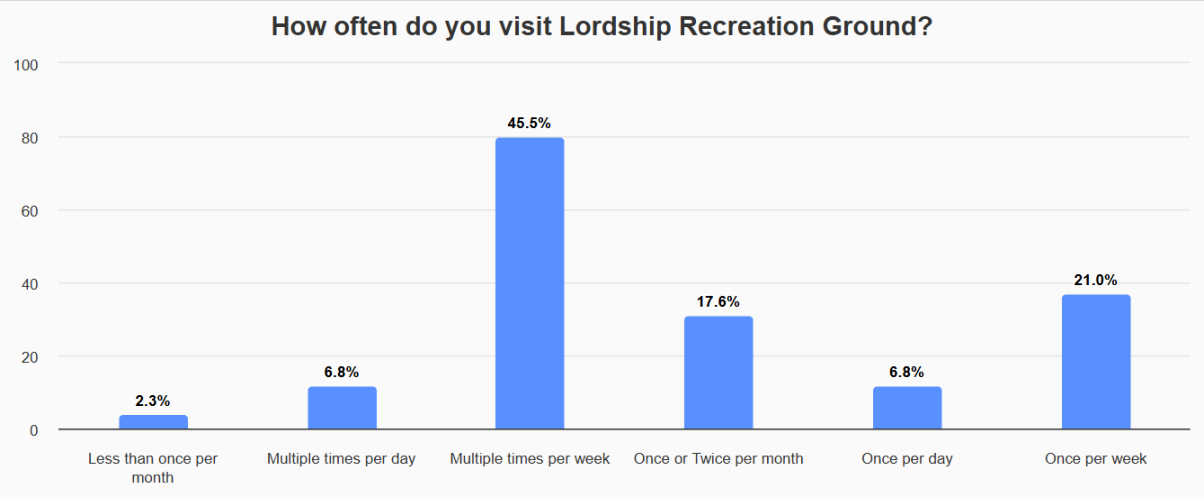
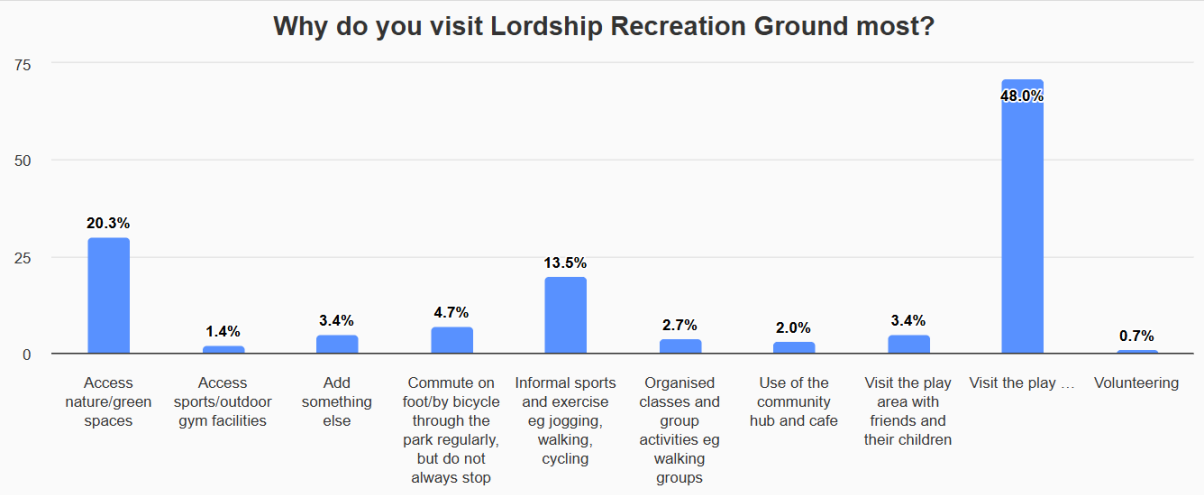
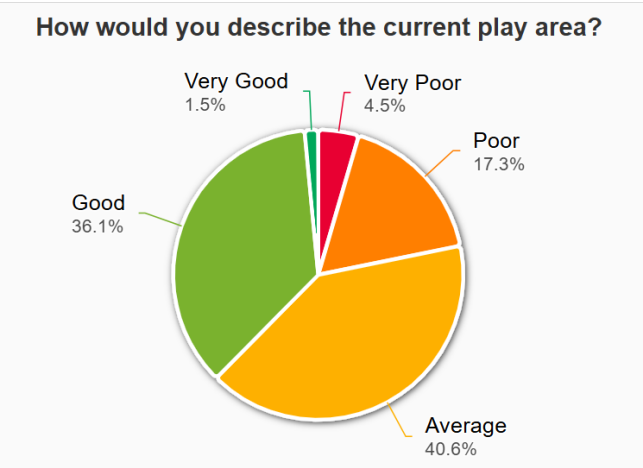
# Tottenham Parks Playground Improvement- Lordship Recreation Ground

