

Licensing Sub-Committee

Supplementary Agenda C

Wednesday 8 November 2023 at 6.30 pm

This meeting will be held remotely

Watch the meeting live: [youtube.com/hammersmithandfulham](https://www.youtube.com/hammersmithandfulham)

MEMBERSHIP

Administration:	Opposition:
Councillor Mercy Umeh (Chair) Councillor Wesley Harcourt	Councillor Dominic Stanton

CONTACT OFFICER: Charles Francis
Committee Co-ordinator
Governance and Scrutiny
Tel: 07776 672945
E-mail: Charles.Francis@lbhf.gov.uk

Public Notice

This meeting will be held remotely. Members of the press and public can watch the meeting live on YouTube: [youtube.com/hammersmithandfulham](https://www.youtube.com/hammersmithandfulham)

Speaking at Licensing meetings is restricted to those who have submitted a representation and registered to speak.

Date Issued: 03 November 2023

Licensing Sub-Committee Supplementary Agenda C

8 November 2023

<u>Item</u>		<u>Pages</u>
6.	THE ROSE AND BALL, CHELSEA FOOTBALL CLUB, STAMFORD BRIDGE STADIUM, FULHAM ROAD, LONDON, SW6 1HS - ADDITIONAL INFORMATION FROM OBJECTORS	3 - 41
	This includes:	
	- Resident 2 evidence	3 – 21
	- Resident email trail	22 – 24
	- Barclay Road Residents extra evidence	25 – 35
	- Responses to proposed conditions	36 - 41

Rose & Ball Chelsea Football Club
License Application: 2023/01413/LAPR – Hearing 8th November 2023

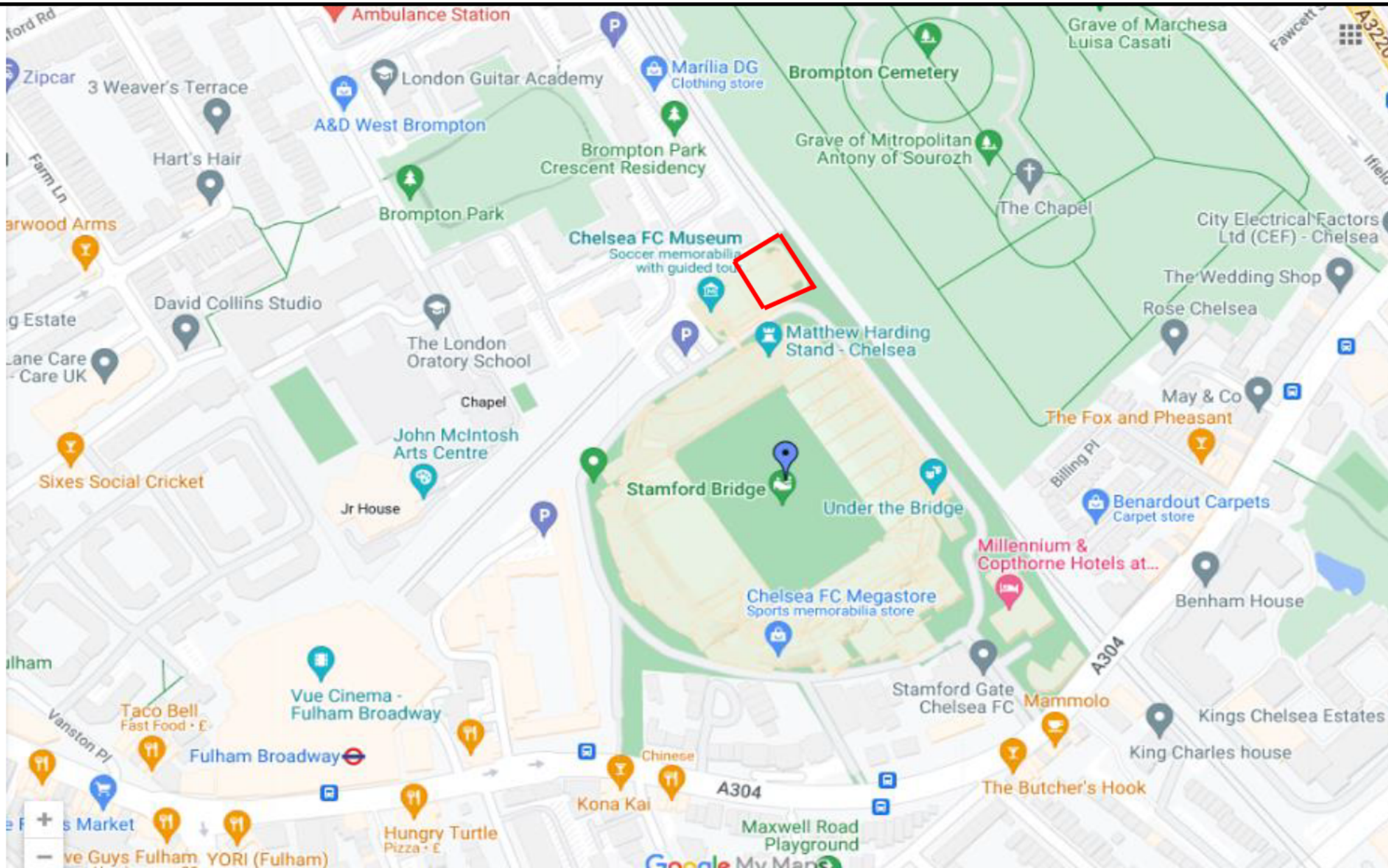
RESIDENT'S SUPPLEMENTARY SUBMISSION

SECTION 1

LOCATION - Pages 3-4 is to visually assist with the showing:

- Existing Health Club location outlined in Red which backs onto Brompton Park Crescent Residents & The Royal Parks Brompton Cemetery
- Proximity to Brompton Park Crescent Residents with balconies overlooking building

Location of Existing Health Club – Far Right Back of Stadium
Adjacent to Brompton Park Crescent Residents & Brompton Cemetery



Brompton Park Crescent Residents with Balconies (★) directly behind the existing Health Club Building



Rose & Ball Chelsea Football Club
License Application: 2023/01413/LAPR – Hearing 8th November 2023

SECTION 2

SECTION 2: Licensing Objectives - Prevention of Crime & Disorder & Public Safety:

Latest Crime Maps in the Area & Media:

Crimes stats for 12 months (Oct 2022 - Sept 2023) provided by Police.UK - UK's national police crime database.

- Pages 5-6: Interactive crime maps (<https://www.adt.co.uk/crime-in-my-area>) - these statistics are provided by Police.UK - UK's national police crime database.
- Page 7– Media coverage on Drugs found in Stadiums including Chelsea fuelling fan violence.

ADDITIONAL 660 Dispersing Between 00.00am - 02.00am = Noise & Nuisance, Crime & Disorder:

With the proposed 'licensing application hours' – ending Midnight. This will definitively mean additional persons dispersing in the '00.00am-2am' core residential sleeping hours.

After matches, the venues that close between 00.00am-1am are normally filled at capacity soon after the games. Having another venue open until midnight will absolutely impact on increased numbers/dispersal between Midnight-2am timeframe which causes the biggest problems for Residents. It takes a minimum of 45mins to 1 hour for dispersal of venues that cater for large numbers. This will further put a strain on an already existing low police resource during the hours of 0.00am-2am.

Oct 22-Sept 23 Crime Map for 'Stamford Bridge Village' – with Violence & Sexual offences, Public Order and Drugs being highest offences) – Using Chelsea Football Club Postcode.

