

Maintenance of Park Courts.

The majority of park courts are Porous asphalt. These consist of a permeable foundation of broken, graded stone, on which is the asphalt base-course and wearing course (or playing surface) are laid. This is then coated with a coloured, acrylic surface coating. The play-lines are then painted onto the coloured surface, but self-adhesive tapes may also be used.

The resulting tennis surface is fully permeable, hard-wearing, and playable throughout the year and requires relatively little maintenance. No matter how modest the maintenance requirement, it is, nevertheless, of vital importance if the surface is to remain good to look at, good to play on and long-lasting. Indeed, the installer's guarantee is likely to be conditional upon the recommended maintenance requirements being carried out with reasonable efficiency.


What maintenance and why

The maintenance procedures are designed to ensure that:

- The playing surface is kept scrupulously clean;
- The free drainage of surface water is maintained throughout the life of the court;
- The court looks attractive and well cared for at all times;
- The court has a reasonable, useful life span.

Maintenance Schedule

It is better to adopt a regular maintenance regime as neglect allows moss and algae to damage the surface and leads to rapid deterioration. These are minimum recommendations. Common sense and careful observation should prevail. Venues which are located next to trees, hedges and/or are in shade will require more frequent maintenance. If a venue has specific maintenance issues, then they should contact the installer of the tennis surface. The contact details should be contained in the operation and maintenance manual.

Period	Maintenance Requirements	Notes & Cost (£)
Weekly	Sweep or blow leaves and detritus from court	To be undertaken by venue
Early Spring &/or Autumn*. 	<ul style="list-style-type: none"> • Kill moss & algae. Chemical treatment (<i>Water Based</i>) should be accurately applied to control growth. • Moss grows more vigorously on a shaded or damp surface and during mild winters or very wet summers. • In these situations, treatment is required on a regular basis. 	£150 per court (If courts require power washing annually then this will not be required)

Bi Annually or Annually (dependant on site location)*	<p>Thorough pressure cleaning with water to remove moss, algae and other detritus will improve grip and drainage.</p> <p>A suitable water supply will be required next to the courts. If a water supply is not available, then the cost of washing courts will increase due to a temporary supply having to be brought next to the courts.</p>	<p>£350 per court.</p>
Gate Maintenance	<p>Completing an annual entrance gate maintenance programme (where installed)</p>	<p>c.£400-£600 p/a depending on the type of gate system installed.</p>

* Venues which are located next to trees, hedges and/or are in shade will require more frequent maintenance. The table above provides indicative maintenance periods and costs for venues that are not affected by trees etc. Venues should be inspected annually to ascertain the maintenance required.

Keeping the surface clean

Leaves, tree flowers, pine needles, conkers, fluff from tennis balls and other detritus should not be allowed to remain on the surface for any length of time. If this happens, they rapidly rot down and settle into the interstices of the surface, impairing drainage and providing a growing medium for algae and moss. A wide soft broom can be used to sweep the surface, but this tends to push smaller material into the surface. A rubber-tined rake is usually better, albeit rather slow and arduous. Best of all is a mechanical garden vacuum cleaner, which will greatly speed up the operation and do it more efficiently. Mechanical leaf sweepers can also be good. The equipment should be well maintained and carefully operated to avoid contamination of, or physical damage to, the playing surface.

At least once a year the court surface will benefit from a vigorous wash. This not only has the effect of keeping the surface interstices clean and free-draining but is also essential for maintaining good foothold. Courts near busy roads are particularly susceptible to becoming coated with “traffic film”, while those near trees may become coated with “honey-dew” from aphids. The resulting black film from either can make the courts very slippery after rain.

If the water pressure is reasonably high, washing can be carried out with a domestic hosepipe, assisted by a mild cold-water detergent. Even more effective are the cold-water pressure washers, which are available from most equipment hire outlets. These must be used with care, however, with the greatest attention being paid to ensure the process does not dislodge the coloured surface coating or stone chippings. Mild, non-foaming detergent increases the efficiency of the operation. Steam cleaners should not be used. If the court surface has become very badly sealed and does not respond satisfactorily to this treatment, consult the installer or a firm that specialises in cleaning tennis courts.



