Elemental Hard Landscape Specification

Living Bridge Approach North
Brent Cross Cricklewood

1065-15-SP-07

Issued for and on behalf of

Brent Cross Cricklewood Development Partners

Revision	Description	Issued by	Checked by	Date
-	Phase 1AN RMA Submission	IM	GG/RG	29.03.17
A	Issued for RMA	IM	GG	19.04.17

The following Specification is based on the latest revision of the following Landscape Drawings, Documents and Specifications for the Living Bridge Approach North:

1065-15-005	Living Bridge Approach North General Arrangement
1065-15-506	Section 06 – Living Bridge Approach North
1065-15-419 – 425	Living Bridge Approach North Landscape Details

Phase 1BN RMA Design Development Report – Section 2.1

For soiling and planting details, refer to the latest revisions of:

1065-15-SP-01	Phase 1BN Base Landscape Specification
1065-15-SP-03	Phase 1BN Intensive Green Roof Landscape Specification
1065-15-206	Living Bridge Approach North Planting Plan

For Architectural details, refer to Chapman Taylor and CRTKL's drawings
For Structural and Drainage details, refer to Waterman's and AECOM's drawings

Section 1.0 Groundworks

Section 2.0 Edges

Section 3.0 Surface Finishes

Section 4.0 Steps

Section 5.0 Street Furniture

Section 6.0 Irrigation

External Lighting to be detailed and specified at a later stage by Lighting Consultant

REF	ITEM	SUBSTRATE	DESCRIPTION	APPEARANCE/ FINISH	PERFORMANCE CRITERIA	DESIGN LIFE	NOTES
1.0	**Groundworks**						
1.1	Drainage to soft landscape areas over structure	Drainage board laid to fall beneath growing medium above structure. Connections to surface water drainage system to Civil / Drainage Engineer's Specification	Alumasc Floradrain FD60 or similar approved Filter sheet SF laid over drainage layer Protection mat laid under drainage layer	Black	BS 4962:1989 Specification for plastic pipes and fittings for use as subsoil field drains	25 years	R12 Below ground drainage systems / R13 Land drainage Extent of drainage to be determined post detailed planning consent Refer to Detail 1065-15-419
1.2	Slot drain	To Civil Engineer's detail and specification	Marshalls Slot Drain Duo or similar approved	Galvanised steel	BS EN 1433:2002 Drainage channels for vehicular and pedestrian areas	25 years	Q10 Kerbs / edgings / channels / paving accessories Extent of drainage to be determined post detailed planning consent

REF	ITEM	SUBSTRATE	DESCRIPTION	APPEARANCE/ FINISH	PERFORMANCE CRITERIA	DESIGN LIFE	NOTES
2.0	**Edges**						
2.1	Corten vertical planter edges Along edges of Living Bridge and forming independent raised planters at northern end of Living Bridge	Fixing to Civil / Structural Engineer's detail and specification	Bespoke Streetlife 'Tree Isle' edging or similar approved 4mm thickness profiled corten sheet to form raised, curved planter edges and accommodate lighting strip and seating edges c. 1m height x 3m length sections, to be manufactured off site to curved design	Corten	TBC	25 years	Q10 Kerbs / edgings / channels / paving accessories Edging to accommodate seating where shown on drawings Lighting to be accommodated into profiled front face recess as indicated on drawings. Lighting details to be determined at a later stage Refer to Detail 1065-15-424
3.0	**Surface Finishes**						
3.1	Natural stone paving To Living Bridge	Sub base and bedding to Civil Engineer's detail and specification Paving depth and sub base detail to accommodate emergency vehicle loadings	Granite paving units 300/400mm lengths x 100mm gauge	Mixture of silver grey, light grey and mid grey granite paving as per the detail drawing, with sawn sides and flame textured top face	BS 7533-3:2005 +A1:2009 Pavements constructed with clay, natural stone or concrete pavers. Code of practice for laying precast concrete paving blocks and clay pavers for flexible pavements	50 years	Q25 Slab/Brick/Sett/Cobble Pavings Refer to Detail 1065-15-420

REF	ITEM	SUBSTRATE	DESCRIPTION	APPEARANCE/ FINISH	PERFORMANCE CRITERIA	DESIGN LIFE	NOTES
3.2	Natural stone recessed channel Adjacent to all corten planter edges	Sub base and bedding to Civil Engineer's detail and specification	Granite paving units 100 x 100mm units in single run immediately adjacent to corten planter edge, set 25mm below adjacent main paved area	Dark grey unit, sawn sides with cropped top face	BS 7533-3:2005 +A1:2009 Pavements constructed with clay, natural stone or concrete pavers Code of practice for laying precast concrete paving blocks and clay pavers for flexible pavements	50 years	Q25 Slab/Brick/Sett/Cobble Pavings Refer to Detail 1065-15-420
4.0	**Steps**						
4.1	Natural stone step units At Shopping Centre Threshold	Sub base and bedding to Civil Engineer's detail and specification	Granite step units 300mm tread x 150mm riser with bullnose leading edge Corduroy paving in contrasting light grey granite to top and bottom of steps 400mm x 400mm units	Mid grey granite step units with flame textured exposed faces Inlaid dark grey granite visibility strips to top and front face	Part M Building Regulations BS 7533-3:2005 +A1:2009 Pavements constructed with clay, natural stone or concrete pavers	50 years	L37 External stair, ramp, handrail and balustrade systems

