

CITY PLAN 2019 – 2040

INFRASTRUCTURE FUNDING STATEMENT 2020/21

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1. What is the Infrastructure Funding Statement?

The Community Infrastructure Levy (CIL) Regulations 2019 require local authorities that collect developer contributions to report annually on what they have received and spent through CIL and other developer contributions and include information for the following year on the allocation of these funds.

This Infrastructure Funding Statement replaces the Council's 'Regulation 123' List, which previously governed the spending of CIL. If you have any queries regarding this statement or would like further information about specific projects, please contact our CIL and S106 Policy Team on CILS106projects@westminster.gov.uk.

2. Infrastructure Planning at Westminster

2.1. Infrastructure Delivery Plan 2040 (Draft)

The council has developed a methodical and proactive approach to infrastructure planning that is responsive to development while supporting the delivery of our City Plan objectives and policies. The Infrastructure Delivery Plan (IDP) is our principal infrastructure planning document; it sets out the different infrastructure types needed, location and timescales for delivery, and provides an update on the delivery of infrastructure to date.

Alongside supporting the delivery of City for All and addressing the Climate Emergency, the Infrastructure Delivery Plan aims to:

- Support the Westminster City Plan's policies, vision and objectives, accommodating growth across the City Plan 2019-2040 period.
- Highlight existing gaps in infrastructure provision across the city and help respond to changes within the City, such as population fluctuations and varying demands for services.
- Provide evidence on how future infrastructure needs in the City will be met and what the costs will be.
- Inform infrastructure delivery decisions such as Community Infrastructure Levy (CIL) funds, Section 106 contributions, and other available funding streams.

The IDP is an iterative document, which means that it will be regularly updated to take account of infrastructure delivery and changing needs. The Council will annually review the IDP, ensuring that it reflects the changing infrastructure needs of Westminster. The IDP is available to view [here](#).

2.2. Implementing the IDP 2040

As part of supporting the successful implementation of the IDP, we will use the annual IFS as an opportunity to set annual infrastructure priorities and set out how we will allocate our developer contributions between January 2021 and December 2021. In this way, the annual IFS will also provide a regular strategic directive to guide annual Strategic CIL allocations.

2.3. Infrastructure Categories

Infrastructure covers a range of different facilities and services. It ranges from social and economic infrastructure such as schools, libraries, workspace and GP surgeries, to more traditional infrastructure such as utilities, cycle lanes and waste management centres.

The types of infrastructure considered in our IDP align with strategic priorities identified in national policy¹ and in relevant legislation², as well as with local priorities identified in the council's City for All and the City Plan.

- **Public realm and transport**, including public realm, public transport, walking and cycling, highways and bridges, and river transport; and
- **Health services**, including health facilities, and emergency services;
- **Community and leisure**, including family centres, cultural facilities, workspaces, cemeteries, sports facilities, and play spaces.
- **Education**, including early years provision, primary and secondary education, special education needs and adult, further and higher education;
- **Green infrastructure**, including parks and open spaces, sustainable drainage (SuDS) using planting; green and brown roofs and walls; green spaces; biodiversity corridors; tree planting and management;
- **Utilities and waste**, including water infrastructure, flood risk management, energy, digital infrastructure, smart technology, and recycling and waste.

The IDP is monitored by all council departments to ensure that projects listed in the infrastructure schedule meet the IDP's priorities. Where projects are being scoped out, the CIL Team will ensure that CIL/S106 conditions stipulated by the regulations are fulfilled by working directly with project leads and neighbourhood forums. The CIL Spending Policy Statement sets out the criteria for determine whether a project is eligible for CIL/S106 funding.

3. Developer Contributions in Westminster

3.1. Section 106 Planning Obligations

These are legal agreements between the Council and a developer. In general, they are intended to deal with impacts of development that would otherwise mean planning permission would be refused. They are used, for example, to secure affordable housing, carbon offsetting or employment and skills contributions. Where agreements permit, S106 funds can be pooled and be added to council-wide funds such as the Carbon Offset Fund. Money secured this way must be used in accordance with the terms of the agreement, which often specify what can be funded and where the money can be spent; some are time limited. This is to ensure that money is spent to address the demands a development places on a local area. CIL is less restrictive than S106 funding. Before CIL funding is considered, the council will aim to identify any eligible S106 funds in the first instance where appropriate, if an obligation isn't directly related to the development, it should not have been sought in the first place.

¹ See National Planning Policy Framework (2019)

² See Planning Act s.216 (2008) and The Community Infrastructure Levy Regulations (2010 as amended)

3.2. Community Infrastructure Levy

In contrast to S106 obligations, CIL is intended to fund more generalised infrastructure requirements across Westminster to support user behaviour, new development, and population growth. It is a mechanism to secure financial contributions from developers on certain developments and CIL monies can be used to fund the provision, improvement, replacement, operation or maintenance of infrastructure to support the development of the area. The CIL rates for Westminster can be found in the council's CIL Charging Schedule available on our [website](#).

There are two types of CIL collected in Westminster:

Mayoral CIL - a standard charge which applies to most new development across Greater London and is used to help fund Crossrail. Further details can be found on the [Greater London Authority Website](#).

Westminster CIL - a standard charge which applies to most new buildings and extensions in the city (e.g. residential development). Exceptions to this charge include schools, health facilities, charitable development and self-build housing). Westminster CIL is divided between the City Portion (known as the 'strategic' pot), the CIL Administration portion and the Neighbourhood Portion.

- *City Portion (or Strategic CIL):* City Portion is spent by the Council in line with City for All and City Plan priorities. This can form up to 80% of the total CIL collected.
- *Neighbourhood Portion:* The Neighbourhood Portion is divided among the 21 Neighbourhood Areas to address the demands of development within their area. Per receipt of CIL, 15% of the total CIL accruing from the development will be allocated to the designated Neighbourhood Forum, and the remaining 85% will be allocated to the council's Strategic Portion. Where there is an active Neighbourhood Plan, the local forum will be entitled to 25% of each CIL receipt with 70% going to the strategic portion. More information about accessing Neighbourhood CIL can be found [here](#).
- *Administration CIL:* 5% of every CIL receipt is collected to support the council's administration of developer contributions, this includes the funding of the CIL Policy Team that is responsible for the collection and investment of funds.

Please see section 6 for CIL Report, this section provides details on how much CIL has been collected from developments across the city.

4. CIL and S106 Spend Protocol

4.1. Strategic CIL Governance up until July 2020

A quarterly committee system governed a bidding-based approach for the Strategic CIL portions (and S106 where funds can be applied). Council directorates and infrastructure provider submitted applications to the CIL Policy Team for review after which officer recommendations were published via a quarterly Committee Report. The report's recommendations were considered in quarterly committee hearing where allocations of all developer contributions took place (Strategic CIL, Neighbourhood CIL and S106). Applications were submitted on a quarterly basis to the CIL Team, scrutinised by the CIL Governance Group (an officer led group), with recommendations then put forward to the CIL Committee for decision via a public report.

4.2. Strategic CIL Governance from August 2020

The coronavirus pandemic has put considerable pressure on the economy; this has been noticed in the development sector with the council receiving fewer planning applications and thus issuing fewer liability and demand notices for CIL. The scale of development directly influences the extent of demographic fluctuations that need mitigating through the implementation of developer contributions (CIL and S106). Less development has meant fewer demand notices for CIL, and therefore Westminster's CIL income will be limited for the foreseeable future. CIL receipts have fallen by around 60% as the economy and development sector reconfigures to the new context.

To manage growing demand for infrastructure funding, the council ended the Strategic CIL bidding process in July 2020. A new approach has been developed in partnership with the Executive Leadership Team, the Leader of the Council, and the Cabinet. The council now allocates strategic CIL on an annual basis as part of its annual Capital Finance Programme to ensure infrastructure investments are fully aligned with the council's strategic priorities. This new approach aims to make the most of limited resources by prioritisation of strategic infrastructure needs. The objectives of this approach are as follows:

- i) To drive medium and long-term planning for strategic CIL spending, and to ensure that the spend is consistent with priorities set in our Infrastructure Delivery Plan, the City Plan, and the London Plan – all in line with our City for All and Climate Emergency priorities.
- ii) To ensure projects meaningfully and demonstrably support growth and development across the city, therefore enabling the council to demonstrate to our stakeholders (developers in particular) the added value being created for our communities.
- iii) To ensure a tighter grip on project delivery and more robust reporting on spending.

The below table summarises Westminster's decision-making structures for CIL and S106. For Neighbourhood CIL governance, please see section 5.2.

4.3. S106 Governance

S106 funding must be spent in accordance with the terms of the legal agreement (as part of the planning application process). The heads of terms can include a clause to spend the S106 contribution between five and ten years of the agreement. S106 funding is more closely tied to the phasing of development set out in the terms of the legal agreement. S106 income varies on a site-by-site basis depending on a range of factors, such as the viability of development and site-specific considerations.

The council policy position is for developers to implement their S106 obligations on-site during the development process. However, where obligations cannot be met, the council will negotiate a cash default which will be implemented and spent as agreed with the developer. Depending on the nature of the agreement, S106 cash contributions either must be spent at the site of the original development or may be spent off-site if permitted by the developer agreement.

Table 1: Westminster CIL/S106 decision making structures

Group	Function
CIL and S106 Team	<p>A specialist centralised team that sits within the council’s Innovation and Change Department. The CIL team is responsible for collecting and negotiating developer contributions as well as the day-to-day management of CIL and S106 accounts.</p> <p>The team is also responsible for developing the governance frameworks to ensure that the spending of developer contributions is compliant with the CIL regulations and with various S106 agreements.</p>
CIL Governance Group	<p>A cross-functional officer led group formed of directors and heads of services who oversee the delivery of infrastructure. The CIL Governance group regularly reviews the councils IDP and makes recommendations for how CIL/S106 funds can be used utilised. The board also measures the outcomes of infrastructure projects to ensure they have a meaningful impact on Westminster’s communities.</p> <p>The group meets quarterly to discuss CIL applications/project proposals received from Neighbourhood Forums, and to ensure forums receive the necessary project support for successful delivery. All applications are put forward to the CIL Committee for decision – projects that are viable and ready to go will be recommended for approval. Projects that require further community engagement and council coordination will be recommended for deferral.</p>
Cabinet CIL Committee	<p>The CIL Committee is a Standing Committee formed of three Cabinet Members and is responsible for approving the allocation of CIL/S106 funding.</p> <p>The Committee chaired by the Cabinet Member for Business and Planning. The Committee meets quarterly to approve CIL and S106 allocations. Recommended allocations are put forward to the committee via a published committee report, and decisions take place in a live and public hearing.</p>

5. Setting Investment Priorities

5.1. Westminster Strategic CIL Priorities

The council will maintain a robust process to ensure infrastructure delivered through CIL and S106 create value for our residents and communities while supporting the delivery of the City Plan and City for All. Where appropriate, we will maintain a flexible bidding process for infrastructure projects that are considered necessary or essential to support a new development. For strategic infrastructure projects, the Westminster Cabinet agreed in June 2021 that CIL will be made available to fund the following infrastructure:

Regeneration and Public Realm: Supporting regeneration remains a council priority. £22.65m in CIL has been committed towards strategic infrastructure within the Ebury Estate Regeneration programme, and to ensure that the full benefits of the redevelopment can be realised for our residents. CIL has also been assumed (albeit not yet committed) to support the Church Street (£43.3m) and Lisson Grove (£19.9m) regeneration programmes over the next 12 years. We also want to support active travel infrastructure to encourage walking and cycling. Alongside this, the council will continue to invest in public realm improvements across the city, helping deliver across City for All's four pillars.

