

# Council Assembly

Wednesday November 4 2009

7.00 pm

Town Hall, Peckham Road, London SE5 8UB

## Supplemental Agenda No.3

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Date: November 3 2009

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**ITEM 6.1 CORE STRATEGY PUBLICATION/SUBMISSION** (see supplemental agenda 2, pages 1-45)

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**AMENDMENT A**

**Moved:** Councillor Chris Page  
**Seconded:** Councillor Gordon Nardell

**Note:** The following page numbers in parts A1 to A11 below refer to the Core Strategy Publication/Submission Version which has been circulated to all members.

**A1: Page 37 – Improving places through sustainable development**

Final paragraph, **delete** “We are not planning any large scale growth...” to the end.  
**Insert:**

“We will improve our other unique areas to strengthen their local characteristics. (Bermondsey, Nunhead, East Dulwich, Camberwell, Herne Hill, Lordship Lane and Dulwich Village/West Dulwich. This will include new schools, community facilities, open spaces, leisure, arts and culture, sports, health centres, youth facilities and tourist activities.”

**A2: Page 50 - Herne Hill**

**Delete** final paragraph and **insert:**

“We are focusing on further improving Herne Hill with local shops and services for the surrounding residents and businesses. As there are few development sites in Herne Hill there is little capacity for growth. However, the Dulwich supplementary planning document will set out guidance on how to further improve Herne Hill. The Mayor does not set us targets for Herne Hill.”

**A3: Page 51 - Camberwell**

**Delete** final paragraph and **insert:**

“We are focusing on improving current businesses rather than retail growth. This may change in the future if resources become available to develop West Camberwell. We will prepare an area action plan providing as many homes as possible, improving current businesses to create a more successful place that could have more leisure, arts and culture, sports and health centres. The Mayor does not set us targets for Camberwell.”

**A4: Page 51 - The Blue**

**Delete** final paragraph and **insert:**

“We are focusing on further improving the Blue with local shops and services for the surrounding residents and businesses. Whilst there are few development sites in the Blue so there is little capacity for growth. We are not preparing planning guidance for this area and the Mayor does not set us targets for the Blue.”

**A5: Page 52 - Lordship Lane**

**Delete** final paragraph and **insert**:

“We are conserving the area and there is no capacity for large scale growth. The Dulwich supplementary planning document will provide further guidance on how we will protect Lordship Lane. The Mayor does not set us targets for Lordship Lane.”

**A6: Page 58 -The Tram**

**Delete** first bullet point, and **insert**:

“A corridor where public transport improvements are needed has been identified running from the Elephant and Castle through the Aylesbury area and north Peckham. We will work with Transport for London to bring the Cross River Tram to Southwark linking the area with Waterloo, the West End, Kings Cross and Camden. We will consider the need for safeguarding land for any such project in the Peckham and Nunhead Area Action Plan.”

**A7: Page 59 - The Bakerloo line**

**Delete** bullet point and **insert**:

“Our ambition is that the Bakerloo Line will be extended to considerably improve accessibility in Camberwell and Peckham. We will support any forthcoming proposals by making appropriate land available when required. Southwark will continue to seek additional improvements to accessibility in these areas such as the proposed new station on the Thameslink line at Camberwell.”

**A8: Page 60 - Road issues**

At the end of the first paragraph **insert**:

“We will be improving traffic flows in Camberwell, Peckham and Nunhead as part of the preparation of the area action plans. There are also a number of traffic calming schemes proposed. Sustainable transport schemes including improvements to the bus service as far as the Aylesbury, station improvements and encouraging walking between open spaces in the South East London Green Chain.”

**A9: Page 76 - Strategic Policy 6 – Homes for people on different incomes, figure 22**

“In figure 22, change the Nunhead ward to denote "(10 units or more) At least 35% of new homes must be affordable. At least 35% of new homes must be private" so that at least 35% of new homes would be private to reflect the high level of social housing and the high number of permissions that are for just affordable/social housing.”

**A10: Page 88 - Strategic Policy 10 – Jobs and business**

**Delete** bullet point 4, and **insert**:

“Protecting small units in the locations listed in the three bullet points above and in other locations identified in a development plan document.”

**A11: Page 120 – Implementation and delivery**

In the phasing column of the 2nd, 3rd, 4th and 5th entries on page 120 **insert**:

"In accordance with Strategic Policy 1 (sustainable development), sites with stronger sustainability attributes (such as those involving re-use of previously developed land) will be brought forward and developed in priority to remaining sites with weaker sustainability attributes (such as those involving development on green spaces or on land that has not been recently developed)."

**Note:** Parts A12 and A13 relate to the document entitled “Appendix A proposals map changes”.

**A12: Proposals map amendment**

New other open space: Brayards Green (map attached).

New protected shopping frontage: 6 - 8 evens Nunhead Green, 60 - 66 evens Nunhead Lane (map attached).

