Creston Park Playground Bond Project

Technical Investigation Report

OWNER
Portland Parks and Recreation

PRIME / LANDSCAPE ARCHITECT
Mayer/Reed, Inc. | mayerreed.com

CIVIL ENGINEER
BHEGroup, Inc.

PROJECT ARBORIST
Morgan Holen and Associates, LLC

Table of Contents

Paving at drinking fountain

Asphalt path

Former Wading pool

PAVING

There are two different types of paving on site; eight-foot width asphalt for the park paths and concrete paving at the wading pool and picnic area adjacent to the restroom. The park paths are in fair condition, though there are many locations where the cross slope exceeds ADA requirements. There are also several locations where adjacent trees are causing the paving to heave. There is currently no ADA code compliant route to the playground or the set of swings to the south. The paved plaza adjacent to the restroom is similarly out of ADA compliance. Large sections of the concrete have been lifted by roots, especially at the northwest corner.

Access from SE Francis Street: The nearest access point from the public right-of-way to the project site is a small portion of frontage on SE Francis St. at the "tee" intersection of SE Francis St. and SE 45th Ave. Both streets are fully developed to urban standards. This intersection contains three implied pedestrian crossings (two of which involve the PP&R frontage), but none of the crossings have curb ramps or striping. The intersection itself is relatively flat, with slopes ranging from 1.5% to 3% throughout. The longitudinal slope of SE Francis St. increases to approximately 7.5% downgrade from the west side of the intersection.

Wading Pool: The Oregon Department of Health (DOH) put regulations into place on December 31, 2009 for public wading pools. The regulations required water in public wading pools to be re-circulated, filtered and disinfected. The Creston Park wading pool would have had to be upgraded to meet the new DOH standards and to improve basic utility of the facilities. The wading pool recieves heavy needle litter from the mature Douglas fir canopies above which had caused maintenance issues with the fountain mechanics. PP&R closed the Creston Park wading pool in 2009. Currently the former wading pool basin fills with stormwater and debris. The stormwater drains very slowly creating ponding which is a health and safety issue and a drowning hazard.

Introduction

HISTORIC TIMELINE

1914: Creston School students were gardening on the property

1919: As part of the City Beautiful Movement bond was passed for parks expansion

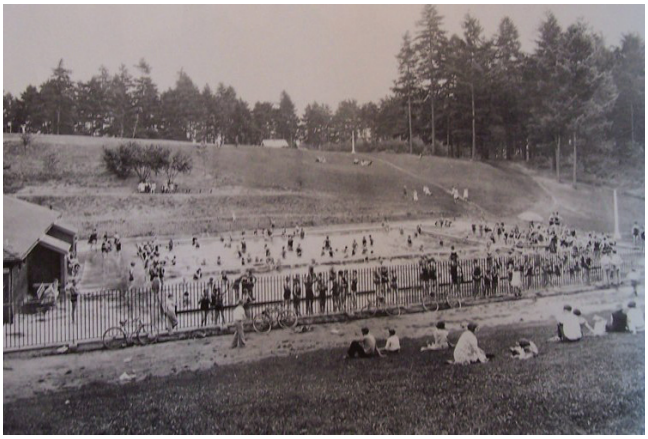
1925: Swim facility is built, (2) brick comfort stations

1926: Tennis courts, horseshoe pits, ball field

2002: As part of the Local Operating Levy, PP&R upgraded the playground

2009: Wading pool is decommissioned

2014: ADA Transition Plan / Parks Replacement Bond



PARK USERS

- Creston K-8 School
- Columbia Regional Program for the Deaf and Hard of Hearing
- Creston Annex Head Start
- Wildflowers Preschool
- Schools Uniting Neighborhoods (SUN)
- Free Lunch & Play
- Visitors from Creston, Kenilworth, Richmond, and Foster-Powell neighborhoods
- Visitors from the regional area

Introduction

OVERVIEW

Embedded within the Creston-Kenilworth neighborhood, Creston Park is located in southeast Portland at SE 44th Ave and Powell Blvd. The main feature of the park, Creston Pool, is located at the bottom of a deep dell, formerly a quarry. The playground is located in the southeast quadrant of the park at the top of a long rise and embedded in a grove of mature evergreen trees. As part of the current Portland Parks and Recreation bond project, the paths, picnic area and playground, with outdated and difficult to maintain equipment, will be rehabilitated. The new design will include spaces for inclusive and creative play with universally accessible circulation and gathering areas.

USERS

The park draws in users from the diverse Creston-Kenilworth neighborhood, who in 2015 identified as White (83%), Asian (6%), Hispanic (5%), Black (3%), or multiple (3%), as well as regional users.

The walkway loop is used by joggers and walkers sometimes with strollers and/or dogs.

When school is in session, the playground is mosly used by students and faculty of Creston School as an alternate recess location. Up to 100 elementary age children can use the play area 1-3 times a day. The asphalt path loop within the park is nicknamed "the track" due to its use for physical fitness and Creston Elementary's annual school race. The playground is frequently used by families with children of all ages during after school pick-up.

During the summer months, there is daily use from the SUN program and the Free Lunch & Play program. The public pool down the hill also draws visitors up to the playground.

A houseless population has been observed, mostly after hours, camping near the tennis courts and inhabiting the playground.

CRESTON SCHOOL

"Creston School is a neighborhood school for the Creston-Kenilworth neighborhood in SE Portland, Oregon.

The school is sited to the east of Creston Park & Pool; the students enjoy the shady park playground on warm days.

Creston enrolls approximately 350 students in kindergarten through 8th grade. The students are a diverse community who identify as: White (55%), Hispanic (21%), Asian (10%), African American (4%), Pacific Islander (2%), and multiple (8%). There are students who speak English (77%), Spanish (10%), Chinese (4%), Vietnamese (3%), and Russian (1%), 12% of whom are English language learners.

The Portland Public Schools Headstart program is located in the Creston Annex, north of the school on Powell Blvd. Additionally, the school houses the Creston Dental Clinic and the Columbia Regional Program for deaf and hard-of-hearing students.

Vision: An inclusive community where personal excellence and academic growth meet.

Mission: Creston's mission is to build a learning community that maximizes each student's academic, social and personal growth by fostering student belonging and self-worth while inspiring a love of learning and respect for all."

https://www.pps.net/creston

FREE LUNCH & PLAY

Without school lunches, summer becomes the time when nearly 50,000 Portland children face hunger daily. Approximately 50% of Creston students recieve free and reduced lunches. To fill the summertime meal gap, Portland Parks and Recreation (PP&R) joins forces with Partners for a Hunger-Free Oregon (PHFO), Bank of America, Portland Public Schools (PPS), David Douglas and Centennial School Districts to present the Free Lunch + Play program which supports families by offering nutritious meals and recreational activities during the summer recess. The goal is to reduce food insecurity during this time. The partners have distributed half a million free meals over the last five summers.

STRUCTURES

Restroom: A brick structure directly adjacent to the playground on the NE corner that houses two all-user restrooms and a small kitchen. One of the restrooms is ADA compliant. The building was redesigned in 2007 to incorporate the Creston Park kitchen to support the Summer Lunch program. Building upgrades are not included in the scope of work for the Creston Playground project.

Fence: There is a four-foot-tall custom metal fence and gateway at the south entry to the park from Francis Street. It is currently painted brown. There is no gate associated with the fence, but there is evidence in the paving that a turnstile or other type of restrictive structure may have been in place in the past.

Retaining Structures: The perimeter of the wading pool to the east and north is supported by a set of concrete steps as the grade slopes gently down. Similarly, there is a concrete curb surrounding the perimeter of the play area support the play area's loose engineered wood fiber safety surfacing.

Wall: There is a freestanding concrete wall that separates the wading pool from a majority of the playground. There is a block-out halfway along the wall which might have, at one time, housed an electrical box, possibly used to control the wading pool fountain. Currently, it is boarded-up and has been spray painted red. At the north end's western face, the words "Creston Park" are formed into the concrete. At different locations along the wall there are signs of graffiti that have been painted over.

Signage: There are two signs associated with the project. The first is the Creston Park formed letters in the freestanding wall. The second is a PP&R standard park entry sign attached to the fence at Francis St.

