

Job Ref: 6345

DESIGN AND ACCESS
& PLANNING SUPPORT STATEMENT

Proposed Multi-Use Sports Area

At

Croyland Road,
Wellingborough,
Northamptonshire
NN8 2AX

for

Croyland Primary School

Ref: 6345-0103-140403-MC-MC

April 2014

DESIGN AND ACCESS STATEMENT

PROPOSED MULTI-USE SPORTS AREA AT CROYLAND PRIMARY SCHOOL

USE

- The site is currently in use as a Primary School.
- The proposal is to construct a Multi-Use Sports Area on the existing school playing field.
- Please note that the existing field has a clay based top soil, therefore, for the majority of the year the field is not fit to be used for sporting or any other activities.
- This proposal will give the capacity for an increase in sporting activity within the existing school curriculum.

AMOUNT

- The total site area (red line extents) is 1477sqm, of which 1205sqm is occupied by new tarmac hardstanding.

LAYOUT

- The Multi-Use Sports Area has been positioned in the south-west corner of the existing school playing field in order to maintain as much grassed area as possible for summer sports.

LANDSCAPING

- No trees or hedges will be affected by the proposals, in accordance with the Wellingborough Council Trees & Landscape SPD.
- There are no trees or hedges over hanging the proposal.
- Re-graded areas surrounding the new hardstanding will be laid to grass.

APPEARANCE

- Tarmac with concrete edging to perimeter.
- Netball markings in white.
- Netball sockets for equipment.
- Re-grading works surrounding the hardstanding are required to create the level surface, as shown on the proposed drawings.

ACCESS

- Existing site access and parking arrangements remain unchanged. The extent of works are for the extension of the existing sports facilities for the school and as a result additional parking is not required.
- Existing access to the playing field remains as existing.



PLANNING SUPPORT STATEMENT

PROPOSED MULTI-USE SPORTS AREA AT CROYLAND PRIMARY SCHOOL

- The site is not in a conservation area.
- The site is located in the south-west corner of the existing school playing field. The playing field is a designated Important Amenity Area in relation to Policy L5 of the Wellingborough Council Saved Local Plan Policies, however, falls outside of the Environmentally Important Open Space, covered by G19 of the Local Plan, in the form of the adjacent Dale End Park.
- The site occupies a small proportion of the existing playing field and is proposed to be retained as sports & recreational facilities in the form of a formalised, hard-paved, multi-use sports area.
- The proposals will have minimal impact on the surrounding locality as it is positioned behind the school building, positioned to the south of the proposed sports area, and with an existing planting screen to be retained on its northern & western boundaries and the remainder of the school playing field to the east.
- The SW corner of the hardstanding is approx. 16.5m away from the rear boundary of no.23 Harvey Road and the SE corner is approx. 11.1m away from the rear boundary of no.31 Harvey Road, with the existing planting screen positioned between. The distance to the actual court is a further 8m away, and therefore the combined distance and existing planting screen will help to preserve the amenities currently enjoyed by the existing residents, whereby complying with Policy 13 of the North Northamptonshire Core Spatial Strategy for general sustainable development principles.
- No additional boundary fencing or any other physical boundary treatments are proposed as part of the scheme in order to retain the openness of the designated Important Amenity Area.
- Open space and sports recreation facilities are considered essential elements of sustainable communities and form part of the overall green infrastructure framework and therefore the proposals comply with North Northamptonshire CSS Policy 5 as well as enhancing the sporting activities for the school.
- Due to an increasing number of students, over many years, Croyland Primary School is in need of additional external sports areas. The proposal will adequately satisfy this additional need.
- Discussions have taken place with Sport England prior to submission. We are informed the general principle is acceptable since the works will provide a sports facility all year round compared to the infrequent current use.