



people spaces places

**London Borough of Hillingdon**  
**Open Space Strategy**  
**2011 - 2026**

Issue number: 3

Status: FINAL

Date: 09/07/2011

Prepared by: Adrian Spray

Authorised by: Ian Baggott

# Open Space Strategy

2011 - 2026

## Contents

1	Introduction .....	1
1.1	About Hillingdon.....	1
1.2	The Value of Open Space .....	3
1.3	The Need for an Open Space Strategy .....	4
1.4	Links to Other Strategies.....	5
2	Hillingdon’s Open Spaces.....	7
2.1	Our Approach .....	7
2.2	A Network of Open Spaces .....	10
2.3	Consultation.....	14
2.4	Developing Local Standards.....	15
3	Quantity Standards .....	17
3.1	Quantity of Open Space .....	17
3.2	All Open Space.....	18
3.2.1	Current Position.....	18
3.2.2	Population Change.....	19
3.2.3	Priorities for Action.....	19
3.3	“Recreational” Open Space .....	19
3.3.1	Priorities for Action.....	20
4	Accessibility Standards.....	21
4.1	Introduction .....	21
4.2	All Open Space.....	22
4.2.1	Priorities for Action.....	23
4.3	Play Provision .....	27
4.3.1	Priorities for Action.....	29
5	Quality Standards.....	30
5.1	Summary .....	30
5.2	Local Quality Standard .....	30
5.3	Priorities for Actions .....	30
6	Key Spatial Priorities .....	33
6.1	North Analysis Area .....	33
6.2	Central Analysis Area.....	34
6.3	South Analysis Area .....	42
7	Management.....	44
7.1	Management and Leadership.....	44
7.2	Raising Quality.....	44
7.3	Overall Satisfaction .....	45
7.4	Removing Barriers .....	46
7.5	Events and Activities .....	48
7.6	Action Plan .....	50
8	Monitoring & Review.....	54
8.1	Monitoring .....	54
8.2	Review.....	54

# 1 Introduction

## 1.1 About Hillingdon

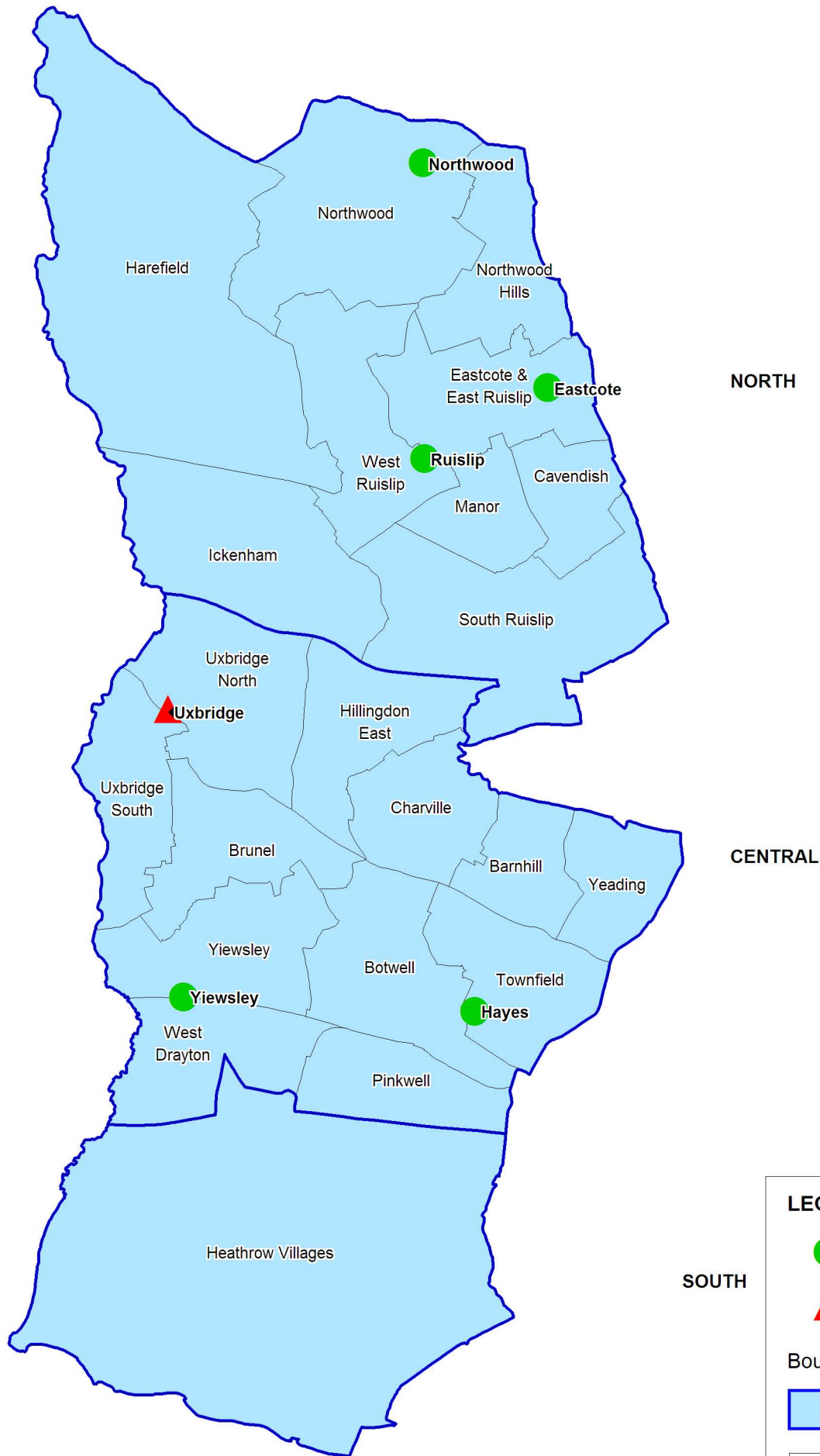
Hillingdon is the second largest of London's 32 Boroughs covering an area of 42 square miles (11,571 hectares), over half of which is a mosaic of countryside including canals, rivers, parks and woodland. Hillingdon shares its borders with Hertfordshire, Buckinghamshire and the London Boroughs of Hounslow, Ealing, and Harrow.

Hillingdon is a Borough of contrasts. The north of the Borough is semi-rural with a large proportion protected by Green Belt regulation, and Ruislip is the major centre of population. The south of Hillingdon is more densely populated, urban in character and contains the main urban centre of Uxbridge and the district centres of Hayes and West Drayton. Figure 1 shows the study area and key settlements.

The London Borough of Hillingdon has a population of approximately 250,000 residents, based on the mid year population estimates for 2007, living in 106,600 households. The population is expected to increase by approximately 14% over the period to 2026 with a corresponding increase in the number of households to approximately 123,000.

The Borough has slightly less young people than the national average and fewer people aged 65 and over. Whilst there has been a recent increase in the birth rate within the Borough the number of young people is not expected to alter significantly during the lifetime of the Open Space Strategy. Approximately 30% of the Borough's population are from minority ethnic groups, with the Asian community accounting for around 19% of the total population and Black British residents totalling 7%. Hillingdon is expected to become more diverse, with more people in the younger age groups. Ethnic minorities in this age group are expected to increase to 50% by 2016. The population of ethnic minority elderly is expected to grow especially in the south of the Borough.

Hillingdon is ranked 157 out of 354 in the English Index of Multiple Deprivation (IMD 2007) where the most deprived is ranked 1. It is ranked 24th most deprived out of London's 32 Boroughs and as such Hillingdon is considered to be a relatively affluent area. There are however, major differences in deprivation between Wards in the north and south of Hillingdon. Most of the south of the Borough falls within the top 40% most deprived areas nationally,



**LEGEND**



District Centre



Metropolitan Centre

**Boundary**



Analysis Area



Wards

with some areas, in particular parts of West Drayton, Yeading and Townfield falling in the top 20% most deprived.

## **1.2 The Value of Open Space**

High quality parks and public spaces create economic, social and environmental value. They are also highly valued by local people. Research carried out by CABI Space suggests that 85% surveyed felt that the quality of public space and the built environment has a direct impact on their lives and the way they feel.<sup>1</sup>

In terms of economic benefits there is evidence that high quality open spaces have positive impacts upon property prices, are good for business and being close to public space adds economic value.

Safe, clean spaces encourage people to walk more and therefore offer significant health benefits. Parks and open spaces offer places for sport and recreation, benefiting physical health and mental wellbeing. There is even evidence that access to good quality local spaces can help us live longer.

Open spaces can also bring significant community benefits as places to play, encouraging neighbourliness and social inclusion and as a venue for events that bring people together.

Networks of linked open spaces and green corridors can encourage cycling and reduce dependency on the car, contributing to lower levels of traffic. Hillingdon is particularly well served by Green Corridors and the Grand Union Canal and Colne Valley provide important routes for people and wildlife. The network of Public Rights of Way: bridleways and public footpaths provide important links between open spaces and residential areas and allow access across the wider countryside. The role of Public Rights of Way are recognised by this Open Space Strategy but are not explicitly covered by the analysis and subsequent local standards.

---

<sup>1</sup> CABI (2002) Streets of Shame. Summary of findings from 'Public Attitudes to Architecture and the Built Environment'. London, CABI.

The economic benefits are well understood, open spaces improve air quality, provide sustainable urban drainage solutions and can help mitigate against climate change, whilst trees cool air and provide shade. Open spaces are also important areas for wildlife and biodiversity and provide opportunities for local people to experience nature first hand.

### **1.3 The Need for an Open Space Strategy**

Planning Policy Guidance Note 17 : Planning for Open Space, Sport and Recreation offers the following definition of Open Space, which has been used throughout this strategy:

*“Open Space should be taken to mean all open space of public value, including not just land, but also areas of water such as rivers, canals, lakes and reservoirs which offer important opportunities for sport and recreation and can also act as a visual amenity”.*

The classifications deliberately exclude ‘SLOAP’ (space left over after planning) and other incidental areas of land, such as road verges, which are not intended for a specific use. The term Open Space is not synonymous with Green Belt. Whilst approximately 40% of the Borough of Hillingdon is Green Belt, just over half of these designated areas are defined as Open Space and not all of these spaces have public access. Other forms of land such as open countryside, private gardens of residential properties, or built development which may be found within designated Green Belt are excluded from the Open Space Strategy. The classification of Open Space is discussed in more detail in section 2 of this Strategy.

The purpose of the Hillingdon Open Space strategy is to inform the development of the Local Development Framework and wider planning policy by;

- Updating and completing the earlier Open Space Study to provide an understanding of the current and future supply and demand for open space;
- Developing local standards and allowing the identification of areas of deficiency;
- Identifying opportunities to address these deficiencies;
- Identify open spaces for improvement.

## **1.4 Links to Other Strategies**

**The London Plan : Spatial Development Strategy for London (2010)** provides the strategic framework to meet London's economic and population growth to 2031 and recognises that enhancements in the quality and availability of multi-functional open space will be integral to accommodating growth and making London an enjoyable city to live in. The Open Space Strategy will *"ensure that green infrastructure needs are planned and managed to realise the current and potential value of open space to communities and to support delivery of the widest range of linked environmental and social benefits"*.

**Connecting with London's nature : The Mayor's Biodiversity Strategy (2002)** details the vision for protecting and conserving London's natural open spaces. The Hillingdon Open Space Strategy will help deliver the two main targets of the Biodiversity Strategy: no net loss of important wildlife habitat; and reducing areas of deficiency in access to nature, so that all Londoners are within walking distance of a quality natural space.

**The Sustainable Community Strategy for London Borough of Hillingdon (2008-2018)** has been developed in partnership with local communities and key public, private, voluntary and community organisations. It is the overarching Strategy for the Council and provides the vision to tackle the challenges London Borough of Hillingdon face over the next ten years. The approach has three key components - people, place and prosperity and the Open Space Strategy will directly support the "Place" target *"Making Hillingdon a safe, attractive and sustainable place to live, work and learn"*

The **Council Plan** outlines the London Borough of Hillingdon's broad strategic direction and is set under a number of themes. Good quality open spaces can contribute directly to the themes; a clean and attractive Borough; a safer Borough; a Borough where children and young people are healthy, safe and supported; Improving health, (housing and social care) and A prosperous Borough.