Green Infrastructure: In September 2019, Westminster City Council declared a Climate Emergency and set ambitious targets for the city to be carbon neutral by 2040. Strategic CIL provides an important resource for helping support Westminster's carbon neutral ambitions. The council will continue to support projects designed to improve carbon neutrality within Westminster, including through the retrofitting of existing buildings and the roll out of Electric Vehicle infrastructure. Strategic CIL can also be used alongside other strategic funding streams such as the Carbon Offset Fund. These funding streams are vital to enable us to deliver City for All's 'greener and cleaner' pillar.

Health Services: As well as investing in our Public Health Facilities, the council will continue to support the NHS Long Term Plan by utilising CIL for the delivery of local services hubs (for example, the Church Street Health and Wellbeing Hub) and to enable the consolidation and co-location of high-quality primary care services. This includes supporting the reconfiguration and growth of NHS primary care units to address growing patient numbers. This will support delivery of City for All's 'vibrant communities' and 'smart city' pillars.

Community and Leisure Services: Community and leisure facilities make significant health, wellbeing, and developmental contributions to those living in the area. The council will continue to identify opportunities to modernise/digitalise our libraries; upgrade cultural, sports and leisure facilities; and support the availability of affordable workspace through strategic CIL and S106. Through our partnership with the Ambulance Service, the Metropolitan Police and the Fire Service, the council will continue to identify infrastructure requirements to best support our emergency services. These forms of infrastructure will help us deliver on City for All's 'thriving economy', 'vibrant communities' and 'smart city' pillars.

Education: Demand for primary school places continues to fall, and demand for secondary school spaces remains steady. The current focus remains on the provision of sufficient secondary school places and the maintenance of high-quality facilities, supporting City for All's 'vibrant communities' pillar. Schools and Educational services will continue to review the capacity of school and educational buildings and sites to create scope for temporary and permanent solutions to changes in demand for school places.

Utilities and Waste: The council will continue to ensure that CIL is available to provide essential utilities and waste infrastructure to new developments, helping deliver City for All's 'greener and cleaner' pillar. Our IDP has identified Westminster's flood defences require upgrading to ensure that they utilise modern technology and operate as effectively and efficiently as possible. Where possible, the council will encourage the adoption of smart and new technologies to deliver City for All's 'smart city' objectives.

5.2. Westminster Neighbourhood CIL

Westminster Neighbourhood CIL will continue to be used to help deliver a wide range of projects to help local Neighbourhood Forums/Community Organisations realise their ambitions and priorities for their neighbourhood area. Each designated neighbourhood area is entitled to 15% of the CIL generated from each development (25% if they have a neighbourhood plan), and the council encourages neighbourhood forums and community organisations to submit project proposals.

Neighbourhood CIL can be used for a wide range of planning issues related to physical infrastructure if they are concerned with addressing the demands that development places on an area, this can include conducting research to better understand the infrastructure needs of your area. The use of the CIL in this way will need discussion with the CIL Team to ensure it is appropriate. This does not apply to the Queens Park Neighbourhood Area due to its special status as a de facto Parish Council.

To support neighbourhood forums access CIL funds, the council has a dedicated CIL Team that can provide support on any issues relating to accessing and spending CIL. This team will work closely with the forums and groups to develop a better understanding of the ambitions of the neighbourhoods and bring out projects that positively shape the area and help residents achieve their vision for their neighbourhood. The CIL Team can be easily reached on CILS106projects@westminster.gov.uk

The council will continue to run quarterly bidding rounds for Neighbourhood CIL, up-to-date information regarding deadlines and processes can be on our [Neighbourhood CIL Webpage](#).

The council adopts a broader definition of infrastructure to support the designated neighbourhood areas realise their local ambitions. Examples include but not limited to:

- Cultural and community spaces.
- Community gardens and improvements to local green spaces.
- Educational and youth facilities.
- Parks and pocket parks.
- Public realm works (e.g., street furniture).
- Drainage improvements (e.g., SuDS).
- Regeneration programmes (e.g., town centres).
- Skills and training hubs (e.g., digital technology); and
- Security measures to reduce crime and anti-social behaviour

6. Community Infrastructure Levy Report

6.1. Summary of CIL Receipts

This section provides a summary of the total CIL generated from developments within the City of Westminster within the reporting period.

Table 2: Total CIL Receipts for the Reporting Period.

Type	Collected
Admin CIL	£1,089,654.10
Neighbourhood CIL	£2,736,494.04
Strategic CIL	£17,966,933.91
Mayoral CIL	£9,193,409.44

Table 3: CIL Receipts by Neighbourhood Area (Previous Reporting Period)

Neighbourhood Area	Neighbourhood CIL	Strategic CIL	Admin CIL
Queens Park Community Council ³	£609.74	£3,251.95	£203.25
Notting Hill East	£2,454.91	£15,137.94	£925.94
Bayswater	£175,203.96	£934,421.14	£58,401.32
Little Venice and Maida Vale	£787,451.26	£4,199,740.05	£262,483.75
Belgravia	£378,444.50	£2,020,509.36	£126,260.73
Church Street	£209,897.15	£1,119,451.48	£69,965.72
Churchill Gardens Estate	NIL	NIL	NIL
Ebury Bridge	NIL	NIL	NIL
Fitzrovia West	£17,163.10	£91,536.53	£5,721.03
Hyde Park and Paddington	£384,010.54	£2,048,056.20	£128,003.51
Knightsbridge	£37,182.69	£197,012.03	£12,326.04
Maida Hill	£3,390.00	£18,080.00	£1,130.00
Marylebone	£628,827.15	£3,373,587.43	£210,653.40
Mayfair	£407,800.00	£4,392,053.86	£252,623.89
Pimlico	£4,357.11	£25,299.72	£1,560.89
Soho	£63,854.77	£354,950.20	£22,042.37
South East Bayswater	£506,333.12	£2,700,443.32	£168,777.71
St James's	£28,813.37	£157,879.63	£9,825.95
St Johns Wood	£1,121,100.00	£6,000,309.09	£374,811.00
Victoria	£107,674.59	£605,931.96	£37,558.24
Westbourne	£2,094.07	£11,168.37	£698.02
Outside Neighbourhood Areas	£609.74	£3,169,191.74	£198,074.48
Total	£5,460,885.48	£31,438,012.00	£1,942,047.24

³ Queens Park Community Council is a recognised Parish Council. Westminster City Council collects CIL on behalf of the community council and will pass on their portion twice a year.

Table 4: CIL Receipts by Neighbourhood Area (Current Reporting Period)

Neighbourhood Area	Neighbourhood CIL	Strategic CIL	Admin CIL
Queens Park Community Council	NIL	NIL	NIL
Notting Hill East	NIL	NIL	NIL
Bayswater	£311,500.00	£2,567,603.69	£151,531.77
Little Venice and Maida Vale	£1,419.10	£7,568.53	£473.03
Belgravia	£162,004.34	£864,023.12	£54,001.45
Church Street	£390,195.49	£2,081,042.62	£130,065.16
Churchill Gardens Estate	NIL	NIL	NIL
Ebury Bridge	NIL	NIL	NIL
Fitzrovia West	£227,500.00	£1,956,714.51	£114,958.66
Hyde Park and Paddington	NIL	NIL	NIL
Knightsbridge	NIL	NIL	NIL
Maida Hill	£28,780.59	£166,815.55	£10,294.00
Marylebone	£208,078.54	£1,121,455.93	£69,975.50
Mayfair	£666,999.60	£5,195,747.65	£308,565.64
Pimlico	£4,487.17	£27,474.43	£1,68.00
Soho	£24,768.27	£132,097.42	£8,256.09
Southeast Bayswater	£206,295.02	£1,145,702.24	£71,157.75
St James's	£32,418.39	£183,101.30	£11,343.14
St Johns Wood	NIL	NIL	NIL
Victoria	£286,824.93	£1,529,732.96	£95,608.31
Westbourne	NIL	NIL	NIL
Outside Neighbourhood Areas	£185,222.62	£987,853.93	£61,740.87
TOTAL Collected in Current Reporting Period	£2,736,494.04	£17,966,933.91	£1,089,654.04

6.2. Strategic CIL Allocations and Expenditure

Allocations take place when a request for the application of CIL to specific projects has been formally approved by the Cabinet CIL Committee, the process for determining the appropriate application of Strategic CIL can be found in section 4.2. The table below highlights the Strategic CIL allocations were made at the July 2020 Cabinet CIL Committee. The recommendations can be found in the respective [Cabinet CIL Committee Report](#).

Table 5: Strategic CIL Allocations during Reporting Period

Infrastructure	Allocated
Ebury Bridge Regeneration: Four Linked Public Squares	£4,384,000.00
Ebury Bridge Regeneration: Community Space	£1,557,000.00
Ebury Bridge Regeneration: Relocation of High Voltage Cable	£4,050,000.00
Hanover Square Gardens Landscaping	£1,000,000.00
Total	£10,991,000.00

The items of infrastructure on which CIL (including land payments) has been spent within the reported year, and the amount of CIL spent is summarised in Annexes A and B, both tables give an overview of projects have been approved by the Cabinet CIL Committee to received Strategic CIL funding.

- Annex A: Status of Infrastructure Schemes that have received Strategic CIL funding.
- Annex B: Status of Infrastructure Schemes that are yet to receive Strategic CIL funding.

6.3. Neighbourhood CIL Allocations

Within the reporting period, a total of £731,000 was allocated to projects either submitted by a Neighbourhood Forum (if applicable) or by community organisations that demonstrated support/endorsement by the relevant neighbourhood forum (if applicable) and members of the local community. A full list of live neighbourhoods CIL projects can be found in Annex C. Further information about neighbourhood CIL can be found on the council’s website.

Table 6: Neighbourhood CIL Allocations during Reporting Period

Infrastructure	Neighbourhood Portion	Allocated
College Park School External Play Area	Bayswater	£49,472.00
Blomfield Road Public Realm	Little Venice and Maida Vale	£185,621.00
Bishops Bridge Road Public Realm Action Plan	Hyde Park and Paddington	£50,000
Changing Lives: Improved Access to St Marylebone Parish Church	Marylebone	£100,000
Air Filtration Units for St Marylebone CofE School	Marylebone	£25,125.00
Edgware Road Insight Study	Marylebone + Hyde Park and Paddington	£50,000
Mayfair Green Route (Phase 1)	Mayfair	£119,200.00
Reverse Vending Machine	Mayfair	£28,303.00
Baseline Study of Licensed Premises	Mayfair	£13,500.00
Air Quality and Traffic Monitoring	Soho	£3,700.00
Soho Parish School Gates Replacement	Soho	£15,000.00
Soho Digital Waste Infrastructure	Soho	£20,000.00
Greening Soho Feasibility Study	Soho	£2,000.00
Charing Cross Road Public Realm	Outside Neighbourhood Areas	£75,000
TOTAL		£736,921.00

6.4. Administrative CIL

The amount of CIL collected towards administration expenses is £1,089,654.19. This was 5% of the total CIL receipts collected (£21,793,082.04) in the reported period. Westminster City Council has set a collection percentage of 5.00%. The percentage taken may differ due to Land payments (including payments in kind and infrastructure payments) not being allocated to administration expenses, Surcharges and Late Payment Interest not being split with Neighbourhood Areas.

7. Section 106 Report – 01/04/2020 to 31/03/2021

The total amount of cash defaults provided under any planning obligations which were entered during the reported year is £27,936,204.03. This figure does not consider indexation (inflation/deflation) that may be applied when the money becomes due.

