



INSPLACE PLANNING LTD

**East Dorset District Council  
PPG17 Open Space Study**

**Section 6**

**Area Profile:  
St Leonards & St Ives**

**May 2007**

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## **LOCAL NEED AREA – ST LEONARDS & ST IVES**

### **1.0 DESCRIPTION OF AREA - St.LEONARDS AND ST IVES**

The Parish of St. Leonards and St. Ives lies on a low ridge of heathy and wooded land between the Moors River in the west and the River Avon in the east. Here the Avon forms the County boundary with Hampshire. The A31 Trunk Road crosses the ridge in a north-east to south-west direction running from Ringwood towards Ferndown, Poole and western Dorset.

There are two separate built-up areas in the parish, both of which are overall of a low density and well-treed. St. Leonards and St. Ives itself lies to the north of the Trunk Road. The second settlement is Avon Castle, lying on the narrow belt of high ground between the A338 Spur Road to Bournemouth and the River Avon.

Both settlements have a high proportion of retired people in their populations. There are a very few local shops: otherwise the area depends on outside centres. St. Leonards and St. Ives have a good, modern village hall, with a recreation ground including children's play, tennis and bowls facilities, and a separate recreation ground on the Horton Road. Otherwise formal recreation facilities are lacking. The settlement has a County First School but no library and there is a small industrial estate adjoining the western border.

The remainder of the Parish is rural, with a scatter of development, particularly at the Grange Estate, where rural resettlement was undertaken after the First World War. Also to the south of the A31 and west of the A338 are the Avon Heath Country Park, Matchams Park and stadium, and the Barnsfield Heath and Hurn military testing grounds. Matchams is a motor sport centre of national standing.

The Local Plan states that although existing provision is limited, additional sports fields are unlikely to be necessary, particularly because of the unusually large proportion of older people in the parish. If needs arise for additional sports fields for adult use, these could be provided in the Green Belt, subject to the other policies and proposals of the Plan.

It is expected that the Moors Valley and Avon Heath Country Parks will continue to act as major local facilities for informal countryside recreation. Further improvements to the access to both parks may be desirable, although the nature conservation importance of the Avon Heath must be protected.

### **2.0 SUMMARY OF PROVISION AND QUALITY OF OPEN SPACE**

#### **2.1 Open Space within St.Leonards & St.Ives**

The accompanying map shows the location and typology of open space within St Leonards & St Ives. The following sites have been mapped; many were included in the quality audits; detailed scores of the assessments are held on the GIS database and should be referred to as required.

A31 Car Park Woodland  
 Avon Castle Woodland  
 Avon Heath Country Park (North)  
 Boundary Lane MOD Site Nature Reserve  
 Braeside Amenity Open Space  
 Braeside Bowls Club  
 Braeside Bowls Club Pavilion  
 Braeside Road Recreation Ground  
 Braeside Road Recreation Ground Play Area  
 Bushmead Drive Roundabout  
 Craigside Road Woodland  
 Fernlea Close to Shell Close Amenity Open Space  
 Glenives Close Amenity Open Space  
 Hobbs Park Amenity Open Space  
 Horton Road Recreation Ground  
 Ivy Close Woodland  
 Jubilee Copse  
 Lantern Community Centre Woodland  
 Leybrook Common Woodland  
 Monkworthy Drive amenity verge  
 St Ives County First School  
 St Ives First School additional grounds  
 St Ives First School Hall  
 St Ives First School MUGA  
 St Ives School Swimming Pool  
 St Leonards and St Ives Tennis Club  
 St Leonards and St Ives Village Hall  
 St Leonards Hotel Woodland  
 The Close Amenity greenspace (No LP Designation)  
 Woodland between Conifer Close and Spinney Close  
 Woodland to the West of Castlemews  
 Woodland to the West of Linstead Farm  
 Avon Heath Country Park (South)  
 Grange Estate Woodland  
 Ringwood Forest (Partly include MVCP)  
 Woodland alongside the north side of the A31

## 2.2 Quality of sites in St.Leonards & St.Ives

*In the following lists 'n/s' means 'Not scored'.*

### 2.2.1 Active Sports Space

Site	Quality
Braeside Bowls Club	93.7 %
St Leonards and St Ives Tennis Club	82.8 %

There are no significant quality issues with the sport spaces within St.Leonards & St.Ives. Both facilities are in good condition and priority should be made to ensure the quality is maintained.

