



INSPLACE PLANNING LTD

**Christchurch Borough Council  
PPG17 Open Space Study**

**Section 6  
Area Profile:  
Christchurch Central**

**May 2007**

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### **3.0 DESCRIPTION OF LOCAL NEED AREA - CHRISTCHURCH CENTRAL**

The Central LNA covers much of the wards of Purewell and Stanpit, Mudeford and Friars Cliff and Grange. It is located to the east of the River Avon and contained by the adjoining neighbourhoods of Christchurch Town Centre and Highcliffe. Its southern edge is defined by the tidal limit of the harbour and the Purewell and Stanpit areas are separated from the open harbour by areas of low lying marsh land. The whole central area is predominantly residential but includes a number of key employment sites.

There is a distinctive setting to the beautiful natural harbour with key views from Mudeford Quay, Hengistbury Head and Stanpit Marsh. Going east there is open coastline along to Friars Cliff, a pleasant estate area with small areas of public open space, some of which doubles as car parking areas. A recreation area at Friars Cliff lies adjacent to Steamer Point – a mixed woodland with small areas of grassland and ponds which is managed as a Nature Reserve, providing an educational resource for the Borough.

The key open space areas lie to the south of Two Riversmeet Leisure Centre; the Arena site which leads to Stanpit Recreation Ground, and Stanpit Marsh SSSI. From here the main road passes Mudeford Recreation Ground to Mudeford Quay, which opens out to provide a popular visitor access to the harbour edge and a children's play area. A large open grass area leads through parking areas to the sea front and the Quay itself and the benefits of the natural harbour. Sandhills Caravan Park lies nearby.

An important feature of Christchurch Central LNA is the interconnecting open spaces and woodland running south from Dorset Road Recreation Ground and Waterman's Park down the Mude Valley, much of which is designated SNCI. This includes Mudeford Wood Recreation Ground (with a junior football pitch and MUGA) and Mudeford Wood Community Centre and is identified as a green corridor in the Local Plan.

Other key areas of open space in this part of Christchurch are provided by schools – particularly the playing fields and MUGAs at The Grange and Mudeford Junior School and also Somerford County Junior School and St Joseph's Catholic Primary. There is a private sports ground - Somerford Bridge Recreation Ground ('Siemens Plessey' or 'BAE Systems' Ground) - just to the south of the Highcliffe Road roundabout.

In the middle, to the south of Somerford Road, lies an extensive area of mixed housing estates originally developed around the edges of the aerodrome. The proximity of the coast provides some informal access potential but this is limited elsewhere, other than to the Mude River and the amenity land and woodlands around Bure Homage Gardens. There is no significant open land left undeveloped and only limited open space provision.

North of Somerford Road lies the Somerford Estate, bordered to the north by A35 Christchurch bypass. Most of the housing here dates from the 1950s and 60s, with a relatively high level of small amenity open space sites. The main open spaces to the north of Somerford Road here are The Grange School, St Joseph's Primary School, Dorset Road Recreation Ground, Waterman's Park and Purewell Meadows SSSI, enclosed by Purewell Cross Road and A35 in the north west corner. A SNCI to the south of Purewell Meadows is enclosed by recreational land with a cycle path link.

### *Indoor Provision*

- Both the main indoor sports centres within Christchurch – Two Riversmeet Leisure Centre and Mudeford Wood Community Centre are located in the LNA.

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

### **4.1 Open Space within Christchurch Central**

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

#### **Active Sports Space**

Sandhills Caravan Park outdoor swimming pool  
BAE Systems outdoor tennis courts  
Mudeford Wood Community Centre MUGA

#### **Space for Children and Young People**

Riversmeet Arena Wheel Park  
Watermans Wheel Park  
Mudeford Recreation Ground play area  
Mallory Close play area  
Scotts Hill Lane play area  
Mudeford Quay play area  
Mudeford Wood Community Centre play area

