



From mountain to sea



Dales Park School New Build Nursery Design and Access Statement

April 2020

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1.1 National Guidance

The Scottish Government has pledged to increase paid for nursery places from the current 600 hours to 1140 hours for three and four year olds, and eligible two-year-olds, by August 2020, this is equivalent to about 30 hours a week in term time.

Space to Grow provides both national and international examples of indoor and outdoor spaces, to provide insight into what constitutes good design, illustrated through case studies, it does however acknowledge that all ELC environments are different. The focus throughout remains on the positive impact a well-designed indoor and outdoor environment has on improving outcomes and experiences for children.

The Scottish Government's national priorities aim to give all children the best start in life, Aberdeenshire Council along with all other local authorities across Scotland are currently developing their Early Learning and Childcare (ELC) Expansion Plans to meet these requirements. To meet this challenge Aberdeenshire Council will make the best of their existing assets, and to provide several new build ELC facilities.

The main principles for 1140 are: ensuring high quality education and experience for children, creating flexibility with a greater choice of providers and patterns of provision, ensuring that there is accessibility to education and additional needs support and to remove affordability barriers.

Guiding principles and objectives for future planning and action

1. *Good consultation means better outcomes*
2. *Innovative design and change is better informed by experience*
3. *A more integrated, holistic and longer term approach to change*
4. *Schools whose condition supports and enhances their functions*
5. *More 'suitable' and 'inclusive' schools, better future-proofed for flexibility and*
6. *adaptability*
7. *Schools which are 'greener', more sustainable and environmentally efficient*
8. *A well-managed school estate which represents and delivers best value*
9. *Schools which both drive and support effective learning and teaching*
10. *Schools which best serve their communities*

Building Better Schools: Investing in Scotland's Future



1.2 Business Case

Aberdeenshire Council is reviewing all Early Learning & Childcare (ELC) operations to ensure that the Scottish Government's commitment to expand core entitlement to childcare from 600 hours to 1140 hours can be met.

Education & Children's Services (ECS) propose a project to relocate Dales Park School Nursery to a new build, standalone provision, based at part of land at Kinmundy, just off Dales View Drive. This provision would have the capacity to accommodate the existing levels of children attending Dales Park School Nursery, with additional space and capacity made available to offer flexibility and choice to the wider community in Peterhead. This land is in Aberdeenshire Council ownership and offers the scope for build which would meet the highest standards of quality and facility, as part of Aberdeenshire Council implementation of the expansion in ELC entitlement.

A new provision with the flexibility to offer up to a 120 place capacity, would potentially offer around 180 children in Peterhead the opportunity to access a full uptake of 1140 hours with any additional revenue cost associated with running any extended service delivery or flexibility, to be financed from Scottish Government grant allocation for the Early Learning & Childcare expansion. It is anticipated that there would be a maximum demand for ELC places of 580 in the town of Peterhead in 2020/2021, this is increased from 530 currently. This figure assumes that everyone eligible accesses their full 1140 hours and includes an allowance for housebuilding and increase in uptake of two year olds, beyond Scottish Government forecasting. In the town.

With expansion at Dales Park alongside continued engagement of partner capacity, there will be enough capacity in the town to fully satisfy demand and improve the overall suitability of provision, whilst offering parents flexibility and choice as their options, including what is offered by local partner providers, for ELC increase.

Nursery places are currently split across a two session day, term-time only, offering 600 hours of ELC a year to the children who attend. Aberdeenshire Council are proposing the option to change the session delivery model of ELC to deliver the increase in entitlement by extended opening times, offering more flexibility for parents. The model is also based on the provision of the service across a maximum of 50 weeks a year compared to following the current term time only model. If Dale's Park School Nursery was to start offering extended sessions from its current accommodation, it is forecasted that it would not be able to offer a full 1140 hours entitlement to all children currently attending at its current capacity. Once the new provision is operational, there would be scope for offering different service delivery models to parents across the town to maximise flexibility, including term-time only based ELC. The new provision would be most suited to offering a flexible, all year round ELC offering for those families that would be interested locally. This approach would allow Education & Children Services a degree of flexibility to focus all-day, all-year round provision into a smaller number of sites, rather than across every single town based provision, maximising economies of scale to offer the highest quality of accommodation for children to experience and interact with.

Central to the philosophy of design for this project will be the opportunity to incorporate a purpose designed outdoor environment to enhance and promote outdoor

learning, a central pillar to the Scottish Government's blueprint for the Nursery expansion. Aberdeenshire Council will utilise the experience and knowledge of Landscape Architects to design this space to offer a broad range of opportunities for children outdoors. The new building will be fully accessible and designed to meet wide ranging children's needs, in line with Dales Park School's existing Enhanced Provision status. Additional facilities will also be created within the new build provision, including a multi-sensory space and Parent space, allowing the provision to build closer links with parents and the local community. It will also be used for the purpose of workforce development, where work can take place with partners to establish locally delivered training leading to formal qualifications in childcare. These are all key elements for the successful service delivery of the '1140 hours' expansion and this centre will allow us to pilot various operating models and initiatives which could be rolled out across Aberdeenshire in the future.

The ambition for the project is to align firmly with both the wider Learning Estate Plan and Masterplan for Peterhead, with the project acting as a catalyst for change, improvement and quality whilst still providing for and maintaining the flexibility for future investment and service delivery locally. The project would be designed and delivered to maximise links and opportunities with a future Community Campus also which could also be based at Kinmundy.

1.2 Key Objectives

- Design which responds to the requirements and guidance of the recently published **Space to Grow** document
- A New Build Nursery that will **enhance and modernise** the provision at Dales Park Nursery whilst allowing the existing nursery space to be converted back to classrooms.
- Create a learning environment which engages children through space, light, noise and materials which will **stimulate and nurture**
- Provision of a **flexible** internal learning environment which is easily modified to facilitate active, investigative and exploratory learning
- An **accessible learning environment** for all pupils with additional support needs
- Internal space which free-flow directly to external spaces to **maximise outdoor learning potential**
- An external covered space to be used in **all weathers**
- A nursery large enough to accommodate all zoned pupils and designed for **future expansion**
- A parent room to promote and facilitate **parental involvement**

1.3 Scope of Works

The key objective of this project is to provide Peterhead with modern nursery provision which is in line with Aberdeenshire Councils Education and Children's Services 1140 objectives.

Alongside the nursery facility staff parking and drop-off facilities, as well as a Landscape Architect designed parent garden and extensive outdoor area will be provided.

Additionally, as a consequence of moving the nursery out of the school, the existing nursery space can to be returned to the school for Primary School use.



