



Infrastructure Funding Statement 2022/23

Introduction

This report provides information on the monetary and non-monetary contributions sought and received from developers for the provision of infrastructure to support development in the City of Derby and the subsequent use of those contributions. The report covers the financial year 1st April 2022-31st March 2023.

Derby City Council seeks developer contributions through Section 106 agreements also known as planning obligations. The Council's approach to securing contributions can be found in the Planning Obligations Supplementary Planning Document adopted in 2018.

Section 106 agreements were introduced through the Town and County Planning Act 1990. They enable a local planning authority to enter into planning obligations with developers and landowners to mitigate the impacts of development and ensure that they are acceptable in planning terms. For example, the Council can require the provision of or contributions to new schools, sustainable transport, health facilities and open space. The Council can also use Section 106 agreements to secure a proportion of developments to be constructed for affordable housing.

Reporting requirements

The Community Infrastructure Levy (CIL) regulations were amended in 2019 and introduced a requirement to provide an annual report on planning obligations and CIL receipts and expenditure. Regulation 121a states:

'(1) Subject to paragraph (2), no later than 31st December in each calendar year, a contribution receiving authority must publish a document ('the annual infrastructure funding statement') which comprises the following:

- a) a statement of infrastructure projects or types of infrastructure which the charging authority intends will be, or may be, wholly or partly funded by CIL (other than CIL to which regulation 59E or 59F applies)('the infrastructure list')
- b) a report about CIL, in relation to the previous financial year ('the reported year'), which includes the matters specified in paragraph 1 of Schedule 2 ('CIL report')
- c) a report about planning obligations, in relation to the reported year, which includes matters specified in paragraph 3 of Schedule 2 and may include the matters specified in paragraph 4 of that schedule ('section 106 report')

(2) The first annual infrastructure statement must be published by 31st December 2020

(3) A contribution receiving authority must publish each annual infrastructure statement on its website

The Council is not a CIL charging authority so this report is only required to cover the items specified in regulation (c) above. The rest of this report provides those details.

Where the report refers to money received, the totals include money secured by adjoining authorities where money has been transferred for spending in the city.

Section 106 report

a) The amount of money to be provided under any planning obligation which was entered into during 2022/23:

Purpose	Amount (£)
Trees	2,250
Highways	2,080,714
Open space	313,944
Affordable housing	1,327,500
Monitoring fees	27,931
TOTAL	£3,752,339

b) The total amount of money received under any planning obligation during 2022/23:

Purpose	Amount (£)
Primary education	7,803,142.83
Highways	3,931,368.69
Open space	149,713.51
Public realm	16,000
Health (on behalf of the NHS)	98,570.16
Sports centres	51,485
Trees	2,250
Monitoring fees	27,931
Community facilities	113,523
TOTAL	12,193,984.19

c) The total amount of money under any planning obligation which was received before 2021/22 which has not been allocated by the authority:

This table contains information on money that was received prior to 2022/23 and remained unallocated and unspent at the end of 2022/23.

Purpose	Amount (£)
Primary education	1,388,183.67
Secondary education	366,473.18
Highways	2,862,010.11
Open space	585,071.97
Affordable housing	478,921.03
Community centres	487,168.60
Health (on behalf of the NHS)	538,773.20

Sports centres	450,169.78
Public realm	171,490.10
Public art	22,751.95
Libraries	159,401.08
Community facilities	549,858.29
Trees	36,700
TOTAL	8,096,972.96

d) Summary details of any non-monetary contributions to be provided under planning obligations which were entered into during 2022/23 including:

i-in relation to affordable housing, the total number of units to be provided: **67**

An additional 25 First Homes provided through the Homes England pilot programme

ii-in relation to educational facilities, the number of school places for pupils which will be provided, and the category of school at which they will be provided: **0**

e) The total amount of money (received under any planning obligations) which was allocated but not spent during the reported year for infrastructure:

Purpose	Amount (£)
Primary education	3,803,839.38
Secondary education	571,049.09
Highways	218,508.93
Open space	1,099,738.28
Community centres	37,082.60
Public art	17,949
TOTAL	5,748,167.28

f) The total amount of money (received under planning obligations) which was spent by the authority during 2022/23 (including transferring it to another person to spend):