Last 12 months

Data period (months):

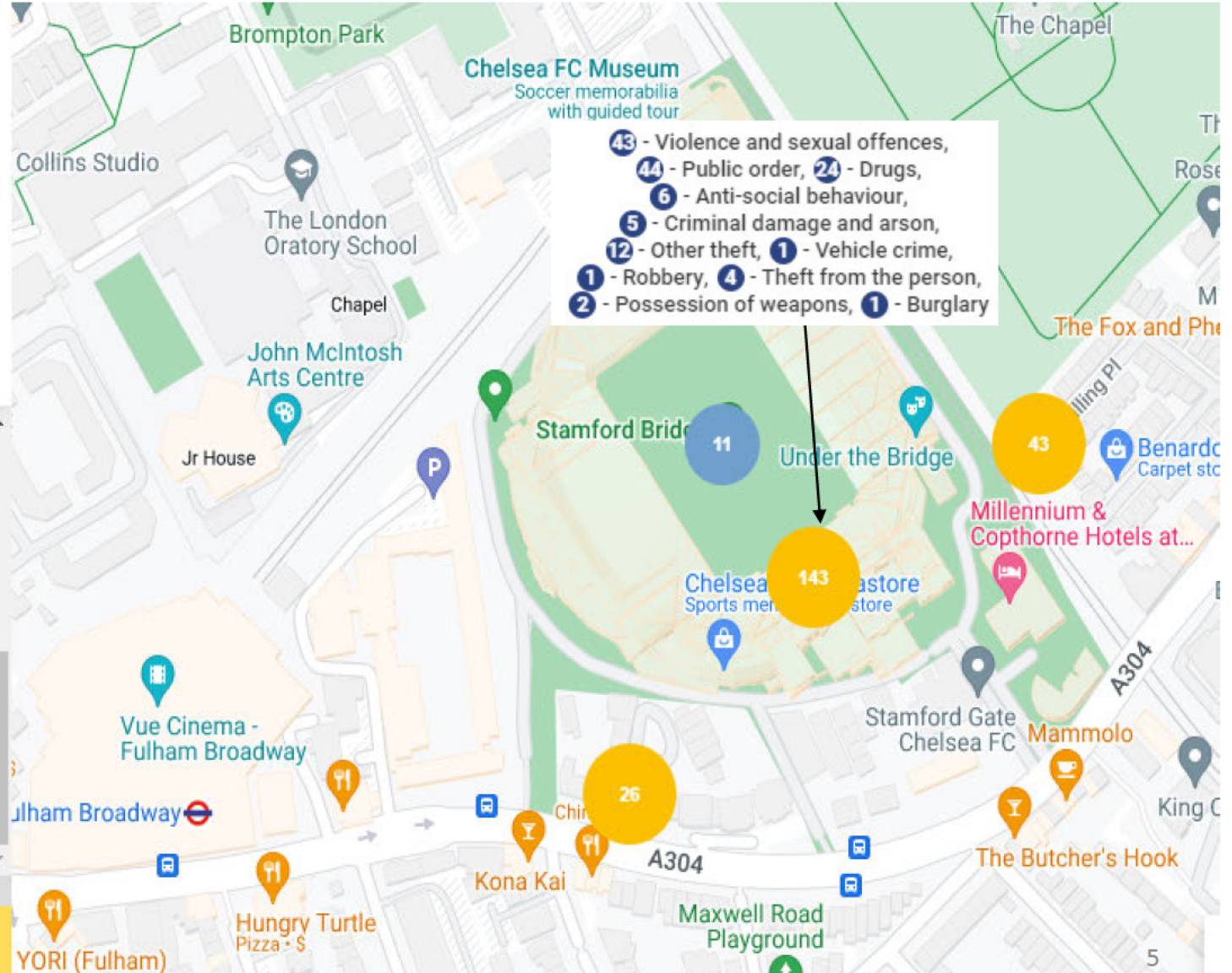
3 6 12

sw61hs

+ Add another postcode to compare

Crime within 1 mile of:

	SW6 1HS	National avg. <small>(i)</small>	
Robbery	4	2	x
Possession of weapons	2	1	x
Other crime	0	3	x
Other theft	28	13	x
Shoplifting	0	10	x
Drugs ★	24	4	x
Theft from the person	7	3	x
Total	223	158	



Page 7

Oct 22-Sept 23 Crime Map for closest residential roads to 'Stamford Bridge Village' – highest being Anti-social behaviour, Violence & Sexual offences and Vehicle Crime - Using Moore Park Road Postcode

Crime within 1 mile of: SW6 2HU Moore Park Road, London, United Kingdom

Last 12 months

Data period (months):

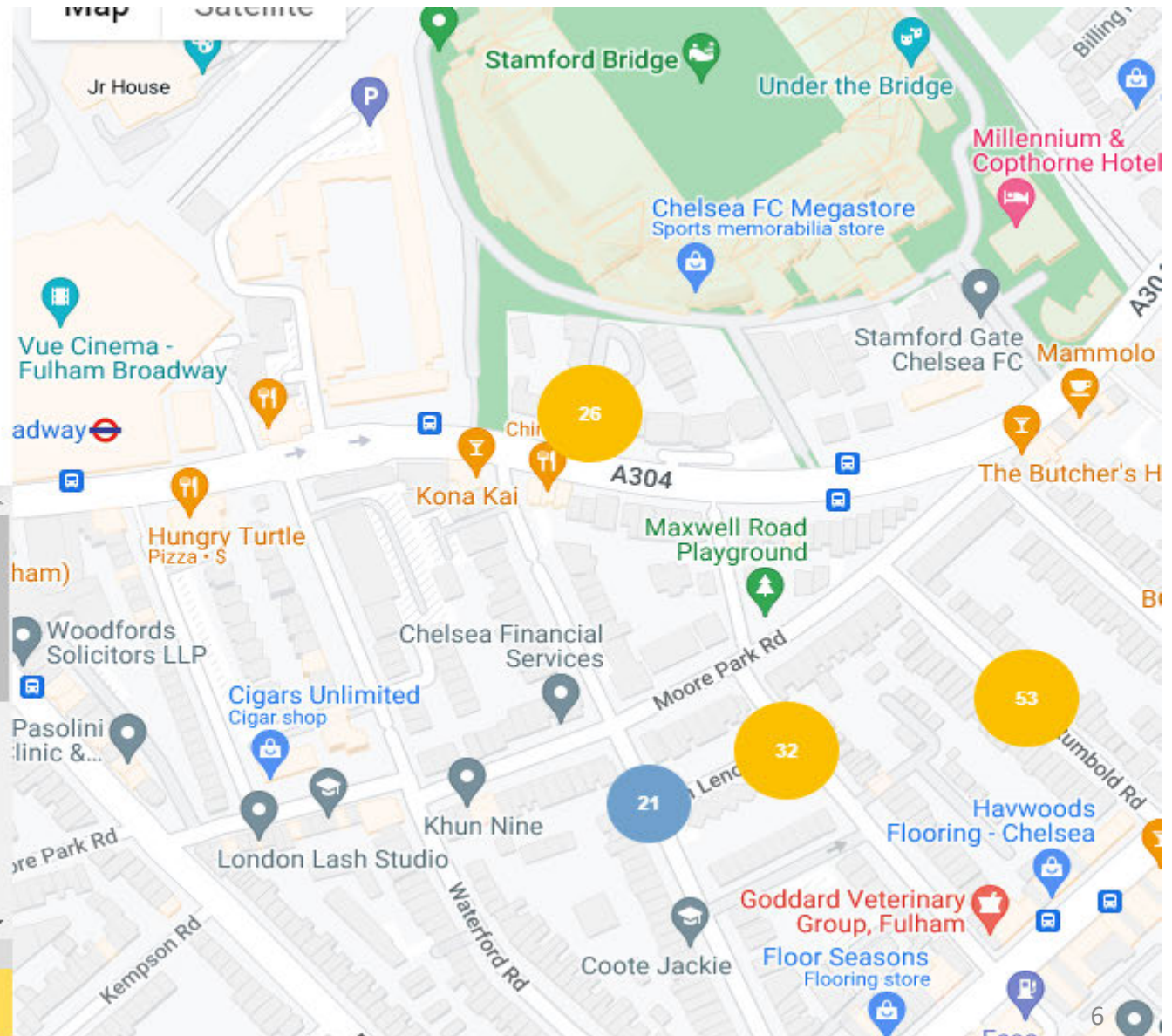
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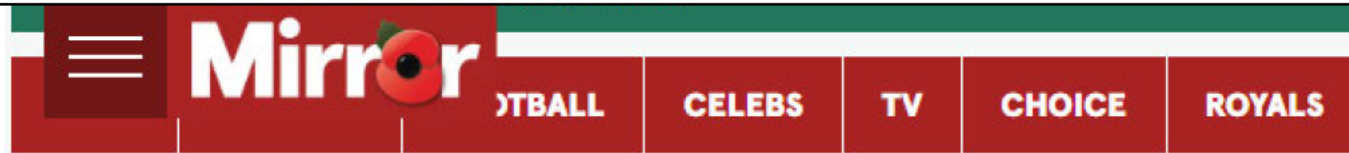
sw62hu

