



New Local Plan Review – Publication Policies Policy Formulation Report – October 2022 Infrastructure and Planning Contributions



THE ROYAL BOROUGH OF
KENSINGTON
AND CHELSEA

Contents

1.	Introduction	3
1.1	New Local Plan Review	3
1.2	Existing Local Plan	3
2.	Legislation, policy and guidance context	4
3.	Evidence base.....	15
3.1	Infrastructure Delivery Plan	15
3.2	Planning obligations	16
4.	Options, consultation and Integrated Impact Assessment (IIA)	17
5.	Publication Policies	19
5.2	Proposals Map.....	19
5.3	Duty to Cooperate and Strategic Issues	19
	Appendix 1 How the NLPR relates to the IDP	21

1. INTRODUCTION

1.1 NEW LOCAL PLAN REVIEW

- 1.1.1 The Council is undertaking New Local Plan Review (NLPR) to ensure we have an up-to-date and fit-for-purpose Local Plan to guide the development of the Borough and reflect our values.
- 1.1.2 The purpose of this Policy Formulation Report (PFR) is to explain how Chapter11: Infrastructure and Planning Contributions of the Publication Policies document has been developed to a level of detail which cannot be included in that document itself.
- 1.1.3 The primary policy this relates to is IP1 Infrastructure and Planning Contributions, but the topic also provides an overarching basis for other parts of NLPR.

1.2 EXISTING LOCAL PLAN

- 1.2.1 Policy IP1 of the NLPR primarily relates to the following chapter and policy of the existing Local Plan:

Chapter 17: Policies and Actions

Policy C1: Infrastructure Delivery and Planning Contributions

- 1.2.2 This topic of the New Local Plan Review relates primarily to the following chapter and policies of the existing Local Plan:

- Policy C1: Infrastructure Delivery and Planning Contributions

2. LEGISLATION, POLICY AND GUIDANCE CONTEXT

NATIONAL

THE TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED)

- 2.1.1 Section 106 of the Town and Country Planning Act 1990 (as amended) sets out the legal basis for S106 agreements:

Any person interested in land... may, by agreement or otherwise, enter into an obligation...

- (a) restricting the development of use of the land in any specified way;*
- (b) requiring specified operations or activities to be carried out in, on, under or over the land;*
- (c) requiring the land to be used in any specified way; or*
- (d) requiring a sum or sums to be paid to the authority... on a specified date or dates periodically.*

Section 106 of the Town and Country Planning Act 1990

CIL REGULATIONS 2010 (AS AMENDED)

- 2.1.2 Regulation 122 of the CIL Regulations 2010 (as amended) sets out the S106 'tests'¹ which state that a planning obligation may only constitute a reason for granting planning permission for the development if the obligation is:

- (a) necessary to make the development acceptable in planning terms;*
- (b) directly related to the development; and*
- (c) fairly and reasonably related in scale and kind to the development*

CIL Regulations 2010 (as amended), Regulation 122

NATIONAL PLANNING POLICY FRAMEWORK

- 2.1.3 Infrastructure and Planning Obligations is a key theme running throughout the NPPF.
- 2.1.4 The NPPF states that the “*identifying and coordinating the provision of infrastructure*” is part of the “*economic objective*” of planning² and that “*Planning policies should seek to address potential barriers to investment, such as inadequate*

¹ Replicated exactly in the NPPF paragraph 204, NPPG Planning Obligations paragraph 001

² NPPF paragraph 8, bullet point a)

infrastructure...”³. The key parts in respect infrastructure and planning contributions are:

Plan-making

Plans should:

c) be shaped by early, proportionate and effective engagement between plan-makers and communities, local organisations, businesses, infrastructure providers and operators and statutory consultees;

NPPF Paragraph 16, bullet c)

Strategic policies

Strategic policies should...make sufficient provision for:

a) housing (including affordable housing), employment, retail, leisure and other commercial development;

b) infrastructure for transport, telecommunications, security, waste management, water supply, wastewater, flood risk and coastal change management, and the provisions of minerals and energy (including heat);

c) community facilities (such as health, education and cultural infrastructure); and

d) conservation and enhancement of the natural, built and historic environment, including landscapes and green infrastructure, and planning measures to address climate change mitigation and adaptation.

(Paragraph 20)

Development contributions

34. Plans should set out the contributions expected from development. This should include setting out the levels and types of affordable housing provision required, along with other infrastructure (such as that needed for education, health, transport, flood and water management, green and digital infrastructure). Such policies should not undermine the deliverability of the plan.

NPPF paragraph 34

Planning conditions and planning obligations

55. Local planning authorities should consider whether otherwise unacceptable development could be made acceptable through the use of conditions or planning obligations. Planning obligations should only be used where it is not

³ NPPF paragraph 82, bullet point c)

possible to address unacceptable impacts through a planning condition.

...

58. Where up-to-date policies have set out the contributions expected from development, planning applications that comply with them should be assumed to be viable. It is up to the applicant to demonstrate whether particular circumstances justify the need for a viability assessment at the application stage. The weight to be given to a viability assessment is a matter for the decision maker, having regard to all the circumstances in the case, including whether the plan and the viability evidence underpinning it is up to date, and any change in site circumstances since the plan was brought into force. All viability assessments, including any undertaken at the plan-making stage, should reflect the recommended approach in national planning guidance, including standardised inputs, and should be made publicly available.

NPPF paragraphs 55 and 58

NATIONAL PLANNING PRACTICE GUIDANCE

- 2.1.5 The NPPG on Plan Making states that “*the development plan is at the heart of the planning system*” and “*plans set out a vision and a framework for future development in the area, addressing needs and opportunities in relation to housing, the economy, community facilities and infrastructure*”⁴.
- 2.1.6 The NPPG on Plan Making provides guidance regarding infrastructure planning, it states:

A plan is an opportunity for the strategic policy-making authority to set out a positive vision for the area, but the plan should also be realistic about what can be achieved and when. This means paying careful attention to providing an adequate supply of land, identifying what infrastructure is required and how it can be funded and brought forward.

At an early stage in the plan-making process strategic policy-making authorities will need to work alongside infrastructure providers, service delivery organisations, other strategic bodies such as Local Enterprise Partnerships, developers, landowners and site promoters. A collaborative approach is expected to be taken to identifying infrastructure deficits and requirements, and opportunities for addressing them. In doing so they will need to:

- *assess the quality and capacity of infrastructure, and its ability to meet forecast demands. Where deficiencies are identified, policies should set out how those deficiencies will be addressed; and*
- *take account of the need for strategic infrastructure, including nationally significant infrastructure, within their areas.*

The government recommends that when preparing a plan strategic policy-

⁴ [NPPF on Plan Making paragraph 001](#)

making authorities use available evidence of infrastructure requirements to prepare an Infrastructure Funding Statement. This should set out the anticipated funding from developer contributions, and the choices local authorities have made about how these contributions will be used. At examination this can be used to demonstrate the delivery of infrastructure throughout the plan-period.

Authorities will also need to ensure that policies setting out contributions expected from development do not undermine delivery of the plan. Plan viability assessment should be carried out in accordance with guidance.

Where plans are looking to plan for longer term growth through new settlements, or significant extensions to existing villages and towns, it is recognised that there may not be certainty and/or the funding secured for necessary strategic infrastructure at the time the plan is produced. In these circumstances strategic policy-making authorities will be expected to demonstrate that there is a reasonable prospect that the proposals can be developed within the timescales envisaged.

Paragraph: 059 Reference ID: 61-059-20190315

- 2.1.7 The Government considers that *“there is still a legitimate role for development-specific planning obligations, even where the levy is charged, to enable a local planning authority to be confident that the specific consequences of a particular development can be mitigated”*⁵.
- 2.1.8 Planning obligations are intended to *“assist in mitigating the impact of unacceptable development to make it acceptable in planning terms”*⁶.
- 2.1.9 NPPG makes clear that *“Policies for seeking planning obligations should be set out in a Local Plan”*⁷. Paragraph 004 of the NPPG on Planning obligations states

Where should policy on seeking planning obligations be set out?

Policies for planning obligations should be set out in plans and examined in public. Policy requirements should be clear so that they can be accurately accounted for in the price paid for land.

Such policies should be informed by evidence of infrastructure and affordable housing need, and a proportionate assessment of viability. This evidence of need can be standardised or formulaic (for example regional cost multipliers for providing school places. See the guidance from the Department for Education on ‘Securing developer contributions for education’. However, plan makers should consider how needs and viability may differ between site typologies and may choose to set different policy requirements for different sites or types of development in their plans.

⁵ NPPG CIL paragraph 167

⁶ NPPG on Planning Obligations paragraph 002

⁷ NPPG on Planning Obligations paragraph 004

It is not appropriate for plan-makers to set out new formulaic approaches to planning obligations in supplementary planning documents or supporting evidence base documents, as these would not be subject to examination. Whilst standardised or formulaic evidence may have informed the identification of needs and costs and the setting of plan policies, the decision maker must still ensure that each planning obligation sought meets the statutory tests set out in regulation 122. This means that if a formulaic approach to developer contributions is adopted, the levy can be used to address the cumulative impact of infrastructure in an area, while planning obligations will be appropriate for funding a project that is directly related to that specific development.

Planning obligations assist in mitigating the impact of development which benefits local communities and supports the provision of local infrastructure. Local communities should be involved in the setting of policies for contributions expected from development.

NPPG on Planning Obligations, paragraph 004 Reference ID: 23b-004-20190901

REGIONAL

THE LONDON PLAN 2021

2.1.10 The London Plan provides a number of relevant Policies related to infrastructure. These are contained in the following London Plan chapters

- Chapter 3 Design
- Chapter 5 Social Infrastructure
- Chapter 6 Economy
- Chapter 8 Green Infrastructure and Natural Environment
- Chapter 9 Sustainable Infrastructure
- Chapter 10 Transport

2.1.11 Policy D2 of the London Plan is of particular relevant to infrastructure:

Policy D2 Infrastructure requirements for sustainable densities

A The density of development proposals should:

1) consider, and be linked to, the provision of future planned levels of infrastructure rather than existing levels

2) be proportionate to the site's connectivity and accessibility by walking, cycling, and public transport to jobs and services (including both PTAL and access to local services)²⁶.

B Where there is currently insufficient capacity of existing infrastructure to support proposed densities (including the impact of cumulative development), boroughs should work with applicants and infrastructure providers to ensure that sufficient capacity will exist at the appropriate time. This may mean that if the development is contingent on the provision of new infrastructure, including

public transport services, it will be appropriate that the development is phased accordingly.

C When a proposed development is acceptable in terms of use, scale and massing, given the surrounding built form, uses and character, but it exceeds the capacity identified in a site allocation or the site is not allocated, and the borough considers the planned infrastructure capacity will be exceeded, additional infrastructure proportionate to the development should be delivered through the development. This will be identified through an infrastructure assessment during the planning application process, which will have regard to the local infrastructure delivery plan or programme, and the CIL contribution that the development will make. Where additional required infrastructure cannot be delivered, the scale of the development should be reconsidered to reflect the capacity of current or future planned supporting infrastructure.