Table 7: Summary of S106 Contributions collected during the reporting period.

Section 106 Contribution	Total Received
Affordable Housing Fund	£9,501,004.07
Air Quality Monitoring	£945.00
Carbon Offset	£484,507.20
Cycle Hire / Provision Schemes	£201,575.34
Education	£649,625.46
Electric Vehicle	£50,000.00
Employment and Training	£478,663.51
Environmental Inspectorate	£148,302.23
Environmental Sciences	£28,732.34
Legible London	18,141.78
Parking Mitigation	£24,477.05
PATEMS	£36,269.82
PATS	£49,458.84
Planning Misc	£102,770.39
Play Space	£138,571.00
Public Realm / Environmental Improvement	£407,062.84
S106 Monitoring Fee	£72,000.00
Social & Community	£49,458.84
TfL Highway Works	£231,811.64
Trees	£20,157.59
Workplace Co-Ordinator	£46,666.66
Total	£12,740,201.60

7.1. S106 Contributions Received in Reporting Period

7.11. Affordable Housing Contribution

The London Plan Policy sets its 'provision trigger point' as sites with the capacity to provide 10 or more homes. Westminster City Council equates this capacity to 1,000 sqm, therefore the 1,000 sqm threshold within adopted policy S16 still applies. Both the London Plan and NPPF are clear that no credits are given for existing residential floorspace or units when evaluating this trigger point. Therefore, developers are expected to base their affordable housing contributions on the total (gross) residential floorspace rather than the additional (or net) floorspace.

Table 8: List of Affordable Housing Contributions received during reporting period

Planning Reference	Development Site/Address	S106 Received
18/10588/FULL	204A Great Portland Street, London, W1W 5NP	£1,350,000.00
12/12735/FULL	Bow Street Magistrate's Court, 28 Bow Street, London, WC2E 7AW	£469,252.95

17/08454/FULL	7 Cavendish Place, London, W1G 0QD	£432,149.31
17/03980/FULL	Site At 94 Piccadilly, 95 Piccadilly, 12 White Horse Street, 42 Half Moon Street &, 90 - 93 Piccadilly, London	£461,398.06
19/02449/FULL	Whiteleys Centre, Queensway, London, W2 4YH	£6,788,203.75
TOTAL		£9,501,004.07

7.12. Carbon Offset Contribution

Since October 2016, Westminster City Council has been securing for carbon offsetting from new development through planning obligations to ensure that new development is acceptable in planning terms by fully addressing its associated carbon footprint.

As the local planning authority, Westminster City Council is responsible for ensuring that all new development proposals comply with local and London-wide planning policy, and for securing and allocating any relevant planning obligations.

Carbon offsetting is a planning obligation collected under Section 106 of the Planning and Country Act 1990 (commonly known as section 106 agreements) that allow new developments to comply with local planning policy where it is not feasible or practical to achieve all necessary carbon emissions savings at the development site.

The carbon offset is collected as a financial contribution which is then ring-fenced and used to 'offset' the carbon footprint of the new development by funding carbon saving projects elsewhere in the local authority area. Further information about how the council invests accrued Carbon Offset Contributions can be found [here](#).

Table 9: List of Carbon Offset Contributions received during reporting period

Planning Reference	Development Site/Address	S106 Received
18/10588/FULL	204A Great Portland Street, London, W1W 5NP	£44,946.00
19/09638/FULL	300 Harrow Road, London, W2 5HG	£130,161.00
19/09329/COFUL	Torridon House Car Park, 8 Randolph Gardens, London, NW6 5HP	£17,418.07
19/06451/COFUL	Luxborough Towers, Luxborough Street, London, W1U 5BF	£25,928.98
20/05243/ADFULL	Land Bounded by Drury Lane, Dryden Street, Arne Street, Shelton Street, London	£6,721.00
20/03062/FULL	First Chicago House, 90 Long Acre, London, WC2E 9RA	£15,797.73
18/05929/FULL	413-419 Harrow Road, London, W9 3QJ	£9,509.25
16/09591/FULL	Norfolk House, 31 St James's Square, London, SW1Y 4JR	£62,006.04
19/06690/FULL	13-14 Hanover Street, London, W1S 1YH	£17,637.84
17/03980/FULL	Site At 94 Piccadilly, 95 Piccadilly, 12 White Horse Street, 42 Half Moon Street &, 90 - 93 Piccadilly, London	£66,669.90
18/10755/FULL	Townsend House, Greycoat Place, London, SW1P 1BL	£24,449.17
16/11562/FULL	Development Site At 14 To 17, Paddington Green, London	£122,407.00
TOTAL		£484,507.20

7.13. Employment and Skills Contribution

Under a S106 Agreement, the developer has obligations to provide several employment & skills initiatives that benefit the local community. The developer may pass these obligations down to the main contractor who may in turn pass down to their supply chain. In some instances, there may be financial implications for not achieving the targets. S106 agreements/employment & skills obligations have been around for several years when local authorities are procuring developments. In the reporting period, the council has received the following cash defaults for this contribution:

Table 10: List of Employment and Skills Contributions Received during the reporting period

Planning Reference	Development Site/Address	S106 Received
19/03450/FULL	N I O C House, 4 - 8 Victoria Street, London, SW1H 0NE	89,800.00
19/09638/FULL	300 Harrow Road, London, W2 5HG	£27,159.58
19/08062/ADFULL	27 Eccleston Place, London, SW1W 9NF	£40,897.42
18/10021/FULL	70-72 Piccadilly, London, W1J 8HP	£88,369.21
19/09027/FULL	Film House, 142-150 Wardour Street, London, W1F 8ZR	£70,035.96
19/04731/FULL	1 Neathouse Place, London, SW1V 1LH	£64,984.31
18/10755/FULL	Townsend House, Greycoat Place, London, SW1P 1BL	£97,417.03
TOTAL		£478,663.51

7.14. Other S106 Contributions Received.

Table 11: List of other S106 Contributions received during the reporting period

Contribution	Planning Reference	Development Site/Address	S106 Received
Air Quality Monitoring Contribution	18/10588/FULL	204A Great Portland Street, London, W1W 5NP	£945.00
Electric Vehicle	21/01446/ADFULL	466 - 490 Edgware Road, London, W2 1EJ	£50,000.00
Planning Miscellaneous	19/10047/FULL	134 Oxford Street, London, W1D 1LU	£102,770.39
Trees	18/08414/FULL	41 Abbey Road, London, NW8 0AA	£20,157.59
Cycle Hire / Provision Schemes	19/04731/FULL	1 Neathouse Place, London, SW1V 1LH	£201,575.34
Education	03/05999/FULL & 13/12250/COFUL	Site At, 55-65 North Wharf Road, London, W2 1LA & Jubilee Sports Centre, Caird Street, London, W10 4RR	£649,625.46

Environmental Inspectorate	Various Applications	Various sites	£148,302.23
Environmental Science	08/08205/FULL & 13/09737/FULL	9 Millbank, SW1P 3GE & Site at Victoria Street, Buckingham Palace Road, Bressenden Place & Allington Street SW1V 1JR	£28,732.34
Legible London	19/04731/FULL	1 Neathouse Place, London, SW1V 1LH	£18,141.78
Parking Mitigation	13/12250/COFUL	Jubilee Sports Centre, Caird Street, London, W10 4RR	£24,477.05
PATEMS	03/05999/FULL	Site At, 55-65 North Wharf Road, London, W2 1LA	£36,269.82
PATS	03/05999/FULL	Site At, 55-65 North Wharf Road, London, W2 1LA	£49,458.84
Play Space	19/02449/FULL	Whiteleys Centre, Queensway, London, W2 4YH	£138,571.00
Public Realm / Env Imp	12/12735/FULL	Bow Street Magistrate's Court, 28 Bow Street, London, WC2E 7AW	£407,062.84
S106 Monitoring Fee	Various Applications	Various sites	£72,000.00
Social & Community	03/05999/FULL	Site At, 55-65 North Wharf Road, London, W2 1LA	£49,458.84
TfL Highway Works	18/08414/FULL	1 Neathouse Place, London, SW1V 1LH	£231,811.64
Workplace Co-Ordinator Contribution	16/08369/FULL	33 Grosvenor Place, London, SW1X 7HY	£46,666.66
Total			£2,276,026.82

7.15. S106 Allocations (Off-site)

The total amount of money from planning obligations allocated towards infrastructure during the reporting period was £5,592,813.09.

The projects listed in the below table have had Section 106 contributions applied to them during the reporting period. As infrastructure schemes come forward, the council will apply available and applicable S106 contributions. Depending on the infrastructure type and the total capital cost of the scheme, some schemes may require cocktail of S106 funds. Below is a

summary of infrastructure projects to which S106 contributions were applied to. Below is a key to support readers navigate this table:

- Infrastructure/Project: this column is the name of the scheme/project
- S106 Contribution: this lists the type of s106 contributions applied to this project
- Planning Reference: this indicates the development from which the contribution was collected.
- Total Allocated: this is the sum of all contributions applied to the project.

Table 12: List of infrastructure schemes that received S106 contributions applied to them during the reporting period.

Infrastructure/Project	S106 Contributions Applied	Planning References	Total Allocated
Parking Services: Common Complaint Location Review 2020-21 Kilburn Pk Rd	Parking Mitigation	13/12250/COFUL 10/08704/FULL 09/03456/FULL	£66,159.32
Arundel Great Court Public Realm	Public Realm Environmental Improvements Parking Mitigation	11/05626/FULL 11/05626/FULL	£477,770.66
Rupert Street Public Realm Scheme	Public Realm/Environmental Improvements	12/02540/FULL	£348,028.64
Survey at Essendine School - Carbon Offset	Carbon Offset	11/03034/FULL	£24,918.00
Cycle Street Parking - Park Crescent & Regent Park	Parking Mitigation	12/11898/FULL	£5,506.60
Cycle Street Parking - Artillery Row/Victoria	Parking Mitigation	12/09782/FULL	£18,072.00
Cycle Street Parking - Bedfordbury	Parking Mitigation	12/00739/FULL	£29,946.30
St. James the Less Church Square Public Realm	Public Realm Environmental Improvements	10/03859/FULL 13/11439/FULL	£193,738.92
St. Johns Gardens Improvements	Public Realm Environmental Improvements	12/00258/FULL	£200,412.37
Tree Planting - Hallfield Estate	Trees	09/05355/FULL	£3,210.00
Tree Planting - Churchill Gardens Estate	Trees	11/12058/FULL	£3,210.00
Tree Planting - Brunel Estate	Trees	12/11197/FULL	£3,250.00
AHF Q2 & Q3 2020-21	Affordable Housing	17/08454/FULL	£2,251,402.26

Infrastructure/Project	S106 Contributions Applied	Planning References	Total Allocated
		12/12735/FULL 18/10588/FULL	
Zoological Society of London: Energy Metering Project	Carbon Offset	10/11022/FULL 11/03034/FULL	£99,825.00
Neat II - KB09 Horseferry Road North Public Realm Junction Improvements	Public Realm Environmental Improvement	14/05687/FULL	£30,000.00
Mount Street/Davies Street	Public Realm	12/11740/FULL	£80,000.00
Westminster Green Team	Social and Community Paddington Social and Community	03/05999/FULL 97/06935/OUT 13/11045/FULL	£157,300.00
Digital Futures	Education	11/05626/FULL 03/05999/FULL	£500,000.00
Employment and Skills projects	Social and Community Employment and Training Workplace Co-Ordinator	03/05999/FULL 16/02091/FULL 16/02091/FULL 16/08369/FULL 16/08369/FULL 18/10021/FULL 18/10755/FULL 19/03450/FULL 19/04731/FULL 19/08062/ADFULL 19/09638/FULL	£604,715.39
Ebury Square Tree Management	Trees	11/12058/FULL	£4,168.63
Donmar Theatre Schools Outreach project	Social and Community	03/05999/FULL	£26,179.00
Active Travel and Air Quality Programme	Education	11/05626/FULL	£465,000.00
TOTAL			£5,592,813.09

a) The following items have had money allocated towards them during the reported year with unspent allocations:

Infrastructure	Allocated	Date Allocated	Unspent
Donmar Theatre Schools Outreach project	£26,179.00	23 April 2020	£26,179.00
Active Travel and Air Quality Programme	£465,000.00	29 July 2020	£215,000.00
Highways Works Contribution	£231,811.64	17 December 2020	£231,811.64
AHF Q2 & Q3 2020-21	£2,251,402.26	14 August 2020 to 20 November 2020	£2,251,402.26

Infrastructure	Allocated	Date Allocated	Unspent
Digital Futures	£196,602.15	29 July 2020	£34,133.00
Tree Planting NW8	£30,000.00	19 May 2020	£30,000.00
11/10043/FULL/Tot Court Rd Station 1-23 Oxford St, 157-165 Charing Cross Rd And 1-6 Falconberg	£20,906.39	05 February 2021	£20,906.39
St James Street Safety Improvements	£6,000.00	28 April 2020	£3,422.00
Parking Services: Common Complaint Location Review 2020- 21 Kilburn Pk Rd	£66,159.32	05 November 2020	£66,159.32
Arundel Great Court Public Realm	£477,770.66	05 November 2020	£477,770.66
St. James the Less Church Square Public Realm	£100,000.00	08 December 2020	£100,000.00
St. Johns Gardens Improvements	£200,412.37	15 December 2020	£200,412.37
Westminster Employment Services - City wide 2022	£70,035.96	08 July 2020	£70,035.96

7.16 S106 money which was spent during the reported year:

i) The total amount of money from planning obligations spent during the reported year was £15,626,006.00 + £64,892,988.00 + £293,702.00 = £80,812,696. Of this amount £57,600.37 was spent by a third party on behalf of Westminster City Council.

ii) The items of infrastructure that planning obligation money has been spent on and the amount spent are as follows:

Table 13: List of items of infrastructure that money has been spent on and the amount in the reporting period.

Infrastructure	Spent	Date Spent	Spend Description
Affordable Housing	£64,892,988.00	31/March 2021	Delivery of Affordable Housing schemes
Environment Inspectorate and Sciences Site Inspections	£293,702.00	31 March 2021	Monitoring Site Environmental Code of Construction.
Active Travel and Air Quality Programme	£250,000.00	10 September 2020 to 31 March 2022	Road safety/active travel/air quality education and training delivered in 92 schools (age range 5 to 18 years old) Delivery of Council's Active Street Programme

Infrastructure	Spent	Date Spent	Spend Description
Greenhouse Sports Ltd	£96,550.59	15 January 2019 to 21 July 2020	Greenhouse Sports Limited Greenhouse Sports Limited
Cork Street Mews Public Realm Scheme	£140,592.58	09 June 2020	Project Completed
14/07730/FULL /1-3 Buckingham Gate	£8,487.12	31 December 2018 to 31 December 2020	
15/11056/FULL / 21 -23 Farm Street	£1,882.20	31 December 2018 to 31 December 2020	
15/03972/FULL/22 - 23 Hanover Square,London W1S 1JA	£8,085.64	31 December 2018 to 31 December 2020	
15/08836/FULL /1 Molyneux Street	£1,215.26	31 December 2018 to 31 December 2020	
15/07092/FULL / 1-17 Shaftesbury Avenue	£8,398.58	31 December 2019 to 31 December 2020	
14/11837/FULL/125 Cleveland Street	£5,415.17	31 December 2018 to 31 December 2020	
13/12539/FULL/1-3 Queen Anne's Gate	£803.00	31 December 2018 to 31 December 2020	
16/02343/FULL / 18-25 Park Crescent	£3,236.21	31 December 2018 to 31 December 2020	
14/10352/FULL/4 Stanhope Gate	£2,359.54	31 December 2019 to 31 December 2020	
11/05626/FULL/Arundel Great Court Surrey Street	£2,098.62	31 December 2018 to 31 December 2020	
10/01741/FULL/ 55-91 Knightsbridge, 18 Duplex Ride, 1-7 Williams Street	£3,858.74	31 December 2018 to 31 December 2020	
15/07756/FULL/Millbank Complex 21 - 30 Millbank	£2,648.66	31 December 2019 to 31 December 2020	
15/07497/FULL/A D F G Tower 8 - 10 Broadway	£16,733.05	31 December 2018 to 31 December 2020	
15/07800/FULL/Macdonald House 1 - 3 Grosvenor Square	£6,018.78	31 December 2019 to 31 December 2020	
15/02197/FULL/Audley Square Garage 5 Audley Square	£8,196.18	31 December 2018 to 31 December 2020	

Infrastructure	Spent	Date Spent	Spend Description
15/11007/FULL/Dev Site At 221-235 Lanark Rd, Land to North of 235 Lanark Rd	£983.68	31 December 2018 to 31 December 2020	
15/06448/FULL/Development Site At 1 - 5 Grosvenor Place	£11,205.64	31 December 2018 to 31 December 2020	
15/10671/FULL/Development Site At 117 - 125 Bayswater Road, 2 And 6 Queensway, Consort House	£11,913.90	31 December 2018 to 31 December 2020	
14/06964/FULL/Development Site At 25-28 Buckingham Gate	£321.20	31 December 2018 to 31 December 2020	
15/08352/FULL/Development Site At 28-32 Wellington Road	£5,031.20	31 December 2018 to 31 December 2020	
15/11677/FULL/Development Site At 285-329 Edgware Road	£12,687.05	31 December 2018 to 31 December 2020	
13/12709/FULL/Development Site At 466-490 Edgware Road	£60.23	30 June 2017 to 31 December 2020	
14/11220/FULL/Development Site At 5-9 Marble Arch, 2-209evens0 Edgware Road & 53-59 (odd)	£10,969.26	31 December 2018 to 31 December 2020	
10/10496/OUT/Development Site At Chelsea Barracks Chelsea Bridge Road	£11,635.05	31 December 2018 to 31 December 2020	
13/09737/FULL/Development Site At Ergon House Horseferry Road And 9 Millbank	£5,250.88	31 December 2018 to 31 December 2020	
12/07668/FULL/Paddington Triangle Site, Praed Street and Paddington Station	£272.08	31 December 2019 to 31 December 2020	
14/08299/FULL/Stockley House 130 Wilton Road	£1,903.19	31 December 2018 to 31 December 2020	
14/06794/FULL/Development Site At Former Westbourne Park Baptist Church Porchester Road	£240.90	31 December 2018 to 31 December 2020	
12/03930/FULL/The Arts Theatre 6-7 Great Newport Street	£1,375.86	31 December 2019 to 31 December 2020	
14/09089/FULL/Grenadier House 99-105 Horseferry Road	£1,947.29	31 December 2018 to 31 December 2020	
14/01000/FULL/Hobhouse Court	£1,235.34	31 December 2018 to 31 December 2020	

Reporting Period: 1st April 2020 – 31st March 2021

Infrastructure	Spent	Date Spent	Spend Description
13/12250/COFUL/Jubilee Sports Centre Caird	£7,067.71	31 December 2018 to 31 December 2020	
14/12261/FULL/London School of Economics & Political Science Houghton Street	£1,235.34	31 December 2018 to 31 December 2020	
15/07483/FULL/Morley House 314-322 Regent Street	£5,929.64	31 December 2017 to 31 December 2020	Environmental Site Inspection Environmental Site Inspection Environmental Site Inspection Environmental Site Inspection Environmental Site Inspection
12/07684/FULL/New Court 48 Carey Street	£843.16	31 December 2018 to 31 December 2020	
03/05999/FULL/Site At 55-65 North Wharf Road	£3,818.45	31 December 2019 to 31 December 2020	
14/12787/FULL/Site Bounded by 18-20 Hanover Sq 64-72 New Bond Street 14-18 Brook Street	£5,669.20	31 December 2018 to 31 December 2020	
13/07443/FULL/Site of Proposed Development At Leicester Square	£5,429.93	31 December 2018 to 31 December 2020	

Infrastructure	Spent	Date Spent	Spend Description
CNWL NHS Trust-Individual Placement & Support (IPS)	£417,957.78	31 March 2020 to 31 March 2021	Funding for employment specialists, to enable the Central and North West London NHS IPS (Individual Placement and Support) service to support residents with mental health needs in primary care. Funding for employment specialists, to enable the Central and North West London NHS IPS (Individual Placement and Support) service to support residents with mental health needs in primary care. Funding for employment specialists, to enable the Central and North West London NHS IPS (Individual Placement and Support) service to support residents with mental health needs in primary care. Funding for employment specialists, to enable the Central and North West London NHS IPS (Individual Placement and Support) service to support residents with mental health needs in primary care. Funding for employment specialists, to enable the Central and North West London NHS IPS (Individual Placement and Support) service to support residents with mental health needs in primary care.
Westminster Green Team	£157,300.00	31 March 2021	

Infrastructure	Spent	Date Spent	Spend Description
Westminster Carbon Reduction Target and Action Plan	£13,890.00	16 July 2020 to 31 March 2022	Deliver a carbon management approach and action plan to guide the council's corporate energy management/carbon emissions reduction activities consistent with meeting the council's Climate Emergency declaration targets. Carbon emission management plan
Bow Street Magistrates Court Public Realm works	£502,480.36	31 March 2021	Public Realm works Public Realm works Bow Street Magistrate's Court Public Realm works
Digital Futures	£465,867.00	31 March 2021	Provision of 5,000 laptops and free broadband to Covid-19 impacted communities Provision of 5,000 laptops and free broadband to Covid-19 impacted communities Provision of 5,000 laptops and free broadband to Covid-19 impacted communities

Infrastructure	Spent	Date Spent	Spend Description
Employment and Skills projects	£604,715.39	31 March 2021	Employment & Training Skills for local residents Employment & Skills Training for local residents
Tree Planting NW8	£20,000.00	06 November 2020 to 31 March 2022	Trees Tree Planting & Watering
11/10043/FULL/Tot Court Rd Station 1-23 Oxford St, 157-165 Charing Cross Rd And 1-6 Falconberg	£8,126.99	31 December 2018 to 31 December 2020	Environmental Inspectorate Site monitoring
S106 Crossrail Transfer	£6,661,126.71	06 April 2020 to 13 April 2020	Crossrail transfer to TFL *Includes Third Party spending