The **Local Development Framework Core Strategy – A Vision for 2026** is one of a suite the key strategic planning documents for the London Borough of Hillingdon. The Local Development Framework replaces the earlier Unitary Development Plan. The Open Space Strategy contains Local Standards for the provision of open space and identifies areas of open

space deficiency, which will inform the Local Development Framework and wider planning process.

The Open Space Strategy draws upon the earlier **London Borough of Hillingdon Green Space Strategy (2002)** which sets out a number of principles for the strategic delivery of green space services across a range of partners.

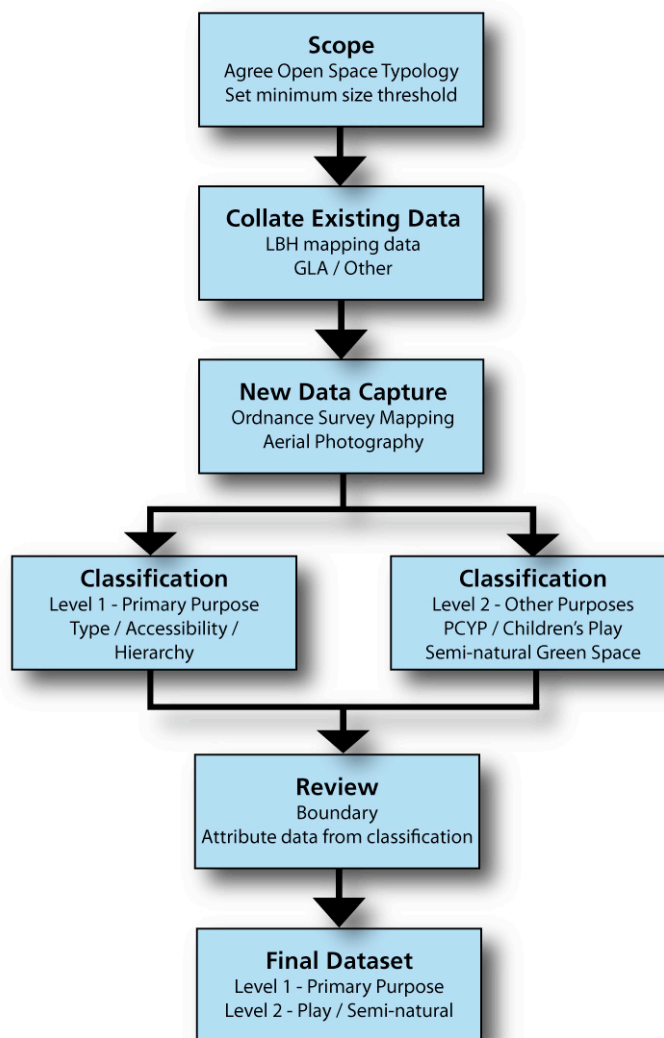
This Open Space Strategy has been developed based on the national guidance published in **Planning Policy Guidance 17 : Planning for Open Space, Sport and Recreation** and the Companion Guide : Assessing Needs and Opportunities.



## 2 Hillingdon's Open Spaces

### 2.1 Our Approach

An initial Open Space Audit was carried out in 2006/07 by the London Borough of Hillingdon supported by external consultants. This Open Space Audit has been reviewed and updated to reflect the current picture across the Borough. The result is the most comprehensive and up-to-date single dataset of open space that has been produced for Hillingdon.



Flowchart - Open Space Capture & Classification Process

Open spaces are multi-functional, most can accommodate a range of uses for formal or informal recreation and can accommodate a range of users, often at the same time. Parks and open spaces can be used for competitive sport, more informal kick-about, as places for children’s play, cycling, walking, jogging and exercising dogs, or quiet relaxation, community learning and contact with nature. The Open Space Strategy follows national guidance set out in PPG17 Planning for Open Space, Sport and Recreation and the companion guide “Assessing Needs and Opportunities” and seeks to classify each open space by its primary purpose. That is, the main use of the space or the defining characteristic of the open space. This approach recognises that there are secondary uses of green spaces (and these were recorded in the 2006/07 Open Space Audit) but seeks to ensure that each open space is recorded only once and in a consistent manner as illustrated in the flow chart above. This guidance which encourages local authorities to develop their own local standards supersedes earlier national standards such as the NPFA Six Acre Standard.

Table 1 shows the Open Space classification we have adopted based upon the primary purpose of each space.

<b>Open Space Typology</b>	<b>Primary Purpose</b>
Parks & (Public) Gardens	Accessible, high quality opportunities for informal recreation and community events
Natural and Semi-natural Green Spaces (including urban woodland)	Wildlife conservation, bio-diversity, environmental education and awareness.
Green Corridor	Walking, cycling or horse riding, whether for leisure purposes or travel, and opportunities for wildlife migration.
Outdoor Sports Facilities	Participation in outdoor sports, such as pitch sports, tennis, bowls, athletics or countryside and water sports
Amenity Green Space	Opportunities for informal activities close to home or work or enhancement of the appearance of residential or other areas
Provision For Children And Young People	Areas designed primarily for play and social interaction involving children and young people, such as equipped play areas, ball courts, skateboard areas and teenage shelters.
Allotments, Community Gardens & Urban Farms	Opportunities for those people who wish to do so to grow their own produce as part of the long term promotion of sustainability, health and social inclusion

<b>Open Space Typology</b>	<b>Primary Purpose</b>
Cemeteries, disused churchyards & other burial grounds	Quiet contemplation and burial of the dead, often linked to the promotion of wildlife conservation and biodiversity.
Civic Spaces	Civic and market squares and other hard surfaced areas designed for pedestrians and providing a setting for civic buildings, public demonstrations and community events.
Vacant	Land that was previously open space that is currently unused or other land that is temporarily vacant and is best characterised as open space.

Table 1 Open Space Typology based on PPG17 : Planning for Open Space, Sport and Recreation

Open spaces have been plotted and classified according to their primary purpose. It is recognised that open spaces are multi-functional, for example a park can accommodate a range of activities and include sports provision, children’s play and other activities. Wherever possible sites have been plotted as single units encompassing this range of uses rather than as separate areas for each activity. Some open spaces have however, been plotted as separate sites, where for example the level of public access on one part of the space differs to the rest of the space. Where some sites particularly green corridors or other linear open spaces have been plotted these have, on occasion, been subdivided into compartments consistent with Ward boundaries in order to assist with the quantity analysis.

Provision for Children and Young People is used to classify open spaces where the primary purpose of the space is for children’s play. Other open space types accommodate this activity and function but where this is not their primary purpose they have been classified as an alternative open space type. Therefore the quantity of space shown as Provision for Children and Young People, as a single measure, is an under representation of the amount of space that is designed for children’s play or will accommodate informal play. The London Borough of Hillingdon provides open space based on the principle that open spaces should be safe and accessible and attractive to children and young people, unless there is a clear overriding case against this, at a site by site basis. The location and extent of all (equipped) children’s play provision has also been recorded separately and this is used to consider local standards for provision for children and young people.

## 2.2 A Network of Open Spaces

Hillingdon is a green and leafy Borough as a result of the physical geography of the authority area and its location on the western edge of Greater London. Green Belt policy has helped ensure that development is restricted and that the open character between settlements is retained. The audit of open space recorded a total of 676 open spaces covering 3,409 hectares and making up nearly 30% of the land area of the Borough. Only open spaces greater than 0.4 hectares have been recorded in line with national and regional guidance. The exception to this size threshold is children's playgrounds, all of which have been included regardless of size because of their specialist function.

However, not all open spaces within the Borough are publicly accessible. The open space audit recorded all spaces under the categories shown in the open space typology. This includes open spaces in a variety of ownership not just those that are publicly owned. As a consequence only 48% of open spaces recorded have 'free' or unrestricted public access. A further, 35% have some form of limited or restricted access, for example membership or payment of an admission fee is required or prior arrangement is required to allow access. Nearly 18% of open spaces within the Borough have no public access.

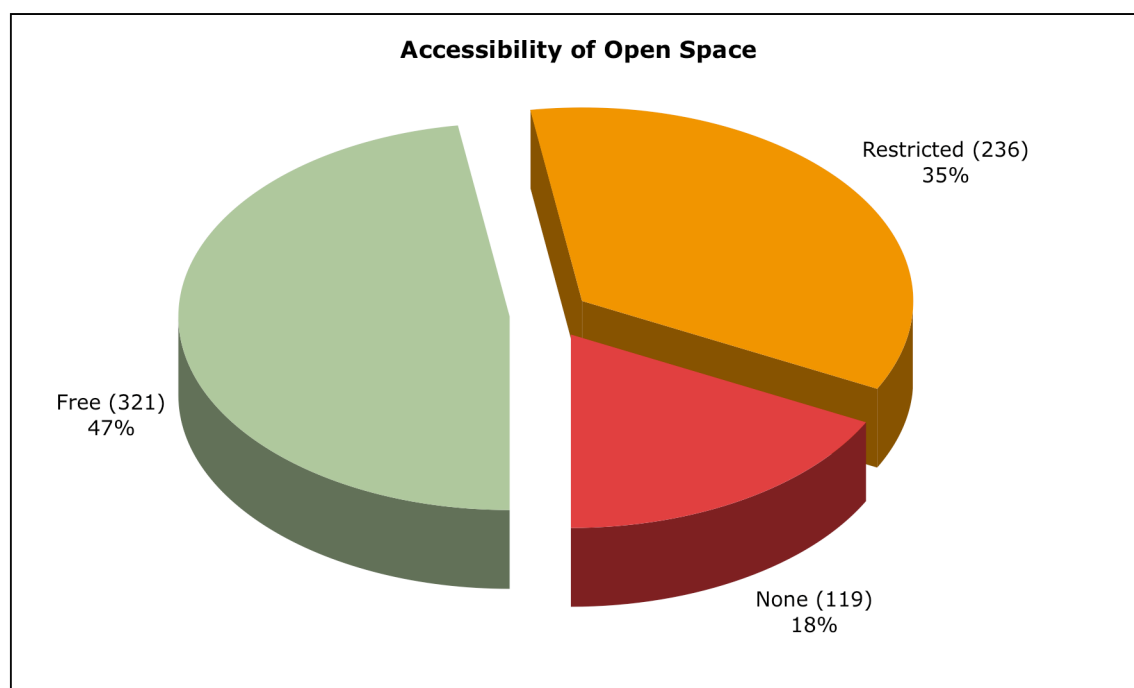
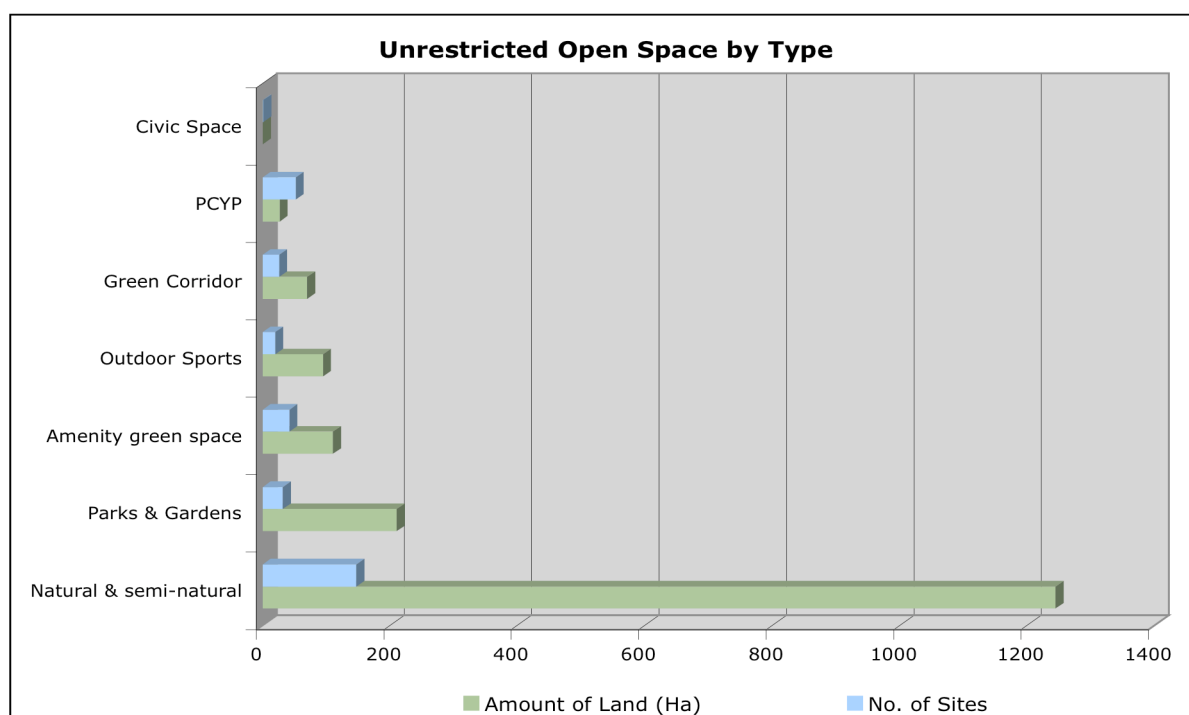


Table 2 below shows the classification of open space with unrestricted access by type.

