



Public Consultation Material was produced in June 2023 to help facilitate consultation organised by East Dunbarton Council.

The following four pages illustrate the sheets, produced at A1 and A3 format that supported the questionnaire and events organised by East Dunbartonshire Council

Following analysis of the consultation, and with discussion and agreement with Client, finalised drawings with associated costs were produced.



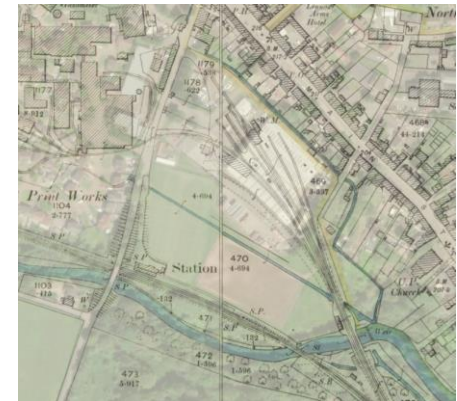
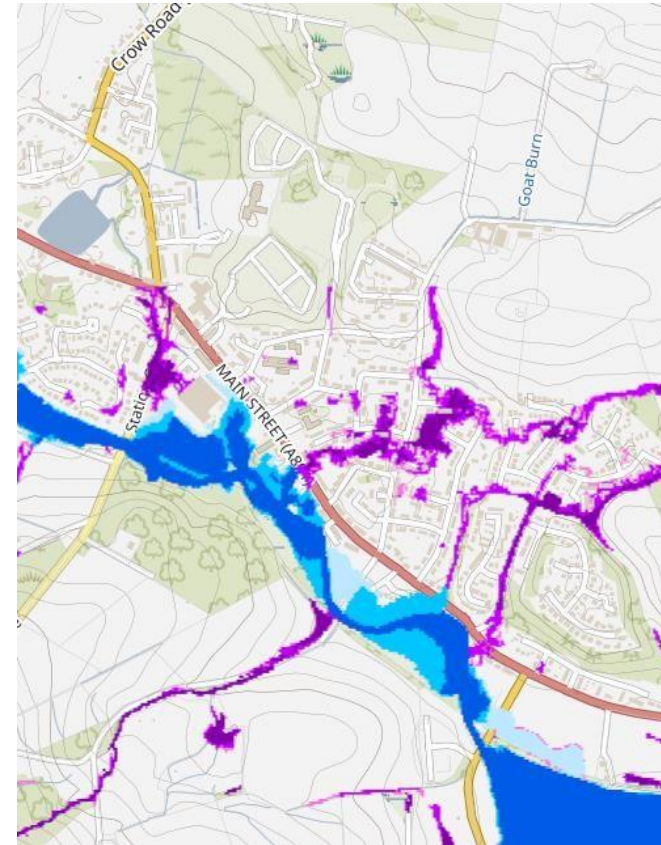
Station Road Park and Ferguson Park Lennoxtown

Outline Proposals for Consultation

Introduction

The existing red blaes pitches at Station Road Park and Ferguson Park had previously been identified as being in poor condition and underutilised. Due to their characteristics, blaes pitches are no longer specified as ball sport pitches and have poor environmental qualities.

East Dunbartonshire Council therefore sought designs for these parks that would provide sustainable solutions to create more attractive, biodiverse and used spaces for the benefit of the Lennoxtown and the surrounding area. The connections to the railway path / John Muir Way were viewed as being important and the new / improved paths indicated are based on observation of routes already informally taken. The principles of the designs are that they allow for incremental improvement to occur, with an initial concentration on creating simple, attractive spaces that make the most of the natural characteristics of the site.



Understanding the Sites

The proposals have taken cognisance of existing data, previous studies and available mapping. The SEPA flood maps are of importance – both parks have a high likelihood of flooding. This informs design – ground levels, overall, should not be increased on a flood plain and any future use should be sufficiently robust to withstand reasonably predictable conditions.

Blaes pitches, with low nutrients, provide particularly good opportunity for the creation of wildflower meadows, utilising species that benefit from these conditions.



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The proposals seek to create a well-connected place that builds upon the landscape qualities of the site. The design includes “nodes” – areas of mown grass that can be utilised for other interventions, should they be supported, and funding is available.