+ Add another postcode to compare

Page 8

Crime within 1 mile of:	SW6 2HU	National avg. <small>(i)</small>	
Anti-social behaviour	36	24	x
Criminal damage and arson	8	12	x
Public order	3	13	x
Vehicle crime	30	10	x
Violence and sexual offences	28	55	x
Bicycle theft	3	2	x
Burglary	8	7	x
Total	132	158	





Cocaine traces found at Arsenal, Tottenham and Chelsea stadiums amid rise in fan violence

All three London clubs were said to have discovered traces of the class A drug inside their respective stadiums as fan violence within English football looks to be on the increase

By **Josh O'Brien**, Sports Writer

10:03, 29 Dec 2021



Traces of cocaine have reportedly been found at the respective stadiums of a number of top **Premier League** sides including the likes of **Arsenal, Tottenham and Chelsea**, seemingly linked to a rise in violent conduct from fans.

An investigation conducted by **The Sun** saw multiple stadiums in the English top flight swabbed for traces of the class A drug, **Brighton & Hove Albion** another club that has seen fans abuse the substance in their ground as well as the aforementioned trio.

Off the back of the violent scenes witnessed outside Wembley Stadium in the summer ahead of the final of **Euro 2020**, some of which was fuelled by fans high on cocaine, police chiefs are calling for stricter punishments for supporters found guilty of using the drug at games.

Chief Constable Mark Roberts, a senior policeman with experience of dealing with football fan-inspired disruption, explained how more fans than ever were taking the drug, leading to a "toxic mix" of drug-fuelled violence.

Source:

<https://www.mirror.co.uk/sport/football/news/football-fans-cocaine-violence-increase-25805108>

Rose & Ball Chelsea Football Club
License Application: 2023/01413/LAPR – Hearing 8th November 2023

SECTION 3

SECTION 3: Licensing Objectives - Public Safety & Protecting Children from Harm:

ADDITIONAL 'EXCLUSIVE ENTERTAINMENT VENUE' = COMPOUNDING ACUTE TRAFFIC PROBLEMS & NOISE & NUISANCE:

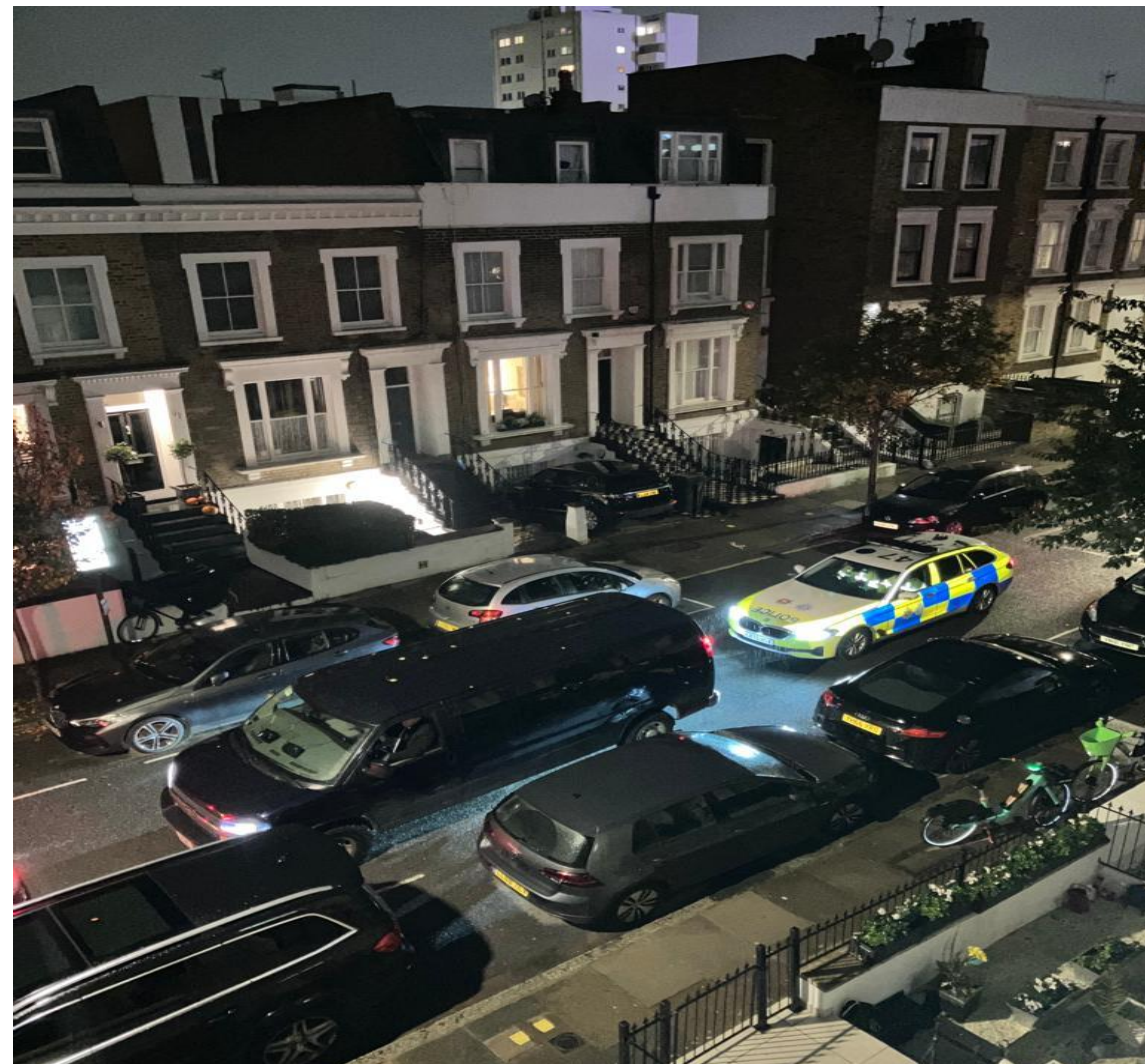
- Access & Egress for Ambulances & Fire Engines into residential roads are becoming inviable with 'VIP' vehicles parking in the middle of residential roads for over 2.5 hours (Page 9 Evidence)
- Impossible for residents to use cars and park (coming from work) hours before and after matches
- Persons returning to parked cars/taxi's after 23.00pm specifically disturb residential sleep (many homes with children have bedrooms facing the road)

Next Pages = photographic evidence on what is regularly occurring on residential roads during match days:

- VIP's and Chauffeur Limousines parking in the middle of the road over 2.5 hours
- Street residential car parking spaces and double yellow lines have been taken up by visitors – no fines
- Illegal parking in front of residential drives making it impossible for Residential use.

