



Telford & Wrekin
Co-operative Council

Protect, care and invest
to create a better borough

Infrastructure Funding Statement

20219/20

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1 Introduction

1 Introduction

1.1 The Infrastructure Funding Statement (IFS) is an annual report which provides a summary of all financial and non-financial developer contributions entered into by the Council for the provision of infrastructure that supports new development in the Borough, and the subsequent use of those contributions by Telford & Wrekin Council. The report covers the financial year 1 April 2019 – 31 March 2020.

1.2 Telford & Wrekin Council seeks developer contributions (also known as planning obligations), through Section 106 (S106) agreements, unilateral undertakings and, where the landowner is the Council itself, Memos of Understanding (as it cannot enter into a legal agreement with itself). The Council does on occasion, negotiate developer contributions outside of the planning process, for example on the transfer of land to the Council. For the purposes of this report these sums have also been included

2 Section 106 Planning Obligations 2019/2020

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Background

2.1 Planning obligations are legal obligations as set out under Section 106 of the Town and Country Planning Act 1990, which enables a Local Planning Authority to enter into a negotiated agreement to mitigate the impact of a specific development, to make it acceptable in planning terms. Planning obligations may only constitute a reason for granting planning permission if they meet the tests that they are necessary to make the development acceptable in planning terms. They must be:

- necessary to make the development acceptable in planning terms;
- directly related to the development; and
- fairly and reasonably related in scale and kind to the development.

2.2 These tests are set out as statutory tests in regulation 122 of The Community Infrastructure Levy Regulations 2010 (as amended by the 2011 and 2019 Regulations) and as policy tests in the National Planning Policy Framework (NPPF).

2.3 For example new residential developments will place additional pressure on existing infrastructure in the surrounding area; the planning obligation will aim to balance this extra pressure with improvements to the surrounding area to ensure that a development makes a positive contribution to the local area. The obligations that may be provided by the Developers 'in kind' whereby the developer carries out this work, for example building a certain number of affordable homes on site. Alternatively the planning obligation can be met in the form of financial payments to the Council to provide off-site infrastructure works or contributions towards affordable housing elsewhere in the borough. In some cases it can be a combination of both on site provision and off site financial contributions. In some instances, Section 106 planning agreements may require payments to be made to third parties including parish councils.

Approach to Infrastructure Delivery

2.4 As a part of the Council's Local Plan, the Council has identified the need to plan for the long term further of the Borough. Consequently the [Infrastructure Delivery Plan](#) has been produced in collaboration with private and public service providers to deliver new housing and employment land allocations.

2.5 The Infrastructure Delivery Plan has five main functions, setting out:

1. The strategic infrastructure requirements that will arise as a result of committed and planned development within the borough over the plan period including; projects, estimated costs, delivery phasing and likely funding sources;
2. A strategy for securing and delivering infrastructure to meet the growing needs of the borough;
3. A strategy for funding infrastructure as well as identifying gaps in funding;
4. A schedule of projects and programmes setting out time scales and indicative costs for the delivery of infrastructure; and
5. An evidence base for the Local Plan and the Community Infrastructure Levy, if the Council decides to progress one.

2 Section 106 Planning Obligations 2019/2020

2.6 The Infrastructure Delivery Plan addresses the issue of 'strategic off-site infrastructure' that will be required over the life of the Local Plan to address the wider, cumulative impacts of development. The plan recognises location and / or scale of residential and employment sites potentially has a significant impact on the ability of existing infrastructure to absorb additional development. To bring development sites forward it will be necessary to address these strategic 'deficiencies' to reduce barriers to development through the provision of new or enhanced infrastructure. The funding route for site specific infrastructure will continue to be, through Section 106 (planning obligations) and Section 278 agreements (allowing developers to carry out works to the public highway) negotiated directly with the developer.

2.7 Strategic infrastructure funding requirements will be met by a range of sources including developer contributions, and external monies. Strategic infrastructure can be categorised under three key areas including:

1. Transport and Utilities Infrastructure - includes the provision of new or enhanced infrastructure such as the highway network, telecommunications systems, utility infrastructure, water supply and sewerage networks.
2. Social infrastructure - consists of the provision of new or enhanced infrastructure such as buildings to support services such as libraries, leisure centres, primary schools, secondary schools, health care facilities and emergency services.
3. Environmental Infrastructure - includes the provision of new or enhanced parks, public rights of way, open space, woodland, waterways, waste infrastructure and drainage infrastructure that helps to create a more pleasant natural environment for residents and visitors.

The S106 Process for off-site financial contributions

2.8 As any planning application is processed, the mitigation measures for the development are considered. If a financial contribution for any Section 106 agreement is required, these will be agreed between the Planning Case Officer and the Developer before being considered by the Planning Committee. The Committee will then determine the application, and any resolution to grant an application will be subject to specific terms for the S106 agreement, alongside any necessary conditions. The Section 106 agreement will then be prepared and signed between all interested parties, and only then can the planning decision be released. The obligations will only be required if the planning permission is implemented, and requested when the triggers for point of payment are reached, for example the commencement of development or prior to first occupation; these details are all set out in the S106 agreement. When planning permission is granted, the S106 agreement is registered as a land charge which stays with the land, obliging any future owners until the terms are met.

