

NOTICE OF MEETING

ALEXANDRA PARK AND PALACE JOINT ADVISORY & CONSULTATIVE COMMITTEE

Thursday, 9th March, 2023, 7.30 pm – The Creativity Pavilion,
Alexandra Palace Way, Wood Green, London N22 (watch the live
meeting [here](#) and watch the recording [here](#))

ADVISORY COMMITTEE

Muswell Hill and Fortis Green Association
Noel Park Residents Association
Palace Gates Residents Association
Palace View Residents Association
Wards
The Rookfield Association
Three Avenues Residents Association
**formally Bowes Park*
Warner Estate Residents Association

| | |
|----------------------|-----------------------------|
| John Crompton | M.Hill & Fortis Green Wards |
| To be confirmed | Noel Park Ward |
| Kevin Stanfield | Alexandra Park Ward |
| Elizabeth Richardson | Hornsey & Alexandra Park |
| David Frith | Muswell Hill Ward |
| Jason Beazley | Bounds Green Ward |
| Joyce Rosser | Hornsey |

Appointed Members

Bounds Green Ward
Muswell Hill Ward
Noel Park Ward
Alexandra Park Ward
Fortis Green Ward
Hornsey Ward
Council-Wide Member
Council Wide Member

Cllr Emily Arkell
Cllr Cathy Brennan
Cllr Emine Ibrahim
Cllr Alessandra Rossetti
Cllr Joy Wallace
Cllr Elin Weston
Cllr Ibrahim Ali
Cllr Sarah Elliott

CONSULTATIVE COMMITTEE MEMBERSHIP

Nominated Members:

Friends of Alexandra Palace
Alexandra Palace Allotments Association
Alexandra Palace Organ Appeal
Alexandra Palace Television Group
Alexandra Park & Palace Conservation Area Advisory
Committee
Bounds Green and District Residents Association
Campsbourne Estate Mutual Aid Network
Friends of Alexandra Park
Friends of the Alexandra Palace Theatre
Muswell Hill and Fortis Green Association
Muswell Hill Metro Group
Palace View Residents Association
Three Avenues Residents' Association

Annette Baker
John Wilkinson
Hugh Macpherson
John Thompson
Jacob O'Callaghan
John Crompton
Beatrice Murray
Gordon Hutchinson
Nigel Willmott
Duncan Neill
John Boshier
Val Paley
Jason Beazley

Board & Consultative Committee Members

Councillor Emine Ibrahim (Chair of APPCT Board)
Councillor Lotte Collett (Vice Chair of APPCT Board)
Councillor Anne Stennett
Councillor Ahmed Mahbub
Councillor Sarah Elliott
Councillor Nick da Costa

Quorum: 3

1. FILMING AT MEETINGS

Please note this meeting may be filmed or recorded by the Council for live or subsequent broadcast via the Council's internet site or by anyone attending the meeting using any communication method. Members of the public participating in the meeting (e.g. making deputations, asking questions, making oral protests) should be aware that they are likely to be filmed, recorded or reported on. By entering the 'meeting room', you are consenting to being filmed and to the possible use of those images and sound recordings.

The Chair of the meeting has the discretion to terminate or suspend filming or recording, if in his or her opinion continuation of the filming, recording or reporting would disrupt or prejudice the proceedings, infringe the rights of any individual, or may lead to the breach of a legal obligation by the Council.

2. APOLOGIES FOR ABSENCE

To receive any apologies for absence.

3. DECLARATIONS OF INTEREST

A member with a disclosable pecuniary interest or a prejudicial interest in a matter who attends a meeting of the authority at which the matter is considered:

- (i) must disclose the interest at the start of the meeting or when the interest becomes apparent, and
- (ii) may not participate in any discussion or vote on the matter and must withdraw from the meeting room.

A member who discloses at a meeting a disclosable pecuniary interest which is not registered in the Register of Members' Interests or the subject of a pending notification must notify the Monitoring Officer of the interest within 28 days of the disclosure.

Disclosable pecuniary interests, personal interests and prejudicial interests are defined at Paragraphs 5-7 and Appendix A of the Members' Code of Conduct

4. URGENT BUSINESS

The Chair will consider the admission of any late items of Urgent Business. (Late items of Urgent Business will be considered under the agenda item where they appear. New items of Urgent Business will be dealt with under item 11 below).

5. MINUTES & MATTERS ARISING (PAGES 1 - 22)

- (i) To approve the minutes of the Joint Meeting of the Statutory Advisory and Consultative Committees held on 17 November 2022 as a correct record.
- (ii) To note the draft minutes of the Consultative Committee meeting held on 17 November 2022.
- (iii) To note the draft minutes of the Statutory Advisory Committee meeting held on 17 November 2022.
- (iv) To note the draft minutes of the Trustee Board Minutes meeting held on 17 November 2022 and 13 December 2022.

6. CHIEF EXECUTIVE OFFICER (CEO) UPDATE (PAGES 23 - 30)

To receive a general update from the Chief Executive Officer (CEO).

7. GO APE MINI-LAND ROVERS (PAGES 31 - 38)

To consider a proposal from Alexandra Park leaseholder, Go Ape, to install a new mini-Land Rover activity on site.

8. EXTERNAL SIGNAGE (PAGES 39 - 46)

To consult the Committees on the new external signage designs.

9. MATTERS RAISED BY INTERESTED GROUPS

10. NON-VOTING BOARD MEMBERS FEEDBACK

11. NEW ITEMS OF URGENT BUSINESS

To consider any items admitted at item 4 above.

12. DATES OF FUTURE MEETINGS

To note the dates of future meetings:

30 November 2021

9 March 2022

Nazyer Choudhury, Principal Committee Co-ordinator

Tel – 020 8489 3321

Fax – 020 8881 5218

Email: Nazyer.Choudhury@haringey.gov.uk

Fiona Alderman

Head of Legal & Governance (Monitoring Officer)

George Meehan House, 294 High Road, Wood Green, N22 8JZ

Wednesday, 01 March 2023

MINUTES OF THE ALEXANDRA PARK AND PALACE JOINT ADVISORY COMMITTEE AND CONSULTATIVE COMMITTEE MEETING HELD ON THURSDAY, 17 NOVEMBER 2022, 7.30-9PM

SAC Appointed Councillors: Ibrahim, Weston, and Ali.

SAC Nominated Members: John Crompton, Kevin Stanfield, Elizabeth Richardson, David Frith, Jason Beazley, and Joyce Rosser.

CC Appointed Councillors: Collett, Stennett, Mahbub, and Da Costa.

CC Nominated Members: John Wilkinson, Hugh Macpherson, Jacob O'Callaghan, Gordon Hutchinson, Nigel Willmott (chair), Rachael Macdonald, and Val Paley.

Also present: Emma Dagnes (CEO), Jack Brooks (Head of Visitor Services), Mark Evison (Head of Park and Environmental Sustainability), Natalie Layton (Charity Secretary), and Jack Booth (Principal Committee Co-ordinator).

Quorum: No business shall be transacted at any meeting of a Committee, Sub-Committee or other body, unless at least one quarter of the whole number of voting members are present.

1. FILMING AT MEETINGS

A member commented that these committee meetings should be streamed and recorded to ensure the public could access them virtually.

2. APOLOGIES FOR ABSENCE

Apologies for absence had been received from:

- Councillor Brennan who was unable to attend as there was a clash with an Adults Scrutiny Panel;
- Adrian Thomas;
- Councillor Wallace;
- Councillor Rossetti;
- Councillor Arkell;
- Councillor Elliot;
- Annette Baker; and
- John Thompson who had elected Rachael Macdonald as a substitute.

3. DECLARATIONS OF INTEREST

None.

4. URGENT BUSINESS

None.

5. MINUTES

RESOLVED

The committee are asked:

- a. To approve the minutes of the Joint Meeting of the Advisory and Consultative Committees held on 20 June 2022 as a correct record;
- b. To note the draft minutes of the Advisory Committee meeting held on 20 June 2022;
- c. To note the draft minutes of the Consultative Committee meeting held on 20 June 2022; and
- d. To note the minutes of the Alexandra Palace and Park Board meeting held on 19 July 2022.

6. CHIEF EXECUTIVE OFFICER (CEO) UPDATE

The CEO gave an update on the information that was due to be presented at the meeting on 8 September, which was cancelled due to the death of the Queen. The report provides information on:

- 2021/22 year-end information on annual complaints, theatre activity and outdoor events monitoring, which, due to the timing of meetings, was not available for publication for the Joint meeting of the Committees in June 2022;
- Creative Learning and Park activity, and updates on external lighting upgrades and some of the planning, advertising and listed building proposals considered by the Committees at the last meeting; and
- An event summary following July 2022.

