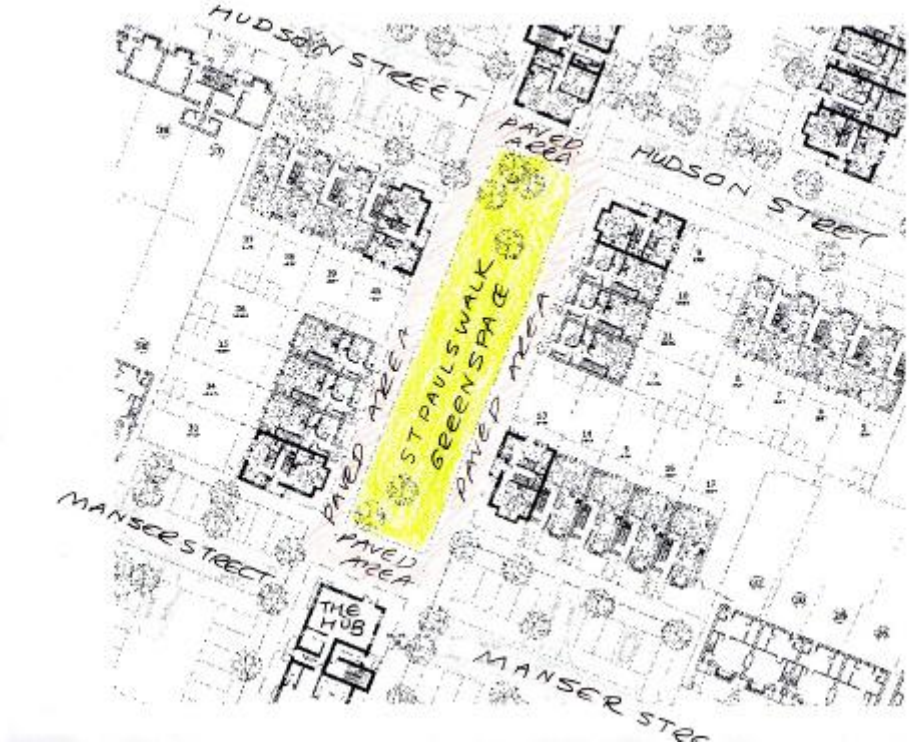



CHECKLIST AND CRITERIA FOR LOCAL GREEN SPACE DESIGNATION

1	General Information	Tick if relevant evidence provided
1.1	Name and address of site <i>Some sites have several names and all known names should be given</i>	
	St Paul's Walk green space, St Paul's Walk	
1.2	Site location plan <i>The plan can be at any scale, but must show the location and boundaries of the site. Please indicate the scale.</i>	
	<p><i>This does not yet appear on maps. This is an excerpt from the planning application.</i></p> 	
1.3	Organisation or individual proposing site for designation <i>This will normally be a Town or Parish Council or a recognised community group</i>	
	St Paul's NCG	
1.4	Ownership of site if known <i>Information on land ownership can be obtained from the Land Registry. Some land parcels are not registered however local people may know the owner.</i>	

	Unsure of ownership as some areas remain ‘unadopted’ (while some have been adopted by Gloucestershire County Council. Responsibility for maintenance lies with Cheltenham Borough Homes)	
1.5	Is the owner of the site aware of the potential designation? Do they support the designation? (Sites may be designated as Local Green Spaces, even if there are objections from the site owners)	
	Cheltenham Borough Homes (not owner but responsible for the site) have provided a supporting statement (Appendix 1)	
1.6	Photographs of site	
		
1.7	Community served by the potential Local Green Space <i>i.e. does the site serve the whole village/town or a particular geographic area or group of people?</i>	
	Primarily the residents of St Paul’s estate: St Paul’s Walk, Hudson Street and Manser Street. To a lesser extent residents of neighbouring streets including Hanover Street, Folly Lane, Brunswick Street. When phase 2 of the St Pauls regeneration is completed it is envisaged that they will use it too.	
2	Planning History	
2.1	Is there currently a planning application for this site? If permitted, could part of the overall site still be used as a Green Open Space? for further information please contact Cheltenham Borough Council Planning Applications team	
	This space was created as part of the most recent planning development, which was a major regeneration of the St Paul’s housing estate carried out after extensive research with the residents of the estate. The plan for the current site was approved January 2010 with residents moving into the new houses in 2013.	
2.2	Is the site allocated for development in the existing Development Plan, emerging Joint Core Strategy, Cheltenham Plan or a Neighbourhood Plan? If allocated, could part of the overall site still be used as a Green Open Space? For further information please contact Cheltenham Borough	

