

APPENDIX 6

Summary Table of Changes between HLF Stages 1 & 2

BROCKWELL PARK

DESIGN ANALYSIS OF STAGE 1 HLF PROPOSAL AND ITS REVISION FOR STAGE 2 HLF SUBMISSION

The items are ordered to correspond with the Cost Plan.

Stage I ref.	Elements & Stage I Proposal As Described On Master Plan	Comments on Stage I Proposal	Stage 2 Proposal	Justification for change
1.0	Demolition & Clearance			
	Increased areas of paths to be broken up and disposed of off site	Only basic survey data was available at Stage I to base the proposals on.	These are based on site investigations.	Design development following receipt of survey data.
	Increased tree removals	Only basic survey data was available at Stage I to base the proposals on.	These are based on further site survey and analysis.	Design development following receipt of survey data.
2.0	Drainage & External Mains Services			
2.1	Works to gullies: Lifting, raising, re-setting gullies plus allowance for new gullies	Outline proposals only.	Allowance for new gullies at key locations	Improvement of drainage and reduced surface water flooding in neighbouring areas.
2.2	New land drainage	Outline proposals only	Omission of wetland area upstream of ponds entails discharging land drains directly to Pond I. Potential to re-use existing land drainage system	Retention of paddling pool and wet play area in existing location. Site investigation revealed existing land drains had potential for re-use.
2.3	Clean out existing drains		Completed May 2007	Work complete
2.4	Attenuation Pond, Dulwich Road		Omitted and replaced	In-keeping with surrounding land use;

			with collector drain	Easier maintenance requirements.
2.5	External Services		3 Phase power supply to: Re-circulation pump at Pond 3 from Arlingford Road; Wet Play area from the Temple. MDPE Standpipe distribution.	Improvement of facilities
3.0	Footpaths and Paving			
	Increased areas of fully reinstated paved surface.	Only basic survey data was available at Stage I to base the proposals on.	These are based on site investigations.	Design development following receipt of survey data.
4.0	Boundary Works			
	New gates introduced to Dulwich Road boundary	Only basic survey data was available at Stage I to base the proposals on.	These are based on site investigations.	Design development following receipt of survey data.
	Increased length of new railings	Only basic survey data was available at Stage I to base the proposals on.	These are based on site investigations.	Design development following receipt of survey data.
5.0	Park Entrances			
	Work at Herne Hill Entrance has been increased however due to potential highways scheme costs are not to be borne by this project.	Only basic survey data was available at Stage I to base the proposals on.	These are based on site investigations.	Works now removed from the application in anticipation of a highways improvement scheme for the Herne Hill Junction.
6.0	Park furniture and signage			
	Increased quantities of new benches, litter bins, etc.	Only basic survey data was available at Stage I to base the proposals	These are based on site investigations.	Design development following receipt of survey data.

		on.		
7.0	Buildings			
	Herne Hill toilets (Conservation Management Plan 6.1)	Proposal to demolish and replace existing building	Proposal omitted from stage 2	The toilets are in an area of the park entrance which will be modified as part of future plans for the road intersection at Herne Hill. New toilet provision will be considered as part of these comprehensive modifications.
	Football changing rooms (CMP 6.2).	An option appraisal to be carried out on the future of the building, and integrated with sports needs analysis.	The option appraisal has now been carried out in the light of the sports needs analysis, and public consultation has been carried out. The result is a proposal to re-furbish the existing building to provide changing facilities and associated social spaces.	Development of proposals, as envisaged in the Stage 1 application.
	Bowls pavilion (CMP 6.3).	Possible replacement of the bowls pavilion, depending on outcome of sports needs analysis.	The sports needs analysis has now been carried out. It concluded that improvements in sports facilities should be in another location and that the bowls pavilion should remain in its present configuration.	Development of proposals, as envisaged in the Stage 1 application.
	Community greenhouses (CMP 6.7).	At stage 1 proposals for these buildings were not finalised.	Further discussions with stakeholders have clarified the need for modest changes to the buildings to provide improved toilet and kitchen facilities.	Development of proposals, as envisaged in the Stage 1 application.
	New service compound at Norwood Lodge (CMP 7.0).	At stage 1 it was proposed to re-locate the depot functions in	There are no proposals in Stage 2 for the re-location of the depot.	Development of the long-term plan for the park, and concentration at this stage on landscape aspects, with further work on

