
Auchterarder Primrose Park



Park Facilities Feasibility Study 2017

Brief

Auchterarder Community Sports Association (ACSA) commissioned a Feasibility Study in order to inform possible future development of Primrose Park. The possible layout plans will look at the key elements proposed within the park, their approximate location and broadly illustrate their position. The study would also provide outline costs.

The elements which have been highlighted by ACSA are:

- Multi courts/ Paddle tennis
- Improved play area
- Paths and walks
- Parking and vehicular access
- Trim trail/ mountain bike track
- New Community/Sports Pavilion
- Lower natural area – best use/character
- Improve Skateboard
- Relationship of Park with Recycling Centre and Recycling point



Actions

In partnership with the ACSA,

- consult with community on initial ideas and study criteria
- draft feasibility study / master plan to contain
 - Optional Layouts
 - Element component requirements
 - Approximate costs of options / elements
 - Local facilities - demand / access / costs
 - Site strengths and weakness vs. opportunities and solutions
- present and consult community on options
- final outline master plan document

*Please note that the Pavilion is very much a project in itself, this study will consider primarily its location and relationship to the rest of the park and provide an outline look at the pros/cons of its potential relocation as highlighted by ACSA.

Although the costing of the building is out with the scope of the study we will provide through discussion with colleagues a guide to a sensible parameter to the probable costs for a new building.

We understand that the management of the park facilities (primarily any potential new pavilion and possible the management of specialist courts) and will be progressed by the community out with the direct scope of the feasibility study;

Feasibility Study and Layouts.

Following initial community consultation the main actions/issues are to include:

- Collate/ analyse community consultation data to establish community priorities
- Site survey- Site character and condition
- Examine the Elements raised to the extent of:
 - Multi courts/ Paddle tennis
 - Research into multi-court /games areas.
 - Consider multi-use or single use.
 - Consider other local facilities
 - Improved play area
 - Location options and concept redesign costs
 - Access / Movement – Paths, walks, Parking and vehicular access
 - Core path/foot path links to park
 - Consider Park furniture / Lighting / Full circular
 - Consider Main Road crossing issues
 - Analysis of vehicular and pedestrian access and circulation
 - Car Parking capacity / use
 - Trim trail/ mountain bike track
 - Consider options, locations, costs and links to new cycle path
 - New Community/Sports Pavilion
 - Relationship of existing pavilion with the park and park users
 - Location options in the Park
 - Consider New / Repair
 - Research approx. costs / optional uses. Rooms / Changing / Café / storage / shelter / sustainable.
 - Consider Maintenance / Ownership
 - Consider Toilets and possible access methods
 - Lower natural area – best use/character
 - Consider improvements to the park, drainage, links and features such as entrances and old pond.
 - Options to the lower area and Landfill
 - Improve Skateboard
 - Research costs and capacity to improve
 - Relationship of Park with Recycling Centre and Recycling point
 - Consider recycling centre use / access on the park / pavilion use / access
 - Consider recycling point use / access on the park / pavilion use / access
 - Consider revising layout or mitigation measures. Options and cost implications.
 - Scope out any key issues relating to park maintenance, the adjacent recycling centre, road and vehicular access, major housing development and sports provision contained within them.

Initial Consultation Results

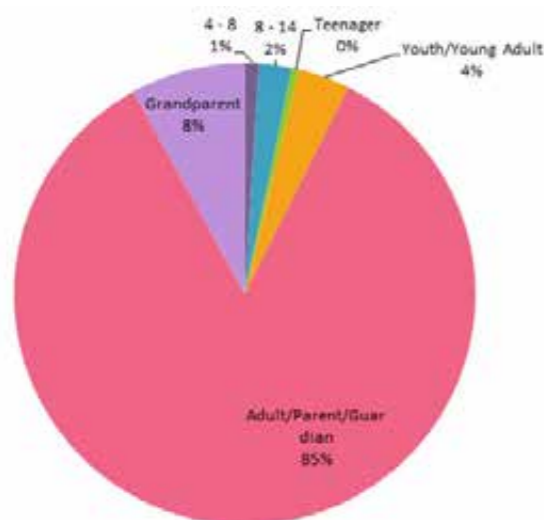
Initial Public Consultation held Aug / Sept 2016

Summary of Results and conclusions were as follows: Full report can be seen in appendix.

Response Statistics

Complete	211	48.3
Partial	226	51.7
Disqualified	0	0
Total	437	

How old are you? Are you...



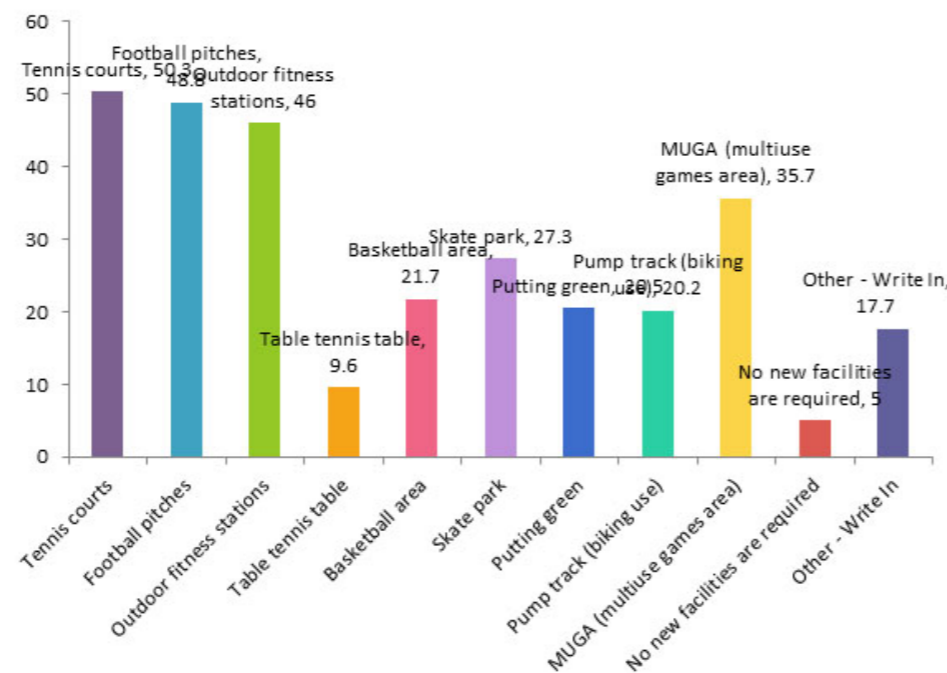
Do you?

Live next to the park?	7.6%	16
Live in Auchterarder?	69.2%	146
Live outskirts of Auchterarder?	15.6%	33
Live in another town or village?	7.6%	16

How do you usually travel to the park?

Walk	62.6%	132
Cycle	3.8%	8
Car	32.7%	69
Public Transport	0.9%	2

SPORT / FACILITIES



Which sporting facilities would you like to see in the park? (tick all that apply)

Other comments:

Better kids play area, trampoline -	25
running / cycle track -	15
pavilion changing room, cafe and toilets -	5
better skate park / cycle circuit -	3
water fountain / Drinking water -	2
swimming pool, outdoor water area -	2
Kids adventure playground	1
full path -	3
Wee cycle track for young children	1
shelters for teenagers.	1
4G and rugby pitch	1

Thinking about your favourite sport; are the local facilities for this sport?

Good value	35.6%	53
Easy to access	52.3%	78
Nearby	69.1%	103
Good quality	47.0%	70

Do you think Top Park/Primrose Park would be a good location for your favourite sport?

Yes	76.3%	164
No	23.7%	51

Which of the facilities you have ticked would you use on a regular basis?

Tennis	70
Football pitch	44
Fitness -area / station	45
Bike track	19
Putting Green	15
MUGA	16
Kids play area	21
Skate park	13
Running Track	11
Basketball courts	7
Pump track	6
Table tennis	4
Toilets	2
putting green	2
basketball	2
gym	4
Café	1
Dog walking, walking	2
area for bbqs	1
water area for kids in summer	1

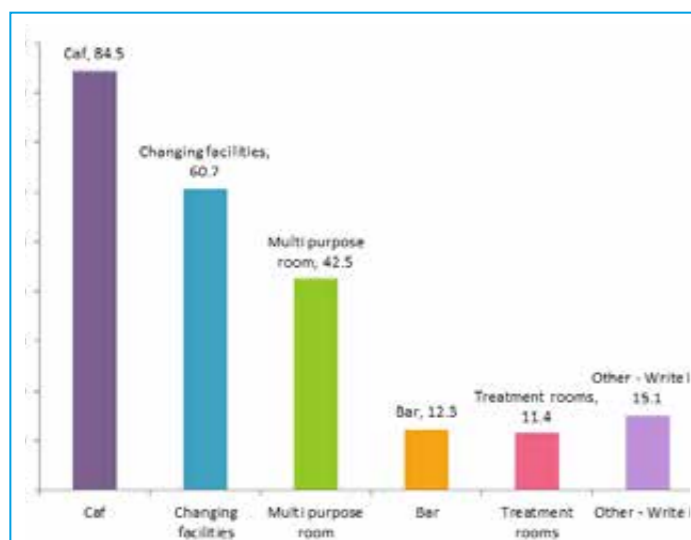
From the list which is your favourite sport and location?

Sports:

Football - 25 - Community Campus School, astro, top park, Inches Perth, St Johns community	25
Running - 23 - Park, North Inch, Outdoor paths / offroad, Gleneagles, town, countryside, town, Auchterarder, Perth	23
Tennis - 21 - Dunning, Gleneagles, Kinnoull, Stirling uni, out with town	21
Swimming - 10 - Crieff, Perth	10
Golf - 9 - Auchterarder golf club	9
Cycling - 6 - Kincardine road, countryside local paths, North Inch	6
Mountain bike - 3 - Comrie	3
Horse Riding - 3 - Gleneagles	3
Fitness class - 3 - Ayton hall, Gleneagles	3
Netball -3 - live active hall, TCSOA campus	3
Walking -3- tullibardine, Auchterarder, outward	3
Badminton - 2 - bells sport centre, School Hall	2
Park - 2 - Auchterarder	2
BMX - 1	1
Ballet - 1 - church hall	1
Basketball - 1	1
Bowls - 1	1
Dance, Zumba - 2	2
Hockey - 1 - bridge of earn	1
Gym -1 - Gym in Perth (reasonably priced)	1
Gymnastics, Pilates -2- Community Campus	2
Kayaking - 1	1
Vaulting - 1 - Crieff	1
Rugby -1- Perth	1
Zumba - 1 - Aberuthven	1
Triathlon - 1 - all	1

Locations:

- Crieff, Crieff recreation
- Park - macrosty park Crieff
- Auchterarder
- Glendevon
- Ayton hall
- Bells



PAVILION

If the pavilion was to be updated or rebuilt, what facilities would you like to see?

Other

Toilets - 25	25
Lockers - 2	2
Indoor soft play / facilities for younger children and families - 3	3
Area for marquee for sport functions - 1	1
Outdoor drinking fountain - 1	1
Small Committee & administration rooms - 1	1
Large hall suitable for hire to groups e.g.: youth clubs/party hires/scouting groups etc - 1	1
Drying facilities for cyclists - 1	1

PLAY

Please pick 5 of your favourite types of play.

Climbing	43.7%	90
Slides	37.9%	78
Springy's	15.0%	31
Spinning	8.7%	18
Hiding/Imaging	20.9%	43
Swings	40.8%	84
Surfing/balncg	5.8%	12
Ball games	51.0%	105
Running	44.7%	92
Meeting friends	43.7%	90
Sledging	21.8%	45
Mounds/Slopes	21.4%	44
Logs / Boulders	19.9%	41
Adventure Trail	51.5%	106

Which type of play surface do you like?

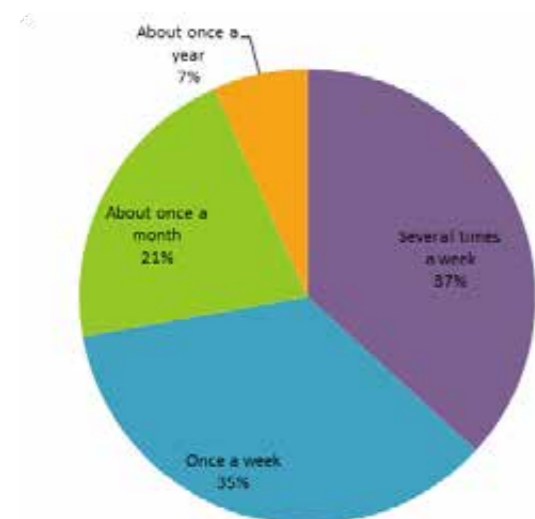
Grass	54.4%	117
Bark	5.1%	11
Sand	3.7%	8
Rubber	36.7%	79



PARK

How often do you visit the park?

