

BALLARD SCHOOL

DESIGN AND ACCESS STATEMENT
DECEMBER 2023 - PLANNING - ISSUE 01

PROJECT DESCRIPTION: OVERFLOW CAR PARK

PROJECT LOCATION: BALLARD SCHOOL
FERNHILL LANE,
NEW MILTON,
BH25 5SU

PREPARED FOR: BALLARD SCHOOL

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1.0 Introduction

The scope of this document, the design team and the brief.

1.0 The Scope

This design and access statement has been prepared by Simpson Hilder Associates to support the full planning application on behalf of Ballard school for the expansion of parking facilities on the lower playing field.

The proposal seeks to deliver around 35 new spaces, to support the growing capacity of spectators at weekly sporting events. The proposed facilities will allow for easier flow of cars during school pick-up hours, while also benefiting the community during sporting events.

Ballard school grounds are regularly used for community sport teams and event in the evening and during the weekend. The additional parking space will provide support for this growing community engagement.

1.1 The Design Brief

The design brief is to provide additional parking with a view, to support the increasing capacity for sports matches. With the biweekly matches and multiple sports festivals held termly with visiting schools in attendance, the on-site vehicular parking is limited. The proposal seeks to increase the parking facilities for visiting minibuses, spectators and additional this will support traffic flow during school pick-up hours.

The following points were discussed that would drive the concept design:

- + Design to not be overdeveloped
- + Respect the existing site
- + Views onto the playing fields, for spectators.
- + Permeable gravel finish, with a discreet plastic grid and base course.



Aerial satellite view of the site with the red line indicating the approximate site boundary.

2.0 Site Analysis

A summary of the site location and establishment of key parameters to inform the best design approach.

2.1 Site Analysis

Site Constraints

Due to on-site TPOs and adjacent SINCs, a tree survey and arboricultural report has been taken and submitted with the application.

Road Access - there is limited road access on site. There are two access tracks, which both support a one way system.

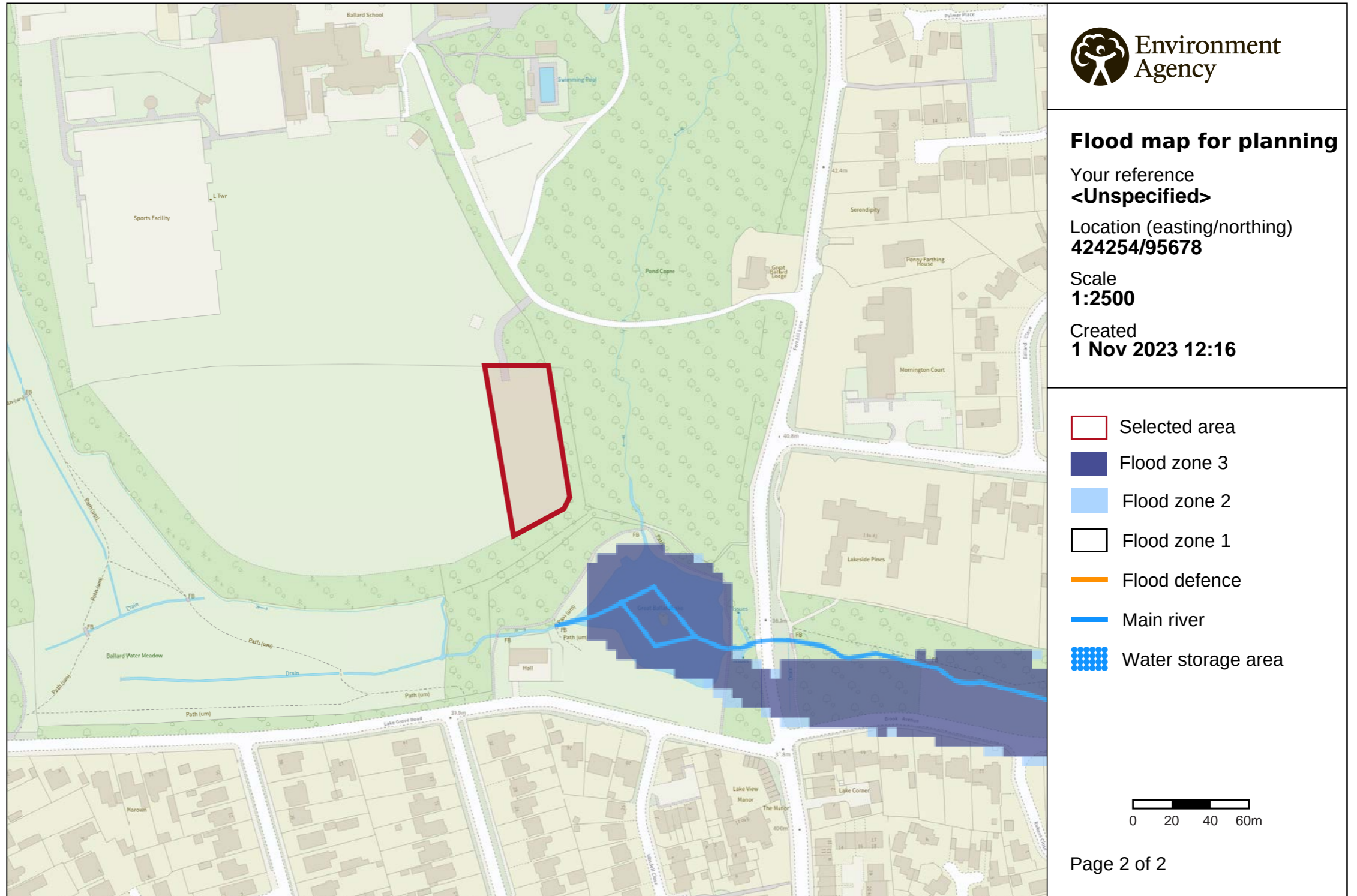
Flooding - After completing the flood survey, the site is deemed zone 1, therefore low risk.