Photos taken on 01.11.23 (Blackburn Rovers game) Britannia Road SW6 - SHOWS THE ROAD IN VIRTUAL 2.5HRS LOCKDOWN
8 Vehicles Including Police Car took up the middle of the street for USA Gvt Official (Vice President's Husband)

Page 11



Britannia Road SW6 – VEHICLES REGULARLY IDLE, ILLEGALLY BLOCK DRIVEWAYS, PARK IN STREET BAYS – WITH NO CONSEQUENCE
Residential Cars are regularly damaged on Match Days and reported to police



Dear ██████████

Last night, as usual, an overwhelming fleet of private hire vehicles took up all available residents' parking spaces, and loitered (with their engines running) on all the yellow lines – all entirely untroubled by a single traffic warden. I didn't think things could possibly get worse from what we suffer every single match day but...

Just before the match started, a convoy of 6 or 7 black SUVs swept into the North section of Britannia Road (just South of the barrier) and blocked it entirely by parking down the middle of the road. Several of them were unmarked people carriers and at least two were armoured vehicles with US government license plates. They were accompanied by a UK marked police car. I asked the drivers who they were working for and what right they had to force the entire street into lock-down, they simply said they couldn't tell me who they worked for, but that they were with the police.

They stayed put for the entire duration of the match and shortly after it ended, they swept out with doors banging and lights flashing on several of the vehicles.

My 8 year-old twins were in bed and of course the excitement got them up again. Another match day school night deeply disturbed.

If the disruption residents face on match days was well managed, we would accept it as a legitimate aspect of living so close to Stamford Bridge. The apparent absence of any parking or traffic controls to protect us, game after game after game is offensive in the extreme.

It's iniquitous that on top of the usual, the families living on Britannia Road should have been in lockdown last night just because an unelected spouse feels like going to a football match. (I believe I saw Doug Emhoff getting into one of the cars.) What right does Chelsea Football Club have to use our purely residential road as a parking lot for the convenience of entertaining their VIP guests? To have not considered the impact is sadly entirely indicative of their relentlessly high-handed treatment of us. Even worse, they may have considered the impact and decided that one VIP was more important than an entire street full of families.

Chelsea Football Club is demonstrably unable to manage the nuisance caused to residents. To add to this by increasing their hospitality offering is excessive and sickening. Are CFC legally committed to providing police to patrol the streets around our homes? Will they issue the necessary penalty notices to keep our roads clear and safe?

On our behalf, please will you ask the Licensing Committee to consider the compound impact of adding 660 more people, over an even longer period – this will patently increase, rather than decrease the problems we live with every single match day and evening.

You have my permission to add this letter of mine and photos as evidence to support your representation ref: License Application 2023/01413

Yours,

██████████

Tuesday November 2nd 2023

THE EXISTING BUILDING CONDITIONS CLEARLY HIGHLIGHT THAT THE CHANGE OF PURPOSE COULD ALTER TRAFFIC GENERATION CHARACTERISTICS & RESTRICTING HOURS WILL MITIGATING NOISE

The Sports & Leisure Centre & Museum

11.I.1 Use of the Sports and Leisure Centre and Museum for purposes other than those intended and described could alter traffic generation characteristics that are critical to the mix of uses in Chelsea Village. Restriction of the uses is therefore necessary notwithstanding the presumption against doing so.

11.I.2 Mitigation of noise and traffic impact would be achieved by restriction of the hours of use. I feel that 0700 hours is a more appropriate time to allow the building to open bearing in mind that coincides with the end of the night-time regime, except on Sundays, and the fact that many people find early mornings to be particularly convenient to use such facilities in a busy schedule. The night-time regime would not permit parking beside the centre before 0930 on Sunday by placement of the removable bollards and by prohibiting use of this block of parking (block A on COR 112D Plan 3). With other measures this opening time should not cause adverse effects. Because the closure time of 2200 hours agreed for the building accords with commencement of the night-time regime I do not consider that closure of the East Stand concourse and other night-time measures can reasonably be required of this development. For similar reasons I do not consider that comprehensive stadium signage should be required of the construction or use of the building on its own.

SECTION 4

SECTION 4: Licensing Objectives - Prevention of Noise & Nuisance & Protecting Children from Harm:

Residents are experiencing high levels of Anti-social Behaviour and Noise and Nuisance on Match Days – this becomes particularly problematic when fans come out of venues after 23.00pm-2am. People often loiter in residential roads and/or have taxis and cars idling waiting for them. At this time of night, noise is amplified. Many residential homes have street facing bedrooms.

Residents have a right to quiet enjoyment and get the necessary core sleeping hours. Affects on health due to broken sleep has been widely written about. Adding another ‘midnight’ large capacity venue will only compound the problem.

- Page 13: Research undertaken shows H&F as being the worst Sleep Disturbed London Borough.
- Page 14: Lancet Research undertaken provides the very serious impacts of sleep deprivation on Children. This area of Fulham has high levels of schools in the area with many families living in residential roads.



THE MOST SLEEP-DISTURBED LONDON BOROUGH



Local authority			
1 Hammersmith & Fulham Borough Council	183,200	10,141	5,536
2 Newham Borough Council	351,100	14,753	4,202
3 Lambeth Borough Council	317,600	12,017	3,784
4 Barking & Dagenham Council	218,900	7,685	3,511
5 Camden Borough Council	210,100	6,122	2,914
6 Wandsworth Borough Council	327,500	6,137	1,874
7 Merton Borough Council	215,200	2,725	1,266
8 Greenwich Borough Council	289,100	3,595	1,244
9 Enfield Borough Council	330,000	4,017	1,217
9 Haringey Borough Council	264,200	3,215	1,217

KEY : Population Noise complaints Noise complaints per 100,000 people

SURROUNDING RESIDENTIAL STREETS WITH FAMILIES

Licensing Objective – Protecting Children from Harm

Children – 2022 Lancet Research finds Insufficient Sleep = unnecessary mental health & behaviour issues:

The researchers identified more than 4,000 ABCD participants, ages 9 or 10, who generally got nine or more hours of sleep per day, according to their parents. This group was compared to a similar number of age-matched children who typically got less than the recommended nine hours of sleep. The research team carefully matched the two groups based on some key factors that can confound study results. These factors included sex, household income, body mass index, and puberty status. Participants were assessed and followed over a two-year period. Results appeared in *Lancet Child & Adolescent Health* on July 29, 2022.

The researchers found that children in the insufficient sleep group at the start of the study had more mental health and behavioral challenges than those who got sufficient sleep. These included impulsivity, stress, depression, anxiety, aggressive behavior, and thinking problems. The children with insufficient sleep also had impaired cognitive functions such as decision making, conflict solving, working memory, and learning. Differences between the groups persisted at the two-year follow-up.

SOURCE:

<https://www.nih.gov/news-events/nih-research-matters/children-s-sleep-linked-brain-development#:~:text=The%20researchers%20found%20that%20children,aggressive%20behavior%2C%20and%20thinking%20problems.>

Rose & Ball Chelsea Football Club
License Application: 2023/01413/LAPR – Hearing 8th November 2023

SECTION 5

APPLICANTS APPLIED OPENING HOURS (10am-Midnight) VS EXISTING CONDITIONS (7am-22pm)

The comments from Planning regarding this application in the Public Agenda Pack (pages 145-170) relating to hours - reveal that much is unanswered, certain documents have yet to be found, non-binding opinions confuse Residents.