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Ferguson Park Proposals



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Small scale
environmental
play



Timber and
stainless-steel
seating –
inclusive design.



Wildflower
meadows



Large scale
environmental
play



Sculptural items
– suitable for
outdoor gym /
environmental
play



Wildflower
meadows



Climbing
boulders



Artwork /
interpretation
– included
within path
design

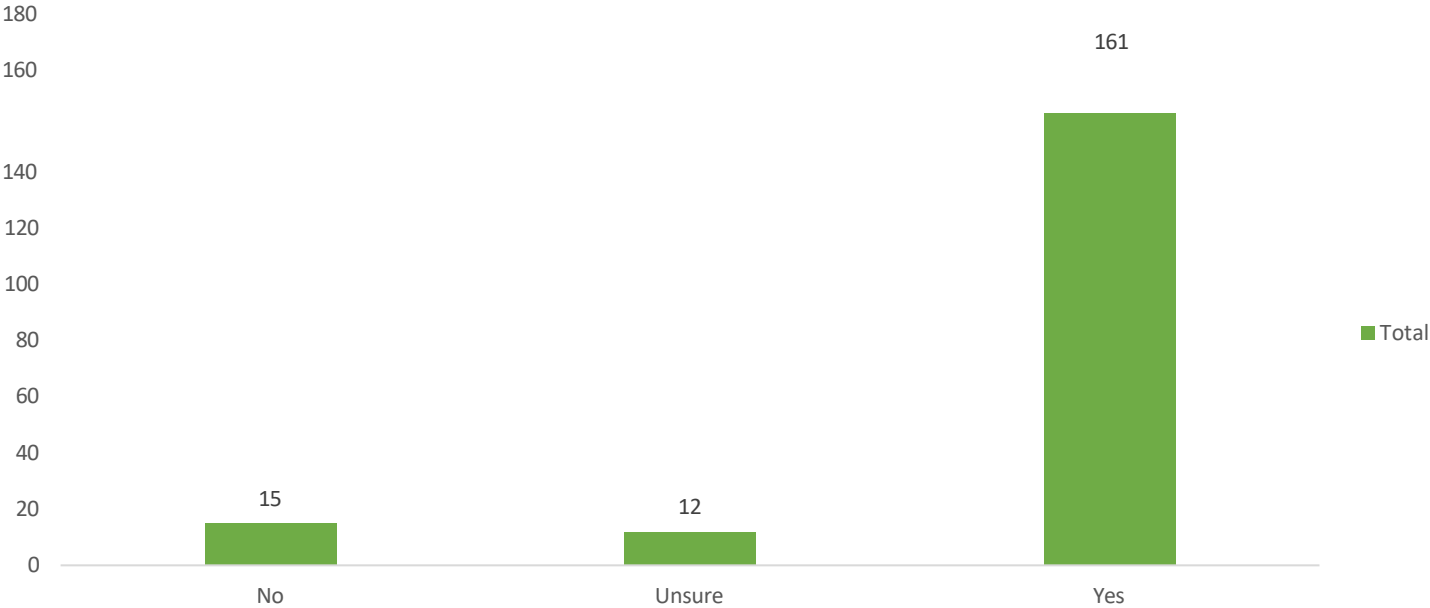


Native trees

Possible Design Elements



Do you support the idea of a regeneration plan for the disused red blaes pitches and associated space which is focused on enhanced community access, and natural heritage / biodiversity improvements?

