



Barratt
Redrow



INCLUSIVE PLAY MANUAL

Edition 1 : 2025



David Wilson: Ashridge Grange, Wokingham



Redrow: Woodford Garden Village

Barratt Redrow Foreword

The design of Public Open Space is a fundamental part of placemaking, and is key to enhancing health and wellbeing and creating a sense of community on our developments. An essential part of this is providing opportunities for children and young people to play.

At Barratt Redrow, we design play spaces that are inclusive and accessible. Our long-term partnership with Whizz Kidz has been central to the development of this inclusive play guidance. Through engagement with them, we have gained valuable insights into how we can remove the barriers to play for young wheelchair users and their families.

The successful combination of inclusive equipment, accessible surfaces, a safe, welcoming environment and high quality landscapes mean we can ensure play spaces become landmarks at the heart of our developments.



David Thomas
Chief Executive
Barratt Redrow

Whizz Kidz Foreword

Whizz Kidz is excited to partner with Barratt Redrow on this project to build a more accessible world. Play areas provide an essential space for physical and social development in young people.

However, if that space isn't accessible to everyone, then so many young disabled people are missing out on opportunities to develop crucial skills – and also the opportunity to simply have fun with their friends!

As the UK's leading charity for young wheelchair users, we are pleased to offer our consultancy and provide insights from our community of young people and families to help create inclusive play areas.



Sarah Pugh
Chief Executive
Whizz Kidz



This PDF document should be viewed as 'Two Page View' with 'Show Cover Page in Two Page View' selected, to enable correct viewing of double page spreads.

Introduction

An inclusive and accessible play environment provides social opportunities to bring children and young people together, developing creativity and imagination, and supporting emotional and cognitive development.

“Our shared objective is to ensure that all play spaces built on our developments provide an inclusive experience and an accessible environment for children of differing ages and abilities.”

This document provides guidance on how play spaces installed on our developments can be made both inclusive and accessible.

Through consultation with Whizz Kidz, their Families Network and Youth Board, we have created this guide collaboratively, based on their priorities.

The guidance demonstrates how the most common typologies of play spaces found in residential developments can incorporate accessibility measures and use inclusive equipment and sensory aspects through collaborative input from designers and suppliers.

By applying the measures outlined in this document, our future play spaces will be high quality and inclusive across all three of our brands.

We have also received endorsement for our commitments from PiPA PLAY, as set out on page 6.

This document should be read in conjunction with our Plotting, Placemaking and Landscape guidance, to ensure a consistency in approach that reflects the overarching priorities of the business.



The Whizz Kidz Youth Board - March 2024

All developments submitted for planning* from January 2026 will include play spaces that are inclusive.^

Our commitments

Our inclusive play principles

- **Be accessible by design:** ensuring play spaces are within easy walking distance of homes, with safe, well-lit routes to and from.
- **Integrate play into nature:** creating multi-functional green spaces and corridors that benefit people and wildlife, including Play on the Way spaces and Natural Play areas.
- **Champion inclusivity:** designing play spaces to be inclusive and accessible for children of differing ages, abilities and play styles.
- **Create diverse play opportunities:** incorporating a range of play types with opportunities for challenge, imagination, collaboration and development as children grow.
- **Incorporate neurodivergent-friendly design:** supporting sensory play, quiet play and social interaction.
- **Foster independence in a safe environment:** ensuring play spaces are in a central, well overlooked area for supervision. Providing height-appropriate play equipment, including features that disabled and non-disabled children can access independently.
- **Have clear signage and supportive infrastructure:** using universally understood signage, wheelchair friendly surfaces and seating for caregivers to supervise comfortably.
- **Support active lifestyles:** encouraging physical activity for adults and teenagers alike, with features like outdoor gyms and trim trails.
- **Promote year-round play:** facilitating seasonal play through events, partnerships and flexible design.
- **Enable community voice:** wherever possible, actively seeking the input of local children and young people in the design of play spaces in the areas they live.
- **Maintain and evolve:** regularly auditing and updating designs of play areas to ensure ongoing accessibility/inclusivity and encouraging engaging experiences.

