

SECTION 106 MONITORING REPORT – AREA WEST 19th June 2013

Application Details Location and Description	Planning Obligations Secured	Trigger Point	Monies Received Or Infrastructure in place	Outstanding Obligations	Status & Projects Funded/ Lead Officer	Comments/ End Date
<p>Ward: AVISHAYES (CHARD)</p> <p>09/02922/FUL Parish Chard Developer: Rollo Homes Ltd</p> <p>Old Station Building Great Western Road Chard Somerset TA201EQ</p> <p>Internal and external alterations, the erection of a rear extension, car parking and the change of use of premises from business use (Class B1) to a shop (Class A1). (GR 332940/109221)</p> <p>Agreement Date: 18/05/2010</p>	<p>Highways: Highways contribution, £4,320.00 towards costs of implementing a MOVA traffic control scheme for the traffic lights at the junction of the A358 with the A30 at Chard.</p> <p>Payment Received 26/01/11</p>	<p>The Owner shall pay the District Council or if the District Council shall so direct the Somerset County Council a sum of £4,320 to be used as a contribution towards the cost of implementing a MOVA traffic control scheme for the traffic lights at the junction of the A358 with the A30 at Chard such payment to be made on or before the commencement of the Development</p>	<p>Highways: £4,320.00</p>		<p>Status: Development Completed</p>	<p>Agreement also restricts the range of goods sold on the premises. (See Schedule 1) Contribution Secured. Payment Received 26/01/11</p>
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<p>Ward: AVISHAYES (CHARD)</p> <p>08/01695/OUT Parish Chard</p> <p>Land At Touches Lane Chard Somerset TA20 1RY</p> <p>Residential development of land by the erection of 14 dwellings (GR 333495/109451)</p> <p>Agreement Date: 10/01/2011</p>	<p>Sports and Leisure: Playing Pitch Contribution: £28,332 comprised of £23,204 for enhancement or improvement of community sports pitches within Chard or local authority maintained school in Chard together with £5,128 for the long term maintenance of those facilities.</p> <p>Youth Facilities Contribution: £2,170 for increasing capacity on the multi-use games area and skate park located at Jenson Park, Chard.</p> <p>Strategic Community Facilities Contribution: £10,768 towards one or more of the following projects: a) the improvement of sports halls & swimming pools within the Chard area b) the provision of synthetic sport pitches within the Chard area.</p> <p>Highways: Contribution towards the MOVA traffic control scheme.</p>	<p>Contributions shall be paid in 3 equal parts on the sale of the 5th, 10th & 14th dwelling</p>		<p>Sports and Leisure: £41,270.00</p> <p>Highways: £5,040.00</p>	<p>Status: Not Commenced</p>	

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<p>Ward: AVISHAYES (CHARD)</p> <p>12/02511/FUL Parish Chard</p> <p>Land Between Old Station Court And Great Western Road Chard Somerset</p> <p>Erection of 6 No. dwellinghouses, 1 block of 5 No. flats and associated car parking and access (GR: 332916/109165)</p> <p>Agreement Date: 11/03/2013</p>	<p>Sports and Leisure: Open Space Contribution: £5,938 to fund enhancements to the adjoining recreation areas at Upper & Lower Henson Park.</p>			<p>Sports and Leisure: £5,938</p>	<p>Status: Not Commenced</p>	<p>Requirements on Developer for additional financial contributions written within agreement on disposing of units or change in grant funding.</p>
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<p>Ward: AVISHAYES (CHARD)</p> <p>10/01967/FUL Parish Chard</p> <p>Old Station Yard Victoria Avenue Chard Somerset</p> <p>Demolition of buildings and the erection of 46 residential units together with associated car parking and access (Revised Application). (GR 332975/109253)</p> <p>Agreement Date: 13/10/2011</p>	<p>Sports and Leisure: Open Space Contribution: £28,500 to fund enhancements to the adjoining recreation areas at Upper & Lower Henson Park.</p> <p>Highways: £16,560 Towards cost of implementing MOVA system.</p>		<p>Sports and Leisure: £28,500</p> <p>Highways: £16,560</p>		<p>Status: Underway</p>	<p>Agreement allows for 3 permutations.</p> <p>100% Affordable Scheme or 35% or mix.</p> <p>Or</p> <p>£100k for Sport & Education if 35%</p> <p>Or</p> <p>£3334 Per dwelling sort if different. (See agreement)</p>