Footnote 26 PTAL and Time Mapping (TIM) catchment analysis is available on TfL's WebCAT webpage. TIM provides data showing access to employment, town centres, health services, and educational establishments as well as displaying the population catchment for a given point in London (see Public Transport Access Levels (PTALs) in Glossary for more information on WebCAT and Time Mapping)

2.1.12 On planning obligations, London Plan Policy DF1 is relevant:

Policy DF1 Delivery of the Plan and Planning Obligations

A Applicants should take account of Development Plan policies when developing proposals and acquiring land. Development proposals should provide the infrastructure and meet the other relevant policy requirements necessary to ensure that they are sustainable and to support delivery of the Plan. Where relevant policies in local Development Plan Documents are up to date, it is expected that viability testing should normally only be undertaken on a site-specific basis where there are clear circumstances creating barriers to delivery.

B Where relevant policies in local Development Plan Documents are up to date, if an applicant wishes to make the case that viability should be considered on a site-specific basis, they should provide clear evidence of the specific issues that would prevent delivery, in line with relevant Development Plan policy, prior to submission of an application.

C Where it is accepted that viability of a specific site should be considered as part of an application, the borough should determine the weight to be given to a viability assessment alongside other material considerations, ensuring that developments remain acceptable in planning terms. Viability assessments should be tested rigorously and undertaken in line with the Mayor's Affordable Housing and Viability SPG.

D When setting policies seeking planning obligations in local Development Plan Documents and in situations where it has been demonstrated that planning

obligations cannot viably be supported by a specific development, applicants and decision-makers should firstly apply priority to affordable housing and necessary public transport improvements, and following this:

- 1) recognise the role large sites can play in delivering necessary health and education infrastructure; and*
- 2) recognise the importance of affordable workspace, and culture and leisure facilities in delivering good growth.*

E Boroughs are also encouraged to take account of the infrastructure prioritisation in Part D in developing their Community Infrastructure Levy Charging Schedule and determining the infrastructure that will be funded through borough CIL.

London Plan Policy DF1

LOCAL

EXISTING LOCAL PLAN POLICY

- 2.1.13 Chapter 17 'Policies and Actions' of the existing Local Plan introduces 'Infrastructure and Planning Obligations (s106)' and the existing policy as follows:

Policy C1 Infrastructure Delivery and Planning Contributions

Infrastructure Requirements and Delivery

New development will be coordinated with the provision of appropriate infrastructure to support the development. The Council will require that there is adequate infrastructure to serve developments, through the use of planning contributions, working with infrastructure providers and stakeholders to identify requirements.

In determining applications for planning permission, the Council will take into consideration the nature, scale and location of the proposed development. Where development generates a need either because of its individual or cumulative impact, compensatory or mitigatory measures will be sought to secure the necessary infrastructure, or improvements to the proposals submitted to enable the development to proceed, in accordance with advice in national guidance.

Planning Contributions

Community Infrastructure Levy will be applied in accordance with the Regulations and planning obligations will be negotiated on a case by case basis in accordance with current legislation, national policy and guidance.

In determining what planning obligations would make development acceptable in planning terms, account will be taken of the proposed development, individual characteristics of the site, the infrastructure needs of the site and the surrounding area, and the London Plan. Proposals that form part of potentially wider sites will be assessed in terms of the capacity of the site as a

whole. The viability of the development will also be taken into account. Where the development is unable to deliver all the policy requirements for reasons of viability or where enabling development is necessary to bring development forward, a viability study will be required to accompany the planning application. S106 contributions will be reviewed in the context of this viability study. The applicant will fund the independent assessment of the viability study, or other technical studies requiring independent assessment, prior to the application being determined.

2.1.14 Chapter 17, paragraph 17.2.6 of the existing Local Plan also suggests measures which may be suitable for planning obligations, including:

1. Environmental improvements - to buildings, the street (including townscape enhancements), improvements for inclusive design, utility provision, nature conservation and biodiversity measures, flooding and drainage and mitigating the effects of a development proposal
2. Economic initiatives - securing jobs for local residents, apprenticeships, work placements, community based initiatives, employment training schemes, the provision of small business units and support for local procurement initiatives
3. Provision of affordable housing - including an appropriate mix of residential units
4. Provision of community, social and health facilities - including welfare, childcare, information and advisory centres, social service uses and facilities, education facilities including nurseries, health facilities including primary health care facilities and specialist functions linked to the health service and dentists, libraries and associated facilities, police and fire services infrastructure, affordable premises for voluntary and community organisations and churches and other religious facilities
5. Provision of transportation facilities – including facilities for walking and cycling, inclusive public transport and highway improvements to cater for the impact of the development and impact of the construction of development in relation to traffic, air quality and noise on the amenity of residents, and towards Crossrail where development within the Central Activities Zone (CAZ) or in other circumstances, would require this as a result of London Plan Supplementary Planning Guidance (SPG), and permit-free development
6. Conservation of buildings of architectural or historic interest and other conservation projects such as archaeological investigation
7. Sports, leisure, recreational and visitor facilities
8. Green infrastructure improvements – to the network of multi-functional open spaces in the borough including the creation of new public open space,

improvements to existing open space, and securing public access to private open space

9. Cultural facilities – securing the provision of arts, cultural and entertainment facilities, cultural place making such as new works of art or performing arts space in

association with development proposals

10. Play facilities – providing play provision through publicly accessible play space and facilities in new residential developments

11. Energy efficiency and renewable energy

12. Utility infrastructure requirements – including water, foul drainage and sewage treatment, and energy utilities

13. Waste management and recycling to mitigate the impact of the development

14. Land charges, legal, project management, monitoring and implementation costs, and management and maintenance costs on completion

PLANNING CONTRIBUTIONS SUPPLEMENTARY PLANNING DOCUMENT (SPD)

- 2.1.15 The Council adopted a Planning Contributions Supplementary Planning Document (SPD) and Calculator⁸ in September 2019 to provide further guidance on the adopted Local Plan policies. The SPD sets out the range of ‘categories’ of infrastructure for which S106s will be sought.

CIL CHARGING SCHEDULE

- 2.1.16 The Council’s Community Infrastructure Levy (CIL) Charging Schedule came into effect on 6 April 2015. The full details and information on how CIL works is set out on the Council’s dedicated CIL webpage⁹ and will not be duplicated here but
- 2.1.17 Alongside the CIL charging schedule, the Council adopted the CIL R123 List. This set out what infrastructure is to be funded by CIL and what is to be funded by s106. The requirement for a R123 list was removed when CIL regulations were amended in September 2019. However the NPPG on Community Infrastructure Levy, paragraph 017, notes that “*Authorities may have existing ‘regulation 123 lists’ dating from before the Community Infrastructure Levy regulations were amended in September 2019. These lists remain useful as important evidence to inform plan making and the preparation of charging schedules. By no later than 31 December 2020, authorities will replace these lists with infrastructure funding statements.*”

⁸ www.rbkc.gov.uk/planning-and-building-control/planning-policy/section-106

⁹ www.rbkc.gov.uk/cil

2.1.18 The Council prepares an annual Infrastructure Funding Statement¹⁰ which includes:

Decisions on how planning contributions will be directed are made as part of the Council's annual capital budget setting process which will be approved in March 2022. The Council has established the following spend priorities which were agreed by the Leadership Team in November 2020 as part of agreeing the Council's s106 and CIL governance processes⁵.

- Affordable Housing (S106)
- Education (BCIL)
- Community Facilities (i.e. Health, Libraries, Sport & Leisure Facilities, Cultural Facilities) (BCIL)
- Natural Resource Management (i.e. air quality, waste, biodiversity, Energy) (BCIL)
- Public Realm (i.e. Parks & Open Spaces, Streetscape, Community Safety) (BCIL)
- Transport (i.e. highways and traffic works, public transport) (BCIL)
- Employment & Training

Infrastructure projects or types of infrastructure fall within the above categories will be, or may be, wholly or partly funded by CIL (other than CIL to which regulation 59E or 59F applies) or Section 106 (as indicated).

NEIGHBOURHOOD PLANS

2.1.19 Where a neighbourhood plan has been made, communities must be consulted on how to spend 25% (rather than the standard 15%) of levy revenues arising from the development that takes place in their area. The Council and communities must consider how this Neighbourhood CIL funding can be used to deliver the infrastructure identified in the neighbourhood plan required to address the demands of development.

2.1.20 There are two neighbourhood areas. The Norland Neighbourhood Plan¹¹ was made in March 2014 and the St Quintin and Woodlands Neighbourhood Plan¹² passed referendum in February 2016. Both neighbourhood plans contain infrastructure items which can be funded through Neighbourhood CIL.

SUMMARY

Date	Document	Organisation
May 1990	Town and Country Planning Act 1990 (as amended)	HM Government

¹⁰ <https://www.rbkc.gov.uk/planning-and-building-control/planning-applications/community-infrastructure-levy-cil>

¹¹ <https://www.rbkc.gov.uk/planning-and-building-control/neighbourhood-planning/norland-neighbourhood-plan>

¹² <https://www.rbkc.gov.uk/planning-and-building-control/neighbourhood-planning/st-quintin-and-woodlands>

Date	Document	Organisation
Apr 2010	The Community Infrastructure Levy Regulations 2010 (as amended)	HM Government
July 2021	National Planning Policy Framework (NPPF)	MHCLG/ DCLG / DLUHC
Oct 2021	National Planning Practice Guidance (NPPG): Plan-making	DCLG / DLUHC
Sept 2019	National Planning Practice Guidance (NPPG): Planning Obligations (as amended)	DCLG / DLUHC
Apr 2022	National Planning Practice Guidance (NPPG): CIL (as amended)	DCLG / DLUHC
Mar 2021	The London Plan	Mayor of London
Sept 2019	RBKC Planning Contributions Supplementary Planning Guidance (SPG)	RBKC
Annual	RBKC Annual Infrastructure Funding Statement	RBKC
Apr 2015	RBKC Borough CIL Charging Schedule	RBKC

3. EVIDENCE BASE

3.1 LOCAL INFRASTRUCTURE DELIVERY PLAN

- 3.1.1 The Local Infrastructure Delivery Plan (October 2022) provides the evidence base for the New Local Plan Review Infrastructure and Planning Contributions Chapter. The IDP is to be regularly updated and includes the Infrastructure Schedule. The update is an ongoing process and the infrastructure schedule will be refined, if necessary, for the submission of the NLPR.
- 3.1.2 The IDP represents a method of planning investment as it identifies infrastructure in one document which the Borough will need or wishes to see in place over the life of the NLPR. The document sets out infrastructure required to support growth in the Borough and identifies projects CIL or s106 monies can help deliver.
- 3.1.3 The IDP includes not only includes Council provided services and facilities but also those for which other public, private and voluntary sectors are responsible, for example the NHS.
- 3.1.4 The IDP is based on various updated strategies from infrastructure providers, conversation with infrastructure providers and direct updates provided by them. The IDP uses the following 'categories' of infrastructure to align with the NLPR:
- Green Blue Infrastructure
 - Social Infrastructure
 - Streets and Transport
 - Utilities
- 3.1.5 The update has been, and will continue to be, undertaken on an ongoing basis by engaging a range of infrastructure providers within the Borough. It sets out the key infrastructure requirements in the Borough that are necessary to support the delivery of the NLPR. This includes infrastructure associated with Opportunity Areas and Site Allocations. For each project, the Schedule sets out:
- **IDP reference** – a reference for the infrastructure item to allow for deliver monitoring and updates.
 - **Service** – The Council service are the infrastructure item falls within
 - **Where** – The location at which the infrastructure is needed
 - **What** – Name of the piece of infrastructure
 - **Why** – Why it is needed, what leads to it being required, e.g. population increase
 - **Specific requirements** – details of what is needed
 - **Lead delivery organisation/management organisation** – together these provide information of who will lead on delivering and manage the infrastructure
 - **Cost** – This is provided where it is known. In some cases the cost is to be confirmed and will be updated on an on-going basis
 - **When** – the time scale that the new infrastructure is required
 - **Sources of funding** – This details where the funding will come from, either

CIL, s10, direct developer delivery or other funding sources where known. This assists to identify funding gaps that need to be addressed

- **Policy reference** – the Local Plan policy to which this item relates to. In some cases there will be more than one policy and other cases there may be no specific policy reference

3.1.6 The resultant IDP Schedule replaces the existing Infrastructure Schedule in the adopted Local Plan and will sit separately to allow for regular updating. The most recently updated Schedule is available in the Local Infrastructure Delivery Plan (October 2022) and has not been replicated here for brevity.

