



<b>Project Title:</b>	<b>GLC 48: Tollcross Aquatics Centre</b>
<b>Details:</b>	<b>Proposed extension and reconfiguration of existing swimming pool, part of 2014 Commonwealth Games</b>
<b>Location:</b>	<b>Tollcross, Glasgow</b>
<b>Use type:</b>	<b>Leisure / Civic</b>
<b>Client / Developer:</b>	<b>Culture and Sport Glasgow / Glasgow 2014 Ltd.</b>
<b>Lead Designer(s):</b>	<b>Glasgow City Council DRS – Civic Design</b>
<b>Planning Authority:</b>	<b>Glasgow City Council</b>
<b>Planning Status and Ref:</b>	<b>Pre-application consultation period (section 35B)</b>
<b>Issue Date:</b>	<b>18 November 2009</b>

## **Introduction**

This report relates to proposals to reconfigure and extend an existing leisure centre in Tollcross Park as part of the provision for the 2014 Commonwealth Games, presented at an A+DS Design Review meeting held on 27 October 2009 in Glasgow.

## **A+DS Views**

### **1 General comments**

1.1 We thank the design team for their presentation. We support the project in principle and recognise the benefits that it will bring to the area, providing a dedicated venue for hosting swimming events for the 2014 Games and other potential future competitions, and additional and improved facilities for the surrounding community thereafter. We are generally supportive of the proposed designs and feel that they promise significant improvement on the existing building. We offer the following comments for consideration.

### **2 Wider context**

2.1 We note that, during the Games, spectators will be required to enter the building from the northwest, via Tollcross Park, as the main entrance and car park at the front of the building will be used as a compound for the athletes. We understand that access through the park to and from the building is being coordinated by the Games Overlay Team, as part of a wider Green Network Plan for the 2014 Games, and that this is out with the design team's remit. However, the way in which visitors approach and enter the venue will play an important part in their experience of the Games and the venue. We encourage the design team to work more closely with the Overlay Team to ensure that the experience is a positive one.

### **3 Landscape / parking**

3.1 It is important that the idea of a 'building in the round' with frontage on all four sides and a strong connection to its parkland setting is maintained. We welcome the

way in which the proposals improve on the current situation in this respect, in particular on the northwest edge.

3.2 The approach to the building in legacy mode is of key importance, and the design of the car parking needs careful consideration to ensure it does not act as a barrier between the building and the landscape. We have some concerns with the location of the proposed additional parking in this respect, and in particular feel that the new strip of parking opposite the tree-lined entrance may further compound the impression of entering the building through a large car park. We encourage the design team to explore the possibility of reconfiguring the car park to the north of the building to accommodate any new parking spaces required, to offset spaces being proposed elsewhere on the site.

3.3 We suggest that external lighting could be added to the frontage facing onto the car park to help enliven it. We recognise that with the current project budget constraints this is not currently achievable; however, we would encourage the council to consider this in the future.

#### **4 Building design**

4.1 We recognise the operational challenges that the project presents and commend the design team for the way in which these have been dealt with.

4.2 We acknowledge the difficulty involved in adapting the current roof structure to accommodate a large opening in the northwest wall, to connect through to the proposed warm-up pool and allow views through to the main pool from additional spectator seating above. It is unfortunate that the required large structural beam cannot be contained within a single roof profile. However, we trust that the design team have worked to limit the impact of the new roof as much as possible.

4.3 We support the incorporation of a feature stair at the northwest corner of the building, which helps to convey the idea of the building being 'in the round' rather than having a front and rear. The design of the stair is important, as it will be the main point of access for spectators during the Games. We note the proposed incorporation of a wall as an architectural device to help articulate the entrance, add interest and provide some screening to the external stair. However, this wall appears somewhat stark at the moment and we encourage the design team to take the opportunity to develop its design further, in particular with reference to its future in a post Games scenario.

#### **Conclusion**

We support the project in principle and welcome the benefits it will bring to the 2014 Games and the surrounding communities. We feel that in general the designs offer the potential for significant improvements on the existing building. We commend the design team for the way in which they have achieved the required organisational challenges. It is not yet clear how the building connects to the wider context and we would welcome the opportunity to see how this is envisioned. We also have some concerns with regards to the design of the northwest stair, the new roof profile and the impact of the parking layout. We encourage the design team to revisit these areas where possible to ensure that the user experience, both during and post Games, is a positive one.