



Capital Update Report KEY DECISION NO. FCR R78	
CABINET MEETING DATE 19 July 2021	CLASSIFICATION: Open If exempt, the reason will be listed in the main body of this report.
WARD(S) AFFECTED All Wards	
CABINET MEMBER Philip Glanville, Mayor of Hackney, and Councillor Chris Kennedy, Cabinet Member for Health, Adult Social Care and Leisure	
KEY DECISION Yes REASON Spending or Savings	
GROUP DIRECTOR Ian Williams Finance and Corporate Resources	

1. CABINET MEMBERS' INTRODUCTION

- 1.1 This report on the capital programme for 2021/22 updates members on the capital programme agreed in the 2021/22 budget. This month's report is a joint report between the Cabinet Member for Health, Adults and Leisure and myself, recognising the significant investment being proposed in the leisure estate. This targeted investment focuses on responding to immediate maintenance issues and even more crucially taking forward commitments made in this administration's manifesto with regard to the long term future of Kings Hall Leisure Centre (KHLC) and eventual full refurbishment.
- 1.2 Furthermore, the recommendations contained in this report demonstrate our continued commitment to meeting our wider manifesto pledges, reflect that we remain ambitious for Hackney and support the Council's revised Corporate Plan to rebuild a better Hackney – which includes our work to give our young people the best start in life, recognised both the Hackney Young Futures Commission Report and Ageing Well Strategy, and invest in public facilities that everyone can enjoy.
- 1.3 The Council has long recognised the impact that sport and physical activity can have on the achievement of its priorities and since 2005 has made improvements to both the quality and operation of its sport and leisure facilities. To ensure we continue to improve sport and physical activity opportunities for residents we need to make decisions about how our leisure facilities continue to meet the demands and expectations of the community, within the context of a growing population and reducing resources. We have already done this with the development of a new Britannia Leisure Centre that opened in June 2021 and we now need to turn our attention to securing the future of Kings Hall Leisure Centre (KHLC).
- 1.4 KHLC is an important social and historic landmark for the borough and an important component of the borough's overall leisure provision. However, the condition of KHLC continues to deteriorate, with the building in a poor condition, repair costs rising rapidly and the integrity of the building worsening. Reflecting this, our administration made a commitment in its 2018 Manifesto to “develop plans to ensure that Kings Hall Leisure Centre continues to meet the needs of residents in the east of the borough for the future.” This reflected that doing nothing is simply not an option nor can we keep patching up this valuable community asset. We also know that in recent memory similar challenges were faced at Haggerston Baths and we are determined to make the decisions now that ensure KHLC remains open. We are therefore delighted to bring forward proposals in this Capital Update Report that will see £3.1m invested in KHLC in the short-term to address much needed structural works to the building and also £2.65m to enable us to undertake surveys, develop clear plans for what a refurbished KHLC will look like and accurate estimates for what it will cost in order to inform future decision making.
- 1.5 In this report, we also welcome £60k of capital funding from the NNDR 'Building

an Inclusive Knowledge Economy' Strategic Investment Pot project, earmarked for spend on the delivery of affordable workspace in Shoreditch and Hoxton. This investment will go towards the fit out at Building 5 at Plough Yard. Working in partnership with the operator Plexal, who will be managing the Building 5 which is part of the wider Principal Place development, we will provide additional affordable workspace for small businesses and social enterprises, and ensure our town centres and public spaces are used for public good.

- 1.6 Additionally we recommend significant investment of £3.281m across this year and next for the maintenance works at secondary schools in the borough making sure our young people continue to benefit from a well-maintained education estate and protecting the investment made through our award-winning Building Schools for the Future Programme. We are also committed to ensuring our staff have the right ICT equipment as more staff plan to return to the office and will invest a further £106k on additional Chrome devices in preparation for the reopening of staff buildings.
- 1.7 We welcome a further £30k of capital funding from Thames Water to fund the refurbishments at Friends Bridge to continue our investments in our green spaces and an important contribution given recent challenges. In addition, we also welcome £346k of capital investment from the Mayor of London's Good Growth fund to improve air quality and an active travel scheme in South Hackney. We continue to ensure our highways are well and sustainably lit, and meet our pledge to replace all our street-lights with energy-saving with £1.250m worth of investment in LED Lighting on our roads and highways. We are bringing forward £200k to continue improving the maintenance of our bridges; £280k to upgrade the drainage to improve safety and mitigate flooding risk; and a further £195k to plant 1000 park trees - meeting and exceeding our manifesto pledges.
- 1.8 Finally, this report recommends a further £189k capital s106 investment to extend the dockless bicycle scheme using the company Beryl and £156k capital s106 investment to install 24 electrical vehicle fast freestanding charging points to supplement the slow charging units in the borough and provide a quicker charging time to users. We will convert 48 parking spaces into electrical vehicle charging points to facilitate the uptake of electrical vehicles by residents and a further £8k will be spent to continue the highway works to support our sustainability and green infrastructure. £400k is also proposed to deliver a programme of affordable and inclusive workspace in the south of the borough and to support our sustainability and green infrastructure.
- 1.9 We commend this report to Cabinet.

