

UTILITIES AND WASTE

Utilities in Westminster include providing heat and electricity, broadband and telecommunications, waste management and recycling and water and wastewater (including sewage treatment).

Energy

UK Power Networks (UKPN) is the lead distribution network operator for electricity, and Cadent Gas oversees gas supply in Westminster. Additional supply is provided by district heating networks, such as the Pimlico District Heating Undertaking (PDHU). The council is now focused on replacing PDHU and the other smaller communal heating systems across the council's estate as they approach the end of life. This provides the opportunity to switch the heat source from gas to electricity, which reduces the carbon impact of the networks. The council is also working to introduce new or improved heat networks including at Regent Street, Lisson Grove, and Portman Square.

UKPN operates 12 main substations in Westminster with a total supply capacity of 1.4GW. Known planned provision includes further investing in projects to fulfil present and future energy needs, such as exploring low-carbon solutions to achieve net zero goals.

The Council has produced a Local Area Energy Plan (LAEP) for Westminster. The full report can be found here. The LAEP sets out the practical changes required to buildings and infrastructure to get to net zero. The Local Area Energy Plan's key finding is to reach net zero as a city by 2040, the total investment required is circa £5.1 Billion. The LAEP pathway will require a major infrastructure programme across the city over the next 15 years. The key recommendations for the city are:

- Westminster should target a 40% overall energy demand reduction, focusing initially on upgrading single glazing and loft & cavity insulation.
- Westminster should target a minimum of 46% of buildings connected to heat networks, alongside major growth in individual heat pumps for areas of lower heat density. This will require an additional 131,000 heat network connections (up from 33,200 at present) and an investment of circa £1.5 billion.
- Westminster should target 90 MW of rooftop solar PV, equivalent to about 6% of total Westminster roof space, which would be a 4500% increase.
- There will be a 35% increase in electricity demand, which may require a number of new substations. WCC have shared the LAEP data with UKPN to be fed into their plans.

Energy	
Category	**Details**
Lead	UKPN is the lead distribution network operator for electricity, and Cadent Gas oversees gas supply in Westminster.
Current Provision	UKPN operates 12 main substations in Westminster with a total supply capacity of 1.4GW. More information is required on current gas provision in the borough.
Known Planned Provision	Investing in projects to fulfil present and future energy needs, such as exploring low-carbon solutions to achieve our 2040 net zero target. This replacing existing heat networks that are nearing end of life, most significantly PDHU but also separately the other 70+ local systems across the council's estates, and updating the heat source from gas to electricity to reduce carbon impacts.
Future Needs	The Local Area Energy Plan highlights the complex future needs for the city's energy system. Proposed solutions include district heat networks, heat pumps for individual buildings where necessary, increased rooftop solar and deep retrofit schemes.
Funding	CIL funding, collaboration with public sector assets and new developments, exploration of trigger point opportunities. Most funding for identified Cadent Gas projects would come from regulatory funding. However, implementing these would depend on whether access was allowed and if there were mechanisms to help reduce the cost by removing/reducing lane rental and sharing costs through collaboration opportunities.

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	There is a mechanism to collect Section 106 contributions which are pooled and called 'carbon offset' funding but this is minimal in terms of generating enough funding to achieve net zero infrastructure. The council is developing green finance mechanisms in order to fund it's planned provision, however this is in it's preliminary development stages.

Schedule									
Prioritisation	**Programme / Strategic project**	**Location/s**	**Description**	**Provider**	**Estimated WCC cost**	**Phasing (Start)**	**Phasing (End)**	**Timescale**	**Total Funding gap**
Essential	Net zero as a Council by 2030.	Borough-wide	This project involves taking advantage of end-of-life renewals of Communal/district heating systems to install non gas fueled systems. The project also needs to consider renewing systems earlier in order to meet the 2030 target as well as consider the impact of the new non gas fueled system on the running cost for residents. Project also need to address this competing cost of living objective with the need to decarbonise.	WCC	£325,000,000.00	2025	2030-2040	Long	
Essential	Gas mains replacement works Trafalgar Square and Charing Cross Road	WC2N 5DN	Gas mains replacement works Trafalgar Square and Charing Cross Road.	Cadent Gas	£0.00	TBC	TBC		
Essential	PDHU Decarbonisation	SW1V 3DP	Decarbonisation of the Pimlico District Heat Undertaking. Decarbonisation is just one element; the network is in need of upgrading due to heat loss and the cost of repairs / maintenance.	WCC		TBC	TBC		