#### **Amenity Green Space**

Amenity lands at Rodney Drive and Jellico Drive  
Amenity land at Charlotte Close & Ricardo Crescent  
Land at Bure Homage Gardens  
Land at Bure Close  
Land at Charles Road  
Land at nos. 45-72 Edward Road  
Land at Scott's Green  
Land at Southey Road and Edward Road  
Land at Druitt Road  
Amenity land at Coleridge Green  
Land at 140 to 162 Somerford Road  
Land at 106 to 128 Somerford Road  
Land at Hillary Road  
Land at Marmion Green and Amethyst Road  
Land at Bingham Close  
Amenity land at Park Gardens  
Land at 2 to 28 Bingham Road  
Land in front of 13 to 19 Redvers Road  
Amenity grass at Leyside  
Land at Edward Road and Amethyst Road  
Amenity space at The Hawthorns

### **Natural and Semi Natural Green Space (includes Green Corridors)**

Pond at eastern edge Mudeford Wood  
Open grassland along east edge of Mudeford Wood  
Land at Stanpit, rear of former Council depot  
Purewell Meadows  
Woodland along Marsh Lane  
Peregrine Woods  
Steamer Point Woodland  
Mudeford Wood  
Stanpit Reed Bed  
Astree Meadows  
The Runway to Pipers Drive cycle way  
Mudeford Wood onto De Havilland Way Cycle way  
Woodland along Bure Lane at Seaway Avenue / Highcliffe Road  
Woodland south of Waterloo Bridge  
River Mude (Peregrine Woods to Mudeford)  
Bure Homage woods (including Woodland running north-south along Bure Lane)

### **Recreation Grounds and Public Gardens**

Stanpit recreation ground  
Friars Cliff recreation area  
2 Riversmeet Arena site  
Mudeford Quay recreation ground  
Land at Tutton's Well  
Steamer Point seafront  
Mudeford Wood Community Centre recreation ground  
Somerford Bridge recreation grounds  
Mudeford recreation ground  
Dorset Road recreation ground

### **Education Outdoor Sports Facilities**

Mudeford Junior School tennis courts  
Mudeford Junior School MUGA  
Grange School - southernmost MUGA  
Mudeford Community Infants MUGA  
Grange School - northernmost MUGA  
Grange School - westernmost MUGA (Synthetic Turf)  
Mudeford Junior School playing fields  
Somerford Infants School - playing fields  
Somerford County Junior School - playing fields  
Grange School - playing fields  
St. Joseph's Catholic Primary School - playing field  
St Joseph's Primary School MUGA

### **Allotments**

Southey Road Allotments

## 4.2 Quality of sites in Christchurch Central

### 4.2.1 Active Sports Space

Site	Quality
BAE Systems outdoor tennis courts	35.0 %
Sandhills Caravan Park outdoor swimming pool	75.0 %
Mudeford Wood Community Centre MUGA	53.0%

Three specific Active Sport Spaces were identified in Christchurch Central, however two of these are not 'physically accessible to the community' as set out in para 1.7 of Section 1. Other publicly accessible sport facilities that form a part of a larger multi function sites have been identified under Recreation Grounds and Public Gardens. The Tennis courts in BAE Systems and MUGA at Mudeford Wood Community Centre are in a poor state and require urgent attention.

### 4.2.2 Space For Children and Young People

Site	Quality
Riversmeet Arena Wheel Park	65.0 %
Watermans Wheel Park	60.0 %
Mudeford Recreation Ground play area	75.0 %
Mallory Close play area	75.0 %
Scotts Hill Lane play area	65.0 %
Mudeford Quay play area	75.0 %
Mudeford Wood Community Centre play area	70.0%

A total of seven spaces for children and young people were identified within the Christchurch Central LNA. The spaces are generally acceptable, the equipment is safe and clean, although many of the facilities are tired and require replacing.

### 4.2.3 Amenity Green Space

Site	Quality
Amenity lands at Rodney Drive and Jellico Drive	80%
Amenity land at Charlotte Close & Ricardo Crescent	73%
Land at Bure Homage Gardens	80%
Land at Bure Close	80%
Land at Charles Road	80%
Land at nos. 45-72 Edward Road	73%
Land at Scott's Green	80%
Land at Southey Road and Edward Road	73%
Land at Druitt Road	80%
Amenity land at Coleridge Green	80%
Land at 140 to 162 Somerford Road	80%
Land at 106 to 128 Somerford Road	80%
Land at Hillary Road	67%
Land at Marmion Green and Amethyst Road	80%
Land at Bingham Close	87%
Amenity land at Park Gardens	87%

Land at 2 to 28 Bingham Road	80%
Land in front of 13 to 19 Redvers Road	73%
Amenity grass at Leyside	80%
Land at Edward Road and Amethyst Road	73%
Amenity space at The Hawthorns	67%

In general, the management and maintenance of amenity green spaces across Christchurch Central was found to be good. A number of sites offer opportunity for improvement, including Hillary Road and The Hawthorns; however, the majority of sites offer more in terms of visual amenity rather recreational use.