2. GROUP DIRECTOR'S INTRODUCTION

- 2.1 This report updates Members on the current position of the Capital Programme and seeks spending and resource approval as required to enable officers to proceed with the delivery of those schemes as set out in section 9 of this report.

3. RECOMMENDATION(S)

3.1 That the schemes for the Chief Executive's Group Directorate as set out in section 9.2 be given approval as follows:

Plough Yard Fit Out: Resource and spend approval of **£60k in 2021/22** is requested to fund the fit out costs to this site.

3.2 That the schemes for Children and Education Group Directorate as set out in section 9.3 be given approval as follows:

Secondary Schools Lifecycle Programme 2021/22: Virement and spend approval of **£2,831k (£2,625k in 2021/22 and £206k in 2022/23)** and resource and spend of approval of **£450k in 2022/23** is requested to fund the continuation of the lifecycle maintenance of secondary school assets.

3.3 That the scheme for Finance and Corporate Resources Group Directorate as set out in section 9.4 be given approval as follows:

ICT Chrome Devices: Spend approval for **£106k in 2021/22** to fund the purchase of additional ICT chrome devices for the Council staff in the Hackney Service Centre.

3.4 That the scheme for Neighbourhood and Housing Group Directorate (Non-HRA) as set out in section 9.5 be given approval as follows:

Kings Hall Leisure Centre: Give spend approval for **£3.1m approved in the 2021/22** capital programme to undertake remedial works to KHLC in order to protect the asset;

Approve **£400k in the capital programme for 2021/22** and give spend approval for the same to undertake an initial phase of surveys as part of the remedial works to inform the development of refurbishment plans for KHLC and de-risk the project;

Approve **£2.25m in the 2021/22** capital programme and give spend approval for the same to appoint a design team to both manage the remedial works programme (including surveys) and develop a design to RIBA Stage 3 (to submit a planning application) for the potential refurbishment of KHLC; and

Note that, given the overall likely cost of a project to refurbish KHLC, the decision will be taken by the Cabinet at a future date.

Friends Bridge Refurbishment Works: Resource and spend approval of **£30k in 2021/22** to fund the refurbishment works to Friends Bridge.

South Central Hackney Air Quality and Active Travel: Resource and spend

approval of **£346k in 2021/22** is requested to improve the air quality and active travel in the South Central of the Borough.

LED Lighting Highway 2021/22: Spend approval of **£1,250k in 2021/22** is requested to continue the upgrade of the highway's street lighting across the entire borough.

Planned Bridge Maintenance 2021/22: Spend approval of **£200k in 2021/22** is requested for the continuation of the 5 year Bridge Maintenance Programme in the borough.

Highways Surface Water Drainage 2021/22: Spend approval of **£280k in 2021/22** is requested to facilitate the delivery of the 2021/22 water drainage programme at various locations across the borough.

Park Trees 2021/22: Spend approval of **£200k in 2021/22** is requested to fund the programme of planting 1,000 trees across parks and open spaces and housing land.

Highways Planned Maintenance 2021/22: Spend approval of **£4,000k in 2021/22** is requested to continue to deliver the 2021/22 Planned Maintenance Highways Programme.

3.5 That the S106 schemes as set out in section 9.6 and summarised below be approved as follows:

S106	2021/22 £'000	2022/23 £'000	Total
Capital	545	200	745
Total S106 Resource & Spend for Approval	545	200	745

3.6 That the s106 scheme summarised below and set out in section 9.7 be noted:

S106	2021/22 £'000	2022/23 £'000	Total
Capital	4	0	4
Total S106 Resource & Spend for Noting	4	0	4

3.7 That the scheme summarised in section 9.8 be noted.

4. REASONS FOR DECISION

4.1 The decisions required are necessary in order that the schemes within the Council's approved Capital programme can be delivered as set out in this report.

4.2 In most cases, resources have already been allocated to the schemes as part of the budget setting exercise but spending approval is required in order for the scheme to proceed. Where however resources have not previously been

allocated, resource approval is requested in this report.

5. DETAILS OF ALTERNATIVE OPTIONS CONSIDERED AND REJECTED

None.

6. BACKGROUND

6.1 Policy Context

The report to recommend the Council Budget and Council Tax for 2021/22 considered by Council on 22 February 2021 sets out the original Capital Plan for 2021/22. Subsequent update reports considered by Cabinet amend the Capital Plan for additional approved schemes and other variations as required.

6.2 Equality Impact Assessment

Equality impact assessments are carried out on individual projects and included in the relevant reports to Cabinet or Procurement Committee, as required. Such details are not repeated in this report.

6.3 Sustainability

As above.

6.4 Consultations

Relevant consultations have been carried out in respect of the projects included within this report, as required. Once again details of such consultations would be included in the relevant detailed reports to Cabinet or Procurement Committee.

6.5 Risk Assessment

The risks associated with the schemes detailed in this report are considered in detail at individual scheme level. Primarily these will relate to the risk of the projects not being delivered on time or to budget. Such risks are however constantly monitored via the regular capital budget monitoring exercise and reported to cabinet within the Overall Financial Position reports. Specific risks outside of these will be recorded on departmental or project based risk registers as appropriate.

