

# Bankswood Park

## Management Plan

**2023 - 2033**



## **1. Foreword**

High Peak Borough Council together with its partners recognise the value of Bankswood Park to the local and wider community and is committed to maintaining and developing where appropriate, is services and facilities offered and essential to this aim is engaging with the community to understand their needs and desires.

With limited resources it is of paramount importance that priorities for the development of the park are identified. This management plan will recognise all of the valuable work that has been done to date and focus on the future management and maintenance of the park. Taking into account sustainable considerations it will ensure that any developments or refurbishment are completed in a manner, which are sensitive to local community needs and the nature of the park in terms of its historic, ecological, and environmental value.

## **2. Introduction**

This plan will define the current and future management and maintenance of Bankswood Park for a 10-year period from 2023 to 2033 with a review annually. In compiling the plan we acknowledge the essential and valuable contribution from all key stakeholders, partners, councillors and community groups. Without their contribution this plan would be meaningless.

## **3. The Purpose of the Management Plan**

It is imperative that this management plan provides clear direction for the future management and maintenance of the park, ensuring that the park is conserved and enhanced in its entirety whilst balancing the needs of visitors and residents alike.

This management plan seeks to: -

- Take a holistic approach to the future management of the park by assessing professional and community needs and desires.
- To establish a shared vision and objectives for the park.
- Ensure community involvement within the development and management of the park.
- Establish standards that are effective and accountable to ensure clear management and maintenance objectives are identified and implemented.
- Benchmark the park and analyse the management regimes and policies against best practice.
- Prioritise resources and action to ensure effective management of the park and the success of any future developments.

## **4. Responsibility for the Plan**

High Peak Borough Council is responsible for the overall management of all of our parks and open spaces.

The Service Commissioning section of High Peak Borough Council working in partnership with all stakeholders and the community has compiled this plan. Implementation of the plan will also be led by the Service Commissioning section with specific project leads as shown in the Action Plan.

Likewise, the monitoring and review of the plan will be led by the Service Commissioning section. It is recognised that regular effective monitoring and review of the plan will ensure that the document evolves to meet changing priorities.

However, all key stakeholders and users of the park together with the wider local community will be engaged to ensure that future revisions reflect a combination of views, needs and aspirations.

## **5. Strategic Context of the Management Plan**

The Parks Strategy is the overarching document that sets out the strategic context which informs the management of all our parks. For this strategy to focus on the future effectively, it is important to recognise the key influencing documents and evidence base which frame the provision and development of parks. It is also equally important for people to understand the current context in which parks are managed and maintained as this will play a part in decision making and delivery of future projects which aim to maintain and enhance the parks.

The purpose of our Parks Strategy is to bring these key issues into focus and by doing so: -

- 1) Set the overarching context and direction for the management and development of our parks and green spaces.
- 2) Outline the approach for managing and developing parks and green spaces which considers the Councils resources, management and maintenance responsibilities and the contribution of partners, community and interest groups.
- 3) Highlight a set of principles which will guide future maintenance, investment and community engagement in our parks and green spaces.
- 4) Agree a set of priorities and objectives which focus effort, resources and decision making to ensure that parks and green spaces remain high quality spaces for everyone to enjoy.
- 5) Help secure additional investment and external funding to enhance the parks infrastructure, facilities and opportunities for the benefit of the community.

## **6. Site Details**

Bankswood Park is situated in Hadfield to the North of Glossop.

### **6.1 Site Address and Access**

**The postal address is as follows:**

Bankswood Park, Park Road, Hadfield, Glossop SK13 2AH

**It should be noted however that postal correspondence relating to the park should be directed to:**

Service Commissioning, Buxton Town Hall, Market Place, BUXTON. SK17 6EL

The park has a large sloping area of mown grassland, and is bordered by woodland to the east, west and south. There is a play area for both toddlers and juniors, including a zip wire. There is a large BMX pump track suitable for all unmotorised wheeled sports equipment, comprising of a beginners, and intermediate and advanced track. There is also a wild flower area. The park also benefits from woodland walks and beautiful views.

