

# San Francisco Arts Commission Civic Design Review

**REQUEST FOR REVIEW**  
*To be submitted to the Civic Design Review  
Program Manager prior to review.*

## PROJECT INFORMATION

PROJECT TITLE Cabrillo Clubhouse and Playground Renovation

DATE 1/7/13

CLIENT DEPARTMENT & DIVISION: San Francisco Recreation and Park Department, Capital Improvements Division

PROJECT LOCATION 851 38th Avenue, San Francisco CA 94121

### NAME, TITLE AND AFFILIATION OF INDIVIDUALS PRESENTING THE PROJECT:

Paulina Araica, Project Manager Recreation and Park Dept; Andy Maloney, Architect DPW Bureau of Architecture; Rafael Gutierrez, Arch.Associate DPW Bureau of Architecture;  
Jasmine Kaw, Landscape Architect DPW Bureau of Engineering.

### PROJECTED SCHEDULE

Informational presentation: \_\_\_\_\_

Phase 1: April 2011

Phase 2: June 2011 and October 2011

Phase 3: January 2013

Construction Commencement: August 22, 2012

Construction Completion: June 30, 2013

### PROJECT DELIVERY METHOD:

- ☒ Design, Bid Build (traditional)  
☐ Fast Track  
☐ Design-Build  
☐ Bridging  
☐ Other

Total Construction Cost: \$2.8M

Approximate Structure size: Cbh1300 sf & Plgr 39,000 sf sq f

## REVIEW

### TYPE OF REVIEW REQUESTED:

- ☐ Informational presentation  
☐ PHASE 1: Conceptual design  
☐ PHASE 2: Design Development  
☒ PHASE 3: Construction Documents

## DESIGN

CONCEPT: Please provide a succinct description of the design concept or philosophy and influences that inform the design.

Concept: Integration of clubh/playgr/sport courts/landscape; exciting play areas; accessible engaging pathway thru site

Philosophy: Community hub for activities and social events, ocean theme, clubhouse integrated to outdoors activities

IS THIS PROJECT PART OF A BOND OR CAPITAL IMPROVEMENT PROGRAM? YES ☒ NO ☐

If yes, when was the bond overview presented to the Committee? 2009

*If the bond overview has not been previously presented to the Committee, please contact the Program Manager.*

CHANGES: Please briefly list the changes to the design since the last review (if applicable).

Interactive playground element composed of ocean theme relief mural at retaining wall was made wider and matching the height of the retaining wall, also it was not incorporated in the metal fencing above located the clubhouse level.

CONSTRUCTION MATERIALS: Please list the general materials proposed for construction.

Clubhouse: wood frame and stucco clad exterior wall. Playground: asphalt, colored concrete, rubber safety surface

COMMUNITY OUTREACH: Has the community been invited to participate in the Civic Design Review process? Yes ☒ No ☐

**It is your obligation to notify the surrounding community (by mail or email) that there is opportunity for public comment at the meeting so that the Civic Design Committee may have the benefit of their input.**

## FEES

### 2010/2011 Cost Estimates

For each Phase 1, Phase 2, and Phase 3 meeting: \$2,316

*(Informational presentations are exempt)*

Specialty arranged consultations with staff and commissioners: \$848

### Journal Entry should be paid to:

Index code: 28ADM516

Project: PAR516

Detail: 60127

**Write checks to:** San Francisco Arts Commission



Edwin M. Lee, Mayor  
Philip A. Ginsburg, General Manager

January 7, 2013

Ms. Vicky Knoop  
San Francisco Arts Commission  
Civic Design Review  
25 Van Ness Avenue, Suite 240  
San Francisco, CA 94102

Re: Cabrillo Playground and Clubhouse Renovation Project  
Civic Design Review Phase 3: Construction Documents

Dear Ms. Knoop:

This letter is to request administrative final design approval, Civic Design Review Phase 3: Construction Documents for the Cabrillo Playground and Clubhouse Renovation project. I would like to calendar the administrative review of the project for the January 2013 Meeting of the Civic Design Review Committee. The project received Phase 2 approval at the resubmittal for the October 17, 2011 Civic Design Review Committee. The approval was contingent with the lowering of the ocean theme interactive relief mural at the playground retaining wall to the height of the subject retaining wall and the widening of the interactive relief mural. The project construction documents were completed in early 2012, however the shop drawings for the interactive relief mural were not to be provided until the project started construction. Therefore, the submittal for Phase 3: Construction Documents was delayed until now.

