

Duckes Meadow Changing Facility

WELCOME & INTRODUCTION



Thank you for taking the time to join us today. We are excited to share our proposal to improve the changing facility at Duckes Meadow Sports Field and hear your views. Once you have looked at the information and had the opportunity to speak to the team, please fill out a feedback form before you leave or online.

Overview

The University is proposing to improve the sports changing facility at Duckes Meadow Sports Field, on Salmon Pool Lane in Exeter.

The current facility is at the end of it’s economic life.

Building a new facility will allow us to provide a range of flexible changing facilities, improved access, increased usable space and improved layout for quicker turnaround times on busy days. The facility will include team changing rooms, referee changing rooms, gender neutral and private facilities, as well as welfare and social space, more locker spaces and spectator toilets.

The new building will be more energy efficient to reduce CO₂ emissions, including solar panels on the roof and heated by air source heat pumps.

The car park will be altered to incorporate an increased amount of cycle parking, accessible bays and emergency vehicle access.

The new facility will improve student experience and enhance participation in University sports.



Existing changing facility at Duckes Meadow

Sport at the University of Exeter

Sport is an important part of life at the University of Exeter. We are renowned for our sporting reputation and we pride ourselves on catering for all abilities from casual enthusiasts to high performance athletes.

We aim to deliver inclusive and accessible opportunities that will inspire students to participate in sport and physical activity, fulfil their academic/non-academic potential and enrich their University experience.

Duckes Meadow Sports Field

Duckes Meadow is a multi-purpose playing field that is used by our students to play rugby, football, American football and lacrosse. The majority of pitch sport at the University is played on these 16 grass pitches, for social sport activity and competitive club sport leagues.

More than 2,000 Exeter students participate in sport on the pitches and we host approximately 540 visiting teams per season.

The standard of our changing provision at Duckes Meadow is very poor, deteriorating annually and is increasingly expensive to maintain. Our annual student sport survey indicates dissatisfaction with the quality of the Duckes Meadow facility.

We have evidence that sports facilities are a contributing factor in student’s choice of University and many are choosing to study elsewhere due to the sports facilities offered at Duckes Meadow.

Due to the limitations of the facility we are currently unable to facilitate all male and female matches on site, which places significant pressure on other facilities and limits our opportunities to engage different groups in sport and physical activity.