Gradient - the site has some slope, a topography survey should assist during design.



2.2 Flood Risk

The current environmental agency flood map shows the site is within a flood zone 1. Therefore there is very low risk of flooding, and no further attention is needed in terms of defence during the design phase.



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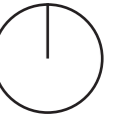
3.0 The Proposal

A review of the existing site with the proposed design, indicative parking numbers and spatial layouts.

3.1 The Existing Site Plan



- Site Boundary
- Property Boundary

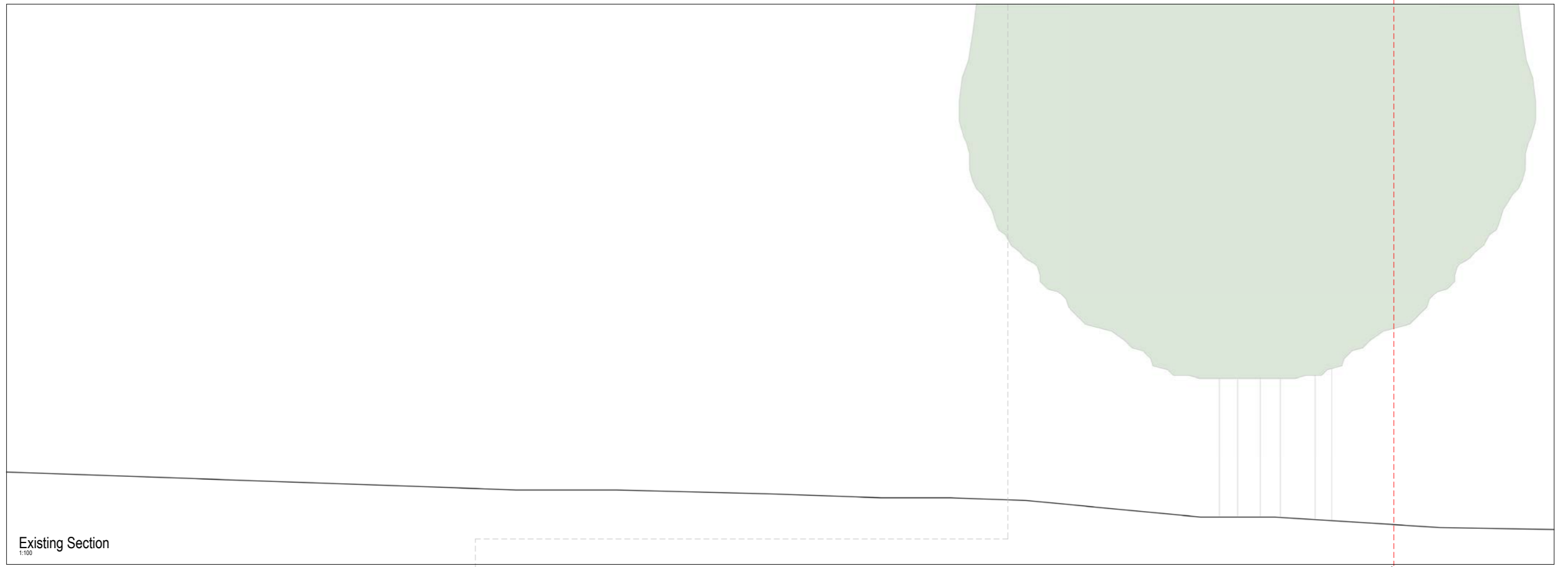


3.2 The Proposal

The proposal is for a temporary car park that seeks to deliver around 37 new car parking spaces, with additional minibus spaces. This will support the growing capacity of the school and additionally ease the traffic during school pick-up hours, while also providing more parking facilities for visiting schools and spectators during sporting events.



Proposed Site Plan



Existing Section
1:100

LOWER PLAYING FIELD

PROPOSED SITE

PROPERTY BOUNDARY

POND COPSE



Proposed Section
1:100

LOWER PLAYING FIELD

3M RUN OFF ZONE

DRAINAGE SINK

BUND

CAR PARK

ACCESS TRACK

HEDGING

TPOS

EXISTING GROUND LEVEL

CELLWEB TRP MEMBRANE SYSTEM

4.0 Planning Policy and Strategy

An Overview of the outline consent and proposed strategy.

4.1 Planning Principles

The proposal is for an overflow car park that seeks to deliver 37 new car parking spaces, with an addition 6 minibus spaces. This will support the growing capacity of the school and support the community by providing more parking facilities for visiting schools and spectators during sporting events.

The space is to have a permeable gravel finish, with a discreet plastic grid and base course, that is designed to have minimal impact to the site.

4.2 Amenity Considerations