	Council Planning Policy team	
	No	
3	Size, scale and “local nature” of proposed Local Green Space	
3.1	Area of proposed site	
3.2	Is the site an “extensive tract of land”? <i>(Extensive tracts of land cannot be designated as Local Green Space) e.g. how large is it in comparison to other fields; groups of fields; areas of land in the vicinity etc.? Does the site “feel” extensive or more local in scale?</i>	
	No	
3.3	Is the proposed site “local in character”? <i>e.g. does the site feel as though it is part of the local area? And why? How does it connect physically, visually and socially to the local area? What is your evidence?</i>	
	The greenspace is in the heart of the new St Paul’s estate development, in St Paul’s Walk, overlooked by houses on all sides and with St Paul’s Hub on its south side. The Hub hosts many local organisations and activities, many of which also use the greenspace, especially the youth club. The Hub also uses the greenspace for community events especially in the summer.	
4	Need for Local Green Space	
4.1	Is there a need for a local green space in this location? <i>e.g. is there a shortage of accessible greenspace in the area? Is there a village needs survey or parish plan that provides evidence of that need. Further information – Natural England (Accessible Natural Greenspace Standard)</i>	
	There is a requirement under current social housing planning regulations to provide a certain amount of greenspace within any new development.	
5	Evidence to show that “the green space is in reasonably close proximity to the community it serves” <i>Please indicate what evidence you have provided against each point.</i>	
5.1	How far is the site from the community it serves? Is the site within 2km of the local community?	
	The area is immediately adjacent to and in the heart of the community it serves	
5.2	Are there any barriers to the local community accessing the site from their homes?	
	No, it can be reached by children on the adjacent streets without the need to cross any roads. There is a busy road Folly Lane/ Tommy Taylors Lane separating the St Paul’s estate regeneration phase 2 from this part of St Paul’s estate (phase 1).	

6	Evidence to show that the green area is “demonstrably special to a local community” Please indicate what evidence you have provided against each point.	
6.1	Evidence of support from Parish or Town Council <i>e.g. letter of support; Council minutes</i>	
6.2	Evidence of support from other local community groups or individuals. <i>e.g. letters of support; petitions; surveys etc.</i>	
	Letter written jointly from members of the youth club that meets twice a week at the St Paul’s Hub and regularly uses the green space, during the club, for informal recreation at other times Some comments recorded from discussions at a community event in November 2014	
6.3	Evidence of support from community leaders <i>e.g. letters of support from Ward Members; County Councillors; MP etc.</i> <i>Further information on these contact details – Cheltenham Borough Council, Gloucestershire County Council, House of Commons</i>	
6.4	Evidence of support from other groups <i>e.g. letters of support from organisations such as Campaign to Protect Rural England; local amenity societies; local schools etc.</i>	
	Letter of support from St Paul’s regeneration officer, Laura Neale on behalf of Cheltenham Borough Homes	
7	Evidence to show that the green area “holds a particular local significance, for example because of its <u>beauty</u>,” (if applicable) Please indicate what evidence you have provided against each point.	
7.1	Is this criteria relevant to this site ?	
	NO	
7.2	Describe why the community feels that the site has a particular local significance for its beauty.	
7.3	Site visibility <i>e.g. is it easy to see the site from a public place? Are there long-distance views of the site? Are there views of the site from any key locations?</i>	
7.4	Is the site covered by any landscape or similar designations? <i>e.g. Area of Outstanding Natural Beauty; Conservation Area; Special Landscape Area</i> <i>Further information – Cheltenham Borough Council; Natural England;</i>	
7.5	Is the site (or the type of site) specifically mentioned in any relevant landscape character assessments or similar documents? <i>e.g. Cotswolds AONB landscape character assessment. Further information – Cheltenham Borough Council; Natural England; Cotswolds</i>	

