LAMBETH PLANNING APPLICATIONS COMMITTEE

Case Number: 17/00910/FUL, 17/00911/ADV & 17/00912/LB
Application Address: Southbank Centre, Royal Festival Hall, Belvedere Road, London

Reproduced from the Ordnance Survey map with permission of the Controller of Her Majesty's Stationery Office © Crown Copyright 2012.

Unauthorised reproduction infringes Crown Copyright and may lead to prosecution or civil proceedings.

L.B. Lambeth LA 100019338
**Address:**

South Bank Centre, Royal Festival Hall, Belvedere Road, London

<table>
<thead>
<tr>
<th><strong>Application Number:</strong></th>
<th>17/0910/FUL, 17/00911/ADV and 17/00912/LB</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>Case Officer:</strong></td>
<td>Mark Heaney</td>
</tr>
<tr>
<td><strong>Ward:</strong></td>
<td>Bishops</td>
</tr>
<tr>
<td><strong>Date Received:</strong></td>
<td>23/02/2017</td>
</tr>
</tbody>
</table>

**Proposal:**

Planning permission for the temporary installation (from 6th May 2017 until 1st October 2017) of art exhibits comprising sculptures, other settings for artist and community events and related temporary structures including ‘pop up’ cafes/units for Southbank Centre’s Summertime 2017 festival.

Advertisement consent for the temporary display (from 6th May 2017 until 1st October 2017) of signage comprising graphic/artistic displays and way finding signs for Southbank Centre’s Summertime 2017 festival.

**Drawing numbers:**

Planning Permission and Advertisement Consent:

Documents:

Planning Permission and Advertisement Consent:
- Design and Access and Heritage Statement dated 23 February 2017,
- Operating Statement Summertime 2017 dated 22 February 2017,
- Delivery and Servicing Plan dated 22 February 2017,
- Cover Letter dated 23 February 2017,
- 1 x photograph of proposed outdoor stage

**Recommendation:**

Grant Conditional Planning Permission
Grant Conditional Advertisement Consent

**Associated Application:** Listed Building Consent

<table>
<thead>
<tr>
<th><strong>Application Number:</strong></th>
<th>17/00912/LB</th>
</tr>
</thead>
</table>

**Proposal:**

Listed Building Consent for the attachment (by temporary adhesive) of one graphic panel on the north elevation (level 5) of the Royal Festival Hall from 6th May 2017 until 1st October 2017, in association with Southbank Centre’s Summertime 2017 festival.

**Drawing numbers:**

Listed Building Consent:
- Site Location Plan FoL 2017_01, FoL 2017_29, FoL 2017_30, FoL 2017_31, FoL 2017_32

Documents:

Listed Building Consent:
**RECOMMENDATION:**
Grant Listed Building Consent

<table>
<thead>
<tr>
<th>Applicant</th>
<th>Agent</th>
</tr>
</thead>
<tbody>
<tr>
<td>Southbank Centre</td>
<td>Mr Adam Coombs</td>
</tr>
<tr>
<td>C/o Agent</td>
<td>Quod Ingeni Building 17 Broadwick Street, London W1F 0AX United Kingdom</td>
</tr>
</tbody>
</table>

**SITE DESIGNATIONS**

<table>
<thead>
<tr>
<th>Relevant site designations:</th>
</tr>
</thead>
<tbody>
<tr>
<td>London Plan</td>
</tr>
<tr>
<td>London Plan</td>
</tr>
<tr>
<td>London Plan</td>
</tr>
<tr>
<td>Local Plan</td>
</tr>
<tr>
<td>Environmental Agency</td>
</tr>
<tr>
<td>Local Plan</td>
</tr>
<tr>
<td>Local Plan</td>
</tr>
<tr>
<td>Local Plan</td>
</tr>
</tbody>
</table>

**LAND USE DETAILS**

<table>
<thead>
<tr>
<th>Site area</th>
<th>4.14 Hectares</th>
</tr>
</thead>
</table>

<table>
<thead>
<tr>
<th>Use Class</th>
<th>Use Description</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>Existing</strong></td>
<td><strong>Proposed</strong></td>
</tr>
<tr>
<td>Sui Generis/A1/A3/A4</td>
<td>Art Installations/ Pop-Up Cafés/Shops, Theatre</td>
</tr>
<tr>
<td>Royal Festival Hall, Queen Elizabeth Hall and Haywood Gallery (Public footway, landscaping)</td>
<td></td>
</tr>
<tr>
<td>Gross External Site Area (Excluding Internal Building Floor Space) FloorSpace</td>
<td>41,400sqm</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Proposed</th>
<th>41,400sqm</th>
</tr>
</thead>
</table>

**PARKING DETAILS**

There is no parking associated with the specific proposals.
EXECUTIVE SUMMARY

The application site comprises an area of approximately 41,400 sqm located between Waterloo Bridge to the north, County Hall to the south, and Belvedere Road to the east.

The proposal is for the temporary installation (from 6th May 2017 until 1st October 2017) of art exhibits comprising sculptures, other settings for artist and community events and related temporary structures including 'pop up' cafes/shops and associated pavilions for the Southbank Centre's Summertime 2017 festival.

The submitted supporting information adequately address the issues of visitor management and other operational issues pertaining to the proposed use and the relevant submitted supporting statements shall be approved as part of the planning permission and conditions are recommended to ensure that the ‘Summertime 2017 Festival’ operates in accordance with these documents.

The proposed signage would be in place for a temporary period for the duration of the summer festival. None of the displays would be permanently physically attached to any heritage asset.

The proposal is consistent with the Councils' policies for the area in relation to arts, cultural and entertainment uses. The use is considered to be compatible with other cultural uses in the vicinity. In addition, it is considered that there would not be any harm caused to the special interest or character of any heritage assets.
OFFICERS REPORT

Reason for referral to PAC: The applications are reported to the Planning Applications Committee in accordance with (1)(iii) of the Committee’s terms of reference as they relate to development carried out on a site having an area of 1 hectare or more.

1. SITE AND SURROUNDINGS

1.1 The application site is located on the South Bank of the River Thames, bounded by Waterloo Bridge to the north, County Hall to the south, and Belvedere Road to the east. The site is situated within the South Bank Conservation Area and the site lies between two landmark listed buildings, the Royal Festival Hall (Grade I) and, County Hall (Grade II-star). The river embankment wall to the west of County Hall is Grade II Listed.

