

**PUBLIC NOTICE**

London Borough of Lambeth



**NOTICE OF DESIGNATION OF AREAS FOR SELECTIVE LICENSING**

**Section 80, Housing Act 2004**

1. The London Borough of Lambeth ("The Council") in exercise of its powers under section 80 of the Housing Act 2004 ("the Act") hereby designates for selective licensing the areas described in paragraph 5

**CITATION, COMMENCEMENT AND DURATION**

- This Designation shall be known as the "London Borough of Lambeth Designations 1 of an Area for Selective Licensing 2024". All privately rented residential accommodation situated within the designated areas must be licensed with the Council unless subject to statutory exemption as set out in paragraph 6.
- The Designation is made on **22nd May 2024**. The Designation fall within a description of designations for which confirmation is not required by Secretary of State, and come into force on **2nd September 2024**
- The Designation shall cease to have effect on **1st September 2029** (not more than 5 years) or earlier if the Council revokes the scheme under section 84 of the Act.

**AREA TO WHICH THE DESIGNATION APPLIES**

- This designation shall apply to the following areas of the London Borough of Lambeth. The Designation covers the area coloured green on the map in annex A below. The following wards are included:
  - Knights Hill
  - Streatham Common & Vale
  - Streatham Hill East
  - Streatham St Leonards

**APPLICATION OF THE DESIGNATION**

- This designation applies to any house1 which is let or occupied under a tenancy or licence within the area described in paragraph 5 unless:
  - the house is a house in multiple occupation [HMO] that falls within the nationally prescribed category of HMO that is required to be licensed as a 'mandatory HMO' under section 55(2)(a) Part 2 of the Act;
  - the house is a house in multiple occupation that falls within the prescribed category of HMO that is required to be licensed under the London Borough of Lambeth Designation of an Area for Additional Licensing of Houses of Multiple Occupation made on 9th December 2023 under Section 56 of the Housing Act 2004;
  - the tenancy or licence of the house has been granted by a registered social landlord;
  - the house is subject to an Interim or Final Management Order under Part 4 of the Act;
  - the house is subject to a temporary exemption under section 86 of the Act; or
  - the house is occupied under a tenancy or licence which is exempt under the Act or the occupation is of a building or part of a building so exempt as defined in Paragraph 5(f): Exempted tenancies or licences, Selective Licensing of Houses (Specified Exemptions) (England) Order 2006 SI 370/2006.

**EFFECT OF THE DESIGNATION**

- Subject to sub paragraphs 6(a) to (f) every house in the area specified in paragraph 5 that is occupied under a tenancy or licence shall be required to be licensed under section 85 of the Act.6
- The London Borough of Lambeth will comply with the notification requirements contained in section 83 of the Act and shall maintain a register of all houses registered under this designation, as required under section 232 of the Act.5

If you are a landlord, managing agent or a tenant, or if you require information regarding this designation, or to apply for a licence, further information and assistance is available from the Council's Private Rented Property Licensing Team by telephone on 020 7926 8591 or by email to [PRSLicensing@lambeth.gov.uk](mailto:PRSLicensing@lambeth.gov.uk), or by writing to Private Sector Enforcement and Regulation Service, PO Box 80771, London, SW2 9QQ

The Designation may be inspected at the above address during office hours. All landlords, managing agents or tenants within the designated area should obtain advice to ascertain whether their property is affected by the Designation by contacting the Council's Private Rented Property Licensing Team.

Upon the Designation coming into force any person having control of or who manages a licensable property without a licence or allows a licensed property to be occupied by more households or persons other than as authorised by a licence, is liable to prosecution and upon summary conviction is liable to an unlimited fine pursuant to the provisions of section 95 of the Housing Act 2004. A person who breaches a condition of a licence is liable upon summary conviction to an unlimited fine. The Council, as an alternative to initiating a prosecution, may pursue one or more of a range of other enforcement actions including the imposition of a financial penalty of up to £30,000 and/or taking management control of the unlicensed property. Further, where an offence has been committed an application may also be made by the Council and/or tenant under the provisions of section 96 and 97 of the Housing Act 2004 for a Rent Repayment Order to pay back up to 12 months' rent, Housing Benefit or Universal Credit. No notice under section 21 of the Housing Act 1988 may be given in relation to an assured shorthold tenancy of the whole or part of an unlicensed house so long as it remains an unlicensed house.

