

## **Appendix A – Draft 2016 to 2018 High Wycombe Town Committee Community Infrastructure Levy Funding Strategy**

Based on deliberations by the High Wycombe Town Committee CIL Working Group in September/October 2015 this strategy outlines a selection of prioritised projects to be implemented over the next three years from the local allocation of CIL collected from developments in the unparished wards.

It is anticipated that in the next three financial years, between £600,000 to £1m of CIL will be available for delivery of projects recommended by the Committee.

Given the uncertainty over the levels of funding that will be received (as it depends on development activity in the unparished area), and reflecting the main priorities expressed by the Committee, plus which projects are further on in terms of delivery, it is proposed there is a primary and secondary list of projects.

Projects within the primary list will be prioritised for implementation with the first £600,000 of CIL monies received over the next three years with projects in the secondary list delivered as and when over £600,000 is received or if projects in the primary list cannot be implemented.

### **Primary list of projects for implementation**

<b>1. New Cemetery</b>	
Description	A feasibility study is being progressed to locate a new cemetery at the Queensway site. A new cemetery is required by 2018/19 due to the area at the current cemetery for children's burial being close to capacity.
Potential Costs	Tbc following feasibility. Project would be part funded through HWTC Reserves and possibly other funding sources. This project may be implemented in 2017/18 financial year, subject to approval.
Lead Service	WDC Community Services
Anticipated date	2017/18

<b>2. New café and toilets at the Rye</b>	
Description	Project would involve a redevelopment of the existing café at the dyke with toilets included. The feasibility study for the project is proposed to be funded from existing S106 open spaces funds.
Potential Costs	Total cost will be confirmed after feasibility study. Other funding sources potentially include S106 open spaces funds collected from nearby developments.
Lead Service	WDC Community Services
Anticipated date	2017/18

<b>3. Pauls Row Toilets further improvements</b>	
Description	The Pauls Row toilets are due to re-open in late 2015 with the

	installation of coin operated paddle gates and some minor decoration. In order for the toilets to be a first-rate town centre facility, further refurbishment works will be undertaken at the toilets including new lighting and flooring.
Potential Costs	£15,000
Lead Service	WDC Environmental Services
Anticipated date	2016/17

#### **4. Improvements to undercroft of the Guildhall**

Description	The area under the Guildhall is not public highway and the paving is in need of attention/repair. The undercroft will also be repainted and lighting replaced.
Potential Costs	Approx. £10,000
Lead Service	WDC Estates
Anticipated date	2016/17

#### **5. Little Market House Undercroft**

Description	The current space is underutilised and has potential for infilling to create café space.
Potential Costs	Tbc following feasibility and design
Lead Service	WDC Estates
Anticipated date	2016/17

#### **6. Shelley Road Recreation Ground community room**

Description	A new small community room would be built at the existing changing rooms at the recreation ground. A feasibility report and consultation has been completed.
Potential Costs	£170,000. Other potential funding sources will be bidding to the QEII playing fields funding for fit out costs.
Lead Service	WDC Community Services
Anticipated date	2017/18

#### **7. Tree planting across the unparished area**

Description	WDC tree officers will liaise with local Members and landowners to identify suitable locations for additional tree planting.
Potential Costs	£10,000 to £20,000 per annum
Lead Service	WDC Planning & Sustainability
Anticipated date	2016/17

<b>8. Bollards outside laundry and fast food shop on Desborough Road</b>	
Description	Inconsiderate parking near this busy junction causes pedestrian safety issues and obstructs traffic, particularly buses, causing congestion.
Potential Costs	£2,000
Lead Service	Transport for Buckinghamshire
Anticipated date	2016/17