We are baffled as to how decisions can be taken on November 8th without all the facts.

APPEAL DECISION

Appeal 9: T/APP/H5390/A/98/299625/P5

CONDITIONS ATTACHED TO THE SPORTS & LEISURE CLUB & MUSEUM

9.3 Except for maintenance purposes the development hereby permitted shall not be used before 0700 hours and after 2200 hours on any day.

APPLICANTS APPLIED OPENING HOURS (10am-Midnight) VS EXISTING CONDITIONS (7am-22pm)



MATCH DAY OPERATIONS OVERVIEW: ROSE & BALL VENUE

CFC has applied for 10am-Midnight Opening Hours but their proposed Rose & Ball Venue Operations Pack (page 205 in Public Agenda Pack) notes “the premises should be closed from 23.00 Monday to Saturday & 22.00 on Sundays” as shown here in red.

2. Venue Operations and Control

Source: CFC Info Submitted on Page 205 of the public Agenda Pack

2.1 Venue Operational Timings

Restriction that the premises only operates on match days and only 3 hours before kick-off and 90 minutes after the conclusion of the game will be a condition on the licence.

The premises should close at 23:00 Monday - Saturday and 22:00 on Sundays.

Please note: Matchday safety will take over the venue from in-house security only 3 hours before kick-off and 90 minutes after the conclusion of the game.

Earlier Closing Hours would encourage usage of Public Tube Transport as opposed to compounding vehicle traffic.

If the venue adheres to more sensible closing hours such as 23.00pm (Mon – Sat) and 22.00pm (Sunday) this:

- Offers fans the option to take public transport home instead of impacting further on compounding traffic & noise issues late at night and supports H&F Climate Change objectives.
- Note: Majority of tubes run just before midnight and 30mins after midnight (Source: TFL)

Page 20

From: Fulham Broadway Underground Station
To: Aldgate East Underground Station

Monday - Friday Last service

Depart 23:59 to Upminster Underground Station
Arrive 00:30 Aldgate East Underground Station

Depart 23:53 to Edgware Road (Circle Line) Underground Station
Arrive 00:08 Edgware Road (Circle Line) Underground Station

Depart 00:36 to Wimbledon Underground Station
Arrive 00:50 Wimbledon Underground Station

From: Fulham Broadway Underground Station
To: Aldgate East Underground Station

Saturdays and Public Holidays Last service

Depart 23:48 to Upminster Underground Station
Arrive 00:19 Aldgate East Underground Station

Depart 23:43 to Edgware Road (Circle Line) Underground Station
Arrive 23:58 Edgware Road (Circle Line) Underground Station

Depart 00:36 to Wimbledon Underground Station
Arrive 00:50 Wimbledon Underground Station

Sunday Last service

Depart 23:18 to Upminster Underground Station
Arrive 23:49 Aldgate East Underground Station

Depart 23:44 to Edgware Road (Circle Line) Underground Station
Arrive 23:59 Edgware Road (Circle Line) Underground Station

Depart 00:20 to Wimbledon Underground Station
Arrive 00:34 Wimbledon Underground Station

Rose & Ball Chelsea Football Club
License Application: 2023/01413/LAPR – Hearing 8th November 2023

CONCLUSION

1. The Additional Impact of *660 **persons dispersing after 00.00*** will negatively impact Key Licensing Objectives: Crime & Disorder, Noise & Nuisance and Protecting Children from Harm.
2. It's clear CFC are not fully aware of the ACUTE traffic and noise problems that Residents are experiencing.
3. Existing planning appeal conditions (Hours) were well thought out to protect residents – particularly Brompton Park Crescent Residents (approx. 300 flats) that will be affected should this venue cater for large crowds dispersing at midnight.
4. There are real concerns regarding the lack of SIA security numbers for over 600 persons – particularly needed as there are lots of sqm concourse areas whereby customers can loiter that back directly onto Brompton Park Crescent Residents.
5. There is no designated outside smoking area on floor plans or agreed numbers at one time? Having large numbers of persons smoking, talking being loud which comes with alcohol consumption impacts on noise. A designated timeframe should also be put in place i.e. closed from 22.00pm.
6. There is no mention of 30mins drinking up time – this absolutely needs to be put in place to assist with staggered dispersal. CFC to date has not addressed these in conditions (nor points 4 &5).
7. There is no reason that this venue should operate after 23.00pm (taking into account latest 8pm match kick offs).

From: [REDACTED]
Sent: Thursday, November 2, 2023 2:52 PM
To: Mckenna Lorna: H&F <Lorna.Mckenna@lbhf.gov.uk>
Subject: Pls include this 3 email trail for Committee info: Fwd: Request to postpone 8 Nov hearing
Re: Agenda - Chelsea Football Club - The Rose And Ball

Lorna

Pls could you consider including the three email trail below in the Supplemental because I/we feel the Committee should be aware of our residents being just about overwhelmed, and our need therefore to hire a barrister on 1st November, to sift through for us the Agenda Pack published on 31 October for. Why? Because this is a legal hearing, not a simple open discussion with interested parties. We therefore need to submit papers on Monday and Tuesday, due to shortness of time. We apologies in advance to the Committee for submitting on Monday and possibly Tuesday and we thank them for the opportunity to present evidence that they need to take a decision.

Thank you.

[REDACTED] for and with Barclay Road Residents as well as those who I or my representative will be representing at the 8 Nov licensing hearing

From: [REDACTED]
Sent: Thursday, November 2, 2023 2:07 PM
To: Mckenna Lorna: H&F <Lorna.Mckenna@lbhf.gov.uk>
Subject: Re: Request to postpone 8 Nov hearing Re: Agenda - Chelsea Football Club - The Rose And Ball
Importance: High

Dear Lorna

Thanks for explaining the procedure for requesting to postpone, which I was unclear about of course; I'm only a resident!

Have decided that requesting a formal adjournment for the hearing on 8th Nov will cause too much confusion amongst the residents/Representors who are already baffled by too many emails from the Applicant.

However, how do I politely 'warn' the three Sub-Committee members that we will be submitting a case from our instructed barrister Gareth Hughes on Monday, latest Tuesday. I would like them to know that we only instructed him after the Agenda Pack was published on 31 Oct when we realised the gravitas of the confusion and lack of clarity revealed in the Pack regarding the actual Chelsea Health Club building itself, as well as other inconsistencies and lack of explanations that we are up against billionaires so we need a legal mind to represent the facts and evidence that the Committee needs to take a decision.

Please let me know how I communicate this polite warning to the Sub-Committee.
And could you please include this email trail in the Supplemental? Pls let me know

[REDACTED]

On Nov 2, 2023, at 11:46 AM, Mckenna Lorna: H&F <Lorna.Mckenna@lbhf.gov.uk> wrote:

Dear [REDACTED],

Thank you for your email.

Please can you confirm if this a formal adjournment request for the hearing on the 8th November 2023, or are you asking if any information that you may want to submit a response to be the agenda pack is received and circulated a day before the hearing?

Under the regulations, the committee report can be published 5 working days before the hearing which it has.

Any adjournment request will need to be circulated to all parties and given 24 hours for a response, and then the chair will have to make a decision, and consider if the adjournment request is in the public interest.

As you aware also, the deadline for the supplementary agenda is not legally binding. If you intend to supply information/documents for this, it can be published even a day before the hearing.

Please can you confirm as a matter of urgency if this a formal adjournment request?

