



SOUTH
KESTEVEN
DISTRICT
COUNCIL



Officer Delegated Decision

26/09/2025

Emma Whittaker
Assistant Director – Planning & Growth

Distribution of S106 monies to LICB Section 106 (NHS) for Glenside Country Practice Corby Glen

Phil Jordan, Development Management & Enforcement Manager

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Decision made by:	Emma Whittaker, Assistant Director – Planning & Growth
Decision:	To approve the expenditure of the section 106 funds totalling £47,992.08 for refurbishment works to Glenside Country Practice from S18/2379
Public or Exempt:	Public
Reasons for exemption:	N/A
Conflicts of interest:	No
Policy compliant:	Yes
Details of delegation:	Paragraph 20 (Management of Services) in Part 3(c) (Responsibility for Functions – Officer Delegated Powers) of the Council's Constitution provides the Assistant Director with the 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 There is sufficient monies being held in the s106 reserves in order to distribute S106 monies to LICB Section 106 (NHS) for Glenside Country Practice Corby Glen in accordance with the s106 allocations as outlined below.

Completed by: *David Scott – Assistant Director of Finance and Deputy s151 officer.*

Legal and Governance

- 1.2 There are no significant legal or governance implications arising from this decision. The Assistant Director has the necessary authority to take this decision as set out above.

Completed by: *James Welbourn, Democratic Services Manager*

2 The Purpose of the Report

- 2.1 LICB Section 106 (NHS) have requested funds totalling £47,992.08 towards planned refurbishment to Glenside Country Practice.
- 2.2 The refurbishment works will create an additional clinical room and will upgrade the current nurse/treatment room into a nurse/minor surgery room, which will increase the number of appointments for their patients.
- 2.3 Glenside Country Practice in Corby Glen has sourced 3 quotes with all values being consistent in pricing, with Mablethorpe and Mooney Ltd, being the preferred contractor to complete the project.
- 2.4 There will be no requirement for any additional funding as the S106 monies being held exceeds the value of this quote.
- 2.5 SKDC is in receipt of Section 106 contributions from S18/2379 a sum of £53,975.64 on the 17th October 2023.
- 2.6 There will be a remaining balance of £5,983.56 to be spent under S18/2379, with an expiry date of 18th October 2028.
- 2.7 The relevant clauses within the S106 agreements specify the money is for the following purpose S18/2379 – The clause states on page 9, “*means a sum of*

£46,200 towards extension and upgrade to Glenside Country GP Practice in Corby Glen (adjusted by the Indexation Factor)”

- 2.8 With further clarification in the Fifth Schedule Part 2.2, “2. *“Within 5 years of receipt of the Health Contribution to pay the money held to the NHS upon receipt of a document from the NHS confirming how they will: 2.1 Apply the Health Contribution towards extension and upgrade to Glenside Country GP Practice in Corby Glen Provide full details of the expenditure of the Health Contribution on demand to the Council or to the Owner. Return any unspent part of the Health Contribution to the Council on demand by the Council. “*

3. Available Options Considered

No other projects or bids for the funds have currently been received, as stated in the terms of the S106 agreement the proposed use of the S106 contribution to fund the delivery of the works complies with the terms of the planning obligation.

4. Reasons for the Decision(s)

The proposed project has been considered to meet the requirements of the S106 funding specified within the agreements S18/2379. No other competing projects or schemes have been submitted.

Signed by: Emma Whittaker