The designs have been developed with consideration to its neighbouring occupiers with the consideration of the environmental constraints.

The site is within the boundary line and has no visual impact on surrounding properties. Therefore it is considered that there are no concerns in respect to undue impacts.

4.3 Planning History

January 2023 - previous planning approval was granted for the demolition of timber sheds; erection of two storey classroom with associated landscaping.

October 2022 - Standalone Two Storey Teaching Building
Comprising of 8 Classrooms and Associated Staff Rooms.

March 2022 - New front entrance to school, existing porch to be enclosed with glazed screen; associated steps.

April 2015 - previous planning approval was granted for hard standing and layer alterations to the existing car park.

4.4 Access/ Parking

The proposal does not affect existing pedestrian or vehicle access to site. The design proposes a gravel finish car park, with 37 spaces. The existing site has 123 parking spaces, split between the central and top car park.

4.5 Flood Risk

According to the flood risk map at GOV., the site sits within a Flood Zone 1 boundary, therefore has a low probability of flooding.

4.6 Ecology

The site is a sports fields, existing of utility sports mixed grass, regularly mown, close cut.

The proposal is set 6 metre distance from any of the TPOs and uses a permeable tree protection plastic grid, with a gravel infill, therefore is no impact to the trees or their roots.

A simple ecology statement has been submitted with the application.

We consider the scope of the proposal, and its area will have minimal impact on ecological environments.

5.0 Conclusion

This document has been prepared for Ballard School, in relation to the proposal for a new car park.

It is felt that through a careful design approach the proposals will enhance the existing site layout and allow the school to grow and become a more efficient, and rewarding space for both students, staff and visitors.