

Alum Chine & Argyll Gardens

5 year Management Plan



Vision

A site with a lot of historic and natural interest that offers a walk with views and vistas or just a route to the beach and sea, with special features like the Tropical Gardens, Cafe and the play area.

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Next review: Yearly Jan



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Site Description & Details

Alum Chine and Argyll Gardens
Alumhurst Road / West Overcliff Drive
Bournemouth
BH4 8LN / BH4 8AB

National Grid Ref: SZ072905
Area: 7.33 Hectares
Local Authority: Bournemouth Borough Council (Unitary)

1.1. Site Description

Located in the Borough of Bournemouth, Alum Chine and Argyll Gardens are situated approximately 1 mile west of Bournemouth Town Centre and within a few hundred metres of the borough boundary with Poole to west. Westbourne and Westcliff ward has a resident population of around 9,000. This ward has one of the oldest age profiles in Bournemouth with an average age of 48. The Chine is bordered by a number of hotels, holiday lets, mix of rented and owned properties and to the east and north by West Overcliff Drive and Westbourne conservation areas respectively.



Alum Chine is a steep sided valley of around 1km in length that opens out onto Bournemouth beach. Argyll Gardens sit on the cliff top on the eastern side of the chine.

Alum Chine is one of four Chines in Bournemouth (Middle, Durley and Boscombe being the others). The name Chine means a narrow valley leading down to the sea. At the southeast end of the chine is a popular children's play area with a café/restaurant and public toilets. Above the play area are

the Tropical Gardens; these were created by the terracing of the eroded sandstone cliffs, which slope down to the promenade and sea. Part of the cliff face within Tropical Gardens was designated in 1989 as a Site of Special Scientific Interest (SSSI) on geological grounds. The site also has a site of Site of Nature Conservation Interest (SNCI) located on the banks to the north of the suspension bridge.

Argyll Gardens is located next to the Tropical Gardens and offers a popular cafe/pavilion and two bowling greens. The chine is crossed by three bridges including a suspension bridge. At the northern end of the chine is 'Skerryvore', a site that has the foundations remain of Robert Louis Stevenson's old house. Alum Chine and Argyll gardens have held a Green Flag Award since 2000/1, whilst the beach holds European Blue Flag.



Plan of Alum Chine showing facilities & features



Facilities

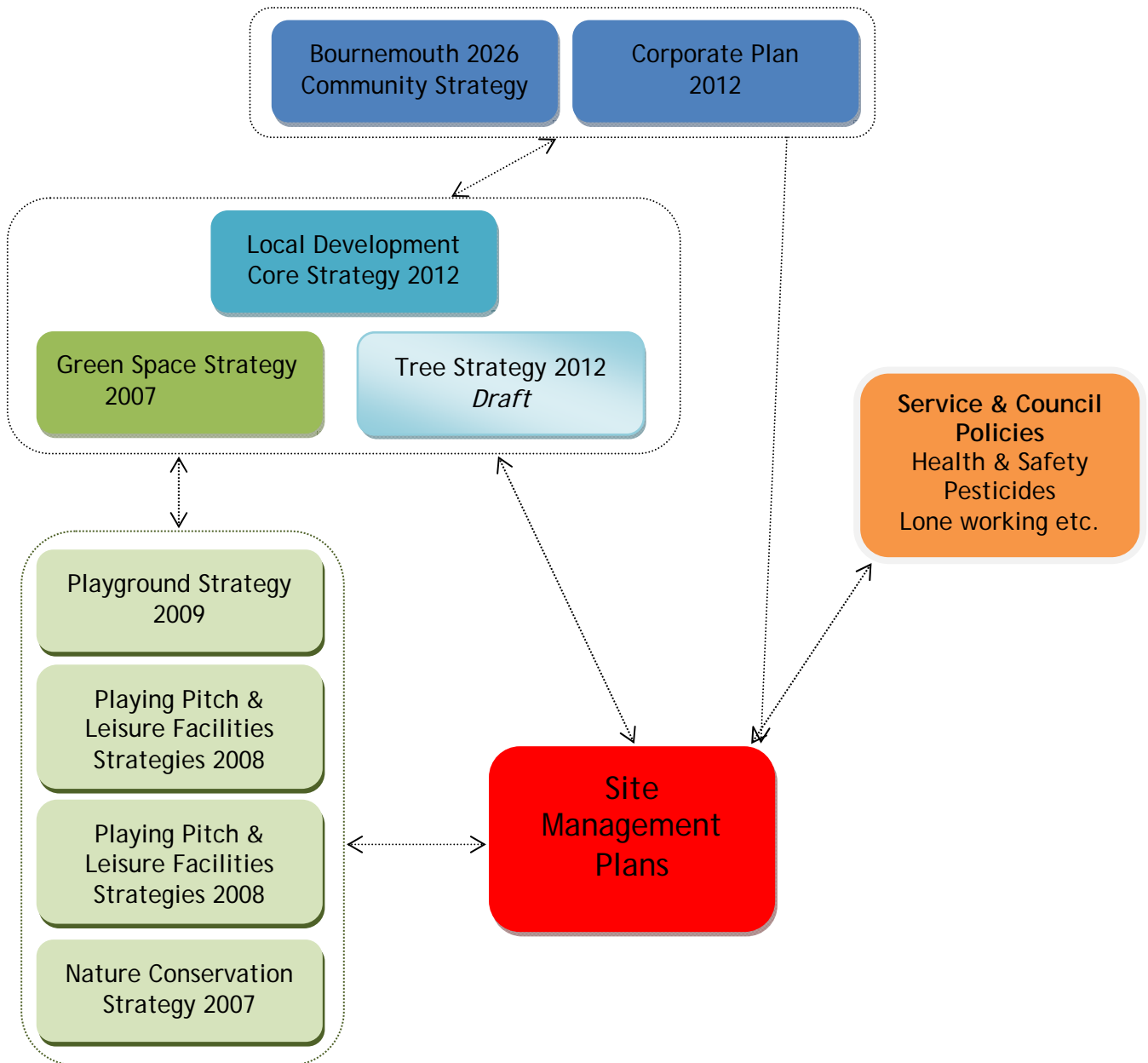
- Play area
- Cafe
- Bowls Green x 2
- Tropically Themed Gardens
- Public Toilets
- Restaurant
- Pay & Display Car Park
- Suspension Bridge
- Concrete Bridges x2
- Woodland along banks of Chine a mix of pine & deciduous trees