1.2 The South Bank complex includes The Queens Walk and riverfronts, under the Hungerford railway bridge, Southbank Centre Square, and in between existing buildings which include the Royal Festival Hall, Queen Elizabeth Hall and Hayward Gallery.

1.3 Jubilee Gardens is a large open area between County Hall and Hungerford Bridge. It is soft landscaped with open grassed areas and some trees and allows views to the North, East and West. The low-lying Hungerford Car Park acts as a buffer between the gardens and the Hungerford viaduct.

1.4 The Queen’s Walk, forming part of the site also known as the Riverside Walk, is the spine of the conservation area and presents a very long linear pedestrian boulevard, which has dictated the siting and form of most of the significant post-war buildings.

1.5 Hungerford Car Park and Jubilee Gardens are designated as Metropolitan Open Land and the Queen’s Walk is designated as Public Open Space under the Council’s Proposals Map which forms part of the Council’s Development Plan. Hungerford car park is not part of the application site and is proposed to be occupied by a touring theatre tent structure and the ‘Spiegel Tent’ for which is currently pending consideration under applications 17/01183/FUL and 17/01184/ADV which has been referred to Planning Applications Committee for a decision. All events would run parallel to each other.
2. **PROPOSAL**

2.1 Full planning permission is sought for the temporary installation (from 6th May 2017 until 1st October 2017) of art exhibits comprising sculptures, other settings for artist and community events and related temporary structures including 'pop up' cafes/shops and associated pavilions for the Southbank Centre's Summertime 2017 festival.

2.2 The proposed temporary exhibits requiring planning permission include:

**Queens Walk (South)**
- 3 x Symbols of Welcome (2.4m x 2.4m x (3m)) (Level 1)
- Flag Pole (12m x 1m) (Level 1)
- Pop-up cafe – Oh my dog (11m x 8m) (Level 1)
- 1 x Public seating area (29.5m x 5m) (Level 1)
- Pop-up bar – The Hop Locker (11.6m x 2.4m) (Level 1)
- Pop-up cafe – Snog (4.2m x 12m) (Level 1)
- Pop-up cafe – Bleeker Burger (16m x 11m) (Level 1)

**Queens Walk (Centre)**
- 4 x Freestanding artistic benches (Level 1)
- Symbol of Welcome (4 mx 6m x (6m)) (Level 1)

**Queens Walk (North)**
- Artistic Installation (beach) (45m x 6.2m)
- Jimmy’s Pop-Up Café/bar with roof top dining experience (5m x 6m x 3m) (Level 1)
- Symbol of Welcome (2.4 m x 2.4m x (3m)) (Level 1)

**Royal Festival Hall (Terrace)**
- 1 x Outdoor stage (Level 2)(8m x 5m x 5m)
- Artistic water fountain (12m x 12m) (Level 2)
- 1 x Freestanding artistic benches (Level 2)
Royal Festival Hall
- Artistic Graphic Panel (70m x 1.82m) (Level 5)
- 38 x Festival Flags (Level 7)

Mandela's Walk
- 4 x Freestanding artistic benches (Level 2)

Hayward Slip Road
- 1 x Freestanding artistic bench (Level 1)
- 1 x Symbol of Welcome (2.4m x 2.4m x (3m)) (Level 1)

Queen Elizabeth Hall (Terrace)
- Artistic festival wrap banner tied on existing balustrades (40m x 1.2m) (Level 3)
- Artistic festival graphic wrap (12.5m x 4m) (Level 3)
- 11 x Festival Flags (Level 3)

Southbank Centre Square
- Symbol of Welcome (2.4 m x 2.4m x (3m)) (Level 1)

2.3 Advertisement Consent is sought for temporary display (from 6th May 2017 until 1st October 2017) of signage comprising graphic/artistic displays and way finding signs for the Southbank Centre Summertime 2017 festival.

2.4 Listed Building Consent is sought for the attachment (by temporary adhesive) of one graphic panel on the north elevation (level 5) of the Royal Festival Hall from 6th May 2017 until 1st October 2017, in association with Southbank Centre’s Summertime 2017 festival.

2.5 All the exhibits are temporary and will be removed from the site at the conclusion of the Southbank Centre’s Summertime 2017 festival. The proposed dates of the event are as follows:

- Installation period: 6th May 2017 to 19th May 2017
- Public opening period: 9th July 2017 to 25th September 2017
- De-installation period: 26th September 2017 to 1st October 2017.

2.6 The proposed general opening hours of the Festival are 10.00 – 23.00 Monday to Sunday. However, the pop-up cafes and other facilities proposed will operate from 8am. This is in general conformity with previous years where festivals have run across the site (2011-2016).

2.7 The main difference between this event ref. 17/00910/FUL, 17/00911/ADV and 17/00912/LB and last year’s festival (16/01663/FUL, 16/01664/ADV and 16/01665/LB) is that the public opening period for last year’s festival opened earlier on the 20th May and the number of installations and exhibits have been reduced from the Festival of Love in 2016. The proposed temporary structures, layout and design and opening hours would have a similar layout as permitted at last year’s festival.
3. RELEVANT PLANNING HISTORY

3.1 The current application has been submitted as part of an ongoing PPA between the Southbank Centre and the Council. The festival programme has been presented to the Council’s Strategic Panel and members were generally supportive of the ongoing arts and cultural events being brought forward by the Southbank Centre. The proposals in the current application were subject to pre-application discussions with Council Officers.

3.2 11/00505/FUL - Installation of art exhibits comprising of sculptures, bandstand, beach hut and associated related structures for a temporary period from 21st March 2011 to 25th September 2011 for the Festival of Britain 60th Anniversary Celebration. Approved 20.06.2011.


3.4 11/04332/FUL - Conditional planning permission granted for the Temporary installation (from 21st March 2012 to 7th October 2012) of art exhibits comprising sculptures, other settings for artist and community events and related temporary structures, including 'pop up' cafes, market stalls, bandstand and associated exhibits for the Festival for the World. Including temporary display (from 21st March 2012 to 7th October) of signage comprising graphic/artist, displays, way finding signs and light/film projections for the festival of the world. Approved 02.04.2012.

3.5 13/00276/FUL - Application approved for the Temporary installation (from 19th April 2013 to 11th October 2013) of art exhibits comprising sculptures, other settings for artist and community events and related temporary structures including 'pop up' cafes/shops and associated pavilions for the Festival of Neighbourhood. Approved 13.03.2013.