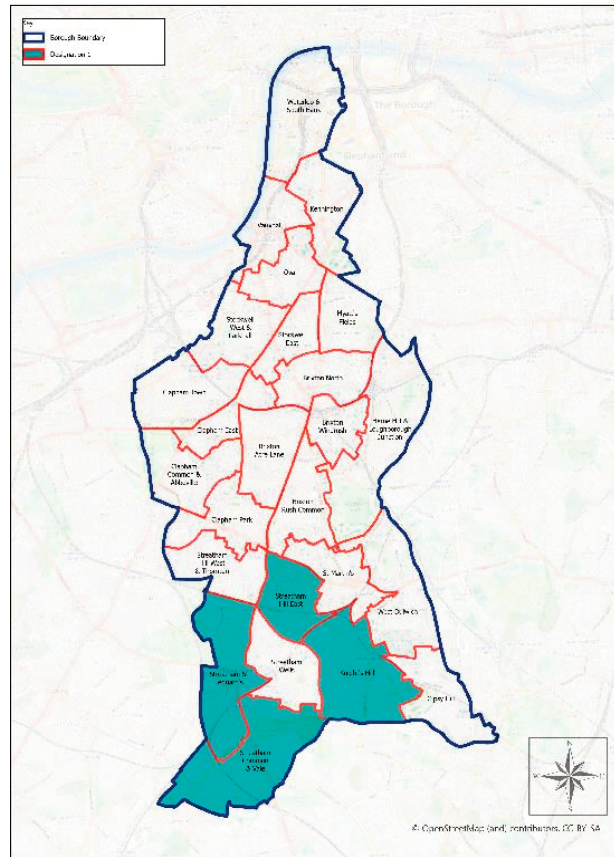
Signed: *Venitia Reid-Baptiste*

Venitia Reid-Baptiste, Corporate Director, Resident and Enabling Services on behalf of London Borough of Lambeth on **22nd May 2024**

- 1 For the definition of "house" see sections 79 and 99 of the Act
- 2 Section 55 of the Act defines which Houses in Multiple Occupation are required to be licensed under the Act. See also The Licensing of Houses in Multiple Occupation (Prescribed Descriptions) (England) Order 2005 (SI 2006/371)
- 3 Additional Licensing covers HMOs that are not within the scope of Mandatory HMO Licensing where tenants share one or more 'basic amenities' i.e. a WC, personal washing facilities or cooking facilities. 'Section 257' HMO buildings would need a selective licence unless; an individual flat was itself multiply occupied which would need an additional or mandatory HMO licence depending on the number of persons accommodated or, where the building or part of a building is of three or more storeys that have been converted into three or more self-contained flats and where both the building and self-contained flats it contains are under the same ownership or considered by the council to be effectively under the same control.
- 4 Section 79 (3) of the Act. For the definition of a Registered Social Landlord see Part 1 of the Housing Act 1996
- 5 Section 232 of the Act and paragraph 11 of SI 373/2006

**Annex A: Map below showing selective licensing designations with the designation boundaries marked in blue and the designation areas marked in green**

DAI 086 London Borough of Lambeth Designation 1 Wards



**LICENSING ACT 2003 APPLICATION FOR GRANT OF PREMISES LICENCE**

Healthy Eaters Ltd has applied to the London Borough of Lambeth for the grant of a premises licence, in respect of the following premises:

**Healthy Eaters, 26 Market Row, London SW9 8LD**

which would authorise the following licensable activities:  
**Supply of alcohol:  
 Monday-Sunday 11:00 - 00:00 in and off the premises  
 Late night refreshment:  
 Monday-Sunday 23:00 - 00:00 in and off the premises**

The record of this application may be inspected during normal office hours by an appointment at the Licensing Section, London Borough of Lambeth, 3rd floor Civic Centre, 6 Brixton Hill, London, SW2 1EG, or via the licensing authority's website, at [www.lambeth.gov.uk/licensing](http://www.lambeth.gov.uk/licensing)

A responsible authority or any other person may make representation to the licensing authority in respect of this application. Representations must be made in writing, either by post to the above address, or by email to [licensing@lambeth.gov.uk](mailto:licensing@lambeth.gov.uk) and must be received no later than **15/08/2024**

It is an offence to knowingly or recklessly make a false statement in connection with a licensing application, and the maximum fine for which a person is liable on summary conviction for that offence shall not exceed level 5 on the standard scale (£5,000).

