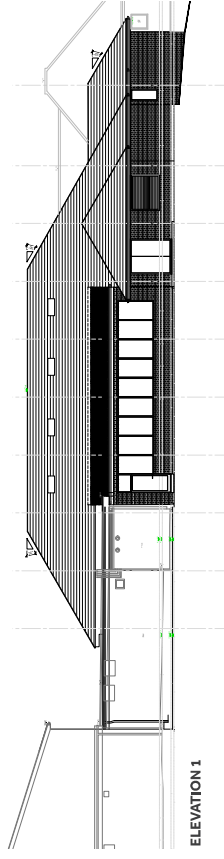
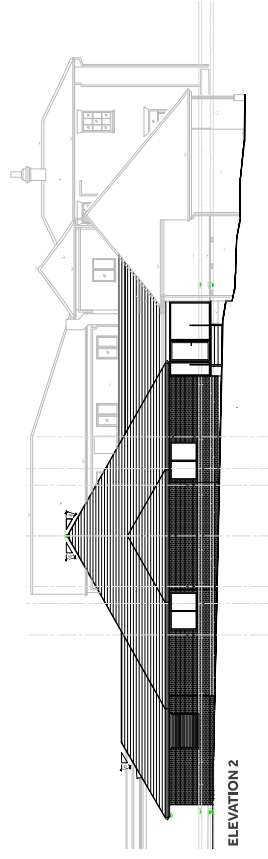