Aerial view of the site



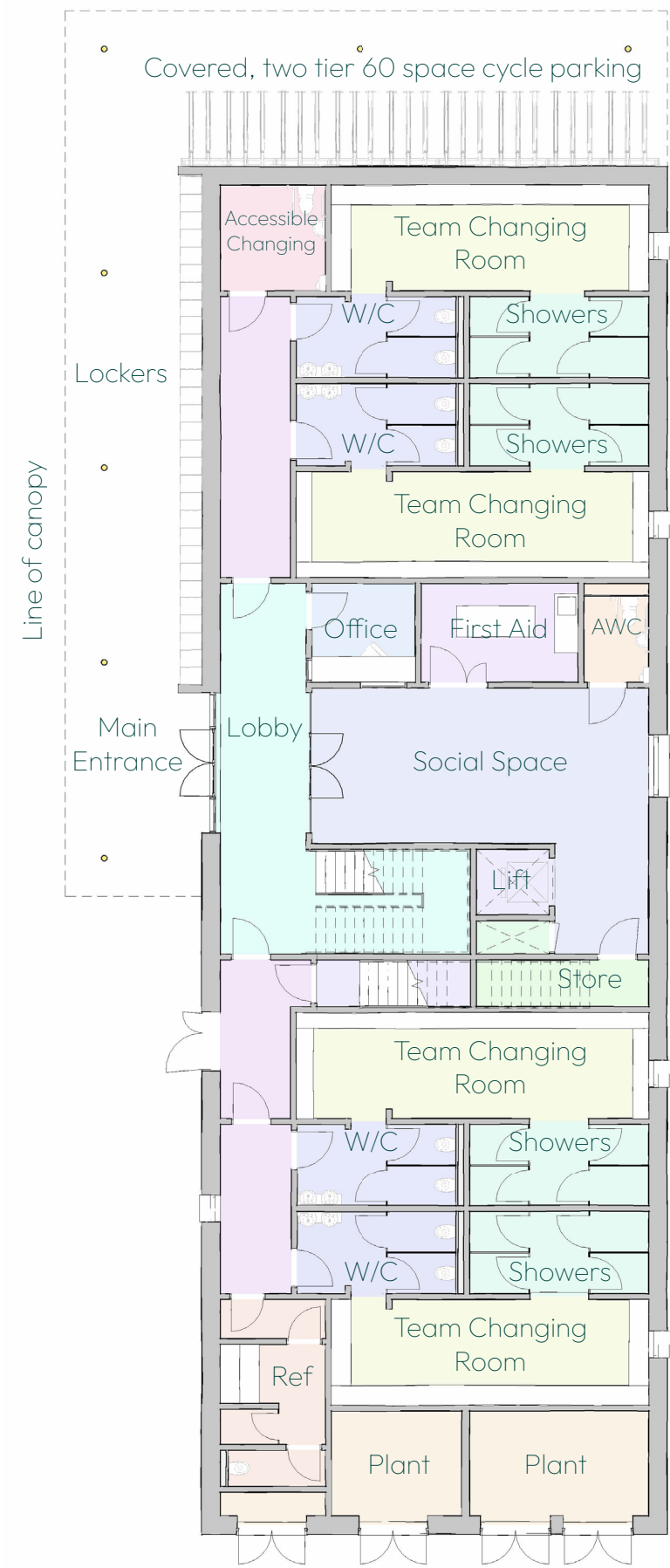
Proposal aims:

- Sustainability:** To improve the energy efficiency of the building and reduce CO₂ emissions.
- Health and Wellbeing:** To provide enhanced and comfortable facilities to promote an active lifestyle and support health and wellbeing of our students.
- Social and Community Value:** To provide a high quality changing facility with a range of changing options which will improve the student experience and encourage participation in sport.
- Accessibility:** To improve accessible parking provision and equality and diversity compliant changing facilities for all students.
- Scale and Size:** The scale and size of the building has been configured to sit well within the existing environment and neighbourhood.

Site Plan



Floor Plans



Proposed Ground Floor Plan



Proposed First Floor Plan

- The new building will enable the University to provide a range of flexible changing facilities with increased capacity for busy days.
- The new changing facility will sit within the existing footprint and will increase in height to two storeys. The car park will be altered to incorporate sheltered cycle parking and accessible parking bays.
- An entrance hall will provide level access entrance from the car park to the changing rooms.
- The proposed ground floor will provide:
- Four team changing rooms
 - Office, social space and a first aid room
 - Referee changing areas
 - Accessible shower /changing area
 - Accessible toilets (AWC)
 - Cleaner's store
 - Plant room
- The first floor will provide:
- Two large communal change rooms
 - Separate shower and changing facilities
 - Cleaner's store

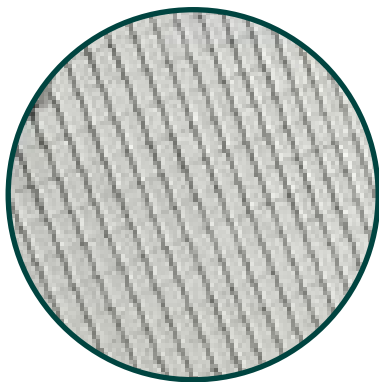
Materials

The proposed sports changing facility at Duckes Meadow needs to be robust whilst maintaining a welcoming appearance to students and visitors.

The design team have been exploring low embodied carbon materials for the building facade and structure. Choosing materials that will last a long time and can cope with the local climate is key. Some of the materials we are exploring are:

ECO Zinc

A long lasting material used for the outside of the building. New manufacturing methods allow for a 50% reduction in CO₂.



