

# Public Document Pack



**Meeting of:** Pennines Township Committee  
**Date:** Wednesday, 6th November, 2019  
**Time:** 6.00 pm.  
**Venue:** Number One Riverside

**This agenda gives notice of items to be considered in private as required by Regulations 5 (4) and (5) of The Local Authorities (Executive Arrangements) (Meetings and Access to Information) (England) Regulations 2012.**

<b>Item No.</b>	<b>AGENDA</b>	<b>Page No</b>
<b>1</b>	<b>Apologies</b>  To receive any apologies for absence.	
<b>2</b>	<b>Declarations of Interest</b>  Members are required to declare any disclosable pecuniary, personal or personal and prejudicial interests they may have and the nature of those interests relating to items on this agenda and/or indicate if S106 of the Local Government Finance Act 1992 applies to them.	
<b>3</b>	<b>Urgent Items of Business</b>  To determine whether there are any additional items of business which, by reason of special circumstances, the Chair decides should be considered at the meeting as a matter of urgency.	
<b>4</b>	<b>Items for Exclusion of Public and Press</b>  To determine any items on the agenda, if any, where the public are to be excluded from the meeting.	
<b>5</b>	<b>Minutes</b>  To consider the minutes of the meeting of Pennines Township Committee held 11 <sup>th</sup> September 2019.	3 - 6

**6 Blurred Lines**

A film about criminal exploitation and sexual exploitation of children by young people of Oulder Hill school.

**7 Open Forum**

Up to half an hour has been set aside for members of the public to raise any issues relevant to the business of the Committee and the Township.

**8 Townships Plan 2020-2022**

7 - 14

To consider the Pennines Township Plan 2020 - 2022

**9 Section 106 Formal Sport and Local Open Space**

15 - 34

To consider progress made in updating procedures to allocate Section 106 Formal Sport and Local Open Space contributions in Pennines Township

**Pennines Township Committee Members**

Councillor Irene Davidson

Councillor Ashley Dearnley

Councillor Janet Emsley

Councillor John Hartley

Councillor Aftab Hussain

Councillor Andy Kelly

Councillor Rina Paolucci

Councillor Amna Mir

Councillor John Blundell

Councillor David Bamford

Councillor John Taylor

Councillor Tom Besford

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# Agenda Item 5

## PENNINES TOWNSHIP COMMITTEE

### MINUTES OF MEETING Wednesday, 11<sup>th</sup> September 2019

**PRESENT:** Councillor Mir (in the Chair); Councillors Davidson, Dearnley, Emsley, Hartley, Hussain, Paolucci, Blundell, Bamford, Taylor and Besford

**OFFICERS:** T. Knight, J. Simpson C. Woods (Neighbourhoods Directorate) and P. Thompson (Resources Directorate)

**ALSO IN ATTENDANCE:** Seven members of the public.

#### **APOLOGIES**

9 Apologies for absence were received from Councillor Kelly.

#### **DECLARATIONS OF INTEREST**

10 There were no declarations of interests.

#### **OPEN FORUM**

11 The following issues were raised in the Committee's Open Forum session:

##### a. Bee-Hives

Further to minute 3a of the last meeting of the Committee held 12<sup>th</sup> June 2019, Members were updated on bee friendly environmental issues that had been introduced across Pennines Township including a package of measures that was to be submitted as a funding application to the next meeting of Pennines Township Delegated and Funding Sub-Committee on 3<sup>rd</sup> October 2019.

##### b. Planning Appeals

The Committee was informed of written correspondence, received in advance of the meeting from Mr. B. Cropper, requesting that objections received to planning applications, made by members of the public, be published on the Council's Planning Service's Planning Portal. Members of the Township Committee confirmed that they had raised this matter at recent meetings of the Pennines Township's Planning Panel.

#### **MINUTES**

12 Resolved:

That subject to the amendment of 'Lane Bank Road' to 'Lake Side', referenced in minute 3(b), the minutes of the meeting of Pennines Township Committee be approved as a correct record.

#### **PENNINES TOWNSHIP DELEGATED AND FUNDING SUB-COMMITTEE**

13 Resolved:

That the minutes of the meeting of Pennines Township Delegated and Funding Sub-Committee, held 3<sup>rd</sup> July 2019, be noted.

#### **OBJECTIONS TO EXPERIMENTAL TRO - LADYHOUSE LANE, MILNROW**

14 The Township Committee considered a report of the Director of Neighbourhoods regarding the Experimental Traffic Regulation Order (TRO) at Ladyhouse Lane, Milnrow. Over several years complaints have been received about motorists contravening the Prohibition of Right Turn Order from Elizabethan Way into Ladyhouse Lane. The contraventions increase the number of vehicular movements along Ladyhouse Lane, which is partly residential. Higher speeds are often

associated with motorists using alternative shorter routes. Motorists waiting to turn right also hinder ahead movements on Elizabethan Way. Pennines Township provided funding to introduce an experimental one-way traffic order to address the issues reported and to assess the impact of the changes.

The Experimental Order was introduced on 29<sup>th</sup> December 2018 and during the consultation period the Council received seven letters of objection to the proposal, one letter of support plus a petition. In general, the objectors report that the one-way order unnecessarily inconveniences the local residents of Milnrow by making some of their journeys longer and that the problem with contraventions could be solved by other alternative measures.

Alternatives considered:

The Committee could consider recommending that the Experimental TRO is not made permanent. If the Committee decided not to make the experimental order permanent then the issues with motorists contravening the prohibition of right turn order and increasing the use of Ladyhouse Lane, plus the negative effect on traffic flows on the strategic highway, which were reported to Pennines Township Committee, will not be addressed.

Resolved:

1. The Township that the proposed Traffic Regulation Order, Borough of Rochdale (Ladyhouse Lane, Milnrow, Experimental (One-way Traffic and Prohibition of Driving) Order (1) 2018 be abandoned in light of the representations received, which are outlined at Appendix B of this report.
2. The Head of Highways be requested to submit a report to a future meeting of the Township Committee exploring future options.

Reasons for the decision:

Complaints had been received about motorists contravening the Prohibition of Right Turn Order from Elizabethan Way into Ladyhouse Lane. The contraventions increased the number of vehicular movements along Ladyhouse Lane, which is partly residential. Higher speeds are often associated with motorists using alternative shorter routes. Motorists waiting to turn right also hinder ahead movements on Elizabethan Way. Pennines Township has provided funding to introduce an experimental one-way traffic order to address the issues reported and to assess the impact of the changes.

Eligible for Call-in Yes.

### **WARDLE FOOTBALL CLUB**

15 The Committee considered a report that Wardle Football Club has plans to extend the lower pitch from a junior size to an adult/open age sized pitch and to improve the drainage which must comply with the Football Association Charter Standard Programme. A planning application was submitted at the same time as the scheme was put out to tender.

During the planning process, officers had concerns that there was a risk of waste material being brought to the surface by bioturbation (mixing of materials by the actions of soil organisms and growth of plant roots). To prevent bioturbation between the existing landfill material and the proposed pitch surface, a suitable separation layer has been added in the interest of protecting human health and to provide a better playing surface.

