

Public Document Pack

1 July 2018

Our Ref Southern Rural 14.06.18
Your Ref.
Contact. Hilary Dineen
Direct Dial. (01462) 474353
Email. hilary.dineen@north-hets.gov.uk

To: Members of the Committee: Councillor Claire Strong (Chairman), Councillor Steve Deakin-Davies (Vice-Chairman), Councillor David Barnard, Councillor John Bishop, Councillor Faye S Frost, Councillor Cathryn Henry, Councillor Ian Moody, Councillor Lisa Nash, Councillor Harry Spencer-Smith and Councillor Terry Tyler

You are invited to attend a

MEETING OF THE SOUTHERN RURAL COMMITTEE

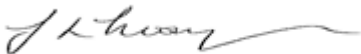
to be held in the

**FIRST FLOOR ROOMS 2/3, COUNCIL OFFICES. GERONON
ROAD, LETCHWORTH GARDEN CITY**

On

THURSDAY, 14 JUNE, 2018 AT 7.30 PM

Yours sincerely,



Jeanette Thompson
Service Director – Legal and Community

Agenda **Part I**

Item		Page
1.	APOLOGIES FOR ABSENCE	
2.	MINUTES - 8 MARCH 2018 To take as read and approve as a true record the minutes of the meeting of this Committee held on the 8 March 2018.	(Pages 1 - 12)
3.	MINUTES - 17 MAY 2018 To take as read and approve as a true record the minutes of the meeting of this Committee held on the 17 May 2018.	(Pages 13 - 14)
4.	NOTIFICATION OF OTHER BUSINESS Members should notify the Chairman of other business which they wish to be discussed by the Committee at the end of the business set out in the agenda. They must state the circumstances which they consider justify the business being considered as a matter of urgency. The Chairman will decide whether any item(s) raised will be considered.	
5.	CHAIRMAN'S ANNOUNCEMENTS Members are reminded that any declarations of interest in respect of any business set out in the agenda, should be declared as either a Disclosable Pecuniary Interest or Declarable Interest and are required to notify the Chairman of the nature of any interest declared at the commencement of the relevant item on the agenda. Members declaring a Disclosable Pecuniary Interest must withdraw from the meeting for the duration of the item. Members declaring a Declarable Interest, wished to exercise a 'Councillor Speaking Right', must declare this at the same time as the interest, move to the public area before speaking to the item and then must leave the room before the debate and vote.	
6.	PUBLIC PARTICIPATION To receive petitions and presentations from members of the public including: 1. Codicote Village Day; 2. Ickleford Cricket Club.	
7.	WASTE AND RECYCLING CONTRACT The Executive Member for Waste, Recycling and Environment to be available to answer questions from Members of the Letchworth Committee regarding the Waste Contract.	

- 8. GRANTS AND COMMUNITY UPDATE** (Pages
REPORT OF THE COMMUNITIES MANAGER 15 - 24)

To update the Committee on the activities and actions of the Communities Officer, to advise on the current expenditure and balances of the delegated budgets and to consider applications for grant funding.

- 9. SECTION 106 AND UNILATERAL UNDERTAKINGS** (Pages
REPORT OF THE DEVELOPMENT AND CONSERVATION MANAGER 25 - 38)

To consider the annual update on Section 106 and Unilateral Undertakings matters in respect of the Southern Rural Area.

- 10. WARD MATTERS AND OUTSIDE ORGANISATIONS - MEMBERS' REPORTS**

To receive any oral reports from Members regarding Ward matters and Outside Organisations.

This page is intentionally left blank

Agenda Item 2

NORTH HERTFORDSHIRE DISTRICT COUNCIL

SOUTHERN RURAL COMMITTEE

MEETING HELD IN THE FOUNDATION HOUSE, ICKNIELD WAY,
LETCWORTH GARDEN CITY
ON THURSDAY, 8TH MARCH, 2018 AT 7.30 PM

MINUTES

Present: *Councillors Councillor David Barnard (Chairman), John Bishop, Steve Deakin-Davies, Faye Frost, Jane Gray, Harry Spencer-Smith and Claire Strong*

In Attendance:

Claire Morgan (Communities Officer) and Hilary Dineen (Committee and Member Services Officer)

Also Present:

At the commencement of the meeting 10 members of the public.

51 APOLOGIES FOR ABSENCE

Apologies for absence were received from Councillor Cathryn Henry (Vice-Chairman), Steve Hemingway and Terry Tyler.

52 MINUTES - 30 NOVEMBER 2017

RESOLVED: That the Minutes of the Meeting held on 30 November 2017 be approved as a true record of the proceedings and be signed by the Chairman.

53 NOTIFICATION OF OTHER BUSINESS

There were no notifications of other business.

54 CHAIRMAN'S ANNOUNCEMENTS

- (1) The Chairman welcomed everyone to the meeting, particularly those giving a presentation;
- (2) The Chairman reminded everyone that, in accordance with Council policy, the meeting was being audio recorded;
- (3) The Chairman advised that the winter meeting of the Southern Rural Committee had be changed and would now be held on 6 December 2018;
- (4) The Chairman drew attention to the item on the agenda front pages regarding Declarations of Interest and reminded Members that, in line with the Code of Conduct, any Declarations of Interest needed to be declared immediately prior to the item in question.

55 HERTFORDSHIRE CONSTABULARY

Inspector Richard Lilley and Sergeant Steve Oliphant thanked the Chairman for the invitation to address the Committee.

Sergeant Oliphant advised that the statistics and other information covered the whole of the Southern Rural area including Great Ashby.

Statistics

All Crime

- 1,063 reports of crime, an increase of 22.9 percent (198 reports).

Residential Burglary

- 99 reports

Criminal Damage

- 159 reports, an increase of 19.5 percent (26 reports).
- This figure included damage to farmer's land, game keepers property, crops and gates.

Anti-Social Behaviour

- 372 reports, an increase of 6 percent (22 reports).
- This figure included nuisance driving, noise and littering.

Environmental Crime

- 16 reports.
- The Police worked closely with NHDC regarding environmental crime.
- Some reports were made directly to NHDC.
- NHDC had achieved some excellent prosecution results regarding fly tipping.
- The Police had undertaken joint patrols with NHDC looking at waste carriers.

Challenges

Burglary Dwelling

Two particular villages had been targeted, however they had, in response, increased the Safer Streets campaign and a number of investigations were now with Hatfield Station.

The Safer Streets Campaign was where Police Offices go to into the community to undertake crime prevention work, get people to sign up to the online watch link system (OWL)

The crime prevention work included offering surveys of people's property and the OWL system enabled officers to get fast time information out to people.

A number of investigations now sat with the specialist investigation team based in Hatfield.

Damage to Farmland

Crop damage and criminal damage had been a problem for the last three years and it had been a challenge to meet the demand in this area.

This has been another year of this area being targeted by people from outside North Herts, which had been a challenge to tackle.

They had met with landowners and game keepers to discuss how to tackle this problem and this work would be ongoing.

Members commented that the Committee had previously made a grant to purchase a quad bike and queried how this was being used.

Sergeant Oliphant advised that the quad bike was used when resources allowed, which had not been that often in the last 12 months.

The quad bike was fantastic for ensuring that there was Police visibility but was not suitable for catching offenders who were often in 4-wheel drive vehicles, as it put offices at risk of being harmed.

It was more commonly used for patrols and visits to game keeper.

Inspector Lilley advised that the quad bike was a good asset which was particularly well used when searching for missing people.

More officers had been trained to use the quad bike, but it was important to choose the right time to use it.

Members commented on the spate of graffiti in Hitchin and that there had been a small amount in the villages and queried what action was being taken.

Sergeant Oliphant advised that two people had been arrested and two further people were being monitored in connection with the Zen graffiti tag seen in Hitchin.

Members noted that the Police had held a meeting for farmers and land owners last year and queried whether there would be another meeting like this.

Sergeant Oliphant advised that the meeting last year had been in response to specific occurrences.

This year they had visited individual landowners, game keepers and farmers in order to understand what had happened and ask their advice. They were also working with their colleagues in Bedfordshire who were experiencing similar issues.

If landowners, farmers and gamekeepers feel that another group meeting should be held, it would be organised.

Members commented that there had been an incident of a farmer being rammed and queried what action was taken and whether local people could be kept informed.

Sergeant Oliphant advised that the matter had been fully investigated and following a joint decision with the victim, it was decided not to proceed to court.

The Police would investigate all incidents, but it was reliant on a partnership between them, residents and landowners.

Members asked for information regarding staffing challenges.

Inspector Lilley advised that the Safer Neighbourhood Team had reached full establishment over the last 4 months and, although there was likely to be some staff movements soon, a recruitment phase for PCs and PCSOs had started.

Members commented that they would not wish to see too many staff movements as the current establishment were known in their local area and had the trust of local people.

The Chairman thanked Inspector Lilley and Sergeant Oliphant for their presentation.

56 PUBLIC PARTICIPATION - KNEBORTH FOOTBALL CLUB

Ms Fiona Davies, Knebworth Football Club, thanked the Chairman for the opportunity to address the Committee and gave a verbal presentation regarding their application for grant funding.

Mrs Davies informed Members that Knebworth Football Club catered for all ages from 3 years old to seniors and veterans.

There were currently two girls' teams being under 11 and under 16.

Thursday, 8th March, 2018

The under 11 team was a new team that had only been playing this year and, although they struggled in the early days, they were now beginning to win games.

They would like to start an under 9 girl's team, although it would take time and money to train the girls and develop skills.

This team needed equipment including a football for each team member, flags and barriers to make a safe environment. They would also need to pay for pitch hire and kit.

The kit was usually paid for by a sponsor, but this was a new team that did not yet have a sponsor.

It was important to have a Level 1 qualified coach who would interact with the girls positively.

The aim was for coaches to go into schools to encourage girls to play football as they needed to start the journey as soon as possible and they may not get this opportunity elsewhere.

Playing football promoted exercise and team working and by taking turns to be captain they learnt leadership skills.