7. COMMENTS OF THE GROUP DIRECTOR OF FINANCE AND CORPORATE RESOURCES

7.1 The gross approved Capital Spending Programme for 2021/22 currently totals **£241.930m (£96.330m non-housing and £145.600m housing)**. This starting budget position does not include the slipped budgets from 2020/21. This is funded by discretionary resources (borrowing, capital receipts, capital reserves (mainly Major Repairs Reserve and revenue contributions) and earmarked funding from external sources.

- 7.2 The financial implications arising from the individual recommendations in this report are contained within the main report.
- 7.3 If the recommendations in this report are approved, the revised gross capital spending programme for 2021/22 will total **£248.325m (£102.725m non-housing and £145.600m housing)**.

Current Directorate	Revised Budget Position	July 2021 Cabinet	Updated Budget Position
	£'000	£'000	£'000
Chief Executive's (Non-Housing)	4,838	260	5,098
Adults, Health & Integration	169	0	169
Children & Education	18,126	2,625	20,752
Finance & Corporate Resources	39,985	130	40,115
Neighbourhood & Housing (Non)	33,212	3,379	36,591
Total Non-Housing	96,330	6,394	102,725
Housing	145,600	0	145,600
Total	241,930	6,394	248,325

8. COMMENTS OF THE DIRECTOR OF LEGAL

- 8.1 The Group Director, Finance and Corporate Resources is the officer designated by the Council as having the statutory responsibility set out in section 151 of the Local Government Act 1972. The section 151 officer is responsible for the proper administration of the Council's financial affairs.
- 8.2 In order to fulfil these statutory duties and legislative requirements the Section 151 Officer will:
- (i) Set appropriate financial management standards for the Council which comply with the Council's policies and proper accounting practices, and monitor compliance with them.
 - (ii) Determine the accounting records to be kept by the Council.
 - (iii) Ensure there is an appropriate framework of budgetary management and control.
 - (iv) Monitor performance against the Council's budget and advise upon the corporate financial position.
- 8.3 Under the Council's Constitution, although full Council set the overall Budget it is the Cabinet that is responsible for putting the Council's policies into effect and responsible for most of the Councils' decisions. The Cabinet has to take decisions in line with the Council's overall policies and budget.
- 8.4 The recommendations include requests for spending approvals. The Council's

Financial Procedure Rules (FPR) paragraphs 2.7 and 2.8 cover the capital programme with 2.8 dealing with monitoring and budgetary control arrangement

- 8.5 Paragraph 2.8.1 provides that Cabinet shall exercise control over capital spending and resources and may authorise variations to the Council's Capital Programme provided such variations: (a) are within the available resources (b) are consistent with Council policy.
- 8.6 With regard to recommendation 3.5 and paragraph 9.6 where Cabinet is being invited to approve the allocation of monies from agreements under section 106 of the Town and Country Planning Act 1990, s.106 permits anyone with an interest in land to enter into a planning obligation enforceable by the local planning authority. Planning obligations are private agreements intended to make acceptable developments which would otherwise be unacceptable in planning terms. They may prescribe the nature of the development (for example by requiring that a percentage of the development is for affordable housing), secure a contribution to compensate for the loss or damage created by the development or they may mitigate the development's impact. Local authorities must have regard to Regulation 122 of the Community Infrastructure Levy Regulations 2010. Regulation 122 enshrines in legislation for the first time the legal test that planning obligations must meet. Hackney Council approved the Planning Contributions Supplementary Planning Document on 25 November 2015 under which contributions are secured under S106 agreements. Once completed, S.106 agreements are legally binding contracts. This means that any monies which are the subject of the Agreement can only be expended in accordance with the terms of the Agreement.

9. CAPITAL PROGRAMME 2021/22 AND FUTURE YEARS

- 9.1 This report seeks spending approval for schemes where resources have previously been allocated as part of the budget setting process, as well as additional resource and spending approvals for new schemes where required.

9.2 Chief Executive:

- 9.2.1 **Plough Yard Fit Out (Building 5):** Resource and spend approval of **£60k in 2021/22** is requested to increase the budget and continue to fund the fit out costs to this site. The Council has secured £155k of funding from the NNDR 'Building an Inclusive Knowledge Economy' Strategic Investment Pot project, earmarked for spend on the delivery of affordable workspace in Shoreditch and Hoxton. £60k of the £155k will be spent on a contribution towards the fit-out of Building 5, 4 Plough Yard. This builds upon the allocated £106k of S106 capital funding contribution, which was noted in November 2020 Cabinet, for the fit-out for the unit, and a further £145k fit out investment from the future occupant Plexal. Bringing the overall total funding for this project to £311k.

The fit-out works will be led by project partner and affordable workspace operator Plexal who were selected to manage Building 5 following an application, interview and panel evaluation process. Plexal will cover the initial costs and evidence and invoice the Council for the fit-out works based on evidenced receipts. This funding from the NNDR programme will cover the costs of the

unit's ventilation system. The Council funding will cover works that will remain within the demise of the unit and will remain in the ownership of the Council should the unit operator change in the future for example mechanical and electronic, IT, fire and security systems.