In this regard the Committee was presented with a series of options for the works required which ranged in terms of value from £16,385.05 to £41,006.46.

Alternatives considered:

A series of alternative options were proposed, of varying costs which met the requirement of the environmental health service. However the costs for some of these options appeared to be prohibitive.

Resolved:

That option 3(b), as detailed at paragraph 1.2 of the submitted report, in the sum of £16,285.05, be approved for the improvement works at Wardle Football Club, to ensure the requirements put forward by the Council's Planning and Environmental Health Services are met.

Reasons for the decision:

The recommendations were presented to ensure that sufficient funding is available for the additional requirements to meet conditions requested by the Council's Planning Service and to remove the risk of any pitch users and to mitigate any health and safety concerns. The Committee was advised that Option 3b, detailed in the report, meets the requirement of the Environmental Health Officer.

Eligible for Call-in: Yes.

#### **PERMANENT DIVERSION OF PART OF LITFP470**

16 The Township Committee considered a report of the Director of Neighbourhoods which advised that the landowner at Brearley Farm Littleborough had submitted an application to the Council to divert part of a definitive footpath that runs over land in their ownership required for the undertaking of farm work. The footpath is numbered LitFp470 on Council records.

The landowner wishes to utilise area to the front of the property. Footpath LitFp470 runs over the vehicle access road to Brearley Farm and continues to the front of the property, in the location where the land is required for farming.

Under section 119 Highways Act 1980 a landowner may apply to the Council to divert a right of way on the ground that in his interests it is expedient that the Order should be made.

Alternatives considered:

There were no alternative options available. Should the matter be referred to Secretary of State who decides that the order should not be made, the applicant is advised and the Council would not proceed with the order.

Resolved:

1. Pennine Township Committee authorises the Council to proceed with a map modification order under section 119 Highways Act to divert part of footpath LitFp470 away from the front of Brearley Farm and run on a "stoned up" path around a fenced area created by the landowner.
2. If no objections are received to the order to confirm it unopposed, if an objection is received to submit the application to the Secretary of State to make a final decision.
3. On completion of a map modification order to carry out an event order to alter the definitive map and statement to show the location of the new route of part of LitFp470.

Reasons for the decisions:

The Council is required to keep the definitive map and statement under continuous review. The Authority is to achieve this by the making of modifications to the map as

soon as is reasonably practical after the occurrence of an event. By adding, deleting or diverting of a right of way are requirements to meet this obligation also inspecting and managing the network. A landowner, lessee or occupier may apply to divert a right of way on the ground that in his interests it is expedient that the Order should be made.

Eligible for Call-in: Yes

#### **HIGHWAYS PRESENTATION**

17 The Council's Head of Highways gave members of the Township Committee a presentation that delivered an overview of the Highways services provided by the authority in terms of: budgets, the type and scope of works carried out and the relationship between the Council's Highways and Township services.

Resolved:

That the presentation be noted and welcomed.

Eligible for call-in: No

# Agenda Item 8

Agenda Item

## Report to Pennines Township Committee



Date of Meeting	6 November 2019
Portfolio	Neighbourhoods, Community & Culture
Report Author	Valery White
Public/Private Document	Public Document

## Townships Plan 2020-2022

### 1. Executive Summary

- 1.1 The Council's Corporate Plan 2019-2022 has now been agreed. The process included carrying out a review of the Council's values and behaviours which are now **Proud, Passionate, Pioneering** and **Open**.
- 1.2 In line with the new Corporate Plan, the Townships Plan 2020–2022 has been developed around the following priorities: **Prosperous People and Places**.
- 1.3 Township Chairs and Vice Chairs worked with the Portfolio Holder for Neighbourhoods, Community and Culture to produce the new Townships Plan.

### 2. Recommendation

- 2.1 That Members note the detail included in the Townships Plan 2020-2022 appended to this report (Appendix A).
- 2.2 That Members note that the plan has been developed in consultation with the Portfolio Holder, Township Chairs and Vice Chairs in line with priorities identified in the Council's Corporate Plan 2019-2022.
- 2.3 Members are asked to approve the plan to allow the Townships to focus on local priorities in line with the Council's key priorities – **Prosperous People and Places**.

### 3. Reason for Recommendation

- 3.1 Members were consulted on development of a new Townships Plan following the introduction of the new Corporate Plan.
- 3.2 The Townships Plan identifies priorities determined by each Township's Councillors as a focus for action over the next two years. This plan gathers aspirations and ideas together as a focus for decision makers, Council Services, partner agencies and the voluntary and community sector active in the Rochdale Borough.

- 3.3 The Townships Plan 2017-2019 is due to expire. The Townships Plan 2020-2022 includes objectives identified to meet the priorities identified by each of the five Townships. It will also guide and direct and detail the use of devolved budgets, including Township Revenue Funds, for the financial years 2019/20, 2020/21 and 2021/22.
- 3.4 The Townships Plan forms part of the Council's policy framework. The plan is a live document that can evolve and change to meet new opportunities and initiatives, and can be updated to reflect changes as we move forward.

<b>4. Key Points for Consideration</b>
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- 4.1 There are no financial implications arising from this report. Township funds are monitored on a monthly basis and financial monitoring reports will continue to be presented to future committees on a regular basis.

<b>5. Risk and Policy Implications</b>
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- 5.1 There are no specific risk issues for Members to consider arising from this report.
- 5.2 There are no legal implications arising as a result of this proposal.

<b>6. Consultation</b>
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- 6.1 Portfolio Holder, Township Chairs, Township Vice Chairs and Township Committees:  
 Heywood  
 Middleton  
 Pennines  
 Rochdale North  
 Rochdale South

Background Papers	Place of Inspection
None	N/A
<b>For Further Information Contact:</b>	Valery White valery.white@rochdale.gov.uk 01706 924858

# Townships Plan

2020 - 2022

The Townships plan will focus on local Township priorities in line with the Council's new values – **Proud, Passionate, Pioneering and open**

Townships are crucial to developing the 'Place' agenda, facilitating local decision making and have devolved powers in relation to a number of Council Services, including –

- Environmental Management (Street Services and Clean & Green Team)
- Highways & Engineering (Highways Investment Programme, Highways Capital Programme)
- Community Centres
- Libraries
- Development Control (Empty Properties, S.106 Agreements)
- Township Funds

Devolution of the above services to Townships contributes to the achievement of corporate objectives.

Chief Executive: Steve Rumbelow

Lead Cabinet Member: Councillor Janet Emsley

[www.rochdale.gov.uk](http://www.rochdale.gov.uk)

***The Council has three key values to deliver our vision; a vision that directs and underpins everything we do:***

## Prosperous People and Places

### Townships Key Priorities

1. To ensure coordination and support in connection with the performance and delivery of Council Services to each individual Township.
2. To allocate devolved funding at a local level to projects that respond to the needs of local communities.
3. To promote Community Development and support development of Community Projects to empower local people within their own communities.
4. To respond to issues raised in the public arena by means of a structure of both formal and informal meetings.
5. To work with Council Services and our partners to facilitate local decision making, to support the aspirations of the Borough's residents, businesses and visitors, with additional focus on driving forward the Public Service Reform agenda on a Township basis.
6. To consider the further devolution of powers, services and budgets to Townships.