3.6 13/00277/ADV - Temporary display (from 19th April 2013 to 11th October 2013) of signage comprising graphic / artistic displays and way finding signs for the Festival of Neighbourhood. Approved 14.03.2013.

3.7 14/01202/FUL - Temporary installation (from 20th May 2014 to 30th September 2014) of art exhibits comprising sculptures, other settings for artist and community events and related temporary structures including 'pop up' cafes/shops and associated pavilions for the Festival of Love'. Approved 23.05.2014.

3.8 14/01203/ADV - Temporary display (from 28th April 2014 to 30th September 2014) of signage comprising graphic/artistic displays and wayfinding signs for the 'Festival of Love'. Approved 28.05.2014.

3.9 15/01148/FUL - Temporary installation (from 11th May 2015 until 11th October 2015) of art exhibits comprising sculptures, other settings for artist and community events and related temporary structures including 'pop up' cafes/shops and associated pavilions for the Southbank Centre's Festival of Love. Approved 21.04.2015.

3.11 15/01151/LB - The attachment (by temporary adhesive) of one graphic panel on the north elevation (level 5 (fourth floor)) of the Royal Festival Hall from 11th May 2015 until 11th October 2015 in association with Southbank Centre's Festival of Love. Approved 21.04.2015.

3.12 16/01663/FUL - Planning permission for the temporary installation (from 11th May 2016 - September 30th 2016) of art exhibits comprising sculptures, other setting for artist and community events and related temporary structures including 'pop up' cafes/shops and associated pavilions for the Southbank Centre's Festival of Love. Approved 12.04.2016.

3.13 Advertisement consent for the temporary display (from 11th May 2016 until 30th September 2016) of signage comprising graphic/artistic displays, window displays and way finding signs for the Southbank Centre's Festival of Love. Approved 12.04.2016.

3.14 16/01665/LB - Listed Building Consent for the attachment (by temporary adhesive) of one graphic panel on the north elevation (level 5 (fourth floor)) of the Royal Festival Hall and the painting of temporary artistic window displays at the royal festival hall from 11th May to 30th September 2016, in association with Southbank Centre's Festival of Love (from 11th May to 30th September 2016). Approved 12.04.2016.

3.15 17/01183/FUL - Planning permission for a period from 14th April to 8th October 2017 for the temporary erection (including installation and de-installation) of a touring Theatre Tent structure (seating no more than 410 visitors in total internally) and the Spiegeltent touring structure (seating no more than 606 visitors in total internally) and between 850 and 4,100 visitors at any one time, a box office, reception booth, bar areas, catering units, toilets, storage, outdoor seating areas and fencing in conjunction with the Underbelly 2017 Festival events at the Hungerford Coach/ Car Park, part of Queen's Walk, part of the service road. Application Pending Consideration.

3.16 17/01184/ADV - Temporary display (including installation and de-installation) of signage at Hungerford coach/ car park and part of Queens Walk from 14th April to 8th October 2017 comprising: 1 externally illuminated sign on the west elevation of the Theatre Tent structure and 6 externally illuminated catering unit signs all located on Hungerford coach/ car park; and 1 externally illuminated Entrance Arch sign, 1 non-illuminated Box Office sign and 2 externally illuminated signs all located at the Queens Walk Entrance. Application Pending Consideration.

4. CONSULTATIONS

4.1 Statutory Consultees

Transport for London: have raised no objection
Network Rail: have not commented
Environmental Agency: have not commented
Historic England: have no comment
Ancient Monuments Society: have not commented
The Theatres Trust: have raised no objection
Port of London: have not commented
Thames Water: have not commented

4.2 External Consultees

Waterloo Community Development Group: have not commented
Twentieth Century Society: have not commented
Cinema & Theatre Association: have not commented
The Georgian Group: have not commented
Victorian Society: have not commented
Association of Waterloo Groups: have not commented
Lambeth Estates Residents Association: have not commented
South Bank Employers Group: have not commented
Kennington Association Planning Forum: have not commented
Friends Of Hatfield Green: have not commented
Friends Of Jubilee Gardens: have not commented
Friends Of Archbishop's Park: have not commented
Kennington Oval & Vauxhall Forum: have not commented
We Are Waterloo: have not commented
Friends Of Lambeth High Street: have not commented
Friends Of St John's Churchyard: have not commented
Ashmole Tenants Association: have not commented
County Hall Residents Association: have not commented
Coin Street Community Builders: have not commented
Lambeth Towers and Lambeth Road T.A: have not commented

4.3 Internal Consultees

Conservation & Design: No objection
StreetCare: No objection
Transport/Highways: No objection
Parks & Open Spaces: No objection
Lambeth Arts: have not commented
Design out Crime Officer: have not commented
Regulatory Services – Street Trading: have not commented
Regulatory Services Noise Pollution: have no objection subject to conditions
Regulatory Services – Food, Health & Safety: have not commented

4.4 A site notice was displayed from 9th March 2017 and the application was advertised in the local paper on 8th March 2017. The formal consultation period ends on 30th March 2017.

4.5 No letters of objection have been received in response to the consultation, and any comments received after the publication of this report will be reported by addendum. A copy of all responses received to the application are included in the application file.
5. **POLICIES**

5.1 Section 38(6) of the Planning and Compulsory Purchase Act 2004 requires planning decisions to be made in accordance with the development plan unless material considerations indicate otherwise.

5.2 The development plan in Lambeth is the London Plan (2016) and the Lambeth Local Plan (2015).

5.3 The National Planning Policy Framework was published in 2012. This document sets out the Government’s planning policies for England including the presumption in favour of sustainable development and is a material consideration in the determination of all applications.

5.4 The current planning application has been considered against all relevant national, regional and local planning policies as well as any relevant guidance. Set out below are those policies most relevant to the application, however, consideration is made against the development plan as a whole.