## 2.2.2 Space for Children and Young People

Site	Quality
Braeside Road Recreation Ground Play Area	65.9 %

The Braeside Road recreation ground play area is the only children & young people's facility identified in the area. The general quality is average, maintenance and management should be improved on the site.

## 2.2.3 Amenity Green Space

Site	Quality
Braeside Amenity Open Space	88.8 %
Bushmead Drive Roundabout	60.0 %
Fernlea Close to Shell Close Amenity Open Space	60.0 %
Glenives Close Amenity Open Space	60.0 %
Hobbs Park Amenity Open Space	83.3 %
Monkworthy Drive amenity verge	n/s
The Close Amenity greenspace	70.0 %

In general, the management and maintenance of amenity green spaces across the area was fairly good. A number of sites offer opportunity for improvement, upgrading the general maintenance is required on the following sites;

- Bushmead Drive (60%)
- Glenives Close (60%)
- Fernlea Close (60%)

## 2.2.4 Natural & Semi Natural Space and Green Corridors.

Site	Quality
A31 Car Park Woodland	n/s
Avon Castle Woodland	n/s
Avon Heath Country Park (North)	90.9 %
Avon Heath Country Park (South)	n/s
Boundary Lane MOD Site Nature Reserve	n/s
Craigside Road Woodland	n/s
Grange Estate Woodland	n/s
Ivy Close Woodland	62.5 %
Jubilee Copse	n/s
Lantern Community Centre Woodland	87.5 %
Leybrook Common Woodland	50.0 %
Ringwood Forest (Partly include MVCP)	n/s
St Leonards Hotel Woodland	n/s
Woodland alongside the north side of the A31	n/s
Woodland Between Conifer Close and Spinney Close	62.5 %
Woodland to the West of Castlemews	n/s
Woodland to the West of Linstead Farm	n/s

In general, the management and maintenance of Natural & Semi Natural Green Space across St.Leonards & St.Ives were found to be in good condition. A number

of sites offer opportunity for improvement, however, the gap scores are not significant in any of the cases, and it is more a case of improving 'attention to detail'. Leybrook common woodland is in need of particular attention.

### 2.2.5 Recreation Grounds and Public Gardens

Site	Quality
Braeside Road Recreation Ground	63.8 %
Horton Road Recreation Ground	68.2 %

Braeside Road and Horton Recreation Grounds provide the formal parks in the area, both parks are in reasonable condition but have some quality issues. Both are well used and require upgrading to improve user satisfaction.

### 2.2.6 Education Outdoor Sports Facilities

Site	Quality
St Ives County First School	n/s
St Ives First School MUGA	n/s

The only school is St Ives County First School with playing fields and a MUGA. This was not quality assessed.

## 3.0 SUMMARY OF ACCESSIBILITY TO OPEN SPACE

### 3.1 Overall access to open space

Section 5 of the report outlines access standards to different types of open space within the Local Need Area, a summary of the main standards is shown in Table 2:

**Table 2 Access standards for open space**

Typology	Access Standard
Recreation Grounds and Public Gardens	450 metres
Amenity Green Space	450 metres
Natural & Semi Natural Green space	600 metres
Space for Children	450 metres
Space for Young People	450 metres
Active Sports Space	600 Metres
Routeway/Green Corridor	n/a
Cemetery and churchyards	n/a
Allotments	n/a

The accompanying Maps show local access standards for the various typologies (i.e. Space for Children and Young People, Amenity Open Space, Natural and Semi Natural Green Space, Active Sports Space and Recreation Grounds and Public Gardens).

### 3.2 Access to different types of open space

Table 3 makes observations on access to different types of open space within the catchment area, using the adopted access standards, as shown in the accompanying maps.