*Applies to full or reserved matters planning applications.

^Where Barratt Redrow is in control of the delivery and/or supplier, play spaces will be designed to align with the Group Inclusive Play guidance.

PiPA PLAY

“ *By creating inclusive and accessible play parks, we can create an environment where children and young people can play and grow together, we can improve mental health and break down social barriers.* ”

As a parent to a child with profound disability, I have first-hand experience of what it feels like to see your child excluded from parts of society. My son is unable to sit unaided, crawl, stand, or walk. However, despite his difficulties, he is a little boy who loves to interact, who loves to be swung high and go fast down the slide, and more importantly he deserves and has a right to access play parks just like his brothers and friends.

Unfortunately, as a family, we will now avoid many play parks due to the lack of accessible and inclusive equipment, and this is the reality for so many families and children across the UK. Play is fundamental to a child's development yet so many children are denied the opportunity to access and enjoy their local play park.

I am the Director of PiPA PLAY, a social enterprise with the sole aim of helping to improve inclusive play facilities for children and families across the UK. In order for significant change to take place it is paramount that playgrounds and open spaces are accessible and inclusive by design, and this is why the work Barratt Redrow are doing in this space is pivotal for bringing about societal change. This will ensure accessibility and inclusivity are at the forefront of the design process and not an afterthought.



Becky Maddern
Director
PiPA PLAY



Bringing together Redrow's playmaking campaign and the Barratt inclusive play initiative creates an industry-leading commitment for Barratt Redrow: to improve the quality of life of our customers and local communities.

Placemaking and opportunities for play have been a key priority for Redrow, encouraging more resident interaction and fostering a sense of community.

In 2023 and 2024, Redrow commissioned research amongst over 2,000 parents, carers and young people to understand the barriers they face when it comes to play and access to nature.

The latest results can be found in Redrow's Second Annual Community Play Report. 📖

From
placemaking
to playmaking



Redrow: Tabley Park, Knutsford

Whizz Kidz 'Families Network' survey summary

To gain an understanding of the barriers that young wheelchair users, their parents and carers can experience, Whizz Kidz surveyed their 'Families Network' by asking three questions to identify key issues faced when accessing and using play spaces.

This feedback and insight has enabled us to formulate sets of key considerations and guidelines on the access to, environment within and equipment specified for our play spaces.

“We very rarely are able to access and use the equipment in play areas. My child is a young adult and full time wheelchair user, however they would benefit from the sensory experience playgrounds can provide through movement, sights, sounds etc.”

“Lack of equipment accessible to my son in his wheelchair so he is often forced to sit on the sidelines while his brothers play or just push them on the swings.”

What are the current barriers you or your young person face when accessing play areas?

This question aimed to identify the key barriers when accessing play areas. Responses were analysed and grouped into two themes:

- No, or limited choice, of wheelchair accessible equipment.
- Specific access issues, i.e. ramps, steps and unsuitable surfacing for those in wheelchairs.

Specific equipment issues raised:

- ☑ “Slides can be too narrow and low sided at times. Slides with higher sides that are wider would be fab”
- ☑ “Not being able to access enough activities, not being able to get close enough to boards/sensory play activities with a wheelchair”
- ☑ “Getting on and off equipment, e.g. low swings or the bottom of slides”
- ☑ “A lack of supportive and enclosing swings for those over three years old”

Specific access issues raised:

- ☑ “Surfaces in the playground that are difficult to manoeuvre wheelchairs over”
- ☑ “Unsuitable ground such as gravel, wood chippings or grass so cannot get around”
- ☑ “Turfed areas are too muddy to use, need better paths to access equipment”
- ☑ “To be able to access more parts of the playground with a wheelchair i.e. paths, ramps, slopes of different levels”

What are three things that you would like to see in a new play area which would increase inclusivity?

Responses demonstrated that a greater choice of equipment designed for everyone and raising awareness of why it has been specified would promote a greater sense of inclusion. Feedback from this question was grouped into three themes:

- Promoting inclusion.
- Practical considerations, i.e. access.
- Inclusive equipment preferences.