Restroom

Entry gateway fencing and sign

Freestanding wall and sign

Picnic tables, drinking fountain and waste receptacle at restroom

Bike rack

Benches and steps

SITE FURNISHINGS

Picnic Tables
Quantity: 7 (five in current project boundary)
Comments: The picnic tables are painted wood slats with a single steel embedded post. Two are located adjacent to the restroom, three are located adjacent to the wading pool and two are located on non-accessible concrete pads to the southeast of the play area. Some of the tables are showing rot in the boards. Though the tables are likely ADA compliant due to their central post, none are located on paving that is ADA compliant.

Benches
Quantity: 3 (two in current project boundary)
Comments: The benches are painted wood slats with two embedded steel posts. Two backless benches are located at the northwest corner of the wading pool. The third, which is backed, is located near the steel swing set to the west. None of them have armrests and as such are not ADA compatible.

Bike Rack
Quantity: 1
Comments: The ribbon style bike rack can accommodate four bikes. It has been painted black in the past, though the paint is mostly worn off. Bikes are more likely to tip over with ribbon style racks because they only have one contact point for the bike.

Drinking Fountain
Quantity: 1
Comments: The drinking fountain is the "Blue Buffalo" style with one drinking station. It is functional though located on paving that is not ADA accessible due to root heave. It is assumed that the drinking fountain's water service originates in the restroom and that its internal drain is connected to sanitary line.

Trash Receptacle
Quantity: 1
Comments: There is one unfixed metal waste receptacle located between the restroom and the ball field backstop. There is no recycling receptacle in the project boundary.

PLAYGROUND

The playground is made up of thirteen different pieces of play equipment including a swing set located to the west of the main playground. A wide variety of physical and mental environments and challenges are present in the current playground configuration. Universal accessibility and other inclusive play strategies are not currently part of the playground design. There is no secure perimeter around the playground. Reference exhibits on pages 19 and 20 for a comprehensive analysis of equipment.

Materials

The equipment is mostly fabricated from large timbers, painted steel components and plastic slides. There are two pieces, a free-standing slide and the swings to the southwest, that do not have any wood components. PP&R and the design team will assess the life cycle costs and maintenance considerations to determine if wood components are the best long-term play solutions for this park playground. The heavily shaded environment provides a prime environment for algae and moss growth during the wet months, leading to safety concerns from slipping. In the long term, rot is also a concern.

Safety Surfacing

The safety surfacing beneath the playground equipment is engineered wood fiber (EWF). If properly maintained, including correct installation in lifts and daily raking to keep a flat, flush surface, this product is an acceptable ADA surface. PP&R, like many other districts, is not staffed to be able to maintain the EWF to ADA standards. Additionally, the large trees within the play area are impacting the safety surfacing as their roots are most likely growing into and through the required depth for impact attenuation. Tree and play equipment placement are no longer compatible with the ASTM 6 foot fall zone (larger for swings). Finally EWF, though economical, is one of the most maintenance intensive of safety surfacing types requiring yearly material renewal to maintain impact depths and constant attention to fill holes, ruts and minimize material migration to other areas. This said, the positive aspects of the loose natural material for sensual experience, creative play and site appropriate design need to be considered.

Playground viewed from the northwest

Playground viewed from the northeast

Playground viewed from the restroom

Light pole

BFP device in the right of way

Drinking fountain

UTILITIES

There are three light poles within the project limit of work. These will remain and light fixtures will be replaced by PP&R staff.

There are currently functional water and a sewer lines serving the restroom, water fountain and irrigation system.

The park currently has a full coverage irrigation system consisting of pop-up rotary spray heads.

Domestic Backflow Prevention: based on information proved by John Lamar, the existing 3" BFP at the domestic water connection from Powell Blvd (north) does not currenty met Portland Water Bureau (PWB) standards. PWB will likely consider this project as a trigger to require replacement fo the domestic BFP devise with a new reduced pressure BFP device which requires above-ground installation to allow for gravity drainage of intermittent water discharge to the ground surface during operation. This required heated enclosure to protect it from freezing and vandalism which requires a power source. This replacement is not currently part of the scope or budget for the project.

Irrigation Backflow Prevention: The irrigation BFP is currently located in the the Francis Streeet (south) right of way. Although it is currently operational and has passed its annual certification, it will need to be relocated onto PP&R property. This relocation was not part of the scope or budget for the project but will need to be included.

Due to the numerous mature trees there may be complications to accessing existing underground utilities for new connections and installing new underground utilities within the root protection zone (RPZ) of these trees. Additionally, installing new underground utilities within the RPZ raises concerns about the longevity of those utilities. It may be appropriate to use more robust or resilient materials within the RPZ.

DRAINAGE

There is no known active stormwater drainage system. Stormwater sheets flows off paved areas and infiltrates on-site through the pervious surfaces including lawn and engineered wood fiber. Reference complete narrative by BHEGroup, the civil engineer on pages 23-25.

There is a drain at the bottom of the wading pool but it is currently unknown where or if there is a functional storm drain line associated with it. The wading pool is currently non-functional and has been decomissioned.

There is one known location with erosion issues; northwest corner of the picnic plaza and along the north edge of the playground. The reasons for the concentration of water are two-fold. First, the slopes of the plaza paving focus stormwater and hose wash-off of the picnic area and second, the water fountain is held "on" for longer than normal, creating a focused stream of water at all times of the year. Extensive summer use including the Summer Lunch program has created a drainage issue and wet area adjacent to the water fountain that needs to be addressed as part of the playground renovation project.

Playground surfacing and passive drainage concern area

VEGETATION

The vegetation consists primarily of lawn and mature trees. The existing playground coexists with a mature stand of Douglas firs. Along the south edge of the project more mature Douglas firs mix with various aged deciduous species such as pin oak. The south pedestrian access is lined with linden trees. The ground plane below this allee is mostly bare mulch with a background of large shrubs, primarily rhododendrons. Reference exhibits on pages 21-22 for the Project Arborist's tree inventory and site plan showing RPZs per Title 11 and co-dependent tree groupings.

Typical vegetation

There are numerous mature trees both within and directly adjacent to the proposed area of disturbance. The project team intends to limit impacts to these existing trees to the maximum extent possible. This may complicate accessing existing underground utilities for new connections and installing new underground utilities within the critical root zone (CRZ) of these trees. Additionally, installing new underground utilities within the CRZ raises concerns about the long-term longevity of those utilities. It may be appropriate to use more robust or resilient materials with in the CRZ of these trees.

Accessibility and ADA Infractions

ADA Parking

Through preliminary investigation with PBOT, it has been determined that an ADA parking space will likely not be able to be installed on Francis Street. The closest ADA parking spaces will remain the parking lot to the west of the project.PP&R will coordinate with the city to install two pedestrian ramps at the Francis Street entry.

ADA Infractions

The Creston Park and pool has a total of 275 infractions identified by the 2015 ADA Title II Transition Plan Update Parks Facilities. The 2014 Parks Bond recognized upgrades and ADA improvements for the Creston Park playground and will not address the entire list of ADA infractions for the park. PP&R has an implementation plan to address the infractions incrementally over time. Infractions at the playground include the following:

List of Infractions

Walks - regrade surface

4-21 :: Cross slope of asphalt path is up to 6.4% for 57 lf

4-22 :: Cross slope of asphalt path is up to 4.2% for 4 lf

4-23 :: Cross slope of asphalt path is up to 4.5% for 24 lf

4-24 :: 3/4" lip at the asph/conc. paving transition

4-25 :: Cross slope of asphalt path is up to 4.4% for 69 lf

4-26 :: Cross slope of asphalt path is up to 6.1% for 54 lf

4-27 :: Cross slope of asphalt path is up to 6.2% for 65 lf

4-28 :: Running slope of asphalt path is up to 8% and cross slope is up to 3.2% for 26 lf

Stairway - replace stairs and install handrail

6-5 :: Stairway has between two and three risers with north facing and west facing portions. Risers are open, overhanging 1 1/8" above the riser below at ta depth of 2" (NOTE: THIS IS INCORRECT - STAIRS ARE SOLID CONCRETE). Handrails are not provided.

Hazard at tree grates - install accessible grate

7-4 :: Openings in two tree wells grates are 2" by 4 3/4" with a surface level change of up to 1/2" above surrounding paving.

Drinking Fountain - provide accessible path of travel, wing walls and adjust the water stream height and/or direction.

10-1 :: Approach to drinking fountain has 3/4" lip at asphalt/concrete transition. Unit is not positioned in an alcove and no wing walls or railings are provided. Survey of water flow and operating effort were not reviewed.