The Club had enabled the girls to become involved in the village, Teenagers to train as coaches and brought the parents together.

Grant funding was required to help start the training in schools.

Members advised that they should contact their County Councillor for further grant funding and asked whether any further funds were required.

Miss Davis advised that they always needed money for equipment.

The Chairman thanked Ms Davies for her presentation.

57 PUBLIC PARTICIPATION - STEPPING STONES PRE-SCHOOL

Mr Jason Aydoo, Stepping Stones Pre-School thanked the Chairman for the opportunity to address the Committee and gave a verbal presentation regarding their application for grant funding.

Mr Aydoo informed Members that he was a committee member of Stepping Stones. He advised that in his 15 years as a Police Officer in the City of London he had witnessed the effects of domestic violence, poverty and the lack of leisure activities on young children.

Stepping Stones was one of three nurseries in Knebworth and was offered flexible care and education to children aged from 2.5 to 5 years old.

At the last Ofsted inspection in 2012 the nursery was rated as outstanding with the next inspection due this year.

The nursery was situated in the village pavilion, which was shared with the football club and was surrounded by football pitches, tennis courts and playing fields.

They were applying for a grant of £250 to fund a term of superstar sport, delivered by a local coach with specialist training to teach pre-school children, costing £25 per session.

This was an all-inclusive pre-school which had 39 children from Knebworth, surrounding villages and Stevenage. It offered a wide curriculum which included literacy, numeracy and science as well as creative and physical activities.

Thursday, 8th March, 2018

The school aimed to provide additional activities at no extra costs to the families and had successfully fundraised to bring in specialist teachers and expert tuition for music, dance and yoga.

The pre-school would like to expand the opportunities for children to enjoy more traditional sports and encourage children to be more physically active and learn to work as a team.

Early year's education was vital to provide opportunities for children who would otherwise not have access. Personalities were shaped in the first three years of life and participation in sport could help children deal with accomplishment, disappointment, team working, respecting others and making the right decisions.

Stepping Stones wished to engage with children and give them the necessary tools to believe in themselves, try new things and enjoy leaning.

Members queried whether the superstar sport sessions would be open to all of the children who attended the nursery.

Mr Aydoo advised that all of the children would be encouraged to participate, with the hope that they would get involved with the local sport clubs as they got older.

The Chairman thanked Mr Aydoo for his presentation.

58 PUBLIC PARTICIPATION - COCKERNHOE MEMORIAL HALL

Mr David Sample, Cockernhoe Memorial Hall, thanked the Chairman for the opportunity to address the Committee and gave a verbal presentation regarding their application for grant funding.

Mr Sample informed Members that he was the Clerk of Offley Parish Council and was speaking on behalf of both the Parish Council and the Memorial Hall.

Offley Parish was quite large with a village hall and a memorial hall.

Following a housing development in 2012, North Herts Homes donated a field to Offley Parish Council, which had continued to be maintained by the Parish Council.

The Parish Council had received a request for a play area and subsequently consulted the residents of Cockernhoe and Mangrove. There was an 11 percent return with no objections raised to the proposal and initial costings for the project was £38,000.

They had received some funding for a previous scheme from the land fill tax, but this source of funding was no longer available, therefore the initial scheme to fund raise and build the whole play area was no longer feasible and it would now be that the play area would be expanded as funds were raised.

Cockernhoe Memorial Hall were requesting £2,400 to start the fund for the building of the play area, with all of the maintenance costs, public liability etc costs being met by the Parish Council. There was also the possibility of £5,000 Section 106 funding to put towards the project.

Additional fund raising would be required and some funds would come from the Party in the Park in July 2018.

Cockernhoe and Mangrove had a growing population of younger people and there were no play areas.

Members asked for clarification regarding when the project would start.

Mr Sample advised that within 4 weeks swings would be installed and then equipment would be added in a phased programme, dependent on funding being raised.

Members suggested that they apply to London Luton Airport and the County Councillor for funding.

The Chairman thanked Mr Sample for his presentation.

59 PUBLIC PARTICIPATION - PIRTON TABLE TENNIS CLUB

Mr Joe Charlesworth and Mr David Joyce, Pirton Table Tennis Club, thanked the Chairman for the opportunity to address the Committee and gave a verbal presentation regarding their application for grant funding.

Mr Chalesworth informed Members that the Pirton Table Tennis Club was started 2 years ago and currently had a membership of 10 people aged up to 75 years old. The Club was affiliated to the English Table Tennis Association and were part of a league.

The Club was started as there was no sports club for older people who did not wish to or were unable to offer the level of exertion required for other sports.

They currently met and played at the Sports and Social Club, which had its problems as they had to move the table and chairs every night and put them back, however the Village Hall had agreed that they could move to their premises in future.

This move had given the opportunity to try to expand the Club and the aim was to start a youth section.

The village was expanding and there were a significant number of new younger families moving into the village.

The Club had some equipment that they had purchased though donations, which was currently offered for use by the Youth Club and it was hoped that some of those from the Youth Club would join the Table Tennis Club.

Members were in the process of obtaining CRB checks etc and were actively canvassing some of the parents of younger children to join in.

The grant application was to purchase two further table tennis tables and some sports hall dividers.

The benefits included the possibility of starting a youth section and the opportunity for people to participate in a sport.

Mr Joyce advised that he had been playing in the Table Tennis League for 20 years and was really pleased that the team in his village were eligible to joint the league and that the standard of play was at a level suitable for this.

The division had 12 teams and the Pirton Club was second from the bottom, which was very good for the first season.

People in the Club enjoyed playing and treated it as a social event.

In response to a question, Mr Joyce advised that membership fees had recently been increased to £30 per year, which covered the increased costs associated with moving to the Village Hall. The policy was to encourage people to attend a couple of sessions as a taster, in the hope that they would then join the Club.

Members queried where the tables would be stored when not in use.

Mr Joyce advised that they had been provided with space at the Village Hall.

Members noted that Table Tennis was an accessible sport for all and suggested that the Club may wish to make applications for grant funding to Pirton Parish Council and the Pirton Boxing Day run

The Chairman thanked Mr Charlesworth and Mr Joyce for their presentation.

60 PUBLIC PARTICIPATION - WASTE NOT WANT NOT

Mr Hal Fowler, Chair of Waste Not Want Not, thanked the Chairman for the opportunity to address the Committee and gave a verbal presentation regarding their application for grant funding.

Mr Fowler informed Members that he had been Chair of Waste Not Want Not for 4 years.

Waste Not Want Not provided a safe environment where a wide range of people, with the common thread of isolation, can feel included in their local community through positive activity working with plants.

They had a 4 acre plant nursery between Stevenage and Knebworth where they rescued plants from large organisations such as the Royal Horticultural Society as well as growing plant from seed.

They were open 6 days a week for 48 weeks of the year and employed one full time employee who work as a project leader and from this year have employed a part time members of staff, which had enabled them to open 7 days per week.

There were currently 35 people attending each week during the winter which increased to about 50 in the spring.

Most people who attended Waste Not Want Not were disadvantaged either by health or poverty. There were a number of people with learning disabilities, mental health problems, drink or drug addictions, retired people and those struggling to find work. Having a mix of people working together provided a great result.

They had been successful in enabling different disadvantaged groups to work together.

They had received interest from care homes in the project and had established some transport links

Although they had purchased a wheelchair accessible greenhouse they had so far been unable to help people with accessibility issues such as wheelchair users as there were no accessible toilet facilities.

Although water mains had been installed, following a 4 year effort, the site currently did not have mains drainage. Grant funding was therefore being requested to help with the purchase of a wheelchair accessible portable toilet with handles for the site.

The base for the toilet and pathways for wheelchair uses would be installed by the Group

Members asked for a brief description of the type of work undertaken by users and for clarification that the site was within North Herts.

Thursday, 8th March, 2018

Mr Fowler advised that they had recently agreed to work with Oaklands College, who would be sending 6 students with learning disabilities and they would join the other users to work and learn about all aspects of horticulture.

The project cost approximately £30,000 to run of which 73 percent was raised by direct sales

They currently had two sites. The Roebuck site was a working nursery and the site in the Galleria, Hatfield was a learning garden where they offered opportunities for people to take part.

Often peoples visit to the site was the only contact that users had.

The majority of the Roebuck site was situated within North Herts.

The Chairman thanked Mr Fowler for his presentation.

61 GRANTS AND COMMUNITY UPDATE

The Communities Officer presented the report of the Communities Manager entitled Community Update and Grant Applications and drew attention to the following;

Unallocated Funds

The Communities Officer advised that it was, as yet, unclear whether any unallocated funds for 2017/18 would be carried forward, therefore the Committee may wish to allocate any remaining funds to Community Initiatives.

Funding Advice

The Communities Officer advised Members that she regularly gave funding advice and was currently working with Offley Pre-School and Offley School Association following a request for advice.

Community Facilities Capital Grant Programme

- Knebworth Scout and Guide Group
A grant award of £32,000 had been recommended for improvement to their building.
- Pirton Village Hall
A grant award of £45,000 had been recommended for an extension to the building.
- Dacre Rooms. Kimpton
Grant funding of £50,000 had been awarded to refurbish and update the ground floor and to replace the boiler.
- John Clements Sports and Community Centre
Grant funding of £50,000 had been awarded for the provision of a stand alone Health and Wellbeing Facility to adjoin the existing facility.

RESOLVED:

- (1) That £1,874 be allocated from the 2017/18 Discretionary Budget towards Community Initiatives;
- (2) That the activities and schemes with which the Communities Officer has been involved with, as set out in the report, be noted;
- (3) That the budgetary expenditure, balances and carry forwards within the Area Committee Development Budget spreadsheet be noted;

- (4) That the actions taken by the Communities Officer to promote greater community capacity and well-being in the Southern Rural Area be endorsed'

REASON FOR DECISION: To ensure that the Southern Rural Committee is kept informed of the work of the Communities Manager and to inform Members of the financial resources and current budgetary position.