Greenspace Type	No. of Sites	Amount of Land (Ha)	Proportion of Open Space (by Area)
Amenity green space	42	110.30	6.3%
Civic Space	1	0.61	0.0%
Green Corridor	26	69.97	4.0%
Natural & semi-natural	147	1244.32	70.8%
Outdoor Sports	20	94.90	5.4%
Parks & Gardens	32	210.76	12.0%
Provision for Children and Young People	52	26.73	1.5%
<b>Total</b>	<b>320</b>	<b>1757.59</b>	<b>100.0%</b>

Table 2 Unrestricted Open Space by Type

The chart below shows that nearly 70% of all open space with unrestricted access is natural and semi-natural in character. Key natural and semi-natural spaces include Ruislip Woods, Frays Farm Meadow, Minet Country Park and Lake Farm Country Park. Many of these site semi-natural spaces, particularly those on the western boundary of the Borough link together to form extensive green wedges. There are thirty two parks and gardens covering over 210 hectares and



representing 12% of the total area of unrestricted open space. Parks and gardens offer a range of facilities for sports and informal recreation and key sites include Hillingdon Court Park, Swakeley's Park (North & South), Barra Hall Park and Cowley Recreation Ground. Outdoor sports facilities are open spaces which provide opportunities for formal sports such as Kings College Playing Fields, Hayes End Community Park and Rockingham Recreation Ground.

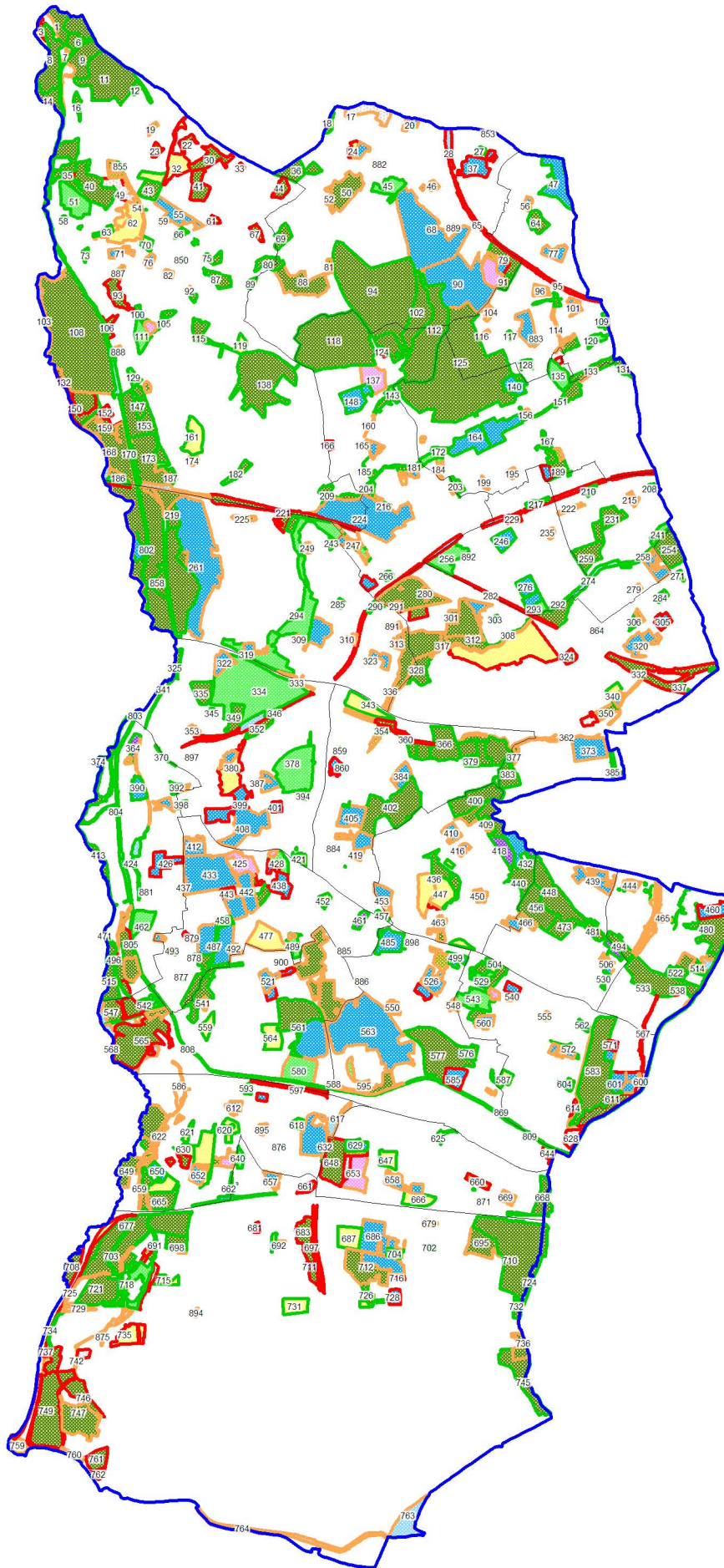
Amenity green space tends to be more informal open space, often close mown grass with limited or few facilities providing visual amenity and some opportunities for informal recreation. Village greens and commons such as Botwell Green and Harefield Village Green are typically classified as amenity green space. Civic spaces whilst not green space are included within the wider definition of open space and the only accessible Civic Space recorded is Uxbridge Town Centre.

Green Corridors are typically linear open space features and provide traffic free routes for people for leisure and commuting as well as benefits for wildlife. The Grand Union Canal (which has been sub-divided into short sections based on Ward boundaries) and the River Colne open space form important green corridors.

Finally, provision for Children and Young People includes those open spaces where the primary purpose is associated with children's play. The 52 spaces recorded are typically small scale and amount to only 27 hectares. Such sites include playgrounds, larger open spaces such as Connaught Recreation Ground, whose main purpose is children's play and other specialist forms of provision such as Kingshill Avenue BMX Track. It should be recognised that many other open space types can accommodate and are designed and managed to encourage children's play. This category includes only those open spaces whose primary purpose is for children's and young people. Other sites such as Hillingdon Court Park which include equipped play have been classified as Parks and Gardens (or other open space types). To overcome this, all children's playgrounds have been plotted on a separate mapping layer.

The London Borough of Hillingdon is the most significant provider of open space providing over 70% of all open spaces with unrestricted access.

Figure 2 shows the location and extent of all the open spaces recorded within the London Borough of Hillingdon. These are shown by open space type and the level of public accessibility.



**LEGEND**

Typology

- Allotments
- Amenity
- Cemeteries & Churchyards
- Civic Space
- Green Corridor
- Natural & semi-natural
- Outdoor Sports
- Parks & Gardens
- PCYP
- Vacant

Accessibility

- Free
- None
- Restricted

### **2.3 Consultation**

Consultation with Borough residents about open spaces was carried out in Spring 2010. An article was included in the Hillingdon People which invited people to participate in an online survey. This was supplemented with telephone and face-to-face surveys which generated a total of 220 responses. The findings from this consultation show that Hillingdon's open spaces are well used and popular with residents. The key findings are summarised below:

- 73% of respondents are satisfied with open spaces in the Borough;
- 44% think that there has been an improvement in the open spaces over the last 12 months, and 36% feel that they have stayed the same;
- 87% of those who replied felt that the open spaces were accessible;
- 81% of respondents use the open spaces with 74% visiting at least weekly;
- 73% of respondents travel of foot to visit open spaces and more than half (55%) travel less than 400 metres.

The authority also used the national GreenSTAT survey between July 2006 and December 2009 although this generated only 41 responses. The survey found that:

- 92.3% visit parks or open spaces;
- 47.8% are satisfied with their local open space, whereas satisfaction with the open space they visit the most is 61.5%;
- 92.3% agree that 'Where I live there is an open space within easy walking distance from my home';
- 76.9% agree that 'I can easily get to other open spaces that do provide the facilities I need'.

A User Survey carried out in 2004 found that parks and open spaces were typically used on a regular basis, that most people travelled from home and that most (55%) of journeys were less than ¼ mile.



## **2.4 Developing Local Standards**

The distribution of open space across the Borough varies significantly. The supply of open space is recorded in more detail in the separate “Quantity and Accessibility Assessment” which shows a comparison of the London Borough of Hillingdon against a range of national standards. This Open Space Strategy seeks to identify a set of local standards for Hillingdon which integrate with one another and also complement the approach to spatial planning within the Borough.

National guidance contained within PPG17 and the Companion Guide and other more recent publications encourages local authorities to set their own local standards for open space based on local circumstances rather than relying on previous national standards such as the NPFA Six Acre Standard. The guidance highlights the need for a good assessment of need and an audit of facilities, to set local standards to justify planning obligations. Current Government policy on the use of planning obligations is provided in Circular 1/97 Planning Obligations, January 1997 which, advises that such obligations should only be entered into where they are:

- i. necessary;
- ii. relevant to planning;
- iii. directly related to the proposed development;
- iv. fairly and reasonably related in scale and kind to the proposed development; and
- v. reasonable in all other respects.

The following sections of this report consider the supply of open space and set out proposed local standards for Hillingdon which are based upon the current level of provision, anticipated population growth, the views of local people as expressed through public consultation and a review of the published standards of neighbouring Boroughs. The provision of open space in neighbouring Boroughs has also been mapped and taken into account in determining the local standards for the accessibility of open space across the Borough.

The local standards cover the quantity, accessibility and quality of open space in the Borough and the table below summarises the application of these components against different open space types. Standards have only been developed for open space with unrestricted public access. Consequently local standards have not been set for Allotments and Cemeteries and Churchyards as these spaces have some form of access restriction.

Open Space Type	Quantity	Accessibility	Quality
All Open Space	✓	✓	✓
'Recreational' Open Space	✓		✓
Children's Play		✓	✓

Table 3 Local Standards by Open Space Type

Quantity standards have been developed for the overall amount of all types of accessible open space across the Borough. A secondary quantity standard has been developed for 'Recreational' open space that excludes natural and semi-natural open space but includes all other open space types.

Accessibility standards have been developed for all open space that set out the furthest distance residents should have to travel to access open space. This standard includes a number of components based on the significance and scale of the open space. A second accessibility standard has been developed for children's play.

Finally, a single quality standard has been developed that is applicable across all open space types.

### 3 Quantity Standards

#### 3.1 Quantity of Open Space

Overall, there is just over 7 hectares of open space with unrestricted access per 1000 population (based on the 2007 mid-year estimates with a Borough population of 250,675).

Natural and semi-natural greenspace constitutes the largest component under this measure and accounts for nearly 5 hectares per 1000 population. Excluding natural and semi-natural greenspace there are 2.05 hectares of open space per 1000 population.