### The London Plan (2016)

<table>
<thead>
<tr>
<th>Policy</th>
<th>Description</th>
</tr>
</thead>
<tbody>
<tr>
<td>1.1</td>
<td>Delivering the Strategic Vision and Objectives for London</td>
</tr>
<tr>
<td>2.1</td>
<td>London in its Global, European and United Kingdom Context</td>
</tr>
<tr>
<td>2.10</td>
<td>Central Activities Zone – strategic priorities</td>
</tr>
<tr>
<td>2.11</td>
<td>Central Activities Zone – strategic functions</td>
</tr>
<tr>
<td>2.12</td>
<td>Central Activities Zone – predominantly local activities</td>
</tr>
<tr>
<td>2.13</td>
<td>Opportunity Areas and Intensification Areas</td>
</tr>
<tr>
<td>2.15</td>
<td>Town Centres</td>
</tr>
<tr>
<td>4.1</td>
<td>Developing London’s Economy</td>
</tr>
<tr>
<td>4.5</td>
<td>London’s Visitor Infrastructure</td>
</tr>
<tr>
<td>4.6</td>
<td>Support for and Enhancement of Arts, Culture, Sport and Entertainment Provision</td>
</tr>
<tr>
<td>6.3</td>
<td>Assessing effects of development on transport capacity</td>
</tr>
<tr>
<td>6.9</td>
<td>Cycling</td>
</tr>
<tr>
<td>6.10</td>
<td>Walking</td>
</tr>
<tr>
<td>6.13</td>
<td>Parking</td>
</tr>
<tr>
<td>7.2</td>
<td>An inclusive environment</td>
</tr>
<tr>
<td>7.3</td>
<td>Designing out crime</td>
</tr>
<tr>
<td>7.4</td>
<td>Local character</td>
</tr>
<tr>
<td>7.5</td>
<td>Public Realm</td>
</tr>
<tr>
<td>7.8</td>
<td>Heritage assets and archaeology</td>
</tr>
<tr>
<td>7.11</td>
<td>London View Management Framework</td>
</tr>
<tr>
<td>7.12</td>
<td>Implementing the London View Management Framework</td>
</tr>
<tr>
<td>7.13</td>
<td>Safety security and resilience to emergency</td>
</tr>
<tr>
<td>7.15</td>
<td>Reducing noise and enhancing soundscapes</td>
</tr>
<tr>
<td>7.17</td>
<td>Metropolitan Open Land</td>
</tr>
<tr>
<td>7.29</td>
<td>The River Thames</td>
</tr>
</tbody>
</table>

### Lambeth Local Plan (2015)

<table>
<thead>
<tr>
<th>Policy</th>
<th>Description</th>
</tr>
</thead>
<tbody>
<tr>
<td>D1</td>
<td>Delivery and monitoring</td>
</tr>
<tr>
<td>D2</td>
<td>Presumption in favour of sustainable development</td>
</tr>
<tr>
<td>ED7</td>
<td>Evening economy and food and drink uses</td>
</tr>
<tr>
<td>ED11</td>
<td>Visitor attractions, leisure, arts and culture uses</td>
</tr>
<tr>
<td>ED12</td>
<td>Hotels and other visitor accommodation</td>
</tr>
</tbody>
</table>
6. **ASSESSMENT**

6.1 **LAND USE**

6.2 The South Bank is located within the Central Activities Zone (CAZ) and is an established centre for arts and culture. Local Plan Policy ED11 seeks to promote, safeguard and improve leisure, recreation, arts and cultural facilities in the borough where they meet local and wider needs, especially in the Central Activities Zone, Vauxhall and Waterloo London Plan Opportunity Areas and in town centres.

6.3 Policy ED11 further states that the commercial development related to cultural facilities on the South Bank and in Waterloo will be supported where it is associated with arts and cultural uses or is ancillary and complementary to the arts and cultural uses and where it can be demonstrated that it is essential to the development and/or the retention of arts
and cultural facilities; it would not undermine the primary character and function of the South Bank as an arts and cultural quarter; and any enabling development supports and enhances the function and role of the arts or cultural facility that is proposing the development. Policy PN1 - Waterloo also supports cultural and arts uses particularly in the South Bank/Riverside area.

6.4 The London Plan identifies The South Bank as being a strategically important area for arts, culture and entertainment in London which provides some of the most exciting opportunities in London for the development of arts and cultural facilities in the foreseeable future. The hosting of arts and cultural events is fundamental and central to the historical function of the South Bank and as such the exhibits to facilitate the ‘Summertime 2017 festival’ would serve to promote its role as Europe's premier arts and cultural facility. The exhibits would provide a facility and event that would bring benefit to the community and would likely attract significant additional footfall to the South Bank, adding to its vibrancy and vitality for the duration of the festival.

6.5 The proposed temporary ‘Summer Festival’ has been running annually over the last six years, with planning permissions in 2011, 2012, 2013, 2014, 2015 and 2016. The proposed development is considered to be compliant with the aims of Policies ED11 and PN1 of the Local Plan and Policies 2.11 and 4.6 of the London Plan (2016).

6.6 Policies ED11 and PN1 of the Local Plan and the site allocation within the Waterloo London Plan Opportunity Area deal with economic development and the aims and aspirations for the wider Waterloo area. They support the vitality and vibrancy of the neighbourhood, particularly through the promotion of arts and cultural activities. Given that the South Bank is identified as a particular focus for cultural and leisure uses it is considered that the proposed temporary scheme would contribute to this over the summer period and would provide additional employment opportunities working with, and supporting young and local independent businesses. As such it is considered that the proposed scheme would enhance the riverside location as an important destination.

6.7 Policy EN1 of the Council’s Local Plan states that the Council will protect open space from inappropriate built development this includes development that would result in the loss or damage to open space. In this instance it is considered that the proposed pop up cafes and pop up shops would be complementary to the proposed artistic installations, thereby supporting their functions as entertainment and leisure attractions. As such it is considered that the proposed development is in compliance with the objectives of Policies EN1 of the Local Plan (2015).

6.8 The hosting of arts and cultural events is fundamental and central to the more recent ‘historic’ function of the South Bank. The temporary nature of the proposed development would not result in a significant or lasting impact upon the Hungerford Coach Park, the Queen’s Walk or Jubilee Gardens. It would contribute to the predominate character and function of the Southbank Centre as an arts and cultural quarter. The development would provide a facility and event that would bring benefit to the community and would likely attract additional footfall to the area. Overall, it is considered to be compliant with the policy context in respect of both the principle of the temporary proposal, and in land use terms as accepted in previous years in compliance with Policies ED11 and PN1 of the Local Plan and Policies 2.11, 4.6 and 7.17 of the London Plan (2016).
7. DESIGN

7.1 Policy Q1 of the Local Plan expects applicants to show in their supporting statements how their proposals achieve inclusive design. Policy Q20 of the Local Plan requires that all development affecting listed buildings will be supported where it would conserve and not harm the significance/special interest; not harm the significance/setting; and not diminish its ability to remain viable in use in the long term. Policy Q22 of the Local Plan Development proposals affecting conservation areas will be permitted where they preserve or enhance the character or appearance of the conservation area.