#### 4.2.4 Natural & Semi Natural Space (includes Green Corridors)

Site	Quality
Pond at eastern edge Mudeford Wood	47%
Open grassland along east edge of Mudeford Wood	52%
Land at Stanpit, rear of former Council depot	24%
Purewell Meadows	67%
Woodland along Marsh Lane	60%
Peregrine Woods	53%
Steamer Point Woodland	80%
Mudeford Wood	80%
Stanpit Reed Bed	20%
Astree Meadows	52%
The Runway to Pipers Drive cycle way	65%
Mudeford Wood onto De Havilland Way Cycle way	65%
Woodland along Bure Lane at Seaway Avenue / Highcliffe Road	55%
Woodland south of Waterloo Bridge	67%
River Mude (Peregrine Woods to Mudeford)	55%
Bure Homage woods (including Woodland running north-south along Bure Lane)	55%

In general, the management and maintenance of Natural Green Spaces throughout Christchurch Central was found to be reasonable. Avon and Friars Cliff Beach, Mudeford Wood and Steamer Point Woodland score highly. However, many sites offer opportunity for improvement, the gap scores are significant, and it will require more than superficial improvements to rectify the problems. For many of the sites in the list above (particularly Stanpit Reed Bed, the Pond at the eastern edge of Mudeford Wood and Bure Homage Woods) poor accessibility has resulted in a low score for quality. The following sites require urgent attention:

- Land at Stanpit, rear of former Council depot
- Pond at eastern edge Mudeford Wood
- Peregrine Woods / River Mude
- Stanpit Reed Bed
- Bure Homage Woods
- Woodland along Bure Lane at Seaway Avenue
- Astree Meadows

#### 4.2.5 Recreation Grounds and Public Gardens

Site	Quality
Stanpit recreation ground	73%
Friars Cliff recreation ground	67%
2 Riversmeet Arena site	33%
Mudeford Quay recreation ground	77%
Land at Tutton's Well	67%
Steamer Point seafront	76%
Mudeford Wood CC recreation ground	63%
Somerford Bridge recreation grounds	47%
Mudeford recreation ground	77%
Dorset Road recreation ground	60%

The Recreation Grounds & Public Gardens within Christchurch Central are not at a standard which should be acceptable given the high level of local use and tourism. In particular, Mudeford Wood, Somerford Bridge and Dorset Road recreation grounds and the 2 Riversmeet Arena Site require a management plan and higher maintenance.

#### 4.2.6 Education Outdoor Sports Facilities

Site	Quality
Mudeford Junior School tennis courts	70%
Mudeford Junior School MUGA	67%
Grange School - southernmost MUGA	87%
Mudeford Community Infants MUGA	73%
Grange School - northernmost MUGA	80%
Grange School - westernmost MUGA (Synthetic Turf)	93%
Mudeford Junior School playing fields	72%
Somerford Infants School - playing fields	72%
Somerford County Junior School - playing fields	72%
Grange School - playing fields	72%
St. Joseph's Catholic Primary School - playing field	64%
St Joseph's Primary School MUGA	73%

Not all schools within Christchurch Central were quality assessed as the facilities were below the minimum threshold sizes of the study. There is considerable community use of The Grange Schools sports and playing field facilities and Mudeford Junior School. The MUGAs at Grange School are in a good state of repair and the playing fields at these two schools are similarly of a good standard.

#### 4.2.7 Allotments

Site	Quality
Southey Road Allotments	60%

The quality of Southey Road allotments was found to be reasonable although the very limited access to the site requires improvement. The site is well used by residents and plots seem to be kept in good condition.



