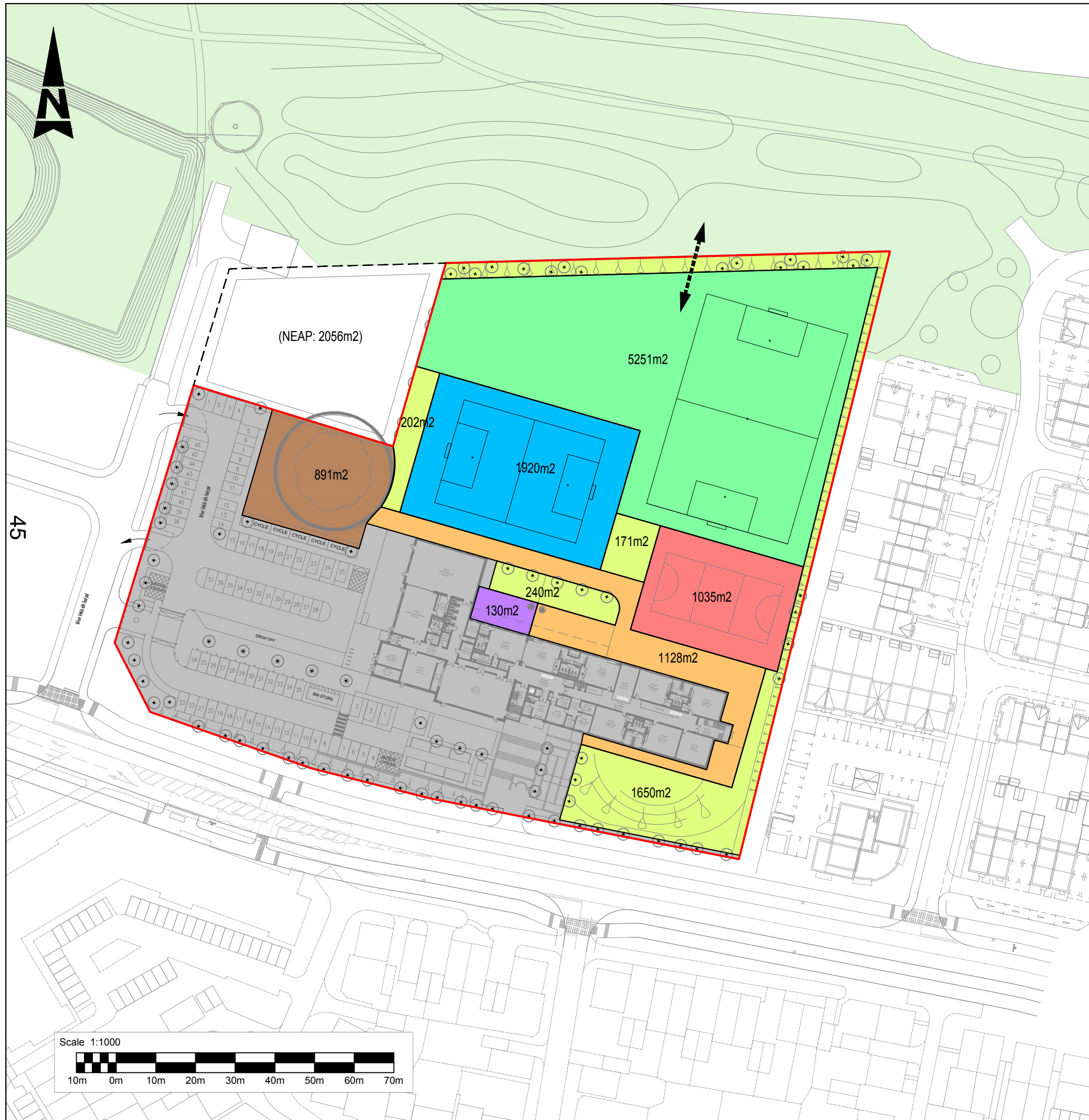


Option A2 - All Weather Surface



BB103 Min. area (2FE)	Proposed area (m2)	KEY:
16005	20310	 Current red line boundary
1762	7692	 Non net area
14530	14538	Total Net area
130	130	 Nursery External Play
620	1128	 Hard Informal & Social Area
1030	1035	 Hard Outdoor PE
1440	2263	 Soft Informal & Social Area
210	891	 Habitat
8400	9091	 Soft Outdoor PE (Grass 5251m ²) Soft Outdoor PE (All Weather Surface 3840m ²)** **All Weather Surface counts twice = 1920m ² x 2

NOTES:

Total site area meets the BB103 recommended minimum.
 Proposed area allocations for each area type meet BB103 recommended minimum.
 Total proposed overall NET area meets BB103 recommended minimum, dependant on inclusion of all-weather surface.
 Includes BB103 habitat area underneath the existing tree (within management zone).
 BB103 stipulates that an all-weather pitch can be counted twice for the purposes of BB103 guidelines, as they can be used for significantly more than the seven hours a week assumed of grass pitches. Therefore the 1920m² all weather pitch can indeed be counted as 3840m² towards the Soft Outdoor PE provision and correspondingly toward the overall NET area.

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