

PROJECTS SUB (POLICY AND RESOURCES) COMMITTEE

Wednesday, 15 September 2021

Minutes of the meeting of the Projects Sub (Policy and Resources) Committee held at the Guildhall EC2 and via Microsoft Teams at 9.00 am

Present

Members:

Deputy Keith Bottomley (Chairman)	Caroline Haines
Deputy Jamie Ingham Clark (Deputy Chairman)	Andrew McMurtrie
Rehana Ameer	Susan Pearson
Randall Anderson	James de Sausmarez

Officers:

Joseph Anstee	- Town Clerk's Department
Rohit Paul	- Town Clerk's Department
Bridget Danso	- Town Clerk's Department
Emma Moore	- Town Clerk's Department
Sonia Virdee	- Chamberlain's Department
Dianne Merrifield	- Chamberlain's Department
Nicholas Richmond-Smith	- Chamberlain's Department
Ola Obadara	- City Surveyor's Department
Simon Glynn	- Department of the Built Environment
Ruth Kocher	- Department of the Built Environment
Gillian Howard	- Department of the Built Environment
Emmanuel Ojugo	- Department of the Built Environment
Paul Murtagh	- Community & Children's Services Department
Jason Hayes	- Community and Children's Services Department
Cecilie Booth	- City of London Police
Pauline Weaver	- City of London Police
Gemma White	- City of London Police
Lorenzo Conigliaro	- City of London Police
James Morgan	- City of London Police
Rachel Vipond	- City of London Police
Sally Gadsdon	- Open Spaces Department

1. APOLOGIES

Apologies for absence were received from John Petrie and Deputy Philip Woodhouse.

2. MEMBERS' DECLARATIONS UNDER THE CODE OF CONDUCT IN RESPECT OF ITEMS ON THE AGENDA

Susan Pearson declared a pecuniary interest in Item 7 – Windows Programme and Common Parts Redecoration - Golden Lane Estate by virtue of being a

resident on Golden Lane Estate, with a dispensation to speak, but not vote, on matters relating to housing.

3. **GATEWAY APPROVAL PROCESS**

RESOLVED – That the Gateway Approval Process be received.

4. **MINUTES**

RESOLVED – That the public minutes and non-public summary of the meeting held on 23 July 2021 are approved as an accurate record.

5. **PUBLIC ACTIONS**

The Sub Committee received a report of the Town Clerk regarding public actions, noting that a report on the Bank Junction Improvements project was on the agenda.

RESOLVED - That the public actions list be received.

6. **GATEWAY 4C ISSUE - BANK JUNCTION IMPROVEMENTS: ALL CHANGE AT BANK**

The Sub Committee considered a Gateway 4C Issue report of the Director of the Built Environment. The Director of the Built Environment introduced the report and drew Members' attention to the key points, also outlining an amendment to the recommendations as agreed by the Streets & Walkways Sub Committee. The Director of the Built Environment advised that two reporting methods had been used in order to mitigate a disproportionate response rate between users of different modes of transport. The Sub Committee noted that no changes to the scheme were recommended at this point, however changes could still be delivered at a later stage if agreed.

The Sub Committee then proceeded to discuss the proposals, with regard to the Sub Committees remit in respect of project management considerations and raised points regarding business response, the alternative analysis of consultation findings, and the prospect of further consultation. The Director of the Built Environment advised that officers always considered modal responses, but had felt it was necessary to highlight them in this case due to the lack of proportionality in the responses received.

The Director of the Built Environment further advised that officers had worked around the area and had meetings with businesses outside of the formal consultation, but there was scope for further engagement work. The Sub Committee was also advised of work undertaken in respect of disability access and equalities impact assessment, with the aim of providing the best balance possible for all user groups. The Chairman advised that the Sub Committee would like these matters to be finalised ahead of the Gateway 5 approval, expected in November 2021.

RESOLVED, that the Projects Sub Committee:

1. Note the contents of the report and the key themes of the consultation response, Officers' response to the key findings and the design changes proposed (paragraphs 161-229);
2. Approve the proposed way forward:
 - a. to continue to Gateway 5 with the proposed changes to motor vehicle movements on Threadneedle Street, Princes Street and Queen Victoria Street (which would be operational at all times) outlined in Paragraph 240
 - b. to continue to Gateway 5 with the proposed restrictions on Poultry, Cornhill and King William Street remaining as buses and cycles only, Monday to Friday 7am to 7pm
 - c. to continue to develop the public realm design to Gateway 5 taking into account consultation comments received
 - d. to maintain pace of programme, agree that the traffic orders reflecting a and b can be drafted and issued for statutory consultation ahead of the Gateway 5 report
3. Approve the proposal to review the timing and traffic mix for the Poultry, Cornhill and King William Street arms 12 months from completion (paragraphs 173-175); and
4. Note that a Costed Risk Provision of £93,000 was approved in July 2021 and is still required.

