

Item No. 6.	Classification: Open	Date: 19 September 2017	Meeting Name: Planning Committee
Report title:		To release £5,212,735.34 from the S106 agreements associated with the below developments, for the purposes of transport improvements in Southwark	
Ward(s) or groups affected:		Project: All Funds: All	
From:		Director of Planning	

RECOMMENDATION

1. To authorise the release of £5,212,735.34 of Section 106 funding, as set out below.

Project	Number of Agreements	Appendix	Total S106 Funding
Elephant and Castle	44	1	£3,521,153.22
Traffic Order Regulations	1358	2	£505,915.48
CPZ	17	3	£197,313.15
TOTAL	260		£4,224,381.85

2. In addition to those sums listed above, this report also seeks approval to release £988,353.49 of interest, associated with 64 separate agreements.

BACKGROUND INFORMATION

3. This report seeks the release of £3,521,153.22 from the agreements listed in Appendix 1, towards the improvements to the Elephant and Castle underground station and northern roundabout, including the removal of the subways.
4. A package of investment was agreed with TfL and the GLA which included the provision of a new Northern Line station with escalators and the 'peninsularisation' of the northern roundabout including removal of subways and provision of new public space. These improvements are in line with the council's vision for the areas and will transform the centre of the Elephant and Castle. The total baseline project costs for these works were set by TfL, at the time, at £154.1m. The council's contribution towards the overall cost was capped at £63m, £48m to be funded from S106 and £15m from borough wide community infrastructure levy. The GLA have agreed to underwrite financing costs and their total contribution is £8.5m, with the remaining funds of £82m to be met by TfL.
5. On 18 November 2014, as part of the 2014/15 quarter 2 capital monitoring report, cabinet agreed a variation to the capital programme of £63m. Paragraphs 81-89 of this report proposed this as the council's contribution towards the £154.1m strategic improvements projects to be carried out by TfL. The schedule of payments due to TfL under this arrangement is reflected in paragraph 26.
6. This release of these historic strategic transport funds is towards the council's total £63m obligation.

7. Approval is sought for the release of £505,915.48 from the Agreements listed in Appendix 2, for 135 amendments to the traffic regulation orders.
8. Until 2013 car free developments were required, by a S106 Agreement, to pay £2,750 (previously £2,500) towards the amendment of the existing traffic order. This was to prohibit new occupiers of a development (unless holders of a disabled person's badge) from obtaining a parking permit or buying a contract to park within any car park owned, controlled or licensed by the council. This amendment is to ensure that the development remains car free.
9. Historically, the amendments were made at the time a development was constructed, funded from the highways departmental budget (ultimately the council's capital budget) and off-set with the S106 funds being drawn down at the close of the financial year. However, a number of these were missed and the relevant S106 funds were not accessed.
10. The amendments referred to in those agreements, as listed in Appendix 2 have already been made and funded and this release seeks to replenish the other sources of capital funding that were used.
11. Approval is also sought for the release of £197,313.15 from the 17 Agreements listed in appendix 3, towards investigative studies as to whether any of the controlled parking zones (CPZ) in the vicinity of the various developments should be extended, or new CPZs created.
12. The relevant developments were granted between 5 and 19 years ago and any investigations have now taken place and any required implementation has now occurred.
13. At least one agreement states that *'in the event that it becomes impossible or undesirable to apply the site and development payment for the purposes or facilities described herein the council may expend the site and development payment on infrastructure and environmental improvement projects in the vicinity of the site...'*
14. In much the same way as the previously mentioned TMOs of paragraphs seven to ten were funded, the associated S106 funding was never drawn-down and these works were capital funded from the relevant department's budget, rather than by the appropriate S106 funds.
15. This release report seeks to offset the above and redress the deficit in the capital budget.
16. The final release for approval is £988,353.49 from the 64 Agreements listed in Appendix 4.
17. These are individual amounts of interest that have been accumulated over the past decade or more and associated with the specific Agreement, as a whole and not an individual purpose.