<b>9. Resurfacing and fencing improvements at Ash Hill School MUGA</b>	
Description	The current multi-use games area at Ash Hill School is not in use due to uneven and dangerous surfacing. The proposal is to fund the resurfacing and other necessary improvements to fencing and equipment. An agreement will be put in place with the school to ensure the MUGA is safely available for community use at non-school times.
Potential Costs	£30,000
Lead Service	WDC Community Services/ BCC Education
Anticipated date	2016/17

<b>10. High Wycombe historic town centre surfacing</b>	
Description	<p>In light of reduced maintenance spending available to Transport for Bucks the fabric of the footways and carriageway in the historic core of the town centre has often been patched in an ad hoc and unsightly way.</p> <p>A meeting has been held with the BCC Cabinet Member and Transport for Bucks to discuss a potential partnership approaching to ensuring that the historic town centre is maintained to the required standards. TfB will advise of a proposed schedule of works in late 2015.</p>
Potential Costs	To be agreed if and when partnership approach is agreed and a schedule of works is agreed.
Lead Service	WDC Planning & Sustainability/ Transport for Buckinghamshire
Anticipated date	tbc

### **Secondary list of projects for implementation**

<b>11. Remaking the River – feasibility and design work</b>	
Description	Previous studies have highlighted the potential to remake the river as a feature in High Wycombe town centre. Alongside ongoing work on Town Centre Masterplan a further stage of more detailed technical work in relation to the river is currently being defined. This is likely to include flood risk and hydrology assessments as well as design work. Whilst other funds will be needed for implementation of actual works it is clear that technical work over

	several years will be needed to support and develop this ambition. A contribution towards this ongoing work will enable the technical work to be put in place to support future funding bids for actual works to remake the river. The changes proposed as part of the Masterplan could enable sections of the river to be restored to the surface between Westbourne St and Archway roundabout, within the next five years subject to technical work and funding becoming available.
Potential Costs	£25,000
Lead Service	WDC Planning & Sustainability
Anticipated date	tbc

#### **12. Pedestrian safety measures on Hatters Lane**

Description	The LAF have funded a feasibility study to assess whether a pedestrian crossing or other pedestrian safety measures could be installed adjacent to the new Tesco Express on Hatters Lane. Concerns have been raised from local residents over the lack of a safe crossing point in the area where there is an elderly population.
Potential Costs	Depending on the results of the feasibility study
Lead Service	Transport for Buckinghamshire
Anticipated date	tbc

#### **13. Pedestrian crossing on The Pastures**

Description	The LAF have funded a feasibility study to assess whether a controlled pedestrian crossing on The Pastures passes the relevant criteria and is cost effective. Concerns have been raised over the lack of a safe crossing in the area adjacent to the Disraeli school.
Potential Costs	Depending on the results of the feasibility study
Lead Service	Transport for Buckinghamshire
Anticipated date	tbc

#### **14. Creation of Bassetsbury Historic Quarter**

Description	A suggestion has been put forward by a local Member and residents to create an historic trail through the Bassetsbury Manor area including a craft and woodland skills centre. The project is at a very early concept stage and the Committee requires much more detailed proposals to be put forward by the scheme promoters before it is moved forward.
Potential Costs	Tbc – further work on scope and costs required by scheme promoters.
Lead Service	tbc
Anticipated date	tbc

**15. Pasture Church community centre**

Description	The Committee have funded feasibility, design and planning costs for this proposal to reconfigure the existing Pastures Church to a full scale community building. The vast majority of the actual build costs are expected to be funded from a land sale and not CIL funds hence why the scheme is on the secondary list.
Potential Costs	Tbc but there is an expectation that the vast majority of the build costs are funded by the church themselves through a land sale.
Lead Service	Pastures Church
Anticipated date	tbc

**Implementation**

The Draft Strategy will be put forward to Cabinet for approval and delegated authority will be sought to relevant heads of service to use CIL funds to implement the identified projects (although further approvals may be necessary where other funding sources are also required).

The Town Committee will receive reports, at least once a year, on the progress of scheme delivery and whether any changes to the strategy are proposed.