

BOROUGH OF KETTERING

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Report Originator	Louise Holland – Development Services	<i>Fwd Plan Ref No:</i>	
Wards Affected	ALL	6 th December 2018	
Title	USE OF DEVELOPER CONTRIBUTIONS		

1. PURPOSE OF REPORT

In accordance with the Section 106 Agreement for East Kettering, to set out the source of, and use of, developer contributions.

2. INFORMATION

- 2.1 The S106 Agreement requires an annual statement to be published, regarding the utilisation of S106 monies, to show where they have been raised from and how they are to be used.
- 2.2 It is the intention to produce a statement for every meeting of the Forum, rather than just annually.
- 2.3 The attached statement (**Appendix A**) shows the monies that have been received to date.
- 2.4 To summarise the attached statement, to date, £2.8m has been received from David Wilson Homes which has been allocated (*with Q4 2018 roof charge which is due for payment after EKLF*) as follows:-
- The design/construction of Junction (c) at Windmill Ave/Deeble Rd £600,000
 - Cranford traffic calming measures/gateway £65,000
 - Repayments re the loan to build the primary school at Hayfield Cross £2,000,000
- 2.5 Since the last forum in September 2018, a payment for Quarter 3 2018 has been received from David Wilson Homes (included in the total above).
- 2.6 With regard to expenditure £537,000 has been paid to the County Council toward Junction (c) works, six repayments of the school loan (£1,511,000) have been made to Homes England and £65,000 for Cranford village traffic calming/gateway. Commitments for 2018/19 at this time are further repayments of the school loan. Junction improvement works are another key priority and funds are being set aside for this purpose.

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2.7 The primary school account at 15th November 2018 stood at £4,255,194.82 so the bulk of S106 money will be spent on paying off that loan for some time.

2.8 The Council has attracted funds from other sources, which will enable some additional works to be progressed; for example

- Traffic calming works at Warkton Lane/St Catherine's Road
- Offsite junction design work.

3. POLICY IMPLICATIONS

None

4. CONSULTATION AND CUSTOMER IMPACT

None

5. FINANCE and HR RESOURCE IMPLICATIONS

None

6. LEGAL IMPLICATIONS

None

7. RECOMMENDATION

That the forum notes the contents of the report.

Background Papers:

None

Previous Reports/Minutes: