Beach Green Extension, Lancing

Architectural Modifications

PLANNING SERVICES ADUR & WORTHING	
PLAN NO. ADU/1/2550	
DATE STAMP	13 DEC 2018
DAVID	

Wheelscape Ltd

Beach Green Skatepark - Planning Constraint Justification

Contents

- Construction Management Plan
- Drainage Plan
- Contamination
- Colour

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Beach Green Skatepark and Ancillary Works - Construction Management Plan

The anticipated number, frequency and types of vehicles used during construction

- During the groundwork's phase 8 wheeled lorries maximum 5 a day, during the concreting phase 1 no concrete pump and maximum 2 concrete lorries a day for a ten day period.

The method of access and routing of vehicles during construction

- Please refer site access plan.

The parking of vehicles by site operatives and visitors

- Please see site access plan.

The safe loading and unloading of plant, materials and waste

- Please see site access plan.

The safe storage of plant and materials used in construction of the development

- All plant and movable materials to be stored in shipping containers.

The erection and maintenance of security hoarding and fencing as required

- See site access plan.

The provision of wheel washing facilities and other works required to mitigate the impact of construction upon the public highway (including the provision of temporary Traffic Regulation Orders)

- A vehicle path to be constructed to allow all vehicles clean passage to and from the workplace, no excavated to be removed from site and all vehicles to be supervised by Banksman.

Details of public engagement both prior to and during construction works

- Newsletters, Website and leaflet drop prior to construction. Provide contact information for Project manager and construction team who can respond to complaints during construction.

Site Access Plan
Fencing -
Containers -
Welfare Unit -
Materials Storage - S
Muster Point - MP
Pedestrian Access -
Site Access -
Operative & Visitor
Parking -
S
MP
Brighton Rd
Surbiton
A298

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Beach Green Skatepark - Drainage Plan

Wheelscape are proposing a 'shallow soakaway' drainage system.

The drainage solution proposed requires localised excavation which reduces the possibility for bringing up contamination.

Please see the following drawings:

1077_2001_101_PlanningDes_1611101_PH

1077_2001_302_PlanningDes_1611101_PH



Existing Childrens Play Ground
Proposed User Access Path
Existing Footpath
Existing Picnic Tables
Sustainable Urban Drainage System
Concrete Ring with 12.5m Cubic capacity
3ft Vertical Half
Round Timber Fence
ACO Drains
Access Gate
Proposed Skatepark
Earth Bunding to Grade
back into Existing
Existing 'Handshake' Feature
Gulley
Existing Outdoor
Gym Equipment
Existing Benches
Existing Coastal Footpath
Levels Legend
TOC - Top of Coping
FFL - Finished Floor Slab
Level
GL - Gulley Level
IL - Invert Level
TOK - Top of Kerb
TOW - Top of Wall
Coping Legend
Safety Railings
30mm SHS
40mm SHS
50mm EA
50mm CHS
60mm CHS
50mm x 100mm RHS
Revision Notes
Original Issue:
General Notes
Figured dimensions only
Do not scale
Confirm any additional
dimensions with Architect
To be read in conjunction
with Wheelscape Standard
Specification
Copyright of Wheelscape Ltd
Project:
Beach Green Skatepark,
Lancing,
Adur,
West Sussex
Title:
Site Plan
Scale: 1:200 @ A2
Original Date:
02/11/2016
Original Issue:
02/11/2016
Drawn: RH Checked: DW
Drawing Number:
1077_101
Status: Planning

Typical
Typical
Marine Ply
Bricks
Bricks
Concrete Base
Concrete Blocks
Gravel Backfill
Gabion Basket
Gabion Basket
Gabion Basket

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Beacon Green Skatepark - Contamination

Ground conditions at Beacon Green.

Background

A number of 'sample digs' were undertaken at Lancing Beacon Green in 2004 to expose anti-tank obstacles to obtain an idea of their size, depth in the ground etc.

During these digs, samples of soil were taken from the site and analysed for various contaminants. Although the actual results/report or details about the type of material found or location and depth of samples, it appears that some elevated levels of Arsenic and Nickel were reported.

Records have now been uncovered which show that further testing was undertaken in 2006 with no adverse results and under advice (ADC Environmental Officer) the area was determined not to be contaminated although the recommendation was coupled with the proviso that the soil was not disturbed.

Other 'follow up' test results in 2006 were undertaken to ensure that the area was given the 'all clear'. But the advice not to disturb the ground is still current and hence the policy not to excavate to any great depth in Beacon Green.

Wheelscape Measures

We have ensured that our design is to be constructed all above ground. We will strip off 150mm of topsoil and then the entire park will be built above ground.

We have also revised our drainage solution with the proposed 'shallow soakaway' as detailed previously in this document.

Levels Legend
TOC - Top of Coping
FFL - Finished Floor Level
GL - Ground Level
TOW - Top of Wall
TOW - TOI of Wall

Coping Legend
- Sandy Plaster
- 20mm S+S
- 40mm S+S
- 60mm EA
- 60mm CHS
- 60mm CHS
- 60mm x 10mm RHS

Revision Notes
Original Issue

Section A (01/301) : Section through 3th Quarter pipe, 3 Stair and Part Flat with Grind Ledge and 4th Quarter Pipe

General Notes
Figured dimensions only
Do not scale
Confirm any additional dimensions with Architect
To be read in conjunction with Specification
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Project:
Design Green Skatepark
Lancing,
Area,
West Sussex
Title:
Sections
Scale: 1:100 @ A2
Original Date:
02/11/2019
Original Issue:
02/11/2019
Drawn: MR **Checked:** DW
Drawing Number:
107_301
Status: Planning

Section B (02/301) : Section through raised Street Area, Brick Paint Bank and Roller Hip Blend

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Beach Green Skatepark - Colour

The aesthetics of our skatepark are something we always consider, both within the skate-able area and how it sits in its wider surroundings.

Using concrete has many benefits; not just the freedom of creating a wider variety of ride-able obstacles in-situ but also it allows designs to incorporate more organic shapes that are visually pleasing to both skatepark users and passers-by.

The subtle use of colour will break up the grey that is typically associated with skateparks. Highlighting key elements within the design with the blue colour will not only benefit the appearance, but also help ensure that users can clearly see certain obstacles. For example there are various points that have been coloured within the design to signify a change in the style of park; this is used not only to visually improve the facility but to highlight a divide in the park at once and encouraging certain lines Designed with the intention that you can flow around, this subtle divide will help allow more users enjoy the park. We opted to use the blue colour to tie it back into the existing landscape. The entrance gates to Beach Green are a blue colour and of through the park being so close to the sea. We have also made use of a brick paint on some of the steep flat banks, these further breaks up the parks appearance whilst also providing users with a different textured riding surface.

Beach Green Skatepark

Arundel, West Sussex - Post Target Development - Visualisation 1