KEY ISSUES FOR CONSIDERATION

Community impact statement

18. These projects will support the council's commitment to meet the needs of Southwark's community. All works have been designed to enhance the attractiveness of the area as places in which people choose to live and work.
19. By implementing the two strategic transport projects in the area, the council is improving the environment and social sustainability of the borough, providing high quality public places which local residents and workers can use and which promotes the potential for interaction.
20. All projects have been designed to be fully accessible to all, without prejudice or discrimination.
21. In the case of the traffic management order and CPZ release, the appropriate works have already be implemented, but funded from the council's capital budget. This release will allow the correct source of funding - S106 to be used to reimburse the budget, and be correctly allocated, as intended by the original legal agreements.
22. The proposals have no negative impacts on any particular age, disability, faith or religion, race and ethnicity and sexual orientation.
23. With the exception of those benefits identified, the proposals are not considered to have a disproportionate effect on any other community or group.

Consultation

24. With regard to the Elephant and Castle works, there has been extensive public consultation since 2010, with further planned as the station works progress.
25. For all amendments to the traffic regulation order, including parking restrictions and CPZ alterations, there are statutory obligations to consult with the public. Where relevant these were carried out at the appropriate time.

Resource implications

26. The proposed payment schedule to TfL from the council is

2015 £m	2016 £m	2017 £m	2018 £m	2019 £m	2020 £m	2021 £m	2022 £m	2023 £m
4.441	4.676	5.465	7.202	2.199	2.213	16.748	6.459	2.830
2024 £m	2025 £m	2026 £m	2027 £m	2028 £m	2029 £m	2030 £m	Total £m	
2.866	2.901	1.000	1.000	1.000	1.000	1.000	63.00	

27. The future cost of the council contribution is expected to be funded from S106 and CIL funds. Cash flow implications with regard to the expected income to the council and the payment schedule to TfL (as reflected above) needs to be closely monitored and managed on an annual basis.

28. All £3,521,153.22 listed in Appendix 1 is currently unallocated and available. The proposed allocation accords with the above mentioned agreements and would provide appropriate mitigation for the impacts of the specific and future developments.
29. As stated previously, the traffic regulation order amendments have previously been funded from other resources. This release is to redress the incorrect source of funding.
30. The £505,915.48 detailed in Appendix 2, was secured by numerous legal agreements for the sole purpose of amending the existing traffic regulation order and cannot be expended on any other purpose.
31. Likewise, the £197,313.15 detailed in Appendix 3, was secured by numerous legal agreements for the sole purpose of investigating and/or implementing CPZs and cannot be expended on any other purpose.
32. All £505,915.48 and £197,313.15 are currently unallocated and available. The reimbursement of the budgets, which were initially used incorrectly, is in line with the legal agreements listed and appropriate.
33. The 64 separate sums of interest, totalling £988,353.49 are associated with the Agreements as a whole and not individual purposes. For this reason the council is free to collectively assign these sums to an appropriate use.
34. As outlined above, particularly in paragraph 5, the council is obliged to pay TfL £63m, by 2030. The decision has been taken at senior level, that this unidentified £988,353.49 should be used to off-set future capital funding of the Elephant and Castle project, funding which can be more appropriately directed.

Policy implications

35. These projects will help deliver our Fairer Future Promises by making Southwark a more connected and sustainable borough to live in.
36. The projects meet the following Fairer Future Promises:
 - Promise 1: Value for money.
 - Promise 6: A greener borough.
 - Promise 7: Safer communities.
 - Promise 9: Revitalised neighbourhoods.
 - Promise 10: Age friendly borough.

SUPPLEMENTARY ADVICE FROM OTHER OFFICERS

Director of Law and Democracy

37. This report contains 4 separate requests to the Members of the planning committee to authorise the release of a total of £5,212,735.34 for a variety of transport improvements within the borough. The monies have been paid to the council from a variety of planning obligation agreements which have been negotiated and agreed in accordance with the provisions of section 106, Town and Country Planning Act 1990 and arising from the need to mitigate the effect within the borough of the impact arising from particular developments.