Picnic Area at restroom - regrade surface, increase or provide clear floor area, provide accessible table

32-1 :: Slope of the clear floor space around the tables is 2.4% to 6%. A 36" min clear space around the west table is not provided, none of the tables are accessible

Picnic Area at wading pool - provide and accessible path of travel, increase or provide clear floor area, provide an accessible table.

32-3 :: An accessible route to the picnic table is not provided. A 36" min. clear space is not provided around either of the tables. None of the tables are accessible.

Bench - increase or provide clear floor area

33-4 :: Slope of the clear floor space adjacent to the bench is 4.4%.

Play Equipment Area (main) - provide accessible path of travel, install or modify transfer system, provide play componenets, imfprove play area surface

43-1 :: No accessible route to play area or between play area pieces. No transfer system at either composite structure. Engineered wood fiber is not graded to provide access to play structures and has rutted so that there are non-compliant transitions to the surrounding paving.

Play Equipment Area (swings) - provide accessible path of travel, provide play components

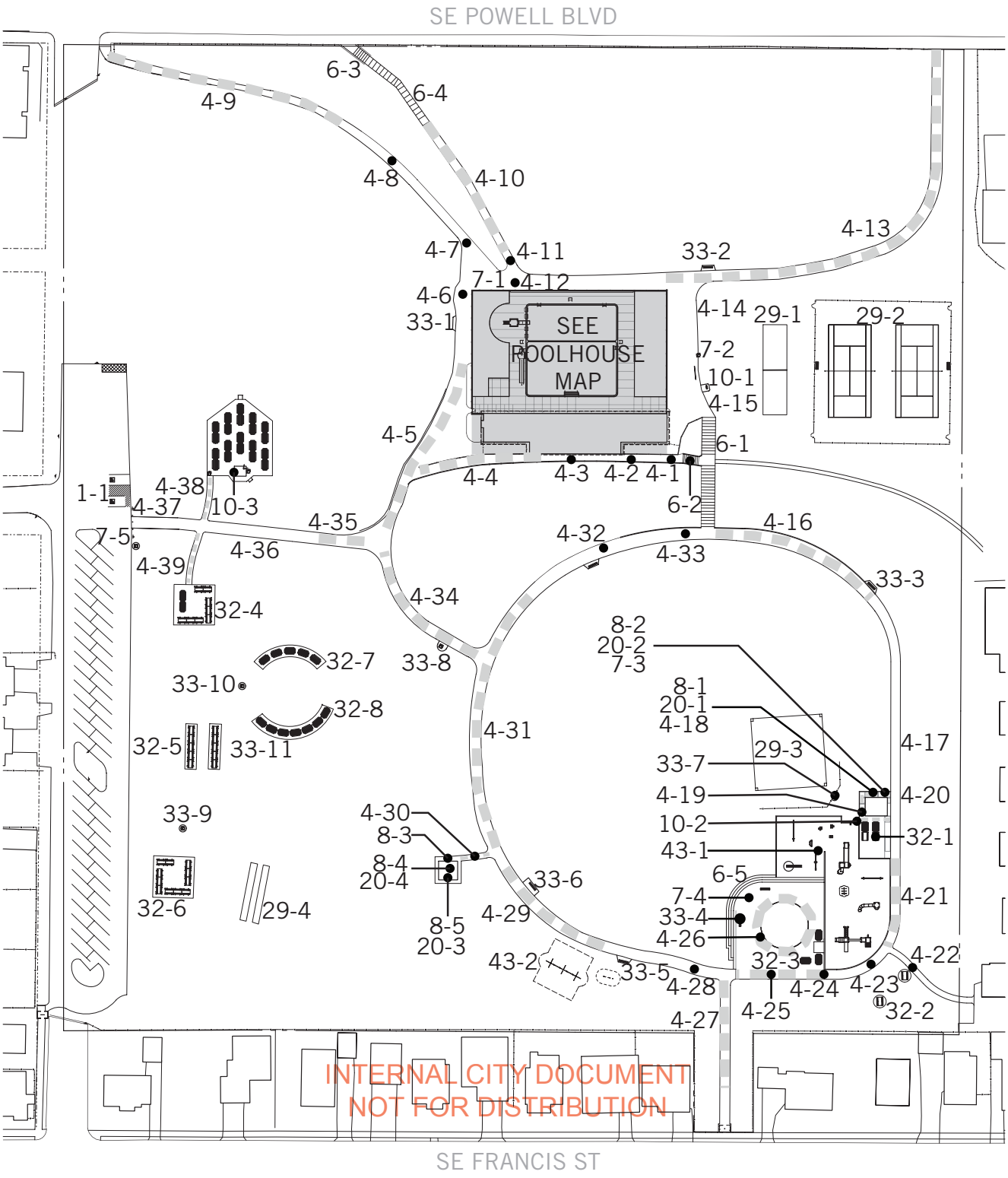
43-2 :: No accessible route to play equipment (swings). A 30" x 48" min clear space of 2% max is not provided at the swings.

P&R-321: CRESTON PARK AND POOL

SE 44TH AVENUE AND POWELL BOULEVARD, PORTLAND OR

PARK

N



Inclusive and Nature Play

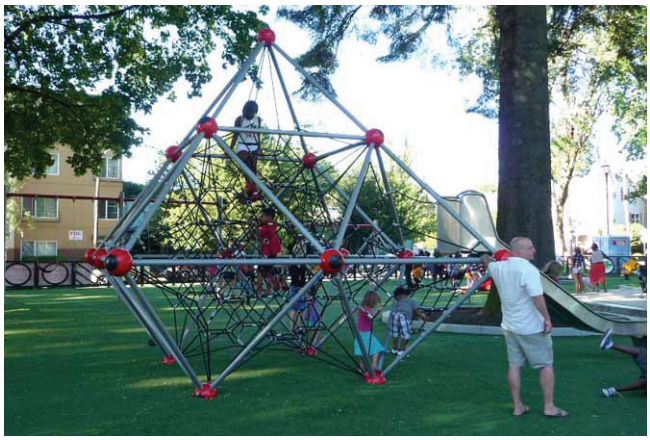
The Creston Park playground project provides a valuable opportunity to address inclusive play at a highly wooded site. The intersection of inclusive, universally accessible spaces within a natural environment can result in play space that is rich in experimentation, imagination, tactile experiences and seasonal rituals. The new playground design will provide an environment where children have the freedom to create their own adventures, fostering mental skills such as problem solving, risk assessment, confidence, teamwork, independence and creativity along with the physical health nurtured by navigating the landscape.

Inclusive Play

Inclusive play means creating play spaces for all people to play and interact regardless of age and ability. It does not simply focus on children with physical disabilities, but includes caregivers and friends with disabilities and people with sensory, communication, social-emotional and cognitive challenges as well.

To the greatest extent possible, playground layout, surfacing, equipment and other items will be chosen for inclusive play. This typically includes:

- accessible surfacing
- a high percentage of universally accessible access points to the playground and to the equipment
- a wide range of types of spaces including those for larger groups and those for solitary play
- may include a secured or semi-secure perimeter



Nature Play

The powerful experiences that arise from first-hand access to the outdoors and nature fuels kids' curiosity and resonates with them throughout their entire lives as they gain a broader understanding of their role and impact on the environment. Though not a natural area with a diverse ecological system, the site's mature tree canopy and varied groundplane with vegetative detritus should be embraced and highlighted in the finished design. This could be via a play structure that allows everyone to climb off the forest floor into closer proximity with the tree canopy, or visually accessible installations in the trees themselves to entice visitors of all ages to look up.

Opportunities and Constraints

The playground bond project has a wonderful opportunity to improve the Creston Park playground and associated facilities with inclusivity, accessibility and site sensitive design as its core values. The beautiful wooded hill-top affords a summer respite from the heat and a biophilic connection to the majesty of canopy trees. The playground site's proximity to housing, a K-8 school, daycare facilities and a restroom make for an ideal play space. Additionally, reinforced by the SUN summer lunch program siting within the project, there is a great opportunity for collaborative play across ages, generations and abilities.

The proposed design will need to conform to ADA standards as stated in the OSSC, ASTM playground standards and CPTED recommendations (reference Appendix). It will need to incorporate durable and easily maintainable structures and surfaces. It will also need to meet the bond project's budget.

PP&R has stated a desire to keep the existing mature canopy trees to the greatest extent possible. Due to the density and size of the trees and their grouped co-dependency (reference p16) the paving, playground equipment and safety surfacing removal, siting and new installation will need to be vetted with the project arborist and urban forester. A certain amount of flexibility should be incorporated into the design to acknowledge the unknowns of root growth. Finally, solar aspect will need to be considered.

