

Appendix 2 - New Obligations 2020-2021

Infrastructure Funding Reporting Period	Agreement Start Date	Application Number	Site Address	Re-payment Date	Contribution Amount	Obligations (Conditions / Clauses)	Trigger	Service Lead / Other Lead	Service Area Contribution Received (£)	Date Contribution Received	Service Area Update Status of Project	Service Area Spend to Date (£)	Service Area Committed (allocated) (£)	Service Area Balance Remaining (£)
Q3 (Oct - Dec) 2020	20/11/2020	19/0945	SITE OF FORMER HARVESTIME BAKERY, RALEIGH STREET	n/a	n/a	Landscape Management Company	Prior to commencement of implementation works.	n/a	n/a					
				n/a	£50,000.00	To utilise the Initial Open Space Contribution towards the upgrade and maintenance of the urban open space in the locality which shall include Sydenham playing fields and which may also include highway mitigation measures on Raleigh Street and or Jessel Road	Prior to the carrying out of any Implementation Works to pay to the Council the Initial Open Space Contribution	Clean and Green	£0					
				n/a	£85,171	Clawback Open Space Contribution - Towards upgrade and maintenance of open space in the locality including Sydenham playing fields, and may include highway mitigation measures on Raleigh Street and or Jessel Road.	Viability review not before 50% dwellings constructed and before 55% dwellings construction. Any payable open space contribution payable prior to 61% dwellings construction.	Clean and Green	£0					
				n/a	n/a	25% affordable housing units on-site (22 dwellings) to be provided as 18 x social rent and 4 as shared ownership.	Location to be agreed prior to implementation works. Social rent dwellings fully occupied prior to 50% of open market occupations. Shared ownership dwellings fully occupied prior to 75% of open market occupations.	Strategic Housing	n/a					
Q3 (Oct - Dec) 2020	10/11/2020	18/1233	SITE OF FORMER MOXLEY TIP, MOXLEY ROAD, DARLASTON	n/a	n/a	To secure a Travel Plan co-ordinator and full Travel Plan.	Travel Plan implementation and co-ordinator to be appointed prior to first occupation.	Local Highway Authority	n/a					
Q3 (Oct - Dec) 2020	20/11/2020	19/0353 & 18/1601	Calderfields Hotel Golf and Country Club, Aldridge Road, Walsall, Ws4 2js	n/a	n/a	Deed of variation to tie in new planning permissions.	n/a	n/a	n/a					
Q3 (Oct - Dec) 2020	16/11/2020	17/1656	Former Cerro EMS Ltd, Goscote Lane, Bloxwich, WALSALL, WS3 1SJ	n/a	n/a	25% affordable housing units on-site (66 dwellings) to be provided as 16 x social rent and 50 as shared ownership or discounted sale (nor more than 34 dwellings as discounted sale).	33% of the affordable dwellings to be disposed of prior to 25% occupation of open market dwellings. 66% affordable dwellings disposed of prior to 50% occupation of open market dwellings. 100% affordable dwellings disposed of prior to 85% occupation of open market dwellings.	Strategic Housing	n/a					
						To secure a Travel Plan co-ordinator and full Travel Plan.	Travel Plan implementation and co-ordinator to be appointed prior to first occupation.	Local Highway Authority	n/a					
						Landscape Management Company	Prior to commencement of implementation works.	n/a	n/a					
Q3 (Oct - Dec) 2020	25/11/2020	20/0004	CHILTON HOUSE, STEPHENSON AVENUE, WALSALL, WS2 7EU	04/02/2028	£16,824.00	Towards improvements and maintenance of Beechdale Fishing Pool	Prior to commencement of implementation works.	Clean and Green	£16,572.00	04/01/2021	None at present.			£16,572.00
Q3 (Oct - Dec) 2020	04/12/2020	20/0254	Land off Darlaston Road Between Canal and, Bentley Mill Way, Bentley, WS2 9SG	n/a	£5,000	Towards pedestrian links along Walsall Canal	Prior to commencement of implementation works.	Canal and River Trust	£0					
Q3 (Oct - Dec) 2020	21/12/2020	20/0412	ACCIDENT AND EMERGENCY, MANOR HOSPITAL, MOAT ROAD, WALSALL - WS2 9PS	n/a	n/a	To secure a full Travel Plan	Prior to first occupation of the development.	Local Highway Authority	n/a					
Q4 (Jan - Mar) 20/21	12/01/2021	20/0686	THE ARMSTRONG BUILDING, THE GREEN AND BOOTH STREET, DARLASTON, WEDNESBURY, WS10 8JP	n/a	n/a	Deed of Variation to S106 attached to 19/0768 to amend the tenure of all 6 affordable units (25%) to affordable rent	n/a	Strategic Housing	n/a					
Q4 (Jan - Mar) 20/21	08/02/2021	19/1206	Land at Queslett Road East, Streetly	Within 7 years and 1 month of payment	£100,000	Towards improvements and maintenance of open space at Goodwood Drive, Streetly.	Prior to 26th occupation	Clean and Green	£0					
Q4 (Jan - Mar) 20/22	18/03/2020	19/0768	The Armstrong Building, C/o The Green and Booth Street, DARLASTON, WS10 8JP	n/a	n/a	25% affordable housing units on-site (6 of 24) to provide a mix of 2 and 3 bedroom dwellings and of which 2 shall be Shared Ownership Units and 4 Dwellings shall be Social Rented Units.	Various triggers see Deed of Variation attached to planning permission 20/0686	Strategic Housing	n/a					
				n/a	£31,185.00	Urban Open Space Contribution	Prior to commencement of implementation works.	Clean and Green	£0					
TOTALS					£288,180.00				£16,572.00					£16,572.00