

PAIGNTON PARK



Park Management Plan 2023

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Foreword

Dear residents and park users,

I am pleased to share with you the management plan for Paignton Park which has been developed by Haringey Council.

Residents have told us that our parks and green spaces are one of the things they love the most about Haringey, and as a council, we agree. We are proud of our green spaces and are committed to doing all we can to make our parks the very best they can be.

Most of Haringey's district and local parks have been nationally recognised through the Green Flag Award scheme, and we continue to work with Friends groups to maintain and improve our parks for our community and visitors alike. In a recent resident survey 80% of people told us they were satisfied with parks and greenspaces in the borough.

It is no secret that Haringey – like all local authorities – has been affected by austerity, but we continue to work hard to fund and maintain our parks, as well as bringing in external investment to provide a much-needed boost.

Green spaces in Haringey play so many different roles - from a retreat from the busy city, or a place for sport and play, to sites for nature conservation and world-renowned events. Each management plan seeks to balance the many competing demands for each park to allow our community to enjoy the park their way.

This management plan looks to show how the council is meeting and addressing the criteria of the Green Flag Award scheme and sets out the priorities for action and improvement of the park over the coming years.

I hope you find this document useful and I would encourage you to make the most of your local park. If you want to get more involved in the future management of the park why not consider joining a friends group, attending an event or simply just send us some of your thoughts?

Thank you,



Cllr Kirsten Hearn
Cabinet Member for Climate Change and Sustainability

Open space vision in Haringey

Our draft vision is that Haringey's parks and green spaces will be places where:

- Residents' lives are being improved by access to quality green space
- Communities take an active role in the decisions about the future of parks and green spaces
- Civic pride and community ownership of parks are encouraged, through a diverse range of volunteering opportunities
- A diverse range of events is offered, providing a backdrop for communities to celebrate together and enhance the borough's cultural offer
- Wildlife flourishes and habitats are maintained, expanded and connected.
- Spaces are protected and future proofed for the next generation
- Funding for parks is sustainable and sufficient to deliver the agreed service standards
- Full advantage is taken of the health and wellbeing benefits

The Parks and Green Spaces Strategy is in development and will be subject to consultation with a range of partners and stakeholders before the Council is asked to formally adopt it in 2021. More details are set out in sections 10.4 and 10.5.

Purpose of the Management Plan

This management plan details and guides the management, maintenance, development and improvement of Paignton Park now and over the next three years.

In developing this management plan, we particularly want to stress the importance we place on our commitment to involve the whole community in shaping the future of Paignton Park. This is because we recognise that open space affects the lives of almost everyone who lives and works near the park. We believe that the combination of effective management and community involvement of all our open spaces offers considerable potential for helping to make Haringey a thriving and more cohesive community.

This management plan should be treated as a living and evolving document. It is open to review and adaption in an ever-changing environment.

This document is the primary location where all those with a connection to Paignton Park - council staff and members, Friends and community groups, partners and residents - should be confident that everything about Paignton Park can be found and is set out here.

It also tells a little of the history of the park, how it is today and describes the plans and aspirations and how these are to be achieved.

1. Setting the scene

1.1 Haringey in a nutshell

Haringey is one of 33 London boroughs, and is located to the north of the capital covering 11 square miles (28km²) in total. The borough population in 2020 is estimated to be 289,000 which is 15% more than ten years ago.



Overall Haringey is the seventh most deprived borough in London (out of 32). However, the borough has extreme contrasts. Areas such as the high hilly communities of Highgate, Muswell Hill and Crouch End in the west are some of the most prosperous locations to live in London, while some wards in the east are classified as being amongst the more deprived in the country.

1.2 The demographics of Haringey

The population is very diverse and very youthful. Around a quarter of the borough population is aged 0-19 and only a tenth of residents are over 65. Nearly two fifths of the borough population are from black, Asian or minority ethnic (BAME) groups and 26% identify as “white other”.

Paignton Park is in Seven Sisters ward. The population density in Seven Sisters ward is 13,900 residents per km² (compared to an average of 10,264 in Haringey and 8,697 in London). This highlights the importance of access to parks and open spaces in the neighbourhood.

Seven Sisters ward has one of the largest proportions of people who are Jewish in London (18.1% of the population according to the last population census).

The Haringey website has detailed information about the population of the borough and individual wards within the borough. This can be found at <http://www.haringey.gov.uk/local-democracy/about-council/state-of-the-borough>

1.3 Open space provision in Haringey

Haringey Council manages most of the public open space within the borough, except for Alexandra Park, Highgate Woods and Tottenham Marshes.

Although much greener than some other London boroughs, Haringey is deficient in all types of open space, including public parks.

In 2014 just over a fifth (21.8%) of the area of Seven Sisters ward (in which Paignton Park is located) was described as “amenity open space”. This is below the average open space across Haringey (28%) and London (39%).

This fact underlines the importance of providing and maintaining sites like Paignton Park.

2. About Paignton Park

2.1 Site location and description

Paignton Park is a local community park, approximately two hectares in area. It was created in the mid-1980s on the site of former terraced housing as part of the wider regeneration of the area at that time.

It is located in an area known as 'The Triangle' in South Tottenham. It is bounded by several roads including St Ann's Road, Eastbourne Road, Richmond Road and Daleview Road. Immediately to the west of the park is the Fred Messer housing estate (named after local World War I peace campaigner Sir Frederick Messer).

Map 1: Paignton Park site plan (and key)



Paignton Park is heavily used by members of the community for leisure activities, dog walking, play, organised community events and as a short cut.

The park is in a location that is densely populated with little other public open space nearby. A high proportion of the local housing is flats without gardens. This places intense pressure on the site. The nearest other parks are Chestnuts Park and Markfield Park which are both approximately a kilometre from Paignton Park.

The park is predominantly open grass, with some variation in the form of mounds to the south and west. There are mature trees and several more recently planted trees, especially in the southern parts of the site. There is lighting along the pathways which runs north to south and to the west of the site.

2.2 Facilities

2.2.1 Community Square



Users of the Daleview Road entrance to the park are welcomed by a specially commissioned “Paignton Park” welcome arch adorned with representations of the leaves of trees found in the park.

The main path into the park incorporates two colourful mosaics developed in collaboration with the local community nearly 15 years ago.

This entrance also includes the area known as community square. It includes a good deal of brick paving – which is a feature throughout the park – and a range of seating including tables and seats made of stone blocks. Two of these have chess boards built in to their design.

The square also includes raised brick-built flower beds, which local people have previously used for planting wild flowers.

A table tennis table has been added to the area and is a popular facility when there is no breeze.

2.2.2 Grassy centre

Down the brick steps from community square area is the main grassy area of the path with paths running either side of it towards the north. There is an alternative accessible route for park users who are unable to negotiate steps.



The paths around the green centre of the park are lined with benches and bins and are lit at night. The grassy area is not marked out for sport but is used for informal ball games.

2.2.3 Playground

Paignton Park has one of the largest playgrounds in the borough. It comprises 19 pieces of play equipment. Some are for under-fives, but most are for older children. Adjacent to the play equipment is an informal area comprising grass mounds with informal play equipment such as balance logs and steps.

The play area was developed 12 years ago with funding from the council matched by several sources of external funding. It has proved extremely popular and is used heavily. Unfortunately, this has taken a toll on the play equipment, surfaces and benches.

One of the aspirations for the future is to rejuvenate the playground to provide a similarly loved amenity for local children for many more years to come.

2.2.4 Picnic area

To the south of the playground are several tables and benches that are used for picnics and social gatherings. These can also be a hub for anti-social behaviour in the evenings and after dark.

2.2.5 The Triangle

The park narrows at the northern end by the St Ann's Road entrance by the Triangle Children, Young People and Community Centre. At the entrance is a distinctive and unusual concrete seating unit.

This area of the park is characterised by large, mature trees but it is only about 10m wide and feels like a pathway into the body of the park. This area has been identified as one that could be improved to make it feel more inviting and an integral part of the park.

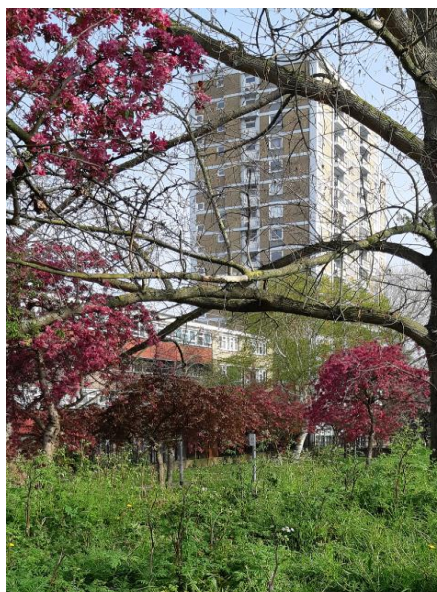
2.2.6 Woodland area

The western side of the park is more informal and has a woodland character. The grass is generally left unmown which has encouraged a range of common wildflowers to appear.

This area contains a range of different trees and shrubs providing a shady contrast to the more open and managed grassy centre of the park.

Although the boundary of the park is marked with fences and bollards there aren't gates to this side of the park, so the park and Fred Messer estate blend quite naturally into one another.

There are areas of paving around the woodland area that provide a demarcation with the adjacent streets.



2.2.7 Open space by Eastbourne Road

The area of the park along Eastbourne Road is a grassy expanse dotted with trees. It has the potential to be a more integral part of the park, such as a dedicated area for groups and families to use for picnics or barbeques or an outdoor gym.

The low boundary fence with Eastbourne Road can make it feel a little exposed. It has been suggested that it would benefit from a low hedge or shrubbery along the boundary.

2.3 Trees

The borough's parks and open spaces are of significant arboricultural importance as they contain some of the largest and oldest trees in the borough. Trees are an essential feature in parks providing shade and structure, making them a more attractive environment to visit.

The more mature trees in Paignton Park are found near the St Ann's Road entrance to the park which is home to several mature silver birch trees. Unfortunately one of these had to be removed in 2019 but the others appear to be healthy.

In recent years there has been a concerted programme of tree planting with several trees planted to the south of community square and in the south eastern part of the park.

There is a planned tree inspection programme for which we aim to inspect each tree every four years. Trees in parks usually only require maintenance to mitigate risks to site users and adjacent properties.