“Adaptations to equipment that allow all children to use it.”

“Larger, easier to access equipment that can appeal to older children and doesn't look 'babyish'.”

“Signage raising awareness of the equipment types installed in the play space and how to use them.”

Inclusive and practical considerations:

- ✓ “More choice and more accessible equipment”
- ✓ “Able to engage and play with peers”
- ✓ “Signage that raises awareness of the equipment and how it is used”
- ✓ “Sheltered seating areas so that medicines and feeds can be administered whilst out”
- ✓ “Consistent surfacing with ramps, not steps to access equipment ”

New equipment preferences:

- ✓ Accessible swings for older children as well as toddlers.
- ✓ Wider slides with higher side enclosures enabling parents to slide with children.
- ✓ Sensory activities (e.g. sound and texture)
- ✓ Enclosed seesaw seats.
- ✓ More visual and sensory appeal for profound disabilities.

Is there anything else you would like to tell us about play areas and accessibility?

“It is extremely rare to find anything wheelchair accessible in most playgrounds we have visited...”



Inclusive sling seesaw – HAGS Dragonfly (Image: HAGS)

“Paths must go to equipment as mud and uneven surfaces are poor for wheels; however good equipment is, you can't use it if you can't get to it!”

Creating accessible and inclusive play environments

Who is this document for?

This document is intended to guide our Operating Divisions who are responsible for the design, planning and implementation of play spaces across the Barratt Redrow business.

It is key that the ambitions of the business to integrate Inclusive Play are communicated to our consultants and suppliers, to inform them of and ensure they share our objectives.

Key overarching characteristics

An inclusive play environment goes beyond just being accessible; it actively welcomes and engages children regardless of their abilities, backgrounds or experiences.

It's not just about removing physical barriers but also fostering a sense of belonging, understanding and celebrating diversity.

Building on feedback from the Whizz Kidz families network and when designing an inclusive play space, there are key overarching characteristics to consider, alongside our priorities for accessibility and inclusivity for the most common typologies of play areas that we build.

A positive atmosphere

Respectful and welcoming, fostering a sense of belonging and acceptance whilst encouraging interaction.

Opportunities for collaboration

Activities that encourage teamwork, communication and shared experiences.

Catering to diverse play styles

Areas for different play styles: spaces for active play, quiet play, imaginative play and social interaction.

Flexible and adaptable equipment: play structures that can be used by children with different abilities and can be adapted to different play styles.



HAGS

“ An ‘Accessible’ Play Space is a space which is barrier-free, allows users access to move around the space and offers participation opportunities for a range of differing abilities. Not every child of every ability will be able to actively use everything within an accessible play space. ”

Joint Children’s Play Policy Forum and UK Play Safety Forum Position Statement on Including Disabled Children in Play Provision.

Accessibility priorities

Surfacing & pathways

Key routes to and within the play space should be free from obstructions and be made from materials such as tarmac or bonded gravel.

Secondary links to equipment could be formed from rubber ‘GrassLok’ mats or bonded rubber mulch. (See surfacing section on page 22.)

Avoid loose bark or rubber mulch chippings in areas that wheelchair users are expected to go.

Key linking pathways should be of a sufficient width to allow wheelchair users and companions to move side-by-side.

Signage & wayfinding

Clear and well located signage gives users information on the types of equipment in the play space and how it accommodates our inclusive principles. Use symbols for universal understanding and braille for sight restricted users.

Levels & steps

A single step in a route will cause difficulty for a wheelchair user, or those with mobility issues to circumnavigate.

Ensure that key routes to and around the play space are graded appropriately to enable ease of access and movement for all.

Reference: BS 8300-1:2018 Design of an accessible and inclusive built environment: 12. Play areas.