62 WARD GRANT APPLICATION - KNEBWORTH FOOTBALL CLUB

The Communities Manager reminded Members that grant funding was requested by Knebworth Football Club towards the development of girl's football.

They had requested £250 from the Ward Budget for Councillor Deakin-Davies to help with the purchase of equipment costing £700.

Members felt that this was a valuable project and it was proposed and seconded that a further £250 be awarded from the Committee's Discretionary Budget.

RESOLVED:

- (1) That grant funding of £250 be awarded to Knebworth Football Club from the 2017/18 Ward Budget for Councillor Deakin-Davies towards the cost of providing equipment that will enable the development of girl's football;
- (2) That grant funding of £250 be awarded to Knebworth Football Club from the 2017/18 Discretionary Budget towards the cost of providing equipment that will enable the development of girl's football.

REASON FOR DECISION: To improve services provided by local organisations and groups which are accessed by the community.

63 WARD GRANT APPLICATION - STEPPING STONES PRE-SCHOOL

The Communities Officer reminded Members that Ward grant funding had been requested for Stepping Stones Pre-School to provide sports activities for the young children.

RESOLVED: That grant funding of £250 be awarded to Stepping Stones Pre-School from the 2017/18 Ward Budget for Councillor Deakin-Davies towards the cost of providing 10 super sports coaching sessions.

REASON FOR DECISION: To improve services provided by local organisations and groups which are accessed by the community.

64 GRANT APPLICATION - COCKERNHOE MEMORIAL HALL

The Communities Officer reminded Members that grant funding of £2,400 had been requested by Cockernhoe Memorial Hall to help provide a play area for children aged under 11, which would cost a total of £38,000.

Any funds awarded would go toward the first phase of a large project.

She reminded Members of the NHDC Green Space Strategy in respect of play areas and that NHDC would not pay for ongoing maintenance of any new play areas.

Members considered that this proposed play area was in a parished area and that, as such the Parish Council were fully aware that they would have to provide ongoing maintenance.

Thursday, 8th March, 2018

Councillor Strong advised that she wished for the balance of her Ward Budget for 2017/18 (£380.00) be awarded to this project

Councillor Barnard advised that he wished for the balance of his Ward Budget for 2017/18 (£450.00) be awarded to this project

Councillor Frost advised that she wished for the balance of her Ward Budget for 2017/18 (£360.00) be awarded to this project

RESOLVED:

- (1) That grant funding of £2,400 be awarded to Cockernhoe Memorial Hall from the 2017/18 Discretionary Budget towards the cost of building an under 11s play area;
- (2) That grant funding of £450 be awarded to Cockernhoe Memorial Hall from the 2017/18 Ward Budget for Councillor Barnard towards the cost of building an under 11s play area;
- (3) That grant funding of £360 be awarded to Cockernhoe Memorial Hall from the 2017/18 Ward Budget for Councillor Frost towards the cost of building an under 11s play area;
- (4) That grant funding of £380 be awarded to Cockernhoe Memorial Hall from the 2017/18 Ward Budget for Councillor Strong towards the cost of building an under 11s play area;

REASON FOR DECISION: To improve services provided by local organisations and groups which are accessed by the community.

65 GRANT APPLICATION - PIRTON TABLE TENNIS CLUB

RESOLVED: That grant funding of £1,066 be awarded to Pirton Table Tennis Club from the 2017/18 Discretionary Budget toward the cost of purchasing two table tennis tables and nets and nine sports hall dividers.;

REASON FOR DECISION: To improve services provided by local organisations and groups which are accessed by the community.

66 GRANT APPLICATION - WASTE NOT WANT NOT

RESOLVED: That grant funding of £1,880 be awarded to Waste Not Want Not from the 2017/18 Discretionary Budget toward the costs associated with the installation of a disabled accessible portable toilet.

REASON FOR DECISION: To improve services provided by local organisations and groups which are accessed by the community.

67 GRANT APPLICATION - JOHN CLEMENTS CENTRE

Councillor Gray advised that she had submitted a request for allocation of her Ward Budget, but this had not appeared in the paperwork.

The Communities Manager advised that she had not received the necessary paperwork from the proposed applicant.

The Committee wished to ensure that these funds were available to the proposed applicant, but not released until a satisfactory application had been received and it was proposed, seconded and

RESOLVED: That, pending a satisfactory grant application being received, £500 be allocated in principle to the John Clements Centre from the 2017/18 Ward Budget for Councillor Gray.

REASON FOR DECISION: To improve services provided by local organisations and groups which are accessed by the community.

68 WARD MATTERS AND OUTSIDE ORGANISATIONS - MEMBERS' REPORTS

London Luton Airport Consultative Committee

Councillor Barnard advised that he had attended the London Luton Airport Consultative Committee, which had discussed the proposed expansion of the airport.

Chilterns Conservation Board

Councillor Barnard advised that he had attended the Chilterns Conservation Board and that they were investigating the expansion of the Area of Outstanding Natural Beauty.

69 COUNCILLOR JANE GRAY

Councillor Gray had previously announced that she would not be standing for e-election in May 2018.

The Chairman, on behalf of the Southern Rural Committee, thanked Councillor Gray for all of her hard work for the Council, particularly in the Southern Rural Area.

The meeting closed at 9.05 pm

Chairman

This page is intentionally left blank

Agenda Item 3

NORTH HERTFORDSHIRE DISTRICT COUNCIL

SOUTHERN RURAL COMMITTEE

MEETING HELD IN THE COUNCIL CHAMBER, COUNCIL OFFICES, GERON ROAD,
LETCWORTH GARDEN CITY ON THURSDAY, 17TH MAY, 2018 AT 7.54 PM

MINUTES

Present: *Councillors David Barnard, Steve Deakin-Davies, Cathryn Henry, John Bishop, Faye Frost, Ian Moody, Lisa Nash and Claire Strong.*

1 APOLOGIES FOR ABSENCE

Apologies for absence were received from Councillors Harry Spencer-Smith and Terry Tyler.

2 APPOINTMENT OF CHAIRMAN

RESOLVED: That Councillor Claire Strong be appointed Chairman of the Southern Rural Committee for the 2018/19 Civic Year.

3 APPOINTMENT OF VICE-CHAIRMAN

RESOLVED: That Councillor Steve Deakin-Davies be appointed Vice-Chairman of the Southern Rural Committee for the 2018/19 Civic Year.

The meeting closed at 7.55 pm

Chairman

This page is intentionally left blank

**SOUTHERN RURAL AREA COMMITTEE
14 JUNE 2018**

***PART 1 – PUBLIC DOCUMENT**

TITLE OF REPORT: GRANTS & COMMUNITY UPDATE

REPORT OF THE COMMUNITIES MANAGER

EXECUTIVE MEMBER FOR COMMUNITY ENGAGEMENT AND RURAL AFFAIRS

PRIORITY: ATTRACTIVE AND THRIVING / PROSPER AND PROTECT / RESPONSIVE AND EFFICIENT

1. EXECUTIVE SUMMARY

- 1.1 To advise the Committee on the current expenditure and balances of the Area Committee budgets.
- 1.2 To bring to the Committee's attention details of recent requests received for Area Committee Grant Funding, made by community groups and local organisations, which conform to the Authority's Grants Policy approved by Cabinet on June 14th 2016.
- 1.3 To advise the Committee of the activities and schemes with which the Community Officer has been involved.
- 1.4 To bring to the Committee's attention some important community based activities that will take place during the next few months.

2. RECOMMENDATIONS

- 2.1 That the Committee be recommended to consider the provision of grant funding to the organisations outlined below:
 - 2.1.1 Codicote Village Day- £1500 to replace the small and large marquee as outlined below in 8.1.1
 - 2.1.2 Ickleford Cricket Club - £1786 to purchase a defibrillator as outlined in 8.1.2
- 2.2 That the Committee endorses the actions taken by the Community Officer to promote greater community capacity and well-being for the Southern Rural Area.

3. REASONS FOR RECOMMENDATIONS

- 3.1 To ensure the Committee is kept informed of the work of the Community Officer.

- 3.2 This report is intended to inform Members of the financial resources available to the Committee. It draws attention to the current budgetary situation by assisting in the effective financial management of the Area Committee's budget. This ensures that all actions are performed in line with the Authority's Financial Regulations, the Council's Constitution, and the guidance of the existing Grants policy as agreed by Cabinet in June 2016.
- 3.3 The awarding of financial assistance to voluntary organisations and the use of discretionary spending allows the Committee to further the aims of the Corporate Plan.

4. ALTERNATIVE OPTIONS CONSIDERED

- 4.1 There are no alternative options being proposed other than those detailed within the text of this report. However in the course of debate at committee, Members may wish to comment and offer additional views on any of the items included within this report.

5. CONSULTATION WITH RELEVANT MEMBERS AND EXTERNAL ORGANISATIONS

- 5.1 Consultation with Members has occurred in connection with the allocation of funds for Community Projects
- 5.2 Consultation with the respective officers and external bodies/groups has taken place with regard to funding proposals for Area Committee Funds.

6. FORWARD PLAN

- 6.1 This report does not contain a recommendation on a key decision and has not been referred to in the Forward Plan.

7. BACKGROUND

- 7.1 Members are asked to note the information detailed in Appendix 1 Southern Rural Area Committee Budget Spread sheet, which relates to the Area Committee budget balances for 2018/19.
- 7.2 The spreadsheet also details pre-allocated sums carried forward from the previous financial years, including balances and past expenditure.
- 7.3 The current level of unallocated funds within the Committee's Development Budget for 2018/19 is **£7,400**.
- 7.4 The current level of unallocated within the Committee's Ward Members 2018/19 Budget is **£5,000**.

8. RELEVANT CONSIDERATIONS

- 8.1 **Grant Applications for Consideration**

8.1.1 Ickleford Cricket Club

Ickleford Cricket Club is an unregistered charity who provides cricket facilities for the local community.