In response to committee member questions the CEO provided the following answers:

- The rough figure for annual visitors to the park was, as follows:
 - o 3 million pre-pandemic;
 - o 6 million during the pandemic;
 - o 4 million post pandemic; and
 - o Monitoring of visitor numbers had happened over eight years.
- The park had moved to solar lighting where possible, the new solar lights seamlessly blended in with the existing lights;
- The charity looked at creating a variety of partnerships to utilise all areas of the park and palace;
- The Creative Learning Team were entirely funded through lottery funding. The team were doing important work, reaching over 70 community groups and programming a range of events and workshops with a small team;
- The A in STEAM stood for Art;
- The charity was planning a rewilding project through Greater London Authority (GLA) funding;

- There were plans for a wellness camp to counteract pressures around the cost-of-living crisis and improve wellbeing for local residents;
- The charity was excited that the current season of Later with Jools Holland was being held in the theatre;
- A committee member congratulated the CEO on the success of the Kaleidoscope festival. There had been a lot of positive feedback and over a 100 people had attended;
- Finances for the charity were highly challenging particularly the increase in energy costs. The charity remained positive as they were spurred on to carry on achieving despite adversity. It was felt that it was not essential to aim to self-sufficiency as such a large site as Alexandra Park and Palace would always need additional support, particularly as the charity remained ambitious to expand engagement with those in the borough and across London more generally; and
- There was a security team to guard the palace. There were not park rangers at present. People experiencing anti-social behaviour in the park should phone the police in the first instance.

RESOLVED

To note the content of the report.

7. PLANNING REPORT

CEO provided an update on project proposals previously presented to the Committees and to consult on the possibility of extending Planning and Listed Building Consent for the use of the temporary pagoda on The Beach.

In response to questions the CEO gave the following answers:

- The pagoda required planning permission as it was a structure that would be in place for more than 21 days up; and
- The opening hours of the bar were discussed. The CEO said that the opening hours were extended on a case-by-case basis.

RESOLVED

The committee are asked to:

- a. To note the updates, and;
- b. To consider the proposal to apply to the Local Planning Authority for Planning and Listed Building Consent to extend the use of the shaded wooden structure (the pagoda) on The Beach for two additional months a year (from March to November each year).

8. ACCESSIBILITY

Jack Brooks, Head of Visitor Services provided the committee with information on the work undertaken to improve accessibility at Alexandra Palace. He presented on improvements to accessibility at Alexandra Park and Palace highlighting:

- Improvements to accessibility at the palace had been a project conducted over three years. With specific challenges through the fact that the palace was a Grade II listed building and the geography of the site;
- In 2017 Alexandra Park and Palace received a 2/10 for accessibility from the organisation Attitude is Everything. This was an extremely low score;
- Since he had joined as the Head of Visitor Services in 2019 there was now a dedicated accessibility team. This team had made a whole host of improvements such as:
 - o Ensuring a drop-down bar service;
 - o Accessibility information on the charity's website;
 - o Creating a range of accessibility policies and procedures;
 - o Expanding the amount of companion tickets and spaces;
 - o Engendered staff awareness of challenges around accessibility through trainings, which were delivered regularly across the workforce;
 - o Ensured there was braille signage, where before there was none;
 - o Made provision for British Sign Language;
 - o There was now a dedicated accessible entrance for concerts;
 - o Accessibility maps had been created, which were made suitable for visitors who were colour blind;
 - o There was a changing places project planned. To enact to this project, the charity was fundraising. Of the £85,000 needed, £50,000 had been raised; and
 - o The Recruitment and Employment policies had been reviewed and updated to ensure accessibility for staff.
- Due to this work Attitude is Everything had given the charity silver status. At the Disability Smart Awards 2021 the charity was awarded a 9/10. After the charity had secured funding for the changing places facility, they would go for gold status with Attitude is Everything. If they were to get this award, they would be one of 15 organisations nationally to achieve this.

In response to member questions the Head of Visitor Services gave the following answers:

- The pétanque courts had disabled access;
- The accessibility team were either employed on a full time or part time basis;
- There were hearing loops in the theatre but not in the area where gigs were held as the music was incredibly loud;
- There was not a sensory garden at present, his focus currently was to ensure that the palace met exemplary standards for disability access. When this phase was completed, he would look at ensuring accessibility in the park;
- A drop-down service was a lowered bar for people who were not able to order drinks at a standard size bar;
- Access platforms were placed with evacuation, toilet access, and health and safety concerns in mind; and
- Volunteers at the charity had similar training to staff this ensured that accessibility awareness was embedded across the workforce.

RESOLVED

To note the report and presentation provided at the meeting.

9. ENVIRONMENTAL SUSTAINABILITY POLICY

Mark Evison, Head of Park and Environmental Sustainability, informed the committee of the progress made establishing an Environmental Sustainability Policy, Strategy and Action Plan for the Park and Palace.

In response to member questions Head of Park and Environmental Sustainability gave the following answers:

- Feasibility studies would need to be done around rainwater capture and solar panel installation. It was hoped that the charity would be able to access funding from the GLA for these studies. Projects that would create energy efficiencies would be prioritised;
- There were 50 toilets around the site. 39% had automatic lighting. It was hoped that more automatic would be introduced in the future;
- It was agreed that it was important to consider the impact of work done on biodiversity in the park. There was a tree and woodland management plan which incorporated elements of biodiversity. The policy was very much a live document and in the next iteration of it there would be a greater focus on biodiversity. Funding to improve biodiversity again would start with a preliminary feasibility study. This would require funding to conduct the study. The charity was looking into heritage funding to conduct this type of work; and
- Food waste data was available. This knowledge had recently been acquired through the increase in sharing of information between teams in the charity. It was important that similar information continued to be shared, with the aim of reporting to the board and committees through a data dashboard.

RESOLVED

To note the report and presentation provided at the meeting.

10. SIGNAGE AND WAYFINDING FRAMEWORK (DRAFT)

The CEO relayed that the purpose of the agenda item was to consult with the committee on the proposed framework for the signage and wayfinding.

A committee member gave feedback that it would be good if signs had QR codes to provide visitors with additional information. The CEO thought this was a good idea and would relay it to her team.

The CEO said that the main obstacle to signage at the park was funding. Progress was being made in acquiring funding for this, although yet there was nothing material to speak of.

RESOLVED

To advise the Trustee Board on the proposed framework for signage and wayfinding, attached at Appendix 1.

11. ALEXANDRA PALACE SPORTS CLUB

The Head of Park and Environmental Sustainability consulted the committee on the proposal by the Alexandra Palace Club to install additional cricket nets on the site.

The proposal was from the Alexandra Park Club to install a new three lane cricket batting and bowling net facility at the club on the site of the old tennis courts on the western side of the clubhouse. This, if approved, will sit alongside the existing one lane net that the Club have already and replace the second which is unfit for purpose.

In response to questions the Head of Park and Environmental Sustainability gave the following answers:

- It was flagged by a committee member that the area adjacent to the proposed area was an important place of bird migration in the area. Could the Head of Park and Environmental Sustainability assure the committee that there was no lighting for the nets and that in the construction of the nets, excavated material would not be dumped in this area. The Head of Park and Environmental Sustainability said there was no lighting being installed with the nets. The dumping of excavated material could be put on as a condition when the board considered this item; and
- There was no biodiversity impact as netting would be packed away after use.

RESOLVED

To provide any feedback or advice to the Trustee board in relation to the proposal by the Alexandra Park Club.

12. ITEMS RAISED BY INTERESTED GROUPS

None.

13. NON-VOTING BOARD MEMBERS FEEDBACK

None.

14. NEW ITEMS OF URGENT BUSINESS

None.

15. DATES OF FUTURE MEETINGS

Thursday, 9 March 2023 at 7.30pm, unless otherwise stated.

CHAIR:

Signed by Chair

Date

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MINUTES OF THE ALEXANDRA PARK AND PALACE CONSULTATIVE COMMITTEE MEETING HELD ON THURSDAY, 17 NOVEMBER 2022, 9.15-9.20PM

CC Appointed Councillors: Ibrahim (board chair), Collett (board vice-chair), Stennett, Mahbub, Da Costa.

CC Nominated Members: Jacob O'Callaghan, Gordon Hutchinson, Nigel Willmott, Rachael Macdonald, Duncan Neill, Val Paley, Jason Beazley, Adrian Thomas.

Quorum: No business shall be transacted at any meeting of a Committee, Sub-Committee or other body, unless at least one quarter of the whole number of voting members are present.

1. FILMING AT MEETINGS

Not discussed.

2. APOLOGIES FOR ABSENCE

Not discussed.

3. DECLARATIONS OF INTEREST

None.

4. URGENT BUSINESS

The review of the governance of Alexandra Park and Palace committees was raised.

5. MINUTES

RESOLVED

To approve the minutes of the Consultative Committee on 20 June 2022 as a correct record.

6. FORMALISE ANY FEEDBACK TO THE TRUSTEE BOARD

None.