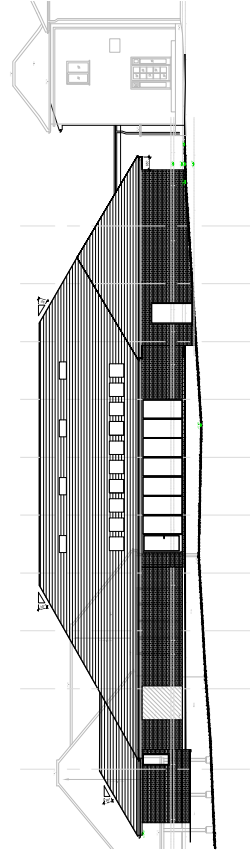
3.07 Existing Elevations



ELEVATION 1

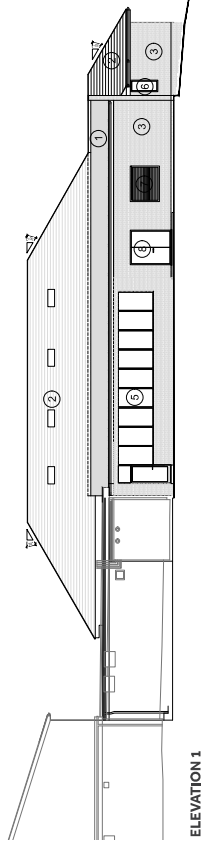


ELEVATION 2

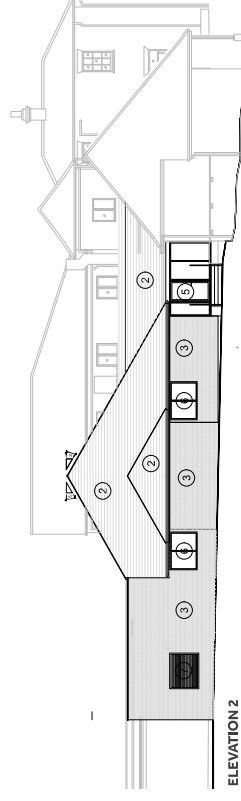


ELEVATION 3

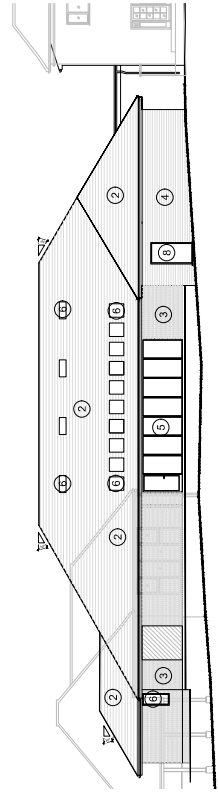
3.08 Proposed Elevations



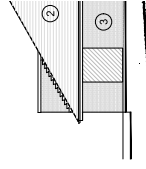
ELEVATION 1



ELEVATION 2

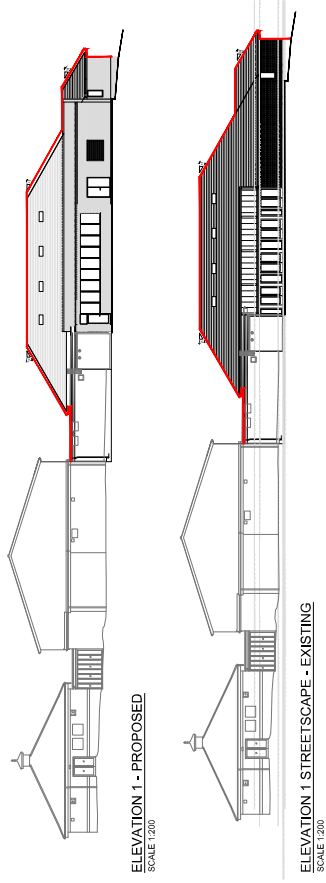


ELEVATION 3

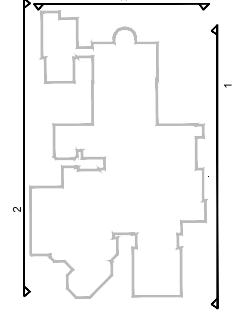
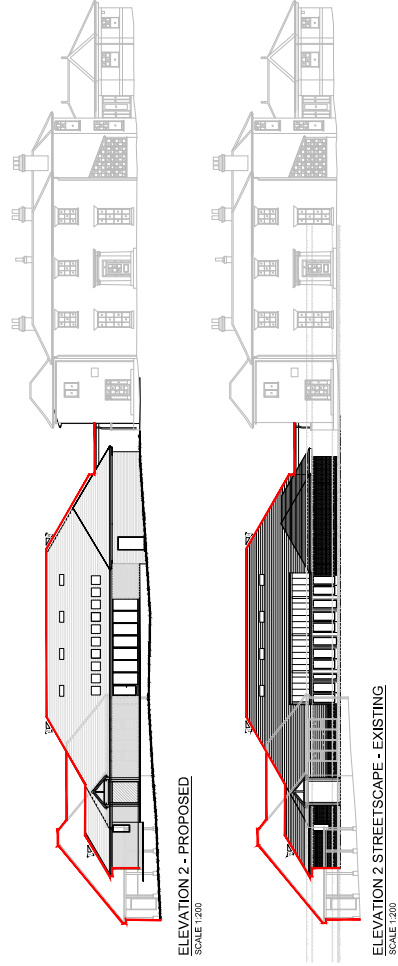
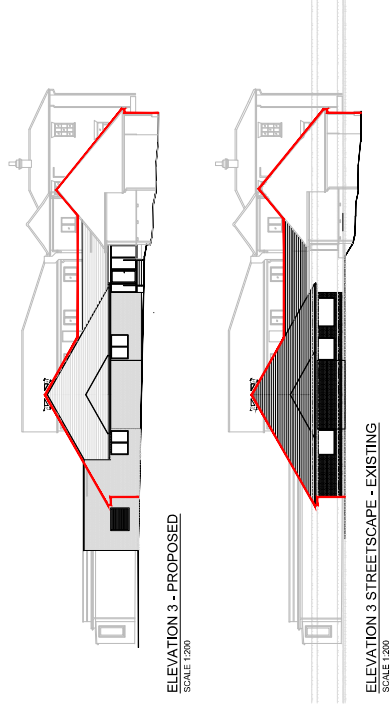