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Essential	South Westminter Area Network	Northbank, Whitehall, Victoria and Pimlico areas	Creation of a new heat network in the Northbank, Victoria and Pimlico areas that will supply approximately 407 GWh of low carbon heat per year to over 1,000 businesses, public buildings and domestic customers.	Department for Energy Security & Net Zero	None to WCC as costs will be met by a private developer Estimated overall cost £416,000,000	2027	2035	Long	
Essential	NW8 / Lisson Green Heat Network	NW8 postcode (Lisson Green, Church Street & Wharncliffe Gardens)	Create a heat network between Westminster-owned housing stock in the NW8 post code, using waste heat sources including UKPN substations and the canal, initial network focused on Lisson Green with a range of expansion options.	WCC	£18,680,000	2025	2036	Long	£18,680,000
Important	Regent Street Heat Network	Regent Street,	Development of a new Heat Network to serve assets along regent street, focusing on Crown Estate assets as the initial load, and considering how the network development can be integrated in the Council's public realm scheme on Regent Street.	The Crown Estate	Currently unknown – most capital costs to be met by TCE / network developer. Some potential public realm costs to WCC.	2027		Long	
Important	Portman Energy Network	Portman Square,	Development of a 5th generation district heating and cooling network connecting Portman Estate's buildings around Portman Square.	Portman Estate	Currently unknown – most capital costs to be met by TCE / network developer. Some potential public realm costs to WCC.			Long	
Essential	Communal Housing Decarbonisation	Borough-wide	Decarbonisation and upgrade of a number (around 70+) smaller communal heating systems across the council's estate	Housing Department		TBC	TBC		

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Essential	Electric Vehicle Charging (EV Infrastructure)	Borough-wide	Roll-out of electric vehicle (EV) charging points. A programme of infrastructure to promote electric vehicles instead of petrol and diesel, throughout Westminster, to support residents and visitors and improve air quality.	WCC	£3,311,000.00	Ongoing	Ongoing	Short	£816,000.00
Essential	Lighting LED lantern and CMS rollout	Borough-wide	Supporting the City Council's vision by replacing old lights with LED lights and remotely monitored with a central management system.	WCC	£6,442,248.00	2019	2024	Short	£-
Essential	Westminster bridge Gatic cover replacement, western bank	SW1A 2JH	Renew failed covers within the carriageway	Cadent Gas		2023	2024	Short	
Essential	London Medium Pressure Scheme - St. Martins Lane to Abbey Orchard St Medium Pressure Replacement		Replace large (48" metallic) Medium Pressure main with new PE main principally via insertion excavations at strategic points.	Cadent Gas		2023	2024	Short	
Essential	London Medium Pressure Scheme - Monck Street Mains Governor Replacement		Replace large (48" metallic) Medium Pressure main with new PE main principally via insertion excavations at strategic points. Replace Pressure Regulation Governor at entrance to Monck Street from Great Peter Street by excavation, removal and installation of new equipment.	Cadent Gas		2024	2025	Short	
Essential	Risk Driven Gas Main		Replace the highest risk gas mains in Westminster.	Cadent Gas		2023	2025	Short	

	Replacement Projects								
Essential	Complex Gas Main Replacement Projects		Replace gas mains with high complexity in Westminster.	Cadent Gas		2023	2026	Short	
Essential	Risk Driven Gas Riser Replacement Projects in Multiple Occupancy Buildings (MOBs)	NW8 8UE	Much of the gas network within the Lisson Grove Estate is approaching the end of its life. Some of these buildings are now a priority to replace and will require the appropriate documentation with regards cladding and LPS status. We anticipate the need to replace the network in most buildings on the estate within the next 10 years.	Cadent Gas		2023	2033	Medium	
Desirable	Net zero carbon measures	West End	Support for a variety of measures to promote net zero carbon through retrofitting and insulation, promoting use of heat pumps in residential and commercial buildings and use of PV panels. Provide more electrical charge points.	WCC and private property owners	£0.00				
Essential	Wall insulation improvement to reduce Energy use.	["Borough-wide"]	To improve the energy efficiency of our Social Homes we need to internally insulate them. This involves adding 100mm to the exposed walls of the home and in some cases the floors and roof.	WCC	£70,000,000.00	2022	2040	Long	15000000

Important	Solar PV Installation	Borough-wide	Solar PV programme identifying suitable council buildings to install Solar PV	WCC					

Digital and Smart

Westminster's digital infrastructure is provided by various providers, with Ofcom regulating the market. BT Openreach has a statutory responsibility to connect developments and operate the borough's largest digital infrastructure network. Providers with a substantial footprint for households are Virgin, G.Network, Community Fibre and Hyperoptic. There is also significant variety of business broadband providers like Vorbos, Colt, Zayo, EU Networks and Boldyn.