38. Members are reminded that the expenditure of section 106 monies must be in accordance with:
 - a. The terms of the specific section 106 Agreement; and
 - b. The tests which are set out in Regulation 122(a), Community Infrastructure Regulations in that they must be:
 - i) necessary to make the development acceptable in planning terms;
 - ii) directly related to the development; and
 - iii) fairly and reasonably related in scale and kind to the development.
39. In the case of each of the reports, there has been public consultation and furthermore, the proposals which are being outlined are not considered to have any adverse impact on any community or group.
40. The decision to consider and approve the expenditure of section 106 monies which exceed £100,000 is reserved to members of the planning committee in accordance with Part 3F, paragraph 9 of the council constitution under the heading "Matters reserved for a decision". Subject to taking into account the considerations listed at paragraph 67 above, members are advised that they are able to approve the proposed expenditure as it is consistent with the terms of the various planning agreements.
41. As far as the first request to Members is concerned, the transport improvements at the Elephant & Castle roundabout have been canvassed over some years and an agreement has been entered into with the GLA committing the council to make payments of up to £63 million. Payments under the agreement with the GLA commenced from 31 March 2015. As explained in paragraph 4 of this report, £48 million of these monies is to come from financial obligations made under section 106 Agreements. Accordingly, the majority of the monies referred to in the agreements listed in Appendix 1 have already been provisionally allocated towards the improvements for the Elephant and Castle roundabout and the proposed underground station. The purpose of this part of the report is merely to allow for the formal allocation to be completed.
42. With regard to the TMO funds, paragraphs 7-10 of the report confirms that the various amendments have already been made and this release is merely reimbursing the council's capital budget.
43. With regard to the CPZ funds, paragraphs 11-15 explains that the cost of the works incurred in relation to the various studies have already been funded direct by the relevant departments. Therefore this approval is merely allowing a reimbursement of the monies. Such expenditure is in accordance with the agreements listed in Appendix 3.
44. The fourth section involves the release of £988,353.49 from a total of 64 section 106 Agreements, as listed at Appendix 4.
45. It is assumed that this is an administrative tidying exercise since paragraphs 52 acknowledge that the sums involved cannot be identified to a particular project or a specific agreement. It does seem that some of the monies have been held by the council over some time and most for more than five years. In view of the time lapse, the report states at paragraph 32 that the decision has been taken at a senior level to utilise these monies and, in the case of the Elephant and Castle transport hub, for a project which is clearly of very significant and strategic importance for those living in and visiting the borough.

46. However, it does have to be reported that there is a risk of challenge in relation to these monies amounting to £988,353.49 as it is not possible to confirm either that the monies are being spent in accordance with the terms of the original planning agreement or that the original obligation was in accordance with the community infrastructure regulations.

Strategic Director of Finance and Governance

47. This report seeks approval from the planning committee to release the sum of £5,212,735.34 from the various agreements listed in appendices 1 to 4 to deliver transport improvements in Southwark.
48. The director of planning confirms the section 106 receipts associated with the agreements listed in this report have not been allocated to other projects, and the proposed allocation accords with the terms of the agreements.
49. The strategic director of finance and governance notes the council has received the related section 106 funds and they are available for the purposes outlined in the financial implications sections of the report.

BACKGROUND DOCUMENTS

Background Papers	Held At	Contact
Copies of S106 Legal Agreements	Planning Division, 160 Tooley Street, London SE1	Jack Ricketts 020 7525 5464
Quarter 2 Capital Monitoring for 2014/15 and Capital Programme Refresh for 2014/15-2023/24	Constitutional Team, 160 Tooley Street, London SE1	Victoria Foreman 020 7525 5485

APPENDICES

No	Title
Appendix 1	Elephant and Castle Funds
Appendix 2	Traffic Order Regulations Funds
Appendix 3	CPZ Funds
Appendix 4	Interest (un-attributable) Funds

AUDIT TRAIL

Lead Officer	Alistair Huggett, Planning Projects Manager	
Report Author	Jack Ricketts, CIL and S106 Manager (Team Leader)	
Version	Final	
Dated	4 September 2017	
Key Decision?	No	
CONSULTATION WITH OTHER OFFICERS / DIRECTORATES / CABINET MEMBER		
Officer Title	Comments Sought	Comments included
Director of Law and Democracy	Yes	Yes
Strategic Director of Finance and Governance	Yes	Yes
Director of Planning	Yes	Yes
Cabinet Member	No	No
Date final report sent to Constitutional Team		7 September 2017

APPENDIX 1

ELEPHANT AND CASTLE: STATION AND NORTHERN ROUNDABOUT

Permission Ref	Account No	Address	Amount
08/AP/2406	404	Land Adjoining Albert Barnes House, New Kent Road, London, SE1 6PH	23,075.00
08/AP/2409	444	Land Adjoining 60 St Georges Road, London, SE1 6ET	6,721.00
09/AP/0722	438	122-124 Spa Road, London SE16	3,500.00
09/AP/1089	530	Kings College Hall, 10 Champion Hill, London, SE5 8AN	66,898.86
09/AP/1769	442	Land To The Rear Of 1-27 Brabourn Grove, 175-205 Hollydale Road & 74-78 Evelina Road London, SE15 2BS	19,224.00
09/AP/2130	473	Land Adjoining 114 Woodland Road, London, SE19 1PA	11,000.00
10/AP/1935	560	Land Adjacent To Lambeth College & Potters Fields, London SE1	200,582.99
10/AP/1966	614	Garage And Nursery Site, Lindley Estate, Peckham Park Road, London, SE15	6,945.00
11/AP/0963	570	41-55 Rotherhithe Old Road, London, SE16 2PR	7,709.28
11/AP/1097	380A	Tavern Quay Commercial Centre, Rope Street, London, SE16 7TX	35,745.05
11/AP/1139	774	Ground Floor, South City Court, 52 Peckham Grove, London, SE15 6AL	6,528.00
11/AP/2012	681	Brandon House, 180 Borough High Street, London, SE1 1LW	72,704.28
11/AP/2320	596	16-20 Windsor Walk, London, SE5 8BB	16,696.00
11/AP/4309	620	Site Bounded By Edmund Street, Southampton Way And Notley Street, London SE5	158,684.65
12/AP/1066	654	44-50 And 52-58 Lancaster Street, London, SE1 0S	21,071.90
12/AP/1308	686	1-6 Camberwell Green & 307-311 Camberwell New Road, London SE5	69,743.99
12/AP/1630	670	44 Wanley Road, London, SE5 8AT	9,792.00
12/AP/2859	659	Valentine & Orson Public House 171 Long Lane, London, SE1 4PN	10,454.01
12/AP/3255	656	6 Willow Walk, London SE1	24,088.00
12/AP/3563	655	East Dulwich Estate Site Bounded By Dog Kennel Hill Quorn Road Pytcheley Road And Albrighton Road SE22	49,225.00
12/AP/3860	713	Estate Office, Avondale Square, London, SE1 5PD	11,581.09

Permission Ref	Account No	Address	Amount
12/AP/4049	676	27-29 Blue Anchor Lane, London, SE16 3UL	19,414.27
13/AP/0065	723	399 Rotherhithe New Road, London, SE16 3HG	88,546.00
13/AP/0561	679	Land East Of Crown Street Between Wyndham Road And Bethwin Road Including The Former Crown Street Depot And The Bethwin Road Adventure Playground Crown Street Camberwell SE5 OUR	39,306.26
13/AP/1714	707	127-143 Borough High Street, London SE1 1NP	39,088.32
13/AP/1738	706	83-89 Queens Road And 2 A-C Carlton Grove, London, SE15 2EZ	23,272.00
13/AP/1767	708	Land Bounded By Scylla Road, Nunhead Green And Nunhead Lane And Land Bounded By Nunhead Lane, Linden Grove And Candle Grove, London SE15	15,413.00
13/AP/1864	716	525-539 Old Kent Road London SE1	20,659.25
13/AP/2901	753	Land To The South Of Southwark Education And Resource Centre, Cator Street, London, SE15 6AA	15,974.00
13/AP/3059	720	6-14 Melior Street And Land Adjoining To The Rear Of Our Lady Of La Sallete And Saint Joesph Catholic Church , London, SE1 3QP	19,546.00
13/AP/3791	733	1, 3-5. 7-19 Valentine Place and 21, 27-31 Webber Street, London, SE1 8QH	80,957.00
14/AP/0075	750	41-43 East Dulwich Road, London, SE22 9BY	1,792.00
14/AP/0257	732	315-317 Camberwell New Road, London SE5 0TF	17,117.98
14/AP/0669	737	2 Havil Street, Adjacent To 160 Southampton Way, London, SE5 7SD	20,913.73
14/AP/1302	749	Fielden House, 28-42 London Bridge Street, London SE1	98,702.32
14/AP/1862	772	128-150 Blackfriars Road, London, SE1	1,697,216.00
14/AP/1872	751	Site Of The Former Tuke School, 2-4 Woods Road, London, SE15 2PX	63,210.00
14/AP/2102	734	Site Bounded By Grange Walk, Grange Yard And The Grange, London, SE1 3DT	85,247.00
14/AP/2709	757	2-16 Amelia Street, London, SE17 3PY	168,184.41
14/AP/2992	747	37-39 Peckham Road And 45-65 Peckham Road, London SE5 8UH	69,589.00

Permission Ref	Account No	Address	Amount
14/AP/3204	762	61 Southwark Street, London, SE1 0HL & 15,17,19 Great Guildford Street SE1	18,153.00
14/AP/3277	758	Land At 1-20 Houseman Way, 30-51 Houseman Way And 90-106 Benhill Road, London SE5	47,368.00
14/AP/3550	763	53 Great Suffolk Street, London, SE1 0DB	29,285.58
14/AP/4693	755	Old Station House, 1 Carter Place, London, SE17 2GD	10,228.00
TOTAL			3,521,153.22

APPENDIX 2**TRAFFIC REGULATION ORDER AMENDMENTS**

Permission Ref	Account No	Address	Amount
03/AP/2161	268	N/A	28,000.00
03/AP/2370	247	N/A	2,500.00
04/AP/0190	185A	N/A	18,970.73
05/AP/0101	258	N/A	2,500.00
05/AP/0135	214	N/A	2,500.00
05/AP/0566	271	N/A	12,000.00
05/AP/2342	409	N/A	22,000.00
05/AP/2530	324	N/A	1,938.00
06/AP/0341	349	N/A	2,500.00
06/AP/0639	480	N/A	2,750.00
06/AP/1217	360	N/A	2,500.00
06/AP/1605	439	N/A	2,750.00
06/AP/1754	371	N/A	2,750.00
06/AP/1882	305	N/A	2,500.00
06/AP/2155	340	N/A	2,500.00
06/AP/2183	330	N/A	2,500.00
06/AP/2490	353	N/A	2,750.00
07/AP/0202	335	N/A	2,750.00
07/AP/0768	343	N/A	2,750.00
07/AP/0962	524	N/A	2,750.00
07/AP/1124	336	N/A	2,500.00
07/AP/1262	687	N/A	3,060.58
07/AP/1650	373	N/A	2,750.00
07/AP/1715	348	N/A	2,750.00
07/AP/1718	592	N/A	2,750.00
07/AP/2075	385	N/A	2,750.00
07/AP/2124	383	N/A	2,750.00
07/AP/2282	387	N/A	2,750.00
07/AP/2346	418	N/A	2,750.00
07/AP/2931	529	N/A	2,750.00
07/CO/0046	338	N/A	2,750.00
08/AP/0251	422	N/A	2,750.00
08/AP/0351	395	N/A	2,750.00
08/AP/1330	381	N/A	2,750.00
08/AP/1409	417	N/A	3,000.00
08/AP/1480	440	N/A	2,750.00
08/AP/1541	393	N/A	540.70
08/AP/1611	392	N/A	2,750.00

Permission Ref	Account No	Address	Amount
08/AP/1650	465	N/A	2,750.00
08/AP/1698	389	N/A	2,750.00
08/AP/2406	404	N/A	2,750.00
08/AP/2409	444	N/A	2,750.00
08/AP/2411	446	N/A	2,750.00
08/AP/2427	445	N/A	2,750.00
08/AP/2440	448	N/A	2,750.00
08/AP/2502	403	N/A	2,750.00
08/AP/2809	406	N/A	2,750.00
08/AP/2845	431	N/A	2,750.00
08/AP/3022	315A	N/A	250.00
09/AP/0537	490	N/A	2,750.00
09/AP/0577	449	N/A	2,750.00
09/AP/0805	553	N/A	2,750.00
09/AP/0841	462	N/A	2,750.00
09/AP/1089	530	N/A	2,975.35
09/AP/1766	545	N/A	2,750.00
09/AP/1796	454	N/A	2,750.00
09/AP/1940	600	N/A	2,973.10
09/AP/2077	484	N/A	2,750.00
09/AP/2193	483	N/A	2,750.00
09/AP/2320	566	N/A	2,750.00
09/AP/2388	491	N/A	2,750.00
09/AP/2915	457	N/A	2,750.00
10/AP/0174	764	N/A	2,750.00
10/AP/0521	488	N/A	3,075.98
10/AP/1165	539	N/A	2,750.00
10/AP/1255	481	N/A	2,750.00
10/AP/1352	477	N/A	2,750.00
10/AP/1368	512	N/A	2,750.00
10/AP/1394	493	N/A	2,750.00
10/AP/1882	496	N/A	2,750.00
10/AP/1923	580	N/A	2,750.00
10/AP/1943	518	N/A	2,750.00
10/AP/1950	502	N/A	2,750.00
10/AP/2081	510	N/A	2,750.00
10/AP/2187	495	N/A	2,750.00
10/AP/2230	513	N/A	2,750.00
10/AP/2264	500	N/A	2,750.00
10/AP/2328	505	N/A	2,750.00
10/AP/2429	508	N/A	2,750.00

Permission Ref	Account No	Address	Amount
10/AP/2623	517	N/A	2,750.00
10/AP/2682	537	N/A	2,750.00
10/AP/2750	523	N/A	2,750.00
10/AP/2849	551	N/A	2,750.00
10/AP/2963	520	N/A	2,750.00
10/AP/2999	660	N/A	2,750.00
10/AP/3131	526	N/A	2,750.00
10/AP/3316	594	N/A	2,786.99
10/AP/3372	568	N/A	2,982.20
10/AP/3392	540	N/A	2,750.00
10/AP/3409	549	N/A	2,750.00
10/AP/3604	544	N/A	2,750.00
10/AP/3803	558	N/A	2,750.00
11/AP/0138	562	N/A	2,812.38
11/AP/0196	559	N/A	2,126.00
11/AP/0217	565	N/A	2,750.00
11/AP/0771	573	N/A	2,750.00
11/AP/0868	666	N/A	2,875.94
11/AP/0914	320A	N/A	5,250.00
11/AP/1019	585	N/A	2,750.00
11/AP/1071	579	N/A	2,835.00
11/AP/1107	598	N/A	2,750.00
11/AP/1147	583	N/A	2,750.00
11/AP/1180	567	N/A	13,132.00
11/AP/1341	584	N/A	2,750.00
11/AP/1467	586	N/A	2,750.00
11/AP/1607	576	N/A	2,750.00
11/AP/1676	574	N/A	2,750.00
11/AP/1711	581	N/A	2,750.00
11/AP/1760	577	N/A	2,750.00
11/AP/1878	599	N/A	2,750.00
11/AP/1955	589	N/A	2,750.00
11/AP/2320	596	N/A	2,750.00
11/AP/2577	591	N/A	2,767.83
11/AP/2900	588	N/A	2,750.00
11/AP/3510	610	N/A	2,750.00
11/AP/3515	601	N/A	2,837.96
11/AP/3529	635	N/A	2,758.71
11/AP/3834	743	N/A	2,750.00
11/AP/3963	602	N/A	2,816.00
11/AP/4138	606	N/A	2,750.00

Permission Ref	Account No	Address	Amount
11/AP/4242	605	N/A	2,750.00
11/AP/4251	699	N/A	2,826.02
11/AP/4309	620	N/A	60,556.10
12/AP/0040	644	N/A	2,750.00
12/AP/0286	657	N/A	2,750.00
12/AP/0547	608	N/A	2,750.00
12/AP/1455	628	N/A	2,750.00
12/AP/1638	569A	N/A	2,750.00
12/AP/2239	664	N/A	2,750.00
12/AP/2332	701	N/A	2,844.96
12/AP/2694	652	N/A	2,750.00
12/AP/2797	658	N/A	2,763.13
12/AP/2859	659	N/A	2,802.55
12/AP/2942	661	N/A	2,815.93
13/AP/0568	692	N/A	2,791.34
TOTAL			505,915.48

