

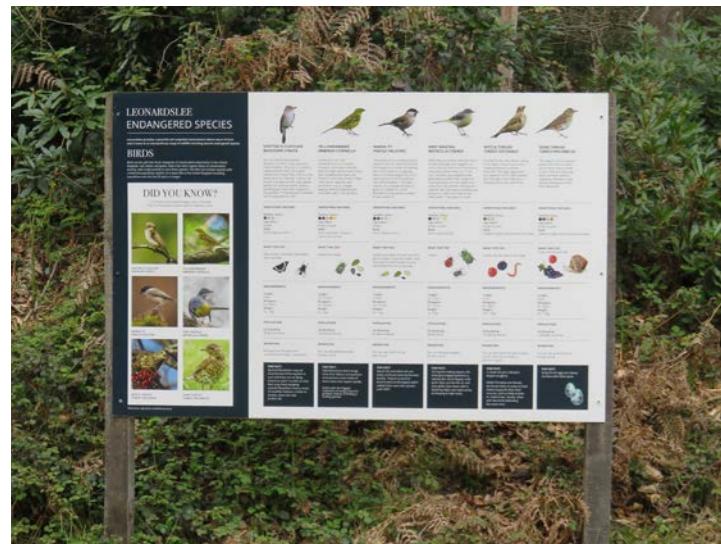
5.6 INTERPRETATION

5.6.1 INTERPRETATION WITHIN THE LANDSCAPE PROPOSALS

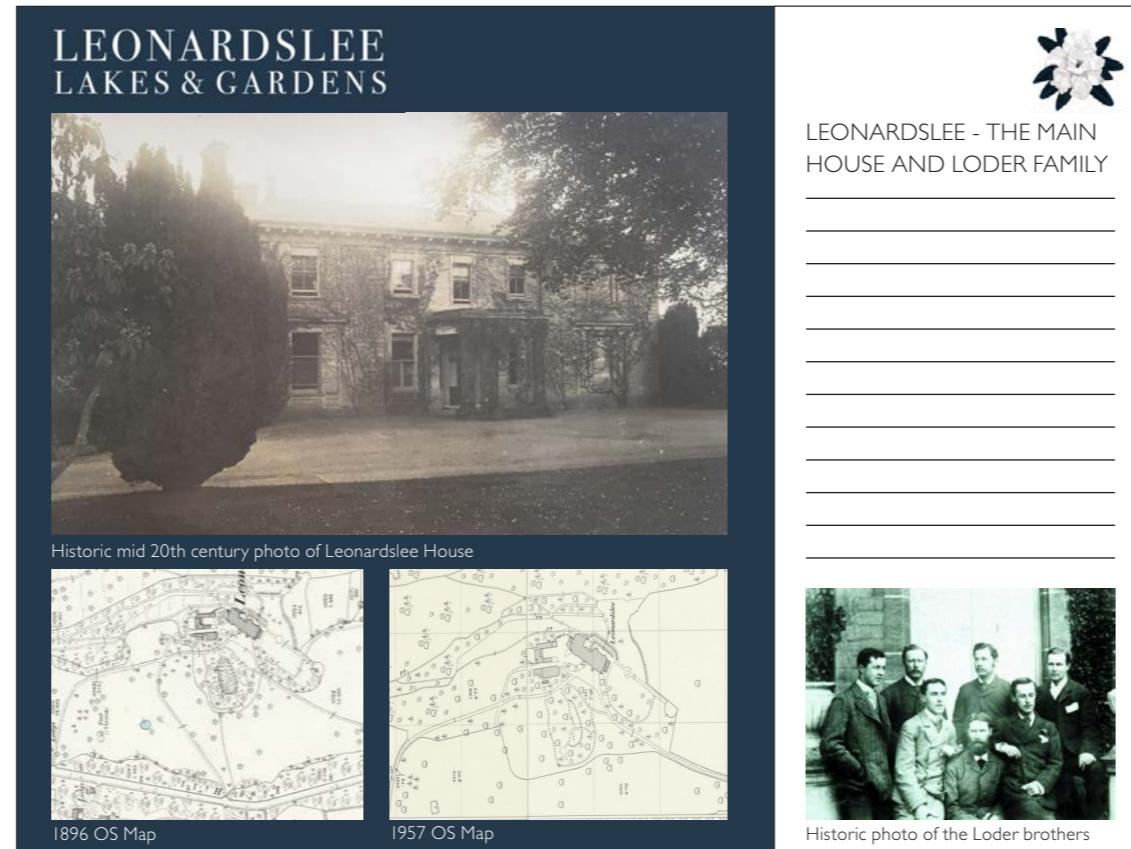
At present, there are useful and well presented interpretation boards throughout the Gardens, as seen in the below images. When it comes to the history of the Leonardslee House and the Loder Family this is not described in as much detail. As part of our proposals to the front of the House we are integrating new interpretation boards within the landscape scheme to match those already existing within the Gardens, see the adjacent mock up. There will be a general signage review across the Estate to ensure the signage is improving the visitor experience.