## 5.0 SUMMARY OF ACCESSIBILITY TO OPEN SPACE

### 5.1 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**

<b>Typology</b>	<b>Access Standard</b>
Recreation Grounds and Public Gardens	450 metres
Amenity Open Space	450 metres
Natural & Semi Natural Green space	600 metres
Space for Children	450 metres
Space for Teenagers	450 metres
Active Sports Space	600 metres
Routeway/Green Corridor	No standard set
Cemeteries and Churchyards	No standard set
Allotments	600 metres

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, Recreation Grounds and Public Gardens and Allotments).

### 5.2 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 on the accompanying maps.

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

<b>Typology</b>	<b>Provision against access standard</b>
Recreation Grounds and Public Gardens	Access standard largely met; gap in Somerford.
Amenity Open Space	Access standard largely met; gap along western extent of LNA - partly met by Natural Green Space (Stanpit Marsh and Purewell Meadows)
Natural & Semi Natural Green Space	Access standard largely met; gap in north of Somerford Estate
Space for Children	Access standard not met; gap in central part of Somerford, north and west parts of Stanpit, north part of Mudeford and most of Friars Cliff
Space for Teenagers	Access standard not met; only small coverage in north east and west parts of LNA
Active Sports Space	Access standard not met; gap across central and west part of LNA - partly met by recreation grounds.
Routeway/Green Corridor	No standards set
Cemeteries and Churchyards	No standards set
Allotments	Access standard not met; only small coverage in north and north west part of LNA

## Comment

- The analysis of access to different types of open space highlights its multi functional nature, particularly the overlapping function of recreation grounds, amenity open space and natural and semi natural greenspace (all of which to some extent cater for informal recreation) and of recreation grounds, formal sports facilities and the 'Active Sports Space' category.
- As regards access to areas for informal recreation, the LNA is fairly well served by Recreation Grounds, although there is a gap around the Purewell/Somerford area. The areas of amenity open space within this catchment area are very small and do not meet the need for larger, multifunctional opportunities.
- The LNA appears fairly well served by Natural and Semi Natural Greenspace (apart from the Somerford area); however most of the areas are on the boundaries, and are either quite limited in size (Bure Lane) or have designations (Purewell Meadows). The main area is the open space along the Mude Valley adjacent to Mudeford Wood Leisure Centre.
- There are a number of pleasant cycle routes in this LNA, associated with green corridors along Mudeford Wood, The Runway to Pipers Drive cycleway etc
- Active Sports Sites: Including the sports facilities at Mudeford Recreation Ground and 2 Riversmeet, the area is fairly well served, although not by formal football pitch provision; again the gap is in Somerford.
- Space for Children and Young People: five play areas serve this area (all LAPs). There are teenage facilities at Waterman's Park and the Arena. There are gaps around Somerford where some play provision has been removed.
- Education Facilities: As in other areas, school playing fields are a key element of the open space network within this LNA, particularly Mudeford Junior School and The Grange. There may be some scope here to develop community use to fill the gaps identified, particularly The Grange School, whose playing fields and all weather surfaces are already well used by the local community (Friends of Grange School). The School is in need of a sports hall.
- Only a very small part of the LNA is served by allotments

## 6.0 FINDINGS FROM SURVEY AND CONSULTATION

### Citizen's Panel

100 people living in the Christchurch Central LNA (Wards of Purewell and Stanpit, Grange and Mudeford and Friars Cliffe) responded to the Survey; for analysis, placed in mainly in the Central/West Sub Area. People living in the Central/West Sub Area are slightly more frequent (compared to the borough as a whole) visitors to local recreation grounds and parks, children's play areas and less frequent visitors to country parks and local countryside.

The types of open space respondents would like to see more of in the Central/West Sub Area are Space for teenagers and recreation cyclepaths and footpaths.

The most important attributes of open space are that they should be easy to get to, clean and safe and secure. The most important facilities to have in nearby open space areas are: seats, toilets and dog bins.

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

### *Most Visited Local Areas of Open Space by residents in Christchurch Central*

The most visited local area of open space by residents in this LNA were Mudeford Quay and Beach/Steamer Point (20+), Avon Beach/Friar's Cliff (15), Stanpit Recreation Ground and Nature Reserve (16); St Catherine's Hill, Hengistbury Head, Mudeford Community Centre, Christchurch Quay etc also featured.

Areas visited outside Christchurch popularly included the New Forest, Keyhaven, the Littledown Centre, Tuckton river walks and the Purbeck area.

