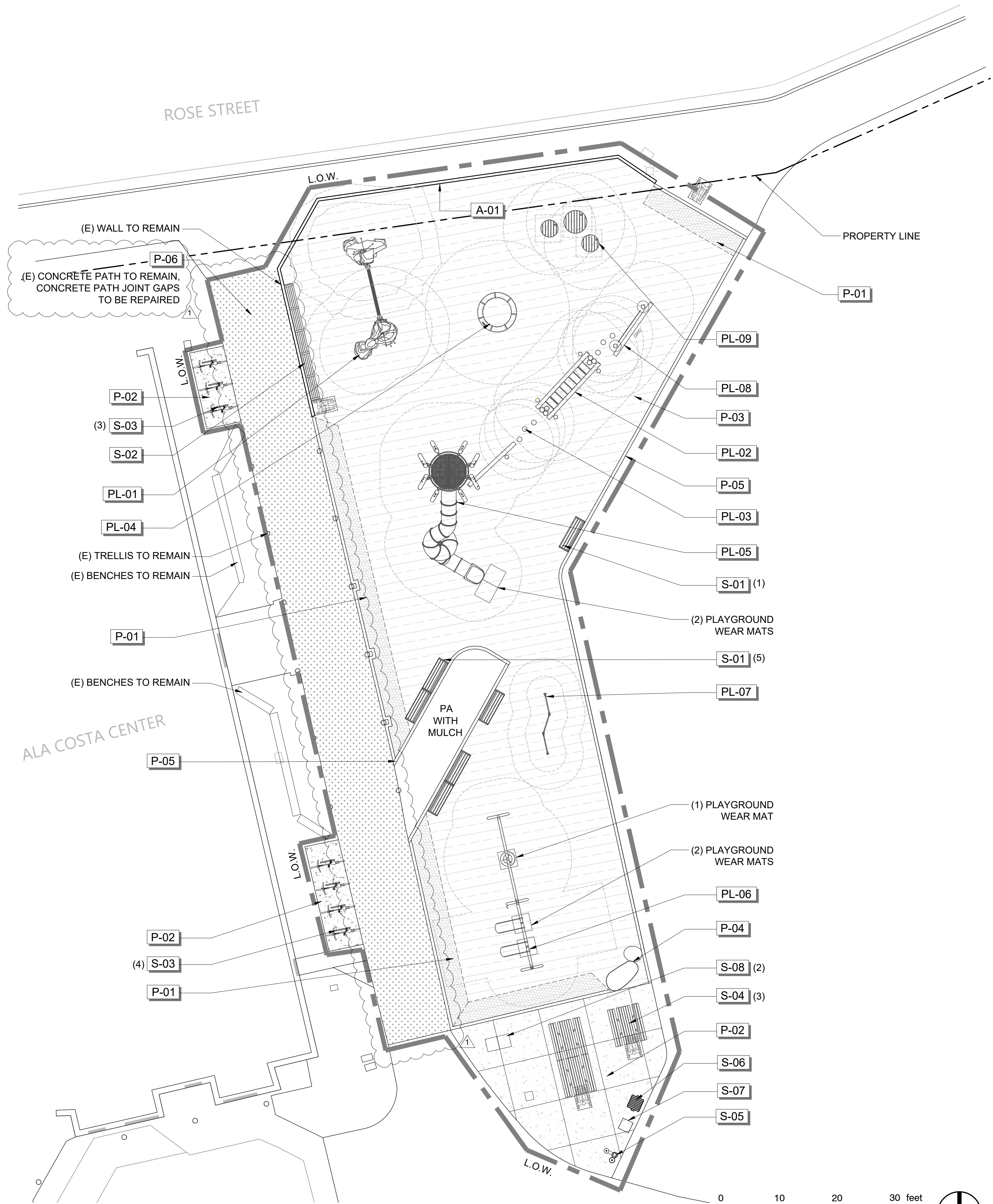
SHEET TITLE

LANDSCAPE MATERIALS PLAN

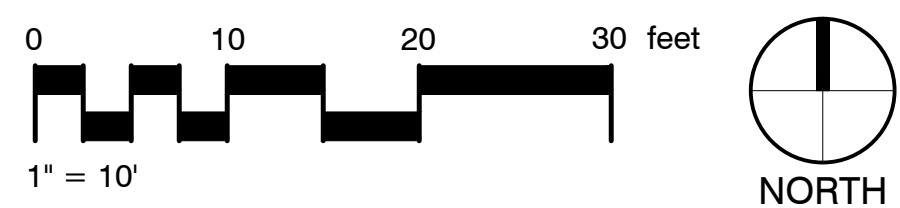
Scale: N/A
Date: 04/07/2026
Drawn by: FO
Checked by: YD, PA
Project No.: 2221

L-3.1

MATERIALS SCHEDULE	
CODE	DESCRIPTION
A-00	AMENITY AND STRUCTURE
A-01	CHALKBOARD ON (E) WALLS
P-00	PAVING
P-01	P.I.P. RUBBER OVER CONCRETE
P-02	CONCRETE PAVING
P-03	ENGINEERED WOOD FIBER (EWF)
P-04	SALVAGED BOULDER
P-05	6" CONCRETE CURB
P-06	(E) CONCRETE PAVEMENT
PL-00	PLAY EQUIPMENT
PL-01	CASTLE BOULDER, RIDGE BOULDER, ROPE BRIDGE
PL-02	INCLINED MONKEY BARS, HIGH
PL-03	LOG STEPPER
PL-04	SUPERNOVA CAROUSEL
PL-05	LOG TOWER 5 WITH SS SLIDE
PL-06	ARCH SWING FRAME ADDITIONAL BAY- 2 BELT SWINGS, 1 TIRE SWING
PL-07	TRIPLE SOMERSAULT BARS
PL-08	GRID POST AND ROPE
PL-09	WOBBLE BOARD - ROUND
S-00	SITE FURNISHING
S-01	BENCH WITH BACK
S-02	BENCH CUSTOM ON (E) WALL
S-03	BIKE RACK
S-04	PICNIC TABLE
S-05	DRINKING FOUNTAIN AND BOTTLE FILLER
S-06	BBQ GRILL
S-07	ASH CAN
S-08	TRASH CANS



01 MATERIALS PLAN
SCALE: 1"=10'-0"



PROJECT TEAM

LANDSCAPE ARCHITECT
BASE LANDSCAPE ARCHITECTURE
145 A LOWER TERRACE
SAN FRANCISCO, CA 94114

CIVIL ENGINEER
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STRUCTURAL ENGINEER
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OAKLAND, CA 94607

PROJECT NAME

CEDAR ROSE PARK 5-12 PLAYGROUND RENOVATION AND SITE IMPROVEMENTS

1300 ROSE ST, BERKELEY,
CA 94702

SPECIFICATION NUMBER:
26-11782-C

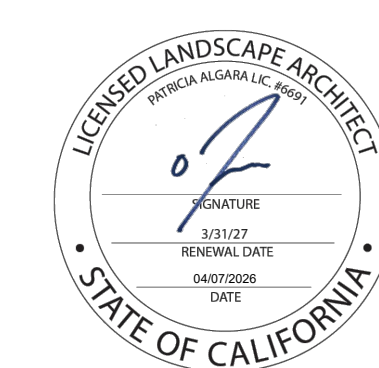
PLAN NUMBER:
8304

FILE NUMBER:
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SUBMITTAL

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02/20/2026	02/20/2026	Permit Set
04/07/2026	04/07/2026	Permit Set Resubmittal 1

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SHEET TITLE

LAYOUT PLAN

Scale: N/A
Date: 04/07/2026
Drawn by: FO
Checked by: YD, PA
Project No.: 2221

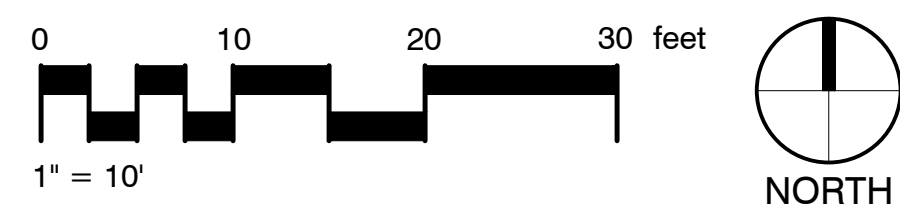
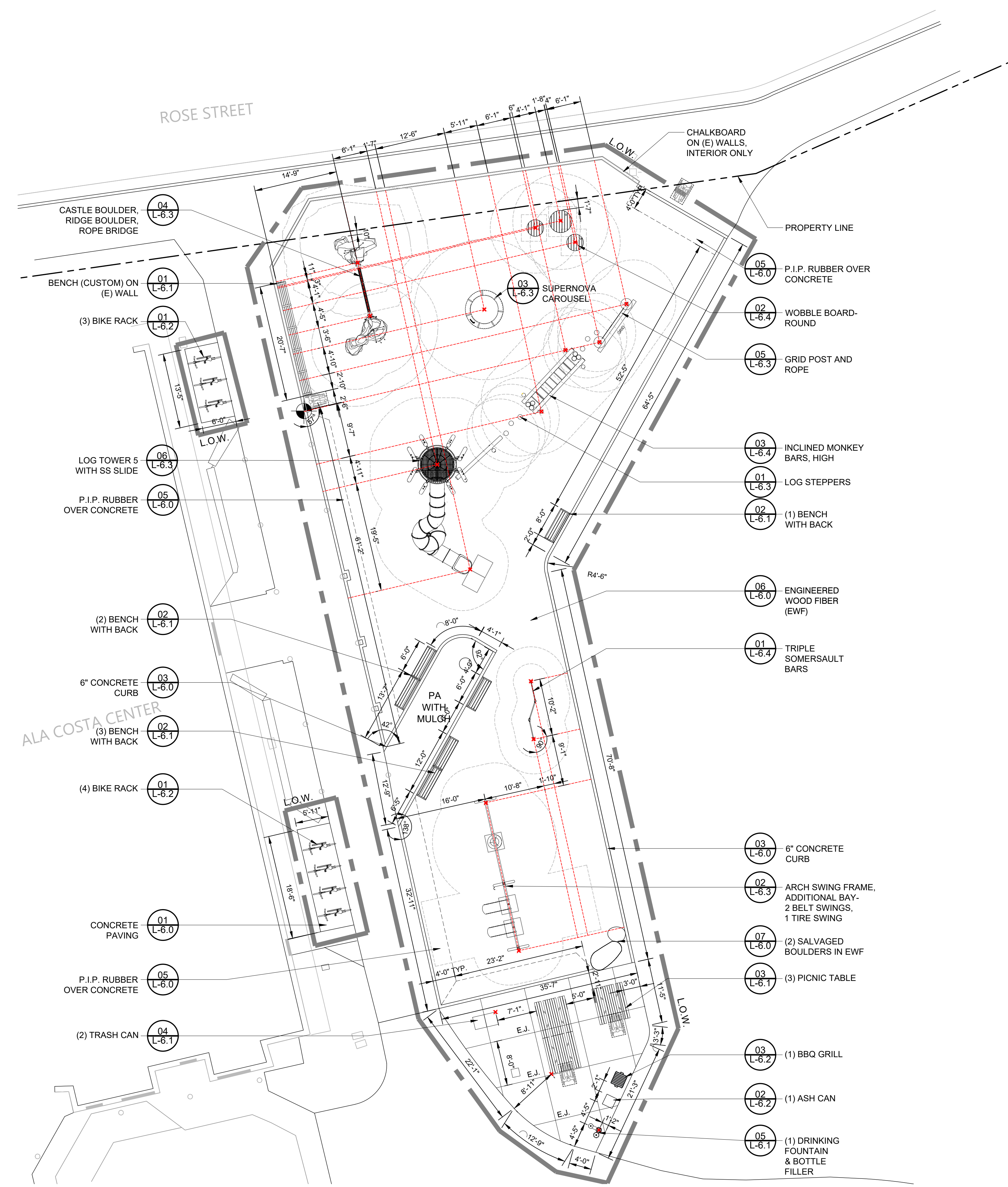
L-4.1

LAYOUT NOTES

- LAYOUT AND VERIFY DIMENSIONS PRIOR TO CONSTRUCTION. NOTIFY LANDSCAPE ARCHITECT OF ANY DISCREPANCIES. LANDSCAPE ARCHITECT TO REVIEW AND APPROVE LAYOUT OF ALL PAVING, EDGING, AND HARDSCAPE SHOWN IN THE CONSTRUCTION DOCUMENTS PRIOR TO CONSTRUCTION.
- WRITTEN DIMENSIONS SHALL TAKE PRECEDENCE OVER SCALED DIMENSIONS. DO NOT SCALE DIMENSIONS FROM REDUCED DRAWINGS.
- DIMENSIONS REFERRED TO AS "EQUAL" INDICATE SPACING WHICH IS EQUIDISTANT MEASURED TO THE CENTERLINES.
- MEASUREMENTS ARE TO THE FINISHED FACE OF BUILDINGS, WALLS, CURBS, OR OTHER FIXED SITE IMPROVEMENTS. DIMENSIONS TO CENTERLINES OR REFERENCE LINES ARE IDENTIFIED AS SUCH.
- INSTALL INTERSECTING ELEMENTS AT 90-DEGREE ANGLES, UNLESS OTHERWISE INDICATED. MAINTAIN HORIZONTAL ALIGNMENT OF ADJACENT ELEMENTS AS INDICATED IN CONTRACT DOCUMENTS.
- EXPANSION JOINTS SHALL BE PROVIDED WHERE FLATWORK MEETS VERTICAL STRUCTURES, SUCH AS WALLS, CURBS, AND OTHER HARDSCAPE ELEMENTS. EXPANSION JOINTS SHALL ALSO BE PROVIDED AT MATERIAL CHANGES BETWEEN RIGID PAVING SYSTEMS. EXPANSION JOINT MATERIALS SHALL BE SUBMITTED TO THE LANDSCAPE ARCHITECT FOR APPROVAL PRIOR TO INSTALLATION.
- HOLD TOPS OF WALLS AND LANDSCAPE PARTITIONS LEVEL UNLESS OTHERWISE SPECIFIED.
- BE AWARE OF THE PLAY USE ZONES OF THE PLAY STRUCTURES.
- AN ENGINEERING PERMIT WILL BE REQUIRED FOR ANY WORK IN THE PUBLIC RIGHT-OF-WAY, INCLUDING BUT NOT LIMITED TO CONSTRUCTION STAGING, RESERVED CONSTRUCTION PARKING, SIDEWALK, DRAINAGE, OR SEWER WORK. APPROVAL OF THE BUILDING PERMIT DOES NOT AUTHORIZE WORK IN THE PUBLIC RIGHT-OF-WAY.

LEGEND

SYMBOL	DESCRIPTION
	P.O.B. POINT OF BEGINNING
	E.J. EXPANSION JOINT



01 LAYOUT PLAN
SCALE: 1"=10'-0"

PROJECT TEAM

LANDSCAPE ARCHITECT
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OAKLAND, CA 94607

PROJECT NAME

CEDAR ROSE PARK 5-12 PLAYGROUND RENOVATION AND SITE IMPROVEMENTS

1300 ROSE ST, BERKELEY,
CA 94702

SPECIFICATION NUMBER:
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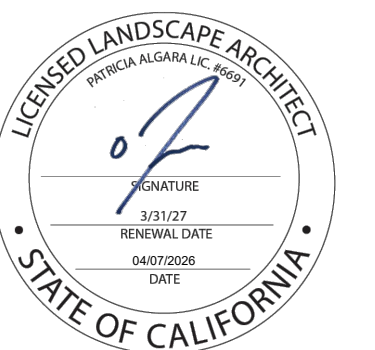
PLAN NUMBER:
8304

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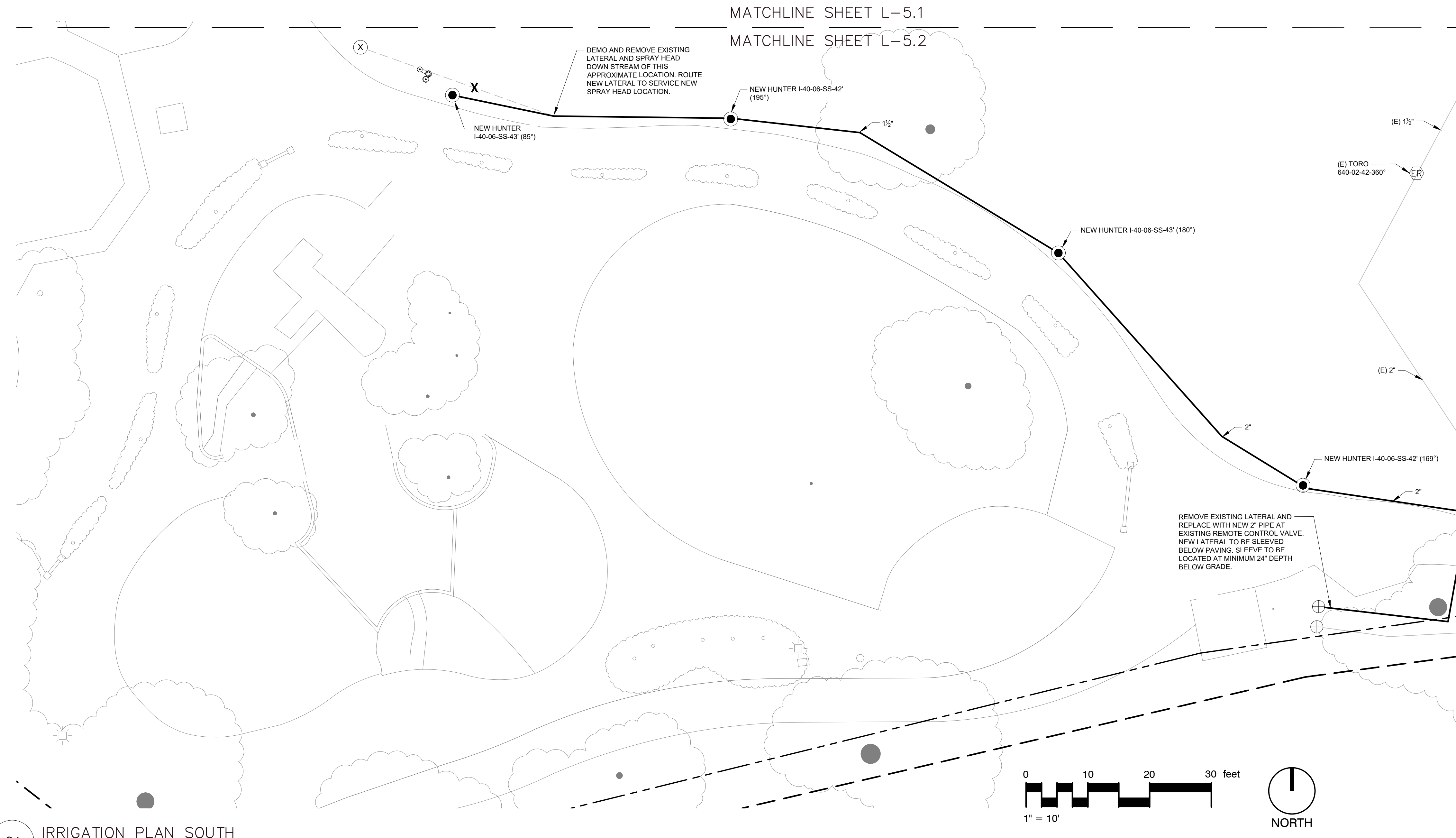


