

# Public Document Pack



<b>MID SUFFOLK CABINET</b>	
<b>DATE:</b>	<b>MONDAY, 1 NOVEMBER 2021 10.30 AM</b>
<b>VENUE:</b>	<b>KING EDMUND CHAMBER, ENDEAVOUR HOUSE, 8 RUSSELL ROAD, IPSWICH</b>

<b>Councillors</b>
<u>Conservative and Independent Group</u> David Burn Julie Flatman Jessica Fleming Peter Gould Lavinia Hadingham Suzie Morley (Chair) Harry Richardson John Whitehead Gerard Brewster (Vice-Chair)

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## **AGENDA**

### **PART 1**

#### **MATTERS TO BE CONSIDERED WITH THE PRESS AND PUBLIC PRESENT**

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- 1 **APOLOGIES FOR ABSENCE**
- 2 **DECLARATION OF INTERESTS BY COUNCILLORS**
- 3 **MCa/21/24 TO CONFIRM THE MINUTES OF THE MEETING HELD ON 4 OCTOBER 2021** 5 - 10
- 4 **TO RECEIVE NOTIFICATION OF PETITIONS IN ACCORDANCE WITH THE COUNCIL'S PETITION SCHEME**
- 5 **QUESTIONS BY COUNCILLORS**
- 6 **MATTERS REFERRED BY THE OVERVIEW AND SCRUTINY OR JOINT AUDIT AND STANDARDS COMMITTEES**

## 7 FORTHCOMING DECISIONS LIST

The Forthcoming Decision List can be viewed on the website on the following link:

[Forthcoming Decisions List » Mid Suffolk](#)

## 8 **MCa/21/25 COMMUNITY INFRASTRUCTURE LEVY (CIL) - CIL 11 - 84 EXPENDITURE PROGRAMME NOVEMBER 2021**

Cabinet Member for Planning.

## 9 **MCa/21/26 INFRASTRUCTURE FUNDING STATEMENT FOR MID 85 - 202 SUFFOLK DISTRICT COUNCIL APRIL 2020 - MARCH 2021**

Cabinet Member for Planning

## 10 **MCa/21/27 FUNDING TO SUPPORT THE STRATEGIC 203 - 214 PRIORITIES**

The Leader of the Council.

### **Date and Time of next meeting**

Please note that the next meeting is scheduled for Monday, 6 December 2021 at 10.30 am.

### **Webcasting/ Live Streaming**

The Webcast of the meeting will be available to view on the Councils YouTube page: [https://www.youtube.com/channel/UCSWf\\_0D13zmegAf5Qv\\_aZSg](https://www.youtube.com/channel/UCSWf_0D13zmegAf5Qv_aZSg)

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# Agenda Item 3

## MID SUFFOLK DISTRICT COUNCIL

Minutes of the meeting of the **MID SUFFOLK CABINET** held in the King Edmund Chamber, Endeavour House, 8 Russell Road, Ipswich on Monday, 4 October 2021

### **PRESENT:**

Councillor:

Gerard Brewster (Vice-Chair)

Councillors:

David Burn  
Lavinia Hadingham  
John Whitehead

Peter Gould  
Harry Richardson

### **In attendance:**

Officers:

Chief Executive (AC)  
Strategic Director (KN)  
Assistant Director - Law and Governance and Monitoring Officer (EY)  
Assistant Director - Assets and Investments (EY)  
Assistant Director – Planning and Building Control (TB)  
Assistant Director - Environment and Commercial Partnerships (CC)  
Service Improvement Advisor (SB)  
Senior Governance Officer (HH)

### **Apologies:**

Julie Flatman  
Jessica Fleming  
Suzie Morley (Chair)

## **46 DECLARATION OF INTERESTS BY COUNCILLORS**

The following local non-pecuniary declarations of interests were declared:

Councillor Brewster in item 10 as Chair of MSDC (Suffolk Holdings) Ltd.  
Councillor Gould in item 10 as Director of MSDC (Suffolk Holdings) Ltd.  
Councillor Whitehead in item 10 as Director of Gateway 14.

## **47 MCA/21/20 TO CONFIRM THE MINUTES OF THE MEETING HELD ON 6 SEPTEMBER 2021**

It was **RESOLVED: -**

**That the minutes of the meeting held on the 6 September 2021 be confirmed as a true record.**

## **48 TO RECEIVE NOTIFICATION OF PETITIONS IN ACCORDANCE WITH THE COUNCIL'S PETITION SCHEME**

None received.

**49 QUESTIONS BY COUNCILLORS**

None received.

**50 MATTERS REFERRED BY THE OVERVIEW AND SCRUTINY OR JOINT AUDIT AND STANDARDS COMMITTEES**

There were no matters referred.

**51 FORTHCOMING DECISIONS LIST**

The Forthcoming Decisions List was noted.

**52 MCA/21/21 CIVIL PARKING ENFORCEMENT (OFF STREET) ANNUAL REPORT 2020/21**

52.1 The Cabinet Member for Housing, Councillor Hadingham introduced the report on behalf of the Cabinet Member for Environment, who was unable to attend the meeting. She outlined the main points in the report.