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<p>Ward: AVISHAYES (CHARD) 10/04523/FUL Parish Chard</p> <p>The Shrubbery Furnham Road Chard Somerset TA20 1AX</p> <p>The erection of 3 No. terrace dwellinghouses and a pair of semi detached dwellinghouses (GR 332927/109454) Agreement Date: 21/10/2011</p>	<p>Highways: £1,800 towards the cost of the MOVA system</p>	To be paid on or before commencement		<p>Highways: £1,800.00</p>	Status: Underway	Chase developer for contribution
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<p>Ward: CREWKERNE TOWN 10/03721/FUL Parish Misterton</p> <p>Bradforths Site Station Road Misterton Crewkerne Somerset TA18 8AW</p> <p>The erection of 100 no. dwellings together with associated roads, parking, sub-station, open space and affordable housing provision (GR 345407/108646)</p> <p>Agreement Date: 26/01/2011</p>	<p>Sports and Leisure: MUGA Contribution: £100,000</p> <p>Equipped Play Contribution: £50,000</p> <p>Off-Site Sports & Recreation Contribution: £135,500 + any surplus monies from other contributions detailed with in agreement from the total secured obligations package of £400,000</p> <p>Highways: Pedestrian Crossing Contribution: £50,000 for provision of a pedestrain crossing in Misterton to the Primary School.</p> <p>Green Travel Plan: £50,000 to include works carried out by developer for improvements to Bus Stops, £5,000 commuted sum to be paid to Parish Council. Any remaining monies towards detailed footpath & GTP.</p> <p>Affordable Housing: Units Agreed: 10</p>	<p>Railway Crossing Contribution: On commencement Pedestrian Crossing: On commencement.</p> <p>GTP Fund: On Commencement, Footpath, prior occupation 5th dwelling, GTP prior sale of 1st unit.</p> <p>Muga: Before occupation of any dwelling.</p> <p>LEAP: Plan submitted before first occupation, facility in place by 5th occupation.</p> <p>Off-Site Sports & Recreation Contribution: 50% before sale of 25th dwelling & 50% on completion of 75th dwelling.</p>	<p>Sports and Leisure: £100,00.00</p> <p>Highways: £55,000.00</p>	<p>Sports and Leisure: £185,000.00</p> <p>Highways: £45,000.00</p>	<p>Status: Underway</p> <p>Grant offer accepted by Parish Council. Completion hopefully end of May?</p>	<p>Railways Crossing Contribution: £16,500 paid directly by developer to Network Rail.</p> <p>Youth Contribution: (MUGA) secured.</p>

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<p>Ward: CREWKERNE TOWN</p> <p>11/04923/FUL Parish Crewkerne</p> <p>Roundham House Oxen Road Crewkerne Somerset TA18 7HN</p> <p>Conversion of commercial building to form 6 residential apartments with the retention of 2 commercial units (Use Class B1) (GR 344034/109620)</p> <p>Agreement Date: 25/05/2012</p>	<p>Sports and Leisure: Equipped Play Contribution: £3,496 enhancement or improvement of the play area at Henhayes Recreation Ground in Crewkerne, with a commuted sum of £1987.50 to provide for the long term maintenance of those facilities.</p> <p>Changing Room Contribution: £4,369 for enhancement of changing room facilities at the Henhayes Recreation Ground in Crewkerne, with a commuted sum of £345.28 to provide for the long term maintenance of those facilities.</p> <p>Playing Pitch Contribution: £2,758 for enhancement of existing playing pitches at the Henhayes Recreation Ground in Crewkerne, with a commuted sum of £1508.43 to provide long term maintenance of those facilities.</p> <p>Strategic Community Facilities Contribution: £8,559 towards the following projects</p> <ul style="list-style-type: none"> * £1,970 towards competition swimming pool in Yeovil or enhancement of the facilities at the Crewkerne Aquacentre. * £1,263 towards the provision of new indoor tennis facilities in Yeovil. * £1,668 towards enhancement/expansion of Octagon Theatre in Yeovil * £428 towards provision of an artificial grass pitch in Crewkerne * £3,230 towards competition sports hall in Yeovil or enhancement of sports hall in Crewkerne. 	<p>On or before first Occupation.</p>	<p>Sports and Leisure: £0.00</p>	<p>Sports and Leisure: £23,023.21</p>	<p>Status: Not Commenced</p>	