**LONDON BOROUGH OF LAMBETH**  
**ROAD TRAFFIC REGULATION ACT 1984 - SECTION 14**  
**TEMPORARY ROAD CLOSURE – GLASSHOUSE WALK**

- NOTICE IS HEREBY GIVEN that, to enable Thames Water maintenance and repair works to be carried out, Lambeth Borough Council, subject to the agreement of Transport for London, intend to make an Order the effect of which would be to temporarily ban vehicles (including cyclists) from entering in that length of Glasshouse Walk which lies between Albert Embankment and Goding Street.
- The ban would only apply at such times and to such extent as shall be indicated by the placing of the appropriate traffic signs.
- Alternative routes would be available for affected motor vehicles via Glasshouse Walk, Tyers Street, Black Prince Road, Kennington Road, Lambeth Road and Albert Embankment.
- Alternative routes would be available for affected cyclists via (i) Glasshouse Walk, Vauxhall Walk, Tinworth Street and Albert Embankment; and (ii) Albert Embankment, New Spring Gardens Walk and Goding Street.
- The Order would come into force on 11th August 2024 and would continue for 1 month, or until the works have been completed whichever is the sooner. In practice it is anticipated that the Order would have effect on 11th August 2024 between 8am and 4.30pm, but if the works cannot be completed or carried out during that time the Order would also have effect on subsequent dates within that maximum period of 1 month.

Dated 26 July 2024  
**Ben Stevens**  
 Highway Network Manager

**LONDON BOROUGH OF LAMBETH**  
**ROAD TRAFFIC REGULATION ACT 1984 - SECTION 14**  
**TEMPORARY ROAD CLOSURE MONTFORD ROAD**

- NOTICE IS HEREBY GIVEN that, to enable new sewer connection works to be carried out, the Council of the London Borough of Lambeth have made an Order, the effect of which will be to temporarily ban vehicles from entering in that length of the south-eastern arm of Montford Place which lies between No. 23 Montford Place and its south-western extremity.
- The ban will only apply at such times and to such extent as shall be indicated by the placing of the appropriate traffic signs.
- The Order will come into force on 5th August 2024 for a maximum duration of 1 month (to allow for contingencies) or until the works have been completed, whichever is the sooner. In practice, it is anticipated that works will be carried out between 5th and 16th August 2024, but if the works cannot be carried out or completed during that time, the Order may also have effect on subsequent dates within the maximum period of 1 month.

Dated 26 July 2024  
**Ben Stevens**  
 Highway Network Manager

**LONDON BOROUGH OF LAMBETH**  
**Notice Under The Town and Country Planning Acts**

**NOTICE IS HEREBY GIVEN that the Council is considering applications as set out below under the following categories;**

- ADV = ADVERTISEMENT CONSENT
- FUL = FULL PLANNING PERMISSION
- LB = LISTED BUILDING CONSENT
- VOC = VARIATION OF CONDITIONS
- P3G = PRIOR OF APPROVAL E USE TO MIXED

Written representations should be made within three weeks of the date of this advertisement to the Director of Planning, PO Box 734, Winchester SO23 5DG. Any comments made are open to inspection by the public and in the event of an appeal may be referred to the Secretary of State for Communities and Local Government. Confidential comments cannot be taken into account in determining an application.

Application plans can be viewed online at [www.lambeth.gov.uk/searchplanningapps](http://www.lambeth.gov.uk/searchplanningapps) – search using the reference number at the end of each application listing.

