### Fred Wells Gardens Management Plan

Fred Wells Gardens is a popular historical park providing the local community with a tranquil space to enjoy and relax in nature

This plan is intended to provide Fred Wells Gardens with its best chance to continue meeting the needs of the local community in addition to achieving the highest horticultural and environmental standards. Wandsworth has one of the highest numbers of council-owned greenspaces in inner London, culminating in over 300 hectares of public greenspace. Each greenspace has its own unique character, and each space provides the opportunity for a range of different activities for people and opportunities for biodiversity. The Green Flag Award scheme recognises and rewards well managed parks and greenspaces, setting the benchmark standard for the management of recreational outdoor spaces across the Unities Kingdom and the world. Wandsworth Borough Council wants each of the five big greenspaces to gain and keep their prestigious Green Flag Awards. Whilst Battersea Park, Wandsworth Park, King Georges Park, Wandsworth and Tooting Common have Green Flag status, the aim is, from 2032, each one of the borough's smaller greenspaces will be brought up to Green Flag level. This management plan for Fred Wells Gardens sets out proposed plans for this park over the next 10 years.











## **Key Action points**

Park management and contractor activities - Consider relocating cycle parking more centrally within the Gardens, station, consider options for improvement of alongside plant restoration schemes for a number of shrubberies and beds. Maintain new planting. Renovate paths where needed.

**Biodiversity activities** – Subject to community views seek to develop 'railway thicket' into a 'wild walk' and enhance the plant biodiversity here, remove the bramble and plant native whips, Consider Nature Trail e.g. bat boxes, wildlife pond, hibernacula, bug hotels.

#### Arboriculture activities -

Community engagement activities -

Development and funding activities - Seek funding for above community engagement and biodiversity additions.

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## **Action Plan**

Green Flag Category		What we already have / do	What improvements are needed	Current plans to deliver improvements	Timescale / costs / partners
A Welcoming Place	Welcome	All three entrances give good views into the Gardens.		Review and improve existing planting schemes at entrances into the Gardens to provide more all year-round colour and interest	Ongoing  Continental, Enable Parks Team, £x
	Vicarage Crescent Entrances	The ungated pedestrian and a vehicular entrances on Vicarage Gardens are bounded on one side by a low brick retaining wall and the other by medium height metal hoop fencing.  The direction of the main pathway meandering around mature	Bulb planting is seasonal, flowering in spring.  There is wild growing mallow growing in pockets of wall by the welcome sign.	Consider winter interest such as snowdrops.  Remove the wildgrowing mallow and replace with more deliberate and welcoming planting.	Spring 2022 Enable Parks Team, £x



	trees, shrubs and the highly visible play area and tennis court create plenty of reason to visit this space.  Colourful bulb planting gives a pleasant view into the gardens in Spring.			
Orville Road Entrance	The ungated Orville Road entrance provides pedestrian access. It is bounded by medium height metal hoop fencing on each side.			
Good and safe access	Access is easy for visitors via both gates.  The egress at both entrances are maintained	The cycle hoops being located at the entrance could perceived by cyclists as being easier and	Consider relocating cycle parking more centrally within the Gardens.	Ongoing Continental, Enable Parks Team, £xx



	to ensure site is safe to users  There is cycle parking at one of the Vicarage Crescent entrances to Fred Wells	convenient for thieves to steal.		
Signage, Interpretation and Waymarking	There is effective, standard WBC welcome signage into Fred Wells Gardens at both entrances.  There is also a notice board further into the Gardens.	The welcome sign at site entrances are standard WBC signs that do not provide detail of heritage and biodiversity of the Gardens.  There is limited waymarking in surrounding area to Fred Wells Gardens and between Fred Wells Gardens other local greenspaces	Audit of signage to be carried out as a service plan topic followed by discussion with WBC to action improved signage across all sites.  Undertake asset assessment to ensure the signs remain fit for purpose and informative.  Improve directional signage in the surrounding neighbourhood to the Gardens.	£xx  Ad hoc weekly inspections  Enable Parks Team





