

Conwy County Borough Council

Section 106 Monitoring Report

2020-21

Mae'r ddogfen hon ar gael yn Gymraeg hefyd.



**Sir Conwy, yr amgylchedd iawn i fyw, gweithio
a darganfod**

**Conwy County, the right environment to live,
work and discover**

Section 106 Monitoring Report 2020/21

This report summarises the monitoring of Section 106 monies from April 2020 to March 2021. Details include:

- spend during this period,
- committed projects,
- money received
- balances at year end,
- moneys clawed back due to no spend,
- moneys at risk of clawback; and
- S106 agreements signed in this period

The Planning Obligations and Affordable Housing Supplementary Planning Guidance documents provide details on which obligations will be sought on proposal sites and the calculation methods. Copies of the SPGs are available here:

www.conwy.gov.uk/ldp/spg

All amounts are rounded to the nearest pound.

S106 spend 01/04/2020 - 31/03/2021

Department	Project	Amount
Affordable Housing	CACI data	£2,780
	Hafan Cymru	£85,000
	Penmaenhead	£49,110
	CIL and Planning Obligations post	£6,667
	Rural Housing Enabler	£5,100
	Space for Living	£1,536
	Total Affordable Housing spend	£150,193
Coastal Habitat	Habitat improvement plan	£1,318
	Total Coastal Habitat spend	£1,318
Education	Ysgol Capelulo	£17,300
	Total Education spend	£17,300
Highways	Abergele town centre	£5,000
	Colwyn Bay TRO	£10,762
	Dwygyfylchi footpath	£72,759
	Llandudno improvements	£2,529
	Tal y Cafn improvements	£5,986
	Total Highways spend	£97,036

Department	Project	Amount
Libraries	Culture Centre	£32,072
	Total Libraries spend	£32,072
Open Spaces	3 minute clean-up boards	£1,995
	Abergele Prom photographs	£5,280
	Consultancy	£6,200
	Conwy play park	£31,462
	Sensory garden	£11,405
	Total Open Spaces spend	£56,342
Town Centre Regeneration	Abergele shop front vinyls	£1,500
	Bus shelter vinyls	£373
	Consultancy	£2,566
	Consultation website	£4,165
	Total Town Centre Regeneration spend	£8,604
Waste Management	Repayment for bins	£2,887
	Total Waste Management spend	£2,887
Total for all spend		£365,753

S106 proposals committed (as at 31/03/2021)

Department	Project	Amount
Affordable Housing	CACI paycheck data	£3,220
	Empty property grants	£200,000
	Hafan Cymru	£569
	PDW project development	£8,277
	Place Plan facilitator	£10,000
	Planning Obligations post	£33,373
	Surveys - Ty Mawr	£800
	Total Affordable Housing committed	£256,239
Coastal Habitat	Habitat improvement plan	£17,642
	Total Coastal Habitat committed	£17,642
Education	Ysgol Capelulo	£11,162
	Total Education committed	£11,162
Highways	Abergele improvements	£9,092
	Abergele traffic surveys	£4,850
	Bryn Eglwys, Llandudno Junction	£2,523
	Dwygyfylchi footpath	£4,737
	Llandudno improvements	£153,893
	Mochdre improvements	£1,515
	Sychnant Pass Road improvements	£5,051
	Tal y Cafn improvements	£25,600
	Traffic monitoring - Coed Pella	£50,727
	Total Highways committed	£257,988
Libraries	Culture Centre	£24,192
	Total Libraries committed	£24,192
Open Spaces	Abergele Prom photographs	£720
	Place Plan facilitator	£10,000
	Tree planting, Rhos on Sea	£5,581
	Total Open Spaces committed	£16,301

Department	Project	Amount
Town Centre Regeneration	Abergele Youth Club feasibility study	£2,000
	Place Plan facilitator	£10,000
	Total Town Centre Regeneration committed	£12,000
Welsh Language	Abergele signage	£30,000
	Translation	£200
	Total Welsh Language committed	£30,200
Total for all committed		£625,724

S106 money received and spent 01/04/2020 - 31/03/2021

Department	Received	Amount spent
Affordable Housing	£194,226	£150,193
Allotments	£2,404	£0
Coastal Habitat	£18	£1,318
Education	£125	£17,300
Flood Protection	£68	£0
Highways	£10,635	£97,036
Libraries	£24,678	£32,072
Open Spaces	£79,753	£56,342
Town Centre Regeneration	£103	£8,604
Waste Management	£2,887	£2,887
Welsh Language	£14,951	£0
TOTAL	£329,847	£365,753

Commitments and remaining balances by obligation type (as at 31/03/2021)

Infrastructure	Commitments	Available balance excluding commitments
Affordable Housing	£ 256,239	£ 272,342
Allotments	£ 0	£ 12,308
Coastal Habitat	£ 17,642	£ 18
Education	£ 11,162	£ 114,708
Flood Protection	£ 0	£ 69,231
Highways	£ 257,988	£ 746,152
Libraries	£ 24,192	£ 44,084
Open Spaces	£ 16,301	£ 322,896
Regeneration	£ 12,000	£ 116,194
Welsh Language	£ 30,200	£ 45,828
Grand Total	£ 625,724	£ 1,745,821

Monies clawed back due to no spend

The following fund had a deadline for spend during the financial year 2020-21 and has been returned to the developer.