Plexal will deliver key outputs of the Inclusive Economy Strategy and the NNDR 'Inclusive Knowledge Economy' project. This will be embedded within the lease with Plexal. Outputs related to the NNDR programme will include providing free workspace and business support in Building 5, 4 Plough Yard and at their Here East site for IKE programme participants. A key output will also see Plexal deliver an accelerator programme and deskpace for local SMEs, both start-ups and existing, called 'Grown in Hackney', which will have an initial cohort of a minimum five companies targeted at businesses in the wards closest to the Principal Place unit and across a range of sectors. The space will also be used for business support programming and events in the daytime and in the evening, including Hackney Business Network events at no cost to the Council. Workspace rates will be kept affordable and will include access for non Plexal members through day passes.

Building 5, 4 Plough Yard is a new affordable workspace unit secured through a S106 agreement with Principal Place developer Brookfield. The space will see a range of services delivered including discounted affordable workspace and free business support services for local entrepreneurs, freelancers, and Small and medium-sized enterprises (SMEs). The project will address the first and second themes of the Hackney Community Strategy, by ensuring that the local community will benefit from growth through the safeguarding of genuinely affordable workspace and by enabling local businesses to fulfil their potential through the provision of high-quality affordable workspace and business support services. This approval will have no net impact on the capital programme as it will be funded by grant.

9.3 Children and Education:

9.3.1 **Secondary Schools Lifecycle Programme 2021/22:** Virement and spend approval of **£2,831k (£2,625k in 2021/22 and £206k in 2022/23)** and resource and spend of approval of **£450k in 2022/23** is requested to fund the continuation of the lifecycle maintenance of secondary school assets set out in the table below. The lifecycle programme is the borough's cyclical and periodic yearly maintenance programme. The works are prioritised on the basis of the existing condition survey data, supported by rolling site inspections which take place over a 3 year period. The approval is required now so the works can be programmed and procured to meet school holiday planning cycles. The planned works consist of roof works to Haggerston and Stoke Newington. Both schools, which were only refurbished rather than rebuilt under the Building Schools for the Future scheme, have reached the end of their useful lives and require replacement. New boilers will be installed at Stoke Newington school. New LED lighting will be rolled out across all the schools contributing to the sustainability of our estate. As part of our statutory duties the Council needs to keep all building occupants safe and a major part of that is fire protection. New fire doors will be installed to replace existing doors across all the schools. Finally Haggerston will have a new

CCTV upgrade to protect the fabric of the building by identifying acts of vandalism and damage. This capital project supports the Council's 2018-2028 Sustainable Community Strategy Priority 1 'A borough where everyone can enjoy a good quality of life and the whole community can benefit from growth' and Priority 2 'A borough where residents and local businesses fulfil their potential and everyone enjoys the benefits of increased local prosperity and contributes to community life'. This approval will have no net impact as the resources already form part of the capital programme.

No	Schools
1	Stoke Newington
2	Clapton Girls
3	Cardinal Pole
4	Our Ladys School
5	Urswick School
6	Ickburgh
7	Haggerston
8	The Garden
9	Stormont House
10	Thomas Fairchild

9.4 Finance and Corporate Resources Directorate:

9.4.1 **ICT Chrome Devices:** Spend approval for **£106k in 2021/22** to fund the purchase of additional ICT chrome devices for the Council staff in the Hackney Service Centre. As staff plan to return to our office spaces in greater numbers, we need to ensure that we have devices that will meet their needs. 2,500 staff have been provided with home working equipment by using devices previously deployed in our offices. We have made a commitment that they can continue to use this equipment, recognising that most staff will continue to work from home for part of the week even when social distancing measures are relaxed and there remains the potential for further lockdowns and other restrictions in response to further waves of COVID-19. We do not intend to replace all of the equipment that has been removed from our office space as we recognise that this quantum of equipment will not be required. However, we need to replace sufficient numbers of Chrome devices so that we are able to minimally equip our key office buildings in a socially distanced way (typically 1 in 3 devices in our offices compared to the number provided previously). We will also need to invest in additional Chromebooks to replace our 'grab and go' devices and in the 'meet kit' that will be required to support hybrid working. The need for the Chromebook devices and 'meet kit' is still being explored. However, Chromeboxes need to be replaced with some urgency particularly given the difficulties and delays associated with device procurement during a period of worldwide shortage.

This investment supports the Council's 2018-2028 Sustainable Community Strategy in that it will provide Council officers with efficient technology to support delivery of services. It will continue our strategy of deploying modern, secure and flexible technology, that includes enabling guest access to computers where

needed to support partnership working. This contributes to the Council's response to COVID-19, enabling officers to work efficiently from home as well as in the Council's offices. This approval will have no net impact as the resources already form part of the capital programme.

9.5 Neighbourhoods and Housing (Non):

9.5.1 Kings Hall Leisure Centre (KHLC): The Council has long recognised the impact that sport and physical activity can have on the achievement of its priorities and since 2005 has made improvements to both the quality and operation of its sport and leisure facilities.