They want to purchase a defibrillator to be located near to the Cricket Pitch in Holwell. They are requesting £1786 grant funding toward the total quote of £2586. The quote includes the cost of Defib Kit plus two pads, a stainless steel cabinet lock box, Signage, training for volunteers and 4 year support costs.

The shortfall of £800 is being provided by the Cricket Club.

All players and supporters will benefit from having a defibrillator on sight, those trained will be able to use the defibrillator in the case of an emergency.

The equipment would also be available to the Holwell Bowls Club, Hitchin Youth Football Club who use the facilities in the winter months and the general public.

If the equipment is public access then the organisation maybe able apply to the British Heart Foundation who will provide PAD (Public Access Defibrillators) at a donation of £600. The community officer has emailed details to the Club secretary.

8.1.2 Codicote Village Day

Codicote Village day is an unregistered charity that provides a free event for the local community to bring the community together, providing free and accessible entertainment where individuals, clubs, charities and local businesses can be introduced.

They are looking to replace the small and large marquee as these have wear and tear over the recent years. They are requesting a total of £1500 to cover the cost of these. Buying these quality items will be good value for money as they will not need replacing for many years.

The Codicote Village day is an inclusive and engaging event which encourages wide attendance creating a sense of togetherness building intergenerational relationships. The event will provide the community with opportunities to socialise, to meet new people and join new clubs.

8.2 **Update on Community Engagement**

8.2.1 John Clements Centre

Requested £500 from Codicote Ward Budget 2017/18 supported by the ward councillor at the time. Unfortunately, the grant application is not compliant with current grant criteria as the organisation has been awarded £50,000 via the NHDC Community Facilities Capital Fund and it is not possible to provide additional funding within a two year period.

The following venues in the Southern Rural area are currently going through the application process for the Community Facilities Capital Grant programme:-

8.2.2 Knebworth Scout and Guide Group - It was agreed after discussion to recommend an award of £32,000. – Funding has been released, awaiting update from the group.

8.2.3 Pirton Village Hall - After discussion it was agreed to recommend the award of £45,000. Funding has been released. Work is underway.

8.2.4 Dacre Rooms, Kimpton awarded £50,000. To refurbish & update the ground floor rooms to make building a community hub for the whole parish. Refit unisex toilets, refurbish kitchen/bar area; utility area, porch & lobby: replace boiler, renew joinery, new ceiling wall & floor finishes.
1st stage of funding has been released and work is well underway, undertook site visit to inspect work on 25th January
Work completed and officers have visited to view the finished centre.

8.2.5 John Clements Sports & Community Centre awarded £50,000 for the provision of a stand alone Health & Wellbeing Facility adjacent to the existing facility.
The project was revised and scaled down with a proposal to locate the Discovery Centre within the existing Sports & Community Centre. The group still hope to be able to build a stand alone annex building at some point to house the health equipment and fundraising is on going with support and advice from the Communities officers.

8.3 **Highways Matters**

This section is included within the community update report for each committee cycle to facilitate debate and enable appropriate feedback on any of the proposed or listed Highways related schemes.

Any new proposals or revised schemes will be forwarded to the respective Herts County Councillor for consideration who will in turn report back and advise the Committee accordingly.

9. **LEGAL IMPLICATIONS**

9.1 The Area Committees also have delegated power under section 9.8.1 (a) & (b) to allocate discretionary budgets and devolved budgets within the terms determined by the Council and outlined in the current Grant Policy agreed by Cabinet in June 2016. Section 9.8.2 (g) of the Constitution in respect of Area Committees' Terms of Reference provides that they may: "establish and maintain relationships with outside bodies/voluntary organisations operating specifically with the area including, where appropriate, the provision of discretionary grant aid/financial support etc. but excluding grants for district-wide activities",

9.2 Section 1 of the Localism Act 2011 (S1-8) provides a General Power of Competence which gives local authorities the powers to do anything provided that it is not specifically prohibited in legislation:-

- An individual may generally do
- Anywhere in the UK or elsewhere
- For a commercial purpose or otherwise, for a charge or without a charge
- Without the need to demonstrate that it will benefit the authority, its area or person's resident or present in its area.

9.3 Section 137 Local Government Act 1972 provides specific authority for the Council to incur expenditure on anything which is in the interests of and will bring direct benefit to its area. This includes a charity or other body operating for public service.

10. FINANCIAL IMPLICATIONS

- 10.1 There are carry over amounts from 2017/18 development budgets of £2,124. The ward member budgets carried over £1,700 presently unallocated.

In total the amount of funding available for allocation is £16,224

11. RISK IMPLICATIONS

- 11.1 There are no relevant risk entries that have been recorded on Pentana Performance, the Council's performance and risk system. Individual events should have their own risk assessments in place to mitigate any health and safety issues. Whenever a request for grant funding for equipment is received, the recipient of the funding will be advised to obtain insurance for the item to avoid a repeat request for funding in the event of the equipment being stolen or damaged. There are no pertinent risk implications for the Authority associated with any items within this report.

12. EQUALITIES IMPLICATIONS

- 12.1 In line with the Public Sector Equality Duty, public bodies must, in the exercise of their functions, give due regard to the need to eliminate discrimination, harassment, victimisation, to advance equality of opportunity and foster good relations between those who share a protected characteristic and those who do not.
- 12.2 Area committee funding is awarded to community groups that clearly demonstrate a positive impact on the community and wider environment. The projects outlined in this report seek to advance equality of opportunity and foster good relations between all members of the community.

13. SOCIAL VALUE IMPLICATIONS

- 13.1 The Social Value Act and "go local" policy do not apply to this report.

14. HUMAN RESOURCE IMPLICATIONS

- 14.1 There are no pertinent Human Resource implications associated with any items within this report.

15. APPENDICES

- 15.1 Appendix A – Southern Rural Area Committee Budget Sheet 2017/18

16. CONTACT OFFICERS

- 16.1 Author: Claire Morgan, Communities Officer
Email: claire.morgan@north-herts.gov.uk
- 16.2 Contributors: Anne Miller, Assistant Accountant
Email: anne.miller@north-herts.gov.uk

Kerry Shorrocks, Corporate Human Resources Manager
Email: Kerry.shorrocks@north-herts.gov.uk

Tim Everitt, Performance & Risk Officer
Email: tim.everitt@north-herts.gov.uk

Reuben Ayavoo, Senior Policy Officer
Email: reuben.ayavoo@north-herts.gov.uk

Yvette Roberts, Solicitor (Litigation)
Email: Yvette.roberts@north-herts.gov.uk

17. BACKGROUND PAPERS

- 17.1 Review of Policies and Procedures for Financial Assistance to Voluntary and Community Organisations, November 2002.
- 17.2 Review of Grant Policy Cabinet June 2016

SOUTHERN RURAL AREA COMMITTEE BUDGET 2018/19

<u>SUMMARY/ TOTALS</u>	<u>Funding</u>	<u>Allocated</u>	<u>Spent</u>	<u>Outstanding</u>	<u>Unallocated Budget</u>						
<u>Development Budget Brought Forward from 17/18</u>	£3,724	£1,600	£0	£1,600	£2,124						
<u>Development Budget 18/19</u>	£7,400	£0	£0	£0	£7,400						
<u>Preallocated Member Ward Budgets Brought Forward from 17/18</u>	£2,200	£500	£0	£500	£1,700						
<u>Member Ward Budgets 18/19</u>	£5,000	£0	£0	£0	£5,000						
TOTAL	£18,324	£2,100	£0	£2,100	£16,224						

<u>DEVELOPMENT BUDGETS 1718</u>	<u>Funding</u>			<u>Project</u>	<u>Allocated</u>	<u>Date</u>	<u>Spent</u>	<u>Outstanding</u>		<u>Unallocated Amount</u>	<u>Comments</u>
Preallocated Funds Brought forward from 2017/18	£3,724			Gt Ashby Community Gardening Project	£427	03.12.15	£0	£427			Original allocation £1500 spent £1073 balance to remain allocated pending re further planting / works in
				Lilley Village Hall	£1,173	03.03.16	£0	£1,173			
	£3,724				£1,600		£0	£1,600		£2,124	

<u>DEVELOPMENT BUDGETS 18/19</u>	<u>Funding</u>			<u>Project</u>	<u>Allocated</u>	<u>Date</u>	<u>Spent</u>	<u>Outstanding</u>		<u>Unallocated Amount</u>	<u>Comments</u>
Base Budget 18/19	£7,400							£0			
								£0			
	£7,400		11940006980		£0		£0	£0		£7,400	

<u>PREALLOCATED MEMBER WARD BUDGETS</u>	<u>Funding</u>			<u>Project</u>	<u>Allocated</u>	<u>Date</u>	<u>Spent</u>	<u>Outstanding</u>		<u>Unallocated Amount</u>	<u>Comments</u>
Preallocated Member Ward Budgets Brought forward from 2017/18										£0	
Cllr Jarvis	£100			Youth Initiatives	£100	01.12.16	£0	£100		£0	Awaiting relevant project to assign funds
Cllr Barnard	£100	Hitchwood, Offa & Hoo		Hexton Community Petanque Project	£100	02.03.17	£0	£100		£0	Project still at development stage
Cllr Frost	£100			Hexton Community Petanque Project	£100	02.03.17	£0	£100		£0	Project still at development stage
Cllr Strong	£200	Hitchwood, Offa & Hoo		Hexton Community Petanque Project	£200	02.03.17	£0	£200		£0	Project still at development stage
Cllr Gray	£200									£200	
Cllr Tyler	£800									£800	
Cllr Henry	£500									£500	
Cllr Spencer-Smith	£200									£200	
	£2,200		11940004784		£500		£0	£500		£1,700	

