

Committee(s)	Dated:
Planning and Transportation Committee	7 th June 2022
Subject: Scheme Dashboard	Planning and Transportation Committee
Which outcomes in the City Corporation's Corporate Plan does this proposal aim to impact directly?	N/A
Does this proposal require extra revenue and/or capital spending?	No
If so, how much?	N/A
What is the source of Funding?	N/A
Has this Funding Source been agreed with the Chamberlain's Department?	N/A
Report of: Director of Environment Department	For information
Report author: Catherine Evans, Environment Department	

Summary

Members are asked to note a draft template for a Scheme Dashboard intended to accompany future Committee planning application reports to allow members to have a summary overview of the key aspects of the scheme.

Main Report

Background

1. At Planning and Transportation Committee on 26th April 2022, it was requested that a Scheme Dashboard be provided as a cover sheet for reports brought to this Committee in relation to planning applications. It was requested that the Committee be presented with a draft template for the Dashboard.
2. A template for a Scheme Dashboard for a notional development is being developed by officers and the latest version is attached to this report in Appendix 1. This remains a live document and will evolve especially as new emerging planning metrics are incorporated.
3. This template would be used for all planning application reports to the Planning and Transportation Committee and would include standardised topic headings. It is proposed that graphs are included for Embodied Carbon Emission and Whole Life Carbon Emissions and examples are included in the template for information. Retained Building Elements in Situ, Operational Carbon Emissions and the Target BREEAM rating would be included as an infographic and examples are provided in the template for information.

Corporate & Strategic Implications

4. **Strategic implications-** There are no strategic implications arising from this report.
5. **Financial implications-** There are no financial implications arising from this report.
6. **Resource implication-** There are no resource implications arising from this report.
7. **Equalities implications-** There are no equalities implication arising from this report.
8. **Climate implications-** There are no climate implications arising from this report.
9. **Legal implications** - There are no legal implications arising from this report.
10. **Risk implications** - There are no additional new risks arising from this report.
11. **Security implications** - There are no security implications arising from this report.

Conclusion

12. This report presents the template for the Scheme Dashboard, which will be provided for all planning applications reported to Planning and Transportation Committee.

Appendices

- Appendix 1- Template for the Scheme Dashboard.

Report author

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APPLICATION COVER SHEET

TOPIC	INFORMATION			
1. Site Photos	EXITING		PROPOSED	
2. HEIGHT	EXISTING		PROPOSED	
	5 storeys = AOD 32.67m 9 storeys = AOD 49.05m (to top of plant) (not including aerials)		8 storeys = 45.59m 10 storeys = 54.07m	
3. FLOORSPACE GIA (SQM)	USES	EXISTING	PROPOSED	
	Class E (c) Office	4,368 sqm	11,873sqm	(+7,505 sqm)
	Class E (c) Bank	575 sqm	n/a	
	Class E (a)/(b) Retail/Restaurant/Café	255 sqm	229sqm	(-26 sqm)
	Class F1(a) Education:	827 sqm	n/a	
	TOTAL	6,025 sqm	12,102sqm	
			TOTAL UPLIFT:	6,077sqm
4. EMPLOYMENT NUMBERS	EXISTING		PROPOSED	
	<ul style="list-style-type: none"> c. 300 		<ul style="list-style-type: none"> c. 750 (if both buildings at full capacity) 	
5. VEHICLE/CYCLE PARKING	EXISTING		PROPOSED	
	Car parking spaces	11	Car parking spaces	0
	Cycle long stay	0	Cycle long stay	168 (compliant)
	Cycle short stay	0	Cycle short stay	85 (overprovision)
	Lockers	0	Lockers	168
	Showers	2	Showers	19
6. HIGHWAY LOSS / GAIN	1. 118sqm proposed to be stopped up 2. 184sqm proposed to be dedicated GAIN +66sqm NB. Of the 118sqm proposed to be stopped up, 34sqm is to become Permissive Path.			
7. PUBLIC REALM GAIN	1. New 460sqm south-facing pocket park 2. Widening of footpaths (existing 155sqm; proposed 292sqm) 3. Provision of new East-West route through the site (54sqm) 4. Provision of a "Dutch-style" cycle hub (60 cycles; 195sqm)			