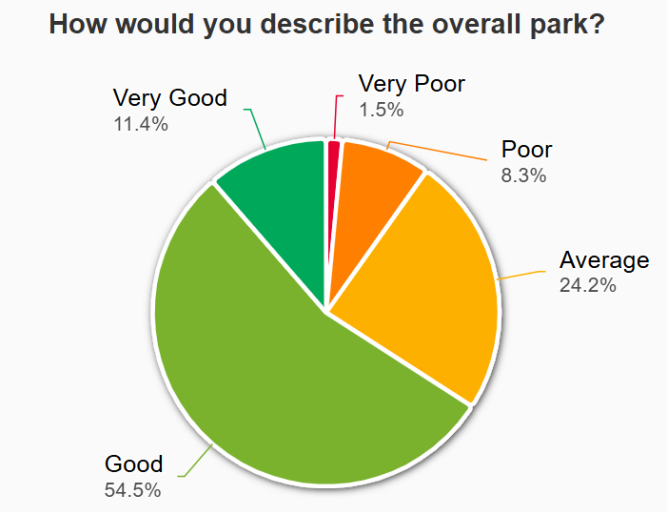
# Engagement Summary Report

## Online consultation responses

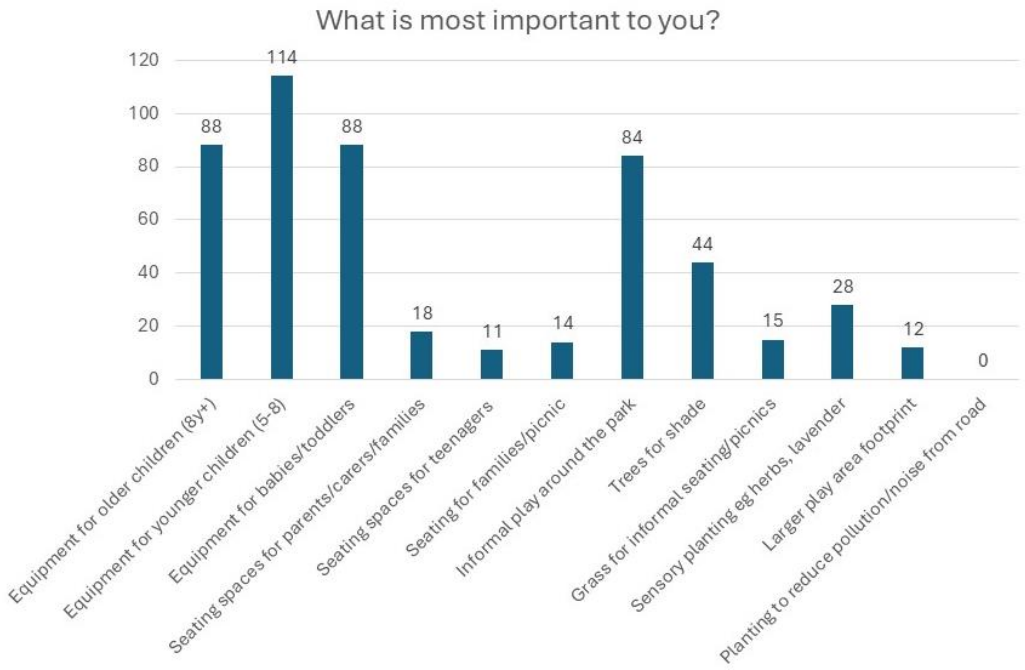





**What is most important to you? (Total of top 3 responses)**



**What would you specifically like to see improved in your play area and what play pieces would you like to see?**

Comments have been condensed and added below. Most common answers have been highlighted in **bold** for ease.

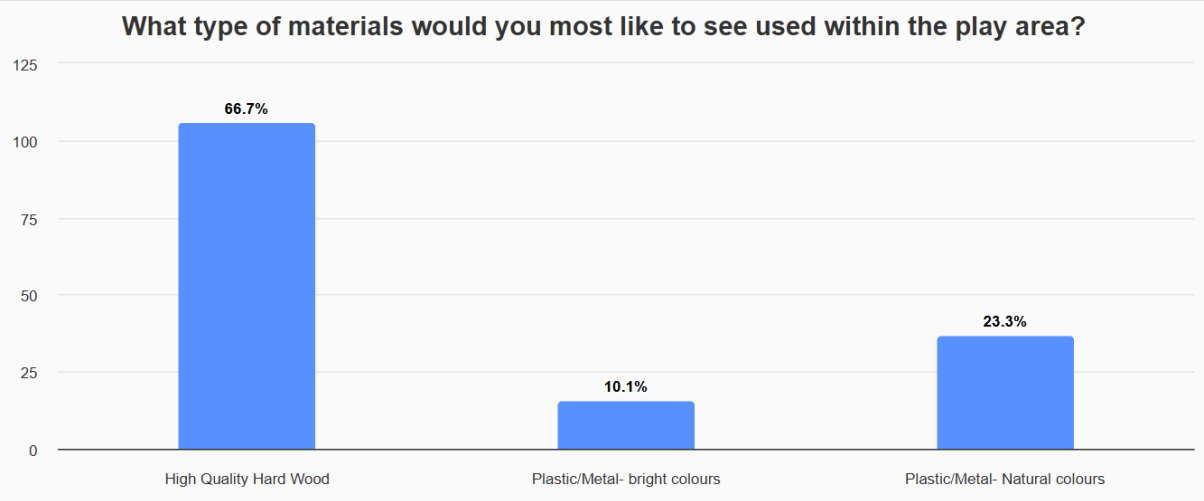
Running track
Better **climbing** frames, especially for 5–8 year olds
More imaginary play
Sand/water pits
Better use of the big space the play area has: more grouping of the equipment
Quality and range of the play pieces
**Zip wire**
Landscaping to provide **imaginative play**
Towers with rooms at the bottom for imaginative play (e.g. shops, hiding)
Update the train structure – include sensory/musical elements
Wider range of **swings** and shareable swings
More play space – expand into grassy area
Pyramid climbing frame is good – could be refreshed or expanded
Broken **roundabout** – suggest Chestnuts-style
**Sand/water play** like Russell Park
**Musical/sensory play** for younger kids
A bigger **slide** for older kids (>5 years)
Replace old zip line
Improved older play equipment (age 8+)
Equipment for different ages
Different scale climbing frames
Slides, slings, durable items
Exploratory play like the train
Bigger slides, helter skelter towers (3–8 yrs)
Climbing frames with netting for 0–3s
**Update broken/old equipment**
Better flooring
Heavy roundabout
Replace wooden playground with stronger material
More equipment for 10+ years
Bigger slides, zip wires, giant chess board
Large climbing frames, football area, water fountains
Adventure playground for older children