	Equal access for all	Access into and		Carry out Accessibility	Ongoing
		around the Gardens is good		Audit for site to ensure all points of	Enable
		for those with		the Park are currently	
		good mobility		accessible.	£xxxx
		The free to use playground for toddlers and juniors, has recently been refurbished including hard landscaping that enabled ramp and stairs to be rebuilt with a more gradual incline allowing easier access for the mobility impaired.			
Healthy, Safe	Appropriate Provision of	Money was	There are no public	Install drinking and	Ongoing
and Secure	Quality Facilities and	allocated via the	conveniences.	bottle filling station	
	Activities	Wandsworth Local Fund scheme I 2017	There are no water bottle filling	g can can	Enable
		to make site improvements	stations at Fred Wells Gardens.		£xxx
		including a refurbished			
		playground,			
				2.000	In partnership with





Safe equipment and facilities	improved amenity access at this site and new planting schemes.  Regular routine inspections specifically address whether equipment, and facilities in Fred Wells Gardens are safe.  Playground facilities are visually inspected by Enable's Playground Officer biweekly for damage or vandalism. The playground is also independently inspected 3	In the smaller playground (adjacent to the tennis court), there is a wooden wall which the children use as a chalkboard and has climbing foot- and hand-hold volumes. There is a potential for falls if children climb onto the wall.	Consider moving fence line on top of the wall in smaller playground to the edge of the platform.  Also give a better sense of space on the upper level (coming from climbing up the grassy hill on the other side of the fence)	The last playground inspection found equipment and areas reported as low risk.
	times a year.			



	Personal security	Reported issues fr reviewed and acte Issues that cause to for example, included and vagrancy are	Ongoing Enable Parks Team Parks Police £x		
	Control of dogs/ dog fouling	Responsible dog ownership is encouraged through Education, provision and maintenance and emptying of dog bins combined with active enforcement by Parks Police	This green space is regularly used by dog owners and is regularly found to be fouled.	Extend 'Paw Patrol' pop up events schedule to Fred Wells Gardens More information ca be found here: Dogs in Parks and Open Spaces Information	Ongoing Enable Parks Team Parks Police £x
	Control of other "issues	Fred Wells Gardens is governed by Wandsworth Borough Council Parks Byelaws Wandsworth Council Parks Bye laws More information can be found Public Spaces Protection Order leaflet (wandsworth.gov.uk)			Ongoing Enable Parks Team Parks Police £x
Well Maintained and Clean	Litter and Waste Management	The litter bins in Fred Wells Gardens are emptied daily by 10am and are not permitted to remain full for more than 24 hours. Litter picking is also carried out across the gardens.			Ongoing Enable Parks Team £x



Horticultural Maintenance	General horticultural maintenance duties are carried out by contracted grounds people with members of Parks Team qualified in recognised horticultural skills.			Ongoing Enable Parks Team £x
Decorative Beds	There are several decorative beds	Semi-circle planted bed behind bench, on corner of playground and tennis court, is problematic: it has uneven ground and the soil spills out onto the pathway.  The area on top of the wall behind the climbing feature in play area is lacking plants.  The triangular shrub bed next to the tennis court (Vicarage Crescent side) is half empty	Consider options eg. build a low retaining brick wall, plant suitable edging species, level the bed off and start again with the planting  Find out if the soil on top of the wall is a plant bed, and if so, find plants to fill it with.  Possible solutions (keeping in mind the close proximity to the tree; shady and competition with roots) reseed with shade-tolerant grass, replant with shrubs.	Autumn 2023Enable Parks Team £x





and Borders  shrub/hedgeror plants along the Orville Road boundary. The shrubs along this fence line of Orville Road are doing well.  The small shrub bed at the pedestrian entrance on Vicarage Crescent is lacking in interest.  There is an overgrown shrubbery/ thicket of brambles at the back of the playground adjacent to the	doing well because of the leaking tap (leaking from at Cleaking tap outcome, either Keep an eye on this area going forwards.  Depending on the outcome, either
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			screening from train tracks.	area has a desire line through it.		
	Arboriculture Ma	intenance	The trees in Fred Wells Gardens are inspected by Enable's Tree Team every 3 years and works carried out according to instruction.  Tree cover is good  There are several fruiting saplings planted as part of an orchard project in the grassy area close to the school			Ongoing Enable Parks Team £x
	Building and Infrastructure Maintenance		Ad hoc weekly inspections by Enable Parks officers are carried out and vandalism damage reported with	Loose bricks at the Vicarage crescent entrance along the brick wall.  Path renovation needed between the playground and southern Vicarage	Replace bricks  This has been added to the list of sites for path renovations in October 2022  Consider how to continue fence line.	Ongoing Enable Parks Team £x