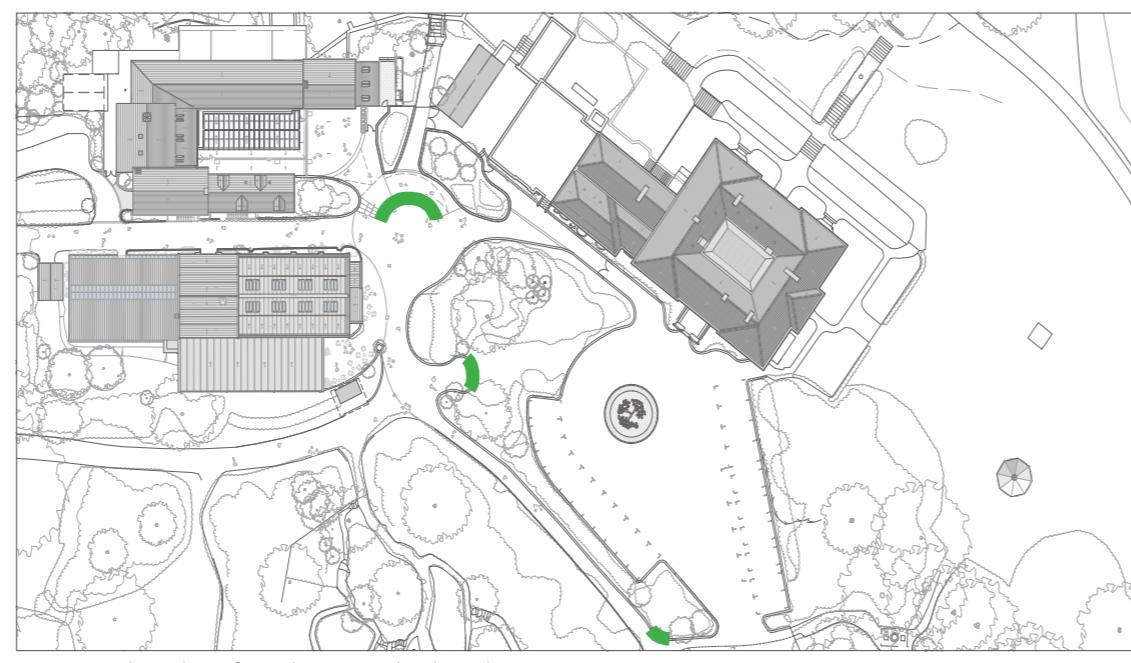
Existing interpretation board to the Lakes and Gardens



Existing interpretation board to the Lakes and Gardens



Indicative mock up interpretation board



- Location of new interpretation boards



Proposed visual to the front of the Main House with location of interpretation board shown in red box



Interpretation board precedent



Interpretation board precedent

5.7 SUMMARY

5.7.1 SUMMARY

In summary, the proposals for the landscape interventions follow recommendations from the CMP for improving the appearance and planting of the forecourt and car park to Leonardslee House, the interpretation boards to include a detailed history of Leonardslee House, the Loder family, the visitor arrival and the entrance sequence. The proposals allow for an improved visitor experience for those visiting the Lakes and Gardens as well as those staying at the Hotel or visiting Restaurant Interlude.