- 2 Flodden Road London SE5 9LL** Replacement of all double-glazed Upvc casement windows with double glazed Upvc casement windows. 24/01798/FUL
- 51 Lillieshall Road London SW4 0LW** Alteration/repositioning the terrace steps to the rear garden, including the installation of retaining walls (Flat A). 24/02027/FUL
- County Hall Riverside Building Westminster Bridge Road London Lambeth SE1 7PB** Installation of new partition walls and double doors within an existing bin store area. 24/02083/LB
- 62 Sunnyhill Road London SW16 2UL** Excavation to provide basement together with a part-1 and part-2-storey rear extension. 24/02057/FUL
- Keybridge House 80 South Lambeth Road London SW8 1RG** Variation of conditions 9 (Operational and Customer Management Plan), 10 (Opening Hours) and 18 (Retains active frontages) of planning permission ref : 21/04616/VOC (Variation of condition 21 (Floorspace) of planning permission ref. 19/01531/FUL (Use of the ground floor of Block B for flexible uses B1, A1-A4, D1, D2 uses (1,017 sqm) and use of the ground floor of Block C for flexible uses B1, A1-A4, D1, D2 uses (396 sqm) and use of the Basement -1 level for flexible uses comprising B1, A1-A4, D1, D2 uses (5,922 sqm).) Granted on: 11/02/2021  
 Variation sought:  
 To amend Condition 21 to remove the requirement for a minimum quantum of office (B1) floorspace on the site and therefore to delete the last sentence of the Condition, as worded below:  
 Notwithstanding the GIAs for the uses hereby permitted a minimum of 1457sqm of Class B1 floorspace shall be provided on site) granted on 19.05.2022.
- Variation sought :  
 To include an electric indoor go karting use (Sui Generis) to conditions 9,10 and 18. 24/01937/VOC
- 2 Cavendish Parade Clapham Common South Side London Lambeth SW4 9DW** Installation of an extraction flue system to the ground floor retail above the rear extension. 24/01954/FUL
- Adjacent 1 Chaucer Road London SE24 0NY** Demolition of the existing garage and erection of a 2 storey dwelling house together with provision of refuse and cycle storage. 24/02145/FUL
- 16 Dulwich Road London SE24 0PA** Replacement of 3 single glazed timber sash windows with double glazed timber sash windows to the front elevation to the lower ground floor flat. (Flat A). 24/01807/FUL
- 21 Regents Bridge Gardens London SW8 1JR** Installation of an additional roof light to the eastern side of roof. 24/02101/FUL
- 36 Ambleside Avenue London SW16 1QP** Erection of a single storey ground floor rear extension. 24/02140/FUL
- 11 Baldry Gardens London SW16 3DL** Erection of a single storey side extension and replacement of 1 existing ground floor rear window with a double door. 24/02113/FUL
- 409 - 411 Brixton Road London SW9 7DG** Application for Prior Approval for the change of use of an existing office at first floor (Use Class E) to 2 flats (Use Class C3). 24/02108/P3G
- 35 Bromfelde Road London SW4 6PP** Erection of single storey outbuilding in rear garden; alteration to fenestration involving the enlargement of existing ground floor rear door - 33A. 24/02010/FUL
- 5 The Spinney London Lambeth SW16 1LA** Erection of a single storey ground floor rear infill extension with a side obscured window. 24/01982/FUL
- 11 To 11A The Pavement London London SW4 0HY** Replacement of single glazed timber framed sash windows with double glazed painted timber framed sash windows to the front and rear elevations at 1st to 3rd floors for Flats A and B and communal stair. 24/01140/FUL

Dated this Friday 26/07/2024

*Rob Bristow*

**Rob Bristow**  
 Director - Planning, Transport & Sustainability  
 Climate and Inclusive Growth Directorate



**LONDON BOROUGH OF LAMBETH**  
**ROAD TRAFFIC REGULATION ACT 1984 - SECTION 14**  
**TEMPORARY TRAFFIC RESTRICTIONS ON PALACE ROAD**

1. NOTICE IS HEREBY GIVEN that to facilitate water main replacement works the Council of the London Borough of Lambeth made an Order, the general effect of which will be to temporarily ban vehicles from entering, parking, waiting, loading, and unloading in phases: -

- (1) Phase 1 - Palace Road between Coburg Crescent and Hillside Road.
- (2) Phase 2 and 3 - (a) Palace Road between Coburg Crescent and Hillside Road; (b) Hillside Road, suspend parking, waiting, and loading from the south-western kerb-line of Palace Road, southwestward for 110 metres.
- (3) Phase 4 - Palace Road between Hillside Road and Kingsmead Road.
- (4) Phase 5 - Palace Road between Kingsmead Road and Northstead Road.
- (5) Phase 5 - Palace Road between Northstead Road and Kinfauns Road.

2. Alternative routes for affected vehicles will be available: -

- (1) Phase 1, 2 and 3, via Hillside Road, Christchurch Road and Roupell Road and vice versa.
- (2) Phase 4 and 5, via Hillside Road, Lanercroft Road and Probyn Road and vice versa, as indicated by traffic signs.