	<u>Conservation Board</u>	
7.6	Does the site contribute to the setting of a historic building or other special feature?	
7.7	Is the site highlighted in literature or art? <i>e.g. is the site mentioned in a well-known poem or shown in a famous painting?</i>	
8	Evidence to show that the green area “holds a particular local significance for example because of its <u>historic significance</u>” (if applicable) <i>Please indicate what evidence you have provided against each point.</i>	
8.1	Is this criteria relevant to this site ?	
	NO	
8.2	Are there any historic buildings or remains on the site? <i>e.g. listed buildings; scheduled ancient monuments ; registered parks and gardens; war memorials; other historic remains or structures. Further information – <u>Cheltenham Borough Council</u>; <u>English Heritage</u>; <u>Gloucestershire Historic Environment Record</u>; <u>Gloucestershire Archives</u>; <i>local history society</i>;</i>	
8.3	Are there any important historic landscape features on the site? <i>e.g. old hedgerows; ancient trees; historic ponds or historic garden features Further information – Cheltenham Borough Council; <u>English Heritage</u>; <u>Gloucestershire Historic Environment Record</u>; <i>local history society</i></i>	
8.4	Did the site play an important role in the historic development of the village or town? <i>e.g. the old site of the town railway station; the old garden for the manor house etc.</i>	
8.5	Did any important historic events take place on the site?	
8.6	Do any historic rituals take place on the site? <i>e.g. well-dressing; maypole dancing etc.</i>	
9	Evidence to show that the green area “holds a particular local significance, for example because of its <u>recreational value</u> (including as a playing field)”, (if applicable) <i>Please indicate what evidence you have provided against each point.</i>	
9.1	Is this criteria relevant to this site ?	

	YES	
9.2	Is the site used for playing sport? <i>If so what sport? How long has it been used for sports provision? Is this sports provision free or is a club membership required?</i> <i>Further information – Sport England</i>	
	The site is not used for organised sport as there are lots of windows of local houses overlooking the site.	
9.3	Are the public able to physically access the site? <i>e.g. are there any public rights of way across the site? Or adjacent to the site? Has access been allowed on a discretionary basis? Is there public access to the whole site or only part? Is there good disabled access to the site? (A site can still be designated even if there is no public access.)</i> <i>Further information – Gloucestershire County Council</i>	
	The site is publicly accessible on foot with no barriers (other than those bollards necessary to prevent vehicular access). There is hard standing/ pavements on all 4 sides and a circle of hardstanding in the centre. Along with no steps or dropped curbs, this means the site is also open to wheelchair users and others with impaired mobility .	
9.4	Is the site used by the local community for informal recreation? And since when? <i>e.g. dog walking; sledging; ball games etc</i>	
	The site is particularly well used for playing out. Because it is away from traffic but within site of the houses, parents feel safe letting their children play there with minimum supervision. <i>“I wouldn’t let her go to the park on her own, but because I can keep an eye out for her there, I know she won’t get into any trouble”</i> Mother of a 9 year old girl. This also helps build community cohesion. Playing out helps children get to know others in their neighbourhood in a way that would not be possible otherwise. <i>“When I moved here I didn’t know anybody, but because I could play out it helped me make new friends”</i> Girl 9 The youth club also regularly use it, and statements by the youth club members echo those above. (See evidence in Appendix 2 –from 12 youth club members and their youth workers) Comments relate to recreation- eg making friends, playing games such as tag and football, running ,bike riding.	
10	Evidence to show that the green area “holds a particular local significance, for example because of its <u>tranquillity</u>” (if applicable) <i>Please indicate what evidence you have provided against each point.</i>	
10.1	Is this criteria relevant to this site ?	
	NO	
10.2	Do you consider the site to be tranquil? <i>e.g. are there are any roads or busy areas close by?</i>	
10.	Is the site within a recognised tranquil area?	

3	e.g. within the Campaign to Protect Rural England 's tranquillity maps	
11	Evidence to show that the green area “holds a particular local significance, for example because of the <u>richness of its wildlife</u>”; (if applicable) <i>Please indicate what evidence you have provided against each point.</i>	
11.1	Is this criteria relevant to this site ?	
1	NO	
11.2	Is the site formally designated for its wildlife value? <i>e.g. as a site of special scientific interest; a key wildlife site etc</i> Further information - Natural England ; Gloucestershire Centre for Environmental Records	
11.3	Are any important habitats or species found on the site? <i>e.g. habitats and species listed in the UK priority habitats and species lists or Gloucestershire Biodiversity Action Plans or protected species or on the red/amber lists of birds of conservation concern.</i> Further information - Natural England ; Gloucestershire Centre for Environmental Records ; National Biodiversity Network ; RSPB	
11.4	What other wildlife of interest has been found on the site? Further information - Natural England ; Gloucestershire Centre for Environmental Records ; National Biodiversity Network ;	
11.5	Is the site part of a long term study of wildlife by members of the local community? <i>e.g. long-term monitoring of breeding birds.</i>	
12	Evidence to show that the green area “holds a particular local significance, for <u>any other reason</u>”; (if applicable) <i>Please indicate what evidence you have provided against each point.</i>	
12.1	Is this criteria relevant to this site ?	
1	YES	
12.2	Are there any other reasons why the site has a particular local significance for the local community?	
	This site is part of an award winning regeneration of St Paul's estate by Nash Partnership. The development was the winner of the Royal Town Planning Institute (RTPI) award for exemplary planning to deliver housing 2014. http://www.rtpi.org.uk/33696 And later that year the regeneration project was named the 'Best in the West' at an RTPI regional awards ceremony http://www.cheltborohomes.org/2014/07/23/st-pauls-regeneration-crowned-best-in-the-west/	