7. NEW ITEMS OF URGENT BUSINESS

Jacob O'Callaghan raised the need to review the governance of the Alexandra Park and Palace committees. He asked the following questions:

- Why had the idea of an open forum not been pursued;

- Most charities, as far as he was aware, conducted an annual general meeting (AGM) which was open to the public. He asked why the charity did not hold an AGM; and
- How was the charity planning on making the committees more diverse and representative of Haringey and London.

The Chair of the board responded to the point about the AGM, saying that the Alexandra Park and Palace board met on a quarterly basis, as did the committees. All these meetings were open to the public, with provision, like other council meetings, for the public to make deputations and petitions.

The CEO added that the idea of an open forum had not been pursued as it was not an idea that was a priority for groups that the charity was engaging with. It was felt that the open forum would attract the same people who were involved in the committees; therefore, it would not create wider participation.

The Chair responded saying that there was a planned workshop to discuss these types of issues. Adding that the email that Jacob O'Callaghan had sent round could be added to the agenda of this workshop. It was noted that the date for the proposed workshop was still to be agreed.

8. DATE OF FUTURE MEETINGS

To note the dates of future meetings:

Thursday, 9 March 2023

All meetings to commence at 7.30pm.

CHAIR:

Signed by Chair

Date

MINUTES OF THE ALEXANDRA PARK AND PALACE STATUTORY ADVISORY COMMITTEE MEETING HELD ON THURSDAY, 17 NOVEMBER 2022, 9.30PM

SAC Appointed Councillors: Brennan, Ibrahim, Weston, and Ali.

SAC Nominated Members: John Crompton, Elizabeth Richardson, Jason Beazley, and Joyce Rosser.

Quorum: The quorum for a meeting of the Advisory Committee shall be six, including not less than three appointed members and nominated members from not less than three different residents' associations.

1. FILMING AT MEETINGS

Not discussed.

2. APOLOGIES FOR ABSENCE

Not discussed.

3. DECLARATIONS OF INTEREST

None.

4. URGENT BUSINESS

None.

5. MINUTES

RESOLVED

To approve the minutes of the Advisory Committee held on the 20 June 2022 as a correct record.

6. STATUTORY ADVISORY COMMITTEE FEEDBACK

The Committee requested that colours for proposed signage be brought back to the Joint Advisory and Consultative Committee. The CEO highlighted that this would happen.

7. NEW ITEMS OF URGENT BUSINESS

The CEO highlighted that the charity had been approached by a telecommunications company that they were planning on putting a communication mast in the Alexandra park. The charity were planning to contest this.

8. DATES OF FUTURE MEETINGS

Thursday, 9 March 2023

All meetings to commence at 7.30pm.

CHAIR:

Signed by Chair

Date

MINUTES OF THE ALEXANDRA PARK AND PALACE BOARD MEETING HELD ON THURSDAY, 17 NOVEMBER 2022 AT 7PM-7.15PM

Councillors: Ibrahim (chair), Collett (vice-chair), and Stennett.

Co-optees/ Non-Voting Members: Jason Beazley (Three Avenues Residents Association (TARA)) (Co-Optee), Duncan Neill (Muswell Hill and Fortis Green Association) (Co-Optee), Val Paley (Palace View Residents' Association) (Co-Optee), and Nigel Willmott (Friends of the Alexandra Palace Theatre) (Co-Optee)

1. FILMING AT MEETINGS

The meeting was not filmed.

2. APOLOGIES FOR ABSENCE

Apologies for absence were received from Councillor Elliot and Duncan Neill.

3. URGENT BUSINESS

There were no items of urgent business.

4. DECLARATIONS OF INTERESTS

There were no questions, deputations, or petitions.

5. QUESTIONS, DEPUTATIONS OR PETITIONS

There were no questions, deputations, or petitions.

6. CO-OPTED TRUSTEES

The CEO, Emma Dagnes, set out the reason for the special meeting, which had been called due to a small amendment required to the recommendations approved by the Board in September. The original recommendation had delegated authority to the CEO of AP to take a report to Full Council and subsequently the Committees' Team had notified AP that there was no provision in the Council's Constitution for this and the recommendation needed to be approved to delegate authority to the Chair of the Trustee Board to present the report to Full Council in November.

RESOLVED to delegate authority to the Chair of the Trustee Board to present the report on the appointment of additional co-opted trustees to the Board as follows:

- a. To recommend to Full Council approval to the increase in the number of co-opted Alexandra Palace and Park Board Members from three to six, to include

two co-opted youth trustees and a co-opted independent lead trustee for fundraising in line with part 4 section b of the constitution; and

- b. To recommend that Full Council delegate recruitment and appointment of the two co-opted Youth trustees and independent lead Trustee to the Chief Executive of Alexandra Palace and Park.

7. NEW ITEMS OF URGENT BUSINESS

No new items of urgent business.

8. FUTURE MEETINGS

Tuesday, 13 December 2022

Monday, 20 March 2023

All meetings to commence at 7.30pm unless otherwise stated.

CHAIR:

Signed by Chair

Date

MINUTES OF THE ALEXANDRA PALACE AND PARK BOARD HELD ON TUESDAY, 13TH DECEMBER, 2022, 7.30PM – 9.15PM

PRESENT:

Councillors: Anne Stennett, Jason Beazley (Co-Optee), Duncan Neill (Co-Optee), Val Paley (Co-Optee), Nigel Willmott (Co-Optee), Emine Ibrahim (Chair), Collett (Vice-Chair) and Sarah Elliott

Also Present: Emma Dagnes(CEO) Richard Patterson(Director of Finance and Resources)Natalie Layton(Charity Secretary) Ayshe Simsek(Haringey Council Democratic Services Manager)

1. FILMING AT MEETINGS

The Chair advised that the meeting was being filmed and recorded and attendees noted this information.

2. APOLOGIES FOR ABSENCE

RECEIVED for absence from Cllr Nick da Costa & Cllr Ahmet Mahbub and for lateness from Val Paley & Cllr Anne Stennett.

3. URGENT BUSINESS

There was on item to be considered at item 13 below - relating to the admission of a new group to the Consultative Committee membership.

4. DECLARATIONS OF INTERESTS

There were no declarations of interest.

5. QUESTIONS, DEPUTATIONS OR PETITIONS

The Board RECEIVED two deputations - in response to APPCT CEO's October letter to tenants around the Masterplan for the Grove and the Trust offering lease extensions to 2027 and then on an annual 12 month rolling basis.

The Board noted that Jason Jenkins - Little Dinosaurs Leaseholder had put forward a deputation requisition, in accordance with CSO 29, wanting to make representations on:

- The impact and reality of recent events from the tenant's perspective.
- Realistic and manageable proposals to the Board for consideration prior to a third party company being engaged.

- Seeking clarity on the preferred intentions of APPCT around the Grove plans.

Mr Jenkins was invited to make his deputation and expressed the following:

- When he first took the business forward in the vacant building, it had been derelict and was now a vibrant indoor and outdoor play space welcoming 1500 users a week.
- In his view, the soft play facility had mental health benefits and the business had received positive feedback about being a lifeline for many local groups and was a safe place for children to play.
- There was no other soft play facility in Haringey that offered the indoor and outdoor fenced off play.
- That Little Dinosaurs was still in the early stages, a start-up business, and had not planned beyond 2029.
- During the pandemic, took forward business plan and applied for investment in this business. This was in discussion with the CEO of AP at the time.
- During initial negotiations a restriction was placed on the maximum number of years a tenancy could be in place but the then CEO had advised that unusual a tenancy to not be renewed.
- Needed a longer extension than 2027 to allow business to be future proofed
- The 12-month rolling lease would not work, as events and parties, which kept the business afloat, were booked often a year in advance.
- Crippling energy costs and need time to recover from Covid closures.
- Hoped to continue working partnership with the Trust
- Post 2027, Mr Jenkins was seeking an understanding and commitment to a managed exit.

NOTED in response to Board Member questions from Mr Jenkins:

- That all repairs, maintenance, fixtures, and fittings were the responsibility of the tenant as per the lease.
- Invested life savings as a start-up and then through Covid he had reinvested through a bounce back loan. He was now at the crucial point of deciding whether to invest the remainder of the business loan in making this a first class facility.
- The provision had a fenced in garden and contained an indoor and outdoor activity centre for children up to the age of 9 years old with parents, grandparents and carers.
- Not informed verbally or in writing by the Trust that the lease would be longer than 2027.

Clerk's note 1940 hrs Cllr Anne Stennett arrived during this item

The Chair thanked Mr Jenkins for his representations.

Gemma Graham – Co-Chair of 345 Preschools was invited to put forward her deputation. NOTED that the purpose of the deputation was to air the views of 345 Preschools and discuss a number of issues with the proposed changes to the lease agreement. Gemma Graham wanted to ensure their organisation's case was heard and to have a generic conversation with the Board before the master planning process in the Grove began.