Key

- Entrances/exits =
- Site boundary =

1.2. Policies

The diagram below shows the key strategic and policy structures in relation to all parks and open spaces.



1.3. Designations

It is a requirement under Bournemouth Borough Council's Standing Orders for the Planning Officer to determine any proposal by another directorate for the felling of trees on Council owned land with the exception of emergency works including dangerous trees¹. The park is designated as public open space.

¹ Except up to six small trees below 7.5cm diameter at 1.5m – this is for the purposes of routine maintenance and site management.

1.4. Ownership & Covenants

Most of the Chine is leased by Bournemouth Borough Council from the Cooper Dean Estate (now owned by Miss S Bowditch) from 1919 for a period of 999 years. The remainder small sections including the area known as Dead-end Chine backing on to Alumdale Road leading to Alumhurst Road is owned Freehold by the Council.

Much of the west slope and the most northerly part of Alum Chine are under private ownership of properties adjacent to the Chine and access is fenced off however there is some unregistered land in this area also but access to the northern Chine valley is open.

The Council is committed under covenant to maintain the land as open space and pleasure grounds and so the land is designated as Public Open Space under the Open spaces Act 1906. Only essential woodland thinning can be carried out without the prior consent of the Lessors.

The cliffs at the south-eastern end of the chine are designated as a Site of Special Scientific Interest for geological reasons, as are the cliffs running along the seafront, both form part of the Poole Bay Cliffs SSSI and consent must be sort before carrying out any potentially damaging operations. Additionally the chine is also designated as a Site of Nature Conservation Interest (SNCI), although this holds no statutory weight.

There is a requirement for pedestrian access through to the Council-owned beach huts adjoining the southern boundary of the site.

The Chine contains three sewers that follow the course of the valley. Access to the sewers is required as needed for maintenance and in cases of emergency.

1.5. Leases & Concessions

All leases and concessions are subject to annual health and safety risk assessments by the Council, as well as annual fire, annual asbestos and 5 yearly building surveys and 5 yearly electrical wiring checks. Weekly and monthly checks are the responsibility of the lessee. Training and log books can be provided by the Council.

The Alum Chine and Argyll Gardens Management Trust manage the bowls facilities and cafe on behalf of the Council and leases the pavilion with a responsibility for internal repairs and maintenance. The trust is made of from members of the Argyll Bowling Club. This lease for the site is currently being renewed as a 21 year agreement. Minimum public opening hours are specified within the contract for all facilities.

The Vesuvio beach front restaurant lease runs from 29/03/2002 to 28/03/2027.



Alum Chine beach

1.6. Users, Community Involvement & Stakeholders

The site attracts a wide range of users and is popular with people walking dogs and is used as a main route for people accessing the seafront for resident and visitors alike.

The bowls club facilities and café are available to the public through the trust at the pavilion. The play area is very popular, especially at weekends and during the holidays. This is due to its unique design themed on the book treasure island by

Robert Louis- Stevenson, the popular Vesuvio restaurant/café.

