

Committees: Streets and Walkways sub- committee – <i>For decision</i> Operational Property and Projects Sub – <i>For decision</i>	Dates: 5 July 2022 26 September 2022
Subject: City Cluster - Wellbeing and Climate Resilience programme: Green Streets project Unique Project Identifier: <i>PV Project ID</i>	Regular Gateway 4 Issues Report
Report of: Executive Director, Environment Report Author: Maria Herrera	For Decision
PUBLIC	

1. Status update	<u>Context:</u> The implementation of the City Cluster Vision is divided between three programmes focused on: 1) Pedestrian priority and traffic reduction, 2) Well-being and climate resilience, and, 3) Activation and engagement. Each programme will deliver complementary improvements, in response to the highest priorities in the area, and are being developed in close collaboration with local stakeholders. Officers have worked closely with the EC BID to understand the needs of the area at this challenging time and have developed designs that will assist post-pandemic recovery by providing attractive spaces to meet and spend time outdoors. <u>Green Streets project description:</u> ○ The Green Streets project is one of seven projects within the Wellbeing and Climate Resilience Programme
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	(Gateway 4 approval, April 2021), and is focused on the creation of a greener more welcoming environment, increased climate change mitigation measures and contributing towards an improved walking experience and wellbeing. RAG Status: Green (as last report to committee at Programme level) Risk Status: Low (as last report to committee) Total Estimated Cost of Project (excluding risk), £350,000-£400,000. Change in Total Estimated Cost of Project (excluding risk): Increase of £150k since Gateway 3 approval as a result of the external funding contribution. Funding Source: A 50% contribution from the EC BID has been confirmed, with the other 50% contribution from the Section 106 Agreement of 40 Leadenhall Street and 52-54 Lime Street projects. Spend to Date: Fees to date have primarily been funded directly by the EC BID. The City Corporation has contributed £7,000 in fees towards the design development of the project. City staff costs have been funded as part of the overall City Cluster Wellbeing and Climate Change resilience programme management. Costed Risk Provision Utilised: NA
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2. Requested decisions	Next Gateway: Gateway 5 - Authority to Start Work (Light) Requested Decisions: 1. Approve the change in scope and funding strategy as set out in this report. 2. Note the total estimated cost of the project at £350,000-400,000 as a result of the additional external funding, and the resulting increased programme budget, details of which will be set out in a forthcoming programme update report in September 2022. 3. Agree the installation of a prototype in September 2022 at a total estimated cost of £20,000 to be funded by the EC BID with soft landscaping costs of £7,000 covered by the City’s Cool Streets and Greening programme (Climate Action Strategy). 4. Note that, following the review of the prototype, a Gateway 5 report is to be prepared under Delegated Approval to Chief Officer for delivery of the installations proposed within Green Streets project.																												
3. Budget	Table 1. Well-being and Climate Change resilience programme spend to date. Involves the development of seven projects within the programme. The available funds are sufficient to reach Gateway 5. <table><tr><th colspan="4">Table 1: Spend to Date - City Cluster Vision - Well-being & Climate Change - 16800437</th></tr><tr><th>Description</th><th>Approved Budget (£)</th><th>Expenditure (£)</th><th>Balance (£)</th></tr><tr><td>Env Servs Staff Costs</td><td>29,000</td><td>11,502</td><td>17,498</td></tr><tr><td>Open Spaces Staff Costs</td><td>14,000</td><td>2,845</td><td>11,155</td></tr><tr><td>P&T Staff Costs</td><td>85,000</td><td>81,397</td><td>3,603</td></tr><tr><td>P&T Fees</td><td>57,000</td><td>53,914</td><td>3,086</td></tr><tr><td>TOTAL</td><td>185,000</td><td>149,659</td><td>35,342</td></tr></table>	Table 1: Spend to Date - City Cluster Vision - Well-being & Climate Change - 16800437				Description	Approved Budget (£)	Expenditure (£)	Balance (£)	Env Servs Staff Costs	29,000	11,502	17,498	Open Spaces Staff Costs	14,000	2,845	11,155	P&T Staff Costs	85,000	81,397	3,603	P&T Fees	57,000	53,914	3,086	TOTAL	185,000	149,659	35,342
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	The overall programme budget was approved in April 2021 at between £1.4 and £1.5M for the delivery of seven projects within the programme. The scope of the Green Streets project has been increased to take account of the aspirations of the recently established EC BID. This includes funding from the BID of £175,000, resulting in a total estimated project cost of £350-400k (see Section 4 below). As a result, Members should note that the overall cost of the Wellbeing and Climate Resilience Programme will increase. A programme level update report is intended to be submitted in September, to provide an overview on all workstreams.
4. Issue Description	4.1. Scope change: At Gateway 4, seven projects were approved to be taken forward as part of the delivery of the Wellbeing and Climate resilience programme. The projects were organised in three themes as follows: Improvements to existing public spaces: 1. St Helen's Bishopsgate churchyard: 2. St Andrew Undershaft churchyard 3. Jubilee Gardens Green streets: 4. Creechurch Lane - Stoney Lane (interim greening measures) 5. Philpot Lane - Rood Lane (interim greening measures) Climate Change Resilience measures 6. Bevis Marks and Houndsditch; Pilot Sustainable urban drainage (Suds) scheme 7. Area wide tree planting 4.2 The Green Streets project initially consisted of interim greening measures (in locations listed above), to deliver a welcoming and attractive urban environment in the short-term. Proposals considered at Gateway 4 included installation of parklets, planters and seating, building on the measures delivered as part of the City Corporation's Covid19 recovery strategy. However, this scope is proposed to be revised in response to the objectives of the EC BID to include longer lasting green interventions alongside seating in more locations in the City Cluster. This will result in a more sustainable and impactful outcome. The proposed locations are set out in 4.4 below.