1.4 Accommodation Schedule

Playrooms	200
Quiet Playroom	40
Sensory Room	12
Low Sensory Room	9
Changing Place	13
Medical Room	11
Cloaks	30
Reception	11
Secure Vestibule	21
Circulation	5
Parents Room	19
GP/ Obs Room	9
Staff Room	20
Kitchen deliveries	9
Kitchen	22
Playroom Store	18
Wet Areas	8
Children's Toilets	19
Nappy Change	6
External Toilets	15
Acc WCs	10
Staff WC	4
Laundry	6
Coms Room	6
Cleaners	4
Plant Room	17
External Store	12
<u>556 sqm</u>	

2.0 Brief Development

2.1 Community Learning & Development

2.1 Community Learning & Development

The Dales Park School Nursery project and the future planned delivery of Early Learning & Childcare provision in Peterhead, has been the subject of specific engagement with Staff and Parents at Dales Park School at various events since 2018. The plans and vision have also been shared as part of wider communications and interactions with the Peterhead community, relating to the proposals for a new Community Campus project to be based in the town, in the future.

Further engagement and updates on the progress of the project will be reported back to parents and the community both through the School and through any future engagement/consultation events concerning the future Education needs and requirements of Peterhead, in the run up to delivery of a future Campus.

3.0 Site Analysis

3.1 Local Context

3.2 School Catchment Area

3.3 Historic Context

3.4 Site Context

3.5 Site Conditions & Character

3.6 Site Photos

3.1 Local Context



Peterhead is the largest town in Aberdeenshire, Scotland, within the Banff & Buchan area. It is located approximately 32 miles North of the City of Aberdeen. The village is served by regular bus services to Aberdeen. The town is home to the largest fishmarket in Europe.

The population of Peterhead was estimated to be 19,270 in 2018, making it one of Aberdeenshire's largest settlements. The town benefits from a good range of facilities including a sports centre and swimming pool, a running tack, a town centre with a variety of shops and various supermarkets and retail outlets. The town is home to the award winning Peterhead Prison Museum and . There is a working prison, large oil & Gas sector as well as a very busy fishing port.

Peterhead Academy is sited close to the Town Centre and has 6 feeder Primary schools within the settlement. The area is also supported by Anna Ritchie special school.



From mountain to sea



3.2 School Catchment Area

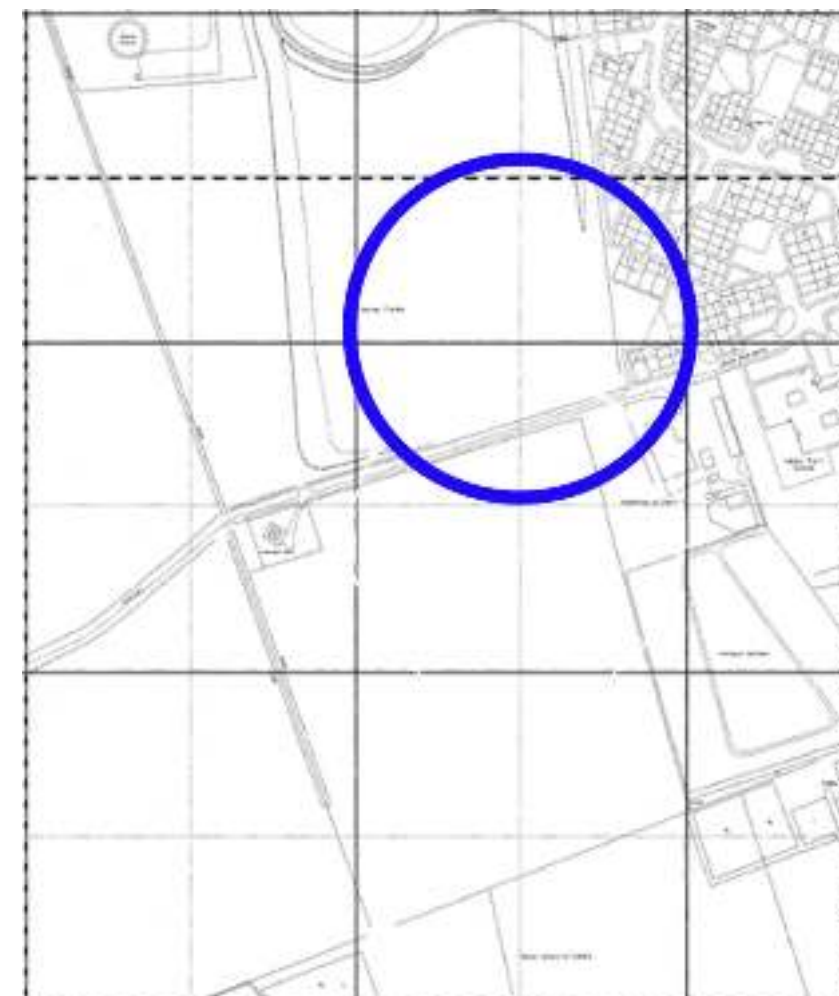
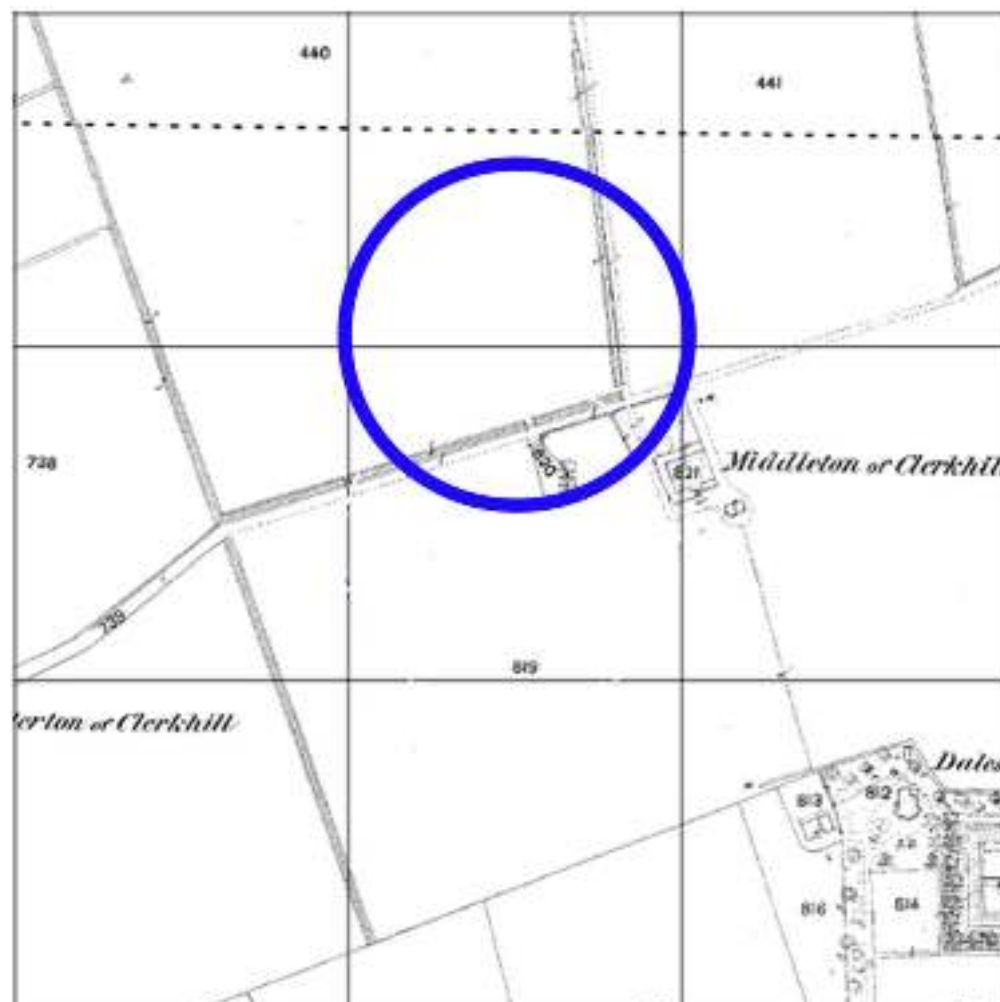