7.2 Policy 7.12 of the London Plan states that new development should not harm, and where possible should make a positive contribution to, the characteristics and composition of the strategic views and their landmark elements. It should also preserve or enhance viewers’ ability to recognise and to appreciate strategically important landmarks in these views. Policy 7.29 advises that the River Thames is a strategically important and iconic feature of London and that its role should be protected and promoted.

7.3 The proposed development would involve the installation of various exhibits and artistic installations across the South Bank Complex. The majority of the installations would be freestanding with only a small number of installations needing to be hung off existing fixings on the facades of Royal Festival Hall, Hayward Gallery and Queen Elizabeth Hall; this is similar to previous summer festival events.

7.4 The Queens Walk measures between 12 metres and 20 metres wide in the area of the proposed festival installations. Figure 3 below shows that the installations on Queens Walk would keep Queens Walk clear and allow for the free movement of pedestrians as a continuous 6 metre wide public walkway will be maintained.

Figure 3: Proposed Site Plan

7.5 In terms of scale, position and design the structures and installations would be similar to others which have previously been considered acceptable and approved as part of summer events in the area as discussed in the planning history section of this report. Images of some of the proposed structures are shown below.
The Southbank Centre proposes to install an external temporary performance space, shown above at figure 6. The outdoor stage would be located at front of the Royal Festival Hall positioned to the centre of level 2 (first floor) balcony. It would occupy an area of 40sqm and have a height of 5 metres. It is intended for the installation to enable a consistent artistic programme, creating a temporary entertainment hub for the duration of the festival that the local community and visitors will become familiar with and be encouraged to return too. Notwithstanding this, should the application be approved
conditions would be included to ensure that noise levels within the festival up to 23.00hrs would be restricted by condition to protect the amenity of adjoining occupiers surrounding the applications site. This follows the arrangements and conditions imposed upon previous consents.

7.7 With respect to the specific design and aesthetic form of the exhibits and installations, Conservation and Design officers have not raised any undue concerns given that the proposals follow on from similar festivals and events over the past number of years. Similar to previous years, the applicants have provided a detailed ‘Exhibit Schedule’ which sets out the detailed information of each exhibit and installation.

7.8 Officers consider that any concerns over the scale, massing and bulk of the proposed exhibits and installations is mitigated by the fact that they would only be in place for a temporary period.

7.9 Given that none of the installations would be physically attached to any listed structure it is considered that there would not be any harm caused to the special interest or character of any heritage assets which would ensure that the proposals would accord with Policies Q20 and Q22 of the Local Plan. The proposals would complement the artistic and cultural character of this part of the wider ‘South Bank’.

7.10 The Town & Country Planning (Control of Advertisements) (England) Regulations 2007 and Circular C&LG 03/2007 Town & Country Planning (Control of Advertisements) (England) Regulations 2007 states that local planning authorities are required to exercise their powers under the Regulations with regard to amenity and public safety, taking into account relevant development plan policies in so far as they relate to amenity and public safety, and any other relevant factors.

7.11 It is considered that individually, the visual impact of the proposed displays would be minimal however it is considered that the cumulative impact of the displays and installations would result in a substantial visual presence in and around the Southbank Centre Complex.

Figure 7: Proposed graphic panel and flags on the Royal Festival hall

7.12 The displays and installations would be in place for a temporary period for the duration of the summer festival. The majority of the graphic content would be artistically led and not commercial. The Southbank Centre is an established arts and cultural centre and events such as that which is proposed with this application, along with the associated signage, have been hosted in the recent past including the Festival of Love in 2016, 2015 and 2014, the Festival of the Neighbourhood in 2013, the Festival of the World in
2012 and the Festival of Britain in 2011. It is therefore considered that there is a viable and overriding precedent for granting permission for such signage schemes.

7.13 Overall, special regard has been had to the Grade I listed Royal Festival Hall and locally listed Queen Elizabeth Hall and Hayward Gallery and special attention paid to the surrounding Conservation Area. Given its temporary nature, the scheme is therefore in compliance with Policies Q2, Q3, Q4, Q6, Q9, Q12, Q15, Q17, Q20, Q22 and Q23 of Local Plan 2015 and Policies 7.4, 7.5 and 7.8 of the London Plan (2016).

8. **AMENITY**

8.1 Policy Q2 of the local plan states that development will be supported if visual amenity from adjoining sites and from the public realm is not unacceptably compromised; acceptable standards of privacy are provided without a diminution of the design quality; adequate outlooks are provided avoiding wherever possible any undue sense of enclosure or unacceptable levels of overlooking (or perceived overlooking); and the development would not have an unacceptable impact on levels of daylight and sunlight on the host building and adjoining property.

8.2 Policy ED7 of the Local Plan states that the council wishes to support the evening economy in its town centres whilst making sure that any adverse impact on local amenity is minimised and there is no unacceptable harm to community safety.

8.3 Policy 7.15 of the London Plan seeks to mitigate and minimise the existing and potential adverse impacts of noise on, from, within, as a result of, or in the vicinity of new development without placing unreasonable restrictions on development or adding unduly to the costs and administrative burdens on existing businesses.

8.4 The proposed development will be situated in one of the busiest tourist areas in central London comprising the internationally renowned South Bank Arts Centre, The London Eye and County Hall. The nature of the South Bank area is such that it accommodates large numbers of visitors on a regular basis and as such it is considered that the location is appropriate for hosting a festival of this scale. In terms of potential noise and disturbance generated by visitors to the Festival of Love, the proposal would not have a significantly greater impact on residential amenity above that of the existing uses in the area. Its operation will be in line with previous years.

8.5 The extent and scale of the proposed exhibits would be similar to that of previous festivals. In the determination of these previous applications it was deemed that due to the nature of the Southbank Centre and the large distances from the nearest residential properties, there would not be an unacceptably harmful impact on the residential amenity of the nearest residential occupiers.

8.6 In line with previous applications, this application seeks permission for the festival to be open to the public on a general basis from 10.00 – 23.00 Mondays to Sundays, however, a small number of shops and cafes would be open from 08.00 onwards (within the area of the Queen’s Walk and under Hungerford Bridge). This operating pattern was deemed to be acceptable within the context of previous years.