Sustainability

The site programming, design explorations and construction will incorporate sustainable design and maintenance practices. For example, sustainable initiatives could include careful protection of natural resources, site restoration, use of recycled or recyclable materials, urban wildlife habitat, limiting irrigated lawn areas, and invasive species removal while establishing native plants that will contribute to greater biodiversity.

We will also create a framework for financial stability through the design process, proposed improvements and subsequent required maintenance regime that is acceptable to PP&R, allowing them to continue their mission of constantly improving their high-quality park system.

References

ASTM STANDARDS FOR PUBLIC PLAYGROUNDS

F2049
Standard Guide for Fences/Barriers for Public, Commercial, and Multi-Family Residential Use Outdoor Play Areas

F1951
Standard Specification for Determination of Accessibility of Surface Systems Under and Around Playground Equipment

F1487
Standard Consumer Safety Performance Specification for Playground Equipment for Public Use

F1292
Standard Specification for Impact Attenuation of Surfacing Materials Within the Use Zone of Playground Equipment

F2223
Standard Guide for ASTM Standards on Playground Surfacing

F2479
Standard Guide for Specification, Purchase, Installation and Maintenance of Poured-In-Place Playground Surfacing

F2075
Standard Specification for Engineered Wood Fiber for Use as a Playground Safety Surface Under and Around Playground Equipment

OTHER REFERENCES

- Federal ADA Standards for Play Areas, Section 240
- "Accessible Play Areas, A Summary of Accessibility Guidelines for Play Areas" by the U.S. Access Board
- "Public Playground Safety Handbook" by the Consumer Product Safety Commission
- "7 Principles of Inclusive Playground Design"
  "Play Together, Playground Programming to Foster Friendships Through Inclusive Play"
  by me2 (Playcore and Utah State University)
- Crime Prevention Through Environmental Design, https://www.portlandoregon.gov/oni/article/320548
- Oregon Structural Specialty Code
  International Building Code
- Portland Tree Code, Title 11
  Portland Municipal Code, Chapter 33

Plan - Site Context

Legend

- High Speed Traffic
- Paved Pathways
- Project Site

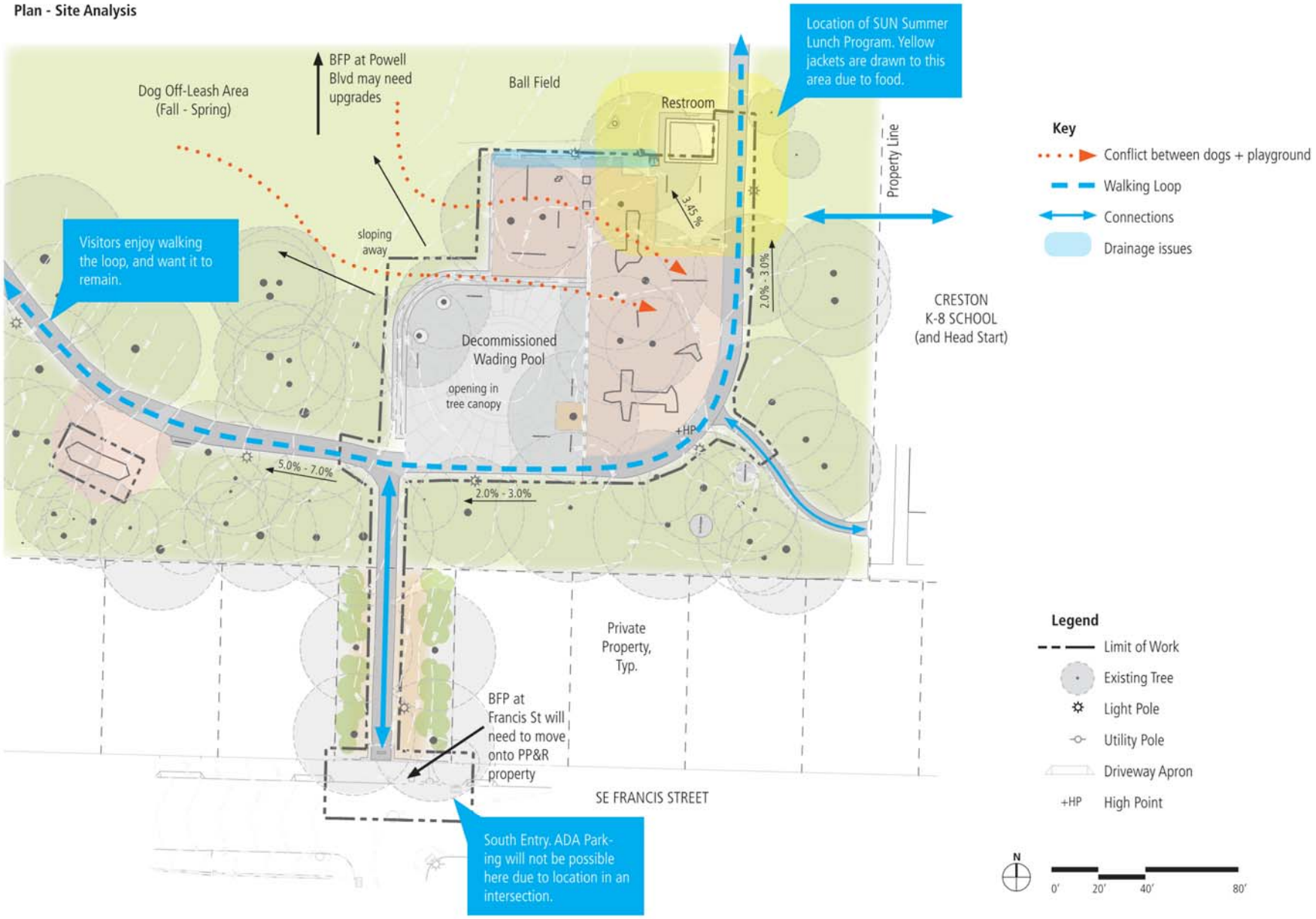
N

not to scale

Plan - Site Survey

Plan - Site Materials

Plan - Site Analysis



Plan - Equipment and Furnishings

Playground Equipment Key

1. Structure #1
2. Structure #2
3. Toddler Swing Set (2 swings)
4. Tire Swing
5. Roller
6. Swing Set (2 swings)
7. See Saw (2 planks)
8. Free-Standing Slide
9. Step-Ups (set of 3)
10. See Saw (partially removed - no plank)
11. Swing Set (4 swings)

Site Furnishings Key

- A Bench
- B Picnic Table
- C Bike Rack
- D Drinking Fountain
- E Waste Receptacle

Legend

- Limit of Work
- Existing Tree
- Light Pole
- Utility Pole
- Driveway Apron

N

0' 20' 40' 80'

