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# Architectural Design Statement

## Jordan Springs Tavern

Revision	2
Date	2020.07.24
Project Stage	<b>DESIGN APPLICATION</b>

Prepared By: **JP**



## **Brief Site Context:**

The site is located in the newly developed suburb of Jordan Springs, Penrith. As of the end of 2019 the surrounding area boasts a newly constructed shopping centre and multiple residential apartments which also include facilities dedicated to Age Care and related ailments scattered around the site. This in turn is further surrounded by newly developed residential in the form of standalone houses.

The site itself is 5026m<sup>2</sup> in area and includes a significant corner portion to the east that is affected by an acute angle making development in that zone very difficult. To the south of the site is a council maintained drainage corridor with RFS access road. On the opposite side of the drainage corridor lies the Wianamatta Regional Parkland.

## **Architectural Design:**

Remaining sensitive to the residential surroundings a barn style architecture was chosen. The design includes a single storey space on ground floor with generously vaulted internal spaces that make use of 3 dormer constructions to capture northern light. A shaded pergola area on the northern façade creates the transition space between the inside of the tavern and the generous garden space with kids play area.

The main roof construction is a fully folded extrusion with gabled ends. Three dormers on the northern façade are spaced to face the main view corridor approaching from Lakeside

Parade. The height of the building ensures the backdrop of the Wianamatta Regional Parkland remains visible from the intended view corridor.

Low height walls mimicking existing precedents in the area along with local planting create a physical barrier to the site while the views into the development remain. More mature trees and planting with acoustic treatments are proposed for the western boundary to provide both shade and further buffer to the neighbouring developments.

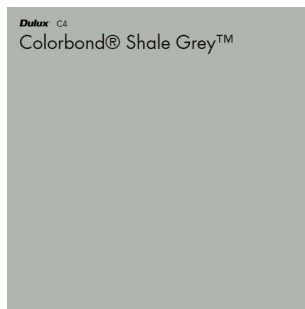
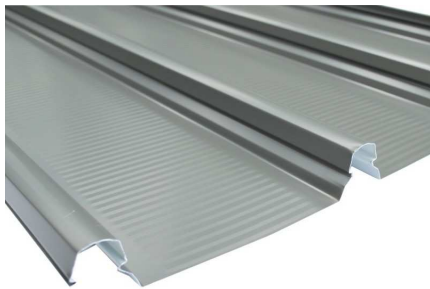
The parking area is lowered from the road height and finished ground floor height to create the opportunity for the raised planting and landscaping to conceal vehicular activity from the street and provide clearer site lines onto the reserve behind the site.

A gaming element is included in the design and is classified as a covered outdoor space. A feature wall helps enclose the gaming space and includes 3 openings that are filled in with perforated aluminium panels to prevent sight lines into the space but allow scattered light from outside-in during the day, and inside-out in the evening. The northern feature wall extends into the landscaped area surrounding the car park and provides articulation to the front of the establishment.

## **Materials:**

### **Roofing:**

Main roofing – Klip Lok Hi Strength, Colorbond “Shale Grey” with Colorbond “Monument” trimmings.

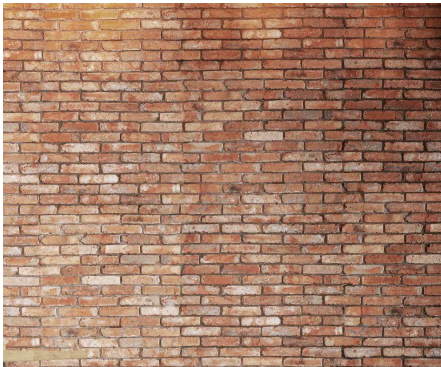


Dormers – Zinc Seam Roofing in Colorbond “Monument” finish.

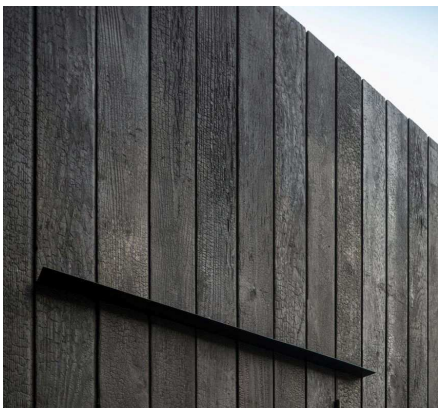


**Wall Finishes:**

Facebrick or similar to gable ends and select feature walls.



Burnt Timber Panelling or Similar look Panelling to articulation and signage wall.



Monolithic White Rendered Panel and Blockwork to selected areas.

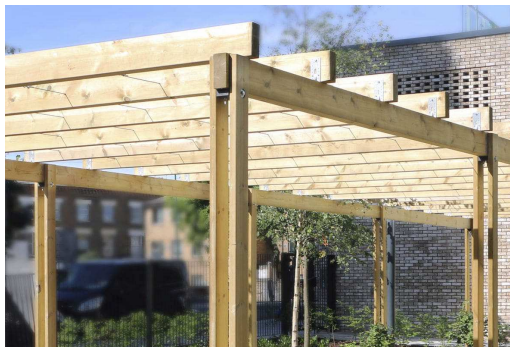


Laser Cut Aluminium Layered Infill Panel to Detail.



**Pergola:**

Glulam Pergola Framing (if permitted), with non-combustible roofing.



## **Functions:**

The Brief called for a small local family friendly tavern with generously open front of house space served by a compact and efficient back of house block. With those parameters in mind the design includes:

A total floor area of 880m<sup>2</sup> includes large dining and bar space under the main vaulted roof. A 15m long main bar services the restaurant space and incorporates low height accessible service points of sale. A 110m<sup>2</sup> Pergola seating area on the northern façade creates the buffer between the internal restaurant spaces and the roughly 800m<sup>2</sup> beer garden.

A kid's play area is positioned on the north western corner of the garden and includes equipment that complies with "Everyone Can Play" guidelines. This area is easily overseen from the western side pergola and garden.

The back of house services are clustered in an efficient rectangular arrangement running along the southern side of the served spaces keeping them as out of the way as possible. These spaces are serviced from a single loading area tucked away on the south eastern end of the structure.