The chine forms a good pedestrian route from Westbourne to the sea, particularly popular with dog walkers and joggers.

The Tropical Gardens attract older visitors and provide spectacular views across the bay to Purbeck and has a regular group of volunteer helpers that work with Parks staff to maintain and develop the gardens.

All Parks staff work with stakeholders and community groups and regular contact is maintained with all stakeholders. All stakeholders have contact details for relevant Council staff with day to day contact usually being the site manager. This sites user groups are currently represented by:

Bournemouth Borough Council Parks Department, the Cooper Dean Estate, Argyll Bowling Club Trust, The Vesuvio Restaurant and the volunteer gardeners.



The Land train outside Vesuvio restaurant

1.7. Access, Signage & Interpretation

(a) Alum Chine

The Chine is accessed from the following locations:

- i) West Cliff Road (2)
- ii) West Overcliff Drive (3) plus Suspension Bridge only
- iii) Alumdale Road
- iv) Beaulieu Road (Suspension Bridge and Chine)
- v) Rosemount Road
- vi) Alumhurst Road (2)
- vii) Alum Promenade (east and west)

Access for the disabled in wheelchairs is from West Cliff Road (2), Alumdale Road and Alumhurst Road (1) - southern end and Alum Promenade (2).

A land train runs regularly between April and September between Bournemouth Pier and Alum Chine.



(b) **Tropical Gardens**

The Tropical Gardens are accessed from the following locations:

- i) The Undercliff promenade
- ii) West Cliff Drive (2)
- iii) Alumhurst Road

The site is not suitable for vehicles owing to steps, the gradient of the site and narrow paths.

Access for the disabled in wheelchairs is from the Undercliff promenade, Alumhurst Road and West Overcliff Drive.

(c) **Argyll Gardens**

The Gardens have access from West Overcliff Drive.

The site is not suitable for vehicles apart from an access road to the site buildings.

Access for disabled in wheelchairs is from West Overcliff Drive. Toilet and the pavilion/café facilities are accessible for disabled site users. The site is accessible all year round and is not locked.

The site has a prominently located welcome signs which tells users the name of the site, the facilities available and clearly identifies that Bournemouth Council is responsible for the site along with contact details for the Council for further information or to report anything relating to the site.



2. Current Management Arrangements

2.1. Health & Safety

Full copies of all documentation (including checklists) relating to Health & Safety, Risk Assessments, Maintenance Standards (hard & soft landscape), COSSH are available on request from Housing, Parks & Bereavement Services (example sheets included in the appendix).

2.2. Grounds Maintenance:

Day to day park maintenance is carried out by the Council's in-house Parks Team, part of the Housing, Parks & Bereavement Services Business Unit. Relevant staff structure can be found at Appendix 1.

2.3. Arboriculture

All of Bournemouth Council's trees are looked after by the Arboricultural Section within the Parks Team. All trees are risk assessed with sites being zoned dependant on risk posed to people and property, with this increasing or decreasing on size, age, number, and condition of trees present. All information is held on GIS based Ezytreev tree management system.

- Category A - an inspection will take place at least once within a 24 month period.
- Category B - an inspection will take place at least once within a 36 month period.
- Category C - an inspection will take place at least once within a 60 month period.

The Arboricultural section is also supported by voluntary Tree Wardens and by Friends Of groups who report potential hazard.

The areas adjacent to the footpaths in Alum Chine are in the "Category A" section due to the age and size of the trees where other lower risk areas are "Category C".

2.4. Hard Landscape

Hard landscape is maintained by Bournemouth Parks Team.

Hard landscaping is maintained and developed using materials appropriate for the setting, need and access levels.

We are moving towards a system of site risk assessment of all main sites (including all Green Flag sites, but not all small or remote sites) this will include hard landscaping features e.g. fencing, footpaths, signs, bins, etc but excluding the areas already covered by assessment/ inspections such as buildings & play areas.

Bridges

All bridges have annual visual inspections carried out by the Council's Structural Engineer to identify any urgent items.

Suspension Bridge- For this a more thorough inspection is carried out by the Structural Engineer every 5 years where items such as movement joints, decking, fixings, cables and tie bars are inspected more thoroughly. The last detailed inspection was carried out in 2007, when major maintenance works were carried out and all steel hangers replaced. Prior to this, major works were carried out in the mid-eighties when cables were overhauled and structural items tested. The bridge is re-painted every 5-7 years. The last inspection was carried out in 2010. In 2007 major maintenance works were carried out and all steel hangers replaced. Prior to this, major works were carried out in the mid-eighties when cables were overhauled and structural items tested. Decking and decorations were last carried out around 2005.



