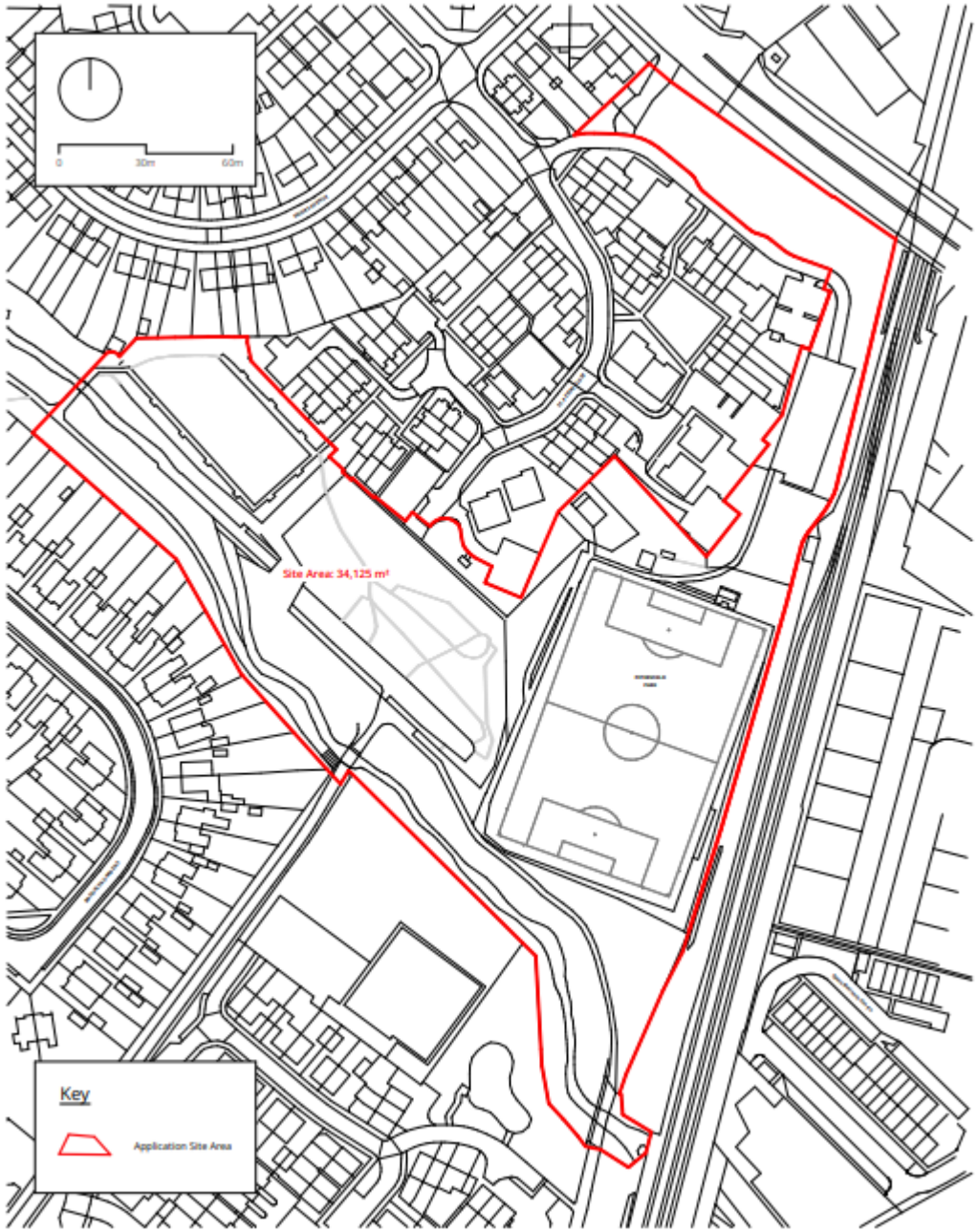
22/01743/FUL
St Peters Playing Field, St Peters Close

Erection of a new single storey Community Sports Hub building, creation of a new private access road off St. Peters Close, the expansion of the existing carpark, and the enhancement of the riverside park including realignment of existing foot/cycleway and compensatory tree planting.