Seating & meeting

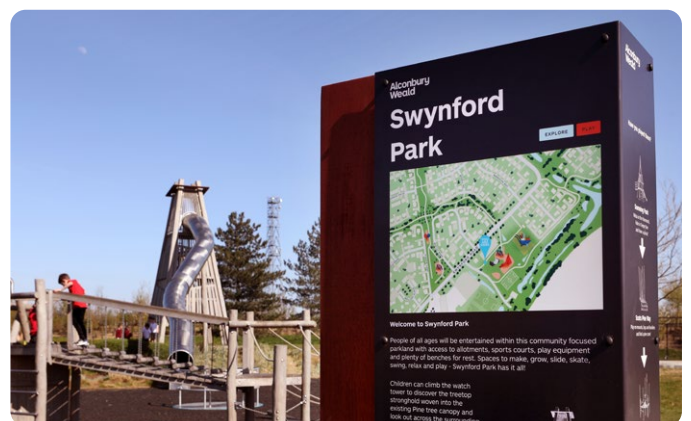
Space for users to sit to socialise or rest are important factors to the usability of a play space, particularly for older people.

Locating seating so that it provides active surveillance towards play equipment will allow parents or carers to supervise play.

Gates & fencing

Perimeter enclosures are important for safety and security, especially in play spaces that are used by much younger children.

Consider appropriate boundary typologies based on the location of a particular play space, for instance it may be appropriate for some boundaries to be open to encourage natural or wider play, or to provide a fence around a cluster of equipment that is designed for younger children.



Play space signage and wayfinding, Alconbury Weald

“An ‘Inclusive’ Play Space provides a barrier-free environment, with supporting infrastructure, which meets the wide and varying play needs of every child. Disabled children and non-disabled children will enjoy high levels of participation opportunities, equally rich in play value.”

Joint Children’s Play Policy Forum and UK Play Safety Forum
Position Statement on Including Disabled Children in Play Provision.

Inclusivity priorities

Play for all

Linkages should be provided between core events within the play space, such as inclusive equipment, seating and the primary points of access, using appropriate surfacing for wheelchair users or those with limited mobility as well as non-disabled users.

Having clear, accessible routes around pieces of equipment will allow disabled and non-disabled siblings and friends to play together.

For wheelchair using children unable to physically get out of their wheelchair, equipment should be provided at an appropriate height that provides interactive play experiences, such as play boards.

Equipment that they can move onto, such as level access carousels also encourages independent and collaborative play.

(See equipment section on page 21.)



Inclusive carousel (Image: Kompan)



Barratt: Railway Park, Kingsbrook (Image: IDVerde)

Spatial variety

As well as areas that are equipment focused, create spaces where children have a choice of busier activity areas for congregation or spaces that are quieter for children to have time out when they need it, which is often a requirement of children with neurodivergent conditions.

Making everyone feel safe

Ensure that the play space is well overlooked and welcoming with routes to the play space that are well lit.

Engaging the senses

To complement the provision of physically engaging play experiences, equipment that engages senses of touch, smell, texture, shape, colour etc are beneficial for children with sensory impairments or limited sight.

This could incorporate landscape elements and tactile planting species (see the Landscape Manual for more information).

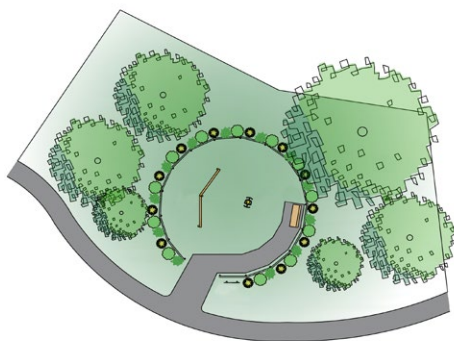


'Sensory Walk' concept by Playdale for Barratt Redrow

Core play space types and their inclusivity considerations

Local Areas for Play (LAPs) for very young children

- A LAP is a small play space with a minimum activity zone of 100m². This can be distributed within a development as part of playable routes.
- Typically, LAPs should be located within one minute walking distance from homes (approx. 100m) served by a well-used pedestrian route.
- LAPs are specifically designed for very young children to play close to where they live, encouraging informal play and social interaction while allowing for ease of observation and supervision.
- A LAP requires no formal play 'equipment' as such, but usually contains one or two low-level features that encourage play. **At least one of these features should be 'inclusive'.**
- The area should contain seating for parents/carers and appropriate signage.
- Where developments have multiple LAPs, each should contain distinctive features.