Concrete Spandrel footbridges- a thorough inspection is carried out every 5 years, which may require further investigation to check condition of steel reinforcement in concrete. Painting of railings is carried out every 5-7 years. Last inspected 2010 and handrails redecorated in 2005.

Note: all major Borough non-highway structures are subject to a review to agree frequency of inspection and budgets for works.

2.5. Play Area

Play areas are inspected as recommended by BSEN 1176, which includes:

- Weekly visual inspections to identify obvious hazards resulting from vandalism, usage or weather by trained staff.
- Quarterly operational inspections- more detailed to check operation and stability of equipment by in house trained staff.
- An external annual inspection to establish overall condition of equipment, surfaces, fencing etc



All inspections are recorded onto Playsafe Asset Management system. Parks staff will also be on site at some areas as a result of other procedures (e.g. litter round) and may identify and report faults.

The playground has been risk assessed.

2.6. Buildings

From December 2010 facility management of all Borough building assets was externally outsourced to Mouchel. As part of the Borough's Asset Management Plan Mouchel are responsible for undertaking:

- 5 yearly building condition surveys
- annual desk top updates with Parks Technical Manager (works/deterioration during year etc)

2.7. Graffiti

All graffiti is removed as soon as possible by Parks staff, with the following guidelines:

- All obscene graffiti to be removed within 24hrs
- Non obscene graffiti to be removed within 7 days

If it cannot be removed by Staff an in-house centrally funded graffiti team is called in from the council's Technical Services section and if still not possible through a contracted specialist.

All public reports of graffiti should be passed through 'ASK Bournemouth' on 01202 451199.

2.8. Byelaws:

Alum Chine and Argyll Gardens is covered by Byelaws listed within Bournemouth's 1999 open space byelaws.

The park is designated for control of dog fouling under Dog Control Orders under Part 6 of the Clean Neighbourhoods and Environment Act 2005. Bournemouth Dog Control Orders of 2011 require people to pick up after their dog fouls, they must keep their dog under suitable control and dogs are banned from the play area, Bowls green. The footpaths surrounding the bowling greens are designated 'Dogs on Leads' areas. Copies of both byelaws and dog control orders can be found at.

<http://www.bournemouth.gov.uk/Parks/ByelawsAccessandPolicies/Byelawsforourparksandopenspaces.aspx>

2.9. Security:

The Council has a late night patrol team that monitors hotspots/ problem areas across the Borough parks and open spaces. Their remit is to promote the responsible use of parks and address inconsiderate behaviour within them and forge links with residents, community groups and enforcement agencies to achieve these ends.

In addition the Argyll Bowling Club Trust, facility management of the Bowling Green and pavilion/cafe is provided during the bowls season. The presence of a land train stop by the play area and restaurant at the bottom of the Chine means that there is a regular presence on site during working hours and evenings that discourages anti-social behaviour or allows a rapid response to problems if necessary.

2.10. Vehicles, Plant, Machines and Parking

Bournemouth Parks uses a mixed fleet of vehicles, plant and machines powered by electric, diesel and petrol individually chosen to fulfil their purpose within their location with criteria being; area of use, size of material being carried, noise, CO2 emissions and length of time for use.

There is a pay and display car park at the seaward end off site, with marked disabled bays, there is also additional parking available on the roads surround the site.

2.11. Recycling, Litter and Waste

At present (2012) Bournemouth is in the top quartile of waste recycling within England with less than 20% of material being sent to landfill and this is strongly supported by all Parks and Green space with all dog waste being separated so that all other litter can be machine and hand sorted to reduce tonnage to landfill. All green material is either chipped on site or recycled through local green recycling plant and all large woody waste is chipped to be used in the biomass boiler at our Kings Pk Nursery.



Bins and litter are monitored and cleared at a varied rate throughout the year to ensure that the site is kept in a clean and tidy condition.

2.12. Energy & Water Conservation:

All utility meters are read regularly to identify trends in use and particularly to warn of water leakage from pipes.

2.13. Pesticide Minimisation:

Whenever practicable the use of pesticides will be minimised and alternative solutions sought.

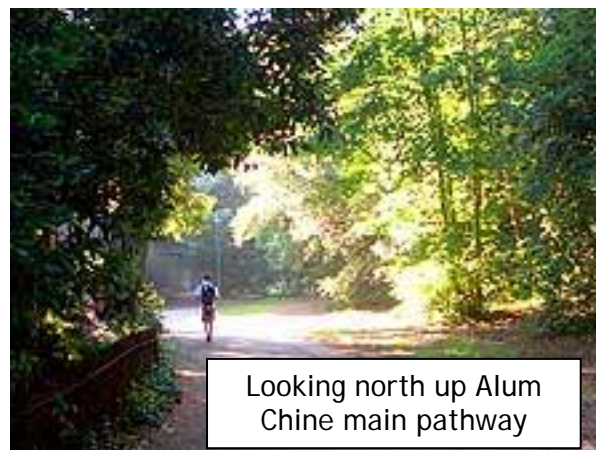
Within Parks, Gardens and Open spaces there is a continual reduction in the use of pesticides, through the use of site generated and/or locally chipped compostable material as shrub border mulch. To view the Pesticides Policy, go to