Enclosed find one-half size bid set of construction drawings, updated drawings addressing the contingent approval changes per Phase 2 and the completed request for review report. Fees for the Phase 3 Review in the amount of \$2,316 are being processed by RPD and will be available to SF Arts Commission next week.

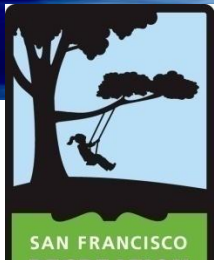
For additional information, I can be reached by phone at (415) 581-2558 or by e-mail at [Paulina.Araica@sfgov.org](mailto:Paulina.Araica@sfgov.org).

Sincerely,

Paulina Araica  
Project Manager  
San Francisco Recreation and Park Department

Enclosure: As noted



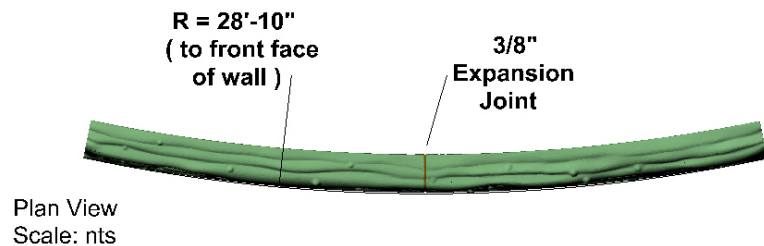
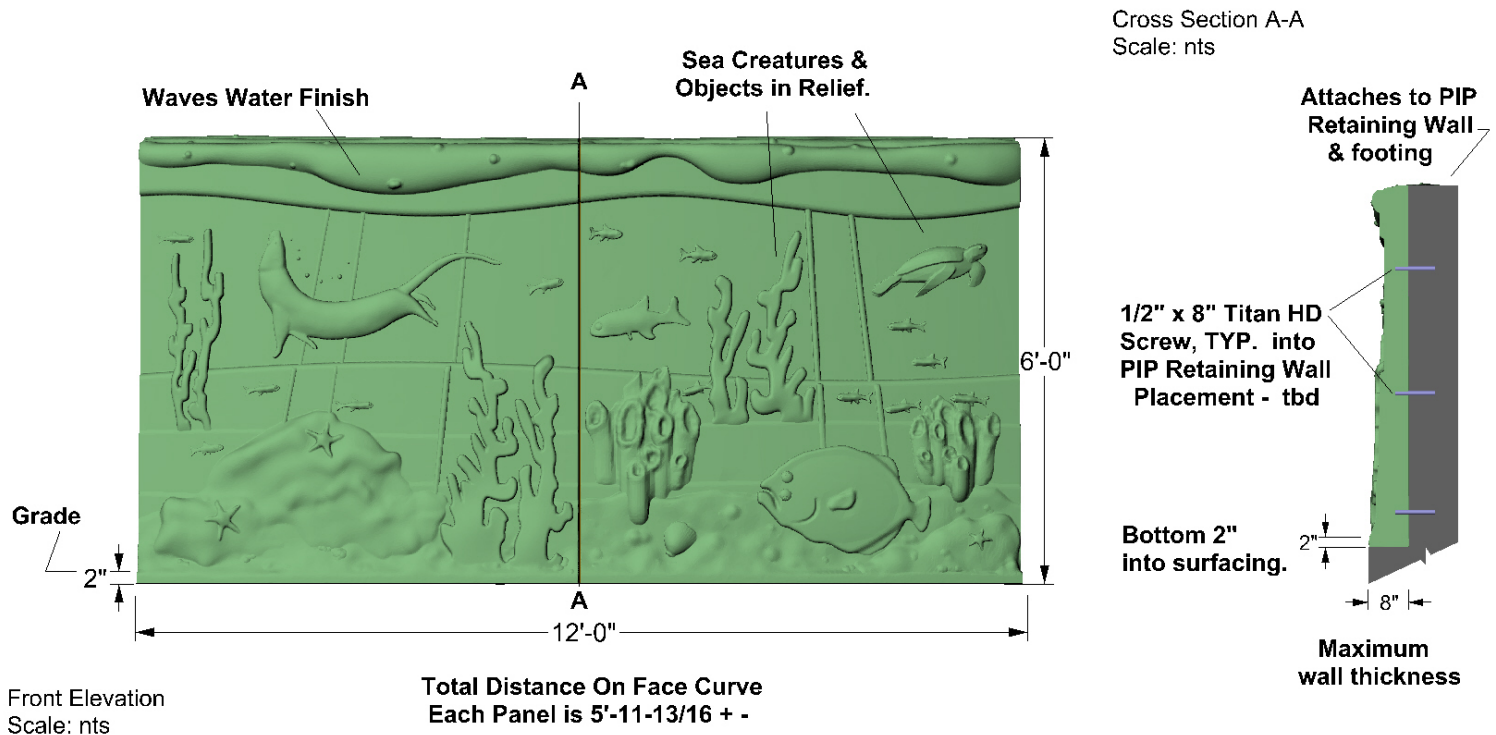