Indicative LAP (Playdale)



David Wilson: Bure Meadows, Aylsham



David Wilson: De Lacy Fields, Bicester



Barratt London: New Market Place, East Ham

Considerations for an Inclusive LAP

- ✓ Located in highly visible areas.
- ✓ Can be fenced or open to create natural play, or a formal play space. Consider location; fencing may be appropriate if close to roads or parking.
- ✓ At least one piece of inclusive play 'equipment' or feature.
- ✓ Seating for socialising or supervision of children playing.
- ✓ Appropriately surfaced approach and access to enable use by all.
- ✓ Well served by connective footpaths linking the LAP to the development.

This guidance for LAP design aligns with the updated Fields in Trust Standards (2024). Play spaces should be located at the heart of the development. Reference to requirements for separation buffer zones has been removed to avoid any unintended consequences of pushing play spaces to the edge of new developments.



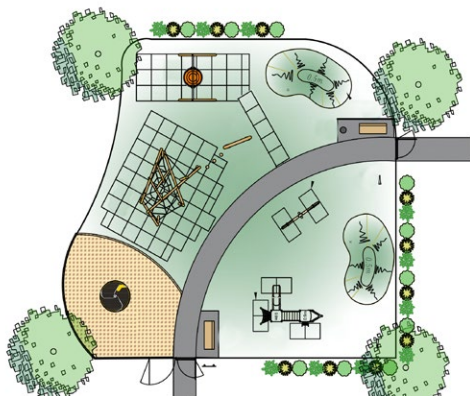
Redrow: Woodford Garden Village

Core play space types and their inclusivity considerations

Locally Equipped Areas for Play (LEAPs)

for young and independent children

- LEAPs are the most commonly found play space typology. They have a minimum activity zone of 400m².
- LEAPs should be reached safely by children and be within 400m walking distance from homes.
- They should be located centrally to a piece of Public Open Space and act as a community feature.
- LEAPs include equipment for children who are beginning to play independently with friends, and for adults with young children.
- **They should consist of at least three 'inclusive' pieces of play equipment.**
- The play space should be fenced if close to a road and accommodate space within the activity zone for free play and landscaping alongside the equipment specified.
- It must include seating for parents/carers as well as signage and a litter bin.



Indicative LEAP Area (Playdale)



Barratt + David Wilson: Kingsbrook, Aylesbury



Redrow: Tabley Park, Knutsford



Inclusive Play equipment (Image: IDVerde)

Considerations for an Inclusive LEAP

- ✓ Located centrally within a development at the heart of an area of Public Open Space or central to a feature area.
- ✓ Varied, stimulating and challenging play experiences to test children's physical capabilities as well as providing imaginative, social and sensory play.
- ✓ At least three pieces of inclusive play equipment.
- ✓ Consider banking, mounding or planting to create natural boundaries as an alternative to fencing if appropriate for the chosen location.
- ✓ Seating for socialising or supervision of children playing.
- ✓ Appropriate surfacing within the play space for wheelchair users with connective pathways linking pieces of key equipment.

This guidance for LEAP design aligns with the updated Fields in Trust Standards (2024). Play spaces should be located at the heart of the development. Reference to requirements for separation buffer zones has been removed to avoid any unintended consequences of pushing play spaces to the edge of new developments.

