1.0 GENERAL

.1 Requirements Include

.1 Materials and equipment required to provide a complete and properly operating irrigation systems.

.2 Design/Build Irrigation: Irrigation priced as design/build to be companies with CIC (Certified Irrigation Contractor) status, with irrigation field design works led by employees of CIP (Certified Irrigation Professional) designation or approved alternative education and certification.

.3 Irrigation for LEED Projects: Water efficiency design credits to be determined at time of LEED project consultation process and design strategy to be executed by project Consultants. Project Consultants are responsible for incorporating xeriscaping, native or adaptive plants into the design for the achievement of LEED credit targets. Project Consultants are responsible for considering plants proposed in Blue Green document by BCIT. Project Consultants responsible for notifying Owner of intentions to use plants outside of Blue Green document and receive Owner (BCIT Manager – Transportation and Grounds) approval based on justified LEED or aesthetic design rationale. Consultant to provide BCIT a written narrative on LEED credit targets and irrigation design system for understanding when reviewing plant palette choices.

.2 System Description

.1 Irrigation is required in all planting areas to support establishment of new installations or future planting renovations, and to support plant health during periods of extended drought or unforeseen site disturbances.

.2 Specification of tough, drought tolerant plant species is encouraged.

.3 Specification of water tolerant plants for rain gardens is required with reliance on supplemental irrigation system in times of drought stress.

.4 Massing with sub-shrub or groundcover, as well the use of soil conservation strategies, organic soil amendments and organic mulches to facilitate soil moisture retention is encouraged.

.5 Irrigation layout shall be designed according to recognized design principles to account for adequate overlap, efficient and sustainable water use with separate zoning for lawns, plantings, trees etc. and significant micro-climatic variations as required.

2.0 ADMINISTRATIVE AND SUBMITTAL REQUIREMENTS

.1 Coordination

.1 Demonstration: Coordinate site meeting(s) as required so as to test system and adequately instruct Owner (BCIT Manager – Transportation and Grounds) in the complete operating and maintenance procedures for that system.

.2 BCIT Submittals and Notifications

.1 Product Data: Include installation instructions and wiring diagrams for BCIT Manager – Transportation and Grounds will review and approve.

.2 Shop Drawings: Include layout of system (pipe, drain covers, sprinkler heads), water calculations, and zoning strategies for approval for any design-build irrigation work for BCIT Manager – Transportation and Grounds review and approval.

.3 Demonstration: Coordinate site meeting(s) as required so as to test system and adequately instruct Owner (BCIT Manager – Transportation and Grounds) in the complete operating and maintenance procedures for that system.

.3 Quality Assurance

.1 Ensure irrigation layout is designed according to recognized design principles to account for adequate overlap, efficient and sustainable water use with separate zoning for lawns, plantings, trees etc., and significant micro-climatic variations as required.

.2 Installer Qualifications: Installer shall be a member in good standing of the Irrigation Industry Association of British Columbia (IIABC).

3.0 PRODUCTS

.1 Manufacturers

.1 Subject to compliance with specifications the following manufacturers are acceptable:

.1 Rainbird.

.2 Or BCIT approved alternative.

.2 Operation

.1 Provide Record Drawings of the irrigation system with revisions noted, complete with PSI call outs and writing ties. Show zones or zoning edits accurately on record drawings.

.2 All zones are to accurately labelled in a booklet and placed inside the irrigation control box(es).

*** END OF **PLANTING IRRIGATION** SECTION ***