

Clackamas Community College Grounds Committee Campus Planning, Development and Maintenance Values

VISION

Maintain the College as a community center for academic growth, cultural, recreation, and social awareness. Focus stewardship of the campus grounds on support of education, encouragement of community participation, and enhancement of natural resources.

PURPOSE

Recognizing the desirable characteristics that the campus grounds currently demonstrates, this document's purpose is to guide the Clackamas Community College community in its evaluation of future campus expansion and development. By seeking creative, collaborative solutions to site use conflicts and problems and focusing on maintaining the CCC campuses as community centers for academic growth, cultural, recreation, and social awareness and with a focus on environmental stewardship, support of education, encouragement of community participation, and enhancement of natural resources.

DESIGN CONCEPTS

GENERAL

- Designs will represent concepts utilizing current best practices and proven technologies.
- Maintain adequate open space at the college entries to provide gracious corridors, designed for an inviting, pleasant sense of arrival. Entries will continue to include a system of communicating college events and activities to the public.
- Retain the informal character of campus in design of circulation, open space, and natural setting, while striving to remain integrated with the growth of the increasingly urbanized surrounding area.
- When planning new facilities, preserve mature and protected landscape features.
- Designs will provide adequate space and access to support program functions, identity, and accommodate outdoor lab and material storage needs.

EDUCATION AND INSTRUCTION

Seek opportunities in the landscape design to utilize the campus effectively for various structured classes and for self-instruction. Develop demonstration areas and instructional gathering areas

- Educational / athletic features currently utilized are desired to remain undisturbed, if relocation is necessary and feasible, negotiation including all stakeholder groups will determine the final approach with understanding that any replacement features will be of equal or better quality, size and scope. Examples: Oregon Landscape Contractors

Association Test site, Rhododendron Display gardens, AAS, Turf Test Plots, Athletic fields and facilities, Composting Demonstration Area, Home Orchard Society Arboretum, Science land labs, Urban Agriculture Farm, and the Community Gardens.

- Preserve the Oregon Tree Transect, the Living Fossil instructional area, the Pauling Woods as a Science Lab, Pauling Native Gardens.
- Development of the planned Environmental Learning Center is to be an instructional land lab which accommodates stormwater management, educational features, passive, green open space conducive to nature observation and study, wildlife support.

ENVIRONMENTAL

- Maintain linkages to the larger Caufield Creek and Newell Creek watersheds.
- Maintain a stormwater system that maximizes capacity to treat stormwater while maintaining and/or creating viable wildlife habitat; maintaining cool water temperatures by providing shade and avoiding large open ponds; "daylight", where practical, converted stormwater flows to allow increased absorption and slow the flow of runoff; provide buffer areas such as swales near parking lots to capture runoff before it enters sensitive wetlands or creeks.
- Provide linkages between wetlands and damp forested areas to provide for migration of species.

MAINTENANCE

- Adhere to minimum standards for campus site construction. (Campus Services Document)
- Promote responsibility for conscientious stewardship in all horticultural practices.
- Adhere to International Society of Arboriculture (ISA) standards for maintenance of established trees to provide habitat and conform to Campus Tree Policy.
- Design for a separation of dense planting areas from foot traffic on all major pedestrian routes
- Maintain a system of classifying turf areas to inform maintenance practices.

CONSTRUCTION

PLANTINGS

- Concentrate ornamental plantings in the building areas of the campus and native vegetation on the campus perimeters creating a transition from "natural to refined", but not formal landscape.
- Utilize drought tolerant plants where natural soil moisture does not occur during the dry season.
- Where feasible, provide transition areas of paving, lawns and "intermediate" landscape to reduce weedy plant migration into planting areas.
- Reduce the visual impact of vehicles to optimize the spatial experience of the campus user.
- Locate specimen trees with forethought for long range preservation because of the time required for their maturity.

LAWNS

- For both its visual and social use values, maintain a viable amount of lawn in central campus areas, especially as a part of spaces between buildings and in courtyards.
- Utilize "best maintenance practices" while maintaining vigor, purity and appearance of lawns and reducing the environmental impact.
- Maintain a system of classifying turf areas to inform maintenance practices.
- All grades and slopes shall be gently inclined to accommodate standard mowing equipment.

SIDEWALKS AND ROADWAYS

- Focus on reducing the conflict between vehicles and pedestrians
- Locate facilities service access points, as much as possible, in a manner to keep related vehicles out of pedestrian areas.
- Provide pedestrian ways for function, convenience, aesthetic quality and safety so as to link all instructional areas for multi-modal use.
- Retain and utilize the pedestrian routes system by the type and usage of materials, textures, colors, furnishings, and scale.

- Design and construct sidewalks for all primary routes and provide connection between outlying facilities, buildings, parking lots and the main campus.

STORMWATER

- With both design of new and alteration or reconstruction of existing roadway and parking areas, construct drainage, bio-filter swales and storage facilities with a goal of "no-net-increase" of water runoff from site.

LANDSCAPE FIXTURES

The grounds review committee will coordinate and work closely with other campus committees and departments in selection and installation of outdoor features.

- Coordinating related signage and art installations
- Consider outdoor lighting that will both meet codes and minimize evening light pollution.
- Use natural, durable, attractive materials in construction of site furnishings as well as other improvements. Adopt a plan for consistency in types of materials and character in coordination with Campus Services for selection of benches, refuse containers, ash urns, kiosks and other signage.
- Avoid the use of trendy style and chic or "cold" materials in permanent construction, rather design for classic styling utilizing organic form and materials.

DESIGN REVIEW

- Construct site work for durability, consideration of maintenance, and quality commensurate with that of new building construction.
- Provide site and landscape improvements in all areas impacted by new development including influences on such elements as access and circulation, drainage, lighting, automated irrigation, and vegetation. Include extension and enhancement of pedestrian routes.
- Include signage, adequate site furnishings for seating, litter containment, bicycle storage, artwork and screening.
- Utilizing International Society of Arboriculture (ISA) guidelines develop and adhere to standards that allow minimum-to-no impact on established trees and landscape plants designated for preservation.
- Grounds staff will participate in landscape planning design process and review installation progress during construction.

- Grounds Committee and Grounds staff will have a minimum of two weeks for concept plan review.

Finalized by the Grounds Committee on November 13, 2012

Under the direction of Kirk Pearson, Director of Campus Services

Grounds Committee represented by:

Plant Services Department: Kirk Pearson, Tom Powell and Aaron Ingersoll
Horticulture Department: Elizabeth Howley, Loretta Mills, and TJ McDonough
Life Sciences Department: Jennifer Bown and Joan Harrison-Buckley
Athletic Department: Keoni Mchone
Education Department: Alison Heimowitz
Associated Student Government: Dianne Tracy