

# Abbot's Salford Caravan Park, Worcestershire

## Clubhouse

Plus Design and Build continues to set the pace in innovative timber framed commercial buildings with the design and construction of a high quality, distinctive clubhouse at Abbot's Salford Caravan Park.

### The Client

When the River Avon burst its banks in June 2007 and flooded the clubhouse at Abbot's Salford Caravan Park, the owners, Allens Caravans decided enough was enough. The park is within a flood plain and this was the second time in nine years that this facility had been extensively damaged. A decision was therefore taken to demolish and replace it with a contemporary new building that, if flooding reoccurred, would be above the high water level.

### The Brief

Following a detailed brief from the client, the architects at Plus Design and Build (PDB) combined the aesthetic, environmental and cost saving benefits of a timber framed building to produce an impressive, contemporary design for the new clubhouse.

The contract was awarded to PDB on the strength of this proposal and following successful completion of similar projects at other holiday parks owned by Allens Caravans.

### The Specification

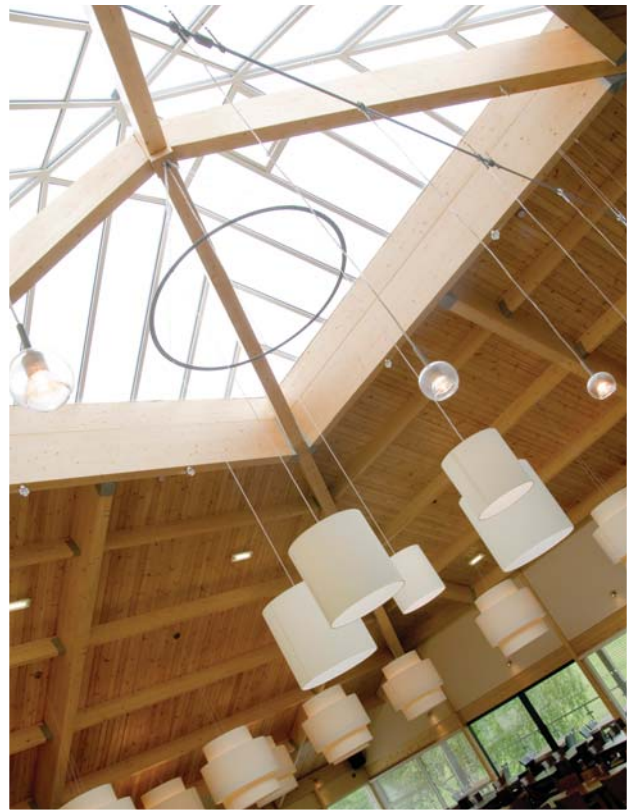
Supported on 63 circular cast concrete piers which lift the building two metres above ground level, the 520 m<sup>2</sup> clubhouse uses glulam-engineered timber for the roof beams, supporting columns and purlins. Fully insulated to comply with and exceed building regulations, the building is clad with larch for durability and low maintenance. Large, high specification windows and doors in the function room and lounge bar provide maximum thermal efficiency, security and make the most of available light, whilst providing views over the open parkland. The main spaces are supported by a variety of other rooms including a games room, bar, cellar, glass washing room, store rooms and toilet facilities.

It has a high vaulted pyramidal hipped roof which rises to a glazed lantern apex. In order to obtain approval from Stratford-upon-Avon's planning committee, the roof has slate tiles which combine with the grey finish of the larch cladding to reduce the impact of the building on its surroundings. Once the landscaping matures it will be almost invisible from the busy A46 which runs close by.



The main entrance is on the north side where staircases, balcony and a disabled lift give access to the large function room. There is a further staircase on the south side which leads to a covered balcony with glass balustrades sitting beside mature silver birches where guests can relax and take in the views.

The expressed timber frame and high vaulted ceiling combine with the glazed lantern to give a comfortable, airy feel to all the internal communal areas. Tongue and groove panels are set between the exposed roof beams and by contrast, plaster panels in pastel colours bridge all but the principal wall posts.