3.3 Historic Context

The site in general has remained undeveloped since the first available map dated 1868, with the exception of a water tower to the North East of the Kinmundy playing fields (circa 1980) Circa 1985 see the field first describes as ‘playing fields’ with landscape features to form variations in levels of the site to the north and west.

Historic maps circa 1980 show housing estates established to the east of the site and the current Dales Park School where the nursery is currently located.

Housing continues to grow in the area with current construction on going, filling the sites to the South and West of the Kinmundy playing fields with a mix of private and social housing.

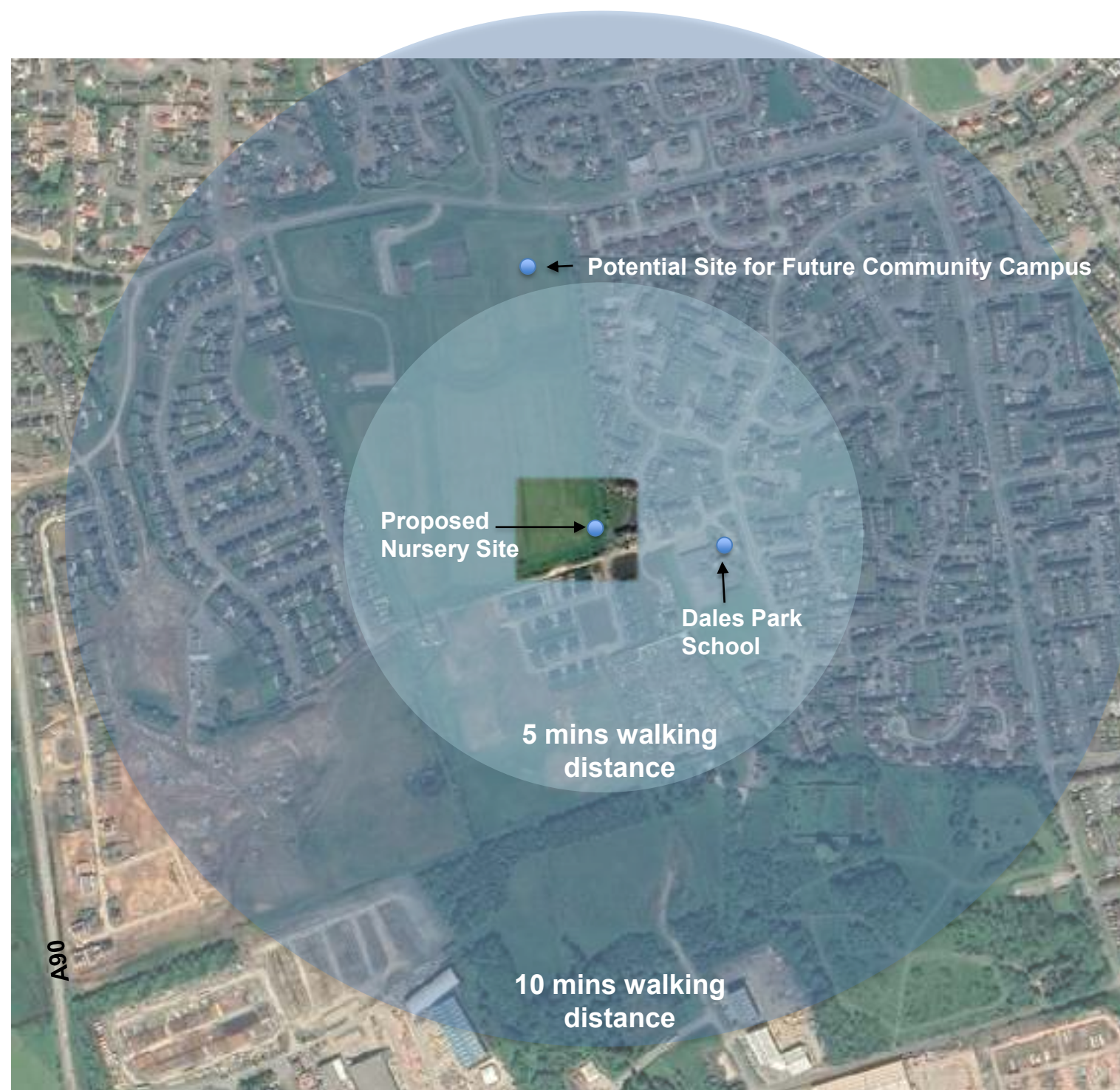


3.4 Site Context

Dales Park School is one of six primary schools with pupils transferring to Peterhead Academy. All schools within the Peterhead Children's Services Network have nursery provision on site. for this school is located on site providing 40 nursery places for children aged 3-5 as part of Aberdeenshire Council's Early Programme.

Dales Park School provides an enhanced ASN provision within the Peterhead CSN.

The nursery at Dales Park is currently within an open plan area within the 1970's school building. This area would be suitable to hold a further 3 classrooms within the open plan arrangement, the provision of a stand alone nursery adjacent to the school provides opportunity to increase the current capacity of the school in line with predicated growth estimates while providing a nursery space to meet the aspirations of Space to Grow.



3.5 Site Conditions & Character

Location

The site, centred approximately at National Grid Reference NK 11273 45347 and located to the south west of the town close to the A90 which edges the western periphery of Peterhead.

Access

A new access to the site will be formed from Dales View Drive. Access to the site is currently gained from an opening in the fence to the south-West of the site from the pedestrian footpath through adjacent fields. Parking and drop off will be provided on site to minimise the impact of waiting cars on the surround residential streets.

A track runs along the south boundary providing access to the TV Masts located at the south west corner of the Kinmundy fields. The masts require 24 hour access mast maintenance.

Boundaries & Surrounding Land Uses

The Kinmundy playing fields are central to residential developments spanning from 1970 to the present day with a mixture of social and private housing.