SHEET TITLE

IRRIGATION PLAN SOUTH

Scale: N/A
Date: 04/07/2026
Drawn by: FO
Checked by: YD, PA
Project No.: 2221

L-5.2

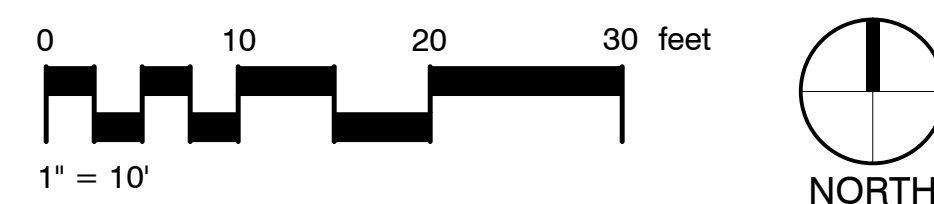


LEGEND

- NEW TURF ROTOR SPRAY HEAD, HUNTER I-40-06-SS WITH CHECK VALVE.
- EXISTING TURF POP-UP SPRAY HEAD TO REMAIN.
- EXISTING TURF POP-UP SPRAY HEAD TO BE DEMOLISHED AND REMOVED.
- NEW SCH. 40 PVC LATERAL PIPING, SIZE VARIES.
- EXISTING LATERAL PIPING TO REMAIN, APPROXIMATE LOCATION SHOWN, TYP.
- EXISTING LATERAL PIPING TO BE DEMOLISHED AND REMOVED, APPROXIMATE LOCATION SHOWN, TYP.
- PIPE SLEEVING, SCH 40 PVC, SIZE SHALL BE MINIMUM TWO TIME THE AGGREGATE DIAMETER OF ALL PIPES CONTAINED WITHIN THE SLEEVE. MINIMUM 24" DEPTH BELOW GRADE.
- EXISTING IRRIGATION MAINLINE PIPING TO REMAIN, TYP.
- EXISTING IRRIGATION VALVE TO REMAIN, TYP.
- EXISTING IRRIGATION CONTROLLER TO REMAIN

NOTE:

THIS IRRIGATION SYSTEM INTERFACES WITH AN EXISTING IRRIGATION SYSTEM WHICH SHALL REMAIN IN SERVICE. THE EXISTING UNDERGROUND IRRIGATION EQUIPMENT AND OTHER UTILITIES HAVE NOT BEEN FIELD VERIFIED UNDER THE CONSTRUCTION DOCUMENT PHASE OF WORK. THE CONTRACTOR SHALL FIELD VERIFY THE LOCATION OF EXISTING IRRIGATION MAINLINE PIPING, LATERAL LINE PIPING, LOW VOLTAGE AND HIGH VOLTAGE WIRE, AND VALVES BEFORE CONSTRUCTION IS STARTED. DAMAGE TO THE EXISTING IRRIGATION SYSTEM AND OTHER UTILITIES SHALL BE REPAIRED BY THE CONTRACTOR AT NO ADDITIONAL EXPENSE TO THE OWNER. THE CONTRACTOR IS RESPONSIBLE FOR MAINTAINING THE CURRENT OPERATION OF THE EXISTING IRRIGATION SYSTEM WHICH SERVICES AREAS OUTSIDE OF THE CONTRACT WORK AREA. DO NOT SHUT DOWN GATE VALVES, SEWER MAIN OR LATERAL PIPING, AND/OR SEWER WIRE WHICH ORIGINATES IN OR TRAVELS THROUGH THIS CONTRACT WORK AREA UNLESS SPECIFICALLY DIRECTED TO DO SO BY THE CONTRACT DOCUMENTS OR BY WRITTEN APPROVAL FROM THE LANDSCAPE ARCHITECT. VALVE WIRING BETWEEN CONTROLLER AND EXISTING REMOTE CONTROL VALVES SHALL BE RESTORED WHERE DAMAGED DURING DEMOLITION. LANDSCAPE STRESS OUTSIDE OF THIS CONTRACT AREA WILL REQUIRE FULL REPLACEMENT OF THE LANDSCAPE DAMAGED UNDER THIS CONTRACT WORK AT NO ADDITIONAL EXPENSE TO THE OWNER.



PROJECT TEAM

LANDSCAPE ARCHITECT
BASE LANDSCAPE ARCHITECTURE
145 A LOWER TERRACE
SAN FRANCISCO, CA 94114

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STRUCTURAL ENGINEER
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55 HARRISON ST., SUITE 550
OAKLAND, CA 94607

PROJECT NAME

**CEDAR ROSE PARK
5-12 PLAYGROUND
RENOVATION
AND SITE
IMPROVEMENTS**

1300 ROSE ST, BERKELEY,
CA 94702

SPECIFICATION NUMBER:
26-11782-C

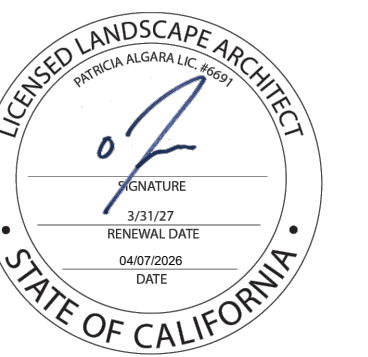
PLAN NUMBER:
8304

FILE NUMBER:
406-228

SUBMITTAL

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⚠	04/07/2026	Permit Set Resubmittal 1

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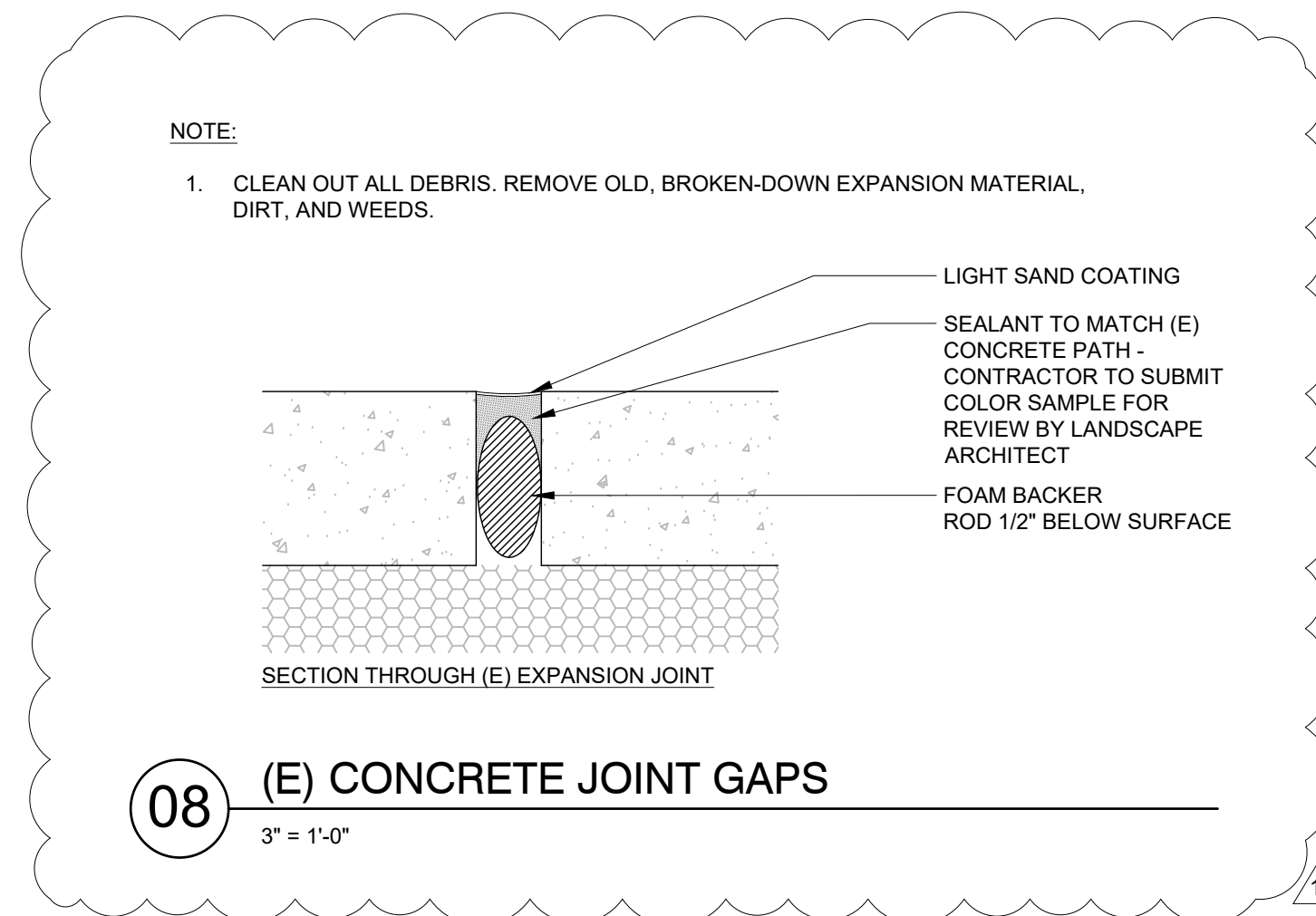


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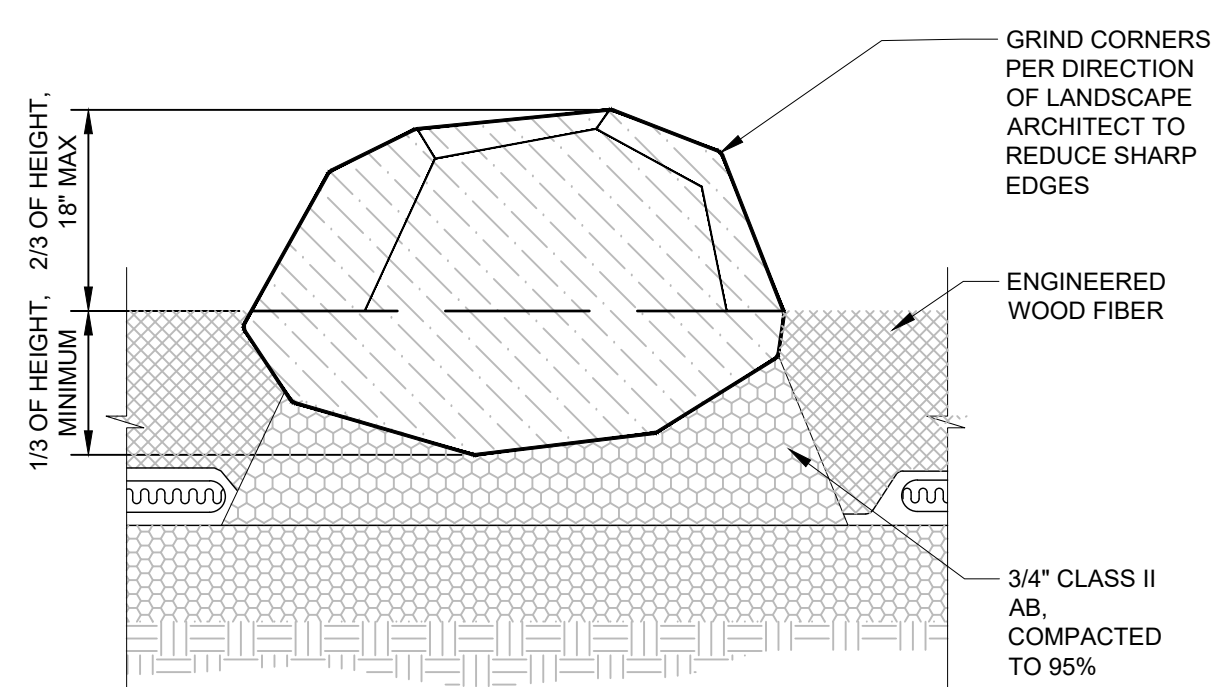
**LANDSCAPE AND
PAVING DETAILS**

Scale: N/A
Date: 04/07/2026
Drawn by: FO
Checked by: YD, PA
Project No.: 2221

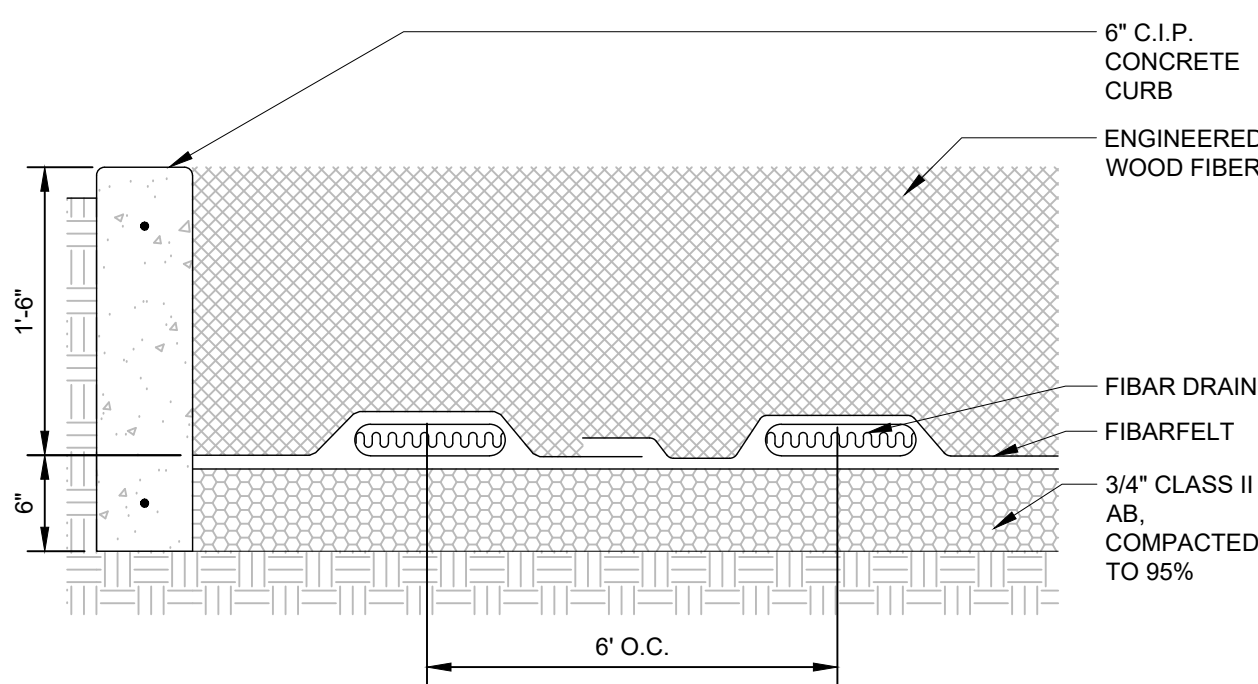
L-6.0



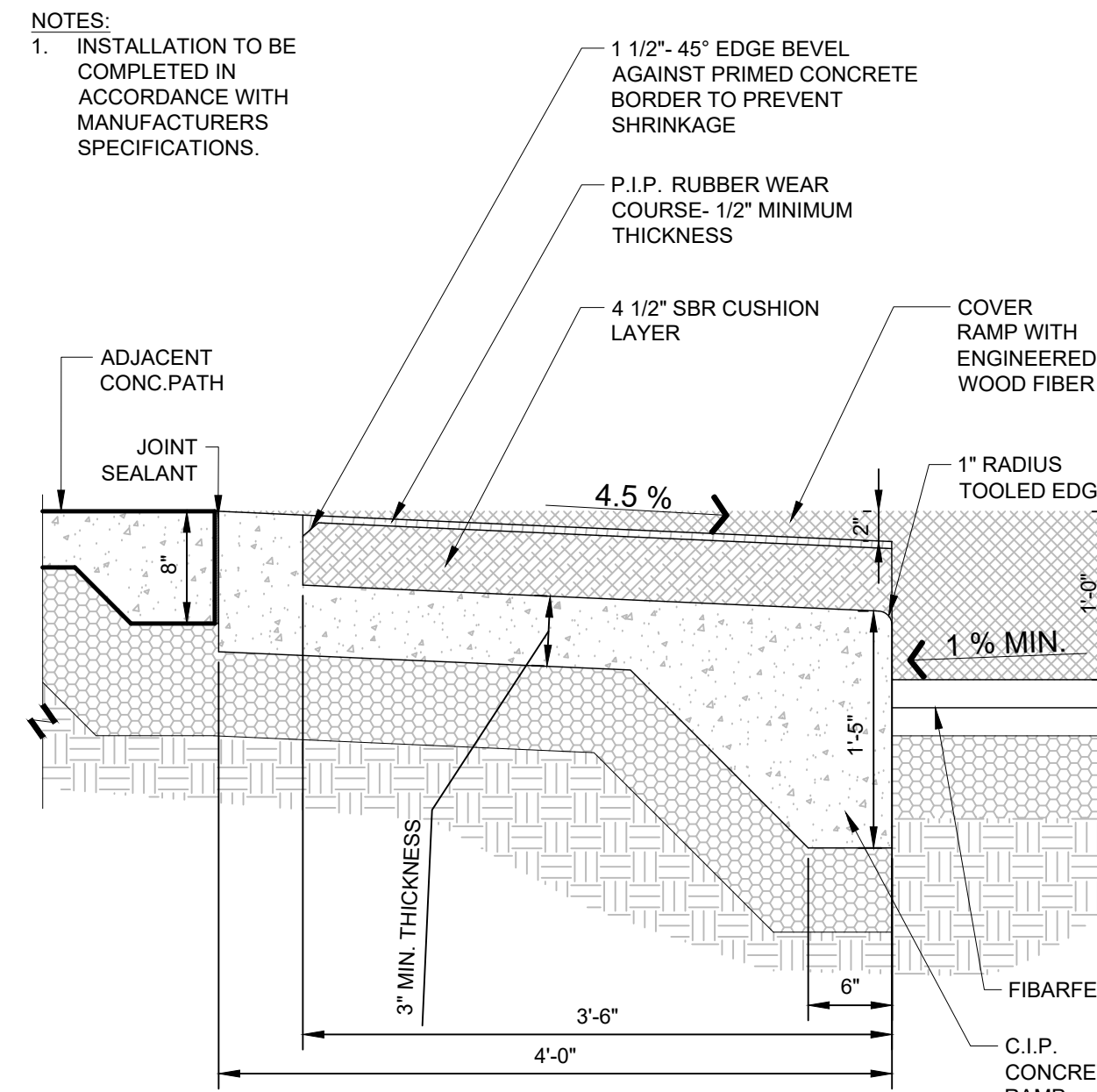
NOTE:
1. BOULDERS TO BE SALVAGED FROM THE SITE.



