

4.0 Pool House & Gym/Wellness Design Proposal

4.1 Form, appearance and new functions

Pool House

It is proposed to enlarge the pool house from its current footprint such that it serves the needs of its occupants better. Due to the council's requirement to keep the existing garden wall it abuts, additional structure is required to support the roof and provide a hidden gutter behind. As a result of this a large part of the internal floor area is taken up by unusable internal load bearing structure. The character and material palette of the Pool House remains unchanged since the previous application, but does include an internal layout change. The new proposal's form is still subservient to the main house and still seeks to retain the original walled garden.

The chimney and fireplace has now been omitted in favour of a log burning stove with a steel flue located towards the back corner of the building, resulting in a less bulky appearance in elevation. The slimline glazing panels are positioned such that they provide a clear view from the Garden Room in the Main House all the way through to the walled garden.

Gym/Wellness

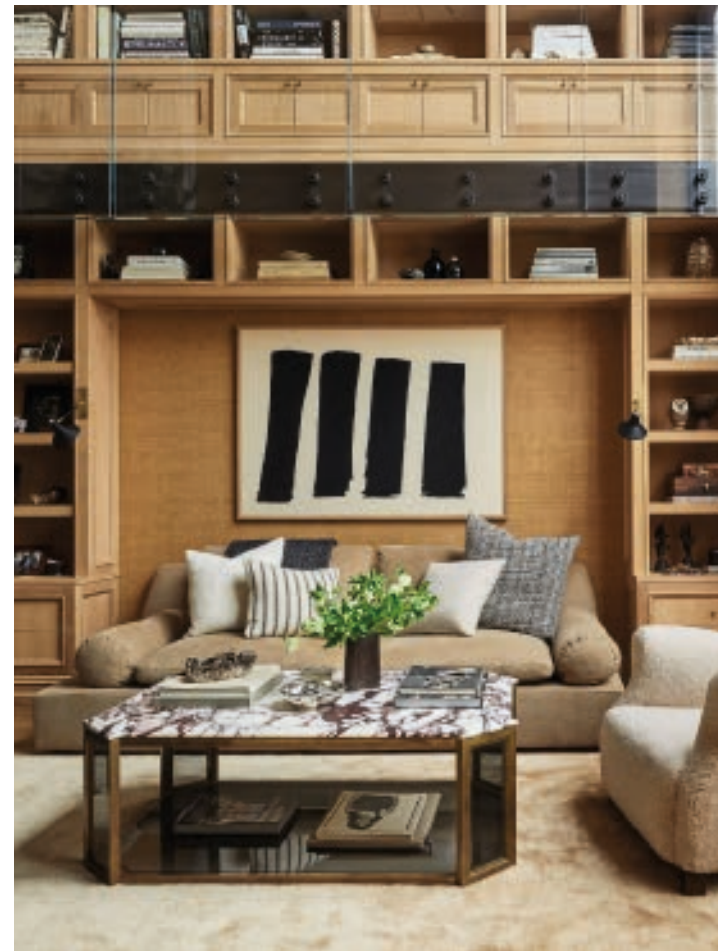
The games room and treatment room still propose to use the same Cotswold stone as the existing cottage it connects to, and is no different in mass to what has already been approved. Instead minor internal layout changes have meant that we have had to insert 2 new openings to the front elevation to provide a side entrance door, and a fixed window mirroring its size and location in elevation.

4.2 Material palette Pool House

These images express the primary palette of materials to be used on the external envelope of the proposed buildings.

Reference Images

- 1
Image showing the relationship and openness between the pool and pool house
Pool-house by Michaelis Boyd Associates
- 2
Simple building form with timber cladding above garden (farmyard) wall level
Pool-house by Michaelis Boyd Associates
- 3
Double height study space in stable building
- 4
New crittal doors to 'Rill' Garden



