



# HLF Drawing Review

Stephen Mills | Drawing Review | September 2019 Rev A

This report is based on the Drawings as detailed on page 2 of this report. These Drawings are marked as Tender Issue (April 2019).

Further observations may need to be added when the further drawings / reports are issued as indicated on page 3 of this report.

## Schedule of Drawings

- 10406 - LD-PLN - 101 Rev B – Site Reference Plan
- 10406 – LD-PLN – 201 Rev B – Demolition and Site Clearance
- 10406 – LD-PLN – 202 Rev A – Construction Site set-up
- 10406 – LD-PLN – 301 Rev C – Hardworks Reference Plan
- 10406 – LD-PLN – 303 Rev C – Planting Plan
- 10406 – LD-PLN – 304 Rev D – Tree Planting and Seeding Plan
- 10406 – LD-PLN – 305 Rev B – Furniture Reference Plan
- 10406 – LD-PLN – 401 Rev B – Yeading Brook Naturalisation East
- 10406 – LD-PLN – 402 Rev B – Yeading Brook Naturalisation West
- 10406 – LD-PLN – 403 Rev B – De-Culverted Brook and Picnic Area
- 10406 – LD-PLN – 404 Rev B – Play Area
- 10406 – LD-PLN – 405 Rev B – Overflow Car Park
- 10406 – LD-PLN – 406 Rev B – Wetlands and Sedimentation Pond
- 10406 – LD-PLN – 407 Rev B – Headstone Lane Car Park
- 10406 – LD-PLN – 408 Rev B – Headstone Lane West Entrance
- 10406 – LD-PLN – 409 Rev B – Moat
- 10406 – LD-PLN – 601 Rev B – Surface Construction Details

## **Drawing No 10406 – LD-PLN – 101 Rev B – Site Reference Plan**

1. This is a site reference drawing and requires the following drawings / reports to be issued to enable a full overview of the project to be undertaken.
  - 10406-LD-PLN-201 – Tree Clearance Works
  - 10406-LD-PLN-603 – Planting Details
  - 10406-LD-PLN-604 – Planting Details
  - 10406-LD-PLN-SCH-601 – Planting Schedule
  - 1057\_00 - 0.11-5 + Survey Report and Arboricultural Impact Assessment, 2018 (by SJ Stephens), for site wide tree recommendations regarding tree removals and tree works to be carried out.

### **General Observations**

2. Parkside Way Entrance now that this aspect has been removed from the scope can LBH confirm that works originally associated with this area will be included in the Flood Alleviation Project?
3. Parkside Way Entrance will bollards be installed to prevent vehicle access to the park? At present access can be gained utilizing the drop kerbs either side of the pavement barrier?
4. Green Gym which is to be relocated adjacent to the Basket Ball Court can LBH confirm that the Basket Ball Court will be resurfaced as part of these works and is there a provision of a screen / hedge between the them to prevent a potential clash of users?
5. Green Gym can existing Cycle Racks be reused adjacent the Moat Café (Requested following meeting with Harrow Breeze)?
6. Ancient Woodland (Pinner View) can this area be accredited with its correct name “The Spring” as indicated on the ordnance survey maps 1864 – 1894 and as mentioned by Dennis Vickers as part of the (HLF funded) Woodland Management training in May 2019.
7. Ancient Woodland (Pinner View) now that this aspect has been removed from the scope can LBH confirm that works originally associated with this area will be carried as a separate project?

8. Ancient Woodland (Pinner View) can the proposed new fence line be indicated on Drawing 10406 – LD-PN – 101?
9. Headstone Lane boundary can LBH confirm extent of works to this area as all existing vehicle prevention barriers have been marked for removal (Originally requested 28<sup>th</sup> June 2019)?
10. Can LBH confirm that a Community Notice Board and Interpretation Board be installed on each entrance to the park from the Harrow West development?