<u>MEMBER WARD BUDGETS 18/19</u>	<u>Funding</u>			<u>Project</u>	<u>Allocated</u>	<u>Date</u>	<u>Spent</u>	<u>Outstanding</u>		<u>Unallocated Amount</u>	<u>Comments</u>
Base Budget 18/19 (£500 Per Member)											
Clr Barnard	£500	Hitchwood, Offa & Hoo									
Clr Frost	£500	Hitchwood, Offa & Hoo									
Clr Strong	£500	Hitchwood, Offa & Hoo									
Clr Deakin-Davies	£500	Knebworth									
Clr Nash	£500	Knebworth									
Clr Henry	£500	Chesfield									
Clr Tyler	£500	Chesfield									
Clr Spencer-Smith	£500	Cadwell									
Clr Moody	£500	Codicote									
Clr Bishop	£500	Kimpton									
	£5,000		11940004784		£0		£0	£0		£5,000	

This page is intentionally left blank

**SOUTHERN RURAL COMMITTEE
14 JUNE 2018**

***PART 1 – PUBLIC DOCUMENT**

TITLE OF REPORT: SECTION 106 AND UNILATERAL UNDERTAKINGS

REPORT OF THE DEVELOPMENT AND CONSERVATION MANAGER

1. SUMMARY

- 1.1 This report and appendix provides Members of the Area Committees with the annual update on the details of the current Section 106 agreements and Unilateral Undertakings within the wards/parishes in the area as at the 20th February 2018. It also provides an update on the relevant legislation.
- 1.2 As with previous years, this does not include the Hertfordshire County Council contributions over which this Council does not have any control.
- 1.3 The appendix shows the contributions received and where monies have been committed to specific projects i.e. the Council's capital projects and the associated timescales where possible. Comments have also been included, where appropriate, as to the justification for the receipt of certain contributions.
- 1.4 Where Section 106 obligations are negotiated for a site, contributions tend to be for a specific purpose whereas the unilateral undertakings entered into and agreed use the formula set out in the Supplementary Planning Document: - Planning Obligations adopted in November 2006.

2. RECOMMENDATIONS

- 2.1 That the contents of the report be noted.
- 2.2 That a report shall continue to be presented on an annual basis to each of the Area Committees.
- 2.3 That, other than where a contribution has been negotiated for a specific purpose or project, Ward Members of the area where Section 106 or Unilateral Undertaking funding is generated and the Area Committee be consulted prior to funding being allocated away from that area or from a village location to a town.

3. REASONS FOR RECOMMENDATIONS

- 3.1 To ensure that there is a robust system for negotiating and managing Section 106 and Unilateral Undertakings.
- 3.2 To ensure that this is kept under constant review and that the risk associated with this activity is managed in an appropriate manner.

4. ALTERNATIVE OPTIONS CONSIDERED

- 4.1 It is not considered that an alternative viable option is available for the Council to manage and maintain records of Section 106 and Unilateral Undertakings.

5. CONSULTATION WITH EXTERNAL ORGANISATIONS AND WARD MEMBERS

- 5.1 This report is being presented to each Area Committee so that all Ward Members are fully aware of the progress and updated in relation to this matter. No external organisations have been consulted.

6. FORWARD PLAN

- 6.1 This report does not contain a recommendation on a key decision and has not been referred to in the Forward Plan.

7. BACKGROUND

- 7.1 The Council introduced a Planning Obligations supplementary planning document (SPD) in 2006 giving a formula for developers to calculate as to what their section 106 costs might be. Its introduction has led to the majority of sites within the District since 2006 contributing towards the cost of infrastructure. Unilateral undertakings are a particular type of obligation under section 106 that are only signed by the developer, instead of bilaterally by both the Council, and the developer.
- 7.2 The main objective of the SPD was to ensure that the additional demands upon infrastructure, services and facilities from new development are provided for and are put in place at the right time and contribute to the Council's priorities and capital programme.
- 7.3 The Community Infrastructure levy (CIL) regulations came into force in April 2010. It is unlikely that the Council will adopt a Community Infrastructure Charging Schedule until after 2018 following the adoption of a Local Plan. A decision whether to adopt a CIL charging schedule will also depend on regulations at that time, bearing in mind that the government has revised CIL regulations every year since their inception in 2010.
- 7.4 The implementation of the changes to the Community Infrastructure Levy Regulations introduced in April 2015 with regard to the pooling limits has meant that the 'tariff' system used to calculate contributions as set out in the SPD is now principally used only as a negotiating tool associated with a specific infrastructure project or other wise it has little or no relevance.
- 7.5 It has been agreed previously that annual reports on the status of the agreements be presented to the Area Committees so that Members are fully aware of the infrastructure projects the contributions are used towards in their particular area.

8. ISSUES

8.1 Current legislation

8.1.1 The Community Infrastructure Levy (CIL) regulations set out three tests which must be satisfied in order for planning obligations to be required. These tests are also set out within The National Planning Policy Framework (NPPF) which came into force on 28 March 2012. The three statutory tests are as follows:

- **Necessary to make the proposed development acceptable in planning terms;**
- **Directly related to the proposed development; and**
- **Fair and reasonably related in scale and kind to the proposed development**

8.1.2 The pooling limit introduced in April 2015 applies to any obligation which was completed after 6 April 2010. From 6 April 2015, in the determination of a planning application after this date the LPA is not allowed to request S106 funding for an 'infrastructure project' or 'types of infrastructure' if more than 5 obligations since 6 April 2010 have already been committed to that project.

A 'type of infrastructure' relates to the categories set out in the Council's SPD and is as follows:-

- community centre/halls;
- leisure facilities;
- play space;
- pitch sport;
- informal open space;
- sustainable transport; and
- waste collection facilities and recycling.

There is also provision for contributions towards public realm from non-residential development.

8.1.3 The Housing White Paper (February 2017) indicated that CIL was to be reviewed in Autumn 2017 in preparation for the Budget which was to include reform of S106 Obligations. The White Paper however did not specify what these reforms might be or whether the limitations of the 'pooling restrictions' will be reviewed. This reform was not part of the recent Budget and whilst there is indication that some reforms are in the pipeline I have no further updates from my March 2017 Area Committee report on reforms to CIL regulations.

8.2. Implications for the collecting of infrastructure contributions

8.2.1 The restriction relates to the determination of planning applications after 6 April 2015 but it does not prevent:-

- i) the pooling of the contributions from more than 5 obligations which have been completed since 6 April 2010. This means that already collected S106 money from obligations after 6 April 2010 can still be pooled more than 5 times and spent after 6 April 2015. I would also confirm that this does not affect any funds that remain from prior to 2010 which to date have either not been allocated to a specific project or the implementation and spend is beyond 2015.
- ii) payments being collected after 6th April 2015 provided the obligations were before this date and they can be allocated as at present.

8.2.2 I would confirm that since 6 April 2010 more than 5 obligations have already been agreed breaching the pooling limit on each of the categories in the SPD and from April 2015 no further obligations have been agreed using the 'tariff system' within the SPD.

8.2.3 As the agreement to contributions now relate to specific infrastructure projects and needs to have regard to pooling limits it is necessary for the Local Planning Authority to be a party to any agreement so the present and future use of Unilateral Undertakings will be limited and only used in exceptional circumstances.

8.2.4 Negotiations to seek contributions in accordance with the legislation and in particular the tests continue but, as reported in previous years, there have been more challenges by developers citing amongst other matters the viability of a scheme and the specific need for the contributions. Given the direction from some appeal Inspectors, without a proven justification a decision is made to determine applications either without or with a reduced level of contribution.

8.2.5 Over the last few months, since the changes to the regulations Officers have progressed a limited number of agreements for major developments with the emphasis being the justification in order that the authority are not open to challenge. The agreed heads of terms for any application are set out in the report to the Planning Control Committee.

8.2.6 Members may recall that last year I advised at the Area Committee meeting that the government had updated and modified the Planning Practice Guidance as of the 28th November 2014 and it stated that no contributions should be sought from developments of 10 or less units and in certain designated rural areas the Council may apply a lower threshold of 5 units or less where no affordable housing or tariffs should be sought. For 6-10 units the contributions are to be sought in the form of commuted cash payments.

8.3 Use of existing funds

8.3.1 The three tests set out in paragraph 8.1.1 equally apply when allocating the monies received for the defined purpose. The applicant who has entered into a section 106 agreement or a unilateral undertaking has a right to seek a refund if these monies are not used for the appropriate purposes identified in either the specific agreement or the adopted SPD. Moreover, most S106 Obligations contain a 10 year pay back clause which the Council must meet if it has been unable to spend / allocate the funds to the identified project.

The important issue in this respect is that the spending of the contributions must be to **mitigate the effect of the development** i.e. that is the only reason for seeking contributions in the first instance.

An example of this would be an increased use and pressure on any play space within the vicinity of the site which may require additional equipment. There is no restriction for drawing down contributions from both Section 106 and UUs for a specific project subject to the recent changes in legislation.

8.3.2 To summarise the overall strategy for the spending of this money is principally by way of the Council's adopted capital projects and strategies e.g. the Greenspace Management Strategy which provides the background and justification for projects.

8.3.3 For infrastructure projects in Royston and the rural parishes, outside of the control of this Council, where a commitment is shown and there is a justifiable need to improve the infrastructure, a project plan is required together with an order or receipt, before the contributions would be payable. Finally other projects have been identified and come forward through local Councillors or the Community Development Officers.

8.4 Income and Expenditure

8.4.1 The financial position for the Section 106 monies for this Council from 2001/02 are set out in the table below:-

Year	Receipts in year	Allocated in year	Total interest received on all S106 balances in year to General Fund
	£	£	£
2001/02	17,729	2,000	192
2002/03	224,542	181,341	1,166
2003/04	5,000	0	3,076
2004/05	364,461	49,166	13,107
2005/06	76,900	53,919	20,957
2006/07	199,278	13,000	26,921
2007/08	164,884	22,650	42,253
2008/09	313,397	78,824	46,753
2009/10	264,798	103,544	29,839

2010/11	405,478	267,976	23,039
2011/12	477,000	59,936	32,888
2012/13	449,650	108,474	42,303
2013/14	570,022	486,347	33,027
2014/15	1,289,621	228,686	35,017
2015/16	223,166	425,862	39,704
2016/17	137,920	490,475	33,100
2017/18 to date	434,106	346,750 tbc	
	5,617,951	2,918,950	423,341

8.4.2 The sites that have benefited from the funding during the last financial year include:-

Baldock – Clothall Road Allotment Enhancement and Expansion
£15,091.36

Various District - Waste & Recycling

£13,164.04

Knebworth – Lytton Fields Recreation Ground enhancement
£27,638.62

Transition Town Letchworth Cycle Initiative
£101,542.12

St Ippolyts - External gym/exercise equipment at Recreation Ground
£2098.31

8.4.3 The spend on the Council's capital projects will not be finalised until year end.

8.4.4 I would also confirm that no contributions received have been required to be returned this financial year. As can be seen from the attached appendix this is closely monitored through this working document.