The application is at planning committee as the site is owned by Cheltenham Borough Council.

Recommendation: Permit

Site location



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Existing and proposed site plan

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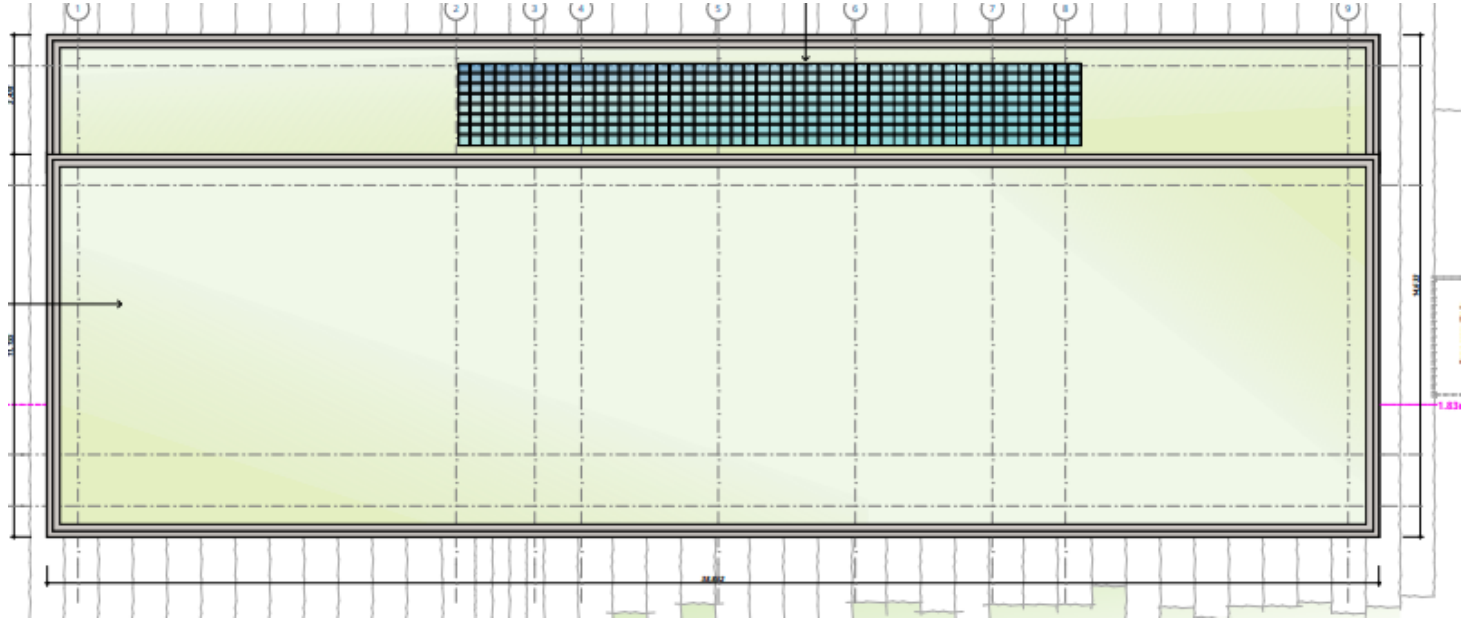
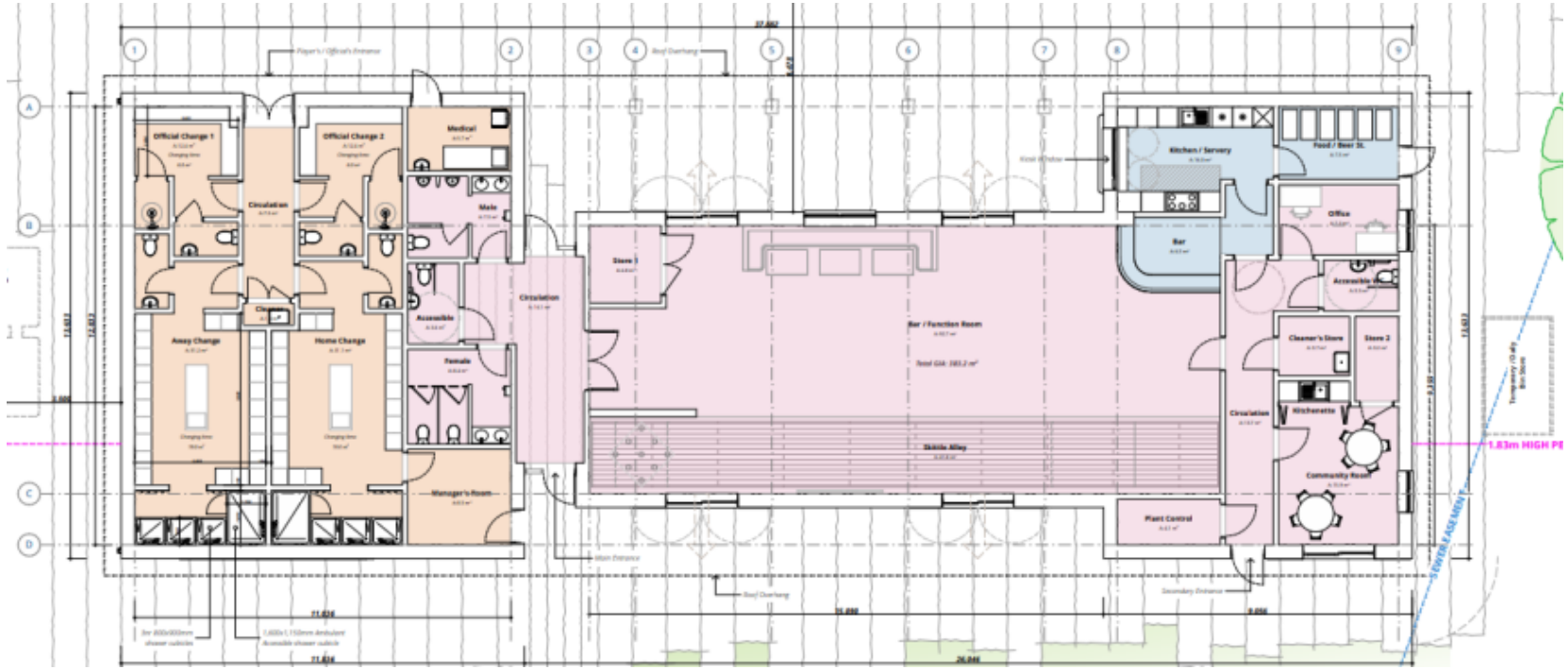
Proposed ground floor plan and roof plan