2.9 Where a S106 agreement contains generic information on how the contributions received are spent, the Council determines the most appropriate scheme to be funded at the time when the contributions are received; this can be many years after an agreement is entered into. Once the contributions are received, the relevant budget holder will consider the most up to date information, for example, pupil yields, open space audits, or the latest highway data to identify infrastructure priorities alongside the S106 agreement and the regulations.

2 Section 106 Planning Obligations 2019/2020

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2.10 The S106 agreements are then monitored against any set trigger dates, and requested by the LPA. The spending of these sums are also monitored and agreed by the LPA. Any sums received by the Council, that are not spent within the timeframes set out in the S106 agreement, will be identified and where requested may be refunded as set out in accordance with the specific S106 agreement. To date the Council's proactive approach to monitoring S106 obligations has ensured monies are not returned.

2.11 The LPA can now charge to monitor the S106 agreements, to cover the cost of the monitoring and reporting on delivery of that S106 agreement as set out under The Community Infrastructure Levy (Amendment) (England)(No.2) Regulations 2019. Monitoring fees can be used to monitor and report on any type of planning obligation, for the lifetime of that obligation. However, monitoring fees agreements are only requested on new agreements.

3 S106 Contributions Summary

3 S106 Contributions Summary

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3 S106 Contributions Summary

3.1 The section below provides the details of all S106 obligations that have been secured, collected, spent, retained and refunded over the financial year 2019/2020. Table 1a and 1b provide an overview of the financial and non-financial contributions.

Table 1: Details of the 2019/2020 Total Monetary Contributions

Monies secured through new development agreed in 2019/20	£2,584,754.00
Monies received in 2019/20	£5,178,903.27
Monies spent in 2019/20	£1,407,951.74
Of which was capital	£1,050,339.92
Of which was revenue	£357,611.82
Monies retained at the end of 2019/20 (excluding “commuted sums” for longer term maintenance).	£11,756,251.32
Monies retained at the end of 2019/20 as “commuted sums” for longer term maintenance.	£5,156,156.51
Monies returned to developers at the end of 2019/20	£0.00

Table 2: Details of the 2019/2020 Non-Monetary Contributions

No. new affordable housing units secured in 2019/20	64 Units*	
No. affordable housing units which were provided and occupied in 2019/20	Social Rent	31
	Affordable Rent	71
	Shared Ownership	55
	Total	157
No. of school places for pupils to be provided through planning obligations agreed in 2019/20	Primary School Places	46
	Secondary School Places	14
	Total	60
No. of school places for pupils which were provided through planning obligations (whenever agreed) in 2019/20	Total	28

3.2 *This formed part of the overall delivery of Affordable Units delivered in year.

4 Section 106 Infrastructure Expenditure in 2019/20

4 Section 106 Infrastructure Expenditure in 2019/20

4 Section 106 Infrastructure Expenditure in 2019/20

4.1 The section below provides detailed breakdown of the infrastructure that has been provided through the financial contributions received through planning obligations that has been spent in 2020/21, and the amount of money, received through planning obligations, spent on each item. These are shown overleaf.

Table 3: Details of 2019/20 Expenditure Categorised by Project Type

	Development Site	S106 Contributions Spent	Project Delivered
Outdoor Recreation Projects	TWC/2015/0060 Coddon Sports & Social Club	£14,900.00	Bowling green enhancements
	W2005/1473 Orleton Football Pitch Development	£135,577.02	Orleton Lane Sports pitches
	Developer Contribution Urban Games Respectively	£2,800.00	Restoration of Malinslee BMX track
	TWC/2013/0606 Land off Hadley Park West Miller Homes	£39,808.00	Outdoor gym equipment at Hadley
	W95/0810 Randlay Ave. Westbury Homes	£4,559.00	Works to ball court Strichey playground

Figure 1: New play ship installed at Newport Showground Play area



Figure 2: Leegomery play area resurfacing



4 Section 106 Infrastructure Expenditure in 2019/20

	Development Site	S106 Contributions Spent	Project Delivered
Education	TWC/2010/0722 Redhill Education	£82,066.00	3rd Education Contribution St Georges Demountable replacement

	Development Site	S106 Contributions Spent	Project Delivered
Natural Environment Enhancements	TWC/2014/0882 & TWC/2015/0177 Park Road Malinslee	£6,251.00	Clive Hancox (The Tree Man)
	TWC/2014/0272 Ivydale High Street Coalport	£7,164.00	Tree Works to Silkin way Tree Man

Figure 3: Completed Eastern Gateway Project (Junction 4 off M54)