Several a week	36.8%	82
Once a week	35.4%	79
Once a month	21.1%	47
Once a year	6.7%	15



Do you find the park welcoming?

Yes	52.2%	117
No	47.8%	107

Do you find the park to be safe?

Yes	71.9%	159
No	19.9%	44
Comment	14.9%	33

- Not enough lights 12
- Dangerous traffic 3
- Uneven ground 3
- Dog Mess, Stray dogs 3
- Easy for small children to run away 2
- Parking 2
- To open 1
- To many hiding areas 1
- No gates 1
- Unsuitable play equipment 1
- Not much to do 1
- To many football games 1
- Needs new equipment 1
- It is not unsafe, could make it safer. 1
- Most of the time 1
- Not quite but not scary yet 1

What do you not like about the park?

- Boring / Sad / Location 41
- Lack facilities 25
- No Toilets 20
- Not enough lights 14
- Dogs / Mess / Bins 18
- Unkempt / uneven 16
- Lack / Poor Play 38
- Poor pavilion / changing / Cafe 15
- Waste / Lack space 12
- Poor parking 7
- Need seats / picnic benches 7
- Muddy / Poor Drainage 11
- No gates 5
- Nothing 5
- Unusable football pitch 7
- Poor skate park 6
- Unsafe Cars / Tip 8
- Litter 4
- Everything / location 7
- Football pitch takes too much room 4
- Broken glass 3
- No shelter or social space 6
- Not enough paths 3
- Lack plants / structure / pond 4
- No Sport facilities / pitches 6
- Poor road crossings 1
- Accessibility for Wheelchairs 1
- Lack bins / dog 4



What would make the park even better?

- Café / Shop 35
- Better/more play equipment 51
- Toilets 24
- Better Pavilion / Changing 49
- Tennis / Netball courts 17
- More lights 16
- Better/more football pitch 13
- Better pathways/run circuit 14
- Better/more seating areas 9
- More things to do 8
- Better skate park 6
- Drainage 6
- A Outdoor gym 7
- More parking 5
- More sport facilities 4
- More community activities/events 4
- Plants / landscaping / Nature 12
- Picnic areas 4
- Basketball court 3
- More bins 3
- Control Dogs / mess 8
- Zip wire / Trampoline 5
- Nature / wildlife 4
- Climbing wall 2
- BMX / Cycle track 4
- Sand / water play 4
- A water feature 2
- A bit of effort to update 1
- More signs 1
- Safer car access / parking 3
- Crazy Golf / putting 2
- Evening performances 1
- Adventure Park 2
- Enclosed park 1
- Less grass 1
- Needs more funds 1
- No traffic at all 1
- Better Entrances 1
- Rugby pitch 1
- Some art 1

Which other parks do you like to visit and why?

- MacRosty Park 91
- Perth North , Scone and South Inch 48
- Auchterarder Hunter Street Park 15
- Auchterarder / Kincardine Park 14
- Dunning Park 11
- Aberuthven 7
- Stirling Kings Park / Bridge Allan 9
- Aberfeldy Park 2
- Pittencreiff Park 2
- Stonehaven 2
- Braco / Blackford 3
- Beecraigs Park 1
- Bridge Water Park 1
- Auchterarder Lundies walk park 1
- Causeway Head Park 1
- Falkirk / Helix / Callander park 5
- Nairn 1
- Camperdown Park 1
- Pollock / Rortherglen parks 2
- Canford park-Bristol 1
- Kelvingrove / Glasgow Green 3
- Castleton Park 1
- Grangemouth Park 1
- Cheshire Park 1
- Kinlochard 1

What is missing from your park? Pick your 5 most important things.

Flowers/Plants	33.6%	76
Fruit Trees	8.8%	20
Wildlife	21.2%	48
Benches	29.6%	67
Picnic Benches	61.9%	140
Bins	22.6%	51
Signs/Info	11.9%	27
Play Equipment	63.3%	143
Sledging Area	17.7%	40
Mounds/Slopes	9.3%	21
Logs/Boulders	11.1%	25
Art Interest	17.7%	40
Other	15.9%	36
Parking	23.5%	53
Trees	2.7%	6
Lighting	46.0%	104
Paths	11.1%	25
Other		
◦ Child /Cycle / Mountain track		4
◦ Skate Park		2
◦ Café with Toilets		13
◦ Enclosed Dog Park and clean up		3
◦ Club house Football Pitch / Rugby		2
◦ Outdoor gym, Running Track		2
◦ Sand / Water play area		2
◦ Tennis court 1		
◦ Shelter 1		
◦ Shop /Vending machine 2		

HOW WOULD YOU RATE

How would you rate the overall appearance of the park with regard to: 1 POOR 10 GOOD

	0	1	2	3	4	5	6	7	8	9	10
Litter	1	2	9	28	19	16	34	42	36	14	8
Maintenance	3	5	11	18	21	26	29	44	34	12	13
Dog Mess	11	21	25	29	37	29	21	16	16	6	5
Glass	2	8	19	29	36	32	23	17	20	13	8
Vandalism	3	9	14	20	31	32	22	28	21	15	6

What is the best thing about your park?

- Location / Size 67
- Open space / View 60
- Play area / Fun 24
- Access / Paths 16
- Safe / Clean 12
- Trees 9
- Football pitch 7
- Grass / Nature 5
- Skate area 4
- Meet Friends 4
- Car Park 2
- Rhododendrons 2
- Potential / Open 3
- Dog walking 1



Selection of comments from Residents?

All the new houses being built in area and we have such a poor outdated park kids love to climb explore use imagination not possible in this sad park I go almost daily when I am not working as I have a 5 year old and 2 year old and it is so poor and unsafe at times

As a visitor to the skips, I welcome the chance to complete the survey, Dog walkers seem to be the most consistent visitors and their needs need to be considered as part of 'sport'. Attention to bridleways, their upkeep & accessibility as riding is a popular local sport

Auchterarder is growing and this park is a disgrace to the community; smaller surrounding villages are better equipped.

Auchterarder's children deserve a fun, exciting and imaginative place to play. The current equipment is old and needs to be upgraded. There is enough space to incorporate natural play space (logs, trees and boulders etc) as well as more up to date and modern play equipment.

When I was very young, myself and all my friends and family raised thousands of pounds for a swimming pool in Auchterarder that never materialised. I want the money I raised to go to improving the parks! We shouldn't have to raise any more money as we have thousands there and it should be more but somehow the money wasn't invested?! Please look into spending that money for this project as I think you will find the original people of Auchterarder who raised that money will be happy with that. Good luck!

Easily maintained sports provision would hopefully encourage use, such as tennis courts and basketball court. The town lost its tennis courts years ago and although the Gleneagles facilities are open to public they are expensive.

I have recently moved into Auchterarder to be closer to my grandchildren. I love the town but I am appalled at the level of dog mess on the streets and public areas. Irresponsible dog owners MUST be named and shamed in the interest of the safety of our children

I support 100% the conversion of the park into something useful for residents (old and new) to use. Shame a swimming pool could not be included in it

I think that the fact a town the size of Auchterarder has no vocal point for the community is a shame, with a community football club with only one full size grass pitch is a disgrace, any small improvement would be better than what's there

I think the park is a great space, it doesn't need lots of new fancy equipment but more parking, decent drainage so that all the grassy areas could be used for picnicking etc and a cafe with toilets would make it a place people could go and spend the day there.

I very strongly feel that the LIVE Active facilities at the school should be much more available to the community. The rule regarding only being able to block book (rather than book a one off session) is a complete deterrent to the facilities being used. My child-minder used to book hard-court tennis for two hours through holidays if weather was good, but clearly could not and would not block book as weather might mean it was unplayable. I also feel that these facilities should be available at reduced cost to kids or families to encourage exercise and activity. If we use these facilities appropriately then we have tennis courts available already. This allows the top park to remain a green space with a playable grass football pitch which currently is not available in Auchterarder.

It is disgraceful that the football pitch has been allowed to deteriorate to the state it is now in so that it can no longer be used.

It's a nice park just leave it as is.

Big space , it would be a shame to waste it for football and time for a big change. Different sports.

The park should be a community hub, a safe welcoming place for all ages

The football but needs refurbished and toilets for public required - The park at present is not used to its best ability. I am not happy with the 'Shows' parking up in the park , it caused disruptions and lorries and vans muck up the park, it does not feel safe

Think a cafe/hall at the park would be a great addition to the community due to the location. It would be a central hub for parents and children alike. Oh and finally a water sprinkle would be amazing :)

Yes, please, please, please no sand!! The one thing that lets Crieff down. There's lots of activities that don't need to involve traipsing home an entire beach, never mind the risk of goodness knows what being in there. If I want to go to the beach I will!! Trampolines would be great though! Also please no outdoor gym equipment. I've never found any that's easy to use or effective. It's ugly and under used. No doubt expensive too. Also please take down the fence and include the kids area as part of the park. It just needs a bit of TLC and a club house with toilets, changing and a cafe.

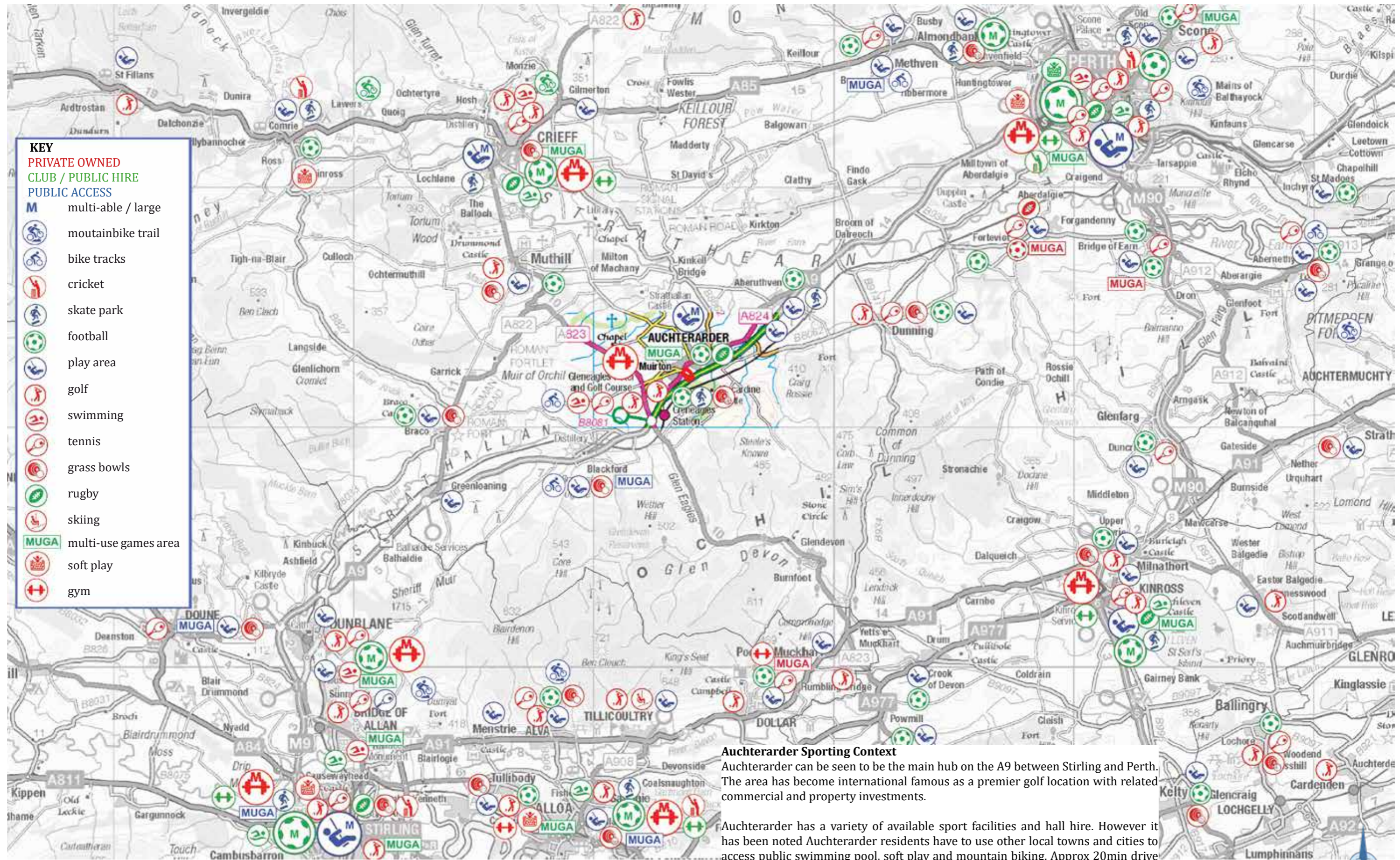
Initial Consultation Conclusions

In conclusion from the public consultation the top priorities for improvements were;