**A13: Change to the Proposals map**

Southwark Plan OS98 Surrey Canal Walk including Bonar Road allotments.

**AMENDMENT B**

**Moved:** Councillor Ian Wingfield

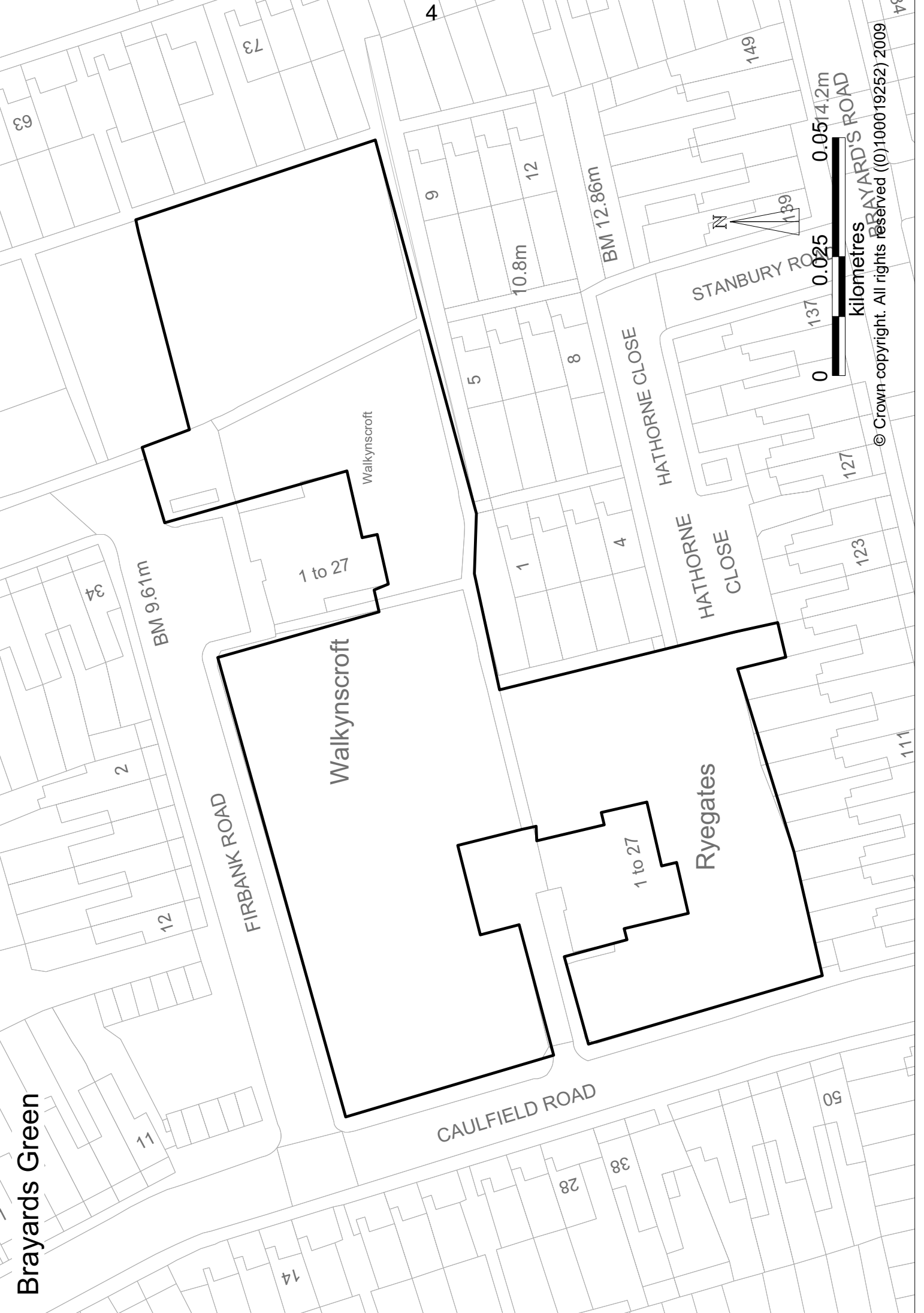
**Seconded:** Councillor Peter John

**Page 76 - Affordable Housing**

In “We will do this by” **add** additional bullet point:

"We will generally seek a percentage of affordable housing units higher than the minimum (35%) outside the opportunity and action areas and within the Borough, Bankside and London Bridge opportunity area. The minimum will be acceptable only where justified by clear evidence. Where appropriate we will seek a proportion of affordable units significantly higher than the minimum, in particular where it is supported by expectations as to land values or resale prices of private units following completion of the development."