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<p>Ward: CREWKERNE TOWN</p> <p>05/00661/OUT Parish Crewkerne</p> <p>Crewkerne Key Site 1 Land East Of Crewkerne Between A30 (Yeovil Road) And A356 (Station Road) Crewkerne Somerset TA18 7HE</p> <p>Comprehensive mixed use development for 525 dwellings, employment (B1, B2, B8) primary school, community facilities, playing fields, parkland, P.O.S. structural landscaping and associated infrastructure including link road and highway improvements. GR (345354/109767)</p> <p>Agreement Date: 31/01/2013</p>	<p>Highway Contributions: £635,624</p> <ul style="list-style-type: none"> • Town Centre Improvement • Public Transport/Travel Plans • Off-site traffic calming <p>Education: £2,000,000</p> <ul style="list-style-type: none"> • First School Contributions • Temp Classrooms • Pre-school provision • Middle School Contributions • College Contributions <p>On-site Leisure & Recreation: £2,210,446</p> <ul style="list-style-type: none"> • On-site LEAP & NEAP • POS/Woodland planting • Commuted Sum • Works/Landscaping at site entrance <p>Off-site Leisure & Recreation: £260,000</p> <ul style="list-style-type: none"> • Playing Pitches • Floodlights • Changing Rooms • Skate Park • Swimming Pools • Sports Hall <p>Other Contributions: £3,477,062</p> <ul style="list-style-type: none"> • School set up costs • Ecology – Dormice Mitigation • Ecology – Badger protection works • Use of Natural Stone 			<p>£635,624</p> <p>£2,000,000</p> <p>£2,210,446</p> <p>£260,000</p> <p>£3,477,062</p>	<p>Status: Underway</p>	<p>REM application received, currently being validated.</p>

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<p>Ward: CREWKERNE TOWN</p> <p>07/04736/FUL Parish Crewkerne</p> <p>Land At Maiden Beech Cathole Bridge Road Crewkerne Somerset</p> <p>The erection of 114 No. dwellinghouses (GR 343850/108551)</p> <p>Agreement Date: 13/08/2010</p>	<p>Sports and Leisure: Changing Room Contribution: £175,378 to be paid immediately following the occupation of 35 Residential Units. To provide new or enhanced changing room facilities within 10 miles of Crewkerne.</p> <p>Playing Pitch Contribution: £40,652 to be paid immediately following the occupation of 35 Residential Units. To provide new or enhanced sports provision within 10 miles of Crewkerne.</p> <p>Equipped Play Area Commuted Sum: £44,000 to be transferred before no more that 50 Residential Units brought into occupation. To be provided to the District Council to adopt the LEAP and the recreational open space upon which it stands.</p> <p>Sports Hall Contribution: £54,822 to be paid immediately following the occupation of 70 Residential Units. To provide new or enhanced sports hall provision within 10 miles of Crewkerne.</p> <p>Swimming Pool Contribution: £28,904 to be paid immediately following the occupation of 70 Residential Units. For new or enhanced swimming pool provision within 10 miles of Crewkerne.</p> <p>Youth Facilities Contribution: £17,028 to be paid immediately following the occupation of 105 Residential Units. To provide or enhance facilities for children above the age of 12 in the Crewkerne area.</p> <p>Highways: Highways & Transportation Contribution: £296,000 to be apportioned as follows:</p> <p>First Traffic Management Contribution: £87,000 to be paid immediately following the occupation of 35 Residential Units.</p> <p>Second Traffic Management Contribution: £87,000 to be paid immediately following the occupation of 70 Residential Units.</p> <p>Third Traffic Management Contribution: £87,000 to be paid immediately following the occupation of 105 Residential Units.</p> <p>Traffic Management Contributions towards County Council costs of implementing the proposals contained in the Town Centre Study relating to the management of traffic in the town centre of Crewkerne and highway works in the immediate vicinity of the application site.</p>	<p>Temp Class Room Contribution: Occupation of 15 Residential Units</p> <p>Changing Rooms, Playing Pitch, First Education, First Traffic, Rural Bus Interchange Contributions: Occupation of 35 Residential Units.</p> <p>Equipped Play Commuted Sum: Occupation of 50 Residential Units.</p> <p>Second Education, Second Traffic, Sports Hall, Swimming Pool Contributions: Occupation of 70 Residential Units.</p> <p>Third Traffic & Youth Facilities Contributions: Occupation of 105 Residential Units.</p>	<p>Sports and Leisure: £299,756.00</p> <p>Highways: £209,000.00</p> <p>Education: £147,251.00</p>	<p>Sports and Leisure: £61,028.00</p> <p>Highways: £87,000.00</p> <p>Education: £89,000.00</p>	<p>Status: Underway</p> <p>Sports Pitches/Changing Room Contributions towards George Reynolds Centre</p>	