52.2 Councillor Hadingham proposed the recommendations in the report which was seconded by Councillor Richardson.

52.3 Councillor Whitehead stated that the data included in the report was affected by the Covid-19 lockdown periods during the Pandemic. He asked for the advocacy for the length of time the Civil Parking Enforcement (CPE) Officers spent at car parks in Eye.

52.4 The Assistant Director for Environment and Commercial Partnerships explained that the data covered carparks, which had traffic regulations to warrant visits from the CPE Officers. In relation to the distribution of resources for parking enforcement, she hoped to explore this area further in cooperation with Babergh District Council.

52.5 The Assistant Director for Environment and Commercial Partnerships responded to questions from other Members attending the meeting on issues including the expenditure and penalty charges for the previous years, which illustrated the number of enforcements before and after the introduction of CPE, in the relation to the expenditure. In addition, the travel times for CPE officers would be included in future reports.

52.6 Further questions from other Members attending the meeting included issues around refurbishment of carparking machines in Stowmarket and the related effect on the enforcement data in the previous year.

By a unanimous vote

**It was RESOLVED: -**

- 1.1 That the contents of the report be noted.**
- 1.2 That a Civil Parking Enforcement (off street) report be produced annually each year going forward.**

#### **REASON FOR DECISION**

To ensure that Members are kept informed of the performance of the Civil Parking Enforcement function.

### **53 MCA/21/22 COMMUNITY INFRASTRUCTURE LEVY (CIL) - CIL EXPENDITURE PROGRAMME OCTOBER 2021**

- 53.1** The Cabinet Member for Planning, Councillor Burn, introduced the report and detailed the CIL Bids.
- 53.2** Councillor Burn proposed the recommendations 3.1 and 3.2 in the report which was seconded by Councillor Richardson.
- 55.1** The Assistant Director for Planning and Building Control responded to questions from other Members attending the meeting. He confirmed that it was expected that community projects should be deliverable at the time of the CIL applications otherwise the funding could be sitting in the allocation fund for years.
- 55.2** In response to further questions from other Members attending the meeting the Assistant Director for Planning and Building Control informed Cabinet that some ward members and parish councils were proactive in submitting bids for CIL funding and some parish councils frequently submitted enquiries, whilst others submitted very few or none. It was not possible to provide a definite picture. He assured Members that the Council worked closely with those involved in all funding processes.
- 53.3** Members debated the issues including the link between CIL developments and the wellbeing of communities, training and engagement for members, attendance at training sessions and that virtual meetings were more likely to reach a wider audience.

By a unanimous vote

**It was RESOLVED: -**

- 1.1 That the CIL Expenditure Programme (October 2021) and accompanying technical assessment of the CIL Bids – M21-02, M21-05 M21-06 and M21-08 (forming Appendices, A and B) and which included decisions on this CIL Bid as follows be approved: -**

#### **Local Infrastructure Fund**

<b>CIL Bid, Location and Infrastructure Proposed</b>	<b>Amount of CIL Bid and total cost of the Infrastructure</b>	<b>Cabinet Decision</b>
M21-02 RICKINGHALL Provision of All Wheel sports area	Amount of CIL Bid £20,148.00 Total costs <b>£46,580.00 excluding VAT</b>	Recommendation to Cabinet to approve CIL Bid M21-02 for £20,148.00 from the Local Infrastructure Fund
M21-05 DEBENHAM COMMUNITY CENTRE Provision of new natural lighting and improving the current ventilation and insulation	Amount of CIL Bid £59,994.00 Total costs of the CIL eligible parts of the project <b>£79,992.00 including VAT</b> Total costs of the wider project (including repair and maintenance which CIL cannot fund) <b>£349,022.00</b>	Recommendation to Cabinet to approve CIL Bid M21-05 for £59,994.00 from the Local Infrastructure Fund
M21-08 FRAMSDEN Provision of Play equipment	Amount of CIL Bid £18,789.20 Total costs £59,482.00 excluding VAT	Recommendation to Cabinet to approve CIL Bid M21-08 for £18,789.20 from the Local Infrastructure Fund

**1.2 Ringfenced Infrastructure Fund (Elmswell)**



M21-06	Amount of CIL Bid	Recommendation to Cabinet
ELMSWELL CHAMBERLAYNE HALL	£19,593.81	to approve
	Total costs	CIL Bid M21-06 for
Provision of Ventilation windows	£26,125.90 excluding VAT	£19,593.81 from the Ringfenced Infrastructure Fund

**1.2 That this CIL Expenditure Programme which included the position in respect of approved CIL Bids from Rounds 1, 2, 3, 4, 5, 6 and 7 (including Cabinet decisions in June 2021) - (Appendix A Section B) together with details of emerging infrastructure /CIL Bids (Appendix A Section C) be noted and endorsed.**

#### **REASON FOR DECISION**

Community Infrastructure Levy (CIL) monies have been collected since the implementation of CIL on the 11<sup>th</sup> April 2016. The CIL Expenditure Framework was originally adopted in April 2018 and reviewed with amendments adopted on the 18<sup>th</sup> March 2019, 20<sup>th</sup> April 2020 and 23<sup>rd</sup> and 25<sup>th</sup> March 2021. The CIL Expenditure Framework requires the production of a CIL Expenditure Programme for each District which contains decisions for Cabinet to make or note on CIL Bids for CIL expenditure. These decisions relating to the expenditure of CIL monies form one of the ways in which necessary infrastructure supporting growth is delivered.