The existing Dales Park school is located to the west of the proposed site on Dales View Road. There may be an opportunity for future links to a proposed Peterhead Community Campus preferred to be located at the north part of the Kinmundy site.



3.5 Site Conditions & Character



Site Surface & Vegetation

The site was vegetated by grass maintained as playing fields. Shrubs line the East and South boundary of the site while the North and West of the site is a continuation of the playing fields.

Surface Water

The pitches in this area are poor quality due to poor surface drainage and clay on the site. Historically the shrub areas to the site boundaries were ditches, however these did not show on maps circa 1926.

3.6 Site Photographs Location



3.6 Site Photographs



4.0 Design Concept

4.1 Site Opportunities / Constraints

4.2 Existing Playing Fields

4.3 Site Concept

4.4 Design Development

4.5 Relationships

4.6 Building Form

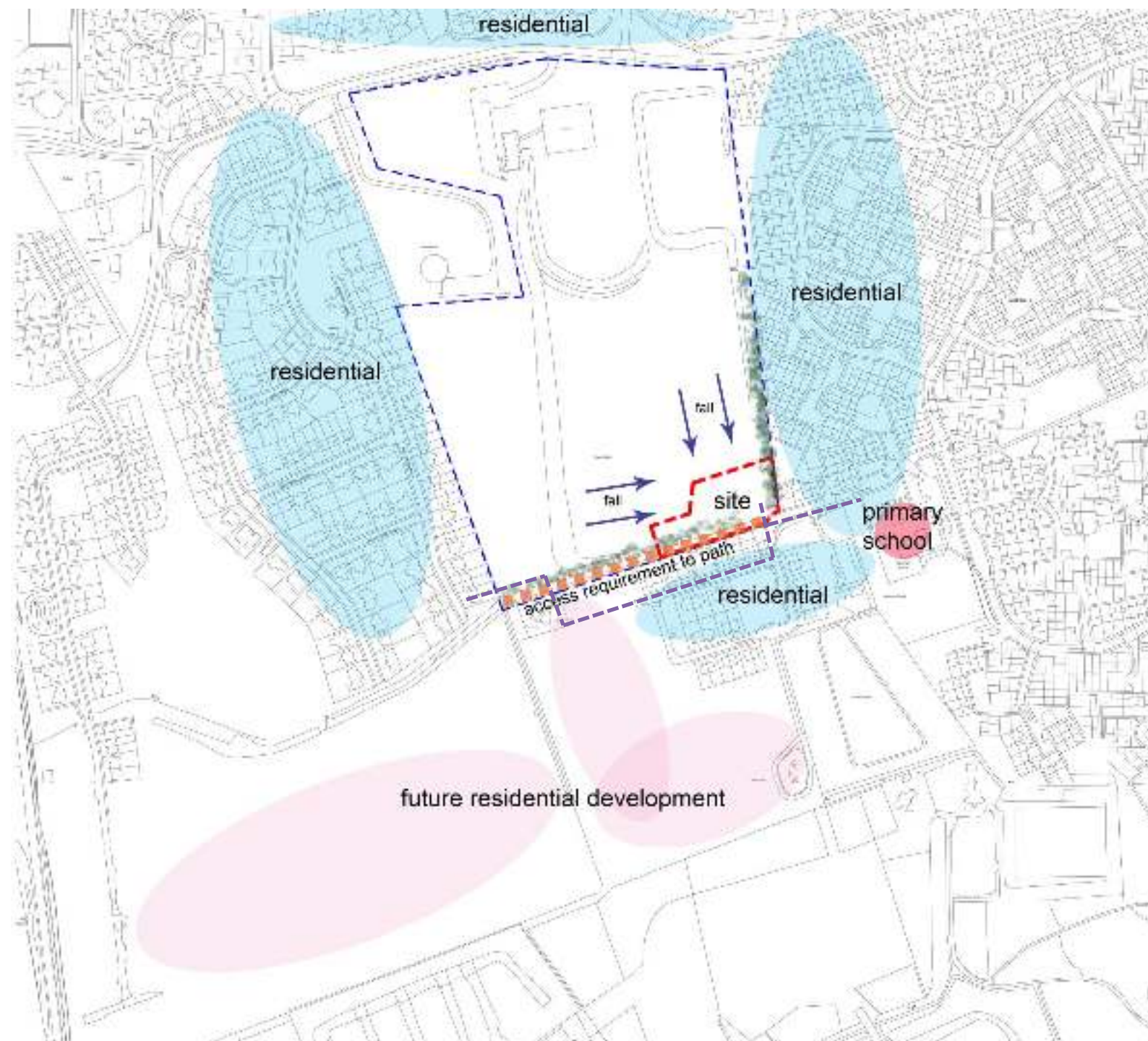
4.7 Materials

4.1 Site Opportunities & Constraints

The location of the site allows close links with the existing Dales Park School and any future links with a New Peterhead Community Campus should this be considered within the same blue boundary.

As part of the project we will be providing a safe route to nursery by working alongside colleagues designing the future housing development south of the proposed nursery site. We will be working together to upgrade a link path from the private development to the west, passing the TV masts, and into the housing site allowing access via the lit pavements within the proposed and existing Clerkhill housing site.

The existing gravel track will be retained past the line of the site to provide maintenance access to the TV mast. Access to the track will be via the new carpark to the nursery. The existing track will be used as a temporary access to the nursery during the construction of the housing within the Clerkhill housing site, should this be required.



4.2 Site Opportunities & Constraints

The site for the proposed nursery is the south-east corner of the Kinmundy playing fields. These playing fields are used by local amateur teams for training purposes only, due to the poor ground conditions on the site.

To mitigate the impact of the proposed new nursery on the existing pitches we have demonstrated that the relining of pitches could ensure that there is no overall loss of pitches as a result of the project.

Pre-application discussions with Sport Scotland have indicated that this is a suitable mitigation solution and we will work with the appointed contractor and Council Services to ensure re-lining of the pitches is done in a reasonable timeframe following site set up, allowing safe use of the pitches during the construction phase of the proposed nursery.



Existing pitch linings



Proposed pitch linings

4.3 Site Concept

The concept for the nursery has been developed through careful analysis while aiming to utilise the site's natural features to its advantage. The Scottish Government's 'Space to Grow' document promotes free flow child access to outdoor spaces so that children can choose when to be inside or outside.

The site has a minimal fall from north west to south west. The proposed site is within located centrally within a residential area of Peterhead. The site is within easy walking distance to the existing Dales Park School where the nursery is currently located, this will allow ease of drop off for parent using the school for older siblings.

Keeping the new nursery separated from the Primary School gives opportunity for a sense of identity and will encourage a sense of ownership amongst staff.