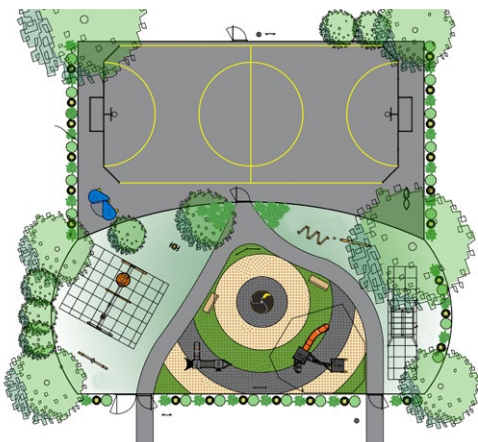


Barratt: Brooklands Meadows, Milton Keynes

Core play space types and their inclusivity considerations

Neighbourhood Equipped Areas for Play (NEAPs) and Multi-Use Games Areas (MUGAs) for older, more independent children

- NEAPs are typically found on large scale developments and offer wider community benefits through their equipment and spatial provisions.
- They should be reached safely by children and young people, within 1,000m walking distance from homes.
- NEAPs should have a minimum activity zone of 1,000m² and often include a Multi-Use Games Area (MUGA) alongside a play space.
- NEAP play spaces contain equipment aimed at older children and young people, but should also contain play opportunities for younger users.
- **They should include at least five equipment items that are 'inclusive', providing varying physical challenges.**



Indicative NEAP Area with MUGA (Playdale)



Barratt: Evolution, Waverley



Typical MUGA (Image: Playdale)



David Wilson: Pavilion Gardens, Southport

Considerations for an Inclusive NEAP

- ✓ Positioned centrally within a larger development within Public Open Space or close to a community facility.
- ✓ A wider range of play experiences than a LEAP, with age-appropriate play and informal recreational experiences.
- ✓ More challenging items of equipment and sufficient space to play larger group games.
- ✓ At least five pieces of inclusive play equipment.
- ✓ Seating and shelter for socialising or supervision of children playing.
- ✓ Appropriately served by a connective surfaced approach with access to enable use by all.
- ✓ MUGAs usually require fencing. The separate play space can be open, or use landscape and planting to provide enclosure.
- ✓ Consider girls and their feelings of safety when designing NEAPS and MUGAs.¹
- ✓ Provision of secure cycle parking and bins.

This guidance for NEAP design aligns with the updated Fields in Trust Standards (2024). Play spaces should be located at the heart of the development. Reference to requirements for separation buffer zones has been removed to avoid any unintended consequences of pushing play spaces to the edge of new developments.



Barratt + David Wilson: The Brackens, Brackley

1. Reference: Make Space for Girls 

Natural and Informal Play

- Commonly, play provisions are fragmented throughout a development to create play interventions, rather than structured or formal areas for play.
- These can take the form of timber structures or balance beams, sensory routes, playable public art or changes in levels or textures that encourage interaction with nature.
- They can sometimes be referred to as 'Trim Trails' or 'Play on the Way'.
- These can create joyful and playful routes connecting destination play spaces, schools and local facilities that encourage healthy lifestyles.
- In these instances, designers should locate pieces of equipment along accessible, active travel routes with places to pause, sit or interact.
- Where these types of play are used in lieu of structured LAPs or LEAPs etc, pieces of inclusive equipment or sensory events should be integrated appropriately.



David Wilson: Waddow Heights, Clitheroe

Considerations for Natural Play

- ✓ Locate along well used and appropriately surfaced connective footpaths.
- ✓ Blend play equipment with tree and landscape planting.
- ✓ Consider topography when choosing locations for natural play events; steep slopes or steps can exclude disabled people.
- ✓ Provide seating for socialising and pausing whilst using the natural play route.
- ✓ Avoid loose bark or mulch as a surfacing choice; wheelchair users are unlikely to be able to move across this surface type.



David Wilson: Bruneval Gardens, Aldershot

Inclusive Play Equipment

Our suppliers and other play equipment providers have a wide variety of attractive and engaging inclusive equipment and furniture available for specification.

Designers should use at least the minimum number of inclusive equipment pieces specified for the type of play space they are creating, that comply with BS EN 1176. (See core play space typologies, pages 14-20).

Choose ranges of equipment that have higher sustainability values, for instance those made from recycled or natural materials to limit embodied carbon.

Swinging

- Swing sets are synonymous with a play space and are a core piece of equipment.
- Making sure that all children can use swings either by transferring themselves to, or being assisted onto a swing is critical.
- Supplier ranges contain numerous differing designs of inclusive swings, including those with harnesses, or 'bird's nest' netting swings that can accommodate many children at once.