<http://www.bournemouth.gov.uk/Parks/ByelawsAccessandPolicies/ParksPoliciesandProcedures.aspx>

2.14. Biodiversity

A Phase I Habitat Survey has been undertaken by Bournemouth University at all the Borough's open space sites. A bat survey was undertaken in May 2007, where Serotine and Common Pipistrelle bats were found to exist/ make use of the site.

The woodland of the chine is dominated by mature non-native Pine trees that are close together, resulting in a closed canopy. This has led to a lack of structure to the woodland, due to insufficient light



penetrating the canopy through to the woodland floor; therefore has a relatively poor diversity of plant and animal life.

2.15. Resources

The site has an Area Parks Officer and two parks operatives, who also cover this and several other parks in the area. In addition to this other staff teams cut grass areas, clear litter and carry out tree works on this site.

Large capital expenditure projects are progressed through the management plan and scheduled into relevant future Parks budgets or the Council's capital programme.

Planning agreement contributions are available for relevant improvements to the site.

2.16. Marketing - Site & Event Promotion

The site, its facilities and community events are promoted in the following ways:

- 'The Councils' <http://www.bournemouth.gov.uk/Home.aspx>
- On site event promotion through a site notices
- The Borough's current Leisure Directory

There is scope to develop promotional material for park facilities within the Borough.

To promote sites such as this, Parks have a dedicated PR and Volunteer Engagement Officer to promote all our Parks and Gardens and opportunities for volunteers within them.

To find out how to book events in the Park please go to <http://www.bournemouth.gov.uk/Events/Events.aspx>

2.17. Issues

- Overnight campers and homeless camps
- Dog Fouling
- Unauthorized cycling on main pathway
- Use of secluded areas for outdoor sex
- The age structure of pines needs to be addressed to ensure continuity

3. Vision

See front cover

4. Assessment & Analysis

In the absence of current user survey data the SWOT analysis has been compiled through interviews with parks staff and through conversation with stakeholders

<p>Strengths</p> <ul style="list-style-type: none"> Active trust and new volunteer group 2 x Café facilities Large population within walking distance Bowls facilities Play equipment to suit wide age range Tropical Gardens Sea views Cliff SSSI Suspension bridge Close to Skerryvore A well-used route for dog walking/ route to the sea Green Flag site 	<p>Weaknesses</p> <ul style="list-style-type: none"> Can feel dark and damp up the chine Invasive undergrowth reduces biodiversity and can lead to anti-social behaviour Poorly located benches Outdoor sex & rough sleeping Dog fouling Irresponsible cycling in Chine
<p>Opportunities</p> <ul style="list-style-type: none"> Promote facilities better Run / promote volunteer/walk events. Increase biodiversity through improving deciduous woodland Remove invasive species (esp. rhododendron) Clear areas of Holm Oak Options for meadow planting to increase diversity Linking through to Skerryvore 	<p>Threats</p> <ul style="list-style-type: none"> Aging local population. Bowls usage could decline Increase in anti-social behaviour Spread of invasive species Council cuts could threaten quality Volunteer group could lose support and fail

5. Aims

- Improve the ecological value of the site (meadow area, remove *Rhododendron ponticum*/Laurel to open up under story)
- Woodland works to improve diversity of the site. Through selective/group felling of the mature high canopy trees to give an uneven age structure followed by planting/seeding of appropriate species. With the aim to have approximately 40% canopy closure to enable the planted/seeded trees to establish and grow due to sufficient light penetrating
- Continue to encourage, support and promote community involvement through volunteer group

6. Development Plan

To meet these aims we are planning to undertake the following: -

Action & Compartment	Lead	Team	Due Date	Resources	Completed	Cycle
Routine works						
Clean hard surfaces & maintain paths, paving and steps in a safe condition. Surfaces to be appropriate for their location and usage. Areas of minor repairs to be carried out within 48 hours wherever possible from reporting.	CW	P	As necessary		Ongoing	Yes
Provide and maintain seats, bollards & litter bins to ensure continuity of style within the Gardens. Paint colour for railings is black.	CW	P				
Litter picking	TC	P	Daily		Ongoing	Yes
Empty Litter Bins	TC	P	Daily		Ongoing	Yes
Remove graffiti from site	CW	P	As necessary		Ongoing	Yes
Maintain grass to general amenity standard. Where appropriate leave grass to grow with less cuts.	TC	P	As necessary		Ongoing	Yes
Play area deep clean, clear sand, and remove vegetation.	CW	P	Monthly			
Support community involvement work with Tropical Gdns volunteers	CW	P	Monthly		Ongoing	
Inspect Trees to ensure that the tree stock is maintained in a safe & healthy condition for all users.	NC	P	Annual		Ongoing	Yes
Target ASB / vandalism through enforcement and repair damage ASAP.	CW	P				
Submit site for Green Flag Award and	CW	P	Annual			Yes