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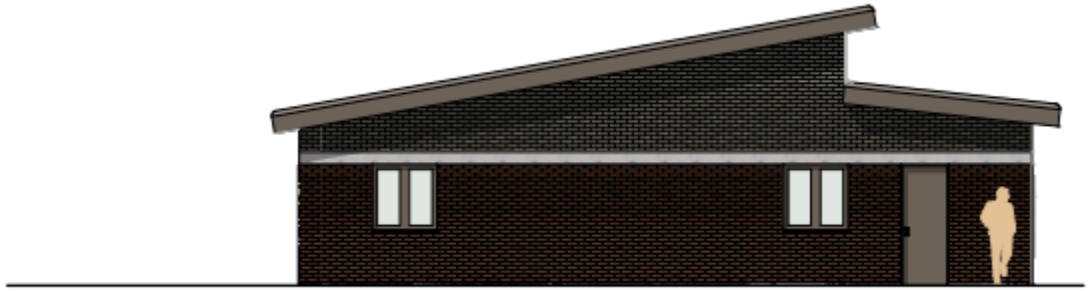
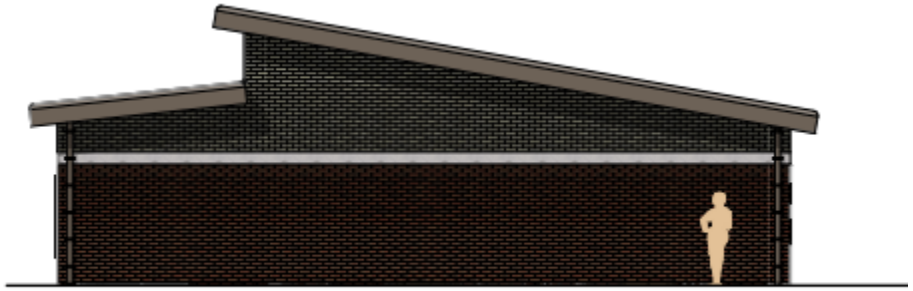
Proposed elevations