This was discussed with CCBC Highways who confirmed that traffic restrictions or changes to on-street parking around the new development are necessary, therefore did not use the money so it has been returned to the developer.

Infrastructure	S106	Moneys unspent	Deadline for spend
Highways	G504 Llys Seiriol, Trinity Ave, Llandudno	£2,062	31/03/2021

S106 agreements signed 2020/21

Site		Planning reference	Description	Date signed
1	Hafan Gogarth, Abbey Road, Llandudno	0/36279	Deed of Release	20/06/2020
2	Hafan Gogarth, Abbey Road, Llandudno	0/46809	Deed of Release	25/06/2020
3	Former Allotments, Pentrefoelas	0/45820	Agreement	28/06/2020
4	Pennant Hall, Penmaenmawr	0/46103	Agreement	30/06/2020
		0/46104		
5	Hafoty Ucha wind farm	0/44248	Agreement – no financial obligation	28/07/2020
6	Lynx Express/Cysgod y Bryn, Rhos on Sea	0/30544	Deed of Release	13/08/2020
7	Bryn y Mor, Dolwen Road, Old Colwyn	0/44859	Agreement	14/08/2020
8	Hafan Gogarth, Abbey Road, Llandudno	0/36279	Deed of Release	27/08/2020
9	Glan y Don, The Civic, Colwyn Bay	0/46335	S111 agreements (due to CCBC ownership). No direct financial obligation, but commit purchaser to enter into S106 agreement to control obligations.	28/08/2020
10	Car park at The Civic, Colwyn Bay	0/46338		28/08/2020
11	Former Interleisure site, Towyn Road, Pensarn	0/47656	Deed of Variation – no new financial obligations. DoV ensured obligations in previous S106 apply to new permission.	18/12/2020
12	Trem Gwydir, Llanrwst	0/47255	Deed of Variation – no new financial obligations. DoV ensured obligations in previous S106 apply to new permission.	31/12/2020
13	Hafan Gogarth, Abbey Road, Llandudno	0/36279	Deed of Release	29/01/2021
14	8-10 Ffordd Bugail, Colwyn Bay	0/46817	Agreement	04/02/2021

Site		Planning reference	Description	Date signed
15	35 Oak Drive, Colwyn Bay	0/47825	Agreement	10/02/2021
16	Wyngarth Nursing Home, Colwyn Bay	0/46908	Agreement	18/02/2021
17	Mary Bamber/John Braddock, Colwyn Bay	0/46130	Agreement	04/03/2021
18	Former Elim Church, Colwyn Bay	0/49700	Agreement	23/03/2021

Financial obligations contained in agreements signed 2020-21

Site		Affordable Housing	Allotments	Education	Highways	Libraries	Open Space	Waste	TOTAL
1	Hafan Gogarth, Llandudno	£41,000							£41,000
2	Hafan Gogarth, Llandudno	£36,500							£36,500
3	Former Allotments, Pentrefoelas						£830	£81	£910
4	Pennant Hall, Penmaenmawr				£8,640				£8,640
6	Lynx Express/Cysgod y Bryn, Rhos on Sea	£14,850							£14,850
7	Bryn y Mor, Dolwen Road, Old Colwyn	On-site & £20,000	£424	£13,999			£11,550	£1,782	£47,755
8	Hafan Gogarth, Llandudno	£39,000							£39,000
13	Hafan Gogarth, Llandudno	£32,000							£32,000
14	8-10 Ffordd Bugail, Colwyn Bay						£1,770	£110	£1,880
15	35 Oak Drive, Colwyn Bay	£10,000							£10,000
16	Wyngarth Nursing Home, Colwyn Bay		£19				£1,245	£81	£1,344
17	Mary Bamber/John Braddock, Colwyn Bay	On-site	£2,006			£20,128	£47,309	£6,673	£76,117
18	Former Elim Church, Colwyn Bay	£52,054			£25,920				£77,974
TOTAL		£245,404	£2,450	£13,999	£34,560	£20,128	£62,703	£8,727	£387,972