

Section 106 Q3 2023/24 Position

Legal Agreements under Section 106 of the Town and Country Planning Act secure developer contributions to mitigate the impacts of the development on the local area. The District Council holds funds generated from legal agreements on behalf of the Council and third parties, such as the Healthcare bodies or the National Forest Company. The Council then holds those funds in an interest-bearing account until they are spent by the body responsible for implementing the requirements in the legal agreement which secured them.

The table below summarises the position at December 2023 for the various types of contributions included in agreements.

Type of Contribution	Balance 31.03.23	Contributions Received	Contributions Paid to 3rd Parties	Expenditure by the Council	Balance at 31.12.23
Affordable Housing	2,315,798	120,160			2,435,958
Air Quality	51,380				51,380
CCTV	11,834				11,834
Healthcare	389,003	32,119	-68,347	-75	352,699
Highways	2,639,969				2,639,969
Land & Open Space	96,166			-7,514	88,652
National Forest	123,112	2,565	-49,573		76,104
Network Rail	17,516				17,516
Other Schemes	10,364				10,364
Parish Councils	363,359		-363,093		266
Police	214,263	67,021	-68,497		212,787
Recreation/Play Areas/Leisure	1,060,006	30,091	-352,212	-80,000	657,885
River Mease - Available *	80,726	30,536		-61,056	50,205
River Mease - Retain *	24,910	169,224			194,134
Grand Total	7,398,404	451,716	-901,722	-148,645	6,799,753

*River Mease monies are split in to two pots. Those in the 'Retain' pot is where payment has been made upon the grant of planning permission, but the requirement was for money to be paid at commencement of development. Therefore, until development commences this money cannot be used. If it was and the development did not start, the applicant would be able to reclaim the money.