Open Space Type	Number of sites	Total Area (Ha)	Percentage of Total Accessible Open Space	Hectares of Unrestricted Open Space per 1000 Population
Amenity green space	42	110.30	6.3%	0.44
Civic Space	1	0.61	0.0%	0.00
Green Corridor	26	69.97	4.0%	0.28
Natural & semi-natural	147	1244.32	70.8%	4.96
Outdoor sports	20	94.90	5.4%	0.38
Parks & Gardens	32	210.76	12.0%	0.84
Provision for Children and Young People	52	26.73	1.5%	0.11
<b>Total</b>	<b>320</b>	<b>1757.59</b>	<b>100.0%</b>	<b>7.01</b>

Table 4 Quantity of Unrestricted Greenspace by Population

However, the distribution of open space across the Borough is not even. The South of the Borough has on average 16.5 hectares per 1000 population, the north just over 10.0 hectares and the more urban Central area just 4.4 hectares. There is even greater variation at a ward level with Pinkwell Ward having 1.7 hectares per 1000 population and Harefield Ward 32.8 hectares.

## **3.2 All Open Space**

### *3.2.1 Current Position*

There is massive variation in the amount of open space across the Borough. Even dividing the Borough into regions based on North, Central and South there is significant variation and there is little greater consistency working on this geography. The separate "Quantity and Accessibility Assessment" has reviewed this in further detail and considered the amount of open space by type across the Borough.

Consultation carried out in the initial Open Space Audit in 2006/07 found that overall most respondents considered there was sufficient open space in the Borough. More recent consultation, found that most respondents were generally satisfied with the accessibility of open spaces. Whilst they were not asked about the amount of open space there is a link between quantity and accessibility (proximity) of open space provision.

On this basis it is proposed that an overall quantity standard is set for all open space types and that a single standard is applied across the whole Borough. Since the consultation data suggests that overall at a Borough wide level the amount of open space is about right, we propose setting a quantity standard that seeks to retain existing open space unless it can clearly be demonstrated that there is a surplus at a local level, subject to meeting the requirements of the accessibility standard.

We are proposing minimum quantity standards based upon a standardised measure of hectares per 1000 population. We understand that in the period 2011-2026 that the population of the Borough is anticipated to grow by approximately 14% or around 35,000 people. We have taken this into account in setting the minimum quantity standard for the Borough and are proposing an overall quantity standard of 6.0 hectares per 1000 population. This means that the current level of provision across the Borough is sufficient to meet this minimum quantity standard in 2026. Whilst this quantity standard is below the existing level of provision of 7.0 hectares per 1000 population, it would be unrealistic to set a quantity standard at this level which would require the provision of nearly 250 hectares of new accessible open space to be provided within the plan period.

### **Minimum Quantity Standard for All Unrestricted Open Space**

A Borough wide quantity standard of 6.0 ha of unrestricted open space per 1,000 population.

It is important to note that provision above minimum levels, in other Wards, is not regarded as surplus or excess provision. The variations in provision reflect differences in history, topography, geology and land management and make a major contribution to local distinctiveness. Many areas will benefit from different protection mechanisms (e.g. Green Belt, SSSI, TPO's and local wildlife site designations, etc.).

#### *3.2.2 Population Change*

Overall, the population of the Borough is expected to grow by around 14% to approximately 285,770 by 2026. However, this expansion of the population will be focused on the predominantly urban areas and larger settlements. In order to achieve the proposed quantity standard, open space will need to be retained unless it can be demonstrated at a local level that there is a surplus and proposals for change are supported within the local community.

#### *3.2.3 Priorities for Action*

Based on the current level of provision and the current population there is insufficient open space to meet the proposed quantity standard in the Wards of Barnhill, Yeading, Townfield, South Ruislip, Cavendish, Botwell, Manor, Pinkwell, Charville, Uxbridge South, West Drayton, Brunel, Yiewsley and Eastcote and East Ruislip.

When population change is taken into account by 2026 there will also be a deficiency in some Wards identified above, as well as Hillingdon East. However, the overall position will result in an overall surplus of nearly 43 hectares against the quantity standard which allows some flexibility should population growth exceed 14% over the plan period.

### **3.3 "Recreational" Open Space**

Natural and semi-natural green space makes up approximately 70% of unrestricted open space within the Borough. This is as a consequence of the physical geography of the Borough, its location on the west of Greater London and as a result of Green Belt and other policies protecting open space. In order to provide a finer level of detail it is proposed that a second quantity standard for other open space types is developed. This quantity standard for

“Recreational” or more formal open space includes amenity green space, civic space, green corridors, outdoor sports, parks and gardens and provision for children and young people.

Based on the current level of provision and the broad consultation results it is proposed that the quantity standard is set near the existing level of provision at a Borough wide level. That is a minimum quantity standard of 2.0 hectares per 1000 population for “Recreational” open space.

#### **Minimum Quantity Standard for Unrestricted “Recreational” Open Space**

A Borough wide quantity standard of 2.0 ha of unrestricted “Recreational” open space per 1,000 population.

It is anticipated that both components (overall open space and Recreational open space) of the quantity standard are achieved across the Borough.

#### *3.3.1 Priorities for Action*

The following Wards do not achieve the minimum quantity standard for ‘Recreational’ open space: Barnhill, Yeadon, Northwood, Botwell, South Ruislip, Cavendish, Hillingdon East, Pinkwell, Charville, West Ruislip, Brunel, Northwood Hills, and Yiewsley.

Population growth to 2026 will result in the same Wards having insufficient ‘Recreational’ open space and an additional 58 hectares will be required to achieve the overall quantity standard.

## 4 Accessibility Standards

### 4.1 Introduction

All open spaces recorded through the Open Space Audit and development of the Open Space Strategy have been categorised based on their significance.

Open space category	Size guideline	Distances from homes
<b>Regional Parks</b> Large areas, corridors or networks of open space, the majority of which will be publicly accessible and provide a range of facilities and features offering recreational, ecological, landscape, cultural or green infrastructure benefits. Offer a combination of facilities and features that are unique within London, are readily accessible by public transport and are managed to meet best practice quality standards.	400 hectares	3.2 to 8 kilometres
<b>Metropolitan Parks</b> Large areas of open space that provide a similar range of benefits to Regional Parks and offer a combination of facilities and features at the sub-regional level, are readily accessible by public transport and are managed to meet best practice quality standards.	60 hectares	3.2 kilometres
<b>District Parks</b> Large areas of open space that provide a landscape setting with a variety of natural features providing for a wide range of activities, including outdoor sports facilities and playing fields, children's play for different age groups and informal recreation pursuits.	20 hectares	1.2 kilometres
<b>Local Parks and Open Spaces</b> Providing for court games, children's play, sitting-out areas and nature conservation areas.	2 hectares	400 metres
<b>Small Open Spaces</b> Gardens, sitting-out areas, children's play spaces or other areas of a specialist nature, including nature conservation areas.	Under 2 hectares	Less than 400 metres
<b>Pocket Parks</b> Small areas of open space that provide natural surfaces and shaded areas for informal play and passive recreation that sometimes have seating and play equipment.	Under 0.4ha	Less than 400 metres
<b>Linear Open Spaces</b> Open spaces and towpaths alongside the Thames, canals and other waterways; paths; disused railways; nature conservation areas; and other routes that provide opportunities for informal recreation. Often characterised by features or attractive areas which are not fully accessible to the public but contribute to the enjoyment of the space.	Variable	Wherever feasible

Table 5 London's Open Space Hierarchy - London Plan

The Open Space Hierarchy shown in Table 5 below is that set out in the London Plan and this has been used as a basis for classification in the Hillingdon Open Space Strategy. However, Pocket Parks are typically smaller than 0.4 hectares which is the minimum size threshold used in this strategy and the term Linear Open Spaces has not been applied. None of the open spaces within the Strategy were considered to be of regional significance since they did not meet the size threshold. The largest recorded space with unrestricted access is Park Woods at 111 hectares.

The London Open Space Hierarchy sets out recommended travel distances for each level of the hierarchy. These distances have been reviewed based on the consultation results. The table below shows the simplified Hillingdon Open Space Hierarchy against which local accessibility standards have been developed.

<b>Category</b>	<b>Size Guideline</b>	<b>Walking Distance (m)</b>
Metropolitan Parks	60 hectares	3.2 kilometres
District Parks	20 hectares	1.2 kilometres
Local Parks & Open Spaces / Small Open Spaces	Up to 2 hectares	400 metres

Table 6 Hillingdon Open Space Hierarchy

**4.2 All Open Space**

The separate Quantity and Accessibility Assessment has reviewed various models for establishing appropriate accessibility standards for open space in Hillingdon. The proposed accessibility standards are based on access to local and small open spaces; District level (and higher) open spaces and as an aspirational (non-mandatory) standard access to Metropolitan spaces. The accessibility modelling has included the provision of open space in neighbouring Boroughs as this has a significant impact particularly in terms of the supply of higher level (District and Metropolitan) open space. The table below shows the three components of the accessibility standard for all open space.

The proposed accessibility standard recognises the contribution of higher level spaces within the first two components of the accessibility standard. For example it is recognised that District and Metropolitan level spaces are important at a local level and these are mapped alongside Small and Local open spaces at 400m.



### **Minimum Accessibility Standard for Unrestricted Open Space**

All residents within the Borough should have access to:

A Small or Local (or higher level) open space within 400m of where they live;

**and**

A District (or higher level) open space within 1200m of where they live;

**and where feasible (non-mandatory):**

A Metropolitan open space within 3.2 Km of where they live.

Figure 3 shows the deficiency in access to Small, Local, District and Metropolitan Level open space at 400 metres. Included is the provision of such open space in neighbouring Boroughs. The areas of deficiency have been modified to remove Heathrow Airport and Northolt Aerodrome. Against this component of the accessibility standard approximately 7.3% of the Borough has no access to open space.

Figure 4 shows the deficiency in access to District (and higher) level open spaces within 1200m. Against this component of the accessibility standard approximately 21% of the Borough has no access to District level (or higher spaces).

#### *4.2.1 Priorities for Action*

##### All Open Space

The main areas of deficiency in access to unrestricted open space within 400m lie in the Wards of Heathrow Villages, Townfield, Uxbridge North and Brunel, Ickenham, Harefield and Eastcote and East Ruislip. There is also an area of deficiency in Northwood ward. However, many of these areas of deficiency lie within Green Belt land. Priority areas outside Green Belt would appear to be the deficiencies in Townfield, Uxbridge North, Eastcote & Ruislip and Northwood Wards.

##### District Level

The main areas of deficiency in access to District (and higher) level spaces located in an band running from Uxbridge South and Brunel Wards south into Yiewsley, West Drayton and Heathrow Villages (wards) with a "spur" running into Barnhill and Charville Wards. There is also

an extensive area of deficiency covering Cavendish ward and parts of Eastcote & East Ruislip, Manor, South Ruislip, West Ruislip and Ickenham Wards. Parts of Harefield and to a lesser extent Northwood and Northwood Hills also experience limited access to District level open space.

Priority areas outside of Green Belt would appear to be located in Uxbridge South, Brunel, Yiewsley, West Drayton and Heathrow Villages, along with parts of Barnhill, Eastcote & East Ruislip, Cavendish, Manor and West Ruislip ward. There are also areas of Harefield, Northwood and Northwood Hills that lie outside Green Belt designated land.

The deficiencies in access to District level open space may be addressed by upgrading lower level spaces or by creating better access to spaces where public access is currently restricted.

#### *Metropolitan Level (non-mandatory)*

A large section of central and southern Hillingdon including the Wards of Brunel, Yiewsley, West Drayton, Pinkwell, Botwell, Charville and parts of Townfield, Yeading, Barnhill, Hillingdon East, South Ruislip and Hillingdon Villages have no access to Metropolitan level spaces. There is also a small area of Harefield where there is limited access to Metropolitan level open spaces. Priority areas lying outside Green Belt are in the Wards of West Drayton, Yiewsley, Brunel, Hillingdon East, South Ruislip, Yeading, Barnhill, Townfield, Botwell, Pinkwell and Heathrow Villages.