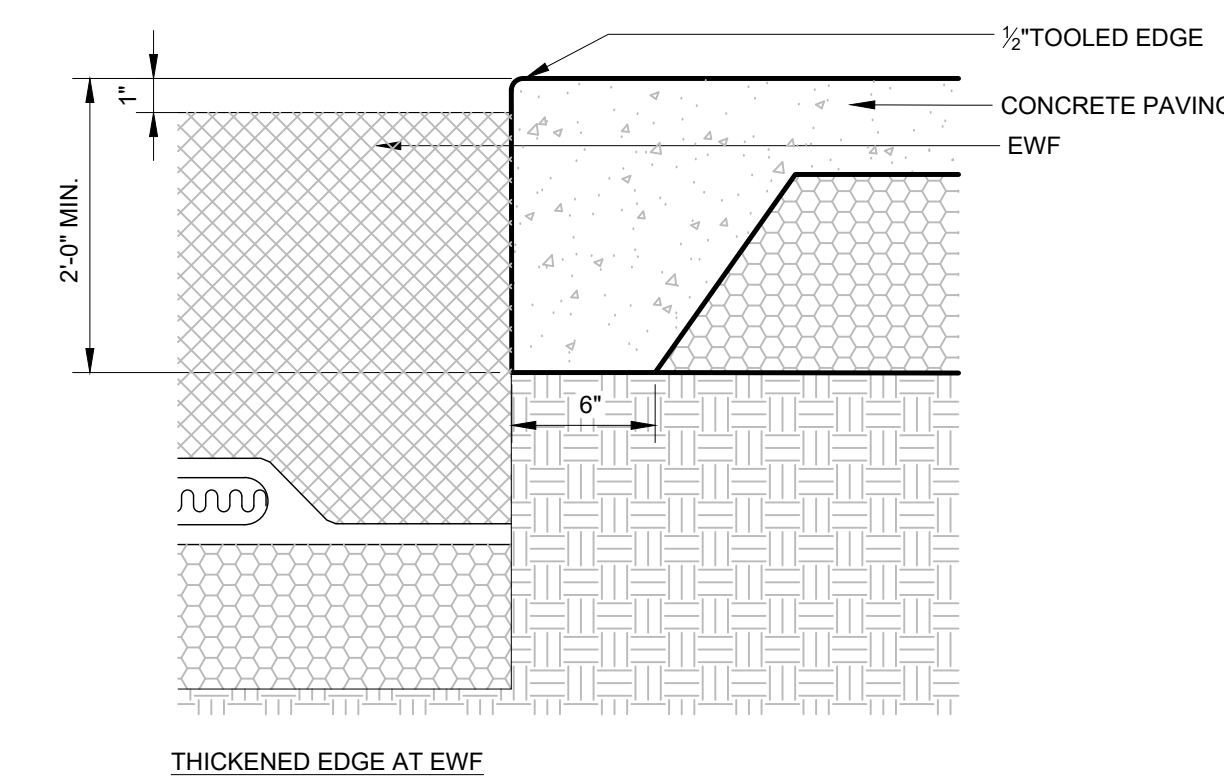
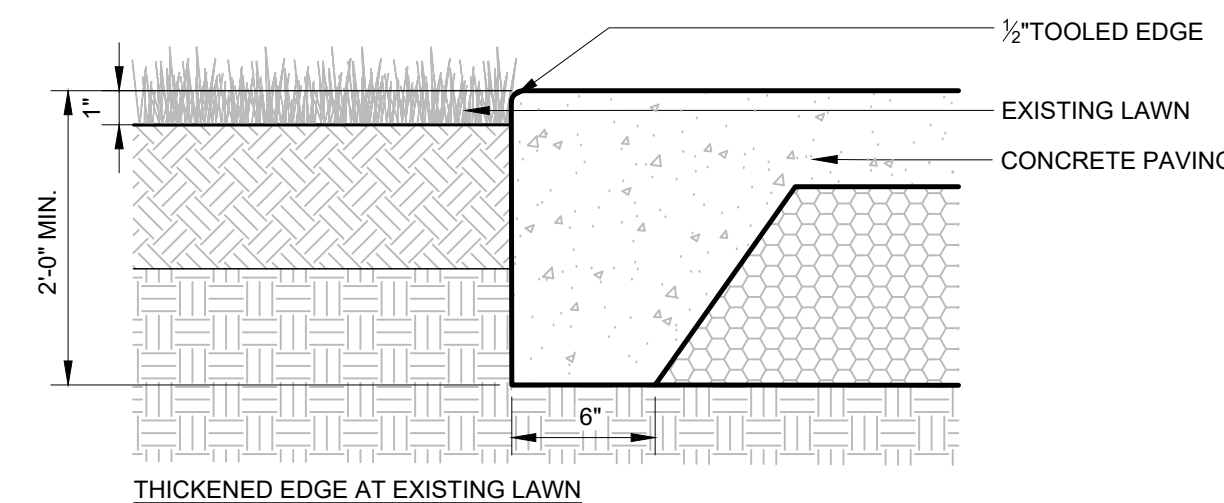
07 SALVAGED BOULDER IN EWF
1" = 1'-0"



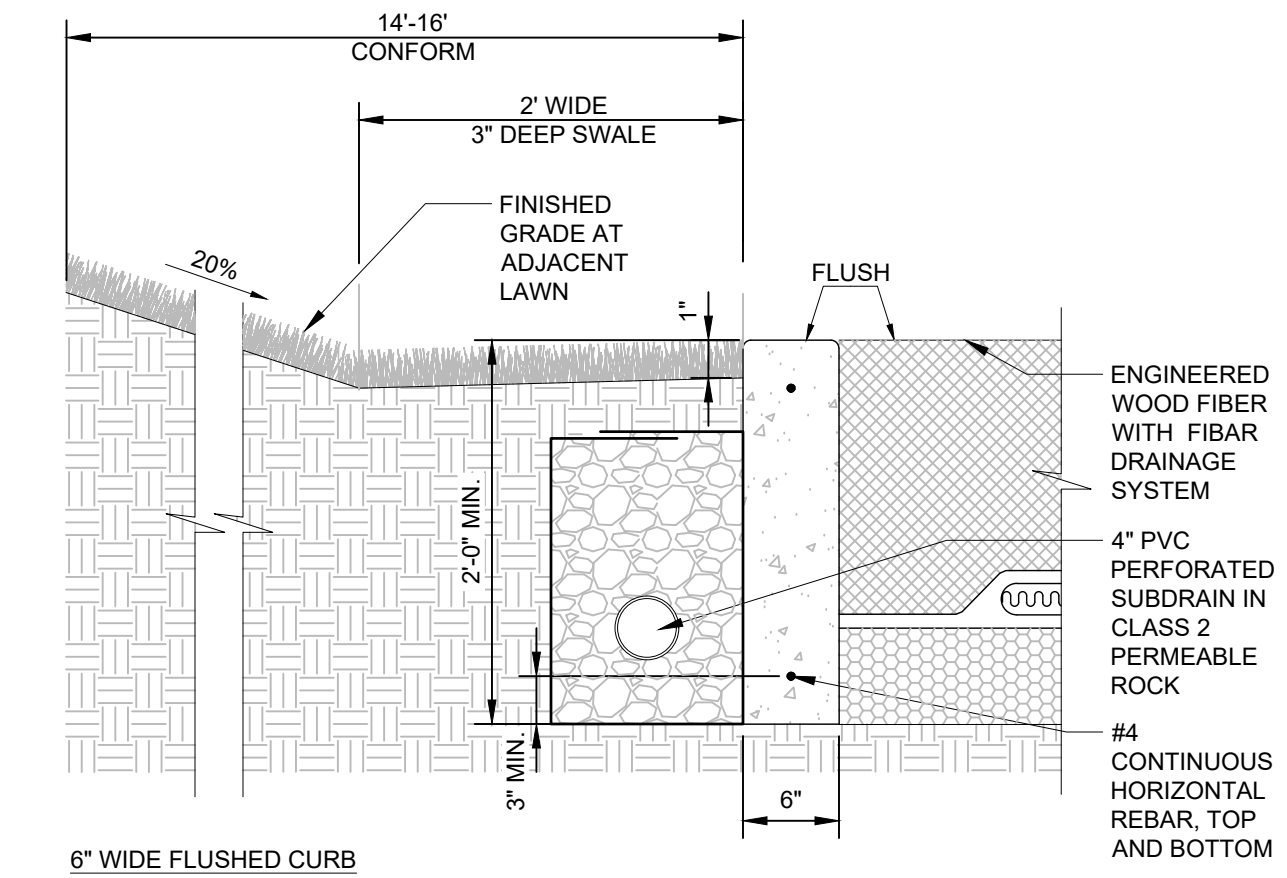
06 ENGINEERED WOOD FIBER (EWF)
1" = 1'-0"



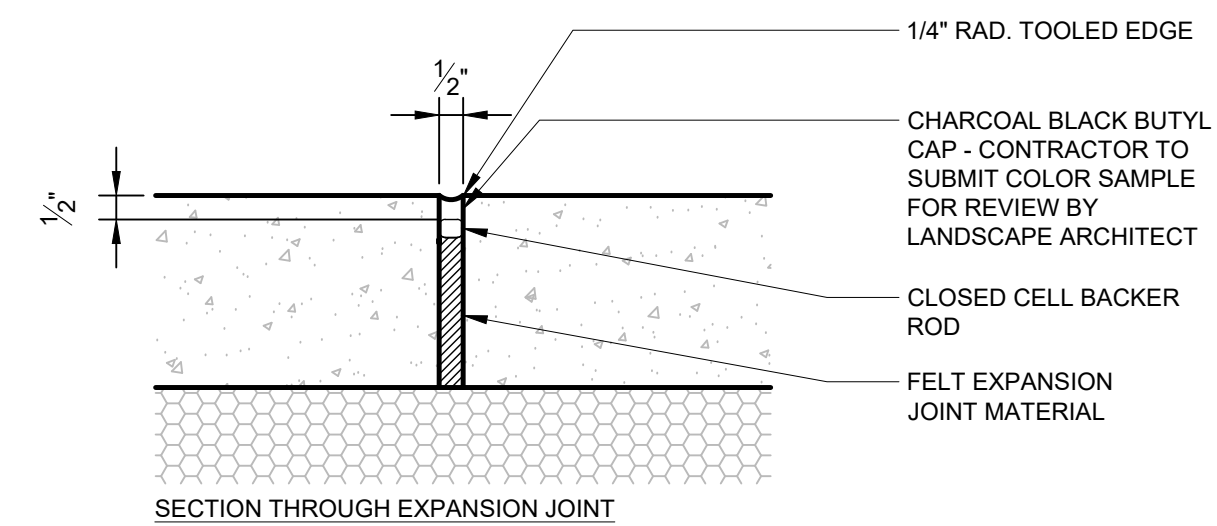
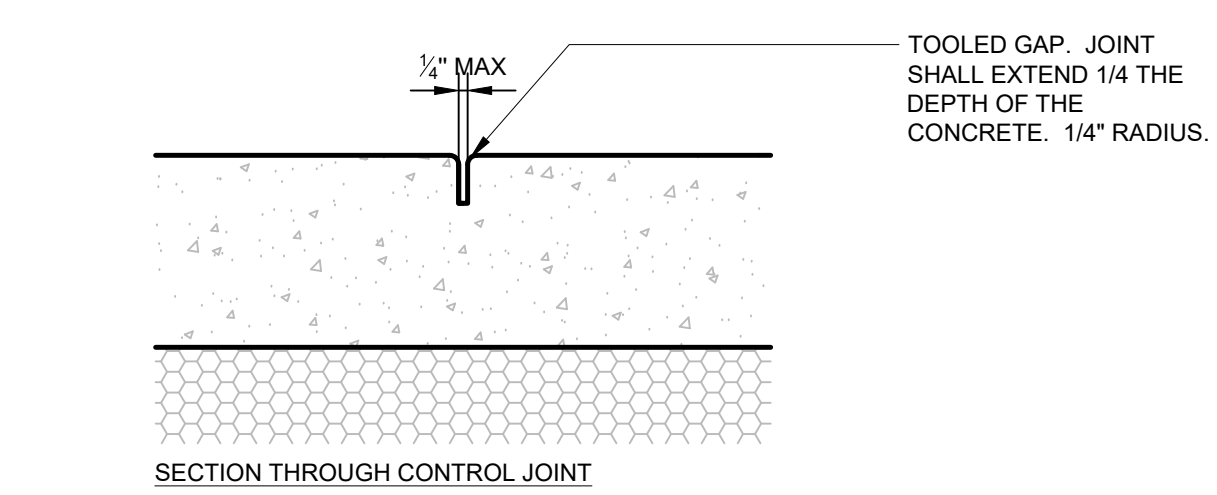
05 P.I.P. RUBBER OVER CONCRETE
NTS



04 CONCRETE PAVING EDGE CONDITIONS
1 1/2" = 1'-0"

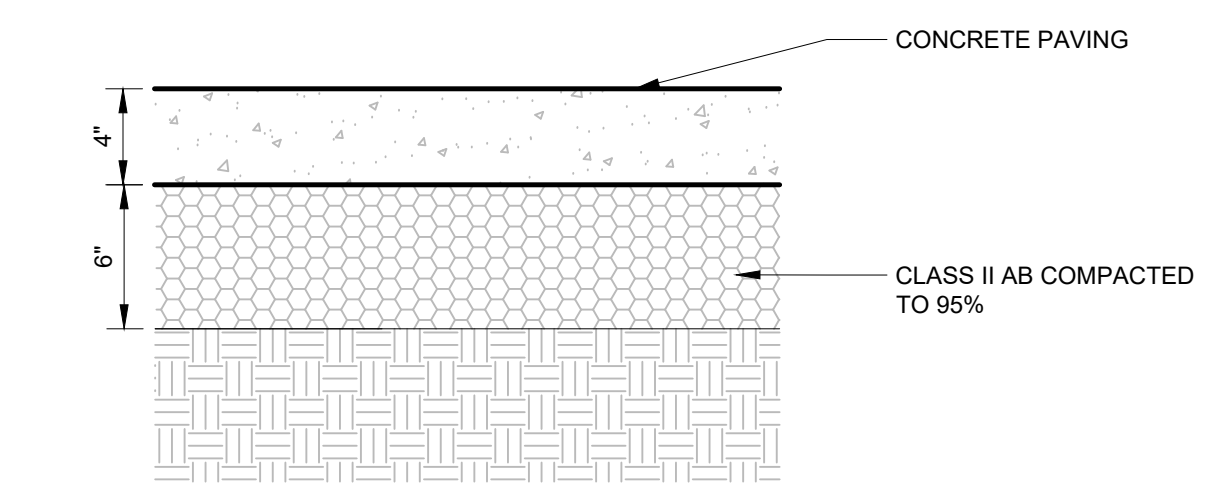


03 6" CONCRETE CURB
1" = 1'-0"



02 CONCRETE JOINTS
3" = 1'-0"

NOTES:
1. SEE SCHEDULE OF MATERIALS FOR COLOR AND FINISH.



01 CONCRETE PAVING
1 1/2" = 1'-0"

PROJECT TEAM

LANDSCAPE ARCHITECT
BASE LANDSCAPE ARCHITECTURE
145 A LOWER TERRACE
SAN FRANCISCO, CA 94114

CIVIL ENGINEER
BRF ENGINEERS
255 SHORELINE DR. #200
REDWOOD CITY, CA 94065

COST ESTIMATOR
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STRUCTURAL ENGINEER
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55 HARRISON ST., SUITE 550
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PROJECT NAME

CEDAR ROSE PARK 5-12 PLAYGROUND RENOVATION AND SITE IMPROVEMENTS

1300 ROSE ST, BERKELEY,
CA 94702

SPECIFICATION NUMBER:
26-11782-C

PLAN NUMBER:
8304

FILE NUMBER:
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SUBMITTAL

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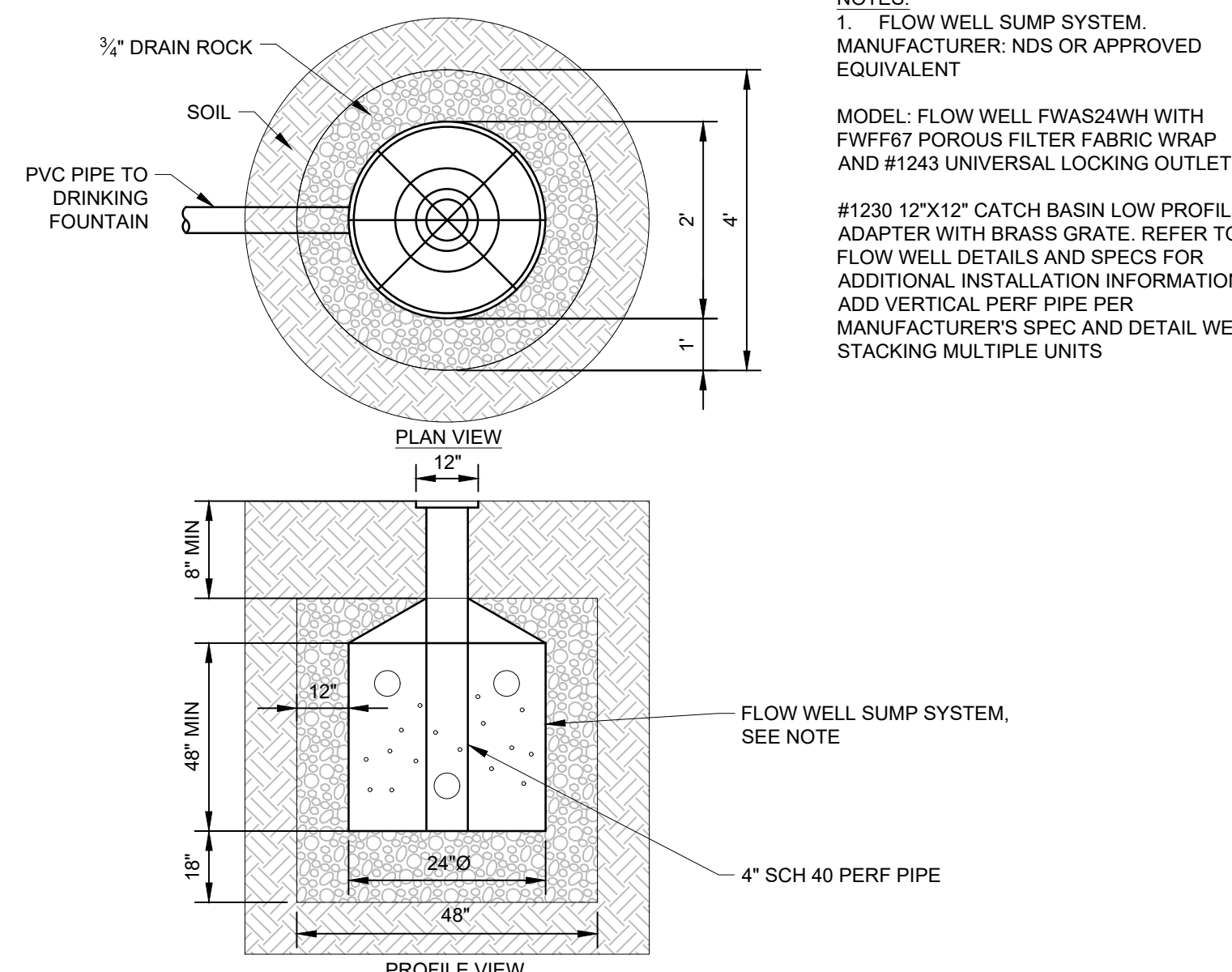