An unusual nuisance that may sometimes be experienced is damage caused by bird droppings. This is usually only a significant problem

- during the first year or two of the court's life
- in summer and
- where branches overhang the court

The droppings adhere to the surface, dry out in warm weather and shrink. In the process the paint coating and even stone chippings may be pulled off.

The remedy is to cut back overhanging branches. If the droppings are already in-situ they should be hosed away. Damaged spots should be carefully firmed with the foot and touched up with surfacing paint.

Worms

Another rare cause of surface damage is that caused by worms. In mild, wet weather worms sometimes appear on the court surface, usually in ones or twos but very occasionally in larger numbers. How they get there is something of a mystery, but once on the surface they seem unable to get any further and usually die. In warm weather, they then adhere to the surface and shrink causing very similar damage to bird droppings.

Worms on the playing surface should be removed as soon as possible. Damaged spots should be carefully firmed with the foot and touched up with surfacing paint.

Snow and ice

Snow and ice should not prove harmful and can be allowed to melt through in due course. Powdery snow can be swept away using a wide soft broom or wooden scraper. Metal shovels or scrapers should not be used because they may damage the surface, as will mechanical snow removing equipment, such as mini tractors.

Do not use salt, urea or other chemical de-icing agents. Their effect is unpredictable, and they can cause severe damage.

Court Renovation Costs

The table below shows how the recommended contribution of £1,200 per court per annum, (£1,800 if the court is floodlit to allow for bulb replacement/repair) will ensure the long-term sustainability of park tennis courts. If courts are located next to trees, hedges and/or in the shade will require more frequent maintenance and therefore the annual maintenance periods will reduce and costs will be increased. The costs below should only be used as a guide and venues should be inspected annually to ascertain the maintenance required.



Year	Contribution to future court renovation costs	Court Re-Painting Cost	Court Re-Surface Cost	Maintenance Cost	Cumulative amount contributed, minus costs
1	£1,200				£1,200
2	£1,200			£150	£2,250
3	£1,200				£3,450
4	£1,200			£350	£4,300
5	£1,200				£5,500
6	£1,200	£2,000			£4,700
7	£1,200				£5,900
8	£1,200			£150	£6,950
9	£1,200				£8,150
10	£1,200			£350	£9,000
11	£1,200				£10,200
12	£1,200		£11,000		£400



Court Maintenance Checklist

The following checklist is designed as an aide memoir to be used during regular site inspections of Tennis Courts. The checklist should be used in conjunction with the operation and maintenance manuals/gate after care documents that are provided by the contractors on completion of the project. Please note this is list is not exhaustive but outlines common areas that should be inspected to ensure courts and access gates remain in good condition.

