



**SOUTH
KESTEVEN
DISTRICT
COUNCIL**



Officer Delegated Decision

26 November 2024

Emma Whittaker
Assistant Director – Planning & Growth

Distribution of S106 monies in relation to Corby Glen

Phil Jordan, Development Management & Enforcement Manager

 phil.jordan@southkesteven.gov.uk

Decision made by:	Emma Whittaker, Assistant Director – Planning & Growth
Decision:	To approve the expenditure of the section 106 funds totalling £46,642.27 for the purpose of improvements to community facilities within Corby Glen.
Public or Exempt:	Public
Reasons for exemption:	N/A
Conflicts of interest:	No
Policy compliant:	Yes
Details of delegation:	Paragraph 20 (Management of Services) of the Council's scheme of officer delegation (Part 3c – Responsibility for Functions) provides the officer highlighted above with the necessary authority to take this decision

1 Implications

Taking into consideration implications relating to finance; and legal and governance, the following implications have been identified:

Finance

- 1.1 The financial implications are set out within the report and are for the distribution of s106 funds for their permitted use.

Completed by: Paul Sutton Interim Head of Finance (Deputy 151)

Legal and Governance

- 1.2 This decision is made in accordance with provisions of the Council's Constitution and the conditions associated with the Section 106 Agreement referenced in this notice.

Completed by: Graham Watts, Monitoring Officer

2 The Purpose of the Report

- 2.1 Corby Glen Parish Council and Ron Dawson Memorial Hall have both requested funds totalling £46,642.27 towards the improvements to Church Street Rooms and Ron Dawson Community Hall.
- 2.2 Corby Glen Parish Council have proposed to use S106 funds to repair and improve the flat roof of the conservatory to the rear of the building (this is a space that is often used as an alternative to the main hall). The roof leaking this has resulted in the underlying ceiling collapsing.
- 2.3 Ron Dawson Memorial Hall have proposed the installation of replacement toilet facilities within the hall. The existing ones have not been changed since the building was built, and therefore no longer comply with current regulations around disabled access and specifications.
- 2.4 Due to the S106 contributions from S21/1841 being staggered and the next trigger point not being hit for at least 2 years, the current receipted amount has been combined with S106 funds associated with planning ref: S19/2235.
- 2.5 SKDC is in receipt of Section 106 contributions from S21/1841 a sum of £29,335.71 (£16,740.00 has already been committed in a previous Officer Delegated Decision on the 2nd of July 2024 remaining balance £12,615.71) and S19/2235 a sum of £47,303.27. The total sum available from the two agreements is £59,918.98 The relevant clauses within the S106 agreements specify the money is for the following purposes:
 - 2.5.1 S21/1841 – The clause states on page 6, Community Facilities Contribution: To be used by the Parish Council towards local community projects including improvements to community halls, infrastructure improvements and open spaces.
 - 2.5.2 S19/2235 – The clause states on page 6, Community/village hall Contribution: Towards improvements and enhancements to the community/village hall in Corby Glen Serving the development.

2.5.3 The proposed distribution of funds for S21/1841 and S19/2235:

S106 contribution received	S21/1841	£29,355.71
S106 contribution received	S19/2235	£47,303.27
Balance		£76,658.98
Committed spend - Corby Glen Play equipment	02/07/2024	£16,740.00
Balance		£59,918.98
Application for Church Street Paint Work		£ 4,138.00
Application for Church Street Roof Repair		£ 9,608.00
Application for Ron Dawson replacement facilities		£32,896.27
Remaining balance		£13,276.71

3. Available Options Considered

- 3.1 No other projects or bids for the funds have currently been received, by combining both S106 contributions it is therefore able to fund both applications and will still leave £13,276.71 for Corby Glen Parish Council to utilise in other projects.

5. Reasons for the Decision(s)

- 2.6 The proposed projects are considered to meet the requirements of the S106 funding specified within both agreements (S21/1841 and S19/2235). No other competing projects or schemes have been submitted.

Signed by: **Emma Whittaker**

Dated: **26 November 2024**