Monkey bars, tree climbing, tall swings, tall climbing frames
More swings
Nature education signs
Roofed play area
Bright colours, hopscotch, novelty bins
Wooden mini fortress play area
Bigger (paddling) pool
New climbing options, sand play, zip line
Play area too small – potential for expansion
Outdated equipment
Crocodile swing, zip wire, large climbing structure
Pirate ship climbing frame
Working roundabout, climbing nets, obstacle course
More climbing frames
More seating
Shaded paddling pool
Sandpit, better equipment
Safe climbing tower (Down Lane style)
Sunken trampoline
Water play (like Russell Park)
Wooden play areas, bigger slides, climbing areas
Varied climbing equipment, sand pit, water play
Larger slide
Updated play equipment – much is broken or outdated
Equipment for multiple kids to climb and explore

The comments highlight the need for modernisation/replacement of existing equipment. The most common suggestions for new pieces of equipment include climbing frames for various age ranges including older children, a bigger slide, imaginative play, a new roundabout, water play and a zip wire.

Russell Park and Down Lane Park were named as playgrounds that could provide inspiration in terms of integrating water play and climbing equipment.

There was an emphasis on the need to cater for various age groups. The potential to extend the play area was also highlighted. Other requests include sensory/musical play features, robust materials and play that introduces challenge (large pieces, adventure play). Shade and nature education also featured in the responses.




**How could we make this play area more accessible and inclusive?**

Key features that emerged from the responses included smooth, wheelchair-friendly paths and level access essential for mobility, along with equipment designed for disabled children, such as low-transfer swings, accessible slides, and wheelchair-friendly roundabouts.

There was strong support for sensory elements like mirrors, patterns, musical elements, and planting at seated height that help to engage children with diverse needs, including neurodiverse users. Several comments highlighted the need for quiet zones and shaded areas that offer comfort and reduce overstimulation, while clear signage, including braille and sign language boards, supports communication.

Some comments mentioned nearby existing and additional new proposed water features to improve the sensory experience of the play area, and the inclusion of teenagers using the play area.

Proposals for more inclusive design also considered the support of carers through more seating, step-free access, and visibility from resting areas. Finally, consulting with local disability groups and users ahead of the implementation was emphasised to ensure the space genuinely meets a wide range of needs.