The overwhelming reasons for visiting these areas are to go for a walk and to visit areas of nature interest.

### Other comments made highlighted:

- The amount of litter in some areas. For example, no litter bins between the Avon car park and the harbour.
- More seats at Mudeford Quay, Avon Beach etc required.
- Upgrade beachside cafes to have longer opening hours and the ability to serve alcohol - exploit good locations! Eg Avon Beach Café.
- Better access for people using electric (buggy)/scooter, which require wide pavements and dropped kerbs for access. Sometimes as in Stanpit there are trees with kerbs and lights which take up too much of the pavement.
- There should be no more parking bays at Mudeford Quay.
- Allow more open space seats to be purchased and used by the general public upon the demise of a loved one; and purchased by a survivor or family of deceased.
- I hope Christchurch keep their green spaces and do not develop them. The Mudeford Woods area has a good mix of offerings. The wide areas are better than formal flower beds although those are excellent in town.

- Much supervision needed in wildlife parks and patrolling wardens. This is particularly to ensure dog control by public in wildlife parks.
- More basketball posts needed for teenagers + football goals at new skatepark at 2 Riversmeet.
- We need many more cycle paths! Lack of safe cycle routes in Christchurch, especially to the schools. The maintenance of footpaths and cycle ways through Mudeford Wood from the Quay to Saxons Landing.
- I think Christchurch provides very well for recreational requirements and wish I could take more advantage (now 79)
- Please don't stop the youngsters kite surfing on Mudeford Quay green. I love to watch them and they are respectful and careful and are least getting exercise.
- Safety and security – several people mentioned feeling threatened by groups of youths.
- Increases in parking charges are making visits to some areas less viable as the cost is prohibitive.
- It is very difficult to entertain a 7 and 11 year old at the same play area as most equipment is unsuitable for older children, even sometimes the 7 year old.
- Friars Cliff beach toilets and shelter are always being vandalised. A mobile camera would be useful at weekends. The area around the beach shelter requires more maintenance - cut down branches, litter etc. This is far from inviting to encourage people to sit at this beautiful spot.
- Whenever we have guests we always take them to Mudeford Quay/Steamer Point. It is a delightful walk from Somerford (where we live) through Mudeford Woods. More walks like this please.
- Christchurch has many green areas. Why not link them together and make it feel as if Christchurch is in the middle of a single green space. Create green, joining corridors - for example).
- Sports halls should have better equipment and be more available
- I live within 100 yards of Friars Cliff beach and enjoy and appreciate the beautiful surroundings. I feel that car parking for the summer visitors is inadequate, particularly as the council is allowing massive flat development, without making adequate provision for cars.
- Lighting in open spaces is essential for safety and just about non-existent.
- The incidence of dog fouling has reduced over the years but more active "policing" is needed to reduce it further.
  - Living in Mudeford we are fortunate and enjoy the open spaces around us most days.
  - Vandalism is a big problem in open spaces that are not well patrolled. A common problem, we know. We feel local people should be encouraged to participate in overseeing those facilities, both young and old people in an effort to improve civic pride.

#### *Other Issues identified through the Consultation:*

- *Stanpit & Mudeford Residents Association (SAMRA):* identified a need for a range of facilities including football pitches, tennis/netball court, facilities for youngsters such as basketball court; BMX facilities, adventure climbing frame, indoor hall suitable for sport, more footpaths/bridleways/cycleways and a wildlife area. 'In the winter, the courts at Mudeford Community Centre are used for football and there is no provision for tennis.'

- They would like an all weather pitch and more access to seaside and riverside walks. SAMRA identify the Mudeford Wood Community Centre and Stanpit village hall as having spare capacity. Also the school playing fields offer a wonderful chance for holiday and after school activities.
- The most used open spaces in the area are Stanpit Marsh and Mudeford Quay. Spaces which could do with improving include: better signs at Stanpit Marsh to control dogs (should be an SSSI first and a dog walking park second); Mudeford Wood recreation ground gets muddy; Mudeford Quay play area is in a poor location and gets vandalised.
- Friars Cliff Residents Association: identified need for football and rugby pitches, cricket pitch, MUGA, changing facilities, informal open spaces, children's play areas, teenage areas, indoor hall suitable for sport, footpaths/bridleways/cycleways and wildlife areas. It feels the young in particular are not well catered for. An indoor swimming pool or use of a school pool is required and there is scope for increasing use of school swimming pools and playgrounds.
- Most used open spaces in the area are Stanpit, Steamer Point and Mudeford Recreation ground. Mudeford Wood open space and Community Centre could benefit from improvements.

