



## Dean Gardens Activation Fund Community Mixer 25/09/19

Final Report  
08/10/19

As part of the wider redevelopment of Dean Gardens in West Ealing, Ealing Council and New Practice are delivering the Dean Gardens Activation Fund. The purpose of this project is to support two streams of activity to prototype new uses of the park beyond the redevelopment work being led by Kinnear Landscape Architects.

To begin to talk about this extended engagement and introduce the Activation Fund, New Practice invited local businesses and organisations to attend a Community Mixer. The designed outcomes of the mixer were to identify useful assets within the area, funding opportunities, identifying priorities for the activation of Dean Gardens and to create initial conversations to inform the final suggestion of what local people consider to be a useful direction for the Activation Funding.



### Event Description

The Community Mixer was held between 1pm-4pm on Tuesday the 25th of September and took place in the Orchard Cafe, a workshop space close to Dean Gardens.

The date and time of this event were based on an initial survey sent out to stakeholder groups and indicated the date and times that would allow for the highest number of people to be able to attend from relevant community organisations.

The venue was chosen for its locality as well as to offer some consistency with the project, as previous consulting events related to the project had been held in the same venue.

The event was promoted prior to the event through direct emailing of a targeted contact list, paid promotion through social media, flyering at the Soundbite Festival on Ealing World Car Free Day. These methods spanned across various different target audiences to ensure that a wide variety of people and organisations felt welcome to attend and contribute.

The event began with an introduction to New Practice, with a brief presentation of work to date on the project and what is proposed for the next stages. This was followed by a presentation by Diana Ibáñez López from Create London. This was to explore similar projects and outline examples where community-led ventures have been able to continue past the initial supported phases of the project through to something that had been independently led by the members of the community.

Following this, New Practice led - with help from facilitators Melissa Haniff and Neil Onions - a range of activities that will be used to inform the way in which the activation grants will be used.

Updated boards depicting the progressed designs were available to view and discuss with Kinnear Landscape Architects, who were also present to bring their own ideas informed by their ongoing development of designs for the park re-development.



### **Workshop Programme**

A range of short interactive activities were structured to allow participants to work together to first identify and map out potential participants, assets and priorities, before developing and testing ideas for prototype projects for two streams of funding and support; one engaging young people in activation of Dean Gardens, and the other testing ideas of community growing.

#### **Activity One – Mapping Potential Assets**

Participants worked together to establish a collection of other organisations across West Ealing who might be interested in being involved with the future engagement.

#### **Activity Two – Establishing Existing Assets**

Participants worked to establish a list of existing assets which might feed into future engagement; physical assets such as spaces, tools etc, soft assets like local knowledge and skills, and funding sources to support development of projects.

#### **Activity Three – Developing Priorities**

Participants worked collaboratively to establish project priorities, using cards illustrated with a wide-range of project criteria to determine a short list of priorities.

[ BREAK ]

### **Writing Project Briefs**

Participants worked with pre-formatted brief building worksheets, establishing key points guiding their briefs; who is involved, what are the desired outcomes, and what are the key events.

### **Activity Summary**

Each group provided a summary of the work they have produced from the Project Planning activity.



## Activity One – Mapping Potential Assets

The result of the first activity demonstrated the many current assets in and around Ealing that could be applicable to the activation fund projects.

Below is the complete list of assets identified. The larger the size, the more times the same asset was identified, with maximum repetition of three times – once per group.

Within the mix of most popular suggestions all provide hard and soft assets. With some providing space and venues and others with contacts, links, skills and people.



London Parks and Garden Trust

Greening London

**Lido Centre – Mattock Lane**

Neighbourly Cafe

ECIL – Ealing Centre for independent Living

**West Side Youth Centre**

Aspire Academy

ECVS @ Lido Centre “skills exchange Network”

Park Festivals

**Northfield Allotments**

Treetop Nursery

**St John's School – Green Man Lane**

Sheltered Alum for Elders

**Welshore Community Hub**

A Rocha

**Growing Activity (APPLE) – In Acton**

Open Ealing

MEMFitness – Boxing

Allotments behind St Mary's Church

Mobile Libraries

Transition Towns

Ealing Civic Society

W13 Club – St Johns Church

Ealing Nation Trust Association

Pathways Allotments

Petersham Nurseries

West London University Catering

Age Concern – Shout Walk

**Michael Hairdresser After School Club**

WellSure (Elderly + Learning Difficulties)

Young Ealing Foundation

**RISE – Drug and Alcohol Service**

Sporting Equipment (in the Park)

Waitrose (Funding Opportunity)

COOP

Sherwood Close Residents Group – Supported by Clarion Housing group

Tesco

**BOB + Volunteers – Build on belief**

WEST Ealing (BID) + Bursaries

Energy Gym

West Ealing Islamic Centre

Housing Pathways

Catalyst Housing

## Activity Two – Establishing Existing Assets

This activity allowed participants to continue identifying assets in the area, this time categorising each asset into hard assets, soft assets and funding opportunities.