Brayards Green



BM 9.61m

BM 12.86m

10.8m

0.05142m

0.025

kilometres

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**ITEM 8.2 THE LICENSING ACT 2003 – PROPOSED EXTENSION OF THE PECKHAM SATURATION POLICY DEALING WITH THE “CUMULATIVE IMPACT” OF LICENSED PREMISES** (see main agenda, pages 26-90)

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**AMENDMENT C**

**Moved:** Councillor Richard Livingstone

**Seconded:** Councillor Fiona Colley

**Add** new paragraph 4:

"That, in the event that council assembly approves the introduction of the extension of the local saturation policy for Peckham, it requests the licensing committee to consider whether to further extend the boundary to cover the entirety of Meeting House Lane."

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**ITEM 8.3 THE LICENSING ACT 2003 – CONSIDERATION OF LOCAL SATURATION POLICIES DEALING WITH THE “CUMULATIVE IMPACT” OF LICENSED PREMISES – BOROUGH AND BANKSIDE AREA** (see main agenda, pages 91-113)

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**AMENDMENT D**

**Moved:** Councillor David Noakes

**Seconded:** Councillor Adele Morris

**Add** new paragraph 4:

"That, in the event that council assembly approves the introduction of a local saturation policy for Borough & Bankside, it requests the licensing committee to consider whether to extend the western boundary of the Borough and Bankside saturation zone, and in doing so look at the possibility of including The Cut and Isabella Street."



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**ITEM 9.3 MOTION 3: SOUTHWARK'S COUNCIL HOUSING CRISIS** (see main agenda, pages 117-122)

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**AMENDMENT E**

**Moved:** Councillor Alison McGovern

**Seconded:** Councillor Lorraine Lauder

**Insert** new paragraph 6 as below:

"Council assembly further calls on the executive to adopt a position which is open and honest with the residents of Southwark about the financial position of the decent homes programme. As a first step towards this, council assembly calls on the executive to re-issue the Southwark housing strategy 2009 to 2016 to include full quantitative details of the funding gap and providing workable proposals as to how this will be addressed."

**AMENDMENT F**

**Moved:** Councillor Kim Humphreys

**Seconded:** Councillor Nick Stanton

In paragraph 1

**Insert** after 'notes' (line 1):

"in a draft of the housing strategy a"

**Insert** after 'programme' (line 2):

"was"

**Delete** (line 2) "by the press"

**Insert** at end (line 3):

"as further work is still being carried out as part of the stock condition survey."

**Delete** all after paragraph 1 and **insert** new paragraphs:

2. Council assembly regrets the large number of homes classified as non-decent in Southwark and notes that the housing strategy recognises this is a problem across all sectors with more than a third of housing association homes classified as such. Council assembly further notes that Southwark has far more council housing than any other London borough.
3. Council assembly reaffirms its support for settled view of Southwark tenants that:
  - a) they wish to remain as tenants of the council

- b) that the government's so-called decent homes standard is an inadequate and insufficient standard for Southwark's homes
  - c) when refurbishment takes place the work should be comprehensive and take into account landlord obligations, decent homes and other improvements, rather than simply reflect artificial, piecemeal and partial government targets.
4. Council assembly regrets the continued restrictions imposed on the council by government that prevent it meeting the legitimate aspirations of tenants and leaseholders and its failure to provide any additional funding for fire safety work.
5. Council assembly welcomes the review of the housing revenue account (HRA) by the Communities and Local Government department, particularly over suggestions that power will be returned to local government over rent incomes and capital receipts and supports London Councils in its view that 'where an exceptional need to spend is identified, certain local authorities should have their level of debt reduced so as to create additional headroom for local prudential borrowing', but awaits detailed proposals with concern given the government's recent record on housing finance.
6. In addition council assembly calls on the executive to launch a campaign to persuade the government to recognise Southwark's unique position and look at other solutions, excluded from the HRA review, and allow the council to invest in its homes through a combination of:
- a) Writing off historic debt – particularly for estates that have been demolished or redeveloped
  - b) Allowing the council to remortgage parcels of its debt at the current competitive rates
  - c) Allowing the council a temporary 'debt holiday'
  - d) Lifting the restrictions on the use of receipts from planning gain
  - e) Giving councils full control over their rent and other income.

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**ITEM 9.4 MOTION 4: FREEDOM PASS CUTS** (see main agenda, pages 117-122)

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**AMENDMENT G****Moved:** Councillor Dora Dixon-Fyle**Seconded:** Councillor Veronica Ward**Delete** paragraphs 2 to 6 and **insert:**

Council assembly further notes that a decision is expected on the grant this week.

Council assembly notes Tessa Jowell, the Minister for London's, full involvement in the negotiations between the government and London Councils.

Council assembly calls on the executive to use every avenue of enquiry to lobby urgently against the withdrawal of this funding with the Minister of State at the Department for Transport, Sadiq Khan MP.

Council assembly calls on the executive to work to ensure that the future of the freedom pass is guaranteed.

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**MUNICIPAL YEAR 2009-10**

**NOTE:** Original held by Constitutional Team; all amendments/queries to  
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