Infrastructure	Spent	Date Spent	Spend Description
Hanover Square Public Realm	£1,239,757.82	17 August 2017 to 31 August 2021	Hanover Sq Public Realm Improvements Hanover Sq Public Realm Improvements Hanover Sq Public Realm Improvements Hanover Square Public Realm Improvements Public Realm Public Realm
Christchurch Gardens Landscape Improvement & Revitalisation Scheme	£2,499,649.62	11 November 2020 to 15 December 2020	Revitalisation Scheme Revitalisation Scheme Revitalisation Scheme Christchurch Gardens Improvements
Walker's Court	£78,589.13	06 April 2020	Public Realm works
St James Street Safety Improvements	£9,578.00	31 July 2020	Street safety improvements Street safety improvements
Air Quality Monitoring - Kings Gate East 66-74 Victoria St - 11/03854/FULL	£4,000.00	30 December 2016 to 28 March 2022	Air Quality Monitoring Air Quality Monitoring Air Quality Monitoring Air Quality Monitoring
Westminster Wheels pitch	£105,590.00	31 March 2021 to 31 March 2022	Employment & Training Employment & Training
Rupert Street Public Realm Scheme	£348,028.64	08 December 2020	Rupert Street Public Realm
Survey at Essendine School - Carbon Offset	£24,918.00	08 December 2020	To conduct a premises survey to identify greening opportunities for the premises to inform improvements. *Includes Third Party spending
Cycle Street Parking - Park Crescent & Regent Park	£5,506.60	08 December 2020	Installation of cycle hangar located within 500m of Park Crescent.
Cycle Street Parking - Artillery Row/Victoria	£18,072.00	08 December 2020	Installation of cycle hangar and cycle stands in response to demand

Reporting Period: 1st April 2020 – 31st March 2021

Infrastructure	Spent	Date Spent	Spend Description
Cycle Street Parking - - Bedfordbury	£29,946.30	08 December 2020	Investigation and installation of cycle hangar and cycle stands in response to demand “ all in the West End/Covent Garden area.
Tree Planting - Hallfield Estate	£2,506.30	30 November 2020 to 31 March 2022	Tree Planting Tree planting and young tree maintenance.
Tree Planting - Churchill Gardens Estate	£2,534.90	30 November 2020 to 31 March 2022	Tree Planting Tree planting and young tree maintenance
Tree Planting - Brunel Estate	£2,674.60	30 November 2020 to 31 March 2022	Tree Planting Tree planting and young tree maintenance
Queensway Public Realm Improvements (North of Porchester Gardens)	£466,055.68	31 March 2021 to 31 March 2022	Public Realm Improvements Public Realm Public Realm
15/10072/FULL- Whiteleys Centre Queensway London W2 4YH	£17,936.07	31 December 2020	
12/11911/FULL - North Westminster Community School North Wharf Road London	£3,127.01	31 December 2020	
Church Street Green Spine Phase 1	£1,242,465.00	31 March 2021 to 31 March 2022	Delivery of the Green Spine Delivery of Green Spine

Annex A: Status of Infrastructure Schemes that have received Strategic CIL funding

Infrastructure	Fund Date	Drawn Down	Amount Spent	Description	Status
1. Hanover Square Public Realm	31 December 2019	£2,000,000.00	Total spend as at November 2021 £9,422,784 (CIL allocation plus other sources)	Hanover Square Hard Landscaping	Works commenced in February 2019 and are continuing on site. Highways works are progressing directly outside the Crossrail station entrance which should be complete by Christmas 2021. The remaining two areas (outside 22 Hanover Square and in St. George Street) are hoped to commence from January 2022 but this is subject to the ongoing works programme and area requirements of both Crossrail and the 22 Hanover Square development. Multiple funding sources, including CIL.
2. Church Street Green Spine Phase 2	30 September 2019	£500,000.00	TBC	Creating a Green Spine through Church Street regeneration Area.	Green Spine Phase 2 is progressing through Feasibility Stage including local engagement to inform concept designs. Works started Jan 2021 Salisbury Street substantially complete December 2021 Lisson Gardens Phase substantially complete November 2021 Works to Broadley Street gardens ongoing December 2021.
3. Queensway	31 December 2019	£1,000,000.00	Total spend as at November 2021 £3,676,720, including £1m CIL	Public Realm Enhancement scheme developed alongside landowner/developer proposals for redevelopments along the street	Phase 1 and 2 completed in May 2019. Works on phases south of Porchester Gardens are complete. Design work proposed on the section north of Porchester Gardens.
4. Beachcroft House Sensory Garden	31 March 2020	£130,000.00	TBC	The sensory garden will be used by residents of the new care home.	C.WG10075 Deirdra dept scheme

Reporting Period: 1st April 2020 – 31st March 2021

Infrastructure	Fund Date	Drawn Down	Amount Spent	Description	Status
5. Play Facilities	31 October 2019	£185,000.00	TBC	This includes Edbrook play area and Westbourne Green and a redevelopment of the nature reserve area at St Johns Wood Gardens.	C.WD12941 Gary Wise on leave until 3/12/21 – updates requested for 6/1/21
6. Parks landscaping and infrastructure improvements	31 October 2019	£215,000.00	>£195,506.93* TBC	Re-landscaping the hard-standing area in Temple Gardens and the iconic Square in Soho SQ	Scheme delivered, include works in Soho Square. Awaiting confirmation that full allocation was spent in last financial year – the rest of this allocation was spent before then.
7. Berkeley Square	31 October 2019	£240,000.00	£238,503 spent in F/Y 2018/19	Parks Berkeley Square infrastructure improvements	Berkeley Square fully completed end of September 2018.
8. Riding House Street Pedestrianisation	07 August 2019	£411,589.00	Total spend as at November 2021 £71,416	The Riding House Street pedestrian and local safety scheme aims to improve safety and the environment in the vicinity of the All-Souls Primary School which is located within the area of proposed pedestrianisation	Spend to date includes initial design, consultation and maintaining the temporary road closure. The full CIL allocation was based on a high-level estimate to deliver the full pedestrianisation scheme. Full pedestrianisation will not proceed following formal consultation.
9. CCTV and Lining Programme	31 March 2020	£197,218.00	CIL allocation spent	CCTV surveying of the lateral pipe connections between gullies and the main sewer connection. This will allow for decisions on a programme of lateral pipe improvements in the future, enabling future cost savings.	Scheme completed.

Reporting Period: 1st April 2020 – 31st March 2021

Infrastructure	Fund Date	Drawn Down	Amount Spent	Description	Status
10. Electric Vehicle Charging Infrastructure	31 March 2020	£130,000.00	Total spend as at November 2021 £1,805,767, including £130k CIL	Electric Vehicle Charging project	Contribution has funded EV project officer work since April 2019, as part of a wider roll-out of infrastructure.
11. Paddington Recreation Ground Environ Area/Playground Refurb/Community Suite	31 December 2019 to 30 March 2020	£975,000.00	>£630,229*	See Approval Form	Scheme works feasibility ward member consultation 100% complete. Scheme concluded. Dominic Wilde advised to check with Ali Davies Jenny Hossain to provide update w/c 6/12/2021
12. Strand/Aldwych Project	30 June 2019 to 08 August 2019	£305,000.00	GPH lead	Transformation of the area to remove the gyratory, create 2-way traffic on Aldwych and ped/cycle on Strand between Lancaster Place and Surrey Street	Public realm improvements started on site in January 2021 and will finish in late 2022.
13. Marylebone Low Emission Zone LEN PR Schemes	23 May 2019	£500,000.00	Total spend as at November 2021 £600,720, including £500k CIL	New zebra Crossings, cycle stands, a cycle route and a new motorised vehicle access restriction at the junction of Paddington Street and Ashland Place.	The full LEN public realm scheme was completed in December 2019 using multiple funding sources, including CIL
14. Hall Place CCTV	30 April 2019	£12,000.00	TBC	Installation of CCTV cameras on various buildings across the Estate.	

Reporting Period: 1st April 2020 – 31st March 2021

Infrastructure	Fund Date	Drawn Down	Amount Spent	Description	Status
15. St Clement Danes Primary School	12 June 2019	£50,000.00	£50,000	Detailed design, Manufacture, construction, and delivery of zebra crossing and parklet outside St. Clements Danes School, to include kerb build out to protect the 'Parklet' and upgrade the informal crossing points at the junctions of Drury Lane with Tavistock Street and Kean Street respectively to provide better pedestrian facilities and safer crossing facilities.	Planned installation in 2020 was delayed due to covid. Scheme Completed December 2021.
16. Baker Street 2-Way	30 April 2019	£840,000.00	Total spend as at November 2021 £8,285,374 including £840k CIL	Converting the two roads into two-way, improved pedestrian crossings and new signals at all junctions, footway paving, new lighting and carriage resurfacing	The major construction works were finished by the end of June 2019.
17. Street Markets Strategy Infrastructure Improvements	29 July 2019	£100,000.00	£100,000	Pay-As-You-Go Water Taps, Secure Storage Facilities & Gazebos	This funding has been completely used for securing storage and new gazebos / market infrastructure.
18. St Magdalene Church Completion Social/Comm Project	17 July 2019	£419,000.00	TBC	Final Contribution to allow early practical completion and opening of St Mary Magdalene Church project	
19. Golden Jubilee Footbridges	30 July 2019	£25,000.00	£25,000	Installation of signage on Golden Jubilee Footbridges	Scheme completed by March 2021
20. Harrow Road Parapet	30 July 2019	£250,000.00	£250,000	Parapet Refurbishment - Elevated Harrow Road. Implement an agreed repair strategy for the concrete and steel rail parapets	Full CIL allocation spent. Project completed October 2019
21. Tide Gauge Hut/Vic Embank River Wall	26 November 2019	£58,000.00	£58,000	Refurbish Tide Gauge Hut - Victoria Embankment River Wall	Full CIL allocation spent in FY 2019/2020.

Reporting Period: 1st April 2020 – 31st March 2021

Infrastructure	Fund Date	Drawn Down	Amount Spent	Description	Status
22. Oxford Street Catenary (Xmas Lights)	06 August 2019	£30,639.00	£30,639.00	Upgrading current infrastructure to install Christmas Lights and make improvements to safety or operation.	Scheme started in October 2018 and completed £10,861 under budget. Funds returned to CIL team
23. Strand and Piccadilly Underpasses SCADA upgrade	14 February 2020	£66,000.00	£66,000.00	To install cabling and ducting for power and communication supplies.	Scheme completed. All CIL funds spent.
24. Victoria Embankment Lion Heads Moorings	09 August 2019	£400,000.00	£400,000.00	Inspections of 4 Bronze Lion heads, refurbishment and re-fix the heads to the river wall.	CIL allocation spent. Scheme completed in 2020.
25. Bessborough Street subway	07 August 2019	£150,000.00	£150,000.00	Replacing anti-slip paving, Provide additional hand railings, Replace the aged drainage system and Replace water damaged lighting.	Full CIL allocation spent FY 2019/2020. Works Completed September 2019.
26. Bishop's Bridge Road/Gloucester Terrace Junction Improvements	07 August 2019	£460,000.00	Total spend as at November 2021 £373,456	To install 'greenman' crossing facilities to all four arms of the junction.	Scheme delivered June – September 2021. Full CIL allocation committed.
27. Blomfield Road/Edgware Road Junction Improvements	26 July 2019	£120,000.00	Total spend as at November 2021 £92,104	Install 'greenman' crossing facilities to the final arm of this junction at the southern Blomfield Road approach.	£95,248 committed spend November 2021 for design work. Project delayed – total funding package tbc
28. Blomfield Road/Warwick Avenue Junction Improvement	26 July 2019	£400,000.00	Total spend as at November 2021 £399,942	install 'greenman' crossing facilities to all four arms of the junction.	Scheme delivered February – July 2021
29. Prince Albert Road/Avenue Road Junction Improvements	31 December 2019	£410,000.00	Total spend as at November 2021 £289,017	Install greenman crossing facilities to all four arms of the junction.	Scheme delivered Autumn 2021