8.4.5 Members must note that as is explained above the discretionary funds will diminish and very if any new discretionary funds will be received from now on as all S106 Obligations entered into since April 2015 identify the specific project which the funds must be spent on within the document so that the project is identified when planning permission is granted.

9. LEGAL IMPLICATIONS

- 9.1 The Council requires Section 106 Agreements and Unilateral Undertakings where appropriate under the Town and Country Planning Acts where development involves matters which cannot be controlled by planning conditions. There are strict rules which govern the negotiation and implementation of matters covered by Section 106 Agreements and in essence, these need to relate to the development proposed both in scale and kind. The Section 106 SPD has been formulated with those principles in mind and the implementation of the SPD is being undertaken in a satisfactory manner.

10. FINANCIAL IMPLICATIONS

- 10.1 Interest accruing on S106 receipts is pooled corporately and included in the total income arising from investments. This is the case with all of the Council's 'reserves' and investment interest is then used to contribute towards General Fund revenue expenditure. Risk arising from interest rate fluctuations is considered in the Corporate Business Planning process and is a consideration when setting the level of balances. There may be occasions where the S106 agreement requires a refund with interest in the event that prescribed works are not acted upon.
- 10.2 The financial implications of a planning permission may be agreed but if the planning permission is not implemented the monies will not be received.
- 10.3 When negotiating monies for capital schemes there may be a delay in implementing those schemes which may result in a change of cost.

11. RISK IMPLICATIONS

- 11.1 The work associated with the implementation of the requirements of the Community Infrastructure Levy Regulations and the Section 106 SPD is currently contained within the existing work plans and resources. A review of the document has been incorporated within the work programme for the Local Plan following the resolution of Cabinet in July 2103 not to pursue a Community Infrastructure Levy for this Council for the time being.

12. EQUALITIES IMPLICATIONS

- 12.1 The Equality Act 2010 came into force on the 1st October 2010, a major piece of legislation. The Act also created a new Public Sector Equality Duty, which came into force on the 5th April 2011. There is a General duty, described in 12.2, that public bodies must meet, underpinned by more specific duties which are designed to help meet them.
- 12.2 In line with the Public Sector Equality Duty, public bodies must, in the exercise of its functions, give **due regard** to the need to eliminate discrimination, harassment, victimisation, to advance equality of opportunity and foster good relations between those who share a protected characteristic and those who do not.

- 12.3 There are not considered to be any direct equality issues arising from this report.

13. SOCIAL VALUE IMPLICATIONS

- 13.1 As the recommendations made in this report do not constitute a public service contract, the measurement of 'social value' as required by the Public Services (Social Value) Act 2012 need not be applied, although equalities implications and opportunities are identified in the relevant section at paragraphs 12.

14 HUMAN RESOURCE IMPLICATIONS

- 14.1 There are no new human resource implications arising from the contents of this report as the monitoring of Section 106 and Unilateral Undertakings is currently undertaken using existing staff resources.

15. APPENDICES

- 15.1 Monitoring report on Section 106 and Unilateral Undertakings

16. CONTACT OFFICERS

Report Author

- 16.1 Simon Ellis, Development and Conservation Manager
01462 474264 simon.ellis@north-herts.gov.uk

Contributors

- 16.2 Stephanie Blunt, Section 106 Monitoring Officer
01462 474308 stephanie.blunt@north-herts.gov.uk
- 16.3 Dean Fury, Community Support Accountant
01462 474509 dean.fury@north-herts.gov.uk

17. BACKGROUND PAPERS

- 17.1 Section 106 Supplementary Planning Document adopted November 2006 and monitoring reports

	Monitoring Report for Planning Obligations (Section 106 Agreements and Unilateral)		Live contribution need to be allocated and or spent							
			Agreement fulfilled							
			Payment Required							
	Southern Rural		Agreement not requiring NHDC involvement							
TOWN/ AREA	Details of Related Application - inc ref. No. proposal/address	Agreement Type	Benefits Secured	Repayment Date (if part or whole of sum not spent)	Amount Received	Amount allocated to project	Sum/Date Paid Out	Balance remaining: to be allocated/Sp ent	Live = funds still available/nee d to be spent Archived = funds all	Comments
Codicote	08/00912/1 72 St Albans Road, Codicote, Hitchin, SG4 8UU Erection of 2 no. two storey semi-detached dwellings and associated infrastructure and vehicle access.	UU	Community Centres		811.85			811.85	LIVE TO BE ALLOCATED	
Codicote	08/00912/1 72 St Albans Road, Codicote, Hitchin, SG4 8UU Erection of 2 no. two storey semi-detached dwellings and associated infrastructure and vehicle access.	UU	Sustainable Transport		2,034.21			2,034.21	LIVE TO BE ALLOCATED	
Codicote	09/00290/1 Codicote Innovation Centre, St Albans Road, Codicote, SG4 8WH Change of use of Business Centre (B1) to four bedroom dwelling and use of garden store and garage in connection with the proposed dwelling rather than Pulmore House (renewal of Planning Permission 04/00225/1 granted 12 July 2004)	UU	Community Centres		609.54			609.54	LIVE TO BE ALLOCATED	
Codicote	09/00290/1 Codicote Innovation Centre, St Albans Road, Codicote, SG4 8WH Change of use of Business Centre (B1) to four bedroom dwelling and use of garden store and garage in connection with the proposed dwelling rather than Pulmore House (renewal of Planning Permission 04/00225/1 granted 12 July 2004)	UU	Leisure		1,008.34			1,008.34	LIVE TO BE ALLOCATED	
Codicote	09/00290/1 Codicote Innovation Centre, St Albans Road, Codicote, SG4 8WH Change of use of Business Centre (B1) to four bedroom dwelling and use of garden store and garage in connection with the proposed dwelling rather than Pulmore House (renewal of Planning Permission 04/00225/1 granted 12 July 2004)	UU	Informal Open Space		626.34			626.34	LIVE TO BE ALLOCATED	
Codicote	09/00808/1 Amberwell, Pottersheath Road, Codicote, AL6 9SY Change of use from B1 (office) to four bedroom dwelling. New access from Pottersheath Road.	UU	Community Centres		613.01			613.01	LIVE TO BE ALLOCATED	
Codicote	09/00808/1 Amberwell, Pottersheath Road, Codicote, AL6 9SY Change of use from B1 (office) to four bedroom dwelling. New access from Pottersheath Road.	UU	Leisure		1,014.07			1,014.07	LIVE TO BE ALLOCATED	
Codicote	09/00808/1 Amberwell, Pottersheath Road, Codicote, AL6 9SY Change of use from B1 (office) to four bedroom dwelling. New access from Pottersheath Road.	UU	Informal Open Space		602.82			602.82	LIVE TO BE ALLOCATED	
Codicote	10/02847/1 Jacob Farm, Nup End, Old Knebworth, Knebworth, SG3 Conversion of existing garage, raising of roof and insertion of dormer windows in front and rear roof slopes to create one bedroom flat for stud assistant	UU	Community Centres		248.75			248.75	LIVE TO BE ALLOCATED	
Codicote	10/02847/1 Jacob Farm, Nup End, Old Knebworth, Knebworth, SG3 Conversion of existing garage, raising of roof and insertion of dormer windows in front and rear roof slopes to create one bedroom flat for stud assistant	UU	Leisure		411.49			411.49	LIVE TO BE ALLOCATED	
Codicote	10/02847/1 Jacob Farm, Nup End, Old Knebworth, Knebworth, SG3 Conversion of existing garage, raising of roof and insertion of dormer windows in front and rear roof slopes to create one bedroom flat for stud assistant	UU	Informal Open Space		256.43			256.43	LIVE TO BE ALLOCATED	
Codicote	10/02847/1 Jacob Farm, Nup End, Old Knebworth, Knebworth, SG3 Conversion of existing garage, raising of roof and insertion of dormer windows in front and rear roof slopes to create one bedroom flat for stud assistant	UU	Sustainable Transport		644.36			644.36	LIVE TO BE ALLOCATED	
Graveley	09/02056/1 6 Oak Lane, Graveley Detached three bedroom dwelling with integral garage	UU	Pitch Sports	N/A	£449.74			449.74	LIVE TO BE ALLOCATED	
Graveley	09/02197/1 Manor Farm Riding School, Church Lane, Graveley Conversion and change of use of stable block to 2 residential units and relocation of stables to large barn including change of use of large barn from agricultural to equestrian use and extension of large barn. New access road	UU	Leisure	N/A	£1,175.92			1,175.92	LIVE TO BE ALLOCATED	