**ROCHDALE**  
BOROUGH COUNCIL

## Heywood Township Key Activities

Ref	Priority	Examples	Link to corporate priority
HT1	Cleaner, Greener and Safer Environment	<ul style="list-style-type: none"> <li>• Contribute to efforts to remove carbon dioxide from the atmosphere to address the climate emergency.</li> <li>• Reduce the number of grot spots.</li> <li>• Maintain Green Flag status.</li> <li>• Support community safety initiatives that tackle crime and disorder.</li> <li>• Support a safe and efficient strategic highways network.</li> <li>• Redesign and improve traffic flow through the Town Centre.</li> </ul>	Prosperous People & Places
Page 10 HT2	Thriving Community	<ul style="list-style-type: none"> <li>• Work with partners, businesses, voluntary sector and the community to strengthen links, encourage participation and encourage pride in our Township.</li> <li>• Support health and wellbeing initiatives and sporting activities.</li> <li>• Support choice and engagement for our children and young people.</li> <li>• Support our Armed Forces Family.</li> <li>• Support the range of Township events to increase community participation and engagement.</li> </ul>	Prosperous People & Places
HT3	Economic Prosperity	<ul style="list-style-type: none"> <li>• Support Heywood business initiatives.</li> <li>• Support, encourage and promote new and existing businesses.</li> <li>• Support and promote ongoing events to increase footfall for local businesses.</li> </ul>	Prosperous People & Places
Budgets	<p>Heywood Township funds can be used to offer support to organisations and projects that are of direct benefit to the community, environment and economy of Heywood. Any local constituted community organisation can request funding support from Heywood Township for project support. Special consideration will be given to groups without their own funds/with limited alternative means and those in areas not benefiting from other funding opportunities. All projects must show how they will address the Heywood Township priorities.</p>		

## Middleton Township Key Activities

Ref	Priority	Examples	Link to corporate priority
MT1	Children & Young People	<ul style="list-style-type: none"> <li>• Encourage engagement in sport/arts/culture/heritage via Township grants.</li> <li>• Support the Youth Service in events and activities.</li> <li>• Work with partner agencies to provide sports, arts and outdoor activities.</li> <li>• Contribute to improving the health and wellbeing of children and young people in Middleton Township through schemes such as Holiday@Home and Fit, Read and Feed.</li> <li>• Provide young children with a healthy start by supporting breast feeding in the Town.</li> <li>• Continue to support our Armed Forces Family.</li> </ul>	Prosperous People & Places
MT2 Page 11	Cleaner, Greener & Safer Environment	<ul style="list-style-type: none"> <li>• Create and maintain good quality open spaces, reduce grot spots and continue to utilise the Clean &amp; Green Team.</li> <li>• Support groups looking to apply for funding to increase the 'recognition' of open spaces through schemes such as Green Flags.</li> <li>• Encourage groups to apply for funding for 'Grow &amp; Eat' schemes such as orchards in community open space facilities.</li> <li>• Contribute to efforts to remove carbon dioxide from the atmosphere to address the climate emergency, including improving air quality through cleaner air schemes such as a 'tree corridor'.</li> <li>• Support 'Friends of' groups to encourage pride and responsibility.</li> <li>• Increase enforcement activity around environmental crime.</li> <li>• Work with partners to reduce crime and disorder, and the perception of crime.</li> </ul>	Prosperous People & Places
MT3	Tourism & Prosperity	<ul style="list-style-type: none"> <li>• Promote tourism via the THI scheme and historic buildings within the town.</li> <li>• Support events and activities that encourage visitors to Middleton's retail offer and increase economic prosperity.</li> <li>• Encourage and support further regeneration projects via Township funds.</li> <li>• Encourage local groups to apply for funding for cultural and heritage projects.</li> </ul>	Prosperous People & Places
Budgets	Middleton Township funds can be used to offer support to organisations and projects that are of direct benefit to the community and the environment of Middleton. Councillors, Council Services, partner agencies, third sector organisations and forums/working parties are invited to submit projects on relevant application forms for funding from Middleton Township funds.		

## Pennines Township Key Activities

Ref	Priority	Examples	Link to corporate priority
PT1	<p><b>Focussing on our Communities and our Young People</b></p>	<ul style="list-style-type: none"> <li>• Continue to facilitate existing community based meetings/forums.</li> <li>• Promote and support public facilities (including libraries) as an integral part of our communities.</li> <li>• Actively promote health and wellbeing in the Township.</li> <li>• Support children and young people to achieve their full potential.</li> <li>• Support community initiatives to celebrate our Township.</li> <li>• Continue to support our Armed Forces Family.</li> </ul>	Prosperous People & Places
Page 12	<p><b>Cleaner, Greener &amp; Safer Environment</b></p>	<ul style="list-style-type: none"> <li>• Provide support to community groups to encourage pride and ownership of our public spaces.</li> <li>• Reduce grot spots and utilise the Clean &amp; Green Team.</li> <li>• Support and encourage events in our parks and green spaces.</li> <li>• Contribute to efforts to remove carbon dioxide from the atmosphere to address the climate emergency, and actively encourage the community to reduce their impact on the environment.</li> <li>• Work with partners to reduce crime and anti-social behaviour.</li> <li>• Actively work to minimise flood risk and support community resilience.</li> </ul>	Prosperous People & Places
PT3	<p><b>Regeneration</b></p>	<ul style="list-style-type: none"> <li>• Work with partners to promote Pennines Township as an attractive and welcoming place to visit, live and work.</li> <li>• Promote the Township's tourism offer and wider visitor economy.</li> <li>• Work with businesses, individuals and groups to improve information, communication and promotion of events and activities.</li> </ul>	Prosperous People & Places
Budgets	<p>Pennines Township funds can be used to offer support to projects and organisations that are of direct benefit to the community and environment of the Pennines area. Councillors, Council Services, partner agencies, third sector organisations and area forums can submit projects on relevant application forms for funding from Pennines Township funds.</p>		