Whilst there is a functional requirement for cars to remain on the forecourt in front of the House as established in this document, the overall number of spaces have been reduced with spaces relocated to the south to reduce the visual impact on Leonardslee House. Furthermore, deep and raised planters formed of local sussex sandstone have been introduced which will improve the overall setting whilst also screening certain views appropriately.

The proposed arrival sequence will mean visitors will experience views of Leonardslee House as those visiting in the hey-day of the Loder Family would have done, thus retaining and reinstating historic key views. The proposed interpretation boards to the front of the Main House will also help to improve the understanding of the Estate's history and the significant impact the Loder family had in making the Lakes and Gardens what they are today.

The overall proposal will offer a fresh experience and understanding of the Leonardslee Estate whilst enhancing its special historic significance.



Visual of the view from Stable Lane



Key Plan

6.0 BUILT INTERVENTIONS



6.1 GARDEN SHOP ENTRANCE BUILDING



6.1 GARDEN SHOP ENTRANCE BUILDING

6.1.1 INTRODUCTION AND BUILDING DESCRIPTION

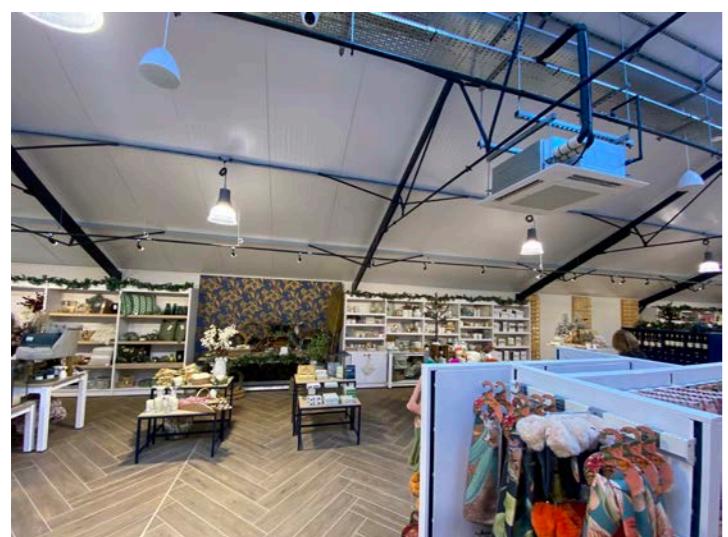
The existing garden shop building is a single storey modern building of rectangular plan originally built in 1970. The main body is of a former greenhouse which has a pitched roof and there are flat-roofed extensions to its peripheries.

The existing elevations show that the original building has been extended to three sides with single storey flat roof extensions. The elevations which face the Garden are relatively solid and impenetrable, which is where the new proposed extension is positioned. All façades are clad in horizontal timber cladding with contemporary powder coated windows and sliding glazed doors. The pitched roof is a dark grey metal sheeting reflecting the agricultural nature of the building.

Internally it is a single large shop with a number of small back of house staff spaces to the west. This building is neither listed nor curtilage listed.