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4.3 Proposed Drawings

4.31 Plans

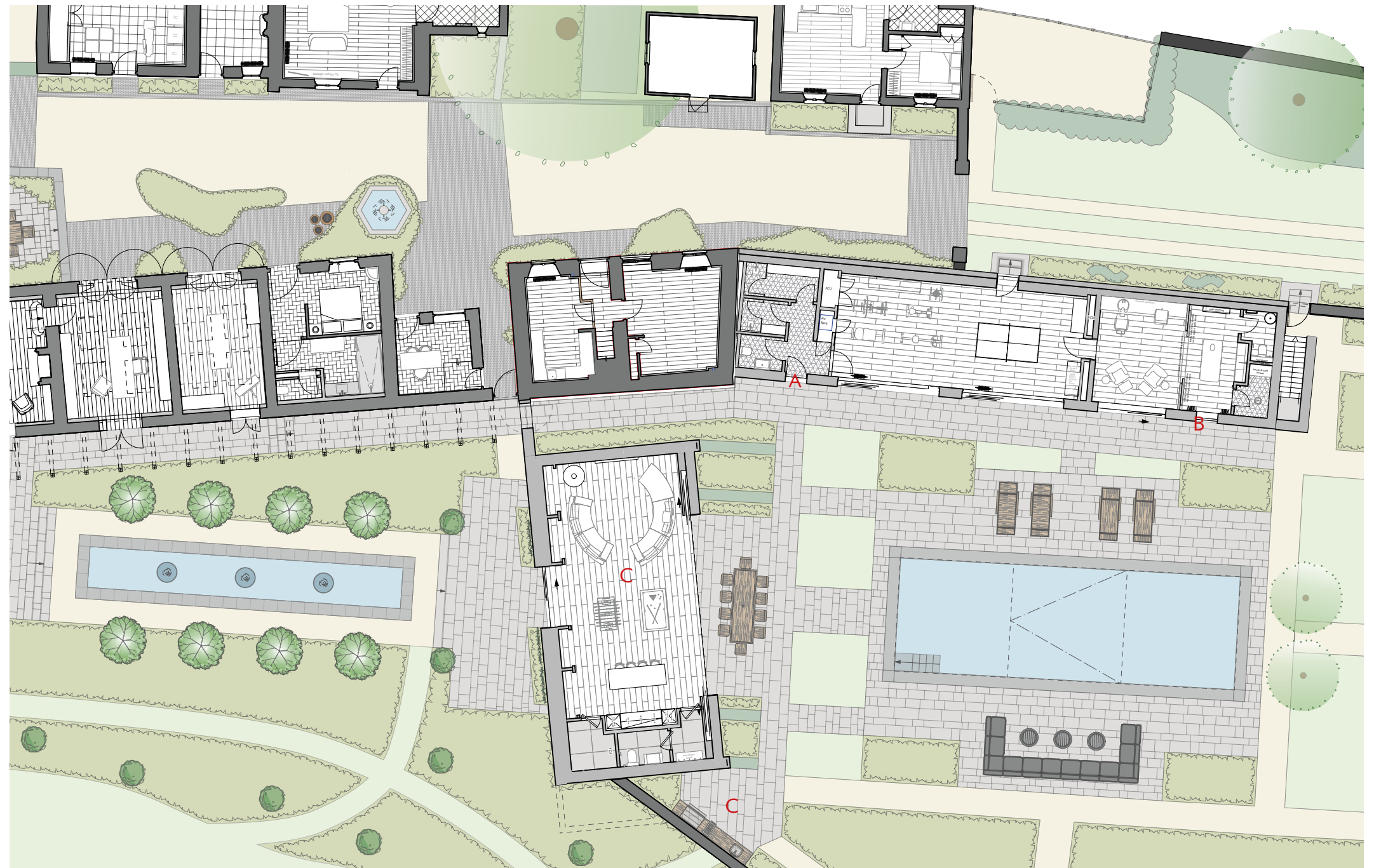
Not to scale

A: New door to Gym

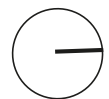
B: New window to Treatment Room

C: Changes to size and layout of Pool House

D: New outdoor BBQ area



1



4.4 Elevations & Sections

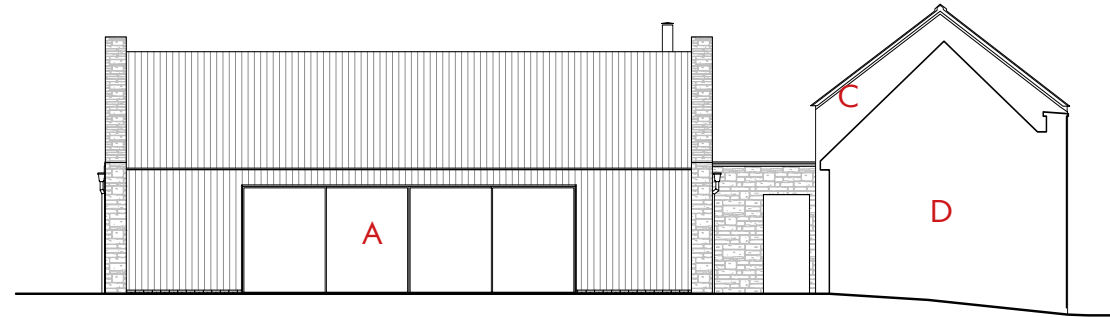
Not to scale

A: New Pool House

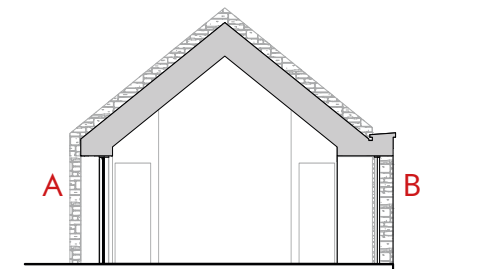
B: Existing Garden Wall

C: Existing two-storey Cottage