Low embodied carbon block

Up to 80% lower eCO₂
Reduced resource deletion by substituting cement with an industrial by-product.



Wood Wool Panels

An environmentally friendly, recyclable material containing two of the world's oldest building materials.



Transport and travel plans

The University has a Sustainable Transport Strategy and is continually investing in sustainable transport initiatives to reduce the need for students and visitors to travel by car in the city.

We don't allow student parking on our University campuses and we discourage students from owning vehicles while they are residents in Exeter.

We encourage students to travel to Duckes Meadow by bike and on public transport. The proposal for the new facility includes a large number of undercover cycle storage spaces.



Concept view of building entrance

Sustainability

Sustainability and reducing carbon emissions are fundamental to the design of the new Duckes Meadow changing facility. The University is committed to embedding its low carbon targets on this building, including reducing regulated carbon emissions, through a combination of sustainability initiatives in the design, construction and maintenance phases of the new building.

The building is also to achieve AECB CarbonLite new build design which drives rigorous low-energy design standards, significantly improving building comfort, air quality and energy use, with greater carbon reduction. The building will benefit from air source heat pumps and PV solar panels on the roof.



Community use

We currently work with the Exeter Riverside Parkrun team to enable access to Duckes Meadow.

We would like to be able to open toilet facilities for the run and wider community access to the playing facility when appropriate and safe to do so.





Concept view of new changing facility from site entrance

Construction mitigation

As with all University estate projects, mitigation measures are put in place to minimise dust and noise from construction sites where possible and we plan carefully to manage traffic and parking on our sites. We work with contractors that are part of the Considerate Constructors scheme, to ensure they have high standards in managing risks, protecting the environment and positive relationships with the local community.

Our projects are registered with the Considerate Constructors scheme and monitored in accordance with the scheme's code of considerate practice. Our proposed measures include:

- **Managing noise when it matters most to you:** Our hours of work will be limited to normal working hours as agreed with the local planning authority to reduce impact on evenings and weekends.
- **Managed construction traffic through local residential roads:** We will manage construction traffic carefully and safely utilising smaller delivery vehicles where possible and having banksmen on site to manage traffic to the construction site. We will use good working practices to keep traffic movement areas clean and tidy.
- **Temporary student provision:** Temporary accessible toilets will be provided for

students during construction of the new facility and student's will be encouraged to come to Duckes Meadow in their kit ready to play (similar to during the Covid pandemic).

- **No construction parking on local residential roads:** We will enforce a parking strategy for our construction team that ensures parking is confined to a designated area within our own construction site boundary and a pre-arranged off-site areas.
- **Containment and just-in-time deliveries:** Our off-site area will also serve as the hold area for deliveries so we can ensure that the amount of construction vehicles is limited at any one time.
- **Minimising anti-social behaviour:** We shall put processes in place so that the construction site does not become an attraction for anti-social behaviour by deterring unwelcome visitors, which could include the use of an infra-red monitored CCTV system or visiting security patrols.
- **Providing for our staff:** We shall ensure dedicated site welfare cabins for our staff will be installed prior to construction and throughout the process, which will include staff changing facilities and offices.
- **Communication:** We will provide a dedicated point of contact and regular progress updates for the local community.

Next Steps

Thank you for taking the time to read about our proposal for our Duckes Meadow changing facility.

Your comments and views are important to us and will be carefully considered by the design and planning team as they draw up more detailed proposals.

To provide feedback, please fill in a feedback form today or online:

www.exeter.ac.uk/about/vision/capitalstrategy/featuredprojects/duckesmeadowchanging/

Scan QR Code for
more information



The engagement period closes on **Friday 15 November 2024**.

Following the event and engagement period, the project team will reflect on the feedback received ahead of finalising a proposal to submit to Exeter City Council.

We expect to start construction in Autumn 2025 (subject to change).

Please contact us with any questions at:

campusdevelopment@exeter.ac.uk