

Farnsfield Parish Council

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# East Side Project

## Pavilion Design Statement

**First Issue**  
October 2021



## Revision Schedule

## Pavilion Design Statement

October 2021

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Rev	Date	Status	Prepared by	Reviewed by	Approved by
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-	October 2021	First Issue	Calum Reford, PGDip, BSc (Hons)	Lee Barnes BSc (Hons) MCIHT	Lee Barnes BSc (Hons) MCIHT

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## 1.0 Introduction

- 1.1 This Design Statement has been prepared in accordance with instructions from Farnsfield Parish Council (FPC) to accompany the Proposed Layout Plan (dwg. 21/-849-DRAFT) of a proposed Sports Pavilion; part of the full concept design to RIBA Stage 2 of the East Side Project in the village of Farnsfield, Nottinghamshire.
- 1.2 The East Side Project revolves around FPC's visions to enhance the recreation greenspace in the areas known as Hadleigh Park, Reynold's Field and The Acres. As part of the wider brief, Inspire Design and Development were commissioned to prepare a concept design for enhanced recreation facilities as well as the viability of a new driveway to serve the proposed facilities in Reynold's Field and The Acres.
- 1.3 This design statement will provide a brief description of how the design of the pavilion relates to the guidance set out by Sport England. The Statement will discuss the potential uses for the pavilion and sustainable materials which can be incorporated into the design as the project is developed in to the next stages.
- 1.4 Figure 1 shows a the location of the Sports Pavilion (item 'N') as set out in the Illustrative Masterplan (dwg. 679-ALA-00-XX-DR-L-001 P02). The Pavilion will be located in the area known as Reynolds Field at the centre of the Eastside Project.



Figure 1 - Location of Pavilion at Item 'N'

## 2.0 Local Context

2.1 The village of Farnsfield is a large village in the Sherwood Forest of Nottinghamshire. A predominantly residential village, Farnsfield has some excellent examples of historic buildings finished in traditional red brick and white render.



Figure 2 - Main Street Looking East



Figure 3 - Properties on Southwell Road adjacent to Hadleigh Park

2.2 The built form is largely low density housing, with larger properties found along Main Street and Southwell Road; indicating the original settlement area of Farnsfield Village.

As the village extended, more modern semi-detached red brick housing can be found along Alexander Road and Station Lane. The East Side Project area is located on the east side of Parfitt Drive; a more recent development completed in the early 2000's. The properties in this area are of a traditional red brick design with outlooks of Hadleigh Park.



Figure 4 – Parfitt Drive Looking South

- 2.3 The location of the Pavilion, as shown in figure 1, allows the facility to be at the centre of the project within Reynolds Field. This location creates an opportunity for the facility to be used for a number of community events, local sports clubs and for use by allotment owners to provide appropriate welfare facilities; something that is not currently available.
- 2.4 The design of the Pavilion should take inspiration from the local area; creating a suitable landmark for the easide project, while being contextually appropriate for the village.

### **3.0 Design Principles**

- 3.1 When considering the design of the Pavilion, the 'Clubhouse Design Guidance' by Sport England was consulted in order to provide the optimum design as a multi-purpose sports pavilion and community space. The layout of the Pavilion is shown in drawing 21-849-DRAFT attached in Appendix A of this Statement.
- 3.2 The internal layout of the spaces in the Pavilion has been designed to allow people using the building to use it in a logical and efficient way. In addition, the spaces have been design to provide a suitable degree of flexibility and ease of maintenance. Consideration has also been given to the separation of changing areas and the accessibility requirements of all users.
- 3.3 The Pavilion includes the following facilities in accordance with Sport England standards;
- Kitchen
  - Meeting Room
  - First Aid
  - Cleaners Store
  - Male & Female Disabled WCs
  - Plant and Storage Room
  - Home & Away Changing Rooms, with shower cubicles and WC.
  - Equipment Store

#### ***Public Areas***

- 3.4 The main entrance will be easily indentifiable and welcoming. A draught lobby has been created to ensure that draughts are eliminated and heat within the building is retained. Opportunities for a noticeboard area could be incorporated in the lobby to inform of community events, sports fixtures and other notices of interest. Passive security has also been considered by placing the kitchen and the meeting room close to the main entrance lobby allows users to see who is entering and leaving the building.
- 3.5 Corridors within the Pavillion have been designed in mind of those who may be carrying large kit bags or equipment, and for those users who may be in wheelchairs. In accordance with Sport England guidance, the corridor's width is 1.6m to maintain appropriate flow and allow for wheelchair access.

- 3.6 In the interests of safety, good visibility of all circulation spaces has been incorporated into the design, including the use of glazed doors to and from the social spaces in order to allow passive surveillance and natural light between corridors and social areas.

### ***Changing Rooms***

- 3.7 The changing rooms have been designed to provide flexibility to all sports clubs which may wish to use the facilities. Individual team changing rooms have been designed to be big enough to accommodate the largest number of players, coaches and other assistants which may attend sporting events.
- 3.8 Each changing room has access to a toilet included as well as provision of 3no. shower cubicles to provide adequate privacy for users. All changing areas are designed to carefully manage security of those using the facility. Closed sightlines have been adopted in order to restrict views of the changing areas from the public areas in order to maximise security and privacy of all users.
- 3.9 While the Pavilion does not include self-contained changing areas for officials; however, the first aid room can be utilised as an officials changing area. This is in accordance with the design guidance set out by Sport England.

## 4.0 Sustainability

- 4.1 There are many ways in which the Pavilion can be designed to promote sustainable use of resources and provide a net gain in environmental benefits. Sport England have produced design guidance for 'Clubhouse Sustainability' which includes ways in which the pavilion can require less water, energy and natural resources during construction.
- 4.2 The Pavilion design seeks to maximise natural light, especially in the meeting room, where glazed folding doors are proposed to provide an open and bright space. This also provides an opportunity for natural ventilation in the summer months.
- 4.3 Consideration could also be given to the use of Modern Methods of Construction which embraces a wide range of offsite manufacturing and onsite construction techniques designed to reduce construction waste and improve building efficiency.
- 4.4 The design proposes to use sustainable construction materials such as timber frame construction and timber boarding fascia. To enhance the efficiency of the building, double glazed windows and doors should be considered in future stages of the design.
- 4.5 Additionally, in future design proposals, other sustainability methods could be considered, such as;
- Rain Water Harvesting.
  - Solar Panels.
  - Installation of LED lighting.
  - Installation of a 'Green Roof'.
- 4.6 It is recognised that some of these methods have the potential to increase build costs. A collaborative approach between FPC and Inspire will assist in developing the design concept further into a detailed design proposal to RIBA Stage 3, adopting sustainable methods which are economically viable.
- 4.7 As the design develops through RIBA Stage 3, inspiration can be drawn from figures 5-7 which demonstrates ways in which other similar project have adopted some of the methods mentioned above.



Figure 5 - Example of a Pavilion with Green Roof in Richmond.



Figure 6 - Example of Timber Clad Pavilion in Shropshire



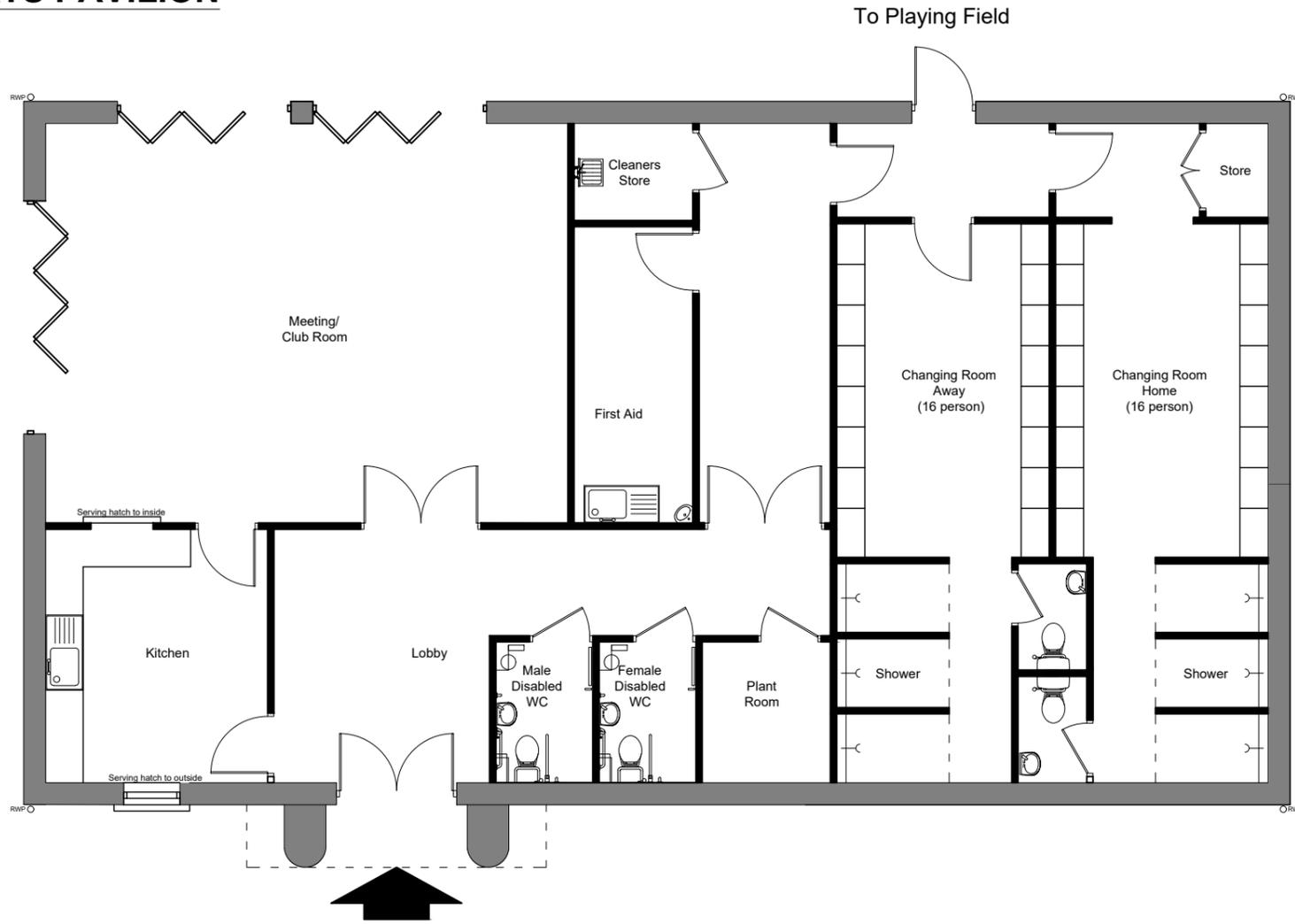
Figure 7 - Example of Sports Pavilion with Solar Panels in Braunstone