Many of the Soft and Hard assets were identified in the previous activity, however several funding opportunities (shown on the next page) have been highlighted as useful potential avenues for the resulting projects to seek further funding from. Particularly from the Young Ealing Foundation and the Clarion Futures funding scheme.



### Soft Assets

#### Young Ealing Foundation

Network of organisations who work with children and young people, They have a wealth of experience/skills/ training opportunities and youth voice.

#### Muta Ghel

Creative, Marketing, Social Media Skills & Design

#### Ealing National Trust Association

Provides Historical talks and Lectures (Public), If you are a member they take you on outings, visits to historical venues, potentially talks and tours on parks and landscape areas.

#### Ealing Civic Society

Informing Ealing residents of happenings of the local council. Keep residents informed constantly of changes and events.

#### Ealing Transition

Transition Tours – Low carbon, Transport & more

#### Michael Hairdresser

After school club for boys.

#### Welshore Community

Community centre mainly older people could get involved in outdoor planting

#### St Johns Church

Access to congregations soft skills

### Hard Assets

#### Young Ealing Foundation

A Board Room that groups can access

#### St Johns Church

Access to space

#### Welshore Community Centre

Space hire and personnel.

#### Lido Centre

Access to many charities with spaces and links.



## Funding Opportunities

### Young Ealing Foundation

Satellite Club funding. Must be focussed on engaging young people between 14 – 19, must provide an engagement once a week for thirty weeks and should be designed to get young people into regular habits.

### All Developers (a2 dominion)

Funding for structures and housing may come through local developers.

### Clarion Futures Community Grants Programme

A funding scheme that looks to help residents gain further skills and qualifications. Clarion future funds consists of three core parts; Communities, Jobs & Training, and Money & Digital.

### Garden Centres

A general suggestion of getting in contact with garden centres for them to potentially be partners for the duration of the projects and potentially gift goods.

### Children charities

Another general suggestion of getting in contact with children's charities to help fund the projects.

### Pathways (Housing) Grants

Housing Pathways is an Ealing based not for profit organisation working to help communities and individuals through the provision of affordable housing for older people and grant funding. Our grants programme funds organisations working with people of all ages at a local level in Ealing and Brentford.



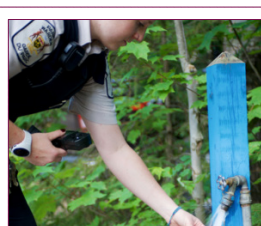
## Activity Three – Developing Priorities

To help participants to determine what the key priorities driving development of project briefs, a short exercise encouraged selection of a shortlist of pre-identified concepts.

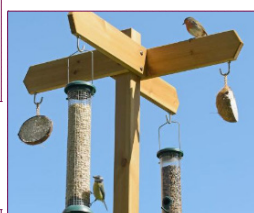
Through discussion it was found that a strong preference towards skill exchange and activities that would involve the community in creativity and display were the high priorities for both workshop groups.

Alongside the pre-defined priorities, there was a strong interest in projects which explored intergenerational learning and skill-sharing opportunities.

### Priorities selected more than once



Park Concierge



Wildlife Spot



Self-Defence Programme



Christmas Market

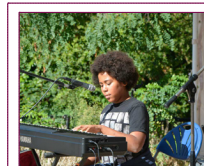


Telling City Stories

### Priorities selected



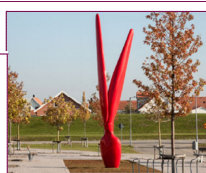
Planting and Flora Competitions



Youth Music Festival



Performance Space



Public Sculpture



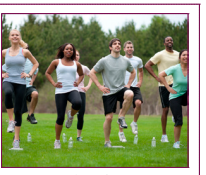
Day Camp



Skills Exchange Network



Book Sharing



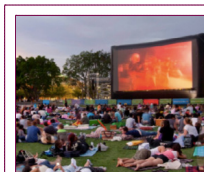
Exercise Classes



Chess/Games Day



Public Bike Sharing



Outdoor Film Festival



Multi-Lingual Events



Streetfood Market

## Writing Project Briefs

Having established a list of assets within West Ealing which might contribute to development of projects, and a list of shared priorities, participants then worked in groups to develop concepts for project briefs, working towards streams of work exploring youth engagement and community growing

Participants worked in two groups with the aim of producing a project plan using a template provided by facilitators.

