

Sustainability Blueprint V1

*Equipment Test Centre,
The R&A*

Design Stage

Milestone Document

Produced by: The R&A Rules Ltd.

Date: February 2016

Version 1.0

Table of Contents

1. INTRODUCTION AND OVERVIEW.....	1
PROJECT DESCRIPTION.....	2
PLANNING CONTEXT.....	2
PROJECT SCOPE.....	2
2. VISION AND GOALS.....	4
VISION.....	4
GOALS.....	4
3. ROADMAP.....	5

1. INTRODUCTION AND OVERVIEW

This Sustainability Blueprint V1 has been prepared by The R&A in order to present a concise summary of the anticipated sustainability outcomes generated by the project. It aims to outline the practical ways in which this golf development will benefit local communities, individuals, and the environment.

It provides a comprehensive understanding of The R&A's sustainability vision and goals, and outlines a roadmap showing how these will be translated into real world deliverables in the subsequent stages of the project.

The V1 Blueprint forms the second of four milestone reports, prepared for the Equipment Test Centre, The R&A on the pathway to receiving full GEO Certified® - Development status.

The OnCourse® - Developments programme aims to showcase the world's most sustainable golf developments. It gives recognition to projects which demonstrate leadership from local through to global level in all three pillars of sustainability; environment, society, and economy.

The project verifiers reviews the project at key milestones corresponding to the following stages of development:

1. Design
2. Construction
3. Completion

The Equipment Test Centre, The R&A formally enrolled in the OnCourse® - Developments programme on November 2015.

PROJECT DESCRIPTION

The development of an Equipment Test Centre has been a project under consideration for some years, driven by a desire to provide state of the art testing facility for one of Golf's governing bodies. It has been challenging to find to correct site for such a facility in or within close proximity to the home of golf. The proposed development provides The R&A with a facility that demonstrates and supports its position as a leading authority on the governance of golf equipment worldwide.

The site is located at the Northern end of the existing warm up area for Kingsbarns Golf Links (KGL). The site area covers 2.25 hectares including a narrow access road connecting to existing KGL road network. The site is located within the surrounds of the designed landscape of Cambo Estate. It has been on the Inventory of Gardens and Designed Landscape in Scotland since March 2005¹.

The location of the site is a key decision that creates a great fit between the need for the centre and the reuse of an underused piece of land at the end of KGL warm up area. That choice coupled with a shared maintenance approach with the existing resources at KGL and a comprehensive water management strategy for the site means the project is making effective use of the site conditions and context. Further to this the The R&A are aware of the unique nature of the centre and the opportunity that presents to educate and share knowledge amongst the golf industry and the wider society.

PLANNING CONTEXT

Full planning approval was granted on the 8th December 2014 with 18 conditions. The development complies with all relevant policies of the Adopted Local Plan. The key designation on the site is the listing in the Inventory of Gardens and Designed Landscapes in Scotland.

PROJECT SCOPE

The project comprises of an Equipment Test Centre with associated testing grounds and associated hard and soft landscaping works. The testing ground itself includes two green complexes with two sand bunkers and two teeing grounds. The grounds are set within woodland marginal grassland and beyond that an existing mature woodland shelterbelt. The project includes a 2.6m deep attenuation pond with associated wetland and marginal planting.

¹ <http://portal.historic-scotland.gov.uk/designation/GDL00080>

The centre has car parking to accommodate 30 no. cars and up to 10 no. bikes and is laid on permeable paving surface draining to the attenuation pond. There is an access road connecting to existing road network and a footpath connection to the village of Kingsbarns.

2. VISION AND GOALS

VISION

The development of a unique world leading facility on an underused portion of land incorporating golf equipment testing, research, education and an exemplar of best practice of golf hole construction and maintenance. One of the core values of the project is to ensure that it has only a positive impact on the surrounding natural environment. It is envisioned that the knowledge gained from all aspects of this work will be shared with the worldwide community.

GOALS

NATURE

Transform and enhance an underused and degraded piece of land into a diverse, healthy and native landscape, which retains the limited desirable flora from its previous condition.