4.3 A high-quality design has been developed by architects WMB studio. The materials chosen for the modular seating and planting units are natural and durable and minimal maintenance is anticipated. The materials considered for the units are robust and long lasting. The units will be fabricated using terracotta and reclaimed timber for the seats. The modules have been designed to be movable and arranged in different configurations in response to specific site conditions. The aim is for the seating and planting units to be reused across the area in other public realm improvements.

A resilient planting palette will be selected to ensure plants are suitable for the site conditions. Please see designs in the appendix 3.

4.4 The Green Streets project will now deliver installations in the following locations:

Sites proposed at Gateway 4:

1. Rood Lane
2. Creechurch Lane north
3. Philpot Lane: a temporary intervention has been installed at this location as part of the Covid-19 recovery measures. This will be evaluated further to consider stakeholder needs, traffic movement and dependencies with nearby developments.

Additional sites proposed:

4. Lime Street
 5. Fen Court north
 6. Mark Lane / Great Tower Street
 7. Mark Lane north
 8. Fenchurch Place (London Street)
 9. St Margaret Pattens courtyard
- See plan attached in Appendix 3.

4.5 A joint funding strategy has been agreed with the EC BID which has enabled the scope to be expanded. The EC BID has committed to funding £175,000 for the delivery of the Green Streets project. The City Corporation's contribution will be from S106 receipts that were committed to this programme at Gateway 4.

4.6 A prototype installation is planned to be commissioned by the EC BID to finalise manufacturing details and reduce risk for future installations. It is proposed that the City Corporation will cover the cost of the soft landscaping for the prototype, utilising existing funds from the Cool Streets and Greening Programme.

	The aim is to install a prototype in September to review and test the design ahead of rolling out the wider project by the end of 2022. 4.7 The maintenance costs of the installations will be covered by the EC BID through a maintenance agreement to be finalised at the next stage. This will include an allowance for the occasional movement or relocation of the installations. This will be detailed in the Gateway 5 report (delegated to the Director of Environment) in the autumn. The Gateway 5 report will also include an assessment of pavement width and impact on Pedestrian Comfort Levels to ensure there is still sufficient width available for people walking.
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Appendices

Appendix 1	Project Coversheet
Appendix 2	Risk Register
Appendix 3	Project summary; visuals and plans

Contact

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