**Table 3 Access to open space in the area**

Typology	Provision against access standard
Recreation Grounds and Public Gardens	Some gaps in the LNA, although most of built up area served (apart from Avon Castle)
Amenity Green Space	Access standard almost met, although gaps to north and east of LNA.
Natural & Semi Natural Green Space	Good provision within LNA – Access standard met
Space for Children	Gaps in access throughout LNA, including Avon Castle)
Space for Young People	As above
Active Sports Space	Access standards met for most of LNA; however only one of two sites has formal pitch provision
Routeway/Green Corridor	No standards set
Cemetery and churchyards	No standards set
Allotments	No standards set

## 4.0 FINDINGS FROM SURVEY AND CONSULTATION

### Citizen's Panel

29 people living in St Leonards & St Ives parish responded to the Citizen's Panel Survey; for analysis, placed in Northern Sub Area (103 in total). People living in the Northern Sub Area are more frequent (compared to the district as a whole) visitors to local recreation grounds, recreation cyclepaths, spaces to enjoy nature and wildlife and sports centres and community halls, and less frequent visitors to swimming pools and health and fitness centres

The types of open space respondents would like to see more of in the Northern Sub Area are spaces to enjoy nature and wildlife and spaces for teenagers. The most important attributes of open space are that they should be easy to get to, safe and secure, with a range of facilities. The most important facilities to have in nearby open space areas are: toilets, dog bins and seats.

Two thirds of respondents would like to use open spaces near them more often: more information and if facilities and open space areas were perceived to be safer would be important in encouraging this.

### Local Areas of Open Space in St Leonards & St Ives

Residents from St Leonards & St Ives most commonly visited Moors Valley and Avon Heath Country Parks and the Castleman Trailway. Other areas outside the district mentioned included the New Forest and Sandbanks beach. The main reasons for visiting these areas are to go for a walk, to cycle, to walk the dog and to visit areas of nature interest and value.

#### *Other comments made highlighted:*

- The council do not appear to be taking care of our open space - top of Spinney Close - as they used to be e.g. mowing - it is very heavily used - could this be improved? (St Leonards).
- Free parking would be very nice in e.g. Birch Rd, Boundary Lane car parks, Castleman. Better signposting e.g. re Trailway + car parking areas on e.g. Horton Road, Lions Hill.....
- Moors Valley is an excellent example of open spaces for all the family and earns the respect of the users judging by the use of cleanliness, lack of damage and of noise.
- St Ives Village park could be improved with a better variety of play equipment, e.g. climbing frames, swings and more tennis courts.
- The countryside is too special to be swamped by "townees" and made inaccessible to local people by vested interests e.g. RSPB.

#### Summary of Provision

There are two main sports sites in this LNA:

- Braeside Road Recreation ground is the main site - an informal grassed recreation ground with one permanent 5-a-side goal, a bowls green, 4 tarmac tennis courts:
- Horton Road Recreation Ground: Informal recreation ground with single full size football pitch: Grange FC

There is a cricket field and poorly maintained tennis court at St Leonard's Hospital, which lies outside the LNA to the south west.

There is a large area of heathland provision, containing Avon Heath Country Park and Matcham's Stadium.

#### *St Leonards and St Ives Parish Council*

The parish council states that there are poor quality pitches and poor quality children's play areas – needs refurbishment. Older children are not well catered for. The Parish Council has a plan to refurbish the Braeside play area which will give more for older children but funding is required. Braeside Road village hall has some spare capacity. The most used open space in the parish is Braeside Road hall and recreation ground.

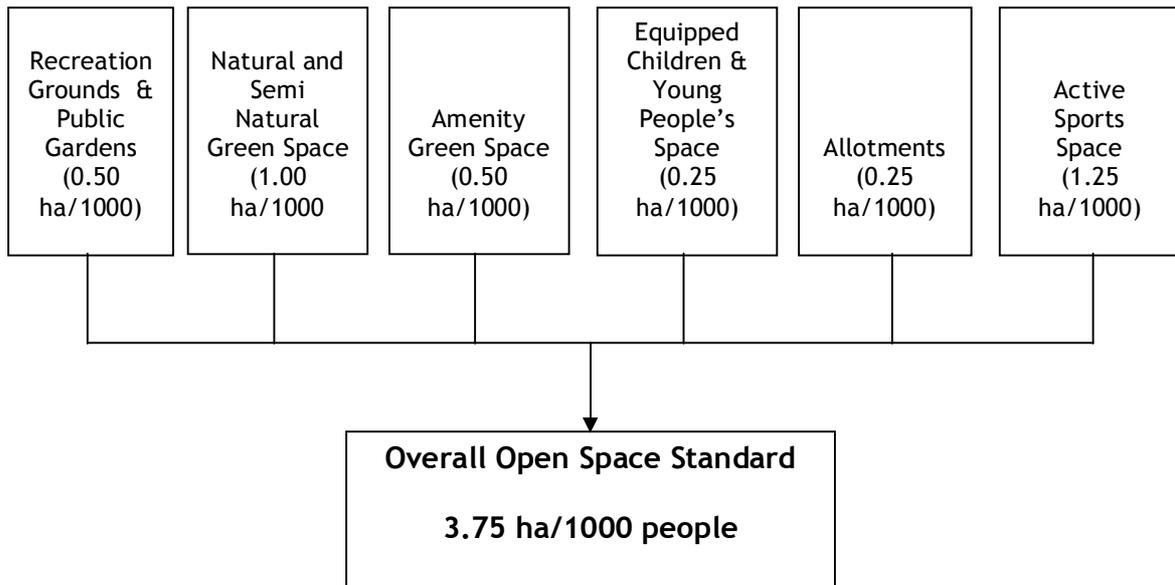
Scope for increasing use of school facilities – possibility of increasing public access to St Ives First school swimming pool with investment

