

Turf Moor Accessibility

| March 2018



Planning, Design & Access Statement | Burnley FC

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1.Introduction



Introduction and Executive Summary

Burnley Football Club was founded in 1882 and was one of the twelve founder clubs of the English Football League in 1888. The club has won both football league and the FA Cup and was one of the first English clubs to play competitive European football. It is one of only three clubs to have won the championship of all four top divisions of English football. In 1987 it came close to falling out of the English Football League, and would have but for a win and results going in its favour on the last day of the season. It may well have meant the Club going out of business but 30 years later it is re-establishing itself in the English Premier League. The Club's remarkable history is set against the town having the smallest population to host a top class league football club. The Club significantly contributes to making the town famous worldwide and has a well-respected and growing football in the community organisation. Burnley Football Club is well known for its passionate and committed support, and in the 1960s and 70's its stadium, Turf Moor, was seen as one of the best in the league. After years in the lower divisions and the Club's struggling finances it has fallen behind in providing state of the art accessible facilities for its supporters.

Turf Moor has been Burnley Football Club's stadium since 1883 and is the oldest stadium location in the English Premier League.

The stadium is on an east-west axis and is comprised of four separate grandstands. The corners between the stands are all open, but all of different sizes and all are occupied with stadium operational requirements:

North west – players and press

South west – pitch maintenance and emergency access

North east – pitch side access for maintenance vehicles (pitch lights, cherry pickers) disabled supporters entrance

South east – ticket office, stadium control room, disabled supporters entrance

The new infill corner buildings are designed to be both functional and aesthetically fitting. The elevation materials include glazing, polycarbonate, glass fibre reinforced concrete panels. Imagery and careful use of the Club's Claret and Blue colours are incorporated into the elevations to help immediately identify the new works as being part of Turf Moor, and perhaps form a new design direction for the stadium that enhances its character. It is important that the recent history of the Club is recognised but also that a confident future agenda is set for one of the world oldest and iconic stadia.

The Club, like other service providers, are required to make reasonable adjustments to meet the Equalities Act 2010 and to meet the guidance of Accessible Stadia, as required by the English Premier League.

This Planning, Design and Access Statement has been prepared on behalf of Burnley Football Club (Burnley FC) in support of a full planning application submitted to Burnley Borough Council. Burnley FC are proposing to improve the accessibility of its stadium, Turf Moor, through new built infill projects primarily located in the north east corner (between the James Hargreaves and Jimmy McIlroy Stands) and south

east corner (between the Jimmy McIlroy and Bob Lord Stands). The proposals will help transform Turf Moor into one of the most accessible stadia in the UK to watch football.

This document accompanies a full planning application for proposed building infills to the north east and south east corners of the stadium, between the James Hargreaves (North) and Jimmy McIlroy (East) stands. The corners, together, will provide new wheelchair and companion positions. There will also be new disabled toilets, a changing places facility, concessions as well new accessible lifts. The new works are designed to primarily cater for, but not exclusively, disabled supporters and their family and friends. In addition, a new stadium control room will be built in the south east corner along with a new under soil boiler room, a new storeroom for the Clarets Store and a pavilion for spectators queuing to buy and collect tickets. A new giant screen will be located at roof level of the northeast corner infill.

The project is for spectators with different disabilities including those who use wheelchairs, seating for those with ambulant disabilities and those who are perhaps on the autism spectrum. The project also includes a Changing Places facility and a Sensory Room.

Development summary

Turf Moor sits on a site of approximately 3.6 hectares, excluding the Harry Potts Way car park and Ormerod Yard.

The proposed corner infills have a functional purpose, whilst subservient in size; discrete in that they are set back from the rear line of the grandstand; but are confident in that they could set the design agenda for future works at Turf Moor.

The accommodation in each corner is as follows:

North East: 5 levels including ground and roof

1.