### *Pre-schools and Play Groups*

- Gundimore Preschool covers Christchurch and Mudeford and is only 5 minutes away from a play area. They would like to see more adventure play areas, 5 aside football pitches and nature sites.
- Mudeford Pre School caters for children from the Mudeford area; they have to walk for 6 to 10 minutes to reach a play area. They would like to see more cycle routes and children's seating areas.
- Amethyst Day Nursery cater for children from Mudeford and Somerford, they have a 10 minute walk to a play area. They have also identified that there are not enough parks, play areas or outdoor sporting activities in their area.
- Buccaneers Out Of School Club caters for children from Somerford, they identified there are not enough parks and outdoor sports facilities. They would like to see more seating and BMX tracks.

### *Sports Clubs*

- Parkwood Badminton Club use Two Riversmeet Main Hall for their sport, they have identified that all the facilities are very good although there is no air-conditioning.
- Christchurch Bowling Club lease Christchurch Bowling Club in Castle Street. They have identified the facilities are very poor, the disabled access is not good and the car parking could be improved.

- Christchurch Rowing Club lease the boathouse in Wick Lane, Christchurch Harbour. They have identified that there is poor facilities for the disabled and the boathouse needs storage facilities and a land training area. They would like to see a Water Sports Centre in Christchurch.

### *Built Facilities*

This LNA contains both major indoor sports provision within the LNAs in Christchurch: Two Riversmeet Leisure Centre and Mudeford Wood Community Centre.

Two Riversmeet, on a prime location to the south of the LNA adjacent to the Arena site, comprises a 25m pool and a training pool, fitness suite (refurbished Nov 2005), a cardio suite, 4 squash courts and a large main sports hall. It attracts users from across the Christchurch Borough and further afield; some of the issues to arise from the Consultation include:

- There is good diverse usage of the pool and some use by local schools in the day. Use by disabled swimmers is also increasing.
- The hall is used very well during the day, partly because of the high proportion of older people in the area who are able to use it at this time. Because of the lack of an activity room, all fitness classes are also run in the hall. There is big demand for 5-a-side football and a league runs on Thursday night; there is sufficient demand to fill the hall every night.
- The squash courts are not well used and there has been a decline in activity.
- The proximity of the Littledown Centre, with additional facilities such as 6 floodlit astro pitches, does deflect demand away from Two Riversmeet, especially from the west of the Borough.

There are various proposals currently under consideration:

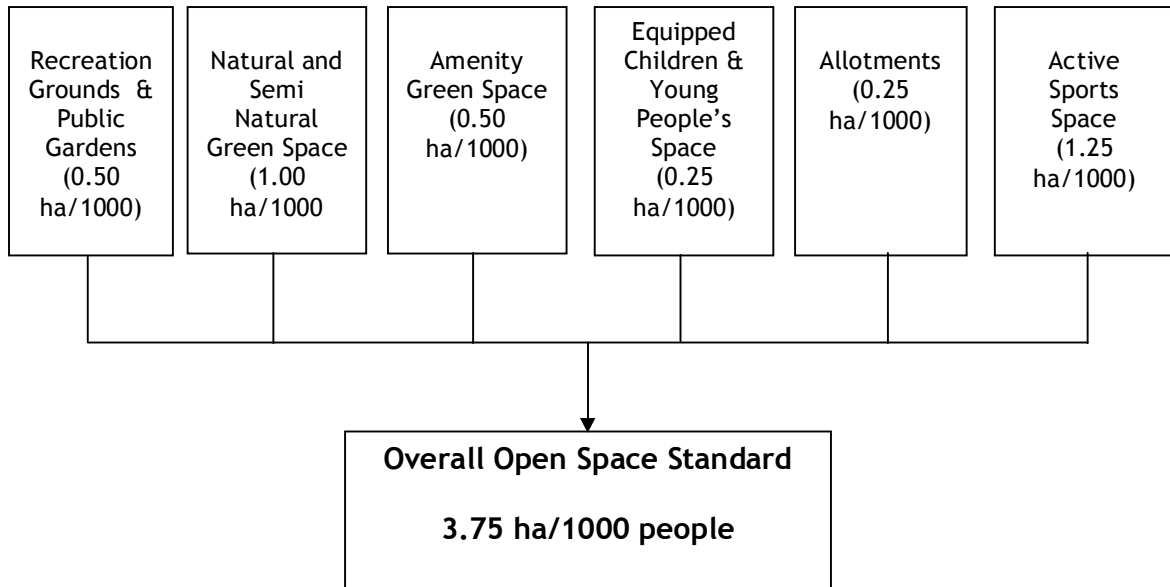
- To extend the gym to cater for the very heavy demand which cannot be met, as there are very few private gyms nearby. The demand for health and fitness facilities has been highlighted through the Residents Consultation.
- To provide a multi purpose activity room (through conversion of squash courts)
- The management of Two Riversmeet feels that such improvements – and redevelopment of the Arena site, possibly to include pitches, would help to attract people back who are currently going to leisure facilities at Littledown, New Milton etc