Gemma Graham outlined the following:

- Recently received the CEO's letter, indicating potential for the masterplan to bring all the different leases in the Grove together to expire in 2027 and then to each be on a 12-month rolling renewal. This came as a shock as earlier in the year the organisation had seen a draft lease document proposing a 14-year term lease.
- Located in the Grove for 40 years and a community nursery, a charity, with volunteer trustees and the available places were full as the demand for term time preschool setting is large.
- Wanted to help fulfil the APPCT ambitions in the strategic vision.
- The organisation was confused about next steps and whether the Trust wanted the leaseholders to leave in 2027?
- There was a need to fill places a year in advance and the 12-month rolling contract was not tenable for the preschool.
- The deputation party were seeking transparency in the plans for the Grove.

The following was NOTED in response to questions to Gemma Graham:

- 345 Preschools was not a state funded provision and run by a small committee of parents who helped run the pre-school for pre-school service across the borough and sometimes outside of the borough.
- Did have some visits from other preschools who wanted to use outdoor woodland space. There was a qualified staff team, and the parents volunteer as the trustees.
- Haringey fund 3-4 year olds 15 hours a week and anything over that the parents pay fees to the organisation, which they try to keep to a minimum. The reason one parent chose this provision was because 345 pre-schools offer completely free school spaces – the 15 hours are completely free.
- Currently have 39 children at the school.

The Chair thanked the deputations for making their representations and advised them that the Trust was still only at the beginning of the research & master planning process and, as the letter of 13 October stated, the tenants would be a part of the ongoing discussions.

6. MINUTES

RESOLVED

1. To confirm the unrestricted minutes from 29 September & 17 November 2022 as accurate records of the proceedings. and note that the Council Meeting in November was postponed and Co-opted trustee recruitment has been delayed as a result and will go to the next Council meeting.
2. To note the minutes of the Advisory Committee held on the 17 November 2022.
3. To note the minutes of the Joint Advisory & Consultative Committee held on 17 November 2022, further noting the Joint Committee's advice on page 16 - AP Club Nets, was included in the recommendations for the Board's approval on p.89 of the agenda pack.

4. To note the minutes of the Consultative Committee held on 17 November 2022 and that a date had been circulated for the CC workshop – 19th January 2023, 7-9pm.

7. FEEDBACK FROM THE ADVISORY & CONSULTATIVE COMMITTEES

Nigel Willmott – Chair of the Consultative Committee, highlighted that a Consultative Committee Workshop was arranged to continue discussion about diversifying the membership of the CC and to reassess its aims and objectives. This had been set for 19th January 2023. The Board noted that it was not possible to convene this session any sooner

8. CEOS REPORT

Emma Dagnes, CEO, introduced the report which updated trustees on current issues and projects at Alexandra Park and Palace and provided information on the events programme and the Trust activities.

NOTED this was essentially the same report presented at the SAC/CC on the 17th of November and was seeking agreement to the extension of the use of the wooden structure space outside of the Phoenix Bar and Kitchen known as ‘the beach’ for two additional months and approval of the New Year’s Eve road closure between 21:00 on 31st of December and 02:00 on the 1st of Jan 2023, except for the W3 bus.

In response to questions the following information was noted.

- In relation to increasing car parking project, an application was progressing through the planning process with an decision hoped for at the end of January and implementation by March/ April 2023.
- With regards to raising community awareness of the Wellness Café / Café Palais, it was agreed that the CEO would feed back on the need to take this forward with the Creative Learning Team. They would in turn discuss this with the partners and groups that the Trust work with. It was suggested that Mark Civil have a direct conversation with Jason Beazley on the best ways to reach these groups.

RESOLVED

1. To note the content of the attached report;
2. To approve the proposal to apply to the Local Planning Authority for Planning and Listed Building Consent to extend the use of the shaded wooden structure (the pagoda) on the space outside the Phoenix Bar and Kitchen known as “The Beach” for two additional months a year from March to November following consultation with the Advisory and Consultative Committees;
3. To approve the New Year’s Eve road closure between 21:00hrs on 31st December 2022 and 02:00hrs on 1st January 2023, except for the W3 bus.

9. FRRAC CHAIR'S FEEDBACK

Cllr Collett, Chair of the FRAC, introduced the report highlighting the financial issues that the Trust was facing due to the increase in energy prices which was set out in the later Finance report item.

The letter of representation from the Council's Section 151 Officer confirming funding and additional support for the 2023-24 had not been sent as yet but was expected to be sent to APTL on the 31st December. This would also be received by the Trust to enable the consolidated accounts for the Group to be considered by the 31st of January 2022.

It was clarified that the Board were asked to note the following recommendations by FRRAC when considering agenda items 10, 11, 18,19.

1. That the Trustees' Annual Report & Accounts 2021-2022 be approved by the Trustee Board and signed by the CEO and Chair, subject to the written letter of representation from the Corporate Trustee confirming funding and additional support for the 2023-24;
2. The recommendations for the award of the Estate Guarding Contract be approved.

10. FINANCE REPORT

Richard Patterson, Director of Finance and Resources, introduced the report on the financial performance of the Trust. He highlighted that for the end of this year and the next financial year, the impact of energy costs both for the Trust and the trading company was significant. The trading company would not be able to gift aid any profit to the Trust and was reliant on the Corporate Trustee(Council), which had confirmed that it would support the Trust in meeting its financial obligations. It was noted that the trading company would meet its own liabilities.

The Director for Finance and Resources outlined that a major exercise for the organisation was to reduce energy consumption and it had started to do so with the LED lighting replacements and was taking forward a trial for solar lighting.

Although there was a lot to do , the Trust had already seen a 20% reduction in the cost of electricity and 38% on the use of gas. This was attributed to the use of the SALIX funding stream which had enabled upgraded lighting throughout the Palace from halogen discharge to LED.

The Trust were considering business cases for projects ensuring focus on reducing consumption and bringing costs down.

In response to questions, the following information was provided:

- APTL picked up over 50% of the energy costs because of its role as the main consumer of energy. The Trust had an idea of base consumption, from the

Covid lockdown period, and therefore anything over and above this has been assumed as trading costs.

- It was noted that if the trading company makes less profit and has higher energy costs, this will mean less gift aid to the Trust.
- The factoring of increased energy costs in contracts with consumers, clients, tenants would need to be discussed in the exempt part of the meeting.
- The impact of inflation had been reviewed.
- The Sundry income were items that were difficult to budget for, for example unplanned insurance contribution as a result of storm Eunice.
- Noted that the confirmation letter from the Corporate Trustee would unlikely convey a set financial figure of support and will likely indicate that it will act accordingly to ensure able to meet its liabilities.

RESOLVED

1. To note the year to date position of the Trust.
2. To note the full year forecast for the Trust and the impact of energy prices.
3. To consider the outline budget for the Trust for 2023/24.
4. To approve the 2021-22 Annual Report (Appendix 3) and Financial Statements (Exempt Appendix 4) as recommended by FRRAC, and;
5. To delegate the signing of the Annual Report and Financial Statements to the Chair of the Trustee Board and the CEO, subject to written confirmation from the Corporate Trustee confirming funding and additional support for the year 2023-24.

11. ALEXANDRA PARK & PALACE ESTATE GUARDING CONTRACT PROCUREMENT

The Board agreed to consider the recommendations in more detail in the exempt section of the report.

Following discussion of the exempt part of the meeting the Trustee Board:

RESOLVED

1. To approve the award of contract for the provision twenty-four-hour, seven-days-a-week estate guarding at Alexandra Park & Palace to Bidder 2, for a period of five years with the option to extend for a further two years (total 7 years). The estimated contract value is £3,340,235, subject to the further consideration set out in paragraphs 1iv. and 8.4 of Exempt Appendix 3;
2. To delegate authority to the Chief Executive of Alexandra Park & Palace to finalise the terms of the contract;
3. To authorise the Head of Legal and Governance, Haringey Council, to seal the contract.

12. ALEXANDRA PARK SPORTS CLUB NETS

In noting that the comments of the Joint Advisory & Consultative Committees had been taken into account, the Board

RESOLVED:

To approve the proposal by the Alexandra Park Club to install a new three lane cricket batting and bowling net facility in the Club grounds, subject to the condition that any waste material resulting from the installation is removed from the site and properly disposed of by the contractor and not dumped anywhere in the Park.

13. ANY OTHER UNRESTRICTED BUSINESS THE CHAIR CONSIDERS TO BE URGENT

NOTED that a group called the Campsbourne Estate Mutual Aid Network had applied to join the Consultative Committee and would be invited the Consultative and Joint Committee meetings going forward. This addition to the membership was AGREED and confirmed by the Board.

14. FUTURE MEETINGS

The next meeting on the 20th of March was noted.

