

Stretham Village Centre facilities

The **Main Hall**, able to seat up to 150 people will have a raised stage at one end (ideally removable when not required), suitable for drama and similar performances. Floor of the main hall must be suitable for exercise or dance classes. Chairs and tables used in the Main Hall can be stored away in the Stage Store when not in use. The Main Hall will have sliding/folding doors to the outdoor terrace which can be opened in good weather and for suitable functions.

The **Outdoor Terrace** could have permanent fixings for a marquee or similar to be erected if required for larger functions and /or allow outdoor dining.

The **Function Room** can be used in conjunction with the Main Hall or independently. The room will have access to serving hatches to the bar and kitchen. When not used for functions, this room can be used as a **Community Café**.

The **Social Club** can operate independently of the function room and also has access to the Bar. It includes a **Store / Cleaner's Cupboard**.

The **Bar** is required to be able to serve both the Social Club and the Function Room separately or together.

The **Kitchen** needs to be of sufficient standard to cope with large functions.

A **Council Store** will be used to store Council assets. The **Stage Store** can store items related to the stage and performances, but also to store items for regular users of the Main Hall.

The **Meeting Room** can be rented out but will also be used for smaller Council meetings. The Parish Council regular meetings will be usually held in the Main Hall so that the public can attend.

Above the ground floor rooms (or possibly also at ground level) will be :

A **Caretaker's Flat**, suitable for a live-in caretaker who would also operate the Bar. 2 Bedrooms.

A **Holiday Flat**, suitable for letting out to tourists / visitors. 2 Bedrooms.

The **Council Office**, providing room for 2 desks, plus storage for the Clerk.

Building Services Room, including networking.

Other requirements /considerations :

- Sustainability
 - Target should be to keep running costs & maintenance low. Consider use of e.g. ground source heat pumps / solar panels for water / electricity
 - Collection of rainwater for gardening / irrigation ?
 - Excellent Insulation
- Security
 - Building security should deter vandalism
- Community participation - Consider ways community can be involved in the building
 - Funded stones / bricks / walkway
 - History of the village
- Landscaping
 - Needs to be attractive venue for e.g. weddings, parties

Appendix 1 : Requirements and Architect Brief for Stretham Village Hall

Stretham Parish Council are considering building a new Village Hall within the village to replace the current Parish Rooms which are not considered fit for purpose.

We have already consulted the village through three separate surveys and the following requirements and brief are derived from the responses to the survey and other planning meetings.

Separately, we are progressing with development of a business case for the new building and considering funding options.

To assist with the business case and the plans, we require an initial architect drawing sufficient for us to obtain cost estimates. At a later stage we will commission the engagement for the final architect drawing and oversight of the building project.

Building Requirements

- **Main Hall**, able to seat up to 150 people. To have a raised Stage at one end (ideally removable when not required), suitable for drama and similar performances. Floor of main hall must be suitable for exercise or dance classes.
- **Meeting room**, can be split into 2 rooms. Can be used as changing rooms for Stage performers.
- Catering standard **kitchen**
- **Social Club** room, with shared bar
- **Function room**, sharing bar with the Social Club. Can be used in conjunction with main hall for large functions, or separately as a **Community Cafe**
- **Toilets**. Suitable facilities, including disabled toilets.
- **Storage** facilities (at least 2 separate areas, one for Council, one for other regular users of the storage. To include storage space for folding table & stacked chairs to be used for functions)
- **Terrace** / outdoor area attached to the main hall to allow events to spill out onto the terrace in good weather
- **Foyer area**
- Building services, including networking
- Parking area for users coming by car
- Boiler room / Cleaners closet
- To have an eco-friendly / self-sustaining building which minimises operational running costs
- **Clerk office**, room for 2 desks and storage space for the Parish files
- A **caretaker's apartment**, close to or attached to the Hall
- An **holiday let apartment** suitable for letting out to visitors / tourists to generate income to cover costs of the Hall