## Rochdale North Township Key Activities

Ref	Priority	Examples	Link to corporate priority
RTN1	Communities First	<ul style="list-style-type: none"> <li>Continued development and review of area forums, focussed agendas, representative of their communities.</li> <li>Contribute financially to, and support, events within the Township.</li> <li>Support improvements in delivery of the Health &amp; Social Care agenda.</li> <li>Continue to support our Armed Forces Family.</li> <li>Support a wider range of community groups in the development of community projects.</li> </ul>	Prosperous People & Places
RTN2 Page 13	Cleaner, Greener & Safer Environment	<ul style="list-style-type: none"> <li>Contribute to efforts to remove carbon dioxide from the atmosphere to address the climate emergency.</li> <li>Support Community Safety initiatives that tackle crime and disorder.</li> <li>Continue to develop new sites, such as Syke Common, to work towards Green Flag status.</li> <li>Encourage communities to take responsibility for alleyways and for suitable land and green spaces, to promote pride and ownership.</li> <li>Work with partners to fund/develop initiatives to improve recycling rates.</li> <li>Support and develop the Borough strategy for flood risk management.</li> </ul>	Prosperous People & Places
RTN3	Regeneration & Prosperity	<ul style="list-style-type: none"> <li>Work in partnership with Rochdale South Township to support improvements in the Town Centre.</li> <li>Support and promote greater connectivity that increases footfall within our retail areas.</li> <li>Assist with funding to make environmental improvements throughout the Township to the benefit of our residents.</li> </ul>	Prosperous People & Places
Budgets	<p>Rochdale North Township's vision is to create a friendly, clean and safe Township characterised by harmonious and diverse communities. Councillors, Council Services, partner agencies, third sector organisations and area forums can submit projects for funding to achieve these aims on relevant application forms for Rochdale North Township funds.</p>		

## Rochdale South Township Key Activities

Ref	Priority	Examples	Link to corporate priority
RTS1	<b>Communities First</b>	<ul style="list-style-type: none"> <li>• Development of area forums, focussed agendas, representative of their communities.</li> <li>• Encourage more self-reliance and engagement in the community to improve health and social care in the Township.</li> <li>• Contribute financially to, and support, community groups and events within the Township.</li> <li>• Facilitate consultation events to engage communities in decision making at a local level.</li> <li>• Support the provision of facilities (meeting places, sports training) for young people.</li> <li>• Continue to support our Armed Forces Family.</li> </ul>	Prosperous People & Places
Page 4 RTS2	<b>Cleaner, Greener &amp; Safer Environment</b>	<ul style="list-style-type: none"> <li>• Contribute to efforts to remove carbon dioxide from the atmosphere to address the climate emergency.</li> <li>• Support Community Safety initiatives that tackle crime and disorder.</li> <li>• Encourage communities to take responsibility for suitable land and green spaces, to promote pride and ownership.</li> <li>• Work with partners to fund/develop initiatives to improve recycling rates.</li> </ul>	Prosperous People & Places
RTS3	<b>Regeneration &amp; Prosperity</b>	<ul style="list-style-type: none"> <li>• Work in partnership with Rochdale North Township to support improvements in the Town Centre.</li> <li>• Support a wider range of community groups, with a particular focus on education, I.T. skills and welfare advice.</li> <li>• Work with RBC Highways Service to deliver traffic schemes in response to our communities' priorities.</li> <li>• Assist with funding to make improvements to local roads, increasing road safety.</li> </ul>	Prosperous People & Places
<b>Budgets</b>	<p>Rochdale South Township's vision is to create a friendly, clean and safe Township characterised by harmonious and diverse communities. Councillors, Council Services, partner agencies, third sector organisations and area forums can submit projects for funding to achieve these aims on relevant application forms for Rochdale South Township funds.</p>		

# Agenda Item 9

## Report to Pennines Township Committee



Date of Meeting	6 <sup>th</sup> November 2019
Portfolio	Cabinet Member for Housing, Planning and Development
Report Author	Nick Barton
Public/Private Document	Public

### Section 106 Formal Sport and Local Open Space

#### Executive Summary

- 1.1 This report updates Elected Members on the progress made in updating procedures to allocate Section 106 Formal Sport and Local Open Space contributions following an audit report, which was produced in October 2018.
- 1.2 This report provides information on the current balance of unallocated Section 106 Formal Sport and Local Open Space contributions, on a Ward, Township and borough wide basis.

#### Recommendation

- 2.1 Elected Members note the procedures in place to allocate Section 106 Formal Sport and Open Space contributions, both in relation to historic agreements, signed prior to April 2015 and agreements following the change in Community Infrastructure Levy (CIL) legislation in April 2015.
- 2.2 Elected Members note the unallocated Section 106 Formal Sport and Local Open Space contributions and the restrictions upon them, for their Ward and Township.

#### Reason for Recommendation

- 3.1 Section 106 Planning Obligations regarding Formal Sport and Local Open Space attract significant resources to improve local sports and general recreation facilities for the benefit of the residents of our communities. The Council is obliged to ensure that these resources are spent efficiently and in accordance with local policy and Government guidance.
- 3.2 Following an audit of the Section 106 process in October 2018, additional procedures have been developed to ensure the efficient allocation and spend of historic and new Section 106 contributions in accordance with local policy and Government guidance.

## Key Points for Consideration

- 4.1 In October 2018, the Council's Internal Audit team produced a report on Section 106 Planning Obligations. The key objective of the audit was to ensure that Section 106 arrangements are managed appropriately.
- 4.2 The audit provided an assurance opinion that Section 106 arrangements were adequately managed, stating that "the control systems in operation are generally sound. However, opportunities exist to improve the management of some risks".
- 4.3 The audit report made two recommendations, firstly establishing a Section 106 Officer Steering Group and secondly to review existing unallocated section 106 contributions.
- 4.4 A breakdown of all unallocated Formal Sport and Local Open Space by Ward and Township is attached to this report (Appendix 1). The council currently holds £551,078 in unallocated Formal Sport contributions and £798,027 of Local Open Space contributions.
- 4.5 In accordance with the recommendations of the audit report, an officer steering group has been created and is chaired by the Assistant Director for Place (Neighbourhoods).
- 4.6 This group has reviewed processes for the delivery of Section 106 contributions which fall in to two categories:
  - Those relating to pre April 2015 agreements, where Elected Member approval (Cabinet for Formal Sport and the relevant Township for Local Open Space) for the allocation of existing contributions is required; and
  - Those relating to post April 2015 agreements, where Elected Member approval for new allocations is required as part of the planning process.
- 4.7 Members should note that Section 106 allocations for formal sport should be prioritised to support the priorities in the Council's Play Pitch Strategy, this strategy takes a hierarchical approach, prioritising Township hub sites, followed by key education sites, followed by single sport representation and larger multi-pitch sites and finally small club sites.
- 4.8 Members should also note that Section 106 allocations for play provision should be informed by the Council's forthcoming Play Strategy, subject to Cabinet approval; and associated Township Action Plans, subject to Township approvals.
- 4.9 Members should also note that Section 106 allows for the provision of 20 years maintenance of both local open space and formal sport; and the future maintenance of any new or improved provision must be considered when Section 106 contributions are allocated.
- 4.10 Planning officers are currently progressing an SPD which if adopted by Cabinet will allow future allocations of Section 106 to be used for indoor sports, these being prioritised through the Council's Built Facilities Strategy.

4.11 Appendix 2 provides an update on allocated projects, currently in progress, on an individual Township basis and sets out the priorities that are being followed; aligned to existing and emerging policy.

4.12 **Alternatives Considered**

The Council is required to spend Section 106 Formal Sport and Local Open Space contributions in accordance with legal agreements and local and national planning policy. Not following the recommendations of the audit report, risks a loss of efficiency in delivery of Section 106 projects and the associated benefits to residents and potentially contributions being returned to developers unspent.