Ground

i.

entry and exit

ii.

lift and stair lobby

iii.

stairway

iv.

lift access

v.

ramps down to pitchside positions and up to Jimmy McIlroy Stand lower tier elevated platform

vi.

changing places toilet

vii.

accessible toilets

viii.

vehicular pitch side access for pitch grow lights and cherry pickers

ix.

operational entrance to Jimmy McIlroy Stand
2.

First floor

i.

lift and stair lobby

ii.

stairway

iii.

lift access

- iv.

wheelchair places and companion seats

v.

accessible toilets

vi.

sensory room

vii.

operational access to Jimmy McIlroy Stand and to James Hargreaves Stand
3.

Second floor

i.

lift and stair lobby

ii.

stairway

iii.

lift access

iv.

food and beverage concession

v.

wheelchair places and companion seats

vi.

accessible toilets
4.

Third floor

i.

lift and stair lobby

ii.

stairway

iii.

lift access

iv.

wheelchair places and companion seats

v.

accessible toilets

vi.

stores

vii.

access to roof
5.

Roof

i.

new giant video screen

South East: 4 levels including ground and roof

1.

Ground

i.

entry and exit

ii.

lifts and stair lobby

iii.

stairway

iv.

lift access

v.

wheelchair places and companion seats

vi.

ramps to pitchside positions

vii.

disabled toilets

viii.

shop store

ix.

boiler room for under pitch heating

x.

operational entrance to Jimmy McIlroy Stand and to Bob Lord Stand

xi.

ticket queuing pavilion
2.

First floor

i.

lift and stair lobby

ii.

stairway

iii.

lift access

iv.

platform lift

v.

wheelchair places and companion seats

vi.

disabled toilets

vii.

food and beverage concession

viii.

operational access to offices

3.

Second Floor
- i.

lift and stair lobby
- ii.

stairway
- iii.

lift access
- iv.

stadium control room (with PA room, crisis room, toilet and kitchenette)
- v.

wheelchair places and companion seats
- vi.

disabled toilets
4.

Roof

New camera positions will be required for both corners.

Massing

The North East corner infill occupies a footprint of approximately 318m².

The building depth is approximately 16m x 25mm

The building height is approximately 16m

The South East corner infill occupies a footprint of approximately 414m².

The building depth is approximately 21m x 19m

The building height is approximately 14m

Consultation

Burnley FC in the Community is a successful, respected and growing part of the wider Burnley FC organisation. Alongside the Club, they have organised and assisted in the consultations with fans and the Equality and Human Rights Commission. Other consultations have been had with Burnley Borough Council and the Stadium’s Safety Access Group. These consultations have influenced the design of the corner infill projects.

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2.Site Description






Turf Moor | wider context

Turf Moor is the home stadium of Burnley FC and is located in Burnley, Lancashire. It is approximately 0.5 miles from Burnley’s town centre.

Burnley is a compact urban area and is surrounded by countryside to the south and east. It is a traditional market town serving a wider rural area. It is 21 miles north of Manchester and 20 miles east of Preston.

The site sits on Harry Potts Way which connects to the A614 the ring road around Burnley and to the A682 which connects to the M65. The stadium is adjacent to Burnley Cricket Ground to the west. There is mostly two storey terrace housing schemes to the north, east and south, with public green space immediately to the north/east and south east.

Turf Moor is 1 mile from both Burnley Central and Burnley Manchester Road Train stations and 500m from the main bus station.