At Mudeford Wood Community Centre, there is a smaller sports hall, tennis courts and a football pitch. The centre is well used in meeting local needs for badminton, table tennis, keep fit etc; there are some issues with vandalism around the site; also the tennis court area is heavily used and accommodates demand for football training as well as tennis.

## 7.0 QUANTITY OF OPEN SPACE

### 7.1 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:



### 7.2 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);
- whether the amount of open space is above or below the minimum level of provision
- Supply against the standard.

**Table 4 Quantities of open space within the area – CHRISTCHURCH CENTRAL (Pop. 14,111)**

<b>Typology</b>	<b>Existing provision (ha)</b>	<b>Recommended provision (ha)</b>	<b>Area of open space above/below the recommended minimum level of provision (ha)</b>
<b>Recreation Grounds and Public Gardens</b>	19.64	7.06	12.59ha
<b>Natural and Semi Natural Green Space</b>	48.53	14.11	34.42ha
<b>Active Sports Space</b>	0.32	17.64	-17.32ha
<b>Children &amp; Young People's Space</b>	0.41	3.53	-3.12ha
<b>Amenity Green Space</b>	3.01	7.06	-4.05ha
<b>Allotments</b>	0.28	3.53	-3.25ha

Christchurch Central has sufficient provision of Recreation Grounds and Natural Greenspace against the proposed standards, but insufficient Amenity Green Space, Active Sports Space, Space for Children and Young People and Allotments.