SHEET TITLE

SITE FURNISHING DETAILS

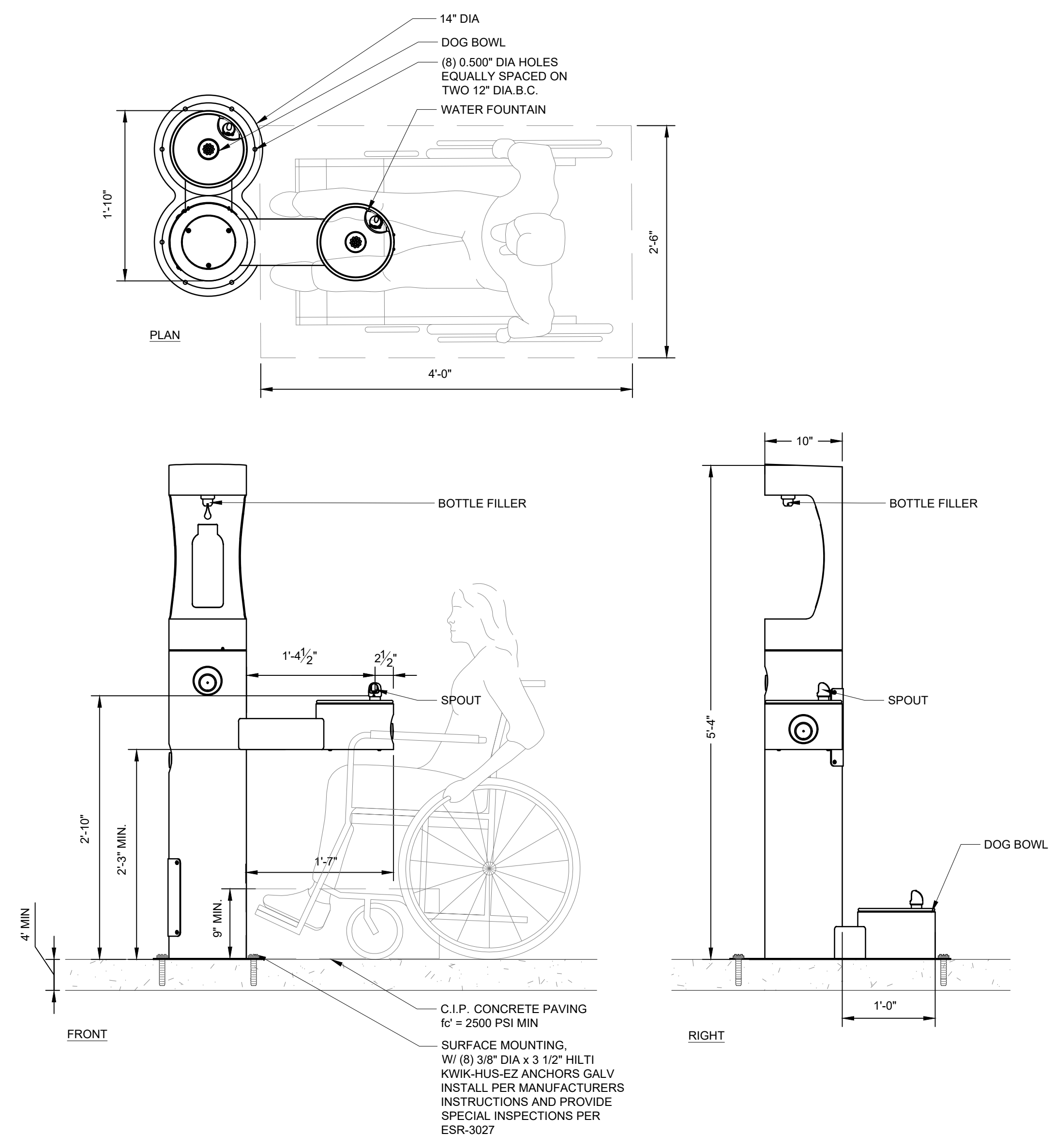
Scale: N/A
Date: 04/07/2026
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Checked by: YD, PA
Project No.: 2221

L-6.1

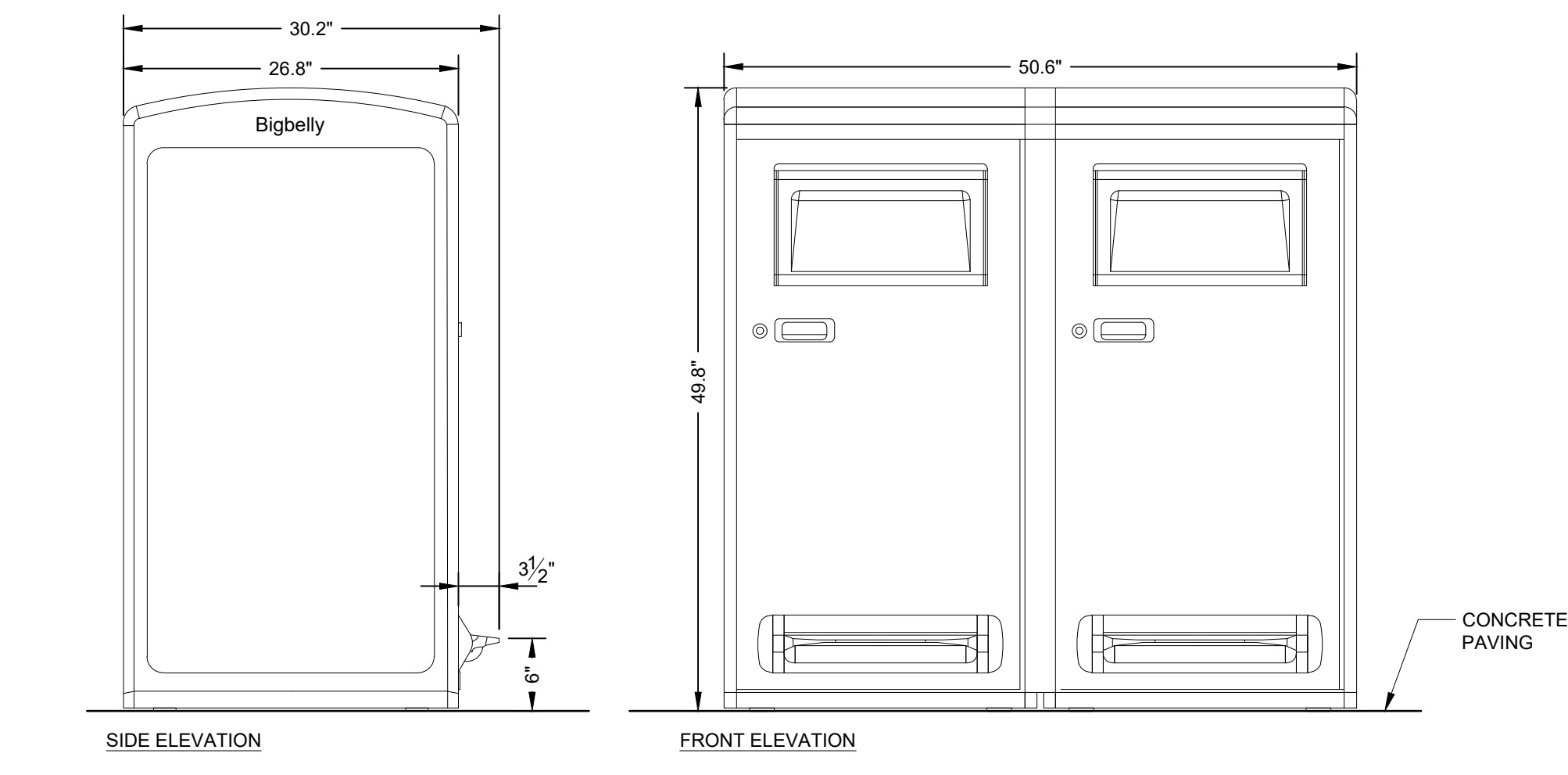


NOTES:
1. FLOW WELL SUMP SYSTEM, MANUFACTURER: NDS OR APPROVED EQUIVALENT
MODEL: FLOW WELL FWAS241WH WITH FWFF67 POROUS FILTER FABRIC WRAP AND #1243 UNIVERSAL LOCKING OUTLET.
#1230 12"x12" CATCH BASIN LOW PROFILE ADAPTER WITH BRASS GRATE. REFER TO FLOW WELL DETAILS AND SPECS FOR ADDITIONAL INSTALLATION INFORMATION ADD VERTICAL PERF PIPE PER MANUFACTURER'S SPEC AND DETAIL WEN STACKING MULTIPLE UNITS

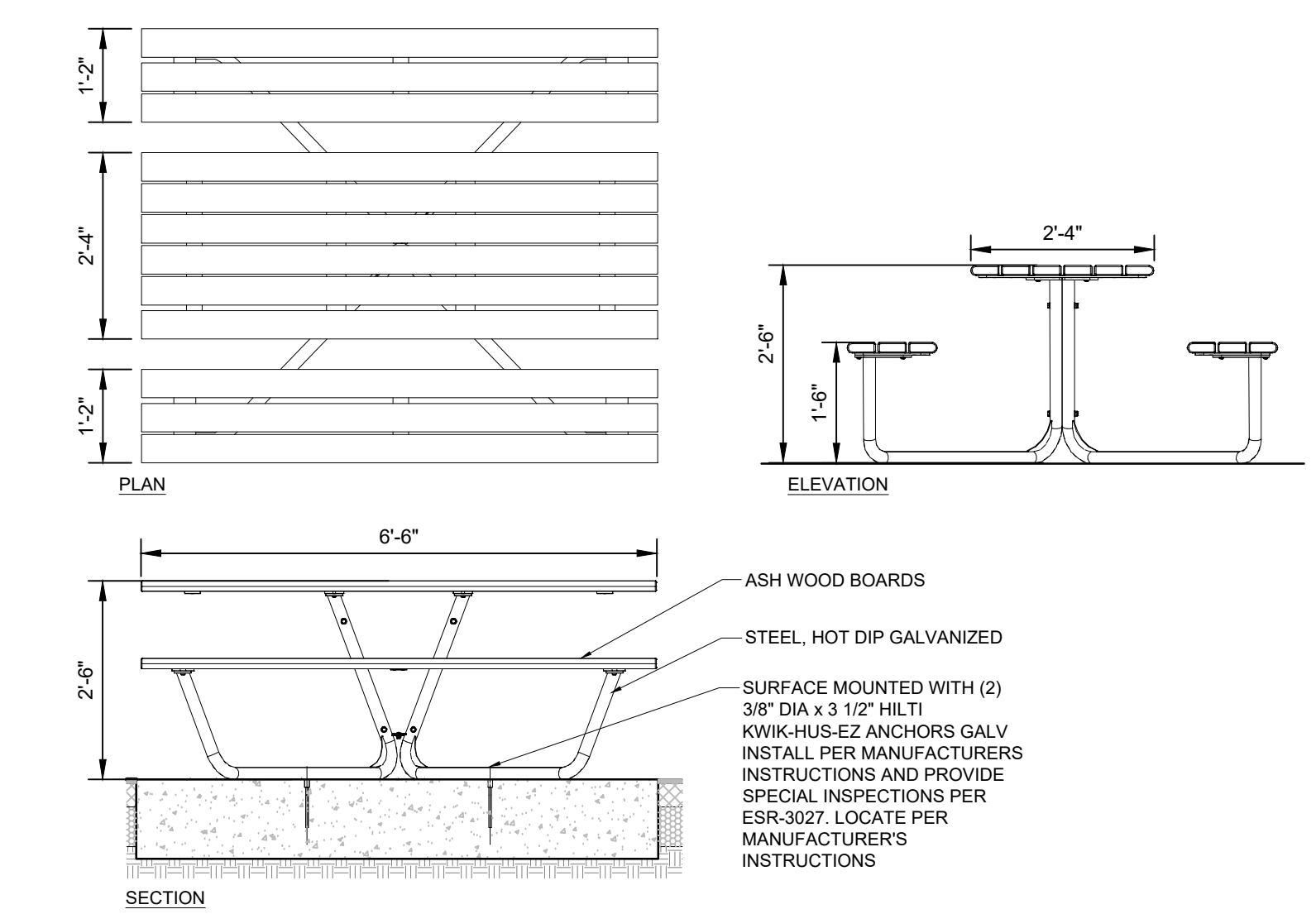
06 DRY WELL
NTS
P-2221-FUR-11



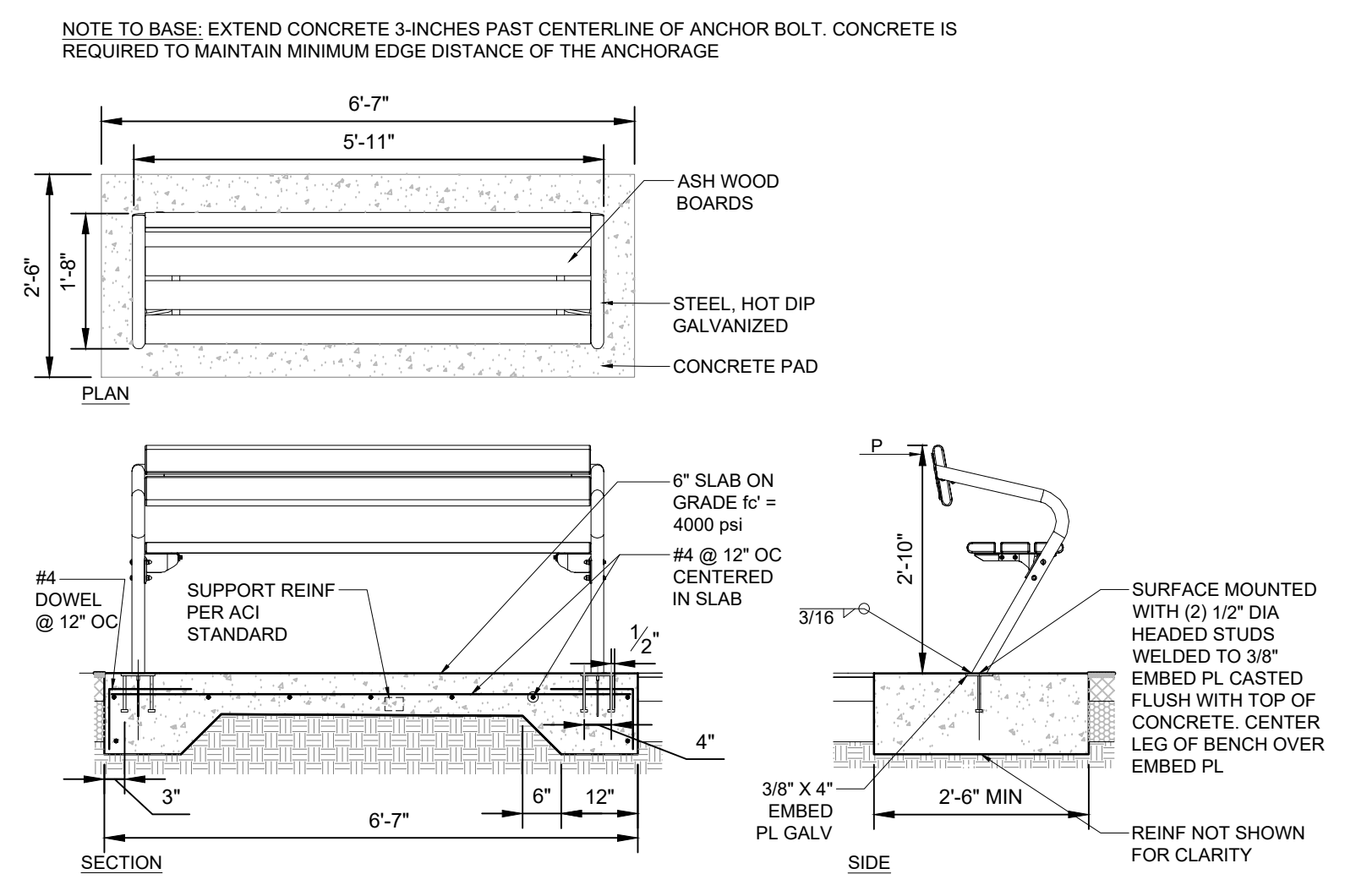
05 DRINKING FOUNTAIN AND BOTTLE FILLER
1" = 1'-0"