<b>Costs and Budget Summary</b>
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5.1 A breakdown of all unallocated Formal Sport and Local Open Space by Ward and Township is attached to this report. The council currently holds £505,742 in unallocated Formal Sport contributions and £806,342 of Local Open Space contributions.

<b>Risk and Policy Implications</b>
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6.1 Contributions from Section 106 agreements, must be spent within the parameters of each of those legally binding documents. Where the money is not spent within the appropriate parameters, then this risks legal challenge, which would present significant financial and reputational as well as legal risk to the Council.

6.2 Where there are any queries or where there is any uncertainty on spending contributions obtained through Section 106 planning obligations, this should be raised and advice should be sought from Legal Services and where appropriate the Section 151 Officer, as any misspending may obviously impact on that function.

<b>Consultation</b>
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7.1 This report is to inform Elected Members of the progress in meeting the recommendations of the audit report and current unallocated Section 106 Formal Sport and Local Open Space contributions held by the Council.

7.2 Further reports will be presented to appropriate committees to seek authority to allocate Section 106 Formal Sport and Local Open Space contributions, following consultation with Ward Councillors and Portfolio Holders.

<b>Background Papers</b>	<b>Place of Inspection</b>
8. Provision of Recreational Open Space in New Housing Supplementary Planning Document	Planning and Development, Floor 3, Number One Riverside or online at: <a href="http://rochdale.gov.uk/pdf/2017-02-21-recreation-open-space-spd-updated-v2.pdf">http://rochdale.gov.uk/pdf/2017-02-21-recreation-open-space-spd-updated-v2.pdf</a>

<b>For Further Information Contact:</b>	Nick Barton  Tel: 01706924847, nick.barton@rochdale.gov.uk
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TOWNSHIP	TOTAL (£)	WARD	AMOUNT
HEYWOOD	£ 174,224.87	NORTH HEYWOOD (1)	£ 54,970.00
			£ 830.00
			£ 4,980.00
			£ 830.00
		WEST HEYWOOD	£ 108,713.87
			£ 1,660.00
			£ 415.00
			£ 1,826.00
MIDDLETON	£ 172,530.91	HOPWOOD HALL	£ 41,500.00
			£ 6,640.00
		EAST MIDDLETON	£ 20,916.00
			£ 2,071.68
			£ 5,822.00
		NORTH MIDDLETON	£ -
		SOUTH MIDDLETON	£ 93,500.00
		WEST MIDDLETON	£ 2,081.23
		£ 22,857.14	
		£ 85,714.29	

PENNINES	£ 220,003.93		£ 105,000.00
		LITTLEBOROUGH LAKESIDE	£ 913.00
			£ 1,369.50
			£ 3,735.00
			£ 415.00
		MILNROW AND NEWHEY	£ -
		SMALLBRIDGE AND FIRFROVE	£ -
		WARDLE AND WEST LITTLEBOROUGH	£ -
ROCHDALE NORTH	£ 148,064.64	CENTRAL ROCHDALE	£ 148,064.64
		HEALEY	£ -
		NORDEN	£ -
		SPOTLAND AND FALINGE	£ -
ROCHDALE SOUTH	£ 91,517.71	BALDERSTONE AND KIRKHOLT	£ -
		BAMFORD	£ 26,271.90
		CASTLETON	£ 415.00
		KINGSWAY	£ 7,904.76
			£ 54,925.07
		MILKSTONE AND DEEPLISH (2)	£ 2,000.98

£ 806,342.06

- (1) Heywood elected members have identified supporting cycle track surfacing at Springfield Park as a pr  
(2) Ward members have identified supporting improvements to Stoneyfield Park as a priority.

<b>DEVELOPMENT</b>
Land at Manchester Street (Burns Mill)
Market Street
85 and 85a Rochdale Road East
Gregg Street
Persimmon Homes Sutherland Road
84-86 Bury Street, Heywood
Land at Heys Lane
Heywood Farm, Birtle
Alderman Kay, Tintern Road
Manchester Road
Old David's Inn, Mount Road
204 Grimshaw Lane
Alkrington Moss Primary School
Sovereign Gate, Heywood Old Road
Helvellyn Drive
Wiggett Homes, Hare Hill Road
LIDL Stockton Street

BDW Trading Ltd, Stansfield Mill
Branch Road Farm
Schofield Hall Barn, Rakewood Road
Riverside Centre, Madens Square
104 Todmorden Road
Keepmoat, Dean Street
McCarthy & Stone, Norden Road
Partington Street
Moss Terrace / Billberry Street
David Wilson Homes, Kingsway
Boundary Street

riority at an estimated cost of £12,000.

<b>RESTRICTIONS</b>
Towards the provision/improvement of recreational open space within the vicinity of the development including design and supervision.
Towards the provision/improvement of recreational open space within the vicinity of the development including design and supervision.
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Towards the provision/improvement of recreational open space within the vicinity of the development including design and supervision.
Towards the provision/improvement of recreational open space within the vicinity of the development including design and supervision.
Towards the provision and/or improvement of open space sport/recreational facilities in Middleton.
Towards the provision/improvement of recreational open space within the vicinity of the development including design and supervision.
Children' Play Area in the vicinity of the development.
Provision of a pedestrian crossing with the remainder being used to improve connectivity within Littleborough Centre.

Towards improvement to the Stansfield Estate Play Area, towards improvements to the public footpath leading to Shop Wood (allocated and complete) and the provision of outdoor sports in Littleborough.
Towards the provision/improvement of recreational open space within the vicinity of the development including design and supervision.
Towards the provision/improvement of recreational open space within the vicinity of the development including design and supervision.
Towards the provision/improvement of recreational open space within the vicinity of the development including design and supervision.
Towards the provision/improvement of recreational open space within the vicinity of the development including design and supervision.
Towards the provision/improvement of recreational open space within the vicinity of the development including design and supervision.
To be applied by the Council towards the provision of recreational open space.
Towards the provision/improvement of recreational open space within the vicinity of the development including design and supervision.
Towards the provision/improvement of recreational open space within the vicinity of the development including design and supervision.
Enhancement or improvement of public realm, open space, footpaths and/or cycleways within the vicinity of Kingsway Business Park.
Towards the provision/improvement of recreational open space within the vicinity of the development including design and supervision.

## Pennines Township EM Service s106 Township Update

### Allocated and part spent s106 funding

EM Services are part way through a number of s106 funded projects in Pennines Township.

Table 1: Position statement existing allocated s106 plan for spend

<b>Scheme</b>	<b>£ allocated</b>	<b>£remaining</b>	<b>Plan for spend</b>
Stansfield Estate Play area	20,000	20,000	Allocated to RBH play site but RBH are looking to close the play area. Not sufficient to pay for new RBC play area inspection / maintenance costs so not possible to spend. Ideal would be new development to add to this to enable a new RBC play areas
Milnrow Memorial Park	5,810	5,122	Budget has been spent on Milnrow Play, EM in process of drawing the money down
Wardle sports pitches	44,332	1,311	Remainder to be drawn down asap part of ongoing project

### Unallocated s106

The s106 Steering Group will use the following EM Service strategic documents to inform s106 priorities:

1. Playing Pitch and Outdoor Sports Strategy (PPOS): Currently being reviewed and updated. The refreshed version will include consideration around bowling greens and tennis courts in parks as well as the formal sports pitches for football, cricket, rugby that were already included in the original strategy.