3.1.7 Appended to this Policy Formulation report is a table which shows the infrastructure and planning obligation requirements of policies in the NLPR and where applicable relates the relevant policies to items in the Local IPD Infrastructure Schedule.

3.2 PLANNING OBLIGATIONS

3.2.1 The Council produces an annual Infrastructure Funding Statement (IFS) which provides a summary of the financial and non-financial developer contributions relating to Section 106 Legal Agreements (S106) and the Community Infrastructure Levy (CIL) within the Borough for the reporting year. The IFS is available at <https://www.rbkc.gov.uk/planning-and-building-control/planning-applications/community-infrastructure-levy-cil> .

3.2.2 CIL and s106 are important mechanisms for securing and delivering infrastructure required in the Borough. Therefore the existing approach of seeking planning obligations/contributions is continued in the NLPR.

SUMMARY

Date	Document	Organisation
Oct 2022	Local Infrastructure Delivery Plan	RBKC
Annual	Infrastructure Funding Statement	RBKC

4. OPTIONS, CONSULTATION AND INTEGRATED IMPACT ASSESSMENT (IIA)

4.1.1 Alternative options were consulted on as part of the Borough Issues (September 2020) and Issues and Options (July 2021) consultation documents. The Consultation Schedules and Consultation Summaries for these are set out in the Consultation Statement published alongside the Regulation 19 Publication Policies (September 2022) consultation document. Consultation responses have been reviewed and used to inform the development of, and modification to, the draft NLPR Policies.

4.1.2 A breakdown of the public consultations undertaken by RBKC to inform the production of the NLPR is set out in the table below.

Public Consultation	Timeframe
Borough Issues Consultation	29 September – 10 November 2020
Issues and Options Consultation	26 July – 4 October 2021
Regulation 18 Draft Policies	9 February – 23 March 2022
Regulation 19 Publication	October 2022

Figure 4.1: RBKC NLPR Consultation Timeline.

4.1.3 There are no options for overarching Policy IP1, however there are options for infrastructure provision and planning contributions contained within a number of policies in NLPR. These have been set out in each of the relevant PFRs.

4.1.4 In preparing the proposed policy the Council has considered the ‘tests of soundness’ which are set out in the NPPF:

- **Positively prepared** – providing a strategy which, as a minimum, seeks to meet the area’s objectively assessed needs²¹; and is informed by agreements with other authorities, so that unmet need from neighbouring areas is accommodated where it is practical to do so and is consistent with achieving sustainable development;
- **Justified** – an appropriate strategy, taking into account the reasonable alternative, and based on proportionate evidence;
- **Effective** – deliverable over the plan period, and based on effective joint working on cross-boundary strategic matters that have been dealt with rather than deferred, as evidenced by the statement of common ground; and
- **Consistent with national policy** – enabling the delivery of sustainable

development in accordance with the policies in this Framework and other statements of national planning policy, where relevant.

²¹ Where this relates to housing, such needs should be assessed using a clear and justified method, as set out in paragraph 61 of this Framework.

4.1.5 This policy was drafted for the Regulation 18 Draft Policies consultation as a result of and informed by responses received during the previous Issues and Options consultation.

5. PUBLICATION POLICIES

- 5.1.1 Following consideration of consultation, Policy IP1: Infrastructure and Planning Contributions is proposed as follows.

IP1: Infrastructure and Planning Contributions

- A. The Council will ensure that sufficient supporting infrastructure, is delivered to support good growth identified in the Local Plan. The Council will require that there is adequate infrastructure to serve developments, through the use of planning contributions, working with infrastructure providers and stakeholders to identify requirements.
- B. Where development generates a need either because of its individual or cumulative impact, planning obligations and contributions will be sought to secure the necessary infrastructure required to make the development acceptable.
- C. In determining what planning obligations would make development acceptable in planning terms, account will be taken of the proposed development, individual characteristics of the site, the infrastructure needs of the site and the surrounding area.
- D. Proposals that form part of potentially wider sites will be assessed in terms of the capacity of the site as a whole.
- E. An open book financial viability appraisal will be required where relevant.

5.2 PROPOSALS MAP

- 5.2.1 No changes are required to be made to the Proposals Map.

5.3 DUTY TO COOPERATE AND STRATEGIC ISSUES

- 5.3.1 The legal obligation of the 'duty to cooperate' requires the Council to "engage constructively, actively and on an ongoing basis" and have "regard to activities" (i.e. strategies, plans, policies) of other bodies in the preparation of Local Plans "so far as relating to a strategic matter". This includes "considering whether to consult on and prepare... agreements or joint approaches"¹³.
- 5.3.2 A "*strategic matter*" relates to "*sustainable development or use of land that has or would have a significant impact on at least two planning areas, including (in particular)... in connection with infrastructure that is strategic*"¹⁴. Strategic matters

¹³ Section 33A of the Planning and Compulsory Purchase Act 2004, as inserted by Section 110 of the Localism Act 2010.

¹⁴ Section 33A(4) of the Planning and Compulsory Purchase Act 2004, as inserted by Section 110 of the Localism Act 2010.

are further defined in paragraph 24 - 27 of the NPPF¹⁵ and paragraph 009 - 017 of the PPG on maintaining effective cooperation¹⁶.

5.3.3 Figure 5.1 shows the actions the actions the Council has taken with regard to the duty and the relevant prescribed bodies.

5.3.4 The Council has prepared a statement ground which sets out where we are in agreement with neighbouring authorities. This will be amended as and when appropriate.

Strategic issue	Relevant prescribed bodies ¹⁷	Council actions Prescribed bodies' strategies, plans and policies which the Council has had regard to
All	The Council has had regard to all relevant strategies, plans and policies of the relevant prescribed bodies in preparing the policies – as set out in Legislation, Policy and Guidance sections of Policy Formulation Reports (PFRs)	Ongoing
All	New Local Plan Review Issues consultation – see Consultation Schedule	Sept. to Oct. 2020
All	New Local Plan Review Issues and Options consultation – see Consultation Schedule	Jun. to Oct. 2021
All	New Local Plan Review Regulation 18 Draft Policies consultation – see Consultation Schedule	Feb. to Mar. 2021

Figure 5.1 Duty to cooperate strategic issues, prescribed bodies and Council action.

¹⁵ [MHCLG, National Planning Policy Framework \(NPPF\), July 2021.](#)

¹⁶ [DLUHC, MHCLG, Planning Policy Guidance, October 2021.](#)

¹⁷ Regulation 4 of The Town and Country Planning (Local Planning) (England) Regulations 2012.

APPENDIX 1: HOW THE NLPR RELATES TO THE IDP

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
GB1: Sustainable Retrofitting	-	-	<p>IDP102 - Sustainability measures to community / public buildings</p> <p>IDP119 - Installation of ground source or air source heat pumps, Borough wide</p> <p>IDP119 - Installation of ground source or air source heat pumps, Borough wide</p> <p>IDP133 – Earl’s Court, the provision of a CCHP network, or similar.</p> <p>IDP137 - Climate change mitigation and adaptation Borough wide</p>
GB2: Circular Economy	-	-	<p>IDP102 - Sustainability measures to community / public buildings</p> <p>IDP119 - Installation of ground source or air source</p>

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
			<p>heat pumps, Borough wide</p> <p>IDP119 - Installation of ground source or air source heat pumps, Borough wide</p> <p>IDP133 – Earl’s Court, the provision of a CCHP network, or similar.</p> <p>IDP137 - Climate change mitigation and adaptation Borough wide</p>
GB3: Whole Life-cycle Carbon	-	-	<p>IDP102 - Sustainability measures to community / public buildings</p> <p>IDP133 – Earl’s Court, the provision of a CCHP network, or similar</p> <p>IDP137 - Climate change mitigation and adaptation Borough wide</p>
GB4 Energy and Net Zero Carbon	<p>Meet onsite net zero carbon requirements</p> <p>Cash in lieu contribution to Carbon Offset Fund or off-site provision where it is robustly</p>	<p>Onsite</p> <p>Financial / Offsite</p>	<p>IDP1 - Notting Dale Heat Network</p> <p>IDP2 - Lancaster West Energy Centre</p>

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
	<p>demonstrated in an energy strategy/assessment that onsite net zero carbon requirements cannot be fully achieved</p> <p>Major development designed with ability to connect to future or proposed heat networks</p> <p>Major development proposals should deliver low temperature communal distribution systems served by heat pumps</p> <p>Large-scale development schemes, such as those in Opportunity Areas, must explore opportunities to deliver heat networks and should develop energy masterplans in accordance with the London Plan.</p>	<p>Onsite</p> <p>Onsite</p> <p>Onsite</p>	<p>IDP92 - The provision of a CCHP network, or similar, and other green infrastructure, e.g., Street trees and living roofs</p> <p>IDP102 - Sustainability measures to community / public buildings</p> <p>IDP119 - Installation of ground source or air source heat pumps, Borough wide</p> <p>IDP133 – Earl’s Court, the provision of a CCHP network, or similar.</p> <p>IDP137 - Climate change mitigation and adaptation Borough wide</p>
GB5: Overheating	-	-	-
GB6: Air Quality G.	<p>Installation of non-combustion energy technology where available.</p> <p>Measures to improve air quality should be implemented on-site, however, where it can be</p>	<p>Onsite, direct developer delivery</p> <p>Onsite, direct developer delivery / planning contribution</p>	<p>IDP67, IDP68 and IDP69 - Air quality monitoring stations, Borough wide, new stations, management and implementation of measures in the Council’s Air Quality</p>

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
	demonstrated that on-site provision is impractical or inappropriate, off-site measures to improve local air quality may be acceptable (such as financial contributions to deliver the actions contained within the Council's Air Quality Action Plan), provided that equivalent air quality benefits can be demonstrated.		Action Plan
GB7: Construction Management	- Note CTMPS will be required which have an associated financial contribution.	- Planning contribution	-
GB8: Noise and Vibration	-	-	IDP117 – Borough wide, includes acoustic barriers, quiet road surfaces and speed reduction measures.
GB9: Odour	-	-	-
GB10: Light Pollution	-	-	-
GB11: Flood Risk F. 6	Development must address and reduce flood risk and its impacts. Development at risk from flooding from any source must	Combination of onsite, direct developer delivery and planning contributions, council delivery	IDP3 - Sustainable Drainage Systems (SuDS), Borough wide IDP4 - River Thames flood