In order to address the deficiencies in access to Metropolitan level spaces the most effective mechanism is likely to be investment in upgrading the facilities and appeal of existing District Level spaces. However, it is recognised that achieving this standard across the Borough may not be achievable within the life time of the plan and this component of the accessibility standard is included as an aspirational (non-mandatory) element.

Figure 4 Open Space Deficiency: District and Metropolitan Spaces at 1200m

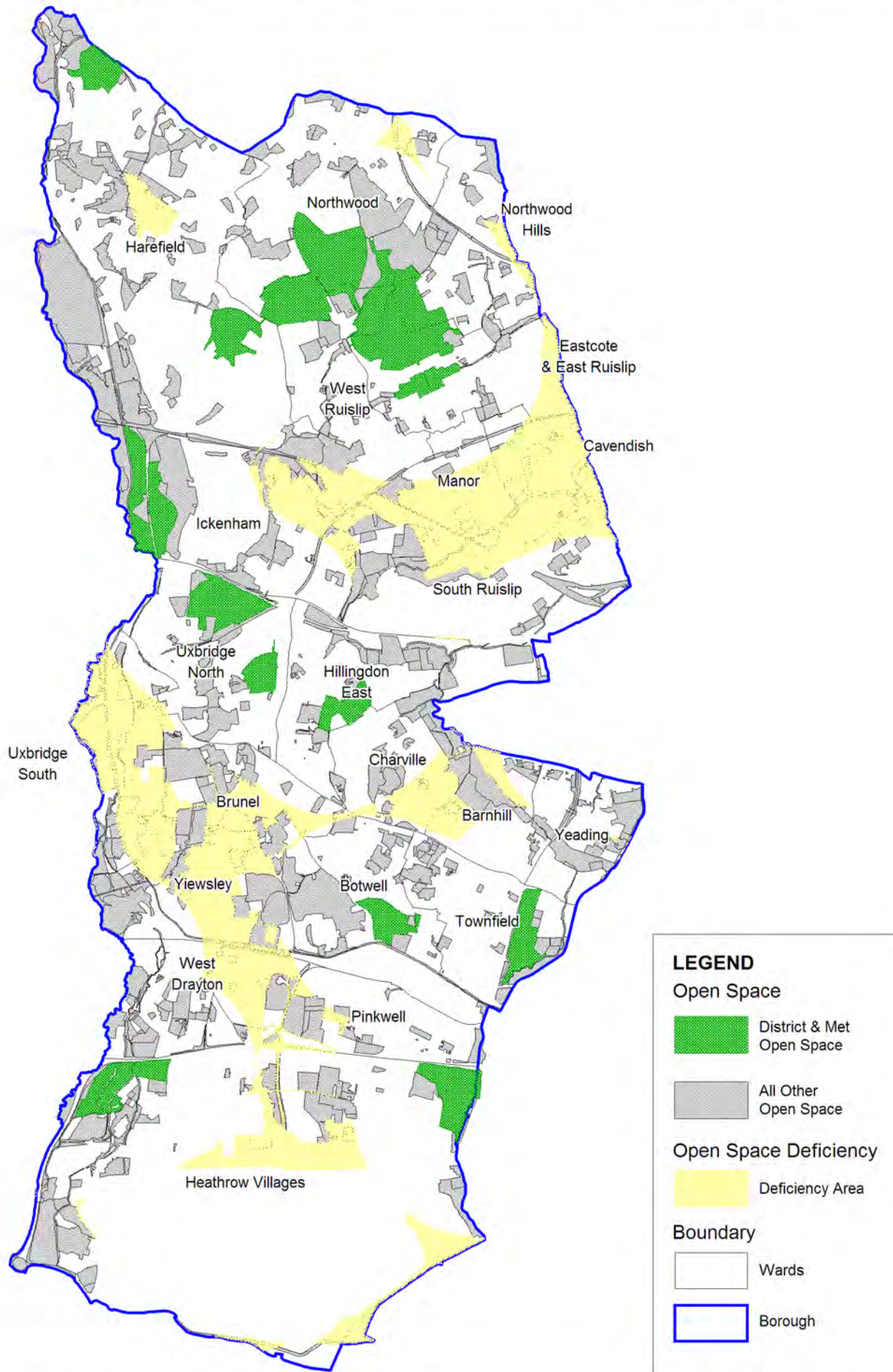
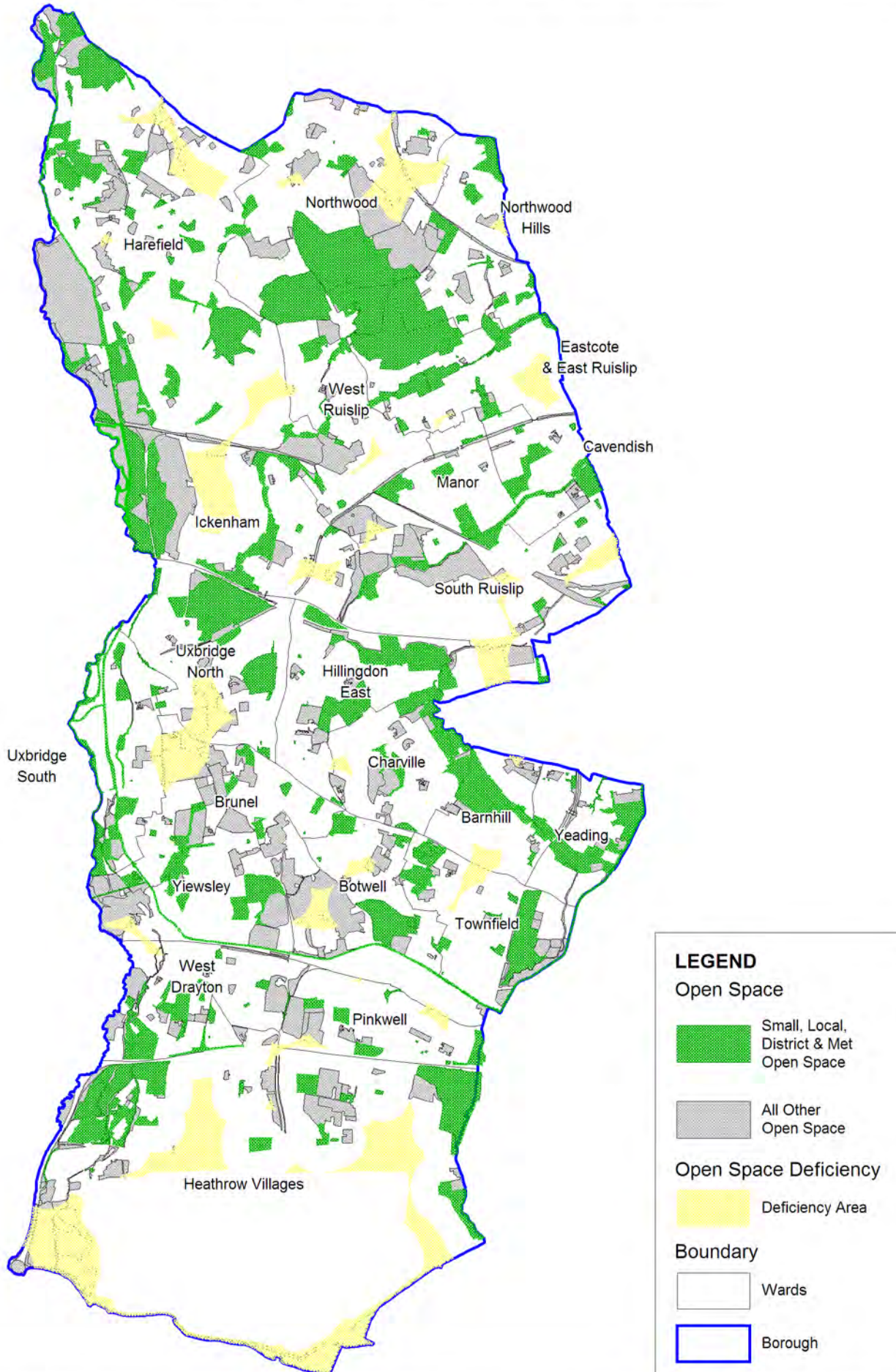


Figure 3 Open Space Deficiency: All Open Space at 400m



### **4.3 Play Provision**

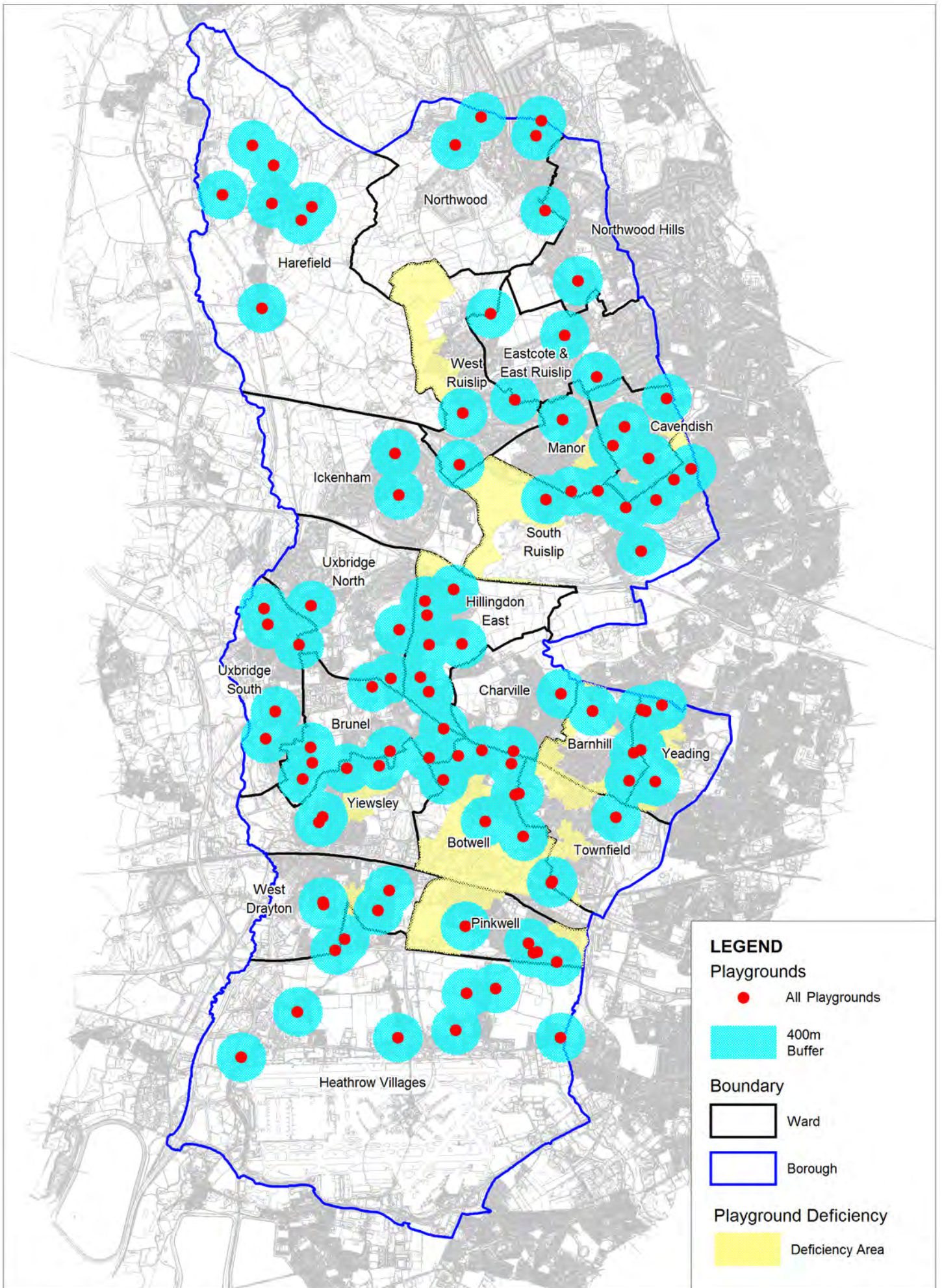
The accessibility standards above addressed access to unrestricted open spaces of all types. The first component of this standard set out that all residents should have access to an open space within 400m. The London Borough of Hillingdon provides open space on the basis that the sites are accessible and attractive to visitors of all ages. With the exception of churchyards and cemeteries and allotments (which are excluded from the accessibility standard) there is an assumption that most open space is available for use by children and young people for formal and informal recreation and play.