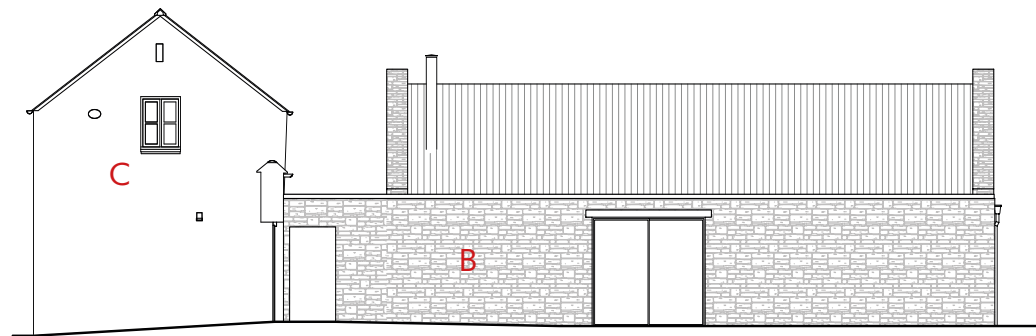
D: Proposed Gym with new roof and gable-end to match existing



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Elevations & Section

1
North Elevation of proposed Pool House

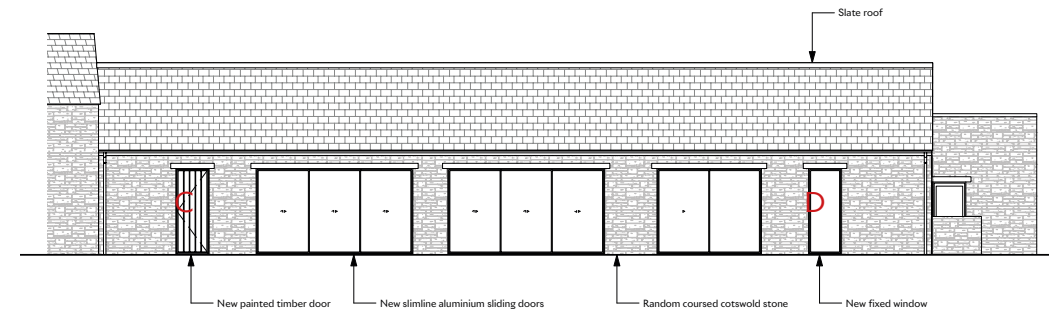
2
South Elevation of proposed Pool House

3
Section of proposed Pool House

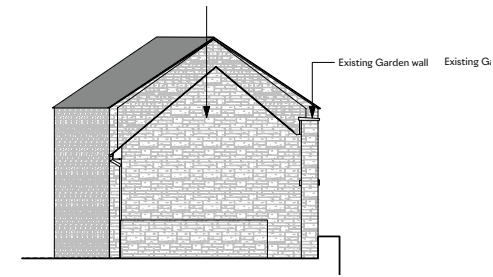
4.5 Elevations & Sections

Not to scale

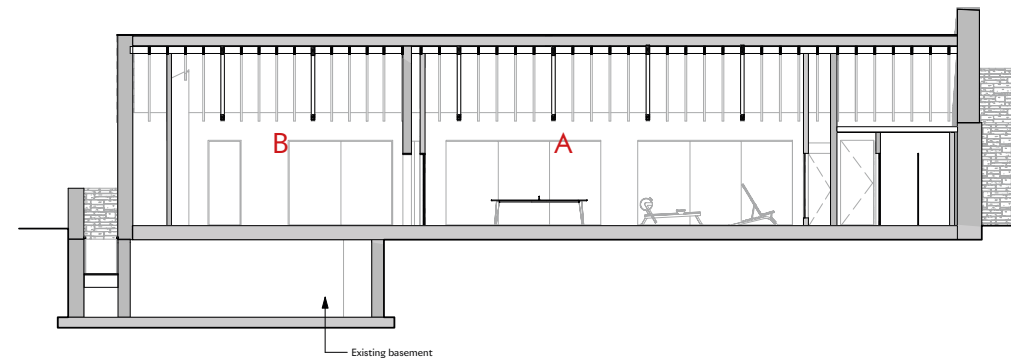
- A: Games Room
- B: New Treatment Room
- C: New Door
- D: New Window