1. Pavilion / Community Hub
2. Cafe / Shop / Toilets
3. Tennis Courts / MUGA
4. Play Area
5. Fitness / Running Circuit
6. Mountain Bike Track
7. Skate-park
8. Community Events

The main issues of concern were;

1. Conflict between Municipal Dump drivers and Pavilion users at the road outside the Pavilion.
2. Condition of the Pavilion
3. Lack of Toilets
4. Cost of Private and Community Campus sport facilities
5. Recycling facilities / gate - condition
6. Lighting
7. Unattractive Play Area
8. Road Crossing

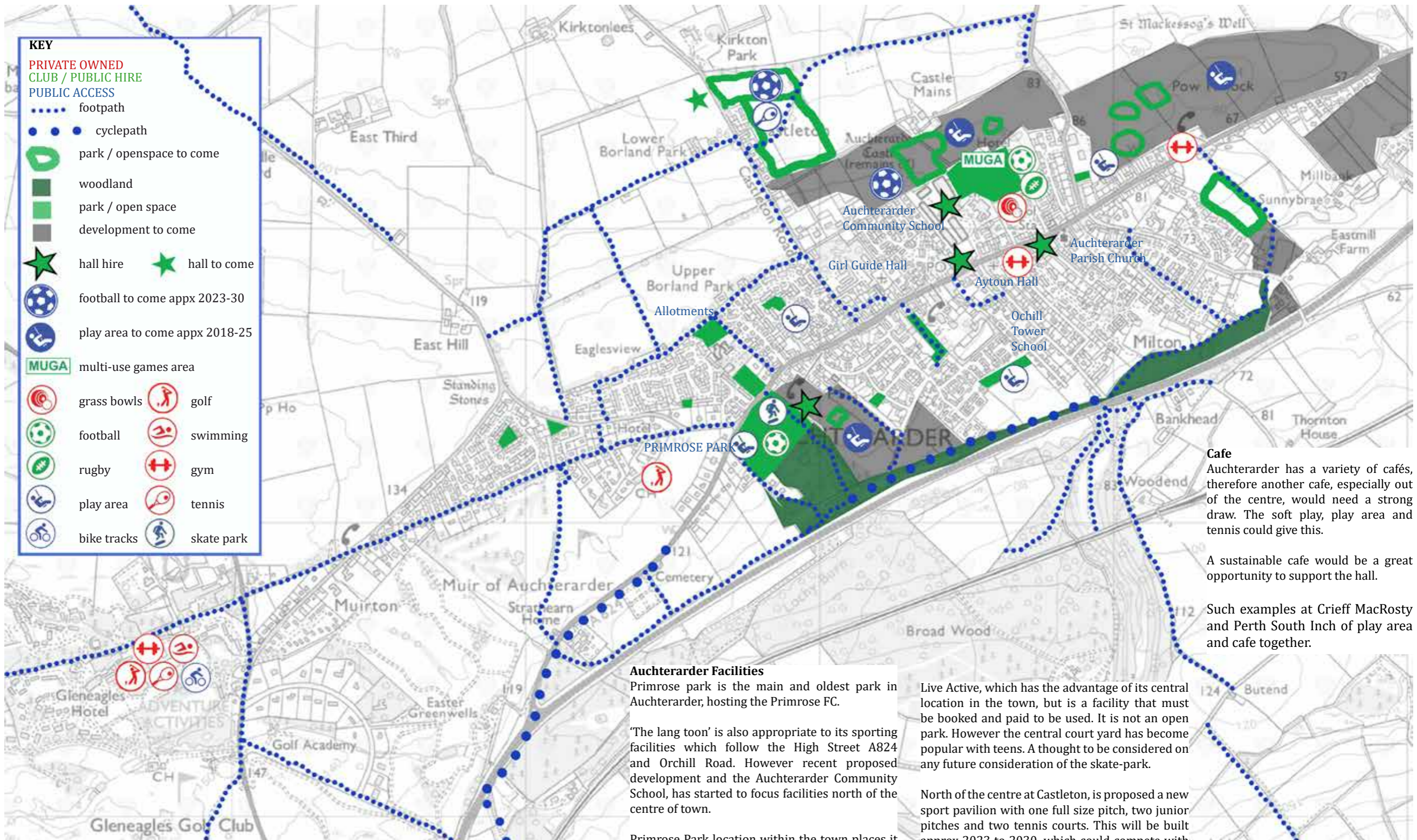


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Auchterarder Sporting Context

Auchterarder can be seen to be the main hub on the A9 between Stirling and Perth. The area has become international famous as a premier golf location with related commercial and property investments.

Auchterarder has a variety of available sport facilities and hall hire. However it has been noted Auchterarder residents have to use other local towns and cities to access public swimming pool, soft play and mountain biking. Approx 20min drive for each. Public consultation raised the cost to access Gleneagles and Live Active facilities can be prohibitive to local residents and maybe further encouraging use of sites out-with. Primrose Park is Auchterarder's current main park with circular walk, skate park, premier play area, football pitch with pavilion.



KEY

PRIVATE OWNED
CLUB / PUBLIC HIRE
PUBLIC ACCESS

- footpath
- cyclepath
- park / openspace to come
- woodland
- park / open space
- development to come
- ★ hall hire ★ hall to come
- ⚽ football to come appx 2023-30
- ⚽ play area to come appx 2018-25
- MUGA multi-use games area
- ⚽ grass bowls ⚽ golf
- ⚽ football ⚽ swimming
- ⚽ rugby ⚽ gym
- ⚽ play area ⚽ tennis
- ⚽ bike tracks ⚽ skate park

Cafe
Auchterarder has a variety of cafés, therefore another cafe, especially out of the centre, would need a strong draw. The soft play, play area and tennis could give this.

A sustainable cafe would be a great opportunity to support the hall.

Such examples at Crieff MacRosty and Perth South Inch of play area and cafe together.

Auchterarder Facilities
Primrose park is the main and oldest park in Auchterarder, hosting the Primrose FC.

'The lang toon' is also appropriate to its sporting facilities which follow the High Street A824 and Orchill Road. However recent proposed development and the Auchterarder Community School, has started to focus facilities north of the centre of town.

Primrose Park location within the town places it slightly outside the centre, requiring most users to travel by car or bike. The facilities are open and free to use except for organised football, which must be book with PKC.

In comparison the main sport facility competitor is the Auchterarder Community School, run by

Live Active, which has the advantage of its central location in the town, but is a facility that must be booked and paid to be used. It is not an open park. However the central court yard has become popular with teens. A thought to be considered on any future consideration of the skate-park.

North of the centre at Castleton, is proposed a new sport pavilion with one full size pitch, two junior pitches and two tennis courts. This will be built approx 2023 to 2030, which could compete with Primrose Park Facilities. This must be taken into consideration in any Pavilion business plan.

In-terms of parkland and opportunities for a variety of free activities and community run MUGA / Tennis, Primrose Park is ideal with no competition.

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Current Activity Layout

Primrose park

is Auchterarder's main park and considered one of the 9 destination parks in Perth and Kinross. Primrose Park is the home of Primrose FC (has also been home to Auch.Thistle, Heather and Fairmuir)

The layout of the park and maturity of the trees, gives the park a grandeur. Setting the context of neighbouring contemporary buildings and a strong welcome into Auchterader from the South West.

However this grandeur has been eroded by developments within and adjoining the park. Care should be considered for the future not to lose the heritage.

Despite the parks topography, the park can be wet due to springs. This cannot be fully controlled, however various projects in the past have added more drainage to the surface to try and alleviate the situation. It is noted in historical records, the town name means 'a well watered hill on a high ridge' and was know for its drawbridges on the main street, due to water in the drainage gullies.



RECOMMENDED PITCH ORIENTATION



Facilities

Due to the park's topography, the football pitch has always been on the only flat part of the park. This has created a very open central space with views south and circular path with boundary specimen trees.

The play area is approximately from the 90's, with a robust steel and rubber design. Design of play areas have significantly changed since then, with removed fencing to open the play into the landscape rather than a enclosed room. The style of the play area could be more attractive and located closer to the car park and park entrance, this would encourage more public use.

Skate park is in line with Perth and Kinross current facilities, however it could be more adventurous and encourage more users. The skate park is in a dominate position within the park.

Changing pavilion is in a poor state of repair and is located within the carpark. There is concern with pavilion users crossing the road.

Parking is good for the size of the park, however during football matches or event days, the space can fill up, including parking on the park. This can then cause a conflict with flowing access to the recycling facility to the south.

Circular footpath, using park road, with recent upgrade to the north east entrance. There are gravel paths in the woods and grass desire paths south to old landfill.



- footpath ———
- gravel path - - - -
- grass path
- gully ———
- access ←

Current Site Issues

Site issues

Public consultation noted local affection for the park, however it was felt the facilities did not

- fully fulfil their potential or
- attractive to the community and visitors or
- in a poor condition

missing facilities, location, condition and park conflicts, let an otherwise lovely park down.

STRENGTHS (BLUE)

The parks overall character is its ultimate strength, enhancing the entrance and welcome of Auchterarder.

Internally there are a few notable strengths

- mature trees and open space
- west entrance
- flowering shrub bed at play area
- linear glade near A9
- south west track up side of park
- improving cycle link from east



Pitch Works

WEAKNESS (PURPLE)

The main facilities are run down.

- The football pitch has been recently refurbish, however as of summer 2017 it is still not open.
- The play area is in good condition but of low attractiveness and play value
- The changing pavilion is in poor state of repair
- The car park with the fencing / building and bins. Is a sad welcome to the park.
- Limited flat area and wet ground
- recycling facility impacts visually in the surrounding area. woodland and around the gate has rubbish from illegal dumping. Could the top bins be move out the car park and gate relocated?



Bins and Fence to side of Pavilion



Gully / Neighbour Boundary



Strengths	●	~	access conflict
Weakness	●	←	access line pedestrian
Opportunities	●	→	access line vehicles
Threats	●	→	access line opportunity
footpath	—	—	weak facility
gravel path	—	—	path opportunity
grass path / desire line	—	—	desire line
gully	—	—	space opportunity
slope	—	—	

OPPORTUNITIES (ORANGE)

Park has opportunities to add new activities and upgrade existing.

- pavilion was raised in the public consultation as the weakness that the public would like to see improved. this would open up opportunities for more than just a changing facility and if moved would increase parking.
- related to the this public wanted new activities of tennis / MUGA, mountain biking and circular fitness route. Any new building could have a cafe / changing / toilets for users of all facilities.
- skate park could be expanded or moved both are opportunity for change and reuse space.
- the small blocked off entrance at the top of park could be reopened if the play park was moved.
- desire lines and slope of the old land fill site.
- play could be improved to be more attractive



Pavilion and Park Road

THREATS (RED)

The main conflict raised was the access road to the recycling facility vs. park users in the car park and children using the changing pavilion. Residents felt weekend use with football users parking and accessing the pavillion conflict with diy users of the recycling facility crossing through the car park.

The speed of traffic is slow, however the risk, creates a sense of worry in a park which should be a place to relax.

There are other minor issues related to access at entrance, pedestrian paths onto park road and path repairs / trips at south west entrance.

The A9 is a strong barrier to access the countryside south. The upgrade of the Provost walk to cycleway, has helped to link the bottom of the park to other paths and the A9 underpass at Ruthven Street.



A9 old blocked off path across

Optional Activity Layout OVERALL

Overall Site potential activities

Map shows activities which cover the whole park and old landfill area.



Fitness Route (red dot) Exercise Stations (red star)

Due to the circular path and lower forest area, the park and old land fill site, lend themselves to fitness clubs and local jogging.

Consultation has raised the possibility to install exercise stations. These could be natural elements such as logs and boulders or metal units of bikes and push weight units.



Most of the paths are in place. It was noted a new path could be installed parallel to the park road to keep users off the road. Installation of signs, route map and stations would all that would be required to set up.