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	<p>Rural Bus Interchange Contribution: £35,000 to be paid immediately following the occupation of 35 Residential Units. To be put towards cost of the rural bus interchange within Crewkerne.</p> <p>Education: Education Contribution: £236,251 to be apportioned as follows:</p> <p>Temporary Classroom Contribution: £89,000 to be paid immediately following the occupation of 15 Residential Units.</p> <p>First Education Contribution: £73.625.50 to be paid immediately following the occupation of 35 Residential Units.</p> <p>Second Education Contribution: £73.625.50 to be paid immediately following the occupation of 70 Residential Units.</p> <p>Contributions for enhancing education facilities in the Crewkerne area and particularly within the catchment area where in lies the application site.</p> <p>Affordable Housing: Units Agreed: 40</p>					
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<p>Ward: CRIMCHARD (CHARD)</p> <p>12/04283/FUL Parish Chard Land Off Thorndun Park Drive Chard Somerset TA20 1FB</p> <p>The erection of 41 No. dwellings and 1 No. 68 bedroom care home together with associated highway infrastructure, parking, landscaping and footpath links. (GR 333019/109864)</p> <p>Agreement Date: 12/04/2013</p>	<p>Sports and Leisure: Leisure Contribution towards enhancing play & leisure facilities at Plot 5 Jarman Way, Chard.</p> <p>Affordable Housing: Units Agreed: 41 100% Affordable Scheme with 68 bed care home.</p>	Contributions split between the occupation of first dwelling in each of the two phases.	<p>Sports and Leisure: £0.00</p>	<p>Sports and Leisure: £41,000.00</p>	<p>Status: Not Commenced</p>	Viability assessment undertaken during application process.

