

**Design & Access Statement as part of a planning application at
Leigh Park Bowls Club, Front Lawn Recreation Ground, Leigh Park, Havant**

Site Analysis

The site at Front Lawn Recreation Ground consists of a single storey club house, greenkeeper store and a single storey ladies and gents changing room. The changing room that was constructed in timber became unsafe to remain and has recently been removed. In front of the club house is the bowling green.

The proposal is to replace the ladies and gents changing rooms with a new timber building on the same site as the previous building.



East (front) view of the club house with the previous detached changing rooms on the far right hand side.

Design Principles and Solutions

The existing changing rooms were about 2300 high to eaves with a shallow mono pitched flat felt covered roof sloping down towards the boundary.

The proposed is to erect a new log cabin style building having a shallow duo pitched roof on a new concrete base positioned over the site of the previous building. The height bfrom base to centre ridge being 2500



Landscaping

The existing bowls club ground is enclosed by a 1800 high brick wall plus part timber fence along the east boundary behind the clubhouse etc and the other three boundaries have high dense hedges that obscures the activities of the club from the other activities in the recreation ground.

It is considered that the boundary treatment is more than adequate and no further works are anticipated .

Parking Provision.

The site is within the boundaries of the recreation ground and car parking facilities already exist along the driveway from the recreation ground entrance gates to and in the car parking area beyond the public clubhouse.



Site of the proposed extension showing the previous building that has since been removed.
The green keeper store is on the right hand side.

Access

The recreation ground is entered from Sombourne Drive.
The property is not considered to be in a Flood Zone area.

Conclusion.

The replacement changing rooms as proposed do not have any additional impact on the locality and provides the opportunity to improve the facilities for the members of the bowls club.

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