# Cabrillo Clubhouse and Playground Renovation

## New Site Plan







**GENERAL NOTES**  
QUANTITY: 1 EA.  
CONCRETE type:  
Aggregate  
CONCRETE COLOR:  
Avacado or similar  
FINISH:  
LIGHT SANDBLAST

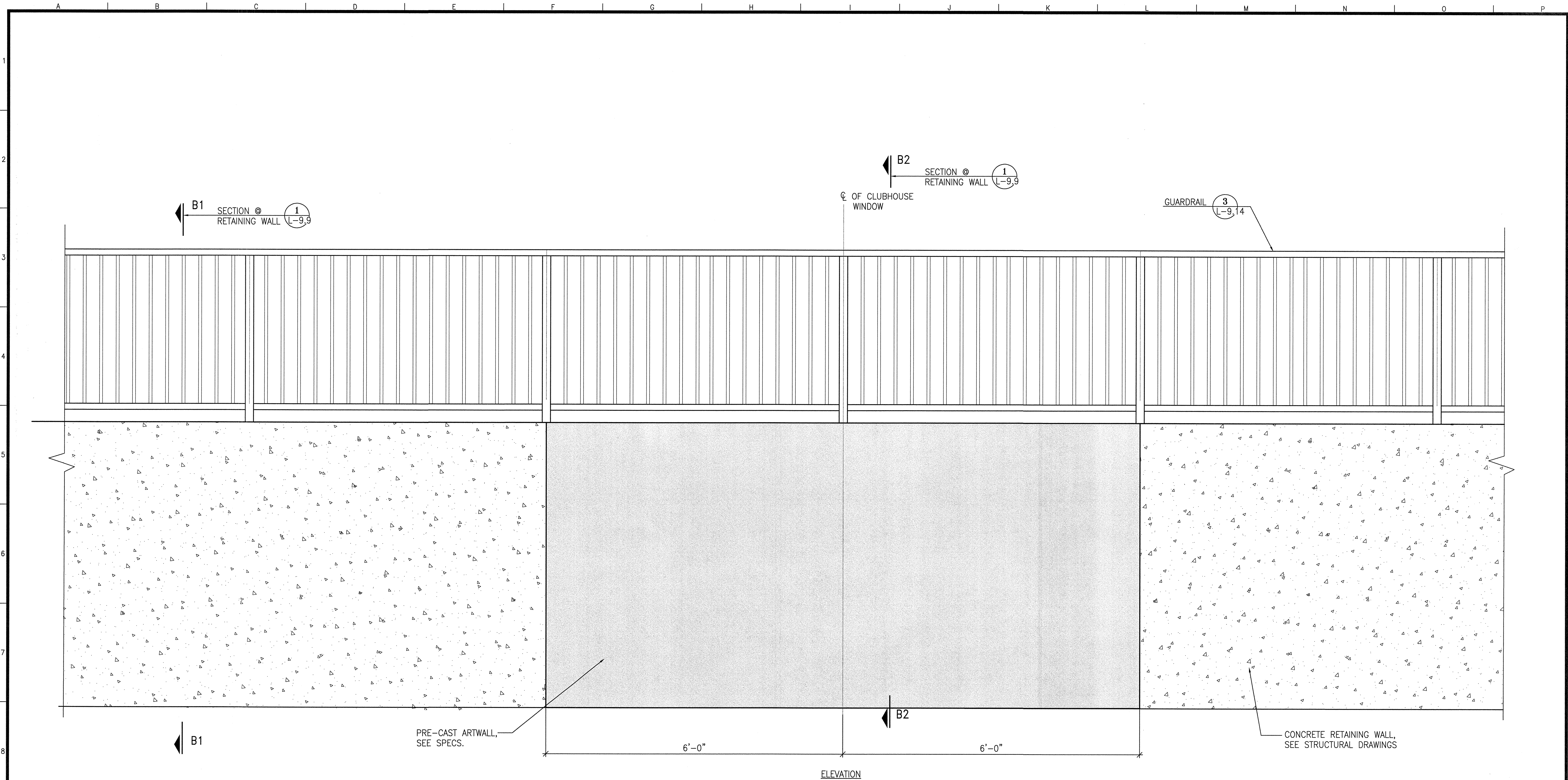
**STAIN:**  
BEHR CONCRETE STAIN  
**SEALER:**  
ACRYLIC CONCRETE SEALER  
**WEIGHT:** Approx., 5,375 lbs.  
**INSTALL:** on PIP Retaining Wal  
and base / footing