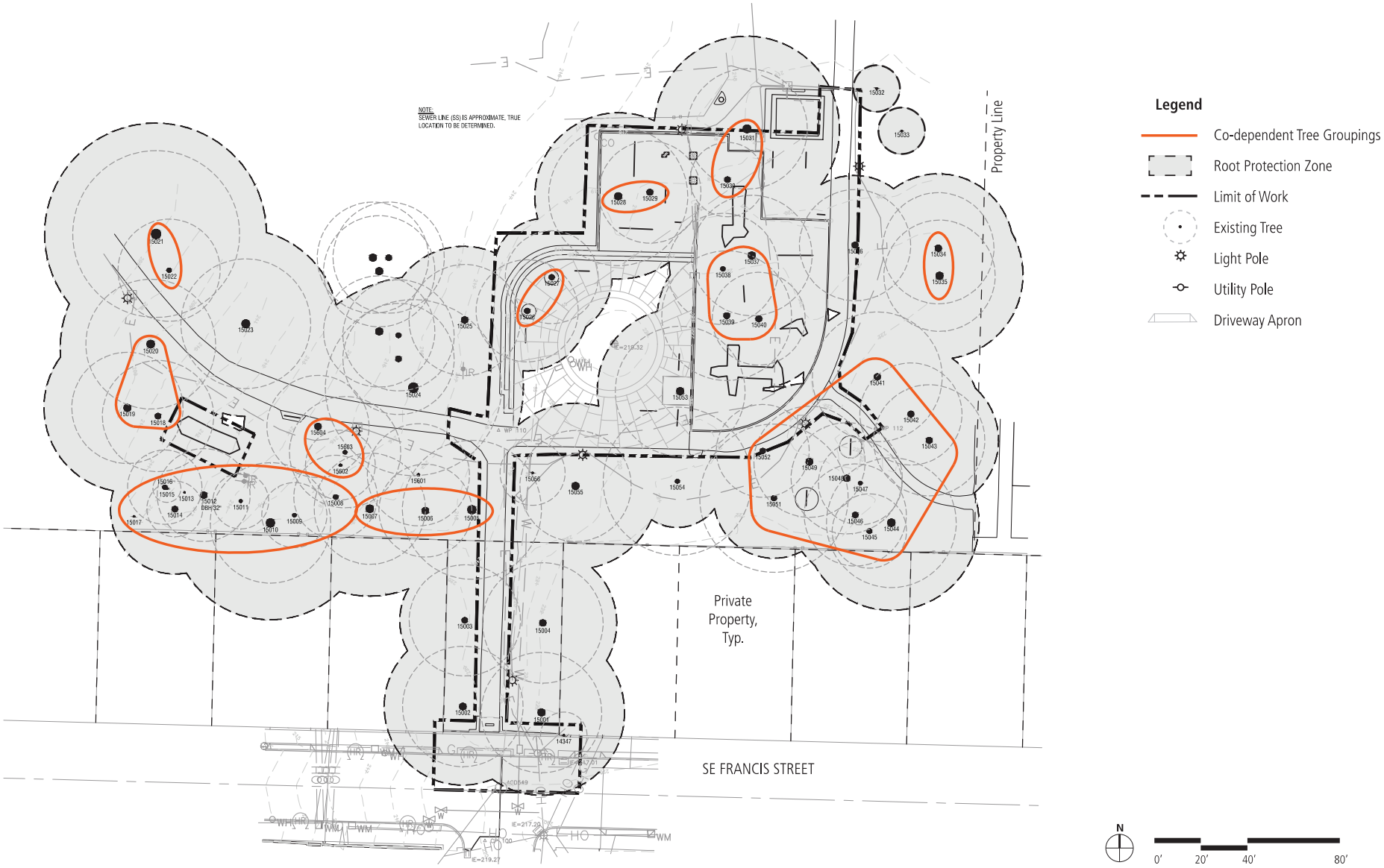
Playground Equipment Inventory

Type of Equipment	Manufacturer	Material			Types of Play										Comments / Conditions
		Wood	Steel	Plastic	Swinging	Rocking	Brachiating	Sliding	Bouncing	Jumping	Climbing	Strengthening	Spinning	Running	Balancing	
1. Structure #1	Timber Form	o	o	o				x		x	x	x				Plastic slide
2. Structure #2	Timber Form	o	o	o			x			x	x	x	x		x	Multiple levels of difficulty of climbing; Plastic slide
3. Toddler Swing Set (2 swings)	Timber Form	o	o		x											
4. Tire Swing	Timber Form	o	o		x										x	Circular Swinging
5. Roller	Timber Form	o	o								x	x		x	x	
6. Swing Set (2 swings)	Timber Form	o	o		x							x			x	Wearing rubber on seats
7. See Saw (2 planks)	Unknown	o	o			x						x			x	Chipping paint
8. Free-Standing Slide	PlayCore Park Structure	o	o	o				x			x	x				Plastic slide
9. Step-Ups (set of 3)	Timber Form	o								x	x	x			x	Gouging; rot on tops
10. See Saw (partially removed)	Timber Form	o	o									x			x	No wood plank present
11. Swing Set (4 swings)	Unknown		o		x							x				(2) new seats

MHA16118 Creston Park - Tree Data 3-29-17

No.	Ty	Species	Scientific Name	DBH	C-Rad	Location	Condition	Exempt?	Prune?	Project Arborist's Comments
14347	D	plum	*Prunus* spp.	8	10	private property	Viable	No		codominant stems
15001	D	linden	*Tilia* spp.	36	26	public property	Viable	No		
15002	D	linden	*Tilia* spp.	34	26	public property	Viable	No		
15003	D	linden	*Tilia* spp.	28	24	public property	Viable	No		
15004	D	linden	*Tilia* spp.	32	26	public property	Viable	No		
15005	E	Douglas-fir	*Pseudotsuga menziesii*	42	30	public property	Viable	No		few small dead branches
15006	E	Douglas-fir	*Pseudotsuga menziesii*	34	20	public property	Viable	No		few small dead branches
15007	E	Douglas-fir	*Pseudotsuga menziesii*	38	24	public property	Viable	No		moderate crown structure, history of branch failure
15008	E	Douglas-fir	*Pseudotsuga menziesii*	23	18	public property	Viable	No		16-degree lean west - monitor
15009	E	Douglas-fir	*Pseudotsuga menziesii*	18	14	public property	Viable	No		10-degree lean east - monitor
15010	E	Douglas-fir	*Pseudotsuga menziesii*	42	26	public property	Viable	No		
15011	D	pin oak	*Quercus palustris*	15	12	public property	Viable	No		
15012	E	Douglas-fir	*Pseudotsuga menziesii*	32	20	public property	Viable	No		old broken top, new crooked leader
15013	E	Douglas-fir	*Pseudotsuga menziesii*	8	0	public property	Dead	Yes		
15014	E	Douglas-fir	*Pseudotsuga menziesii*	29	12	public property	Viable	No		
15015	E	Douglas-fir	*Pseudotsuga menziesii*	9	6	public property	Viable	No		below dominant fir canopy
15016	E	Douglas-fir	*Pseudotsuga menziesii*	22	16	public property	Viable	No		old broken top
15017	D	deciduous	unknown	8	0	public property	Dead	Yes		
15018	E	Douglas-fir	*Pseudotsuga menziesii*	28	24	public property	Viable	No		
15019	E	Douglas-fir	*Pseudotsuga menziesii*	36	24	public property	Viable	No		
15020	E	Douglas-fir	*Pseudotsuga menziesii*	39	28	public property	Viable	No		few dead branches, roots under adjacent path
15021	E	Douglas-fir	*Pseudotsuga menziesii*	48	36	public property	Viable	No		dominant edge tree, forked leaders
15022	E	Douglas-fir	*Pseudotsuga menziesii*	22	22	public property	Viable	No		
15023	D	paulownia	*Paulownia tomentosa*	40	28	public property	Nuisance	Yes		buttress roots with decay
15024	D	paulownia	*Paulownia tomentosa*	48	38	public property	Nuisance	Yes		buttress roots with decay, crown decay
15025	E	Douglas-fir	*Pseudotsuga menziesii*	32	24	public property	Viable	No		
15026	E	Douglas-fir	*Pseudotsuga menziesii*	26	22	public property	Viable	No		trunk buried, surrounded by infrastructure, old broken top, crooked new leader
15027	E	Douglas-fir	*Pseudotsuga menziesii*	26	20	public property	Viable	No		trunk buried, surrounded by infrastructure
15028	E	Douglas-fir	*Pseudotsuga menziesii*	36	30	public property	Viable	No		dominant edge tree, active pitch seam 0-10' N face
15029	E	Douglas-fir	*Pseudotsuga menziesii*	30	22	public property	Viable	No		
15030	E	Douglas-fir	*Pseudotsuga menziesii*	28	16	public property	Viable	No		
15031	E	Douglas-fir	*Pseudotsuga menziesii*	40	26	public property	Viable	No		dominant edge tree, roots uplifting adjacent concrete pad for water fountain
15032	D	dawn redwood	*Metasequoia glyptostroboides*	8	10	public property	Viable	No		
15033	D	dawn redwood	*Metasequoia glyptostroboides*	8	10	public property	Viable	No		
15034	E	Douglas-fir	*Pseudotsuga menziesii*	32	24	public property	Viable	No		old pitch seam on S face
15035	E	Douglas-fir	*Pseudotsuga menziesii*	36	24	public property	Viable	No		pitch flow at old pruning wounds on E face, surface root damage
15036	E	Douglas-fir	*Pseudotsuga menziesii*	30	24	public property	Viable	No		existing path at edge of trunk, roots under path
15037	E	Douglas-fir	*Pseudotsuga menziesii*	36	26	public property	Viable	No		dominant tree in group
15038	E	Douglas-fir	*Pseudotsuga menziesii*	22	24	public property	Viable	No		
15039	E	Douglas-fir	*Pseudotsuga menziesii*	30	28	public property	Viable	No	Branch	old broken top
15040	E	Douglas-fir	*Pseudotsuga menziesii*	30	20	public property	Viable	No		pitch seam on W face 0-10'
15041	E	Douglas-fir	*Pseudotsuga menziesii*	32	28	public property	Viable	No		
15042	E	Douglas-fir	*Pseudotsuga menziesii*	30	22	public property	Viable	No		
15043	E	Douglas-fir	*Pseudotsuga menziesii*	30	24	public property	Viable	No		old broken top, forked leaders, pitch flow on N face
15044	E	Douglas-fir	*Pseudotsuga menziesii*	38	28	public property	Viable	No		
15045	E	Douglas-fir	*Pseudotsuga menziesii*	24	16	public property	Viable	No		suppressed by adjacent firs
15046	E	Douglas-fir	*Pseudotsuga menziesii*	28	22	public property	Viable	No		
15047	E	Douglas-fir	*Pseudotsuga menziesii*	18	18	public property	Viable	No		
15048	E	Douglas-fir	*Pseudotsuga menziesii*	32	24	public property	Viable	No		spur leader at old broken top or topping cut
15049	E	Douglas-fir	*Pseudotsuga menziesii*	34	24	public property	Viable	No		pitch seam E fact 0-10'
15051	D	linden	*Tilia* spp.	26	32	public property	Viable	No		
15052	E	Douglas-fir	*Pseudotsuga menziesii*	26	20	public property	Viable	No		existing path at edge of trunk
15053	E	Douglas-fir	*Pseudotsuga menziesii*	36	28	public property	Viable	No		dominant tree, large diameter buttress roots, in ~11x11' cutout surrounded by infrastructure
15054	D	Norway maple	*Acer platanoides*	20	32	public property	Nuisance	Yes	Branch	
15055	E	Douglas-fir	*Pseudotsuga menziesii*	36	24	public property	Viable	No		reduced vigor, dead branches, some branch dieback
15056	E	Douglas-fir	*Pseudotsuga menziesii*	7	14	public property	Viable	No		
15601	D	pin oak	*Quercus palustris*	12	22	public property	Viable	No		poor crown structure
15602	D	pin oak	*Quercus palustris*	12	15	public property	Viable	No		poor crown structure
15603	E	Douglas-fir	*Pseudotsuga menziesii*	22	24	public property	Viable	No		old broken top, forked leaders
15604	E	Douglas-fir	*Pseudotsuga menziesii*	32	22	public property	Viable	No		existing path at edge of trunk, roots under path