Southern England In Bloom Awards. Maintain standards to achieve these.						
2013 Specific project works	Lead	Team	Due Date	Resources	Completed	Cycle
Sow Meadow area	CW	P	Mar 13		Done to repeat	
Across site remove Rhododendron ponticum/ Laurel re-growth to provide an provide an open understory	CW	P	Nov 13		Completed Revisit next year	Ongoing
Reduce vegetation on banks in Play Area to provide sight lines	CW	P	Feb 13		Completed maintain	
Argyll Gdns Cut back hedging by seating area by the Bowls Green	CW	P	Mar 13		Completed	
Continue to work with volunteers to maintain & develop the Tropical Gardens Weekly in Summer/ Fortnightly in Winter	CW	P	Ongoing		Done	Ongoing
Install new information board at entrance	CW	P	Nov 13		Moved to 2014	
2014 Specific project works						
Benches - sand and treat	CW	P	Mar 14		Done	2 years
Review & Sow extended Meadow area by play area and by the top access to Tropical gardens	CW	P	Mar 14		Done very popular	
Across site remove Rhododendron ponticum/ Laurel re-growth to provide an provide an open understory	CW	P	Nov 14		Yes	Ongoing
Maintain vegetation in Play Area to new lower height	CW	P	Feb 14		Done	
Review progress & continue to work with volunteers to maintain & develop the Tropical Gardens Weekly in Summer/ Fortnightly in Winter	CW	P	Ongoing		Yes	Ongoing

Extend play area fencing to include banked area for informal play	MS (GS)	P	Summer 14		Done	
Install new information board displays in noticeboards	MS (GS)	P	Nov 14		Moved to 2015	
2015 Specific project works						
Review & Sow Meadow area Continue with the 2 sites slightly extending the one at the top entrance to Tropical	CW	P	Mar 15		Done	
Across site remove Rhododendron ponticum/ Laurel re-growth to provide an open understory	CW	P	Nov 15		Yes	Ongoing
Maintain vegetation in Play Area to new lower height	CW	P	Feb 15		Yes	
Install new information board displays in notice board in tropical Gdns	MS (GS)	P	Nov 15		Moved to 2016 due to GS leaving	
Clear & replant sloped areas of Tropical Gdns with the volunteers & mulch all beds	CW	P	By Nov 15 Mulch early 15		Yes	
Clear vegetation inc Top of Tropical wild Rose & Holly, By shelter steps into Tropical cut back Gorse to develop better sea views & reduce ASB	CW	P	By Nov 15		Yes	
On sloped path down into Tropical fill in gaps in hedging with chestnut fencing while cutting out and replacing dead sections	CW	P	By Nov 15		Yes	
Milner Road Pathway at rear of bowls greens cut back Rhododendron to make more inviting & allow lighting to cover the area	CW	P	By Nov 15		Yes	
Review progress & continue to work with volunteers to maintain & develop the Tropical Gardens	CW	P	Ongoing		Yes	Ongoing

Weekly in Summer/ Fortnightly in Winter						
2016 Specific project works						
Benches - sand and treat	CW	P	Mar 16		Partly done	2 years
Review & Sow Meadow area Explore possible extension areas	CW	P	Mar 16		Yes	
Maintain vegetation in Play Area to new lower height	CW	P	Feb 16		Yes	
Continue to work with volunteers to maintain & develop the Tropical Gardens Weekly in Summer/ Fortnightly in Winter	CW	P	Ongoing		Yes	Ongoing
Install new information board displays in notice board in tropical Gdns	CW	P	By Spring 2016		Moved into 2018	
Across site remove Rhododendron ponticum/ Laurel re-growth to provide an open understory	CW	P	Nov 16		Yes	Ongoing
Look at the amount of deadwood left on ground on site from storm damage and rationalize if needed	NC	P Arb	Over year by Parks Aboricultural Team		Yes	
Review equip in play area programme for major refurbishment	MS	PS	2016-2017		Started planning continued into 2017	
2017 Specific project works						
Across site remove Rhododendron ponticum/ Laurel re-growth to provide an open understory	CW	P	Nov 17			Ongoing
Continue to work with volunteers to maintain & develop the Tropical Gardens Weekly in Summer/ Fortnightly in Winter	CW	P	Ongoing			Ongoing
Redevelop play area major	MS	PS	Over year			