3. A welcoming place

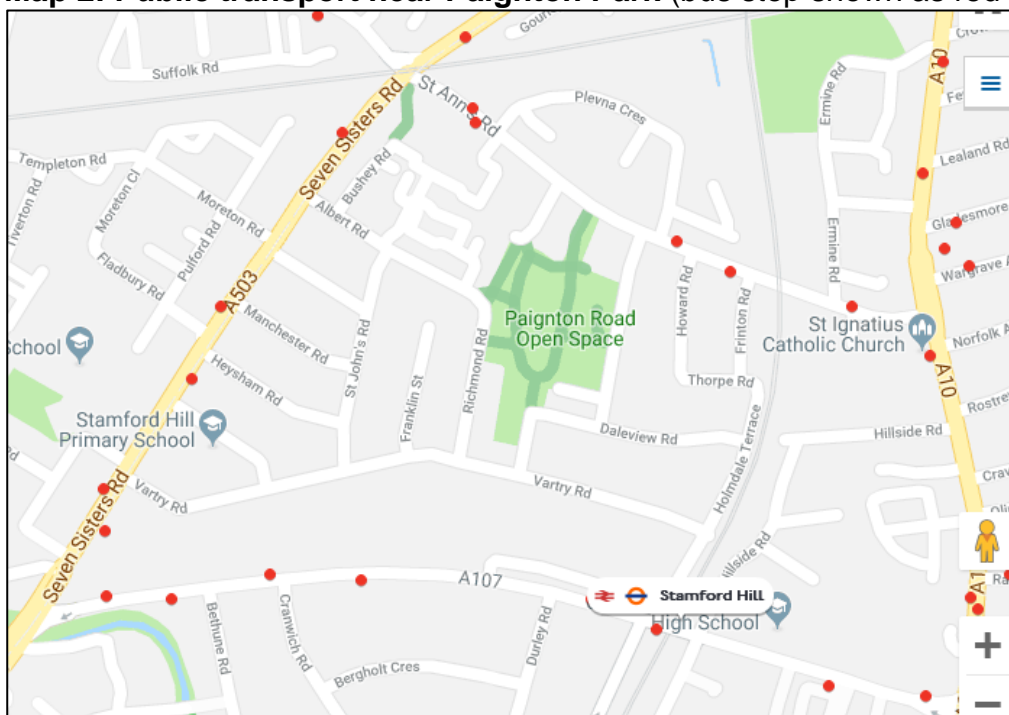
3.1 Visiting Paignton Park

Paignton Park is mostly used by people who live locally and who travel to the park by foot.

3.1.1 Public transport

For those coming from further afield there are numerous buses that pass relatively nearby along Seven Sisters Road (bus routes 259 and 279), St Ann's Road (67) and Tottenham High Road (67, 149, 243, 476). The nearest station is Stamford Hill overground station. The nearest tube station is Seven Sisters which is about a kilometre away.

Map 2: Public transport near Paignton Park (bus stop shown as red dots)



3.1.2 Vehicles

Motorised vehicles are not permitted in the park other than those required to carry out maintenance or cleaning of the park. The vehicular access is under review following a car driving into the park and damaging the grass (as well as representing a serious threat to park users) in late 2019. The incident was reported to the police and a witness provided evidence of the act.

For those wishing to drive to Paignton Park – perhaps from further afield to meet friends who live more locally – visitors should be aware that there are parking restrictions in nearby streets and a new controlled parking zone was introduced in May 2019.

Street parking is restricted to permit holders from 8am-6.30pm Monday to Saturday. Information can be found on the council's website at <https://www.haringey.gov.uk/parking-roads-and-travel/parking/controlled-parking-zones-cpzs/seven-sisters-south-cpz>

3.1.3 Bicycles

Bicycles are permitted in Paignton Park though cyclists are expected to be attentive to other park users on the shared use paths.

3.2 Entrances and paths

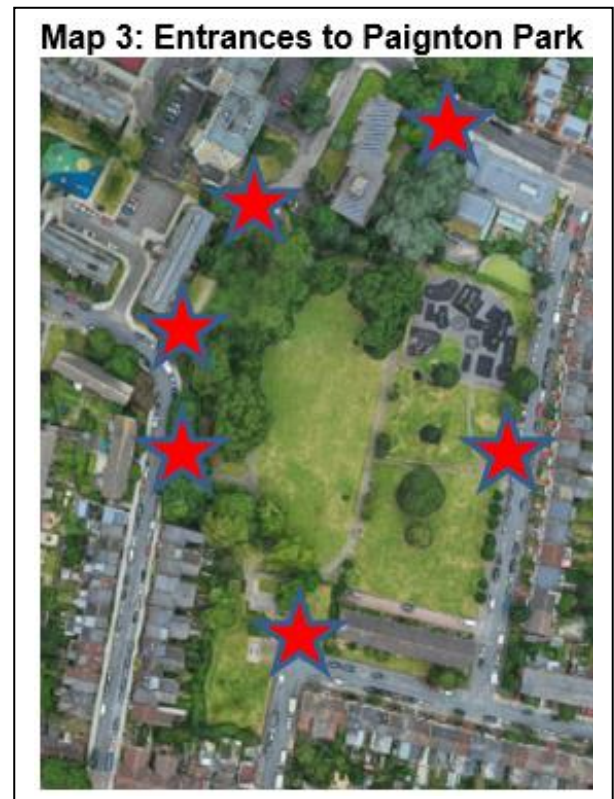
There are six entrances to the park, only two of which is gated (see map 3).

Entrances (shown as red stars) and pathways throughout the site are level - except for the steps down from community square for which an alternative level path is available.

Welcome signs are installed at each entrance point to the park. These signs provide the name of the park and key information such as contact details.

Information signs have been installed in relevant areas, such as entrances to the playground. These signs indicate the purpose of the area and any restrictions such as those relating to control of dogs in the park.

A notice board is located in the centre of the park, next to the main north-south pathway. The board holds contact information, advice on how to use the park responsibly and information about activities in the park.



3.3 Access for all

The 2010 Equalities Act defines a disabled person as someone with 'a physical or mental impairment, which has a substantial and long-term adverse effect on their ability to carry out normal, day-to-day activities'.

Haringey Council and its partners are required by law to ensure that disabled people are not discriminated against with regard to access to public places, such as Paignton Park.

This is considered whenever changes or improvements are made to the park. This not only benefits disabled users of the parks and their carers/companions, but also benefits those with small children and older people.

3.4 Signage

The welcome signs at each entrance to the park show an individual 'gate' name for ease of identification. Several of these were replaced in 2019. All the entrances are named after the road from which access to the park is gained. The entrance signs also show contact numbers for the council, police emergency and non-emergency numbers.

Symbols on the newer signage also highlight initiatives and make users aware of restrictions in place. These include:

- Shared use walking / cycling symbols (with pedestrian priority)
- no unauthorised vehicles
- keep your park tidy
- three dog control orders with potential penalty for failing to adhere.

The entrance signs also include the Neighbourhood Watch logo to show the partnership the Council has with the Haringey Neighbourhood Watch Association (see section 5.7).

As well as the entrance gate signs, the play areas have signs which include:

- contact details for the Council
- any relevant age restrictions
- no alcohol symbol
- no smoking symbol
- no dogs allowed
- no glass bottles
- a message that children must be accompanied at all times.

Some signage has the 'old' Haringey Council logo and branding. As signs need to be replaced or renewed the new branding will be incorporated into the signage. Signage for new facilities will carry the new branding.

3.5 Toilet facilities and refreshments

Paignton Park does not have a public toilet or a café.

The nearest public toilets are about 500m away from the park at [St Ann's Library](#) (during library opening hours) on Cissbury Road, N15 5PU. It also has an accessible toilet. The library is closed on Sundays.

There are also several cafes and restaurants in the locality, especially on Seven Sisters Road and High Road. Most of these have toilet facilities for customers' use.

3.6 Events

The council welcomes and encourages events put on for the community in Paignton Park. The [outdoor events policy](#) sets out the types of events that are encouraged and those we do not allow. Small community events and activities are particularly encouraged so we have made the application process easier and events for under 100 people are free of any charge.

Paignton Park has the potential to host larger events in the grassy area in the centre of the park. Those interested in holding an event of any size can refer to the [Events Brochure](#).

Money generated from major events in any of Haringey's parks contributes to providing support for community events to take place in parks. This includes more than £20,000 from the [Parks and Open Spaces Small Grants](#) 'community events' theme which is available for anyone to apply for.

An environmental impact fee is set out within the events fees and charges. This is charged to hirers on a sliding scale with the price dependent on the size and scale of the event. This is specifically set aside for the Friends and recognised stakeholders of the park the event took place in, to bid for. Event management training is also held each year for groups who want to learn how to put on a safe and exciting event in a park.

4. A Clean and Well-Maintained Park

4.1 Operational and management responsibility for parks

Responsibility for the management of maintenance of all the borough’s parks is split between two council teams.

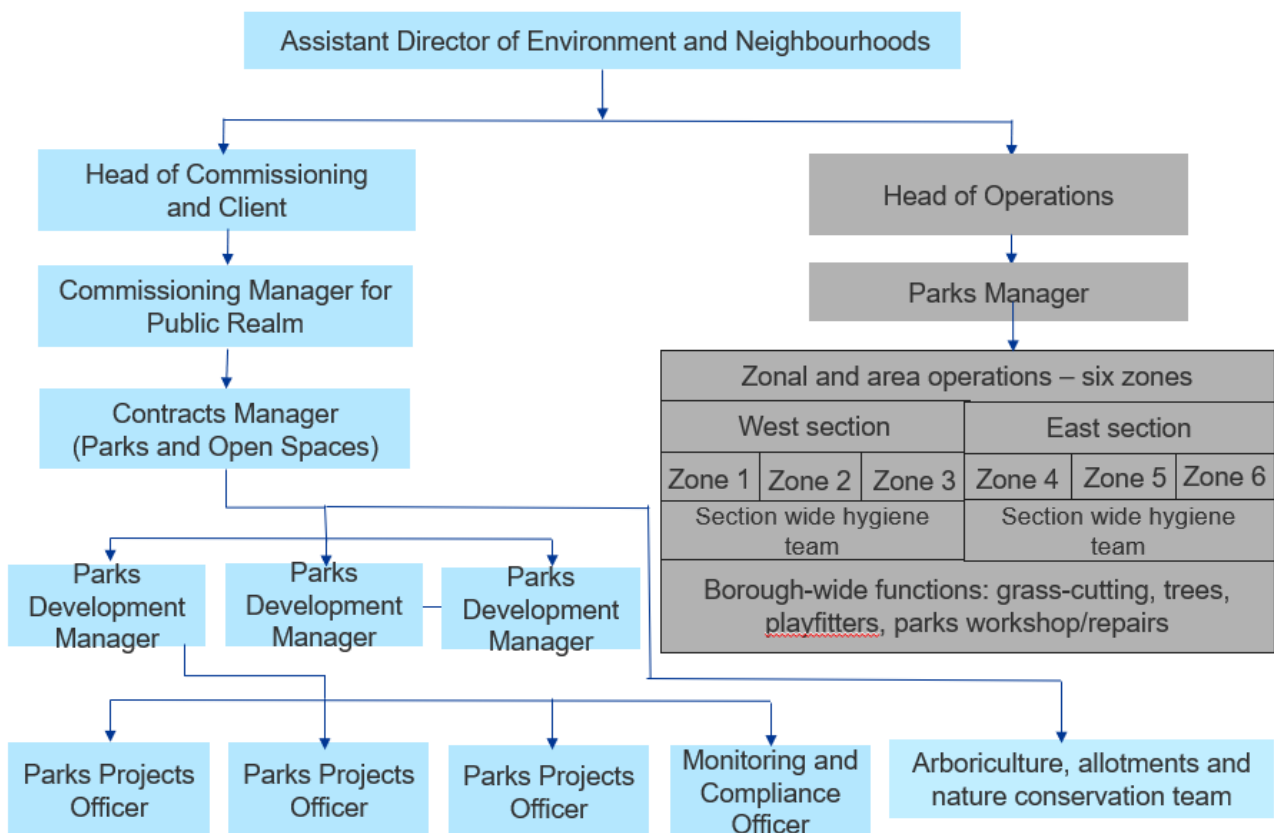
The Parks Operations team is responsible for the grounds maintenance and management of litter and hygiene within the park, while the Commissioning and Client Team is responsible for the physical assets within parks and the management of projects within parks, and for arboriculture, allotments and nature conservation.

4.2 Current maintenance by Park Operations

The structure chart overleaf shows a simplified overview of the work of the Park Operations Team.

As shown, the borough is divided into two geographic sections (east and west), each of which is divided into three zones, giving a total of six zones across the borough. The zones are shown in the map overleaf.

