

# Design Features

## 1. Key External Design Features:

<p><b>a) To present an open and welcoming appearance to the local community, indicating 'openness' to all.</b></p>	<p>The building site is situated at the heart of a very well used Neighbourhood Centre (Farm Road) and already has a parade of shops and fast food outlets including a branch of the Coop, a pub/restaurant, part of a national chain, and a Day Nursery, again part of a national chain.</p>
<p><b>b) The new building has an expansive glass area to the front entrance.</b></p>	<p>This creates a feeling of openness to break down/remove any physical and sometimes mental barriers currently in place. It will create interest and inquisitiveness as people enter the building. In addition, it will remove the impression that the building is 'closed' and inaccessible except on a Sunday. Will provide the opportunity to publicise events and activities to everyone entering the building, and will enable continual contact with the community</p>
<p><b>c) The 'finish' of the building to be a mix of traditional and modern using modern construction techniques and materials.</b></p>	<p>To create impact, future proofing, welcoming, but always having its own identity. Minimise future maintenance costs.</p>

## 2. Key Internal Design Features:

<p><b>a) Central Foyer</b></p>	<p>A critical element of the design – it allows for maximum circulation of building users between the various rooms. Central Foyer avoids the problem of everyone becoming 'jammed' into a refreshments area. This would also provide a designated 'cafe' area would provide a much more relaxed environment, and creates the opportunity to begin providing drop in 'cafe' facilities and possibly even meals during the week</p>
<p><b>b) A large fully-fitted kitchen linked with a servery that links to the Central Foyer and Secondary Hall.</b></p>	<p>Groups who were surveyed stated that a kitchen was a necessity as no such facility exists within the local community. Kitchen can operate at 150 covers. Layout would facilitate several groups using the building at the same time.</p>

<p><b>d) Main Hall</b></p>	<p>A Hall capable of seating 330. The Hall will be equipped with PA and Lighting and is intended to be multi-functional to serve the needs of the local community.</p> <p>To provide more flexible facilities which in turn would provide more opportunities for different groups to potentially use the facilities, as well as better meeting the needs of some of the groups who currently use the facilities. Will also ensure that the running costs are minimised.</p>
<p><b>e) Secondary Hall</b></p>	<p>A Hall capable of seating 150. The intention is that this will be capable of holding meetings as well as soft ball games and badminton.</p> <p>To provide more flexible facilities which in turn would provide more opportunities for different community groups to potentially use the facilities, as well as better meeting the needs of some of the groups who currently use the facilities. Will also ensure that the running costs are minimised.</p>
<p><b>f) 5 separate rooms/areas (Seminar Rooms) for use by a selection of community users as well as the Youth and Children on a Sunday or weekday nights.</b></p>	<p>Consultation with community groups showed that there is a need for meeting spaces of varying sizes within the local area. 2 of the rooms can be opened out by an acoustic screen to create a wider space.</p>
<p><b>g) Men's and Ladies' toilets together with disabled facilities.</b></p>	<p>Access can be without disturbing users of the building as they are situated off a common access corridor.</p>
<p><b>h) Office</b></p>	<p>This is separate from any meeting space allowing for all administrative tasks to be conducted away from any meeting space</p>
<p><b>i) Green Room &amp; Vestry</b></p>	<p>These would provide a specific place for confidential discussions/meetings to be held. Would be available for both the church and community to have a place of prayer or quiet reflection</p>
<p><b>j) Storage areas next to the halls, meeting rooms and kitchens</b></p>	<p>Would ensure that the building looked presentable at all times. Groups who were surveyed stated that storage was an issue. The current arrangements leave the current rooms and meeting areas looking untidy and cluttered.</p>

<b>k) Doors with glazed panels</b>	Gives the impression of space and light and a welcoming 'feel'. Also safeguarding users, in order that people aren't 'closed away'.
<b>l) Creche/Nursery</b>	A separate facility with separate toilet & changing facilities & water play areas. There is exterior access to a secure play area. This has lockable access from the main building to maintain safeguarding.
<b>3. Other Design elements:</b>	
<b>a) creates a multifunctional building</b>	The project needs to have a degree of financial self-sufficiency, the available range of different spaces allow for a wide range of users to have access – some of whom will pay a commercial rent, others will have a reduced rent to support community users.
<b>b) Stackable chairs and tables</b>	Keeps space required to store these to a minimum, and will help to ensure a 'tidy' look and feel
<b>c) Rooms equipped with future-proof IT and audio-visual equipment</b>	Efficient running costs and ease of use for all
<b>d) A facility with efficient HVAC (heating, ventilation, air conditioning) and rainwater harvesting.</b>	Efficient running costs
<b>e) Automatic lighting</b>	Efficient running costs
<b>f) Car parking facilities</b>	Planning conditions dictated adequate parking facilities – 65 spaces including 4 disabled bays is provided.