#### **54 MCA/21/23 GATEWAY 14 LIMITED - GUARANTEE OF PUBLIC INFRASTRUCTURE WORKS UNTIL ADOPTION**

54.1 The Cabinet Member for Assets and Investments, Councillor Gould introduced the report.

54.2 Councillor Gould proposed the recommendations 3.1 and 3.2 in the report and this was seconded by Councillor Hadingham.

54.3 The Cabinet Member for Assets and Investments and the Assistant Director for Assets and Investments responded to questions from other Members attending the meeting and confirmed that the Assistant Director was happy to respond to Members' questions about the Gateway 14 project outside of formal meetings, and that arrangements for member briefings would take place.

54.4 In response to Councillor Field's question in relation to interested parties for the Gateway 14 site, the Assistant Director for Assets and Investments informed Cabinet that there had been increased interest after the

announcements of the Felixstowe Freeport had been made. She was confident in a strong demand for the site and a number of detailed discussions were taking place with interested companies.

- 54.5 Councillor Burn enquired if the Assistant Director for Assets and Investments had a sense if there were more interests than the site could deliver, to which the Assistant Director responded that it was difficult to answer. Whilst the development delivery timeline had been anticipated to be a ten-year period, she would consider the demand to be strong if the delivery timeline was reduced to a five-year period.

By a unanimous vote

**It was RESOLVED: -**

- 1.1 **That the Council agree to act as guarantor in respect of agreements between Gateway 14 Ltd and statutory bodies to deliver the required public works enabling Gateway 14 to be developed.**
- 1.2 **That authority be delegated to the S151 Officer to approve and enter into any necessary agreements for the Council to act as guarantor for Gateway 14 in this respect.**

**REASON FOR DECISION**

To support the delivery of Gateway 14 and the agreed business goals and objectives.

**55 EXCLUSION OF THE PUBLIC (WHICH TERM INCLUDES THE PRESS)**

As Members had completed their discussion of Item MCA/21/23 Guarantee of Public Infrastructure Works until Adoption, the Chair refrained from going into closed session.

**56 MCA/21/23 APPENDIX A - GATEWAY 14 LIMITED - GUARANTEE OF PUBLIC INFRASTRUCTURE WORKS UNTIL ADOPTION**

The business of the meeting was concluded at 11:57am.

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Chair

# Agenda Item 8

## MID SUFFOLK DISTRICT COUNCIL

<b>TO:</b> Cabinet	<b>REPORT NUMBER: MCa/21/25</b>
<b>FROM:</b> David Burn- Cabinet Member for Planning	<b>DATE OF MEETING: 1<sup>st</sup> November 2021</b>
<b>OFFICER:</b> Tom Barker Assistant Director Planning and Building Control	<b>KEY DECISION REF NO: CAB313</b>

### COMMUNITY INFRASTRUCTURE LEVY (CIL) - CIL EXPENDITURE PROGRAMME NOVEMBER 2021

#### 1. PURPOSE OF REPORT

- 1.1 The CIL Expenditure Framework and the CIL Expenditure Framework Communications Strategy were reviewed and adopted by both Councils on the 23<sup>rd</sup> March 2021 (Babergh) and the 25<sup>th</sup> March 2021 (Mid Suffolk). These were accompanied by a Key CIL Dates Calendar 2021/22. (Background Documents refer).
- 1.2 The processes and governance around CIL expenditure is set out in these documents and the type of infrastructure that CIL monies can be spent on is set out in each Councils Infrastructure Funding Statement – Infrastructure List (Background Documents refer).
- 1.3 CIL expenditure operates using a process of twice-yearly bid rounds which occur on the 1<sup>st</sup> - 31<sup>st</sup> May and 1<sup>st</sup> - 31<sup>st</sup> October each year. Once all the Bids have been validated, all valid Bids are then screened for the availability of s106 funds and other funding streams. Following this all-valid Bids are prioritised using criteria set out in the CIL Expenditure Framework and recommendations on Valid Bids are included within a CIL Expenditure Programme for each District. The CIL Expenditure Programme for that District will be considered by that Councils Cabinet with decisions (on all valid Bids) either for Cabinet to make or for Cabinet to note (if the Bid has been determined using delegated powers).
- 1.4 This report seeks to obtain approval by Cabinet for Mid Suffolk's CIL Expenditure Programme – November 2021 which forms Appendix A to this report. This report contains the assessment of one CIL Bid (M21-03) including the judgement around the prioritisation criteria for those Bids (Appendix B).