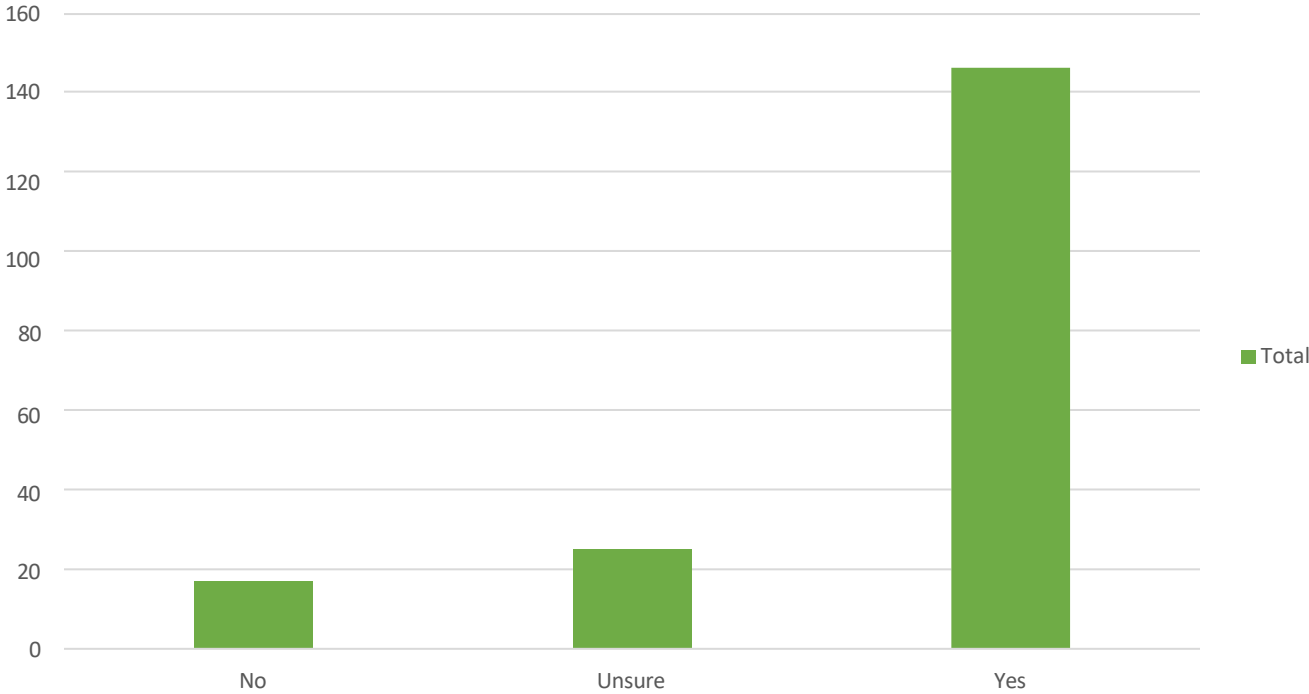


The consultation resulted in the receipt of 188 completed questionnaires. The results that related to the design proposals are discussed below.

The philosophy of the consultation proposals was tested to gauge community reaction to the core principles of access, natural heritage and bio-diversity. These principles were formulated through previous analysis of earlier engagements, local strategies, site analysis and consultation with the client group.

The results provided evidence of highly positive support for the core principles of the outline designs.

Would you be more likely to use Station Road Park, Ferguson Park, and the adjoining railway path if these improvements were undertaken?



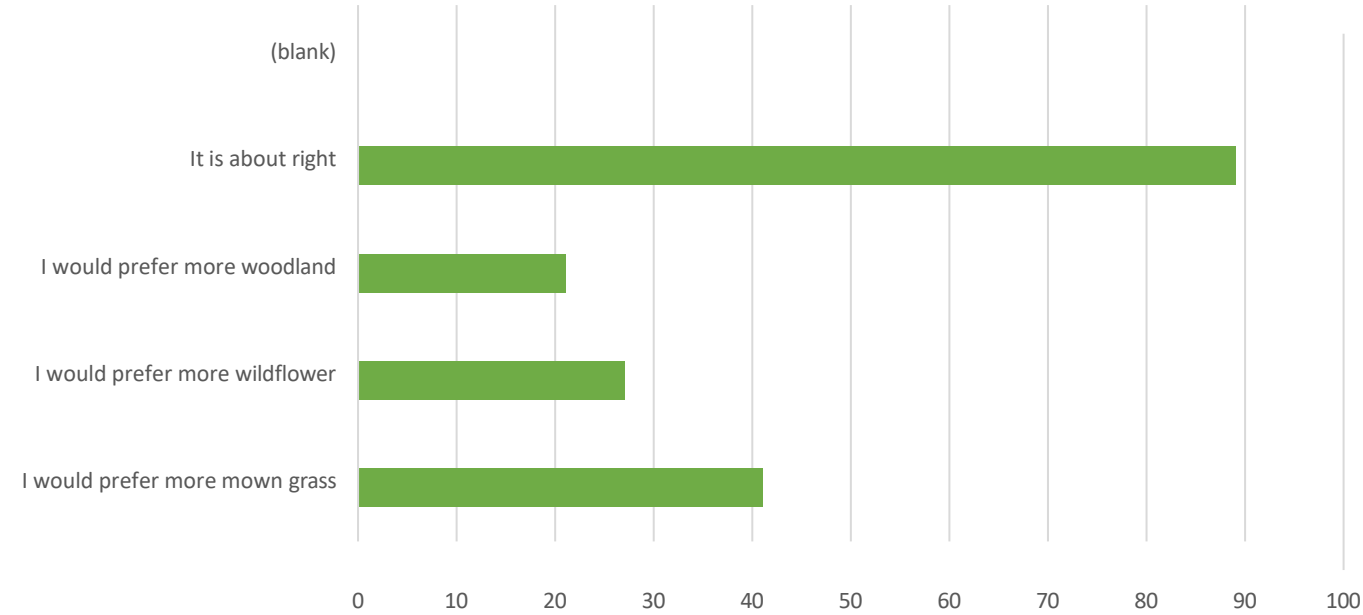
Much of the benefits of undertaking greenspace improvements is to ensure that investment results in increased positive use. Regular use of greenspace is associated with both physical and mental wellbeing. Whilst the access to railway path also provides an important wider active travel and recreational benefit.