4 Section 106 Infrastructure Expenditure in 2019/20

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Play Area Projects	Development Site	S106 Contributions Spent	Project Delivered
	W95/0810 Randlay Ave. Westbury Homes	£1,752.00	Works to Muddy Hollow play area
	W97/0043 Newport Showground (phase 2)	£2,090.20	New Play Ship installed at Victoria Park, Newport
	TWC/2013/0057 Land at Station Rd Donnington	£19,821.14	Replacement safety surface, road markings and new play equipment at Station Road Play Area
	W2006/1442 8 & 9 Islington Close Newport	£5,285.68	Resurfacing of Victoria Park play area
	W2007/1521 Land at DSDC, Station Rd Donnington	£31,051.00	Sutton Hill play area resurfacing
		£17,690.00	Park Lane Woodside play area resurfacing
		£15,150.00	The Timbers play area resurfacing
	W2003/0201 Development at Old Office Rd Dawley	£3,639.00	Resurfacing Play Area at Milner's Lane
	W98/349 Teelake Boulavard	£13,960.00	New safety surface and new play equipment at Severn Drive play area
	W2002/0713 Hollies Rd/Grooms Alley	£35,028.57	Resurfacing Play Area in Wellington
	TWC/2016/0604 Site of Hadley Car Park Haybridge Rd	£25,213.00	Resurfacing of Leegomery Play Area
	TWC/2016/0560 Beech Hill & Blue House Barns	£22,469.32	Resurfacing Play Area at Victoria Park

Developer Contribution Windsor Rd Play Area	£1,020.12	Resurfacing Play Area at Victoria Park
Developer Contribution Leegomery Skate Park	£9,493.73	Resurfacing play area at Leegomery play area
TWC/2011/0334 Land at Newport Business Park	£1,200.00	Resurfacing play area
TWC/2012/0886 Land at 121-125 Hadley Park Road	£5,954.76	New safety surface at Hadley Park Road Play Area
TWC/2014/0289 Land at Park Lane Woodside	£19,056.49	New safety surface at Woodside Play Area
TWC/2014/0882 & TWC/2015/0177 Park Road Malinslee	£25,189.00	Resurfacing of the play area at Park Rd Malinslee
TWC/2014/0010 Land at Chilcott Drive Madeley	£2,925.00	New play equipment at Hills Lane Drive
TWC/2010/0111 & TWC/2014/0258 Land at Former Ibstock Brickworks	£38,489.34	New play equipment & safety surface at The Saplings Woodside
TWC/2013/0592 Former Ever Ready Site	£6,864.63	Reconciliation play area resurfacing project

4 Section 106 Infrastructure Expenditure in 2019/20

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Highway Projects	Development Site	S106 Contributions Spent		Project Delivered
		Individual	Total	
	TWC/2016/1198 Land South of Naird Lane (Plots2 & 3 T54)	£1,014.89	£442,071.92	Eastern Gateway Project (Junction 4 off M54)
	TWC/2015/0666 Land South of Naird Lane (Plot 6 T54)	£44,769.02		
	TWC/2017/0941 Land West of Castle Farm Way Priorslee	£356,661.63		
	TWC/2018/0013 Plot 5A & 5C Telford 54	£39,626.38		
TWC/2013/0096 Land at East Ketley	£11,800.00		“Safe Routes to School” at Hadley Learning Community	

4 Section 106 Infrastructure Expenditure in 2019/20

Table 4: Revenue Expenditure in 2019-2020

Revenue Spending	Project/Type	Receipts Spent
	Bus Subsidy	£64,025.10
	Project Delivery	£56,513.13
	Public Open Space Maintenance	£52,561.15
	Landscape Maintenance	£48,010.29
	Play Area Maintenance	£37,148.70
	Lightmoor Wildlife Park	£36,675.00
	Public Right of Way Maintenance	£34,006.00
	Tree Maintenance	£15,888.00
	Ecology Revenue Sum	£6,321.12
	Redhill Ecological Park	£5,400.00
	Outdoor Recreation Maintenance	£1,063.33
	Total	£357,611.82

Other Expenditure

4.2 The total amount of money, received through planning obligations, spent in 2019/20 on repaying money borrowed, including any interest, and details of the items of infrastructure which that money was used to provide (wholly or in part) £0.00 then these units are the same.

4.3 Total amount of money, received through planning obligations spent in 2019/20 in respect of monitoring in relation to the delivery of planning obligations: £0.00.

5 Section 106 Receipts Retained

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5 Section 106 Receipts Retained 2019/20

5 Section 106 Receipts Retained

5.1 The total amount of money, received through planning obligations prior to 2019/20, *which had not been allocated* (to an infrastructure project or item) by the end of 2019/20: £0.00

5.2 The total amount of money, received under any planning obligation in any year, *which had been allocated* (to an infrastructure project or type) for spending by the end of 2019/20 but which had not been spent: £0.00

5.3 Summary details of the infrastructure projects or items to which receipts from planning obligations, whenever collected including 2019/20, have been allocated (but not spent) and the amount allocated to each item: **£11,756,251.32**, see the tables below.