### Group One Outcome

One group focused on developing a prototype for a youth activation project. This activity was linked to the potential development of a kiosk building within Dean Gardens.

Initial activity would focus on linking young people from identified youth organisations and local schools to artists in the Ealing area, providing an opportunity to explore an intergenerational skill-sharing experience built around the production of graphic creative outputs which would be displayed in or around Dean Gardens during the construction phase of redevelopment. One suggestion within the group was the display of these outputs along site hoardings and enclosure while the park was closed to the public. This would offer a generous physical space for display of local creativity, enlivening the public realm while the park is inaccessible.

Beyond the redevelopment project, it was suggested that this activity could help to build capacity and create networks that might demonstrate the viability and build towards a permanent space for creative display within or on the surface of a new kiosk space in the park. This space might contain a small window space for artistic project produced by local community organisations, or an external space with a rotating or seasonal programme of artistic innovations, for example, commissioned graffiti art.



### Group Two Outcome

The other group had a range of broader conversations around the development of a flexible space within Dean Gardens to support temporary community uses beyond redevelopment. A range of requirements for a space of this nature were discussed between participants and Kinnear Landscape Architects.

With regards to the development of a brief for prototype activation, the group discussed, engaging a range of socially engaged organisations in the area in sharing and developing on their existing services.



## Suggested Project Outcomes

As part of the summary of the event, New Practice informed participants that the activities undertaken in the workshop would be synthesised into two threads of activation projects to be developed over the remainder of 2019.

One clear project was developed within the workshop which offered a route for exploring youth activation and intergenerational skills sharing and creativity, built around art and creativity and making use of the park site during redevelopment.

Threads of concepts explored by the other group have helped to inform a second thread, linking back to an interest in developing capacity for community growing in Dean Gardens as part of Kinnear Landscape Architects redevelopment work.

## Community Growing Project

This project will explore developing skills and capacity within local community organisations to take a stewardship role in the proposed community growing spaces in the new Dean Gardens masterplan.

This will be developed through a skills-sharing prototype project, linking existing organisations with growing skills, including Northfield allotments, to organisations eager to develop skills and take on a role in management of these spaces beyond the redevelopment of the park. A number of organisations were identified by participants as potential stakeholders, including RISE, an addiction support organisation in West Ealing, who were represented in the Mixer event.

Linking to wider aspirations to explore intergenerational skill-sharing opportunities, this activity may also engage youth organisations and local schools. A number of local schools with pre-existing growing skills projects.

New Practice will engage with these organisations as an outcome of the mixer event to explore their interest in becoming involved in this skills-sharing, and



in becoming potential stakeholders in the activation and management of growing spaces in Dean Gardens beyond redevelopment of the park.

## Next Steps

In order to test the viability of each of these streams of work, New Practice will contact and develop an understanding of the interest and availability of each of the identified potential stakeholders. A wide range of groups and organisations were identified by participants.

The Activation Fund provides a small production budget to kickstart and support these projects, and New Practice will investigate the potential support of funding applications to expand this budget.

As an initial next step, New Practice propose a tour of spaces across London where similar work has been undertaken in the past; both community activated growing space within local parks, and outdoor space for the display of creative work produced by young people. This tour will be open to Mixer participants and stakeholders from invited organisations linked to the two threads of work explored in the workshop.