Reporting Period: 1st April 2020 – 31st March 2021

Infrastructure	Fund Date	Drawn Down	Amount Spent	Description	Status
30. Rossmore Road Pedestrian Facilities	31 December 2019	£150,000.00	Total spend as at November 2021 £100,454	the installation of a zebra crossing at the junction with Lilestone Street; junction modification at Lisson Grove to slow traffic , and the i Introduction of informal pedestrian facilities to the eastern end of Rossmore Road to assist pedestrians crossing near the London Cycle Hire facility located east of the bridge.	Scheme delivered Spring 2021
31. Shirland Road/ Sutherland Avenue Junction Improvements	26 July 2019	£440,000.00	Total spend as at November 2021 £419,787	Install 'greenman' crossing facilities to all four arms of the junction.	Scheme installed Summer 2021
32. CCTV and Lining Programme 2	19 February 2020	£210,000.00	£210,000	Further works to gullies - This project will continue the CCTV and Lining Programme previously funded through CIL.	Ongoing project. Completed
33. Deep Drainage Improvements	12 September 2019	£400,000.00	Total spend as at November 2021 £293,973	Improve drainage infrastructure at approximately 10 locations requiring deep drainage investigation.	Project completed
34. Hallfield Primary Sch Air Quality Filtration Units	12 September 2019	£40,000.00	£40,000	Install air filtration units at Hallfield Primary School.	Scheme completed
35. Maida Vale/Elgin Avenue Junction Improvements	03 October 2019	£460,000.00	Total spend as at November 2021 £474,384 Full CIL allocation spent	To add "Greenman" pushbutton crossings on all four arms of the pedestrian crossing.	Scheme delivered Spring 2021
36. Porchester Spa Refurbishment	30 March 2020	£300,000.00	£300,000	To refurbish the historic Porchester Spa including the mechanical and electrical infrastructure and building fabric.	Project completed 2019/20

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Infrastructure	Fund Date	Drawn Down	Amount Spent	Description	Status
37. Portland Place School Pedestrian Facilities	12 September 2019	£300,000.00	Total actual spend to 31/1/2021 £26,466	The installation of a "Greenman" Crossing/pedestrian phasing on two arms of the New Cavendish Street and Great Portland Street junction, to support the delivery of the Marylebone Low Emission Neighbourhood (MLN)	Stage 2 design underway. Expected on site mid 2022
38. Soho Parish CE Primary School Highway Improvements & Cycle Parking	14 October 2019	£250,000.00	Total spend as at November 2021 £84,863	To install cycle parking provision outside Soho Parish CE Primary School on Great Windmill Street.	Due for completion late 2021. Expected completion Summer 2022
39. St Peter's Primary School Cycle Parking	14 October 2019	£110,000.00	£110,000 from CIL	Install cycle parking outside St Peter's CE Primary School	Scheme completed.
40. Halcyon International School Public Realm	21 February 2020	£400,000.00	£18,306 spend in FY 2019/20	To install Pedestrian phasing on all arms of the Upper Berkeley Street/Seymour Place junction close to Halcyon Int. school	Stage 2 design underway. Expected on site mid 2022
41. Harrow Road/Kilburn Lane/Ladbroke Grove Junction	14 October 2019	£600,000.00	Total spend as at November 2021 £1,075,341 Total CIL allocation spent	Provide new pedestrian crossing facilities on all four arms of the junction (carriage widening/improved bus access/new dropped kerbs/road re-surfacing)	Delayed in March due to COVID-19. Re-start 1st Sept 2020. Traffic Management Order consultation July 2020. Works substantially complete October 2021. Safety review on-going December 2021.
42. St Augustine Schools Public Realm	14 October 2019	£175,000.00	£175,000	Commission a feasibility and improve the footway on Kilburn Park Road between junction with Rudolph Road and Randolph Gardens outside both schools	Delayed due to covid. Scheme completed March 2021
43. St Vincent RC Primary Scooter Parking	12 September 2019	£40,000.00	£40,000	Install Scooter parking	Scheme completed. CIL funds spent September 2019.

Infrastructure	Fund Date	Drawn Down	Amount Spent	Description	Status
44. Vehicle Activated Signs VAS	03 October 2019	£250,000.00	Total spend as at November 2021 £211,825	This project will procure and install 50 vehicle activated signs (VAS) for use at various locations throughout Westminster. These signs are mounted on existing lamp columns and flash the prescribed speed limit if the approaching vehicle speeds, which can be accessed remotely for analysis. This will improve road safety, particularly at these locations frequented by more vulnerable road users.	Signs all installed.
45. Dropped Kerbs Soho	03 October 2019	£100,000.00	Total spend as at November 2021 £51,960	To assist vulnerable Road users- Particularly mobility impaired.	Scheme started and 30 locations identified. More to come. Average cost for each dropped crossing is £1K - £2K. Identifying more locations and liaising with Neat Streets and Soho Delivery Team.
46. St Georges Drive and Warwick Way Junction	03 October 2019	£400,000.00	Total spend as at November 2021 £236,771	To Add Greenman push-button crossings on all four arms of the junction.	Scheme delivered May-August 2021
47. Maida Hill Junction (formerly Prince of Wales) Junction	03 October 2019	£300,000.00	Total spend as at November 2021 £439,052, including full CIL allocation	Completion of western side of junction and new signalling.	Completion of western side of junction and new signalling. Improved streetscape, footway widening and diagonal crossing facility. Scheme delivery was dependent on scheme further along Harrow Road at the junction with Ladbrook Grove being delivered. Junction project was delivered after Harrow Road scheme was delivered in 2021.

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Infrastructure	Fund Date	Drawn Down	Amount Spent	Description	Status
48. Queensborough Terrace & Passage Junction	01 November 2019	£110,000.00	£80,000	The Queensborough passage aims to improve the pedestrian and public realm environment by upgrading the footway and carriageway in the vicinity of the junction of Queensborough passage and Queensborough Terrace.	All hard landscaping completed in January 2020. Raised planters have been built. Holding £30K for planting / greening and 2-years of maintenance. Detail to be agreed with ward members and local community reps.
49. Great Western Road Public Realm	19 February 2020	£250,000.00	Total spend as at November 2021 £70,390	Public Realm scheme between the Tower Transit Bus garage and the Regents Canal	Resurfacing and footway works completed February 2021, Street Lighting at design stage 2.
50. Maida Vale Cycle Hire Station	19 February 2020	£140,000.00	Allocation spent	Introduction of a Hire Station of up 39 bikes.	The foundations were installed in late August 2018 and the TfL cycle Hire kit was installed in late September 2018. The project was completed in October 2018
51. Drainage Further Works Programme	19 February 2020	£125,000.00	Allocation spent	To reconstruct Gullies that are damaged/collapsed or pipes connections between gullies and main sewer in need of repair or replacement.	Programme completed by April 2020
52. Hyde Park Ward Pedestrian Improvements	19 February 2020	£378,000.00	Total spend as at November 2021 £437,781. Full CIL allocation spent	To Improve pedestrian crossing facilities at Junctions in the Hyde Park Square and Hyde Park Crescent Neighbourhoods. To provide better and safer crossing facilities for pedestrians and vulnerable road users.	Scheme completed March 2020

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Infrastructure	Fund Date	Drawn Down	Amount Spent	Description	Status
53. Neat Streets 2	03 February 2020	£150,000.00	Total spend as at November 2021 £485,032. Full CIL allocation spent	Reduce street furniture.	Lorry Ban implemented March 2020. Minor works completed Spring/Summer 2020. Scheme works in multiple different wards - junction and footway improvements. CIL contribution supported annual Transport for London (TfL) Local Implementation Plan (LIP) funding.
54. Shaftesbury Avenue Carriageway Resurfacing	19 February 2020	£262,000.00	Total spend as at November 2021 £118,378	To improve the condition and structural integrity of the carriageway as the existing carriageway surface has reached the end of its useful life.	Scheme commenced in March 2020. Was put on hold due to development in the area. Design work completed. Main delivery will be in Feb 2022.
55. Smart Lighting and Asset Condition Indices	19 February 2020	£200,000.00	CIL allocation spent	Accelerate the replacement of lamps to LED in order to support the trial of new LED technology.	Project completed December 2019
56. Parks and Gardens Lighting Upgrade	31 March 2020	£20,000.00	Total spend as at November 2021 £111,776 Full CIL allocation spent	To upgrade lighting asset in public parks and gardens across the city to ensure they are in line with modern standards.	Adoption to ensure meets highways specification. Electrical and structural testing done late 2019 early 2020. Determining what is needed to bring infrastructure up to standard, plus lighting designs, additional funds will supply and install lighting. Some works begin incorporated into Place Shaping scheme. Victoria Embankment open space has lanterns ordered. More work needed on further electrical cabling diagrams. Subsequent installation will fall under Planned maintenance

Reporting Period: 1st April 2020 – 31st March 2021

Infrastructure	Fund Date	Drawn Down	Amount Spent	Description	Status
57. Rutland Gate and Prince of Wales Gate Lighting Assets	31 March 2020	£18,000.00	Total spend as at November 2021 £19,344. Full CIL allocation spent	Repair/restoration of four heritage lampposts.	Scheme completed
58. Blandford Street/Manchester Street Junction	31 March 2020	£120,000.00	£120,000.00	Provision of new zebra crossing.	Scheme delivered May-August 2019. Works completed.
59. Electric Charging Infrastructure - Resident Charge Points (Lamp Column Charge Units)	19 February 2020	£450,000.00	Total spend as at November 2021 £596,806 Full CIL allocation spent	Installation of further electric vehicle charge points, including a mixture of standalone units and lamp column charges. Project currently being delivered with completion due in March 2021	CIL funded scheme completed.
60. Elizabeth Street Highway Improvements	19 February 2020	£600,000.00	Total spend as at November 2021 £70,388	Highway Improvements to Elizabeth Street to reduce lorry movements and improve public realm.	Lorry Ban implemented March 2020. Delivery delay due to adjacent construction work and need to coordinate works in this location. Potential for implementation through to April 2024. Linked to TfL work at Victoria Coach Station. WCC awaiting their re-start.
61. Gloucester Terrace /Cleveland Terrace Junction Improvements	19 February 2020	£350,000.00	Total spend as at November 2021 £271,613	To implement several road safety measures on Gloucester Terrace junction with Cleveland Terrace. Construction to commence January 2021	Scheme substantially complete May 2021. Awaiting cycle hangers to be installed as part of the cycle hanger rollout and replacement of a sign. Final account to be agreed when above work is complete. There is an underspend on the CIL funds allocated to the scheme. Unused funds will be returned when the final account is agreed.

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Infrastructure	Fund Date	Drawn Down	Amount Spent	Description	Status
62. Lock Bridge Refurbishment	19 February 2020	£45,000.00	Total spend as at November 2021 £42,150	To apply corrosion protection to soffit and refurb corroded areas. In addition to complete painting of the lower parapet beam.	Scheme delivered
63. Oxford Street District Zero Emission Street Cleansing	31 March 2020	£4,500,000.00	Actual £1,219,800, spend (November 2021)	This project will procure 16 zero emission street cleansing vehicles and their associated charging infrastructure for use in the West End.	Project underway
64. Paddington Recreation Ground Cycle Training Hub	31 March 2020	£600,000.00	£6,718 spend in FY 2019/20 TBC	To install a cycle training hub, integrated storage, classroom and activation programme for people learning to cycle in Westminster as part of the Cycle training provision and physical activity offer.	
65. Parliament Street Pedestrian Subway Improvements	19 February 2020	£61,000.00	Total spend as at November 2021 £58,132	Refurbishment of parliament street subway, installation of new lighting and repairs to railings.	CIL funded work delivered
66. Queen's Park Cycle Hire Stations	09 January 2020	£550,000.00	Total spend as at November 2021 £8,395	This project will introduce three additional TFL cycle hire stations along the Harrow Road at Maida Hill Market, Harrow Road/Sutherland Avenue and Harrow Road/Bravington Road.	Minor works programme completed. Working to tie-in the Grand Union Canal and Harrow Road wider plans.
67. Talbot Road/Chepstow Road Pedestrian Improvements	19 February 2020	£400,000.00	Total spend as at November 2021 £118,232	This project will install 'Greenman' pushbutton crossing facilities to all four arms of the junction. Works would also seek to reduce clutter and rationalise the streetscape, thereby improving the pedestrian environment around the junction. Construction estimated to commence June 2021.	Work was originally programmed to start in October but delayed due to on-going G-Network works in the area. Delivery is now reprogrammed to start on site in January 2022.