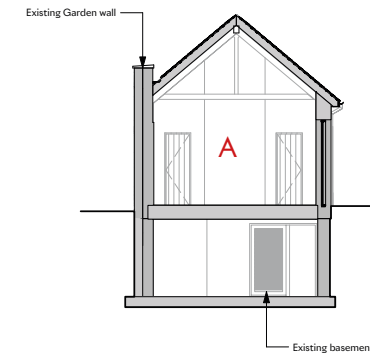
1



2



3



4

Elevations & Section

- 1 East Elevation of proposed Treatment Room
- 2 North Elevation of proposed Treatment Room
- 3 Section of proposed Treatment Room and Media Room
- 4 Section of proposed Media Room

5.0 Plant Enclosure Design Proposal

5.1 Form, appearance and new functions

Plant Enclosure

As a way of reducing their reliance on fossil fuels and decreasing their carbon footprint our client is seeking to install air source heat pumps for the primary heating of all the habitable spaces.

The units have carefully been selected by the mechanical engineers to provide a long service life, and a high level of efficiency for the occupants of this house. To minimise the impact these units have on the look and feel of the spaces, we have placed it outside of the walled garden area, in a space that already has nearby sheds. The location will mean that the enclosure for the large part will be screened by the garden wall and the new planting surrounding it, and therefore will not be visible on a day to day basis. We are proposing to screen it with oak timber cladding that is acoustically rated to further reduce the visual impact it may have and the noise levels it might produce. Given it's distance away from any habitable spaces, acoustic treatment will not be required.

5.1 Proposed Drawings

5.2 Plans

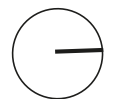
Not to scale

A: Existing cotswold stone wall

B: Proposed timber screening

C: Proposed plant location

D: Existing stores/green houses



6.0 PREVIOUS APPLICATIONS

There are 21 applications connected to the property, all of which are listed below:

Ref. No:22/00779/LBC - Grant, subject to conditions (2022)

Ref.No: 22/00767/HHD - Grant, subject to conditions (2022)

Ref. No: 15/03142/TCA - Under Consideration (2015)
Works to trees at Manor House Gardens

Ref. No: 15/02115/TCA - Under Consideration (2015)
Erection of gates to front access

Ref. No: 11/1598/P/FP - Grant, subject to conditions (2011)
Erection of extension to pavilion and viewing platform.

Ref. No: 11/0365/P/FP - Withdrawn (2011)
Erection of single storey extension to rear elevation of cricket pavillion, construction of viewing platform and extend decking area.

Ref. No: 09/1231/P/FP - Refused (2009)
Erection of illuminated cricket scoreboard, (retrospective)

Ref. No: 09/0937/P/FP - Refused (2009)
Erection of cricket pavilion store, (retrospective)

Ref. No: 09/0118/P/FP - Grant, subject to conditions (2009)
Erection of two grounds maintenance machinery stores

Ref. No: 08/1758/P/FP - Grant, subject to conditions (2008)
Erection of cricket pavilion.

Ref. No: 08/1224/P/FP - Refused (2008)
Erection of cricket pavilion

Ref. No: 07/1887/P/FP - Grant, subject to conditions (2007)
Alterations to drive and new access to highway, increase size of lake approved under 07/1206/p/fp.

Ref. No: 07/1206/P/FP - Grant, subject to conditions (2007)

Erection of single storey extension to east elevation, alterations to outbuilding to include conversion to staff accommodation, erection of pool/gym building and new staff flat.

Ref. No: 07/1207/P/LB - Grant, subject to conditions (2007)
Internal and external alterations

Ref. No: 04/1003/P/FP - Approved (2004)
External alterations to allow erection of eight security cameras on posts/walls and eleven security beams (modification to planning application 04/0176/p/fp), retrospective.

Ref. No: 04/1003/P/FP - Approved (2004)
Erection of eight security cameras on posts/walls and eleven security beams (modification to planning application 04/0174/p/fp), retrospective.

Ref. No: 04/0247/P/FP - Grant, subject to conditions (2004)
Erection of gates to front access

Ref. No: 04/0174/P/FP - Refused (2004)
Erection of seven cctv cameras and four 1800mm high posts housing security beams,(retrospective)

Ref. No: 04/0176/P/LB - Refused (2004)
External alterations to allow erection of seven cctv cameras and four 1800mm high posts housing security beams (retrospective)

Ref. No: 03/2250/P/FP - Withdrawn
Erection of timber gates to front access,(retrospective)

Ref. No: W90/1340 - Approved (1990)
Internal and External Alterations.