In addition, there are 100 equipped playgrounds across the Borough within parks and other open space and also provided on housing land close to where children and young people live. It is proposed that an accessibility standard is applied to children's playgrounds based on a 400 metre travel distance. However, it is recognised that there are significant challenges in providing playgrounds across the Borough against this accessibility standard. Therefore it is recommended that the areas of the Borough with the highest overall numbers of children and young people are prioritised against this standard. Consequently the Open Space Strategy proposes that in those areas where there are high levels of children and young people (defined as the top 20% of Lower Level Super Output Areas with the highest population of people aged under 16 years) there should be access to an equipped play area.

#### **Minimum Accessibility Standard for Play**

Where possible children and young people should be within 400m of an equipped playground. The accessibility standard requires that all areas with the top 20% highest number of children and young people aged under 16 years (Based on Lower Level Super Output Areas) should have access to an equipped playground within 400m.

Fig 5 shows the location of all play areas in the Borough along with the deficiency areas based on the LSOAs with the highest concentration of children and young people where there is no access to equipped play within 400m.



#### *4.3.1 Priorities for Action*

Based on the accessibility standard for equipped play the main areas of deficiency are in Pinkwell, Botwell South Ruislip and West Ruislip Wards. There are small areas of deficiency in Cavendish, Manor, Hillingdon East, Yiewsley, Barnhill, Yeading, and West Drayton Wards. Most areas of deficiency lie outside Green Belt although Green Belt does cover some deficiency areas in parts of West Ruislip, South Ruislip Botwell and Pinkwell Wards.

#### **4.4 Quality Standards**

#### **4.5 Summary**

A Quality Assessment of all open space with unrestricted access has been carried out initially as part of the Open Space Audit, but reviewed and updated in January 2011. The scoring system is based on the overall condition of the open space benchmarked against those spaces in the Borough that have achieved the Green Flag Award. The scoring system uses the Green Flag Award criteria and assigns a score on a five point scale. Open spaces achieving 3 or higher are broadly equivalent to Green Flag standard.

A total of 254 open spaces were considered as part of the quality assessment. The most common score achieved was 3 out of 5. Approximately 10.6% of open spaces achieved a lower quality score and 46.1% are above this average score. The mean quality score was 3.4.

#### **4.6 Local Quality Standard**

Based on the findings of the quality assessment and consultation data it is proposed that a local quality standard is set whereby all unrestricted open spaces should be of Green Flag standard or equivalent and achieve a minimum quality score of 3 out of 5 by 2026.

#### **Minimum Quality Standard for Unrestricted Open Space**

All unrestricted open spaces to achieve a minimum quality score of 3 out of 5 by 2026.

Currently 27 open spaces fail to meet the proposed local quality standard. Figure 6 shows the distribution of open spaces that are below the proposed local quality standard.

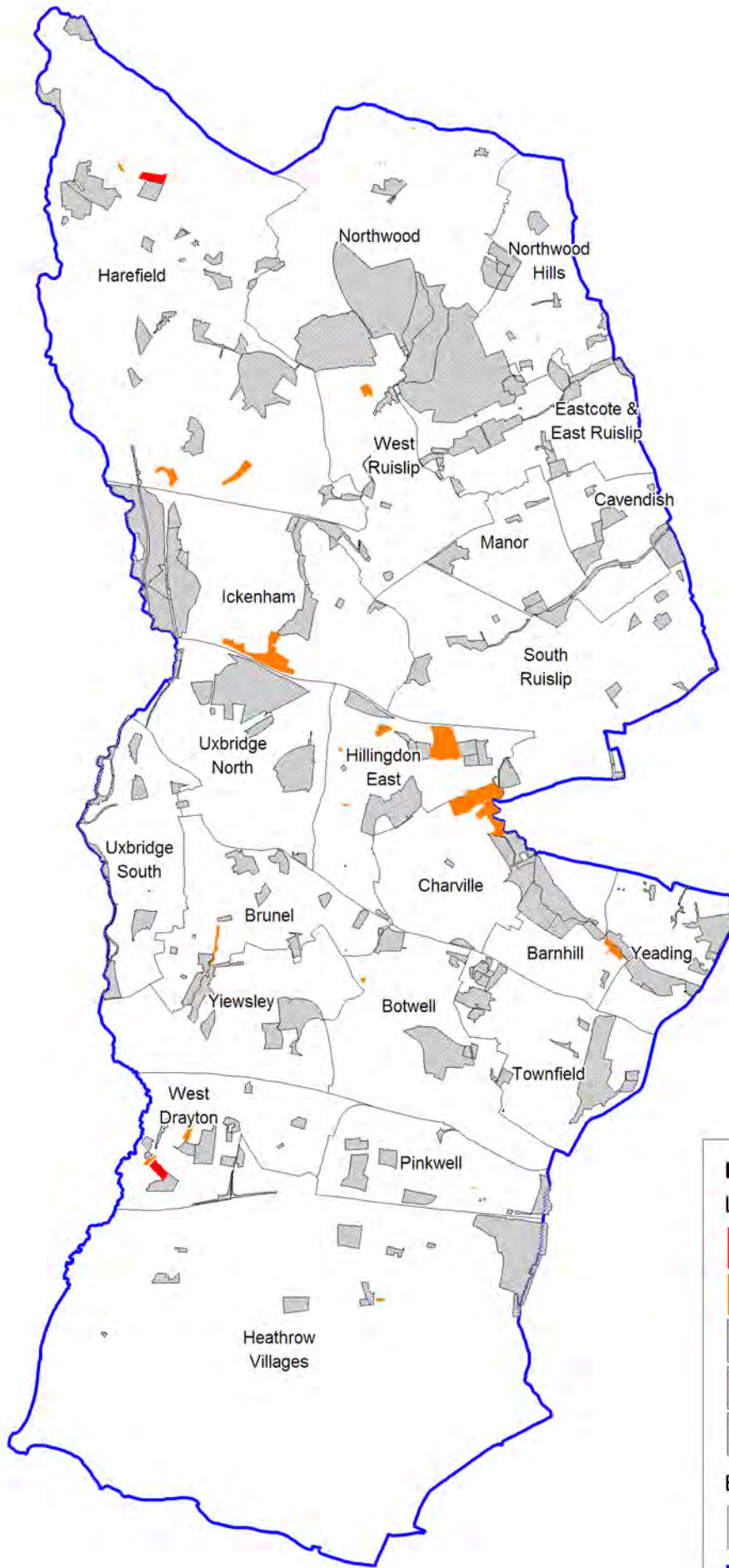
#### **4.7 Priorities for Actions**

14 Wards contain 1 or more open spaces that are below the proposed quality standard. Harefield and Hillingdon East each have 4 open spaces in need of improvement and Northwood and West Drayton have 3. Ten other Wards contain at least two lower quality spaces.

Provision for Children and Young People spaces need improvement as there are 14 below the quality standard. The quality of 8 sites classified as natural and semi-natural spaces also needs



raising. In terms of hierarchy, small and local level spaces need improving. These make up all of the 27 spaces of lower quality.



**LEGEND**

Lower Quality Spaces

- Quality = 1
- Quality = 2
- Achieved standard (3)
- Achieved standard (4)
- Achieved standard (5)

Boundary

- Wards
- Borough

## 5 Key Spatial Priorities

This section of the report discusses the application of the quantity, accessibility and quality standards on a settlement basis and suggests opportunities for addressing the identified deficiencies. Where deficiency areas are discussed in the text they are shown on the earlier Figures 3 and 4.

The Key Spatial Analysis is set out under three analysis areas covering the North, Central and Southern sections of the Borough which are shown in Figure 1. Under each analysis area the implications of the local standard is set out for each key centre (District and Metropolitan).

### 5.1 North Analysis Area

#### Northwood

Northwood District Centre meets the quantity standard for all open spaces types, with provision in Northwood and Northwood Hills exceeding 6.0 hectares of unrestricted open space per 1000 population. However, much of this provision is natural and semi-natural green space and the quantity of "recreational" open space falls below the minimum standard of 2.0 hectares per 1000 population. Approximately 17 hectares of "recreational" space open space is required during the lifetime of the Core Strategy to achieve the standard and accommodate the anticipated population growth.

In terms of accessibility there are parts of Northwood and Northwood Hills that do not have access to unrestricted open space within reasonable travel distance based on the accessibility standards for all open space types.

There is an area in the north eastern part of Northwood Ward that has no access to any form of unrestricted open space within 400m. This is focused on central Northwood around Green Lane and includes commercial development as well as residential areas. In order to address this deficiency in access to open space there may be opportunities to create better access to open space that is currently restricted. Opportunity sites may include community access to educational open space such as St Helen's School (Unique ID 37) and / or The Hall School (46).

There is a second area, located on the eastern edge of Northwood Hills ward with no access to any unrestricted open space within 400m. This is adjacent to Northwood School located

immediately to the south east. There is limited other open space provision in this area and community access to the school grounds may offer an opportunity to address this deficiency.

There is a small area in the centre of Northwood Ward with no access to unrestricted open space. However, this area is not residential.

In terms of access to District level open space there is a deficiency area in the north of Northwood Ward adjacent to St Helen’s School. A second deficiency area is located on the east of Northwood Hills Ward to the south of Northwood School. This deficiency area is greater at District level than Local level (all open space at 400m). Better access to District level spaces may also be achieved by upgrading spaces such as The Gravel Pits (45) or Frithwood7 Park (79) to District level.

Northwood District Centre and associated Wards, like most of the northern Hillingdon Borough has good access to Metropolitan level open space.

In terms of quality there are 3 open spaces in Northwood and 1 in Northwood Hills that do not currently meet the quality standard.

**Recommendation**

R1 : Address the deficiencies in the quantity of “recreational” open space in Northwood and Northwood Hills to meet the local quantity standard.

R2 : Address the deficiencies in the accessibility of Local and District level open space in Northwood and Northwood Hill to meet the accessibility standards.

R3 : Improve the quality of those 4 open spaces in Northwood and Northwood Hills that do not meet the quality standard.

Eastcote

Eastcote District Centre whilst meeting the minimum quantity standard for “recreational” open space does not achieve the quantity standard for all open space. A further 33 hectares of unrestricted open space is required by 2026 to meet the standard and meet the anticipated population growth.

Some areas of Eastcote experience a deficiency in the accessibility of open space at a Local level (within 400m) and to a lesser extent a District level (1200m). There is no access to any open space with unrestricted access within 400m in the eastern part of Eastcote and Ruislip ward centred on Mayfly Close. Whilst Warrender Park (226) and Eastcote House and Gardens (68) are nearby they are not within 400m of this deficiency area.

There is a secondary area of deficiency, albeit a much smaller area to the west located between Bishop Ramsey School and Warrender Primary School. Community access to these sites may offer an opportunity to address the identified deficiency. Provision in the neighbouring Borough of Harrow is also important in terms of accessible open space.

Access to District level spaces in Eastcote is generally good, although there is a larger area of deficiency that includes parts of Ickenham, South Ruislip, Manor and Cavendish Wards that also includes the far eastern part of Eastcote and East Ruislip Ward. All areas of Eastcote meet the accessibility standard for Metropolitan level spaces.

All open space within Eastcote and East Ruislip achieve the minimum quality standard.

**Recommendation**

R4 : Address the deficiencies in the overall quantity open space in Eastcote and East Ruislip to meet the local quantity standard.

R5 : Address the deficiencies in the accessibility of Local and District level open space in Eastcote and East Ruislip to meet the accessibility standards.