The quiet lounge bar





The function room



The games room

#### Client Benefits

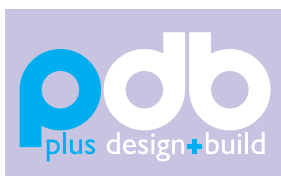
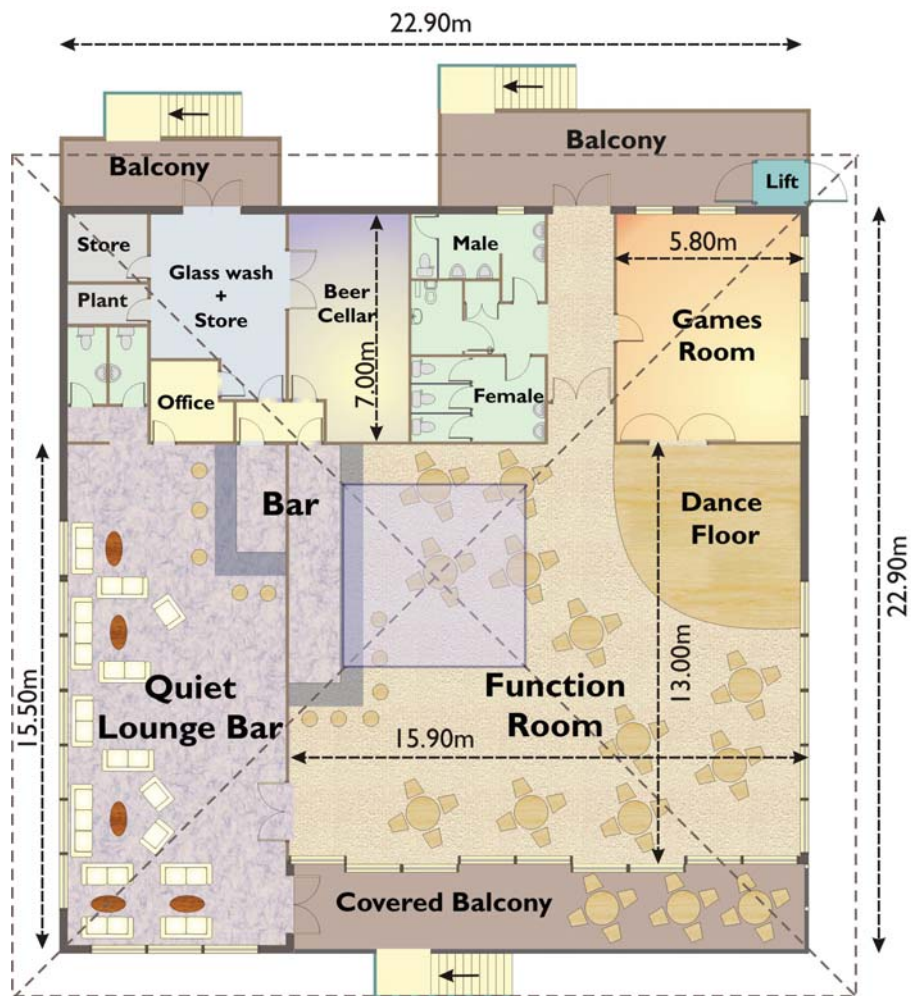
The client's enthusiasm for providing an attractive, high quality building that will help to retain existing holiday home owners and attract new customers is evident in the scheme. Commenting on the project, John Tschubenko, Allens Caravans Operation Manager said: "We are really proud of our new clubhouse. It is a fabulous building which has drawn nothing but praise from all who have used it, impressing with its light, airy interiors, its distinctive exterior and superb quality of finish. Equipped to the highest standards, it is an impressive addition to our facilities here and one that was delivered on schedule."

Client: Allens Caravans  
Location: Abbot's Salford, Nr. Evesham,  
Worcestershire



The covered balcony

## FLOORPLAN



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