- Legend for diagram 1:
-  Turf Moor
 -  Train station
 -  Major Road

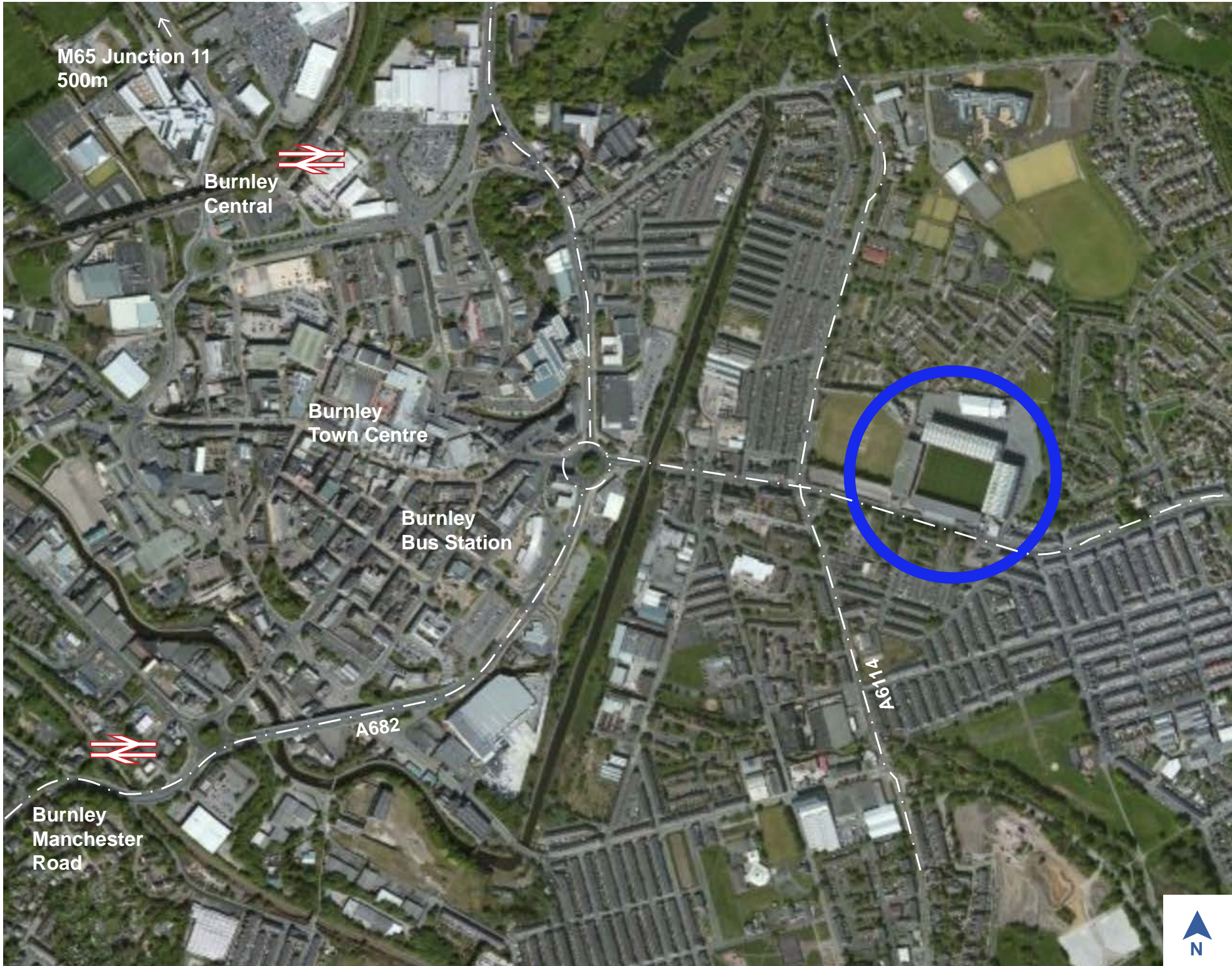


Diagram 1. Turf Moor wider context transport

Turf Moor | ownership boundary and site

The ownership boundary (Blue) of Turf Moor and the development sites (Red) are shown on the drawing. The Turf Moor site ownership boundary is the block bounded by terrace housing schemes to the north and east, Harry Potts Way to the south and Burnley Cricket Club to the west. Burnley FC car parking is to the south of the cricket club and there is a Burnley FC access road to the north of the cricket club. The cricket club house is open to non-members and is very popular with away supporters on football match days. Within the Turf Moor site boundary is the stadium and the Burnley FC Centre of Excellence building to the north.