Plan - Tree RPZ and Groupings



BHEGroup®
Engineering | Consulting

Memorandum

To:	Joanna Schwartz	May 7, 2018
Company:	Mayer/Reed, Inc.	
From:	David Looney, PE	
Subject:	Creston Park Playground Task 1 – Civil Technical Investigation	

The following is a brief summary of the existing site conditions and preliminary concerns for the Creston Park Playground project, Task 1.

Site Conditions and Analysis

Site Storm Drainage: There is currently no on-site infrastructure dedicated to storm drainage. With the exception of the wading pool interior, stormwater runoff from impervious surfaces sheet flows to adjacent pervious surfaces. The existing grades at the site generally slope from the southeast corner of the site to the west, northwest, and north sides of the site; toward large expanses of pervious lawn and landscape areas. Per the National Resource Conservation Service Soil Survey for the area, the site contains Hydrologic Soil Group B soils (Urban land-Latourell complex) throughout. These soils are expected to have sufficient infiltration rates to manage runoff from the existing impervious surfaces due to their relatively low runoff potential.

Site Water Systems: The site is currently served by two 3-inch- services: A 3-inch service from SE Powell Blvd. with a 3-inch meter, and a 3-inch service from SE Francis St with a 3-inch meter. According to John Lamar of Portland Parks and Recreation (PP&R), the service from SE Francis St. is an irrigation service and the SE Powell service is for domestic water. Existing double check backflow preventer (BFP) devices are located in below-grade vaults on both water services.

The BFP for the 3-inch service extending from SE Francis St. is noted as being in good condition and located in the meter vault within the right-of-way. The 3-inch service extending from SE Francis St. extends north to a vault located at the southwest corner of the wading pool. Review of available record drawings confirms the existing wading pool, drinking fountain, and restroom building are served from the existing water service at SE Powell Blvd. No domestic uses are shown to be supplied by the existing irrigation service from SE Francis St.

Site Sanitary Sewer: Per PP&R records, an existing sewer pipe extends from the restroom building on the northeast corner of the project area to an existing public combined sewer manhole in SE Frances St. at the southwest corner of the project area. The size, depth, and precise location of this sewer pipe is currently unknown. However, PP&R staff have indicated this pipe drains adequately and does not need to be replaced.

There is an existing drain in the center of the wading pool that is assumed to drain to this sewer pipe. This drain frequently clogs with debris from adjacent trees, and is reported to often be non-functional as a result.

In 2010, Portland's Bureau of Environmental Services (BES) replaced the existing 8" concrete combined sewer pipe in SE Francis St. with a new 12" PVC pipe and replaced the manhole in the intersection with SE 45th Ave. As part of this project, BES also replaced the piping for private sewer laterals from adjacent properties to the face of curb; including the 8" sewer connection from Creston Park. It is assumed that the existing combined sewer in SE Francis St. has sufficient capacity with these improvements to adequately serve the project site.

Drinking Fountain: There is an existing stand-alone drinking fountain located adjacent to the existing restroom. It is assumed that the drinking fountain's water service extends from the restroom. It is also assumed that there is an internal drain connected to the existing sanitary sewer. There is no external drain for the drinking fountain. Hose wash down of a picnic area adjacent to the restroom is directed toward the base of the drinking fountain and channel drains through the organic surfacing materials at the north perimeter of the play area.

Access from SE Francis Street: The nearest access from the public right-of-way to the project site is a small portion of frontage on SE Francis St. at the "Tee" intersection of SE Francis St. and SE 45th Ave. Both streets are fully developed to urban standards. This intersection contains three implied pedestrian crossings (two of which involve the PP&R frontage) but none of the crossings have curb ramps or striping. The intersection itself is relatively flat, with slopes ranging from 1.5% to 3% throughout. The longitudinal slope of SE Francis St. increases to approximately 7.5% downgrade from the west side of the intersection.

Preliminary Concerns, Issues, Opportunities and Constraints

Stormwater Management Applicability and the Existing Wading Pool: BES staff have confirmed standalone projects that consist solely of safety improvements or to meet Americans with Disability Act standards are exempt from stormwater management requirements. Additionally, removal of existing impervious surface and replacing with new pervious surface (de-paving) does not trigger stormwater management requirements. However, new or replaced impervious surfaces not meeting the above-stated exemption may be subject to stormwater management requirements if the total non-exempt area exceeds 500 square feet.

Based on these stormwater management exemptions, site layout options that would involve removal of portions or the whole of the existing wading pool and reconstruction of pedestrian paths should not trigger stormwater management requirements. Likewise, maintaining the wading pool in its current state or replacing a small portion (less than 500 square feet) with new impervious surface will not trigger stormwater requirements. However, if portions of the wading pool are to be replaced with impervious surface (in excess of the 500 square foot threshold), either due to grading transitions or repair; it is likely BES will require those areas to meet the full extent of the stormwater standards.

The wading pool is no longer used for its original intended purpose, and it is assumed that the drain to the sanitary sewer will remain if there are no modifications to the greater wading pool are made. If the wading pool area is reconstructed into a pervious play area, it is assumed the drain will be disconnected to allow runoff to infiltrate into the subsoils.

Play Area Surface Replacement: The existing surfacing within the play area consists of a pervious organic material that is assumed to have equal or lower runoff potential than the adjacent lawn and landscape surfaces. BES staff have confirmed replacement of this surfacing with a new pervious surface will not trigger stormwater management requirements. It is assumed the native subgrade beneath the existing play area surfacing has sufficient infiltration rates to dispose of stormwater runoff from typical rainfall events. However, an underdrainage system may be needed if infiltration test results indicate poor infiltration rates.

If an underdrainage system is installed and discharged to a City owned system (storm drain, sanitary sewer, or combined sewer), stormwater quality and quantity requirements will apply. If this underdrainage system is connected to a new or existing on-site disposal system (drywell or soakage trench), Oregon Department of Environmental Quality (DEQ) standards would apply.