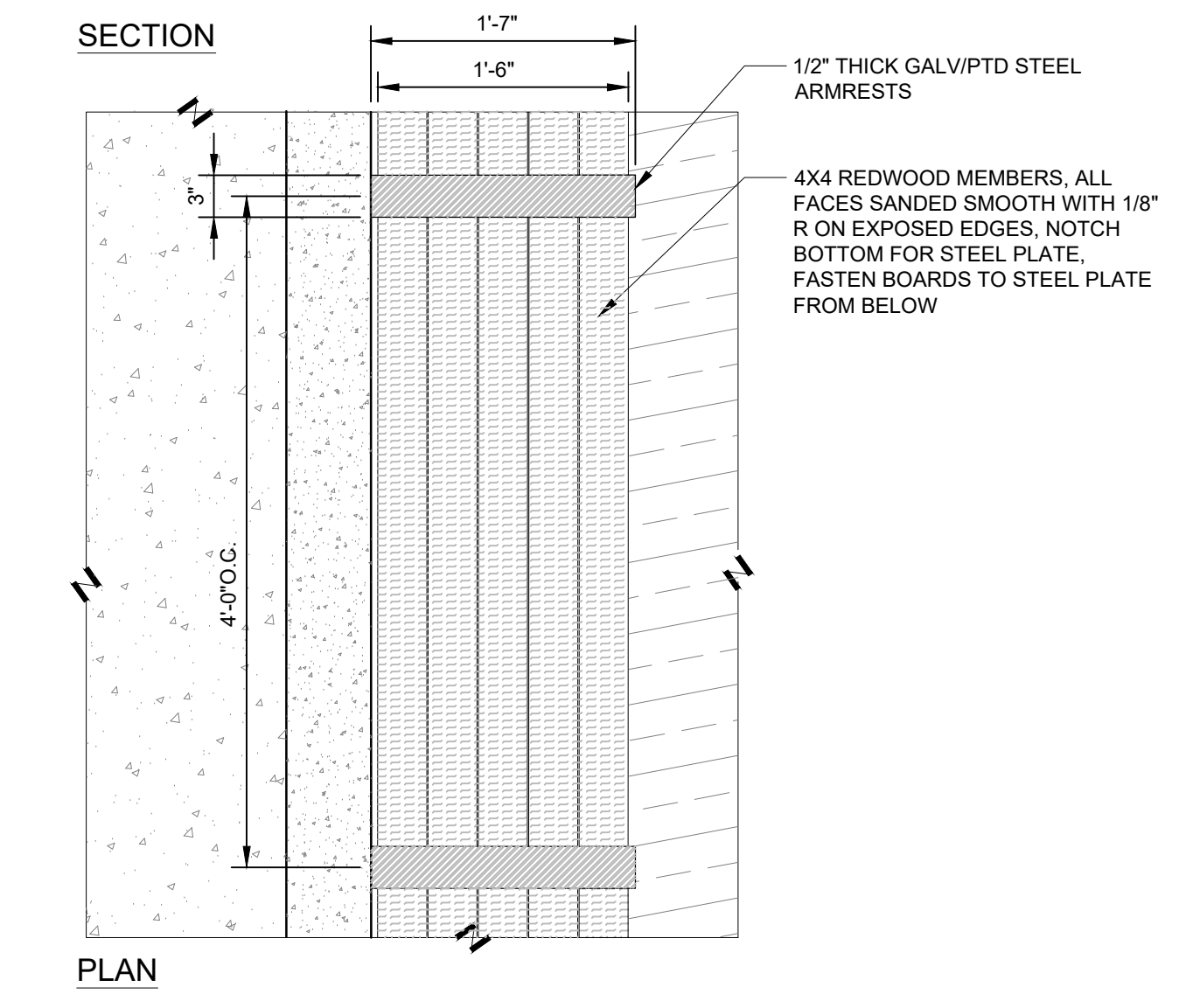
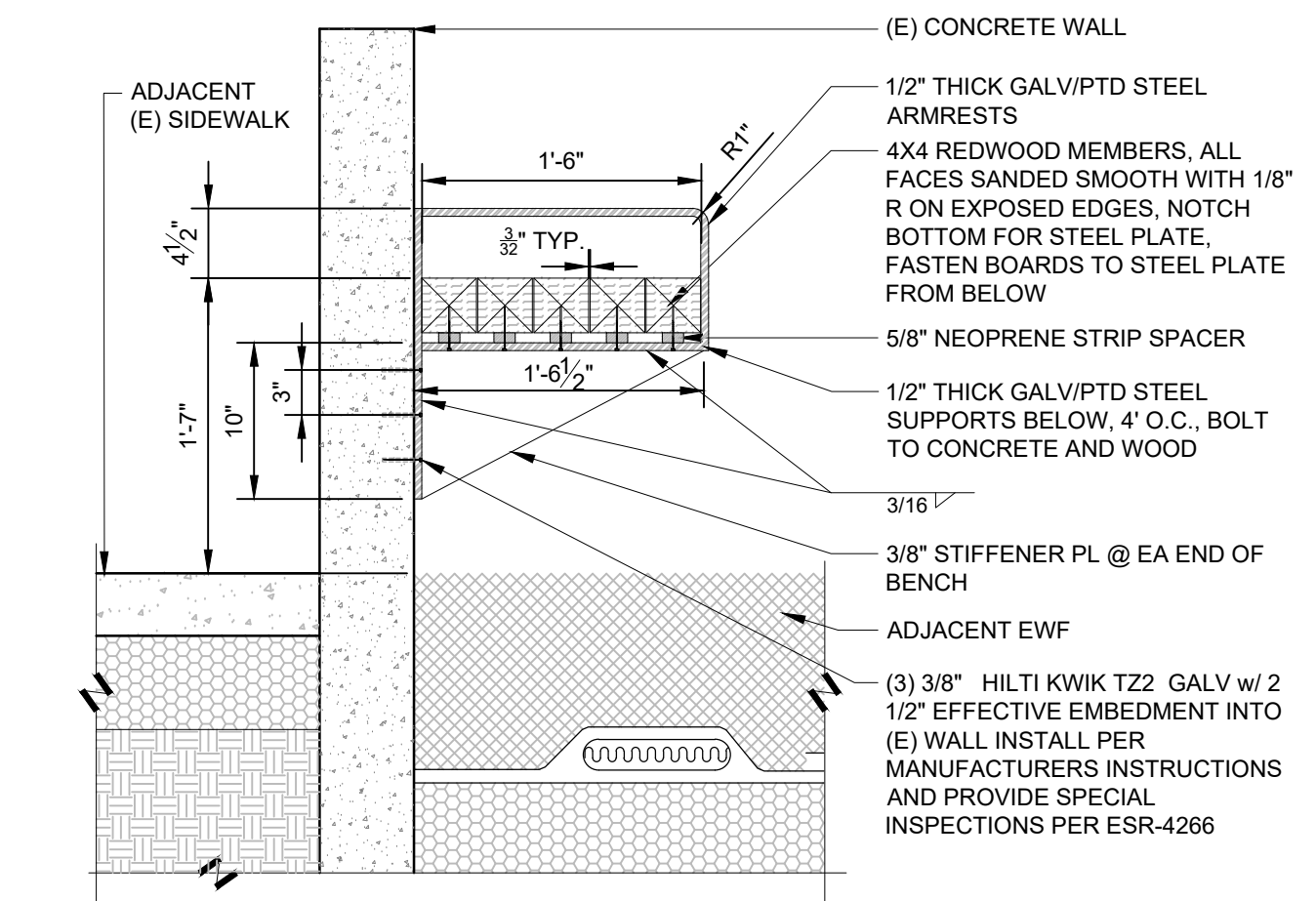
04 TRASH CANS
1" = 1'-0"



03 PICNIC TABLE
1/2" = 1'-0"



02 BENCH WITH BACK
1/2" = 1'-0"



01 BENCH (CUSTOM) ON (E) WALL
1" = 1'-0"

P-2221-FUR-01

P-2221-FUR-02

PROJECT TEAM

LANDSCAPE ARCHITECT
BASE LANDSCAPE ARCHITECTURE
145 A LOWER TERRACE
SAN FRANCISCO, CA 94114

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STRUCTURAL ENGINEER
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PROJECT NAME

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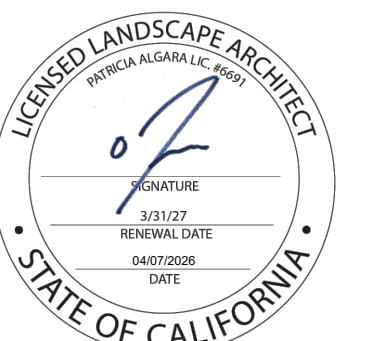
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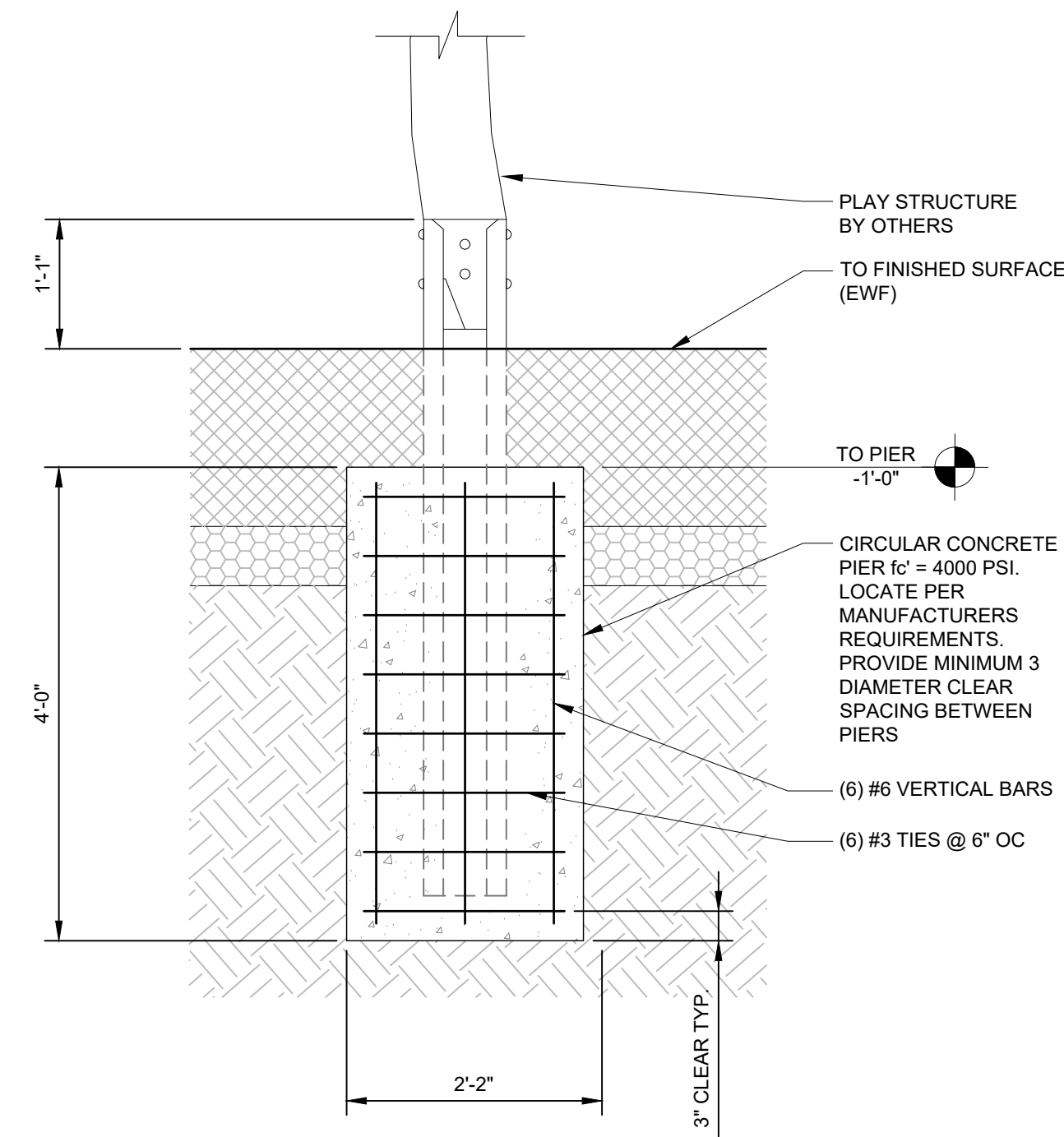
SITE FURNISHING AND PLAY EQUIPMENT FOOTING DETAILS

Scale: N/A
Date: 04/07/2026
Drawn by: FO
Checked by: YD, PA
Project No.: 2221



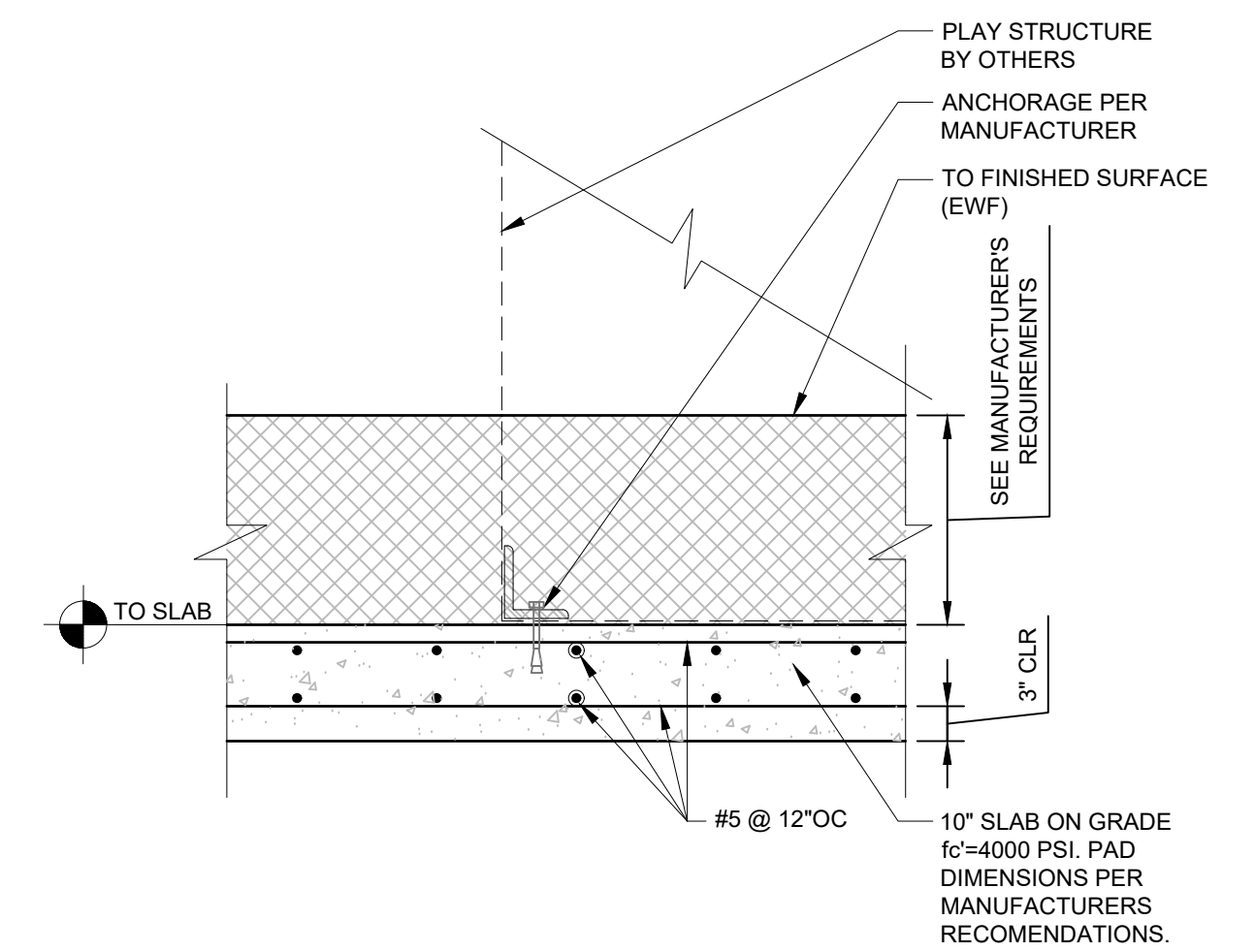
05 LOG TOWER FOUNDATION

3/4" = 1'-0"



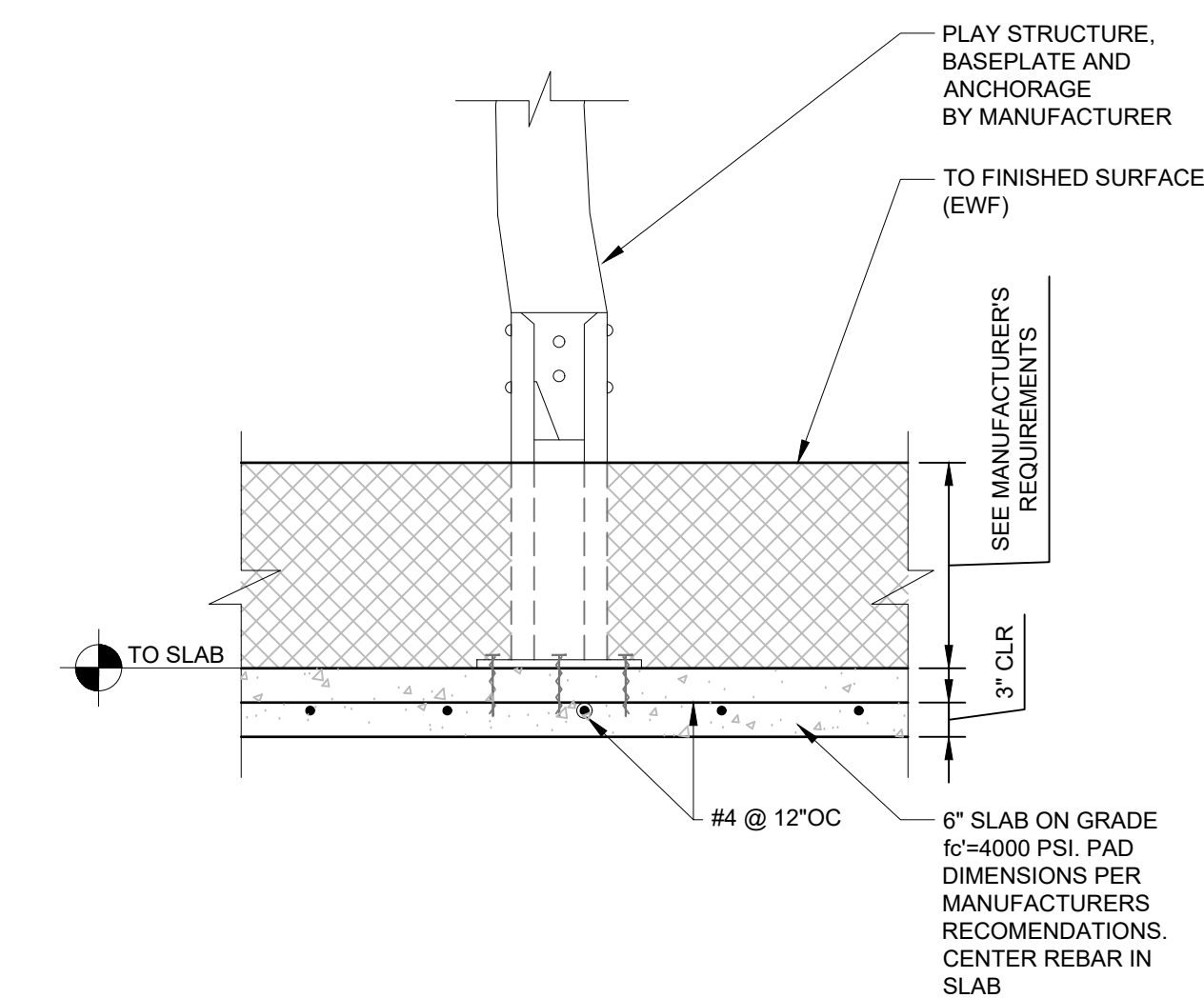
07 PLAY STRUCTURE PIER FOUNDATION

3/4" = 1'-0"



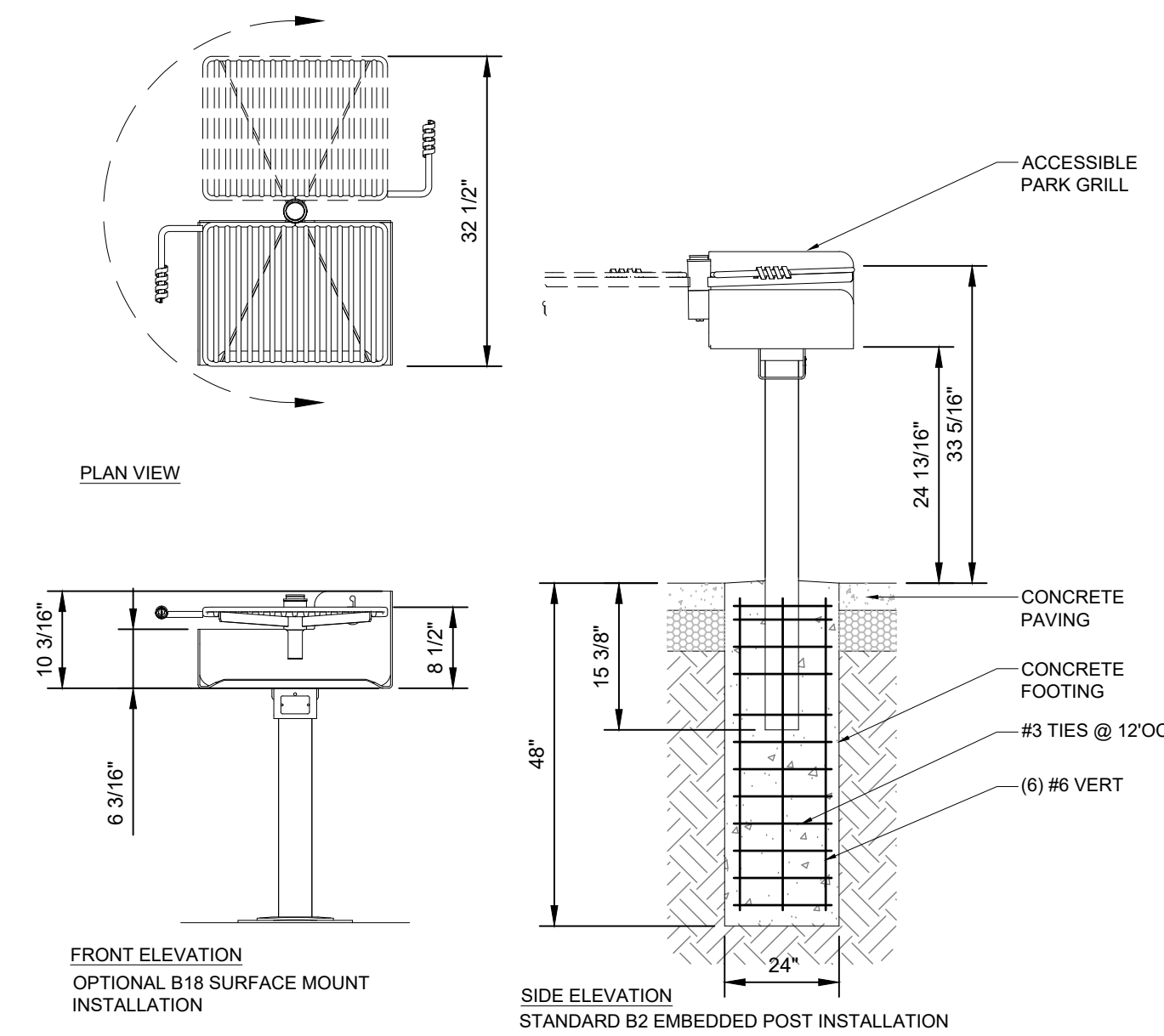
06 CASTLE BOULDER FOUNDATION

3/4" = 1'-0"