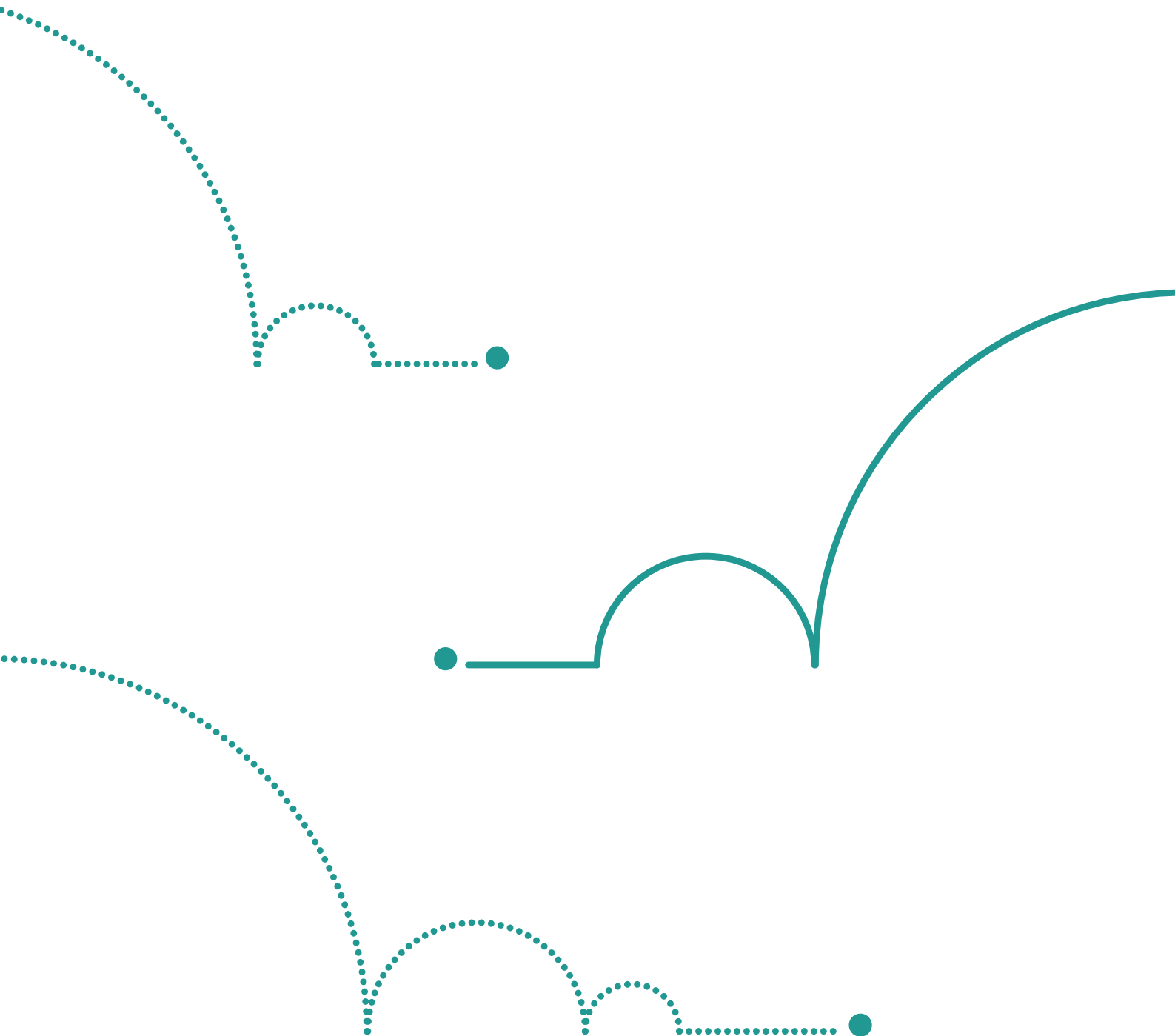
RESOURCE

The facility has been designed to minimise the inputs required. The use of local supplies, with longevity of availability, and suppliers in the development of the project has been a central aim to ensure the whole - life of the project is considered from its inception. The design of the environment, and choice of species, has been made with a view to reducing the level of resources needed to maintain the facility, whilst presenting itself as world class.