Existing Tree Roots: There are numerous mature trees both within and directly adjacent to the proposed area of disturbance. The project team intends to limit impacts to these existing trees to the maximum extent possible. This may complicate accessing existing underground utilities for new connections and installing new underground utilities within the critical root zone (CRZ) of these trees. Additionally, installing

new underground utilities within the CRZ raises concerns about the long-term longevity of those utilities. It may be appropriate to use more robust or resilient materials within the CRZ of these trees.

Water and Backflow Prevention: Based on information provided by John Lamar, the existing 3-inch BFPs at both water services do not currently meet Portland Water Bureau (PWB) standards. PWB will likely consider this project as a trigger to require replacement of the domestic BFP device for the SE Powell Ave. service with a new reduced pressure BFP device, and relocation of the irrigation BFP in SE Francis St. The existing irrigation BFP was noted as being in good condition, but is located in the meter vault within the right-of-way, and it needs to be relocated in a below-ground vault on the park property.

Reduced pressure BFPs require above-ground installation to allow for gravity drainage of intermittent water discharge to the ground surface during operation. The above ground installation requires a heated enclosure to protect from freezing and vandalism. Retrofitting a new reduced pressure BFP where a standard BFP was previously installed presents several challenges such as providing power for the heating element within the enclosure and finding a suitable location for the enclosure that is accessible but doesn't conflict with site access or use. The replacement and relocation of two BFPs and enclosures/vaults was not a part of the scope or budget for the project.

Drinking Fountain and Wash Station: The existing drinking fountain adjacent to the restroom building is to be replaced with a new ADA-compliant fountain as part of this project. Additionally, the project team is considering installing a wash station with an area drain to serve summer lunch program activities. It is assumed these fixtures can be served by the existing domestic water and sewer services that extend to the restroom building.

The replacement drinking fountain is assumed to have an integral trap. However, a vent and trap primer connection may be required for an area drain fixture to protect the water seal and prevent siphonage, back pressure, and exchange of sewer gasses. It is assumed the vent arm for this trap can be tied to the existing vent stack in the restroom building and the trap primer can be installed within the restroom building.

Access from SE Francis St. and ADA Access:
Two new pedestrian curb ramps on the north side of SE Francis St., aligning with the curb returns on the south side, are proposed to provide ADA accessibility. It is desired to provide an ADA parking space near the SE Francis St. park access; however, street parking is not allowed at the head of a "tee" intersection. The only way to provide a code-compliant ADA parking space is fronting neighboring residential property and would require the dedication of right-of-way, which is unlikely.

Based on available survey information and observations at the site, the existing grades at the intersection of SE Francis St. and SE 45th Ave. appear to have slopes that would exceed the allowable cross-slope tolerances of the American's with Disabilities Act (ADA). The design for the proposed curb ramps at this intersection may need to incorporate non-standard ramp geometry to meet the ADA requirements. Additionally, neighboring private driveway aprons adjacent to the intersection may need to be impacted to install these curb ramps.

Mayer/Reed

M E E T I N G R E C O R D

Project	Creston Park Playground Bond Project	**Meeting Type**	Meeting Notes
Date	3.20.17	**Time**	3:00 - 5:00 PM
Subject	Kick-Off Meeting		
By	Cami Culbertson	**To**	Team, Mike Carr (PP&R), Morgan Holen (project arborist)
Attendees	PP&R :: Robin Johnson Craig, Don Athey, Alex Salazar, Darryl Brooks (electrical), John Lamar (irrigation), Daniel Gleason (urban forester) BHEGroup :: Monica Anderson, David Looney Mayer/Reed :: Jeramie Shane, Anne Samuel, Cami Culbertson		

THE FOLLOWING IS A SUMMARY OF MEETING DISCUSSION AND DECISIONS. PROVIDE CORRECTIONS OR CLARIFICATIONS WITHIN 2 DAYS.

Introductions and Overview of Project by Johnson Craig, Samuel, Anderson

Utilities

- Water: Lamar informed the team that the Backflow Prevention Devices in SE Powell Blvd and SE Francis St are not to code, and that an update would most likely be required by the City, despite the limited scope of this project.
    - At SE Powell Blvd
        - Currently a double check valve, needs to be updated to 3" RP with heated enclosure
            - $20K to replace (ROM cost)
    - At SE Francis St
        - Is currently located in the right of way (middle of the sidewalk). Needs to be relocated to PP&R property.
- Irrigation: Repair, installation of new by PP&R. Contractor to cap existing system.
- Electrical: Light poles will not be moved. Replacement of light fixtures by PP&R.
- Sewer: No known problems.
- Storm Drainage: There is no piped storm drainage system on the site (overland flow and infiltration). Due to activities of the summer lunch program and grading of small restroom plaza, there is a point source of heavy stormwater flow at the NW corner of the plaza flowing west along the north edge of the playground.

Site

- Entry from SE Francis St
    - Gleason brought up the question of construction access re tree protection.
    - Johnson Craig to consider installing a new fence and/or signage at entry

- Wading Pool (existing)
    - Not functional. Tree debris often clogs drain.
    - PTA and PP&R open to redesign options that requires removing the wading pool.

- Play Equipment (existing)
    - PP&R wants to phase out all wood structure play equipment
    - Fall zones are not compliant
    - PP&R prefers that all footings are removed.
        - Must consider demolition impacts on surrounding trees.
    - Swings located west of the proposed site will be removed or given to Creston Elementary

- Play Equipment (future)
    - PP&R has requested no sand play
    - PP&R is open to nature play and natural materials
        - Loose materials (sticks, pebbles, etc.) are under debate
        - Samuel asked if PP&R has a boneyard of materials for use: no.
    - Inclusive play must be incorporated
        - Swinging is shown to calm those with autism
        - Columbia Regional Program for the Deaf and Hard of Hearing lives nearby
            - Static created by plastic play equipment disrupts cochlear implants

- Playground Surfacing (future)
    - Salazar (PP&R Maintenance) prefers poured-in-place rubber
    - Athey prefers rubber tile due to the ease of repair (removal/replace).

- General Site Observations (from PTA comments)
    - Kids playing attracts dogs from adjacent DOLA. M/R to consider incorporating a barrier between the two uses.
    - Food scraps left by the Summer Lunch Program attracts yellow jackets
        - Team to coordinate an appropriate location for the hand washing station
        - Picnic tables associated with Summer Lunch Program are heavily used
    - People like walking the loop trail within the park
        - 8' wide path minimum (match existing). PP&R ideally would like 10' wide path (for vehicle access), with light poles 24" offset from edge.
            - The addition of impervious surface could trigger a different type of BES review and stormwater treatment requirements.
    - There are no plans to move the ballfield backstop.
    - Proximity of play area(s) and lunch program area to restroom is very important.

<u>Next Steps</u>

- PP&R to coordinate pot-holing to discover depth of sewer line.
- Meeting with arborist and urban forester to take place on 3.29.
- If needed, an additional Technical Investigation meeting with Central Services can take place at the Mt. Tabor Maintenance Facility – to be scheduled by Johnson Craig.
- Other Technical Investigation meetings:
    - PP&R Public Involvement meeting
    - Project Focus Group meeting

END

Mayer/Reed

M E E T I N G R E C O R D

Project	Creston Park Playground Bond Project	**Meeting Type**	Meeting Notes
Date	3.29.17	**Time**	1.30 - 2.30 PM
Subject	Arborist Kick-Off Meeting		
By	C. Culbertson	**To**	Team
Attendees	PP&R Urban Forester :: Daniel Gleesen Project Arborist :: Morgan Holen Mayer/Reed :: Anne Samuel, Cami Culbertson		

THE FOLLOWING IS A SUMMARY OF MEETING DISCUSSION AND DECISIONS. PROVIDE CORRECTIONS OR CLARIFICATIONS WITHIN 2 DAYS.

Scope of Work/Responsibilities

- Holen will document and send revised tree canopy and DBH findings to M/R.
- During Construction Documentation, Holen will determine tree protection, justifying any deviation from the city standard.
- Holen to review (3) Concept Designs for feasibility and/or any potential impacts on surrounding trees and consequences of removal.

Technical Investigation

1) Engineered Wood Fiber (EWF) area (under existing play equipment): Holen will write specification for existing EWF removal, as well as the application of top soil and bark mulch.

2) Removal of Play Equipment
   a) Leaving concrete footings in the ground may be better for tree health.
   b) Holen needs to be on site during demolition to evaluate tree protection and root impacts.
   c) The Douglas firs are growing in a grove, with pairs and groupings of co-dependent trees. The removal of one of the group may incur a recommendation to take out the other or rest of the group.