This would have to be funded and maintained by a community group. Example Abernethy Powrie Park, have achieve a similar outcome.

- Park circular path is approx 650m
- Park and forest path is approx 1200m

Mountain bike (double blue line)

due to the slopes of the park, there is a potential for a mountain bike track and pump track.

Small track could be in the park linking to pump track on landfill flat area and using the steep slope a downhill track. This track would need to be maintained and insured by a community group.



copyright kicklandbank farm Alyth



copyright Alyth Hill User group



Additional Paths (dotted blue line)
opportunity to upgrade a couple of the grass desire line paths, to gravel paths.



Cycle Path link up (blue dash line)
extend the new cycle path on the Provost Walk into the park and south west towards the Gleneagles Station. Fundraising would be required



Current Aerial Photograph

Aerial Photograph - possible new look

Picture below shows a possible aerial visualisation of the park, with a new pavilion, wind turbine, play area, tennis / MUGA, bike track and pump track.



Concept Optional Activity Layout 1

Possible Layout 1

This layout is the only one to show the implications of reorientating the pitch to the recommended orientation.

In this layout the

- play area is retain in current location
- skate park extended
- pavilion moved to slope on the east with
- single tennis / MUGA
- car park capacity increased

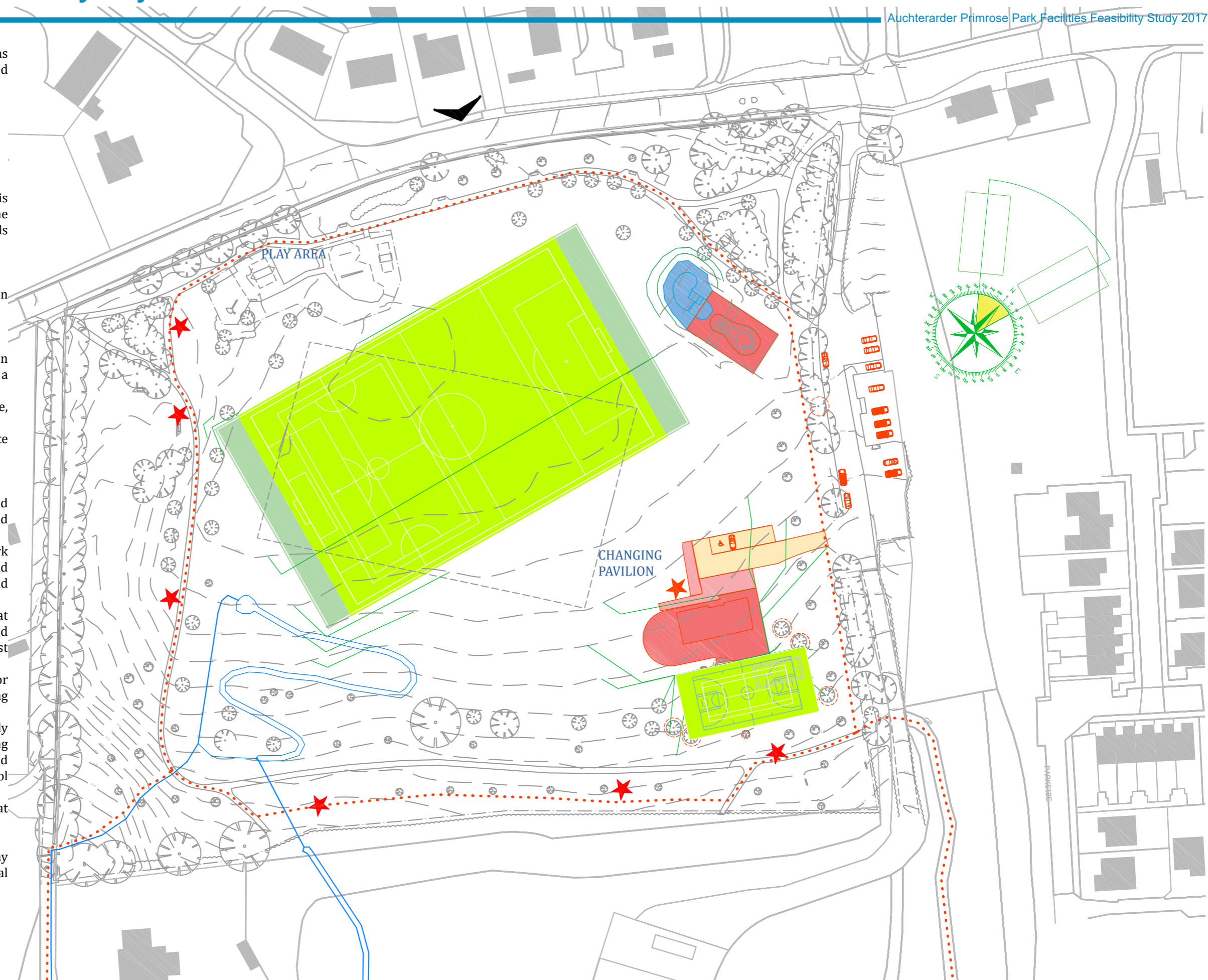
As you can see despite the size of the park, space is limited and design of surrounding activities of the pitch need to take into account risks of flying balls and match days audiences.

Implications of Layout 1

- Pitch £20k - following refurb, reorientation would not be a popular option
- Skate Park £80k - extension:
 - is an extension desired?
 - should it still be located here? in knowledge that the school court yard is a popular hang out space.
 - current design is limited in skill value, could be enhanced.
- Pavilion £500 to £1m - moving would create many positive and negative issues.
 - increase parking capacity
 - reduce conflict with recycling access
 - area would need to be resurfaced and possibly extend into the extra space and bins moved approx £30k
 - building and disabled parked in the park would lose some of the open space and trees. Any building cost would be depend on size and complexity.
 - exposed building on all sides, could be at risk from vandalism. Any design would want to be attractive and robust. To robust would be unattractive.
 - slope location allows for under floor storage and over view of the neighbouring activities.
- Tennis / MUGA £80k - consultation strongly felt a tennis court should be installed following the loss of tennis facilities in the past and requirement to pay for Gleneagles and School facilities.
 - Community facility would allow for use at anytime of the day.
 - would be a income for all the facilities
 - it would be highly recommended any facility be multituse to enable additional groups, funding and income.
- Mountain Bike Track approx £40-60k
- Running / Fitness approx £15-30k

Possible Cost

£725k to £1,400k



Concept Optional Activity Layout 2

Possible Layout 2

Following layouts show pitch in current location, with other activities surrounding.

As you can see despite the size of the park, space is limited and design of surrounding activities of the pitch need to take into account risks of flying balls and match days audiences.

In this layout the

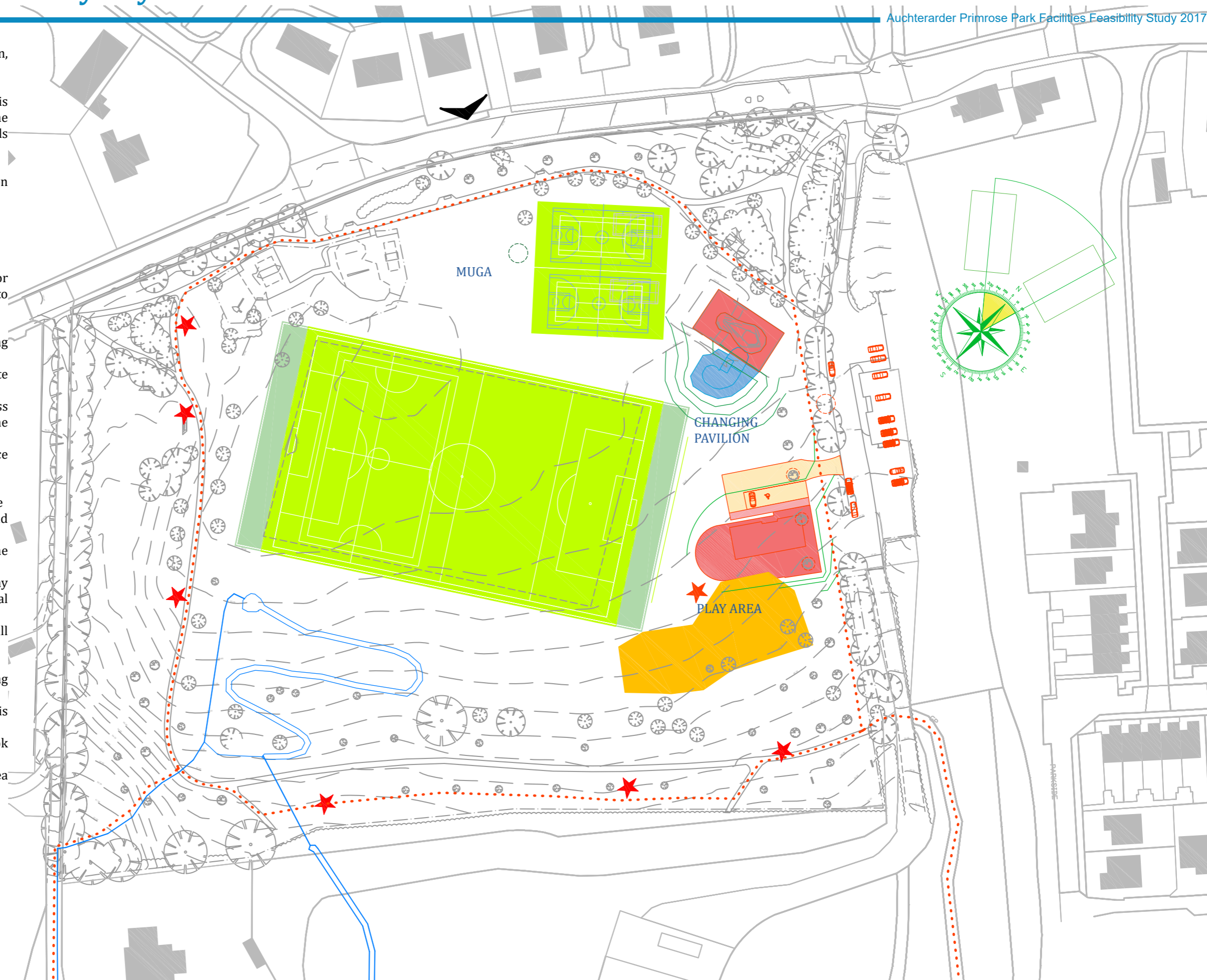
- play area is moved on slope below new pavilion
- skate park extended in alternative direction.
- pavilion moved to slope on the east
- car park capacity increased

Implications of Layout 2

- Pitch £5k - could be increased in length for rugby. Chainlink fence maybe required to protect play area and building.
- Skate Park £80k - alternative extension,
 - would also create alternative viewing platform for the football.
- Pavilion £300k-£1m - moving would create many positive and negative issues.
 - as per layout 1 issues, this layout uses less of the park, but would require some of the larger trees felled.
 - being behind the goal a chainlink fence would be required
 - building is on one level
- Tennis / MUGA £160k - this location would be
 - flat open site viewed from the road and attract users
 - 2 court facility would give greater income and flexibility compared to one.
 - it would be highly recommended any facility be multiuse to enable additional groups, funding and income.
 - 2 courts could be flexible to allow to small courts / pitches or one larger.
 - flexibility and extra income
 - Lighting would require planning permission
- Play area £150k - moved next to Pavilion, this would
 - allow parents to enjoy a cafe and over look the play area
 - slope allow creative design of the play area for natural play.
- Mountain Bike Track approx £40-60k
- Running / Fitness approx £15-30k

Possible Cost

£750k to £1,600k



Concept Optional Activity Layout 3

Possible Layout 3

Following layouts show pitch in current location, with other activities surrounding.