Chart 1: Simplified parks structure



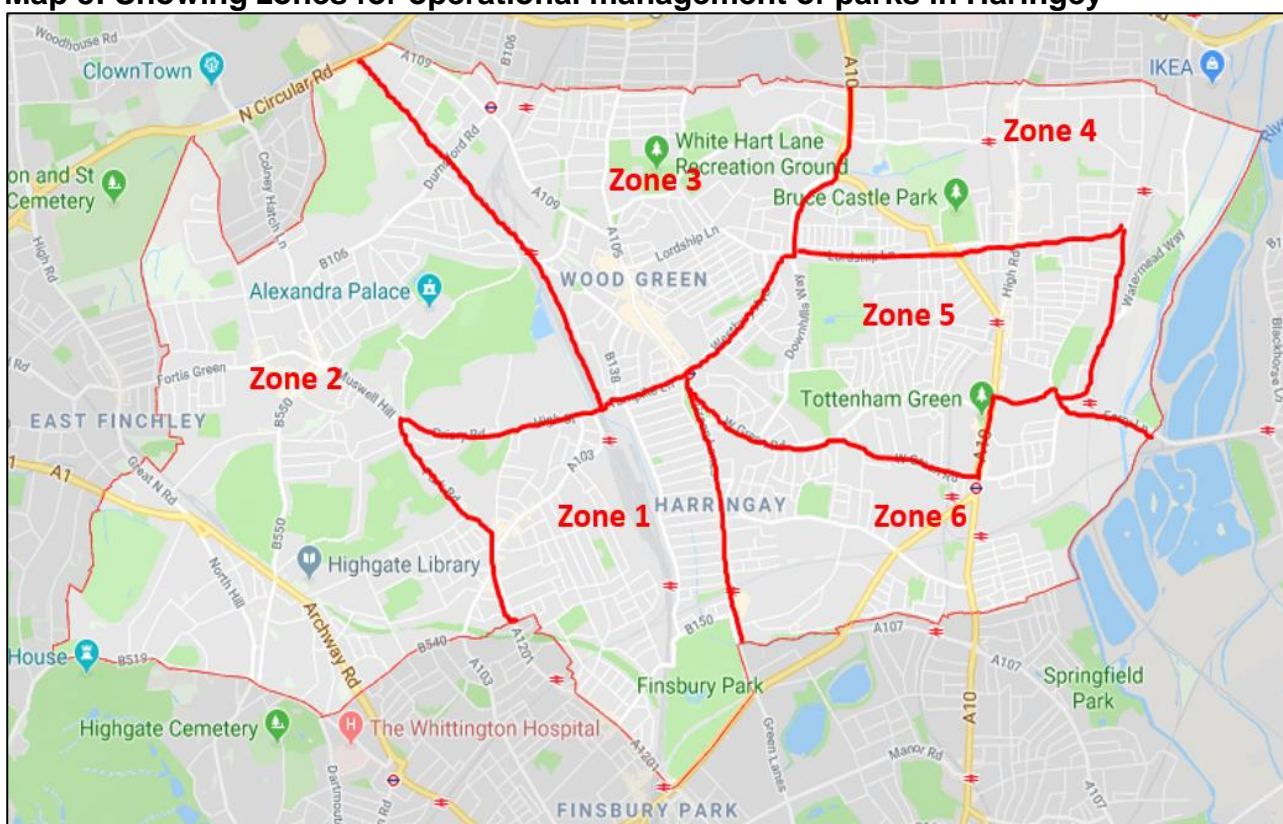
A more detailed structure is shown in section 10.2.

Each zone has a six grounds maintenance staff: a team leader, a senior operative and four gardeners, but team sizes are altered to meet operational demands by transferring staff between zones and by bringing in seasonal agency resource as necessary. Paignton Park is in operational zone 6.

The Parks Operations structure is the total resource available for all parks and open spaces. This not only includes council parks and open spaces, but also all the Homes for Haringey sites across the borough.

In addition to the zonal operations, the hygiene function is organised at a section-wide basis, one team operating in the east section of the borough and the other in the west. The hygiene teams empty litter bins across all parks and open spaces to an agreed schedule. They also respond to emergency cleansing and hygiene requests.

Map 3: Showing zones for operational management of parks in Haringey



At a borough-wide level there are also two play fitters who undertake maintenance and repair of playground equipment and outdoor gyms, and a team of two in-house arboricultural staff who carry out tree planting and supplement the use of external contractors for tree maintenance and responsive arboricultural work. Tractor-based mowing of larger areas of grass is also carried out as a borough-wide activity.

There are also two parks workshop fitters who carry out regular servicing of equipment and reactive repairs to parks machinery. They are based in dedicated parks workshop at Ashley Road depot.

Most park operatives work Monday – Thursday 7.30am – 3.30pm and Friday 7.30 to 1.30pm. However, limited weekend work also takes place with pitch marking and hygiene activities for example.

4.3 Asset management and management of projects in parks

The Parks Development team now works to the same six zones as the operations team. A new zonal team has been created within the Parks Development team with each zonal team member being responsible for two zones. Each zonal officer has responsibility for:

- Regular asset inspections
- Asset related enquiries
- Non-emergency asset repairs
- Management Plan input
- Project identification
- Friends Groups liaison
- Support for Friends-led development work
- Councillor liaison
- Identification of volunteering opportunities

The allocated officer for Paignton Park is Chris Poore, Parks Zonal Officer.

A Nature Conservation Officer has responsibility for parks and open spaces across the whole borough, including Paignton Park.

4.3.1 Contact details

The key staff and people involved in the management of Paignton Park are:

Name	Responsibility	Email
Chris Poore	Physical assets; community liaison; capital projects	Chris.poore@haringey.gov.uk
Stuart Hopking	Grounds maintenance	stuart.hopking@haringey.gov.uk
Sahina Choudhury	Litter and hygiene	sahina.choudhury@haringey.gov.uk

4.3.2 Park asset inspections and Spotlight visits

In 2018 the council adopted the Mayor of London’s typology for parks. Under this typology Paignton Park is described as a small site (A4) as it is under 2 hectares in area.

Since January 2019 the council has also instigated a programme of park asset inspections with the frequency dependent on the type of park. As a ‘small site’ park Paignton Park is inspected at least once every six months.

The inspections cover hard assets, including:

- Bins, benches, bollards, lighting columns
- Signage, noticeboards, interpretation
- Paths, steps, handrails, areas of hardstanding, car parking and roadways
- Railings, fencing, gates, walls
- Play area safety surfacing and minor repairs
- Outdoor gyms
- MUGAs, tennis courts, hard sports courts
- Football goalposts

- Paddling pools
- Historic/heritage features/War memorials
- Fountains, artworks, structures, pergolas
- Waterbodies, SUDs, water leaks, drain covers
- Cycle stands, raised beds
- Bird & bat boxes

Parks assets are inspected and rated according to their condition, as follows:

A: Excellent: No action required

B: Good: No action required

C: Acceptable: No action required

D: Improvement required: Defects will be addressed as budgets allow

E: Emergency repair required: Make-safe within 24 hours. Full repair within 28 days.

From 2020 we will use the Confirm database system to record the outcomes of all inspections, defects and customer enquiries. Confirm Connect handheld devices will be the main tool for recording site inspections.

Defects can also be reported by the public, Friends, councillors and stakeholders online via the Council’s website at www.haringey.gov.uk/park-problem or by using the Our Haringey smart phone app or by calling the council.

As part of our zonal approach we have also started to hold ‘Spotlight meetings’ with councillors, Friends and key stakeholders of Paignton Park every 3-4 months. This is an opportunity to look at the park together to identify issues and opportunities within the park and by the stakeholders. The first of these was held in April 2019.

4.3.2 Capital projects

A parks capital project commences once a project brief has been approved by the councils Parks & Leisure Board and a capital budget and project manager has been allocated. The project manager is a member of the Parks Development team’s ‘projects’ team.

At the time of writing there are no capital projects in Paignton Park.

4.4 Scheduled Maintenance

The table overleaf provides a summary of the maintenance regime within Paignton Park.

Table 1: Scheduled maintenance in Paignton Park

Activity	Frequency	Notes/comments
<p>Grass cutting:</p> <p>To achieve grade A at each maintenance visit:</p> <ul style="list-style-type: none"> • Grass has been uniformly cut and is 35mm or less. • Edges are trimmed and not growing onto hard surface or bedding. • Litter picking prior to mowing. 	<p>Approximately Fortnightly</p>	<p>During the growing season (Mar-Oct approx.). May extend into November subject to prevailing climatic conditions.</p>

Activity	Frequency	Notes/comments
<p>Grass remains at grade B or above prior to maintenance visit:</p> <ul style="list-style-type: none"> • Grass is 35-60mm long but looks tidy. • Edges are slightly untidy • Litter picking as per hygiene schedule. 		
<p>Bulb areas in Grass</p> <p>To achieve grade A:</p> <ul style="list-style-type: none"> • Areas where bulbs are present should remain uncut from time of bulb emergence, until 6 weeks after flowerings ceases, or when foliage dies back or turns brown. • Litter picking as per hygiene schedule. 	One occasion plus regular litter picking	Works required where bulbs are present in grass on site.
<p>Meadows</p> <p>To achieve grade A:</p> <ul style="list-style-type: none"> • Meadow grass is cut at correct times of year for species type. • Area surrounding the meadow is well maintained. • Litter picking as per hygiene schedule. 	One or more occasions subject to type. Plus regular litter picking.	Guidance on maintenance schedule to be drawn from the conservation management plan for each park.
<p>Shrub bed maintenance</p> <p>To achieve grade A at each maintenance visit:</p> <ul style="list-style-type: none"> • Bed free of weeds. • No litter. • Mulched where appropriate. • Wide variety of plants. • Roses deadhead as required. • Shrubs pruned as required. • Edging well maintained. 	Two to four occasions as required per location.	Herbicide application will take place on two occasions a year via controlled droplet application.
<p>Summer Seasonal Flower Beds</p> <p>To achieve grade B at each maintenance visit:</p> <ul style="list-style-type: none"> • Bed free of weeds. • No litter. • Adequate variety of plants (more could be added). • Edging maintained. • No deadheads. 	Up to ten occasions	<p>Gapping up of bedding to take place in response to vandalism.</p> <p>Drought tolerant planting to reduce need to water.</p>

Activity	Frequency	Notes/comments
<p>Hedge Maintenance</p> <p>To achieve grade A at each maintenance visit:</p> <ul style="list-style-type: none"> • Well-shaped and trimmed hedge. • Level sides and top. • No missed areas. • Base weed free. • No arisings present 	<p>Two occasions per year except Privet hedges requiring three occasions.</p>	<p>Account of bird nesting to be taken each year and site specifics.</p>
<p>Staked Tree Maintenance</p> <p>To achieve grade B at each maintenance visit:</p> <ul style="list-style-type: none"> • Growth is healthy and vigorous with little sign of disease. • Branches have been correctly pruned for species, purpose and location. • No dead or hanging branches. • Small amount of basal or sucker growth. • Base has been mulched where applicable. • Tree stake in good condition, firm in ground and • not rubbing tree where applicable. • Tree tie holding tree firmly but not tightly to stake where applicable. • No damage to base of tree during maintenance. • No dead material or cuttings left in area. 	<p>One occasion per year plus watering for new trees during first two seasons</p>	
<p>Bins, Litter and Dog Fouling</p> <p>To achieve grade B at each maintenance visit:</p> <ul style="list-style-type: none"> • All bins are emptied • The site is litter picked but may have a small amount of scattered litter in low traffic areas. • Predominately free of detritus except for some light scattering. 	<p>Daily</p>	<p>Dog fouling dealt with when reported.</p>
<p>Other</p> <p>Fly tips and other hygiene issues</p> <p>Sweeping of hard surfaces (e.g. Community Square, paved area etc)</p>	<p>Reactive</p> <p>Reactive</p>	<p>In response to emergency call-outs.</p>

4.5 Setting and measuring service standards

The quality of grounds maintenance and cleanliness of parks and open spaces is assessed via a simple four-point assessment system, called the Parks Quality Scoring system. The scoring categories are:

- A – Excellent
- B – Good
- C – Acceptable
- D - Unacceptable

These service standards are set out in a booklet that is made available to all grounds. The quality of grounds maintenance and cleanliness of parks and open spaces is assessed via a simple four-point assessment system, called the Parks Quality Scoring system. The scoring categories are:

- A – Excellent
- B – Good
- C – Acceptable
- D - Unacceptable

These service standards are set out in a booklet that is made available to all grounds maintenance and hygiene operatives. The aim of the booklet is to clearly and visually illustrate the different standards. Photographs, alongside brief and simple text, provide staff with a clear means of assessing the standards they are expected to achieve.