#### 2. OPTIONS CONSIDERED

- 2.1 There is a diverse spectrum of approaches to CIL expenditure across the country from Unitary Authorities who have absorbed CIL into their individual Capital Programmes to others who ringfence all funds to be spent locally. A range of different approaches was identified in Appendix A of the Framework for CIL Expenditure report provided to Cabinet's on the 5<sup>th</sup> and 8<sup>th</sup> of February 2018 and discussed in full during the workshops with the Joint Member advisory panel.

Members adopted the documents set out in paragraph 1.1 above by Council decision in April 2018 which were subsequently reviewed and adopted on the 19<sup>th</sup> March 2019 (Babergh) and 18<sup>th</sup> March 2019 (Mid Suffolk) and further reviewed and adopted by both Councils on the 20<sup>th</sup> April 2020 and 23<sup>rd</sup> March 2021 (Babergh) and 25<sup>th</sup> March 2021 (Mid Suffolk) respectively.

### 3. RECOMMENDATIONS

- 3.1 That the CIL Expenditure Programme (November 2021) and accompanying technical assessment of the CIL Bid – M21-03 and M19-06 (forming Appendices, A and B) and which include decisions on these CIL Bid for Cabinet to make and approve are as follows: -

#### Decision for Cabinet to make: Ringfenced and Local Infrastructure Fund

CIL Bid, Location and Infrastructure Proposed	Amount of CIL Bid and total cost of the Infrastructure	Cabinet Decision
M21-03 ELMSWELL Elmswell Primary School increase from 315 to 420 places	Amount of CIL Bid £1,560,006.21  Total costs £2,224,884.50	Recommendation to Cabinet to approve CIL Bid M21-03 for £1,560,006.21, with £1,251,938.98 from the Ringfenced Fund and £308,067.23 from the Local Infrastructure Fund

#### Decision for Cabinet to make: AMENDMENTS TO A PREVIOUS BID AGREED BY MID SUFFOLK CABINET ON 7th JUNE 2021

CIL Bid, Location and Infrastructure Proposed	Amount of CIL Bid and total cost of the Infrastructure	Cabinet Decision
M19-06 THURSTON Additional Land and School/Community Facilities	Amount of CIL Bid (previously approved) £1,069,841.00  Total costs £1,169,703.00	Recommendation to Cabinet to approve the amendments to the previously agreed CIL bid as set out in this report – to remove the requirement for a Community User Agreement.

- 3.2 Cabinet are also asked to note and endorse this CIL Expenditure Programme which includes the position in respect of approved CIL Bids from Rounds 1, 2, 3, 4, 5, 6 and 7 (including Cabinet decisions in June 2021) - (Appendix A Section B) together with details of emerging infrastructure /CIL Bids (Appendix A Section C).

#### **4. REASON FOR DECISION**

Community Infrastructure Levy (CIL) monies have been collected since the implementation of CIL on the 11<sup>th</sup> April 2016. The CIL Expenditure Framework was originally adopted in April 2018 and reviewed with amendments adopted on the 18<sup>th</sup> March 2019, 20<sup>th</sup> April 2020 and 23<sup>rd</sup> and 25<sup>th</sup> March 2021. The CIL Expenditure Framework requires the production of a CIL Expenditure Programme for each District which contains decisions for Cabinet to make or note on CIL Bids for CIL expenditure. These decisions relating to the expenditure of CIL monies form one of the ways in which necessary infrastructure supporting growth is delivered.

#### **5. KEY INFORMATION**

- 5.1 Given the determination of “available monies” for CIL Bid M which is the subject of this report - (paragraphs 6.8 - 6.9 inclusive) Members are advised: -

- Bid round 7 opened between 1<sup>st</sup> - 31<sup>st</sup> May 2021. All new Bids received have been acknowledged. Under the CIL Expenditure Framework all Bids are examined and validated, and where valid they are then screened, consulted upon, and assessed against prioritisation criteria (under the agreed procedures). The decisions are then presented to Cabinet to make and/or note (where delegated decisions have been made). These are included in the CIL Expenditure Programme and the Technical Assessments and both are presented to Cabinet to consider.
- This CIL Expenditure Programme document focuses on the following CIL Bid. Further key information about these Bids is set out below (augmented by the Technical Assessments comprising Appendix B):-

##### **➤ M21-03 Elmswell Primary School**

- The project is to increase capacity of Elmswell Community Primary School from 315 to 420 primary age pupils.
- The project will provide additional accommodation at the school to allow the Published Admission Number (PAN) increase from 1.5FE to 2FE (315 to 420)

places) to ensure there are sufficient school places for local children, the need for expansion is driven by housing growth within the school catchment.

- The project will provide 3 additional classrooms and associated car parking.

Through the process of the planning permission for the school expansion and through the process of the CIL Expenditure Framework, this project was objected to by the Parish Council, Ward Councillors and County Councillor in relation to two key aspects of the bid:

- whether the existing school site is suitable for the planned extension, or if a new school site in Elmswell should be considered.
- whether the belts of woodland to the southeast and west of the school site is too restrictive and should not be considered as usable areas for the school as outdoor space.