5 Section 106 Receipts Retained

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Table 5: Contributions retained, categorised by contribution type

Landscape Contributions Retained	Planning Application No	Scheme	Bal Carried Forward	Project
	TWC/2012/0371	Land at Muxton C2 & C3	£7,052.50	Footpath creation on nature reserve
	TWC/2015/0843	B1/B3 Apley Castle (Peregrine Way)	£23,916.52	Improvements to the Woodland
	TWC/2014/0010	Land at Chilcott Drive Madeley	£7,743.24	Ash die back sum
	TWC/2014/0272	Ivydale High Street Colaport	£443.38	Improvements to the Silkin Way - tree planting
	Totals		£39,155.64	

Play Contributions Retained	Planning Application No	Scheme	Bal Carried forward	Project
	TWC/2012/0320 & TWC/2013/0720	Land off Sommerfield Rd	£24,519.03	Contribution to NEAP in the vicinity
	W2010/0180	Bradley Rd Donnington	£255.85	Contribution to local play facilities
	W2007/1732	Somerfield Rd Trench	£5,194.94	Contribution towards play area
	Not a 106	Saltwells Drive	£1,306.42	Contribution to play equipment on Saltwells Drive
	W2004/0972	Lawley Princess End NEAP	£38,395.58	Contribution to Princess End NEAP
	TWC/2010/0708	Land between 6-7 Boscovel Close, Stirchley	£4,422.66	Enhancement / replacement facilities
	W2004/0568	Land at rear of	£2,136.31	Contribution to

5 Section 106 Receipts Retained

		247/248 Lodge Rd		play facilities at Bell rec
	TWC/2014/0699	Land adj to 1 Talbot Close	£5,849.54	Enhancement / replacement facilities
	W2004/0980	Land at Lawley Upper Newdale LEAP	£6,029.31	Upper Newdale LEAP
	TWC/2016/0316	Land north of Sewage Works Broomfield Rd Newport	£16.22	Upgrade play area at Broomfield Rd Newport
	TWC/2012/0530	Land at Priorslee East (HCA)	£125,276.75	NEAP
	TWC/2013/0592	Former Ever ready site	£49,232.56	Recreation & Leisure contributions in the vicinity
	TWC/2015/0843	B1/B3 Apley Castle (Perigrine Way)	£52,859.13	LEAP Capital contribution
	TWC/2015/0230	Back Lane/Plantation Rd Tibberton	£14,761.27	Off -site play Tibberton play area/tennis courts
	W2004/0980	Lawley – Newdale NEAP	£50,208.60	Newdale Park Sum
	W2004/0980	Lawley - Newdale NEAP	£9,218.44	Newdale NEAP
	W2004/0980	Land at Lawley - Ironbridge Way LEAP	£55,437.20	LEAP Capital contribution
	TWC/2018/1021	Princess Ave Arelston	£6,618.45	Play facilities at Arleston Community Centre
	TWC/2013/0861	Sutherland School Site	£55,074.64	LEAP Capital contribution

5 Section 106 Receipts Retained

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		Gibbons Rd		
	TWC/2014/0415	Land at The Knoll Church Aston	£1,048.85	Off-site play
	TWC/2014/0289	Land off Park Lane, Woodside	£92,700.43	Contribution to new play area
	W2002/0175	Salters Lane Newport Fairclough Homes	£1,892.85	Play facilities within the vicinity
	TWC/2013/0208	Land at Furnace Road Snedshill	£2,958.36	Contribution to play/recreation facilities within
	TWC/2014/0333	Land at corner of Stafford Rd /A41 Newport Shropshire	£59,602.68	Contribution to off-site play & recreation
	TWC/2013/0606	Land at Hadley Park Rd West Millar Homes	£1,947.68	Contribution to off-site play facilities within the area
	TWC/2016/0949	Land adj to The Blue Pig	£11,265.70	Enhancements to Capewell Rd children's play area
	TWC/2016/0162	Land North of Keepers Cres & Daisy Bank Drive St Georges	£1,098.84	Contribution to Daisy Bank Drive play area
	TWC/2014/0888	Land Adj to The Old Rectory Waters Upton	£4,323.90	Contribution to play/recreation facilities within the area

5 Section 106 Receipts Retained

	TWC/2014/0656	Land adj to Stone House Shifnal Rd Priorslee	£9,846.06	Play equipment/Rec facilities & environmental/tree enhancements
	Totals		£693,498.25	