## Appendix 1

### Activity One

#### Mapping potential Assets

Northfield Allotments	- 3 repetitions	Age Concern
St Johns School – Green Man Lane	- 3 repetitions	West London University Catering
West Side Youth Centre	- 3 repetitions	Greening London
Welshore Community Hub	- 3 repetitions	London Parus Garden Trust
Lido Centre – Mattock Lane	- 2 repetitions	WellSure (Elderly +
Growing Activity	- 2 repetitions	Learning Difficulties)
(APPLE) – In Acton	- 2 repetitions	Young Ealing Foundation
BOB + Volunteers – Build on belief	- 2 repetitions	Sporting Equipment (in the Park)
RISE – Drug and Alcohol Service	- 2 repetitions	WWEST Ealing (BID) + Bursaries
Michael Hairdresser		Energy Gym
AfterschoolClub		West Ealing Islamic Centre
Neighbourly Cafe		Housing Pathways
ECIL – Ealing Centre for		Catalyst Housing
Independent Living		The Park Events (Sept, Aug, Dec)
Aspire Academy		Transition Towns
ECVS @ Lido Centre “skills		Ealing Civic Society
exchange Network”		W13 Club
9 August Religious		Ealing Nation Trust Association
Festival Every Year		Pathways Allotments
– Northfield Ave		Petersham Nurseries
Treetop Nursery		
Sheltered Alum for Elders		
A Rocha		
Open Ealing – Art Development		
MEMFitness – Boxing		
Allotments behind St Mary’s		
Church (South Ealing)		
Mobile Libraries		



## Appendix 2

### Activity Two Identifying Assets

#### Soft assets

Young Ealing Foundation  
Muta Ghel  
Ealing National Trust Association  
Ealing Civic Society  
Ealing Transition  
Michael Hairdresser  
Welshore Community  
Community centre  
St Johns Church

#### Hard Assets

Young Ealing Foundation  
St Johns Church  
Community Centre  
Lido Centre

#### Funding

Young Ealing Foundation  
All Developers  
Clarian Futures  
Garden Centres  
Mothercare/other  
children charities?  
Pathways (Housing) Grants



## Appendix 3

### Activity Three Developing Priorities

Park Concierge – 2 repetitions  
Self-Defence Programme – 2 repetitions  
Wildlife spot – 2 repetitions  
Christmas Market – 2 repetitions  
Telling City Stories  
Public Bike Sharing  
Day Camp  
Performance Space  
Book Sharing  
Chess/Games Day  
Multi-Lingual Events  
Skills Exchange Network  
Outdoor Film Festival  
Youth Music Festival  
Community Bike Hub  
Community Sculpture,  
Rotating  
Street-food Market  
Planting and Flora  
Competitions  
Exercise Classes





## Appendix 4

### Writing Project Briefs

#### Group 1 (Facilitated by Abigail and Melissa)

##### Description of the Project:

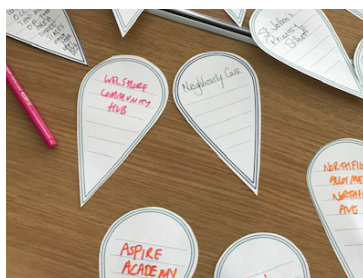
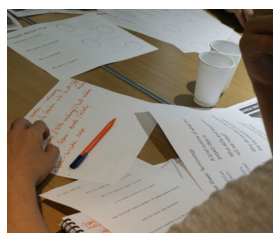
Local artists and young people will come together to create art that will be displayed in the proposed kiosk in the park. This will be displayed in a shallow window display and will have rotating materials.

##### What assets are involved:

Facility to keep the art secure overnight.

##### Who is involved:

Schools, volunteers, park concierges, the borough of Ealing Art Trail, for Arts Sake, Local Artists.



#### Group 2 (Facilitated by Neil and Duncan)

This group had only a general discussion. The following script is Neil Onion's notes from this discussion.

##### Facilitates in the park

- The group around the table were conscious not to have too many facilities/fixings in the park, as there isn't a huge amount of space and they wouldn't want it to be to become too overcrowded, taking away open areas to eat and sit
- The activities should not just focus on youth centred activation – but more intergenerational – building bridges between the two
- Address lighting issues, more lighting would make it feel safer
- Discussions around involving all residents so there is an ownership of the space
- Questions around who would maintain/manage the space
- Although they didn't arrive to a set project plan, the table were keen to have a space for mixed use activities – music festivals, pop up cinema, personal trainer sessions.
- Also keen for activities that could generate an income – this could go toward the upkeep of the park and the facilities or to support SME's or residents, like gym instructors etc
- Suggestion to establish a friend's group for the park to help manage the space
- Sockets for musicians to 'plug in' and play
- A space that also has a cover – so activities take still take place if weather not so good
- The space should be a destination – somewhere people want to go