		the stables of Brockwell Hall, as the first stage of improving public access to the Hall buildings.		the Brockwell Hall complex to be developed in the next phase.
	Other ancillary buildings:	A description of the intended future use of all the ancillary buildings was requested.	As described above, changes have been made to the proposals for Herne Hill toilets, the bowls pavilion, and the service compound. No other changes are proposed for other ancillary buildings	Development of proposals, as requested in response to Stage 1 application.
	Brick walls of walled garden.	No proposals were included in Phase 1 for repair of the walls.	A study of the walls has now been carried out and it has been concluded that repair work form part of the planned maintenance programme for structures in the park. The results of the study are included in the Appendices to Development Studies.	The Stage 2 application does not include provision for work to the walled garden walls.
8.0	Soft Landscape Works			
	Increased levels of tree planting and bulb planting	Only basic survey data was available at Stage 1 to base the proposals on.	These are based on site investigations.	Design development following receipt of survey data.
	DETAILED AREAS			
1.0	The Lido			
	Setting of the Lido and access route to the Lido Car Park.	Enhancement works proposed.	These works primarily complete.	Most works omitted as these have already been under taken
	The changing room block	Demolition proposed	Building to be retained following results of Sports Needs Analysis	Building to be retained and further funding sought.
2.0	Brockwell Hall			

		Proposals not included within the Stage I application at the HLF's request.	No change	No change
3.0	The Walled Garden			
	Path reinstatement	Path reinstatement proposed in Breedon Gravel to York Stone	Path reinstatement changed from Breedon Gravel to York Stone	Change following response at public consultation and following reconsideration of cost plan.
	Introduction of pergolas	Only basic survey data was available at Stage I to base the proposals on.	These are based on site investigations and further historic research.	Design development following receipt of survey data.
	Introduction of topiary	Only basic survey data was available at Stage I to base the proposals on.	These are based on site investigations and further historic research.	Design development following receipt of survey data.
	Water Feature	Only basic survey data was available at Stage I to base the proposals on.	These are based on site investigations and further historic research.	Design development following receipt of survey data.
4.0	The Greenhouse Project			
	Basic proposals for enhancement of paths, buildings and site boundary.	Only basic survey data was available at Stage I to base the proposals on.	These are based on site investigations and extensive consultation with the site users.	Design development following receipt of survey data and further consultation.
5.0	The Ponds and Paddling Pool			
5.1	Works to Pond 1		Silt to be retained in existing location to rear of gabions. Permanent aeration system omitted.	To maintain current ecology in this area. Re-circulation system and aquatic planting will help to improve oxygenation of water.
5.2	Works to Pond 2		Permanent aeration system omitted.	Re-circulation system will help to improve oxygenation of water.

			Re-circulation with Pond 1 replaced. Trash grill to be formalised on outlet.	Re-circulation system will operate between Ponds 1 and 3. Assist with free-flow between ponds.
5.3	Works to Pond 3		Permanent aeration system omitted. Re-circulation system to Pond 1 added. Two new inlets from land drains and collection drain.	Re-circulation system will help to improve oxygenation. Improvement to drainage of surrounding area.
5.4	Works to Pond 4 Marsh Area		New stone required to form channel. Inlet from land drains required. Flow control required in MH A31 Local ground raising	No existing materials available. Improve local drainage. To limit discharge to Arlingford Road public sewer. To improve drainage.
5.5	Works to create new paddling pool	Intention was to move the paddling pool facility to an alternative location and restore the C19th duck pond.	Location retained and new enhanced facility proposed. Underground infrastructure.	Existing users objected to the proposal to move the feature and thus a new enhanced feature with more all year interest is proposed.
5.7	Pond Wetland Area		Omitted (see 2.2)	Not considered an appropriate in terms of setting within the park.

5.7A	Re-creation of Historic Pond (New Pond)		Omitted	Not considered to be sustainable.
------	---	--	---------	-----------------------------------

S:\4000\4026 Brockwell Park Implementation Stage\Documents\Stage 2 Submission info\Brockwell final Stage 1 to Stage 2 linking.doc