The Connect Westminster Voucher Scheme was launched in early 2022 to encourage providers to build new gigabit-capable full-fibre networks in identified intervention areas not covered under the commercial activity of suppliers and currently experiencing the worst levels of digital connectivity. Voucher schemes like Connect Westminster will help bridge the digital divide and improve access to high-speed internet connections in hard-to-reach areas and improve digital inclusion Westminster by offering free or low-cost communications packages to those who need it most.

Digital & Telecommunications	
Category	**Details**
Lead	Ofcom: Regulates the digital infrastructure market. BT Openreach: Operates the borough's largest digital infrastructure network and has a statutory responsibility to connect developments. Virgin: Manages a substantial network exclusively for Virgin customers.
Current Provision	Economic growth relies on access to high-quality digital infrastructure and ICT services that can adapt to evolving technologies and standards. As of August 2024 Westminster has 83% full fibre availability compared to 69.% in London. The Connected Nations Report indicates that Westminster has 100% outdoor 4G coverage and 96% outdoor 5G coverage. Capacity mapping indicates that although you can get a signal, there is insufficient capacity to provide a positive user experience for citizens.
Known Planned Provision	The Connect Westminster Voucher Scheme was launched in early 2022 to encourage providers to build new gigabit-capable full-fibre networks in identified intervention areas not covered under the commercial activity of suppliers and currently experiencing the worst levels of digital connectivity. Voucher schemes like Connect Westminster will help bridge the digital divide and improve access to high-speed internet connections in hard-to-reach areas. The council has made its street based assets available to host small cell infrastructure to help address capacity problems within the network. Neutral Host Outdoor solution being tested in the City.

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Future Needs	Future provision should support the preservation of Westminster's heritage. New infrastructure should be located away from listed buildings where possible, and equipment no longer needed should be removed following Ofcom's guidelines to enhance public spaces and pedestrian experience. However, it is important to ensure that there is sufficient capacity in the borough and therefore pprotecting existing telecoms infrastructure will help address the capacity challenges currently facing the industry. To accommodate MNO demand small cell infrastructure sharing will be required in high footfall areas where there is competing demand for lamp posts. Upgrading lamp columns to British Standard PAS191 will help accelerate the rollout of smalls cells to address capacity not-spots.
Funding	Provider engagement is required for planned works, costs, and funding source information.

Schedule

Prioritisation	Programme / Strategic project	Location/s	Description	Provider	Estimated WCC cost	Phasing (Start)	Phasing (End)	Timescale	Total Funding gap
	Additional cost to upgrade columns to PAS191 to support telecoms.	Borough wide	In order to facilitate the roll out of small cells to address capacity issues lamp columns that follow BSI PAS191 would make it easier to attach and install small cells.	WCC	TBC input required from Highways.	2024	Ongoing	Long	TBC
	Connect Westminster	Borough wide (targeting fibre not-spots)	Vouchers to incentivise fibre build in areas that are deemed commercially unviable.	WCC delivering but accessible to all broadband providers.	£496,800	2024	2027	Short	TBC
	OpenRoaming	Borough wide	Development of identity provisioning capability to connect existing wi-fi networks to improve the user experience.	WCC	£650,000	2024	2027	Short	TBC

Waste and Recycling

The Council's waste and recycling operations are split across street cleaning and waste collection services. The provision of street cleansing depots was identified as sufficient and protected by planning policy. Existing facilities include an in-vessel composter, 13 small street cleaning depots, and micro-recycling facilities. The Council also recently completed a long-term lease in Lewisham to install 40 electric waste vehicles and own land in Mandela Way for waste assets. Providing recycling infrastructure is crucial to achieving the council's environmental and net zero ambitions.

In response to projected increase in waste by 2041, the Council plans to acquire land for a third site to house waste collection vehicles and deliver services. Two more land requirements are being considered to improve service efficiencies for residents, including a public recycling centre and identifying a site in the West End to use as a late-night waste collection point. There are also plans to increase the electric waste and street cleansing fleet.

Waste & Recycling	
Category	**Details**
Lead	The Council is responsible for waste and recycling services. The Council also relies on Veolia to provide land to deliver waste operations.
Current Provision	Existing facilities include an in-vessel composter, 13 small street cleaning depots, and micro-recycling facilities. The Council also recently completed a long-term lease in Lewisham to install 40 electric waste vehicles and own land in Mandela Way for waste assets.
Known Planned Provision	The Council plans to acquire land for a third site to house waste collection vehicles and deliver services. Two more land requirements are being considered to improve service efficiencies for residents, including a public recycling centre and identifying a site in the West End to use as a late-night waste collection point. Increase the electric waste and street cleansing fleet.
Future Needs	To meet waste apportionment targets, the Council aims for Agreed Statements of Common Ground with other boroughs. Challenges include land acquisition for waste infrastructure due to limited availability.
Funding	Funding for these proposed sites will need to come from a combination of CIL, S106, and potentially developer contributions, depending on specific land and site requirements.