8.7 It is noted that no objections have been received from neighbours or from internal consultees in connection with the proposed hours of operation which is similar to previous year’s events. It is outlined within the Operating Statement that public consultation will take place with neighbouring residents prior to the festival and residents will be provided with a landline number by which they can communicate with the South
Bank Customer Relations team and the Security Control team in respect of noise and any other concerns with the operation of the site. Notwithstanding this, should the application be approved conditions would be included to ensure that no amplified sound, speech or music which should be audible outside the site between the hours of 11pm and 9am. This follows the arrangements and conditions imposed upon previous consents.

8.8 With respect to deliveries and servicing, these will take place via the private service road to the site that runs from Belvedere Road adjacent to Hungerford Bridge railway arches and the Southbank Centre (Royal Festival Hall Service Road) and via the private service road to the site that runs from Belvedere Road adjacent to the Royal Festival Hall and Queen Elizabeth Hall (Queen Elizabeth Hall Service Road). All deliveries will be made to the site between 7am – 10am and 4pm – 7pm Monday to Saturday. Where possible deliveries will not be made to the site between 10am – 4pm or 7pm – 11pm, as these are peak footfall times. No deliveries will be made between 11pm and 7am. These hours are considered acceptable and would be unlikely to give rise to undue disturbances to neighbours. They follow the same hours as previous festival events, and as per SBC general delivery and servicing hours.

8.9 The existing street lighting along The Queen’s Walk, Southbank Square and surrounding buildings would be used to illuminate the event. Any installation requiring additional atmospheric lighting will be incorporated into the design of the exhibit and will be switched off at 11pm. The proposed light illumination will not exceed the illumination levels of the existing lighting. Given this and the distance to the nearest residential properties there would be no detrimental impact with respect to light pollution to neighbouring properties.

8.10 The hosting of arts and cultural events is fundamental and central to the function of the South Bank and in light of the above assessment it is considered that this temporary development would not result in any undue impacts on the amenity of local residents.

9. TRANSPORT

9.1 Policy T6 states that planning applications will be supported where they do not have unacceptable transport impacts, including cumulative impacts on: (i) highway safety; (ii) traffic flows; (iii) congestion of the road network; (iv) on-street parking; (v) footway space, desire lines and pedestrian flows; (vi) all other transport modes, including public transport and cycling.

9.2 Policy 6.3 of the London Plan Development proposals should ensure that impacts on transport capacity and the transport network, at both a corridor and local level, are fully assessed. Development should not adversely affect safety on the transport network.

9.3 The application site has a PTAL rating of 6b which is considered excellent access to public transport. The site is in close proximity to buses, rail and tube links and there are three Santander Cycle Hire Docking Stations close to the site, on Belvedere Road and on Concert Hall Approach. Given the location of the site and the quality of public transport links serving the site it is considered that very few people will need to arrive by car. Furthermore, the excellent transport links are considered to ensure that the intensification of the site would not result in any transport capacity issues.

9.4 The Summertime 2017 festival will operate and be constructed in a very similar manner to previous Festivals which did not result in any adverse impact to the safety or operation of the surrounding public highway nor did they result in any undue obstruction to the
various rights of way that run through the site. With this in mind it is considered that the proposed development would have a similarly negligible impact.

9.5 The applicant has submitted a comprehensive Management Plan which covers all aspects of how the site would operate during the event period and also a stand alone Delivery and Servicing Plan which sets out how the site would be serviced. The submitted plan has been prepared in full appreciation of the other events (touring theatre tent / Spiegeltent) that take place in the South Bank. The plan demonstrates that the two events can operate for the duration of their permitted consents without having a harmful impact on safety and efficiency of the highway, route networks and local passenger transport capacity. A condition is recommended to ensure that the site is operated in accordance with these plans, as previous festivals have been similarly controlled.

9.6 There are no objections on transport and highway grounds as the development is considered to result in no unacceptable impacts which would be to the detriment of the highway users. The scheme therefore complies with Local Plan Policies T1, T2, T3, T7, and T8 and London Plan Policies 6.3, 6.9, 6.10 and 6.13.

10. CRIME PREVENTION / PUBLIC SAFETY

10.1 Policy Q3 of the Local Plan the council will expect development to utilise good design to design out opportunistic crime, antisocial behaviour and fear of crime in a site-specific manner, based on an understanding of the locality and likely crime and safety issues it presents. This requirement is contained within Section 17 (2) of The Crime and Disorder Act 1998 which imposes an obligation on the Local Planning Authority to consider crime and disorder reduction in the assessment of planning applications.

10.2 Furthermore, Policy 7.3 of the London Plan requires development to reduce opportunities for criminal behaviour and contribute to a sense of security without being overbearing or intimidating.

10.3 The Council’s Crime Prevention officers were consulted on the application. Although no specific comments were received, officers were consulted on the previous and materially similar festival applications and comments were received in relation to those applications. Officers were of the view that the proposed festival would not cause any insurmountable problems in terms of public safety or the opportunities for crime. The only potential additional risk factor identified will be due to the increase in numbers on the South Bank which may include tourists with less awareness of street crime so acquisitive and opportunistic crime may well increase. As such, should the application be approved an informative would be included on the permission advising the applicant of this risk factor.

10.4 The applicant has submitted an operating statement within which it is demonstrated that consideration has been given to security measures and the safety of visitors to the festival. Furthermore, it is noted that previous festivals held on the site have operated without significant problems in terms of public safety.

10.5 The Southbank Centre project a decrease in the number of visitors onsite during this year’s Summertime 2017 festival from 2016. The footfall for the Festival of Love in 2016 was 6,259,772 with ticket sales for events during last year’s Festival of Love being 23,073. These figures are well within Southbank Centres capabilities of management and there is no identifiable concerns being raised in regards to crowd control. Notwithstanding this, throughout the Event, the existing Southbank Centre site security
measures which includes anti-terrorism measures will be in place to ensure full coverage of not only the festival but the existing programme of events throughout the site.

10.6 Subject to a condition stating that the festival shall operate in accordance with the operating statement, officers consider that the application will be acceptable in terms of public safety and is in accordance with Policy Q3 of the Local Plan and Policy 7.3 of the London Plan.

11. **INCLUSIVE ACCESS**

11.1 Policy Q1 of the Local Plan requires the layout and design of development to include full access for the whole community. Policy 7.2 of the London Plan requires development to achieve the highest standards of accessible and inclusive design and supports the principles of inclusive design which seek to ensure that developments: can be used safely, easily and with dignity by all regardless of disability, age, gender, ethnicity or economic circumstances.