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
	<p>incorporate suitable flood risk measures to account for site conditions. These measures must be designed and implemented in accordance with Building Regulations, existing guidance and the recommendations of the site-specific Flood Risk Assessment, the Strategic Flood Risk Assessment and the Local Flood Risk Management Strategy. These measures should:</p> <p>6. Prioritise natural flood management and green infrastructure.</p> <p>Retrofitting of flood resilience and flood resistance measures to properties that have experienced flooding or are at risk of flooding.</p>		<p>defence raising</p> <p>IDP160 - Larger sewers and Sustainable Drainage Systems (SuDS) as identified in Thames Water Drainage and Wastewater Management Plan (DWMP)</p> <p>IDP161 - Thames Tideway Tunnel</p>
GB12: Sustainable Drainage A.	Encourages the retrofitting of SuDS in any development (even if the proposed development will not have drainage implications).	Combination of onsite, direct developer delivery and planning contributions council delivery	IDP3 - Sustainable Drainage Systems (SuDS), Borough
GB13: Water and Wastewater Infrastructure	Any off-site upgrades to necessary water or wastewater infrastructure must be delivered	Offsite, external organisation deliver / external funding and planning contributions	IDP3 - Sustainable Drainage Systems (SuDS), Borough

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
	ahead of occupation.		IDP160 - Larger sewers and Sustainable Drainage Systems (SuDS) as identified in Thames Water Drainage and Wastewater Management Plan (DWMP) IDP161 - Thames Tideway Tunnel
Policy GB14: Waterways	<p>B. Require opportunities to be taken to safeguard and improve public access to the River Thames, Chelsea Creek and the Grand Union Canal, as well as promote their use for education, tourism, leisure and recreation, health, well-being and transport for both passengers and freight</p> <p>C. Development in the Thames Policy Area and adjacent to the flood defences should take account of the actions and recommendations of the Thames Strategy – Kew to Chelsea and the Thames Estuary 2100 (TE2100) Plan.</p>	<p>Onsite, direct developer delivery</p> <p>Onsite / Planning contribution, Council delivery</p>	<p>IDP4 - River Thames flood defence raising</p> <p>IDP45 - Improve pedestrian links and connectivity in the Lots Road Power Station area and help development of the area.</p>
GB15: Green Infrastructure	All development should maximise opportunities for incorporation of green	Onsite, direct developer delivery	IDP45 - Improve pedestrian links and connectivity in the Lots Road Power Station

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
	infrastructure.		<p>area and help development of the area.</p> <p>IDP103 - Open space improvements / mini allotments</p> <p>IDP114 - Biodiversity improvements and habitat creation Borough wide</p> <p>IDP104 - Powis Square improvements – i.e., new railings, new playground etc.</p> <p>IDP105 - Tavistock Gardens improvements i.e. play area upgrade and landscaping</p> <p>IDP107 - Parks and Open Spaces Infrastructure improvements, Westfield Park drainage</p> <p>IDP109 - Infrastructure Improvements including new playground, Avondale Park</p> <p>IDP110 – Chelsea Embankment, Infrastructure Improvements including new playground</p> <p>IDP111 & IDP112 - Kensington Memorial Park</p>

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
			Infrastructure improvements
GB16: Parks, Gardens and Open Spaces	<p>Require major development to make planning contributions towards improving existing or providing new publicly accessible open space which is suitable for a range of outdoor activities and users of all ages.</p> <p>Major developments that include residential floorspace will be required to provide on-site external play space in accordance with London Plan Policy S4, including for under-fives.</p> <p>Support the provision of a new open space at Chelsea Embankment as part of the Thames Tideway Tunnel project.</p> <p>Support the provision of a meanwhile open space at Cremorne Wharf until such a time as it is brought back into wharf use for waste management or waterborne freight handling purposes.</p>	<p>Onsite, direct developer delivery</p> <p>Onsite, direct developer delivery</p> <p>Onsite, direct developer deliver / Council delivery</p> <p>Planning contributions, council delivery</p>	<p>IDP45 - Improve pedestrian links and connectivity in the Lots Road Power Station area and help development of the area.</p> <p>IDP72 - Improve outdoor spaces such as playgrounds for all levels Boroughwide</p> <p>IDP83- Improve quality of existing Maxilla Gardens.</p> <p>IDP87 - Play space and public open space and a community facility, Wornington Green ([phase 1, 2 and 3)</p> <p>IDP88 - Public open space, Community Sports hall, education contributions, West Cromwell Road</p> <p>IDP103 - Open space improvements / mini</p>

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
			<p>allotments</p> <p>IDP104 - Powis Square improvements – i.e., new railings, new playground etc.</p> <p>IDP105 - Tavistock Gardens improvements i.e. play area upgrade and landscaping</p> <p>IDP107 - Parks and Open Spaces Infrastructure improvements, Westfield Park drainage</p> <p>IDP109 - Infrastructure Improvements including new playground, Avondale Park</p> <p>IDP110 – Chelsea Embankment, Infrastructure Improvements including new playground</p> <p>IDP111 & IDP112 - Kensington Memorial Park Infrastructure improvements</p> <p>IDP113 - Emslie Horniman’s Pleasance Infrastructure</p>

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
			<p>improvements</p> <p>IDP114 - Biodiversity improvements and habitat creation</p> <p>IDP115 - Bee superhighway</p>
GB17: Biodiversity	<p>The Council will protect the biodiversity in, and adjacent to, the Borough's Sites of Importance for Nature Conservation (SINCs) and/or require the provision of significantly improved habitats to attract biodiversity in accordance with national, regional and local policy and biodiversity and ecosystem targets.</p> <p>The Council will protect the biodiversity value of Green Corridors and the Blue-Ribbon Network. Development proposals will be required to create opportunities to extend or link Green Corridors and the Blue-Ribbon Network</p>	<p>Onsite, direct developer delivery</p> <p>Onsite, direct developer delivery</p>	<p>IDP114 - Biodiversity improvements and habitat creation, Borough wide</p> <p>IDP115 - Bee superhighway</p>
GB18: Trees and Landscape	Require where practicable an	Onsite, direct developer	IDP114 - Biodiversity

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
	<p>appropriate replacement of a suitable size for any tree that is felled and that safeguarding measures are implemented to ensure that the tree has the best possible opportunity of reaching maturity.</p> <p>Where the loss of a tree is unavoidable the Council will require that any new tree compliments existing trees and assists in creating new, high quality green areas which deliver amenity and biodiversity benefits.</p>	<p>delivery</p> <p>Onsite, direct developer delivery</p>	<p>improvements and habitat creation, Borough wide</p>
<p>GB19: Waste Management</p>	<p>D. The permanent loss of Cremorne Wharf relating to Thames Tideway Tunnel maintenance will require compensatory waste management capacity in another appropriate location. This should in the first instance be within the Borough, if this is not possible then within the Western Riverside Waste Authority area, and if this is not possible within London.</p> <p>F. On-site waste management</p>	<p>Offsite, direct developer delivery</p> <p>Onsite, direct developer</p>	<p>IDP98 – Mini recycling banks, Borough wide</p> <p>IDP100 - New waste collection and recycling collection vehicles (RBKC / Contractor delivery)</p>

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
	<p>facilities will be sought as part of development at Kensal Canalside and Earl's Court opportunity area's to handle waste arising from the new uses on the sites (this could include facilities such as recycling facilities anaerobic digestion and other innovative waste management facilities which are fully enclosed).</p> <p>J 2. Provide one or more litter bins within the surrounding area, as appropriate to meet likely need.</p> <p>If necessary, provide a commitment to undertake litter picking and advisory signage in the vicinity of the development site.</p>	<p>delivery</p> <p>Onsite, direct developer delivery</p> <p>Onsite, direct developer delivery</p>	
GB20: Contaminated Land	-	-	-
HO3: Community Housing	A. The Council will seek to maximise the provision of community housing in the Borough and require community housing from development (including extensions) creating	Onsite, direct developer delivery	-

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
	<p>new residential floorspace of 650 sq m GIA or more.</p> <p>D. Developments should provide at least 35 per cent community housing by floorspace on-site on private land and at least 50 per cent by floorspace on-site on public land where there is no portfolio agreement with the Mayor.</p> <p>G. An open book financial viability assessment will always be required for redevelopment involving any existing affordable homes, off-site provision of community homes or payment in lieu of community housing.</p> <p>H. Community housing must be provided on-site unless exceptional circumstances justified by robust evidence supports the provision off-site within the Borough or by providing a payment in lieu.</p>	<p>Onsite, direct developer delivery</p> <p>Direct developer delivery.</p> <p>Onsite, direct developer delivery</p> <p>Offsite, direct developer delivery / planning contribution</p>	
HO5: Specialist Housing	C. With the exception of care homes, extra care, sheltered housing and any other specialist	Onsite, direct developer delivery.	-

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
	form of older people's housing, development must provide on-site community (affordable) housing as per the requirements set out in Policy HO3.		
CD6: Registered Parks and Gardens	B 1. Reinstate landscape or built features which contribute positively to the historic interest of the park or garden.	Onsite, direct developer delivery	-
TC3: Diversity of uses within Town Centres	-	-	IDP80 - Adult and community learning Borough wide, from a range of premises and locations.
BC3: Affordable Workspace, A and B.	Provision of Affordable Workspaces at opportunity areas and from new developments that provide an uplift of 5,000 sqm (GIA) of Class E(g) onsite.	Onsite, direct developer delivery	IDP97 – Maxilla Site, Community Hub, new offices for local community groups and charities.
SI1: Social Infrastructure and Facilities	<p>The Council will ensure that social and community uses are protected or enhanced throughout the Borough and will support the provision of new facilities.</p> <p>For the purposes of Policy SI1 social and community uses are</p>	-	<p>IDP70 – Borough wide, Requirements for access to play, childcare and extended use of schools</p> <p>IDP71 – Borough wide, Continued provision of Children's Centres</p> <p>IDP72 - Borough wide,</p>

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
	<p>grouped into seven broad categories and are defined as Health and social care facilities, Education and childcare facilities, Play and recreation facilities, Sports and recreation facilities, Cultural uses, Uses supporting the emergency sectors, Other 'valued use'</p>		<p>Improve outdoor spaces such as playgrounds for all levels.</p> <p>IDP73 - Childcare providers in North and South of borough will seek to expand their footprint to increase capacity to enable increase demand for childcare, specific requirement to be confirmed</p> <p>IDP74 - New Primary School extensions, for example at but not limited to St Francis of Assisi, Thomas Jones, Avondale, Oxford Gardens, Colville Primary schools.</p> <p>IDP75 – Kensal Canalside, Extension to secondary school</p> <p>IDP76 – Wornington Green - Education Facilities, Specific requirements to be confirmed</p> <p>IDP86 - Provision of new youth activity area</p>

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
			<p>IDP87 - Play space and public open space and a community facility, Wornington Green ([phase 1, 2 and 3)</p> <p>IDP88 - Public open space, Community Sports hall, education contributions, West Cromwell Road</p> <p>IDP95 - Provide additional outdoor sports pitches, extension to Climbing Centre, sports hall and improved riding arena. At Westway Sports Centre</p> <p>IDP96 – sports provision, New youth activity area (outdoor or indoor)</p> <p>IDP97 - Maxilla Site, Community Hub, new offices for local community groups and charities.</p> <p>IDP101 - Enhancements to existing museums across the Borough</p> <p>IDP103 - Open space</p>