TOWN/ AREA	Details of Related Application - inc ref. No. proposal/address	Agreement Type	Benefits Secured	Repayment Date (if part or whole of sum not spent)	Amount Received	Amount allocated to project	Sum/Date Paid Out	Balance remaining: to be allocated/Sp ent	Live = funds still available/nee d to be spent Archived = funds all	Comments
Graveley	09/02197/1 Manor Farm Riding School, Church Lane, Graveley Conversion and change of use of stable block to 2 residential units and relocation of stables to large barn including change of use of large barn from agricultural to equestrian use and extension of large barn. New access road	UU	Pitch Sports	N/A	£652.46			652.46	LIVE TO BE ALLOCATED	
Great Ashb	00/00621/1 0 Outline application for residential development of no less than 550 dwellings with roads, p.o.s. and landscaping in accordance with accompanying Master Plan at NES2, land off Great Ashby Way, Stevenage.		j) to lay out public open space and children's play areas as shown on the Master Plan, to pay to NHDC a maintenance sum prior to the adoption of the public open space by the Council.	N/A				0.00	Live	Open Space Commuted sums receivable.
Ickleford	07/00015/1 Land adj to 26 Turnpike Lane, Ickleford Two 3 bedroom semi detached dwellings with detached building to provide two garages	UU	Sustainable Transport - part spent £444.00 to fund 5 adviistory notices and posts positioned along route of new Hicca Way. Balance remains available to spend	N/A	£2,211.00	£444.00		1,767.00	Part spent balance to be allocated	Ickleford Parish Council
Ickleford	09/00614/1 Ickleford Motor Company, Arlesey Road, Ickleford, Hitchin Development of six residential dwellings comprising two detached 4-bedroom houses and four semi-detached 3-bedroom houses together with associated parking including detached garage block for plots 1 and 2; alterations to vehicular access from Arlesey Road and new vehicular accesses from River Court to plots 5 and 6.	UU	Informal Open Space		2,919.72			2,919.72	LIVE TO BE ALLOCATED	
Ickleford	12/01292/1 Land at, New Ramerick Farm, Bedford Road, Holwell Demolition of redundant agricultural buildings to facilitate conversion of remaining agricultural buildings and barns to two 4-bed dwellings together with erection of attached covered parking area and other provision of associated parking and hardstanding and alterations to existing access road	UU	Leisure		2,314.59			2,314.59	LIVE TO BE ALLOCATED	
Ickleford	12/01292/1 Land at, New Ramerick Farm, Bedford Road, Holwell Demolition of redundant agricultural buildings to facilitate conversion of remaining agricultural buildings and barns to two 4-bed dwellings together with erection of attached covered parking area and other provision of associated parking and hardstanding and alterations to existing access road	UU	Informal Open Space		1,325.20			1,325.20	LIVE TO BE ALLOCATED	
Ickleford	12/01292/1 Land at, New Ramerick Farm, Bedford Road, Holwell Demolition of redundant agricultural buildings to facilitate conversion of remaining agricultural buildings and barns to two 4-bed dwellings together with erection of attached covered parking area and other provision of associated parking and hardstanding and alterations to existing access road	UU	Pitch Sports		1,209.24			1,209.24	LIVE TO BE ALLOCATED	
Ickleford	12/01292/1 Land at, New Ramerick Farm, Bedford Road, Holwell Demolition of redundant agricultural buildings to facilitate conversion of remaining agricultural buildings and barns to two 4-bed dwellings together with erection of attached covered parking area and other provision of associated parking and hardstanding and alterations to existing access road	UU	Sustainable Transport		5,154.89			5,154.89	LIVE TO BE ALLOCATED	
Ickleford	14/02298/1 Old Ramerick Manor, Bedford Road, Ickleford Change of Use and conversion of existing barn into two 3 bed dwellings. Erection of two semi detached 4 bed dwellings and ancillary annex building, detached 6 bay car port and detached double garage following demolition of outbuildings	UU	Sustainable Transport	N/A	£8,376.69			8,376.69	LIVE TO BE ALLOCATED	
Kimpton	07/01869/1 72a High Street, Kimpton Erection of two 3 bedroom semi-detached dwellings with integrated single garages and two associated car parking spaces with turning space following demolition of existing bungalow	UU	Informal Open Space	N/A	£421.02			421.02	LIVE TO BE ALLOCATED	
Kimpton	07/01869/1 72a High Street, Kimpton Erection of two 3 bedroom semi-detached dwellings with integrated single garages and two associated car parking spaces with turning space following demolition of existing bungalow	UU	Sustainable Transport	N/A	£534.64			534.64	LIVE TO BE ALLOCATED	

TOWN/ AREA	Details of Related Application - inc ref. No. proposal/address	Agreement Type	Benefits Secured	Repayment Date (if part or whole of sum not spent)	Amount Received	Amount allocated to project	Sum/Date Paid Out	Balance remaining: to be allocated/Sp ent	Live = funds still available/nee d to be spent Archived = funds all	Comments
Kimpton	13/00959/1 Probyn House, Lloyd Way, Kimpton, SG4 8QS Ten dwellings (consisting of one 4 bedroom dwelling with integral double garage; two 3 bedroom semi detached dwellings with integral single garages. two 3 bedroom semi detached dwellings, two 2 bedroom semi detached dwellings; two 2 bedroom semi detached bungalows and one 2 bedroom detached bungalows), following demolition of existing building. Access, parking, hard and soft landscaping and sheds	S106	Informal Open Space	29/01/2024	£4,216.35			4,216.35	LIVE TO BE ALLOCATED	
Kimpton	13/00959/1 Probyn House, Lloyd Way, Kimpton, SG4 8QS Ten dwellings (consisting of one 4 bedroom dwelling with integral double garage; two 3 bedroom semi detached dwellings with integral single garages. two 3 bedroom semi detached dwellings, two 2 bedroom semi detached dwellings; two 2 bedroom semi detached bungalows and one 2 bedroom detached bungalows), following demolition of existing building. Access, parking, hard and soft landscaping and sheds	S106	Play Space	29/01/2024	£7,800.79			7,800.79	LIVE TO BE ALLOCATED	
Knebworth	06/02643/1 Land adj to Station Hotel, Station Approach, Knebworth Detached 3 storey building to provide 2 two bedroom flats and 6 one bedroom flats with 8 car parking spaces and covered bike rack.	UU	Leisure	N/A	£3,486.34			3,486.34	LIVE TO BE ALLOCATED	
Knebworth	06/02643/1 Land adj to Station Hotel, Station Approach, Knebworth Detached 3 storey building to provide 2 two bedroom flats and 6 one bedroom flats with 8 car parking spaces and covered bike rack.	UU	Sustainable transport - Schemes relating to bus shelters and footpaths being considered by Parish Council	N/A	£4,824.06			4,824.06	LIVE TO BE ALLOCATED	
Knebworth	06/02643/1 Land adj to Station Hotel, Station Approach, Knebworth Detached 3 storey building to provide 2 two bedroom flats and 6 one bedroom flats with 8 car parking spaces and covered bike rack.	UU	Pitch Sports	N/A	£1,819.95			1,819.95	LIVE TO BE ALLOCATED	
Knebworth	07/01180/1 29 Wadnall Way, Knebworth Four bedroom detached dwelling with integral garage	UU	Leisure	N/A	£1,018.42			1,018.42	LIVE TO BE ALLOCATED	
Knebworth	07/01180/1 29 Wadnall Way, Knebworth Four bedroom detached dwelling with integral garage	UU	Pitch Sports	N/A	£462.21			462.21	LIVE TO BE ALLOCATED	
Knebworth	07/01180/1 29 Wadnall Way, Knebworth Four bedroom detached dwelling with integral garage	UU	Sustainable Transport	N/A	£1,574.44				LIVE TO BE ALLOCATED	
Knebworth	10/1343/1 Park Gate House, Park Lane, Knebworth	UU	Leisure	N/A	£306.05			306.05	LIVE TO BE ALLOCATED	
Knebworth	10/1343/1 Park Gate House, Park Lane, Knebworth	UU	Pitch Sports	N/A	£169.65			169.65	LIVE TO BE ALLOCATED	
Knebworth	10/1343/1 Park Gate House, Park Lane, Knebworth	UU	Sustainable Transport	N/A	£609.02			609.02	LIVE TO BE ALLOCATED	
Knebworth	14/01058/1 111 London Road, Knebworth Erection of 3 storey building consisting of 26 Retirement Living apartments (13 x 1 bedroom and 13 x 2 bedroom apartments) with associated communal facilities, parking, access and landscaped grounds	UU	Affordable Housing - Obligation: To be applied towards the provision of Affordable Housing within the District of North Hertfordshire - allocated to provision of affordable housing at John Barker Place, Westmill Estate, Hitchin as part of a wider regeneration scheme including demolition of existing community centre, shops, maisonettes and games area and provision of new community centre, shops, flats and games area. Capital project	N/A	£54,807.84	£54,807.84			Allocated	
Knebworth	14/01228/1 15 Gun Lane, Knebworth Erection of two semi- detached chalet bungalows following demolition of existing bungalow.	UU	Leisure	N/A	£985.06			985.06	LIVE TO BE ALLOCATED	
Knebworth	14/01228/1 15 Gun Lane, Knebworth Erection of two semi- detached chalet bungalows following demolition of existing bungalow.	UU	Pitch Sports	N/A	£496.15			496.15	LIVE TO BE ALLOCATED	
Knebworth	14/01228/1 15 Gun Lane, Knebworth Erection of two semi- detached chalet bungalows following demolition of existing bungalow.	UU	Sustainable Transport	N/A	£1,288.72			1,288.72	LIVE TO BE ALLOCATED	