ELEVATION 4

3.09 Comparison Elevations

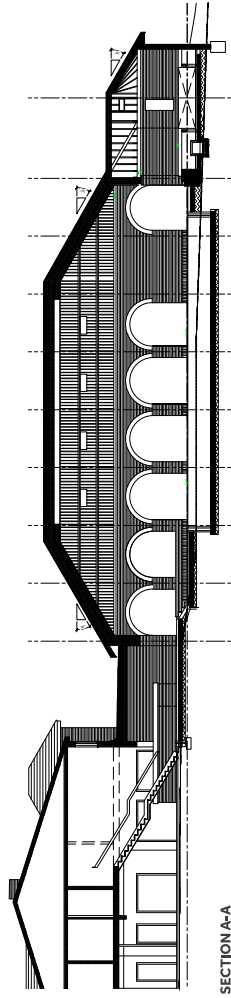


3.09 Comparison Elevations

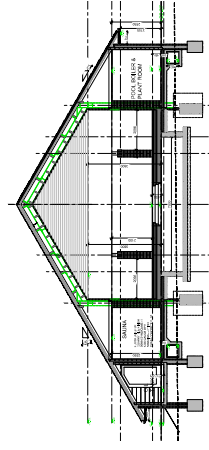


BUILDING OUTLINE FROM EXISTING BUILDING OVERLAIN ON PROPOSED FOR COMPARISONS

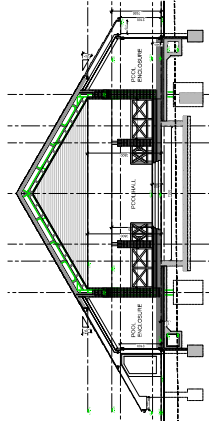
3.10 Existing Sections



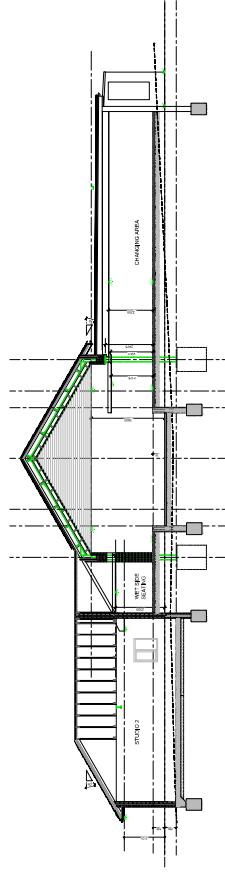
SECTION A-A



SECTION B-B



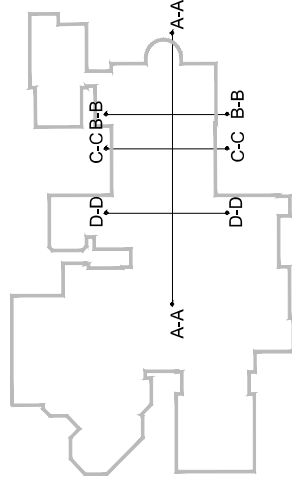
SECTION C-C



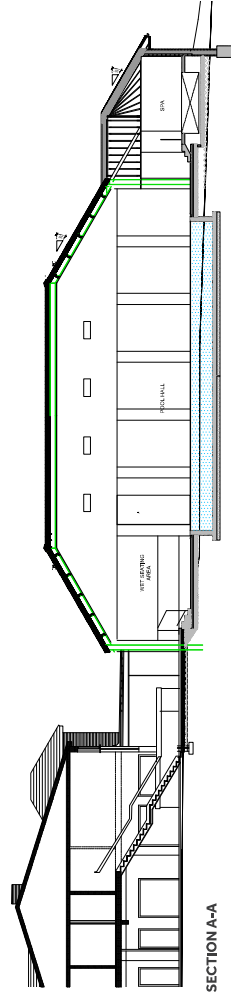
SECTION D-D

MATERIALS:

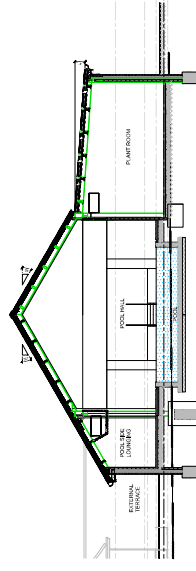
- ① SINGLE PLY ROOF
- ② SLATE EFFECT ROOF
- ③ BRICK TO MATCH EXISTING
- ④ TIMBER EFFECT SIDING
- ⑤ CURTAIN WALLING
- ⑥ WINDOWS
- ⑦ LOUVRE PANELS
- ⑧ DOORS



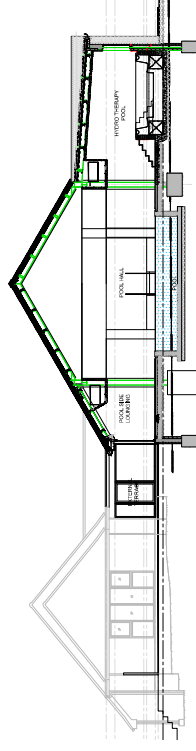
3.11 Proposed Sections



SECTION A-A



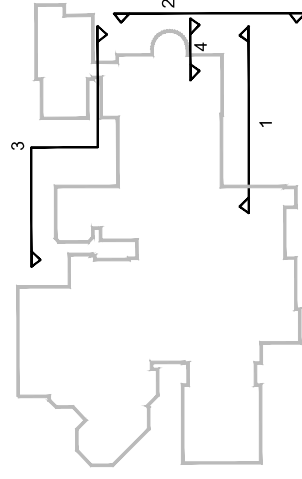
SECTION B-B



SECTION C-C

MATERIALS:

- ① SINGLE PLY ROOF
- ② SLATE EFFECT ROOF
- ③ BRICK TO MATCH EXISTING
- ④ TIMBER EFFECT SIDING
- ⑤ CURTAIN WALLING
- ⑥ WINDOWS
- ⑦ LOUVRE PANELS
- ⑧ DOORS



4 | Access, Supporting Info and Conclusion

4.01 Inclusive Design

It is intended that the proposed extension will be an 'inclusive design' that works to break down the various physical barriers many different people face and to create a user-friendly environment where all people can access the various facilities with equal ease.

The Inclusive Design Process

Inclusive design should be seen as a continuous process from initial concept to detailed design by way of the planning and building control approval processes; onto construction and the operation, management and maintenance of the completed facility.

Legislation

The major pieces of legislation which influence the access, service, employment and use of the building are The Disability Discrimination Act 1995 (DDA), Approved Document (Part M) of the Building Regulations, BS8300: 2001 and Planning and access for disabled people: a good practice guide (ODPM, 2003).

This requires that reasonable steps be taken to ensure that Service Providers do not discriminate against disabled people.

This legislation isn't however the primary source for how the designer will respond in order to ensure there is no discrimination, instead the building will be required to comply as a minimum with Part M of the Building Regulations. This document is in part based on and references to, the guidance contained with BS8300:2009 'Design of buildings and their approaches to meet the needs of disabled people – Code of practice' and it is this document which gives far more detailed practical guidance on access to and use of buildings.

More specific design guidance will additionally be gained from the Sport England guidance note 'Accessible Sports Facilities' along with the specific data sheets for individual sports. Whilst these may not be Statutory Documents they are generally accepted as providing the best source for this very specific building type.

Sport England 'Accessible Sports Facilities' (2010) and DfT 'Inclusive Mobility: a guide to best practice in the design of pedestrian and transport infrastructure have been referred in the approach to accessible design.

Opening Times

- Club House
9.00am – 11.30pm (both weekdays & weekends)
- Bowling Green
9.00am – 10.00pm (weekdays) 9.00am – 8.00pm (weekends)
- MUGA & Pitch
9.00am – 10.00pm (weekdays) 9.00am – 8.00pm (weekends)



4.02 Escape

Detailed guidance on means of escape for disabled people is given in BS 9999:2008 Code of Practice for fire safety in the design, management and use of buildings, Section 9 part 4.6 Evacuation of disabled people.

A fire evacuation plan will identify physical features that can support the means of escape for disabled people, the number of staff to provide assistance and a communications system to ensure information is conveyed to all disabled people using the building.

It is not possible to accurately determine the numbers of disabled people that will use the building; however, it is likely that they will include the following:

- Mobility-impaired people
- Wheelchair users
- People who are deaf and hard of hearing
- Blind and partially sighted people
- People with cognitive disabilities
- People with unseen health disabilities such as asthma.

Each of these groups of people may require either:

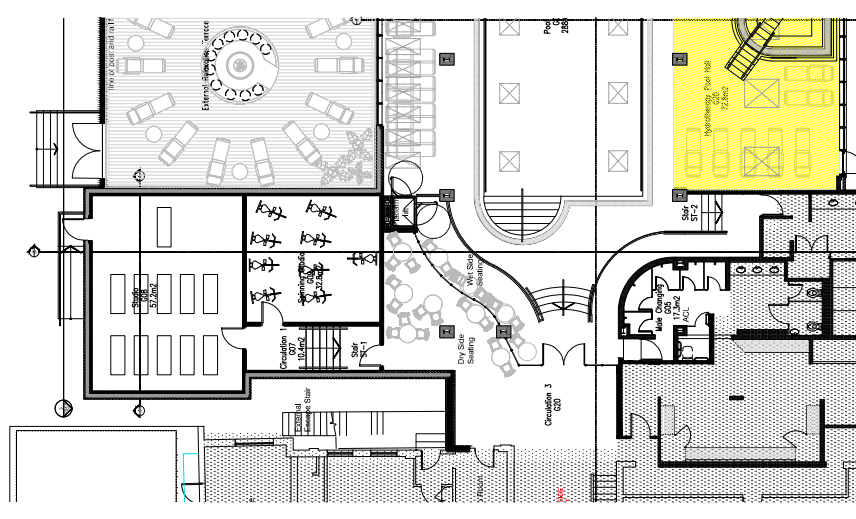
- Suitable physical features to enable them to exit independently
- Assisted evacuation