9.5.2 KHLC is an important component of the borough's overall leisure provision. However, the condition of KHLC continues to deteriorate, with the building in a poor condition, repair costs rising rapidly and the integrity of the building worsening. Recent surveys of the existing structure of the building have identified that repairs are required in the short-term to stabilise the building and allow it to continue to operate safely, ahead of longer-term plans being developed for its refurbishment.

9.5.3 During the repairs it is proposed to appoint a design team to conduct further invasive surveys to provide a better understanding of the condition of the building and also undertake the design development necessary to inform a future decision on a Kings Hall Leisure Centre refurbishment project. Overall, investment is proposed as follows:

- Give spend approval for **£3.1m approved in the 2021/22** capital programme to undertake remedial works to KHLC in order to protect the asset;
- Approve **£400k in the capital programme for 2021/22** to undertake an initial phase of surveys as part of the remedial works to inform the development of refurbishment plans for KHLC and de-risk the project;
- Approve **£2.25m in the 2021/22** capital programme to appoint a design team to both manage the remedial works programme (including surveys) and develop a design to RIBA Stage 3 (to submit a planning application) for the potential refurbishment of KHLC

9.5.4 Friends Bridge Refurbishment Works: Resource and spend approval of **£30k in 2021/22** to fund the refurbishment works to Friends Bridge. The Council has received a capital contribution of £30k from Thames Water to fund part of the refurbishment works to Friends Bridge. This bridge crosses the River Lea taking the Lee Valley Pathway across the Lea, connecting Hackney with Waltham Forest. It spans from Hackney Marshes to the Lea Valley on Thames Water Land. This bridge is also used by National Cycle Network Route 1 and as London's road network continues to experience high levels of congestion with poor air quality on key routes, maintaining this bridge becomes even more important. The refurbishment works were being funded from the Council's Parks

Infrastructure budgets and this contribution will bolster the remaining budget used to maintain and enhance our long established parks and green spaces. This capital spend will create a safer, healthier, more inclusive public space, open space and green space across the borough to make sure that these are accessible, welcoming and pleasant spaces to walk, play, cycle and spend time, including for local families, young people, older and disabled people. We want Hackney to be a greener and environmentally sustainable community which is prepared for the future. This project supports the Council's Community Strategy by meeting the following strategic priorities 1. 'A borough where everyone can enjoy a good quality of life and the whole community can benefit from growth' and Priority 3 'A greener and environmentally sustainable community which is prepared for the future'. This approval will have no net impact on the capital programme as it will be funded by Thames Water.

9.5.5 South Central Hackney Air Quality and Active Travel: Resource and spend approval of **£346k in 2021/22** is requested to improve the air quality and active travel in the South Central of the Borough. The Council has successfully awarded £346k external funding from the Greater London Authority (GLA) Good Growth Fund to deliver improvements in air quality. A series of improvements to Broadway Market and surrounding areas, with an ultimate vision of reducing vehicular through-traffic and increasing cycling. The Project would focus on 4 different project areas set out below:

- Broadway Market
- London Fields West
- London Fields Station/Triangle Road
- Mare Street South

This capital investment will build on previous projects such as the London Fields Low Traffic Neighbourhood (LTN), Triangle Road closure and the Bus Gate at the Cat & Mutton Bridge between Wharf Place and Andrews Road, whereby this section of the road is prohibited to motorised traffic except local busses, refuse and emergency services, enforced by cameras. The planned works will consist of removing car parking and reallocating this space to more green and active travel uses, including parklets, cycle parking and charging infrastructure. The Project would look to introduce 'Cargo Bike' Sharing stations usage in the area (bikes for freight and kids transportation) as well as 'Business parklets' instead of parking. A Parklet is a small public pavement extension, usually extending two parking space lengths combining elements such as seating, trees, flowers, shrubs, umbrellas, bike parking or lighting that reflect the unique character and needs of the location. Parklets are intended to provide space for people to sit, relax and enjoy the city around them, providing aesthetic enhancement to the overall streetscape. By not requiring a permanent concrete base, Parklets are a much faster and less expensive way for the City to bring improvements to a neighbourhood.

This project will reduce local traffic flows, eliminate certain rat-runs, improve air quality, encourage cycling and walking, promote a shift to electric vehicles (EV) and enhance the local public realm. This demonstrates the Council's commitment to provide a holistic approach to the area to promote active travel,

improve air quality and support local residents and businesses. The project will also engage with specific stakeholders such as the St. Joseph Hospice to provide sustainable transport solutions. This approval will have no net impact on the capital programme as it will be funded by grant.

9.5.6 LED Lighting Highway 2021/22: Spend approval of **£1,250k in 2021/22** is requested to continue the upgrade of the highway's street lighting across the entire borough. The street lighting upgrade programme is to remove inefficient high energy consuming items. The new lighting will improve the distribution, quality and colour of light, improving visibility and object detection for both motorised and sustainable forms of transportation. The new lighting will also significantly improve the Streetscene for the people that live, work and travel in Hackney. As of 31 March 2021, approximately 69% of the Public Highway lighting stock has been upgraded to LED. This capital investment will continue to upgrade the remaining 31%. The new lighting will improve the distribution, quality and colour of light, improving visibility and object detection for both motorised and sustainable forms of transportation. With the expansion of cycling links across London, the new lighting will also make it safer to cycle on our streets and encourage more people to use this form of transport to reduce car dependency and improve the air quality and general health and wellbeing of our residents. This capital project supports the Council's 2018-2028 Sustainable Community Strategy Priority 3 'A greener and environmentally sustainable community which is prepared for the future'. This approval will have no net impact on the capital programme as the resources already form part of the approved programme.