The results were overwhelmingly positive with the vast majority of respondents stating that the works would make them more likely to use the parks and the railway path.





The proposals include tree planting, mown grass, and wildflower areas.
What do you think about the balance between these elements?



The landscape structure of the two parks will be determined by three simple elements, all of which have different characteristics in terms of future use, bio-diversity and maintenance and management. These three elements are:

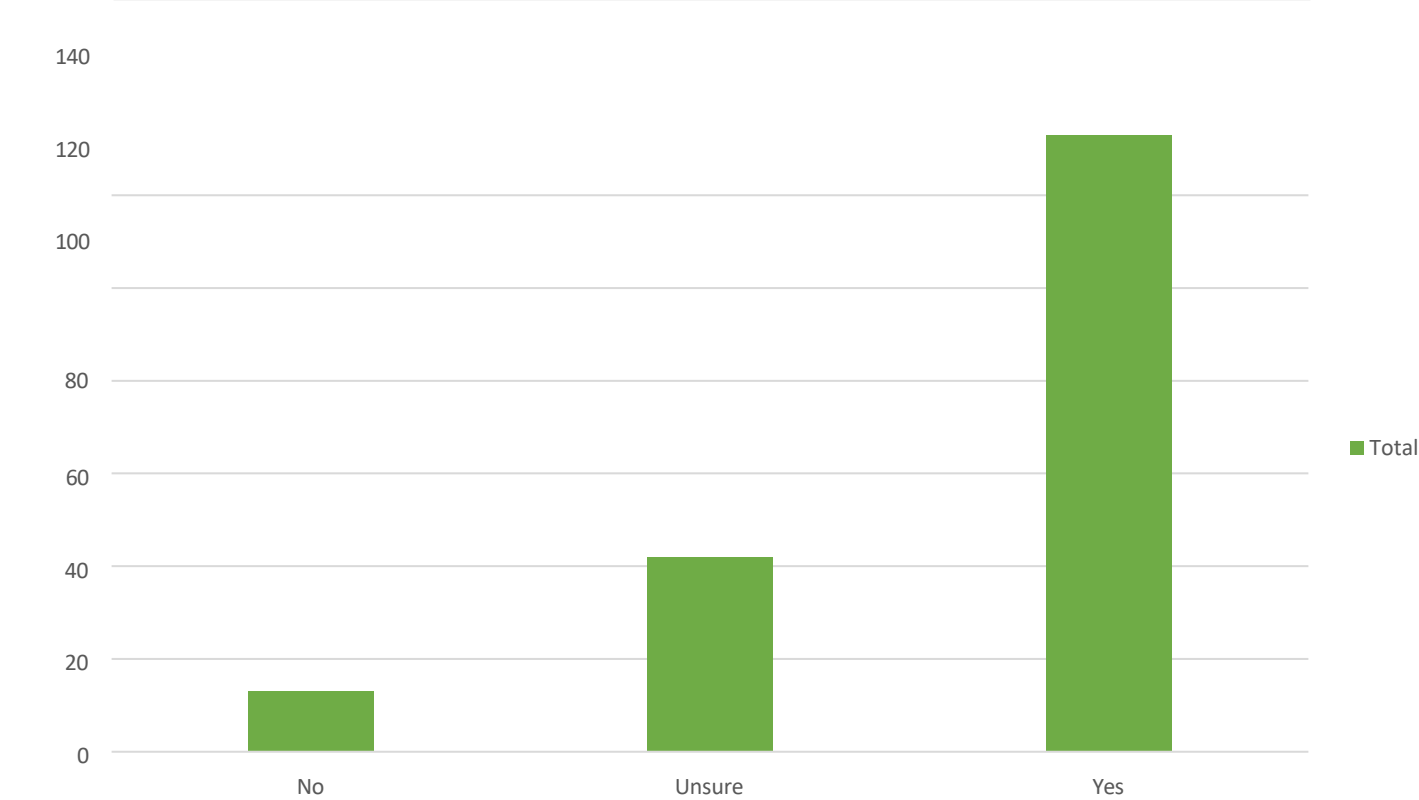
- Woodland planting
- Wildflower meadow habitats
- Mown grass.