E-01 - Pitch Side Elevation @ 1:100

E-02 - Park Side Elevation @ 1:100



E-03 - South Elevation @ 1:100



E-04 - North Elevation @ 1:100

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Proposed building visual

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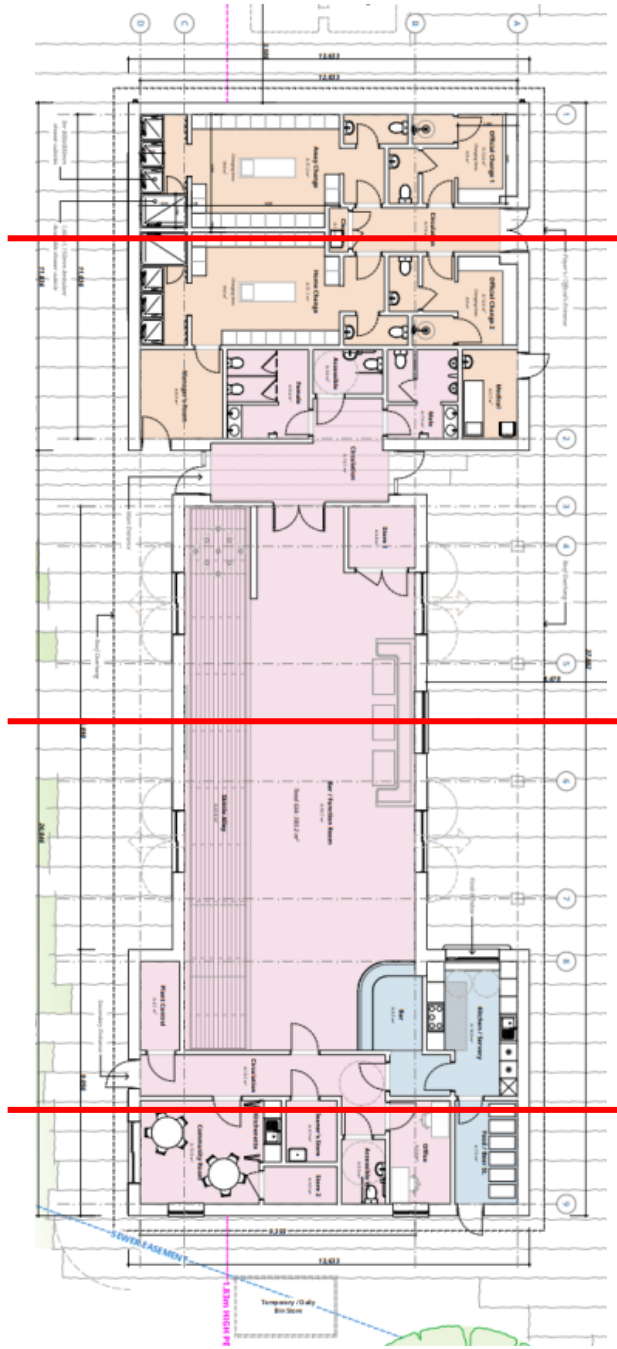
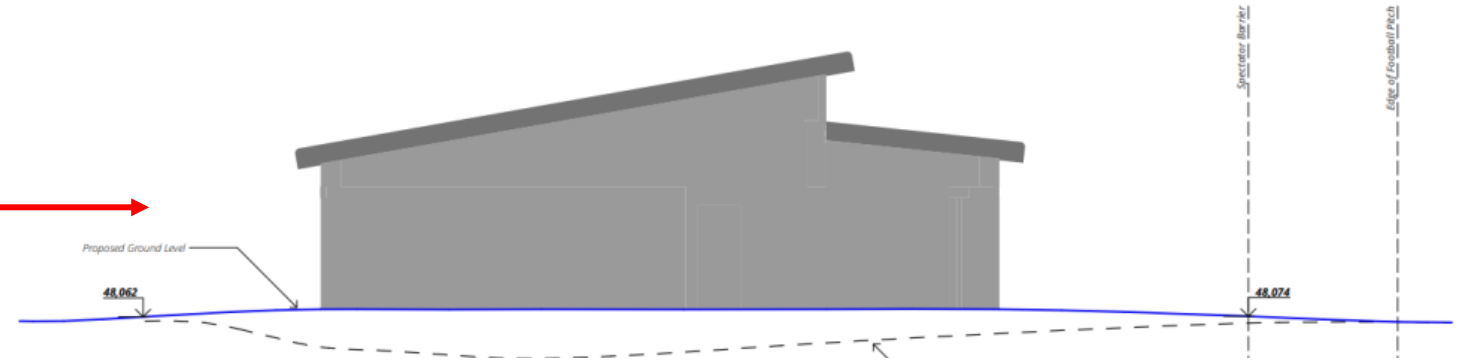
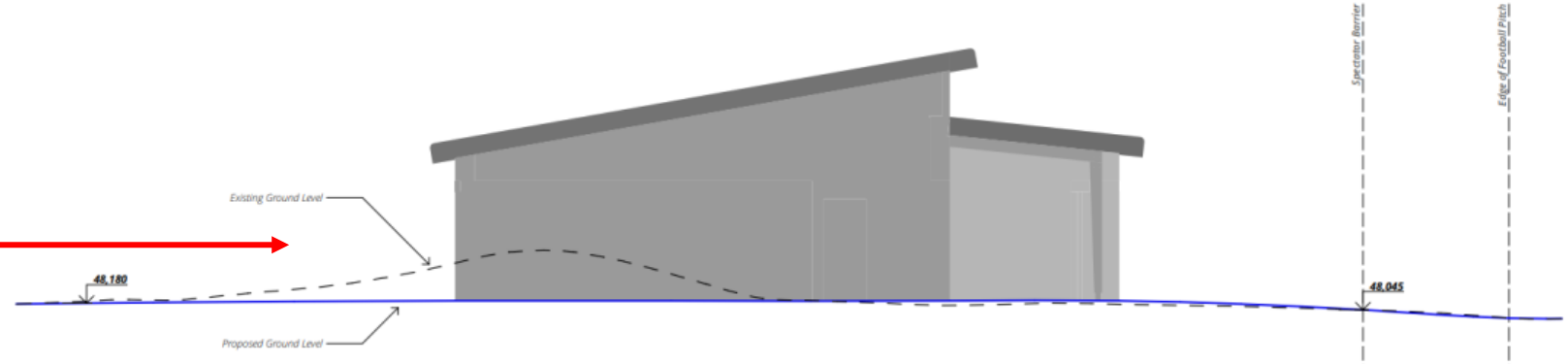
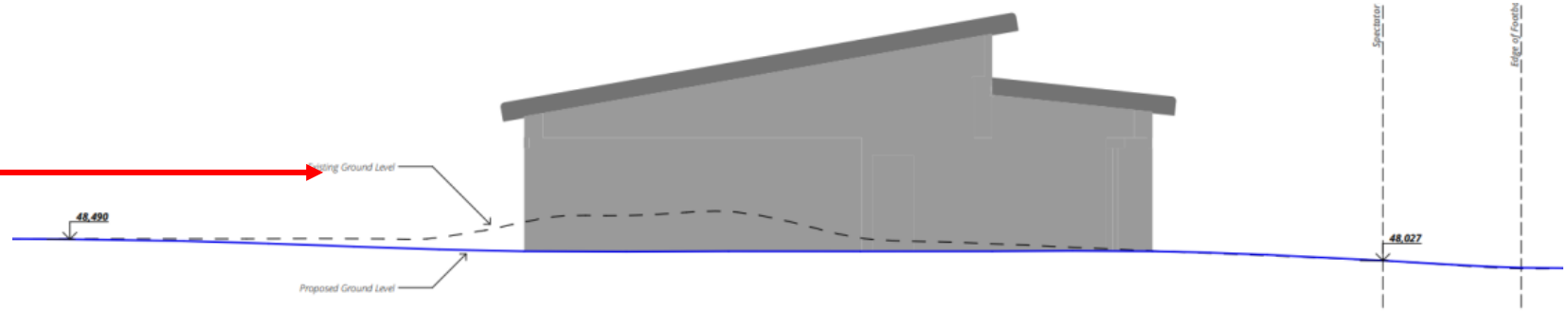
Proposed site sections