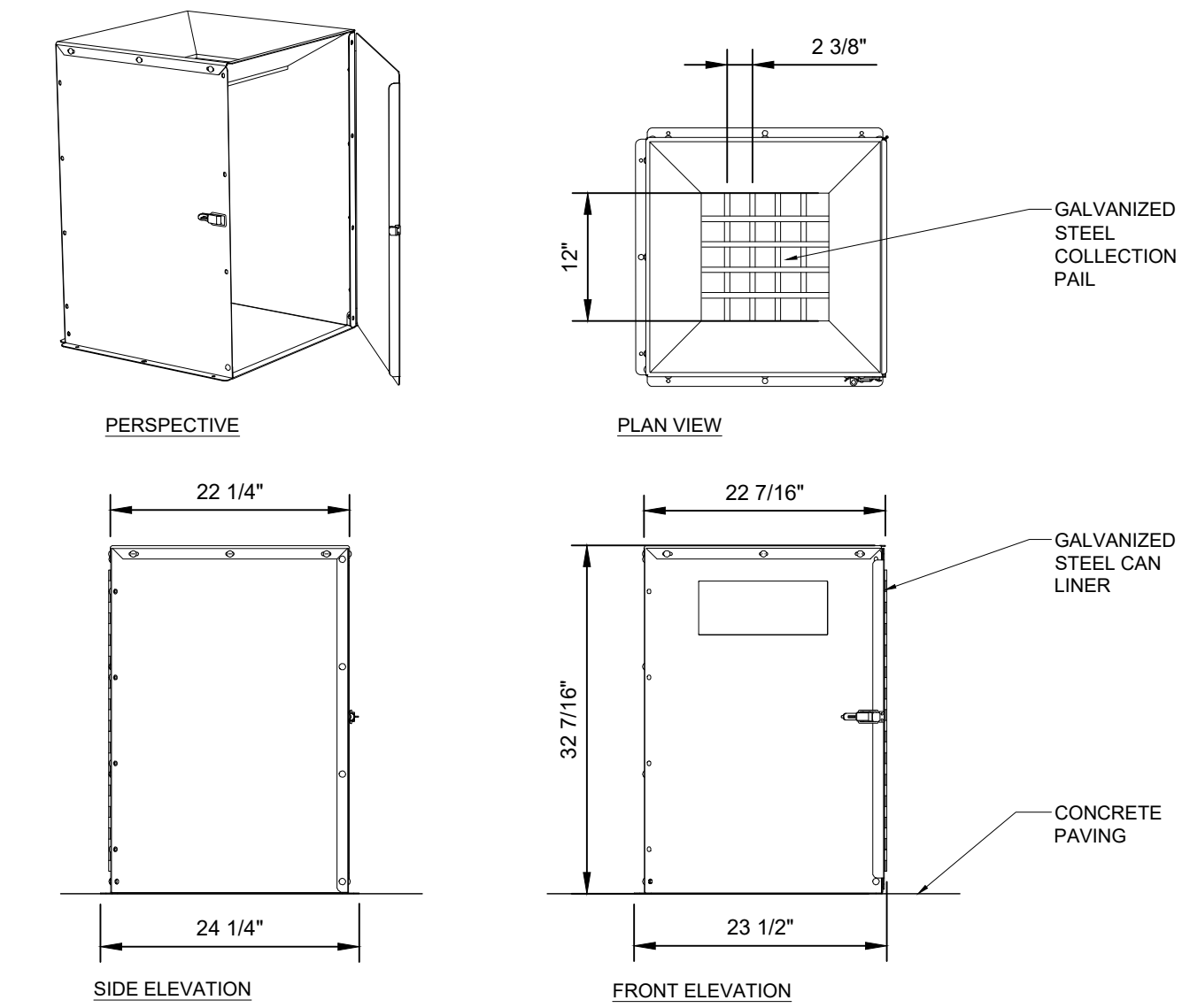
04 WOBBLEBOARD FOUNDATION

3/4" = 1'-0"



03 BBQ GRILL

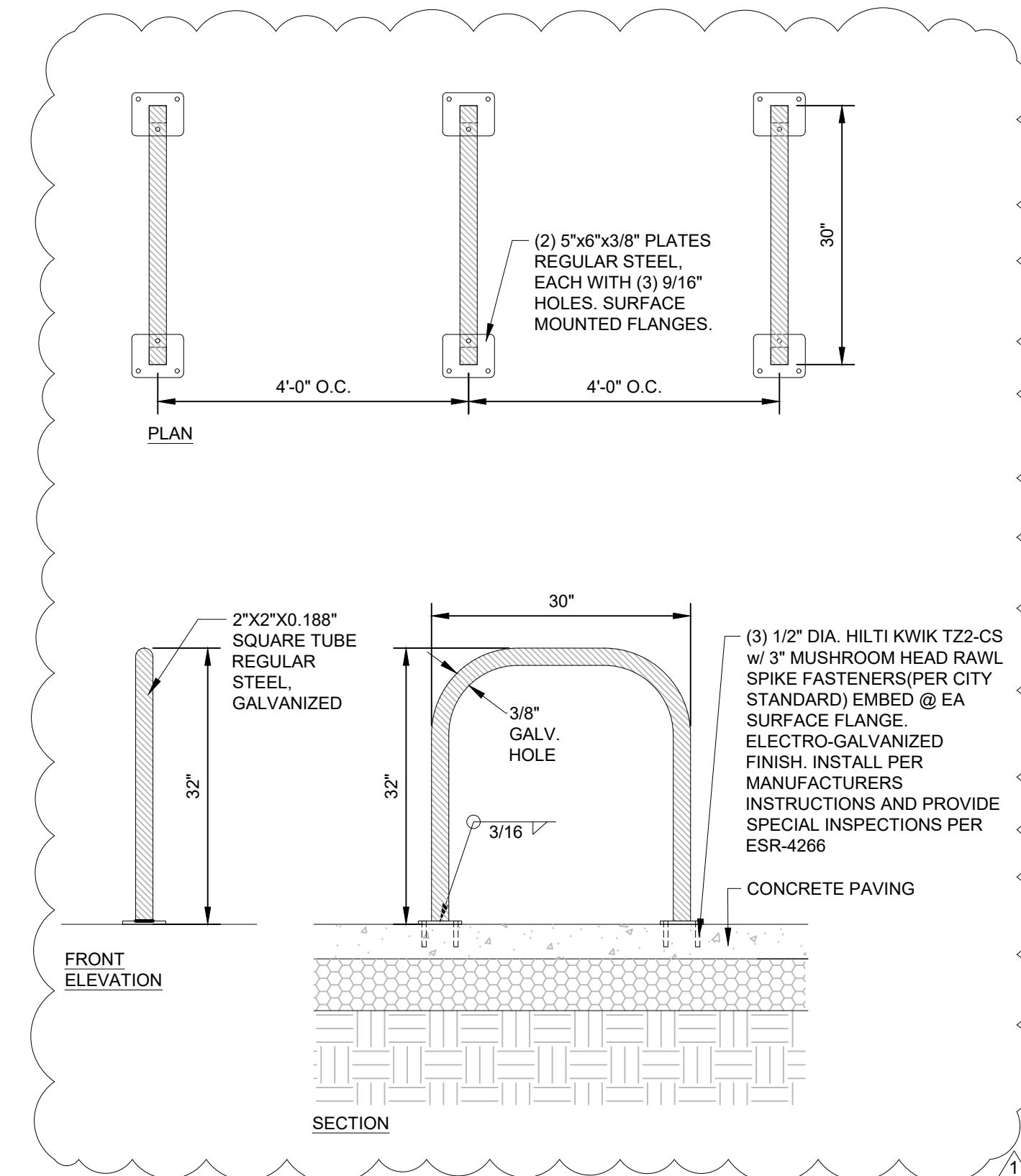
1/2" = 1'-0"



02 ASH CAN

1/2" = 1'-0"

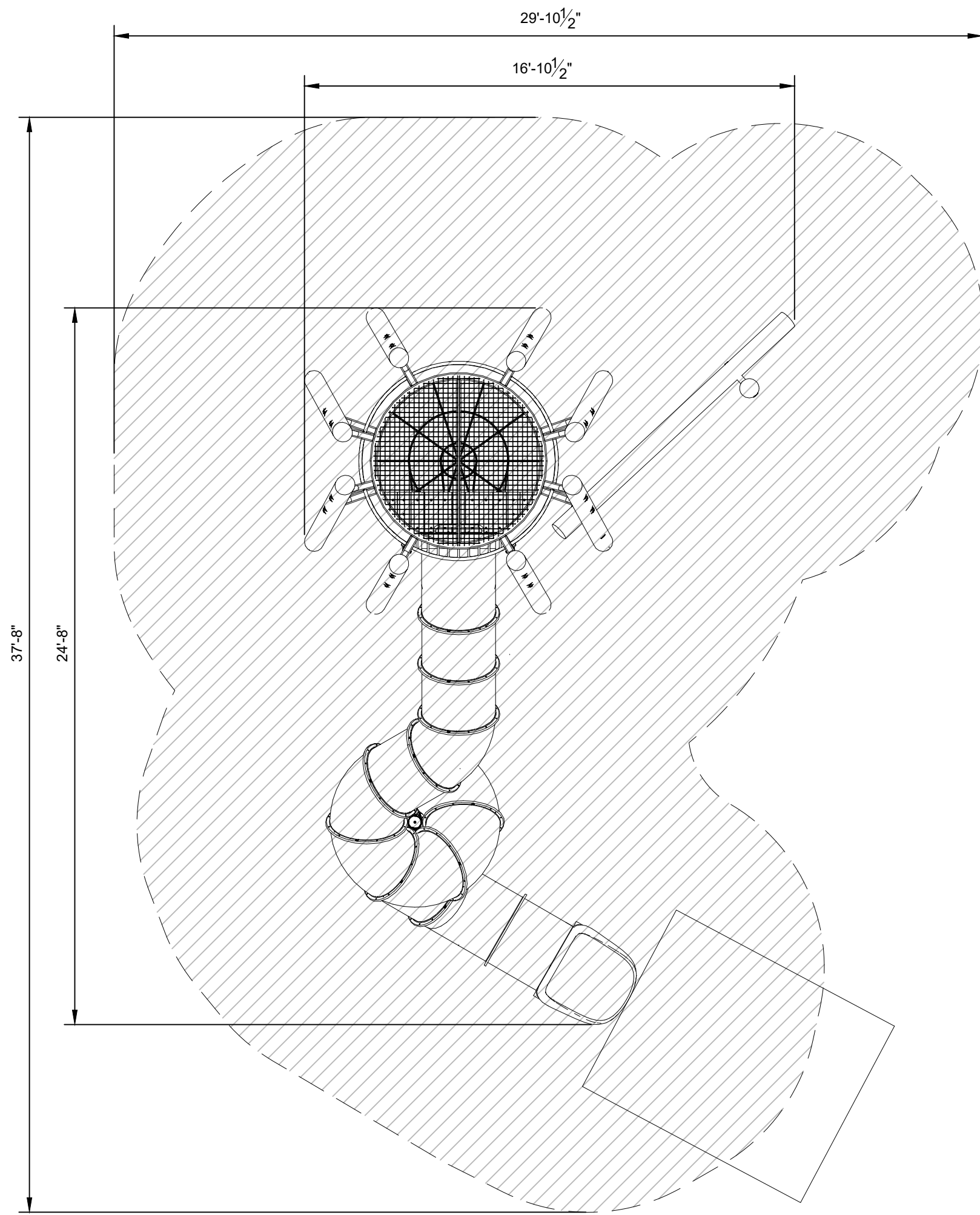
- NOTES:
1. SEE SCHEDULE OF MATERIALS AND FURNISHINGS FOR MODEL AND FINISH.
2. SEE LAYOUT PLAN FOR LOCATIONS.



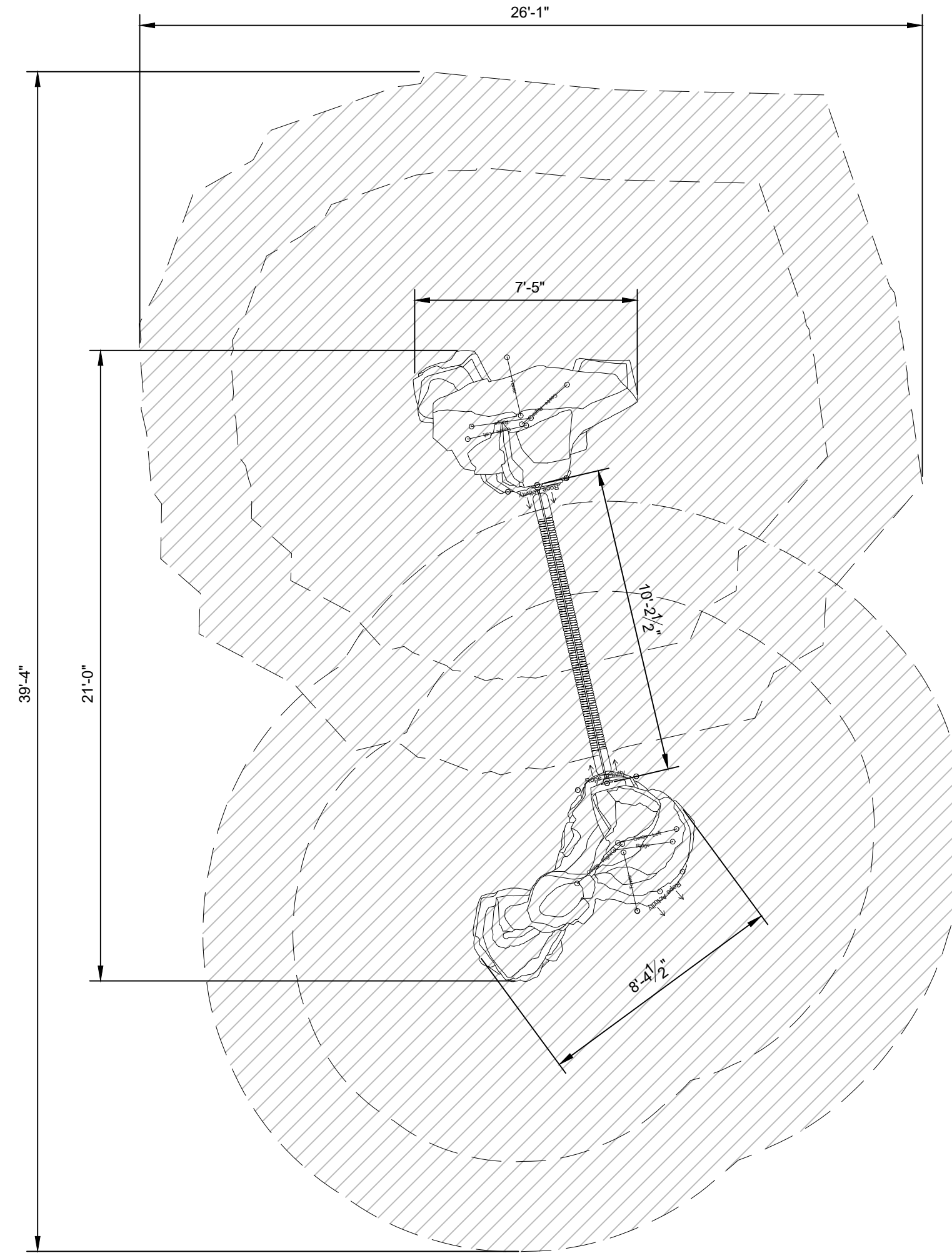
01 BIKE RACK

NTS

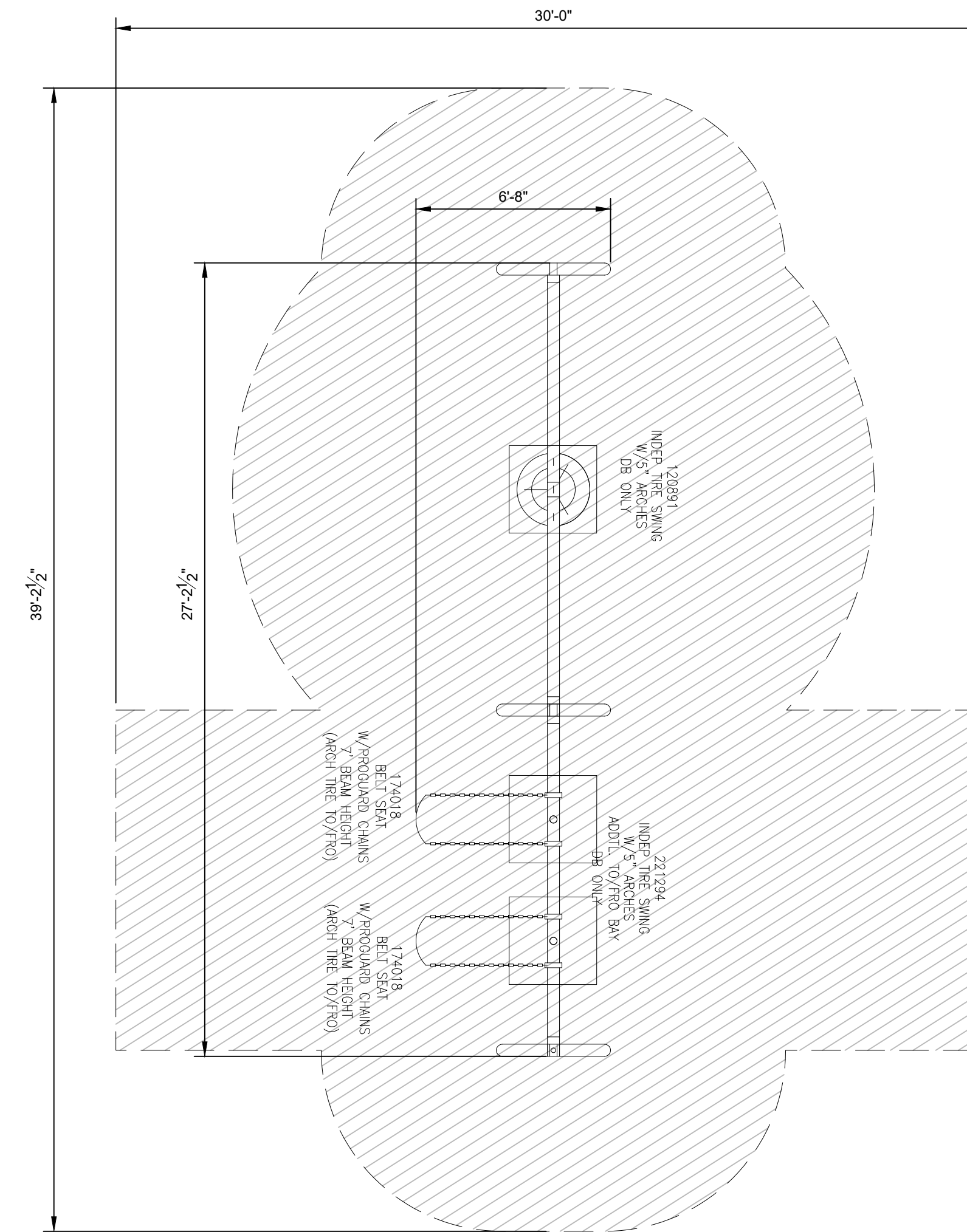
NOTES:
 MAXIMUM FALL HEIGHT: 10'-1", TOTAL HEIGHT: 23'-11", AREA OF SAFETY SURFACING: 832 SQFT