In this layout the

- Pavilion is retained in current location and rebuilt and traffic calming installed
- play area is moved in front of pavilion
- skate park extended
- car park capacity increased slightly by using hidden space
- 2 court flexible MUGA

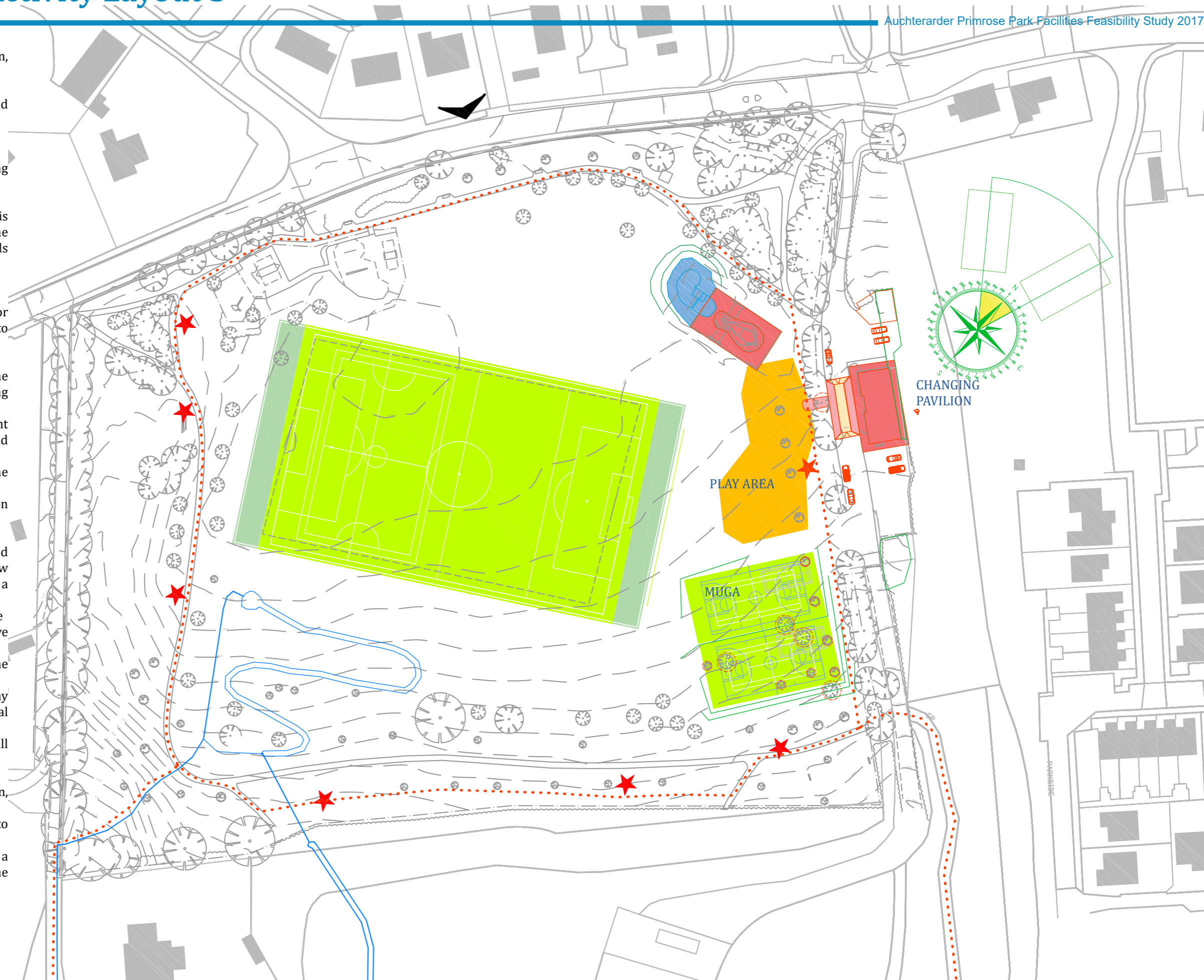
As you can see despite the size of the park, space is limited and design of surrounding activities of the pitch need to take into account risks of flying balls and match days audiences.

Implications of Layout 3

- Pitch £5k - could be increased in length for rugby. Chainlink fence maybe required to protect play area.
- Skate Park £80k - extension
 - this location extension also has the implications of being the first item walking visitors see.
- Pavilion £300k-£700m - rebuilding in current location would create many positive and negative issues.
 - traffic calming required to reduce the current conflict on the park road
 - parking limited increase, depending on the new pavilion size
 - lowest cost building options
 - location in best potential and cafe would not be as successful due to limited view to park actives and road still feel like a barrier
- Tennis / MUGA £190k - this location would be
 - additional cost to flatten site and remove trees
 - 2 court facility would give greater income and flexibility compared to one.
 - it would be highly recommended any facility be multiuse to enable additional groups, funding and income.
 - 2 courts could be flexible to allow to small courts / pitches or one larger.
 - flexibility and extra income
- Play area £150k - moved across from Pavilion, this would
 - closer to pavilion would be benefit to parents for toilets and snacks
 - however crossing road would still be a concern, this would reduce cafe income and sustainability of the building.
- Mountain Bike Track approx £40-60k
- Running / Fitness approx £15-30k

Possible Cost

£750k to £1,000k



Concept Optional Activity Layout 4

Possible Layout 4

Following layouts show pitch in current location, with other activities surrounding.

As you can see despite the size of the park, space is limited and design of surrounding activities of the pitch need to take into account risks of flying balls and match days audiences.

In this layout is a limited cost version of layout 2

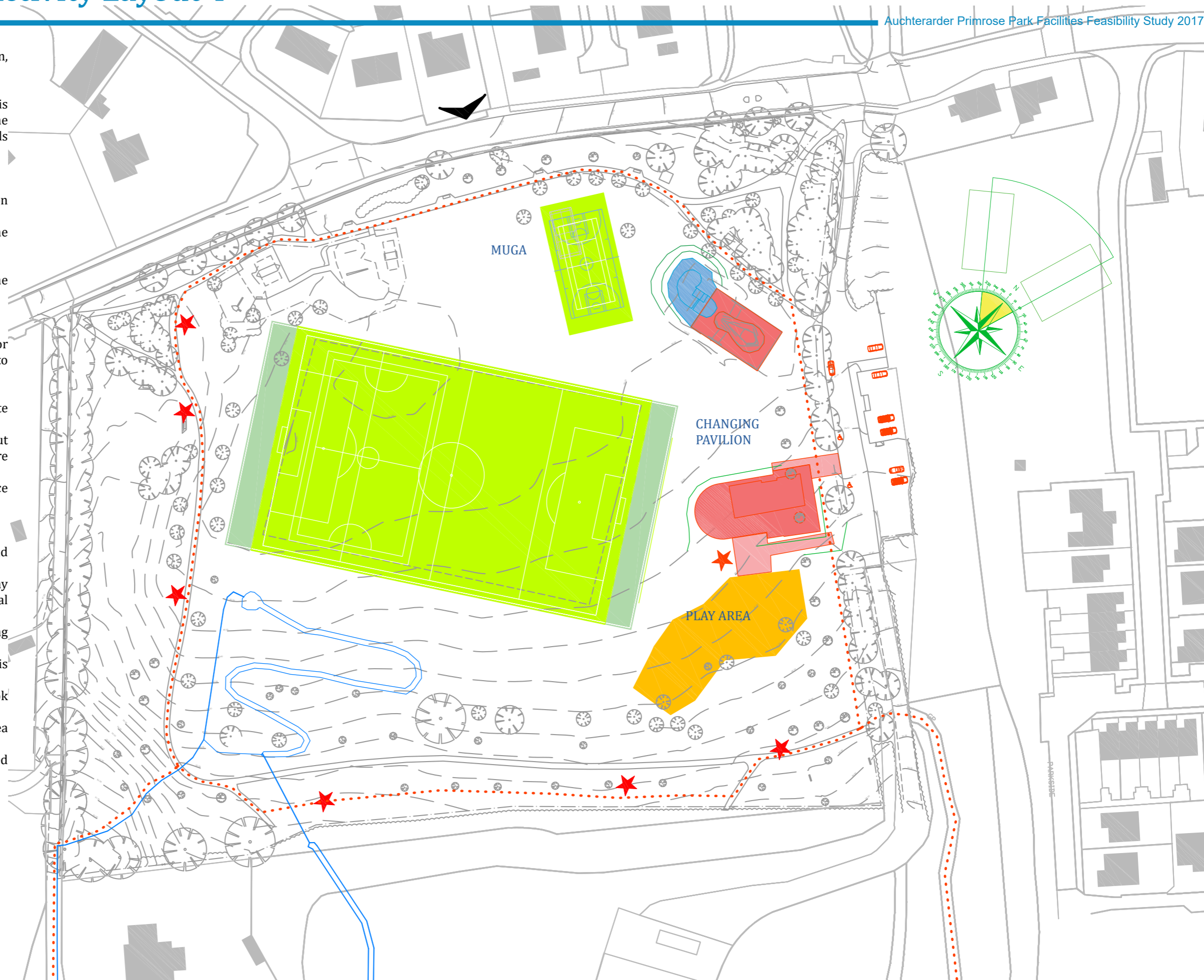
- play area is moved on slope below new pavilion
- skate park extended in alternative direction.
- pavilion moved to slope on the east but on one level and smaller disabled car park
- car park capacity increased
- tennis / MUGA on the flat area but just one court

Implications of Layout 4

- Pitch £5k - could be increased in length for rugby Chainlink fence maybe required to protect play area and building.
- Skate Park £80k - extension,
- Pavilion £300k-£1m - moving would create many positive and negative issues.
 - as per layout 1 issues, though this layout uses less of the park, but would require some of the larger trees felled.
 - being behind the goal a chainlink fence would be required
 - building is on one level
- Tennis / MUGA £70k - this location would be
 - flat open site viewed from the road and attract users
 - it would be highly recommended any facility be multiuse to enable additional groups, funding and income.
 - Lighting would require planning permission
- Play area £150k - moved next to Pavilion, this would
 - allow parents to enjoy a cafe and over look the play area
 - slope allow creative design of the play area for natural play.
 - however play area would be secluded behind the building
- Mountain Bike Track approx £40-60k
- Running / Fitness approx £15-30k

Possible Cost

£650k to £1,400k



Concept Optional Activity Layout 5

Possible Layout 5

Following layouts show pitch in current location, with other activities surrounding.

As you can see despite the size of the park, space is limited and design of surrounding activities of the pitch need to take into account risks of flying balls and match days audiences.

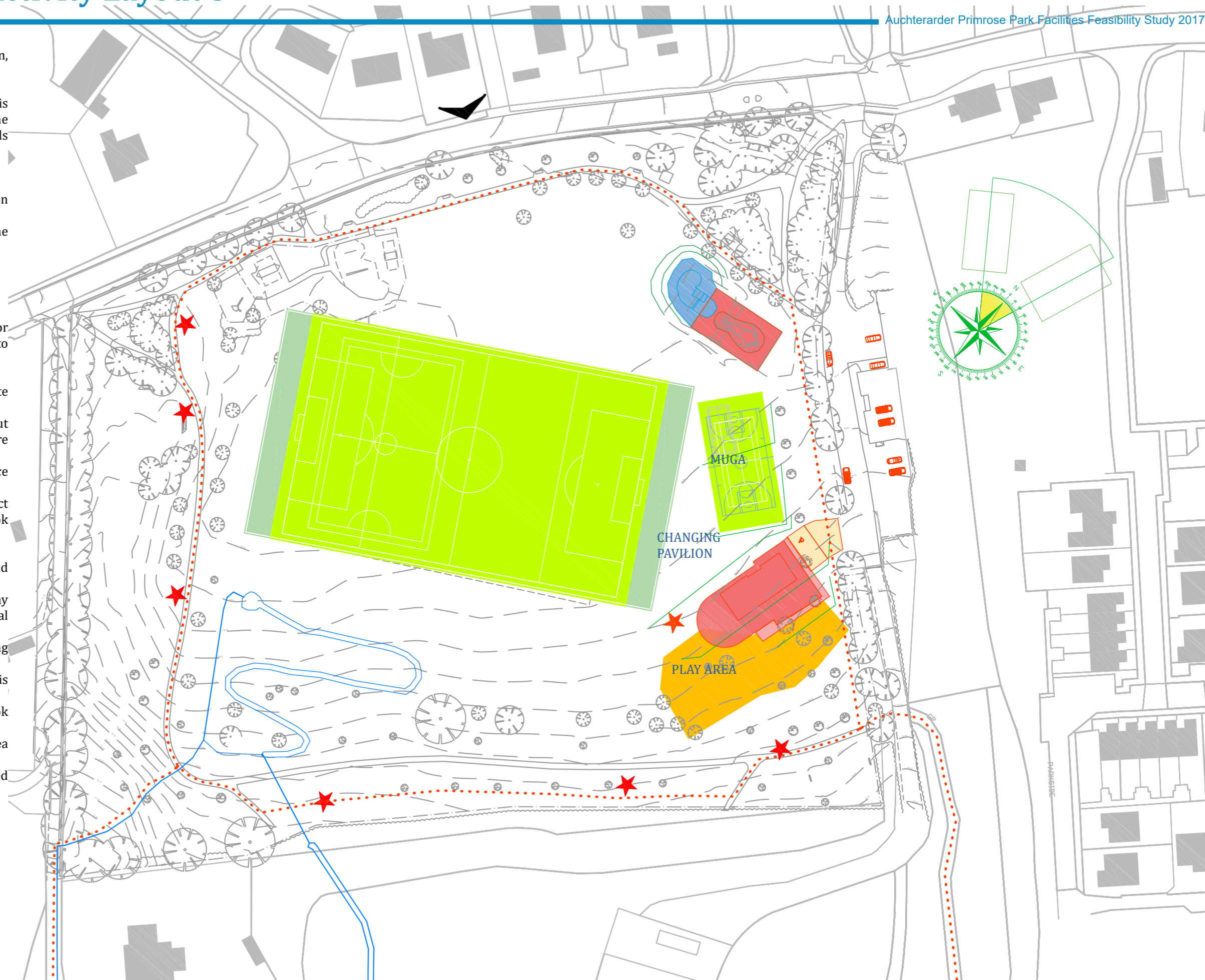
In this layout,

- play area is moved on slope below new pavilion
- skate park extended.
- pavilion moved to slope on the east but on one level and smaller disabled car park
- car park capacity increased
- tennis / MUGA on the flat area, just one court