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Infrastructure	Fund Date	Drawn Down	Amount Spent	Description	Status
68. Tresham Centre Upgrade	31 March 2020	£131,000.00		This project will upgrade the Tresham Centre that serves disabled children and young people and will adapt and improve the space as well as upgrading the building's facilities.	Works Completed
69. Warwick Avenue Bridge Refurbishment	19 February 2020	£150,000.00	Total spend as at November 2021 £144,690	Following a suspected road traffic, incident, the railings and one of the pillars on Warwick Avenue Bridge was damaged. Repairs need to be undertaken.	Refurbishment work undertaken
70. Wilberforce Primary School Community Outdoor Pitch	30 March 2020	£20,000.00	Actual CIL spend FY 2019/20 £16,140	To construct a new outdoor sports pitch at Wilberforce Primary School. The pitch will be subject to a Community Use Agreement, enabling it to be used by the wider community outside of school hours.	Scheme design under review not expected to conclude 2021/22
71. QEII Jubilee School Cycle Storage	14 February 2020	£60,000.00	£60,000	Installation of a cycle parking at QEII Jubilee School	Delivery stages summer 2020.
72. Burlington Gardens Public Realm	19 February 2020	£900,000.00	Total spend as at November 2021 £1,355,815. Full CIL allocation spent	Public Realm improvements to Burlington Gardens forming part of the East Mayfair Public Realm Programme	Scheme delivery October 2020 - June 2021. In stage 6, still studs outstanding. Linked to wider area study schemes due to delivery by 2025
73. Westminster Schools Travel Plan Programme 2019-2020	31 March 2020	£2,500,000.00	Totals spend as at November 2021 £719,510	This project will deliver footway improvements and safer crossings at seven sites across the city serving Westminster schools.	Allocation transferred 31/3/2020. Approval gained to allocate funds to next stages Great Portland and Halcion [see Carla email 37 and 40]

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Infrastructure	Fund Date	Drawn Down	Amount Spent	Description	Status
74. Community Water Fountains	31 March 2020	£97,000.00	TBC	Installation of 16 drinking water fountains at library and leisure facilities in Westminster.	Masuda Begum/Jenny Hossain scheme CIL/104 Jenny to provide update w/c 6/12/2021
75. King Solomon Academy Accessibility Improvements	31 March 2020	£200,000.00		This project will improve accessibility at the Crompton Street Younger Years school site through the construction of a new pedestrian access ramp to cope with increasing usage. Recent and new developments in the vicinity of the school will increase the demands on the existing infrastructure, which needs to be replaced to be made fit-for-purpose. This project forms part of the King Solomon Academy expansion programme in the Infrastructure Delivery Plan	Awaiting confirmation of procurement route. This project is scheduled to be carried out in July 2022 (AW)
76. St Luke's CE School Infrastructure Improvements	31 March 2020	£103,000.00		Improvements to school building to meet safeguarding and fire regulatory requirements and improvements to learning environment.	Works Completed
77. Queen's Park Primary School SEN learning Space	31 March 2020	£170,000.00		Creation of a new learning space for children with Special Educational Needs(SEN).	Works Completed
78. CCTV Libraries and Leisure	30 March 2020	£279,000.00		Improvements to CCTV at 16 library and leisure facilities across Westminster.	Jenny Hossain to provide update w/c 6/12/2021

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Annex B: Status of Infrastructure Schemes yet to receive Strategic CIL funding⁴

Infrastructure	Amount Allocated	Amount Unspent reporting period 19/20	Allocation Dated	Status
Bourchier Street Public Realm	£250,000.00	£250,000.00	01 July 2019	Project delivery held until covid response hospitality measures removed to allow site access in Autumn 2021. Detailed design being progressed to end of January 2022. Implementation planned for February 2022.
Fleming Court CCTV	£20,000.00	£20,000.00	01 July 2019	Project competed November 2019-November 2020. £15,208.22 transferred 28/1/2021. £4,791.78 underspend highlighted.
John Aird Court CCTV and Fencing	£85,000.00	£85,000.00	01 July 2019	Project competed.
Manchester Square Public Realm Improvements	£900,000.00	£900,000.00	01 July 2019	This is a priority project to be delivered as part of WCC's Oxford Street District (OSD) programme planned for delivery start on site in March 2022, and completion by Q4 2022. Scheme currently at WCC Stage 3, with Cabinet Member approval of the design being sought in December 2021.
All Stars Boxing Club Community Mentoring and Sports	£75,000.00	£75,000.00	09 October 2019	Status: On Hold. Project under review with Cabinet Member. Project under review pending adoption of the Built Facilities Strategy (BFS), as part of the City Plan 2040.
All Stars Boxing Club Community Mentoring and Sports	£85,000.00	£85,000.00	09 October 2019	
All Stars Boxing Club Community Mentoring and Sports	£500,000.00	£500,000.00	09 October 2019	
All Stars Boxing Club Community Mentoring and Sports	£50,000.00	£50,000.00	09 October 2019	
All Stars Boxing Club Community Mentoring and Sports	£40,000.00	£40,000.00	09 October 2019	

⁴ These are projects that have had Strategic CIL allocated to them, but are yet to receive their funding.

Reporting Period: 1st April 2020 – 31st March 2021

Infrastructure	Amount Allocated	Amount Unspent reporting period 19/20	Allocation Dated	Status
Beachcroft AP School Open Space	£50,000.00	£50,000.00	09 October 2019	Works complete
Charing Cross Station Gate Replacement	£100,000.00	£0	09 October 2019	Scheme completed March-April 2020. Funds transferred 31/03/2021
Chalbert Street Fountain Refurbishment	£10,000.00	£0	09 October 2019	Water Fountain refurbishment scheme completed in February 2020. Full CIL contribution drawn down 31/03/2021
City wide Cycle Parking	£150,000.00	£0	09 October 2019	Scheme delivered November/December 2020, to provide 42 secure cycle parking hangars. Full CIL allocation drawn down in March 2021.
Coventry Street and Haymarket Public Realm	£350,000.00	£350,000.00	09 October 2019	Installation of Greenman Crossing at signals, and public realm enhancements delivered February – April 2021. Draw-down request drafted November 2021.
George Street and Thayer Street Public Realm	£380,000.00	£0	09 October 2019	LSS and Public Real Scheme - Footway widening and zebra crossing rationalisation delivered February – April 2021. Full CIL allocation transferred end of March 2021.
Hallfield Community Primary School MUGA	£40,000.00	£40,000.00	09 October 2019	Project is being re-tendered. S106 also applies
Smart Streets	£500,000.00	£500,000.00	09 October 2019	Spend against this allocation is ongoing. The projects are active Gully sensors delivered using this funding (circa £40k), plus related IT resource
St Marleybone Bridge Special School Seating	£75,000.00	£75,000.00	09 October 2019	Delayed contract letting, works should start January 2021
St Mary of the Angels School Sports Pitch	£64,000.00	£64,000.00	09 October 2019	Works completed; funds requested
Sussex Street Play Area Refurbishment	£500,000.00	£500,000.00	09 October 2019	Status: On Hold Project under review pending adoption of the Play Facilities Strategy (PFS), as part of the City Plan 2040. Funds still required at this stage
Wilberforce Primary School Building Refurbishment	£83,000.00	£83,000.00	09 October 2019	Works complete and funding requested.

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Infrastructure	Amount Allocated	Amount Unspent reporting period 19/20	Allocation Dated	Status
Wilberforce Primary School Community Outdoor Pitch	£180,000.00	£160,000.00	09 October 2019	Status: Pending Delivery Pending delivery in Spring 2021, subject to planning in Q1 2021. Project supported by (pending adoption) the Playing Pitch Strategy (PPS), as part of the City Plan 2040. Projected supported by the Local Football Facilities Plan (LFFP), adopted Nov 2020.
Lamps Column Bay Sensors	£250,000.00	£250,000.00	01 July 2019	Scheme was delivered November 2020 to March 2021. Draw-down has been requested.
Westbourne Terrace Bridge Road	£120,000.00	£120,000.00	21 January 2020	Scheme completed March-April 2020. Full CIL allocation drawn down in March 2021.
Rochester Row/Greycoat Place Junction Improvements	£600,000.00	£600,000.00	21 January 2020	Construction planned to commence May 2021. Stage 5 and resurfacing delayed until March
Oxford Street: District Ramillies Street Public Realm	£600,000.00	£600,000.00	21 January 2020	Delayed due to Covid. The Ramillies scheme is planned to complete at the end of February 2022. This may slip if weather prevents stone from being laid.
Sayer's Croft: Loxwood Hall Refurbishment	£170,000.00	£170,000.00	21 January 2020	Status: Pending Delivery This project was under review with Cabinet Member. Delivery of this project has been pushed back to next financial year. The allocated CIL funds are still required.
Paddington Recreation Ground Sports Facilities	£790,000.00	£790,000.00	21 January 2020	Full CIL allocation transferred in March/April 2021. Work completed Spring 2020-Spring 2021 to upgrade facilities, including Water-based Hockey Pitch; Athletics track & new 60m sprint track; Callisthenics facility; Parkour Park; Conversation to and new additional LED lighting; and ancillary works.
Harrow Road Community Business School	£375,000.00	£375,000.00	21 January 2020	Delayed due to Covid. Now on site and will be drawing down funds from November 2020-April 2021.
Living Pillar Trial	£162,000.00	£162,000.00	21 January 2020	Delivery expected delivery January 2022, awaiting final confirmation from supplier.