Existing image of building exterior viewed from the car park



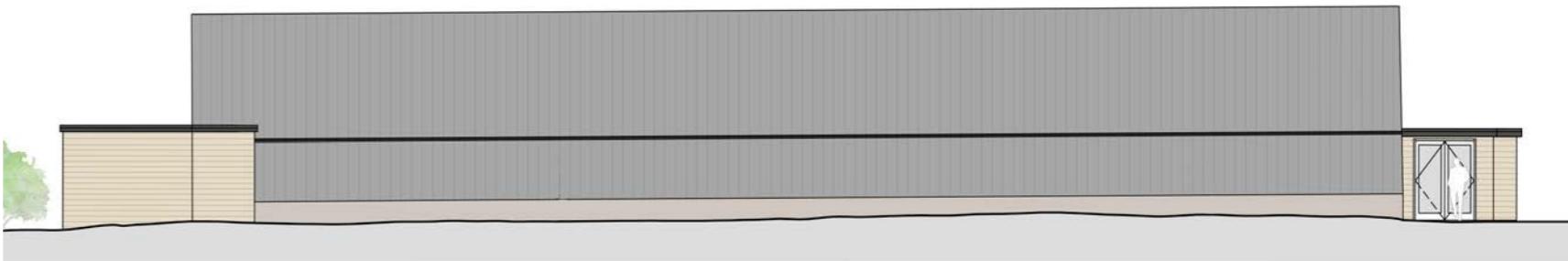
Existing image of building interior



Existing north west elevation (entrance from car park)



Existing south east elevation (entrance from garden)



Existing south west elevation



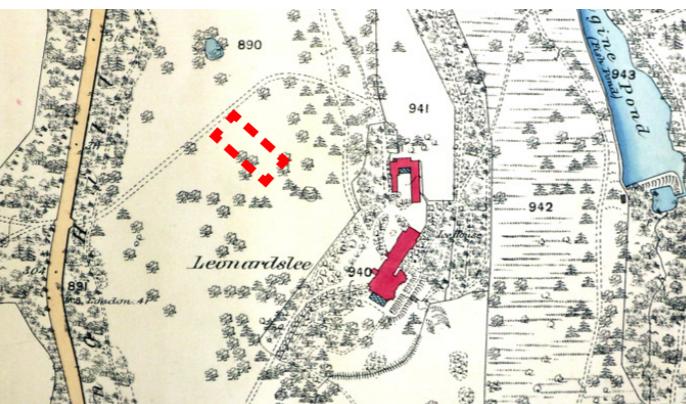
Existing north east elevation

6.1 GARDEN SHOP ENTRANCE BUILDING

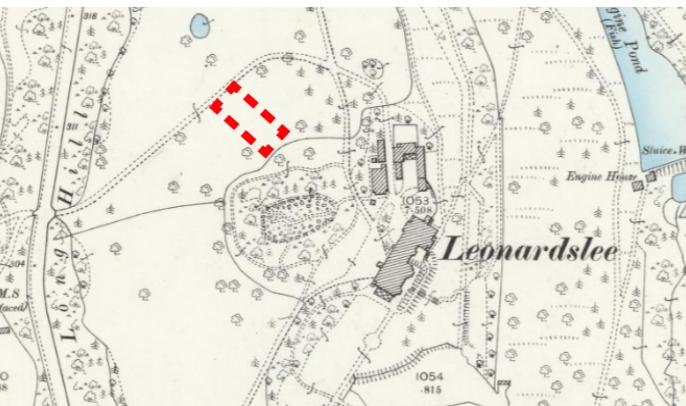
6.1.2 HISTORIC DEVELOPMENT

Throughout the Estate's early history it is clear to see that the site of the Garden Shop Building lay beyond the main core of the pleasure Gardens and Leonardslee House itself. The site of the building would have been situated within the wider parkland which saw little change to this area of the site throughout the latter 19th and early 20th century and it remained as parkland purely to be viewed from the driveway up to Leonardslee House.

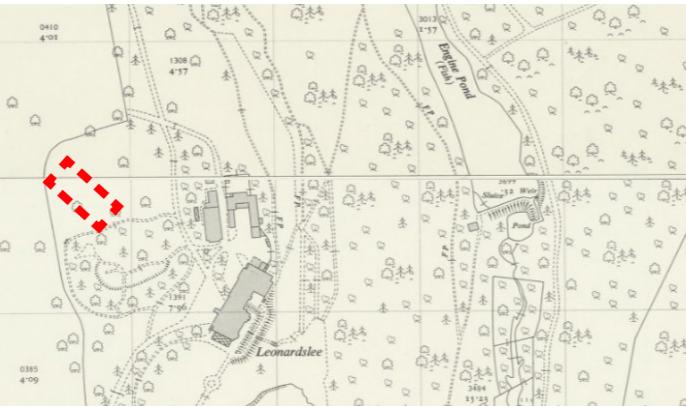
It is not until the mid 20th century that we see change occur to that part of the estate and in the 1949 aerial photograph we can see what appears to be a tennis court enclosure here. In 1970 a large greenhouse was built (see adjacent photo) and the original structure still remains today forming part of the entrance building and shop.