refurbishment/ new design						
Maintain vegetation in Play Area to new lower height	CW	P	Feb 17			
Review & Sow Meadow area	CW	P	Mar 17			
2018 Specific project works						
Continue to work with volunteers to maintain & develop the Tropical Gardens Weekly in Summer/ Fortnightly in Winter	CW	P	Ongoing			Ongoing
Benches - sand and treat	CW	P	Nov 18			2 years
Maintain vegetation in Play Area to new lower height	CW	P	Feb 18			
Install new information board displays in notice board in tropical Gdns	CW	P	By end of year			
Review & Sow Meadow area	CW	P	Mar 18			
Across site remove Rhododendron ponticum/ Laurel re-growth to provide an open understory	CW	P	Nov 18			Ongoing
Other Items to be programmed						
Woodland Works Manage woodland areas to provide a diverse structure continuing the traditional mix of species	NC	P				

Graphic Development Plan



7. Finance & Resources

Parks have an annual revenue budget of £3.6m and total expenditure of £5.6m, with £2m of self generated income annually.

Staffing levels and budget resources for the site remain secure at present. Minor works are paid for through annual revenue budgets, whilst major capital expenditure can only be accessed through the Council's capital programme or successful grant applications.

Major works or expenditure predicted through the management plan will be highlighted to managers for integration in future budgets.

8. Monitor & Review

As part of the process of managing the sites a regular green flag group meeting is held to discuss all green flag sites and progress between them. The site champion will visit the site regularly and work with stakeholders to ensure the site continues to develop and meet expected standards..

All staff and community groups have access to the management plans and will be encouraged to make notes throughout the year on when items were completed and any issues that arose.

Annual green flag judging feedback sheets are also taken into consideration.

Comments from above are fed annually into the issues section of the plan, from which point forward the plan is edited every year.

Review dates are shown on the front cover of the document.

9. Management Structure

BBC LANDSCAPE TEAM

Michael Rowland
Parks Manager
Development
01202 451632

Landscape Team
01202 451636
Design &
Improvement

Martyn Sexton
Technical Manager
01202 451636
Hard landscape &
playground

BBC PARKS OPERATIONS

Andy McDonald
Parks Manager Operations
01202 451695
Head of Grounds Maintenance

Nick Colledge
Arboricultural Manager
01202 451682
Trees

Robert Potter
Greenspace Manager
07771 746033
Resources, Machinery

Chris Wynne
07881 503920
Area Manager
Grounds Supervisor

Eddie Barker
07974 014710
Senior Patrol Officer
Out of hours patrol

Robin Garret
07909 898711
Senior skilled grounds
person

2 x Parks Operatives
Based at Central Gardens Depot

Green Flag Champion
Chris Wynne
07881 503920

BBC Other

Tom Powell
01202 451742
Events Team
Events Info.

Dog Warden
01202 451306
Dogs Fouling & Dangerous
Dogs

Community Groups

Argyll Bowls Club
argyllbcsecretary@hotmail.com
Tel: 01202 767395 or 01202 764320

Vesuvio Restaurant, Seafront,
Alum Chine, Westbourne
Tel: 01202 759100
<http://www.vesuvio.co.uk/>

Other Authorities

Police Control Room
01202 222222
Safer Neighbourhood Team
<http://www.dorset.police.uk/Default.aspx?page=826>

Appendix Example Risk Assessment

Activity :	Strimmers - Operation		Reference :	SM 28
Risk Assessment Completed by :	Rob Allardyce	Signature		
Date of Assessment :	05 January 2015	Review Date	05 January 2018	
Manager Responsible for Action :	Rob Allardyce	Signature		

IMPACT	Examples	Score	LIKELIHOOD	Timeline	Score	RATI NG
Low	Results in minor injuries; e.g. slight cuts, bruises etc; requires first aid; no lost time; damage to property between £10 - £100; minor service disruption; isolated service user complaint	1	Unlikely to occur	25 - 50 year event / 0 - 10% chance	1	1 - 2 (LOW)
Medium	Results in injuries e.g. severe cuts, minor fractures etc; requires first aid or medical treatment; lost time under 7 days; damage to property between £100-300	2	Could Happen	10 - 25 year event / 10 - 40% chance	2	3 - 6 (MEDIUM)
High	Causes disease, severe injuries e.g. major bone fractures etc; requires medical treatment; lost time under 3 months, damage to property between £300 - £5000	3	Likely to happen in time	5 - 10 year event / 40 - 80% chance	3	8 - 12 (HIGH)
Extreme	Causes severe disease, loss of limb, major disabling injury or fatality; requires hospitalisation or medical retirement; lost time exceeds 3 months; damage to property over £5,000	4	Certain to happen	1 - 5 year event / 80% or more chance	4	16 (CRITICAL)