How to access the park:

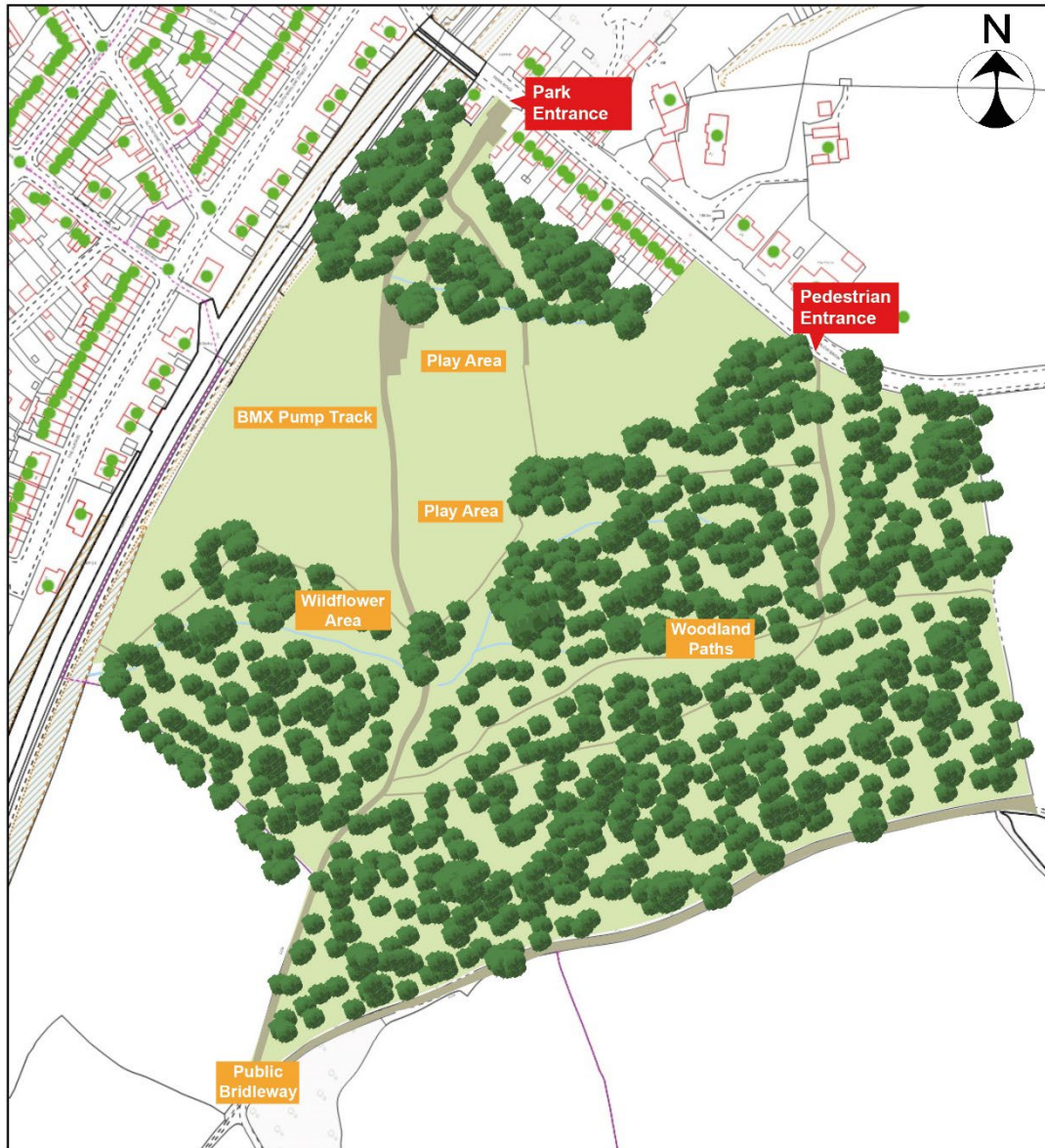
- Pedestrian access is from the eastern end from the top of Park Road, and also from a Public Bridleway at the southern end of the park
- Hadfield train station is five minutes' walk away.
- Hadfield is served by local buses
- Vehicular access is from Park Road
- There is free car parking available for approximately 10 vehicles, including a disabled and a parent and child space.