Bottom to accomodate PIP Rubber  
and sit on footing or comp. base

Perspective  
Scale: nts

Rep: Margaret Brown	Company: Wonderscapes	Phone: 707-887-9262
Contractor: TBD	Project: TBD	
Desc: Cabrillo Ocean Artwall	Model # na	
Plant: 530-605-2664	Date: 10-19-2012	Contact: Dan C
	Rev: na	Page: 1/1





PRE-CAST ARTWALL & GUARDRAIL  
ELEVATION

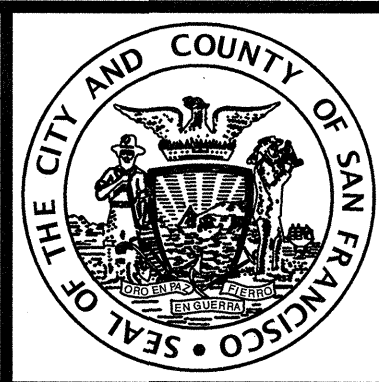
SCALE: 1"=1'-0"

1

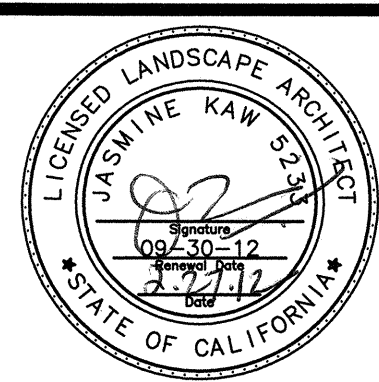
NO.	DATE	DESCRIPTION	BY	APP.

THIS DRAWING WAS LAST MODIFIED: 02/24/12 16:28, BY: ebliss

REFERENCE INFORMATION & FILE NO. OF SURVEYS



**INFRASTRUCTURE DIVISION**  
DEPARTMENT OF PUBLIC WORKS  
CITY AND COUNTY OF SAN FRANCISCO



DESIGNED:	DATE:
JK	02/12
DRAWN:	DATE:
EB	02/12
CHECKED:	DATE:
n	2/12

APPROVED	DATE:
<i>[Signature]</i>	2/27/12
SECTION MANAGER	DATE:
<i>[Signature]</i>	3/2/12
DEPUTY DIVISION MANAGER	DATE:
<i>[Signature]</i>	3/5/12
DIVISION MANAGER	DATE:

SCALE:
AS SHOWN
SHEET OF SHEETS
34 OF 129

CABRILLO CLUBHOUSE & PLAYGROUND RENOVATION 851 38TH AVE. SAN FRANCISCO, CA
CONSTRUCTION DETAILS

CONTRACT NO. 3070V
DRAWING NO. L-9.8
FILE NO.
REV. NO.