Kind regards

Lorna McKenna

Licensing Compliance Officer

Licensing

The Economy Department

Hammersmith & Fulham Council

From: Barclay Road Residents

Sent: Wednesday, November 1, 2023 6:54 PM

To: Mckenna Lorna: H&F <Lorna.Mckenna@lbhf.gov.uk>

Cc: Overton Adrian: H&F <Adrian.Overton@lbhf.gov.uk>

Subject: Request to postpone 8 Nov hearing Re: Agenda - Chelsea Football Club - The Rose And Ball

Dear Lorna

This is a request for the Licensing Sub-Committee Chair to consider postponing the 8th Nov hearing. I explain below our reasoning.

Yesterday, the forty-two Representors received the link to the 77 MegaBite Agenda Public Reports pack, published yesterday 31 October, for the planned 8 November 2023 LBHF Licensing Hearing.

I was able to look through it last night and this morning and realised that we residents are up against a huge legal package of information that we cannot begin to comprehend without legal counsel. We have now instructed a barrister to help us. There is no way that we can begin to create a written response by working through the weight of the information in the Reports Pack in

two days, let alone other papers that might appear from CFC before your requested cut off for Supplemental Agenda items of 3pm on Friday 3 November. As I write, another email arrives from CFC with more suggested Conditions to consider and respond to.

I know that your 3pm Fri 3 Nov cut off is not legally binding in the 2003 Lic Act but I now am concerned that the Committee will not look favorably on residents, were we to submit further papers on Monday, 6 November or Tuesday 7 November.

Our fear is that the Committee might find our submissions of Monday and Tuesday unreasonable.

Residents are aware that overwhelming residents with confusing legalities and reams of reports is common practice for CFC; we learned this months ago during the Concerts on the Concourse application and the Drinks Tent for 1,000 application, which were withdrawn in May. Now, CFC wants to turn quiet community floorspace of a Health Club built for the use of local residents, schools etc into a full blown hospitably venue for 600-plus 'low to mid-tier' fans who can afford paying £280-£700 for a pre and post match drink up.

The comments from Planning on pages 145-170 of the Reports Pack reveal that much is unanswered, certain documents have yet to be found, non-binding opinions confuse at least me. We are baffled as to how decisions can be taken on November 8th without all the facts.

Therefore, I request that you contact the three committee members with my email here and ask them to postpone the hearing.

██████████ with and for Barclay Road Residents

From: [REDACTED]
Sent: Friday, November 3, 2023 10:43 AM
To: Mckenna Lorna: H&F <Lorna.Mckenna@lbhf.gov.uk>
Subject: Additional information for 8 Nov hearing from Barclay Road Residents

Dear Licensing and Sub-Committee members on 8 Nov,

I attach to this email supplementary information for the 8 November 2023 LBHF Licensing hearing Supplementary Pack

As I have explained, I might have further submissions to make but this one meets your internal 3pm today/Friday requested deadline.

If Lorna would be so kind to check that each is readable (I have checked and reduced size) and collate so that this email is the first page and then the pdfs line up as per the list here, that would be most helpful.

1. PDF 2 pages, original refusal
2. Nov 1, 2023 Evening Standard article, 2 pages
3. 11 May 2023 Evening Standard article, 2 pages
4. 11 May 2023 West End Final, ES, 1 page
5. 27 Nov 2022 Mail on Sunday, 3 pages (2 of online version, 1 of paper version)

Thank you.

Barclay Road Conservation Area Neighbourhood Watch (Barclay Road Residents)—
sent by [REDACTED]

335/A



11th November 1998

Environment

FLETCHER PRIEST ARCHITECTS
23-27 HEDDON STREET
LONDON
W1R 8RA

**London Borough of
Hammersmith and Fulham**

Town Hall, King Street, Hammersmith
London W6 9JU
Telephone 0181-748 3020

Enquiries: 0181-576 5013
or: 0181 576 5056

Applicant:
CHELSEA VILLAGE PLC
STAMFORD BRIDGE
FULHAM ROAD
LONDON
SW6 1HS

Application number:
98/01169
Registered on:
2nd June 1998
Property reference:
01110174104022000

Town and Country Planning Act 1990

**RECORD OF COMMITTEE RESOLUTION
(APPEAL AGAINST NON-DETERMINATION)**

Location and Description

STAMFORD BRIDGE STADIUM, FULHAM ROAD, LONDON, SW6 1DU

Erection of a three storey building to provide a new sports and leisure centre and a museum.

Drg. Nos: 528/P001, 528/P002, 528/P003, 528/P004, 528/P005,
528/P006, 528/P007, 528/P008, 528/P009, 528/P010,
528/P011, 528/P012, 528/P013, 528/P014, 528/P015,
528/P016, 528/P017, 528/P018.

Particulars of Resolution

The Committee resolved as follows:

Had they been empowered to determine this application, full planning permission would have been refused for the following reason(s):

- 1 The siting of the proposed development, together with the need to provide space for emergency and other essential vehicles, would reduce the width of the perimeter walkway thereby restricting the flow of spectators resulting in the

Peter Bishop Director

Neil Newton Managing Director

potential for unsafe conditions to occur on match days. The design of the development would therefore conflict with the needs to ensure a safe and secure environment for pedestrians contrary to the Unitary Development Plan Policy TN5.

- 2 The proposed development would create a demand for on site parking which together with parking demands associated with other uses of the site could not adequately be provided thereby resulting in on street parking stress with a consequent loss of amenity to the surrounding area contrary to the Unitary Development Plan Policies TN 12-15.
- 3 The parking layout is unacceptable in that it takes no account of the need for pedestrian/vehicular segregation and provision of parking spaces for other vehicles. Consequently, the reduction in availability of parking spaces would lead to cars using the underground car park resulting in a displacement of vehicles on-street to the detriment of the surrounding area contrary to the Unitary Development Plan Policies TN 12-15.

Stephen Morales

On behalf of Director of the Environment Department.
Duly authorised by the Council to sign this notice.

Note:

This notice is for record purposes only. It is not a refusal of planning permission and is issued to the appellant/agent only for their information.

Residents hit out at plans for new hospitality suite at Chelsea's ground Stamford Bridge

Residents say VIP guests already cause disruption - including King of Spain

Josh Salisbury *The Standard* 1 November 2023

https://www.standard.co.uk/news/london/stamford-bridge-chelsea-hospitality-objections-hammersmith-fulham-council-b1117430.html?utm_medium=Social&utm_source=Twitter#Echobox=1698852273-1



General view of Stamford Bridge PA

Fulham residents have hit out at plans for a hospitality suite at [Chelsea FC's](#) ground over fears of antisocial behaviour outside their homes.

The [Premier League](#) club wants to create a new venue at [Stamford Bridge](#) for match days called the Rose and Ball.

But in a letter of objection, some residents claim to have already been inconvenienced by VIP match-goers using their street as a car park - such as the King of Spain.

However, Chelsea has vowed that a series of conditions would minimise harm to those living nearby.

"Drug taking is very visible, drunken behaviour, urination and even defecation is often seen," said one resident in an objection to [Hammersmith and Fulham Council](#).

"Again, think of the health issues. Just consider the implications for the elderly and families.

“One example, the King of Spain attended an event and these vehicles blocked access to our road for a lengthy period of time, engines running, fumes being emitted.”



Former king of Spain Juan Carlos (John Walton/PA) PA Archive

Another added: “For a recent match we had the King of Spain’s entourage’s vehicles hovering in front of our house for two hours.

“All the roads around here become a double parking waiting lot for VIPs, their drivers,

and their vehicles. This is a crime and causes disorder as most of these cars are illegally parked.”

It is not clear if objectors are referring to the current king, Felipe VI, or the disgraced former king Juan Carlos, who is known to have jetted in to watch Real Madrid beat Chelsea in April.