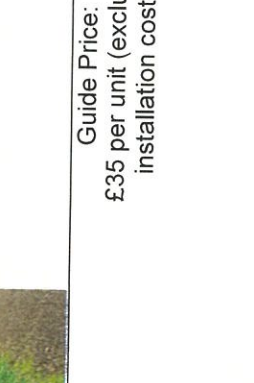

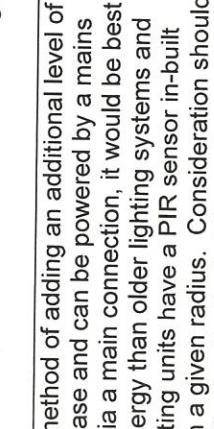
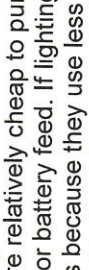
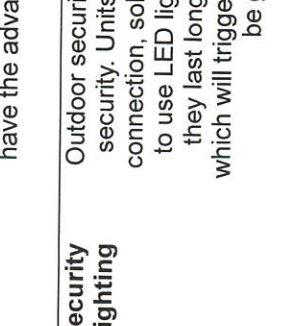
Checklist	Yes	No	Guidance Document
Are there leaves, weeds, litter or other organic material on the court surface?			For detailed maintenance guidance please refer to the Tennis Code of Practice (page 101) which can be found here: https://sapca.org.uk/guide/codes-of-practice/
Are worms visible on the court surface?			For detailed maintenance guidance please refer to the Tennis Code of Practice (page 101) which can be found here: https://sapca.org.uk/guide/codes-of-practice/
Are moss & algae visible on the court surface?			For detailed maintenance guidance please refer to the Tennis Code of Practice (page 101) which can be found here: https://sapca.org.uk/guide/codes-of-practice/
Are there any branches from nearby trees overhanging the court?			For detailed maintenance guidance please refer to the Tennis Code of Practice (page 101) which can be found here: https://sapca.org.uk/guide/codes-of-practice/
Are there any cigarettes or chewing gum on court surface?			For detailed maintenance guidance please refer to the Tennis Code of Practice (page 101) which can be found here: https://sapca.org.uk/guide/codes-of-practice/
Are weeds visible anywhere on the court surface or protruding through the fence?			For detailed maintenance guidance please refer to the Tennis Code of Practice (page 101) which can be found here: https://sapca.org.uk/guide/codes-of-practice/
Are there any bird droppings on the court surface?			For detailed maintenance guidance please refer to the Tennis Code of Practice (page 101) which can be found here: https://sapca.org.uk/guide/codes-of-practice/
Are there any bike marks on the courts?			For detailed maintenance guidance please refer to the Tennis Code of Practice (page 101) which can be found here: https://sapca.org.uk/guide/codes-of-practice/
Is the fence in serviceable condition and prevents unauthorised access to the courts?			For detailed maintenance guidance please refer to the Tennis Code of Practice (page 101) which can be found here: https://sapca.org.uk/guide/codes-of-practice/
Have you created a test booking on Clubspark in the last week?			Further information and FAQs can be found here: https://sportlabs.zendesk.com/hc/en-us/articles/360001000103-SmartAccess-How-To-Make-Test-Bookings

<p>Does the test booking allow access to the courts at the appropriate time and provide details of who to call should access be inhibited?</p>		<p>Further information and FAQs can be found here: https://sportlabs.zendesk.com/hc/en-us/categories/6342179796765-Parks-Local-Authorities</p>
<p>Does the gate, frame and hinge appear to be in good working condition? Are there any signs of vandalism, mis-operation, or structural fatigue?</p>		<p>If the gate is inoperable then you can report issues to CIA via this form: https://smartaccess.online/support-request/</p> <p>Please note call out charges may apply</p>
<p>Have the battery levels of the gate lock been checked recently?</p>		<p>If no, steps on how to check can be found here: https://smartaccess.online/smartaccess-user-guides</p>
<p>Does the gate open and close correctly?</p>		<p>If no, further guidance can be found here: https://smartaccess.online/support-videos/</p>
<p>Does the gate closer need adjusting?</p>		<p>If yes, steps on how to adjust can be found here: https://smartaccess.online/smartaccess-user-guides</p>
<p>Are the nets at the correct height (106.7cm at posts and 91.4cm at centre of net) and not overtightened?</p>		<p>For detailed guidance on Tennis Net maintenance and use please refer to the Tennis Code of Practice (page 71): https://sapca.org.uk/guide/codes-of-practice/</p>
<p>Is the court signage displayed clearly, in good condition and provides instructions on how to book a court?</p>		

Prospective Measures to Safeguard the Integrity of Tennis Courts

This publication is a general summary of a selection of practical options intended to mitigate the risks of vandalism, which the LTA would itself consider with that aim in mind. It should not replace advice tailored to your specific site(s) and circumstances. Please carry out your own research and obtain advice before implementing any of these options. The LTA is not responsible or accountable for, and shall have no liability whatsoever in relation to, your decision to (or not to) adopt any of these options, or for any loss, damage or injury which may for any reason result from any such decision.