7. **GATEWAY 3 ISSUE - WINDOWS PROGRAMME AND COMMON PARTS REDECORATION - GOLDEN LANE ESTATE**

The Sub Committee considered a Gateway 3 Issue report of the Director of Community and Children's Services regarding the Windows Programme and Common Parts redecoration project on the Golden Lane Estate. The Director of Community and Children's Services introduced the report and advised of a correction to the report, that detailed acoustic surveys would cost £21,500 rather than £21,000 as stated. The Deputy Chairman confirmed that no Costed Risk Provision was listed as not applicable as the project had started before the Costed Risk Provision system had been set up, and advised that this should be explained in reports rather than listing as not applicable.

In response to a question from a Member, the Director of Community and Children's Services advised that around half of the estates was social housing, and that the leaseholder share of the project cost would be considered following the options appraisal. The Chairman commented that consultation with residents would be key and had to be done appropriately.

RESOLVED, that the Sub-Committee approve:

1. Approve the budget for the design team fees, including funding for; a Quantity Surveyor, Communications Consultant, planning fees and enhanced advisory fees, enabling works, access to ARUP drawings and additional detailed acoustic surveys;

2. Approve further staff costs.

8. **GATEWAY 3/4 ISSUE - FIRE COMPARTMENTATION - GREAT ARTHUR HOUSE**

The Sub Committee considered a Gateway 3/4 Issue report of the Director of Community and Children's Services regarding the fire compartmentation project at Great Arthur House. The Director of Community and Children's Services introduced the report and drew Members' attention to the key points.

RESOLVED, that:

1. That **£101,665** is approved to cover the remainder of Studio Partington's design fees;
2. That an additional budget of **£10,000** is approved to cover the Communications Consultant's fees;
3. Additional Costs are added for staff time (**£20,000**); and
4. Note the revised project budget of **£2,050,665** (excluding risk);

Item	Cost (£)
Works	£1,856,000
Consultancy (Design Team)	£147,665
Consultancy (Communications)	£10,000
Staff Costs	£37,000
Total (excl. spend to date)	£2,050,665

9. **GATEWAY 2 - BILLINGSGATE ACTION PLAN - CCTV**

The Sub Committee considered a Gateway 2 report of the City Surveyor regarding a Billingsgate Action Plan project in respect of CCTV. The City Surveyor introduced the report and drew Members' attention to the key points before the Chamberlain clarified a point relating to the project funding. The Sub Committee noted that the project had been considered in conjunction with the prospective relocation of the markets.

RESOLVED, that the Sub-Committee approve:

1. A budget of **£11,000 for staff and consultancy fees** to reach the next Gateway; and
2. The anticipated total estimated project cost of **£245,000 (£340,000 including risk)**.

10. **GATEWAY 3 - PROVISION OF ADDITIONAL FISH HANDLING FACILITIES - BILLINGSGATE MARKET**

The Sub Committee considered a Gateway 3 report of the City Surveyor regarding the provision of additional fish handling facilities at Billingsgate Market. The City Surveyor introduced the report and explained why the

proposals were for the continuation of an old project rather than beginning a new project.

Following a question from the Deputy Chairman, it was unclear whether the project had enough funding in place to meet the full cost of the project, plus relevant liabilities. The Chairman proposed that authority be delegated to the Town Clerk, in conjunction with the Chairman and Deputy Chairman, to agree the Gateway 3 report following clarification from the Chamberlain regarding the project's funding strategy, and this was agreed.

RESOLVED - That authority be delegated to the Town Clerk, in consultation with the Chairman and Deputy Chairman, to agree the Gateway 3 report following clarification from the Chamberlain regarding the project's funding strategy.

11. **GATEWAY 2 - RWE: MILLENNIUM BRIDGE HOUSE AREA IMPROVEMENTS**

The Sub Committee considered a Gateway 2 report of the Director of the Built Environment regarding improvements to the Millennium Bridge House area. The Sub Committee noted that the project was funded by Section 278 funding.

RESOLVED, that the Sub-Committee approve:

1. The budget of **£50,000**, that forms the legally agreed Section 106, Design and Evaluation Fee Payment is approved for the project to reach the next Gateway;
2. Also to note the total estimated cost of the project at **£150K- 300K** (excluding risk);
3. Note that at the next reporting stage, any proposed Cost Risk Provision be delegated to the Town Clerk in consultation with the Chairman and Deputy Chairman of Streets & Walkways Sub-Committee and Projects Sub-Committee; and
4. Authorise officers to negotiate and enter into a Section 278 agreement, in accordance with the requirements of the Section 106 agreement.