Appendix D, attached to this report, has therefore been prepared to provide additional information to further assess the two matters raised above.

### ➤ **M19-06 Thurston Community College**

#### **AMENDMENTS TO A PREVIOUS BID AGREED BY MID SUFFOLK CABINET ON 7<sup>th</sup> JUNE 2021**

Approval is required for an amendment to a project which has been previously agreed by the above Cabinet, the amendments below are proposed (please see text in red /strikethrough, also highlighted in yellow).

The proposed amendments are in relation to the 3G floodlit Artificial Grass Pitch (AGP) which is referred under Phase 3 of the Need/Justification for the project within the Technical Assessment. As explained under the Need /Justification section, phase 3 of the overall project for Thurston Community College is currently under review from a funding and location point of view, and the timeline for delivery of this phase is undetermined. However, the CIL funding agreed in June 2021 for Phase 1 of the project, requires that a Community Use Agreement is signed before the CIL funds can be released.

Planning permission for the Phase 1 and Phase 3 of the overall expansion project of the College, Reference: SCC/0011/20MS, was granted on 30/09/2020. The planning application proposal description is: *Phased development for Thurston Community College. Phase 1: Construction of a 60-space car park, 10-place drop-off area, cycle parking and footpath link to Community College. Phase 2: Construction of a floodlit Multi-Use Games Pitch (to include out-of-hours community use of pitch and car park).*

The Planning Permission states:

#### *'Scheme of Community Use*

*23) Prior to construction of the games pitch, a Scheme of Community Use (SCU) for the games pitch and car park shall be submitted to and agreed in writing by the County Planning Authority. Use of the games pitch and car park shall be in accordance with the SCU.*

*Reason: In order to ensure community access to facilities and in accordance with NPPF (2019) para 92 and Thurston Neighbourhood Plan Policy 5 B & C(b).'*

The issue is that there are no facilities to be shared under the Phase 1 (or Phase 2) of the CIL bids for the College. The sports field (where the AGP is to be located) will not be shared with the community as this is simply additional school field grounds, as per the existing school field to the south. There are also no advantages in sharing the new car park/cycle parking as these are located a distance away from existing community facilities such as the Thurston Community Library (located near to the main reception of the College, on the corner of Norton Road and Ixworth Road). The Thurston Community Library is served by the existing car park which is located much closer to the main College building. If the new car park to the north of the school site was to be used by the community this would create security concerns for the College, as the school would need to manage the public entering the main school site from the north.

It is therefore necessary to remove the need for a CUA at this stage of the expansion phases of the College (Phase 1 and 2), as the requirement for the CUA is stalling the issuing of the offer letter for the CIL funding agreed in June, and creating delays for delivery of the Phase 1, as the funds cannot be released to SCC until this requirement is met.

As the requirement was explicitly required to enable the CIL funding of Phase 1, **it is now recommended to Cabinet to approve this CIL bid for £1,069,841 as per the bid application, without the requirement of the CUA at this stage.** When the AGP, which is understood to consist of the Phase 3 of the overall project comes to fruition, then a CUA will be required to ensure that this new facility is shared with the community together with the car park/cycle parking. This change in requirement would also be consistent with the grant of planning permission and condition relating to '*Prior to construction of the games pitch*'.

5.2 This CIL Expenditure Programme also provides an up-to-date progress position on all those CIL Bids which have previously been approved in Bid rounds 1, 2, 3, 4, 5, 6 and 7 (including Cabinet decisions in June 2021) together with a section which outlines the progress of emerging CIL Bids which are being discussed at pre submission stage (Appendix A section C).

## **6. LINKS TO JOINT CORPORATE PLAN**

6.1 The effective spending of CIL monies will contribute to all the three priority areas that Councillors identified in the Joint Corporate Plan. Economy and Environment Housing and Strong and Healthy Communities.

## **7. FINANCIAL IMPLICATIONS**

7.1 The adopted CIL Expenditure Framework is critical to the funding of infrastructure to support inclusive growth and sustainable development.

7.2 The CIL Regulations stipulate that CIL monies which are collected must be spent on Infrastructure. Before 1<sup>st</sup> September 2019, each Council was required to publish a list of infrastructure that they will put the CIL monies towards. These lists were known as the "Regulation 123 Lists". However, on the 1<sup>st</sup> September

2019, new CIL Regulations were enacted, with the CIL 123 Lists being abolished, and in order to provide clarity given this changing situation, each Council adopted a CIL Position Statement containing a list of infrastructure that it would spend its CIL monies on. The authority for this was provided by a Council decision in March 2019 when the First Review of the CIL Expenditure Framework was undertaken and a revised scheme was agreed (by both Councils). The CIL Position Statements were identical for both Councils.