Almost 50% of respondents considered that the proposals had achieved a balance that was about right.

Of those that had differing preferences, additional mown grass was the most favoured option, though there was reasonable support for wildflower grass and woodland.

Based on these results the proposals, as consulted upon would appear to be supported in terms of approach to landscape structure.

Would the potential footbridge link over the Glazert Water to Ferguson Park be useful in improving access to these greenspaces and railway path?



The potential footbridge across the Glazert Water to Ferguson Park was a design feature that came through analysis of site and background information and was not something that had been previously identified within the briefing documents or charette. As such, it was particularly important to gain an understanding of whether this link was something useful and supported by the local community.

The results indicated a high level of support for the bridge proposal and therefore it was included within the final proposals.

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“I urge you to look at places such as Cunningar Loop as these would make such a difference for the areas youth and families. “		“It all looks very positive and we look forward to enjoying the two spaces when the works are completed. “		“History trail“	
“We're not enthusiastic about the idea of art installations, we think resources would be better spent on play/sport facilities and improving greenery. Also, from our perspective, the footbridge over the Glazert Water to Ferguson Park would greatly improve access for us, as residents in the Benvue Road area. “		“Plenty of seating for people to have a catch up.“		“Maybe some gardens that can be managed by community groups within the local area, intergenerational projects, an allotment, a Lennoxtown in Bloom group (similar to Milngavie & Bearsden) so that people can get hands on experience. “	
“I think there are plenty scenic features to the area already (trees, plants, grass etc) I think play areas or outdoor gym etc would be more beneficial to the community than fancy plants that will require more upkeep “		“Ensure the trees being planted are suitable and diverse. Use of silver birch fast growing with slower growing species like oak would be ideal. Avoid planting conifers or ever greens some gardens that can be managed by community groups within the local area, intergenerational projects, an allotment, a Lennoxtown in Bloom group (similar to Milngavie & Bearsden) so that people can get hands on experience..”			
“Any alterations would enhance the aesthetics of both of these areas“		“Unfortunately, some people are still unaware of the physical and mental health benefits and the free access to green and open space. “			
“An outdoor gym, as there is no gym facility in the village and a pump track for the kids would create a strong draw here.		“Too much mown space- these ideas sound good“		“Seating, play areas and a pump track. Walks through the wildflower meadows. Plenty of bins. The more local areas for wildlife, play, leisure the better. These areas also provide a destination for a walk or bike ride. “	
I am uncertain at the need for the additional trees at Station Road, this space could be used for an additional community asset. “					
“A pump track would offer an alternative to children who don’t play football or use play parks.”		“It would be useful to install a stepped path linking Station Road at the bridge with the railway path below.“			
“Perhaps a skate park? Local teenagers have limited options. There are multiple play parks for little children but there's a gap for teenagers leaving them to walk the streets or make mischief”		“Looking at something to boost health and exercise would be great for the village “			
“I think this is a very lazy proposal. I doubt the grass would be cut, the woodland area and wild areas will be left to become overgrown as the edges currently are.”		The areas need to be easy to maintain, to ensure they are still used and not left.”			
“A bicycle pump track would be a great addition to the area to coincide with the local mountain bike trails. These trails bring a lot of visitors to the area. A pump track would make their visit better”		“The woodland and wild flower meadows would remove usable space and give people less reason to visit these parks - appreciate the ecological need however we have an abundance of wild area around this location. We need things for people to do that means they don’t need to travel elsewhere to use. We need facilities that will stop the growing inequality and attempt to redress the neglect that Lennoxtown has suffered compared to more affluent areas within ED.”			