Outdoor Recreation Contributions Retained	Planning Application No	Scheme	Bal Carried Forward	Project
	TWC/2011/1037	Land at The Walker Institute (Phase 2)	£168.03	Contribution to rec facilities at Hartshill Park
	TWC/2015/0060	Coddon Sports & Social Club	£57,069.43	Contribution to replacement bowling facilities within the borough
	W89/0185	Horsehay Golf Course	£10,540.65	Contribution to project at Horsehay Golf Course
	W97/0608	Queen Street Madeley	£6,617.05	Contribution to Multi-use Games Area at Sutton Hill
	W2006/1442	8 & 9 Islington Close	£1,155.41	Project at Beechfields MUGA
	W2007/1521	Land at DSDC, Station Rd Donnington	£8,662.14	Facilities at Broadoak Field including pitch drainage
	W2004/0972	Land at Lawley Farm	£71,025.85	Sports Pitch Contribution
	W2003/0201	Development at Old Office Road Dawley	£24,912.88	Contribution to multi use games area

5 Section 106 Receipts Retained

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	W2003/0783	Land at Gower St – Morris Homes	£16,234.70	Contribution to play at Freeston Ave
	TWC/2010/0200	Somerfield Rd (Phase 2)	£3,034.85	Landscaping & upgrading existing rec facilities
	W2004/0980	Lawley Common Sports Pitches	£791,128.87	Lawley common sports pitches
	W2007/1732	Capewell Works	£61,127.13	Contribution to Wombidge Skate Park
	TWC/2012/0371	Land at Muxton C2 & C3	£39,467.37	Outdoor Recreation Contribution
	TWC/2012/0609 & TWC/2014/1124	Woodlands Primary Redevelopment	£89,106.22	Off-site pitch improvements at William Reynolds School
	TWC/2011/0126	The Mount Haygate Road	£13.04	Recreation contribution
	TWC/2012/0787	Former White Hart Pub	£6,878.33	Recreation contribution
	TWC/2013/0995	Maddocks Sports & Social Club	£12,909.62	Off-site Play and Rec facilities
	TWC/2013/0855	Land rear of Willow Tree Cottage Station Rd Newport	£3,038.42	New ball court at Walls Head Way
	TWC/2017/0454	Land at The Vineyard North Rd Wellington	£6,948.84	Rec facilities at Bowring Park
	TWC/2017/0714	Snedshill Way	£12,042.17	Outdoor rec in the vicinity

5 Section 106 Receipts Retained

	TWC/2016/0365	Sutherland Farm, Back Lane, Tibberton	£4,434.75	Play Capital
	TWC/2016/0446	61 Plantation Rd Tibberton	£13,758.60	Recreation at Tibberton Playing Fields
	TWC/2019/0228	Land adj to The Shires Shifnal Rd	£5,025.97	Recreation within the vicinity
	TWC/2015/11111 & TWC/2017/1050	Land adj to Walton Ave/Ridgeway High Ercall	£26,691.89	Recreation at land adjacent village hall
	TWC/2016/1152	Parkland HouseAudley Ave	£32,812.34	Play and recreation at Shukers Field
	TWC/2017/0179	Land South of 28 Beechfields way Newport	£12,079.83	Upgrading nearby recreation Facilities
	W2005/1547 & TWC/2011/0285	George Hill, Upper Bar, Newport	£10,037.95	Off-site Rec facilities
	W2006/0161	Trench Lock 1 Bloor Homes	£42,232.64	Contribution to Wombridge Skate Park
	TWC/2017/0179	Beechfields Newport	£5,681.84	Maintenance of public open space round ball court
	TWC/2011/0334	Land at Newport Business Park	£1,524.82	New LEAP & improvements to Shukers Field
	TWC/2012/0886	Land at 121-125 Hadley Park Road	£1,860.87	Contribution to Rec Facilities within the vicinity
	TWC/2010/0089	Highfield House	£1,876.47	Contribution toupgrade local community facilities

5 Section 106 Receipts Retained

	W2008/0473	Former Dale End Garage	£1,665.44	Off-site Leisure and recreation facilities
	TWC/2014/0360	Land at Heath Hill/Balls Hill	£2,657.40	Contribution to bowling facilities in Dawley
	TWC/2014/0010	Land at Chilcott Drive Madeley	£12,048.26	Contribution towards Hills Lane Drive play area
	TWC/2014/0998	Land at Farm Lane Horsehay	£1,944.19	Contribution to Rec Facilities within the vicinity
	Totals		£1,395,517.17	

5 Section 106 Receipts Retained

Highways Contributions Retained	Planning Application No	Scheme	Bal Carried forward	Project
	TWC/2013/0938	Land to the South Side of Holyhead Rd	£67,815.02	Highway works within the vicinity
	W2004/0972	Land at Lawley Farm	£60,493.26	Toucan crossing at Glendale Lawley & Traffic calming at Dawley Rd, Lawley
	W2004/0972	Land at Lawley Highways/Transport	£52,822.01	Traffic management sum
	TWC/2012/0371	Land at Muxton C2 & C3	£18,117.83	Cycleway adjacent to Marshbrooke Way & Donnington Wood Roundabout & Muxton Primary School
	TWC/2013/0096	Land at East Ketley -KMC Cycle Routes	£101,299.66	Land at East Ketley -KMC Cycle Routes
	TWC/2013/0297	Land off Edgmond Rd Newport	£49,648.91	Improvements to round-a-bout junction at A518/Wellington Rd, Pitchcroft Lane & A518N/A41 Stafford Road & A518S/A41
	TWC/2013/0995	Land at Maddock Sports & Social Club	£10,275.28	Pedestrian crossing near housing development