- 7.3 However these replacement documents (known as the CIL Position Statement) were replaced by separate Infrastructure Funding Statements (Infrastructure List) for both Councils. They were both approved by each Councils Cabinet in November 2020.
- 7.4 CIL is collected and allocated in accordance with the CIL Regulations 2010 (as amended). Each Council retains up to 5% of the total CIL income for administration of CIL. From the remainder, 15% is allocated to Parish or Town Councils (subject to a cap) but where there is a made Neighbourhood Plan in place this figure rises to 25% (without a cap). For those parishes where there is no Parish or Town Council in place the Council retains the monies and spends the CIL Neighbourhood funds through consultation with the Parish.
- 7.5 Since the implementation of CIL for both Councils on the 11<sup>th</sup> April 2016 there have been ten payments to Town/Parish Councils; these have taken place in October 2016, April and October 2017, April and October 2018, April and October 2019, April and October 2020 and April 2021. At the time that the Neighbourhood payments are made, the 20% set aside for Strategic Infrastructure fund is also undertaken. The Strategic Infrastructure Fund money is stored separately to the Local Infrastructure Fund at this point. In addition, money is also stored in a Ringfenced Fund (explained in Paragraph 7.7 below). As this accounting requires Finance to verify the figures, daily accounting in this way would be too cumbersome and resource hungry to carry out. There is no adverse impact on the Bid Round process or cycle to this method of accounting. Indeed, these dates work well with the Bid round process. (Paragraph 1.3 refers).
- 7.6 The remaining 80% of the CIL monies comprises the Local Infrastructure Fund with the exception of the monies held in the Ringfenced Fund (explained in paragraph 7.7 below).
- 7.7 Within the CIL Expenditure Framework, infrastructure provision for major housing developments is prioritised and ringfenced for spend against these housing projects. In this way housing growth occurring within the Districts is supported by infrastructure provision. When commencement of these major housing schemes occurs, monies are collected according to the CIL payment plan in place. If the scale of development is large the CIL payment plan could be up to 5 equal payments collected over a two-year timescale. Smaller developments are required to pay the money in less instalments and over a shorter timescale. The monies (accrued from developments of 10 dwellings and above) are held in a Ringfenced Infrastructure Fund account separate from the Strategic and Local Infrastructure funds to ensure the monies are safeguarded towards infrastructure supporting these developments. The remaining unallocated monies are known as the "available funds" and it is these funds that can fund the majority of CIL bids.



7.8 These available funds are: -

- Strategic Infrastructure Fund (including interest) as of 31<sup>st</sup> March 2021 = £1,613,159.74
- Total Ringfenced Fund as of 31<sup>st</sup> March 2021 = £3,995,107.46
- Local Infrastructure Fund available as of 31<sup>st</sup> March 2021 = £2,260,893.37

7.9 These are expressed as follows:

<b>EXPENDITURE</b>	<b>TOTAL</b>
Total Expenditure allocated in Bid Round 1-7 (June and October 2021) (Strategic Infrastructure Fund only) Percentage of fund allocated to projects	£ 1,698,614.03  51%
Total Expenditure allocated in Bid Round 1-7 (June and October 2021) (Ringfenced Fund only) Percentage of fund allocated to projects	£3,475,645.79  47%
Total Expenditure allocated in Bid Round 1-7 (June and October 2021) (Local Infrastructure Fund only) Percentage of fund allocated to projects	£1,864,514.49  45%
<b>AVAILABLE FUNDS FOR BID ROUND 7 – November 2021</b>	<b>TOTAL</b>
Total amount available for Expenditure in Bid round 7 (Strategic Infrastructure Fund) (Subject to October Cabinet decisions)	£1,613,159.74
Total amount available for Expenditure in Bid round 7 (Ringfenced Fund) (Subject to October Cabinet decisions)	£3,995,107.46
Total amount available for Expenditure in Bid round 7 (Local Infrastructure Fund) (Subject to October Cabinet decisions)	£2,260,893.37

## 8. LEGAL IMPLICATIONS

- 8.1 The detailed framework for CIL expenditure is legally sound and robust and was designed including a legal representative from the Councils Shared Legal Service (who also attended each of the Joint Member workshop sessions) and agreed

the adopted CIL Expenditure Framework documents (prior to consideration by Cabinet and Council of both Districts).

8.2 This report and the accompanying CIL Expenditure Programme for Mid Suffolk District Council – June 2021 – Appendix A (including the technical assessments comprising Appendix B) have also been endorsed as being sound and legally compliant by the Councils Shared Legal Service.

8.3 Governance arrangements agreed in April 2018 and which have remained largely unchanged as part of the second CIL Expenditure Framework Review of 2020 are clear in respect of the determination of these Bids. They are Cabinet decisions and paragraph 3.1 of the CIL Expenditure Framework allows Bids to come forward independent of others if there are exceptional reasons.

8.4 Regulation 62 of the CIL Regulations 2010 (as amended) required CIL charging authorities to publish monitoring statistics for collection allocations and expenditure of CIL monies by the 31st of December for each year. The 2017, 2018 and 2019 Monitoring Report for both Councils are published on the websites (see below).