Selection of comments from the consultation

There is clear demand for a pump track within Lennoxtown from several comments – it is noted that the constraints associated with the site, particularly flood risk may make this less likely to be viable. However, there would potentially be scope for the development of mountain bike trails, similar to those at Cathkin Braes or Pollok Park within the woodland between the two parks and where some activity was already noted.

“Play and activity for older children, youth and young people was stressed – emphasising the need to consider elements such as outdoor gyms or climbing boulders. With limited space a muti-use approach appears beneficial.

There was some scepticism noted relating to wildflower meadows and other bio-diversity measures suggested by some. Involvement of community in improving bio-diversity may be a positive outcome.



Response to Potential Elements

Element	Station Road Park	Ferguson Park	Outwith Parks	Notes
Allotments	Unlikely to be achievable	Unlikely to be achievable	Not identified	Would require importation of topsoil – raising levels
Community Growing	Limited opportunity	Limited opportunity	Site close to High Park being considered by community group	Would require raised beds – limited opportunity – small area identified within Station Road Park.
Pump track	Unlikely to be achievable as would require significant importation of material and provision of impervious surfaces within a site with high flood risk	Unlikely to be achievable as would require significant importation of material and provision of impervious surfaces within a site with high flood risk. Blaes pitch is sited on former chemical works.	Existing use identified within adjacent EDC owned woodland. This would have the potential to create a mountain bike trail with hazards rather than a specific pump track.	Pump tracks have relatively large spatial requirements, and in many instances would be an appropriate repurposing of former blaes pitches.
Orchard Planting	Limited opportunity	Limited opportunity	Not identified	Would require to be outwith blaes area and be free of potential contaminants
Pitch drainage Improvement	Limited opportunity	Limited opportunity	N/A	A strategy includes swales and woodland planting – however will only have limited effectiveness.
Wildflower meadows	Excellent potential	Excellent Potential	N/A	Predominantly associated with blaes pitches / wetter locations where biodiversity creation has the greatest potential
Earth mounding	Unlikely to be achievable	Unlikely to be achievable	N/A	Would require importation of materials – raising levels
Car parking	Unlikely to be achievable / necessary	Unlikely to be achievable / necessary	N/A	Uses unlikely to require parking
Tree planting	Excellent potential	Excellent Potential	N/A	Significant woodland planting included to improve landscape qualities and bio-diversity.
Improved path network	Excellent potential	Excellent Potential	N/A	Improved network – inc. potentially bridge link(s) to Ferguson Park included.
Seating	Excellent potential	Excellent Potential	N/A	Locations identified on plan
Play	Good potential	Good Potential	N/A	Due to spatial limitations designs that combine natural play with outdoor gym and are sculptural in form considered most appropriate response.
Artworks / Interpretation	Excellent potential	Excellent Potential	N/A	Due to spatial limitations designs that combine natural play with outdoor gym and are sculptural in form considered most appropriate response.
Tennis Courts	Low potential	Low potential	N/A	Blaes surfaces unlikely to be readily maintainable as tennis / require fencing
Outdoor gym	Excellent potential	Excellent Potential	Could also utilise woodland	Due to spatial limitations designs that combine natural play with outdoor gym and are sculptural in form considered most appropriate response.
Improved accessibility for cycling	Potential – being partially addressed by separate project	Potential for bridge	-See also pump track	Bridge indicated shared use paths illustrated as 3m width

Through a variety of sources, including community consultation and client briefing a number of potential design elements had been identified. As part of the feasibility study an assessment was undertaken to consider whether the parks were suitable and had the physical and spatial capacity to include these. The spatial capacity was assessed after it had been determined that the grass football pitches on both sites were to be retained. Where, it was deemed unlikely to be a suitable element, in some instances, in discussion with client, alternative locations have been suggested that may be useful in meeting expressed community aspirations. This table was a working document utilised throughout the design process.

