

**From:** [davidrogers.dpc@gmail.com](mailto:davidrogers.dpc@gmail.com)

**Sent:** 01 September 2020 14:16

**To:** Bob Neville <[Bob.Neville@cherwell-dc.gov.uk](mailto:Bob.Neville@cherwell-dc.gov.uk)>

**Cc:** Deddington Parish Council; Councillor Bryn Williams <[Bryn.Williams@Cherwell-DC.gov.uk](mailto:Bryn.Williams@Cherwell-DC.gov.uk)>; Arash Fatemian <[arash.fatemian@oxfordshire.gov.uk](mailto:arash.fatemian@oxfordshire.gov.uk)>; [Joy.White@Oxfordshire.gov.uk](mailto:Joy.White@Oxfordshire.gov.uk); 'Stevenson, Christine - Communities' <[Christine.Stevenson@Oxfordshire.gov.uk](mailto:Christine.Stevenson@Oxfordshire.gov.uk)>; [developer.funding@oxfordshire.gov.uk](mailto:developer.funding@oxfordshire.gov.uk)

**Subject:** Planning application 20/02083/OUT - Section 106 agreement

Hello Bob,

Regarding the S106 contributions for the additional 14 dwellings on the land to the West of Wimborn Close.

We appreciate that this is an extension to the already permitted Outline application for 21 dwellings in the same fields. The S106 for the 21-house application included:

Community Hall Facilities Contribution – £22,830.12 for the provision of additional or enhanced facilities at the Windmill Community Centre

Off Site outdoor Sports Facilities Capital Provision - £42,357.63 Improvement of sports fields and improvements to changing rooms at the Windmill

Off Site indoor contribution £17,433 to the Spiceball in Banbury. This was a real disappointment to us and we are keen that this not be repeated.

Play Equipment commuted sum - £52,533.18 to upgrade the existing equipment at Wimborn Close plus provision of a footpath and / or the play area at the Windmill Centre

Library - £6648 (or the product of a formula) to Deddington Library for capacity improvements.

£148,845 to Christopher Rawlins

Nothing to Warriner (not entirely sure why though)

£11,415 to the DVN / PFSU for expansion

Buses £21,000 to the S4

TRO Contribution towards the consultation for the alteration of the speed limit £3400 on Hempton Road and traffic calming in the form of build out features

We hope that the thrust of the new S106 wording will broadly follow these goals and aims and I have spoken to Robert Webb (applicant) who tells me that their desire is to pro-rata the agreed S106 for the 21 houses via a voluntary agreement for the additional 14 dwellings.

We are very keen that ALL of this funding is spent in Deddington and not spent outside our community as we have plenty of projects that can use all of this funding (and more).

In terms of projects to justify the expenditure and to use the funds available for both applications the projects under consideration include:

Off Site Outdoor Sports Facilities

1. Using land adjacent to the Tennis Club we would like to install a Paddle / Pickle ball court (open to all) surrounded by robust windbreak fencing and with disabled access.
2. Replace the surface of the existing All-Weather Court with a sand filled mat to make the court useable for more sports than just football.
3. Extend the existing fitness / trim trail with additional pieces. The existing trail was limited in scope by the grant available and this could be greatly extended.

Off Site indoor sports provision

1. Replace and reline the Windmill main hall floor to bring in to a higher specification to allow indoor softball and other sports to use the hall.
2. Purchase table tennis tables for use the in the Windmill Centre and create a suitable store for them.
3. Purchase suitable fitness / activity equipment for the Windmill Centre / Active Elderly.

#### Community Hall Provision

1. The Windmill Centre would benefit from the S106 wording of “provision of additional or enhanced facilities at the Windmill Community Centre.”
2. This would include a changing room refurbishment and disabled loos on the west site plus the provision of a suitable outdoor loo for sports / play area users (stainless steel fittings, timelock door etc).
3. There is an ongoing maintenance plan for the Windmill which includes a new roof, internal fittings, doors, carpets etc and this could mop up any amount of funding.
4. Provision of space for Parish Archive.

We also discussed the other areas of funding that we will be requesting from CDC/ OCC and these include:

Contribution towards Deddington Village Nursery / PFSU expansion (a pro rata increases on the previous S106 for the 21-house application)  
Play equipment commuted sum (a pro rata increase on the previous S106 for the 21-house application)  
S4 bus service (a pro rata increases on the previous S106 for the 21-house application)  
Deddington Library (a pro rata increases on the previous S106 for the 21-house application)  
TRO – Section 278 agreement to include a peninsular, gates and a VAS to slow traffic coming into Deddington from the West.

I've cc'ed various officers to allow these to be included in the Section 106 agreement.

Best regards,

David Rogers  
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Deddington Parish Council  
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**From:** Helen Mack  
**Sent:** 27 August 2020 11:55  
**To:** David Rogers

**Cc:** Deddington Parish Council

**Subject:** Planning application 20/02083/OUT

Hi David

I am writing with regards to a planning application I received this week as part of the consultation process. I work with Tom Darlington, who has provided me with your e-mail address following previous conversations regarding S106 funding. As part of my role, I am responding to planning consultations with regards to requesting S106 contributions.

The planning application, 20/02083/OUT is a residential development of 14 dwellings located on land north of Hempton Road and west of Wimbourn Close, Deddington.

Using the relevant SPD calculations, the following S106 contributions can be requested for the development;

Community Hall Facility - £19,036.94

Outdoor Sport Provision - £33,568.50

Indoor Sport Provision - £13,895.66

I am contacting the Parish Council to see if there are any projects in Deddington under the headings above, for which the S106 funding could contribute towards, so the funding request can be justified in the consultation response.

I need to respond to planning by 8<sup>th</sup> September so if you could let me know any thoughts by Monday 7<sup>th</sup> September it would be much appreciated.

I look forward to hearing from you.

Kind Regards

Helen

**Helen Mack**  
**Community Infrastructure Partner**  
Cherwell District Council