3. The bans will only apply at such times and to such extent as shall, from time to time, be indicated by the placing of the appropriate traffic signs.

4. The Order comes into force on 29 July 2024 and would continue for a maximum duration of 8 months, or until the works have been completed whichever is sooner.

**Dated 26 July 2024**

**Ben Stevens**  
Highway Network Manager

**LONDON BOROUGH OF LAMBETH**  
**ROAD TRAFFIC REGULATION ACT 1984 - SECTION 14**  
**TEMPORARY TRAFFIC RESTRICTIONS ON DORRELL PLACE AND NURSERY ROAD**

1. NOTICE IS HEREBY GIVEN that to facilitate the operation of a crane the Council of the London Borough of Lambeth made an Order, the general effect of which will be to temporarily: -

- (1) ban vehicles and pedestrians from entering, waiting, and stopping in: -
  - (a) Dorrell Place between the junctions of Brixton Road and Nursery Road;
  - (b) Nursery Road between a point 20 metres south of the southern kerb-line of Ferndale Road southward for 60 metres.
- (2) Suspend the banned turn from Nursery Road into Shannon Grove;
- (3) Suspend the prohibition of vehicles restriction on Shannon Grove to allow two-way access/egress from Nursery Road.

2. Alternative routes for affected vehicles will be available via (a) Ferndale Road, Pulross Road, Bellefields Road, Stockwell Road, Stockwell Park Walk, (A23) Brixton Road, (A23) Brixton Hill, Effra Road, St. Matthew's Road, (A23) Brixton Hill, (A23) Brixton Road, Brighton Terrace, Bernay's Grove, Tunstall Road and Shannon Grove; (b) Shannon Grove, Tunstall Road, Bernay's Grove, Brighton Terrace, (A23) Brixton Road and Ferndale Road, as indicated by traffic signs.

3. The bans will only apply at such times and to such extent as shall, from time to time, be indicated by the placing of the appropriate traffic signs.

4. The Order comes into force on 4 August 2024 and would continue for a maximum duration of 2 months (to allow for contingencies) or until the works have been completed whichever is sooner. In practice it is anticipated that the works will take place between 4 August and 5 August 2024, or the first back-up dates of 18 August and 19 August 2024 or second back-up dates of 25 August and 26 August 2024.

**Dated 26 July 2024**

**Ben Stevens**  
Highway Network Manager

**LONDON BOROUGH OF LAMBETH**  
**ROAD TRAFFIC REGULATION ACT 1984 - SECTION 14**  
**TEMPORARY TRAFFIC RESTRICTIONS ON WINTERWELL ROAD**

1. NOTICE IS HEREBY GIVEN that to facilitate development works the Council of the London Borough of Lambeth made an Order, the general effect of which would be to: -

- (1) Suspend part of the [ER] permit holder parking place on Winterwell Road from a point 7.8 metres east of the eastern boundary of No. 6 Winterwell Road eastward for 6 metres.
- (2) Install 6 metres of double yellow lines as defined in 1(1) above.

2. The bans will only apply at such times and to such extent as shall, from time to time, be indicated by the placing of the appropriate traffic signs.

3. The Order comes into force on 1 August 2024 and will continue for a maximum duration of 18 months or until the works have been completed whichever is sooner.

**Dated 26 July 2024**

**Ben Stevens**  
Highway Network Manager

**LONDON BOROUGH OF LAMBETH**  
**ROAD TRAFFIC REGULATION ACT 1984 - SECTION 14**  
**TEMPORARY ROAD CLOSURE BABINGTON ROAD**

1. NOTICE IS HEREBY GIVEN that, to enable sewer cleaning works to be carried out, the Council of the London Borough of Lambeth intend to make an order the effect of which would be to temporarily ban vehicles from entering that length of Babington Road which lies between the common boundary of Nos. 67 and 69 Babington Road and the common boundary of Nos. 101 and 103 Babington Road.

2. Alternative routes would be available for affected vehicles via (i) Ambleside Avenue, Mitcham Lane and Conyers Road; and (ii) Conyers Road, Fairmile Avenue, Gleneagle Road and Ambleside Avenue.

3. The ban would only apply at such times and to such extent as shall be indicated by the placing of the appropriate traffic signs.