repairs	Crescent entrance	
actioned.	(tarmac).	
Parks Maintenance Contractors inspect the site on a regular basis reporting defects and undertaking any minor repairs needed to facilitate safety and/or return the equipment or area to use or cordoning off area if necessary, as a temporary measure to ensure user safety and to discourage vandalism.  Paths are tarmac and mostly in good condition.	Orville Road fence was installed recently but it hasn't gone around the trees and stops at the tree/brick wall.	



		Metal fencing is in good condition.  There is seating for 56 in Fred Wells Gardens, which are currently in good condition			
Environmental Management	Managing Environmental Impact	managing our imp Wandsworth Envir sustainable plantir Strategy. and War be found Togethe Additionally, all ap place to ensure th these documents. it meets these exp An organisation w ensure Enable's of Commitments to N developed by WW actions and indicat improve water and	op nature - Wandswo ppointed contractors ha at their processes are We constantly review of	it, including the ility Strategy Enable's biodiversity More information can orth Borough Council ave agreements in in accordance with our delivery to ensure o been developed to th Paris Climate anet Living principles have set targets, and energy use, and work with local	Ongoing Enable Parks Team £x



	Waste Minimisation	All green waste generated on site is taken to Battersea Park Depot where Continental, process the green waste into mulch which is re-used on beds within parks and open spaces across the Borough	Ongoing Enable Parks Team £x
	Chemical Usage	Unless otherwise specified all weed removal will be performed by manual rather than chemical treatments, e.g., fungicides, herbicides and pesticides must be used strictly in accordance with the manufacturers and Authorised Officer's instructions, and only on specified areas  As part of their commitment to safeguarding the environment, the Parks Team is seeking to reduce the number of chemical treatments used in horticultural operations and contractors will be expected to be sensitive to this aim. In general, no chemical treatments will be allowed in ecological areas.	Ongoing Enable Parks Team Continental £x
	Peat Use	Horticultural waste is composted for use as a replacement for peat-based or commercial products when mulching.	Ongoing Enable Parks Team Continental £x
	Climate Change Adaption Strategies	Implementing planting schemes that support the objectives of the 2021 Wandsworth Biodiversity Strategy allow greenspaces to support an increased mix of habitats and species for the longer term and help contribute to the significant environmental challenges we currently face.	Ongoing Enable Parks Team Continental £x
Biodiversity, Landscape and Heritage	Management of Natural Features, Wild Fauna and Flora	All new or replacement planting is designed to provide attractive and appropriate visual character, support biodiversity and be resilient to climate change in line with best practice and in accordance with Wandsworth Environment and Sustainability	Ongoing Enable Parks Team, Continental



		Strategy Enable's sustainable planting plan, Wandsworth Biodiversity Strategy. and Wandsworth Tree Strategy More information can be found Together on nature - Wandsworth Borough Council.			£x
	Conservation of Landscape Features				Ongoing Enable Parks Team Continental £x
	Conservation of Buildings and Structures				Ongoing Enable Parks Team Continental £x
Community Involvement	Community Involvement in Management and Development	We collaborate with the community in a wide range of ways to ensure we are responsive to local needs. This includes regular work in partnership with identified stakeholder groups; providing opportunities for volunteering; training and supporting local wildlife recorders; engagement activities to encourage stewardship, and environmental education programmes.  Identify stakeholder groups; provide opportunities for volunteering; training and supporting local wildlife recorders; engagement activities to encourage stewardship, and environmental education programmes.		OngoingEnable Parks Team, £x	