Hadfield has transport links via buses and train to Manchester and the surrounding areas of the High Peak and Tameside. There are bus stops near to Manor Park located on church Street and at Hadfield Station.

**A plan of the site is shown below**



## Bankswood Park



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A small public car parking area, re-surfaced in 2023, is located via a driveway from the entrance which is off Park Road in Hadfield. There is space to park approximately 10 cars. There is also a pedestrian entrance located higher up Park Road, which is identified on the map of the park. A public bridleway also runs through the centre of the park, from the main entrance towards Shaw Lane and Mouselow Farm.

## 6.2 Ownership and Designations

The park is exclusively owned by High Peak Borough Council. The park is not in a Conservation Area and there are no listings in the park. The trees are an essential element of the landscape setting of the park. The council will manage the trees accordingly following the principles set out in the Tree Policy and good practice guides.

Bankswood Park is in the Hadfield Ward of High Peak Borough Council.

The town of Glossop lies within the High Peak area of Derbyshire, with a resident population of c33,000. In recent years there has been an increase in residential developments and as such it is likely that population growth for the area will continue to rise.

There is a restrictive covenant pertaining to most of the site, in that its main purpose must be for public recreational use.

There are several rights of way within and across the site.

## 7 Physical Assets

It is essential to fully understand the physical assets of the park including both natural and manmade features. This will assist in determining the strengths and weaknesses in the information base for the park. This in turn will provide a better understanding of the context of the park and inform how we might develop and effectively manage the park for the future.

Bankswood Park pump track built in May 2022 attracts regular users from Glossopdale and the surrounding area along with visitors from further afield. The park has a small number of facilities to attract both visitors and regular users : -

- **A children's play area which caters for both toddlers and juniors**  
There is a variety of equipment for all ages. Some investment will be required to enhance the play areas in the near future.
- **A pump track**  
Located on the right hand side of the main driveway, on the north side of the park, this is a popular facility for children and adults alike
- **Semi natural woodland**  
Bankswood runs along the south and west sides of the park and is home to many species of trees and wildlife. This woodland has a number of footpaths running through it linking to Shaw Lane and Mouselow. The park is popular with local dog walkers.
- **Wildflower Meadow**  
The Bee Wild Glossop group created a wildflower meadow in 2019 at the south western side of the park. It has provided a colourful flower display to attract pollinating insects into the park as well as provide a focal point for those interested in biodiversity and native insect life. The area is maintained by the Bee Wild Group with assistance from AES.



The group also planted hedgerow and two woodland areas. They applied to the woodland trust for the saplings- over 300 trees - and intended to do the planting as a project with the scouts. However lockdown happened so they planted the saplings themselves, over several weeks with help from friends and family.



**Bee Wild Planting day – Sept 2019**



**The wild flower meadow which was once a pony exercise area**





## 8 Historical Heritage

### 8.1 The history of the site as a public park

Bankswood Park was originally part of the Howard Estate (the Howards owned much of the land around Hadfield). It is named after the Banks Plantation of trees, planted there around c.1799. Interestingly, the name Banks in this context may well be derived from the Norman French '*Banque*' meaning a wooded slope above a stream - which describes the location perfectly. There are other '*Banque*' placenames in the area (Leebangs in nearby Broadbottom, and The Bank path that runs through Glossop, for example), and as Hadfield is mentioned in Domesday, Norman French is no oddity. The 1799 plantation is clearly one that replaces a much earlier one.

Banks Wood was part of the Glossop Dale Estate owned by the Dukes of Norfolk and later the Lord Howards of Glossop. The wood covered an area of 8 acres and contained a large number of oak, beech and sycamore trees.