The club is seeking permission to turn its former gym, said to have counted Hugh Grant and Lord Coe as being among its members, into the suite, which would cost a minimum of £280 per person.

It said this would be a “lower mid-level” offering compared to its more elite options which can cost nearly £10,000, and would provide inclusive drinks and food.

The club has told residents in a letter: “The facility will offer those attending matches an attractive and sophisticated environment in which to socialise before a match (for up to three hours) and after a match (for up to ninety minutes).

“All attendees will be going to the match. The facility will not increase the capacity nor attendance at matches. Rather it will provide a new amenity for some of our fans who will already be attending.”

Councillors are set to decide on the licensing application on November 8.

Chelsea FC scraps all-day music venue after local pressure

'Our primary concern is building a strong relationship with our neighbours,' the club said

[Ethan Croft](#) 1 hour ago

<https://www.standard.co.uk/news/londoners-diary/londoners-diary-chelsea-fc-owner-todd-boehly-scraps-all-day-music-venue-after-local-pressure-b1080374.html>



Stamford Bridge / Getty Images

Chelsea football club has scrapped plans for an all-day music venue outside Stamford Bridge stadium after facing pressure from local residents.

Since he became Chelsea's owner [Todd Boehly](#), an American businessman, has unveiled proposals to redevelop the area around the stadium.

These included the construction of a large marquee venue for music events. The club submitted licensing plans to Hammersmith and Fulham Council that would have allowed it to serve alcohol in the marquee from 10am-11pm every day of the week. There were further plans for redevelopment of the concourse and plaza areas around Stamford Bridge.

In a letter to residents this week, Glick said: "Having spoken to some residents further to understand the issues involved, we have decided to withdraw both license applications and we have informed LBHF accordingly."

"Our primary concern is building a strong relationship with our neighbours. We want to do that independently from those applications."



Todd Boehly / AFP via Getty Images

Hundreds of locals objected to the proposal when a consultation was held in March. At a testy meeting with residents, the club's President of Business Tom Glick admitted he had "underestimated" opposition to the plans.

“Having spoken to some residents further to understand the issues involved, we have decided to withdraw both license applications and we have informed LBHF accordingly.”

Boehly, the club’s owner, recently boasted: “we’ve got an unbelievable location in the top city in the world.”

“He didn’t realise that what makes it so unbelievable is the village atmosphere of a club surrounded by residents in picture perfect Victorian enclaves, on all four sides”, said one local.

//end//

<https://www.standard.co.uk/news/londoners-diary/londoners-diary-chelsea-fc-owner-todd-boehly-scrap-all-day-music-venue-after-local-pressure-b1080374.html>

Londoner's Diary

diary@standard.co.uk @Londoners_Diary

Edited by Ethan Croft

Boehly has to face the music on his all-day plans for Stamford Bridge

CHELSEA Football Club owner Todd Boehly is scrapping his plan for an all-day music venue outside Stamford Bridge after facing pressure from nearby residents.

Hundreds of locals objected to the proposal when it was announced earlier this year. In a letter to residents this week, the club's President of Business Tom Glick said: "Our primary concern is building a strong relationship with our neighbours. We want to do that



independently from those applications." American businessman Boehly recently boasted: "We've got an unbelievable location in the top city in the world." Wings clipped?

Neighbours cry foul over plans for an all-day music venue at Chelsea stadium that would allow alcohol to be served from 10am to 11pm, with the concourse to be 'accessible to the public 24 hours a day'

- Plans to convert Chelsea FC's Stamford Bridge into a music venue in the day
- Music would be played and alcohol would be sold between 10am and 11pm
- Writer Kate Reardon lives nearby and said it would 'destroy' her family's lives
- The club submitted plans to Hammersmith and Fulham Council this month

By [MAX AITCHISON FOR THE MAIL ON SUNDAY](#)

PUBLISHED: 00:23, 27 November 2022 | UPDATED: 01:07, 27 November 2022

It is one of [London's](#) most desirable neighbourhoods – so Chelsea has always seemed an unlikely setting for a huge football stadium.

But given that Chelsea FC set up home just off the fashionable Fulham Road in 1905, its well-heeled residents are used to thousands of fans packing their streets a few times a month.

Now, however, they are rankled over a plan to convert part of the 41,000-capacity stadium into an all-day drinking and music venue – open every day.

The club submitted licensing plans to Hammersmith & Fulham Council this month which, if granted, would allow live and recorded music to be played, and alcohol to be sold between 10am and 11pm with the concourse 'accessible to the public 24 hours a day'.

Writer Kate Reardon, 54, who lives nearby with her two young children, said: 'It appears they're applying for some sort of version of Glastonbury meets Munich's Oktoberfest for stadium-capacity crowds, 365 days a year.

'It will destroy our lives. Already on match days, locals have profoundly compromised access to Chelsea and Westminster Hospital because ambulances can't get through.

'If alcohol is sold until 11 o'clock at night, and they're open 24 hours a day, how on earth will they police the noise and the disruption?'

She added: 'Thousands of families' lives in the neighbourhood are going to be ruined.'

+2
[View gallery](#)

Chelsea FC have submitted plans to Hammersmith and Fulham Council for their Stamford Bridge stadium to become a live music venue selling alcohol between 10am and 11pm each day

'It will destroy our lives. Already on match days, locals have profoundly compromised access to Chelsea and Westminster Hospital because ambulances can't get through.

'If alcohol is sold until 11 o'clock at night, and they're open 24 hours a day, how on earth will they police the noise and the disruption?'

She added: 'Thousands of families' lives in the neighbourhood are going to be ruined.'

Briony Eastman, 70, who lives in Britannia Road next to Stamford Bridge stadium, said: 'I moved with my young family to this neighbourhood 28 years ago knowing about the football matches and have lived here happily, accommodating the football crowds, as there are excellent transport facilities, shops and schools.

'But we didn't expect it to become a music and film venue, where alcohol can be freely drunk on the premises and in the Fulham Road, risking the area becoming an unacceptable place for people, families and communities wanting to be safe.'

Jeremy Lyon-Lee, 48, who has lived in the area for nearly ten years with his wife and their three children, said he was concerned about how it would affect the area's value.

'There are knock-on implications for house prices if it becomes known as an area that is congested and polluted with lots of nuisance,' he said.

Average house values in Britannia Road last year were £1.85 million.

It has been suggested that the application by the club, owned by a consortium led by an American billionaire, is merely intended to 'improve fans' experience on matchdays' and does not extend to standalone concerts or one-off events.

Chelsea Football Club declined to comment.



From: Licensing HF: H&F <licensing@lbhf.gov.uk>
Sent: Wednesday, November 1, 2023 4:28 PM
Subject: Proposed Conditions - Chelsea Football Club - The Rose And Ball Stamford Bridge Stadium
Fulham Road London SW6 1HS

Dear all,

Licensing Act 2003

Reference: 2023/01413/LAPR

**Premises: Chelsea Football Club - The Rose And Ball Stamford Bridge Stadium
Fulham Road London SW6 1HS**

I am contacting you as a representor against the Chelsea Football Club, The Rose and Ball application.

The agent has proposed the following conditions to be considered to be added to the licence, should it be minded to be granted at the committee. For full transparency, the agent has asked the Licensing Authority to forward the attached document and the below:

Please may we put forward the following proposals for consideration by the committee.