NOTES:
 CASTLE BOULDER- MAXIMUM FALL HEIGHT: 7' 9", RIDGE BOULDER- MAXIMUM FALL HEIGHT: 6' 0",
 TOTAL AREA OF SAFETY SURFACING: 853 SQFT



NOTES:
 MAXIMUM FALL HEIGHT: 96", AREA OF SAFETY SURFACING: 819 SQFT

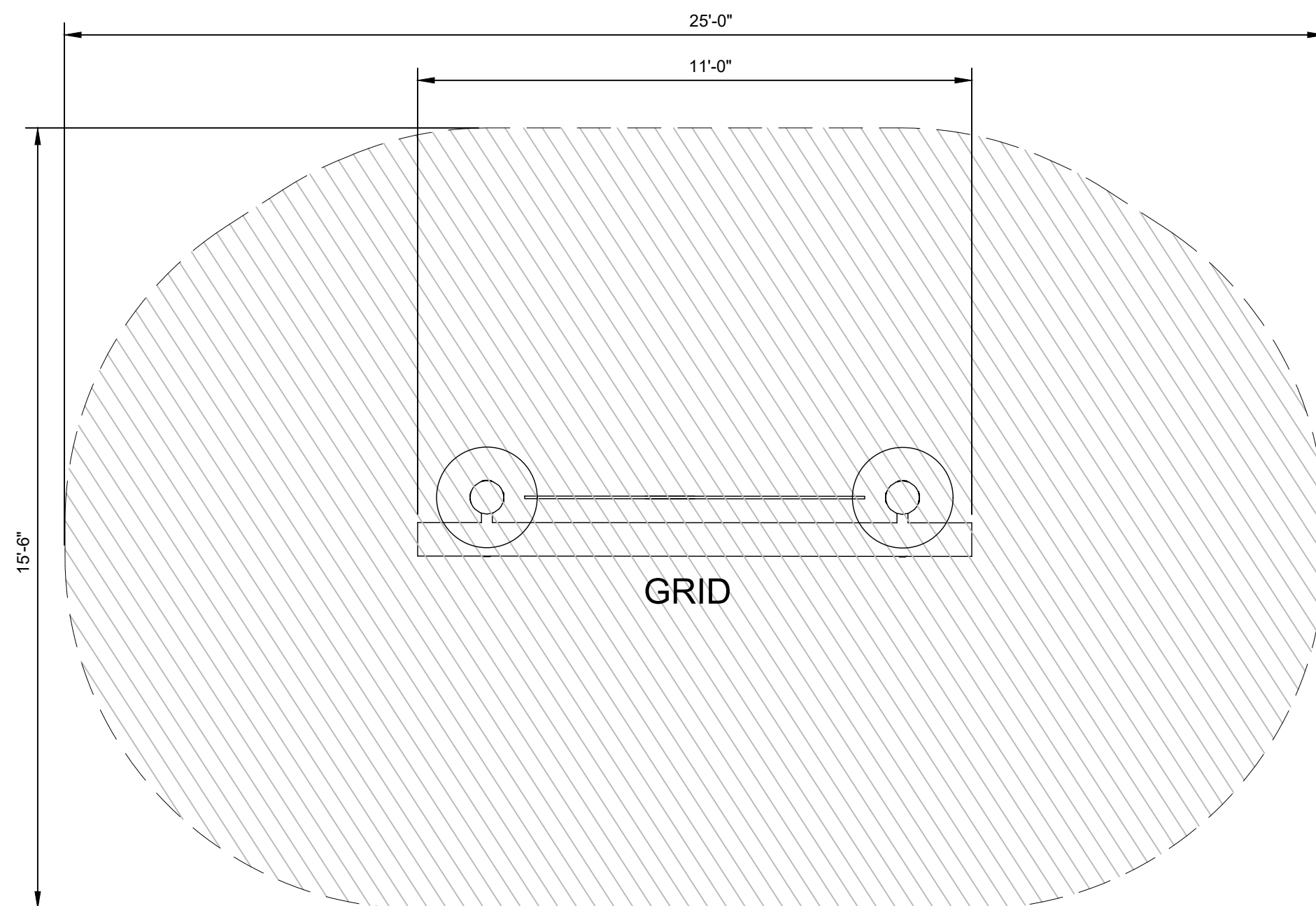


06 LOG TOWER 5 WITH SS SLIDE
 1/4" = 1'-0"

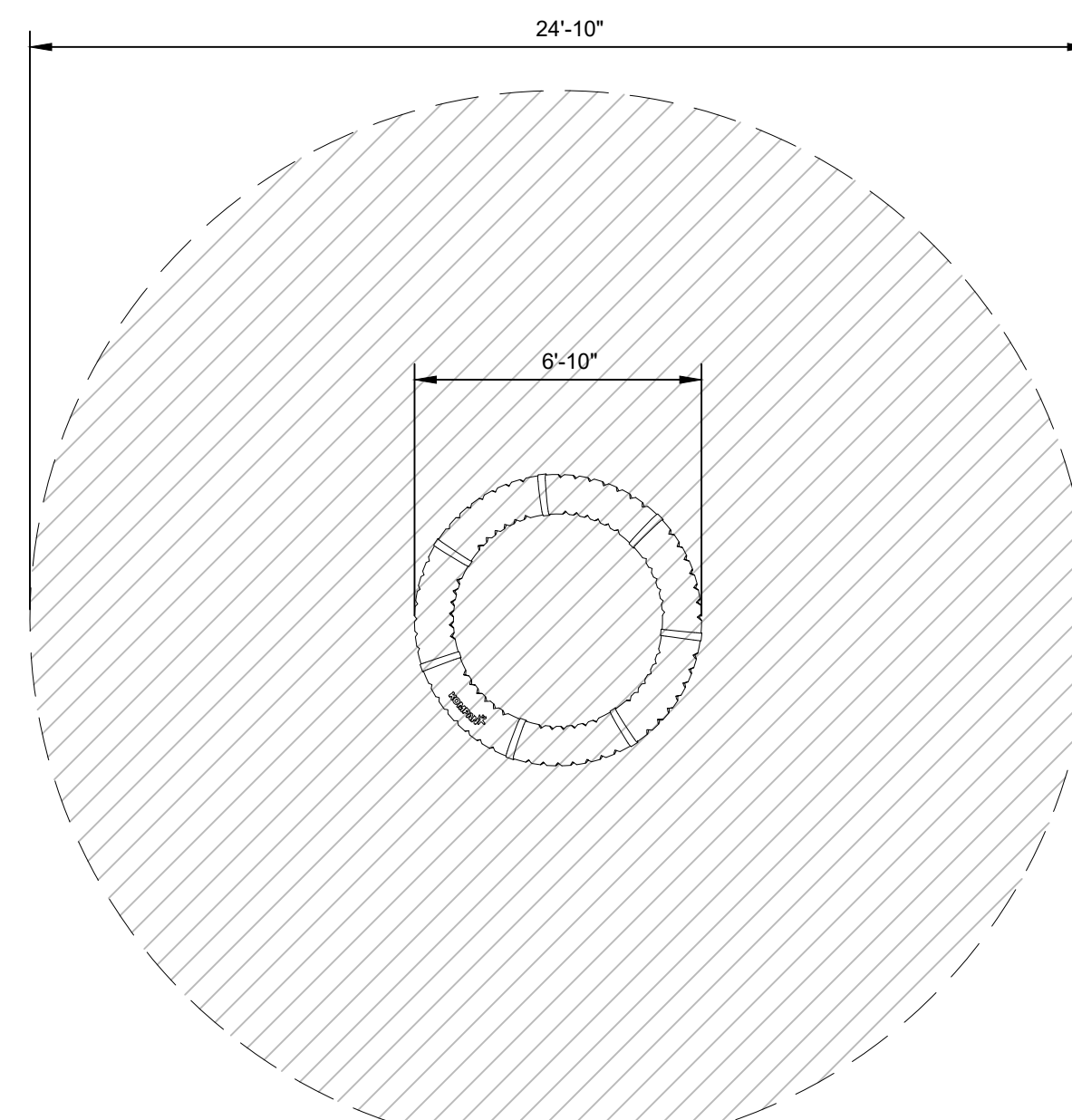
04 CASTLE BOULDER, RIDGE BOULDER, ROPE BRIDGE
 1/4" = 1'-0"

02 ARCH SWING FRAME, ADDITIONAL BAY- 2 BELT SWINGS, 1 TIRE SWING
 1/4" = 1'-0"

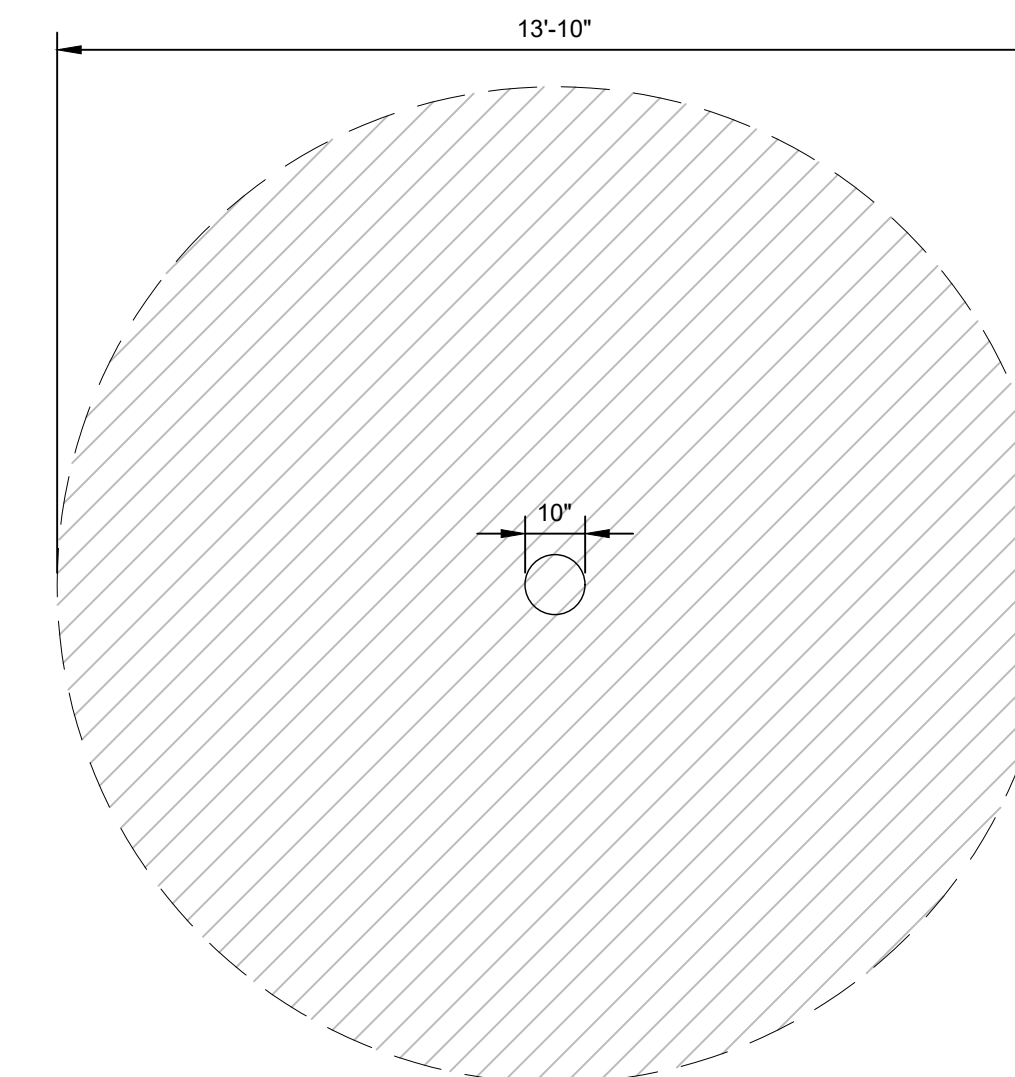
NOTES:
 MAXIMUM FALL HEIGHT: 9' 2", MAXIMUM TOTAL HEIGHT: 10', AREA OF SAFETY SURFACING: 336 SQFT



NOTES:
 MAXIMUM FALL HEIGHT: 2' 4", AREA OF SAFETY SURFACING: 484 SQFT



NOTES:
 MAXIMUM STEPPER FALL HEIGHT: 24", MINIMUM STEPPER FALL HEIGHT: 6",
 AREA OF SAFETY SURFACING: 150 SQFT



05 GRID POST AND ROPE
 3/8" = 1'-0"

03 SUPERNOVA CAROUSEL
 3/8" = 1'-0"

01 LOG STEPPERS
 3/8" = 1'-0"

PROJECT TEAM

LANDSCAPE ARCHITECT
 BASE LANDSCAPE ARCHITECTURE
 145 A LOWER TERRACE
 SAN FRANCISCO, CA 94114

CIVIL ENGINEER
 BRP ENGINEERS
 255 SHORELINE DR. #200
 REDWOOD CITY, CA 94065

COST ESTIMATOR
 LELAND SAYLOR ASSOCIATES
 1777 OAKLAND BLVD., SUITE 102
 WALNUT CREEK, CA 94596

STRUCTURAL ENGINEER
 SALAS O'BRIEN
 55 HARRISON ST., SUITE 550
 OAKLAND, CA 94607

PROJECT NAME

**CEDAR ROSE PARK
 5-12 PLAYGROUND
 RENOVATION
 AND SITE
 IMPROVEMENTS**

1300 ROSE ST, BERKELEY,
 CA 94702

SPECIFICATION NUMBER:
 26-11782-C

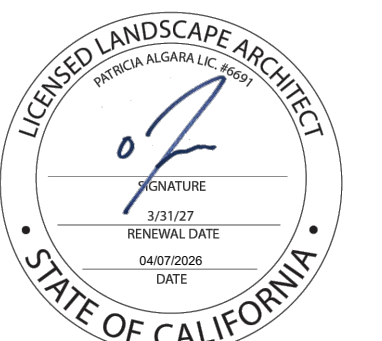
PLAN NUMBER:
 8304

FILE NUMBER:
 406-228

SUBMITTAL

#	Date	Description
02/20/2026	02/20/2026	Permit Set
04/07/2026	04/07/2026	Permit Set Resubmittal 1

STAMP



SHEET TITLE

PLAY EQUIPMENT DETAILS

Scale: N/A
 Date: 04/07/2026
 Drawn by: FO
 Checked by: YD, PA
 Project No.: 2221

PROJECT TEAM

LANDSCAPE ARCHITECT
BASE LANDSCAPE ARCHITECTURE
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CIVIL ENGINEER
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STRUCTURAL ENGINEER
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55 HARRISON ST., SUITE 550
OAKLAND, CA 94607

PROJECT NAME

**CEDAR ROSE PARK
5-12 PLAYGROUND
RENOVATION
AND SITE
IMPROVEMENTS**

1300 ROSE ST, BERKELEY,
CA 94702

SPECIFICATION NUMBER:
26-11782-C

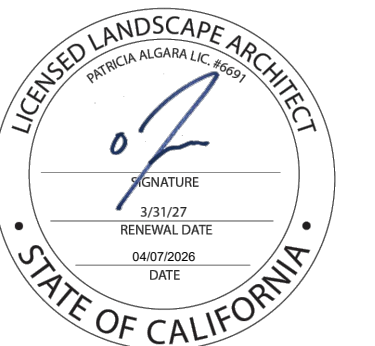
PLAN NUMBER:
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02/20/2026	02/20/2026	Permit Set
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STAMP