It came up for sale as part of the Glossop Dale Estate in 1925 alongside an adjoining plot of grass land bounded by the Great Central Railway and Park Road.

It has a medieval or early-modern trackway running through it vaguely North-South. Queen Street is shown on early maps as carrying on beyond the railway track and into the park itself - this was the original track that ran to the ancient (pre-Norman) farmsteads of Shaw and Dinting, from Wooley Bridge and Hadfield. The newly completed BMX pump track covers the original road. This network of roads that existed before the Georgian/Victorian roads is something still being researched.

In 1930 Glossop Borough Council applied for a loan from the Ministry of Health for the provision of conveniences in the town and development of the three parks (Bankswood, Howard and Manor Park). A total of £1,200 was to be borrowed for the laying out of the recreation ground at



Bankswood. At this time Bankswood was described as “a barren piece of land”. The intention was to lay out proper paths, tennis courts and a children’s paddling pool.



Pictures above and left, courtesy of Glossop Heritage Trust

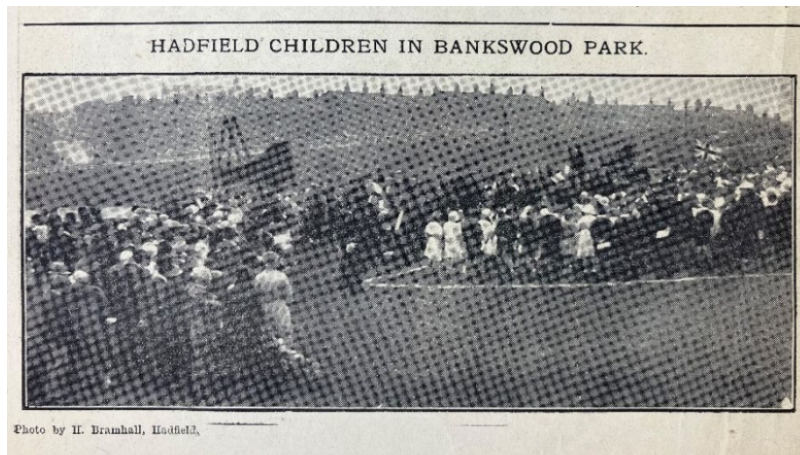
Bankswood was also known as “The Castle” wood by locals. It never received an official opening like Manor Park, but the tennis courts were opened in the early 1930s, on the same day as the slipper baths in Hadfield. By 1956 it had woodland paths, flower beds, a paddling pool, a roundabout and tennis courts.

Bankswood Park became a focal point for local celebrations with commemorative trees being planted there at the Coronation of King George VI in 1937. It was also the place for the gathering of schools for the Coronation.



### Coronation planting 1937

Picture courtesy of Glossop Heritage Trust



**King's Silver Jubilee 1935**

Picture courtesy of Glossop Heritage Trust



There was a level crossing over the railway at the end of Queen Street, which was closed by 1938 despite much opposition to locals who used it as a short cut to the park. In 1966 a new footbridge was erected on Park Road near Bankswood, next to the road bridge.



The 1922 map and the photo (left), both show the location of the old level crossing at the end of Queen Street (which had been part of Shaw Lane before housing development).

(Picture courtesy of Graham Hadfield)

The field in front of the railway in the photo was laid out as a football pitch in the 1950s and 60s.