The site developments are all within the site boundary. The developments are corner infills on the north east and south east corners of the stadium.

Legend for diagram 2:

- Ownership Boundary
- Development Site Boundary



Diagram 2. Ownership boundary and Development site boundary



Diagram 3. Local urban zones around Turf Moor

Turf Moor | urban zones

The area around the stadium is mainly residential terrace housing. The stadium backs onto residential streets of a terrace housing scheme accessed from Holcombe Drive (north) and a terrace housing scheme accessed from Brownhill Avenue (east). To the south is a mix of two storey terrace and pre-1919 Victorian style terrace housing. Adjoining the site to the west is Burnley Cricket Club. Burnley Cricket Club was founded in 1833 and has senior and youth teams in the Lancashire league.

There is a small amount of retail around the stadium, consisting of a pub and a betting shop on the south east of the site. To the west of the site along Yorkshire Road are fast food outlets, a medical centre and a social club and office. The Leeds and Liverpool canal bridges over Yorkshire Street. There is also St Mary's RC Church on Yorkshire Street which has a number of parish groups. The town centre is 500m to the west of the site with the main shopping centre focused around St James Street and the Charter Walk Shopping Centre.

Legend for diagram 3:

- Residential
- Retail/Commercial
- Community
- Recreational

1. Residential - pre-1919 terrace housing



Image 1. View from Brunshaw Road towards Turf Moor

2. Residential - terrace housing scheme



Image 2. View from Holcombe Drive towards Turf Moor

3. Community



Image 3. St Mary's RC Church from Yorkshire Street

4. Recreational



Image 4. Burnley Cricket Club - club house

Turf Moor | current layout

Turf Moor is the longest continuously used ground of any of the 49 teams which have played within Premier League football.

The ground consists of four stands the James Hargreaves Stand, the Jimmy McIlroy Stand, the Bob Lord Stand and the Ladbrokes Stand. Both the newer stands (James Hargreaves Stand and Jimmy McIlroy Stand) have two tiers, whilst the older two stands are single tier. Away fans are situated in the Ladbrokes Stand.

The stadium has a total capacity of 21,401.

Outside the ground between the Jimmy McIlroy and Bob Lord Stand are the new Burnley Club Shop - the 'Clarets Store' and the main Ticket Office. These are part of a new extension to the ground which was opened in 2016.

To the North of the stadium but within the ownership boundary is the Elite Training Centre where many of the Burnley FC in the Community activities take place.