The nursery is orientated to maximise natural light opportunities and take full advantage of the surrounding views. The access road and parking to the front of the building provides easy access to the facility and provides maximum utilisation of the site. The orientation of the building provides a clear entrance façade, whilst the service area is set back from the frontage maintaining easy access but making it less prominent on approach.



4.4 Design Development

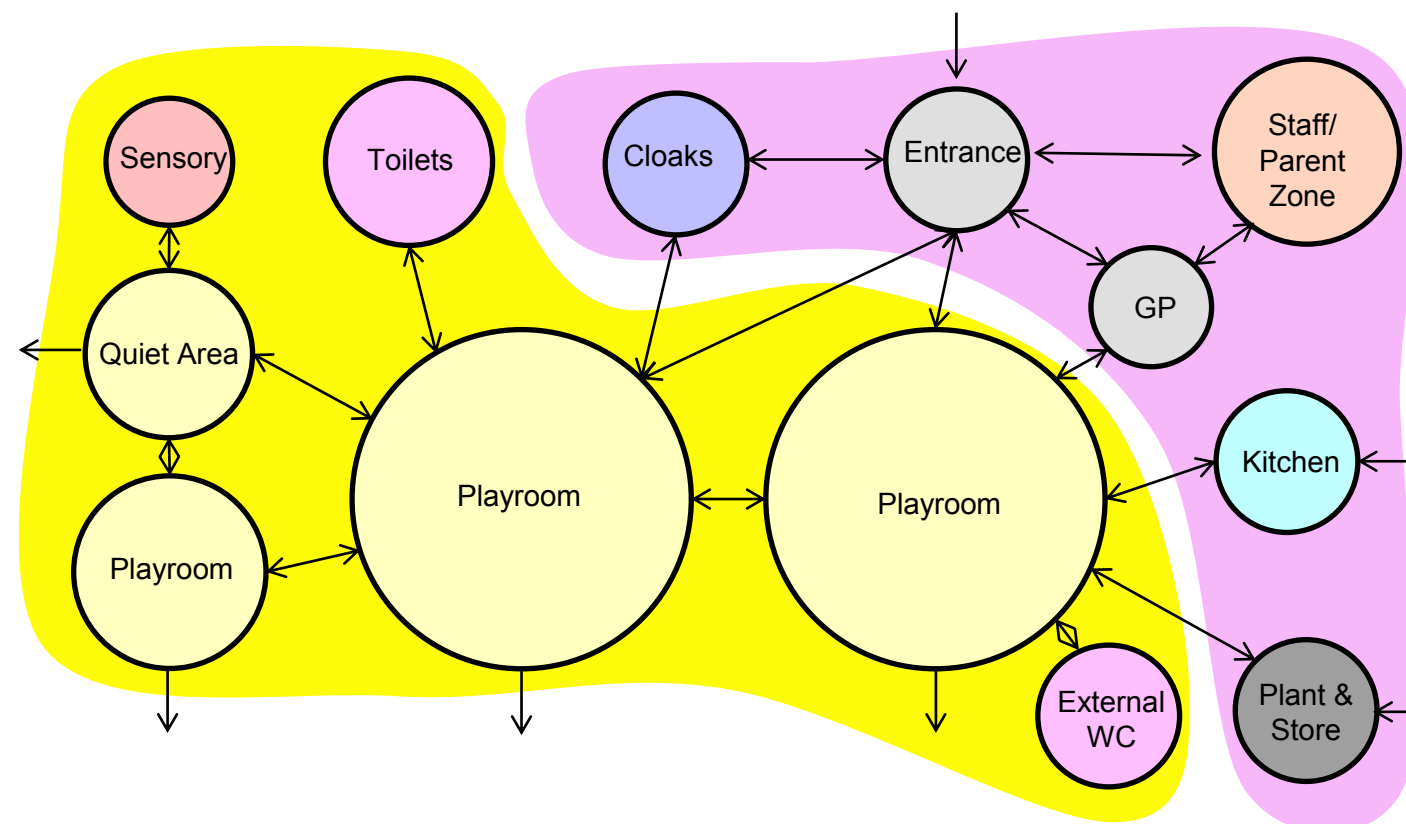
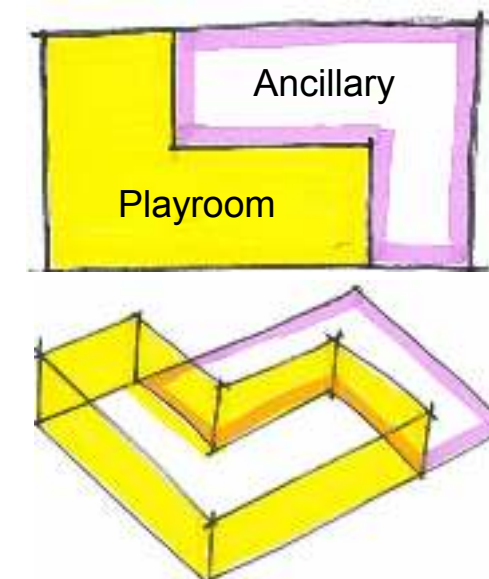
One of the key challenges for the layout plan was ensuring the playroom remained an efficient shape whilst also providing access to the support spaces such as the snack kitchen, toilets, stores, quiet room and cloaks which could all be accessed by children either to grow independence or as extensions of the education spaces. The initial design development was based on the exemplar model which had an ancillary space wrapped around the nursery space in an 'L' shape.

The result of this design in plan has created a natural split between the nursery accommodation and public areas.