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
			<p>improvements / mini allotments</p> <p>IDP104 - Powis Square improvements – i.e., new railings, new playground etc.</p> <p>IDP105 - Tavistock Gardens improvements i.e. play area upgrade and landscaping</p> <p>IDP107 - Parks and Open Spaces Infrastructure improvements, Westfield park drainage</p> <p>IDP109 - Infrastructure Improvements including new playground, Avondale park</p> <p>IDP110 – Chelsea Embankment, Infrastructure Improvements including new playground</p> <p>IDP111 & IDP112 - Kensington Memorial Park Infrastructure improvements</p> <p>IDP113 - Emslie Horniman’s Pleasance Infrastructure</p>

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
			<p>improvements</p> <p>IDP116 - Increase floor area at Chelsea gym to increase capacity.</p> <p>IDP130 - Provision of 445sqm community facility floorspace</p> <p>IDP132 - Community Social and community facilities – secured as part of Earls Court redevelopment.</p> <p>IDP134 - Social and community facilities – secured as part of development to retain Earl’s Court’s long-standing brand as an important cultural destination</p> <p>IDP135 - Social and community facilities – Delivery of a cultural facility on site</p> <p>IDP138 - Planned capital refurbishment programme for all libraries</p>

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
			<p>IDP139 - Remodelling of the central library to provide improved community facilities and realise income generating potential</p> <p>IDP140 - Reprovide Kensal library in a more suitable and sustainable location, possibly collocated with other community facilities</p> <p>IDP141 – Borough wide Infrastructure requirements within NHS Estate Strategy for provision of GP premises, primary care networks, acute and non-acute healthcare, mental health care, dental and other primary care services</p> <p>IDP142 - GP Primary Care Facility to be located in the Holland Park, Notting Hill Gate Area.</p> <p>IDP143 - Possible hub for Integrated Care Services in line with NHS Strategic Estates Plan</p>

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
			<p>IDP144 – Health, Further development of the Integrated Care Services hub at St Charles Centre for Health & Wellbeing</p> <p>IDP145 - Refurbishment of Piper House to provide supported living and registered care</p> <p>IDP146 - Premises improvements to social services- Adult services premises- to increase capacity and improve service, Borough wide</p> <p>IDP147 - Expansion plans for Violet Melchett Clinic to create a Health Hub to accommodate a larger patient list and improve primary care access in the Kings Road/Sloane Square/ Fulham Road locality</p> <p>IDP148 - Primary health care facilities, generic GP surgery extension (reinforce existing facilities)</p>

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
			<p>IDP150 - Health facilities, West Cromwell Road</p> <p>IDP151 - Increase capacity of existing Health facilities or to provide Health new facilities</p> <p>IDP152 - Provision of improved primary care and wellbeing access as part of the Lancaster West Master planning</p> <p>IDP153 – Wornington Green (Phases 1 and 2) Health facilities in the vicinity of the development</p> <p>IDP154 - Provision of GP surgery, Lots Road Power Station</p> <p>IDP155 - Neighbourhood Policing Facilities</p> <p>IDP156 - Ambulance station extension (enhancement to existing service provision)</p> <p>IDP157 - Re-provide / Relocate Chelsea Fire</p>

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
			Station IDP158 - Kensington Fire Station, Minor refurbishment works as required. IDP159 - North Kensington Fire Station, Refurbishment works as required
T1: Street Network	<p>B. New street networks must be established with a clear function, hierarchy and choice of routes, designed to optimise connectivity, accessibility and legibility, and to reflect the historic and finely grained block structure of the Borough.</p> <p>E. Development that provides new links and removes barriers that disconnect access for pedestrians, cyclists and people with limited mobility is encouraged. The development of new gated</p>	-	IDP41 - Lots Road / Cremorne Road junction improvements IDP42 - Cycle measures and improvements IDP43 - Pedestrian measures and improvements IDP44 - Streetscape Improvements IDP45 - Improve pedestrian links and connectivity in the Lots Road Power Station area and help development

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
	F. Development that changes the existing street network including the addition or modification of accesses, street layouts and road crossings must serve to (i) improve street safety in line with the Vision Zero approach, (ii) provide for ease of movement for all pedestrian groups (iii) contribute positively to the Healthy Streets score.		of the area. IDP47 - Improvements to public transport interchange at Earl's Court and West Brompton Stations.
T3: Living streets and outdoor life	-	-	-
T4: Streetscape	C. All major development must contribute to delivering new arts and culture in line with the Council's Culture Plan that is of high quality. This may either be on site or where such onsite provision is not appropriate, through planning contributions towards delivering the Councils Culture Plan.	Onsite, direct developer delivery / planning contribution	IDP101 - Enhancements to existing museums across the Borough IDP89 - Lighting and public art along the Westway, including hanging gardens IDP43 - Pedestrian measures and improvements IDP44 - Streetscape Improvements IDP84 - Public Realm improvements throughout

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
			<p>Notting Hill Gate</p> <p>IDP85 - Portobello/Ladbroke Grove Enhanced pedestrian way finding to Portobello Market</p> <p>IDP90 - Enhanced pedestrian way finding to Portobello Market</p> <p>IDP93 – Knightsbridge enhancements to public realm</p> <p>IDP123 - Wornington Green (Phases 1, 2 and 3), Public Realm improvements, including public art</p>
T5: Land use and Transport	-	-	<p>IDP8 – Junction improvements A3220 Earl's Court Road junction with Pembroke Road</p> <p>IDP11 - Pedestrian crossing A3220 Cheyne Walk junction with Battersea Bridge</p> <p>IDP12 - Signalised junction A3220 Warwick Rd j/w Earls Court Square/ Kempford Gardens as part of London</p>

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
			<p>cycle Grid</p> <p>IDP13 - Provision of pedestrian crossings and improvements to cycle facilities, A3220 Gunter Grove junction with Kings Road and Ashburnham Road to Cremorne Road</p> <p>IDP14 - Pedestrian crossing on east arm, A4 Cromwell Rd / Gloucester Rd Junction Improvements</p> <p>IDP15 - Speed reductions, A3220 Redcliffe Gardens</p> <p>IDP16 - New cycle and pedestrian crossing through Holland Park Roundabout and improvements to cycle connectivity from Shepherd's Bush Green</p> <p>IDP17 - Various engineering interventions, cycle permeability measures and wayfinding. There is 10.5km of the route left to complete., borough wide</p>

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
			<p>IDP18 - Mayor of London's Cycle Hire, Extend to North Kensington</p> <p>IDP21 – Borough wide, Cycling permeability programme (LIP scheme 5), Two-way cycle schemes and removal of physical obstructions.</p> <p>IDP22 - Borough wide, Pedestrian Improvements at Traffic Lights (LIP Scheme 17), New “green man” facilities</p> <p>IDP47 - Earl's Court, Improvements to public transport interchange at Earl's Court and West Brompton Stations.</p> <p>IDP62 - Earl's Court, Investigating and contributing to returning the one-way to two-way working</p> <p>IDP63 - Earl's Court, A4 improvement scheme</p> <p>IDP64 - Earl's Court,</p>

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
			<p>Refurbishment and/or improvement of 8 existing off-site bus stops in the vicinity of the site.</p> <p>IDP65 - Earl's Court, Signage and in accordance with "Legible London"</p> <p>IDP66 - Earl's Court, Improved pedestrian links from and through the site and the surrounding area to public transport facilities and improved cycle link to enhance north/south cycle accessibility.</p> <p>IDP94 - South Kensington - Station, Exhibition Road, Works include shared space arrangements, step-free access to station (see transport sectional above) and pedestrian enhancements.</p>
T6: Active travel	B. Improvements to the walking and cycling environment are required, including pedestrian and cycle links through new	Onsite, direct developer delivery / Offsite, financial contribution	IDP8 – Junction improvements A3220 Earl's Court Road junction with Pembroke Road

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
	<p>developments and through improving walking and cycling routes to transport infrastructure, social infrastructure, green spaces and town centre uses. Necessary off-site improvements shall be secured by planning obligation.</p> <p>D. New development adjacent to the River Thames or Grand Union Canal will be required to deliver improved access and connections to the water for walking, cycling and recreation alongside it.</p> <p>E. Development must provide accessible, secure cycle parking facilities and make provision for high quality ancillary facilities that promote cycle usage including changing rooms, showers, and lockers in line with or above current minimum standards</p>	<p>Onsite, direct developer delivery</p> <p>Onsite, direct developer delivery</p>	<p>IDP11 - Pedestrian crossing A3220 Cheyne Walk junction with Battersea Bridge</p> <p>IDP12 - Signalised junction A3220 Warwick Rd j/w Earls Court Square/ Kempford Gardens as part of London cycle Grid</p> <p>IDP13 - Provision of pedestrian crossings and improvements to cycle facilities, A3220 Gunter Grove junction with Kings Road and Ashburnham Road to Cremorne Road</p> <p>IDP14 - Pedestrian crossing on east arm, A4 Cromwell Rd / Gloucester Rd Junction Improvements</p> <p>IDP15 - Speed reductions, A3220 Redcliffe Gardens</p> <p>IDP16 - New cycle and pedestrian crossing through Holland Park Roundabout and improvements to cycle connectivity from Shepherd's</p>

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
			<p>Bush Green</p> <p>IDP17 - Various engineering interventions, cycle permeability measures and wayfinding. There is 10.5km of the route left to complete., borough wide</p> <p>IDP18 - Mayor of London's Cycle Hire, Extend to North Kensington</p> <p>IDP19 - Borough wide, Electric vehicle charging points</p> <p>IDP21 – Borough wide, Cycling permeability programme (LIP scheme 5), Two-way cycle schemes and removal of physical obstructions.</p> <p>IDP22 - Borough wide, Pedestrian Improvements at Traffic Lights (LIP Scheme 17), New “green man” facilities</p> <p>IDP42 - Lots Road Power Station, Cycle measures and</p>

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
			<p>improvements</p> <p>IDP43 - Lots Road Power Station, Pedestrian measures and improvements</p> <p>IDP47 - Earl's Court, Improvements to public transport interchange at Earl's Court and West Brompton Stations.</p> <p>IDP62 - Earl's Court, Investigating and contributing to returning the one-way to two-way working</p> <p>IDP63 - Earl's Court, A4 improvement scheme</p> <p>IDP64 - Earl's Court, Refurbishment and/or improvement of 8 existing off-site bus stops in the vicinity of the site.</p> <p>IDP65 - Earl's Court, Signage and in accordance with "Legible London"</p> <p>IDP66 - Earl's Court,</p>

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
			<p>Improved pedestrian links from and through the site and the surrounding area to public transport facilities and improved cycle link to enhance north/south cycle accessibility.</p> <p>IDP94 - South Kensington - Station, Exhibition Road, Works include shared space arrangements, step-free access to station (see transport sectional above) and pedestrian enhancements.</p>
T7: Public Transport	<p>A. Development to promote sustainable travel through the delivery of enhancements to existing public transport infrastructure</p> <p>B. New developments must provide or contribute toward improvements to public transport services, access to them and interchange between them, giving priority to areas that currently have lower levels of accessibility</p>	<p>Onsite and offsite, direct developer delivery</p> <p>Onsite, direct developer delivery / Offsite, planning contribution</p>	<p>IDP8 – Junction improvements A3220 Earl's Court Road junction with Pembroke Road</p> <p>IDP11 - Pedestrian crossing A3220 Cheyne Walk junction with Battersea Bridge</p> <p>IDP13 - Provision of pedestrian crossings and improvements to cycle facilities, A3220 Gunter Grove junction with Kings Road and Ashburnham</p>