1.1 In relation to the PPOS, the following have been highlighted as a priority for investment / improvement in the Pennines Township:

- a. Littleborough Sports Centre multi-sports hub for Pennines Township as number one priority
- b. Multi-team sites at Rakewood and Hollingworth academy as the second priority
- c. Individual team sites as third priority
- d. Following the above, any bowls / tennis project yet to be identified as part of the strategy refresh

2. Play Area Strategy (PAS): This new strategy is currently being designed and is expected to be presented to Members early in the New Year. This will inform on the current provision quantity / quality / location for each site whether Council or RBH play area and identify exactly what investment is required over a 5 year period to ensure play area provision across the Borough meets requirements, expected standards and is innovative and attractive to users.

2.1 In relation to the PAS, the following areas have been highlighted as a priority for investment / improvement in the Pennines Township:

- a. Main Town Park (Hare Hill Park) relatively major refurbishment required
- b. Ensuring play areas are accessible and inclusive for all people regardless of disabilities of children or accompanying adults
- c. Programme of remedial works various sites already identified as required to ensure safety standard, Stonie Heys identified as a specific priority
- d. If RBH to decide to close a play area on their land and if this leaves under-provision of play facilities in an area, assess and provide Members with information and recommendations they will need to make any decisions on funding a RBC transfer of the site or for providing alternative play area provision as appropriate

3. Individual site Green Flag management plans developed in partnership with various stakeholders that set out individual projects deemed desirable for that site based on input from users, EM Service staff, Members, Friends group, Green Flag judges comments etc.

### Unallocated s106

The Main s106 report includes as an appendix a list of all unallocated s106 for Pennines Township. Individual scheme proposals using the above documents will be brought to Cabinet (Formal Sports) and Township (play / open space improvements) for Member consideration and s106 funding allocation in due course.

New s106 will include as per the Supplementary Planning Document (SPD), a 20 year inspection and maintenance budget allocation to be negotiated by Planning as part of the legal Planning processes around s106.

For existing unallocated s106 as part of the table above, it should be understood that for any spend which delivers over and above the current level of provision, the £value in column 3 will have to be allocated to both capital expenditure to deliver the new provision and to revenue expenditure to inspect and maintain that new provision. If the funding was allocated purely to capital costs it would create a provision that there is no budget to inspect or maintain and therefore a liability.

Standard industry practice is to allocate the same £value capital costs to revenue costs, so a play area that costs £50,000 to supply and install will require £50,000 revenue budget to inspect and maintain for 20 years. For example we have a 6 weekly detailed technical inspection of all the equipment fixtures and fittings and safety surfacing by trained Council staff and an annual independent inspection by an external company.

The requirement for additional revenue budget provision to inspect and maintain facilities that deliver over and above existing provision is expected to be confirmed in the PAS and is part of the refresh of Planning Policy.

If a specific project is expected to deviate from the standard revenue costing practice because it is simpler and therefore less costly to inspect and maintain this will be defined to Members and a lower revenue contribution would be sought.

If there are specific circumstances whereby a scheme is not creating additional provision over and above existing facilities then EM Service would not request revenue costs, for example if Township agreed to decommission a remnant play area in an area of over-provision in one part of the Township then this could balance new provision elsewhere in the Township.

## Rochdale South Township EM Service s106 Township Update

### Allocated and part spent s106 funding

EM Services are part way through a number of s106 funded projects in Rochdale South Township.

Table 1: Position statement existing allocated s106 plan for spend

<b>Scheme</b>	<b>£ allocated</b>	<b>£remaining</b>	<b>Plan for spend</b>
Robinsons Common	244,000	64,805	Ongoing project MUGA etc money to continue to be drawn down. If any spare possible for Play Area project see below.
Sparth community centre canopy	8,500	8,500	No deliverable, to be returned to Members to make decision alternative spend.
Broad Lane Right of Way (Wainhomes)	27,133	27,133	Quotes being obtained, project will be delivered.
Rochdale Memorial Gardens revamp	28,478	1,072	Remainder will be spent this financial year, a few small jobs to finish off.
Balderstone Sports project	748,063	731,086	Ongoing project.

### Unallocated s106

The s106 Steering Group will use the following EM Service strategic documents to inform s106 priorities:

1. Playing Pitch and Outdoor Sports Strategy (PPOS): Currently being reviewed and updated. The refreshed version will include consideration around bowling greens and tennis courts in parks as well as the formal sports pitches for football, cricket, rugby that were already included in the original strategy.

1.1 In relation to the PPOS, the following have been highlighted as a priority for investment / improvement in the Rochdale South Township:

- e. Firgrove Sports Centre multi-sports hub for Rochdale South Township as number one priority
- f. Multi-team sites at Mayfield Rugby, Rochdale Rugby, Kingsway School and Top O'th Lane as the second priority
- g. Individual team sites as third priority
- h. Following the above, any bowls / tennis project yet to be identified as part of the strategy refresh

2. Play Area Strategy (PAS): This new strategy is currently being designed and is expected to be presented to Members early in the New Year. This will inform on the current provision quantity / quality / location for each site whether Council or RBH play area and identify exactly what investment is required over a 5 year period to ensure play area provision across the Borough meets requirements, expected standards and is innovative and attractive to users.

2.1 In relation to the PAS, the following areas have been highlighted as a priority for investment / improvement in the Rochdale South Township:

- e. Main Town Park (Springfield Park) relatively major refurbishment required
- f. Ensuring play areas are accessible and inclusive for all people regardless of disabilities of children or accompanying adults
- g. Programme of remedial works various sites already identified as required to ensure safety standard, Balderstone Park identified as a specific priority
- h. If RBH to decide to close a play area on their land and if this leaves under-provision of play facilities in an area, assess and provide Members with information

and recommendations they will need to make any decisions on funding a RBC transfer of the site or for providing alternative play area provision as appropriate

3. Individual site Green Flag management plans developed in partnership with various stakeholders that set out individual projects deemed desirable for that site based on input from users, EM Service staff, Members, Friends group, Green Flag judges comments etc.

### Unallocated s106

The main s106 report includes as an appendix a list of all unallocated s106 for Rochdale South Township. Individual scheme proposals using the above documents will be brought to Cabinet (Formal Sports) and Township (play / open space improvements) for Member consideration and s106 funding allocation in due course.

New s106 will include as per the Supplementary Planning Document (SPD), a 20 year inspection and maintenance budget allocation to be negotiated by Planning as part of the legal Planning processes around s106.

For existing unallocated s106 as part of the table above, it should be understood that for any spend which delivers over and above the current level of provision, the £value in column 3 will have to be allocated to both capital expenditure to deliver the new provision and to revenue expenditure to inspect and maintain that new provision. If the funding was allocated purely to capital costs it would create a provision that there is no budget to inspect or maintain and therefore a liability.