**Are there any play areas you have visited that you would like to replicate at Lordship Recreation Ground?**

<u>Most common responses:</u>

Clissold Park

Finsbury Park

Victoria Park

Haggerston Park

Meridian Water

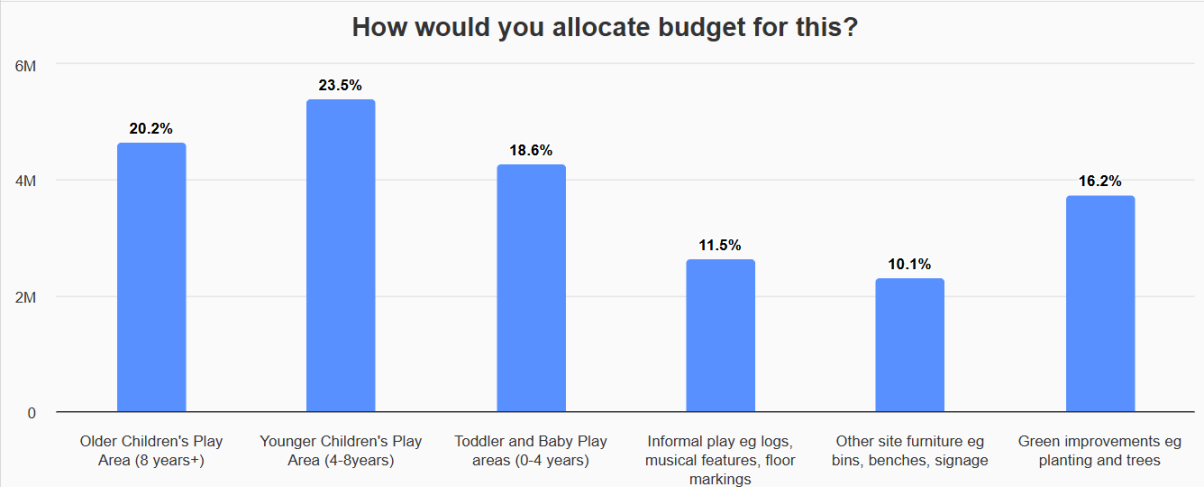
Russell Park

Stationers Park

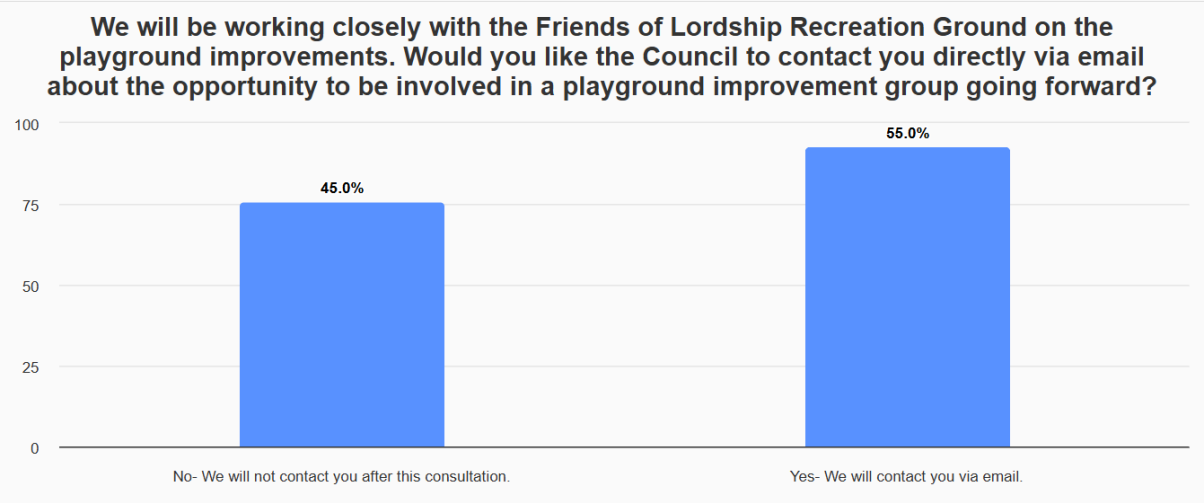
Highbury Park

Lloyd Park

Granary Yard water play




| | Percentage | Eq. Value |
|---|---|---|
| Older Childrens Play | 20.2 | £31,310 |
| Younger Childrens Play | 23.5 | £36,425 |
| Toddler and Baby Play | 18.6 | £28,830 |
| Informal Play | 11.5 | £17,825 |
| Site Furniture | 10.1 | £15,655 |
| Green Improvements | 16.2 | £25,110 |




## Summary

Many responses called for modernisation of existing equipment, with frequent suggestions including varied climbing frames, a bigger slide, imaginative play, a new roundabout, water play, and a zip wire. Inspiration was drawn from parks like Russell Park and Down Lane Park, and there was strong support for inclusive, age-diverse, and sensory play features, as well as robust materials and shaded areas.

Key accessibility features highlighted in the responses include smooth, wheelchair-friendly paths, level access, and inclusive equipment such as low-transfer swings, accessible slides, and wheelchair-friendly roundabouts. Respondents emphasised the importance of sensory elements for inclusivity, also quiet zones, shaded areas, clear signage (including braille and sign language), support for carers through seating and visibility, and meaningful consultation with disability groups to ensure the space meets diverse needs.

Other play areas were highlighted for their water play, large play equipment e.g. slides and climbing features, imaginative and inclusive play, and natural materials. A preference for wooden play equipment was expressed in the survey, and the mention of shady areas is indicative of supporting new tree planting and introduction of a canopy/shade sail.