[https://www.midsuffolk.gov.uk/assets/CIL-and-S106-Documents/Mid Suffolk-District-Council-CIL-Monitoring-Report-2016-17.pdf](https://www.midsuffolk.gov.uk/assets/CIL-and-S106-Documents/Mid_Suffolk-District-Council-CIL-Monitoring-Report-2016-17.pdf)

<https://www.midsuffolk.gov.uk/assets/CIL-and-S106-Documents/FINAL-MSDC-Reg-62-Report.pdf>

<https://www.midsuffolk.gov.uk/planning/community-infrastructure-levy-and-section-106/community-infrastructure-levy-cil/cil-reporting/>

8.5 Under the CIL Regulations 2019, each Council has produced and approved an annual Infrastructure Funding Statement (dealing with both CIL, s106 developer contributions and Neighbourhood CIL). There is also a requirement for each Council to produce an “Infrastructure List” – a list of infrastructure projects that each Council is /or will be funding going forward. (Under the CIL Regulations 2019 this must be produced annually by both Councils with the first one meeting a deadline of 31<sup>st</sup> December 2020.

8.6 For Mid Suffolk, the annual Infrastructure Funding Statement was approved by Cabinet on the 9<sup>th</sup> November 2020. This document (which includes the “Infrastructure List”) was published on the Councils Website on the 11<sup>th</sup> December 2020.(See Background Papers).

## 9. RISK MANAGEMENT

9.1 The following have been identified as the key risks pertaining to this report.

9.2 Key risks are set out below:

Risk Description	Likelihood	Impact	Mitigation Measures
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<p>Failure to allocate expenditure such that if we do not secure investment in infrastructure (schools, health, public transport improvements etc.), then development is stifled and/or unsustainable.</p> <p>Current Risk Score: 6</p>	Unlikely (2)	Bad (3)	<p>Adopted Community Infrastructure Levy (CIL), secures investment on infrastructure via the planning process (which includes S106). Creating the Joint Corporate Plan, the emerging Joint Local Plan with associated Infrastructure strategy and Infrastructure Delivery Plan and Infrastructure Funding Statement will ensure that infrastructure across both Councils is addressed. New Anglia LEP Economic Strategy, draft created together with the Councils Open for Business Strategy.</p>
<p>Failure to produce a yearly Regulation 62 report would result in non-compliance with the CIL Regulations 2010 (as amended) and may mean that Members and the public are not aware of CIL income and expenditure activities. Under the CIL Regulations 2019 an annual Funding Statement is required to address CIL and s106 developer contributions and a list of infrastructure projects (“Infrastructure List”) and with the first one meeting the deadline of 31 December 2020 being published on the Councils web site of the 12<sup>th</sup> December 2020. Failure to do so will also result in non-compliance with the CIL Regulations (as amended)</p>	Highly Unlikely (1)	Noticeable/Minor (2)	<p>The Infrastructure Team produces the required report which is checked and verified by Financial services/open to review by External Audit. Reminders are set to ensure the report is published by the statutory date. The format of the Monitoring report which in future will be known as the annual Infrastructure Funding Statement (IFS) is laid out in the CIL Regulations, so there is no risk in relation to the way the information is presented.</p>

<p>Failure to monitor expenditure such that CIL expenditure is not effective.</p>	<p>Unlikely (2)</p>	<p>Bad (3)</p>	<p>The software which supports CIL collection will be used to support CIL expenditure. In addition, it is envisaged that a twice yearly (at least) CIL Expenditure Programme will be produced which will include details of all allocated and proposed CIL expenditure and this together with the software will be used for effective monitoring.</p>
<p>If too high a value is allocated into the Strategic Infrastructure Fund, there is a risk that there would be insufficient Local Infrastructure Funding available to deliver the infrastructure required to mitigate the harm, thereby ensuring sustainable development.</p>	<p>Unlikely (2)</p>	<p>Bad (3)</p>	<p>The Infrastructure Team will continue to monitor all allocations of CIL Funds and the CIL Expenditure Framework review will include this risk as a key element of the review to ensure the level set remains appropriate.</p>
<p>If 25% Neighbourhood CIL is automatically allocated to any Parish/Town councils where there is no Neighbourhood Plan in place, there is a risk that there would be insufficient CIL Funding to allocate to the Strategic Infrastructure Fund and also the risk that there would be insufficient Local Infrastructure Funding available to deliver the infrastructure required to mitigate the harm, thereby ensuring sustainable development.</p>	<p>Unlikely (2)</p>	<p>Bad (3)</p>	<p>The Infrastructure Team will continue to monitor all allocations of Neighbourhood CIL and other CIL Funds and the CIL Expenditure Framework review will include this risk as a key element of the review to ensure allocations of CIL remain appropriate and projects to make development sustainable are able to be delivered.</p>

<p>If commencements of major housing developments were not correctly monitored or the incorrect apportionment of CIL monies were to occur such that monies could not be allocated towards major housing developments, inadequate infrastructure provision would result.</p>	<p>Unlikely (2)</p>	<p>Disaster (4)</p>	<p>The Infrastructure Team will continue to monitor all commencements of development through the service of the required Commencement Notice by developers such that correct apportionment of CIL Funds can be undertaken. The CIL Expenditure Framework review will include this risk as a key element of the review to ensure allocations of CIL remain appropriate and projects to make development sustainable are able to be delivered.</p>
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### Assurances (for collection of CIL monies)