12. **GATEWAY 6 - FROBISHER CRESCENT BALCONY DRAINAGE SCHEME**

The Sub Committee considered a Gateway 6 report of the Director of Community and Children's Services regarding the Frobisher Crescent Balcony Drainage scheme. The Sub Committee noted that the report had been considered by the Service Committee in March 2020 but had not been submitted to the Sub Committee at the time due to administrative error, and therefore the project had not been closed. The Director of Community and Children's Services introduced the report, and clarified that the project underspend was £51,000, rather than £39,000 as stated.

In response to a question from the Chairman, the Town Clerk advised that an exercise could be undertaken to assess whether there were any further projects

awaiting closure due to unsubmitted Gateway 6 reports. The Chairman requested that this be added as an outstanding action and that this exercise be undertaken, as it would provide assurance for the Sub Committee.

RESOLVED, that the Sub-Committee approve the closure of the project.

13. **QUESTIONS ON MATTERS RELATING TO THE WORK OF THE SUB-COMMITTEE**

There were no questions.

14. **ANY OTHER BUSINESS THAT THE CHAIRMAN CONSIDERS URGENT**

There were no items of urgent business.

15. **EXCLUSION OF THE PUBLIC**

RESOLVED – That under Section 100(A) of the Local Government Act 1972, the public be excluded from the meeting for the following item(s) on the grounds that they involve the likely disclosure of exempt information as defined in Part I of the Schedule 12A of the Local Government Act.

Item No.	Paragraph No
16-31	3
32-33	-

16. **NON-PUBLIC MINUTES**

RESOLVED – That the non-public minutes of the meeting held on 23 July 2021 be approved as an accurate record.

17. **NON-PUBLIC ACTIONS**

The Sub Committee received a list of non-public outstanding actions.

18. **PPG CONSTRUCTION MARKET CONDITIONS UPDATE**

The Sub Committee received an oral update from the Property Projects Group (PPG) Director.

19. **NON-PUBLIC APPENDIX - GATEWAY 3 ISSUE - WINDOWS PROGRAMME AND COMMON PARTS REDECORATION - GOLDEN LANE ESTATE**

The Sub Committee received a non-public appendix to Item 7.

20. **BILLINGSGATE FISH MARKET ACTION PLAN**

The Sub Committee considered a report of the City Surveyor.

21. **GATEWAY 5 ISSUE - ISLEDEN HOUSE INFILL PROJECT**

The Sub Committee considered a report of the Director of Community and Children's Services.

22. **GATEWAY 3 - SECURE CITY PROGRAMME (SCP) - VULNERABLE PEOPLE WORKSTREAM**

The Sub Committee considered a report of the Director of the Built Environment and the Commissioner of the City of London Police.

23. **GATEWAY 3 - GUILDHALL COOLING PLANT REPLACEMENT**
The Sub Committee considered a report of the City Surveyor.
24. **GATEWAY 2 - CITY OF LONDON POLICE IN-VEHICLE AUDIO/VIDEO SYSTEM**
The Sub Committee considered a report of the Commissioner of the City of London Police.
25. **GATEWAY 1-5 - CITY OF LONDON POLICE VEHICLE FLEET REPLACEMENT PROGRAMME 2021/22**
The Sub Committee considered a report of the Commissioner of the City of London Police.
26. **GATEWAY 5 - CLIMATE ACTION STRATEGY - CARBON REMOVALS PROJECT**
The Sub Committee considered a report of the Director of Open Spaces.
27. **GATEWAY 4 - FINSBURY CIRCUS GARDEN REINSTATEMENT**
The Sub Committee considered a report of the City Surveyor.
28. **GATEWAY 4C - CITY JUNIOR SCHOOL**
The Sub Committee considered a report of the City Surveyor.
29. **GATEWAY 5 - REFURBISHMENT OF ELECTRA HOUSE, 84 MOORGATE**
The Sub Committee considered a report of the City Surveyor.
30. **PORTFOLIO OVERVIEW**
The Sub Committee received a report of the Town Clerk.
 - a) **Red Report: HR Integrated Time Management and e-Expenses Project**
The Sub Committee received a report of the Commissioner of the City of London Police.
31. **REPORT OF ACTION TAKEN**
The Sub Committee received a report of the Town Clerk.
32. **QUESTIONS ON MATTERS RELATING TO THE WORK OF THE SUB-COMMITTEE**
There were no questions.
33. **ANY OTHER BUSINESS THAT THE CHAIRMAN CONSIDERS URGENT AND WHICH THE SUB-COMMITTEE AGREE SHOULD BE CONSIDERED WHILST THE PUBLIC ARE EXCLUDED**
There were three items of other business.

The meeting closed at 10.30 am

Chairman

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