# High-Level Proposal Lordship Lane Recreation Ground Playground

Remove existing play pieces including retaining walls and other retaining structures that are failing, the multi-play structure north of the model traffic area, and the rope bridge as well as stepping stones that are outside the playground fence (south), excepting items named in the list below, to improve flow, play value and to ensure longevity.

Retain the following:

- Space net, talk tubes, train and overhead rotator which require repairs
- 'Supernova' (balancing ring) – repair or replace with similar
- Boulders within grassed/sensory area

Existing play equipment that can be salvaged to be repaired and relocated to other parks, however most is at the end of life. Pieces to be set aside for repair and reuse in other parks are:

- Inclusive roundabout
- Climbing frame
- Bay 4 Seat (Flat)

Multi-play structure **outside of fenced playground** (north of model traffic area) and associated safety surface/edgings to be removed. This area is to be prepared for grass seeding and as a location for informal seating and play.

Extend playground to include adjacent natural play for enhanced natural/informal/sensory play **within enclosed area**.

Repair existing fencing and gates where necessary, remove sections of fencing and reuse where possible to create extended play area (please note that fencing panels are stacked to follow topographical contours). Incorporate additional fence panels if the budget allows.

Add two benches and one picnic table additional to existing seating, place strategically to be in shadier areas where possible. Add one new bin. Existing picnic bench to be moved into natural play area, which is going to double up as seating area.

Retain existing soft areas within playground where possible. Consider whether it is required to place rubber mulch on existing mound which is currently grass. This will depend on the overall layout and usage of the mound for e.g. a new slide/scrambling logs/artificial rocks or similar. Consider replacing the existing low retaining wall with a higher longevity material e.g. recycled plastic sleepers.

Use existing soft areas to provide separation between toddler and smaller children play (depending on overall layout) and for additional tree planting.

Surface

Levelling and resurfacing are needed throughout, including uneven areas and trip hazards outside the fence (natural play area, grassed area/informal play, safety surface under multi-play structure).

Area of former zip line: existing safety surface to be removed, small mounds to be slightly relevelled and area seeded with grass.

Remove small sub-sections within space that are hindering a cohesive layout. Ensure smooth, wheelchair-accessible paths and level access.

Recommendation for mixed colour brown/cream tiger mulch throughout to give naturalistic colour palette.

Materiality - equipment

Use metal/plastic with wooden (Robinia) accents where suitable for naturalistic feel. Metal/plastic equipment to be bright colour to avoid getting too hot in the summer.

Toddler play

Animal themed springers

Swings including accessible seat

Retain and repair train and add ticket office or similar

Floor markings referencing e.g. ‘traffic’ (map) if possible within rubber mulch area

Younger and older children’s play (combined)

Imaginative multi-play for younger children to replace existing (e.g. ‘castle’ themed)

Repair space net and overhead rotator

Replace wheelchair accessible roundabout

Standard swings for younger children including accessible seat if can be accommodated within the space

Older children multi-play including monkey bars, climbing nets, two towers, potentially slide (see below)

Add larger slide suitable for older children, or slide for smaller children e.g. from mound if large one can be accommodated within older children multi-play

Replace adult swings with 2 or 3 seat standard swing and group/basket swing either integrated or as additional item, ideally between younger and older children's area

Natural/informal/sensory play

Current natural play area to be integrated within fenced play area

Existing hard surfaces to be repaired and reduced, boulders to be reused

Create seating area (picnic benches)

Include quiet area and informal seating

Integrate existing boulders into the design

Add nature education signage (e.g. water bodies and wildlife in the park, to be coordinated with Friends group)

Grassed area southeast of fenced playground

Introduce a zip line and safety surface as appropriate, work with local topography between mounds. This structure needs to be as robust and vandal proof as possible

Move existing gate from current natural play area to provide access to zip line area if within the budget