COMMUNITY

Create a unique facility incorporating a diversity of disciplines that can educate and foster the relationship between golf, nature and the wider community.

3. ROADMAP



THEME	PROJECT TARGETS	SUPPORTING DOCUMENTS (PENDING)
NATURE	Creation of an additional 825m ² of wildflower meadow by seeding; 590m ² by natural colonisation; 620m ² by translocation	Master Plan – Incl. grass species/mixes and planting typologies
	Creation of 227m ² of wetland marginal planting mix by translocation	Master Plan – Incl. wetland area
	Retention of 210 no. existing mature trees within the project boundary	Master Plan – Incl. existing trees retained
	Planting an additional 161 no. native trees species	Master Plan – Incl. proposed trees Tree Survey
	Create 191m ² of new aquatic ecosystems	Master Plan – Incl. wetland areas
	Planting 125 linear metres of native hedgerow planting	Master Plan – Incl. hedging
	Creation of 5,294m ² of tall fescue grassland which includes wildflower species	Master Plan – Incl. Fescue rough areas and seed mix
	Translocation of 62m ² of rare marsh orchid species	Orchid Translocation Plan – Incl. marsh orchids area
	Increase the habitat of the rare marsh orchid species	Orchid Translocation Plan – Incl. marsh orchids area and location of existing orchids
	Visually sensitive design and placement of built element	Planning Application Design Statement
	Creation of 1,580m ² of green roof	Roof plan with green roof specification
	Implement a responsible approach to managing the landscape and habitat areas including the ongoing monitoring of key metrics	OnCourse® - Facilities plan

THEME	PROJECT TARGETS	SUPPORTING DOCUMENTS (PENDING)
RESOURCES	Golf course automated irrigated area limited to 904m ² / 4% of overall site area (2.25ha.).	Irrigation Design – Incl. area to be irrigated with automated equipment Site Layout Plan
	100% of the rainwater from the hard landscape and building area is re-directed into the attenuation pond.	Drainage Design – Incl. SUDS system
	Restrict intensively managed turf to 6,120m ²	Master Plan – Incl. grass typologies
	Simple green complex design for easy maintenance access	Cut and Fill Plan – Incl. green outline
	Low input Fescue grass species mix selected	Confirmation Statement – Incl. Grass Species Mixes
	100% of sand and topsoil has been sourced within 100 miles of site	Confirmation Statement
	Clubhouse cladding to be FSC sourced timber	Building Cladding Specification
	Closed irrigation system using 100% of recycled surface water	Irrigation Design
	Zero synthetic liner used in water feature construction	Confirmation Statement
	Minimise the amount of fertilizer, pesticide and herbicide application	OnCourse® - Facilities plan / Course management policy
	100% of permeable paving used in all car parking spaces around buildings.	External Works Plan
	Agreement to share neighbouring maintenance facility and equipment from Kingsbarns Golf Club.	Confirmation statement
	Space heating and cooling in building by air source heat pump	Confirmation statement

THEME	PROJECT TARGETS	SUPPORTING DOCUMENTS (PENDING)
	Passive design principles applied to internal program, insulation and building fenestration to minimize energy load requirements.	Planning Application Design Statement
	Re-use of existing ball collector and golf buggy from Links Trust.	Confirmation statement
	Fully adjustable 330 degree low flow irrigation heads using latest available technology.	Irrigation equipment spec
COMMUNITES	Local Contractor team preferred.	Contractor details
	Increase of 5 jobs to local employment market	Confirmation statement
	Minimise impact on local community and roads by limiting construction traffic operation times and controlling vehicle tracking of sediment.	Confirmation statement ²
	A proactive local outreach program, environmental education, golf education, agronomy and turfgrass management	Outreach programme
	Active travel provisions include - Public transport from Kingsbarns village; Access via footpath and pedestrian gate to village; Cycle parking provisions	Confirmation statement and public travel map

² Conditioned as part of planning decision in condition No. 16 - http://planning.fife.gov.uk/online/files/00E818C148D92C859D8221722C2F57BA/14_03300_FULL-APPROVED-1319892.rtf



2 Quality Street
North Berwick. EH39 4HW
T: +44 (0) 1620 895100
E: hello@sustainable.golf
W: sustainable.golf