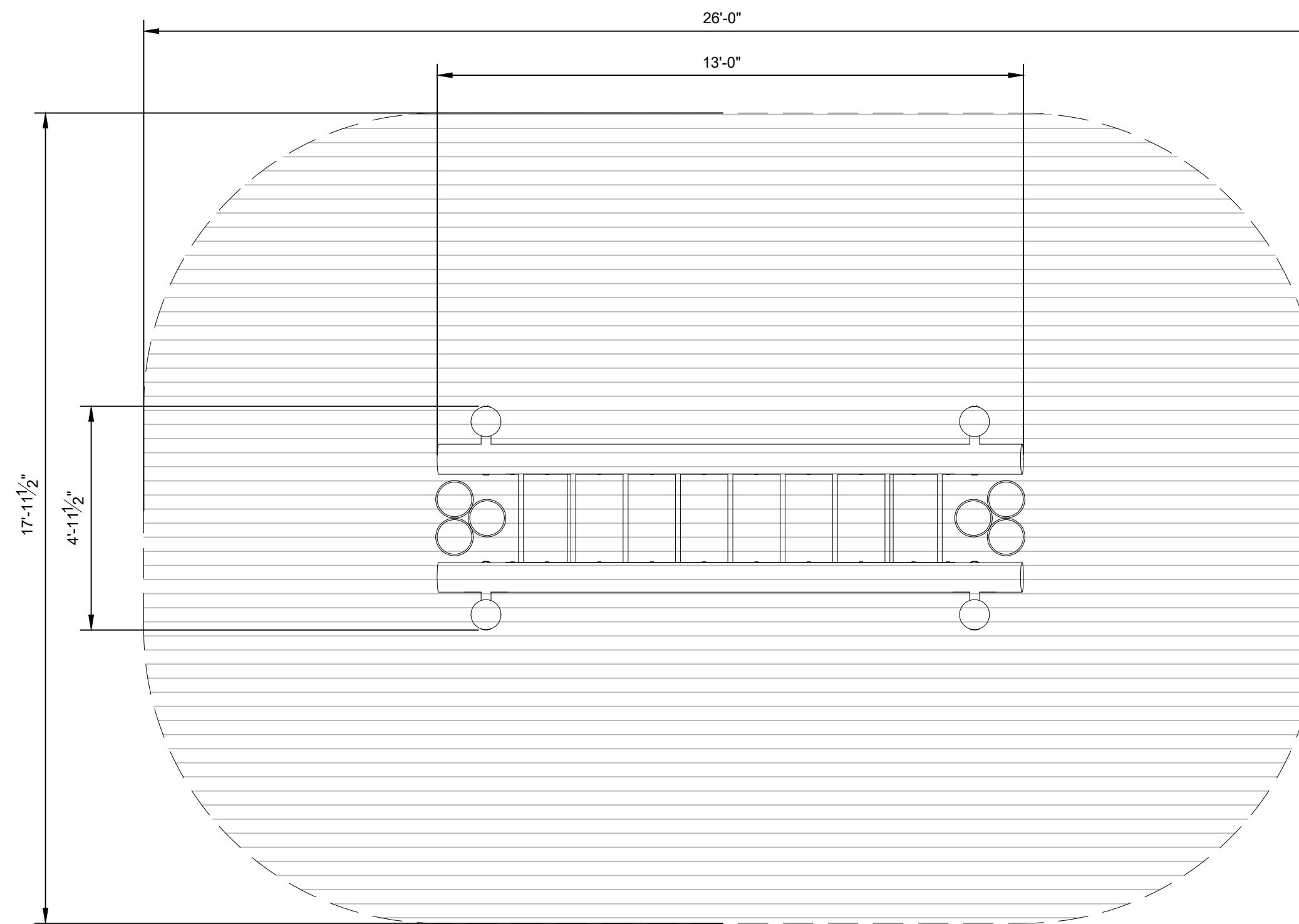
SHEET TITLE

PLAY EQUIPMENT DETAILS

Scale: N/A
Date: 04/07/2026
Drawn by: FO
Checked by: YD, PA
Project No.: 2221

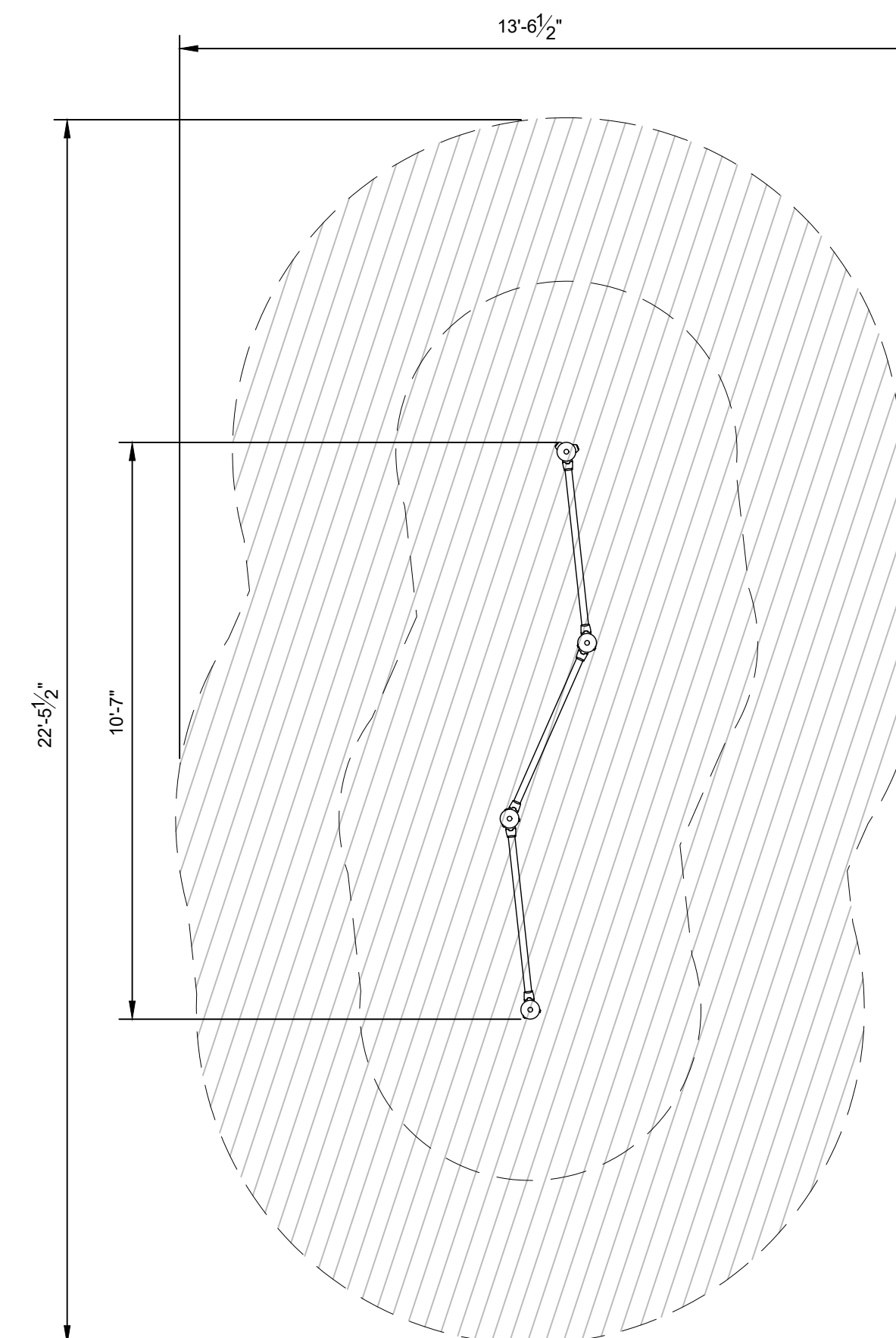
L-6.4

NOTES:
MAXIMUM FALL HEIGHT: 6'-10", TOTAL MAXIMUM HEIGHT: 9'-1", AREA OF SAFETY SURFACING: 431 SQFT



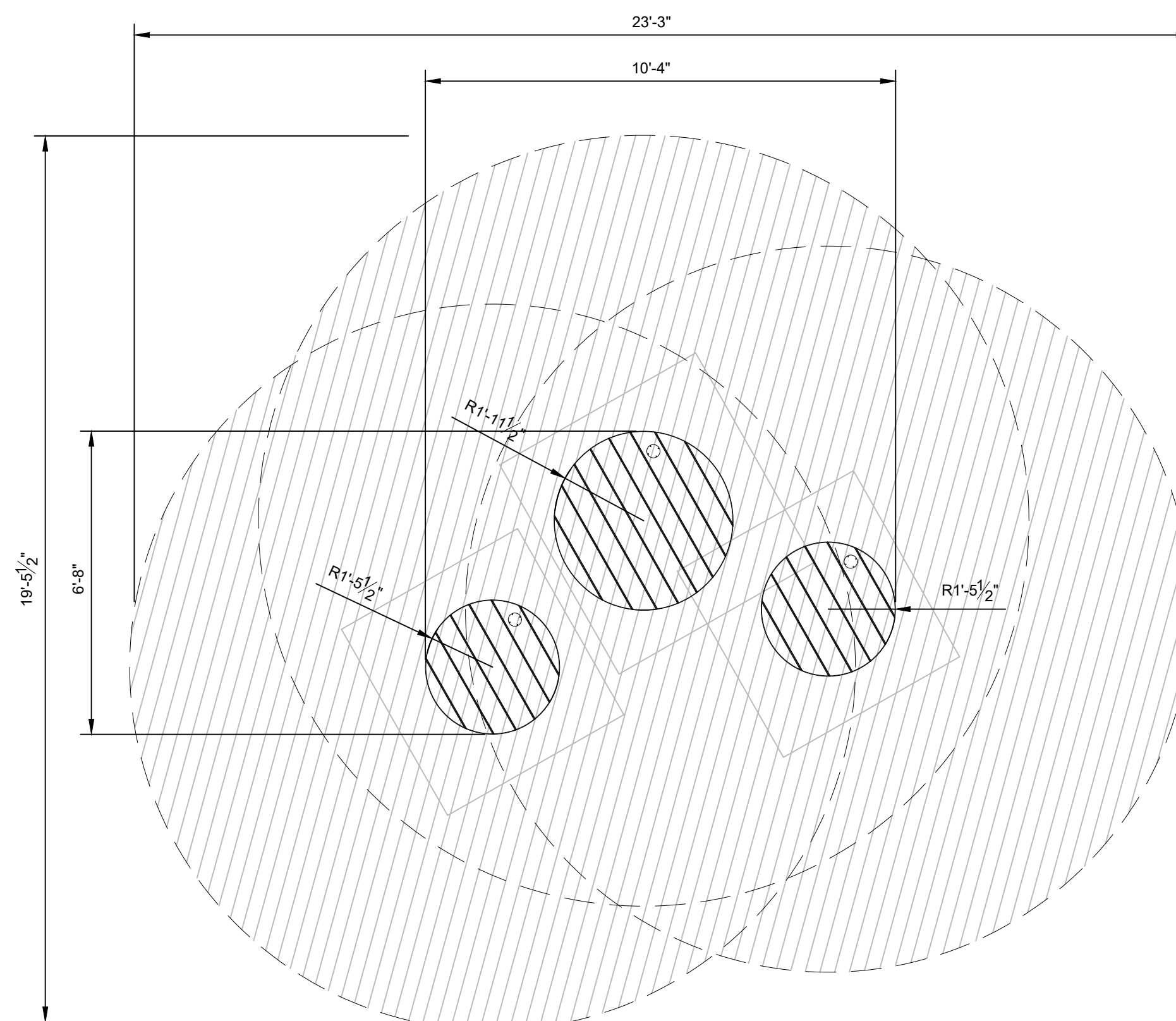
03 INCLINED MONEY BARS, HIGH
3/8" = 1'-0"

NOTES:
MAXIMUM FALL HEIGHT: 4'-10", TOTAL MAXIMUM HEIGHT: 5'-7", AREA OF SAFETY SURFACING: 246 SQFT



01 TRIPLE SOMERSAULT BARS
3/8" = 1'-0"

NOTES:
MAXIMUM FALL HEIGHT: 1'-3", AREA OF SAFETY SURFACING: 347 SQFT



02 WOBBLE BOARD - ROUND
3/8" = 1'-0"

PROJECT TEAM

LANDSCAPE ARCHITECT
BASE LANDSCAPE ARCHITECTURE
145 A LOWER TERRACE
SAN FRANCISCO, CA 94114

CIVIL ENGINEER
BRF ENGINEERS
255 SHORELINE DR. #200
REDWOOD CITY, CA 94065

COST ESTIMATOR
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WALNUT CREEK, CA 94596

STRUCTURAL ENGINEER
SALAS O'BRIEN
55 HARRISON ST., SUITE 550
OAKLAND, CA 94607

PROJECT NAME

CEDAR ROSE PARK 5-12 PLAYGROUND RENOVATION AND SITE IMPROVEMENTS

1300 ROSE ST, BERKELEY,
CA 94702

SPECIFICATION NUMBER:
26-11782-C

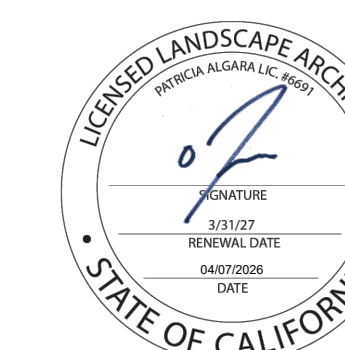
PLAN NUMBER:
8304

FILE NUMBER:
406-228

SUBMITTAL

#	Date	Description
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⚠	04/07/2026	Permit Set Resubmittal 1

STAMP

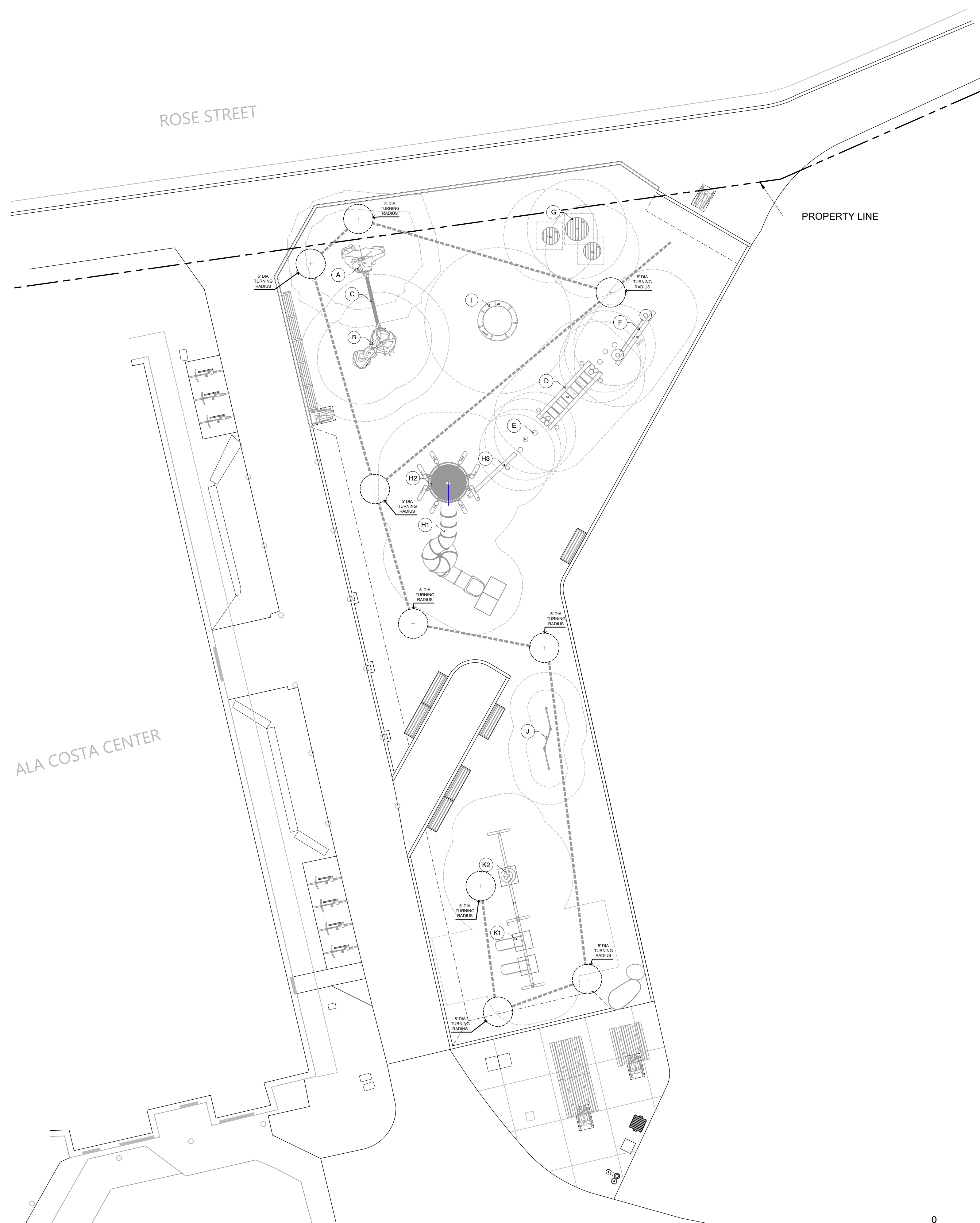


SHEET TITLE

PLAY EQUIPMENT- GROUND AND ELEVATED

Scale: N/A
Date: 04/07/2026
Drawn by: FO
Checked by: YD, PA
Project No.: 2221

L-6.5



48" = PARKING/CLEAR GROUND SPACE (ADA REQUIREMENT - 30" X 48" PARALLEL AND CENTERED ON TRANSFER POINT OPENING)

30" = ACCESSIBLE ROUTE TO ACCESSIBLE ELEVATED LEVEL EVENTS.

--- = ACCESSIBLE ROUTE TO ACCESSIBLE GROUND LEVEL EVENTS.

--- = SAFETY ZONE

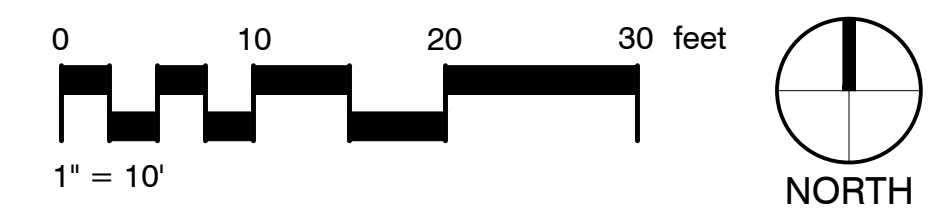


FREE STANDING PLAY
MAX FALL HEIGHT: 121 INCHES

*OVERHEAD OBSTRUCTIONS WITHIN USE ZONES OF PLAYGROUND EQUIPMENT THAT ARE NOT PART OF THE PLAY STRUCTURE (FOR EXAMPLE, TREE LIMBS) SHALL BE AT LEAST 84 IN. (2130mm) ABOVE EACH DESIGNATED PLAY SURFACE OR 84 IN. (2130mm) ABOVE THE PIVOT POINT OF SWINGS.

ELEVATED AND GROUND PLAY COMPONENTS								
NUMBER	KEY	ITEM	PLAY ACTIVITY	ELEVATED	ACCESSIBLE	GROUND	ACCESSIBLE	GROUND LEVEL PLAY TYPE
1	A	CASTLE BOULDER				YES	YES	BALANCING
2	B	RIDGE BOULDER				YES	YES	BALANCING
3	C	ROPE BRIDGE				YES	YES	BALANCING
4	D	INCLINED MONKEY BARS, HIGH				YES	YES	HANGING, TRAVERSING
5	E	LOG STEPPER				YES	YES	BALANCING
6	F	GRID POST AND ROPE				YES	YES	BALANCING, TRAVERSING, CLIMBING
7	G	WOBBLE BOARD, ROUND				YES	YES	WOBBLE, BALANCING
8	H1	LOG TOWER 5 - SS SLIDE	SLIDING	YES				
9	H2	LOG TOWER 5 - CLIMBING NET	CLIMBING	YES				
10	H3	LOG TOWER 5 - POST AND ROPE	BALANCING	YES		YES	YES	SOCIAL PLAY, BALANCING
11	I	SUPERNOVA CAROUSEL				YES	YES	BALANCING
12	J	TRIPLE SOMERSAULT BARS				YES	YES	TRAINING
13	K1	ARCH SWING FRAME - 2 BELT SWINGS				YES	YES	SWINGING, SOCIAL
14	K2	ARCH SWING FRAME - 1 TIRE SWING				YES	YES	SWAYING
TOTAL			3	3	0	11	11	9

MINIMUM GROUND LEVEL PLAY COMPONENTS REQUIRED TO BE ON AN ACCESSIBLE ROUTE: 1
MINIMUM GROUND LEVEL ACTIVITIES REQUIRED TO BE ON AN ACCESSIBLE ROUTE: 1



01 PLAY EQUIPMENT- GROUND AND ELEVATED
SCALE: 1"=10'-0"