<p>8. STREET TREES</p>	<p>EXISTING</p> <ul style="list-style-type: none"> • 2 existing trees 	<p>PROPOSED</p> <ul style="list-style-type: none"> • 4 new trees proposed 												
<p>9. SERVICING VEHICLE TRIPS</p>	<p>EXISTING</p> <ul style="list-style-type: none"> • 18 trips per day 	<p>PROPOSED</p> <ul style="list-style-type: none"> • 14 trips per day (Off-site consolidation proposed) 												
<p>10. RETAINED BUILDING ELEMENTS IN SITU</p>	 <p>0 % following detailed site investigations</p>													
<p>11. OPERATIONAL CARBON EMISSION SAVINGS</p>	<ul style="list-style-type: none"> • 48% improvement against Part L 2013 using SAP 10 carbon factors (policy target 35% improvement)  <p>48 %</p>													
<p>12. OPERATIONAL CARBON EMISSIONS</p>	<p>64,220 kgCO₂e/annum 5.3 kgCO₂e/sqm/annum 318 kgCO₂e/sqm over 60 years</p> <p>(Values from CIBSE TM54 exercise, covers Module B6 only and includes the decarbonisation of the grid)</p>													
<p>13. EMBODIED CARBON EMISSIONS</p>	<p>PROJECT LIFE CYCLE EMISSIONS COMPARED TO GLA BENCHMARKS</p>  <p>WLC Benchmark by stage kgCo₂e/sqm GIA</p> <table border="1"> <thead> <tr> <th>Scenario</th> <th>Modules A1-A5 (kgCo₂e/sqm)</th> <th>Modules B-C (kgCo₂e/sqm)</th> </tr> </thead> <tbody> <tr> <td>WLC benchmark</td> <td>950</td> <td>450</td> </tr> <tr> <td>Apsirational WLC</td> <td>600</td> <td>370</td> </tr> <tr> <td>Proposed</td> <td>655</td> <td>404</td> </tr> </tbody> </table> <ul style="list-style-type: none"> • TOTAL: 12,814,687 kgCO₂e/60 years 		Scenario	Modules A1-A5 (kgCo ₂ e/sqm)	Modules B-C (kgCo ₂ e/sqm)	WLC benchmark	950	450	Apsirational WLC	600	370	Proposed	655	404
Scenario	Modules A1-A5 (kgCo ₂ e/sqm)	Modules B-C (kgCo ₂ e/sqm)												
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<p>14. WHOLE LIFE CYCLE CARBON EMISSIONS (kgCo2e/m2 GIA)</p>	<table border="1" data-bbox="507 203 1422 499"> <tr> <td style="background-color: #76923c; color: white; text-align: center;">655</td> <td style="background-color: #1f4e79; color: white; text-align: center;">385</td> <td style="background-color: #a6c9ec; text-align: center;">378</td> <td style="background-color: #1f4e79; color: white; text-align: center;">18</td> </tr> <tr> <td style="background-color: #c6e0b4; text-align: center;">Product and construction A1-A5</td> <td style="background-color: #a6c9ec; text-align: center;">Use B1-B5</td> <td style="background-color: #a6c9ec; text-align: center;">Op. energy and Water use B6-B7</td> <td style="background-color: #a6c9ec; text-align: center;">End of Life C1-C4</td> </tr> </table> <ul style="list-style-type: none"> • TOTAL: 17,338,671 kgCO2e/60 years 	655	385	378	18	Product and construction A1-A5	Use B1-B5	Op. energy and Water use B6-B7	End of Life C1-C4
655	385	378	18						
Product and construction A1-A5	Use B1-B5	Op. energy and Water use B6-B7	End of Life C1-C4						
<p>15. TARGET BREEM RATING</p>	<ul style="list-style-type: none"> • Outstanding (policy target Excellent or Outstanding) <table border="1" data-bbox="507 658 1302 734"> <tr> <td style="background-color: #a6c9ec; text-align: center;">G</td> <td style="background-color: #c6e0b4; text-align: center;">VG</td> <td style="background-color: #76923c; color: white; text-align: center;">EXC</td> <td style="background-color: #76923c; color: white; text-align: center;">OUT</td> </tr> </table>	G	VG	EXC	OUT				
G	VG	EXC	OUT						
<p>16. URBAN GREENING FACTOR</p>	<ul style="list-style-type: none"> • 0.316 (policy target 0.3) 								
<p>17. DAYLIGHT & SUNLIGHT</p>	<ul style="list-style-type: none"> • All habitable residential windows within the neighbouring residential building meet the target values set out within the BRE Guidelines for daylight and sunlight in VSC terms. • All but 1 habitable room meets the target values set out within the BRE Guidelines for daylight distribution. 								
<p>18. AIR QUALITY</p>	<ul style="list-style-type: none"> • Air Quality Neutral (policy target AQN) 								

EXAMPLER