Item	Item Description	Picture	Cost
Anti Climb Security Paint	Anti Climb Security Paint is designed to deter intruders as it never dries which makes it very difficult to climb on and is very difficult to remove from clothing. It is an economic but effective way of deterring those who would climb a fence. May require 2-3 coats to maintain film thickness. Durability is dependent upon several factors including film thickness and temperature		Guide price: £15 per litre Price varies by manufacturer and volume
Anti Climb Fencing	There are many forms of overhanging anti climb fencing. These can be applied in a vertical, lean over arm and Y top extensions format and can attach to most existing fencing systems. <i>(note: may require planning permission)</i>		Guide Price: £19 per linear meter
Rotating Spikes	Rotating Spikes are easily installed alongside most fencing systems. They rotate if an intruder climbs over making it extremely hard to get a grip. Not designed to harm or inflict injury. The design presents a strong visual deterrent which aims to discourage intruders.		Guide Price: £182 per 4lm (price varies based upon quantity supplied)
Security Cameras	There are a variety of security cameras available in the marketplace that utilise wireless technologies such as 4G and WiFi. This allows them to operate in rural settings. Modern security cameras have the capacity to record at night, provide a live view and to issue instant alert notifications. Activity is general saved onto a Micro SD Card. They can be powered via a mains connection, PoE, solar or battery		Guide Price: £600 (Single Camera, SD Card, 4G Sim; does not include installation cost)

<p>Upgrade Fencing</p> <p>Installing a new and more advanced fencing system (such as <i>twin bar fencing</i>) is a straightforward step to improve the security of the courts. Twin Bar comprises a mesh panel with 6mm vertical wires sandwiched between two 8mm horizontal wires (8/6/8) and is designed to withstand impact and retain integrity. It is available in a variety of heights and colours to suit. Panels of twin bar mesh are generally available up to 3 metres high and be combined with another panel or adding netting to increase to heights of up to 6 metres (<i>planning maybe required</i>). The panels also have the advantage of being installed with tamper-proof bolts and noise-reducing pads.</p>		<p>Guide Price: £210 per linear meter (supply and install; excludes VAT)</p>
<p>Security Lighting</p> <p>Outdoor security lighting is a cost-effective method of adding an additional level of security. Units are relatively cheap to purchase and can be powered by a mains connection, solar or battery feed. If lighting via a main connection, it would be best to use LED lights because they use less energy than older lighting systems and they last longer. Most outdoor security lighting units have a PIR sensor in-built which will trigger the lights to come on within a given radius. Consideration should be given to the most secure location to site the lighting unit</p>		<p>Guide Price: £35 per unit (excludes installation costs)</p>
<p>Metal Plating</p> <p>Installing a form of metal panelling to vulnerable areas of the fence may prevent unwanted access. For example, if your fence allows people to pass sticks through and open the gate handle from outside the fence, installing panelling will reduce their access ability and thereby reducing unauthorised access to the courts.</p>		<p>Guide Price: £180 per sheet (excludes installation costs)</p>
<p>Signage</p> <p>Installing signage discouraging antisocial behaviour and sign posting to a contact number should access be required will help to reduce unwanted access to the courts and potential damage to the fence and/or gate</p>		<p>Guide Price: £12 per sign</p>
<p>Ball Stop Netting</p> <p>Ball stop netting is a versatile solution that can provide a deterrent to climbing an existing fencing system as well as preventing tennis balls leaving the court area (<i>note: may require planning permission</i>)</p>		<p>Guide Price: £78 per linear meter</p>

**Operational
Process**

Implementing a clear set of steps for both public and staff members may help to reduce anti-social behaviour. For example, many parks will have a kiosk / cafe or amenity on site which could have a copy of the main access key for the gate. Gate signage could direct the public to the kiosk should they require access to the courts to retrieve an item (such as a ball). Signage could also include a telephone number to phone when access is required.

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