## 9 Value Assessments

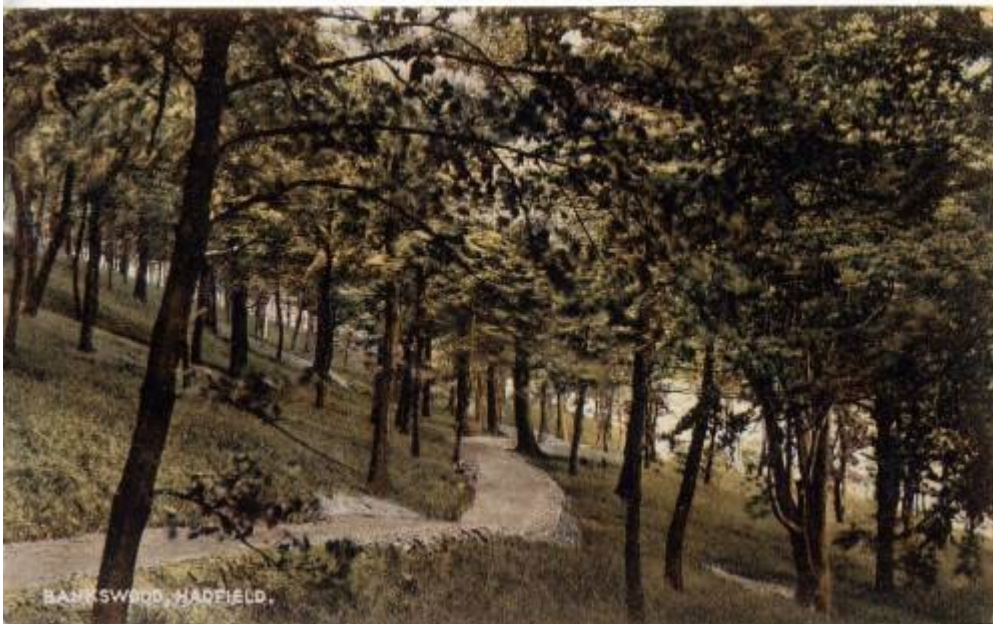
### 9.1 Heritage Value

There are several historical features evident in Bankswood Park

Of historical value within the park are:



- The woodland located to the south western fringe of the park. The Banks Plantation of trees was planted there around c.1799.



Bankswood – pictures above courtesy of Graham Hadfield.

- The wild flower meadow which was once a pony exercise area

## 9.2 Educational Value

Bankswood Park could provide an invaluable educational resource which to date has not been explored to its full potential. Although there are a number of primary schools in the Glossopdale area their use of Bankswood Park as an educational tool has always been on an ad hoc basis. Opportunities to encourage regular use of the park could be explored.

## 9.3 Recreational Value

The park is becoming an important recreational facility on the outskirts of Glossop.



As the only park serving the Hadfield area of Glossopdale, it provides a valuable facility for all ages and abilities. The park offers visitors opportunities for casual walking, picnicking, cycling and play.

#### **9.4 Amenity Value**

Covering an area of approximately 10 hectares the park is recognised as being integral to the heritage, visual amenity, and wildlife value of Hadfield. This amenity value can have a significant impact on the health, wellbeing, and quality of life for local residents.

The corresponding economic value of the park is also significant as the park provides a resource that will attract economic activity in the area. From recent park user surveys, it is clear the park attracts visitors to the pump track facility from further afield, particularly from the outskirts of North East Manchester and Tameside, which supports local tourism and the economic benefits this provides.

#### **9.5 Ecological Value**

Due to its location with boundaries to open countryside and several linear wildlife corridors, Bankswood Park assists in the migration, dispersal and genetic exchange of plant and animal species. Previous ecological studies have identified the habitats within the park which support a range of flora and fauna.

Future development, management and maintenance of the park will aim to prevent fragmentation or disturbance of these areas and recognise the importance of the park as a whole in the protection of identified habitats and species.

## **10 Management Responsibilities**

High Peak Borough Council is responsible for the overall management of Bankswood Park. We work with partners, community, and interest groups to develop and deliver projects that improve the green space.

Alliance Environmental Services (AES) is contracted by the Council to undertake the day-to-day maintenance of the park and they also have the budgetary responsibility. A schedule for the associated standards of maintenance is defined by the contract with AES, and the park itself has a specific maintenance schedule.

Community and interest groups including 'Friends of the Parks' are a vital and valued support network and play an important role in assisting with maintenance and development projects. These groups also can provide additional capacity, undertake selected maintenance tasks and can attract additional funding to improve the parks.