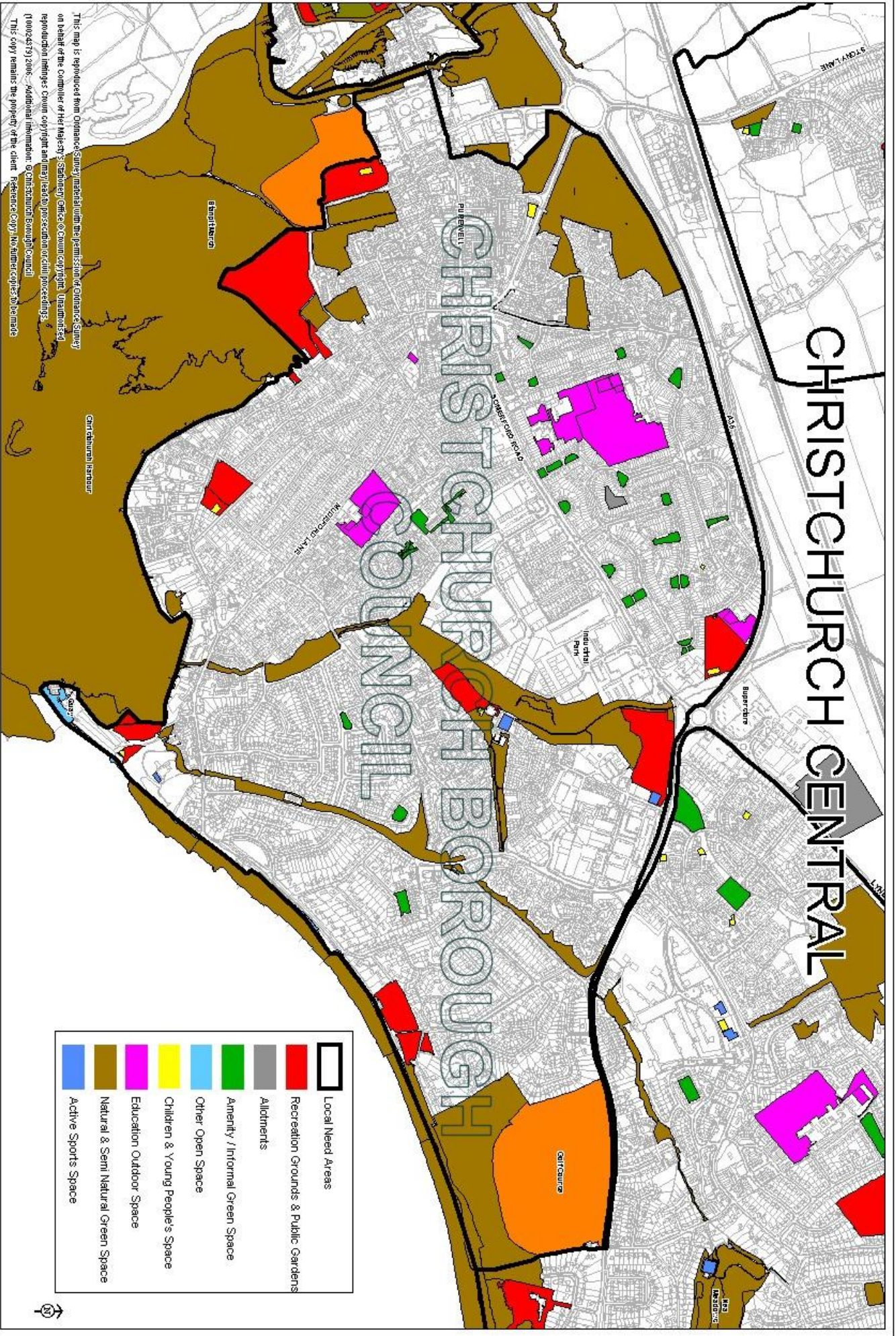
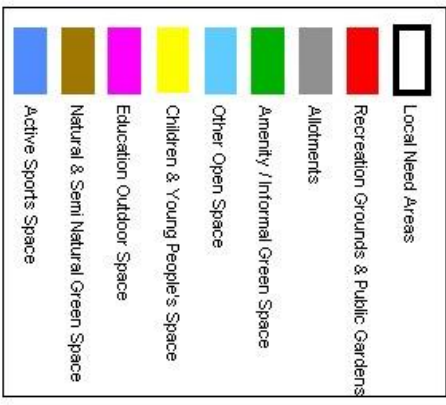


## 8.0 SUGGESTED PRIORITIES FOR OPEN SPACE

- Open space within the Central, East and West LNAs in Christchurch has to cater for visitors as well as meeting the needs of residents. This is particularly apparent in Christchurch Central, which contains the heavily visited areas around Mundeford Quay, industrial areas around the old aerodrome site at Somerford and dense residential areas including the Somerford Estate.
- Somerford is lacking in open space, particularly informal play space for children and active sports space. Opportunities must lie in reinstating some of the play areas and enhancing the amenity green space areas
- Greater community use of the Grange School which is a key resource within the LNA
- Development of more cyclepath and footpath links, building on the network which already exists
- Management plans for the main Recreation Grounds: Dorset Road, Stanpit and Mundeford.
- Various issues raised in relation to Mundeford Wood Community Centre; capacity of tennis courts, use of outdoor courts; vandalism of facilities, access through neighbouring estates etc
- There are no full size formal public football pitches in this area – only a junior pitch at Mundeford, a cricket pitch at Mundeford Recreation Ground and private football pitches at BAE (used extensively by girls and women’s teams).
- Significant improvement of management and maintenance of Natural Green Space required in certain sites.
- Arena area at Two Riversmeet should be developed for pitches and/or Stanpit Recreation Ground brought back into use for football and/or other formal sport to meet the demand for football.
- Across the Borough, 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.

# CHRISTCHURCH CENTRAL

# CHRISTCHURCH BOROUGH COUNCIL



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