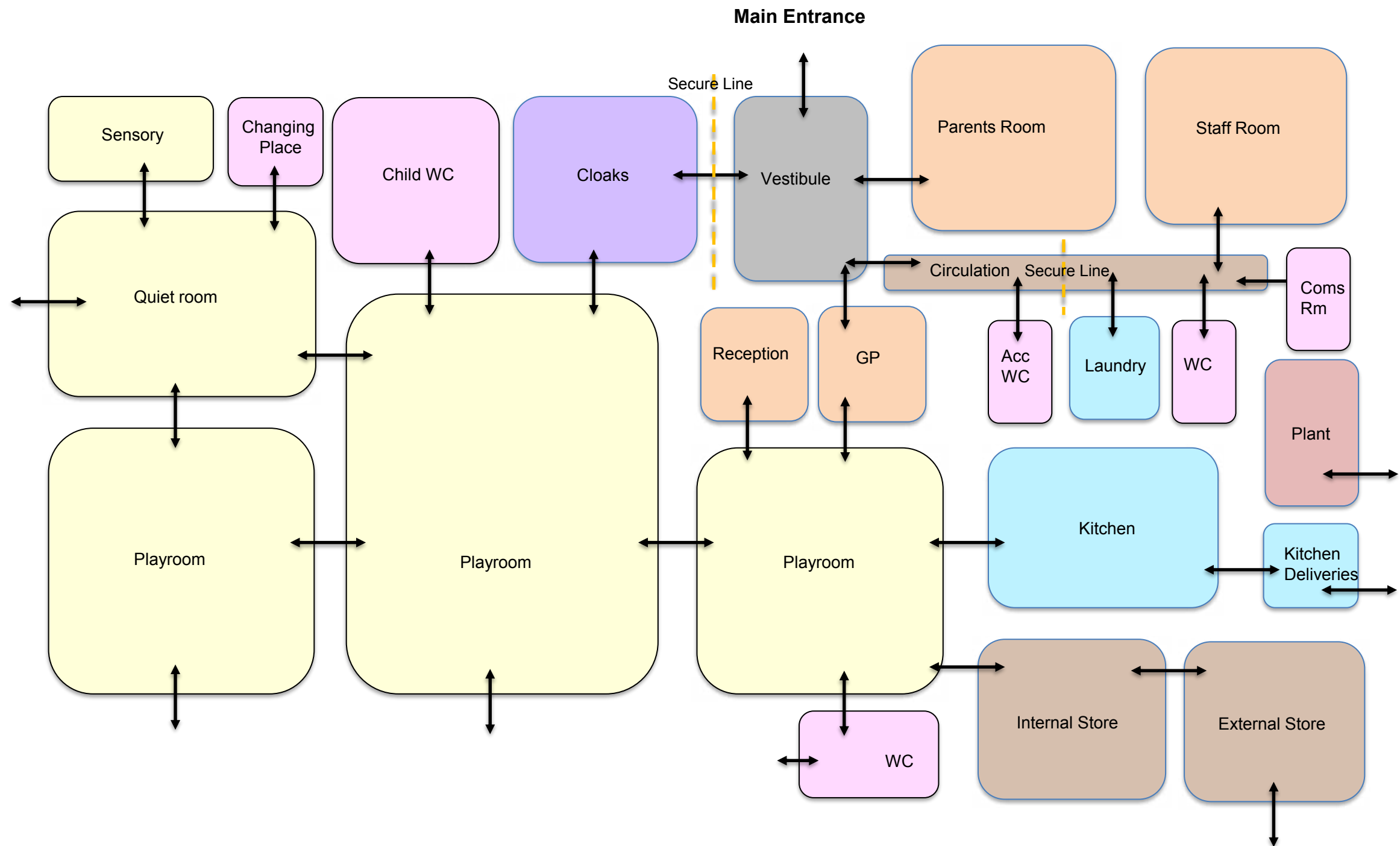
The public / ancillary spaces have been designed to feel welcoming with well proportioned spaces leading on to the nursery play areas which are designed to open up towards the external landscape, optimising on height and natural light sources. The wrapped ancillary spaces allow freedom for children to become more independent whilst being in a secure safe environment for their development. The provision of general purpose rooms also provide community integration and were a key element requested by the end user.

The nursery will be a stand alone facility receiving meal delivered from within the larger Education estate however includes an increased specification of domestic kitchen to aid serving and interaction with children. The dining areas are to be open and bright providing an inviting space which is conducive to healthy eating.

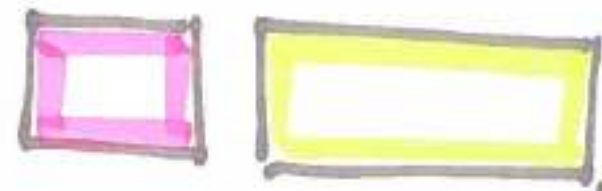
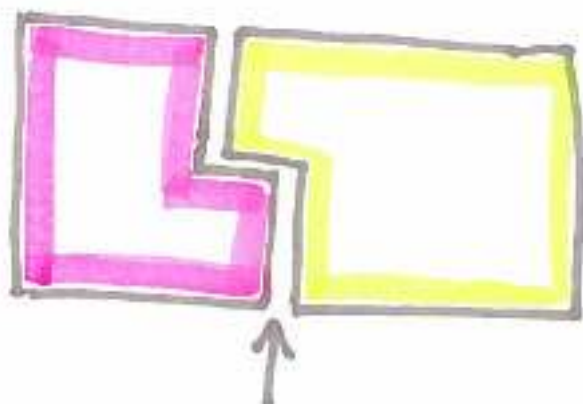
The building and surrounding landscaping should work together to feel welcoming whilst providing a safe and secure environment for the children. Linking internal spaces directly to the outdoors is a key issue which dictated the layout and the profile of the design. Large bi-fold doors have been utilised to link with the main outdoor space whilst the overhanging roof profile provides a transition space between the two.



4.5 Relationships



4.6 Building Form

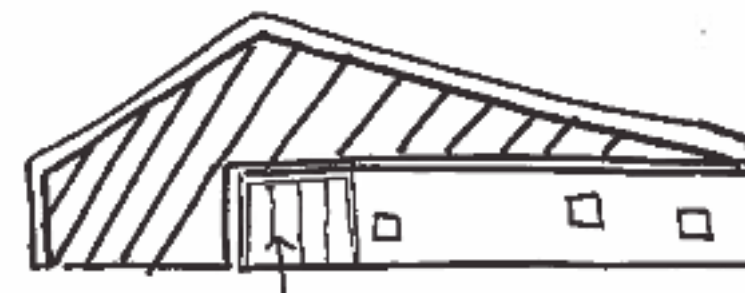
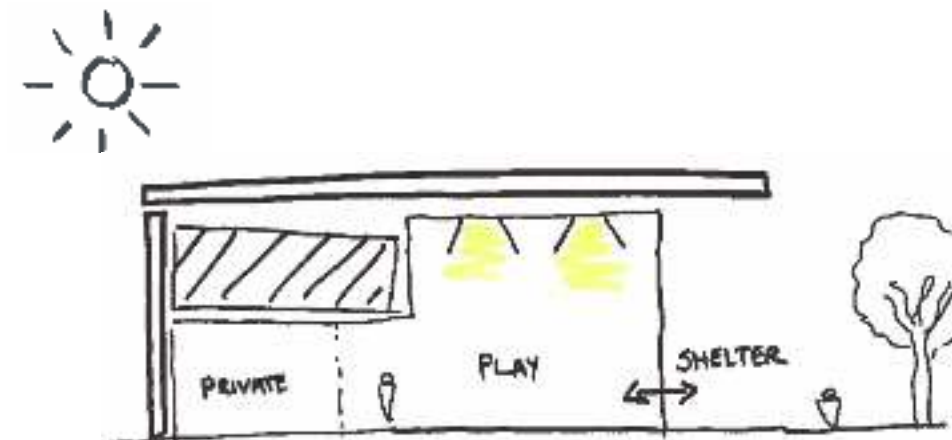


The building is split into two district areas, ancillary & playroom. The playroom and support spaces are private towards the front elevation and open up to the rear. This is shown in elevation with a harder solid form to the ancillary space and a softer and more playful form to the play space.