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
	<p>C. Support improvements to West London Line services and enhancements to facilities that improve access to the services</p> <p>D. The Council will work with partners to ensure that step-free access is delivered at all underground and rail stations, requiring new developments to contribute toward step-free access and ensure it is delivered at Underground and rail stations in the Borough where there is a redevelopment opportunity, giving priority to those which deliver the greatest overall benefits.</p>	Offsite, planning contribution	<p>Road to Cremorne Road</p> <p>IDP18 - Mayor of London's Cycle Hire, Extend to North Kensington</p> <p>IDP22 - Borough wide, Pedestrian Improvements at Traffic Lights (LIP Scheme 17), New "green man" facilities</p> <p>IDP23 - Kensal Canalside, Crossrail Station</p> <p>IDP24 - Kensal Canalside, Kensal Canalside bus infrastructure and bus service enhancements</p> <p>IDP25 - Kensal Canalside, Canal Way bus infrastructure</p> <p>IDP26 - Kensal Canalside Barlby Street, Barlby Street Bus Infrastructure</p> <p>IDP27 - Kensal Canalside, Ladbroke Grove bus infrastructure</p>

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
			<p>IDP28 - Kensal Canalside, Bus route alignment</p> <p>IDP29 - Kensal Canalside, Ladbroke Grove/ Canal Way signalised junction</p> <p>IDP30 - Kensal Canalside, Ladbroke Grove/Barlby Road junction improvements</p> <p>IDP32 - Kensal Canalside, Road widening and extension Canal Way, to accommodate general traffic including HGVs and Buses.</p> <p>IDP33 - Kensal Canalside, Barlby Street: New road through North Pole site and junction with bridge access road, The road includes a new bus stop and 2.5m wide footways on each side of the road</p> <p>IDP34 - Kensal Canalside, New priority junction at the end of Barlby Street with full pedestrian crossing facilities</p> <p>IDP39 - Wornington Green</p>

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
			<p>(phases 1,2 and 3), Improvements to Bus infrastructure</p> <p>IDP47 - Earl's Court, Improvements to public transport interchange at Earl's Court and West Brompton Stations.</p> <p>IDP48, IDP49, IDP50, IDP51, IDP52, IDP53, IDP54, IDP55, IDP56, IDP57, IDP58, IDP59, IDP60, IDP61, IDP94 - Step-free access to stations: Gloucester Road, Holland Park, Knightsbridge, Ladbroke Grove, Latimer Road, Notting Hill, Sloane Square, South Kensington, Westbourne Park, West Brompton, High Street Kensington, and other improvements at some stations.</p> <p>IDP62 - Earl's Court, Investigating and contributing to returning the one-way to two-way working</p>

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
			<p>IDP64 - Earl's Court, Refurbishment and/or improvement of 8 existing off-site bus stops in the vicinity of the site.</p> <p>IDP65 - Earl's Court, Signage and in accordance with "Legible London"</p> <p>IDP66 - Earl's Court, Improved pedestrian links from and through the site and the surrounding area to public transport facilities and improved cycle link to enhance north/south cycle accessibility.</p> <p>IDP94 - South Kensington - Station, Exhibition Road, Works include shared space arrangements, step-free access to station (see transport sectional above) and pedestrian enhancements.</p>

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
T8: Car Parking	<p>C. All new additional residential development must be permit-free. Car parking provided in new residential development must be at or below the adopted car parking standards. Parking in non-residential development must be for essential need only.</p> <p>D. All parking spaces within new development to be equipped with electric vehicle charging points.</p>	<p>Onsite, developer delivery, secured through legal agreement</p> <p>Onsite, direct developer delivery</p>	IDP19 - Borough wide, Electric vehicle charging points
T9: Servicing	<p>B. Developments must provide sufficient on-site servicing space where feasible, delivery consolidation floorspace, and coach parking to accommodate the number and type of vehicles likely to be generated and to ensure that this can take place without manoeuvring on the highway.</p> <p>D. All new developments with on-site servicing facilities must provide sufficient electric vehicle charging points for the size and number of vehicles likely to be generated.</p>	<p>Onsite, direct developer delivery</p> <p>Onsite, direct developer delivery</p>	IDP19 - Borough wide, Electric vehicle charging points

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
	E. New hotel developments including significant extensions to existing hotels must provide coach drop-off and pick-up facilities and a Coach Management Plan.	Onsite, direct developer delivery	
<p>PLV1: Kensal Canalside Opportunity Area</p> <p>and</p> <p>PLV5: Kensal Employment Zone Vision</p> <p>and</p> <p>SA1: Kensal Canalside Opportunity Area</p>	<p>D. The provision of affordable workspace to the quantum of either: 500 sq. m or 10 per cent of the commercial floor space E(g), whichever the greater, to be located within the Neighbourhood Centre.</p> <p>E. The relocation and re-provision of the existing Sainsbury's supermarket.</p> <p>F. On-site renewable energy sources</p> <p>K. New or improved infrastructure, including a new pedestrian and cycle bridge over the railway, safeguarded land (included access land) for a potential future Elizabeth Line station, a new pedestrian and cycle bridge over the canal, remodelling of the Ladbroke</p>	A combination of onsite direct developer delivery, offsite developer delivery and planning contributions.	<p>IDP23 - Crossrail Station</p> <p>IDP24 - Kensal Canalside bus infrastructure and bus service enhancements</p> <p>IDP25 - Canal Way bus infrastructure</p> <p>IDP26 - Barlby Street Bus Infrastructure</p> <p>IDP27 - Ladbroke Grove bus infrastructure</p> <p>IDP28 - Bus route alignment</p> <p>IDP29 - Ladbroke Grove/ Canal Way signalised junction</p> <p>IDP30 - Ladbroke Grove/Barlby Road junction improvements</p> <p>IDP31 - New cycle and pedestrian bridge over the Great Western Main Line</p>

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
	<p>Grove junction, and new streets that connect the allocation area into its surrounding context and other public transport links.</p> <p>L. Kensal Canalside Opportunity Area is nil rated for Borough CIL so the required social, environmental transport and other infrastructure will be funded through s106 agreements including, where appropriate, allocation-wide framework agreements, which can help ensure that s106 contributions towards infrastructure are apportioned fairly and proportionally across the allocation area, make provision for physical infrastructure delivery and maintenance in lieu of financial contributions, and provide a consistency of approach across the allocation area, regardless of when development comes forward.</p> <p>M. Attractive, usable and flexible public realm providing an appropriate setting for mixed-use canalside development which</p>		<p>that safeguards a future potential Crossrail station</p> <p>IDP32 - Road widening and extension Canal Way</p> <p>IDP33 - Barlby Street: new road through North Pole site and junction with bridge access road</p> <p>IDP34 - Barlby Street/Barlby Road: New priority junction at the end of Barlby Street</p> <p>IDP35 - Improved pedestrian and cycle route along the Grand Union Canal towpath adjacent to the development</p> <p>IDP36 - Kensal Green Cemetery: Enhanced footpaths between the new bridges (see W5 & W7) and Harrow Road</p> <p>IDP37 - Canal Square to Kensal Green Cemetery: New footbridge over the Grand Union Canal</p> <p>IDP38 - Signage at Kensal Canalside and North Pole</p> <p>IDP74 - New Primary School extensions, for example at</p>

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
	<p>features leisure, education and business uses as well as housing.</p> <p>N. The improvement and relocation of facilities currently provided by Canalside House and the Boathouse Centre on-site if relocation is required to achieve comprehensive redevelopment along the canalside and Ladbroke Grove.</p> <p>O. The retention of the area west of the gas holders for the provision of electricity infrastructure.</p> <p>P. The ongoing access to, and respect for, the memorial site of the victims of the Ladbroke Grove rail disaster</p> <p>R. A public art strategy to enhance the public realm and quality of the development and contribute to local distinctiveness and character.</p> <p>S. Social and community facilities (including health,</p>		<p>but not limited to St Francis of Assisi, Thomas Jones, Avondale, Oxford Gardens, Colville Primary schools.</p> <p>IDP75 - Extension to secondary school</p> <p>IDP81 - Canal environmental improvements.</p> <p>IDP103 - Open space improvements / mini allotments</p> <p>IDP120 - Energy Centre</p> <p>IDP121 - Primary heat pipework</p> <p>IDP122 - Primary heat substations</p> <p>IDP148 - Primary health care facilities, generic GP surgery extension (reinforce existing facilities)</p> <p>IDP149 - A new GP Surgery on Kensal Road</p> <p>IDP155 - Neighbourhood Policing Facilities</p> <p>IDP156 - Ambulance station extension (enhancement to</p>

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
	<p>education and police) depending on the population change.</p> <p>T. Affordable housing.</p> <p>U. Construction and long term maintenance of (a) a new pedestrian and cycle bridge across the railway line and (b) a new pedestrian and cycle bridge over the canal, which improves north – south access, in the case of the new bridge across the railway line, promote active travel, provide necessary connections to surrounding infrastructure and facilitate the effective integration of the allocation site into the wider area – including rental obligations to safeguard and/or transfer land required to construct and maintain the bridges and/ or potential Elizabeth line station (including access), where appropriate.</p> <p>V. Public realm and public spaces and improvements to Little Wormwood Scrubs and Kensal Green Cemetery (subject</p>		<p>existing service provision)</p> <p>IDP162 - One of four National Grid deep electricity tunnels that will be built between Wimbledon and Kensal Green.</p> <p>IDP163 - Primary electricity substation</p> <p>IDP164 - Electricity cable network (HV cables)</p> <p>IDP165 - Electricity cable network (LV cables)</p> <p>IDP166 – Removal of Existing electricity substations</p> <p>IDP167 - Electricity cable diversions</p> <p>IDP168 - Gas infrastructure (Low pressure pipe network)</p> <p>IPD169 - Gas infrastructure (Pressure reducing stations)</p> <p>IDP170 - Gas infrastructure (divert existing medium pressure mains)</p> <p>IDP171 – Telecoms (distribution of cables and</p>

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
	<p>to access through the cemetery and a linking bridge over the canal).</p> <p>W. Improved transport infrastructure including better bus links, enhancements to Ladbroke Grove underground station, and new roads and improvements to the junctions with Ladbroke Grove and east-west connections to the south.</p> <p>X. Landscaping, biodiversity and amenity improvements to the Grand Union Canal.</p> <p>Y. On-site renewable energy sources to serve the new development and form part of a wider development in the future.</p> <p>Z. The overall water infrastructure need (including potable water demand and sewerage capacity) will be informed by an Integrated Water Management Strategy. Surface water runoff rates to be restricted to equivalent greenfield rates.</p>		<p>cabinets)</p> <p>IDP172 - Potable Water (upgrade of 300mm pipes to 450mm diameter)</p> <p>IDP173 - Potable Water (upgrade of 150mm pipes to 300mm)</p> <p>IDP174 - Potable Water(onsite water mains)</p> <p>IDP175 - Potable Water (diversion of 160m of 150mm main)</p> <p>IDP176 - Sewerage and Drainage (foul water pipe network)</p> <p>IDP177 - Sewerage and Drainage (surface water pipe network)</p> <p>IDP178 - Sewerage and Drainage (Surface water attenuation and hydro brakes)</p> <p>IDP179 - Sewerage and Drainage (Diversion of 415m of trunk sewer)</p>