Ruislip

There are varying levels of provision around Ruislip District Centre. Eastcote and East Ruislip Ward (as discussed above under Eastcote) has insufficient quantity of open space to meet the quantity standard. Similarly, Manor Ward, whilst having sufficient provision of “recreational” open space does not meet the quantity standard for all open space. A further 46 hectares are required by 2026 to meet the standard and accommodate the forecast population growth. West Ruislip Ward exceeds the overall quantity standard of 6.0 hectares of unrestricted open space per 1000 population but lacks sufficient quantity of “recreational” open space. A further 20 hectares are required by 2026.

In terms of accessibility, there is a small area to the east of Ruislip Golf Course with no access to open space within 400m. Nearby Herlwyn Park (256) serves this area but is more than 400m from residential properties in the deficiency area. Most of Ruislip has good access to District (and higher) level open space within 1200m, although there is part of southern West Ruislip ward which experiences open space deficiency under this element of the standard. This forms part of the wider deficiency area that spans parts of Ickenham, South Ruislip, Manor, Cavendish and Eastcote & East Ruislip Wards. There are opportunities to improve access to District level spaces by upgrading lower level spaces. Opportunities may include the upgrading of Herlwyn Park (256) and Farmland around Bayhurst Wood NNR (115).

One open space in Manor Ward does not meet the minimum quality standard.

### **Recommendation**

R6 : Address the deficiencies in the quantity standard by creating more accessible “recreational” open space in West Ruislip Ward.

R7 : Address the deficiencies in accessibility to Local and District Level spaces in Ruislip by increasing the amount of accessible “recreational” open space and by upgrading suitable sites to District level.

R8 : Improve the quality of Breakspear Field in Manor Ward since it does not meet the quality standard.

### Other areas

Within South Ruislip Ward there is insufficient supply of “recreational” open space to meet the quantity standard. There are also two deficiency areas where there is no access to any open space within 400m within the ward. The first area is located around West End Road but there is access to nearby Stonefield Park (340) although this is further than the 400m accessibility standard. The second deficiency area is at Victoria Road towards the east of South Ruislip Ward. Better access to existing open space (such as 305 Deane Park) would address this deficiency. A significant section of the northern part of South Ruislip Ward has no access to District level open space. Upgrading lower level spaces within the ward and in surrounding Wards of Manor and Cavendish will help meet the accessibility standard.

There are no open spaces in South Ruislip Ward that do not meet the quality standard.

### **Recommendation**

R9 : Increase the quantity of accessible “recreational” open space in South Ruislip Ward to meet the quantity standard.

R10 : Provide better community access to sites with restricted access to address the deficiencies in access to open space within 400m.

R11 : Upgrade suitable local level provision to address deficiencies in District level provision in the north of South Ruislip Ward.

Harefield Ward meets both components of the quantity standard for “recreational” open space and all other space. There are small areas of deficiency in access at 400m and a more significant area of deficiency in central Harefield at a District level. A small area in the far west of Harefield also has no access to Metropolitan level open space. The priority should be to address the District level deficiency area in Harefield by upgrading lower level spaces.

There are 4 open spaces in Harefield Ward and 1 in Ickenham that do not meet the minimum quality standard.

### **Recommendation**

R12 : Address the deficiencies in accessibility to District level open space by upgrading suitable lower level spaces.

R13 : Improve the quality of those 5 open spaces in Harefield and Ickenham Wards that do not meet the quality standard.

## **5.2 Central Analysis Area**

### Uxbridge

The quantity of provision of accessible open space across the Metropolitan Centre of Uxbridge is mixed. Provision of all open space and “recreational” open space within Uxbridge North Ward exceeds the minimum quantity standards. Within Uxbridge South ward there is a deficiency of open space amounting to nearly 26 hectares. Within Brunel Ward there is insufficient open space, with a further 58 hectares required to meet the overall quantity standard of 6.0 hectares

per 1000 population (by 2026), of which 13 hectares should be "recreational" open space to meet this measure of the quantity standard.

Despite meeting the quantity standard there is an area of open space deficiency in Uxbridge North Ward where there is no access to any open space within 400m. This extends south into part of Brunel Ward. This deficiency area is centred on the RAF Uxbridge site, which is set for redevelopment. The proposal to create a new District level park as part of the Open Space / Hillingdon House Quarter will make a significant contribution to addressing this deficiency.

There are larger areas of Uxbridge and surrounding areas that have limited access to District and Metropolitan Level open space. The deficiency areas for District level spaces are located across much of Uxbridge South Ward and a second belt running south from Brunel into Yiewsley and West Drayton Wards. The creation of a new District Level park at RAF Uxbridge will address much of the deficiency area in Uxbridge South Ward, although the west and south of the Ward will still experience deficiency in access to District level spaces. Upgrading of other local level spaces will also be required to address the limited access to open space in these areas. A key opportunity is to upgrade the existing open space at Cowley Recreation Ground (462). Stockley Country Park (561) and Kingston Lane Open Space (564) are well located to provide accessible District level open space if upgraded and will address the identified deficiency in Brunel, Yiewsley and West Drayton Wards.

Across the Central analysis area there is large area where there is deficiency in the accessibility of Metropolitan level spaces. This covers much of Brunel, Yiewsley, West Drayton, Pinkwell, Townfield, Botwell, Barnhill, Yeading, Botwell, Charville and Hillingdon East Wards and extend northwards into South Ruislip and south into Heathrow Villages. In order to address this deficiency key District level sites should be upgraded to Metropolitan level spaces. Opportunity sites include Minet Country Park (583), Lake Farm Country Park (527), Harmondsworth Moor (690), and Cranford Park South (710).

There are 3 open spaces each in Uxbridge South and Brunel Wards that do not meet the quality standard. A further 4 sites in Hillingdon East do not meet the quality standard.



## **Recommendation**

R14 : Increase the amount of accessible open space in Uxbridge South and Brunel Wards, focusing on "recreational" open space in Brunel, in order to meet the quantity standards.

R15 : Provide a new District Level open space through the RAF Uxbridge redevelopment.

R16 : Upgrade other open spaces to District and Metropolitan level to address the deficiencies in accessibility to these levels of open space.

R17 : Improve the quality of those 3 open spaces in Uxbridge South and Brunel Wards that do not meet the quality standard.

R18 : Improve the quality of those 4 open spaces in Hillingdon East Ward that do not meet the quality standard.

## Yiewsley

There is an insufficient quantity of accessible open space serving Yiewsley District Centre. Yiewsley Ward requires a further 40 hectares of open space to meet the overall quantity standard of which 12 hectares should be "recreational" open space to meet the recreational open space standard. In West Drayton Ward there is a shortfall of a similar magnitude for all open space, although there is sufficient "recreational" open space.

Based on the accessibility of open space at 400m, there is a small area of deficiency on the Yiewsley / West Drayton Ward boundary, whilst part of this is commercial land there is a small area in West Drayton (Sunray Avenue) that is residential.

There is deficiency in the accessibility of District level space in the eastern parts of Yiewsley and West Drayton. This was discussed above since this form part of the wider deficiency area running south from Uxbridge.

There are 3 open spaces in West Drayton Ward that do not meet the quality standard.

## **Recommendation**

R19 : Increase the quantity of accessible open space in Yiewsley including "recreational" open space to meet the quantity standards.

R20 : Increase the accessibility of existing open space to address the local level accessibility standard in Yiewsley.

R21 : Improve the quality of those 3 open spaces in West Drayton Ward that do not meet the quality standard.

## Hayes

There is an insufficient quantity of open space serving Hayes District Centre. Both Botwell and Townfield Wards do not meet the quantity standard for all open space and Botwell does not have sufficient "recreational" open space.

To the north east of Hayes there is an area of open space deficiency that extends into Barnhill Ward. Similarly, Barnhill Ward lacks enough accessible open space including "recreational" open space. This area of open space deficiency is centred around Harrow View / The Warren and could be addressed by improving access to other nearby open spaces such as Uxbridge College Hayes Campus (555) and / or Dr Triplett's School (534).

There are two further areas of open space deficiency in Botwell Ward where there is no access to any open space within 400m. The first area is located at Lancaster Walk and there may be opportunities to provide improved community access to other open spaces that are currently not accessible. Opportunity sites include local schools and educational establishments such as Wood End Primary, Rosedale College and a further open space at Wood End Green.

The second smaller area of deficiency is at Bennetsfield Road where much of the nearby open space has restricted access.

There is 1 open space in Botwell Ward that does not meet the quality standard.

## **Recommendation**

R22 : Increase the quantity of accessible open space in Botwell and Townfield Wards, including "recreational" open space in Botwell.

R23 : Provide improved accessibility to areas of open space deficiency in Botwell and Townfield Wards to address the deficiency areas where there is no access to unrestricted open space within 400m.

R24 : Improve the quality of the 1 open space in Botwell Ward that does not meet the quality standard.

## Other

The quantity of open space in Pinkwell Ward does not meet the minimum standard. A further 69 hectares of open space with unrestricted access is required of which nearly 16 hectares should be "recreational" open space.

Most of Pinkwell Ward has good access to open spaces within 400m, however there is a small area on the boundary with Townfield Ward where there is open space deficiency. This area generally lacks open space provision and is characterised by high density urban development. Parts of the western side of Pinkwell Ward are deficient in access to District level open space.

There are 2 open spaces in Pinkwell Ward that do not meet the quality standard. A further 3 in Charville and Barnhill Wards do not meet the quality standard.

## **Recommendation**

R25 : Increase the quantity of accessible open space in Pinkwell Ward to meet the quantity standards for all open space and "recreational" open space.

R26 : Provide new open space or improve access to existing open space to address the deficiencies against the Local level and District Level accessibility standards in Pinkwell.

R27 : Improve the quality of those 2 open spaces in Pinkwell Ward that do not meet the quality standard.

R28 : Improve the quality of those 3 open spaces in Charville and Barnhill Wards that do not meet the quality standard.

### **5.3 South Analysis Area**

#### Heathrow Villages

Heathrow Villages have sufficient quantity of open space to meet the minimum quantity standards for all open space and "recreational" open space.

Accessible open space in the Southern analysis area tends to be clustered in the north western and north eastern corners of the Heathrow Villages Ward. Open space provision in the south west of the Ward whilst covering significant areas is typically not publicly accessible. Consequently there are some gaps in the accessibility of open space within the Ward. There is deficiency in the accessibility of open space at 400m in five main areas, located to the west, north, north east, east and south east of Heathrow airport.

Similarly there are areas that have no access to District level open spaces within 1200m. It is only the northern most areas of Heathrow Villages that lack access to Metropolitan level spaces.

There is 1 open space in Heathrow Villages Ward that does not meet the quality standard.

**Recommendation**

R29: Increase the accessibility of open space in Heathrow Villages at Local and District level by providing better access to open space with restricted access.

R30 : Improve the quality of the 1 open space in Heathrow Villages Ward that do not meet the quality standard.

## 6 Management

This section of the Strategy focuses on the wider issues affecting the use and enjoyment of open spaces and consider other measures and management approaches to ensure that the potential of open space in the Borough is achieved.

### 6.1 *Management and Leadership*

Parks and open spaces and the quality of the wider environment are high priorities for the London Borough of Hillingdon as evidenced by the Council Plan and the Sustainable Community Strategy. The implementation of the recommendations in this Open Space Strategy will require a coordinated approach across the authority and with partner organisations. It is suggested that an Open Space Working Group is established with representation from all service areas and partner organisations involved in the delivery of this strategy. The working group should meet quarterly to review progress and to review the overall strategy on a five yearly basis.

#### **Recommendation**

R31 : Establish an Open Space Working Group with representation across all service areas and partner organisations to co ordinate the delivery of this Strategy.

### 6.2 *Raising Quality*

The London Borough of Hillingdon has achieved the Green Flag Award for 16 parks and open spaces in the Borough in 2010. This clearly demonstrates the commitment of the authority to achieving national recognised quality standards for open spaces. The Green Flag Award criteria have been used as a basis for the quality assessment that has informed this Open Space Strategy. There is an aspiration which is embedded in the local quality standard that all open spaces should be of Green Flag standard or equivalent by 2026. In order to achieve this it is recommended that management plans are developed for all higher level sites (metropolitan and district level parks and open spaces) and other spaces as appropriate. Other spaces should continue to have a quality assessment every two years and site specific action plans developed as part of this approach to ensure that quality is raised.