SS-02 - Site Section Through Central Function Room



SS-01 - Site Section Through Community Room & Kitchen

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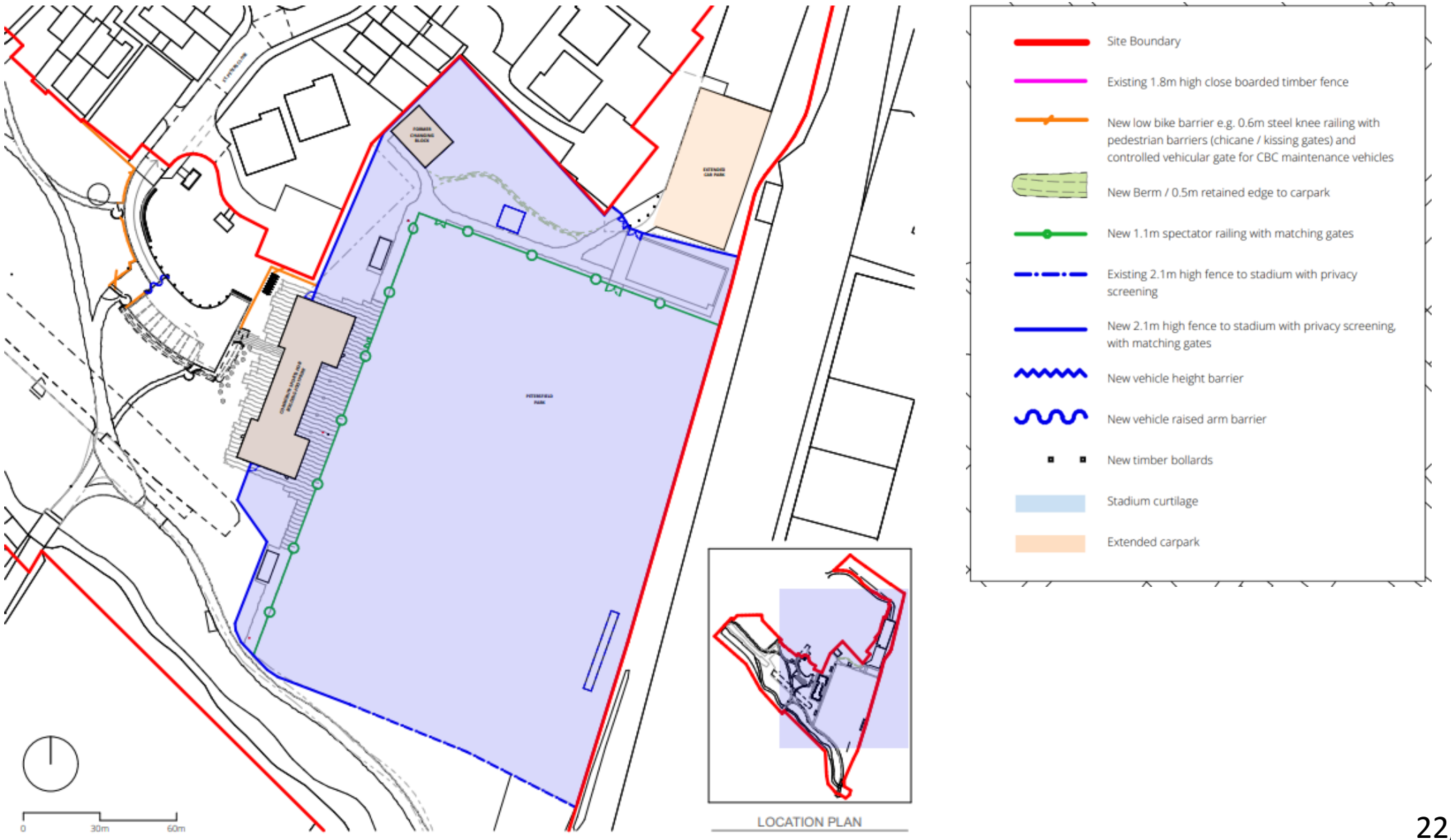
Proposed boundary/fencing plan