## **5.0 Conclusions & Recommendations**

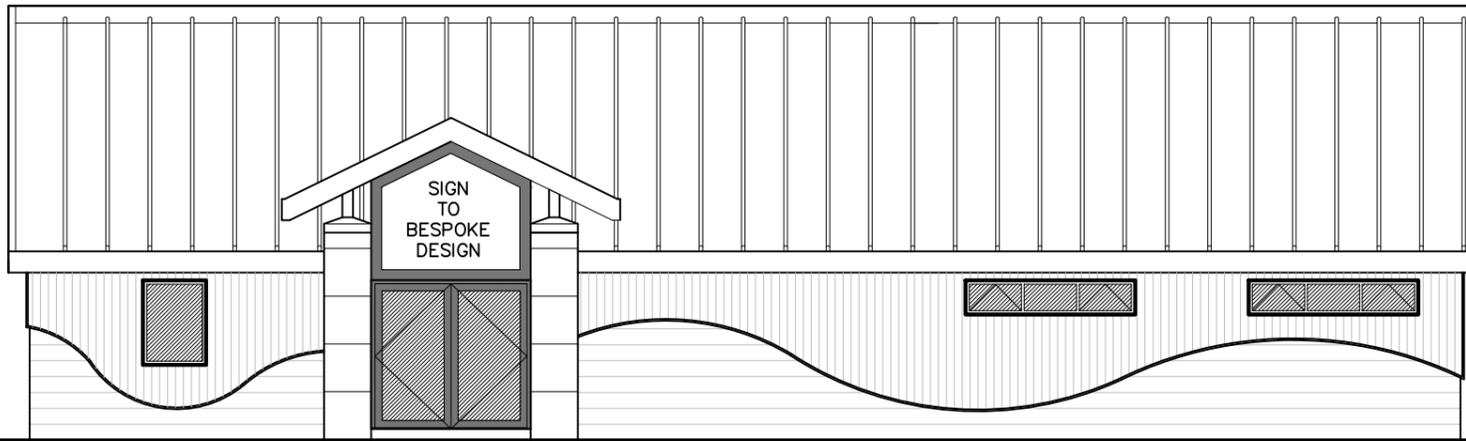
- 5.1 This design statement sets out the proposed sports pavilion design for the East Side Project up to RIBA Stage 2. The statement explains how the design of the sports pavilion responds to the design guidance set out by Sport England.
- 5.2 A brief contextual analysis provides an understanding of how the pavilion should be designed in accordance with the local context of Farnsfield Village; taking inspiration from the traditional buildings of the village centre.
- 5.3 Inspire recommend that further work should be carried out as a collaborative approach in order to further develop the concept of the sports pavilion through RIBA Stage 3 'Developed Design'. This collaboration will help to better create a design which is not only functional, but maximises the sustainability efforts of the Council to create a true community space.

**APPENDIX A PROPOSED PAVILION DESIGN**

# SPORTS PAVILION



Ground Floor Plan



Front Elevation

## MATERIALS SCHEDULE:

- External Walling - Self finish artificial block (Forticrete)  
Stained Timber Boarding
- Roof Covering - Standing Seam Metal Composite Roofing
- Windows & Doors - Aluminium windows & doors.
- Rainwater goods - Powder coated metal gutters and rain water pipes.

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## NOTES:

All works to be carried out in accordance with the current Building Regulations, British Standards and Codes of Practice and to the satisfaction of the Local Authority Building Inspector.  
All dimensions are to be checked on site prior to the commencement of any works. Any discrepancies to be reported **PRIOR** to the commencement of the relevant works.  
Identification purposes only. Plan extracted from O.S. Plan not Site Survey

## CDM Regulations:

Under Section 5.1 of the Construction (Design and Management) Regulations 2015 the client must appoint in writing, a designer with control over the pre-construction phase as principal designer for notifiable projects. Where the Principal Designer is not appointed, the responsibility defaults to the client. Any significant risks relating to the design features shown on this drawing have been identified and are annotated thus !. For significant risks which have been identified please refer to the current Designer's Risk Assessment sheets for further details and any control measures to be employed.  
For further guidance please see the HSE CDM2015 Industry Guidance for Clients published by the CITB

Rev:	Discription:	Date:	By:

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