Turf Moor current layout

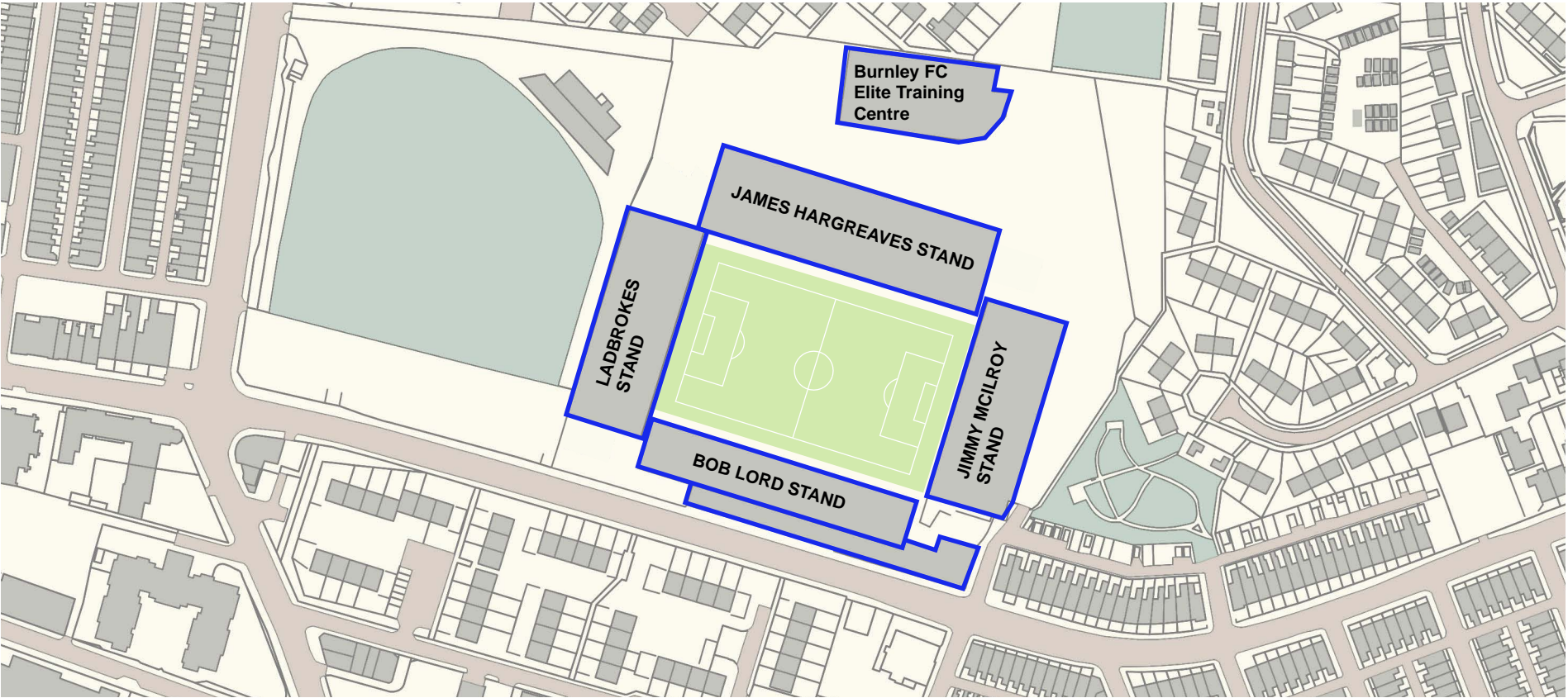


Diagram 4. Turf Moor layout

Ladbrokes Stand



Image 5. View from the south of the Ladbrokes Stand

Bob Lord Stand



Image 6. View of the main entrance of the Bob Lord Stand

Turf Moor | amenities

There are various amenities on site to allow the stadium to function on both match days and non-match days.

A recent extension to the Bob Lord Stand houses both the ticket office on one side and the club shop on the other - both are open to the public all week and on match days.

The main reception is sited at the centre of the Bob Lord Stand along Harry Potts Way.

The Jimmy McIlroy Stand houses teaching facilities.

The Elite Training Centre hosts many of the Burnley FC in the Community activities and is used throughout the week.

The stadium is served by two on site car parks - one to the north east of the stadium and one along Harry Potts Way. Both are used by the Stadium on match days and during the week.

Legend for diagram 5:

- Reception
- Ticket Office
- Club Shop
- Car Park

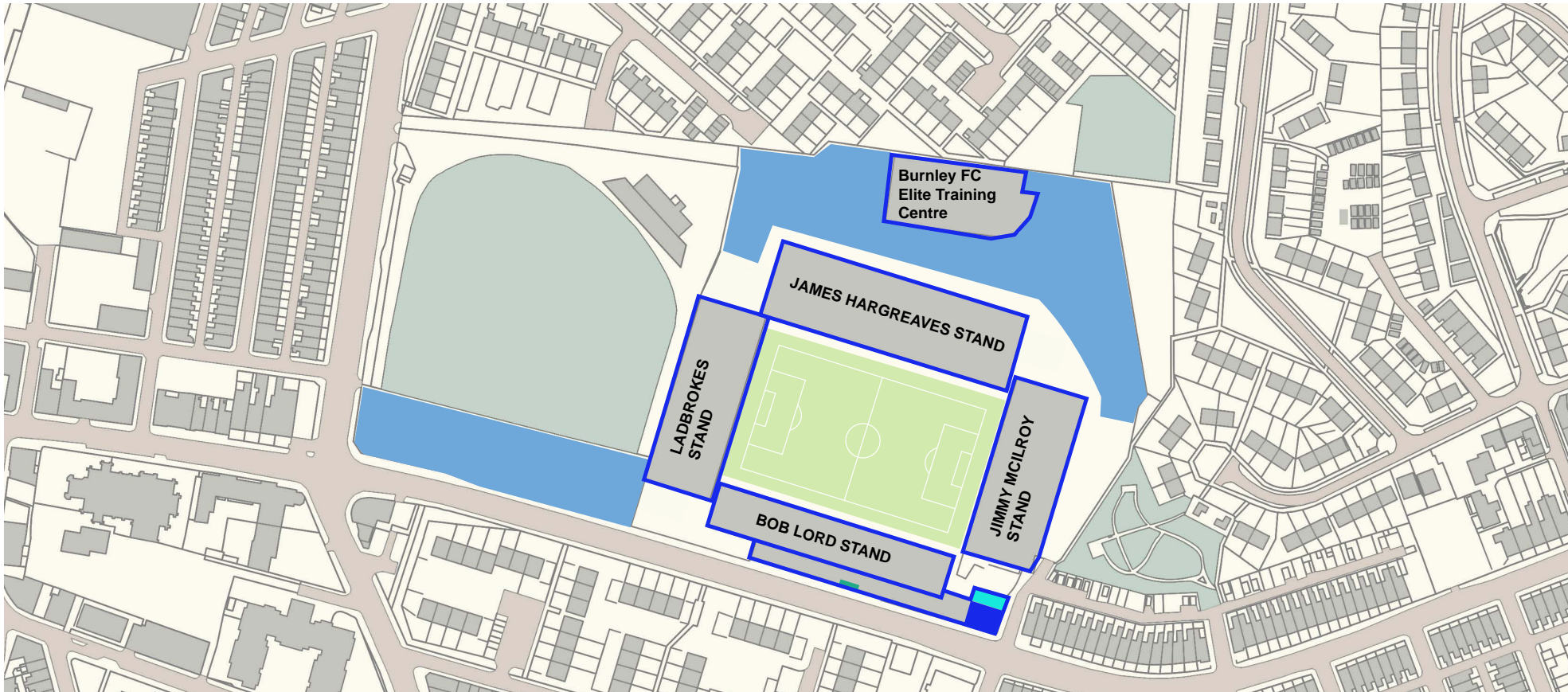


Diagram 5. Turf Moor current amenities

Ticket office

Club shop



Image 7. The ticket office in the south east corner



Image 8. The main club shop in the south east corner

Turf Moor | match day access / active frontage

- Legend for diagram 6:
- Entrances
 - Turnstiles
 - Exit gates
 - Disabled access entrance
 - Active frontage
 - Car park for disabled supporters
 - Match day cordon