	Appropriate Provision for Community	targeting the appro refurbishment is info which allow us to u community enjoy ar choose between dif	nderstand the types on the modern of the mod	ch total playground consultation process of play experiences the	Ongoing Enable Parks Team Continental £x
Marketing and Communication	Marketing and Promotion	Events, news, or activities in our greenspaces are publicised on social media platforms  We also work with Wandsworth Council to publish information in the quarterly Borough wide newsletter <a href="Quarterly Brightside">Quarterly Brightside</a> and weekly Borough E-Bulletin, <a href="Weekly Brightside">Weekly Brightside</a> as well as ensuring that all relevant information is also advertised on their social platforms			Ongoing Enable Parks Team Continental £x
	Appropriate Information Channels	"enableparks"  This allows us to en	ntagram, Facebook) wingage with the public, to share information treen space users.	and community	Ongoing Enable Parks Team Continental £x
	Appropriate Educational and Interpretation Information				Ongoing Enable Parks Team Continental £x



Implementation	4 x full team review sessions are delivered each year and fed Ongoing
of Management	into an impact report at the end of each session.  Enable Parks
Plan	A community suggestion file is also kept on record and will be TeamContinental
	fed into the plan when appropriate.
	£x
	Annual Impact reports will be made available each year on our
	website with the first report due to be published December
	2023.

# Management Plan Details

Site Name:	Fred Wells Gardens
Plan author and approver:	Alice Henry and Valerie Selby
Previous Plans:	Fred Wells Gardens Management Plan 2008- 2013 Wandsworth Borough Council
Plan Dates:	Duration of plan – Autumn 2022 – Autumn 2032
Consultation:	Where Wandsworth Borough Council capital has been invested, WBC processes will be followed. Where other capital is invested WBC processes will also be followed however it is likely amendments may be a requirement to meet individual funder needs.
Aims of the plan:	To guide and inform on reaching criteria on Green Flag and London in Bloom awards, To encourage clear communication with stakeholders, To guide maintenance priorities, To guide funding investment and site improvements
Plan review and Monitoring:	Greenspace management is a continuous process that takes account of issues that arise. This Management and Maintenance Plan is a "live document" which will be updated





dynamically throughout the year. As the plan is actively implemented, updates will be systematically reported by the Enable's Parks Team. By constantly reviewing and monitoring, the Parks Team will ensure green spaces remain relevant to users' needs and are cared for and respected by all. An Annual Actions Summary will be produced each year of the plan outlining key achievements in each year of the Plan.

### Site Details

## Titles, Deeds, Legislations and Destinations:

This site is owned By Wandsworth Borough Council

It is in the St Mary's Ward. Elected members for this area until May 2026 are: Councillor Jessica Lee, Councillor Jamie Colclough and Councillor Caroline De La Soujeole.

Fred Wells Gardens is bounded to the north by Vicarage Crescent; to the east by Orville Road; to the south by a railway viaduct and to the west by Lombard Road. The grid reference of the bottom southwest corner of the site is TQ26797640 and the area of the site totals 8567 square metres (0.85 ha / 2.1 acres).

Designations: Park & Open Space

The council has adopted planning policies which aim to protect and enhance public and private open space and green infrastructure in the borough. These policies are the basis for promoting and controlling development in the borough. The adopted Local Development Plan comprises the Core Strategy (2016), the Development Management Policies Document (2016), the Site-Specific Allocations Document (2016), the Employment and Industry Document (2018), the Policies Map (2016) and the Policies Map Changes Document: Employment and Industry Review (2017).

Fred Wells Gardens has no official current designation as a place of importance for wildlife however the Borough of Wandsworth is popular with several protected and priority species and all its greenspaces including Fred Wells Gardens offer the opportunity for increasing special habitats either for species to commute through or make their home.





### Site Description:

Fred Wells Gardens is a small, partly fenced area with both a flat and mounded landscape. Some major site improvements took place in 2020 and 2021 to improve facilities and widen and landscape access points to allow for inclusive access and easy travel through the Gardens. Several very different areas are found in this small space - children's play, a tennis court, shaded and open grassland, ornamental and mature trees, formal gardens and seating areas and shrubberies. Paths run from two entrances in Vicarage Crescent to the centre of the park and then a single path leads to Orville Road. Informal paths have been created through two mounded shrub areas too. It's hilly nature along with trees and other vegetation, provide audio and visual screening from the nearby busy Lombard Road.