The Parish Council maintains Braeside Road recreation ground and play area, Horton Road village green and 7 a-side pitch and Jubilee copse, Ashley Drive South

## 5.0 QUANTITY OF OPEN SPACE

### 5.1 Quantity standards for open space

Section 5 of the report outlines the quantity standards for open space within the District; a summary of these draft minimum standards is shown below:



### 5.2 Quantities of different types of open space

These standards have been applied at a local level to determine the provision of different types of open space across the adopted minimum standard, this is summarised in table 4 which shows:

- the existing quantity of open space (existing provision);
- the required quantity of open space for the population of the area (required provision);
- the surplus or deficiency of open space (in m<sup>2</sup> and acres);
- Supply against the standard.

**Table 4 Quantities of open space within the area – ST LEONARDS & St IVES (Pop. 6672)**

Typology	Existing provision (m <sup>2</sup> )	Required provision (m <sup>2</sup> )	Area of open space above/below the recommended minimum level of provision (m <sup>2</sup> ) / (ha)
<b>Recreation Grounds &amp; Public Gardens</b>	24021	33360	-9339m / -0.9ha
<b>Natural and Semi Natural Green Space</b>	2994705	66720	2927985m / 293ha
<b>Active Sports Space</b>	3480	83400	-79920m / -7.99ha
<b>Space for Children &amp; Young People</b>	1910	16680	-14779m / -1.48ha
<b>Amenity Green Space</b>	20722	33360	-12638m / -1.2ha
<b>Allotments</b>	0	16680	-16680m/-1.67ha