5 Section 106 Receipts Retained

TWC/2016/0535	Springfields Industrial Estate Newport	£5,109.88	Double yellow lines to development front & nearby junction
TWC/2013/0855	Land rear of Willow Tree Cottage Station Rd Newport	£68,998.83	Highway works to A518/Station Rd
TWC/2016/0804	Land at Gatcombe Way Priorslee	£9,612.41	Traffic Calming between Gatcombe Way & Highgate Drive
TWC/2015/0217	Site A Pool Hill Road Horsehay	£8,066.26	Road Safety improvements at Pool Hill /Doseley junction
W2007/354 & TWC/2012/0103	Land at Grooms Alley (Phase2)	£2,084.47	Footpath link to the west of the development
TWC/2011/0575	Land South of St Michaels Church Waters Upton	£45,000.00	Parking paths & verges
TWC/2011/0821	Land at Wellington Rd Newport	£251,815.50	Highway works between Station Rd & A41
TWC/2016/0952	Roden Care Home	£15,541.80	Footpath patching & tactile crossing
TWC/2015/0580	Land at 44 Cherrington Tibberton	£1,083.74	Traffic & speed management on B5062 into Tibberton
TWC/2014/0415	Land at The Knoll Church Aston	£15,939.87	Highway infrastructure
TWC/2017/0714	Snedshill Way	£33,223.07	Highway works in the vicinity
TWC/2016/0365	Farmstead at Sutherland Farm Tibberton	£5,745.84	Passing place on Back Lane & legal fee

5 Section 106 Receipts Retained

TWC/2016/0446	61 Plantation Rd Tibberton	£43,568.99	Traffic & speed management on B5062
TWC/2016/0562	Former Beeches Hospital site Ironbridge	£8,213.98	Improvements to highway signing
TWC/2011/0827	Land at Audley Ave (ALDI) Homes	£186,779.49	Highway works
TWC/2019/0228	Land adj to The Shires Shifnal Rd	£5,025.97	Provision of yellow line in the vicinity
TWC/2018/0775	Land adj to B8 MOD Hortonwood	£66,267.45	Strategic highway improvements
TWC/2016/1182	Land North of Roden Lane Farm Roden	£30,106.13	Traffic Calming on Roden Lane
TWC/2017/0233 & TWC/2018/0659	Land at Plough Lane Newport	£41,868.86	Highway improvements to A41/A518/Stafford Rd
TWC/2015/1079	Sambrook Hall Farm	£3,257.91	Contribution to alteration of priority at junction of west of main access to the development
TWC/2019/0753	Land between Arleston Lane & Dawley Rd	£7,000.00	Dawley Rd 40mph Signs & lines
TWC/2014/0430	1 Dawley Road Arleston	£3,055.79	Traffic Management on Dawley Road
TWC/2010/0722	Land at Redhill Way St George	£9,379.00	Upgrading footpaths & cycleways at St Georges Primary School

5 Section 106 Receipts Retained

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TWC/2010/0085	Leaton Quarry	£43,516.70	Maintenance & repair of highway plus improvements to junction B5061 with Holyhead Rd
TWC/2013/0096	Land at East Ketley -KMC Safe Routes to School HLC	£95,811.76	Land at East Ketley -KMC Safe Routes to School HLC
TWC/2013/0096	Land at East Ketley -KMC Safe Routes to School Meadows Primary	£82,306.73	Land at East Ketley -KMC Safe Routes to School Meadows Primary
TWC/2013/0887	Land at Audley Ave (ALDI)	£121,824.51	Dualing A518 Station Rd & A41, improvements to A518 & A41 roundabouts
TWC/2017/0749	Junction at Forge Roundabout Rampart Way	£1,866.06	Telford Connectivity Package
TWC/2018/0956	Plot 5B Telford	£16,541.32	LEP schemes Randlay interchange, Naird roundabout M54 J4 on Queensway
W2005/1547 & TWC/2011/0285	Land at Upper Bar Newport, George Hill	£12,650.16	Traffic calming in the vicinity
W84/0657	Donnerville Gardens	£14,886.11	Private drive maintenance
TWC/2010/0492	Madeley Academy Sixth Form extension	£12,731.67	Traffic Management
TWC/2013/0083	Land at Hadley Park West (Oakehampton Rd)	£76,185.55	Contribution to Leegomery round-a-bout improvements
TWC/2014/0273	The Barns Church Aston	£22,120.59	Contribution to highway works