Appendix 1

----- Forwarded message -----

From:

Date: 21 January 2015 at 09:51

Subject: RE: Green space assessment St Paul's Walk

To:

Hi Tess

The upshot is that CBH don't 'own' the large green area but rather are responsible for it. The plan I have sent shows the extent of the highway / green space that has been adopted by the county. The areas marked blue, pink and brown are adopted highway, the rest remains unadopted.

I would like to state my support for the retention of the green space. In addition to (and in support of) the views of Young Glos, I can confirm that all community activities that can be done outside of the CBH community hub (which borders the green space) will be so on that green in the drier, warmer months. This can include community days, exercise sessions, children's clubs (in addition to the 11-18 Youth Club) and all community consultation, engagement and informal meetings. It provides a green vista from the hub, a central 'bumping' space for local residents and a space for young people to meet and play safely and within the watch of their homes.

Laura Neale

Community Regeneration Manager

Cheltenham Borough Homes Ltd

Appendix 2

The Youth Club

Cheltenham Borough Homes3St Paul's Community Hub

5/6 Windsor Court

St Paul's

Cheltenham

12/1/15

To whom it may concern

We are really pleased that you are considering the green area in St Paul's Walk to become a designated local green area. We are all young people and residents of St Paul's who attend the youth club and use the green space. It is important to us that it is protected for many reasons;

- Many of the young people go out there on a daily basis for various reasons! It would be wrong to take that away from them! They play football, tag etc! It's easier for the locals' parents to keep an eye on their children. JW 17

- I really enjoy playing football because I'm with my friends and my family can keep an eye on me. It is also good because we can relax on the grass in the summer. It is also good because you are not inside playing video games. SK 13
- I really like the green because you can practise green running LP 11
- I would like to keep the green circle because me and my friends play football and do skids on out bikes and have fun. NR (11)
- I would like to keep the circle for a boxing ring and hang out with friends C (11)
- I would like to keep the circle because kids play there and it's a nice place for community days and play outs M (13)
- .. because it's more fun to play instead of being bored inside B (11)
- I would like to keep the circle because I have my mates around there. AJ (13)
- Please keep the area so we can have fun and play. A (11)
- In the summer we had a community day to raise money for the YC. We used the green space.

Youth worker comments

- I think it's important to keep the grass there as all the children play on it.
- It is important to retain the green space, it forms a heart in the community a place to meet and a place for young people to play safely near their homes (Youth worker)
- This area is important to all who live in this community. Please keep as green space.

The YC
Cheltenham Borough Homes
St Paul's Community Hub
516 Windsor Court
St Paul's Cheltenham.
12/1/15.

To whom it may concern.

We are really pleased that you are considering the green area in St Paul's Walk to become a designated local green area. We are all young people and residents in St Paul's who attend ~~and~~ the Youth Club and use the green space.

It is important to us that it is protected for many seasons;

Many of the young people go out there on a daily basis for various reasons! It would be wrong to take that away from them! They play football, tag, etc! It's easier for the local's parents to keep an eye on their children! Jordan Wright, 17

I really enjoy playing football because im with my friends and my family can keep an eye on me. It is also good because we can relax on the grass in the summer. It is also good because you are not inside playing ~~for~~ video games. Sophie Keay (13)

I really like the green because you can practice freerunning Lucas Rollitt-Lindsay (11)

I would like to keep the green circle because me and my friends play football and do stunts on our bikes and have sun.

Mikolas Rewozuk (12)
I would like to keep the circle for a boxing ring and hang out with friends.
Calvin (11)

I would like to keep the circle because kids play their and its a nice place for community days and play outs. Morgan (13)

~~to~~ ^{stop} ~~pe~~ ~~play~~ because its more fun to play tag instead of ~~being bored~~ ^{being bored} inside Bailey. (11)

I would like to keep the circle because I have my mates around there. AD (13)

please keep the area so we can have sun and play awen (11)

I think it's important to keep the grass there as all the children play on it. Stacie Volontun

It is so important to retain the green space, it forms a heart in the community a place to meet and a place for young people to play safely near their homes. Clairie (Youth Worker)

this area is very important to all who live in this community please keep as green space Kirsty (CBH St Pauls)

In the summer we had a community day to raise money for the YC. We used the green space.