This system has since been adopted by the London Parks Benchmarking Group who have updated the manual and are working hard to get this recognised as an industry standard within the grounds maintenance trade both on a London-wide and on a national level.

The key performance indicators (KPIs) within this scoring system are for three main areas of activity and a fourth more seasonal category:

- Grass (which includes the grass cut height, follow up and final finish)
- Shrubs (which includes pruning, weeding of beds and general appearance)
- Hygiene (which is made up of 3 separate scores of litter and bins, detritus and graffiti)
- Seasonal and other categories (horticultural seasonal work such as hedges, leaf clearance, rose bed maintenance and seasonal bedding as well as nature conservation and some infrastructure points such as pathways).

The Monitoring and Compliance Officer visits each park and open space on a regular basis to assess these aspects of the park against the service standards.

An overall score is calculated based on the percentage of A (Excellent) and B (Good) scores achieved across all categories.

The boroughwide targets and performance for these KPIs are as follows (overleaf).

Table 2: Borough-wide performance targets

Category	Target A/B	Achieved 2018-19
Grass	90%	83%
Shrubs	60%	71%
Hygiene	55%	65%
Seasonal and other	90%	n/a

The performance scores are not yet available for Paignton Park for 2019-20. It is intended that with effect from 2020 performance data relating to litter, hygiene and grounds maintenance will be collected and published on a quarterly basis. This is reflected in the action plan for Paignton Park at the end of this document.

It is also intended that other measures that are meaningful to park users and the local community will be developed.

Illustrative service standards for grass cutting

EXCELLENT

- ✓ Grass has been uniformly and evenly cut including perimeter edges and obstacles.
- ✓ Length is longer than 25mm and shorter than 60mm.
- ✓ Edges are trimmed and not encroaching hard surfaces, hedge lines or bedding areas.
- ✓ Adjacent paths and bedding areas are kept clear of clippings.
- ✓ There are no bare patches.
- ✓ There is no weed infestation.
- ✓ All litter was removed prior to mowing.
- ✓ No leaf fall, litter, debris or dog fouling.



EXCELLENT

ACCEPTABLE

- ✓ Grass is longer than 60mm and not scheduled to be cut in the next week, or has been unevenly cut.
- ✓ Edges are untidy and encroaching hard surface or bedding.
- ✓ Adjacent paths and bedding areas are mostly kept clear of clippings.
- ✓ There are some areas of bare soil.
- ✓ There are some areas of unsightly weed infestation.
- ✓ All litter was removed prior to mowing.
- ✓ Small amount of leaf fall, litter, debris or dog fouling.



ACCEPTABLE

GOOD

- ✓ Grass has been uniformly and evenly cut including perimeter edges and obstacles.
 - ✓ Length is longer than 25mm and shorter than 60mm.
 - ✓ Edges are slightly untidy or encroaching hard surfaces, hedge lines or bedding areas.
- or
- ✓ Grass is longer than 60mm but due to be cut or has been unevenly cut across area.
 - ✓ Edges are uniformly cut.
- and
- ✓ Adjacent paths and bedding areas are mostly kept clear of clippings.
 - ✓ There are no bare patches.
 - ✓ There is no unsightly weed infestation.
 - ✓ All litter was removed prior to mowing.
 - ✓ No leaf fall, litter, debris or dog fouling.



GOOD

UNACCEPTABLE

- ✓ Grass is not uniformly cut, or very long.
- ✓ Edges very untidy and grass is growing onto hard surfaces, hedge lines or bedding areas.
- ✓ Significant amounts of clippings present on adjacent paths and bedding areas.
- ✓ Significant areas of bare soil.
- ✓ Significant weed infestation.
- ✓ Litter not removed prior to mowing.
- ✓ Leaf fall, litter, debris or dog fouling present.



UNACCEPTABLE

4.6 Monitoring the condition of equipment and physical assets

Since January 2019 a Park Projects Officer also carries out a regular site inspection of the physical assets in Paignton Park. These are conducted at least every six months. The condition of each item is noted and where applicable repairs (or replacements) are requested. Any grounds maintenance or hygiene issues that are observed, such as overflowing bins or dumped rubbish are raised with the appropriate officer within Parks Operations (or other council service).

The asset inspections do not include play and outdoor gym equipment which are inspected by the RPII registered Play Inspection Company. They conduct detailed quarterly inspections on all play equipment and outside gym equipment to ROSPA standards. Each item of equipment is risk assessed and a written report is provided to the council. Playground equipment is also visually checked by parks staff.

Where equipment is deemed to represent a medium or high risk it will be repaired and, if necessary, taken out of use until the repairs are completed.

Two council officers within Parks Operations are also trained and qualified ROSPA inspectors and can sign off any repair to play and gym equipment.

4.7 Tree maintenance programme

Since 2016 a four-year planned inspection programme was introduced to identify any necessary works. Such works are prioritised and carried out within available resources.

Tree works in parks, open spaces and woodlands are usually undertaken to mitigate risks to site users and adjacent properties. For example works to trees in Paignton Park have in the past been carried out to remove diseased or dead trees and to reduce overhanging branches into adjacent properties.

In recent years there has been a concerted programme of tree planting in Paignton Park with several trees planted to the south of community square and in the south eastern part of the park.

4.8 Graffiti

As with most parks in the borough Paignton Park does suffer from occasional graffiti. Benches, bins and signs are most commonly targeted.

All graffiti of an obscene or offensive nature is removed within 24 hours of being reported. We aim to remove all other graffiti within three working days. Small bits of graffiti can be removed by parks operatives who have access to specialised graffiti removal kits.

Park users can report graffiti using the Our Haringey smart phone app, and the council website. The Council also has a 'hotline' number (020 8885 7700) direct to Veolia (the council's waste management contractor) to report obscene or offensive graffiti in parks and other public places.

4.9 Maintenance of buildings, equipment and landscape

Parks buildings are split into two categories.

- Properties that are leased or otherwise let to third parties. These fall under the responsibility of the council's strategic property team
- Properties that are used by the Council's Parks Operations team as offices or for storage, such as the parks depots. These fall under the responsibility of the council's corporate landlord team.

Paignton Park does not have either building type.

Equipment maintenance is carried out internally by the parks service for all types of equipment. Play inspections, as previously mentioned, are undertaken internally and through a specialist external contractor on a quarterly basis.

Landscape maintenance is carried out by the Parks Operations team.

4.10 Hygiene

The Hygiene Team is managed by Parks Operations, covering borough wide hygiene responsibilities. This includes all aspects of cleansing of any waste or spillages, spilled or dumped rubbish, dog waste etc.

Several dog waste bins were removed in 2019. Dog owners are encouraged to place bagged dog waste in general rubbish bins. Signage has been displayed to ensure they are aware of this.

A new dual-use waste and recycling bins will be installed in the park in early 2020 to replace a waste bin that was rusted and removed last year.

5. Healthy, Safe and Secure

5.1 Smoking

Smoking is permitted (though discouraged) in Paignton Park although priority 2 of the council's Health and Wellbeing Strategy identifies smoking as a key factor in reducing life expectancy.

However there is a borough-wide smoking ban in place in all children's playgrounds including in Paignton Park. Signage at playground entrances highlights this.

5.2 Alcohol

Alcohol is permitted in Paignton Park but an Alcohol Control Public Spaces Protection Order (PSPO) for Seven Sisters ward includes the entire area covered by the park.

PSPOs are intended to deal with "nuisance or anti-social behaviour in a particular area that is detrimental to the local community's quality of life". Failure to comply with a request from an authorised person to cease drinking or surrender alcohol within the boundary of the PSPO can result in a fine. An authorised person is a police officer, a police community support officer or an authorised member of council staff.

The Seven Sisters PSPO has been operation since October 2017 and lasts for three years. It is likely to be renewed for another three years after it expires.

Further details can be found at <https://www.haringey.gov.uk/community/community-safety-and-engagement/anti-social-behaviour/public-spaces-protection-orders-pspos>

5.3 Walking

Walking is an excellent way to adopt a more active lifestyle and the health benefits can really make a difference. It's also a great way to get out and meet people.

The parks service in partnership with other agencies such as NHS Haringey offer regular organised walks in many of the borough's parks. However, because it is relatively small Paignton Park is not one of these. Nevertheless it provides an opportunity for people to walk. A circular walk on the paths around the grassy area in the park is just over 300m in length and five circuits is close to a mile's walk.

The Better Haringey Walking Trail is a 12-mile circular walk that joins places on interest and environmental importance. It passes through Paignton Park.

Further details on walks and walking groups – including a route map of the better Haringey Trail - can be found at <https://www.haringey.gov.uk/parking-roads-and-travel/travel/walking>.

5.4 Health and safety

The health and safety of visitors to, and staff and contractors working in Paignton Park is given the highest priority. Health and safety within the park is managed by ensuring that:

- play and outdoor gym equipment is installed safely and inspected regularly, with any repairs identified and prioritised through the inspection process.
- infrastructure items (including games areas, water features and so on) are inspected regularly as detailed elsewhere in this document.
- planting and landscaping is designed to minimise the risk to park users, and the operational maintenance programme keeps these risks managed

5.4.1 Raising health and safety concerns

Anyone visiting Paignton Park, including those involved in the parks maintenance and management are encouraged to report any health and safety concerns.

Contact phone, email and web details for the Council appear on all welcome signage, as well as the police emergency and non-emergency numbers.

When people call the council with a concern, these are logged, assessed and assigned to a relevant team/member of staff to deal with and respond to in an appropriate timescale, using the Confirm system.

5.4.2 Friends

The Friends of Paignton Park (see section 7.2) can report issues within the park in the same way as members of the public, but they also have close links with the Park Projects Officer, who they can approach directly.

5.4.3 Risk assessments

The Parks Development Team ensures that prior to any works being undertaken on council land, its consultants, contractors and other organisations prepare for approval all necessary risk assessments and method statements (RAMS) covering all proposed works operations. In addition to the usual operations, the Council requires consultants and contractors to provide specific RAMS covering potentially contaminated land, underground services and other unforeseen underground matters, such as unexploded ordnance, and measures to protect the public during any works. Contractors are further required to undertake CAT scans prior to excavations.

The team ensures that, where excavations are to take place, underground services information is obtained from utility providers and the council's pollution team prepares contaminated land desk studies.