11.2 The site would be highly accessible for all members of the community noting that all installations are designed to be DDA compliant, family friendly and suitable for the general public. Once the installations are in place the, clear pedestrian routes will be maintained and the proposed layout follows the principles of BS 8300:2009 ‘Design of buildings and their approaches to meet the needs of disabled people’.

12. **REFUSE AND RECYCLING**

12.1 London Plan Policy 5.17 requires development to make sufficient provision for waste management and promotes designs and layouts that secure the integration of waste management facilities without adverse impact on the street scene.

12.2 Policy Q12 of the Local Plan requires adequate refuse and recycling storage should be provided for all development.

12.3 The submitted operating statement sets out the details and arrangements for waste collection and refuse storage. Refuse containers will be provided in and around the festival area in order to maintain a clean site. The applicant has confirmed that regular checks of the site and surrounding area will be undertaken to ensure the area is free of litter throughout the day. Furthermore, it states that the exhibitors, cafe operators and the Southbank Centre will manage the final clean-up of the site, ensuring it is returned to its original condition. Officers raise no objection to the approach being proposed.

12.4 Subject to the condition requiring adherence to the details contained within the operating statement, it is considered that the application is acceptable from a waste and refuse perspective and is in accordance with Policy Q12 of the Local Plan and Policy 5.17 of the London Plan (2015).

13. **PLANNING OBLIGATIONS AND CIL**

13.1 Policy D4 of the Lambeth Local Plan sets out the circumstances in which the Council will seek planning obligations to mitigate the potential social and environmental impact of a scheme.
13.2 The application site is located within CIL charging Zone A. The proposals would not be liable to pay the Lambeth CIL as the proposed uses are charged at a nil rate and on the basis that the proposals can be controlled through conditions. While the uses are chargeable under the Mayoral CIL it is unlikely that CIL will be payable as the proposals are for temporary structures.

13.3 If the application is approved and the development is implemented, a liability to pay the Lambeth Community Infrastructure Levy (CIL) may not arise.

13.4 The Councils Regeneration team have requested a contribution of 1% of the turnover of the event to be secured by way of a s106 agreement. However, officers consider that this contribution could not be justified in this instance as the Southbank Centre already manage the public realm and they would provide additional arrangements for visitor management and facilities for customer litter, provision and maintenance of services such as toilet facilities which would offset the impacts of the festival event. The submitted operational statement provides further details of how visitors would be managed and the area serviced by the Southbank Centre management team. Therefore officers consider that a monetary contribution is not required in this instance and the proposed scheme would be in accordance with Policy ED11 and Annex 10 of the Lambeth Local Plan (2015).

14. CONCLUSION

14.1 The proposed festival activities represent an acceptable use of the Southbank area. The proposal will not have a significant adverse affect on pedestrian flows along Queens Walk. This section of the Queens Walk is considered wide enough to cope with anticipated pedestrian footfall generated by the festival. A continuous 6 metre wide public walkway will be maintained along the Queens Walk. In this context the use of the site for a purpose such as that proposed is considered acceptable.

14.2 The proposal is consistent with the Councils' policies for the area in relation to arts, cultural and entertainment uses. The use is considered to be compatible with other cultural uses in the vicinity. In addition, it is considered that there would not be any harm caused to the special interest or character of any heritage assets.

14.3 The proposed signage would be in place for a temporary period for the duration of the summer festival. None of the displays would be permanently physically attached to any heritage asset. The applicant has confirmed within the Design, Access and Heritage Statement that the majority of the graphic content is artistically led and not commercial. The Southbank Centre is an established arts and cultural centre and events such as that which is proposed within this application have been hosted in the recent past including the Festivals of Love in 2016, 2015 and 2014, the Festival of the Neighbourhood in 2013, the Festival of the World in 2012 and the Festival of Britain in 2011. It is therefore considered that there is a viable and overriding precedent for granting permission for such signage schemes.

14.4 The submitted supportive information adequately address the issues of visitor management and other operational issues pertaining to the proposed use and these shall be approved as part of the planning permission and will be conditioned to ensure that the ‘Summertime 2017 festival’ operates in accordance with these documents. In addition, it is considered that supporting information with the application demonstrates clearly that the Summertime 2017 festival and the ‘Underbelly 2017 festival’ can operate simultaneously in a harmonious manner without impacting on amenity and local highway and transport capacity.
14.5 As such, it is considered that the proposed development accords with relevant policies in the Lambeth Local Plan (2015) and the London Plan (2016).

15. RECOMMENDATION

15.1 Grant Conditional Planning Permission.
15.2 Grant Conditional Advertisement Consent.
15.2 Grant Conditional Listed Building Consent

CONDITIONS

Planning Permission:

1. The development hereby approved shall be for a limited period only, carried out between the 6th May 2017 and the 1st October 2017, including installation and de-installation. All buildings, structures or associated equipment carried out under this permission shall be removed by no later than the 1st October 2017.

Reason: To ensure future control and protection of the Metropolitan Open Land and the character and appearance of the surrounding conservation area (Policy EN1 and Q22 of the Local Plan (2015) and Policy 7.17 of the London Plan (2016)).

2. The development hereby permitted shall be carried out in accordance with the approved plans listed in this decision notice, other than where those details are altered pursuant to the conditions of this planning permission.

Reason: To ensure that the development is implemented in accordance with the approved plans.

3. There shall be no amplified sound, speech or music which is audible outside the festival site or the ‘Outdoor Stage’ structure between the hours of 23.00 and 09.00hrs Monday to Sunday.

Reason: To protect the amenities of adjoining occupiers and the surrounding area. (Policies Q2 and ED7 of the Local Plan (2015) and Policy 7.15 of the London Plan (2016)).

4. Amplified noise levels within the festival, up to 23.00hrs shall be restricted so as not to exceed 65 dB(LAeq) over any 15 minute period when measured at any Live Band or Recorded Music at the boundary of the venue.

Reason: To protect the amenities of adjoining occupiers and the surrounding area. (Policies Q2 and ED7 of the Local Plan (2015) and Policy 7.15 of the London Plan (2016)).

5. The use of the site hereby permitted shall not begin before 09:00am on any day of the week, other than where specified in other conditions contained within this decision notice.