15. DECISIONS TRACKER

NOTED

16. EXCLUSION OF THE PUBLIC AND PRESS

RESOLVED

To exclude the press and public from the meeting as the remaining items contained exempt information as defined in Section 100a of the Local Government Act 1972; Para 1 – information relating to any individual, Para 2 – Information which is likely to reveal the identity of an individual, Para 3 - information relating to the business or financial affairs of any particular person (including the authority holding that information), and Para 5 – Information in respect of which a claim to legal professional privilege could be maintained in legal proceedings.

17. MINUTES

RESOLVED

To confirm the exempt minutes of the Alexandra Palace and Park Board held on the 29th of September 2022 as an accurate record of the proceedings.

18. EXEMPT FINANCIAL REPORT

NOTED the additional exempt information relating to the Trading Company and agreed the exempt recommendations set out in the exempt report.

19. EXEMPT ESTATE GUARDING CONTRACT PROCUREMENT

The Board NOTED the additional information provided in relation to the award of contract and agreed the exempt recommendations set out in the exempt report.

20. EXEMPT ATL REPORT CHAIRS REPORT

The Board NOTED the relevant considerations of the APTL Board from its meeting held on the 28th November 2022.

21. ANY OTHER EXEMPT BUSINESS THE CHAIR CONSIDERS TO BE URGENT

NOTED

CHAIR: Councillor Emine Ibrahim

Signed by Chair

Date

**JOINT MEETING OF THE STATUTORY ADVISORY AND CONSULTATIVE COMMITTEES****9 MARCH 2023**

Report Title: CEO's Report

Report of: Emma Dagnes, Chief Executive Officer

Purpose: To update the Advisory and Consultative Committees on Alexandra Park and Palace Charitable Trust activities and the events programme.

Local Government (Access to Information) Act 1985 - N/A

1. Recommendation

To note the content of the report.

2. Executive Summary

- 2.1 The Statutory Advisory Committee (SAC) was established by the Alexandra Park and Palace 1985 Act and its remit includes advising the Trustees on activities and events, car parking arrangements, planning related matters and maintenance of the Park. SAC membership consists of 8 Council Members and 8 representatives from residents' associations from specified surrounding areas. The Consultative Committee (CC) was created to extend the Trust's engagement with a wider group of representatives of appropriate local and national organisations. Where appropriate, and to reduce duplication of information, the committees meet as the Joint Advisory and Consultative Committee (SAC/CC).
- 2.2 This report to the Joint Committee includes a general update on Creative Learning and Park activity, including events and noise complaints, the Palace's 150th Birthday Party and informs of a recent workshop held with Consultative Committee members to improve the Committee's functioning.
- 2.3 The Joint SAC/CC Members are invited to consider the information and provide advice or feedback to the Trustee Board.

3. General Update

- 3.1 Following Trustee Board approval of the 2021/22 financial statements in December the Trust published the 2021/22 Trustees' Annual Report, which sets out the Charity's achievements over that year. The report can be viewed on the Charity Commission website: <https://register-of-charities.charitycommission.gov.uk/charity-search/-/charity-details/281991/accounts-and-annual-returns> .

- 3.2 An end of year video for 2022 has also been produced. The 2-minute review, “A Year in the life at Ally Pally”, can be seen at this link: <https://youtu.be/EJmZVzrmFg4>
- 3.3 As in previous years, Alexandra Palace Way was closed to traffic between 9pm on New Year’s Eve until 2am on New Year’s Day (except for the W3 bus), it was, however, still busy with approximately 4000 people on site to view the fireworks across London. The police provided a presence and barriers were erected to keep crowds away from the building.
- 3.4 Alexandra Palace 150th
 - 3.4.1 2023 marks the 150th anniversary of Alexandra Palace’s first opening to the public on 24th May, 1873.
 - 3.4.2 We will be celebrating this landmark occasion with a free, Birthday Party event for all on Saturday 27th May between midday and 10pm. The day will feature an eclectic range of Creative Learning activities, tours, live music, entertainment and more across the Park and Palace for people of all ages to enjoy.

4. Planning and Development

- 4.1 The Listed Building Consent application to create a new opening from the East Court into the South East Office Building (reference HGY/2022/3927) was approved in February and work has started.
- 4.2 Planning and advertisement consent for the Parking Management System (parking charges) are awaiting approval and the car park charging scheme is expected to be in place approximately 6-8 weeks after permission has been granted. The original proposals are available to view on our website and <https://www.alexandrapalace.com/restoration/parking/> .

5. The Park & Environmental Sustainability

- 5.1 At its meeting on 17th November, the Joint Committee received a presentation on the Environmental Sustainability Policy which focuses on five strands: Reduce First, Our People’s Commitment, Collaboration, Being Bold and Ambitions, Continuously Improving. We continue to review energy data from the 80 electrical meters across the Park and Palace to understand the baselines and, in time, set priorities for improvements.
- 5.2 A tender exercise is currently underway to procure a specialist consultant to undertake a green energy feasibility study for the Park and Palace. This project is in partnership with Haringey’s Carbon Management Team, and is funded by the GLA.
- 5.3 A Swap Shop for staff has also been established for staff to exchange items they no longer want for something they need. A quarterly progress report will be provided at the next Trustee Board meeting and will be shared at the subsequent SAC/CC meetings.

- 5.4 We continue to experience challenges with the lighting infrastructure in the Park and as we become aware of faulty lights, these are being replaced with LED lights, including decorative Victorian lights on the paths in front of the Palace building and the non-decorative lights in the playground and skate park.
- 5.5 Temporary repair work has been carried out on the surface water drain at Gate 1. Alexandra Park Road. The pipe is severely degraded and 70 metres of pipework will need to be replaced at some point.

6. Creative Learning

- 6.1 45 members of the Young Creatives Network (YCN) produced a series of podcasts in BBC Academy workshops in December. The podcasts, called Culture Bubble, are centred on topics such as football, travel, friendship, self-growth, film & TV, cancel culture and mental health, are available to listen to via Spotify and Anchor. In March John Offord from BBC academy is returning to delivery 6 more sessions for young people, this time the workshops will be full day sessions and give the young people a chance to create longer podcasts about life as a young person, the issues they and all of us face in these challenging times as well as dive into culture and how the experience it. This opportunity will provide training for 90 young people who are all member of our YCN or will join it.
- 6.2 In January Alexandra Palace launched its Performing Arts School, Young Stars, where more than 60 young people attend the Saturday sessions. aged from 7 to 18.
- 6.3 35 people attended the re-opening of the Wellness Café in January, now called Café Palais, in February, which aims to encourage older people, people living with dementia and their carers to explore their creativity and improve their well-being. February's 1920s themed life drawing session was supported by artist and painter Quentin Martin, who provided advice on basic skills and techniques, alongside burlesque life model, performer Petit Pois. Future workshops (27th March and 24th April, 2-4pm) will feature cabaret, poetry, pottery-making, dancing and jazz.
- 6.4 Other fun activities planned in the Café Palais include a four-week Drama for Anxiety programme called Centre Stage, and a Drumming for Anxiety course called Off-Beat, these will happen alternate months throughout the year. We're also running a free Events Management Course for 20 16-18 year olds, where they will learn from AP industry professionals and an events management tutor about everything they need to know to put on a successful event. The group are currently working on two events to take place in Wood Green Library and programming The People's Stage at the 150th.
- 6.5 Biblio-buzz 2023, the Alexandra Palace Children's Book Award, launched in January at Wood Green Library and continues until 25th March with a series of workshops, online challenges and performances that are on offer in the lead up to the book awards finale taking place in Alexandra Palace Theatre in March.
- 6.5 Short film-making was the theme for February's half term creativity camp which was attended by 10-13 young people on each day. During the Easter Holiday an organisation called Rap Yoga will deliver Express Yourself, a creative day for 8-11 year olds focussing on wellbeing, creativity and confidence.

- 6.6 Forestry school taster sessions are being held between 22 February and 29th March to broaden the range of outdoor provision and engagement.
- 6.7 We are partnering with Area 51, specialist SEND college based in Wood Green to deliver a 6 week visual art project to create two 3D sensory sculptures for their changing rooms. Students are working with professional artist Alison Lam and designing and creating the work with her and her two assistant artists who are both members of our YCN and are using this opportunity to learn from Alison and gain experience working with PMLD (profound and multiple learning disabilities) students.
- 6.8 Through our partnership with Area 51 we are also delivering a 4 week filmmaking project for their P19 Creatives, a group with mild to moderate learning disabilities who are also wheelchair users. The students are learning from professional artist and filmmaker Joe Bloom and will learn the basics of filmmaking and editing skills. They will use these skills for their project 19 Ways and create short films to be used by Islington Council to train their staff and assist businesses and organisations in the local area to become more accessible. The P19 Creatives will be visiting the Cycle Show in April to test out how AP's accessibility and will create a short video/blog about their experience.
- 6.9 Belmont Infants School joined us on 27th February a workshop in their Nature Connections series. With artist and educator Laura Fox the children studied how our Wild in the Park space changes throughout the seasons in a creative way. They visited in November and will join us again in May and finally in July.