## **Drawing No. 10406 – LD-PLN – 201 Rev B – Demolitions and Site Clearance**

1. Earth bund adjacent to Pinner View Car Park & Moat perimeter drawing indicates that this is to be levelled and reformed this area was only planted as part of Headstone Manor & Museum HLF Project can all plants be removed and stored for replanting on newly formed bund or for use within the park (See also Drawing 10406-LD-PLN-409).
2. Play area can the 2 No benches designated for disposal be relocated to another park within the Borough.
3. Headstone Lane Car park when the existing bollards and fencing are removed what measures are going to be put in place to prevent vehicle access to the park from the car park or are these works to be scheduled with works indicated on drawing 10406-LD-PLN-407
4. Green Gym note to be added to ensure cycle racks are removed for reuse
5. Relocation of Site Furniture (Memorial Benches) have families been advised that these are to be removed / relocated.

### **Drawing No 10406 – LD-PLN – 202 Rev A – Construction Site Set Up**

1. The site access route indicates this being via Headstone Manor & Museum office compound & Pinner View car park (Part) has this been agreed with the Museum team?
2. Can LBH provide timescale for section 1 (Wetland area works)?
3. Can LBH provide timescale for section 2 (Play area, De-culverted Brook & Picnic area, and Naturalised Yeading Brook East / West)?

### **Drawing No 10406 – LD-PLN – 301 Rev C – Hardworks Reference Plan**

1. Footpath from Parkside Way entrance & adjacent to Yeading Brook (Allotment Boundary), can LBH confirm that the renovation to this footpath will be included in the Flood Alleviation scheme project?
2. Footpath adjacent to Moat Café & over new bridge surface type to be indicated? (See drawing 10406-LD-PLN-402)

## **Drawing No 10406 – LD-PLN – 303 Rev C – Planting Plan**

This Drawing indicates the planting for the Wetland (Reed beds), Yeading Brook de-culverted section, Yeading Brook Naturalisation & formation of Native hedges

1. Events field Native Hedge – 41 Linear metres including 246 whips

Can LBH please provide details of the type of protection to be afforded to the whips until they become established?

2. Overflow carpark Native Hedge – 370 square metres including 2220 whips

Can LBH please provide details of the type of protection to be afforded to the whips until they become established?

3. Wetland (Reed beds) – 19120 seedlings / plants

Potamogeton spp. can LBH please provide further details as some of these species are classed as invasive

Myriophyllum spicatum we are concerned that this plant can crowd out native species of aquatic plants if they are not well established, and the dense Eurasian milfoil growth can also create hypoxic zones by blocking out sun penetration to native aquatic vegetation preventing them from photosynthesizing?

Can LBH provide details of the management plan for the Wetland?

4. Yeading Brook de-culverted section – 55 metres squared seedlings / plants

Iris pseudacorus, can other varieties of plant be considered to add to the colour palette?

5. Yeading Brook Naturalisation – 81 square metres coir palette

No comment on this item

## **Drawing No 10406- LD-PLN – 304 Rev D – Tree Planting and Seeding Plan**

1. Orchard – 166 fruit trees

Can LBH confirm Type, Maturity, and Root stock type of trees?

Can LBH confirm what protection of protection will be afforded to these trees until they become established?

Can LBH provide details of the management plan for the orchard?

2. Wetland – 20 trees

Betula nigra we are concerned that a non-native species of tree has been chosen when other non-native species are being removed from the park?

3. Overflow carpark – 5 trees

Sorbus aucuparia can these be located away from the carpark & housing boundary as the fruits can cause staining?

4. Play area – 4 trees

Betula nigra we are concerned that a non-native species of tree has been chosen when other non-native species are being removed from the park?

5. Yeading Brook Naturalisation – 10 assorted trees

Betula nigra we are concerned that a non-native species of tree has been chosen when other non-native species are being removed from the park?

6. Headstone Lane car park – 2 trees

Sorbus aucuparia can these be located away from the carpark as the fruits can cause staining?

### **Summary of Tree Planting**

Based on information received by Email on 28<sup>th</sup> August 2019 in the absence of the Survey Report and Arboricultural Impact Assessment, 2018 (by SJ Stephens), for site wide tree recommendations regarding tree removals and tree works to be carried out.

The email indicated that in total 145 mature trees are to be removed from the park, with 207 new mature trees being planted (Inc. Orchard), however if the Orchard section is removed from these numbers the park has a net loss of 105 mature trees.

The 2096 smaller native tree whips to be planted cannot be included in the tree figures as these are all contained in native hedges which will be cut back on a planned basis and as such the trees will not reach their maximum growth, indeed a number of the species indicated are classified as shrubs.