Standard industry practice is to allocate the same £value capital costs to revenue costs, so a play area that costs £50,000 to supply and install will require £50,000 revenue budget to inspect and maintain for 20 years. For example we have a 6 weekly detailed technical inspection of all the equipment fixtures and fittings and safety surfacing by trained Council staff and an annual independent inspection by an external company.

The requirement for additional revenue budget provision to inspect and maintain facilities that deliver over and above existing provision is expected to be confirmed in the PAS and is part of the refresh of Planning Policy.

If a specific project is expected to deviate from the standard revenue costing practice because it is simpler and therefore less costly to inspect and maintain this will be defined to Members and a lower revenue contribution would be sought.

If there are specific circumstances whereby a scheme is not creating additional provision over and above existing facilities then EM Service would not request revenue costs, for example if Township agreed to decommission a remnant play area in an area of over-provision in one part of the Township then this could balance new provision elsewhere in the Township.

## Rochdale North Township EM Service s106 Township Update

### Allocated and part spent s106 funding

EM Services are part way through a number of s106 funded projects in Rochdale North Township.

Table 1: Position statement existing allocated s106 plan for spend

<b>Scheme</b>	<b>£ allocated</b>	<b>£remaining</b>	<b>Plan for spend</b>
Syke Pond	36,536	36,536	Structural survey done and Paul Harris / QS team putting out to tender, to be spent this financial year

### Unallocated s106

The s106 Steering Group will use the following EM Service strategic documents to inform s106 priorities:

1. Playing Pitch and Outdoor Sports Strategy (PPOS): Currently being reviewed and updated. The refreshed version will include consideration around bowling greens and tennis courts in parks as well as the formal sports pitches for football, cricket, rugby that were already included in the original strategy.

1.1 In relation to the PPOS, the following have been highlighted as a priority for investment / improvement in the Rochdale North Township:

- i. Firgrove Sports Centre multi-sports hub for Rochdale North Township as number one priority
- j. Multi-team sites at Oulder Hill, Norden Community School and Rochdale Cricket and lacrosse club as the second priority
- k. Individual team sites as third priority
- l. Following the above, any bowls / tennis project yet to be identified as part of the strategy refresh

2. Play Area Strategy (PAS): This new strategy is currently being designed and is expected to be presented to Members early in the New Year. This will inform on the current provision quantity / quality / location for each site whether Council or RBH play area and identify exactly what investment is required over a 5 year period to ensure play area provision across the Borough meets requirements, expected standards and is innovative and attractive to users.

2.1 In relation to the PAS, the following areas have been highlighted as a priority for investment / improvement in the Rochdale North Township:

- a. Moderate Investment at multiple partially under-provisioned sites:
  - Falinge
  - Norden
  - Heybrook
  - Denehurst

Unlike some other Townships there is no one major investment required site but rather a number of smaller / medium size projects

- i. Ensuring play areas are accessible and inclusive for all people regardless of disabilities of children or accompanying adults
- j. Programme of remedial works various sites already identified as required to ensure safety standard
- k. If RBH to decide to close a play area on their land and if this leaves under-provision of play facilities in **Page 28** assess and provide Members with information

and recommendations they will need to make any decisions on funding a RBC transfer of the site or for providing alternative play area provision as appropriate

3. Individual site Green Flag management plans developed in partnership with various stakeholders that set out individual projects deemed desirable for that site based on input from users, EM Service staff, Members, Friends group, Green Flag judges comments etc.

### Unallocated s106

The main s106 report includes as an appendix a list of all unallocated s106 for Rochdale North Township. Individual scheme proposals using the above documents will be brought to Cabinet (Formal Sports) and Township (play / open space improvements) for Member consideration and s106 funding allocation in due course.

New s106 will include as per the Supplementary Planning Document (SPD), a 20 year inspection and maintenance budget allocation to be negotiated by Planning as part of the legal Planning processes around s106.

For existing unallocated s106 as part of the table above, it should be understood that for any spend which delivers over and above the current level of provision, the £value in column 3 will have to be allocated to both capital expenditure to deliver the new provision and to revenue expenditure to inspect and maintain that new provision. If the funding was allocated purely to capital costs it would create a provision that there is no budget to inspect or maintain and therefore a liability.

Standard industry practice is to allocate the same £value capital costs to revenue costs, so a play area that costs £50,000 to supply and install will require £50,000 revenue budget to inspect and maintain for 20 years. For example we have a 6 weekly detailed technical inspection of all the equipment fixtures and fittings and safety surfacing by trained Council staff and an annual independent inspection by an external company.

The requirement for additional revenue budget provision to inspect and maintain facilities that deliver over and above existing provision is expected to be confirmed in the PAS and is part of the refresh of Planning Policy.

If a specific project is expected to deviate from the standard revenue costing practice because it is simpler and therefore less costly to inspect and maintain this will be defined to Members and a lower revenue contribution would be sought.

If there are specific circumstances whereby a scheme is not creating additional provision over and above existing facilities then EM Service would not request revenue costs, for example if Township agreed to decommission a remnant play area in an area of over-provision in one part of the Township then this could balance new provision elsewhere in the Township.

## Middleton Township EM Service s106 Township Update

### Allocated and part spent s106 funding

EM Services are part way through a number of s106 funded projects in Middleton Township.

Table 1: Position statement existing allocated s106 plan for spend:

<b>Scheme</b>	<b>£ allocated</b>	<b>£remaining</b>	<b>Plan for spend</b>
Middleton Town Centre Conservation project	30,000	£8,507	Project implementation sits outside EM with Council Conservation Officer Jessica Scott. We are expecting spend this financial year
Pine St play area	26,226	10,398	Works identified and programmed in at King George V to upgrade play area to spend monies this financial year
Cleweth Rd Changing rooms	116,000	116,000	Project undeliverable, to be taken back to Members to consider alternative allocation
Bowlee	186,463	118,819	Some spend still due on drainage but suggested to Members to retain remainder to add to expected additional s106 to enable large item spend e.g. 4G pitch

### Unallocated s106

The s106 Steering Group will use the following EM Service strategic documents to inform s106 priorities:

1. Playing Pitch and Outdoor Sports Strategy (PPOS): Currently being reviewed and updated. The refreshed version will include consideration around bowling greens and tennis courts in parks as well as the formal sports pitches for football, cricket, rugby that were already included in the original strategy.
  - 1.1 In relation to the PPOS, the following have been highlighted as a priority for investment / improvement in the Middleton Township:
    - m. Bowlee multi-sports hub for Middleton Township as number one priority
    - n. Multi-team sites at Limefield Park, Hopwood Hall and Middleton Cricket Club as the second priority
    - o. Individual team sites as third priority
    - p. Following the above, any bowls / tennis project yet to be identified as part of the strategy refresh
2. Play Area Strategy (PAS): This new strategy is currently being designed and is expected to be presented to Members early in the New Year. This will inform on the current provision quantity / quality / location for each site whether Council or RBH play area and identify exactly what investment is required over a 5 year period to ensure play area provision across the Borough meets requirements, expected standards and is innovative and attractive to users.
  - 2.1 In relation to the PAS, the following areas have been highlighted as a priority for investment / improvement in the Middleton Township:
    - a. Moderate investment at multiple partially under-provisioned sites including:
      - King George
      - Hollins
      - Brassey St
      - Bowlee

Unlike some other Townships there is no one major investment required site but rather lots of smaller / medium size projects

- l. Ensuring play areas are accessible and inclusive for all people regardless of disabilities of children or accompanying adults
    - m. Programme of remedial works various sites already identified as required to ensure safety standard
    - n. If RBH to decide to close a play area on their land and if this leaves under-provision of play facilities in an area, assess and provide Members with information and recommendations they will need to make any decisions on funding a RBC transfer of the site or for providing alternative play area provision as appropriate
3. Individual site Green Flag management plans developed in partnership with various stakeholders that set out individual projects deemed desirable for that site based on input from users, EM Service staff, Members, Friends group, Green Flag judges comments etc.

