

Decision under Delegated Powers

Officer Making the Decision

Head of Neighbourhood Services

Recommendation

That the sum of £10,263.09 of section 106 monies that has been received as a contribution towards the replacement of the Old School Hall Roof in Quorn is paid to Quorn Parish Council.

Reason

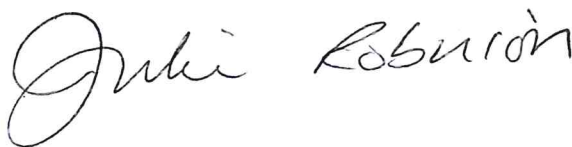
To enable section 106 monies that have been received towards the replacement of the Old School Hall Roof in Quorn to be spent.

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 in section 8.3 of the Constitution)

(For the Head of Service to approve the release of funds they must be satisfied that the works to be carried out fulfil the requirements set out in the S 106 agreement and have written confirmation from the relevant body that the monies will be used for their intended purpose).

Decision and Date

 1/3/2017

Background

Under the provisions of the Corporate Plan to 2016 - 20, there is a commitment to ensure that a growth in homes and infrastructure benefits residents through improved community facilities. In addition the Corporate Plan makes a commitment to encourage healthy lifestyles for all our residents through physical activity opportunities and the provision of sports facilities and open spaces.

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.

Detail

Within Quorn there are a number of section 106 agreements that have been negotiated.

Officers have received a request from Quorn Parish Council for section 106 monies towards the replacement of the Old School Hall Roof. The Parish Council have been out to tender for the scheme and the associated tender report has been submitted.

The Old School Hall in Quorn is owned by the Parish Council and they have provided evidence of security of tenure. The Parish Council have provided the evidence of three quotes. The cost of the scheme is £209,739.55 excluding VAT, including professional fees and the request is for £10,263.09 of section 106 monies that has been specifically received towards the replacement of the roof of the Old School Hall.

Officers are satisfied that the scheme meets the criteria for the use of the section 106 monies. The money will not be released to Quorn Parish Council until the scheme has been completed and appropriate invoices have been received to ensure verification that the money has been spent on the intended purpose and a site visit has been undertaken.

Quorn Parish Council have provided information in relation to this project including quotes, evidence of security of tenure, confirmation that they will be responsible for ongoing maintenance and evidence they have the other funding in place.

Section 106 Monies

The following section 106 monies will be utilised towards the schemes :

PA No	Location	Contribution
P/11/0836/2	Land at Fenny Copse Farm	£10,263.09 – contribution to Old School Hall roof replacement
		Total - £10,263.09

Financial Implications

There are no financial implications for the Borough Council, the monies will be paid directly to Quorn Parish Council and the monies have been received from the developer listed above.

Payment will be made on receipt of invoices and confirmation that the scheme is completed.

The scheme will need to be added to the Capital Plan and will be included in the next Capital Amendment Plan.

Risk Management

Risk Identified	Likelihood	Impact	Risk Management Actions Planned
All funding not in place	Low	High	Confirmation received that all funding in place
Scheme is over budget	Low	Medium	Quotes received, Resources already received.

Key Decision:
Background Papers

No
Section 106 proforma, designs and copies of
quotes provided by Quorn Parish Council
Copies of Quotes / Tender Report
Evidence re Security of Tenure