7. Maintenance, Repairs & Improvements Since Last Reported

December

- Great Hall main roof – double glazed unit replacements (Phase 3 – 18 units)
- BBC Studios Ground floor - ceiling repairs and testing
- Level 1 - excavations/drainage works
- Great Hall/North Service Yard Bridge – trial holes and metal sampling
- AP Way – renewal of lighting heads to LED

January

- Back of house lift servicing
- External periodic inspections to the front and rear of the building (east and west)
- North Wall - external masonry repairs
- Internal bi-annual inspections – Theatre ceiling, walls and proscenium arch
- North West Hall - shutter repairs
- Building - fire alarm testing

February

- Panorama Room - roof and gutter repairs
- South West Pavilion/ Palm Court Suite 5 - external redecoration
- Theatre - inspections continued
- Palm Court (Indoor Beer Garden & Fountain Servery) - fabric roof repairs
- East Court East Atrium - scaffold and wall repointing/SEOB door openings

- Palm Court - drainage works to security office
- Palm Court - glazing and vent repairs
- Theatre corridor - floor repairs
- East Car Park - replacement of lamp column
- BBC fire escape cage - additional security grilles
- Level 1 – drainage bund installation

8. Consultative Committee Workshop

- 8.1 Consultative Committee Members were invited to a workshop on 19th January to consider its own functioning and how to increase diversity and engagement with the Committee.
- 8.2 The workshop agreed some quick-win actions including two separate meetings of the Advisory and Consultative Committees each year, which has been considered by both committees in the past, an annual meeting to report specifically on the previous year's achievements and plans for the upcoming year and hybrid meetings.
- 8.3 Subject to Full Council approval in May, we aim to have the next Joint SAC/CC meeting on Thursday 20th April 2023 and the agenda will including: Charity annual round up and plans for year ahead including consultations & events, Vision, Roadmap.
- 8.4 A fuller report on the recommendations of the workshop will be considered by the Consultative Committee at its next meeting.

9. Event Activity

- 9.1 The East Court saw 34,000 visitors for Bugsy Malone – The Musical (in the Theatre), Santa's Grotto, Rapunzel On Ice and ice hockey matches.

9.2 Event Noise

9.2.1 45 complaints have been received about event noise in the current year:

| Event Noise 1 April 2022- 31 March 2023 | | |
|---|--------------------------------|----------------------|
| Date | Event | Number of complaints |
| 4 June | Streatlife | 1 |
| 3 July | Red Bull | 2 |
| 16 July | Primal Scream | 6 |
| 22 July | Fat Freddy's Drop | 15 |
| 23 July | Kaleidoscope | 10 |
| 22 October | Aitch concert | 1 |
| 23 October | Paulo Nutini | 1 |
| 29 October | Kasabian | 1 |
| 4 November | Fireworks build (sound checks) | 4 |
| 15 Dec-3 Jan | Darts | 2 |
| 11 Feb | You Me At Six | 1 |
| 22 Feb | Gojira | 1 |
| Total complaints to date | | 45 |

9.2.2 The complaints on 22nd, 23rd and 29th October were from same residential property and the complainant declined to be visited by the sound technician on each occasion.

9.2.3 The two Darts complaints were about noise during the egress period and not during the event.

The event schedule is attached at Appendix 1; however, the programme of events is ever evolving, and we encourage committee members to keep up-to-date by visiting www.alexandrapalace.com/whats-on.

10. Legal Implications

The Council's Head of Legal & Governance has been consulted in the preparation of this report and has no comments.

11. Use of Appendices

Appendix 1 – Schedule of Events

12. Background Papers – None

Appendix 1 - Schedule of events March 2023-January 2024

| Event | Location | Date |
|--|---------------------|----------------------------|
| Pendulum | Main Halls | 5 March 2023 |
| Grace Campbell | Theatre | 11 March 2023 |
| Crafterama | Main Halls | 11-12 March 2023 |
| Haringey Huskies v Invicta Mustang | Ice Rink | 11 March 2023 |
| London Festival of Railway Modelling | Main Halls | 18-19 March 2023 |
| King Gizzard & The Lizard Wizard | Main Halls | 22 March 2023 |
| A Boogie Wit Da Hoodie | Main Halls | 24 March 2023 |
| Don Broco | Main Halls | 25 March 2023 |
| Toolfair | Main Halls | 30-31 March 2023 |
| Lemon Jelly Arts | Theatre | 1 April 2023 |
| Badly Drawn Boy | Theatre | 4 April 2023 |
| The Amazing Maurice – Live | Theatre | 9 April 2023 |
| Rainbow Nation Charity Gala 2023 | Theatre | 15 April 2023 |
| Women's Yoga & Sound Healing Experience | Creativity Pavilion | 19 April 2023 |
| The Damned | Theatre | 20-21 April 2023 |
| The Cycle Show | Main Halls | 21-23 April 2023 |
| Asim Azhar | Theatre | 29 April 2023 |
| The Great British Tattoo Show | Main Halls | 13-14 May 2023 |
| Dave Gorman: Power To The People | Theatre | 19 May 2023 |
| Four Tet | Main Halls | 23-25 May 2023 |
| 150 th Anniversary Event | All areas | 27 May 2023 |
| ABTT Theatre Show 2023 | Main Halls | 7-8 June 2023 |
| Tim Key – Mulberry | Theatre | 9-11 June 2023 |
| Keith Brymer Jones | Theatre | 15 June 2023 |
| Haringey Boxing | Main Hall | 16-18 June 2023 |
| This Classical Life | Theatre | 18 – 19 June 2023 |
| Jen Brister – The Optimist | Theatre | 29 - 30 June 2023 |
| Bastille | Park | 14 th July 2023 |
| Kaleidoscope Festival | Park | 15 July 2023 |
| Provisional Concert | Park | 21 July 2023 |
| Ben Howard | Park | 22 July 2023 |
| Provisional Concert | Park | 23 July 2023 |
| Jimmy Carr | Theatre | 28 July 2023 |
| Sir Ranulph Fiennes – Mad, Bad & Dangerous To Know | Theatre | 7 September 2023 |
| Slowthai | Main Halls | 22 September 2023 |
| While She Sleeps | Main Halls | 23 September 2023 |
| The National | Main Halls | 26-27 September 2023 |
| Knit & Stitch | Main Halls | 5 – 8 October 2023 |
| Darts | Main Halls | 9 December 2023-Jan 2024 |
| Snooker | Main Halls | 7-14 January 2024 |
| Pierce The Veil | Main Halls | 13 April 2024 |

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**JOINT MEETING OF THE STATUTORY ADVISORY AND CONSULTATIVE COMMITTEES****9 MARCH 2023**

Report Title: Go Ape Mini-Land Rover Proposal

Report of: Emma Dagnes, Chief Executive Officer

Purpose: To consult the Advisory and Consultative Committees on a proposal submitted by Go Ape for a new activity in Alexandra Park.

Local Government (Access to Information) Act 1985 - N/A

1. Recommendations

- 1.1 To consider the proposal by Go Ape for a new mini-Land Rover activity in Alexandra Park and provide comments/ to the Trustee Board.

2. Executive Summary

- 2.1 Go Ape have operated a high ropes adventure course in the Park since 2017, investing around £1,000,000 and providing experiences for approximately 400,000 visitors.
- 2.2 To encourage adventurous activities for younger visitors, some of whom may not yet be tall enough to climb the junior ropes course, Go Ape are proposing a mini-Land Rover activity. The mini-Land Rovers are fully functioning electric cars specifically designed for children between the ages of 3-11 years and operate at a speed of up to 5 miles an hour.
- 2.3 The infrastructure requirements include a delineated track around the field, a welcome building, storage container, an additional gate in the fence, new steps on the existing steep bank and associated signage.
- 2.4 The project will require planning permission.
- 2.5 In accordance with the Trust's obligation to consult the Advisory Committee on such matters the Advisory and Consultative Committee members are invited to consider the proposal and formalise any feedback to the Trustee Board.

3. Proposals

- 3.1 The Go Ape team first approached the Trust with a proposal for two new activities: mini-Land Rovers and Axe Throwing. Following initial discussions about the

suitability and noise impacts, the proposal for an Axe Throwing activity was declined.

- 3.2 The new welcome cabin and storage facility would enable the Go Ape team to hold ground-based games too and the Trust's Executive Team have discussed consequently renaming the area '*the Activity Field*'.
- 3.3 The area would be improved as part of the plan, for example creation of a wildflower meadow and native planting. The details of an ecological approval plan are subject to discussions with the Park Team.