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<p>Ward: EGGWOOD</p> <p>12/02126/FUL Parish Merriott Moorlands Farm Moorlands Road Merriott Somerset TA16 5NF</p> <p>The erection of a doctors surgery with attached pharmacy, the conversion of existing farm buildings into 12 No. residential units, the erection of 12 No. dwellinghouses and the erection of garaging and associated works. Agreement Date: 27/03/2013</p>	<p>Sports and Leisure: Sports Arts & Leisure Contribution £45,000 towards providing or enhancing sport and leisure facilities within the village of Merriott.</p>	<p>To pay £15,000 prior to the occupation of 6th dwelling</p> <p>To pay £15,000 prior to the occupation of 12th dwelling</p> <p>To pay balance of contribution prior to occupation of 20th dwelling</p>		<p>Sports and Leisure: £45,000</p>	<p>Status: Not Commenced</p>	
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<p>Ward: HOLYROOD (CHARD)</p> <p>11/04212/FUL Parish Chard</p> <p>Land At Mitchell Gardens (Snowdon Farm) Shepherds Lane Chard Somerset TA20 1QU</p> <p>Development of 61 residential dwellings with associated vehicular and pedestrian access, landscaping, site re-grading and related infrastructure and engineering works (GR 331600/108500)</p> <p>Agreement Date: 18/10/2012</p>	<p>Sports and Leisure: Changing Room Contribution:£53,975 broken down as follows, £50,022 for the provision of new or enhancement of existing changing facilities in Chard. £3,953 towards maintenance of the facilities.</p> <p>Equipped Play Contribution: £83,440 broken down as follows, £53,313 for the provision of enhancements at the Snowdon Park, Chard play area. £30,309 towards the future maintenance of these facilities.</p> <p>Playing Pitch Contribution: £48,852 broken down as follows, £31,580 towards new or existing recreation ground in Chard. £17,272 towards the future maintenance of these facilities.</p> <p>Strategic Contribution: £97,996 towards new or enhanced - swimming pool, sports hall, theatre & arts centre, artificial pitch or provision of indoor tennis centre in Yeovil or Chard.</p> <p>Youth Facilities Contribution: £14,277 broken down as follows, £10,468 towards enhancing facilities at Snowdon Park, Chard and £3,809 towards the future maintenance of these facilities.</p> <p>Highways: £10,000 Travel Safeguard contribution payable to SCC</p> <p>Residential Travel Vouchers to be offered as per details within agreement.</p> <p>Miscellaneous Gains Ecological Contribution: £1,000 towards funding of the Chard Reevior Nature Reserve.</p>	<p>Equipped Play & Youth Contributions to be paid on or before 15 dwellings occupied.</p> <p>Playing Pitch & Changing Rooms Contributions to be paid on or before 30 dwellings occupied.</p> <p>Strategic Contributions to be paid on or before 45 dwellings occupied.</p> <p>Ecological Contribution to be paid as follows, £500 within month of commencement and remainder within year of commencement.</p>		<p>Sports and Leisure: £298,540.00</p> <p>Highways: £10,000.00</p> <p>Misc Gains £1,000.00</p>	<p>Status: Underway</p>	<p>POS delivered either through commuted sum or transferring to a separate amangement company.</p>

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<p>Ward: ILMINSTER TOWN</p> <p>07/05553/FUL Parish Ilminster</p> <p>North Yard 122 Station Road Ilminster Somerset TA19 9BL</p> <p>Erection of 14 no. residential dwellings to include 5 no. 3 bed houses, 6 no. 2 bed houses, 1 no. 2 bed flat and 2 no. 1 bed apartments with associated highway access.</p> <p>Agreement Date: 23/11/2009</p>	<p>Sports and Leisure: Equipped Play Contribution: £12,650, comprised of £6958 for the equipment and £5,692 for the long term maintenance of the equipment.</p> <p>Playing Pitch Contribution: £20,845 towards all or any of the following a) The laying out of new formal playing pitches at the Recreation Ground off Canal Way, Ilminster. b) The reconstruction, improvements or renovation of existing pitches at the same location. c) The improvement of any buildings, structures and facilities used in connection with such pitches.</p> <p>Strategic Community Facilities Contribution: £7,020 for facilities in the Ilminster area.</p> <p>Youth Facilities Contribution: £1633 construction, renovation or improvement of any building or facility for young people of Ilminster.</p>		<p>Sport and Leisure: £42,0148.00</p>		<p>Status: Development Completed Pitches/Changing Contributions: CHL working with TC & Clubs on potential projects for the Recreation Ground. Youth: Part of on-going review for Rec Ground. Strategic: Project to be identified - For Iminster Equip Play: Not yet spent. WH Lane</p>	Contributions secured.
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<p>Ward: ILMINSTER TOWN</p> <p>06/02906/OUT Parish Ilminster</p> <p>Land At ShudrickLane Ilminster Somerset TA19 0BN</p> <p>Residential development and land to be used for badger mitigation strategy (GR 336348 / 114455)</p> <p>Agreement Date: 24/01/2007</p>	<p>Sports and Leisure: Leisure & Recreation Contribution: £138,994 to be comprised of Equipped Play, Youth Facilities, Playing Pitch Enhancement & Strategic Leisure Facilities.</p>		<p>Sports and Leisure: £138,994.00</p>		<p>Status: Development Completed Pitches/Changing Contributions: CHL working with TC & Clubs on potential projects for the Recreation Ground. Youth: Part of on-going review for Rec Ground. Strategic: Project to be identified - For Iminster Equip Play: Not yet spent.</p>	Payment secured