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Proposed planting plan

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Proposed landscaping plan

KEY - Proposed Landscape Plan

- 01 Community Hub / Clubhouse
- 02 Pathway between carpark and Clubhouse building
- 03 Managed access turnstile
- 04 Extended stadium curtilage at existing pinchpoint
- 05 Existing carpark
- 06 Extended carpark approx 65 parking spaces
- 07 Petersfield Park football playing pitch
- 08 Existing changing block to remain, refurbished as storage and spectator toilet facility
- 09 New 2.1m high perimeter fence to prvent onlooking
- 10 Managed vehicle access to pitch
- 11 New vehicular road access created of St Peters Close, with retention of existing earth banking with timber retaining wall. 1:21 gradient up from road level to carpark
- 12 5 disabled parking spaces each with EV charging points
- 13 Managed vehicle access via raised arm barrier with access to Clubhouse for deliveries, access controlled by Clubhouse
- 14 Vehicular access to St Peter's Park for maintenance
- 15 New low vehicle barrier
- 16i Kissing gate provides controlled access to park
- 16ii Chicane with lockable side gate in approach to Community Hub
- 17i St Peters Park; enhancement of biodiversity and ecology through planting and landscape management
- 17ii Natural play elements, detail design to be confirmed
- 18 Chelt Walk Cycle Trail - an inclusive route with boardwalk section in approach to bridge*1
- 19 Lookout points
- 20 Riverbank enhancement through vegetation and tree management
- 21 Repair & maintenance of existing bridges
- 22 Rose Garden - informal playing field with differential mowing and wildflowers. Grass surface levelled / seeding with wildflower mix
- 23 Existing trees*2
- 24 Proposed new trees with protective fencing
- 25 Fruit trees - mini orchard
- 26 Trees proposed for removal
- 27 Severn Trent concrete underground aparatus - 250mm soil coverage / wildflower seeding
- 28 Existing bowling green within stadium curtilage
- 29 Gated entrance to carpark
- 30 Low brick retaining wall removed and soil re-graded/grassland reinstated to enable pedestrian movement east-west
- 31 Hard surfaces drain to adjacent planting and land drains linked to soakaways
- 32 Sheffield stand bicycle parking
- 33 Existing Male, Female & Accessible Toilet block to remain

Notes

*1 - Boardwalk construction to include steel frame with composite decking using recycled materials

*2 - Tree and woodland proposals are based on recommendations of the tree survey and AIA reports: Chelt Walk - Saracens area BS5837 BJUFC dated June22

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Site photos

Site photos

Key considerations

- Principle of development,
- Design,
- Impact on neighbouring amenity,
- Highways safety and access,
- Landscaping,
- Flooding and flood risk,
- Sustainability

Suggested conditions

- Standard time,
- Approved documents,
- Material samples,
- Green roof details,
- Construction management plan (highways),
- SuDS,
- Landscaping scheme,
- Replacement trees,
- Contaminated Land,
- Hours of activity,
- Lighting