Drawing Path: V:\3070V\_Cabrillo\_Playground\2\_Design\Working\_Drawings\ELA\_Sheets\3070V\_L-9.0-9.24\_CONST\_DET\_SDW\encl\cabrillo\3070V\_L-9.8.dwg  
Plot Time: Mon, 27 Feb 2012 - 9:37am  
Model Units: Inches  
Xrefs: V:\3070V\_Cabrillo\_Playground\2\_Design\Working\_Drawings\ELA\_Details\Construction\3070V\_Expansion\_Joint.dwg  
V:\3070V\_Cabrillo\_Playground\2\_Design\Working\_Drawings\ELA\_Details\Construction\3070V\_Thickened\_Conc\_Edge.dwg  
V:\3070V\_Cabrillo\_Playground\2\_Design\Working\_Drawings\ELA\_Details\IBD.dwg

## SECTION 11 68 13

## PLAYGROUND EQUIPMENT

## PART 1 GENERAL

## 1.01 SECTION INCLUDES

A. The work specified in this section is the provision of all material, labor, equipment, and services necessary for furnishing and installing items, as shown on the Drawings and specified herein. The work includes but is not limited to:

1. Playground Equipment
2. Pre-cast Seatwall (Alternate)
3. Pre-cast Artwall

## 1.02 RELATED SECTIONS

- A. Section 01 23 00 – Alternates
- B. Section 09 97 13 – Steel Coatings
- C. Section 32 22 13 - Rough Grading of Soil
- D. Section 32 33 00 - Concrete Work

## 1.03 QUALITY ASSURANCE

A. Workmanship and materials: All workmanship and materials within this Section shall conform strictly to the manufacturer's specifications, installation instructions, and guarantees.

## 1.04 SUBMITTALS

A. Submit per Section 01 33 00, Submittal Procedures, and Standard Specifications.

1. Playground Equipment: Manufacturer's literature, specifications, installation, footing instructions and warranties.
2. Pre-cast Seatwall and Pre-cast Artwall: Texture and color samples of each color and texture used (min. 4"X4" samples), specifications, installation, footing instructions and warranties.
3. Paint: Four-inch square, or linear (where applicable) samples of each specified color, including powder coated metal colors.

B. Shop Drawings:

1. Horizontal and vertical layout of play equipment; plan and section drawings to scale.
2. Pre-cast Seatwall and Pre-cast Artwall: plan, elevation and section drawings to scale, including templates for wall screw attachments.

## 1.05 INSTALLER QUALIFICATIONS

- A. Engage experienced subcontractors, with minimum 5 years of experience, for play equipment installation. Approved subcontractors must have a proven record of installing play equipment and safety surfacing similar in material, design, and extent to that indicated for this Project and with a record of successful in-service performance.

## 1.06 PRODUCT DELIVERY, STORAGE AND HANDLING

- A. Play equipment shall be delivered in good condition in original unopened packages with labels intact and unloaded at job site in such a manner that no damage occurs to the product during hauling, handling or unloading at the job site.
- B. Protect materials from adverse weather.

## 1.07 SUBSTITUTIONS, ADDITIONS AND DELETIONS

- A. General: Submit proposals for substitutions in accordance with the Specification 01300. Acceptance by the City Representative is required prior to proceeding with the work under this section.

## 1.09 SPECIAL TOOLS AND EQUIPMENT

- A. Special Tools and Equipment:
  - 1. Extra cans of paint for touch of powder coat colored equipment; provide minimum one-half gallon can of each color paint.

## 1.10 WARRANTY

- A. All materials and workmanship of all materials specified in this Section are subject to warranty requirements as specified under Section 01 78 36, Warranties. Warranty shall apply for a minimum period of two years from the date of Substantial Completion, perform to the complete satisfaction of the City. During and at the end of this period, all required repairs and adjustments, including replacement of defective material, shall be made including all repairs to other work made necessary thereby, without additional expense to the City.