### Unallocated s106

The Main s106 report includes as an appendix a list of all unallocated s106 for Middleton Township. Individual scheme proposals using the above documents will be brought to Cabinet (Formal Sports) and Township (play / open space improvements) for Member consideration and s106 funding allocation in due course.

New s106 will include as per the Supplementary Planning Document (SPD), a 20 year inspection and maintenance budget allocation to be negotiated by Planning as part of the legal Planning processes around s106.

For existing unallocated s106 as part of the table above, it should be understood that for any spend which delivers over and above the current level of provision, the £value in column 3 will have to be allocated to both capital expenditure to deliver the new provision and to revenue expenditure to inspect and maintain that new provision. If the funding was allocated purely to capital costs it would create a provision that there is no budget to inspect or maintain and therefore a liability.

Standard industry practice is to allocate the same £value capital costs to revenue costs, so a play area that costs £50,000 to supply and install will require £50,000 revenue budget to inspect and maintain for 20 years. For example we have a 6 weekly detailed technical inspection of all the equipment fixtures and fittings and safety surfacing by trained Council staff and an annual independent inspection by an external company.

The requirement for additional revenue budget provision to inspect and maintain facilities that deliver over and above existing provision is expected to be confirmed in the PAS and is part of the refresh of Planning Policy.

If a specific project is expected to deviate from the standard revenue costing practice because it is simpler and therefore less costly to inspect and maintain this will be defined to Members and a lower revenue contribution would be sought.

If there are specific circumstances whereby a scheme is not creating additional provision over and above existing facilities then EM Service would not request revenue costs, for example if Township agreed to decommission a remnant play area in an area of over-provision in one part of the Township then this could balance new provision elsewhere in the Township.

## Heywood Township EM Service s106 Township Update

### Allocated and part spent s106 funding

EM Services are part way through a number of s106 funded projects in Heywood Township.

Table 1: Position statement existing allocated s106 plan for spend:

<b>Scheme</b>	<b>£ value allocated</b>	<b>£ value remaining</b>	<b>Plan for spend</b>
Hopwood Park drainage, ponds & paths	11,155	6,368	Initial project complete. Members are requested to approve alternate spend on improving drainage & matting under the Hopwood Park zipwire which is frequently too muddy to use
Queen's Park Multi-use Games Area	89,000	610	Retention for unexpected early repairs. Assess March 2020 to see if any remedial works after winter weathering

### Unallocated s106

The s106 Steering Group will use the following EM Service strategic documents to inform s106 priorities:

1. Playing Pitch and Outdoor Sports Strategy (PPOS): Currently being reviewed and updated. The refreshed version will include consideration around bowling greens and tennis courts in parks as well as the formal sports pitches for football, cricket, rugby that were already included in the original strategy.

1.1 In relation to the PPOS, the following have been highlighted as a priority for investment / improvement in the Heywood Township:

- a. Heywood Sports Village (L4L) main sports hub for the Township as number one priority
- b. Multi-team site at Sutherland Road as the second priority
- c. Individual team sites as third priority 3
- d. Following the above, any bowls / tennis project yet to be identified as part of the strategy refresh

2. Play Area Strategy (PAS): This new strategy is currently being designed and is expected to be presented to Members early in the New Year. This will inform on the current provision quantity / quality / location for each site whether Council or RBH play area and identify exactly what investment is required over a 5 year period to ensure play area provision across the Borough meets requirements, expected standards and is innovative and attractive to users.

2.1 In relation to the PAS, the following areas have been highlighted as a priority for investment / improvement in the Heywood Township:

- a. Main Town Park (Queen's) major refurbishment required
- b. Investment at under-provisioned Darnhill site
- c. Ensuring play areas are accessible and inclusive for all people regardless of disabilities of children or accompanying adults
- d. Programme of remedial works various sites already identified as required to ensure safety standard
- e. If RBH to decide to close a play area on their land and if this leaves under-provision of play facilities in an area, assess and provide Members with information

- and recommendations they will need to make any decisions on funding a RBC transfer of the site or for providing alternative play area provision as appropriate
- f. Upgrading poor quality youth provision (skate facility at Hopwood Park is very poor compared to provision in other Townships)

3. Individual site Green Flag management plans developed in partnership with various stakeholders that set out individual projects deemed desirable for that site based on input from users, EM Service staff, Members, Friends group, Green Flag judges' comments etc.

### Unallocated s106

The main s106 report includes as an appendix a list of all unallocated s106 for Heywood Township. Individual scheme proposals using the above documents will be brought to Cabinet (Formal Sports) and Township (play / open space improvements) for Member consideration and s106 funding allocation in due course.

New s106 will include as per the Supplementary Planning Document (SPD), a 20 year inspection and maintenance budget allocation to be negotiated by Planning as part of the legal Planning processes around s106.

For existing unallocated s106 as part of the table above, it should be understood that for any spend which delivers over and above the current level of provision, the £value in column 3 will have to be allocated to both capital expenditure to deliver the new provision and to revenue expenditure to inspect and maintain that new provision. If the funding was allocated purely to capital costs it would create a provision that there is no budget to inspect or maintain and therefore a liability.

Standard industry practice is to allocate the same £value capital costs to revenue costs, so a play area that costs £50,000 to supply and install will require £50,000 revenue budget to inspect and maintain for 20 years. For example we have a 6 weekly detailed technical inspection of all the equipment fixtures and fittings and safety surfacing by trained Council staff and an annual independent inspection by an external company.

The requirement for additional revenue budget provision to inspect and maintain facilities that deliver over and above existing provision is expected to be confirmed in the PAS and is part of the refresh of Planning Policy.

If a specific project is expected to deviate from the standard revenue costing practice because it is simpler and therefore less costly to inspect and maintain this will be defined to Members and a lower revenue contribution would be sought.

If there are specific circumstances whereby a scheme is not creating additional provision over and above existing facilities then EM Service would not request revenue costs, for example if Township agreed to decommission a remnant play area in an area of over-provision in one part of the Township then this could balance new provision elsewhere in the Township.