### 5.3 Key Points: Quantitative Provision of Open Space in St Leonards and St Ives

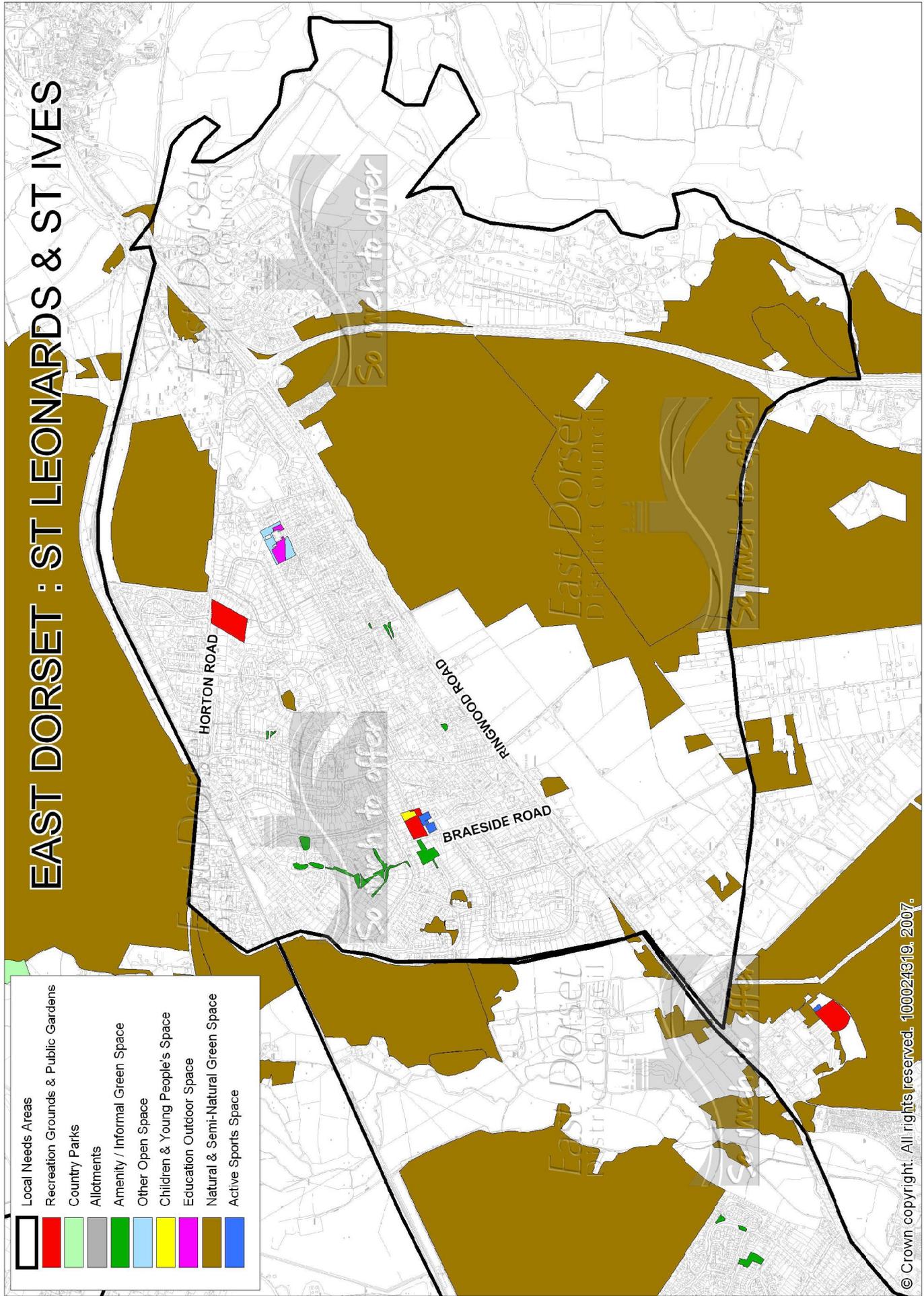
St Leonards & St Ives LNA is underprovided for in quantitative terms by all open space typologies other than natural and semi natural greenspace; it is one of the three most underprovided for LNAs (the others being Colehill and Wimborne).

## 6.0 ISSUES ARISING IN ST LEONARDS AND ST IVES

- St Leonards & St Ives has two well placed recreation grounds to serve the main heart of the settlement, These two recreation sites host all sports facilities and play areas, so are key to making the most of the opportunities available. There are small pockets of amenity open space dotted about.
- However, because of the low level of provision of formal sport (only one full size football pitch) and one children’s play area, it is underprovided for in relation to the proposed quantitative standards of provision. Formal pitch provision seems adequate at the moment based on current demand, but because of the considerable shortfall, this situation should be kept under review.
- The presence of Avon Heath gives the highest level of provision of natural green space of any of the East Dorset LNAs.
- Avon Castle is outside all the catchment areas; it has no open space, other than heathland outcrops.
- Leybrook common woodland is in need of particular attention.

- Braeside Road and Horton recreation grounds are in reasonable condition but have some quality issues. Both are well used and require upgrading to improve user satisfaction.
- There is a parish proposal to upgrade Braeside play area.
- Only one children's play area and no facilities for teenagers - facilities for young people and children should thus be a priority, despite the demographic profile. The First school is in an opportune location and possibilities for improving facilities there for community use should be investigated.
- Across the District, provision of allotments is low and many LNAs have no allotment sites. As set out in Section 5, this Report recommends a new look at the burgeoning interest in allotment gardening, and how new sites can be brought into use to cater for growing demand.

# EAST DORSET : ST LEONARDS & ST IVES



	Local Needs Areas
	Recreation Grounds & Public Gardens
	Country Parks
	Allotments
	Amenity / Informal Green Space
	Other Open Space
	Children & Young People's Space
	Education Outdoor Space
	Natural & Semi-Natural Green Space
	Active Sports Space