4. Tenure

- 4.1 A 10-year supplementary lease has been proposed by Go Ape and this would be subject to the Trust's obligations to obtain the best rent reasonably achievable. The current lease for the high ropes course runs to 2038.

5. Public Benefit

- 5.1 The proposal has been considered through the Trust's internal Strategic Vision process and has progressed to this stage. The proposed activity is in line with our mission to be an all-year-round cultural visitor destination, where people come to be entertained, engage with our fascinating past, are inspired to explore their creativity and experience our unique heritage setting.
- 5.2 The former deer enclosure has remained closed since the deer were moved and has been used only occasionally for the Segway activity. This proposal offers a new use for this area with the benefits of the proposed ecological improvements and increases the opportunity for younger/ smaller children to participate in the Go Ape experience.
- 5.3 The advice of the Advisory and Consultative Committees is used to assist the Board when considering the proposal. The Functions of the Advisory Committee as laid down in the Alexandra Park and Palace Act 1985 include to promote the charitable objects and to consider and advise the Trustees on any proposal which require planning permission and the furtherance of recreation and leisure in the Park and Palace

6. Legal Implications

The Council's Head of Legal & Governance has been consulted and has no comments.

7. Use of Appendices

Appendix 1 – Go Ape proposal document.

8. Background Papers – None



GO APE AT
ALEXANDRA
PALACE – MINI
LAND ROVERS



Business Development
January 2023

Adventure Forest Ltd. t/a Go Ape™
Banana HQ, The Drift, Fornham St. Martin,
Bury St Edmunds, Suffolk. IP31 1SL



INTRODUCTION

Go has been a partner with Alexandra Palace since early 2017 investing circa. £1 million and have welcomed around 400,000 visitors to the park since then. We would like to continue with this partnership and continue to invest to create a popular and sustainable destination for visitors.

Alexandra Palace has always been “the People’s Palace” with a rich history of innovative leisure attraction – from racecourses and ski slopes to the current high ropes offering. It has always been a destination with many complimentary activities on the site. Developments at Go Ape will continue to diversify the offering and help boost Go Ape’s financial contribution and the experience of the Palace and its park.

MINI LAND ROVERS

We are continually looking for opportunities to invest in our sites, giving “more reasons to adventure”. We would like to develop a “pathway” to adventure by adding opportunities for our youngest visitors the ability to access activities, generally for a shorter time and at a lower price point. It gives these families an introduction to Go Ape and interest in completing our ropes course activities. These activities aimed at younger people allows us to boost our visitor numbers during the quieter times of the year when older children are at school.

The “Deer Field” has long been dormant, and we feel there is an opportunity to bring it back into use as an “Activity Field”.

The Activity Field would provide a good location for mini electric Land Rovers running on a track around the field. This is a family friendly activity, and the electric Land Rover activity will be a great addition to the park.

- The mini-Land Rovers are fully functioning electric cars for children which can drive forwards, backwards, left, and right over different types of terrain. The cars include a remote cut out switch for safety which is intended for use by the supervising adult and have fully adjustable electronic control units to allow speed and acceleration to be managed.
- Track length is usually around 150m-200m long and we try to keep the surface as natural as possible, but some areas may need to be surfaced with gravel to prevent excessive mud.



- The cars are intended for use by children under the supervision of adults, they are intended to be driven on inclines of not more than 15%.
- The Landrovers are very quiet as they are electric.





The use of the field would also be beneficial in providing space for Go Ape to run ground-based team building games to support school groups and corporate groups.

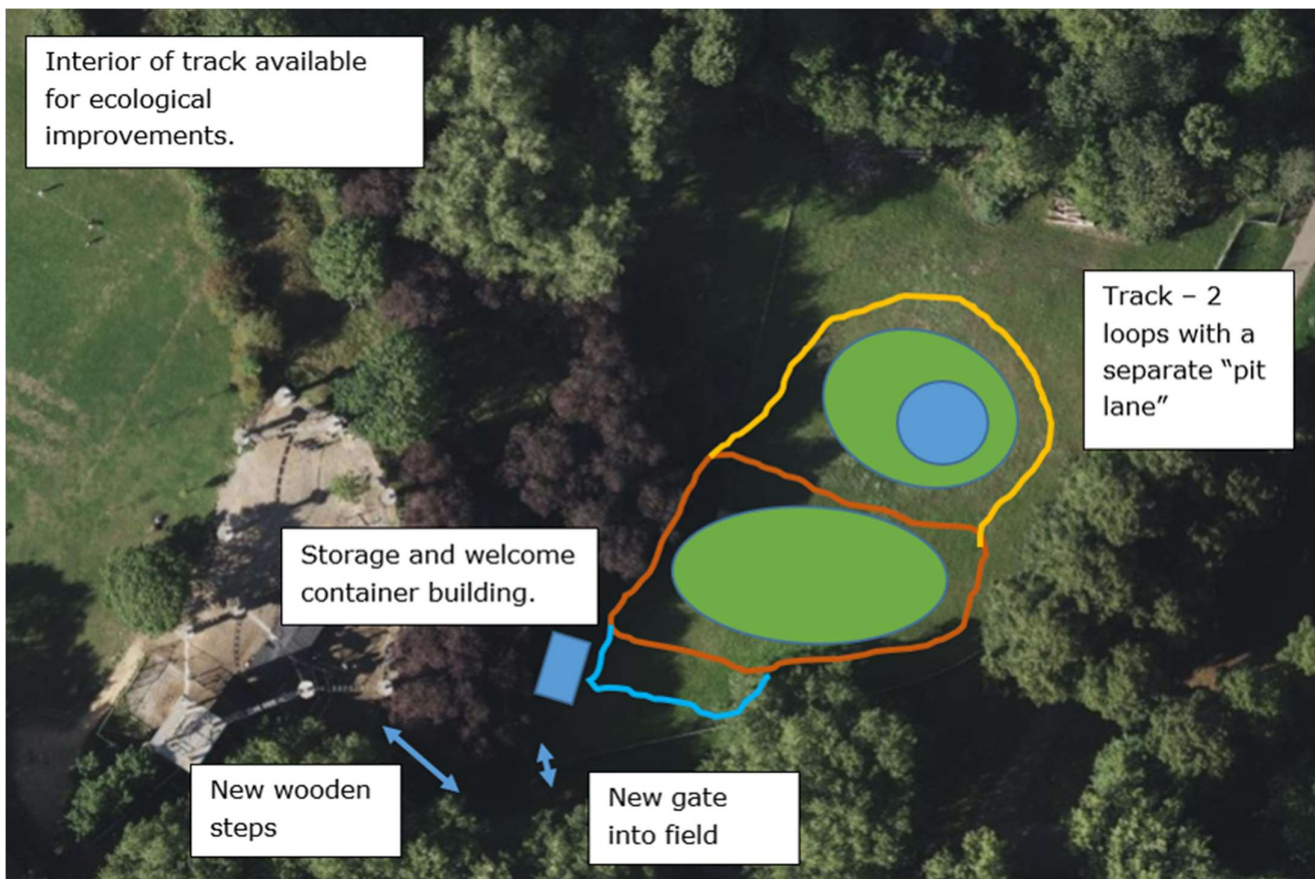
INFRASTRUCTURE

The Mini Land Rover activity is a low impact activity. Infrastructure consists of:

- A one-way track of approximately 200m length with 2 loops for drivers to complete. The track is delineated by 30cm high wooden boards. Small areas of obstacles will be included to add interest to the journey around the loops. The slope across the field may need some work to lessen the angle, likely to be by a wooden or gravel ramp.
- A storage and welcome reception wooden (Usually larch) clad shipping container (size to be confirmed but no bigger than 40ft and clad similarly to the existing buildings to be agreed with the Palace). This will be of suitable colour and wood to satisfy any conservation requirements. Power will need to be provided to allow overnight charging of the vehicles.



- Additional works required:
 - Wooden steps installed from Go Ape cabin to field.
 - Gate installed in fence.
 - Signage on welcome container – Go Ape logo and activity name.
 - Ecological improvements in track interior e.g. wildflower meadow, native species planting and potentially a small pond.



Thank you for taking the time to read this. We are enthusiastic to develop Go Ape activities and continue to work with the Palace to ensure its continued success, particularly in the current uncertain operating climate. Should the proposal be successful then Go Ape will be able to provide an increase in revenue to the Palace.