Implications of Layout 5

- Pitch £5k - could be increased in length for rugby. Chainlink fence maybe required to protect play area and building.
- Skate Park £80k - extension,
- Pavilion £300k-£1m - moving would create many positive and negative issues.
 - as per layout 1 issues, though this layout uses less of the park, but would require some of the larger trees felled.
 - being behind the goal a chainlink fence would be required
 - smaller disabled car park less park impact
 - windows on both sides would allow look over most sports
- Tennis / MUGA £70k - this location would be
 - flat open site, existing tennis fence would protect from balls
 - it would be highly recommended any facility be multiuse to enable additional groups, funding and income.
 - Lighting would require planning permission
- Play area £150k - moved next to Pavilion, this would
 - allow parents to enjoy a cafe and over look the play area
 - slope allow creative design of the play area for natural play.
 - however play area would be secluded behind the building
- Mountain Bike Track approx £40-60k
- Running / Fitness approx £15-30k

Possible Cost
£650k to £1,400k



Concept Optional Activity Layout 6

Possible Layout 6

Following layouts show pitch in current location, with other activities surrounding.

In this layout the

- Pavilion is moved across the road and is used as part of the traffic calming.
- play area is moved in front of pavilion
- skate park extended
- car park capacity increased slightly by using hidden space
- 2 court flexible MUGA

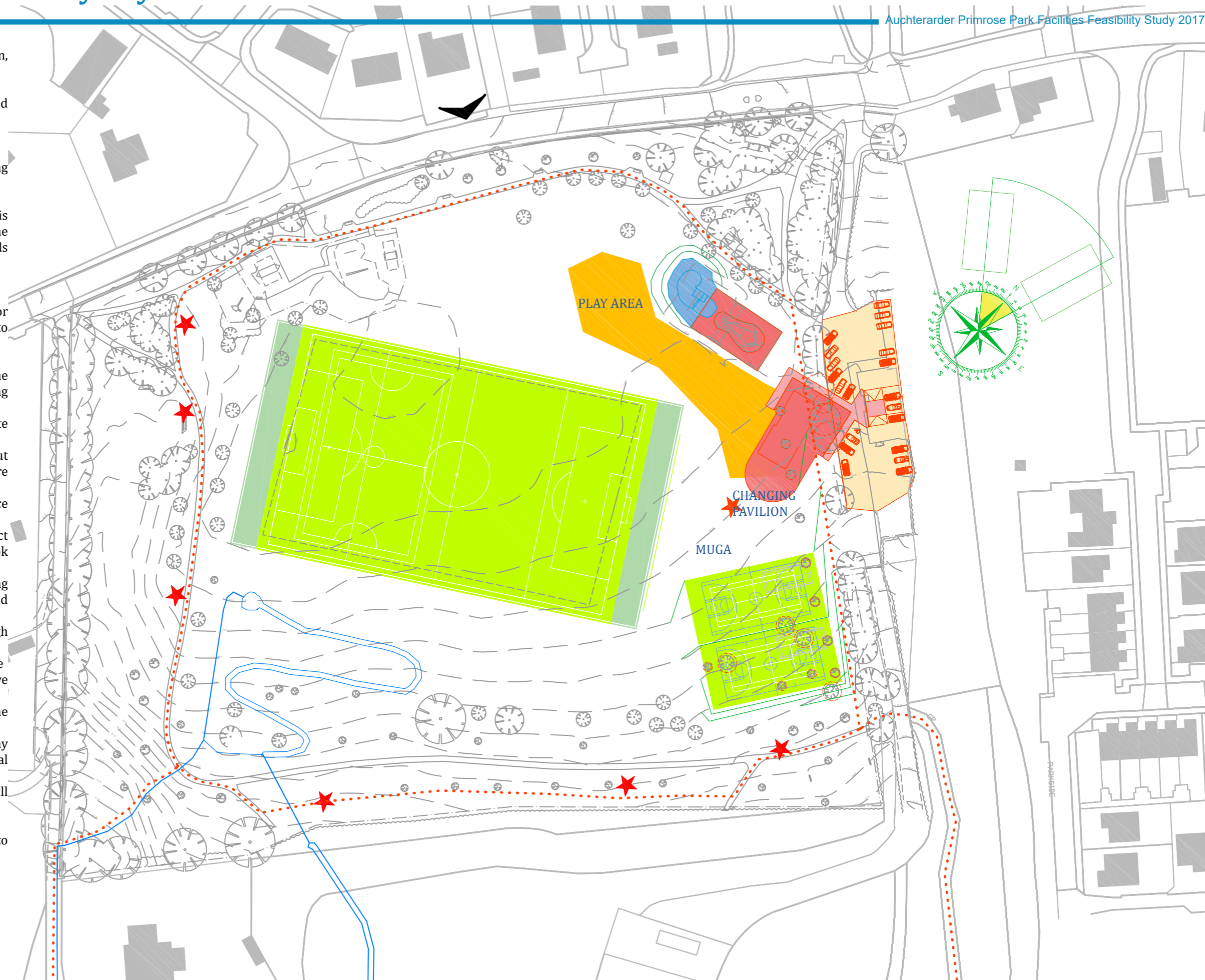
As you can see despite the size of the park, space is limited and design of surrounding activities of the pitch need to take into account risks of flying balls and match days audiences.

Implications of Layout 6

- Pitch £5k - could be increased in length for rugby. Chainlink fence maybe required to protect play area and building.
- Skate Park £80k - extension
 - this location extension also has the implications of being the first item walking visitors see.
- Pavilion £300k-£700m - moving would create many positive and negative issues.
 - as per layout 1 issues, though this layout uses less of the park, but would require some of the larger trees felled.
 - being behind the goal a chainlink fence would be required
 - smaller disabled car park less park impact
 - windows on both sides would allow look over most sports, supporting the cafe
 - used in the traffic calming, the building would have a impact on visitors and road users
 - attractive / dominate position, though some larger trees would be lost.
- Tennis / MUGA £180k - this location would be
 - additional cost to flatten site and remove trees
 - 2 court facility would give greater income and flexibility compared to one.
 - it would be highly recommended any facility be multituse to enable additional groups, funding and income.
 - 2 courts could be flexible to allow to small courts / pitches or one larger.
- Play area £150k - moved next to Pavilion,
 - closer to pavilion would be benefit to parents for toilets, cafe and snacks
 - open and visible
- Mountain Bike Track approx £40-60k
- Running / Fitness approx £15-30k

Possible Cost

£750k to £1,200k



Concept Optional Activity Layout 7

Possible Layout 7

Following layouts show pitch in current location, with other activities surrounding.

In this layout the

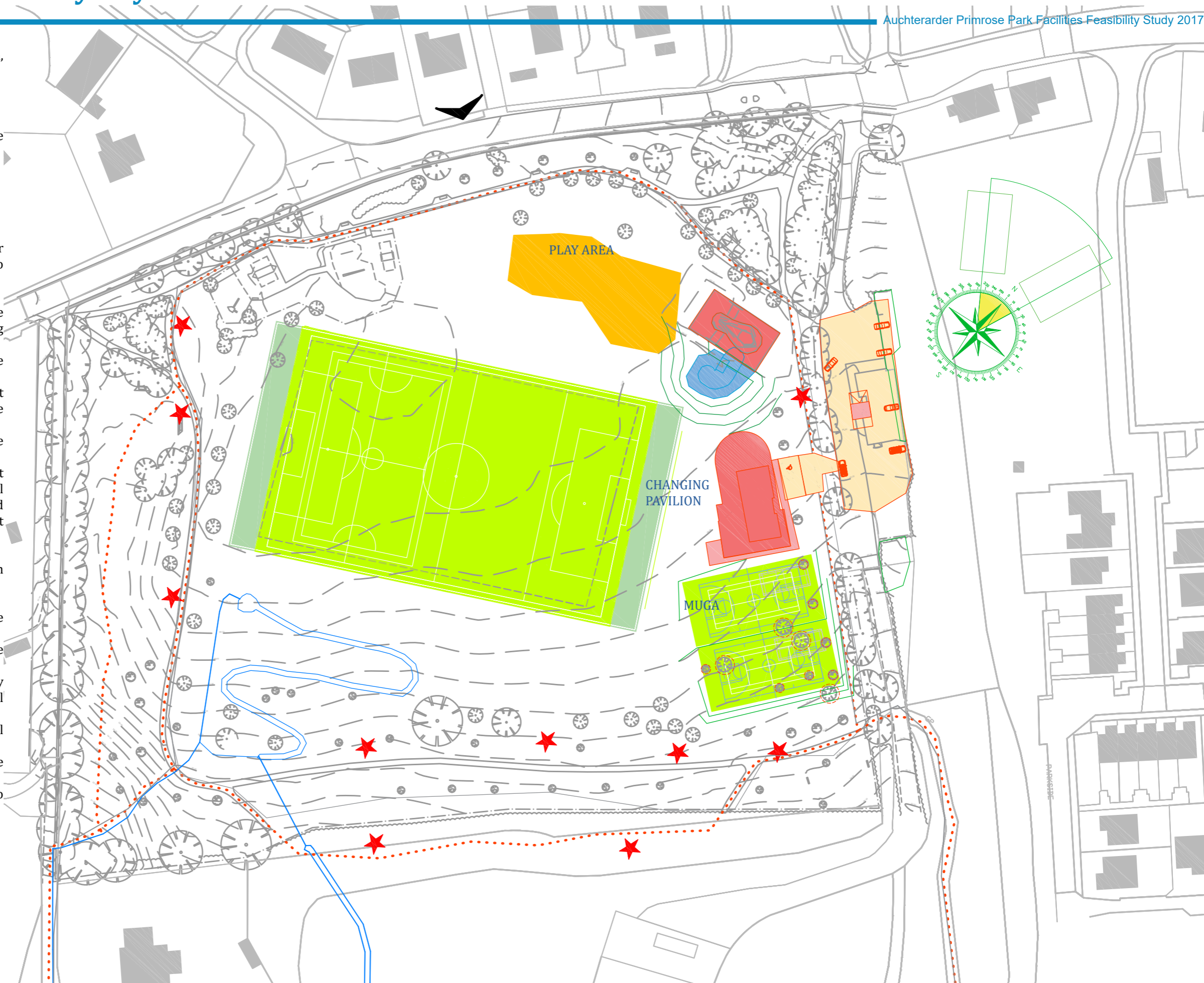
- Pavilion is moved across the road as per 5/6.
- Play area is moved nearer entrance and skate park
- skate park extended
- car park capacity increased using old pavilion
- 2 court flexible MUGA

Implications of Layout 7

- Pitch £5k - could be increased in length for rugby. Chainlink fence maybe required to protect play area and building.
- Skate Park £80k - extension
 - this location extension also has the implications of being the first item walking visitors see.
- Pavilion £300k-£700m - moving would create many positive and negative issues.
 - as per layout 1 issues, though this layout uses less of the park, but would require some of the larger trees felled.
 - being behind the goal a chainlink fence would be required
 - smaller disabled car park less park impact
 - windows attention is split between all sports. May have affect on cafe as it would have to be on one side of building. Not ideal of cafe.
 - traffic calming required
 - attractive / dominate position, though some larger trees would be lost.
- Tennis / MUGA £180k - this location would be
 - additional cost to flatten site and remove trees
 - 2 court facility would give greater income and flexibility compared to one.
 - it would be highly recommended any facility be multituse to enable additional groups, funding and income.
 - 2 courts could be flexible to allow to small courts / pitches or one larger.
- Play area £150k - near entrance and visible from road, but further from cafe / pavilion,
 - closer to pavilion would be benefit to parents for toilets, cafe and snacks
 - open and visible location
- Mountain Bike Track approx £40-60k
- Running / Fitness approx £15-30k

Possible Cost

£750k to £1,200k



Layout Consideration Conclusions

Pitch

Following recent works to the pitch and delay in establishment, pitch remaining in current location would be considered the preferred option.

