

From: [REDACTED]
To: [REDACTED]
Cc: [REDACTED] [Tim Steer](#)
Subject: RE: Garden Bridge and MD172
Date: 04 June 2015 10:26:17

Having spoken to our governance team, they are comfortable that we can talk about the content of the MD. The MD itself has been signed, it's the direction that hasn't been and it won't be published until both have been signed.

Therefore while we won't necessarily want to use the text below, it can be used as the basis of what's being said publicly and the MD can be talked about.

They are still chasing the signing too, so there's a chance this will get resolved shortly.

From: [REDACTED]
Sent: 04 June 2015 10:18
To: [REDACTED]
Cc: [REDACTED] Tim Steer; [REDACTED]
Subject: RE: Garden Bridge and MD172

[REDACTED], here are the relevant lines from the MD – but, this is still confidential because it hasn't been signed!!!

Anyways, you can use this to appraise Peter and yourself – but don't give it to Donovan! Richard DC can translate for you if needs be.

S.

1.1 Each planning consent for the Garden Bridge (from Westminster and Lambeth) has numerous planning conditions attached to it, including a requirement for the Trust to enter into separate Section 106 agreements with the boroughs before construction commences.

1.2 In addition, Westminster has imposed a condition which requires a guarantee to "secure the on-going maintenance of the proposed bridge". Westminster's concern is similar to that of the PLA, i.e. the long-term ability of the Trust to operate and maintain the Garden Bridge as required. Without a guarantee the planning condition will not be met and the Garden Bridge will not be built. On 7 May 2015 the Trust wrote to Lambeth to confirm that it is prepared to commit itself to provide an equivalent guarantee to that required by Westminster, "to secure the ongoing maintenance of the Development" (i.e. the Garden Bridge).

1.3 It is proposed that the GLA should provide guarantees to Westminster and Lambeth to cover the maintenance of the bridge structure and maintenance and operation of the garden and public space should the Trust not be able to do so.

1.4 The Garden Bridge Trust has done a detailed analysis of bridge costs and income to demonstrate that its funding plans are robust. Income is projected to exceed operating costs by £1.025m each year. This balance in funds will be used to cover the operating costs of the Trust. Annual income is projected to be £3m including from retail, events, merchandise, ongoing fundraising, a patrons' scheme, corporate memberships and an endowment fund. The estimated annual operating and maintenance costs for the bridge are £1.975m.

1.5 Given the Trust's projected annual revenue surplus, it is the clear expectation that the guarantees described above will not need to be called upon. It is expected that income will exceed costs for the life of the bridge. There will also be a five yearly assurance process to incorporate any changes to the annual position. The Trust will articulate any changes to costs or income through a five yearly business plan, approved by the Mayor, which will demonstrate how future operating and maintenance costs will be covered.

From: [REDACTED]
Sent: 04 June 2015 09:25
To: [REDACTED]
Cc: [REDACTED] Tim Steer; [REDACTED]
Subject: Re: Garden Bridge and MD172

Tim - [REDACTED], can you advise re the MD signing? [REDACTED] i'll call you when I'm in...sorry mad morning and I'm struggling to get in. Speak to richard dc re this - he knows everything related to the guarantee etc.

Sent from my BlackBerry 10 smartphone.

From: [REDACTED] (TfL Press Office)
Sent: Thursday, 4 June 2015 09:19
To: [REDACTED]
Cc: [REDACTED]
Subject: Garden Bridge and MD172

Morning [REDACTED],

I know we touched base regarding the MD yesterday but Peter Hendy has been approached by Tim Donovan this morning asking about it. Do you have a line prepared as we wanted to ensure a consistent response..

Many thanks

[REDACTED]

[REDACTED]
Transport for London | TfL Press Office, 11th Floor (11Y1), Windsor House, 50 Victoria Street, London SW1H 0TL

[REDACTED]
www.tfl.gov.uk/media

[REDACTED]



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From: [REDACTED]
To: [REDACTED]
Subject: FW: Garden Bridge MD
Date: 05 June 2015 09:38:03
Attachments: [Direction and delegation.pdf](#)
[MD1472.pdf](#)

[REDACTED]e,

I know this wasn't one you were tracking, and it's already gone over to Richard and others, but in case you want a copy for your records.

[REDACTED]

From: [REDACTED]
Sent: 04 June 2015 17:26
To: Tim Steer; Tom Middleton; [REDACTED]
Subject: RE: Garden Bridge MD

Here are the copies

From: Tim Steer
Sent: 04 June 2015 17:22
To: [REDACTED] Tom Middleton; [REDACTED]
Subject: RE: Garden Bridge MD

Brilliant – thank you. Do you know when it will go on the website?

From: [REDACTED]
Sent: 04 June 2015 17:20
To: Tom Middleton; [REDACTED]
Cc: Tim Steer
Subject: RE: Garden Bridge MD

It has been signed (including Direction letter) and [REDACTED] will circulate the pdf tomorrow morning

[REDACTED]

From: Tom Middleton
Sent: 03 June 2015 14:03
To: [REDACTED]
Cc: [REDACTED]
Subject: RE: Garden Bridge MD

We're chasing right now

It's with the Mayor

From: [REDACTED]
Sent: 03 June 2015 12:30
To: [REDACTED]; Tom Middleton
Cc: [REDACTED]; Tim Steer

Subject: Garden Bridge MD

Hi both,

Do you have any indication of how we're getting on with the MD being signed? There are external developments happening at the moment (a community asset has been granted on one of the landing sites) which are likely to lead to some press interest, particularly in the guarantee. We're therefore being asked to get the MD signed off as soon as possible to demonstrate that we're on the front foot with the guarantee, and not that it's a result of external activity.

Thanks

[REDACTED]

[REDACTED]

[REDACTED]

Greater London Authority
City Hall, The Queen's Walk, London SE1 2AA

[REDACTED]