Grassed area where historic multi-play is removed

Seeded grass area with informal seating and play pieces e.g. stepping stones, timber/balancing logs and small sensory pieces to be added to improve the current use as an informal picnic area while retaining play value in the area. Add sign to explain why this popular historic play item had to be removed

Accessibility and inclusion

Add sensory equipment/elements throughout, e.g. patterns/structures/musical piece

Provide clear signage, including braille and sign language boards

Consult with local disability groups during next stage design amendments

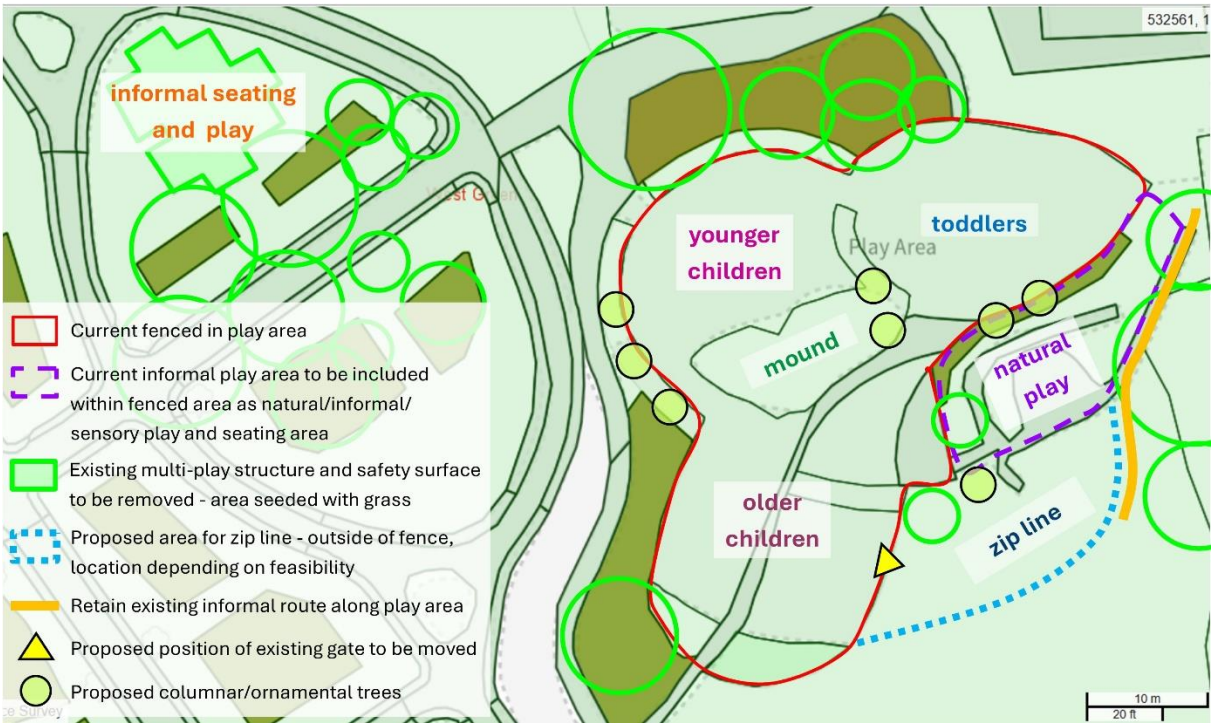
Soft landscape

Reduce dogwood hedge between toddler and natural play area particularly at western end to improve sightlines within playground. Keep area as planting bed (to be prepared for low shrub and/or ornamental grasses) to retain separation between toddler and natural play area. Consider low post and rope fence to protect planting where dogwood is removed. Provide tree pits for tree planting. Potential for bulb and/or wildflower planting in area outside fence where current multi-play structure and safety surface will be removed and replaced with seeded grass. This needs to be protected with low temporary fencing during establishment.

Other comments:

The council does not currently support the installation of sandpits and water play features due to maintenance and budget considerations.

Lordship Recreation Ground - Concept sketch zoning - indicative only




Lordship Recreation Ground - Condemned zip line area