Skate Park (Blue)

Skate park has two main options, extend to give a more skilful and attractive facility or move to a new location. Cost to move is very high and main reason to move would be to allow open prominent space for the play area.

Pavilion (Pink)

Central location above slope is considered the preferred option to enable a strong link with play area, muga/tennis and pitch for changing and cafe. This will affect the trees and park open space so will need to be conducted sensitively.

Other cost effective is to rebuild in current location and for both areas, traffic management should be installed and increase parking.

Tennis / MUGA (Green)

Main locations to be considered is on the lower slope next to building and take advantage of building under storage and viewing of games. The other is top of the park, advertising park enhancements to the main road in a open sunny position.

Play Area (Orange)

Play is considered best placed in a open visible location. Linked to the building to enable strong cafe and soft play options in the building. Fence would be required during football matches.

Mountain Bike Track (Dark Blue) and Fitness Route (Red)

Use the current park features. These are considered the best use of current park infrastructure and topography.

All these are concept locations for comment, final masterplan to be considered following public consultation and comment, then further as each element is designed in more detail.



Pavilion

Auchterarder Park Pavilion was frequently raised during the consultation process. It is recognised the building current capacity and condition is not suitable to the community desire and current use.

Current use is mainly by Auchterarder Primrose FC as changing facilities. Consultation advised the interior of the building is poor and lacking welcome to away teams.

Building is owned by Primrose FC and the ground is leased from PKC. This lease has lapsed with PKC.

Current Issues:

- The building also has a exterior crack.
- Interior condition poor
- conflict with vehicles accessing the municipal dump
- not enough parking
- building cannot be used by other park users as a community building or for toilet facilities.

Building Scale (size and function)

It was noted from the community, that they would like to see a building for a variety of uses, groups and potential cafe / soft play.

Shown in the plans here are designs from Kettins Community Hall lottery bid. The design is of a similar scale to the variety of uses described by the ACSA and consultation.

Currently this first bid has failed. We would advise the Auchterarder group meet Kettins group to learn from their experience and any lesson learned.

Kettins building is designed with

- main flexible room
- meeting /store room flexible
- changing rooms home / away / referee
- kitchen
- shop
- store rooms
- hall and entrance
- toilets
- parking / accessible spaces

The assumption is any proposed building for Auchterarder would require similar number of rooms to accommodate the raised users. Raised uses were

- tennis group
- football club
- community flexible room
 - play groups
 - community meetings
 - indoor exercise such as gym / yoga
- cafe / shop
- toilets (public subscription)
- energy production
- space could also be flexible to other sports such as squash, badminton, paddle tennis, exercise clubs etc.



Based on the ACSA ambitions the footprint maybe slightly bigger to accommodate, local free wifi, cafe/bar and external seating area.

Kettins building was designed as a standard block and timber build. With an approx estimate of £800,000 plus fees and interior fitting. Total £1m.

This study will only give a brief outline of items and approx costs to be considered for the scale and ambition of any new Auchterarder Park Community Building.



Beyond this stage an Architect with other professional support of Engineer and Quantity Surveyor, will be required. The following are for initial guidance only.

Construction

Buildings can be constructed in a variety ways from traditional brick, block / timber frame, prefabricated. Each with pro and con's on the cost, robustness, flexibility to any future



MacCrosty Park

amendments and longevity.

Building cost is expected to be around £1.8k - £2.5k per m2 as of 2017. Two floors can give a saving however require additional costs for foundation and any retaining walls if underground. Consider an approx of £2k per m2 of floor space.

Additional to this cost are the following;

- Fees approx 15%
- Planning Permission and Building Warrant 5%
- Internal fittings such kitchen 10%
- Contingencies 10%, are factored in in-case of the unknown or problems which arise through the project.

Projects such as this also require the following to be considered. Building professional will be able to advise.

- Demolition cost of old building - survey would be require to avoid hazards such as Asbestos.
- VAT - working with PKC or as a charity you maybe able to avoid VAT, however the cost needs to be factored in any funding application. Financial advise should be considered.
- TPO Tree Preservation Order. Park and Trees have some protection against development, permission and agreement by PKC will be required.
- Access for the hall users as well as the construction. Consideration that the recycling

- / municipal dump will need to remain open.
- survey of the ground conditions maybe required
- if renovating the existing, building survey condition would be required.
- Services / Utilities - this has a impact mainly in two ways

- The hall services and waste including connection to the network
 - are the current cables and pipes suitable for any upgrade
 - are they suitable for an extension with increased use
 - if in new location they will need extended or replaced if unsuitable
 - what can be done on site to reduce impact.
- Impact on the wider service and waste network
 - local utility network, may not have capacity to take any additional load. e.g. a electrical sub station maybe required or sewage capacity has been reached.
 - if local networks at capacity, extension may not be given planning permission or would require on site mitigation such as septic tank or power generation or clean



own water from roof.

In terms of experience and help the following other community groups could be of interest;

- Kirkcudbright - Friends of Swimming Pool www.kirkcudbrightswimmingpool.co.uk/friends/
- Kettins Parish Community Council - aspiring to build a new community hall. <https://en-gb.facebook.com/Kettins-Parish-Hall-427780427306671/> or <http://kettins.org/parish-hall/>
- Methven Parks Committee
- Alyth Hill User Group
- Guildtown Hall and Park Committee
- Blairgowrie SKYD youth centre and Cafe
- Comrie Development Trust
- Islay Community Hall and Camp site
- Scone MUGA committee www.sconeballcourt.co.uk
- Largan Park MUGA committee



Kirkcudbright Swimming pool



Tennis / MUGA

Tennis courts can be constructed in various materials to give differing quality, costs and maintenance implications. Approx £60-90k for one court, depending on topography, base material, surface and fencing strength.

Such as

- tarmac
 - robust and cost effective capital layout
 - minimal maintenance of cleaning and moss treatment
- acrylic / rubber painted tarmac
 - robust but with expensive coating
 - can just be sport paint or rubber surface
 - cleaning and repainting required
- sandcarpet
 - robust surface and popular in clubs
 - lines woven into the surface
 - brush once a year and re sand every three years

Clientele would be attractive for a cafe / bar. Also a club could be established to fund-raise.



MUGA

We would recommend for a variety of reasons that the tennis courts are designed to accommodate for a variety of sports.

The overall project would be more successful if the courts had an inclusive use for other sports. This would make fundraising and maintenance easier.

MUGA's Multi Use Games Areas, have been used for many years now to achieve an inclusive dry robust location for Tennis, Football, Hockey, Basketball, Cricket, etc

The downside to sharing is each sport would not gain the ideal surface. Having said that all these sports are able to use all the above surfacing. It is only if a facility is required for a professional level of use would surfacing become a serious issue.

For a MUGA the fencing would be advised to be stronger than a tennis chainlink fence. This can be wood / chainlink or weldmesh or weld panels.

Play Area

Perth and Kinross are the provider, insurer and maintainer of the current play area. PKC recognise the importance and public well being for this and other parks provide to the local community.

Auchterarder Play Area at primrose park, is considered a Destination park within the PKC play strategy. others are

- Perth South Inch
- Perth North Inch
- Coupar Angus Largan Park
- Crieff MacCrosty park
- Aberfeldy Victoria Park
- Kinross Kirckgate Park
- Blairgowrie Davie Park
- Pitlochry Recreation Ground

It is noted that the Auchterarder residents would like to see the Pavilion as a local destination with cafe and soft play. In terms of design layout and maximising cafe potential. It would be strongly advised to keep the play area and cafe nearby in any layout.

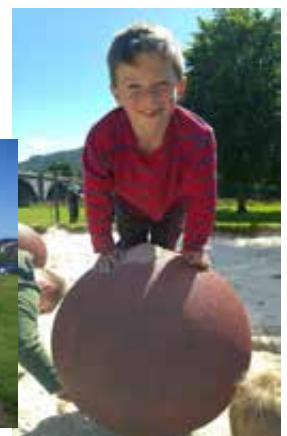


PKC aim to refurbish play area every 15-20y, meaning this site will be up for renewal in the next few years.

Current design is from the 90's, since then play design has evolved. PKC do not currently fence off or use rubber tiles with current designs. The current designs are open natural play scape. Please see attached pictures. Good examples of recent work and possible style for Auchterarder would be

- Coupar Angus Largan Park (closes in size)
- Methven
- Kinloch Rannoch
- Dunkeld Riverside
- Perth North and South inch (though smaller scale)
- small examples nearby
 - Braco
 - Blackford to be complete early 2018

PKC would be involved in any proposals and implementation.



Cost Detail

All cost noted in this study are ball park figures to cover a wide range of cost and possibilities to demonstrate indicative scale of costs at this early study stage. They should not be used or considered as actual cost / budgets.

Next stage of any of the elements should look at the detail of the design and detail cost estimates. This would advise the community and funders.

ITEM	COST RANGE	DETAIL
Pavilion	£1.8-2.5k per m2 £300k-£1m depending on size	Architect would be required to advise on the building requirements. Costs will be affected by size, ambition, non standard factors / materials, utilities. Would advise an attractive, welcoming building, larger windows, robust and flexible space to take maximum advantage of investment.
Tennis / MUGA	£60-90k per court £10-20k	Cost factor is dependant on the topography (flat or sloped site), base material (normally tarmac), top surfacing (tarmac, painted tar, rubber acrylic or sandcarpet) and fencing (chainlink is normal but for other sports a more robust fence would be required - wood / plastic panels with nets or chainlink, weldmesh or welded panels.) Lighting would be an additional cost and require planning permission.
Play Area	£120-150k	As PKC are the current provider, most of this would be covered by PKC, around £100-120k., Further enhancements could be funded by the community to make a more exciting playscape Noted this funding would be a catalysis to an overall project budget and lever in more funding.
Skate Park	£80-160k	Current bowl is approx £80-90k, moving or extending would cost a similar amount.
Mountain Bike	£40-100k	Depending on the scale and material required to make the humps / berms. Note, due to the landfill, existing surface material at that location cannot be used, material would have to be brought in.
Running / Exercise	£15-40k	Depending on what the group would like to install, cost could be approximately - signage £8k, natural equipment £5k, path £10k, metal exercise equ £15k, timber exercise equ £10k.
Car Park	£25-80k	If the building is moved, the area will need levelled and resurfaced as a car park. Added to this, possible moving the bins and extending car park through fence.
Park Improvements	£5-40k	Possible minor improvement, such as tree planing, paths, gates, painting, benches. Much of this has already been in previous improvements.
Income		User fees of Tennis / MUGA / Squash / Hall / Toilets Renewable Energy Cafe / Soft play Bar Sport groups fundraising
Ongoing Costs	£3,000 £5-25k £500 per annum and community help days £500 / volunteers	Public Liability Insurance Building running costs, other alls could give advice MUGA / Mountain Bike Track / Exercise Eq / Signs Inspections (general / annual) General clean up / check Repairs

The ideas and layouts shown, are to allow further consideration of what the community could achieve. The cost and layouts should not be consider a finished product.

This feasibility study should be presented to the community for feed back and comments.

Giving community time to digest, a working group can look to take forward some or a majority of the ideas.

Management

It is clear the current working group, would like an ambitious future for the park and Auchterarder Community. As so much will need to be managed and insured by the community, the study strongly advises a community management group or social enterprise should lead to

- create a financially sustainable building and sporting facility
- consider relationship / competition with other and proposed facilities such as community school and future Castlemains Pavilion.
- partner with all and new sporting groups to enable all sports to contribute and receive from a shared group of facilities
- individual / strong single issue sport group, may negatively affect any partnership, if it pursues its own interests. As a building and variety of sports of this nature benefits from the variety of sports and users. We would recommended no single sport group have control over the management group or company.
- as with any business the facility should be well run and welcoming

Management group will need to consider the

- Public Liability Insurance
- Cleaning and Repairs
- Usage programme / access / security
- Management of the building, users, utilities, on site utilities (solar / septic tank)
- Sport facilities management and repairs
- work days to encourage volunteer inspections and repairs

Park Management

PKC are responsible for the park maintenance and insurance. As a public body PKC aim to provide a level of public open space, play and recreation for residents.