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<p>Ward: JOCELYN (CHARD)</p> <p>07/00583/FUL Parish Chard Developer:</p> <p>Land And Properties At Auckland Way And Beckington Crescent Montague Way Chard Somerset</p> <p>Demolition of existing houses and erection of 27 flats and 38 houses together with the provision of 94 car parking spaces (332622/108191)</p> <p>Agreement Date: 28/11/2008</p>	<p>Sports and Leisure: Playing Pitch Contribution: £5,981</p> <p>Strategic Sport & Leisure Contribution: £5,802</p> <p>Off-site Recreation Contribution: £11,385 for provisions at Jocelyn Park, Chard</p>	Financial Contributions to be paid prior to the first occupation of any dwelling.	Sports and Leisure: £23,168.00		<p>Status: Development Completed</p> <p>Discussions with CRESTA over the strategic contributions. Pitch/Changing Rooms towards provision of temp changing rooms at Jocelyn Park.</p>	Contributions Secured.
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<p>Ward: JOCELYN (CHARD)</p> <p>10/02904/FUL Parish Chard</p> <p>Land At Ken Close Chard Somerset</p> <p>Demolition of existing dwellings and the erection of 21 new dwellings with associated parking facilities (GR 332545 / 108141)</p> <p>Agreement Date: 23/02/2011</p>	<p>Highways: Highway Contribution: £2,520 towards cost of implementing a MOVA traffic control scheme for the traffic lights at the junction of the A358 with the A30 at Chard.</p>		Highways: £2,520.00		<p>Status: Development Completed</p>	Financial Contribution Secured.

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<p>Ward: TATWORTH AND FORTON</p> <p>12/03272/OUT Parish Tatworth And Forton</p> <p>Land At Langdons Way Tatworth Chard Somerset TA20 2TG</p> <p>Erection of 5 No. detached dwellinghouses with garages (outline) (GR 332950/105540)</p> <p>Agreement Date: 19/03/2013</p>	<p>Sports and Leisure: Equipped Play Contribution: £6,785.47 towards enhancement & maintenance of Tatworth Recreation Ground.</p> <p>Youth Facilities Contribution: £1,156.78 towards enhancement & maintenance of Tatworth Recreation Ground.</p> <p>Playing Pitch Contribution: £3,399.77 towards enhancement & maintenance of Tatworth Recreation Ground.</p> <p>Strategic Contribution: £7,878.08 comprising of:</p> <p>£1565.22 towards enhancing/expanding of Octagon Theatre £402.02 towards artificial grass pitch (CRESTA) £915.30 towards enhancements to the swimming pool at CRESTA £1,185.11 towards provision indoor tennis centre in Yeovil. £1,905.17 towards new or existing sports hall in Chard (CRESTA)</p>	Contributions to be paid on or before 3rd occupation		Sports and Leisure: £19220.10	Status: Not Commenced	
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<p>Ward: WINDWHISTLE</p> <p>05/00799/FUL Parish Winsham</p> <p>Land At Western Way</p> <p>WinshamLand At Western Way Winsham Chard Somerset TA20 4JH</p> <p>Erection of 4 no. 2 bed terraced houses and 4 no. 3 bed semi-detached with ancillary access road, parking and turning area. RSL GR (337262/106284)</p> <p>Agreement Date: 06/03/2006</p>	<p>Miscellaneous Gains Contribution to upgrade footpath</p>		Misc Gains £5,000.00		Status: Other	Contribution secured. Works complete.