Water and Wastewater

Thames Water is responsible for water and wastewater service provision in Westminster. The Beckton Sewage Treatment Works (BSTW) is a key strategic asset for water and wastewater infrastructure. Thames Water assess growth from the BSTW catchment, which includes Kensington and Chelsea, Hammersmith and Fulham, Camden, and other areas in North London. Providing improved wastewater provision will support the growth of the city by increasing capacity.

Thames Water were unable to provide details of infrastructure projects at this stage, acknowledging that the need for water and wastewater network upgrades depend on details of development proposals including the scale of development, points of connection and any reductions in surface water through the implementation of sustainable drainage systems which can help to avoid the need for upgrades to the borough's foul network. However, Thames Water's next Asset Management Plan (2025 - 2030) will identify future provision once available in late 2024.

Water & Wastewater	
Category	**Details**
Lead	Thames Water in collaboration with the Council

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Current Provision	Beckton Sewage Treatment Works is a key strategic asset for water and wastewater provision, serving approximately 3.6 million customers across North London. There are also six Combined Sewer Overflow points in Westminster.
Known Planned Provision	Thames Tideway Tunnel development to reduce combined sewer overflows. Creation of high-quality water spaces and installation of flip devices for flood protection.
Future Needs	Facilitating growth requires engagement with developers as sites are put forward to understand the scope of work, scale of development, unit sizes, and water and wastewater network connection points to understand impacts on sewers in different locations. Future provision will be required to: address increasing pressure on resources due to population growth mitigate effects of climate change on water supply prevent negative environmental impacts on rivers and wildlife. Implement surface water management solutions in any redevelopment projects. Thames Water's next Asset Management Plan (2025 - 2030) will identify future provision once available in late 2024.
Funding	Funding for strategic upgrades is governed by Thames Water's asset management process, funded by Water Bills set every five years. Developers pay an infrastructure charge, encouraging sustainable behaviours and water efficiency. There are no requirements for S106 Agreements or CIL.

Prioritisation	Programme / Strategic project	Location/s	Description	Provider	Estimated WCC cost	Phasing (Start)	Phasing (End)	Timescale	Total Funding gap
Essential	St Mary's Hospital	W2 1NY	Investigation into foul and surface water drainage issues into Thames Water sewer infrastructure to maintain a safe environment and healthcare provision capacity in Westminster	Imperial College Healthcare Trust, Thames Water	£0.00	2024	2032	Medium	TBC
Essential	Thames Tideway Tunnel (permitted in 2014 by a DSO	Victoria Embankment	Sewer system to improve water quality	Bazelgette Tunnel Ltd	None	2015	2025		n/a

Important	Two sites where a small Household Waste Recycling Centre (HWRC) can be operated.	Borough-wide	An HWRC is a facility where residents can drop off bulky and specialist waste items for disposal and recycling. It is a legal requirement to provide one. Currently, there is no HWRC in Westminster, but WCC has made an arrangement with Western Riverside Waste Authority for its provision. This relies on residents having access to a car, which is not the case for 70% of Westminster residents. A small local HWRC will provide better access for residents to recycle more.	WCC		TBC	TBC	Medium	
Important	Small waste consolidation sites where small loads of waste collected by the e-bike fleet can be consolidated for onwards collection. Can possibly be combined with the HWRC proposal	Borough-wide	The move to smaller electric bikes for collection services necessitates the use of local sites where collected loads can be dropped off and consolidated for onwards collections and disposal by the larger collection fleet. This proposal can be combined with the HWRC proposal.	WCC		TBC	TBC	Medium	
Desirable	Install underground refuse containers		Requirement that developers of large sites install underground refuse containers, e.g. European Super-bins for local resident and business use	Developers	£0.00				

Desirable	New street and parks bins		Provision of new street and park bins - current ones are bulky, non-durable, non-recyclable, dirty looking, neither heritage nor modern, and diminish the quality of the public realm. We suggest a more heritage (iron?) model that can be refurbished when required, or a sleek modern style (aluminum?). In our parks and gardens, we suggest ones made of timber to reflect their natural setting. (Westminster wide)		£0.00				
Desirable	Planted enclosures around large communal street bins		Planted enclosures around large communal street bins. We have suggested moving our communal street bins from the corner of Shrewsbury Road and Talbot Road to the unused space at the beginning of Caradoc Close off Talbot Road, and this could be landscaped with hedging to surround and conceal the bins.		£0.00				