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ALEXANDRA PALACE SAC/CC MEETING

09 March 2023



SIGNAGE AND WAYFINDING IMPROVEMENTS

Some back of house external signage is required to improve client experience and assist with wayfinding;

Utilising brand guidelines and colours to ensure consistency across the site, whether front of house or back of house;

Application to include new signage above the Phoenix B&K – will be same as the signage proposed in the East Court, and in keeping with existing signage in the Palm Court;

Phoenix B&K signage will be lit to indicate to passers-by that it is open for business, especially important in the winter months



Existing Palm Court directional signage



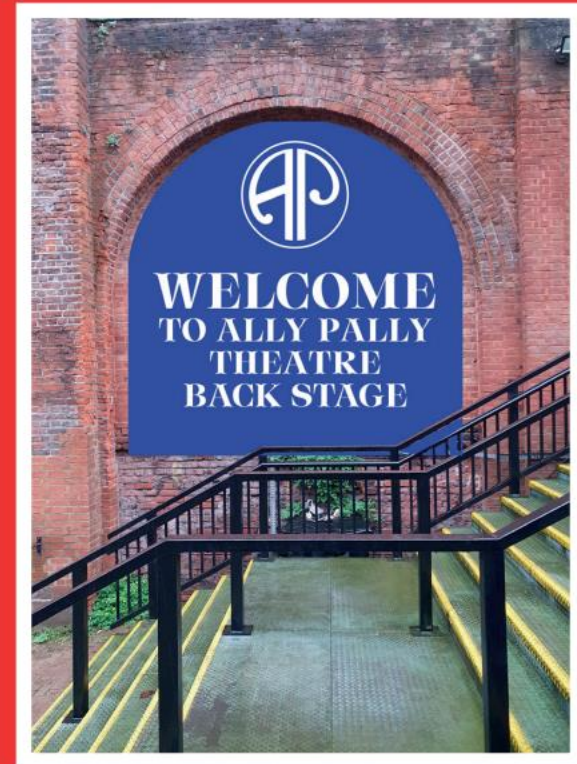


Proposed North Yard Theatre Stage Door signage

Backstage

Details

- A) Height from the ground to base: 3.8M
- B) Dimensions 4250 x 3550mm
Suggested Production Size: 3M x 3M
- C) Maximum Letter Height: 50mm
- D) Material: 3mm ACM with digital print to face
- E) Maximum projection from the face of the building: 0.003m.
- F) Method of attachment: Plugs and screws into mortar lines.





Proposed North Yard kit load-in doorway

Backstage

Details

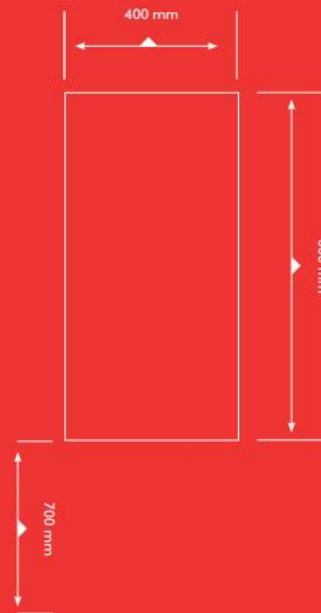
A) Height from the ground to base:
1.5M

B) Dimensions
Survey Dimensions: Brickwork
column @ 920mm
Suggested Production Size:
800mm x 400mm

C) Maximum Letter Height: 50mm

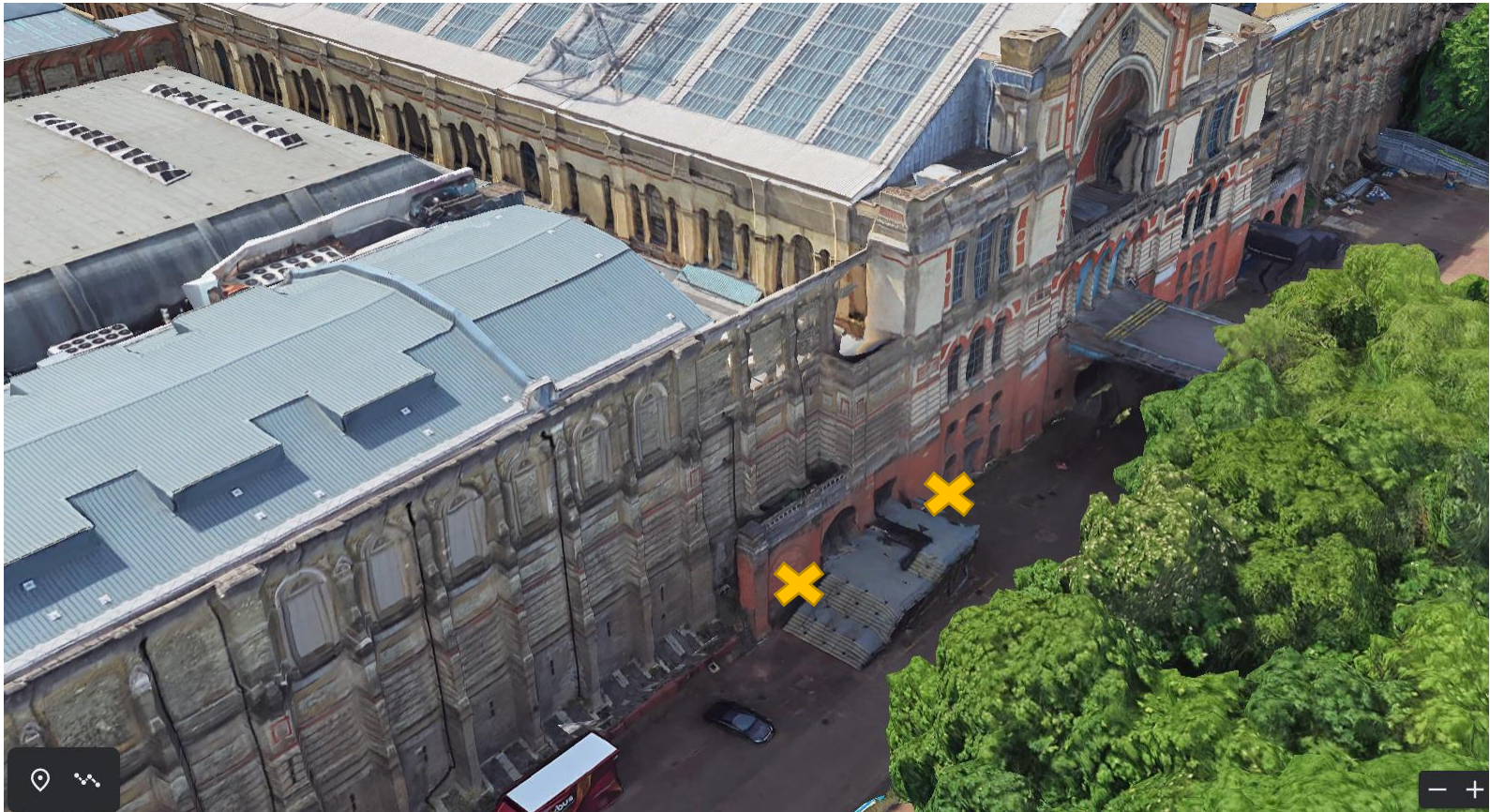
D) Material: 3mm ACM with digital
print to face

E) Maximum projection from the
face of the building: 0.003m.





Location of external back of house signage



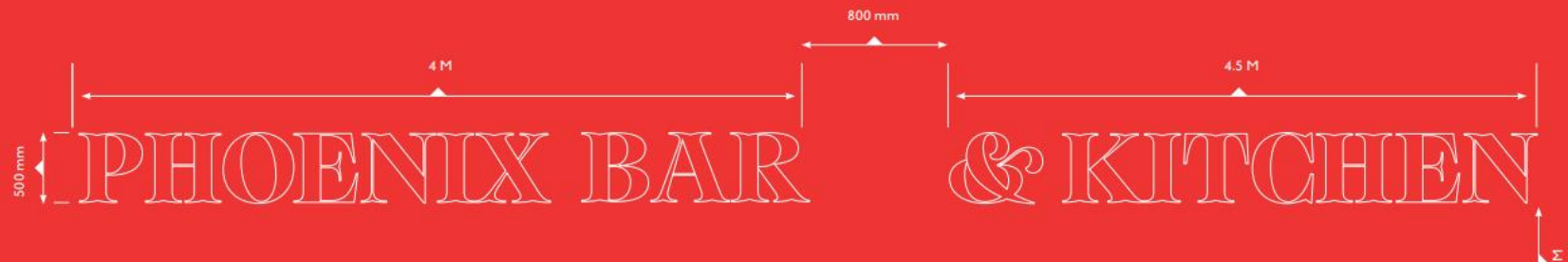


Proposed Phoenix B&K signage

Phoenix Bar

Details

- A) Height from the ground to base: 6M
- B) Dimensions: O/A 9925mm x 2700mm
Suggested Production Size: 10025mm x 2800mm
- C) Maximum Letter Height: 300mm
- D) Maximum projection from the face of the building: 0.01m.
- E) Product Material: 9mm s/s letters with 30mm returns, finished in antique gold PU coating. Externally uplit with linear LED lighting detail.
- F) Method of attachment: Plugs and screws into mortar lines.





**THANK YOU
FOR YOUR
CLOSE
ATTENTION**