The site can be accessed from Vicarage Gardens. This entrance provides access for service vehicles. Vehicle access is not possible at this point, due to a roadside barrier just outside the gates. There is another pedestrian entrance on Vicarage Crescent and another on Orville Road.

The Gardens are bordered by mismatching fences along its boundaries.

The park was opened in 1982 and was named to honour a local philanthropist by the name of Fred Wells. There is one carved wooden 'Fred Wells Gardens' sign remaining that matched part of original wooden arches and signage at all three entrances.

The recently planted and existing shrubberies re generously planted to give texture, fragrance, shape and colour. Beds and borders not only deliver a backdrop of plants that provide good visual amenity but also that are beneficial for biodiversity.

There is a free to use playground for toddlers and juniors.

There is a free to use recently resurfaced tennis court that can be used by all age groups. Tree root barrier to protect tennis court surface People wishing to use the courts need to bring their own rackets and balls. If busy, teams can play for 40 mins and then change teams





	Stretches of mown grass were included in the landscaping project with mass bulb planting providing delightful floral interest in Spring.
	How to find Fred Wells Gardens
	By bus – The closest bus stop is on Vicarage Crescent. It takes 3 minutes to walk from the bus stop to Fred Wells Gardens.
	By tube- the closest tube station, south of the River Thames, is Clapham Junction Underground Station, it takes 15 minutes to walk from the station to Fred Wells Gardens.
	By train – the closest train station is Clapham Junction Station, it takes 15 minutes to walk from the station to Fred Wells Gardens.
	By bicycle – The closest TFL bike docking station is on Vicarage Crescent opposite one of the entrances into the Gardens, it takes less than a minute to walk to Fred Wells Gardens.
	By car -Fred Wells Gardens has no dedicated car parking on site, although there is limited pay and display parking available nearby.
	Opening Times – Fred Wells Gardens are not locked at any time.
	If you have any issues gaining access or exiting, please call Parks Police on 07500969442
Current main uses and users:	The Gardens are well used by dog walkers, tennis players, families, and local people generally.
Playground:	The free to use playground for toddlers and juniors was improved in 2020. New and relocated play equipment including a new toddler play unit was included in the refurbishment. New safety surface was included across the whole playground including wet pour under swings, artificial grass and bonded mulch on sloped areas.
Quiet Area:	





Grassy Area:

Once the spring blooms die back grassy areas provide a pleasant place to picnic and relax.

## Site Photos and Maps



Orville Road Entrance



Entrance and cycle hoops



Vicarage Crescent Service Vehicle Vicarage Crescent pedestrian Entrance



Grassy area and picnic benches















## Responsibilities

Who is involved with looking after this place?

The Enable Parks team is a passionate group of people, who work together to maintain and improve Wandsworth Council's parks, commons, playgrounds, allotments and other greenspaces. Broadly split into three specialist teams: the trees team, the operations team and the parks development team, we work to deliver sustainable planting and urban greening, following both the borough's Biodiversity Strategy and Tree Policy. We are keen to recognise, value, manage and enhance the biodiversity and plant heritage of our landscapes - through these measures, we are contributing to a healthy planet and the wellbeing of our communities.

Enable: look after all Wandsworth's public green spaces including Fred Wells Gardens by ensuring the horticultural fabric, heritage, biodiversity and infrastructure of each site are maintained and improved.

The Parks Operations Team look after over 32 public green spaces in Wandsworth. Each greenspace, including Fred Wells Gardens, is managed according to the action plan within this document and in addition is checked regularly by Enable's Park Officers who report and act upon anything urgent in a timely manner. Please help them by reporting any concerns or suggestions regarding the upkeep of these places including Fred Wells Gardens by emailing <a href="mailto:parks@enablelc.org">parks@enablelc.org</a> or by calling The Enable Parks Office 0203 959 0060

The Parks Team process all enquires relating to Wandsworth's greenspaces monitoring the grounds maintenance, sports pitches and arboriculture contracts, providing advice to Wandsworth Council on its responsibilities, with respect to legislation relating to biodiversity, and on best practice in ecological maintenance.