Site of entrance building, 1874 OS Map (National Library of Scotland)



Site of entrance building, 1896 OS Map (National Library of Scotland)



Site of entrance building 1957 OS Map (National Library of Scotland)



The Greenhouse c. 1989 from the WSCC archives



1949 aerial photo of Leonardslee House and outbuildings showing the tennis courts. (Historic England Aerofilms Collection)

6.1 GARDEN SHOP ENTRANCE BUILDING

6.1.3 OPPORTUNITIES AND CONSTRAINTS

For many years, the glasshouse structure has formed the entrance to the Gardens, as well as acting as a retail shop selling plants and more recently a selection of gifts.

The building was recently refurbished by Leonardslee Gardens due to ongoing maintenance issues and improvements to staff welfare, and the footprint was rationalised as per the DC/18/0689 planning permission. A solid roof was added to reduce energy consumption and improve staff conditions. The applicant confirmed in advance with HDC that the change of roofing material did not require planning permission.

The proposal sets out in this document has been developed in line with the adopted CMP and GCMP for Leonardslee Gardens. The relevant policies (in blue) and notes (in white) on future use proposals and opportunities can be seen to the right.

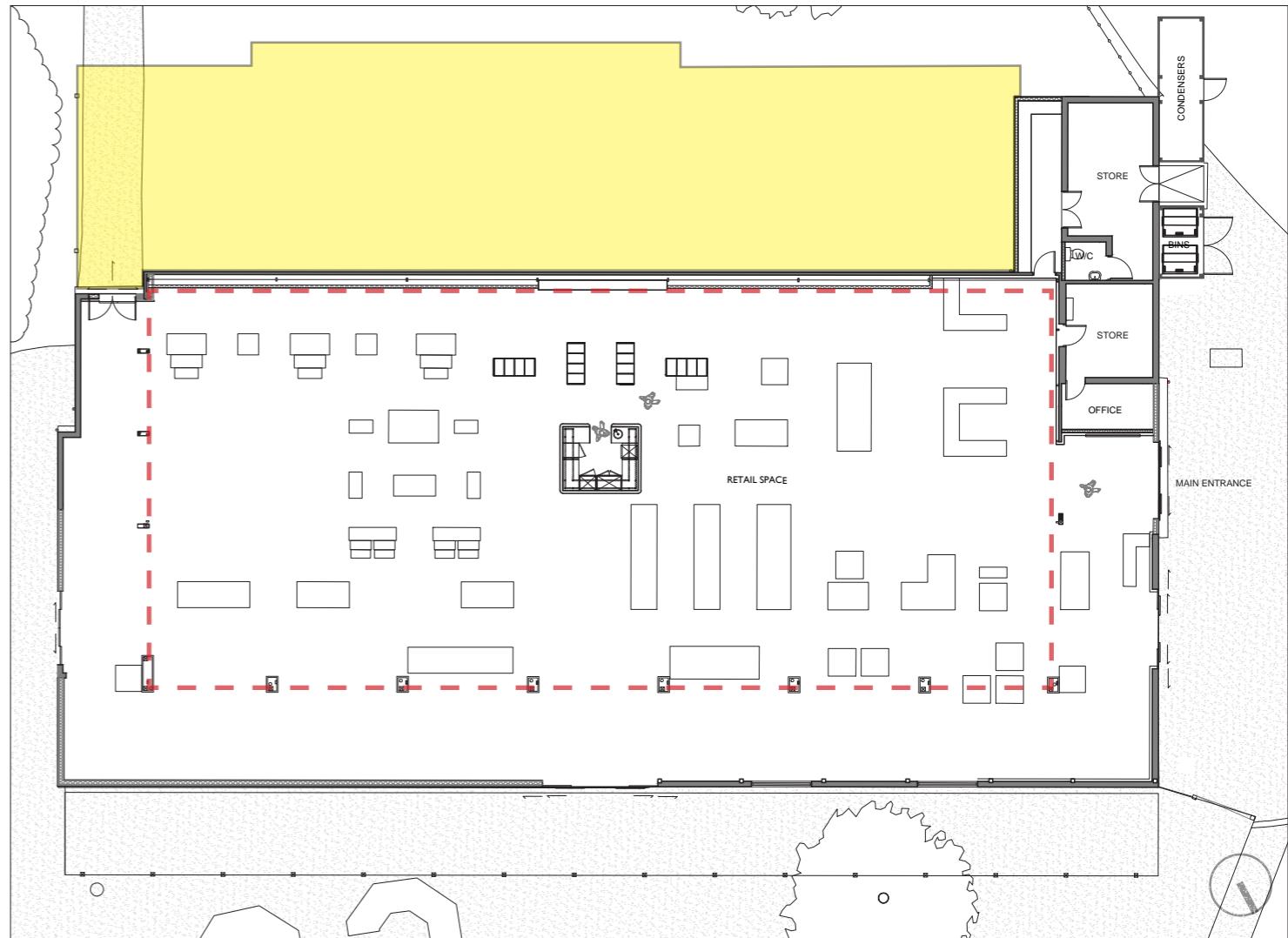
The policy discusses the good use of the current space as an entrance and shop but how there is an opportunity to develop it further (development area highlighted in yellow) and highlights the possibility of a new cafe area.

