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Date: *23 December 2014*

NOTIFICATION OF PORTFOLIO HOLDER DECISION

On 22 December 2014, Cllr Vickers, the Planning and Transportation Portfolio Holder, made the following decision(s). Any member of the Council, who is not a Portfolio Holder, who considers that this decision should be reviewed should give notice to the Monitoring Officer (Grainne O'Rourke) (in writing or by e-mail) to be received **ON OR BY MONDAY, 5 JANUARY 2015.**

Details of the documents the Portfolio Holder considered are attached.

DECISION:

To allocate funding from Developers' Contributions for public open to space to projects in Milford on Sea, Lymington, Marchwood, New Milton and Fawley.

REASON(S):

As set out in the report considered by the Portfolio Holder.

ANY ALTERNATIVE OPTIONS CONSIDERED AND REJECTED:

As set out in the report considered by the Portfolio Holder.

CONFLICTS OF INTEREST DECLARED:

None

For Further Information Please Contact:

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ALLOCATION OF DEVELOPERS' CONTRIBUTIONS:

- MILFORD ON SEA BARNES LANE PAVILION
- LYMINGTON WOODSIDE TREES
- MARCHWOOD CORK LANE
- NEW MILTON RECREATION GROUND MUGA
- SCHOOL FIELD, FAWLEY
- GANG WARILY, FAWLEY

1 INTRODUCTION

- 1.1 New Forest District Council, through its planning development control powers, collects contributions (through Section 106 agreements) to mitigate the impacts of new developments on existing communities in the areas where it is responsible for town planning.
- 1.2 In May 2012 the Council approved a new process for the allocation and spending of developers' contributions for inclusion in the Council's capital programme beginning in 2013/14. Each year a number of projects are agreed and set out in two categories as follows:
- (a) Fully developed projects for inclusion in that years capital programme;
 - (b) Category B contained two types of projects:
 - Projects that need to be developed further to determine costs/scope.
 - Projects where insufficient funding currently exists but should be ready if an additional funding is made available;
- 1.3 In February 2014 Cabinet approved a number of projects to include in the 2014/15 capital programme. The Cabinet report authorised the Portfolio Holder for Planning and Transportation to make such amendments as he deems appropriate to the approved project lists and included within the 2014/15 budget.
- 1.4 This report seeks to approve three new projects in Category A that have been identified by Parishes, and move a Category B project to Category A to allow their implementation during 2014/15.

2 POLICY FRAMEWORK

- 2.1 The projects which are the subject of this report benefit a wide sector of the community and respond positively to Core Strategy policies:
- CS2 Design Quality;
 - CS5 Safe and Healthy Communities;
 - CS7 Open Space Sport and Recreation;
 - CS8 Community services and infrastructure.

3 PROJECT PROPOSALS

Barnes Lane Pavilion, Milford on Sea

3.1 Cabinet of 16 January 2013 made an allocation of £27,012.49 to the Category B list for the increased provision of space for children at Barnes Lane Recreation Ground, pending the collection of the total project budget of £125,000. In October 2013 the Parish Council requested an immediate release of £5,000 for the pre-investment upgrade of facilities to accommodate the growing number of youth players, in advance of the new junior pitches being established. These works have been completed.

3.2 Of the remaining £22,012.49 the Parish Council, have requested the release of £17,500 for works to the existing pavilion to increase its use by local residents. The works will include:

- Upgrading of toilets, showers and flooring to encourage more clubs to use the facilities;
- Upgrading of the car parking area to improve its aesthetic quality and to improve access to the pavilion and open space;

The current facilities are very basic and the improvements will enable the building to be used throughout the year (as opposed to the existing limited use).

3.3 The work has been competitively tendered and the Parish Council have accepted a quote of £15,670, with the further monies required for electrical work.

3.4 The Council's Sport and Play Development Officer has reviewed the proposals and commented that there would be an expectation on the clubs that use the facility to gain and maintain their national governing body's accreditation to ensure that they have the correct procedures and safeguards in place to demonstrate that they are a safe child-friendly club. Where the governing body do not have an accreditation scheme then Sport England's Clubmark accreditation will be the appropriate kitemark.

3.5 The improvement of the facility would also allow for a diversification of the user group of the site to include a wider proportion of the local community. To this end there would be an expectation and an opportunity to link with and support appropriate schemes that are developed by the District Council, where it is reasonable and mutually convenient to do so. These schemes would be in line with the Corporate Plan objective of Encouraging Active Communities Through Leisure and Culture.

Woodside trees, Lymington

3.6 At the October 2014 Section 106 allocation review meetings, Lymington Town Council requested an allocation be made in 2015/16 of £2,000 for the planting of trees at Woodside. Following this meeting the Town Council have undertaken further work on this project and have requested that £2,500 is released to them now for the planting of 30 trees at Woodside, to enable the work to take place this financial year in the correct conditions for tree planting.

3.7 The trees will be used to create an attractive 100m avenue of trees in Woodside to enhance the recreational facilities.

Cork Lane, Marchwood

3.8 At the October 2014 Section 106 allocation review meetings, Marchwood Parish Council presented a number of projects that they would like to see the open space monies held for use in their Parish used on. These will all be presented in a later Cabinet report. One project, at Cork field, requires the release of funding in this financial year to enable some

essential works to be carried out. The wider project at Cork Lane will include interpretation boards, picnic benches and enhancements to the existing path to create a circular walk and improve access to the field.

- 3.9 The works that are required to be carried out now include cutting back vegetation, cleaning and digging out ditches to prevent flooding. These works have been competitively tendered and will be carried out by the Council's grounds maintenance team for £3,278.