Spinning

- A roundabout often forms a centrepiece to the activity zone within a play space and encourages many users to spin and play together.
- Specify roundabouts that allow level access by wheelchair users and that incorporate a bench for less confident or physically agile users.
- Handrails and vertical posts make pushing or pulling the roundabout easier for all.



Exploring

- Equipment that engages physical, creative play or puzzle solving.
- Many suppliers integrate 'play panels' at low level into larger pieces of apparatus.
- Whilst a disabled child may not be able to use each and every function of the larger equipment set, incorporating various activity points around the play space encourages socialising and collaborative play.



Surfacing, Access & Landscape



Surfacing

- Choose surfacing that is appropriate for all users to access and circulate within the play space.
- Impact absorbing surface materials should be specified in areas of fall risk (i.e. beneath swings)
- Avoid loose materials.
- Use turf to infill areas of landscape and equipment zones providing 'free play' areas with 'GrassLok' movement routes.



Gates

- Position gates at the most convenient location for all users with appropriate surfacing.
- Play spaces should have at least two points of access.
- Ensure that gates specified are RoSPA certified and comply with BS EN 1176*.
- Gates should be of a different colour to fencing for easy identification by those with visual impairments.



Landscape

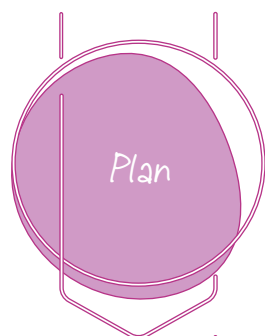
- Incorporating landscape elements such as trees to provide valuable shade and planting to add enclosure and variety.
- Timber planters that incorporate seating and interactive equipment are an attractive method of bringing landscape into the play space.
- Plants can offer sensory opportunities. Specific planting guidance for inclusive play spaces can be found in the Landscape Manual.

*Refer to Barratt Technical Policy, Processes and Procedures Manual, Policy 3.24

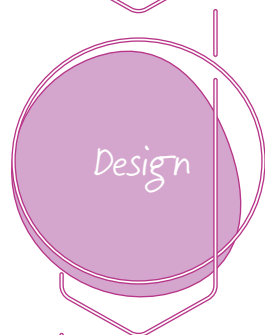
Typical Project Timeline

To ensure successful delivery of an accessible and inclusive play space, it is critical for Operating Divisions to engage with play specialists, designers and suppliers at the earliest opportunity.

Following on from a fixed site layout design and the identification of the quantity and typology of play space(s) within a development, select and engage a supplier or designer to produce designs that align with the aspirations set out in this document.



Identify location of play space and the typology/size and assign an agreed budget viability figure accordingly.



Commission Landscape Architect or supplier's designer to create a layout and specification for the play space.



Ensure design and equipment provision are accessible and inclusive whilst aligning with cost budget. Submit design to Local Planning Authority.



Contractor installs play space in accordance with supplier's design and approved planning drawings.



Audit installed play equipment and landscaping to ensure installation aligns with specification and planning consent.



HAGS wide slide



HAGS swing seat

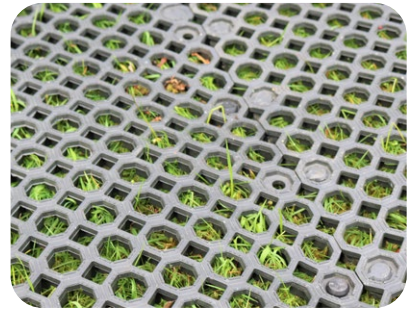


HAGS inclusive springer

Indicative Inclusive LEAP Design

Surfacing

Connective routes of 'GrassLok' rubber matting give wheelchair users options to circumnavigate equipment within the play space. Accessible surfacing avoids segregation enabling children of all abilities to interact.



Seating & meeting

Plentiful seating will ensure that parents, grandparents and carers can sit and supervise children, whilst socialising. Benches with arms enable wheelchair users to transfer to the bench from their wheelchair themselves, whilst benches with structured back rests are more appropriate for older people to use.