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
	<p>AA. Other contributions as set out in relevant SPDs</p> <p>BB. Kensal Opportunity Area is nil rated for Borough CIL so the required infrastructure will be funded through s106 agreements. S106 contributions may be payable after the required infrastructure has been fully built as at the date of the relevant s106 agreement such as where there is an element of forward funding of infrastructure by the Council or other body; s106 contributions may be used in full or part to satisfy any funding requirements (including any repayment or recovery and recycling obligations) in respect of forward -funding; pre-occupation or pre-commencement s106 obligations may be considered to ensure that the required infrastructure is in place at an appropriate time before development (or development of a certain level) comes forward.</p>		

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
<p>PLV2: Earl's Court Opportunity Area</p> <p>and</p> <p>PLV14: Earl's Court</p> <p>and</p> <p>SA2: Earl's Court Exhibition Centre</p>	<p>D. A significant world-class cultural facility to retain Earl's Court's long-standing brand as an important cultural destination.</p> <p>G. Social and community uses to meet the needs of new residents and to improve health, social and cultural well-being for all sections of the community.</p> <p>H. A series of interlinked public green spaces to provide a place for people to rest, interact and play along with providing opportunities for potential SuDS and biodiversity benefits.</p> <p>I. A new public park to provide a focal point for the development to meet the needs of those who will visit, work and live in the new development.</p> <p>J. An on-site early-years education facility.</p> <p>L. A world-renowned cultural use and its associated activities and facilities define the character of the place.</p>	<p>A combination of onsite direct developer delivery, offsite developer delivery and planning contributions.</p>	<p>IDP8 – Junction improvements A3220 Earl's Court Road junction with Pembroke Road</p> <p>IDP10 – Pedestrian crossing A3220 Warwick Road / Kensington High Street</p> <p>IDP12 - Signalised junction A3220 Warwick Rd j/w Earls Court Square/ Kempford Gardens as part of London cycle Grid</p> <p>IDP47 - Improvements to public transport interchange at Earl's Court and West Brompton Stations.</p> <p>IDP59 - West Brompton Station Step-free access</p> <p>IDP63 - A4 improvement scheme between Warwick Road and Earls Court Road</p> <p>IDP64 - Public transport improvements, as agreed in approved scheme</p> <p>IDP65 - Signage and in accordance with "Legible London", around perimeter of site</p> <p>IDP66 - Improved pedestrian links from and through the site and the surrounding</p>

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
	<p>M. A new urban quarter which integrates well with its surroundings, enhancing the environment at the thresholds where the site links with the existing urban fabric.</p> <p>P. A public art strategy to enhance the public realm and quality of the development and contribute to local distinctiveness and character.</p> <p>R. A comprehensive approach to mitigating the impact of the development upon the environment that makes this site an exemplar of sustainability in London and that is applicable throughout the whole life-cycle of the development. Infrastructure and Planning Contributions</p> <p>S. Improvements to underground, bus and rail access, including interchange from the West London line to the underground network.</p>		<p>area to public transport facilities and improved cycle link to enhance north/south cycle accessibility.</p> <p>IDP77 - Education provision - Delivery of day nursery facility</p> <p>IDP78 - Education provision - Primary school to increase capacity of existing facilities or provide new facilities</p> <p>IDP79 - Education provision - secondary school to increase capacity of existing facilities or provide new facilities.</p> <p>IDP132 - Community Social and community facilities – secured as part of redevelopment. Additional new public open space, including considering opportunities to create biodiversity</p> <p>IDP133 - The provision of a CCHP network, or similar.</p> <p>IDP134 - Social and community facilities – secured as part of development to retain Earl’s Court’s long-standing brand</p>

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
	<p>T. To contribute to step-free access at West Brompton Station.</p> <p>U. New and improved pedestrian links through the site and its environs to local services, public transport facilities and open spaces.</p> <p>V. New and improved cycleways to connect to existing cycleways and key destinations to the north, south, east and west of the site. A contribution to the enhancement of the Earl's Court One Way System in line with the Healthy Streets Approach, including safety measures, greening, increased space for active travel and buses, and lower speed limits.</p> <p>W. The overall water infrastructure need (including potable water demand and sewerage capacity) will be informed by an Integrated Water Management Strategy. Surface water runoff rates to be restricted to equivalent greenfield rates.</p>		<p>as an important cultural destination IDP135 - Social and community facilities – Delivery of a cultural facility on site IDP151 - Increase capacity of existing Health facilities or to provide Health new facilities</p>

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
	X. Development will be liable to making planning contributions in accordance with the CIL Regulations and other relevant Local Plan policies and SPDs.		
PLV3: Lancaster West Estate and Notting Dale	C. The Notting Dale Heat Network will deliver zero-carbon heating and hot water to Lancaster West Estate and other public buildings in Notting Dale by 2030. The expectation is that there will be an opportunity for other estates in the ward to join the network by 2030.	Onsite, Council delivery / planning contributions	<p>IDP1 - Notting Dale Heat Network</p> <p>IDP2 - Lancaster West Energy Centre</p> <p>IDP152 - Provision of improved primary care and wellbeing access as part of the Lancaster West Master planning</p>
PLV4: The Westway Vision	A. The land underneath the Westway will have been developed by the Westway Trust to provide space for innovation, employment, and entrepreneurship alongside a well-connected and safe route beneath and alongside the Westway together with improved public realm all of which relates to the history, culture and local context. Greater pedestrian/cycle links will be developed east and west along	Onsite, combination of Council and external organisation delivery / combination of funding including planning contributions	<p>IDP82 - Portobello Road (Market) Improvements to enliven the area, e.g., electricity points for traders. Improve services for market, including storage, toilets</p> <p>IDP83- Improve quality of existing Maxilla Gardens.</p> <p>IDP89 - Lighting and public art along the Westway, including hanging gardens</p> <p>IDP90 - Enhanced</p>

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
	the Westway with a new underpass under the West London line to ensure greater connectivity and a much improved route.		pedestrian way finding to Portobello Market IDP95 - Sports provision, To improve sports/leisure provision for a growing population and re-provide pitches lost at the Kensington Leisure Centre. IDP96 – sports provision, New youth activity area (outdoor or indoor) IDP97 - Maxilla Site, Community Hub, new offices for local community groups and charities.
PLV6: Freston/ Latimer Road Employment Zone Vision	-	-	-
PLV7: Lots Road Employment Zone Vision	-	-	-
PLV8: Kensington High Street	A. The High Street will capitalise upon its traditional role as the civic heart of the Royal Borough. New development will improve and enhance the area's range of shops and uses that provide a rich eclectic mix of attractions with office and residential space at upper levels. Cultural destinations will be supported	Planning contributions, Council/ TfL delivery	IDP60 - Refurbishment of High Street Kensington tube station including Step-free access to station. IDP101 - Enhancements to existing museums across the Borough

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
	and enhanced and the evening economy will be supported. Improvements to the streetscape will link together the area's functions and make it a better place for people to spend time.		
PLV9: Portobello Road	A. Portobello Road Market will continue to be vibrant with distinctive street markets serving the day-today needs of local residents and attracting visitors from across the world. The area will maintain a rich variety of small independent shops offering 'something different.', including art, antiques and collectibles.	Combination of Council and external organisation delivery, combination of funding which may include planning contributions	<p>IDP82 - Portobello Road (Market), Improvements to enliven the area, e.g., electricity points for traders. Improve services for market, including storage, toilets</p> <p>IDP85 - Portobello/Ladbroke Grove Enhanced pedestrian way finding to Portobello Market</p> <p>IDP86 - Provision of new youth activity area</p> <p>IDP91 - Notting Hill Gate Enhanced pedestrian way finding to Portobello Market</p> <p>IDP144 – Health, Further development of the Integrated Care Services hub at St Charles Centre for Health & Wellbeing</p> <p>IDP145 - Refurbishment of Piper House to provide supported living and</p>

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
			registered care
PLV10: Notting Hill Gate	-	Combination of council and external delivery, combination of funding including planning contributions	<p>IDP53 and IDP54 - Notting Hill Station, step free access</p> <p>IDP84 - Public Realm improvements throughout Notting Hill Gate</p> <p>IDP142 - GP Primary Care Facility to be located in the Holland Park, Notting Hill Gate Area.</p> <p>IDP143 - Possible hub for Integrated Care Services in line with NHS Strategic Estates Plan</p> <p>IDP144 – Health, Further development of the Integrated Care Services hub at St Charles Centre for Health & Wellbeing</p> <p>IDP145 - Refurbishment of Piper House to provide supported living and registered care</p>

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
PLV11: South Kensington	A. South Kensington will maintain two distinct identities: a world class cultural destination and education hub based around the South Kensington Strategic Cultural Area, and the district centre, continuing to provide valued local facilities and services. The centre must be able to thrive to maintain its character and function as a mixed, vibrant place with an international reputation and also as a central London residential community. Public realm improvements will boost the area's connectivity and attractiveness.	Council and external delivery, planning contributions	<p>IDP56 - South Kensington – Piccadilly Line, Step-free access to stations</p> <p>IDP61 - South Kensington Station – District & Circle Line, Improved access to South Kensington tube including Step-free access to station from street and from pedestrian foot tunnel</p> <p>IDP94 - Public realm improvements and improvements to station, Works include shared space arrangements, step-free access to station (see transport sectional above) and pedestrian enhancements.</p> <p>IDP101 - Enhancements to existing museums across the Borough</p>
PLV12: King's Road (East)	A. The rich iconic brand and history of King's Road will be enhanced to ensure it remains one of London's most vibrant shopping streets, containing a lively and diverse mix of shops, restaurants, and world-class	Combination of council and external organisation delivery, combination of funding including planning contributions	<p>IDP55 - Sloane Square Station, Step-free access to stations</p> <p>IDP101 - Enhancements to existing museums across the Borough</p>

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
	cultural attractions within the wider residential community.		<p>IDP147 - Expansion plans for Violet Melchett Clinic to create a Health Hub to accommodate a larger patient list and improve primary care access in the Kings Road/Sloane Square/ Fulham Road locality</p> <p>IDP157 - Re-provide / Relocate Chelsea Fire Station</p>
PLV13: Kings Road (West)	A. Kings Road (West) will build on its specialist retail offer that supports creative industries, encouraging new businesses whilst supporting the current bespoke offer of design and furniture retailers. Public realm and infrastructure improvements will increase footfall and accessibility.	Combination of council and external organisation delivery, combination of funding including planning contributions	<p>IDP55 - Sloane Square Station, Step-free access to stations</p> <p>IDP147 - Expansion plans for Violet Melchett Clinic to create a Health Hub to accommodate a larger patient list and improve primary care access in the Kings Road/Sloane Square/ Fulham Road locality</p> <p>IDP157 - Re-provide / Relocate Chelsea Fire Station</p>
PLV15: Brompton Cross	A. Brompton Cross will maintain its function as a high quality	-	-

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
	specialist boutique retail centre with 'international appeal'. Improvements to walking routes and signage between South Kensington cultural core will serve to encourage visitors, the evening economy and highlight its unique retail offer.		
PLV16: Westbourne Grove	A. Westbourne Grove will maintain its reputation for offering a range of high quality commercial and business uses including international designer boutiques and fashion retailers, whilst expanding its offer of community services that meets the needs of local residents.	-	-
PLV17: Knightsbridge	A. Knightsbridge will maintain its role as one of London's most exclusive national and international shopping destinations - attracting visitors from across the world. It will also continue its role as an important residential quarter and a service centre for residents in both Kensington and Chelsea and Westminster. These two functions will exist together	Combination of council and external organisation delivery, combination of funding including planning contributions	IDP50 - Knightsbridge Station, Step-free access to stations IDP93 – Knightsbridge enhancements to public realm