5 Section 106 Receipts Retained

TWC/2010/0111 & TWC/2014/0258	Land at Former Ibstock Brickworks	£17,952.12	Contribution to highway improvements
TWC/2015/0777	Land at 17 Whitchurch Rd Wellington	£3,053.65	Contribution to traffic waiting restrictions on frontage
TWC/2015/0950	Honey House Tibberton	£1,014.91	Contribution towards formalised passing bay in Back Lane Tibberton
TWC/2014/0333	Land at Corner of Stafford Rd/A41 Newport	£77,160.65	Contribution to major highway works
TWC/2014/0687	Land North of Dunelm Roddington Heath	£3,067.15	Contribution to 30 mph gateway into Roddington
W2008/0705 & TWC/2015/0028	Land at Frome Way	£44,769.84	Contribution to junction at Wrockwardine Wood Way & St Georges Road
TWC/2015/0666	Land South of Naird Lane (Plot 6 T54)	£26,522.87	Contribution towards A464 & Randlay Roundabout & junction 4 M54
TWC/2016/1198	Land South of Naird Lane (Plots 2&3 T54)	£72,356.22	Contribution towards A464 & Randlay Roundabout & junction 4 M54
TWC/2017/0582	Land at Telford Town Centre (Bus Station)	£108,822.82	Contribution to major highway works
TWC/2014/0230	Back Lane/Plantation Rd Tibberton	£13,818.33	Speed & traffic management on B5062
TWC/2013/1033	Land off Haygate Rd	£21,895.22	Traffic Calming
Total		£2,118,092.15	

Transport Contributions Retained	Planning Application No	Scheme	Bal Carried Forward	Project
	TWC/2011/0821	Land at Wellington Rd Newport	£156,316.45	Public transport infrastructure
	W2004/0972	Land at Lawley Farm	£5,497.05	Bus shelter at Dawley Rd Lawley
	W2004/0981	Land at East Ketley KMC (Bus shelters)	£20,717.76	Bus shelter sum for upgrade of bus shelters on Holyhead Rd
	W2006/0706	Land off St Heliers Drive, Dawley Bank	£5,851.58	Bus shelters on Milners Lane / St Heliers Drive
	TWC/2013/0297	Land off Edgmond Rd Newport	£10,396.57	Improvements to 2 bus stops on Chetwynd Rd & Chetwynd End
	W2003/1146	Land adj to 11A Telford Forge Retail Park	£37,271.99	Contribution to enhance public transport to the retail park
	TWC/2013/0887	Land at Audley Ave (ALDI)	£12,261.00	Bus shelter & bus stop at Audley Ave
	TWC/2013/1033	Haygate Road Wellington	£10,767.15	Bus shelter contribution

5 Section 106 Receipts Retained

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TWC/2017/0941	Land West of Castle Farm Way Priorslee	£136,135.31	Bus stop enhancements
TWC/2011/0827	Audley Ave (Housing)	£77,311.37	Newport Town Centre Bus Station Contribution
TWC/2019/0753	Land between Arleston Lane & Dawley Rd	£10,000.00	Bus stop improvements on Kingsland
W2006/0161	Trench Lock 1 Bloor Homes	£27,162.00	Transport infrastructure including shelters, refuges
TWC/2014/0333	Land at corner of Stafford Rd /A41 Newport Shropshire	£16,039.08	Bus shelter improvements & raised platforms
TWC/2013/0774	New School at Priorslee	£10,186.58	Upgrade bus stops in the vicinity
TWC/2016/1198	Land South of Naird Lane	£10,185.60	Bus stop improvements in Stafford Park & upgrade of footpaths & cycle ways
Total		£546,099.49	

Affordable Housing Contributions Retained	Planning Application No	Scheme	Bal Carried forward	Project
	W2004/0972	Lawley Affordable Housing	£184,865.34	Payment in lieu of affordable housing for extra care site at Lawley

5 Section 106 Receipts Retained

	TWC/2011/0821	Land at Wellington Rd Newport	£2,037,502.98	Contribution to Affordable Housing project in Newport
	TWC/2013/0592	Former Ever Ready Factory	£15,922.13	Off -site Affordable Housing project
	W98/1022	97 Forton Road, Newport	£10,572.25	Affordable housing project in Newport
	TWC/2014/0273	Land rear of 32 Bratton Rd	£295,362.46	Affordable Housing project in Newport
	Totals		£ 2,544,225.16	

Community facility contributions retained	Planning Application No	Scheme	Bal Carried forward	Project
	W2003/1466	Land at Limekiln Lane (Phase 1)	£86,040.27	Maintenance of Lagoon and public open space
	TWC/2013/0995	Maddocks Sports & Social Club	£26.80	Refurbishment of Maddocks Sports & Social Club
	TWC/2015/0843	B1/B3 Apley Castle (Peregrine Way)	£114,165.87	Disabled angling at Apley pool
	TWC/2013/0606	Land at Hadley Park West	£100,786.00	Contribution to canal enhancements
	TWC/2013/0887	Land at Audley Ave (ALDI)	£3,748.69	Public Art works to roundabout
	Totals		£304,767.63	