## **11 Health and Safety**

Health and safety are of primary concern for the Council. AES are responsible for the day-to-day maintenance and management of the site and this includes keeping the park safe for the public to use. Daily visual inspections, six monthly in-depth surveys and regular tree inspections are all part of the suite of checks and procedures, which are in place. These will ensure that all issues, repairs, and replacements are identified quickly and scheduled into the work programmes as necessary.

The park has a site-specific risk assessment which is reviewed and updated annually by the Operations Service Lead (AES). All AES staff are given specific training to ensure they are always operating in a safe manner. Any work on our parks and open spaces, which are carried out by external contractors, partners, community groups/volunteers are governed by the Council's health and safety policies, which they must abide and follow.

## **12 Involving Communities**

It is well recognised that for any park to be successfully managed it must respond to the needs of the local community and park users. Actively engaging and encouraging community participation and involvement is essential in the continued development of the park.

Friends' of parks groups are an excellent way to achieve these aims. We would aspire for Bankswood park to have such a group who could aim to:

- Provide a community focus for the park
- Take practical action to improve the park
- Raise the profile of the park
- Raise funds to improve the park

A formation of a Friends' group will mean that they can work proactively to promote Bankswood Park as a key recreational green space in Glossop. The group could tackle issues and desires highlighted by



park users and visitors, as well as undertaking a variety of community projects. Such community groups can help to enhance and improve the park and could undertake regular annual events and community projects which will help to generate community engagement, support and ownership in the park.

Glossop has the benefit of a range of community organisations, and we are keen to work with an support community involvement and initiatives which promote and enhance the town's green spaces.

The use of parks for physical activity is something we are keen to encourage and Bankswood Park's pump track provides ample space to host a BMX cycling tuition. Some cycling tuition sessions have already been funded by Move More Glossop utilising grant funding.

### **13 Marketing and Communications**

High Peak Borough Council is responsible for managing Bankswood Park and has a variety of communication mechanisms that can be utilised to give feedback on the performance and continued relevance of this Management Plan. As the Council is committed to reducing the need for paperwork there is an increased reliance on the use of the relevant sections of the High Peak Borough Council Website.

The Council has both a Facebook page and Twitter account

- Facebook - <https://m.facebook.com/highpeakbc>
- Twitter - <https://twitter.com/HighPeakBC>

For anything specific to Bankswood Park the link below gives a number of options for how you might get in touch

- <https://www.highpeak.gov.uk/article/1702/Bankswood-Park-Hadfield>

The Council can also be contacted by writing to

**Service Commissioning, Buxton Town Hall, Market Place, BUXTON. SK17 6EL**

## 14. Action Plan

The Parks Strategy provides the guiding principles and headline priorities for the management and development of our parks and following on from this, we can develop specific site action plans. These plans identify our priorities, linked to the Strategy, and ensure they are appropriate, relevant, resourced and provide a flexible and realistic approach to realising the aims of the Management Plan.

### Parks Strategy Objectives

- Objective 1** We will review maintenance regimes to ensure our parks and open spaces are maintained to a high standard, in an affordable and sustainable way and consider improvements to increase and enhance biodiversity and positively affect climate change. (addresses priorities 1, 2 and 4)
- Objective 2** We will ensure that infrastructure and heritage features are protected and well maintained, in accordance within the resources available to the Council. (addresses priority 1, 2, 3 and 4)
- Objective 3** Encourage and enable positive physical and mental wellbeing by developing strong partnerships with community groups, sports clubs and other stakeholder groups to ensure parks fulfil their potential for enabling healthy lifestyles for all ages. (addresses priority 3 and 4)
- Objective 4** Ensure that parks are safe, welcoming and accessible places for the whole community and that the highest possible standards of health and safety are maintained by our service providers, event organisers and when engaging the community in projects. (addresses priority 3 and 4)
- Objective 5** Actively encourage community engagement and involvement in the protection, maintenance and development of our parks. (addresses priority 3 and 4)
- Objective 6** Effectively manage internal budgets and attract external funding wherever possible towards the ongoing maintenance and the future development of our parks. (addresses priority 1,2,3 and 4)
- Objective 7** We will review park management plans and their associated actions plans annually to ensure these objectives are being delivered against effectively. (addresses priority 1,2,3 and 4)
- Objective 8** We will create a Parks Development Fund to be used to make improvements to our parks and green spaces. (addresses priority 1,2,3 and 4)