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
	harmoniously, and the public realm will have been improved to reflect both roles.		
PLV18: Fulham Road West	-	-	-
PLV19: Keeping life local – walkable neighbourhoods	<p>A. Support walkable neighbourhoods and the role that our network of town centres have in providing the range of services which meet the day-to-day needs of our residents by:</p> <ol style="list-style-type: none"> 1. Maintaining access to a range of neighbourhood facilities, both within and outside our town centres, and seeking to increase the facilities which assist in creating walkable neighbourhoods as opportunities arise. 2. Supporting initiatives to increase walkability and access to our town centres. 3. Supporting public realm improvements to local centres, giving them a distinctive look and feel - promoting partial and full pedestrianisation in some locations, as well as more trees 	Combination of council and external organisation delivery, combination of funding including planning contributions	<p>IDP71 - Continued provision of Children’s Centres, and expansion where required due to population. Specific requirements to be confirmed</p> <p>IDP72 - Improve outdoor spaces such as playgrounds for all levels Boroughwide</p> <p>IDP73 - Childcare providers in North and South of borough will seek to expand their footprint to increase capacity to enable increase demand for childcare, specific requirement to be confirmed</p> <p>IDP75 – Kensal Canalside, Extension to secondary school</p> <p>IDP76 – Wornington Green - Education Facilities, Specific requirements to be confirmed</p>

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
	and greenery and outdoor dining.		<p>IDP86 - Provision of new youth activity area</p> <p>IDP88 - Public open space, Community Sports hall, education contributions, West Cromwell Road</p> <p>IDP95 - Sports provision, To improve sports/leisure provision for a growing population and re-provide pitches lost at the Kensington Leisure Centre.</p> <p>IDP96 – sports provision, New youth activity area (outdoor or indoor)</p> <p>IDP97 - Maxilla Site, Community Hub, new offices for local community groups and charities.</p>
SA3: 100/100A West Cromwell Road	<p>D. A public leisure facility (community sports hall and public swimming pool).</p> <p>E. Provision of car parking and open amenity space.</p> <p>F. Landscape improvements to the West Cromwell Road in</p>	Onsite, combination of developer, council and external organisation delivery / planning contributions	<p>IDP7 - Landscape/ streetscape improvements to the West Cromwell Road in connection with 100 West Cromwell Road and Warwick Road.</p> <p>IDP14 - Pedestrian crossing on east arm, A4 Cromwell</p>

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
	<p>connection to the site.</p> <p>G. Streetscape improvements to Warwick Road in connection to the site.</p> <p>I. Pedestrian and cycle improvements. Infrastructure and Planning Contributions</p> <p>J. A contribution to enhancement of the Earl's Court one way system in line with the Healthy Streets Approach, including safety measures, greening, increased space for active travel and buses, and lower speed limits.</p> <p>K. Safety improvement and crossing facilities at Warwick Road/ West Cromwell Road junction.</p> <p>L. Development will be liable to making planning contributions in accordance with the CIL Regulations and other relevant Local Plan policies and SPDs.</p>		<p>Rd / Gloucester Rd Junction Improvements</p> <p>IDP62 - Investigating and contributing to returning the one-way to two-way working</p> <p>IDP88 - Public open space, Community Sports hall, education contributions, West Cromwell Road.</p> <p>IDP126 - Community sports hall and swimming pool</p> <p>IDP127 - Landscape improvements to the West Cromwell Road in connection with 100 West Cromwell Road site</p> <p>IDP128 - Streetscape improvements to Warwick Road in connection to all development sites</p> <p>IDP129 - Social and community facilities</p> <p>IDP150 - Health facilities</p>

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
SA4: Former Territorial Army Site, 245 Warwick Road	<p>C. Public open space, including outdoor play space.</p> <p>E. Continuation of the linear open space running through all the sites on Warwick Road.</p> <p>G. Development will be liable to make planning contributions in accordance with the CIL Regulations and other relevant Local Plan policies and SPDs.</p>	<p>Onsite, direct developer delivery</p> <p>Onsite, direct developer delivery</p> <p>Offsite, planning contributions</p>	<p>IDP103 - Borough Wide, Sustainability measures to community / public buildings</p> <p>IDP126 - Community sports hall and swimming pool</p> <p>IDP127 - Landscape improvements to the West Cromwell Road in connection with 100 West Cromwell Road site</p> <p>IDP128 - Streetscape improvements to Warwick Road in connection to all development sites</p> <p>IDP129 - Social and community facilities</p> <p>IDP150 - Health facilities, West Cromwell Road</p>
SA5; Wornington Green Estate Phase 3	<p>B. The refurbishment or replacement of an improved community facility and scope for its enlargement, including the provision of the existing community and leisure facilities currently provided.</p> <p>C. Public open space, including adventure playground.</p>	<p>Onsite, direct developer delivery</p> <p>Onsite direct developer delivery</p>	<p>IDP40 - Wornington Green (phases 1,2 and 3) Reconnection of Portobello Road and Wornington Road to Ladbroke Grove</p> <p>IDP76 - Wornington Green (phases 1 and 2) Education Facilities</p> <p>IDP87 - Wornington Green</p>

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
	<p>F. A good quality open space at least half the size of Athlone Gardens (4,593 sq m) must be available for public use throughout the construction period</p> <p>G. The re-connection of Portobello Road and Wornington Road to Ladbroke Grove and the re-establishment of the traditional street pattern with street layouts that favour active travel and discourage car traffic in the area.</p> <p>H. Affordable housing, with Housing Needs Assessment and Nominations Agreement</p> <p>I. Community Centre and associated outdoor space</p> <p>J. Residents' Room which re-provides an existing facility</p> <p>K. Re-provision of the open space (new Athlone Gardens) with a temporary space provided during construction</p> <p>L. Development will be liable to make planning contributions in</p>	<p>Onsite, direct developer delivery</p> <p>Offsite, planning contributions</p>	<p>(Phases 1, 2 and 3), New open space as re-provision of Athlone Gardens and community facility. Play space and play equipment. Community Hall/youth facility. Walking, cycling and public realm improvements</p> <p>IDP123 - Wornington Green (Phases 1, 2 and 3), Public Realm improvements, including public art</p> <p>IDP153 – Wornington Green (Phases 1 and 2) Health facilities in the vicinity of the development</p>

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
	accordance with the CIL Regulations and other relevant Local Plan policies and SPDs		
SA6: Lots Road South	<p>N. Create a new attractive and welcoming public space that is accessible to all.</p> <p>O. Make a feature of the creek within the landscape strategy.</p> <p>P. Incorporate a buffer zone along the full length of the site adjacent to the railway, to allow for a future cycleway and pedestrian route.</p> <p>R. Community space shall be located above basement level and allow for wide range of activities</p> <p>S. Locate the extra care use in an optimal location for future residents following the principles of Design for Dementia; including outdoor space.</p> <p>U. Development will be liable to make planning contributions in accordance with the CIL Regulations and other relevant Local Plan policies and SPDs.</p>	<p>Onsite, direct developer delivery</p> <p>Onsite, direct developer delivery</p> <p>Onsite, direct developer delivery</p> <p>Onsite, direct developer delivery</p> <p>Offsite, planning contributions</p>	-

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
SA7: Edenham Way	<p>F. Improvements to the public realm and open spaces around the site including improvements to the service areas and basements of Trelick building.</p> <p>G. Development will be liable to making planning contributions in accordance with the CIL Regulations and other relevant Local Plan policies and SPDs.</p>	<p>Onsite, direct developer delivery / Offsite, planning contributions</p> <p>Offsite, planning contributions</p>	<p>IDP103 - Open space improvements / mini allotments</p> <p>IDP124 - Public Realm improvements</p> <p>IDP125 - Provision of open space</p>
SA8: Chelsea Farmer's Market	<p>D. The creation of a new public square facing 151 Sydney Street and linking to Dovehouse Green.</p> <p>F. Development will be liable to making planning contributions in accordance with the CIL Regulations and other relevant Local Plan policies and SPDs.</p>	<p>Onsite, direct developer delivery</p> <p>Offsite, planning contributions</p>	<p>IDP9 - A3220 Edith Grove junction with Kings Road (e.g., Better Junction)</p> <p>IDP136 - Chelsea Farmer's Market, New public square</p>
SA9: Units 1-14 Latimer Road Industrial Estate	<p>G. Development will be liable to making planning contributions in accordance with the CIL Regulations and other relevant Local Plan policies and SPDs.</p>	<p>Combination of Onsite / Offsite, direct developer delivery and planning contributions</p>	<p>-</p>
SA10: Newcombe House	<p>A. Refurbish or re-provide a minimum of 20 social rent homes and floorspace on-site with a requirement to provide additional</p>	<p>Onsite, direct developer delivery</p>	<p>IDP53 and IDP54 - Notting Hill Station, Step-free access to stations</p> <p>IDP142 - GP Primary Care</p>

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
	<p>community homes as per Policy HO3.</p> <p>E. A new medical centre / GP surgery of a minimum 650 sq. m GIA.</p> <p>F. A new accessible, permeable and inclusive public square with level access through the site.</p> <p>G. A dedicated space for a Farmer's Market to return and operate.</p> <p>H. A high quality vibrant new public realm.</p> <p>J. The delivery of step free access from street level to the southbound platform of the Circle and District Line of Notting Hill Gate Underground Station through new lifts and walkways partially within the site.</p> <p>K. Development will be liable to making planning contributions in accordance with the CIL Regulations and other relevant Local Plan policies and SPDs.</p>	<p>Onsite, direct developer delivery</p> <p>Onsite, direct developer delivery</p> <p>Onsite, direct developer delivery</p> <p>Onsite, direct developer delivery</p> <p>Combination of direct developer delivery and planning contributions</p> <p>Offsite, planning contributions</p>	<p>Facility to be located in the Holland Park, Notting Hill Gate Area.</p> <p>IDP143 - Notting Hill Gate: NHS requirements, Hub for Integrated Care Services in line with Strategic Estates Plan</p>

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
SA11: The Plaza, 535 King's Road	E. Development will be liable to making planning contributions in accordance with the CIL Regulations and other relevant Local Plan policies and SPDs.	Combination of onsite / offsite, direct developer delivery and planning contributions	-
SA12: Harington Road Car Park	-	No policy specific requirements, but infrastructure and planning contributions will be determined as and when site comes forward	-
SA13: Emmanuel Kaye Building	-	No policy specific requirements, but infrastructure and planning contributions will be determined as and when site comes forward	-
SA14: 142A Highlever Road	-	No policy specific requirements, but infrastructure and planning contributions will be determined as and when site comes forward	-
SA15: Colebrook Court	-	No policy specific requirements, but infrastructure and planning contributions will be determined as and when site comes forward	-

NLPR Policy	Summary of Infrastructure / Planning contributions Requirement / description	Type of provision	IDP Reference (if applicable)
SA16: Holland Road Triangle	-	No policy specific requirements, but infrastructure and planning contributions will be determined as and when site comes forward	-



THE ROYAL BOROUGH OF
KENSINGTON
AND CHELSEA

www.rbkc.gov.uk/planningpolicy