Options - Style

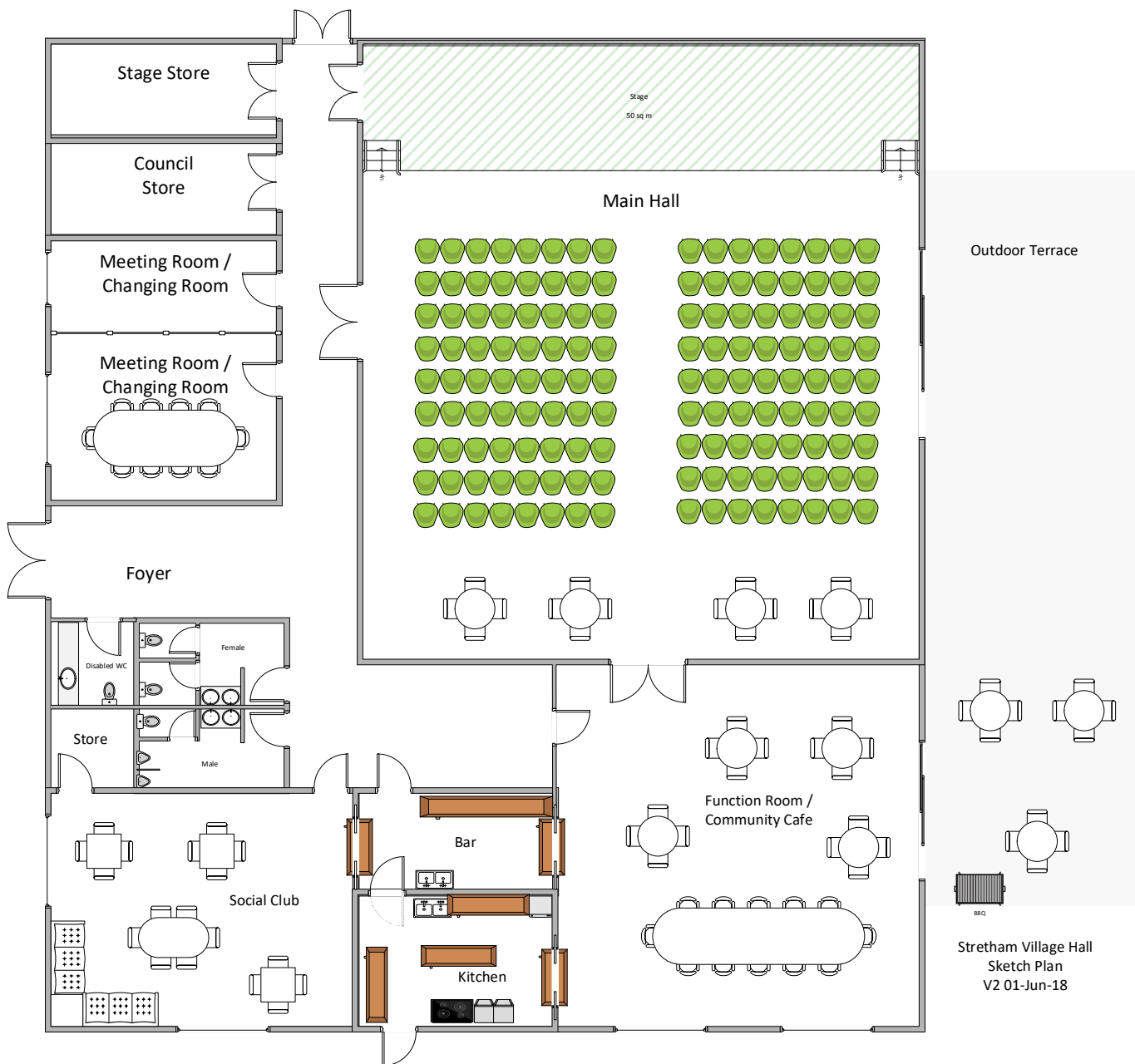
We are considering a style that either :

- Fits into a rural landscape; or
- Is a clearly modern, iconic and distinctive building

Deliverable results

- An initial architect drawing sufficient for us to obtain cost estimates, in electronic form
- A presentation of the drawing, concepts and ideas to the Council

Appendix 2 : Sketch Drawing of Village Hall



Notes :

- Caretaker's flat above
- Holiday let flat above
- Council office above
- Ground floor : $26\text{m} * 23\text{m} = 598\text{m}^2$
- First floor : $2 * 2 \text{ bed flat at } 60 \text{ m}^2 + \text{Office @ } 30\text{m}^2 = 150\text{m}^2$