The orientation of the play rooms to the north maximises the opportunities for good quality natural light without the added solar gain. The rise of the canopy to the rear also assists in maximising the intake of natural light both internally and to the covered external play space.

The form sweeps up to the west leading the building users toward to entrance focussing on the experience of approach for the pedestrian and using landscaping to soften to edges of the geometric form in the landscape.

The use of colour to the stepped entrance area provides a visual emphasis to the building approach and adds some vibrant appeal to the aesthetics and prominence of entrance. The existing Dales Park School colours are red & yellow, the use of yellow allows the nursery a sense of identity while making the entrance to the building 'pop' providing a welcoming introduction.



4.7 Materials

The material strategy has been kept quite limited, A simple palette of attractive materials, detailed carefully to be durable, easily maintained and age well.

We have two key materials: Rendered external walls and a standing seam roofing finish

Facades

The building facade will consist of 3 colours of rendered blockwork, with a feature yellow coloured render to the entrance to invite users into the building. The dark grey render will be used to indicate the backbone of the building where ancillary, plant and staff areas are located. The building the lightens to a white render with small pops of colour on feature windows as the building shows the learning & play spaces. This also allows a bright façade to reflect light into the covered play space adjacent to the playrooms.

Windows

The nursery windows will be triple glazed composite units, with an aluminium external face and a timber interior. The aluminium will match the colour of the roof - with a view to keeping colours, materials and textures to a minimum.

Roof

The building will have a pitched roof with the ridge offset from the centre. The straight-forward design and neutral colour is an attempt to simplify the building and direct attention towards the coloured façade.



5.0 Benchmarking

5.1 The Benchmarking Process

5.2 Internal Benchmarking Photos

5.3 External Benchmarking Photos

5.4 Landscaping Benchmarking Photos

5.1 The Benchmarking Process

A key part of the design process is establishing a standard for the specification and quality of facility to be created - in this instance a nursery.

The following is a selection of photographs and sketches of nursery, primary schools and other buildings which have been identified as benchmarks.

These schools have been studied and sometimes visited to gain an understanding of how they work, and of where they succeed or fail