Recreation Ground MUGA, New Milton

- 3.10 At the October 2014 Section 106 allocation review meetings, New Milton Town Council requested £115,000 be allocated in 2015/16 towards new projects at the recreation ground, namely:

- MUGA: £50k
- War Memorial: £25k
- Adult Exercise Equip: £10k
- Multi Sports Court: £30k

- 3.11 Following the meeting the Town Council have been working with the Council's landscape and design team to develop these projects. The MUGA project has now been fully designed and tendered with an accepted a tender price for £43,085. The Town Council have requested the allocation of £50,000 be made now with the remaining £7,000 required for items outside of the tender including gates, planting and fees. The remaining projects will be subject to a separate Cabinet report.

School Field, Fawley

- 3.12 Fawley Parish Council has requested that an allocation of up to £46,775 be made for the installation of a new play facility at School Field, adjacent to Fawley Infant School.
- 3.13 The project will involve the removal and disposal of the equipment at the existing facility at Church Lane and the installation of new and enhanced equipment at this new site. The new site is located in the centre of the green space adjacent to the Infant school and away from the main road, unlike the existing facility which is close to a busy main road.
- 3.14 Before the money is released the District Council will need to be satisfied that the project is viable and that it represents good value for money. The Parish Council have received one quotation for the work to date but it will be subject to a full procurement exercise. The Parish Council are looking to let the contract before the end of the financial year.

Gang Warily, Fawley

- 3.15 Fawley Parish Council has requested that an allocation of up to £37,110.56 be made for enhancements to the facilities at Gang Warily recreation ground.
- 3.16 The project involves installing 12 new floodlight columns which will replace the existing four columns. Due to the design of the new columns it will enable the facility to remain open for longer in both the evenings and the mornings. The increased opening hours will enable the wider participation of a number of outdoor sports including walking, football, hockey and archery. The facility will also provide a training facility for the rugby club for which the District Council has already provided developer contribution monies to provide 2 new pitches.
- 3.17 Before the money is released the District Council will need to be satisfied that the project is viable and that it represents good value for money. The District Council will also require

evidence that, by providing these enhancements, the clubs identified by the Parish Council will use the facility during the extended hours. The Parish Council have received one quotation for the work to date but it will be subject to a full procurement exercise. The Parish Council are looking to let the contract before the end of the financial year.

4 FINANCIAL IMPLICATIONS

- 4.1 By identifying the new projects in the Category A list it will enable the monies to be spent in the financial year 2014/15 and assist in delivering the implementation programme. If the approval of these projects was delayed until the start of the next financial year it could significantly delay the projects and have implications on the tender price.
- 4.2 In order to safeguard the Council's investment in these works, the release of this money is on the understanding that it will be ring fenced and applied solely towards the proposed projects as set out in section 3 above.
- 4.3 Should the Council become aware that the monies released are used for works other than what has been approved; the Council will look to reclaim the contribution made from the Parish/Town Council.

5 CONSULTATION INPUT

- 5.1 The proposals were put forward by the Parish Councils at the October 2014 allocation review meetings. All District Councillors were invited to those meetings and consulted on the wider proposals.

6 ENVIRONMENTAL IMPLICATIONS

- 6.1 Delivery of the community and scheme will bring a range of environmental benefits, including community safety, aesthetic, biodiversity and sustainability.
- 6.1 Delivery of these open spaces schemes will bring a range of environmental benefits through the enhancement of the quality of the open space and the facilities, including community safety, aesthetic, biodiversity and sustainability.

7 CRIME AND DISORDER IMPLICATIONS

- 7.1 No project-specific implications.

8 EQUALITY AND DIVERSITY IMPLICATIONS

- 8.1 Good community engagement as part of the design and feasibility process will help ensure that schemes respond to the needs of the whole community rather than narrow sectors.

9 ANY ALTERNATIVE OPTIONS CONSIDERED AND REJECTED

- 9.1 Not approving these allocations at this time would slow down the implementation of the developer contributions programme and the expenditure of funds held for the specific purpose of delivering open space benefits within the parish for which the money has been collected

10 RECOMMENDED:

- 10.1 That £17,500 from the £22,012.49 open space developer contributions allocated to Barnes Lane is moved from project list Category B to Category A to enable for enhancements at the pavilion to be carried out in 2014/15.
- 10.2 That an allocation of £2,500 from open space developers' contributions is made to Woodside, Lymington as detailed in the report.
- 10.3 That an allocation of £3,278 from open space developers' contributions is made to Cork Lane, Marchwood as detailed in the report.
- 10.4 That an allocation of £50,000 from open space developers' contributions is made towards a MUGA at the New Milton Recreation Ground as detailed in the report
- 10.5 That an allocation of up to £46,775 from open space developers' contributions is made towards a new play area at School Field, Fawley as detailed in the report, in particular the conditions contained in paragraph 3.14.
- 10.6 That an allocation of up to £37,110.56 from open space developers' contributions is made towards enhanced facilities at Gang Warily, Fawley as detailed in the report, in particular the conditions contained in paragraph 3.17.

11 PORTFOLIO HOLDER DECISION

I have agreed to the recommendations of this report.

Signed: ...CLLR F P VICKERS.....

Date: ...22.12.14.....

<p>For further information contact:</p> <p>Dean Brunton Planning Policy Officer Policy and Plans Team Tel: 023 8028 5588 E mail: dean.brunton@nfdc.gov.uk</p>	<p>Background Papers:</p> <p>5 February 2014 Cabinet Paper "Allocation of developer contributions"</p> <p>2 May 2012 Cabinet Paper "The Use of Developer Contributions"</p>
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Date on which notice given of this Decision - 23 December 2014

Last date for call-in - 5 January 2015