1. *Premises licence to only operate on CFC match days.*
2. *The balcony not to permit licensable activity, nor consumption of alcohol. No customer access to be permitted (saving cases of emergency).*
3. *The premises will adopt the "ask Angela" (or similar) scheme. All staff will be trained in the process to be adopted when any customer "asks for Angela". Should the customer "ask for Angela" the matter will be recorded in the incident log.*
4. *A written policy to prevent customers or staff bringing illegal drugs onto the premises at any time shall be in place and operated at the premises. Staff will be trained in such policy.*
5. *A written policy to prevent drinks being "spiked" shall be in place and operated at the premises. Staff will be trained in such policy.*

One of the representations raises concerns about a specific condition within the Operating schedule (namely the interpretation of the word public). We would therefore propose to amend the condition that reads "no customer carrying open or sealed beverage container shall be admitted to the premises when it is open to the public" such that the condition should now read:

1. *"No customer carrying open or sealed beverage containers shall be admitted to the premises".*

Please let me know if the above addresses the concerns raised in your objection, and you are minded to withdraw? If you are not minded to withdraw, you are invited to attend a licensing sub-committee on the 8th November 2023 at 6.30pm to provide your representation and supporting evidence verbally. Please can you confirm by return of email

Kind regards

Lorna McKenna

Licensing Compliance Officer

Licensing

The Economy Department

Hammersmith & Fulham Council

From: [REDACTED]
Sent: Wednesday, November 1, 2023 4:58 PM
To: Licensing HF: H&F <licensing@lbhf.gov.uk>
Subject: Re: Proposed Conditions - Chelsea Football Club - The Rose And Ball Stamford Bridge Stadium Fulham Road London SW6 1HS

Dear Lorna

On reflection I am now happy with this application.

Regards

[REDACTED]
[REDACTED]

On Thu, Nov 2, 2023 at 9:28, Licensing HF: H&F <licensing@lbhf.gov.uk> wrote:

Hi [REDACTED],

Thank you for your response.

Please can you confirm, if you withdraw you representation now you are happy with this application?

Kind regards

Lorna McKenna

Licensing Compliance Officer

Licensing

The Economy Department

From: [REDACTED]
Sent: Thursday, November 2, 2023 10:00 AM
To: Licensing HF: H&F <licensing@lbhf.gov.uk>
Subject: RE: Proposed Conditions - Chelsea Football Club - The Rose And Ball Stamford Bridge Stadium Fulham Road London SW6 1HS

Hi

Yes representation withdrawn.

Regards



From: [REDACTED]
Sent: Wednesday, November 1, 2023 5:18 PM
To: Licensing HF: H&F <licensing@lbhf.gov.uk>
Subject: Re: Proposed Conditions - Chelsea Football Club - The Rose And Ball Stamford Bridge Stadium Fulham Road London SW6 1HS

Thank you for sending this through. These points do not address my concerns.

Looking forward to attending the hearing.

Best wishes

[REDACTED]

From: [REDACTED]
Sent: Wednesday, November 1, 2023 9:06 PM
To: Licensing HF: H&F <licensing@lbhf.gov.uk>
Subject: Re: Proposed Conditions - Chelsea Football Club - The Rose And Ball Stamford Bridge Stadium Fulham Road London SW6 1HS

Dear Lorna,

My objection still stands.

From: [REDACTED]
Sent: Wednesday, November 1, 2023 4:38 PM
To: Licensing HF: H&F <licensing@lbhf.gov.uk>
Subject: Re: Proposed Conditions - Chelsea Football Club - The Rose And Ball Stamford Bridge Stadium Fulham Road London SW6 1HS

No, I am afraid the above does not change my mind about the development in any way - I am wholehearted against it.

Annoyingly, I am not able to attend the meeting on 8th November, but trust that the Residents at Brompton Park Crescent (of whom I am one) will be well represented and our views taken into account.

Regards [REDACTED]

From: [REDACTED]

Sent: Wednesday, November 1, 2023 6:58 PM

To: Licensing HF: H&F <licensing@lbhf.gov.uk>

Subject: Abuse of process. Residents time used unnecessarily--Re: Proposed Conditions - Chelsea Football Club - The Rose And Ball Stamford Bridge Stadium Fulham Road London SW6 1HS

Dear Licensing

Thanks for the ongoing stream of oft repetitive as well as confusing emails from CFC via the Licensing Authority.

CFC had weeks to put together their Application, proudly using the pre-application advice process to boot, and now they are confusing residents with last minute emails.

- Previously, they sent out, twice, their 25MB 'Blue' powerpoint presentation and a 3-page letter about the 660 'low to mid-tier' punters they plan to attract to the Health Club at £270-£700 for bottomless drinks and nibbles three hours before a match and 90 minutes after. CFC mailings are becoming akin to a bot.

- Yesterday we had the 77MB Public Reports Pack of 238 pages with a lot of their repetitive info plus new confusing procedure reports that we are to sift through in a flash.

- Now, today, Nov 1, they are adding Conditions to clarify their position, hoping to lose a few Responders who might email their withdrawal of their Rep.

- All these sudden, suggested Conditions below do in fact represent specific concerns raised in Reps by residents who were gobsmacked at the lack of detail as well as mistakes made in the Operating Schedule; this shows how little thought was put into this Application. This shows how much time is spent and wasted by residents when Applications are not thought through fully. Applications should have all of this material attached to them from the start instead of residents having to beg for common sense thinking, and back that up with facts. CFC is not above the law, at least not yet.

-They needed residents to tell them that they need these Conditions? Do they now need residents to suggest again Conditions regarding spiking vs a policy that gets lost in iCloud docs? Or to commit to at least the industry standard of 8 SIA security for alcohol-led events of 600 plus, and drug sniffing dogs to stop problems at the door? A commitment to swabbing toilet seats for drugs would go a long way in showing that they are at least attempting to get a grip on the concerning headlines ref Chelsea fans in the top league tables of 15% fans arriving for matches already very 'high'.

The answer is, no. The truth is that we recognise this pattern.

They are using the process to drip feed into Responders, in the hope that they can come to the 8 Nov hearing to tell the Committee something akin to, 'xxx Responders were so pleased with the last-minute suggested Conditions that xxx Responders withdrew their Reps'. We residents are not legal experts, but we see through these tricks of the trade; the Committee needs to know about these tactics of the Applicant.

This is abuse of process.

Most residents are already totally overwhelmed with the idea of turning a quiet health club's fitness first floor into a giant drinking parlor for over 600, of course with alcohol absorbing offerings passed around; a new interpretation of community floor space as never before.

I do not withdraw my Representation.

[REDACTED]

[REDACTED] Licensing HF: H&F

Sent: Friday, November 3, 2023 8:27 AM

To: [REDACTED]

Subject: RE: Abuse of process. Residents time used unnecessarily--Re: Proposed Conditions - Chelsea Football Club - The Rose And Ball Stamford Bridge Stadium Fulham Road London SW6 1HS

Dear [REDACTED]

Thank you for your email and comments. I have noted that your objection still stands.

Please be aware that the applicant and representors are entitled to submit documents to be considered by the committee as a supplementary agenda. We completely appreciate that it is frustrating for residents to receive information in stages, but it is not unlawful for applicants to propose suggestions to address concerns prior to the hearing. As such we do not agree that there has been an abuse of the process at this stage.

Kind regards

Lorna McKenna

Licensing Compliance Officer

Licensing

From: [REDACTED]

Sent: Thursday, November 2, 2023 8:10 PM

To: Licensing HF: H&F <licensing@lbhf.gov.uk>

Cc: [REDACTED]

Subject: Re: Proposed Conditions - Chelsea Football Club - The Rose And Ball Stamford Bridge Stadium Fulham Road London SW6 1HS

Dear Lorna,

Many thanks for this email.

Please be advised I will not be withdrawing my objection to this application. The proposals below do not address the concerns of myself or other residents.

Kind regards

[REDACTED]