5.4.4 Safety representatives

The parks operations service holds a quarterly Health and Safety Working Group, which is chaired by a council health and safety specialist. It is attended by representatives of operational management, staff from both east and west areas, and trades unions.

These quarterly meetings provide the opportunity to raise issues that have not been fully addressed elsewhere. The group is also a place to discuss health and safety issues and legislation, and their implications on working practices and plays a key role in generating continual improvement in health and safety standards.

5.4.5 Staff reporting

All staff are encouraged to raise health and safety issues with their manager or with the health and safety representative who can raise concerns at the quarterly Health and Safety Working Group.

5.5 Reporting issues with the 'Our Haringey' app

The 'Our Haringey' app makes it quick and easy to report problems when people are out and about in the borough. Once the app has been downloaded to a Smartphone, the public can take photos of the problem and send it directly to the team responsible for fixing it using the Confirm system. They will then receive progress updates and will be told when the reported issue has been fixed.

Unlike other 'report it' style apps, 'Our Haringey' asks the user to choose from a list of Haringey specific categories for the problem, which ensures the report goes to the right team, first time so it will be dealt with as quickly as possible.

5.6 Community safety and policing

Parks in Haringey remain relatively safe places, especially during the hours of daylight. Over the whole of 2012 there were 767 reported crime or incidents reported to the police across all the parks and open spaces in Haringey – an average of 63 incidents per month.

The breakdown of stats for 2021 is only available for January to September. During this period a total of 492 incidents were reported to Police across all parks in Haringey – an average of 54 per month. This is a decrease of 16% and could be due to parks being much busier and therefore deterring the most commonly reported crime in parks in 2021 remains robbery, which accounts for about 22% of reported crimes, but this is a 7% decrease from the previous year. The majority of these took place after dark. Reports nearly trebled over the spring / summer months compared to the rest of the year due to higher footfall in parks.

Between January and April in Paignton Park there was 1 reported crime. Paignton Park accounted for 0.2% of all reported crimes in Haringey parks.

The Neighbourhood Policing Team for Seven Sisters ward visits Paignton Park at least once a week as a matter of course and responds, as needed, to any issues raised by local residents and community groups. The team has regular contact with council officers with responsibility of the management of the park.

5.7 Extending Neighbourhood Watch into parks

Neighbourhood Watch groups across the borough are encouraged to adopt a local park or green space. Members are encouraged to proactively report issue or concerns they have relating to crime or safety in the park.

Two neighbourhood watches have adopted Paignton Park. One is the Vartry Community Residents Association and the other is Plevna Crescent neighbourhood watch group.

The Neighbourhood Watch officer has also set up a Haringey Dog Watch scheme. This is an initiative for dog walkers to meet with other dog owners and police in an enjoyable, relaxed atmosphere. The walks are held in a different Haringey park every month and everyone is welcome to come along.

5.8 Designing out crime

It is widely recognised that key factors in ensuring park safety and the perception of safety are to ensure high usage, adequate onsite staffing presence, good maintenance of buildings and infrastructure and a high level of community involvement and 'ownership'. These matters are dealt with in other sections.

Sensitive landscape management can also assist in reducing crime. Assessing accessibility and potential crime spots, known as 'designing out crime' may result in the removal of inappropriate tall shrubs and their replacement with a more suitable low growing species. In other instances entrances may be redesigned, or lighting installed.

Despite the low level of reported crime in the park we are not complacent, and we retain a watching brief for opportunities to further reduce the risk of crime in Paignton Park. For example, at the most recent Spotlight visit some residents raised concerns about anti-social behaviour in the playground at night and asked about the scope for improving lighting.

5.9 24-hour access

Paignton Park is open to the public at all times.

5.10 Dogs

Dogs and dog walking are a valuable part of the park scene, and dog owners are one of the main daily user groups in Paignton Park. Their collective presence is a key ingredient of green spaces being populated and safe to use, especially at quieter times of the day and year. Dog walkers are often described as 'eyes and ears' of a green space.

5.10.1 Control of dogs

We recognise that most dog owners are, responsible and respectful to their local community. However, we receive complaints from residents about dog fouling and the behaviour of some dogs (and their owners).

A Public Spaces Protection Order (PSPO) is in place cross the borough to control the behaviour of dog owners. The prohibitions have been designed to be as simple as possible, giving clarity and outlining expectations.

Well behaved dogs can be walked or exercised freely off lead in all large parks (over half a hectare) including Paignton Park. This promotes healthy exercise for dogs and takes into consideration the needs of the borough's dog owners and the welfare of dogs.

The Public Spaces Protection Order (PSPO) covers five areas of dog control:

- Dog fouling
- Keeping dogs under control
- Putting dogs on a lead if directed to do so
- Keeping dogs out of designated areas (such as playgrounds)
- Limiting to six the number of dogs that one person can bring to the park.

Failure to comply with the requirements of the order can result in a fine or to court if the fine is not paid within a specified timeframe.

The PSPO is in force for three years from October 2017 and may be extended for a further three years. Full details can be found at

[www.haringey.gov.uk/sites/haringeygovuk/files/pspo - dog control - with seal 0.pdf](http://www.haringey.gov.uk/sites/haringeygovuk/files/pspo_-_dog_control_-_with_seal_0.pdf)

6. Sustainability

6.1 Greenest borough strategy

Haringey's Greenest Borough Strategy was adopted in 2008 in response to growing concerns around climate change.

The Strategy sets out the Council's and its partners' commitment to tackle climate change under seven environmental policies to ensure achievement of their 'green' vision over a ten-year period, and details what the council, its partners and the public can do to contribute to:

- improving the urban environment
- protecting the natural environment
- managing environmental resources efficiently
- leading by example
- encouraging sustainable design and construction
- promoting sustainable travel
- raising awareness and involvement.

The management and maintenance of parks and how they are used relate back to many of the individual targets within the strategy. Where possible these have been instilled in everyday working practices in relation to Paignton Park.

6.2 Pesticide use

The council uses a range of herbicides to control weeds in parks. It remains the most effective in terms of the required resources – with two treatments per year often sufficient to prevent weed growth, as opposed to regular treatment by hand or other means.

Chemicals are stored, handled, used and disposed in accordance with manufacturer/supplier requirements, and a COSHH assessment is prepared for each of the substances used.

Reliance on mechanical methods of weed control (e.g. strimming) is reducing as this has an impact on both the operator and does not address the weed at its roots.

The use of herbicides as a principal form of weed control is increasingly under scrutiny, and the parks department is routinely considering alternatives. This is particularly true of weedkillers containing the component glyphosate. This has received a lot of press coverage subsequent to court cases in the United States, but it remains licensed for use in the UK and Europe.

Officers of the council monitor developments in scientific findings. At this stage, glyphosate appears not to cause harm to humans or any animals larger than micro-organisms.

The use of pesticides and chemicals will be reviewed as part of the development of the new parks and green spaces strategy.

A pilot scheme is being undertaken in one of Haringey's parks in 2022 trialling a no-pesticide approach: the findings of which will be rolled out to other parks in the borough where appropriate.

6.3 Sustainable use of materials

The parks service refrains from the use of non-sustainable peat-based products and challenges nursery suppliers to provide alternative supplies. Where plants are obtained from private nurseries, we request plants grown in a peat free environment.

Our infrastructure procurement policy is to use recycled materials where possible. We aim to acquire recycled plastic benches where possible; or where timber is required, we seek to use those from sustainable sources.

6.4 Recycling

Although some parks have dedicated onsite recycling bins, all waste collected from parks be it from standard waste bins, or recycling bins is taken to the North London Waste Authority (NLWA) depot. Materials that can be recycled are extracted and processed accordingly.

Where possible green waste is recycled on-site; grass cuttings are left on the grass; and hedge cuttings are mulched and placed under the hedge or in other areas of the park.

In autumn when a large amount of green waste is generated, that which cannot be used or composted on site is taken to the NLWA depot for recycling. The resulting compost is then collected for use in the parks.

6.5 Pollution reduction

All new machinery used in parks is required to have low vibration levels and low emissions. Machinery is serviced on a regular basis by our in-house parks workshop, helping to ensure low emission and pollution levels. Vehicles meet current emission requirements, and the fleet will comply with the requirements of the London-wide Ultra Low Emission Zone when that is introduced in October 2021 to include Haringey.

We also aim to reduce vehicle emissions through increasing the amount of on-site composting; and through reducing downtime caused by excessive travelling.

Bonfires are not used for safety reasons as well as health concerns due to the smoke.

6.6 Water efficiency

Drought resistant plants and trees are increasingly being chosen by parks managers to ensure that they survive the drier and warmer months and require less watering during these periods.

7. Community Involvement

7.1 Volunteering in parks

Haringey Council actively supports and encourages volunteering in our parks and green spaces. There are two main mechanisms to support volunteering and community involvement.

New Community Engagement Officer and Volunteering Officer posts have been created and will be recruited in 2022.

7.1.1 Community Volunteering

The Conservation Volunteers (TCV) are based at Railway Fields, N4. They deliver conservation volunteer days across the borough on behalf of Haringey Council. They also support delivery of training opportunities as well as development of site-specific conservation action plans.

During 2018-19, TCV delivered 155 conservation days across parks in Haringey, involving over 1,200 volunteers. In addition, 6 training days were provided for volunteers on the following subjects: leadership training, leading guided walks, winter tree identification, environmental education volunteers, wildlife garden design and hedge laying.

7.1.2 Corporate volunteering

Haringey Council actively supports companies and corporate volunteers within our parks and green spaces. Corporate volunteering provides an opportunity for employees to be involved in a different experience whilst supporting our management and improvement of green spaces.

During 2018-19, TCV supported 14 corporate volunteer days across the borough with tasks ranging from habitat creation and vegetation management, to creating countryside furniture and nature trails. Additional corporate volunteer days were delivered at parks across Haringey, facilitated by Friends groups.

Specific opportunities for corporate volunteers are to be included within site Conservation Action Plans (section 8.4) to ensure that the sessions support wider management of the site whilst providing an engaging and rewarding opportunity for the volunteers.

7.2 Friends of Paignton Park

Friends Groups across the borough do a huge amount of work and put in thousands of hours of volunteer time each year to:

- help develop maintenance and management plans for our parks and green spaces
- raise funds for improvements needed
- prevent inappropriate development in parks and green spaces
- plant trees, shrubs and flowers and help create play areas, seating etc
- conduct regular walkabouts with parks staff and produce maintenance updates

- organise activities that encourage local residents to safely use their local open spaces, including festivals involving up to thousands of local people.

Originally established in 2000, the Friends of Paignton Park played a pivotal role in contributing to a range of improvements in the park over several years, but membership subsequently dwindled. In recent years Vartry Community Residents Association (VCRA) has assumed the role of Friends of Paignton Park. Two previous members of the Friends of Paignton Park are on the VCRA Committee.

VCRA has been active and effective in improving nearby Manchester Gardens with litter picks and other community activities. It is hoped that over the next year the Friends of Paignton Park will be resurrected, perhaps, but not necessarily within the VCRA.

The Paignton Park action plan identifies this as an ambition in the coming year, along with planned, regular activities involving the local community to improve the park.

7.3 Haringey Friends of Parks Forum

The borough-wide Haringey Friends of Parks Forum was set up by Friends groups as an independent network in 2002. It is a coalition of over 40 Friends of parks groups and is committed to protecting and improving open space within the borough. The Friends of Parks Forum meets six times a year.