3) Wading Pool
   a) Consider only demolishing the interior circle of the wading pool to limit the impact on surrounding trees.
   b) Consider applying a new surface on top of the existing concrete instead of removing it.

4) Asphalt Path
   a) Holen recommends no realignment of existing paved areas; locate the new path and other paving in the same location. Avoid excavation where possible. Recommends raising grades to meet ADA in lieu of lowering.
   b) Holen to examine the conditions under existing paving

i) At new paved areas, if large roots are near the surface, Holen recommends to spray roots with a 2" layer of foam with a wire mesh on top (under base course, not directly under asphalt).

5) Drinking Fountain and Concrete Plaza adjacent to restroom
   a) Holen to be present for demolition of concrete pad
   b) New area drain and sewer connection can be installed between and/or below roots with hand digging and tunneling below roots, if required. There may be roots around the sewer pipe.

6) Play Equipment Siting
   a) Gleeson asked if it would be possible to locate play equipment on the east side of the existing path where there are fewer trees (closer to the school).

7) General Information
   a) Holen asked if the (2) Paulownia trees west of the playground had to be removed due to their listing on Portland's nuisance tree list. Gleeson said that they could remain.
   b) Samuel asked if the project could attach items to the trees. Gleeson said that this may be allowed dependent upon forestry review. A permit is required, obtained through Urban Forestry.

END

Mayer/Reed

MEETING RECORD

Project	Creston Park Playground Bond Project	**Meeting Type**	Meeting Notes
Date	5.4.17	**Time**	5-6:30 PM
Subject	Stakeholder Input Meeting		
By	A. Samuel	**To**	Team
Attendees	PP&R: Maija Spencer Mayer/Reed: Jeramie Shane, Anne Samuel, Cami Culbertson Creston School: Melissa Standley (teacher), Abby Nilsen-Kirby (PTA president) Wildflowers Preschool: Heidi Donahue (director) and two sons (Creston students) Neighbors: Carl Grimm, Jennefer White and son		

THE FOLLOWING IS A SUMMARY OF MEETING DISCUSSION AND DECISIONS. PROVIDE CORRECTIONS OR CLARIFICATIONS WITHIN 2 DAYS.

Existing Conditions

:: Who currently uses the playground and when?

School

- Circular path used as a running loop (they call it "the track") for physical education classes. There is an annual race held on the loop.
- Playground used by elementary school age group (5-12).
    - 17-25 kids per class, can have up to four classes using playground at a time
    - Used 1 to 3 times daily throughout the school year
    - Daily, the classes switch between using the school playground and the Creston Park playground.
- Middle schoolers do not tend to use the playground.
- High use time is directly after school when families gather.
- Students attending the Columbia Regional Program for the Deaf and Hard of Hearing accompany Creston School (C.S.) classes in twos and threes.
- Teachers require that students stay in the engineered wood fiber (EWF) area (their designated play boundary)
- Wildflowers Preschoolers (located to the south of the park) walk to the playground several times a week. Ages 2-5.

Neighbors

- Paved loop heavily used by walkers, joggers, dog walkers, strollers
- Park neighbor says that he has never seen large groups of kids on the playground during non-school hours.
- SUN program uses picnic tables.

:: How do users get to the playground?

School

- Directly from classrooms along west side of school building: classroom doors open out to asphalt area along school. Students walk across asphalt and lawn strip (no paved pathway).
- From path to the south of the school entering playground at the SE corner
- During school, students are accompanied by their teacher(s).

Neighbors

- From all directions, usually accompanied by an adult

:: Equipment / Surfacing

- School playground does not have traditional swings (does have two tire swings). The park playground does have swings. Mixed response as to whether to keep toddler swings.
- Attendee neighbors prefer Piccolo Park play area over Creston's.
- Kids like using EWF to build.
- Concerns
    - None of the play equipment is ADA accessible.
    - Most of the play equipment is not appropriate for the 0-5 age range.
    - Bridge is *very* loud – hard for students to pay attention during class when kids are jumping on it in the park
    - Tire swing is in very high demand – causes conflicts
    - Log roller is dangerous, many cases of kids missing the handle bar, sliding off the roller and slamming their teeth into the roller.
    - Fireman's pole is too far away from structure for most kids
    - Kids throw EWF at each other, gets in eyes/noses/mouths.

:: Environmental:

- School and neighbors really like having a play space alternative in the shade.
- Trees drop cones, needles, branches throughout the year. Kids creatively play with these items. There general acceptance that with tree shade comes natural debris. Shade is highly prized.
- Trees provide some protection from rain – playground can be used even when it is drizzling.
- Stormwater / Drainage / Water:
    - Kids hold the drinking fountain on to create rivers and puddles down the side of the playground. Dogs splash through the mud and then jump up on the drinking fountain to drink, getting the fountain muddy and slobbery.
    - Occasionally, there is a muddy spot below the tire swing where the kids have dug out the EWF. Otherwise there are no know drainage concern areas.
    - The depressed area in the middle of the non-functioning wading pool fills up with stormwater and tree debris in the winter (does not drain fast enough) – hazardous.
    - Poorly draining lawn:
        - between school and park path
        - in softball field between first and third base

:: Are there any concerns about the existing playground?

- The picnic tables are in poor repair and get covered with tree debris (needles, cones, etc.) so are not highly used.
- Dog Off-Leash Area (DOLA) location near playground creates many problems:
    - Dogs are set off leash before they get to the area so run through the playground: pee on the equipment, poo in the EWF, hassle/scare kids who are playing.
    - DOLA rules are not followed – timing (daily and seasonally), keeping dogs within the perimeter of the DOLA.
    - Only two DOLA signs – not adequate.
- Softball field interaction: the field is rarely used for softball, there was not stated concern about fly balls dropping into the playground.

- Security / Safety
    - Users would like to see the area better lit.
    - Homeless campers have routinely been asked to leave the play area.
        - Students rarely use the path connection around the north of the school (between school playground and park) due to safety concerns – it abuts a depressed brushy area where the homeless camp.
    - Hypodermic needles have been found in the playground.
    - The wading pool is wadniga hazard in the winter (see above).

:: Miscellaneous

- Park facilities staff tend to schedule their maintenance (driving through park with a truck on pedestrian paths) during recess and PE hours. Conflicts between students and maintenance truck. C.S. requests coordination between school use and maintenance so that they don't occur at the same time.
- When kids "bolt" from the playground they do so towards down the hill to the west or out onto the DOLA field.
- C.S. will possibly be changed into a K-5 school as part of future bond work (maybe 2021).
- On-going conversation within C.S. about using the Creston Park parking lot (west side of the park) as part of their student drop-off/pick-up with supervisors to walk kids up the hill to the school.
- Question about drone use in parks. Drones are not recommended for use above people and are regulated by the FFA.
- C.S. has a low capture rate from the neighborhood, as the other nearby schools are all focus schools. An updated playground might draw more families to choose to attend C.S."
- Restroom is tagged frequently.
- Spencer noted several tools that the community can use for parks issues:
    - ParkScanPdx.org – use this site to report graffiti, broken equipment, or other park issues
    - Portlandoregon.gov/camp – for camping issues
    - Report dog-off leash issues and other park rules compliance issues to Parks Rangers 503-823-1637. More info at portlandoregon.gov/parks/rangers
- Park is closed from 10 pm to 5:00 am.

Future

- Design desires:
    - Nature play and universal accessibility
    - Unique, different, non-traditional, "general awesomeness"
    - Identity piece, placemaking, a draw for the community and school attendance.
    - creative / imagination play
    - multi-use, non-prescriptive, not only one way to play / use
    - multi-age, 0-12 yr olds
    - centralized, so that adult minding different aged kids can be in same area.
    - Interest in nets, pyramid climber
    - Traditional swings important. Tire swings not desirable.
    - Sand mentioned, but concern over use as litter box.
    - Consider limiting items that make a lot of sound.
    - Reference playgrounds: Dawson Park, Harper's Playground, Westmoreland Park, River Forks Park, Lake Meridian Park (Kent), Jefferson Park, Seattle Center
- Location:
    - School users want to keep playground near to school because of high daily use.
    - Important after school congregation location.
- Desire to fence in the DOLA. Less of a desire to fence in the playground area, feels unwelcoming. Want more signage around the park to reinforce DOLA area and what is not acceptable throughout the rest of the park.
- Additional loose materials not desired as trees drop enough loose natural materials.