No	What Risks Exist?	Details and Considerations (i.e. what could trigger the risk? What would be the consequences? Etc)	What precautions have already been taken to control the risk?	Current Risk Level			What measures can be implemented to reduce the risk to an acceptable level?	By Whom	Target Date	Target Risk Level		
				Impact	Likelihood	Risk Rating (Impact x Likelihood)				Impact	Likelihood	Risk Rating (Impact x Likelihood)
1	Description	Who is affected?	Manual Handling Training in place	Medium	Unlikely to occur	LOW				Medium	Unlikely to occur	LOW
	Carrying	Operator	Operator Training in place									

		Triggers	Harness to be worn	2	1	2				2	1	2
		Manual Handling	Working Practices									
	Category	Consequences	All pertinent Literature available									
	Health&Safety	Stains & Sprains	Regular Rest Periods									
2	Description	Who is affected?	Operator Training in place	Medium	Unlikely to occur	LOW				Medium	Unlikely to occur	LOW
	Starting	Operator	Working Practices									
		Triggers	All pertinent Literature available	2	1	2				2	1	2
		Pulling Recoil Start	Health & Safety Policy Available									
	Category	Consequences	Defect Reporting Procedure									
Health&Safety	Strains & Sprains	Regular Service & Safety Checks										
3	Description	Who is affected?	Limitations to required maintenance.	Medium	Unlikely to occur	LOW				Medium	Unlikely to occur	LOW
	Fuel & Oil	Operator	Staff training/experienced staff only. Use of funnels, jugs & spouts.									
		Triggers	Operator manual, H&S policy & other pertinent literature available.	2	1	2				2	1	2
		Filling & Spillage	PPE & Barrier Cream available.									
	Category	Consequences	Incident reporting procedure in place. COSHH regulations.									
Health&Safety	Skin complaints. Burns.											
4	Description	Who is affected?	All pertinent Literature available	Medium	Unlikely to occur	LOW				Medium	Unlikely to occur	LOW
	Noise	Operator	Health & Safety Policy Available									
		Triggers	Operator Training in place	2	1	2				2	1	2
		Engine Running. Exhaust.	PPE Available									
	Category	Consequences	Regular Rest Periods									
Health&Safety	Impaired Hearing											
5	Description	Who is affected?	Operator Training in place	Medium	Unlikely	LOW				Medium	Unlikely	LOW

	Fumes & Dust	Operator	All pertinent Literature available	2	1	2				2	1	2
		Triggers	Health & Safety Policy Available									
		Exhaust & Dry Conditions	PPE Available									
	Category	Consequences	Working Practices. Regular breaks.									
Health&Safety	Respiratory problems	Regular Service & Safety Checks										
6	Description	Who is affected?	Operator Training in place. Procurement procedures. Defect reporting procedures.	High	Unlikely to occur	MEDIUM	HAVs awareness refresher training	Rob Allardyce		Medium	Unlikely to occur	LOW
	Vibration	Operator	All pertinent Literature available	3	1	3				2	1	2
		Triggers	Health & Safety Policy Available									
	Mechanical vibration	Anti vibration mountings										
Category	Consequences	Working Practices. Regular breaks.										
Health&Safety	Nerve damage. (HAVS etc)	Regular Service & Safety Checks										
7	Description	Who is affected?	Operator Training in place	Medium	Unlikely to occur	LOW				Medium	Unlikely to occur	LOW
	Moving & Hot Parts	Operator	All pertinent Literature available									
		Triggers	Health & Safety Policy Available									
	Contact with machinery	Guards & Fail-safe device in place										
Category	Consequences	Working Practices. PPE available										
Health&Safety	Traps, Lacerations& Burns	Regular Service & Safety Checks & Defect Reporting Procedure in place										
8	Description	Who is affected?	Operator Training in place	Medium	Could Happen	MEDIUM				Low	Could Happen	MEDIUM
	Flying debris	Operator	All pertinent Literature available	2	2	4				2	2	4
		Triggers	Health & Safety Policy Available									
	Rotary cutters	Guards & Fail-safe device in place										
Category	Consequences	Working Practices. PPE available										
Health&Safety	Impact & Eye Injuries	Regular Service & Safety Checks										

9	Description	Who is affected?	Working practices	Medium	Unlikely to occur	LOW				Medium	Unlikely to occur	LOW
	Fire	Operator	Health & Safety Policy	2	1	2				2	1	2
		Triggers	Training									
	Engine running. Exhaust.	All pertinent literature available										
	Category	Consequences	Regular Service & Safety Checks									
Health & Safety	Burns & collateral	Extinguishers in vans										