The Forum provides an opportunity for Friends Groups to work together for the benefit of Haringey's green spaces and green space users. The Forum's ['What We Do and How We Do It'](#) document describes the work of the forum and of individual friends' groups.

Amongst other things the Forum has been effective in lobbying and campaigning for

- better planning policies as they affect open spaces
- more ambitious and effective open space standards
- greater levels of on-site staffing
- giving support to individual Friends' groups

Friends Groups communicate and co-ordinate through the Forum's email list. The Friends Groups liaise closely with all council park services and have been key agents in helping to bring in millions of pounds in external funding to improve facilities for local people.

The Forum is supported by the Council and park officers attend a session during the Forum's meetings to take note of each local Friends group's issues, and to discuss wider issues of common concern. The Council is publicly committed to active partnership working with Friends groups and the Forum. Minutes of all Forum meetings are published on the Forum website.

It is hoped that the Friends of Paignton Park and/or a Paignton Park representative of Vartry Community Residents Association will become regular participants in the Forum in the future.

8. Conservation and Heritage

8.1 Biodiversity and the Biodiversity Action Plan (BAP)

The term biodiversity refers to the variety of life around us, including plants, animals and the ecological interactions that take place in our environment. Haringey supports a wide diversity of wildlife and habitats ranging from woodland and wildflower meadows to ponds, streams and wetlands.

Haringey's Biodiversity Action Plan (BAP) is currently under review. During 2020 a new BAP will be produced, aligned with the new Parks and Green Spaces Strategy. The new BAP will include detail on priority habitats, development of high value ecological corridors and the integration of biodiversity conservation into wider council initiatives.

Priorities within the BAP will help support updating or developing Conservation Action Plans for parks in Haringey including Paignton Park. See section 8.4.

8.2 Habitat representation and nature conservation interests

Paignton Park covers just over 2ha of green space with a range of habitat types represented. The table below sets out the different types of habitat.

Habitat type*	Coverage (%)	Coverage (ha)
Amenity grassland	66%	1.46ha
Scattered trees	20%	0.44ha
Bare artificial	10%	0.22ha
Shrubbery	2%	0.04ha
Non-native hedging	2%	0.04ha

Note: Habitat type defined as per the London Survey Methodology. See www.gigl.org.uk for information.

Paignton Park has numerous trees, including old fruit trees which may be important for invertebrates. Hedges and dense shrubbery provide cover for birds and other animals, and there are small areas of meadow and ruderal habitats.

The nationally scarce musk stork's-bill (*Erodium moschatum*) is established in the grassland and the grey-budded maple (*Acer rufinerve*) has reproduced here by seedlings from planted trees, only the second time it has been recorded as self-established in the British Isles.

8.3 Designation status

Natural England and Local Authorities have a system of designating greenspace depending on certain characteristics and their value - locally, regionally and nationally. Paignton Park is:

Designation	Information
Local SINC (Site of Importance for Nature Conservation) or relevant designation	Parkland, neutral grassland and ruderal vegetation. Many trees and dense shrubbery providing habitat. Recognised for the presence of musk stork's-bill and self-established grey-budded maple.

There are additional designated sites close to Paignton Park:

Site	Area (ha)	Location	Designation
Tottenham Rail sides	18.22ha	North and east of site	Borough Grade II SINC
Holmleigh Railway cutting	3.52ha	South east of site (Hackney)	Borough Grade I SINC
Stoke Newington reservoirs	21.32ha	South west of site (Hackney)	Metropolitan SINC

8.4 Conservation Action Plan (CAP)

Conservation Action Plans (CAP) provide a framework for ongoing management of sites for their biodiversity value. They provide guidance on conservation actions and activities that can be carried out throughout the year and form a basis for the conservation work of TCV, Friends groups and other community organisations.

CAPs detail site specific opportunities as well as supporting borough wide conservation efforts and requirements, such as contributing to habitat creation targets or demonstrating the positive management of SINCs.

With the development of a new Biodiversity Action Plan during 2020, existing CAPs for parks will be updated to ensure they are aligned with the new BAP. They will detail conservation actions and requirements, including maintenance, enhancement opportunities and potential future projects.

There is a CAP in place for Paignton Park which can be found in Appendix 1. This continues to form the basis for conservation activities within the park and will be updated to reflect new priorities, actions and projects.

To date, key actions delivered under the existing CAP at Paignton park include:

- Tree planting
- Long grassland management.

8.5 Site history and heritage

Paignton Park was created about 40 years ago. It was built on the site of streets of former terraced housing that were part of a larger redevelopment of the area. Over time the condition of the park deteriorated, prompting the setting up of a Friends group in 2000.

In the late 2000s the facilities and landscaping in Paignton Park were improved with funding from a range of council and external funding sources. The play areas were substantially refurbished, and a new natural play space was created. Improvement works were carried out to the southern park entrance and a community space was created. New paths were created, furniture installed including an outdoor table tennis and chess tables.

Since then the prevailing climate of austerity and budget cuts has seen relatively little new investment in the park.

9. Marketing and communications

9.1 The marketing approach

The marketing of Paignton Park involves more than simply publicising and promoting the park. It also involves listening to the users of the park. Our main aim is to put the needs and concerns of stakeholders, park users and residents at the centre of business marketing approach.

This section outlines how facilities and activities at Paignton Park are promoted and publicised and how users are positioned at the centre of the business.

9.2 Websites - www.haringey.gov.uk/greenspaces

The Haringey council website contains extensive information on the borough's parks and open spaces, including Paignton Park. Information such as location, facilities and transport links for all Haringey parks and open spaces is available.

Policy information such as the Parks and Open Spaces Strategy which draws upon a range of information and seeks to establish a long- term vision for the borough's parks and open spaces is also available.

Information detailing the Council's partnerships with Friends Groups, The Conservation Volunteers and the Metropolitan Police is available online along with links to their websites.

Detailed information about Green Flag Awards with links to the Green Flag park pages within the Haringey Council site can also be viewed.

9.3 Social media

Social Media is now a regular way of communicating information between relevant parties and beyond. Haringey Council encourages all partners to use social media when communicating with communities.

Haringey Council has a Twitter feed ([@haringeycouncil](https://twitter.com/haringeycouncil)) with just under 17,000 followers. It is used to proactively release live information to keep people informed and updated and to respond to queries and complaints posted by others. This is checked throughout the day and provides residents and visitors with another communication channel.

The Council also uses other forms of communication such as Facebook and YouTube.

www.facebook.com/haringeycouncil

www.youtube.com/haringeycouncil

We also like to keep our residents informed about the events that are taking place, and regularly ask that stakeholders and park hirers submit details about their event on the Council website on our "What's On" listings section at www.haringey.gov.uk/add-event. There is no charge for this service.

9.4 Publications

Haringey People is the Council magazine, distributed six times a year by direct mail to all households within the borough. The magazine is produced by the Council's Central Communications Team which has editorial control over the content.

<https://www.haringey.gov.uk/news-and-events/haringey-people-magazine>

Several articles are published each year promoting the borough's parks as well as the work and events that key stakeholders and partners organise in parks throughout the year.

9.5 Notice boards

There is a notice board located on the main north-south path in Paignton Park, close to the play area. This is used to display information about the Friends and council services, campaigns and events.

In 2014 a set of guidelines detailing how notice boards within parks should be used, maintained and what information can be displayed were issued with the expectation that all those with an interest and access to the notice boards will adhere to them.

In 2019 we developed a simple A3, updateable poster that gives key contact information for council and other public services. This can be found in the paignton Park noticeboard.

9.6 Campaigns

Haringey Council supports and promotes several national campaigns via social media to highlight key issues affecting the borough's parks and open spaces. These include:

- Litter awareness campaign – encouraging users to dispose of their litter responsibly
- Neighbourhood Watches – encouraging creation of new watches and increased membership
- Trees Awareness – aimed at highlighting tree planting, tree identification, maintenance and removal and why. National Tree Week is also supported
- Volunteering and Friends Groups – promoting the work groups do, the benefits they bring to communities and encouraging volunteering
- Love Parks Week – Encouraging stakeholders and Friends to promote and highlight the borough's parks and the events that they put on
- The Big Lunch - supporting and promoting via social media the Big Lunch events happening across the borough, with focus on shared picnics in our parks and green spaces
- The Great Get Together - supporting and promoting the national campaign to celebrate and promote community cohesion. We have streamlined the application form for this event to make it even easier for residents and park users to take part.
- Play Weekend - supporting the Play Streets initiative to encourage more active play within communities
- Playday - supporting the National Summer event to promote active play for children, young people and families. We work closely with our colleagues in the Active Communities Team to support community involvement and uptake.

9.7 Awards

In 2021 a total of 22 parks managed by Haringey Council were awarded Green Flag status, an external recognition for quality parks and open spaces. One of these is Paignton Park.

Haringey Council is committed to the Green Flag scheme and is seeking to secure Green Flag status for at least 22 parks in 2022.

In 2019 a total of 22 parks managed by Haringey Council were awarded Green Flag status, an external recognition for quality parks and open spaces. Paignton Park was one of these.

9.8 Tree and bench sponsorship

A sponsorship scheme is provided where members of the public can sponsor the planting of a tree or the installation of a bench in any council run park and open space. This can be done to commemorate a loved one or an event.

The sponsor pays for the item and planting / installation, thereafter the council maintains it subject to certain conditions. Should sponsors wish to, they can also help in maintaining their item.

9.9 Consultation and market research

Haringey is committed to listening to the views and ideas of our stakeholders, park users and residents. Council officers attend the Friends of Parks Forum on a bi-monthly basis and maintain open channels of communication with key stakeholders. This is a good way to listen to concerns and engage in a constructive dialogue about individual parks.

When planning any new project work within parks, we make sure that key stakeholders are included in discussions from the beginning of the process and where possible hold open engagement sessions so we can listen to the thoughts, needs and concerns of the wider park community.

Budget cuts have hit our capacity to undertake regular surveys of park users. We include a question about satisfaction with parks in a borough-wide survey about environmental and waste services. The survey is commissioned by Veolia.

In 2018, four in five respondents to the survey (80%) said that they were satisfied or very satisfied with parks. This is slightly down from 2016 (81%) but in 2018 parks was the service in this survey with the highest satisfaction rating.

We are aware that we need more knowledge of user satisfaction with individual parks and local people's priorities for their local park. We are planning to survey users of Paignton Park in 2020 to ensure that we are working in the right direction for users and in line with the priorities and outcomes of the Borough Plan.

10. Management

10.1 Setting the financial scene

The parks service gross budget for 2017/18 was a total of £5.1m with a revenue income of £4.5m and operated a net deficit of £600k. According to a survey by Parks for London this represents the second lowest operating deficit in London.