LED Lighting Highway Programme 2021/22	
Ward	Numbers
Brownswood Ward	99
Casenove Ward	70
Chatham Ward	120
Clissold Ward	70
Dalston Ward	69
De Beauvoir Ward	97
Hackney Central Ward	17
Hackney Downs	128
Wick Ward	72
Haggerston Ward	129
Hoxton Ward	57
Kings Park Ward	9
Leabridge Ward	157
Lordship Ward	77
New River Ward	103
Queensbridge Ward	129
Springfield Ward	121
Stoke Newington Central Ward	109
Victoria Ward	150
Total	1783

9.5.7 Planned Bridge Maintenance 2021/22: Spend approval of **£200k in 2021/22** is requested for the continuation of the 5 year Bridge Maintenance Programme in the borough. This capital resource will significantly help in reducing long-term

maintenance on these structures, which is required to maintain and improve the Streetscene for the people that live, work and travel in Hackney. The works to Lea Bridge Road Bridge includes the removal of corroded and defective steelwork, application of anti corrosion coating to the soffit and parapets, removal of pigeon droppings and Graffiti, and minor brick repairs. The works to Eastway Bridge includes the works to the soffit of the deck extension. The installation of pigeon deterrents, brickwork repairs to the retaining walls, and repair to the jack arch soffits due to leaching. The works to Daubeney Road Footbridge includes concrete repairs to damaged areas including where there is spalling concrete, removal of vegetation and graffiti from the walls and the approach staircases. This capital project supports the Council's 2018-2028 Sustainable Community Strategy Priority 3 'A greener and environmentally sustainable community which is prepared for the future'. This approval will have no net impact on the capital programme as the resources already form part of the approved programme.

Planned Bridge Maintenance Programme 2021/22		
Bridge/ Structure	Location	Description of Works
Daubeney Road footbridge	Footbridge over River Lea Navigation	Concrete repairs to damaged areas including where there is spalling concrete. Removal of Vegetation and graffiti from the wing walls and approach staircases
Lea Bridge Road Bridge	Lea Bridge Road and over the river Lea	Repair / Replacement of movement Joint at the ends of the Carriageway deck
Eastway Bridge	Carries Eastway over the Lea navigation cut	Various repairs Including works to the soffit of deck Extension, Installation of Pigeon Deterrent, repairs to Jack arch soffits due to leaching, and brickwork and joint repairs

9.5.8 **Highways Surface Water Drainage 2021/22:** Spend approval of **£280k in 2021/22** is requested to facilitate the delivery of the 2021/22 water drainage programme at various locations across the borough. This year's programme comprises 40 blocked gullies and 8 steel gullies. In addition to this there is a backlog of approximately 30 gullies to date. This number is anticipated to increase as we progress through the year. This capital resource will enhance the environment and contribute to the green infrastructure of the borough ensuring the area is accessible and welcoming. All sections of the community will benefit from an improved streetscene. Walking and cycling will be more attractive and therefore car use should be reduced leading to a healthier community. A better environment will lead to more people out and about which in turn will lead to an improved economy. Improvements to walking will also assist people with disabilities making travelling around the borough more attractive. Safety improvements will lead to less accidents and less casualties, helping the Council meet our national and local accident reduction targets. This capital project supports the Council's 2018-2028 Sustainable Community Strategy Priority 3 'A greener and environmentally sustainable community which is prepared for the future'. This approval will have no net impact on the capital programme as the resources already form part of the approved programme.

Highways Surface Water Drainage		
Road Name	Location	Ward
Finsbury Park Road	44	Brownswood
Fountayne Road	55	Cazenove
Fountayne Road	70	Cazenove
Lampard Grove	28-30	Cazenove
Albion Road	Opposite 126	Clissold
Church Walk	133	Clissold
Howard Road	OS Thirlmere House	Clissold
Sigdon Road	8	Hackney Central
St Johns Church Road	Outside School	Hackney Central
Brooke Road	LC 31	Hackney Downs
Lee Conservancy Road	7F	Hackney Wick
Brownlow Road	56	Haggerston
Brownlow Road	38	Haggerston
Whiston Road	LC8	Haggerston
Marlborough Avenue	21	Haggerston
Brownlow Road	LCLC11	Haggerston
Marlborough Avenue	Opp 1	Haggerston
Scriven Street	Angrace Court	Haggerston
Chatham Place	Opp LC11	Homerton
Sutton Place	1	Homerton
Dalston Lane	418 The Crown	Homerton
Brooksby Walk	Opp 48	Homerton
Chart Street	LC9	Hoxton West
Britannia Walk	117	Hoxton West
Brunswick Place	Outside Scape	Hoxton West
Brunswick Place	Opp LC3	Hoxton West
Wenlock Street	LC6	Hoxton West
Cherbury Street	1-44	Hoxton West
Corsham Street	43	Hoxton West
Shepherdess Walk	Opp 22	Hoxton West
Wenlock Street	Opp LC5	Hoxton West
Brooksby Walk	58	Kings Park
Durrington Road	35A	Kings Park
Lawley Street	15A	Lea Bridge
Triangle Road	2	London Fields
Mentmore Terrace	1G	London Fields
Duncan Road	Opp LC5	London Fields
Ash Grove	LC1	London Fields
Bocking Street	35	London Fields
Ada Street	Opp 6	London Fields
Arbutus Street	2-4	London Fields
Shrubland Road	37	London Fields
Richmond Road	Lomas Drive middle	London Fields