# PART 2 PRODUCTS

## 2.01 GENERAL

- A. The play area layout and design as shown on the Plans are based on products currently available from the manufacturers listed below. Products of other manufacturers will be considered, if equal, provided that the Contractor shall be responsible for extra costs or delays associated with making necessary changes in design or layout to accommodate the proposed substitutions.

- B. Provide playground equipment as follows or approved equal:
1. Playground Equipment
    - a. Toddler Swing (2 seats)  
Mfr: Landscape Structures; no known equal.  
Model: Toddler Swing Frame 177336 with 2 full bucket seats; standard color to be selected.  
Rep: Ross Recreation  
PH: (707) 538-3800
    - b. School Age Play Structure  
Mfr: Big Toys; no known equal.  
Model: Custom Q8259M  
Rep: Margaret Brown, Wonderscapes Recreation  
PH: (707) 887-9737
    - c. Pre-School Age Structure: Ship  
Mfr: Landscape Structures; no known equal.  
Model: Playbooster Design #45600-4-12-2, composite structure only.  
Rep: Ross Recreation  
PH: (707) 538-3800
    - d. BiggO Solo Swing  
Mfr: Dynamo Products; no known equal.  
Model: DX-3100  
Rep: Margaret Brown, Wonderscapes Recreation  
PH: (707) 887-9737
    - e. Saddle Spinner (2 total)  
Mfr: Landscape Structures; no known equal.  
Model: 152179A; standard color to be selected.  
Rep: Ross Recreation  
PH: (707) 538-3800
    - f. Hillside Slide  
Mfr: Landscape Structures; no known equal.  
Model: Playbooster Design #45600-4-12-1, non-standard slide structure only.  
Rep: Ross Recreation  
PH: (707) 538-3800
    - g. Dolphin Spring Toy  
Mfr: Landscape Structures; no known equal.  
Model: 135536 Whimsy Rider Dolphin  
Rep: Ross Recreation  
PH: (707) 538-3800
    - h. Apollo Whirl with Floor Deck  
Mfr: Dynamo Products; no known equal.  
Model: #2100-F  
Rep: Margaret Brown, Wonderscapes Recreation  
PH: (707) 887-9737



## 2. Pre-cast Seatwall and Pre-cast Artwall

- a. Pre-cast Seatwall (Alternate – 2 Total)  
Mfr: UPC Parks; no known equal.  
Model: "Cabrillo Seat Wall"  
Rep: Margaret Brown, Wonderscapes Recreation  
PH: (707) 887-9737
- b. Pre-cast Artwall  
Mfr: UPC Parks; no known equal.  
Model: "Cabrillo Ocean Panel"  
Rep: Margaret Brown, Wonderscapes Recreation  
PH: (707) 887-9737

## PART 3 EXECUTION

### 3.01 LAYOUT OF PLAY EQUIPMENT

- A. Layout: Layout play equipment and pre-cast walls according to the locations shown on the drawings and per manufacturer's requirements.
- B. Adjustments: The City Representative reserves the right to make adjustments in the locations of play equipment without additional cost to the City.
- C. Final Layout: Final layout shall meet contract drawings and manufacturer's requirements in regards to fall zones and safety requirements.

### 3.02 PROTECTION

- A. Protect play equipment during the construction period to prevent damage and wear.

### 3.03 REPLACEMENT

- A. Replace all defective or damaged play equipment prior to acceptance.

### 3.04 INSTALLATION

- A. Installation procedures shall be according to manufacturer's directions.
- B. All components of the equipment shall be installed accurately to produce true plumb and level installation.
- C. Clean-up: Prior to final inspection and acceptance, remove all rubbish and excess material for disposal as approved, and leave area in a neat, satisfactory condition.

### 3.05 INSPECTIONS

- A. All play equipment shall be inspected by a Playground Safety Inspector with a valid certification from the National Playground Safety Institute (NPSI) for compliance in accordance with ASTM F 1487-98 and the USCPSC Handbook for Public Playground Safety. Contractor to provide a signed documentation of compliance certification.

END OF SECTION