Whilst the service has borne its share of austerity related budget reductions, in recent years the service has chosen to focus on generating additional income to mitigate these reductions rather than impact service delivery on the ground. The service has managed this by growing the amount of income generated through: -

- Increasing the number of park properties let
- Increasing the number paying a market rent,
- Growing the number of commercial events
- Growing the level of filming income
- Increasing the range of services offered to other organisations

A breakdown of the 2017/18 revenue budget is set out below: -

a) Revenue Expenditure – Employees, Premises, Transport, Supplies and Services, Third Party Payments, Support Services etc

a. Total Parks expenditure	£5,142,184
b. Employees	£2,665,995
c. Premises related expenditure	£534,054
d. Transport related expenditure	£144,885
e. Supplies and Services	£398,471
f. Third Party Payments	£662,463
g. Support Services	£583,987
h. Capital Charges	£152,330

b) Revenue Income - Customer and Client Receipts, Recharges etc

a. Total Revenue Income	£4,467,442
b. Customer and Client Receipts	£3,753,447
c. Recharges	£713,995

The council seeks to secure external investment from a number of sources. The council has its own ten-year capital strategy which currently includes over £11m of capital funding for parks. The service seeks to add to this sum and has secured further investment from the following sources over recent years:

- Section 106
- Community Infrastructure Levy
- National Lottery
- London Marathon Charitable Trust
- Environmental Funds
- Greater London Council
- Event Income

Another important part of the overall funding mix is the fundraising carried out by Friends Groups across the borough. A wide variety of groups have been able to secure funds to deliver the priorities they identified. In 2017/18 the council directly invested the following amounts: -

c) Capital Expenditure – names of Capital schemes and expenditure on each scheme.

a. Park Asset Management	£377,288
b. Active Life in Parks	£263,477
c. Parkland Walk Bridges	£126,780

The Council continues to face significant financial challenges with many millions of pounds of savings to find over the coming years. A goal therefore for the service over the coming years is to maintain a stable budget position and therefore continuing with a strategy to generate additional income will be an important financial focus for the service.

10.2 Management structure

The Parks Service sits within the Environment and Neighbourhoods Directorate and is overseen by the Director and the Cabinet Member for Environment.

The service is organised across Commissioning and Client Services and Operations business units.

Responsibility for the service falls to the respective heads of each business unit and they are supported by two commissioning managers and a parks manager.

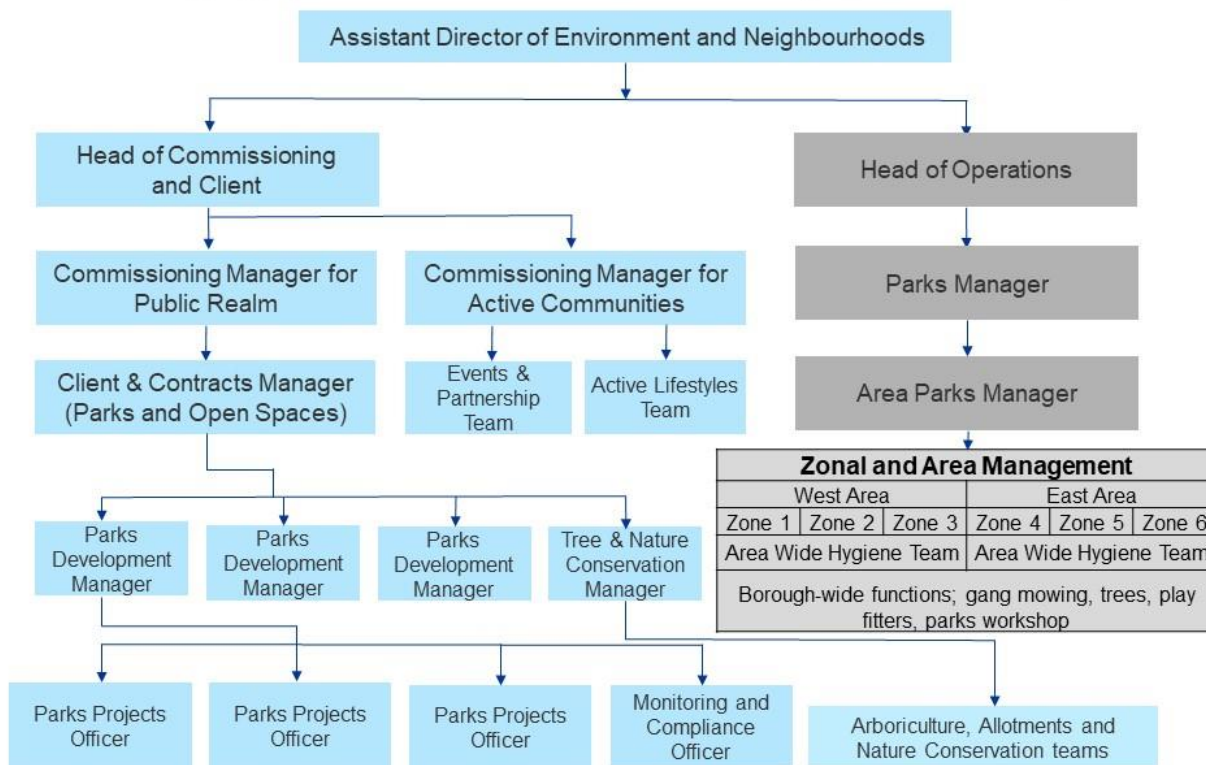
The structure chart (overleaf) shows the three core strands of the parks service, which are:

- Park Operations Team – this team takes the lead on all day to day operational aspects of maintaining each green flag park.
- Active Communities Team – this team takes the lead on all event management, community activation in the park, partnership working and small grant awards. This team also secures sport related external funding
- Public Realm Team – this team takes the lead on asset management, investment in parks, policy development, nature conservation and arboriculture.

These three core teams are supported internally by colleagues across Community Safety and Enforcement, Planning Services, Regeneration, Adults and Children’s services on a variety of issues from homelessness, to new cycle routes, to improvement in existing green spaces and access and activities for older and young people.

External support for the service comes through the Friends Forum, our partners within the Police and The Conservation Volunteers alongside organisations such as Parks for London, Keep Britain Tidy and APSE.

Haringey park structure chart (April 2019)



1

10.3 Borough Plan 2019-2023

Following the local elections in May 2018 the new council and its partners have developed a Borough Plan setting out their vision and priorities for the next four years. Following extensive public consultation, it was agreed by Cabinet in February 2019.

The plan sets out the council’s priorities and the outcomes it seeks to achieve. Outcome 10 of the plan is for “a healthier, active and greener place”. The plan places importance on the role of parks and open spaces in delivering this outcome through four objectives.

Objective 10a is to “Protect and improve parks, open space, and green space, promoting community use”.

The Plan identifies several ways in which this will be achieved:

- Continue with partners to invest in our parks with over £15 million of improvements planned over the next five years, including new playgrounds and sports facilities
- Develop a new Parks and Open Spaces strategy and consult with partners and local communities about how we will work together to protect, enhance and, where possible, extend green and open space in Haringey
- Promote the use of our parks for a wide range of events and activities, including more community use
- Plant more trees to make our streets and open spaces greener
- Work with partners, including environmental community groups, to maintain the borough’s watercourses, maximising their environmental and health benefits.

Parks are also important in delivering Objective 10b of the plan. It is to “increase the levels of physical activity across the borough” by “creating healthier places, including parks and open spaces, in line with the Mayor of London’s Healthy Streets plan...”

However, we cannot achieve the priorities in the plan on our own. We trust that our partners locally and our residents will work together with us on achieving them.

The Borough Plan 2019-2023 can be found at:

https://www.haringey.gov.uk/sites/haringeygovuk/files/borough_plan_2019-23.pdf

10.4 Parks and Open Spaces Strategy

The last open space strategy was adopted in 2006.

Work has begun on developing a new strategy for parks and open spaces. The importance of a new parks and open spaces strategy is underlined by the explicit reference to it in Borough Plan 2019-2023.

The new strategy will build on the Parks Scrutiny Review that took place in March 2018. It will be co-produced with Friends, residents and councillors. As part of the process there will be a series of workshops and a period of public consultation.

The strategy will set out the ambitions for the service over the next 15 years. It will set out approaches to the maintenance, management and usage of parks. It will also set out clear policy positions on issues relating to parks and open spaces. In some cases new policies will need to be developed (such as security in parks and licensable activity).

The strategy will also describe the funding landscape. One key element of this will be to balancing revenue funding for the service against the agreed service standards. It will also provide a context to inform the long-term capital strategy including mapping out the external funding opportunities that can be used to the benefit of the service

The timetable is for a draft 15-year strategy to have been agreed, following public consultation in June 2021 and for Cabinet to agree the document in February 2022.

10.5 The Greenest Borough Strategy

Haringey’s Greenest Borough Strategy responds to growing concerns around climate change. The Strategy sets out the Council’s and its partners’ commitment to tackle climate change under a number of key environmental policies to ensure achievement of their ‘green’ vision over a ten-year period, and details what the council, its partners and the public can do to contribute.

More information can be found here: www.haringey.gov.uk/greenest-borough

10.6 The Health & Wellbeing Strategy

This strategy aims to reduce health inequalities through working with communities and residents to improve opportunities for adults and children to enjoy a healthy, safe and fulfilling life, through several key outcomes.

Those that specifically relate to parks include increasing physical activity and improving health and mental wellbeing.

More information can be found here: www.haringey.gov.uk/hwbstrategy

10.7 Finance and funding

The revenue budget for Paignton Park sits within the overall Parks Operations budget.

Capital expenditure on parks and open spaces is planned at a borough level rather than at an individual park level. Match funding and other sources of external funding are sought to fund capital projects wherever possible.

10.7.1 Parks and open spaces Small Grant Scheme

The Parks and Open Space Small Grant Scheme has been running for several years. The scheme offers community groups associated with parks and open spaces - such as Friends of Parks groups – to bid for funding of up to £1000. The funding is to support and develop community activity to help meet the council's aims and priorities for improving the borough's parks and open spaces. The budget available in 2020-21 is £40,000.

More information can be found here: www.haringey.gov.uk/parkssmallgrants

10.7.2 Events income

At the end of 2013 a review of the parks events policy was conducted to inform and guide changes of how events would take place in the borough's parks. It was also to realign and invest income from parks events back into park improvements. In January 2014 the Council adopted the [Outdoor Events Policy](#), and each year the [Events Fees and Charges](#) are reviewed to ensure they align with council policy and are comparative and competitive with other similar parks in London.

Income generated from all events in parks and open spaces is used within the park the event took place. In the first instance this will pay towards the management and maintenance of the park. Where significant sums of money are generated from events, this will be reinvested back into the park where the event took place.

All applicants who hold events are charged a fee based on the events fees and charges structure that is agreed by the Council each year. The structure of charges differs from the type of event (ie community, charity or commercial) and by the size of the event proposed.

The environmental impact fee will be kept separate from other income received in respect of events. This additional income can be used by the Friends of the park in which the event was held to address their immediate priorities for the park.

11. Improving Paignton Park

11.1 Next steps

Section 12 contains an action plan has been drawn up that sets out the actions to be taken over the next three years.

There are some aspirational one-off improvements that will require significant funding, such as investing in the playground and redeveloping the St Ann's Road entrance to the park. These will be contingent on identifying suitable sources of funding or resources both from within the council and from external sources.

Other listed actions are more affordable: any will be at nil or negligible cost but will require the energy and contributions of local organisations and individuals.

Then plan also identifies scheduled activities that will occur on a regular basis. One of these is to update the management plan on an annual basis. This plan will next be reviewed at the end of 2020.

11.2 Summary

Paignton Park is a small park in a densely populated, deprived area of the borough. It benefitted from a programme of investment 10-15 years ago, but it has been a victim of the budget cuts and austerity of the last decade. During this time the Friends group ceased to exist and the park started to show signs of wear and tear.

However, there are green shoots of improvement. Already the park looks and feels more vibrant. It remains well used. The local community association is taking a more active interest and we anticipate involving the local community and volunteers to further improve the look and feel of the park.

Changes to council staffing structures and the strategic importance placed on parks means that Paignton Park has started to get more attention. The action plan that follows overleaf shows there is ambition and a focus for driving further improvements to a much needed, much loved community resource.