**Objective 1 To protect and enhance biodiversity, address the effects of climate change and ensure the park is sustained for the future**

Action	When	Estimated Cost	Responsibility	Resources	Partners	Comms	Status
Identify opportunities to protect and enhance biodiversity of the site	Spring 2024		HPBC	Existing/External Funds	Derbyshire Wildlife Trust Other industry recognised professional bodies	Signage on site/PR	
Explore opportunities for creating naturalised areas across the site such as natural woodland regeneration	Spring 2024	unknown	HPBC	Existing/ External funds	HPBC/AES/Derbyshire Wildlife Trust/community groups /Bee Wild Glossop	Signage on site/PR	
Review current maintenance regimes to identify best practice that reflects emerging principles which address climate change	Spring 2024	unknown	HPBC	Existing/ External funds	HPBC/AES /DWT/ Recognised industry professionals in this field	Signage on site/PR	



## Objective 2 To protect and preserve our heritage features

Action	When	Estimated Cost	Responsibility	Resources	Partners	Comms	Status
Ensure that the heritage significance of the park is protected and conserved for the future.	Ongoing		HPBC/Friends of Hadfield Parks		HPBC/AES/Community groups		
Silted water to be cleared from stream	Unknown	Unknown	HPBC Assets		HPBC/Assets		
Fence to wildflower area to be replaced	Autumn / Winter 2023	?	AES		HPBC/AES		

## Objective 3 To identify opportunities for encouraging physical activity

Action	When	Estimated Cost	Responsibility	Resources	Partners	Comms	Status
Continue to promote and maximise the opportunities for physical activity within the park.	Ongoing	Unknown	HPBC	Council/ Active Derbyshire/ Public Health	Public Health/ Active Derbyshire/Friends/ Move More Glossop		
Refurbish the play area	Autumn 2024	£100-150k	HPBC	Council	HPBC/Local Community		

**Objective 4 To ensure our parks are safe, welcoming and accessible for the communities they serve**

Action	When	Estimated Cost	Responsibility	Resources	Partners	Comms	Status
Resurface tarmac driveway and car parking	Spring 2023	£60-£70k	HPBC/Alliance Norse	Existing	HPBC/Alliance Norse/AES		Completed

**Objective 5 Actively encourage community engagement and involvement**

Action	When	Estimated Cost	Responsibility	Resources	Partners	Comms	Status
Continue to support the pump track and wild flower groups	Ongoing		HPBC	Unknown	AES/other organisations		
Continue to engage with key stakeholders in the park e.g. local councillors, community groups	Ongoing		HPBC	Unknown	AES/other organisations		
Explore opportunities to increase educational activities in the park	Ongoing		HPBC/Move More Glossop/HPSSP		Local schools/HPSSP		

**Objective 6 To ensure effective financial management of resources**

Action	When	Estimated Cost	Responsibility	Resources	Partners	Comms	Status
Explore opportunities to maximise developer contributions that have been allocated to the park	Ongoing		Council	Identified s106 funds	AES/Council		
Allocate tree planting funding to purchase and plant suitable trees to enhance the park	Ongoing		Council/Local community	Identified funding allocated (Approx £2000)	AES/Council/Tree Officer		

**Objective 7 Review and Monitoring**

Action	When	Estimated Cost	Responsibility	Resources	Partners	Comms	Status
Annual condition review of park infrastructure including seating, bins, paths	Annual	Unknown	HPBC/AES	AES/HPBC		n/a	
Annual review of action plan for the park	Annual	n/a	HPBC	Existing	AES/Friends group/wider community		