Sensory play

Equipment set at different heights that encourages interaction by texture, shape, sound, vibration or pattern stimulates senses. Consider creating a sensory zone with play panels or musical instruments to increase variety within the play space.

(Image: Kompan)



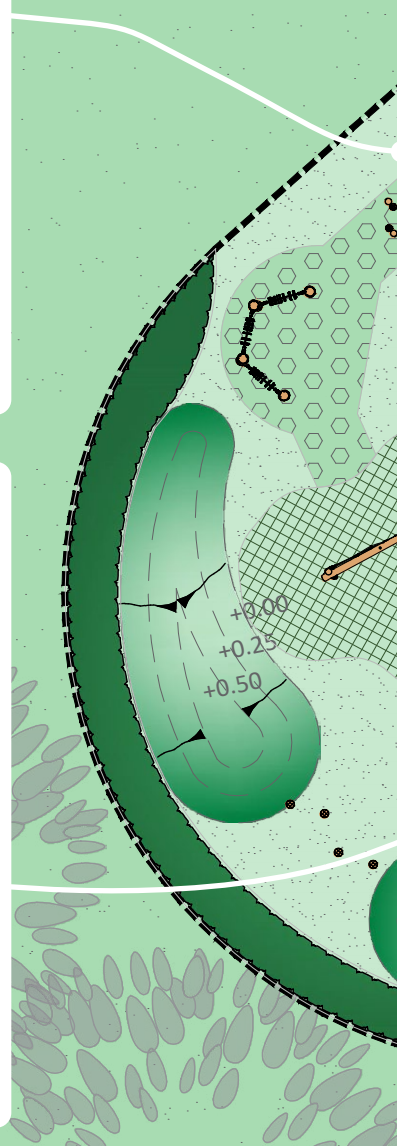
Landscape

Sculpted bunds and areas of planting can create natural boundaries to 'zone' areas within the play space and act as areas of interest to add variety to the play environment.



Shelter

Consider the use of shelter and shade to enable children to separate themselves from noise or activity. A planted willow dome with seating can provide for time out or a quiet space.



Levels

Level access along routes and to pieces of core equipment is critical. Ensure that gradients are kept to a minimum along key pathways and where steps are required, that there's a ramped alternative available.

Staying

Picnic benches provided for meeting and eating increase the likelihood that people will stay and use the play space for extended periods. Picnic benches suitable for wheelchair users to sit at will allow universal usage.



Access

As well as appropriate surfacing for wheelchair users to approach the play space, gates should be lightweight, outwardly opening and sprung so that they can be opened easily and self-close gently.



Core equipment as a focal point

Ensure that the largest and most important piece of equipment is located centrally and has accessible surfacing running to, and underneath the apparatus to enable interaction and use by all.



Supply partners

Our supply partners provide turn-key solutions for the delivery of inclusive play spaces. They create individual designs to align with our business objectives and work on a design, supply and fit basis.

Please contact Group Procurement for information on our supply partners.

A number of suppliers have provided valuable insight and imagery for inclusion into this guidance document and are credited as such.

Their own white papers and documentation are included in the associated online resource as further information. 📖



Redrow: Woodford Garden Village



David Wilson: Fairfields, Milton Keynes

More information

If you would like to discuss the content of this document or require further guidance, please contact:

urbandesign@barrattredrow.co.uk

Revision notes

Edition 1: 2025

This Barratt Redrow document supersedes the Barratt version released in 2024. Updates include:

- Additional pages incorporating our commitments, PiPA PLAY endorsement and Redrow's Community Play Report.
- Revised play typology guidance to align with the updated Fields in Trust Standards.
- Updated imagery.
- Content reviewed by Whizz Kidz.
- New cover design.

Further Guidance

This document is intended to provide an introduction to Inclusive Play and how it can be accommodated without our developments. Our supply partners and those who have influenced and helped with this document have further guidance on their own websites.

See the Play section in the **Online Resource** for links to relevant external documents.



QR code links
to online resource