5.2 Benchmarking - Internal



D.S Nursery, Japan



Uryside Primary School Nursey, Inverurie, Scotland



Pinocchio, South Korea



Aldinga Library, Onkaparinga, Australia

5.3 Benchmarking – External



Cricket Pavillion, Dublin



Cow Shed, Switzerland



Midmill Primary School, Aberdeenshire, Scotland



Noss Primary School, Wick, Scotland

5.4 Benchmarking – Landscape Photographs



6.0 Architectural Drawings

6.1 Site Location Plan

6.2 Site Plan

6.3 General Arrangement

6.4 General Arrangement (view from front elevation)

6.5 General Arrangement (view from front elevation)

6.6 Elevations

6.7 Sections

6.8 Site Model 1

6.9 Site Model 2

6.10 Day Model

6.11 Night Model

6.12 View to Entrance

6.13 View from Outdoor Play Area

6.14 View from Pergola

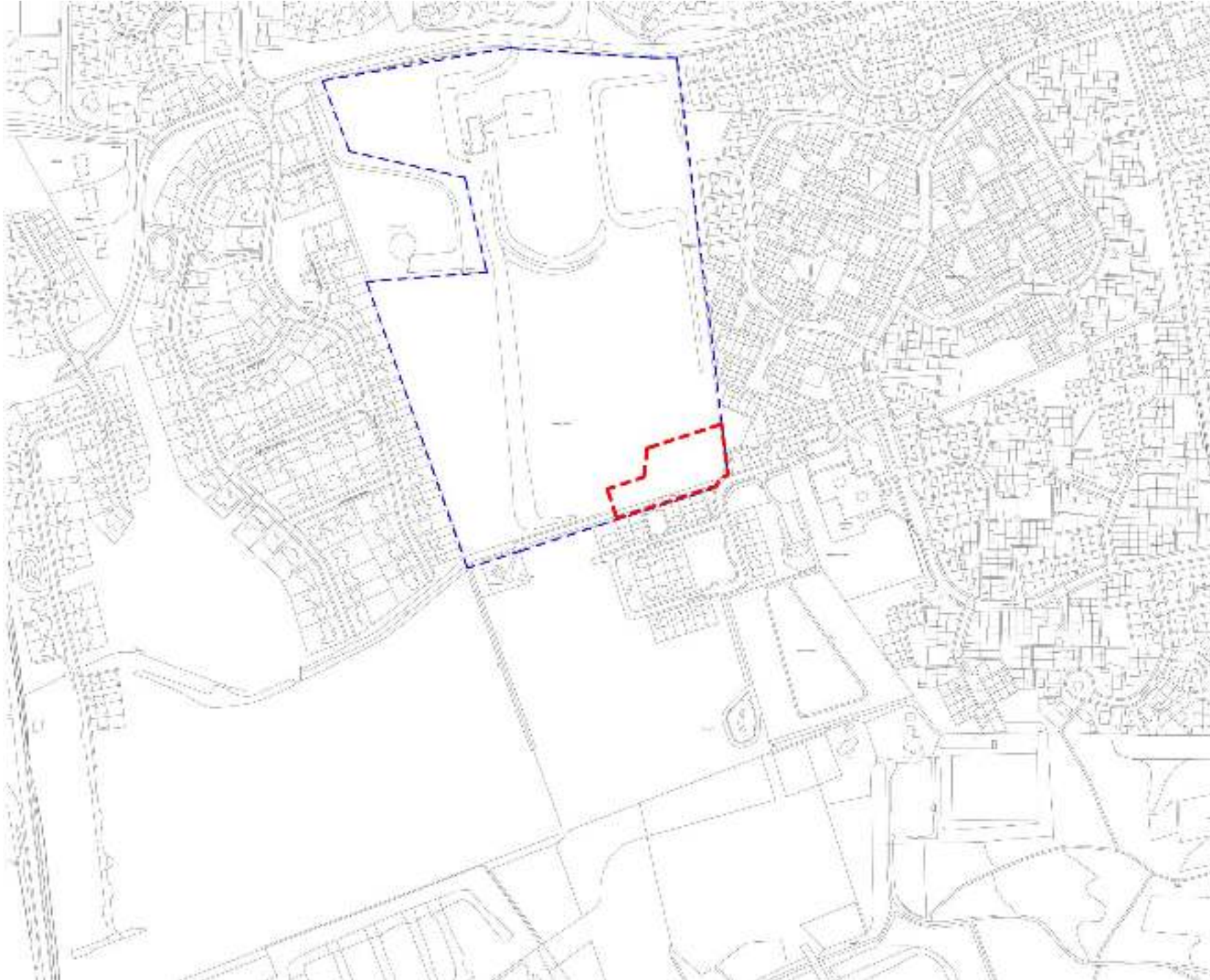
6.15 Cloaks

6.16 Central Hub

6.17 Playroom

6.18 Landscape Design Sketch

6.1 Location Plan



6.2 Site Plan



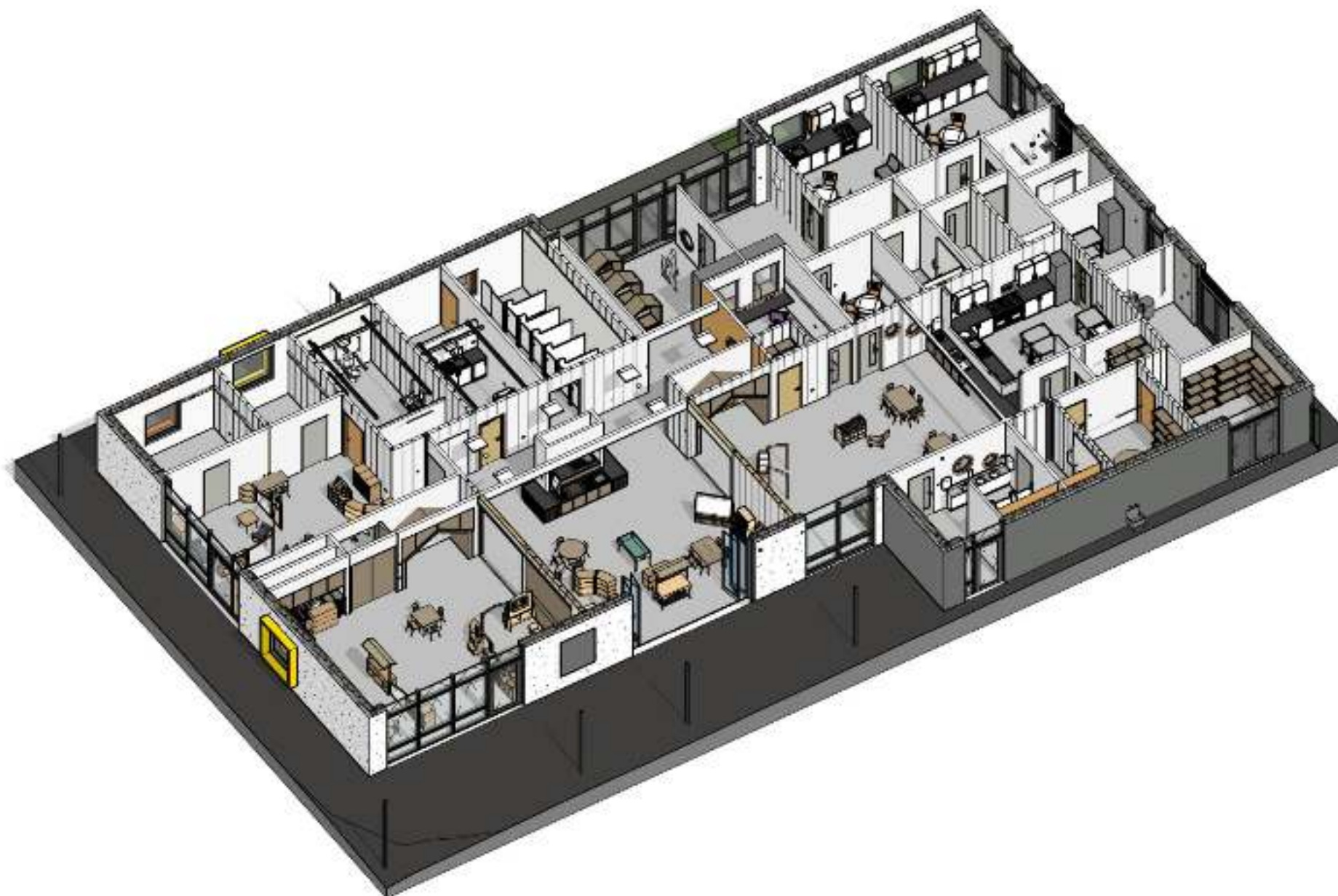
6.3 General Arrangement



6.4 General Arrangement (view from front elevation)



6.5 General Arrangement (view from rear elevation)



6.6 Elevations



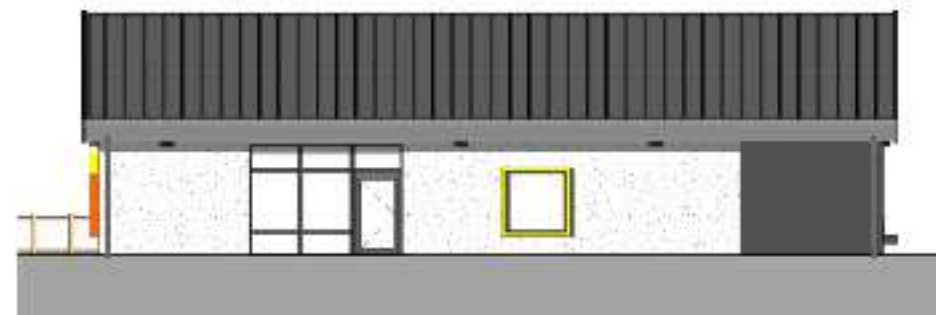
Proposed South Elevation
1/1



Proposed North Elevation
1/1



Proposed West Elevation
1/1



Proposed East Elevation
1/1

6.7 Sections



Section 1
1:10



Section 2
1:10

6.8 Site Model 1



6.9 Site Model 2



6.11 Day Model



6.11 Night Model



6.12 View to Entrance



6.13 View from Outdoor Play Area



6.14 View from Pergola



6.15 Cloaks



6.16 Central Hub



6.17 Playroom



6.18 Landscape Design Sketch

- Opportunity to encourage pedestrian movement from the surrounding residential areas.
- Provision of outdoor shelter area to increase learning opportunities through natural play and encourage use of whole playground.
- Opportunity to make use of existing site and provide access to the wider outdoor space the lie beyond the site boundary.
- Opportunity to support local biodiversity and children's understanding of their local habitats, by creating a wildlife planting area.



7.1 Access Policy

The design team is committed to embedding the concepts of equality and diversity in all aspects of the design of the new Dales Park School Nursery. They fully recognise the benefits that such a positive approach can bring to all users of the new building.

Aberdeenshire Council's responsibilities under the Disability Equality Duty, sit comfortably with the work that the design team is currently undertaking to ensure that all occupants are treated fairly and have equality of opportunity when using the new facilities, whether as a member of staff, child or a visitor.

Aberdeenshire Council have an inclusive approach, which puts disability equality at the heart of their policies and practices. At the same time, they recognise the importance of responding to individual requirements.

The design team is committed to ensuring that all facilities are as accessible as possible to all users. The councils internal Access Panel will be consulted on various issues to do with improving the accessibility to and within the nursery. This will be an ongoing process that will continue through the detailed design stages of the project.

In addition, lessons learned from previous projects are and will continue to be applied directly to Dales Park School Nursery project.