The evacuation plan will define a comprehensive management procedure for the evacuation of all occupants including disabled people. Fire safety refuges will be provided on escape routes.

Refuges are places of relative safety where disabled people can wait for short periods of time before making their way to the final exit or await assistance to the final exit.

A well-designed layout is critical to achieving maximum accessibility. Some disabled users may prefer the privacy of an individual cubicle and, wherever possible, these are provided. All changing areas are designed so that disabled people can use them and includes unisex accessible changing complete with shower and toilet. This enables assistance to be given by someone of either sex.

This is far from exhaustive and an access audit will be undertaken on commencement of the next stage of detailed design identifying areas and elements of the building that need particular input to ensure the design develops in line with best practice.



4.03 Conclusion

The proposals contained within this application are largely a 'like for like' replacement with minor enhancements that are collectively modest in nature and the resultant proposals similar to that of the existing building (prior to the fire).

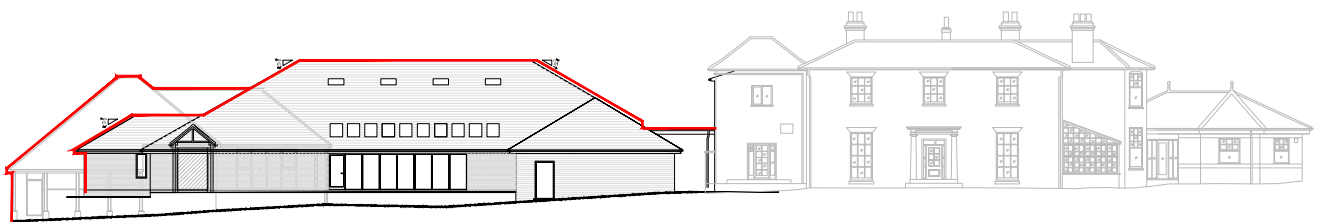
The energy performance criteria (pool filtration and air handling) have evolved since the building was constructed and are more onerous in nature collectively resulting in a larger plant room as a consequence.

The scale, massing, height and external materials of these proposals are akin to the previously approved scheme and as such should have no detrimental impact on the openness of the site, surrounding landscape, character of the area and amenity. Highway safety and parking/deliveries remain unaffected by these proposals.

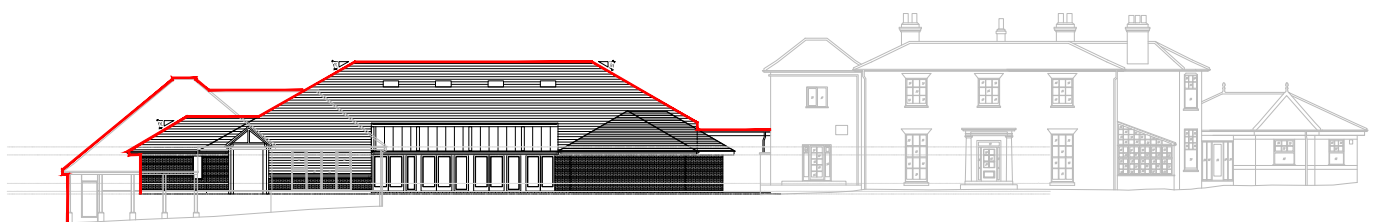
The revised energy strategy remains well in excess of Building Regulations requirements with low carbon emissions, and efficient services systems.

The revised scheme continues to reference the history of the site and incorporates these in its overall design.

Finally, this development is considered to comply with local and national planning policy such that it should be considered for approval.



ELEVATION 2 - PROPOSED
SCALE 1:200



ELEVATION 2 STREETSCAPE - EXISTING
SCALE 1:200