The Green Flag Award is likely to develop it's suite of awards and the London Borough of Hillingdon have been contributing to the development process of the wider Green Flag

'authority' award. The authority should seek to achieve this standard in order to recognise the quality of open space in the Borough and the management systems that are in place.

#### **Recommendation**

R32 : Develop management plans for all District and Metropolitan level open spaces and other key open spaces.

R33 : Repeat the quality assessment process every two years and develop site specific actions plans to raise the quality of open space that do not meet the quality standard.

R34 : Achieve the Green Flag 'authority" Award.

### **6.3 Overall Satisfaction**

Overall, there are reasonably high levels of satisfaction amongst residents and open spaces users with the open spaces in the Borough. The Hillingdon People survey found that 73% of respondents were satisfied with open space and the GreenSTAT survey found that satisfaction with most frequently visited spaces was around 62%. The former Best Value Performance Indicator (BV119e) satisfaction with parks and open spaces recorded satisfaction levels of 64% in 2008/09 and 62% in 2006/07. Whilst the Best Value Performance Indicators have been replaced by the subsequent National Indicators the authority should continue to record satisfaction levels every three years through appropriate market research.

However, there does not appear to be universal satisfaction with all forms of provision. Generally, there seems to be lower levels of satisfaction with provision for children and young people. The 2009/10 Tell Us<sup>2</sup> survey which sampled children in years 6, 8 and 10 found that satisfaction with parks and play areas was 54% (NI 199). This is significantly lower than the average of 68.7% for all London Boroughs and places Hillingdon in the lowest quartile in terms of performance against this measure. The User Survey carried out in 2004 found that those people who were least satisfied with open spaces were those who used them for their children (29% of respondents). These views would seem to reflect the findings of the quality assessment

---

<sup>2</sup> DCSF 2009/10 – NI 199

that found that many play areas are below average in terms of overall condition and that 30 sites are below the proposed quality standard. The authority should seek to achieve higher satisfaction levels for provision for children and young people and achieve performance in the top quartile of all London Boroughs.

#### **Recommendation**

R35 : Achieve 75% satisfaction with parks and open spaces through appropriate market research conducted every three years.

R36 : Achieve top quartile performance against other London Boroughs for NI 199 satisfaction of children and young people with parks and play areas.

### **6.4 Removing Barriers**

The Hillingdon People survey asked respondents about barriers to use of parks and open spaces. The key barriers to greater use of open spaces in the Borough would appear to be:

- Control of dogs;
- Dog fouling;
- Anti-social behaviour;
- A perceived lack of information about parks and open spaces.

Control of dogs and dog fouling are common concerns in open spaces nationally. The perception of dogs not being in control and dog fouling may impact disproportionately on some sections of the community. A co-ordinated approach to management, maintenance, education and enforcement is likely to be the most effective solution. In terms of on site provision, signage and bins for dog waste are a significant part of the solution. This should be supplemented with educational and enforcement action where appropriate.

Personal safety and anti-social behaviour are key factors in determining the level of use of public space. Open space is no different. Often it is the perception of personal safety and anti-social behaviour that is more important than the reality. The visible signs of anti-social behaviour such as vandalism and graffiti require an appropriate maintenance response. Busy open spaces with many others users can deter anti-social behaviour and help ensure that people feel safe using open space. Addressing concerns over the control of dogs, dog fouling and animating spaces by encouraging and running events can be effective in the long term. As recommended below a



range of positive activities for children and young people can help address concerns of other users as well as providing engaging activities for this target group. The online "Report It" mechanism should continue to be promoted as a way of reporting residents and users concerns over anti-social behaviour.

Through consultation, a lack of information about parks and open spaces has been cited. Comments included concern that there was often a lack of signage to parks and open spaces and at the entrances to some sites. Some respondents noted that open space were not as welcoming as they could be or that they were "unannounced". Signage has been addressed in many of the key open spaces, particularly those that have achieved the Green Flag Award. The effectiveness of approaches adopted at these sites should be reviewed and applied to other open spaces, particularly those in the upper level of the Open Space Hierarchy. However, signage is only part of the solution, since decisions to visit open spaces are typically taken at home the provision of accessible, up to date and relevant information is important, especially so for disabled people and some sections of society. The authority's website contains a range of resources and information about open spaces, facilities, walks and routes and events and this should be promoted as a way of providing relevant information to users. This should be supplemented with other approaches to ensure that all residents are aware of the open space offer.

## **Recommendation**

R37 : Review the provision of signage and bins for dog waste across the Borough

R38 : Develop a programme of education and enforcement action to address control and dogs and dog fouling in open spaces.

R39 : Review inspection and maintenance regimes to ensure that open spaces are healthy, safe and secure places to visit.

R40 : Continue to promote the use of the corporate "Report It" process to allow residents to notify the authority of concerns and issues.

R41 : Review the effectiveness of directional and welcome signage at key sites and develop a wider programme of signage improvements across the Borough.

R42 : Continue to promote open spaces and events and activities through a range of accessible media.

## **6.5 Events and Activities**

Events and activities can be an effective way of increasing the use of parks and open spaces and can be a way of bringing communities together. The consultation processes found that residents made positive comments about events and activities. Cultural and themed events such as the Ramadan celebration appear to have been popular and well received. In addition, events and positive activities for children and young people can be effective in engaging young people, reducing anti-social behaviour and helping to address concerns about personal safety in open spaces. The authority has a role in delivering events and activities in parks but it potentially has a more significant role in working with other organisations and community based organisations to use open spaces as a venue for appropriate events and activities.

**Recommendation**

R43: Continue to work with a range of partners to provide a varied range of events and activities in parks and open spaces.

R44 : Ensure that targeted positive activities are provided for children and young people.

## **7 Monitoring & Review**

### **7.1 Monitoring**

It is recommended that the action plan is monitored every quarter and reviewed annually. Through this process future actions can be built into departmental and divisional service plans and integrated with the day to day work of the London Borough of Hillingdon and its partner organisations.

### **7.2 Review**

The Strategy should be formally reviewed every five years to ensure that it continues to address the key issues relating to open space and improving the overall quality of spaces. The Local Standards have been developed to 2026 but again these should be reviewed to ensure that they remain relevant, achievable and realistic. The proposed Open Space Working Group should be the key body to monitor the action plan, and review the overall strategy.

## 6.6 Action Plan

No.	Recommendation	Lead Service
R1	Address the deficiencies in the quantity of “recreational” open space in Northwood and Northwood Hills to meet the local quantity standard.	Planning
R2	Address the deficiencies in the accessibility of Local and District level open space in Northwood and Northwood Hill to meet the accessibility standards.	Planning
R3	Improve the quality of those 4 open spaces in Northwood and Northwood Hills that do not meet the quality standard.	Greenspaces
R4	Address the deficiencies in the overall quantity open space in Eastcote and East Ruislip to meet the local quantity standard.	Planning
R5	Address the deficiencies in the accessibility of Local and District level open space in Eastcote and East Ruislip to meet the accessibility standards.	Planning
R6	Address the deficiencies in the quantity standard by creating more accessible “recreational” open space in West Ruislip Ward.	Planning
R7	Address the deficiencies in accessibility to Local and District Level spaces in Ruislip by increasing the amount of accessible “recreational” open space and by upgrading suitable sites to District level.	Planning
R8	Improve the quality of Breakspear Field in Manor Ward since it does not meet the quality standard.	Greenspaces
R9	Increase the quantity of accessible “recreational” open space in South Ruislip Ward to meet the quantity standard.	Planning
R10	Provide better community access to sites with restricted access to address the deficiencies in access to open space within 400m.	Greenspaces
R11	Upgrade suitable local level provision to address deficiencies in District level provision in the north of South Ruislip Ward.	Greenspaces

<b>No.</b>	<b>Recommendation</b>	<b>Lead Service</b>
R12	Address the deficiencies in accessibility to District level open space by upgrading suitable lower level spaces.	Greenspaces
R13	Improve the quality of those 5 open spaces in Harefield and Ickenham Wards that do not meet the quality standard.	Greenspaces
R14	Increase the amount of accessible open space in Uxbridge South and Brunel Wards, focusing on "recreational" open space in Brunel, in order to meet the quantity standards.	Planning
R15	Provide a new District Level open space through the RAF Uxbridge redevelopment.	Planning
R16	Upgrade other open spaces to District and Metropolitan level to address the deficiencies in accessibility to these levels of open space.	Greenspaces
R17	Improve the quality of those 3 open spaces in Uxbridge South and Brunel Wards that do not meet the quality standard.	Greenspaces
R18	Improve the quality of those 4 open spaces in Hillingdon East Ward that do not meet the quality standard.	Greenspaces
R19	Increase the quantity of accessible open space in Yiewsley including "recreational" open space to meet the quantity standards.	Planning
R20	Increase the accessibility of existing open space to address the local level accessibility standard in Yiewsley.	Greenspaces
R21	Improve the quality of those 3 open spaces in West Drayton Ward that do not meet the quality standard.	Greenspaces
R22	Increase the quantity of accessible open space in Botwell and Townfield Wards, including "recreational" open space in Botwell.	Planning
R23	Provide improved accessibility to areas of open space deficiency in Botwell and Townfield Wards to address the deficiency areas where there is no access to unrestricted open space within 400m.	Greenspaces
R24	Improve the quality of the 1 open space in Botwell Ward that does not meet the quality standard.	Greenspaces
R25	Increase the quantity of accessible open space in Pinkwell Ward to meet the quantity standards for all open space and "recreational" open space.	Planning
R26	Provide new open space or improve access to existing open space to address the deficiencies against the Local level and	Planning

<b>No.</b>	<b>Recommendation</b>	<b>Lead Service</b>
	District Level accessibility standards in Pinkwell.	
R27	Improve the quality of those 2 open spaces in Pinkwell Ward that do not meet the quality standard.	Greenspaces
R28	Improve the quality of those 3 open spaces in Charville and Barnhill Wards that do not meet the quality standard.	Greenspaces
R29	Increase the accessibility of open space in Heathrow Villages at Local and District level by providing better access to open space with restricted access.	Planning
R30	Improve the quality of the 1 open space in Heathrow Villages Ward that do not meet the quality standard.	Greenspaces
R31	Establish an Open Space Working Group with representation across all service areas and partner organisations to co ordinate the delivery of this Strategy.	Greenspaces
R32	Develop management plans for all District and Metropolitan level open spaces and other key open spaces.	Greenspaces
R33	Repeat the quality assessment process every two years and develop site specific actions plans to raise the quality of open space that do not meet the quality standard.	Greenspaces
R34	Achieve the Green Flag ‘authority” Award.	Greenspaces
R35	Achieve 75% satisfaction with parks and open spaces through appropriate market research conducted every three years.	Greenspaces
R36	Achieve top quartile performance against other London Boroughs for NI 199 satisfaction of children and young people with parks and play areas.	Greenspaces
R37	Review the provision of signage and bins for dog waste across the Borough	Greenspaces
R38	Develop a programme of education and enforcement action to address control and dogs and dog fouling in open spaces.	Greenspaces
R39	Review inspection and maintenance regimes to ensure that open spaces are healthy, safe and secure places to visit.	Greenspaces
R40	Continue to promote the use of the corporate “Report It” process to allow residents to notify the authority of concerns and issues.	Greenspaces

No.	Recommendation	Lead Service
R41	Review the effectiveness of directional and welcome signage at key sites and develop a wider programme of signage improvements across the Borough.	Greenspaces
R42	Continue to promote open spaces and events and activities through a range of accessible media.	Greenspaces
R43	Continue to work with a range of partners to provide a varied range of events and activities in parks and open spaces.	Greenspaces
R44	Ensure that targeted positive activities are provided for children and young people.	Greenspaces