Queensbridge Road	375, jo Richmond Rd	London Fields
Rookwood Road	1	Springfield
West Bank	Opp 1	Stamford Hill
Nevill Road	97-101	Stoke Newington
Green Lanes	LC71	Woodberry Down
		48 Gullies

9.5.9 **Park Trees 2021/22:** Spend approval of **£200k in 2021/22** is requested to fund the programme of planting 1,000 trees across parks and open spaces and housing land. The Council will meet the demanding targets set out in our climate emergency motion and commit a range of decisive infrastructural changes and improvements to achieve this. This includes increasing street canopy cover in Hackney by 100% through the planting of 5,000 new street trees and 30,000 new trees in Parks and open Spaces by 2022. Due to the extra pressures placed on our Parks and Open Spaces the capital expenditure will ensure that this tree resource is protected and enhanced for future generations. With increased planting planned in line with the authority's aspirations to increase canopy cover as a response to climate emergency. This capital spend will also continue the essential maintenance work on existing trees around the Borough. This includes conservation, treatment of disease, improving the structure, removal of dangerous or defective branches. Since the pandemic and the extra pressures placed on our Parks and Open Spaces the capital expenditure will ensure that this tree resource is protected and enhances the tree resource for the future. The multitude of positive environmental services provided by trees are invaluable to Hackney and enrich the lives of people in the local area. From the sequestration of carbon and the production of oxygen to the trapping of harmful pollutants Hackney's parks trees contribute to the overall air quality experienced by the borough's human population. Their ability to naturalise the urban environment through the provision of food and habitat for wildlife and normalisation of the hydrological cycle contributes to an improved quality of life for the local area. This capital expenditure supports the Council's 2018-2028 Sustainable Community Strategy Priority 3 'A greener and environmentally sustainable community which is prepared for the future'. This approval will have no net impact on the capital programme as the resources already form part of the approved programme.

9.5.10 **Highways Planned Maintenance 2021/22:** Spend approval of **£4,000k in 2021/22** is requested to continue to deliver the 2021/22 Planned Maintenance Highways Programme as set out in the tables below. Hackney's highway asset network has been gradually deteriorating over the years and in order to stem this decline, it is essential that the highway network is adequately maintained and accorded sufficient priority for funding. A well-maintained network is essential to provide an acceptable level of service and ensure maximum benefit is obtained from the existing highway infrastructure and in particular cyclists and pedestrians. This capital expenditure will also assist in reducing highway-related insurance claims, reduce the costs associated with reactive maintenance works and as stated above, significantly improve the street scene for the people that live, work and travel in Hackney. It is also important to recognise that additional trees (borough-wide 5000 trees, separate programme) will be planted during

each of the footway upgrade schemes to ensure that no abortive works are completed in the future and therefore keep costs to a minimum. This capital resource will enhance the environment and contribute to the green infrastructure of the borough ensuring the area is accessible and welcoming with pleasant spaces to walk, play and cycle with managed flow of traffic. This capital project links in with the Council's 2018-2028 Sustainable Community Strategy Priority 3 'A greener and environmentally sustainable community which is prepared for the future' and Priority 4 'An open, cohesive, safer and supportive community'. This approval will have no net impact as the resources already form part of the capital programme.

Minor Footway schemes	
Road	Location
Bradstock Road	Between the junction of Cassland Road and Gascoyne Road.
Reading Lane	Opposite Hackney Grove
Harrowgate Road	From the junction of Gascoyne Road to house number 35
Chart Street	Various small sections
Queensbridge Road	From the junction of Lenthall Road to outside number 282AB
Paragon Road	Between house number 60 and house number 54
Belsham Passage	The whole passage
Major Footway Scheme	
Road	Location
Southborough Road	Whole Road
Southgate Road	Between Englefield Road and Balls Pond Road
Tryon Crescent	Whole road (parameter)
King Edwards Road	Between Clermont Road and Tryon crescent - to be competed with Tryon Crescent
Manor Road	Entire length of footway outside Manor Road Housing Estate
Malvern Road	Various sections
Chatsworth Road	Between Fletching Road and Lea Bridge road - park side only
Cranwich Road	From house number 9 to the junction of Denver Road.
Mapledene Road	From the junction of Malvern Road to the junction of Queensbridge Road
Fremont Street	From new ASP slabs at junction with King Edwards Road to the junction of Warneford Street
Warneford Street	Whole road
Major Carriageway Scheme	
Road	Location