TOWN/ AREA	Details of Related Application - inc ref. No. proposal/address	Agreement Type	Benefits Secured	Repayment Date (if part or whole of sum not spent)	Amount Received	Amount allocated to project	Sum/Date Paid Out	Balance remaining: to be allocated/Sp ent	Live = funds still available/nee d to be spent Archived = funds all	Comments
Knebworth	14/01228/1 15 Gun Lane, Knebworth Erection of two semi-detached chalet bungalows following demolition of existing bungalow.	UU	Community Centres	N/A	£595.47			595.47	LIVE TO BE ALLOCATED	
Lilley	09/01071/1 Silver Lion, West Street, Lilley, Luton, LU2 8LH Change of use and conversion of public house and storage barn to 3 x three bedroom dwelling houses, involving partial demolitions, alterations and extensions with single garage, car parking, landscaping and ancillary works. Alterations to existing vehicular access.	UU	Community Centres		945.74			945.74	LIVE TO BE ALLOCATED	
Lilley	09/01071/1 Silver Lion, West Street, Lilley, Luton, LU2 8LH Change of use and conversion of public house and storage barn to 3 x three bedroom dwelling houses, involving partial demolitions, alterations and extensions with single garage, car parking, landscaping and ancillary works. Alterations to existing vehicular access.	UU	Leisure		1,564.50			1,564.50	LIVE TO BE ALLOCATED	
Lilley	09/01071/1 Silver Lion, West Street, Lilley, Luton, LU2 8LH Change of use and conversion of public house and storage barn to 3 x three bedroom dwelling houses, involving partial demolitions, alterations and extensions with single garage, car parking, landscaping and ancillary works. Alterations to existing vehicular access.	UU	Informal Open Space		905.87			905.87	LIVE TO BE ALLOCATED	
Lilley	09/01071/1 Silver Lion, West Street, Lilley, Luton, LU2 8LH Change of use and conversion of public house and storage barn to 3 x three bedroom dwelling houses, involving partial demolitions, alterations and extensions with single garage, car parking, landscaping and ancillary works. Alterations to existing vehicular access.	UU	Pitch Sports		826.61			826.61	LIVE TO BE ALLOCATED	
Lilley	09/01071/1 Silver Lion, West Street, Lilley, Luton, LU2 8LH Change of use and conversion of public house and storage barn to 3 x three bedroom dwelling houses, involving partial demolitions, alterations and extensions with single garage, car parking, landscaping and ancillary works. Alterations to existing vehicular access.	UU	Play Space		1,675.86			1,675.86	LIVE TO BE ALLOCATED	
Offley	13/02671/1 Land East Of Luton Road, Offley Erection of 63 dwellings consisting of 6 x 1 bedroom flats, 15 x 2 bedroom houses, 21 x 3 bedroom house, 15 x 4 bedroom houses and 6 x 5 bedroom houses; new vehicular access onto Luton Road, associated car parking, cycle and bin storage areas and associated infrastructure	S106	Community Halls With the agreement of the developer the following funds have been allocated/spent: ORC Canopy £16,400 (Spent) Offley Village Hall £5,000 Balance to be allocated: £12832.65	19/01/2025	£34,232.65	£21,400.00		12,832.65	LIVE TO BE ALLOCATED	Only balance of £12832.65 to be allocated. £5000 is allocated to Offley Village Hall
Offley	13/02671/1 Land East Of Luton Road, Offley Erection of 63 dwellings consisting of 6 x 1 bedroom flats, 15 x 2 bedroom houses, 21 x 3 bedroom house, 15 x 4 bedroom houses and 6 x 5 bedroom houses; new vehicular access onto Luton Road, associated car parking, cycle and bin storage areas and associated infrastructure	S106	Informal Open Space With the agreement of the developer the following funds have been allocated: Nature Trail £931.57 - allocated for spend Spent - MUGA £8532.72 Spent - tennis courts £20,070.08 Spent - provision of 6 picnic benches	19/01/2025	£32,812.80	£32,812.80		931.57	Part spent - balance allocated	Only £931.57 has not been spent but is allocated to Nature Trail All other sums have been spent - Offley Parish Council
Pirton	09/00435/1 Barns NW Burge End Farmhouse, Burge End Lane, Pirton, Hitchin, SG5 3QN Conversion and extension of former agricultural buildings to form single dwelling. Access drive and four parking spaces.	UU	Informal Open Space		543.06			543.06	LIVE TO BE ALLOCATED	
Pirton	09/00435/1 Barns NW Burge End Farmhouse, Burge End Lane, Pirton, Hitchin, SG5 3QN Conversion and extension of former agricultural buildings to form single dwelling. Access drive and four parking spaces.	UU	Pitch Sports Spent - Floodlighting Pirton Rec. Balance of £69.49 to be allocated		495.54	426.05		69.49	Part spent - balance to be allocated	Only £69.49 to be allocated
Pirton	09/00435/1 Barns NW Burge End Farmhouse, Burge End Lane, Pirton, Hitchin, SG5 3QN Conversion and extension of former agricultural buildings to form single dwelling. Access drive and four parking spaces.	UU	Play Space		1,004.66			1,004.66	LIVE TO BE ALLOCATED	
Pirton	09/01826/1 Elm Tree Farm Barn, Hambridge Way, Pirton, Hitchin, SG5 3QS Conversion and alteration of barn to provide one 1-bedroom dwelling together with associated parking provision and bin storage	UU	Informal Open Space		£247.41			247.41	LIVE TO BE ALLOCATED	
Pirton	09/01826/1 Elm Tree Farm Barn, Hambridge Way, Pirton, Hitchin, SG5 3QS Conversion and alteration of barn to provide one 1-bedroom dwelling together with associated parking provision and bin storage	UU	Play Space		£457.71			457.71	LIVE TO BE ALLOCATED	

TOWN/ AREA	Details of Related Application - inc ref. No. proposal/address	Agreement Type	Benefits Secured	Repayment Date (if part or whole of sum not spent)	Amount Received	Amount allocated to project	Sum/Date Paid Out	Balance remaining: to be allocated/Sp ent	Live = funds still available/nee d to be spent Archived = funds all	Comments
Pirton	09/01826/1 Elm Tree Farm Barn, Hambridge Way, Pirton, Hitchin, SG5 3QS Conversion and alteration of barn to provide one 1-bedroom dwelling together with associated parking provision and bin storage	UU	Sustainable Transport £300.55 - spent - provision of cycle rack at village hall to promote cycle use and less vehicular trips in and around the village. Balance £971.63 to be allocated to another project		£1,272.18	£251.59		971.63	Part spent - balance to be allocated	Only balance of £971.63 to be allocated and spent Pirton Parish Council
Pirton	11/01504/1 Land adjacent to 6 Priors Hill, Pirton, Hitchin, SG5 3QA Erection of 3 bedroom detached dwelling, 2 associated parking spaces, use of existing vehicular access onto Priors Hill and landscaping following demolition of existing garage and outbuilding.	UU	Informal Open Space		504.13			504.13	LIVE TO BE ALLOCATED	
Pirton	11/01504/1 Land adjacent to 6 Priors Hill, Pirton, Hitchin, SG5 3QA Erection of 3 bedroom detached dwelling, 2 associated parking spaces, use of existing vehicular access onto Priors Hill and landscaping following demolition of existing garage and outbuilding.	UU	Play Space		932.64			932.64	LIVE TO BE ALLOCATED	
Pirton	11/01504/1 Land adjacent to 6 Priors Hill, Pirton, Hitchin, SG5 3QA Erection of 3 bedroom detached dwelling, 2 associated parking spaces, use of existing vehicular access onto Priors Hill and landscaping following demolition of existing garage and outbuilding.	UU	Sustainable Transport		1,288.72			1,288.72	LIVE TO BE ALLOCATED	
Preston	09/00648/1 Minsden Farm, Hitchwood Lane, Preston, Hitchin, SG4 7RY Conversion of barn to a 5 bedroom dwelling.	UU	Community Centres Spent £73.76 - provision of disabled toilet facilities at Preston Village Hall to improve access		578.37	73.76		501.64	LIVE TO BE ALLOCATED	£501.64 balance is to be allocated
Preston	13/01553/1 Land off Templars Lane, Preston Three 2 bedroom semi detached affordable dwellings and three 3 bedroom semi detached affordable dwellings. Access, parking and landscaping	S106	Community Centres	18/03/2024	2,685.98			2,685.98	LIVE TO BE ALLOCATED	
St Ippolyts	08/01117/1 Barn at Brookend Farm House, Stevenage Road, St Ippolyts, Hitchin, SG4 7NU Change of use and partial demolition of barn to provide one 4-bedroom dwelling; alterations to existing outbuildings to provide garaging for existing farmhouse and proposed dwelling	UU	Community Centres		661.11			661.11	LIVE TO BE ALLOCATED	
St Ippolyts	08/01117/1 Barn at Brookend Farm House, Stevenage Road, St Ippolyts, Hitchin, SG4 7NU Change of use and partial demolition of barn to provide one 4-bedroom dwelling; alterations to existing outbuildings to provide garaging for existing farmhouse and proposed dwelling	UU	Informal Open Space		543.06			543.06	LIVE TO BE ALLOCATED	
St Ippolyts	08/01117/1 Barn at Brookend Farm House, Stevenage Road, St Ippolyts, Hitchin, SG4 7NU Change of use and partial demolition of barn to provide one 4-bedroom dwelling; alterations to existing outbuildings to provide garaging for existing farmhouse and proposed dwelling	UU	Pitch Sports		495.54			495.54	LIVE TO BE ALLOCATED	
St Ippolyts	08/01117/1 Barn at Brookend Farm House, Stevenage Road, St Ippolyts, Hitchin, SG4 7NU Change of use and partial demolition of barn to provide one 4-bedroom dwelling; alterations to existing outbuildings to provide garaging for existing farmhouse and proposed dwelling	UU	Sustainable Transport		2,324.81			2,324.81	LIVE TO BE ALLOCATED	
St Pauls Walden	09/01373/1 Baptist Chapel, High Street, Whitwell, Hitchin, SG4 8AJ Conversion of Baptist Chapel into 2 x two-bed residential dwellings	UU	Community Centres		666.67			666.67	LIVE TO BE ALLOCATED	
St Pauls Walden	09/01373/1 Baptist Chapel, High Street, Whitwell, Hitchin, SG4 8AJ Conversion of Baptist Chapel into 2 x two-bed residential dwellings	UU	Informal Open Space		665.28			665.28	LIVE TO BE ALLOCATED	
St Pauls Walden	09/01373/1 Baptist Chapel, High Street, Whitwell, Hitchin, SG4 8AJ Conversion of Baptist Chapel into 2 x two-bed residential dwellings	UU	Play Space		1,230.77			1,230.77	LIVE TO BE ALLOCATED	

This page is intentionally left blank