The Parks team work also collaboratively with Enable's other areas including Health and Wellbeing, Sports and Leisure, Bereavement, Events, Filming, Putney School of Art and Public Halls.

### The Parks Enable Parks Team have partnered with:

Continental Landscapes who are contracted and instructed by Enable to undertake horticultural maintenance, a sports pitch booking service, maintenance of buildings furniture, fixtures and fittings, indoor building cleaning duties, litter picking, outside sweeping and clearance duties, ecological maintenance tasks, grounds maintenance and provision of sports facilities, hard surfaces, weed control, care of paths and surfaces, event preparation and staging. They oversee installation of temporary fencing where it may be required for health and safety reasons or when required to protect/recover certain areas from excessive footfall. They also install new planting and restoration schemes managed by the Parks Team.

Please only contact Continental Landscapes for information enquiries regarding sports pitch and sports facilities. 0208 767 830 <u>Wandsworthsports@continental-landscapes.co.uk</u>

All general parks and greenspaces enquiries and feedback is best directed to the Enable Parks.

Enable: looks after all and are responsible for the care and wellbeing of all trees in Wandsworth's public greenspaces including Fred Wells Gardens.

The Enable Tree team look after more than 60,000 trees in its parks, commons and public green spaces. Each Greenspace including, Fred Wells Gardens, has a dedicated and experienced arboriculture officer who looks after the trees here and makes inspections on a three-year cycle which ensures that all trees are inspected regularly. The officer can assess a tree and identify whether works are of an urgent or non-urgent type. General tree health is considered as well as the condition and colour of the leaves, branches, upper crown and the trunk. Once all this information has been gathered a schedule of work is produced and any remedial works are actioned. Enable's Tree Team also runs an out of





hours service for dealing with all dangerous or hazardous trees in addition to monitoring and managing any outbreaks of tree pests and diseases. Please help them by reporting problems, such as vandalism or damage to trees in Fred Wells Gardens by emailing <a href="mailto:trees@enablelc.org">trees@enablelc.org</a> or by calling the 0203 959 0070.

### The Enable Tree Team have partnered with:

KPS who carry out all tree maintenance works in Fred Wells Gardens as instructed by Enable's Tree Team.

Enable: look after Wandsworth's public greenspaces by supporting and working closely with local stakeholders, volunteers and 'Friends of' groups who share the same aims of providing and making improvements to high quality, well managed and inclusive greenspaces.

Enable: look after all Wandsworth's public green spaces including Fred Wells Gardens by ensuring they remain safe and welcoming places for everyone to visit.

Enable's Parks Operation Teams and Grounds Maintenance teams make regular visits to this place checking acting on any site infrastructure issues and anti – social behaviour. The Parks Team respond to enquiries to do with any aspect regarding over 50 public greenspaces in Wandsworth and can be reached by emailing <a href="mailto:parks@enablelc.org">parks@enablelc.org</a> or calling the Enable Parks Office on 0203 959 0060. The Parks office is open 9am –5pm weekdays.

### Enable's Parks Team have partnered with:

The Parks Police whose team routinely patrol these green spaces, enforcing byelaws and overseeing dog control, public spaces protection orders and policing events. The Parks Police provide a service 365 days a year and officers are trained in legal and enforcement processes, conflict resolution, personal safety training and first aid. In total The Parks Police look after over 50 public green spaces in Wandsworth. Please help them by reporting any anti- social behaviour including dog related incidents in Fred Wells Gardens





by emailing <a href="mailto:parkspolice@richmondandwandsworth.gov.uk">parkspolice@richmondandwandsworth.gov.uk</a> or by calling 020 8871 7532, their mobile patrol unit can also be reached by calling 07500 959442.

Call 999 if:

A serious offence is in progress or has just been committed

Someone is in immediate danger or harm

Property is in danger of being damaged

A serious disruption to the public is likely

Other Partnerships All work that does not fall under these contracts group is managed by Enable in partnership with Wandsworth Council and carried out under additional works programmes, by order, with the main contractor outside contractors depending on the scope of the work entailed