APPENDIX 3**CPZ REVIEW**

Permission Ref	Account No	Address	Amount
98/AP/0652	80	332/334 Walworth Road, London SE17	6,000.00
98/AP/1905	88	Maidstone Buildings 72-74 Borough High Street, London, SE1 1XF	25,623.00
99/AP/0747	84	St Saviours House, 21 Bermondsey Wall West & Site Adjacent on George Row, SE16	30,000.00
03/AP/1413	220	43 Linden Grove, London, SE15 3LW	9,000.00
03/AP/1417	209	137-141A Rye Lane, London, SE15 4ST	2,500.00
03/AP/1952	219	82-96 Old Kent Road SE1	7,500.00
04/AP/0772	223	134-148 Queens Road 8 St Marys Road & Former Depot Site Lugard Road SE15	50,145.31
04/AP/0191	252	20-26 Flint Street SE17	26,000.00
05/AP/0722	246A	Cabrini House, Forest Hill Road London SE23	1,500.00
06/AP/2327	322	52-54 Weston Street, London, Southwark, SE1 3QJ	2,500.00
06/AP/1986	327	New Concorde, 96 Webster Road, London, SE16 4DF	2,500.00
07/AP/0966	372	100 Lynton Road, London, SE1 5QS	4,000.00
08/AP/0570	365	1A St Marys Road, London, SE15 2EA	7,000.00
08/AP/0726	433	Bricklayers Arms Public House 121-123 Southampton Way, London, SE5 7EW	8,000.00
09/AP/1749	436	46-49 Blackfriars Road, London, SE1 8NZ	2,750.00
11/AP/2565	616	Quebec Way Industrial Estate, Quebec Way, London, SE16	9,393.93
12/AP/1066	654	44-50 And 52-58 Lancaster Street, London, SE1 0S	2,900.91
TOTAL			197,313.15

APPENDIX 4**MISC. INDEXATION**

Permission Ref	Account No	Address	Amount
N/A	287	N/A	10,190.10
N/A	291	N/A	15,090.19
N/A	299	N/A	416.00
N/A	305	N/A	326,515.86
N/A	312	N/A	5,951.67
N/A	324	N/A	8,118.53
N/A	328	N/A	64,418.70
N/A	333	N/A	2,213.18
N/A	336	N/A	2,340.81
N/A	349	N/A	2,258.00
N/A	360	N/A	3,234.00
N/A	368	N/A	546.00
N/A	377	N/A	18,605.00
N/A	393	N/A	1,539.16
N/A	395	N/A	7,472.05
N/A	400	N/A	50,835.17
N/A	401	N/A	13,073.73
N/A	404	N/A	27,385.10
N/A	406	N/A	95,492.00
N/A	416	N/A	5,696.14
N/A	423	N/A	5,778.82
N/A	432	N/A	610.50
N/A	436	N/A	9,702.00
N/A	437	N/A	1,021.76
N/A	440	N/A	188.00
N/A	441	N/A	6,329.54
N/A	442	N/A	10,898.53
N/A	444	N/A	4,048.53
N/A	445	N/A	36,865.46
N/A	446	N/A	38,545.80
N/A	447	N/A	600.75
N/A	448	N/A	16,283.68
N/A	451	N/A	4,964.89
N/A	452	N/A	51,301.88
N/A	455	N/A	11,308.20
N/A	458	N/A	226.24
N/A	462	N/A	6,901.77
N/A	493	N/A	15,587.00

N/A	494	N/A	3,455.61
N/A	499	N/A	2,894.00
N/A	517	N/A	7,207.89
N/A	524	N/A	7,700.90
N/A	526	N/A	20,907.05
N/A	531	N/A	2,036.84
N/A	532	N/A	822.83
N/A	541	N/A	210.62
N/A	543	N/A	6,704.30
N/A	547	N/A	1,700.00
N/A	551	N/A	4,233.84
N/A	556	N/A	1,765.70
N/A	559	N/A	5,113.13
N/A	560	N/A	1,782.37
N/A	565	N/A	3,020.07
N/A	566	N/A	8,810.22
N/A	584	N/A	2,931.75
N/A	589	N/A	2,372.40
N/A	590	N/A	5,752.74
N/A	596	N/A	4,363.40
N/A	602	N/A	56.90
N/A	610	N/A	1,185.76
N/A	641	N/A	20.00
N/A	671	N/A	3,986.23
N/A	758	N/A	2,270.06
N/A	758	N/A	4,494.14
TOTAL			988,353.49