REF	ITEM	SUBSTRATE	DESCRIPTION	APPEARANCE/ FINISH	PERFORMANCE CRITERIA	DESIGN LIFE	NOTES
4.2	Handrail To steps	Foundation to Engineer's detail and specification	Single height stainless steel looped handrail to steps Stainless steel posts to match handrail Posts to be root-fixed with steps / paving units core drilled to receive posts and epoxy reinforced to hide junction with paving Handrail to be fixed to posts with 'Qrail' stainless steel adjustable 'thread tube' brackets or similar approved	External grade stainless steel Satin polished finish	Part M Building Regulations BS 7533-3:2005 +A1:2009 Pavements constructed with clay, natural stone or concrete pavers	25 years	L37 External stair, ramp, handrail and balustrade systems
5.0	**Street Furniture**						
5.1	Seating Type 1 Bench seating adjacent to parapet	Foundation to Engineer's detail and specification	Bespoke Streetlife seating or similar approved Tropical hardwood seating top and front face affixed around vehicular containment kerb Seating top integrated into corten planter edge using theft-proof steel comb system	Bench formed using 70mm width x 50mm depth battens at 15mm spacings, with low backrest along length of bench All timber to be planed smooth with pencil rounded edges and 70mm Ø rounded front edge	BS EN 350:2016 Durability of wood and wood-based products	25 years	Q50 Site/ Street furniture/ equipment Refer to Detail 1065-15-421 All tropical hardwood to be FSC certified with a full chain of custody Part of seating to be manufactured as a removable section to allow inspection of bridge parapet fixing below as necessary - to be detailed at a later stage

REF	ITEM	SUBSTRATE	DESCRIPTION	APPEARANCE/ FINISH	PERFORMANCE CRITERIA	DESIGN LIFE	NOTES
5.2	Seating Type 2 'Lounger' seating	Foundation to Engineer's detail and specification	Bespoke Streetlife 'Recliner' seating or similar approved Tropical hardwood freestanding 'lounger' seating	Seat formed using 900mm length x 70mm width x 150mm depth battens at 30mm spacings fixed to theft proof steel comb system and galvanised steel frame All timber to be planed smooth with pencil rounded edges and 70mm Ø rounded front edge	BS EN 350:2016 Durability of wood and wood-based products	25 years	Q50 Site/ Street furniture/ equipment Refer to Detail 1065-09-422 All tropical hardwood to be FSC certified with a full chain of custody
5.3	Seating Type 3 'Tree Isle' seating to central planter	Foundation to Engineer's detail and specification	Bespoke Streetlife 'Tree Isle' seating or similar approved Tropical hardwood seating top integrated into corten planter edge using theft-proof steel comb system	Seat formed using 500mm length x 70mm width x 150mm depth battens at 15mm spacings All timber to be planed smooth with pencil rounded edges and 70mm Ø rounded front edge Galvanised steel armrests and tropical hardwood backrest along straight sections	BS EN 350:2016 Durability of wood and wood-based products	25 years	Q50 Site/ Street furniture/ equipment Refer to Detail 1065-15-423 All tropical hardwood to be FSC certified with a full chain of custody

REF	ITEM	SUBSTRATE	DESCRIPTION	APPEARANCE/ FINISH	PERFORMANCE CRITERIA	DESIGN LIFE	NOTES
5.4	Seating Type 4 Seating integrated into planter edge	Foundation to Engineer's detail and specification	Bespoke Streetlife 'Tree Isle' seating or similar approved Tropical hardwood seating top integrated into corten planter edge using theft-proof steel comb system	Seat formed using 500mm length x 70mm width x 150mm depth battens at 15mm spacings All timber to be planed smooth with pencil rounded edges and 70mm Ø rounded front edge	BS EN 350:2016 Durability of wood and wood-based products	25 years	Q50 Site/ Street furniture/ equipment Refer to Detail 1065-09-424 All tropical hardwood to be FSC certified with a full chain of custody
5.5	Cycle stand	Foundation to Engineer's detail and specification	mmcité 'Edgetyre' cycle stand or similar approved Stainless steel cycle stand with protective rubber belt along horizontal section Centre of stand to be 1000mm min. from planter edge	Steel structure treated with zinc coating and powder coating		25 years	Q50 Site/ Street furniture/ equipment Refer to Detail 1065-15-425 Tapping rail to be attached to cycle racks at either end of groupings. No sharp edges.
5.6	Litter bin	Foundation to Engineer's detail and specification	mmcité 'PRAX' tropical hardwood litter bin with cover or similar approved (ECP230 / 236)	Wooden batten sizes and material to coordinate with timber seating along Living Bridge	BS EN 350:2016 Durability of wood and wood-based products	25 years	Q50 Site/ Street furniture/ equipment All tropical hardwood to be FSC certified with a full chain of custody

REF	ITEM	SUBSTRATE	DESCRIPTION	APPEARANCE/ FINISH	PERFORMANCE CRITERIA	DESIGN LIFE	NOTES
6.0	**Irrigation**						
6.1	Manual irrigation points	Break tank to M&E Engineer's specification	MDHPE pipe works, Manual irrigation connection points, Rainbird Quick Coupling Connector With locking cap Located at 25m radii distances (2 points no more than 50m apart)		BS 7562-5:1993 Planning, design and installation of irrigation schemes	25 years	S14 Irrigation
6.2	Automatic irrigation system	To M&E Engineer's specification	Automatic solenoid valve controlled system to provide automatic irrigation to all raised planters above structure		BS 7562-5:1993 Planning, design and installation of irrigation schemes	25 years	S14 Irrigation