Education Contributions Retained	Planning Application No	Scheme	Bal Carried forward	Project
	TWC/2012/0320 &	Land off Sommerfield	£138,336.61	Contribution towards Hadley

5 Section 106 Receipts Retained

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	TWC/2013/0720	Road		Learning Community expansion
	TWC/2011/0821	Land at Wellington Rd Newport	£438,436.78	New primary provision & expansion of secondary provision Burton Borough Music block
	TWC/2013/0297	Land off Edgmond Rd Newport	£210,479.24	To be used toward expansion of education facilities in Newport area - project yet to be confirmed
	TWC/2014/0484 & TWC/2016/0332	Land West of The Cedars Rodington	£27,286.33	Contribution towards a new primary school at Allscott
	TWC/2016/0535	Springfields Industrial Estate Newport	£40,807.65	Contribution towards remodeling Newport Infant School & Changing Rooms at Burton Borough
	TWC/2013/0855	Land rear of Willow Tree Cottage Station Rd Newport	£124,472.44	Contribution towards remodeling Newport Junior School & Changing Rooms at Burton Borough
	TWC/2012/0530	Land at Priorslee East (HCA)	£364,770.04	Primary education within 2 miles of the development
	TWC/2013/0592	Former Ever Ready Factory	£221,626.84	Contribution towards

5 Section 106 Receipts Retained

				Education at Ladygrove Primary School
	W2006/0291 & TWC/2011/0541 & TWC/2015/0843	B1/B3 Apley Castle (Perigrine Way)	£135,307.49	Contribution towards Milbrook Primary extension
	TWC/2014/0230	Back Lane/Plantation Rd Tibberton	£112,851.52	Newport Junior Expansion & Newport Secondary transport costs
	TWC/2013/1033	Land off Haygate Rd	£259,670.36	Primary & Secondary Contributions
	TWC/2014/0415	Land at The Knoll Church Aston	£41,112.45	Newport Junior School expansion
	TWC/2017/0714	Snedshill Way	£70,774.44	Contribution towards St Georges Primary expansion
	TWC/2016/0560	Beech Hill & Blue House Barns	£74,656.99	Newport Junior School expansion
	TWC/2017/0941	Land West of Castle Farm Way Priorslee	£418,130.48	Contribution towards Primary Education and Holy Trinity Academy
	TWC/2016/0446	61 Plantation Rd Tibberton	£93,673.13	Contribution towards Tibberton Primary School
	TWC/2016/0562	Former Beeches Hospital site Ironbridge	£189,899.72	Remodeling Madeley Primary school
	TWC/2011/0827	Audley Ave (Housing)	£157,560.01	Newport Infants and Burton Borough
	TWC/2015/1111	Land adj to	£152,667.74	Primary

5 Section 106 Receipts Retained

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	& TWC/2017/1050	Walton Ave/Ridgeway High Ercall		education and transport to Charlton School
	TWC/2017/0233 & TWC/2018/0659	Plough Lane Newport	£25,714.72	Remodeling Church Aston School
	TWC/2016/1152	Parkland House Audley Ave	£201,020.32	Changing rooms at Newport Junior school & music block at Burton Borough
	TWC/2017/0179	Land South of 28 Beechfields Way	£77,676.49	Remodeling at Newport Junior School & sports facilities at Burton Borough
	TWC/2014/0333	Land at Corner of Stafford Rd/A41 Newport	£312,683.31	Expansion of education facilities in Newport area
	W2004/0980 & TWC/2010/0828	Lawley Primary New School	£79,413.62	Lawley School expansion plan
	TWC/2012/0650 & TWC/2014/0237	Land off DoseleyWorks	£18,041.22	Education establishments within 10 miles of the development
	TWC/2014/0273	Land at The Barnes ChurchAston	£1,908.74	Moorfield Primary School Enhancement of classroom facilities
	TWC/2010/0111 & TWC/2014/0258	Land at Former Ibstock Brickworks	£10,393.98	Ladygrove Primary Expansion

5 Section 106 Receipts Retained

	TWC/2014/0656	Land adj to Stone House Shifnal Rd Priorslee	£19,071.57	Contribution towards St Georges Primary expansion
	TWC/2012/0926	Land at Horsehay	£52,964.71	Education requirement arising as a result of the development
	Totals		£4,071,408.94	

Natural Environment Enhancements	Planning Application No	Scheme	Bal Carried forward	Project
	TWC/2010/0085	Leaton Quarry	£299.47	Biodiversity Study
	TWC/2018/0252	Pool Hill Plot E Dawley	£13,878.79	Ecology Commuted sum
	W2004/0972	Lawley Sustainable Development	£1,414.94	Costs incurred in assessing any sustainability plan submitted
	TWC/2016/0562	Former Beeches Hostital Ironbridge	£18,537.71	Ecological services at the Wildlife site
	TWC/2014/0289	Land off Park Lane Woodside	£6,458.89	Wildlife Habitat Creation
	Totals		£40,589.80	