4. The Order would come into force on 12th August 2024 and it would continue for a maximum duration of 1 month (to allow for contingencies) or until the works have been completed whichever is the sooner. In practice it is anticipated that the Order would have effect between 11 am and 8 pm on 12th, 13th, 14th, 15th and 16th August 2024, but if the works cannot be carried out or completed during that time, the Order would also have effect on subsequent dates and times within the maximum period of 1 month.

**Dated 26 July 2024**

**Ben Stevens**  
Highway Network Manager

**LONDON BOROUGH OF LAMBETH**  
**ROAD TRAFFIC REGULATION ACT 1984 - SECTION 14**  
**TEMPORARY ROAD CLOSURE - HAZELBOURNE ROAD**

1. NOTICE IS HEREBY GIVEN that, to enable Thames Water new water main connection works to be carried out, the Council of the London Borough of Lambeth, subject to the agreement of Wandsworth Council, intend to make an Order the effect of which would be to temporarily ban vehicles from entering that length of Hazelbourne Road which lies between the party wall of Nos. 39 and 41 Hazelbourne Road and the party wall of Nos. 61 and 63 Hazelbourne Road (access to and from Minnie Kidd House would be permitted).

2. Alternative routes for affected vehicles would be available via Balham Hill, Gaskarth Road and Westlands Terrace and vice versa.

3. The ban would only apply at such times and to such extent as shall be indicated by the placing of the appropriate traffic signs.

4. The Order would come into force on 14th August 2024 and would continue for a maximum duration of 2 months (to allow for contingencies) or until the works have been completed whichever is the sooner. In practice, it is anticipated that the works would take place between 14th and 21st August 2024, but if the works cannot be carried out or completed during that time, the Order would have effect at subsequent times within the maximum period of 2 months.

**Dated 26 July 2024**

**Ben Stevens**  
Highway Network Manager

**LONDON BOROUGH OF LAMBETH**  
**ROAD TRAFFIC REGULATION ACT 1984 - SECTION 14**  
**TEMPORARY TRAFFIC RESTRICTIONS - CLAPHAM COMMON NORTH SIDE AND VICTORIA RISE**

1. NOTICE IS HEREBY GIVEN that, to enable Thames Water to carry out water main maintenance and repair works, the Council of the London Borough of Lambeth, subject to the agreement of Transport for London, intend to make an Order the effect of which would be to temporarily: -

- (a) ban vehicles proceeding in Victoria Rise from exiting Victoria Rise at its junction with Clapham Common North Side;
- (b) impose a one-way system in that length of Victoria Rise which lies between Clapham Common North Side and a point 8 metres north of Clapham Common North Side, in a north-westerly direction (towards Wandsworth Road);
- (c) ban vehicles entering that length of the southbound carriageway of Victoria Rise which lies between Clapham Common North Side and a point 8 metres north of Clapham Common North Side.

2. An alternative route for affected vehicles would be available via Wandsworth Road, Cedars Road and Clapham Common North Side.

3. The bans and one-way system would only apply at such times and to such extent as shall be indicated by the placing of the appropriate traffic signs.

4. The Order would come into force on 5th August 2024 and would continue in force for a maximum duration of 1 month (to allow for contingencies) or until the works have been completed whichever is the sooner. In practice, it is anticipated that the works would take place between 5th and 8th August 2024, but if the works cannot be carried out or completed during that time then the Order may have effect at subsequent times within the maximum period of 1 month.

**Dated 26 July 2024**

**Ben Stevens**  
Highway Network Manager



## A Sheltered home for the elderly in the heart of Herne Hill

Applications are now open for people over the age of 70 who are reasonably active and mobile and able to live independently but in need of companionship, support and healthy home-cooked food in a friendly community.

- Independent living within a secure setting
- Six comfortable 2-room flats and one studio flat, all with en-suite facilities
- Affordable, all-inclusive fees
- Pleasant communal dining area with large well-tended garden
- Optional programme of activities and events
- Strong links to the local community

For more information please visit [abbeyfielddulwich.com](http://abbeyfielddulwich.com)

Abbeyfield Dulwich is affiliated to The Abbeyfield Society, a charity established to relieve loneliness in the elderly.

Please note Abbeyfield Dulwich is not a care home or nursing home and is not suitable for people with dementia or wheelchair users

# Bosco

## A place for young people

**16-18 and looking to start college?**  
 Come and see what Bosco can offer you. Places available for an immediate start in:

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- Child Care
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**0207 232 0440**

**info@bosco.ac.uk**