

BAT BOXES
6 X no. ZFN Schwegler bat box
Two groups of 3 bat boxes and two mature trees along eastern boundary (for total on two trees). It is recommended that of the three boxes on each tree, one faces south, one southeast and one southwest (i.e. provide a range of options).

BIRD BOXES
2 X no. Virena Pro Barcelona WoodStore Open Nest Box
2 X no. Virena Pro Swile 22cm WoodStore Nest Box
Located on mature trees along the eastern boundary, at the northern point and on trees within the wooded area to the west.

INSECT BOX
3 no. large insect boxes (National Trust Apex Insect House type) secured to the mature trees and scrub areas in the north and east boundary, which currently provide the best habitat for invertebrates and represent the best locations for large insect boxes.

GRASS ALLOWED TO GROW
Semi-permanent natural grassland
The habitat surrounding the centre to the east and north has been extensively mown giving the appearance of species-poor amenity grassland. However, closer inspection of peripheral areas identified a much greater diversity of grass and forb species.

As a result, it is suggested that certain areas may benefit from an alteration in mowing regime which would allow the plant species present to flower, providing valuable habitat for a range of animal species, including small mammals and invertebrate populations.

This is already the case along the eastern boundary and in the orchard area.

Mowing regimes
A mowing regime of two cuts per year (once in early spring and once in autumn - outside of April-August inclusive) is considered optimal. Autumn cuttings should be left in situ for approximately two weeks to allow seeds to settle before removing the airings. This prevention discourages which results in natural enrichment of the soil that is not beneficial to the desired type of grassland.
Grass strips should be approximately 1-2 m wide possible.

NEW TREES PLANTING
2 X Rowen (Sorbus aucuparia) – berry bearing species. Rowen will grow in most soil types if well drained. It will tolerate all conditions, with full sun or partial shade.
1 X Hazel (Corylus avellana) – nut bearing species. Hazel will grow in most soil types if well drained. Full sun or partial shade is ideal.

Design risk assessments are carried out throughout the design stage of this project in accordance with company procedures and manuals. Where reasonably possible all areas of risk applicable to design and end use of the construction have been identified and then eliminated, mitigated or recorded as a residual risk. Note that general risks of which a competent designer or contractor should be aware are not included. This drawing is to be read in conjunction with the Pre-construction Information and all related documents prepared in accordance with the current Construction (Design and Management) Regulations 2015 and all applicable Health and Safety legislation as currently amended.

1. 3 no. covered Padel courts replacing 2 no. existing tennis courts, built to a specification capable of hosting high level Padel competitions.
2. - Bird Boxes
3. All outdoor courts resurfaced and resized to be suitable for higher grade competitions. Existing ball perimeter fencing around all courts removed and replaced with new. NBS Specification: Ss_40_70_75_85 Sports pitch FF&E systems
4. -
5. Existing floodlights to outdoor courts 1-2 removed and replaced with new LED floodlights to padel courts.
6. New LED floodlights installed to 6 no. outdoor tennis courts. Refer to external lighting plan for further details. NBS Specification: Ss_40_70_75_85 Sports pitch FF&E systems
7. Complete overhaul of the indoor off-court areas with new:
 - a. Entrance canopy and refurbished entrance foyer
 - b. New Replacement conservatory extension
8. Removal of existing hedge to north of outdoor courts 3-6, with new landscaped path here and bench seating to provide outdoor viewing area out onto tennis courts. New flagstone paving path to be formed to provide access to this area - NBS Reference: Pr_25_93_60_16 Concrete flags.
9. Removal of existing hedge in front of new padel courts and 3 no. new replacement trees planted.
10. -
11. New flagstone paved pedestrian access path formed to improve safety and wayfinding from car park to main entrance.
12. Existing MSE plant equipment removed and replaced with new, efficient, modern equivalent.
13. Existing flagstone paving
14. -
15. New display signage installed to fascias of flat roof to indicate main entrance. New large building signage also installed to front gable end of portal frame.
16. Existing invasive rhododendron to the south of the tennis centre building near the boundary wall to be removed, as recommended within the Preliminary Ecology Appraisal.
17. New secure and sheltered bike storage for an additional 4 no. cycles.
Pr_40_30_21_12 Carbon steel cycle stands
18. 2 no. new ev car charging points.
19. -
20. New condenser compound with 2.5m high grey powder coated acoustic screening
21. New flagstone paving extended towards padel courts to form larger external area for social seating and court viewing. NBS Reference: Pr_25_93_60_16 Concrete flags. Area of new paving: 1225 m²

P08	Site plan updated to reflect top. Padel tennis court and canopy set out adjusted. Replacement concrete extension added to drawing. New cladding to building facade. Biodiversity enhancements added	03/05/2024
P07	Drawings updated following omission of internal tennis courts & site accommodation	18/04/2024
P06	Entrance Foyer omitted	07/02/2024
P05	Updated following Client comments	25/01/2024
P04	Tender issue	15/01/2024
P03	Additional outdoor courts removed from proposals	20/10/2023
P02	Power output spec of solar pv added to drawing notes	18/07/2023
P01	Stage 3 issue	29/06/2023
P00	Preliminary Issue	01/06/2023
REV DESCRIPTION DRAWN BY CHECKED BY APPROVED BY DATE		
REB PLAN OF WORK WORKSTAGE Stage 4 - Technical Design		LEVEL OF MOD. DEFINITION (LoD) LoD 4 - Preise Model
PURPOSE OF ISSUE - SUITABLE FOR ... Tender		STATUS or SUITABILITY Status S2 - Delivery Team Information



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CLIENT
Wrexham Tennis Centre

PROJECT TITLE
Wrexham Tennis Centre

DRAWING TITLE
Proposed Site Plan

PROJECT No 19802		SCALE @ A1 1 : 500	
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Key:

Ownership Boundary
Application Boundary