The Greenhouse is in a good location as the entrance and shop and should remain in this use, however it does currently feel rather cramped and with limited space to display. There may be an opportunity to further develop this to provide a more diverse range of items for sale along side the possibility of a small café area.

CMP Policies for the Use of the Garden Buildings - section 4.2.3, page 36

Opportunity for change: there is potentially the opportunity to redevelop this area to create a new entrance building with potentially more space for retail/ cafe. Dependant on obtaining the relevant consents.

CMP Notes for the Opportunity for Change - section 6, page 138



Existing Ground Floor Plan

Key:

- Original footprint of 1970 glasshouse
- Yellow Proposed area of extension

6.1 GARDEN SHOP ENTRANCE BUILDING

6.1.4 PROPOSED GARDEN SHOP BUILDING

Following discussions with HDC / HE it is proposed to locate the ticket sales and grab and go cafe in a new extension to the entrance building. This area of the gardens is less utilised and less significant given its proximity to the former modern greenhouse, and distance from Leonardslee House and the highly significant valley gardens.

It is also an area of the estate and Registered Park and Garden that has undergone more modern alteration and change than other areas. HE had concerns about the harm of the successive concentration of the majority of the new infrastructure in one large area to the historic core. It therefore feels more appropriate to position the ticket sales and cafe here rather than adding further infrastructure to the main core of the estate.

In addition the building has been identified in the CMP as *"a good location as the entrance and shop and should remain in this use, however it does currently feel rather cramped and with limited space to display. There may be an opportunity to further develop this to provide a more diverse range of items for sale along side the possibility of a small café area."*

Our proposal is an extension to the south elevation running the length of the building, essentially completing the perimeter and restoring symmetry to the overall massing. This new area will house a ticket desk and turnstile area and also a small grab and go cafe to lessen the burden on the food and beverage offerings further into site.

The area to the southwest has not been extended, thus this proposal. The new extension will be accessed from the retail space only, with the cafe tucked away with views into the trees to the West. There will be one door which provides entrance and exit to the gardens to the accessible path. This simplifies the legibility of the site improves the visitor experience.

New turnstiles with controlled access to and from the gardens, with visibility from a new ticket desk. The cafe area will have a simple coffee and sandwich offering, supported by back of house dishwash and storage rooms.

Key:

Retail Area

Ticket Area

Cafe Area

Key:

→ Visitor journey (entrance and exit route)