### **Drawing No 10406- LD-PLN – 305 Rev B – Furniture Reference Plan**

1. This drawing need further clarification as it does not indicate all the existing park furniture can LBH confirm they are to be retained as the 10406-LD-PLN-400 series drawings do not cover all of the park?
2. See also comments on drawing 10406-LD-PLN-202

### **Drawing No 10406- LD-PLN – 401 Rev B – Yeading Brook Naturalisation East**

1. Ancient Woodland (Pinner View) can the proposed new fence line be indicated on this drawing?

### **Drawing No 10406- LD-PLN – 402 Rev B – Yeading Brook Naturalisation West**

1. No comment on this drawing.

### **Drawing No 10406- LD-PLN – 403 Rev B – De-culverted Brook & Picnic Area**

1. Part of this drawing is subject to a separate meeting on Thursday 19<sup>th</sup> September 2019 in relation to the retention of the Weeping Willow
2. Existing perimeter fence to Museum is 1.8M high cannot see why hedge needs to be reduced to 1.5M keeping the hedge line at 1.8M would seems more practical / sensible (Currently 2.0M)
3. Green Gym which is to be relocated adjacent to the Basket Ball Court can LBH confirm that the Basket Ball Court will be resurfaced as part of these works and is there a provision of a screen / hedge between the them to prevent a potential clash of users?
4. Green Gym can existing Cycle Racks be reused adjacent the Moat Café (Requested following meeting with Harrow Breeze)?
5. Aquatic Planting see comments on drawing 10406-LD-PLN-303
6. Waste / Recycle bins to be provided to Picnic Area none indicated on drawing 10406-LD-PLN-305
7. What measures are being put in place to prevent flooding at the junction of Basket Ball Court / Play Area as the existing levels are not being amended

**Drawing No 10406- LD-PLN – 404 Rev B – Play Area**

1. Is there a provision for Play Equipment for Disabled Children?
2. Can LBH confirm that all the existing play equipment will be serviced / repaired?
3. Note regarding existing signage is not relevant as they are out of date and need to be replaced. This does not include the vinyl signage which should be returned to the relevant sports clubs upon commencement of the works.

**Drawing No 10406- LD-PLN – 405 Rev B – Overflow Car Park**

1. Can LBH provide further details on storage container?
2. Planting refer to comments on drawing 10406-LD-PLN-303 & 304
3. Can LBH confirm if Waste / Recycling bins are to be provided?

**Drawing No 10406- LD-PLN – 406 Rev B – Wetlands and Sedimentation Ponds**

1. Can LBH confirm if Waste / Recycling bins are to be provided?
2. Can LBH confirm if Benches are to be provided?
3. Can LBH confirm that a Community Notice Board and Interpretation Board be installed on each entrance to the park from the Harrow West development?
4. Planting refer to comments on drawing 10406-LD-PLN-303 & 304

**Drawing No 10406- LD-PLN – 407 Rev B – Headstone Lane Car Park**

1. Can LBH confirm if Waste / Recycling bins are to be retained?
2. Can LBH ensure that the Fire escape route at the rear of Hugs & Giggles Nursery is not blocked by the proposed log / habitat piles?
3. Planting refer to comments on drawing 10406-LD-PLN-303 & 304

**Drawing No 10406- LD-PLN – 408 Rev B – Headstone Lane West Entrance**

1. Headstone Lane boundary can LBH confirm extent of works to this area as all existing vehicle prevention barriers have been marked for removal (Originally requested 28th June 2019)
2. New footpath route from Headstone Lane West to West Harrow Cricket Club ensure this is footpath width only as there is evidence of vehicular access from Headstone Lane.

**Drawing No 10406- LD-PLN – 409 Rev B – Moat**

1. Earth bund adjacent to Pinner View Car Park & Moat perimeter drawing indicates that this is to be reduced to allow for widened cycle way this area was only planted as part of Headstone Manor & Museum HLF Project can all plants be removed and stored for replanting on newly formed bund or for use within the park (See also Drawing 10406-LD-PLN-201).
2. Have works regarding Desilting of the Moat been removed from the project as there is no mention of these works on the drawing.