12. Action Plan

12.1 Maintenance and scheduled work programme

This is a schedule of annual or routine tasks which are neither developmental nor fall within the remit of routine grounds maintenance or hygiene functions.

Heading	Action	Frequency	Responsible	When?
Clean and well maintained	Site inspection to be undertaken	Quarterly	Park Zonal Officer	Apr/Oct
Healthy, safe and secure	Play Inspection Company to inspect and risk assess all play and outdoor gym equipment	Quarterly	Play Inspection Company	Jan/Apr/Jul/Oct
Management	Review the Park Management Plan annually	Annually	Park Zonal Officer	Dec/Jan
Community Involvement	Lead 'Spotlight' meetings in the park with councillors and Friends	Quarterly	Park Zonal Officer	Quarterly Jan/Apr/Jul/Oct
Management	Annual boundary inspection to check for encroachment	Annually	Park Zonal Officer	August

12.2 Paignton Park development plan

This plan (overleaf) describes the work we would like to carry out. Budget availability and more urgent unplanned work may mean that it cannot all be fulfilled. Other repairs and general maintenance may have to take precedence. The content of this plan will be reviewed at least annually towards the end of each calendar year.

This plan shows the work we would like to carry out.

Heading	Action	Priority	Responsible	Approx cost	Funding source	Deadline	Status
A welcoming Place	Replace damaged signs at entrances	M	PPO	£250	Council revenue	July 2019	Completed
	Develop a costed plan for improving the St Ann's Road entrance to the park including the route through to the main body of the park. Plans could include an entrance structure similar to that at the Daleview Road entrance and/or up-lighting to highlight the distinctive trees	L	PPO, Community organisations, Residents	Nil	n/a	Dec 2021	Not started
	Identify resources for delivering the St Ann's entrance improvements plan	L	PPO	Nil	n/a	March 2022	Not started
	Implement St Ann's entrance improvement plan (subject to funding)	L	PPO	£10-50k	tbc	2022-23	Not started
	Explore scope for having temporary or permanent public art installations at the Daleview Road entrance to the park	L	PPO Residents	<£500	Grants	March 2022	Not started
A clean and well-maintained park	Replace damaged benches in the play area	H	PPO	£2,500	Council revenue	July 2019	Completed
	Repair or replace broken and defective waste bins and locate	H	PPO	£2,500	Council revenue	Sept 2020	Completed

Heading	Action	Priority	Responsible	Approx cost	Funding source	Deadline	Status
	or relocate bins to places of greatest need						
	Remove dog waste bins	L	PPO	Nil	n/a	Sept 2019	Completed
	Review hygiene management plan to reflect local needs of the park	M	Park Operations	Nil	n/a	Apr 2021	Not started
	Establish a programme of regular litter picks in conjunction with community organisations	M	Friends	Nil	n/a	Not set	Not started
	Involve the local community and volunteers in planting and maintaining raised beds in and around community square	H	Friends	£250+	Small Grants Scheme	Apr 2021	Not started
	Improving condition of brick and other paving throughout the park – especially between Richmond Road and Latimer Road entrances	M	PPO	Nil	Community Payback/ Volunteers	Sept 2020	Completed
	Repaint railings around play/picnic area	L	PPO/TCV	<£2,000	Tbc	March 2022	Not started
	Review and improve picnic tables including reinstatement of ground beneath them	L	PZO	£2,000	Council?	Jun 2021	Not started
Healthy, safe and secure	Develop a costed plan, with the community, to rejuvenate the play area	H	PPO Comm'ty orgs Residents.	Nil	n/a	Sept 2021	Not started

Heading	Action	Priority	Responsible	Approx cost	Funding source	Deadline	Status
	Identify and bid to potential funding sources for delivering playground improvements and	H	PPO Community orgs	Nil	n/a	Sept 2020	Not started
	Implement playground improvement (subject to having secured funding)	H	PZO	£18K	Revenue	2022	Completed
	Seek opportunities to improve play offer for children with disabilities	M	PZO	£10,000	Unknown	June 2021	Started
	Seek funding for an outdoor gym	M	PPO	£25,000	Unknown	Subject to funding	Not started
	Develop a prioritised list of improvements to paths, lighting and security to be incorporated into the action plan for 2020-22	M	PZO	Nil	n/a	Dec 2020	Priority identified
	Identify funding for and implement improvements to paths, lighting and security	M	PZO	Unknown	Unknown	Subject to funding	Not started
A sustainable place	Identify ways of increasing recycling and reducing waste within the park	L	, Park Operations	Nil	n/a	Jun 2021	Not started
	Replace dead trees and shrubs	M	Park Operations	<£2,000	Parks budgets	Nov 2019	Completed
	Review use of chemicals as part of new parks and green spaces strategy	H	, Park Operations	Nil	n/a	Dec 2021	Underway

Heading	Action	Priority	Responsible	Approx cost	Funding source	Deadline	Status
Community Involvement	Re-establish active Friends group with regular, scheduled meetings and a formal constitution	H	PPO VCRA	Nil	n/a	Sept 2019	Established
	Re-plant (and maintain) the flower beds in the park with input from Friends and other volunteers	H	PPO, Friends	£250	n/a	April 2021	Planned
	Provide simple signage to interpret the beds once planted.	L	PPO, Friends	£50	Council	April 2021	Planned
	Explore scope for using Community Payback to assist with some of the improvements identified elsewhere in this action plan	L	PZO	Nil	n/a	Sept 2020	Underway
	Support and encourage local community organisations to hold events in the park	M	Events Team	Nil	n/a	Ongoing	Ongoing
	Explore scope for increasing use by local schools of the park	L	PPO	Nil	n/a	Mar 2021	Re-scheduled
Conservation and Heritage	Review Conservation Action Plan for Paignton Park	H	Nature Conservation Officer	Nil	n/a	2022	Delayed due to vacancy

Heading	Action	Priority	Responsible	Approx cost	Funding source	Deadline	Status
	Work with community organisations to develop and implement ideas for improving and promoting biodiversity in the park	L	PPO, schools Community orgs	£500	Small Grants Scheme	Mar 2020	Not started
	Improve signage about planted areas	L	PZO /Operations	£250+	Council?	Dec 2021	Not started
	Seek funding for bird and/or bat boxes	L	PPO/Friends	£750	?	Dec 2021	Not started
Marketing and communication	Improve appearance, content and relevance of information posted on the noticeboard	M	PPO	Nil	n/a	July 2019 (and ongoing)	Completed and ongoing
	Add a new noticeboard in the community square area of the park.	L	PZO	£1500	Tbc	Subject to funding	Not started
	Raise awareness of PSPOs for dog owners among park users; enforce if necessary	H	Enforcement	Nil	n/a	Summer 2021	Not started
	Campaign for responsibly use of barbecues	M	PZO	Nil	n/a	Summer 2021	Not started
Management	Borough wide parks and open spaces plan to be adopted	H	SF	Nil	n/a	Dec 2021	Underway
	Map all park assets on the council's CONFIRM database	H	PPO	Nil	n/a	June 2021	Re-scheduled
	Complete Parks Service restructuring	H	Parks management	Nil	n/a	2021	Underway

APPENDIX 1:



Conservation Action Plan

Paignton Park

Reclaiming green spaces since 1959

The Conservation Volunteers (TCV) is a trading name of BTCV
Registered in England as a company limited by guarantee (976410)
and as a charity in England (261009) and Scotland (SC039302)
Registered Office: Sedum House, Mallard Way, Doncaster DN4 8DB



Wildlife Habitats

W1. The Mounds

- Plant Spring Bulbs- Woodland species;
 - Winter/spring flowering Crocus.
 - Snowdrops.
 - Anemone blanda.
 - Primroses
- No mowing between May and October
- Monitor fauna & flora and produce interpretation boards for wildlife area's

W2. Low shrubbery

Broomrape (rare in Haringey) growing on the small silver-leaved Brachyglottis shrubs under the Norway Maple.

- Weed area with care after Flower spikes die back

W8: Boggy area

This area is in a dip which is often waterlogged and also has a Thames Water inspection hatch which is prone to overflow

- Construct a fence with a radius of approx 3m
- Plant up with;
 - Pendula sedges,
 - Purple Loosestrife
 - Fleabane
 - Ragged Robin
 - Meadowsweet
- Start cutting back In the second year after planting in late Sept/Oct after the perennial flowering has died back.
- Maintain fence until no longer required
- Monitor fauna & flora in the growing season



W3. Fenced off wildlife area.

- Control growth of vigorous species, early spring & late autumn
- Cut back and thin out shrub layer when becoming too dense. Nov-Feb
- Remove pernicious weeds. On-going
- Maintain fence until no longer required
- Monitor fauna & flora. In the growing season

Wildlife Habitats

W9: Low growing hedge

After consultation it has been agreed to plant a hedge along the edge of Eastbourne Rd with the following stipulations

- The hedge will be planted in 4m sections, with 4m gaps between each section, copying the pattern of the existing low railings, so that there is no continuous barrier between the road and the grass
-
- The hedge will be kept trimmed to a reasonable height, between knee and waist level, so that there are no hidden areas and lines of sight from houses in Eastbourne Road are kept open? Jan-March and again along footpath side in July
-
- Use clippings to top up the dead-hedge

W4 and W6. Long Grass strip

- Allow for a 2-3 metre wide no mow strip of grass to allow existing perennials to flower and develop.
- Cut 75% in late Sept/Oct
- The remaining 25% cut back early spring.
- Rotate this pattern over 4 year cycle. Rake off cuttings

W5. Wildflower area

- Build up dead-hedge to discourage dogs
- Monitor fauna & flora. Growing season
- Cut back vegetation in Oct

W6. Hedge and grass boarder

- Boundary shrubs overgrown with Convolvulus and Bramble. Needs some control Mar/Apr & Sept/Oct
- Trim Shrubs back. Dec/March
- Allow for a 2-3 metre wide no mow strip of grass to allow existing perennials to flower and develop.

W7. Herb rich grass

- Amenity turf area. Reduce mowing to every 4 weeks to produce a softer gradient into the long-grass and shrub areas. Raise cut height to 5-7cm, to allow the development of natural lawn herbs such as;
 - Daisies
 - Ribwort
 - Yarrow



Management Timeline												
Activity	Trim back Shrubs/Trees and cut back Bramble	Cut 75% of long grass strips and remove cuttings. Cut remaining 25% early spring	Trim Hedges	Monitor and record plant species	Plant perennials	Plant Bulbs	Plant hedge row, water and mulch. Maintain watering through 1 st Summer	Reduce ruderals and strong invasive species	Weed around Broomrape	Mow grass mounds	Construct Fence (W8). Maintain and repair Fence and dead-hedge	Monitor and record butterflies
January	W6,W3		W9								W5,W3 W8	
February	W6,W3		W9	All							W5,W3 W8	
March	W6,W3	W4,W6	W9	All	W8		W9				W5,W3 W8	All
April				All	W8		W9	W3,W5			W5,W3 W8	All
May				All	W8		W9	W3,W5		W1	W5,W3 W8	All
June				All			Water	W3,W5		W1	W5,W3 W8	All
July			W9	All			Water	W3,W5		W1	W5,W3 W8	All
August				All			Water	W3,W5		W1	W5,W3 W8	All
September		W4,W6		All	W8		Water	W3,W5	W2	W1	W5,W3 W8	All
October		W4,W6,W5		All	W8	W1	W9	W3,W5	W2	W1	W5,W3 W8	All
November	W6,W3			All		W1	W9	W3,W5	W2		W5,W3 W8	
December	W6,W3										W5,W3 W8	