

Decision under Delegated Powers

Officer Making the Decision

Head of Cleansing and Open Spaces

Recommendation

That a further sum of £389,366.54 of Section 106 monies that has been received as a contribution attached to planning permissions towards the provision of recreation facilities in Loughborough is released for the provision of both Children's Play Equipment and Youth and Adult facilities in Loughborough along with Open Space improvements in Shepshed.

Reason

To enable spending of section 106 monies that has been received for the provision and installation of recreation facilities in Loughborough and Shepshed.

Authority for Decision

Authority to pay over Section 106 monies in respect of non-housing items received by the Borough Council as the responsible authority, but which will not result in expenditure by the Council and where the Head of Service has been determined to be the relevant Head of Service by the Head of Finance and Property Services. (item 8 of the delegations to Heads of Service on page 8-15 of the Constitution)

Decision and Date

Approved



Matthew Bradford
Head of Cleansing and Open Spaces
8th July 2020

Background

Under the provisions of the Corporate Plan to 2012 - 16, there is a commitment to promoting physical and economic growth and promote development across the Borough including new homes and supporting infrastructure. In addition, the Corporate Plan makes a commitment to protect and enhance green and open spaces and support the creation of play facilities.

Planning agreements negotiated with developers and land owners under Section 106 of the Town and Country Planning Act 1990 (as amended) provide a vehicle for the delivery of contributions towards infrastructure, facilities and amenities reasonably related in scale and kind to the development proposed and necessary to discharge fully the policy expectations of the Development Plan.

The current Coronavirus pandemic has curtailed all previously approved capital spending for an indeterminate period. S106 planning agreements provide externally fully funded resources which will allow this service to continue to deliver its commitment identified in the corporate plan.

Detail

The table below details 14 no S106 planning applications along with the available monies. None of them have been included in the existing capital program that has been put on hold.

Six schemes have been identified and it is recommended that they be included in the capital program as they are fully funded by S106 monies.

Ref	Planning No	Site	Purpose	Balance held	Date to be spent by	Project	Project Allocation	Scheme Details
1	P/12/2640/2	Allendale Road	Improving recreational facilities within 2 miles radius of site	£113,346.47	18/02/2024	Shelthorpe POS Enhancements	£196,151.25	Allendale Road & Farnham Road PA Youth and Adult Recreation Infrastructure Improvements eg MUGA, Skate Park, Outdoor Gym
2	P/12/2641/2	Ling Road	Y&A Improvements on Grange Park Dev or within 2 miles	£82,804.78	09/03/2021			
3	P/14/2043/02	Beacon Road	Improvement and/or provision of youth/adult recreational spaces at Lodge Farm Recreation Ground	£31,152.37	30/09/2024	Lodge Farm POS Enhancements	£31,152.37	Multi Use Games Area, Lighting and Changing Facility Improvement (Possible Cemetery Capital Contribution £80K)
4	P/14/2043/02	Beacon Road	Improvement and/or provision of children's play spaces at the site or at Holt Drive Play Area	£9,269.09	30/09/2024	Holt Drive PA Enhancements	£10,980.02	Children's Play Improvements e.g. Embankment slide, basket swing and expanded play area.
5	P/16/1269/2	108-114 Nottingham Road	Off site open space	£1,710.93	Is not committed within 5 years of the first occupancy of the last dwelling			

6	P/14/2404/02	The Former Moseley Buildings, Derby Road	Provision and enhancement of youth/adult facilities at the recreation ground at Radmoor Road	£21,353.22	30/09/2024	Radmoor Road POS Enhancements	£53,594.77	Additional Children's play equipment e.g. Embankment slide, basket Swing and/or expanded play area.
7	P/14/2404/02	The Former Moseley Buildings, Derby Road	Provision and enhancement of children's play facilities at the recreation ground at Radmoor Road	£32,241.55	30/09/2024			
8	P/11/15832 & P/15/1814/2	Land at Iveshead Road	Offsite public open space contribution - improvements of public open space	£49,500.00	12/02/2022	Shepshed POS Enhancements	£54,120.00	Morley Quarry – Improved Access to Nature Reserve
9	P/15/1814/2	Land at Iveshead Road	Offsite public open space contribution - improvements of public open space	£4,620.00	12/02/2022			Jubilee Walk - Surfacing & Enhancements to Access Points
10	P/05/0964/2	Wharnccliffe Road	Youth and adult open space and recreation space off the land	£21,246.55	22/10/2023	Bell Foundry POS Enhancements?	£43,368.13	Extension to existing Children's Play and Recreation facilities
11	P/08/1325/2	Land at Little Moor Lane	Children's play equipment within 1 mile	£22,000.00	09/11/2020			
12	P/04/2030/2		2019-20 Residual/Interest	£11.96				
13	P/11/0803/2		2019-20 Residual/Interest	£109.13				
14	P/08/0857/2		2019-20 Residual/Interest	£0.49				
				£389,366.54	Totals		£389,366.54	

Officers are satisfied that each scheme meets the criteria for the use of the Section 106 monies

Financial Implications

Each of the six schemes above require inclusion in the current capital program.

There are no other financial implications for the Borough Council, and the monies have all been received from the developers.

All costs will be controlled by fixed price tendering incorporating a contingency sum.

The schemes will need to be appended to the Capital Amendment Plan

Risk Management

Risk Identified	Likelihood	Impact	Overall Risk	Risk Management Actions Planned
Finance not available	Unlikely (2)	Serious (3)	Moderate (6)	Monies already received

Key Decision: No
Background Papers None