Homerton Row	Between Wardle Street and "Gate 1 Entrance"
Rendlesham Road	Between Ottaway Street and house number 65
Lordship Road	From St Kildas Road to Queen Elizabeth's Walk
Grayling Road	Between Bouverie Road and Yoakley Road
Hertford Road	From the junction of Downham Road to outside "Reliance Wharf"
Lordship Park	From Manor Road/Lordship Road junction to house number 88
Lordship Park	From house number 88 to house number 56
Shacklewell Lane	From no.27 Gateway Mews to the A10
Sheep Lane	From outside "Norris Steam" to Andrews Road
Stoke Newington Church Street	From number 89 to number 111AB
Welshpool Street	Whole road
Spurstowe Terrace	From Dalston Lane to Marcon Place
Glyn Road	From Overbury Street to Rushmore Road
Drysdale Street	Whole road
Lee Conservancy Road	From the junction of Eastway to outside House No.23. Surface cracking/crazing. Severe deterioration of surface course. Undulations/rutting.
Ponsford Street	East side. Runs beneath the network rail bridge. Surface cracking. Subsidence.

9.6 S106 Capital Approvals:

9.6.1 Capital Resource and Spend approval is requested for **£745k (£545k in 2021/22 and £200k in 2022/23)** of s106 capital funding to be financed by S106 contributions. The works to be carried out are in accordance with the terms of the appropriate S106 agreements.

Planning Site No.	Project Description	Agreement Development Site	2021/22 £'000	2022/23 £'000	Total
2011/0261	Dockless Bikes	Rosemary works/Branch Place N1 5PH	26	0	26
2011/0314		1A Retreat Place E9 6RH	4	0	4
2013/2042 & 2015/2577		51 -57 Kingsland High Street London E8 2JS	20	0	20
2008/0622 & 2011/2876		357-359 Kingsland Road E8 4DR	31	0	31
2015/0877		5-29 Sun street, 1-17 Crown Place, 8-16 Earl St. London EC2M 2PS	107	0	107
2017/0596	EV Buildout - Go Ultra Low City Scheme	183-187 Shoreditch High Street, bounded by Holywell Lane, New Inn Yard, and rail viaduct, London, E1 6HU	75	0	75

2011/0408		Shacklewell Road 10	1	0	1
2011/2209		7- 19 Amhurst Road London E8 1LL	2	0	2
2012/1517		15-25 New North Road N1 6JB	21	0	21
2014/3111		Block 5, WoodMill London E5 9BQ	8	0	8
2015/3811		92-94 Stamford Hill London N16 6XS	50	0	50
2014/2819	South Hackney Affordable Workspace	1A&1C Shepherdess Walk N1 7QE	162	0	162
2015/2643		32-34 Wharf Road, London N1 7EG	38	200	238
Total Capital S106 for Approval			545	200	745

9.7 S106 Capital For Noting:

- 9.7.1 The s106/CIL board meeting dated 9 December 2020 considered the following bid for resource and spend approval. As a result **£8k in 2021/22** of s106 capital funding will be spent in accordance with the terms of the appropriate s106 agreements.

Planning Site No.	Project Description	Agreement Development Site	2021/22 £'000	2022/23 £'000	Total
2016/0777	Highway Wks Tariro House	Tariro House 40 Newington Green London, N16 9PR	8	0	8
Total Capital S106 for Noting			8	0	8

9.8 For Noting:

- 9.8.1 The delegated powers report dated 18 February 2021 gave resource and spend approval to enable Council officers to proceed with the delivery of the Corporate Estate Rationalisation Programme and replace the life expired infrastructure within the Hackney Service Centre (HSC) Council Staff Building. As a result **£130k in 2021/22** was approved to spend on this project. The planned works consist of refurbishing the infrastructure and cabinets within the touchdown areas of the HSC building. These are the need to repair or replace elements of the fixed furniture and the need to replace the hot and cold water source as the existing ZIP taps are now life-expired. A survey conducted in the HSC building concludes that all seventeen touchdown points within the HSC building have sustained damage either to carcasses, doors, plinths and/or hinges with most of the damage caused by water. As all taps and sinks were installed some eight to nine years ago and have been in use throughout this time, wear and tear also played a major part. This project will allow for Zip taps to be installed in each tea point. Zip taps are recommended over the more conventional combination of hot and cold taps and separate kettles. A comparison of these solutions has been undertaken and Zip taps considered the best value solution, where the value is defined as comprising cost to the Council, efficiency in use and environmental sustainability. The HSC building is currently in partial lockdown due to the current Covid-19 pandemic with a skeleton staff in the building. It is therefore recommended that these works progress as soon as possible to ensure that

works are completed in time for re-occupation when the lockdown is lifted. This capital project supports the Council's 2018-2028 Sustainable Community Strategy Priority 3 'A greener and environmentally sustainable community which is prepared for the future'. This approval will have no net impact on the capital programme as it will be funded by discretionary resources held by the authority.

APPENDICES

None.

BACKGROUND PAPERS

In accordance with The Local Authorities (Executive Arrangements) (Meetings and Access to Information) England Regulations 2012 publication of Background Papers used in the preparation of reports is required.

None.

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