Reason: To protect the amenities of adjoining occupiers and the surrounding area. (Policies Q2 and ED7 of the Local Plan (2015) and Policy 7.15 of the London Plan (2016)).
6. The festival shall cease to operate at 23.00 Monday to Sunday.

Reason: To protect the amenities of adjoining occupiers and the surrounding area. (Policies Q2 and ED7 of the Local Plan (2015) and Policy 7.15 of the London Plan (2016)).

7. The pop-up cafes and shops associated with the festival in the area of the Queen’s Walk and beneath Hungerford Bridge shall not begin operating before 8am and shall cease to operate at 23.00 Monday to Sunday and all customers shall vacate the premises within 30 minutes of service ceasing.

Reason: To protect the amenities of adjoining occupiers and the surrounding area. (Policies Q2 and ED7 of the Local Plan (2015) and Policy 7.15 of the London Plan (2016)).

8. Lighting associated with the development hereby approved shall not operate after the hours of 23:00hrs Monday to Sunday.

Reason: To protect the amenities of adjoining occupiers and the surrounding area. (Policies Q2 and ED7 of the Local Plan (2015) and Policy 7.15 of the London Plan (2016)).

9. The development hereby approved shall be managed strictly in accordance with the operating statement and the delivery and servicing management plans dated the 22nd of February 2017.

Reason: To protect the amenities of adjoining occupiers and the surrounding area. (Policies Q2 and ED7 of the Local Plan (2015) and Policy 7.15 of the London Plan (2017)).

10. No structures should be located within 1 metre of any part of an existing tree and no existing trees within or adjacent to the site shall be felled, pruned, uprooted, damaged or otherwise disturbed without the prior written agreement of the Local Planning Authority.

Reason: To ensure the retention of, and avoid damage to, the existing trees to be retained that are situated on or adjacent to the site that represent an important visual amenity to the locality and wider area. (Policy Q10 of the Local Plan (2015) and Policy 7.21 of the London Plan (2016)).

11. No signage, notices or information boards of any kind shall be fixed to any retained tree by using invasive methods (drilling, nailing or screw fixtures).

Reason: To ensure the retention of, and avoid damage to, the existing trees to be retained that are situated on or adjacent to the site that represent an important visual amenity to the locality and wider area. (Policy Q10 of the Local Plan (2015) and Policy 7.21 of the London Plan (2016)).

12. Should at any stage during the course of the development, the lighting hereby approved result in a hazard to river traffic, the lighting shall be adjusted so as to remove the hazard and ensure safe passage for boats on the River Thames in accordance with details to be submitted to and approved by the Local Planning Authority following prior discussion and agreement with the Port of London Authority.

Reason: To safeguard navigation of the River Thames and protect the amenity of the surrounding area (Policy Q2, Q24 of the Local Plan (2015) and Policy 7.29 of the London Plan (2016)).
Advertisement Consent:

1. This permission shall be for a limited period only, expiring on the 1st October 2017. On or before that date the display of the advertisement hereby permitted shall cease and, the advertisement and any structures or associated equipment carried out under this permission shall be removed.

Reason: To protect the visual amenity of the wider conservation (Policy Q22 of the Local Plan (2015) and Policy 7.8 of the London Plan 7.18 (2016).

2. No advertisement is to be displayed without the permission of the owner of the site or any other person with an interest in the site entitled to grant permission.


3. The advertisement(s) hereby granted express consent shall not be erected or maintained in any manner or usage other than in the manner or usage approved by this consent and shall not display any moving, or apparently moving images. The advertisements shall be erected strictly in accordance with the approved plans.

Reason: To comply the requirements of Regulation 14 (3)(a) & (b) of the Town & Country Planning (Control of Advertisements) (England) Regulations 2007

4. No advertisement shall be sited or displayed so as to:

(a) endanger persons using any highway, railway, waterway, dock, harbour or aerodrome (civil or military);
(b) obscure, or hinder the ready interpretation of, any traffic sign, railway signal or aid to navigation by water or air; or
(c) hinder the operation of any device used for the purpose of security or surveillance or for measuring the speed of any vehicle.


5. Any advertisement displayed, and any site used for the display of advertisements, shall be maintained in a condition that does not impair the visual amenity of the site.


Listed Building Consent:

1. This consent shall be for a limited period only, expiring on the 1st October 2017. On or before that date the display of the advertisement hereby permitted shall cease and, the advertisement shall be removed. The Royal Festival Hall shall be returned to its existing state unless the prior written approval of the Local Planning Authority is obtained to any variation.

Reason: To ensure protect the special interest of the listed building and visual amenity within the wider conservation area (Policy Q20 of the Lambeth Local Plan 2015).
2. The development hereby permitted shall be carried out in accordance with the approved plans listed in this notice.

Reason: For the avoidance of doubt and in the interests of proper planning.

INFORMATIVES

1. This decision letter does not convey an approval or consent which may be required under any enactment, by-law, order or regulation, other than Section 57 of the Town and Country Planning Act 1990.

2. Your attention is drawn to the provisions of the Building Regulations, and related legislation, which must be complied with to the satisfaction of the Council's Building Control Officer.

3. You are advised of the necessity to consult the Principal Highways Engineer of the Highways team on drw@lambeth.gov.uk in order to obtain necessary prior approval for undertaking any works within the Public Highway including Scaffold, Temporary/Permanent Crossovers, Oversailing/Undersailing of the Highway, Drainage/Sewer Connections and Repairs on the Highways, Hoarding, Excavations, Temporary Full/Part Road Closures, Craneage Licenses etc. You are advised to contact the Highways team at the earliest possible opportunity.

4. Given the expected number of visitors to the festival, the applicant is advised that there may be an increased risk of acquisitive and opportunist crime being committed. Visitors are likely to consist of large numbers of foreign tourists without awareness of these likely risks. The applicant is advised that measures should be implemented to make visitors aware of the risk and to minimise the likelihood of such crimes occurring.

5. Should the lighting of the approved exhibits prove to be a hazard to river traffic, the lighting shall be adjusted so as to remove the hazard and ensure safe passage for boats on the River Thames. The applicant is advised to contact Lucy Owen of the Port of London Authority on 01474 562384 or lucy.owen@pla.co.uk for further information.

6. In order to manage the impacts on the public transport network the applicant should share the details of the event with London Underground's events team. This information should include the expected number of attendees and the associated timings of the event. This would allow TfL to plan accordingly based on flow levels at nearby London Underground stations.