Any improvements or changes and use of public money would require PKC involvement, permission and open public consultation to all residents.

Final Design

Following community comments, we would suggest 2 layouts are designed from the noted above and comments. These can be communicated to the community in a newsletter / social media.

From this each element could be considered to be taken to sketch design or final design and cost estimate level.

This work would incur a fee, to give a detailed design to show the public and more accurate cost estimate to enable fund raising.

Funding

Funders will require different level of information depending on the size of the funding applied for, approximately following to be consider;

- £1-5k would require limited detail and short report / photo of result. Easy win.
- £5-20k require more detail, short report and evidence of result and expenditure. Report may require a pre and post analysis. More time required by group.
- £20-100k would require professional final designs and cost estimates. Funder only look to fund part in joint with other funders, so would possibly require 3/4 funders. Funders would want to see 3-5% raised by the community and ideally a capital injection such as local fund or council input. Report required with analysis, evidence and detail expenditure.
- £100-500k these are normally lottery projects. Lottery do themed funding programs, with a 2-3 year application period. This allows each stage to be limited in detail and professional / community time. Funders may also award monies to help with professional fees to past each stage. This will required a lot of time and community support. Funders will want to see long term management, but may help to fund maintenance for 2 years.
 - example Methven Park took 4years in total with a 2 phase lottery bid, planning, construction and final report. total award £225k
 - example MacCrosty Park - Heritage Lottery Fund took 7 years and total award £1.5m

Results from Consultation Autumn 2017

Draft Feasibility Study and Concept layouts were presented and consulted to the Auchterarder Community on the 24th of Oct 2017 at Auchterarder Community Campus, with further access at the Library, Langtoon Times website with link to the draft study v5 and questionnaire.

The event and questionnaire produced the following comments...

Consultation Day

Consultation evening was attended by approx 65

Online Survey and Related Consultation Day responses to questions

Online survey was accessed by 240 residents. with a 90% majority of Adults and Grandparents responding. (more focused user consultation should be conducted as the project moves into the detail)



Q. What is your main interest in the park?

Main interest noted was walking and play area with further interest in football and meeting with friends and family.

Q. Page 11 – Overall – Fitness, Mountain Biking, Cycling and Walking. Please comment on the opportunity to use the overall area beyond the park.

Comments are positive to the use of the areas beyond the park, especially mountain biking. Some comments noted the recently upgraded to Provost Walk which will be connecting with the park. Comments reflect on keeping fitness, dog walking and mountain biking natural and a consideration for lighting and bike washing.

Q. Page 13 -19 – The Concept Layouts, show possible positions of park facilities with noted issues to be considered.

Layout 1

Many comments felt one tennis court was not enough and should be considered as a more flexible space. Disappointed with lack of play area proposals in this layout. Re-orientation of the pitch noted to be interesting however with the current closed pitch, no desire to delay further. Positive comments to moving the pavilion into the park and increasing parking. Skate park noted under used and extension not required.



Layout 2

Layout had many positive comments, with support for 2 courts and building in the park. Play area near the pavilion and away from the road well received but comment to swap round with building as being hidden away undesirable. Tennis courts mixed response to locating near road, noted it would be a draw from the road, but too far from the Pavilion. Question raised would the MUGA size, limit or reduce the only free flat space in the park for other activities.



Layout 3

Though positive to actives near each other, the placement of the play area across the road from the Pavilion is of great concern dispute measures to slow traffic. Dispute this being the cheapest option comments raised on the high cost estimates.



Layout 4

Like layout 2 had many positive comments, with some thoughts that one court would be cheaper and leave some space at the only free flat area for other activities, however most still prefer 2 courts. Play area near the pavilion and away from the road well received but comment to swap round with building.



Layout 5

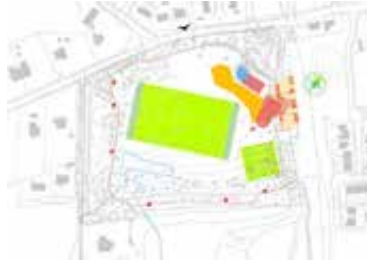
Like layout 2 and 4 had many positive comments, with some thoughts that one court would be cheaper and leave some space at the only flat area for other activities, however most still prefer 2 courts. Most agree courts near the Pavilion is good but would be affected by the footballs as located behind the goals. Play area near the pavilion and away from the road well received but same again swap round with building.



Results from Consultation Autumn 2017

Layout 6

Most comments positive to this layout as Pavilion and activities work well together, supporting cafe, building use with over look of activities. Concern pavilion and road interaction may cause problems. Overall appears to be the most favoured and during consultation event many ideas added to this layout.



Layout 7

Like Layout 6 most comments positive to this layout as Pavilion and activities work well together, supporting cafe, building use with over look of activities. However Layout 7 comments highlight strong desire for play area to be closer to the pavilion, preferring layout 6. This layout is less of a concern with the road.



Q. Do you have any comments on the facility study notes for the Pavilion (Pages 21-22)?

Answers positive in regard to an improved Pavilion with comments that facilities be open to all with flexible internal space giving opportunity to all sports / activities, priority to changing rooms and cafe. Some note the high expense to build and maintain, maybe could be expanded over time in phases. Some comments raise that there are already rooms and halls locally, is this too much? with suggestions a group should check out other community facilities. Lastly comments note remember its a park firstly.

Q. As the Pavilion is an important space which combines all users and sports, what do you think would be the most essential requirements of the building? As above flexible to all with priority to toilets, changing facilities and cafe. Comments highlight the football club as important user as well as losing their current building. Positive response to more parking.

Q. Do you have any comments on the facility study notes for the Tennis/MUGA (Page 23)?

Comments appear to be divided on which approach.
Tennis

- players note the facility should be focused on tennis with single set of lines, so group could be involved in competitions.
- other residents note, access to funding, value for money and support to the cafe would be best with a MUGA style facility flexible to many sports.

Scale of Project

- some comments prefer 2 courts giving support to Pavilion
- others comments feel more work should be done with Live Active to gain better access to the community campus facilities.

Q. Do you have any comments on the facility study notes for the Play Area (Page 24)?

Strong consensus in the comments that the play area needs to be near the Pavilion, upgraded, with notes on natural play, though with mixed comments in regard sand. Fun is wanted. Many favoured parks mentioned. Also many comments on wanting to make the play area more accessible with the Pavilion a possible draw to families who need more accessible play, and toilets etc.

Q. Page 20 – notes the considered positive locations at which facilities could be best placed.

Do you have comments on these conclusions?

In general comments agree with the conclusions with references to layout 6. No support to move the skate park and hesitant to extend - what support questioned.

Mixed views on spend and 1 or 2 courts, residents support the conclusions and appear to prefer Pavilion in park with close relation to play area first and courts nearby.



Conclusion Proposed Concept Activity Layout

Overall Summary

In general the survey comments are positive to the proposals and possible future enhancements.

Responders in general are positive to

- using the space beyond the main park for fitness and mountain biking
- the layout conclusions on page 20 with Layout 6 reflecting the majority of comments.

with particular note to

- Pavilion be close to the play area to support cafe and allow parents to over look.
- Pavilion in regard crossing the road preferred in the park
- Pavilion top priority have changing facilities for all sports and toilets for all
- design and sport activities work together to support the pavilion so the pavilion can support the all park activities.
- keep fitness and mountain biking natural as possible
- consultation day and comments show a desire for even further ambitions.

There are concerns noted in regard

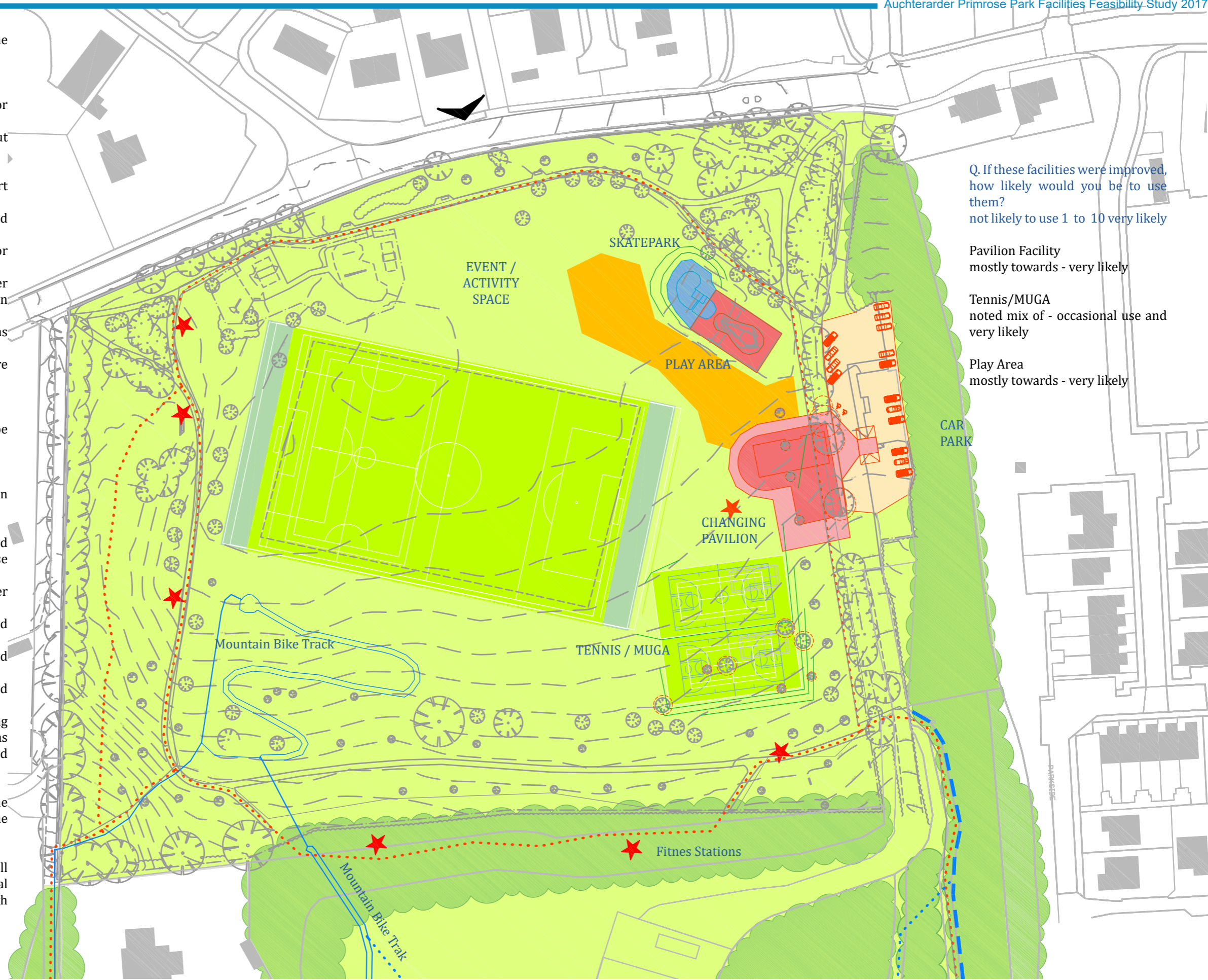
- the costs and how the facilities would be maintained.
- the loss of trees
- any layout which crosses the road
- any layout with play area behind pavilion hidden

Some items will require further debate and consideration in the detail design to find compromise or choice.

- tennis court focused on tennis or open to other sports
- aim for 2 courts to allow more income and flexibility but higher cost to install
- Pavilion have a hall or room, consider size and flexibility
- some positive notes to consider rugby / extend pitch ends
- skate park comments were against moving and many question requirement to extend. as very limited youth response a more focused consultation could be done in the future.

Based on the received comments in regard to the possible layouts, the following indicative plan of the park is the assumed public consensus.

It must be noted that this concept plan and study will be used to progress these proposals and that the final design and layout will be subject to change through the design and funding of each activity.



Q. If these facilities were improved, how likely would you be to use them?

not likely to use 1 to 10 very likely

Pavilion Facility
mostly towards - very likely

Tennis/MUGA
noted mix of - occasional use and very likely

Play Area
mostly towards - very likely

Conclusion Proposed Concept Activity Layout - Aerial

