



S T A B L E A R C H I T E C T U R E

a r c h i t e c t u r a l a d v i c e , p l a n s a n d d e s i g n s

Proposed Fishing Hut, Jetties and Bridge

at

Wendlebury Park Farm

Wendlebury

OX25 2PE

Design and access statement

incorporating

Flood risk assessment

Lake structures - Wendlebury Park Farm

Existing fishing lake:

The applicant, Mr John Miller owns a small fishing lake on the edge of Wendlebury Park Farm. This fishing lake is set out over a relatively modest area of 1560 m².

This fishing lake is for my client's private use, this is not a public lake.

Client brief:

My client wishes to construct a series of 3x separate small structures in conjunction with this fishing lake in order to increase his enjoyment and use of the lake, as well as resolving an issue with regard to both maintenance and security; these 3x structures are described as below:-

Fishing jetty: my client would like to establish a small wooden jetty partly sitting on the bank of the lake and partly projecting into the South-east corner of the lake.

Bridge: my client would like to access the small island located in the centre of the lake, therefore he would like to install a very simplistic flat bridge linking the edge of the lake to the existing island.

Fishing hut with jetty: my client would like to establish a building that he could use for his own personal requirements whilst fishing at the lake, he is looking for a simple structure that would provide him with some basic shelter and storage for his fishing equipment. Furthermore, my client would like to get to maintain the area around the lake and would like to use the fishing hut as storage for maintenance equipment in relation to the continued function of the lake, such as a mower and trimmer. As part of this fishing hut my client would like to incorporate a small jetty projecting into the lake.

Design:

The design stage for all three elements was a straightforward process, my client provided pictures of each of these elements and asked that the designs be kept to a simple and straightforward set of details. Using the client's pictures I created a series of plans and elevations for each of the separate 3x structures.

My client wanted to use simple natural materials, therefore each of the jetties is supported on simple timber posts that will be driven into the base of the lake, which will then support in turn a straightforward timber structure with a timber and rope safety handrail.

The above design detail will continue for the bridge. My client has a simple metal lattice bridge structure that he wishes to use to access the island, this will be clad in timber so that it matches the visual detail of both of the jetties.

My client was able to describe the approximate size and shape of an existing fishing hut that he would like to use for this new structure, we were able to prepare a set of plans and elevations for the new fishing hut to incorporate storage and usable space within the front of the structure, and secure lockable storage within the rear of the structure, thus providing a building that suited my client's requirements.

Flood risk assessment:

The lake was originally constructed because of its close proximity to the adjacent watercourse with the intention of allowing the lake to take some of the pressure of the water course away from the area.

It is noted that this lake is sitting in a flood zone 3 area, with minor aspect of the lake being considered as flood zone 2.

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The 3x proposed structures are intended only to be used when there is no localised flooding, they are outdoor structures in the main with a small area of secure storage within the fishing hut.

These new structures will have no adverse impact on the existing lake or the existing potential to flood.

Report ends