Annex C: Active Neighbourhood CIL Projects

Code	Project Name	Project Summary	Infrastructure Type	Neighbourhood Forum/Area	Total Allocation / Cost
NCIL001	Market Place Community Garden and Public Realm	To create a pedestrian zone and establish a new garden in central Fitzrovia	Public Realm	Fitzrovia West	£152,000
NCIL002	West End: Better Air Quality, More Recycling and Commercial Vehicle Reduction	Introduction of five recycling compactors in selected locations in the West End.	Utilities and Waste/Green Infrastructure	Outside Neighbourhood Areas	£120,000
NCIL003	The Bays: London Street/South Wharf Road	Design and installation of gateway panels that draw visitors into the Bays and up to the canal side.	Public Realm	Hyde Park and Paddington	£100,000

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NCIL004	Burwood Place Greening	Install additional green infrastructure near the new cycle Quietway crossings at Burwood Place, at the junction with Edgware Road.	Public Realm/Green Infrastructure	Hyde Park and Paddington	£15,000
NCIL005	Connaught Village Green Phase 1	Improve public realm around Connaught Village, Potted plants, benches, drinking fountains, enhanced crossing, etc.	Public Realm/Green Infrastructure	Hyde Park and Paddington	£50,000
NCIL006	Sussex Gardens/Edgware Road Junction Improvements	Improve the public realm of the corner of Edgware Road and Sussex Gardens	Public Realm	Hyde Park and Paddington	£110,000
NCIL007	Restoration of the Hole in the Wall	Renovation of the 'Hole-in-the-Wall" including improved lighting.	Public Realm	Knightsbridge	£20,000
NCIL008	Changing Lives	This allocation would form part of a wider project to repair the Grade I listed Parish Church and improve the associated community infrastructure operating there, at a total cost of £8.593m. £5.280m has already been raised to date from a variety of sources. Specifically, the neighbourhood CIL allocation would deliver upgrades to the entrance and reception of the NHS Marylebone Health Centre and install accessible community toilet facilities.	Community Facilities/Health Facilities	Feasibility Study	£100,000
NCIL009	Shrewsbury Gardens Public Realm	The allocation would support design work to re-landscape the gardens, introducing new amenities and planting.	Public Realm	Notting Hill East	£10,000

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NCIL010	Belgravia Neighbourhood Plan	The Belgravia NF requested £29,000 to procure a consultant to gather evidence to support the development of their local plan	Other	Belgravia	£29,000
NCIL011	The Covent Garden Lighting Partnership	The project will improve street lighting in the area through redesigning the street lights and lanterns to reduce energy consumption and maintenance costs.	Public Realm	Outside Neighbourhood Areas	£15,000
NCIL012	Northbank Low Emission Neighbourhood - Street Greening	Enhanced pedestrian and cycle routes to reduce local emissions and exposure to pollution.	Green Infrastructure	Outside Neighbourhood Areas	£10,000
NCIL013	Bishops Bridge Public Realm Action Area	Create a costed plan of public realm and highway interventions on Bishop's Bridge Road, between Eastbourne Terrace and Harrow Road.	Public Realm	Hyde Park and Paddington	£50,000
NCIL014	Norfolk Square Gardens Showcase Garden	To improve the square's appearance by creating a showpiece garden with additional features such as topiary.	Public Realm	Hyde Park and Paddington	£20,000
NCIL015	Star Street Green Space Improvements	Improvements to a section of open space on Star Street W2, on the north side opposite number 65.	Public Realm	Hyde Park and Paddington	£57,000
NCIL016	Edgware Road Insights Study	The proposed study will provide the evidence base to support a joined-up approach to town centre policies for the emerging Marylebone and Hyde Park and Paddington Neighbourhood plans and will provide an action plan for Marble Arch BID to take forward. The aim is to enable consistent and well-evidenced town centre policy, which is consistent with City Plan aims.	Other	Hyde Park and Paddington/Marylebone	£40,000 Split between HPP and Marylebone
NCIL017	Central Island Improvements in Elgin Ave from Maida Vale to Lanark Road and from Randolph Ave to Shirland Road,	To commission a feasibility study for the installation of a raised central island at Elgin Ave from Maida Vale to Lanark Road and from Randolph Ave to Shirland Road.	Feasibility Study	Little Venice and Maida Vale	£30,000

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NCIL018	Charing Cross Road Area Public Realm	Create new pedestrian priority spaces, widened footways, safer cycling routes and safer junctions across part of the West End.	Public Realm	Outside Neighbourhood Areas	£75,000
NCIL019	Ebury Street & Lower Belgrave Street	To undertake a review of the existing Ebury Street & Lower Belgrave Street junction, a very cluttered and confusing road space which is dominated by vehicular infrastructure and identify and cost the public realm improvements required.	Public Realm	Belgravia	£45,000
NCIL020	Connaught Village Green Phase 2	The CIL amount sought is to cover next stage of design of the proposal that seeks to radically improve this space by: 1. Create a truly green Connaught Village with biodiverse planting and SUDs 2. Providing a place for residents to meet, sit and have access to free drinking water 3. Improve road safety by enhancing crossings 4. Encouraging pedestrian/cycle travel to reduce emissions and improve air quality 5. Help reinforce an identity for Connaught Village Green 6. Allow the village green to extend to accommodate programmed activities 7. Improve visibility and accessibility from Hyde Park	Green Infrastructure	Hyde Park and Paddington	£135,000
NCIL021	Belgravia Streets Tree Planting	Additional Trees planted in Belgravia Streets	Green Infrastructure	Belgravia	£50,000
NCIL022	Changing Lives Phase 2	St Marylebone Parish Church is requesting CIL funding towards repair of the Portico steps and access ramp - the main entrance to our building for all users. Over 470 people use this entrance on a daily basis.	Community Facilities/Health Facilities	Marylebone	£100,000

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NCIL023	Air Filtration Units for St Marylebone CE School	Both sites suffer from exceptionally bad pollution, as highlighted in many reports over the years and most recently in the School Clean Air Audit report, commissioned by WCC and published in June 2020. The report recommended the use of filtration units to help tackle poor air quality within the classrooms at our main site, caused by the proximity to Marylebone Road.	Educational Facilities	Marylebone	£25,125
NCIL024	Mayfair Green Route	This application is to develop a 1.3km green route from Regent Street to Hyde Park, linking existing green spaces, including Mount Street Gardens and Berkeley Square to create a continuous corridor to support wildlife and a world class spectacle that enhances Mayfair. This funding application is for Phase 1: the appraisal of greening opportunities and project scoping.	Green Infrastructure	Mayfair	£119,200
NCIL025	Reverse Vending Machine for Mayfair	The forum to looking to procure a reverse vending machine that will accept recyclable materials in exchange for vouchers can be spent at NWECC member shops	Utilities and Waste/Green Infrastructure	Mayfair	£28,303
NCIL026	Baseline Study of Licensed Premises in Mayfair	The study will generate an up-to-date local evidence base of use-classes in Mayfair, mapping out the geography of the licensed economy (restaurants, cafes, pubs, bars, and clubs). This will provide local stakeholders and the council with some detailed insights into the existing levels of licensable activities. It is recommended that this application is approved in principle – further discussions with council officers are pending.	Other	Mayfair	£13,500
NCIL027	Queens Park Community Council NCIL Transfer	N/A	N/A	Queens Park	£2,097.74

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NCIL028	Air Quality and Traffic Monitoring System	The Soho Neighbourhood Forum is proposing to create baseline data on air quality and sound across Soho and start recording the numbers and categories of vehicles entering and within Soho 24/7 at the monitoring sites. It is hoped that the collaboration with WCC officers in the data analysis will create a data set that is accepted by the Council as providing the basis for decisions on the implementation measures that should be used to improve air quality and reduce traffic congestion. Two phases are proposed - the first to start in February 2021 with one monitoring station in Soho that includes air quality and traffic monitoring equipment. If phase 1 is successful, phase 2 will commence in July 2021 with up to 20 monitoring sites in and around Soho.	Feasibility Study	Soho	£3,120
NCIL029	Soho Parish Schools Gates Replacement	The Soho Parish school delivered a playground redevelopment in 2015, however the large oak doors installed as part of this redevelopment are dysfunctional and must be heaved open manually to let children in, but at present they do not open at all. The school is currently seeking to replace these gates with more practical designs that are welcoming and functional. The school is seeking £15,000 to procure a new mechanism and to also invite architect proposals for the design.	Educational Facilities	Soho	£15,000
NCIL030	Soho Digital Waste Infrastructure	The Soho Business Alliance is seeking to commission a financial, technical, and operational feasibility study into the viability of a project to reduce the volume and frequency of generally large and fossil fuel powered refuse and recycling vehicles passing through Soho by providing a technology enabled, co-ordinated, efficient, timely, cost effective, cleaner, quieter and lower carbon service for businesses (and benefits to residents) within Soho. A total of £20,000 is sought to conduct a feasibility study.	Feasibility Study	Soho	£20,000

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NCIL031	Greening Soho Feasibility Study	The Soho Neighbourhood Forum have initiated works with consultants to investigate options of tree-planting and landscape design. To make progress, further conversations with Westminster City Council to determine what barriers exist in terms of Hard and Soft Landscaping. The forum is seeking £2,000 to commission a basic scope of works that would include more detailed drawings, along with a summary specification for hard landscaping and for soft landscaping. Following this initial scoping exercise, the Soho NF will then seek to submit a proposal for the works to be implemented.	Feasibility Study	Soho	£2,000
NCIL032	Blomfield Road Public Realm	This proposal relates to the area around the junction with Westbourne Terrace Road. Paddington Waterways and the Maida Vale Society are seeking funding from Neighbourhood CIL to enable the widening of the southern footways at this junction, to provide the minimum allowed width for one traffic lane on the existing one-way Blomfield Road. This aligns with Westminster’s Walking Strategy and ‘pedestrian priority’ approach to support greater sustainable transport through the draft City Plan, as well as the draft Infrastructure Delivery Plan (2019). £185,621 is sought from the Little Venice and Maida Vale neighbourhood portion.	Public Realm	Little Venice and Maida Vale	£185,621

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NCIL033	External Play Area and Garden Space at College Park School	College Park has pupils with autism and complex learning needs within the moderate to severe range. Pupils may also present with associated behaviour difficulties linked to their autism. Although the school was rebuilt in 2012, the playground does not fully cater for the wide range of sensory needs. This project would allow for an area of the front of the school, which is not utilised to its full potential to be converted to an additional play space, which has inbuilt trampolines for sensory processing, play posts and planters to support outdoor learning. This would hugely impact on the curriculum the school can offer and support outdoor learning which is greatly needed in an inner-city London school. This project would also include sensory plants to the front and back of the school, to create a natural green barrier between the school and the road/residents and provide sensory smells. The school is seeking £49,742 from the Bayswater Neighbourhood Portion.	Educational Facilities	Bayswater	£49,724
NCIL034	New Zebra Crossing on Westbourne Grove	Installation of a new zebra crossing on Westbourne Grove at the intersection with Garway Road - due to the volume of pedestrians that jaywalk at this intersection and the risk that this poses to road safety; and that few motorists observe the 20mph speed limit on the road, creating a high-risk environment.	Public Realm		£120,000
NCIL035	Permanent Catenary Infrastructure for the West End	HOLBA have been allocated a total of £127,224 to install new catenary infrastructure to support seasonal decorations in the West End - this will enhance HOLBA and the council's ability to deliver seasonal and temporary place shaping measures during different events.	Public Realm	Outside Neighbourhood Areas	£127,224
NCIL036	Victoria Street Greening	The Victoria BID and the council's place shaping team will be delivering some small scale greening opportunities along Victoria Street.	Green Infrastructure	Victoria	£30,000

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NCIL/037	Changing Lives: New Welsh Slate Roof to cover Health and Community Facilities at St Marylebone Parish Church	To fund the installation of a new Welsh slate roof for community facilities located at the parish church to ensure that the building's structural integrity is maintained and facilities can remain operational. The new roof will also include sustainability upgrades that will reduce the building's carbon footprint.	Community Facilities/Health Facilities	Marylebone	£100,000
NCIL/038	St. John's Wood High Street Configuration	Public Realm pavement widening	Public Realm	St. John's Wood	£1,411,778
NCIL/039	St Marylebone CE School Science Block	Fill refurbishment of 6 teaching labs in the school.	Educational Facilities	Marylebone	£100,000
NCIL/040	Green Roof Terrace for the St Marylebone CE School	Conversion of the school's terrace into a functional green space for use by students and teaching staff.	Educational Facilities	Marylebone	£60,000
NCIL/041	Metropolitan Police (MPS) CCTV for Westbourne/Bayswater	Installation of 8 new MPS CCTV units across Bayswater and Westbourne areas. The CCTV will be operational for 3 years.	Public Ream	Bayswater/Westbourne	£44,000