Purpose	Amount (£)
Primary education	5,250,984.37
Secondary education	93,830
Highways	1,568,664.12
Health	32,647.79
Open space	222,011.10
Community centres	199,865.89
Public art	13,351
Sports centres	122,035.98
TOTAL	7,503,390.25

Please note that monitoring fees are covered under h) iii- below.

g) In relation to money (received under planning obligations) which was allocated by the authority but not spend during 2020/21, summary details of the items on which the money has been allocated, and the amount of money allocated to each item:

Project	Amount (£)
Snelsmoor Grange Primary School	3,732,584.55
Chellaston Fields Primary	71,254.83
Classrooms at Noel Baker School	502,800
Chellaston Academy	68,249.09
Heatherton Community Centre	37,082.60
Riber Drive crossing	85,322
Grampian Way roundabout	1,450
Route 66-Griffe Field Park to Moorway Lane	37,650
Chellaston Road/Boulton Lane	97,418
Chaddesden Wood	112,549.83
Racecourse Park improvements	624,660.37
Brigden Avenue allotments	16,119.10
Oakwood Park	25,363.71
South Avenue play area	87,224.22
Cheviot Street Park	2,000
Mackworth Park	48,988.71
Creative pathways scheme	17,949

h) In relation to money (received under planning obligations) which was spent by the authority during the reported year, (including transferring to another person to spend), summary details of:

i- the items of infrastructure on which the money (received under planning obligations) was spent:

Project	Amount (£)
Transfer to Chellaston Community Association for extension to community centre	180,000
Improvements to Oakwood Community Centre	19,195
Chellaston School improvements	93,830
Construction of Snelsmoor Grange primary school	5,087,703.84
Hackwood Farm school	27,020.75
Improvements to Brackensdale Primary School	42,429.84
Improvements at Wilson Street GP surgery	32,647.79
Transforming cities-delivering Mick/Mack route	87,221

Transforming cities-Park and Ride, smart hubs, bus lanes and cycle lanes	794,896.92
Transforming cities-Bus shelters and electronic display	180,569.52
Pastures Hill pedestrian improvements and vehicular improvements on Pastures Hill/Callow Way roundabout	74,885.17
Knightsbridge cycle link	155,791
London Road cycle lane	19,722.22
Improvements to Traffic Street bus lane to improve enforcement	23,117.31
Pedestrian accessibility improvements	25,000
Ramp to Mickleover Greenway	17,464
Derby Road/Maple Drive roundabout improvements	3,000
Brackensdale Avenue/Highgate Green roundabout	20,000
Littleover District Centre Parking	15,604
Station Road toucan crossing-initial spend	9,000
Kedleston Road service roads	7,000.03
Ashbourne Road/Prince Charles Avenue-improved pedestrian and cycle facilities	84,516.87
Access to Sitwell Street bus stops	20,516.87
Grampian Way roundabout	11,000
Chellaston High Street junction-pedestrian safety and traffic speeds	4,000.68
Kingsway public art	13,351
Boardwalk at Riverside Path-initial spend	11,504.70
Mackworth Park	5,561.29
South Street Park improvements	14,571.40
Chellaston Brickworks	6,565.50
Sandringham Drive Park-residual balance	800

ii-the amount of money (received under planning obligations) spent on repaying money borrowed, including any interest, with details of the items of infrastructure which that money was used to provide (wholly or in part): **£0**

iii- the amount of money (received under planning obligations) spent in respect of monitoring (including reporting under regulation 121A) in relation to the delivery of planning obligations: **£27,931**

i) The total amount of money (received under any planning obligations) during any year which was retained at the end of the reported year, and where any of the retained money has been allocated for the purposes of longer-term maintenance, ('commuted sums'):

Purpose	Amount (£)
Primary education	5,192,023.05
Secondary education	937,522.27
Highways	7,518,908.92
Open space	1,937,059.65
Affordable housing	478,921.03
Community centres	809,227.65
Health (on behalf of the NHS)	556,142.55
Sports centres	501,654.78
Public realm	189,649.54
Public art	51,669.55
Libraries	159,401.08
Community facilities	£663.381.29
Trees	38,950
TOTAL	£18,371,130.07

There were no commuted sums retained for maintenance in 2022/23