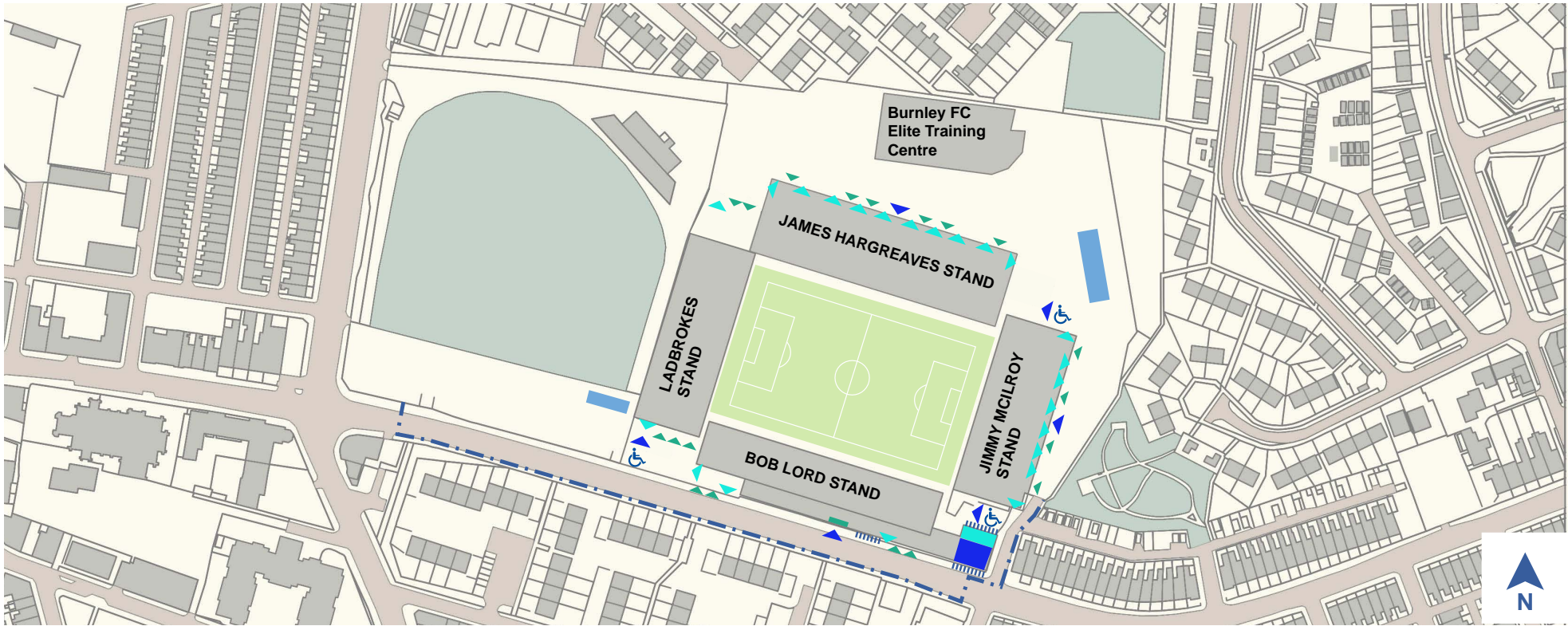


Diagram 6. Turf Moor entrances and active frontages on a match day



Image 9. View along Harry Potts Way



Image 10. View of Higgin Street from site entrance

Turf Moor | history

Burnley Football Club have played at Turf Moor since moving from their Calder Vale ground in 1883.

The ground originally consisted of just a pitch and the first grandstand was not built until 1885. Six years after this, the 'Star' stand was erected and terracing was later added to the ends of the ground. After the Second World War, the stadium was redeveloped with all four stands being rebuilt. During the 1990s, the ground underwent further refurbishment when the Longside terrace and Bee Hole End terraces were replaced by all-seater stands.

It was one of the last remaining stadiums in England to have the players' tunnel and dressing rooms behind one of the goals, until the players' tunnel was covered with seating in time for the 2014-15 Premier League season and rebuilt between the Ladbrokes and James Hargreaves stands. The dressing rooms remain within the Ladbrokes Stand.

Currently, the four stands at Turf Moor are the James Hargreaves Stand (north), Jimmy McIlroy Stand (east), Bob Lord Stand (south) and Ladbrokes Stand (west). The Ladbrokes stand was completed in 1969, whilst the Bob Lord stand was built in 1974. The newest stands (James and Hargreaves and Jimmy McIlroy stands) were opened in 1996.



Image 11. Turf Moor 1930s