9.3 In September 2016 Internal Audit issued a report in relation to CIL governance processes. The Audit Opinion was High Standard and no recommendations for improvement to systems and processes were made. Table 5 provides a definition of this opinion:

**Table 5**

	Operation of controls	Recommended action
High standard	Systems described offer all necessary controls. Audit tests showed controls examined operating very effectively and where appropriate, in line with best practice.	Further improvement may not be cost effective.
Effective	Systems described offer most necessary controls. Audit tests showed controls examined operating effectively, with some improvements required.	Implementation of recommendations will further improve systems in line with best practice.
Ineffective	Systems described do not offer necessary controls. Audit tests showed key controls examined were operating ineffectively, with a number of improvements required.	Remedial action is required immediately to implement the recommendations made.
Poor	Systems described are largely uncontrolled, with complete absence of important controls. Most controls examined operate ineffectively with a large number of non-compliances and key improvements required.	A total review is urgently required .

9.4 On the 18th December 2017 Joint Overview and Scrutiny received a fact sheet on collection and current thinking on CIL expenditure and questions were answered in relation to it. Members of that Committee were advised of the route map towards getting a framework for CIL expenditure formally considered. Members were advised that this would be a key decision for both Councils and would need to go to Cabinet and then full Council. The resulting joint CIL Expenditure Framework, the CIL Expenditure Communications Strategy and the

Timeline for the Expenditure of CIL and its Review were adopted by both Councils on the 24th April 2018 (Babergh) and 26th April 2018 (Mid Suffolk).

- 9.5 In May 2018, the results of an investigation by Internal Audit on behalf of the Assistant Director Planning and Communities were produced following complaints regarding the CIL process in place for Babergh and Mid Suffolk. The investigation concluded: -

“The information provided to the public in relation to the CIL process is superior to that found for some other Councils and the team go over and above the requirements when supporting applicants where resources allow them to do so. It is Internal Audit’s opinion that the Infrastructure team, even though working under challenging conditions with increasing numbers of applications, are providing a good service to customers and also pro-actively looking for ways to improve where possible.”

“The audit opinion is therefore high standard” – (paragraph 8.3 Table 5 defines high standard classification).

- 9.6 In September 2018 Internal Audit conducted a review of CIL Expenditure processes and released a written report. It contains a Substantial Assurance audit opinion (with two good practice points needing to be addressed relating to further clarification of “best value” (one of the criteria for assessing CIL Bids) and storage of all electronic communication.
- 9.7 On the 19<sup>th</sup> September 2019, a report was prepared for consideration by Joint Overview and Scrutiny on CIL expenditure with five witnesses including Infrastructure Providers, Cockfield Parish Council, and a member of the Joint Member Panel; the latter of which informed the second review of the CIL Expenditure Framework. The changes agreed under this second review process were adopted by both Councils on the 20<sup>th</sup> April 2020.

#### **Assurances (for collection and expenditure of CIL Monies)**

- 9.8 It is expected that Internal Audit will continue to regularly audit CIL collection allocation and expenditure processes and actual expenditure once any schemes are developed and implemented.
- 9.9 As Members will recall there is a timeline for implementation of CIL and its review which contains key dates for the remainder of the CIL expenditure year cycle (Background papers refer.)
- 9.10 The first review of the CIL Expenditure Framework took place in 2018 following consideration by Joint Overview and Scrutiny in November 2018. The Joint Member Panel also informed the review and the conclusions were presented to both Councils and adopted in March 2019. This decision by both Councils planned for a further review of the CIL Expenditure Framework to occur at the same time as the Bid round no 4 so that any revised scheme would be in place before Bid round 5. This second review of the CIL Expenditure Framework was adopted by both Councils in April 2020. In making this decision Members agreed that a further third review would take place at the same time as Bid round 6 (October 2020) so that it is in place before Bid round 7 starts in May 2021. This review took place over the autumn/winter of 2020 and amendments were

considered and adopted by both Councils in March 2021. In making this decision Members agreed that a further (fourth) review would take place at the same time as Bid round 8 (October 2021) so that it is in place before Bid round 9 occurs (in May 2022).

## 10. CONSULTATIONS

10.1 The CIL Expenditure Communications Strategy contains a requirement for both Councils to consult the following bodies or organisations (for a period of 14 days) where valid Bids for their Wards or Parish have been submitted as follows: -

- District Member(s)
- Parish Council
- Division County Councillor

10.2 Where appropriate as part of the CIL process and assessment of the Bids, Officers have also taken advice from other Officers within the Council; including the Communities team.

10.3 Regular Parish events and Member briefings will continue to be held to familiarise all with the Expenditure Framework and how we can continue to work together to provide infrastructure for the benefit of our communities.

## 11. EQUALITY ANALYSIS

11.1 Please see attached Screening report.

## 12. ENVIRONMENTAL IMPLICATIONS

12.1 It is important that appropriate infrastructure mitigates harm which could be caused by new development without its provision. CIL is one way in which infrastructure is provided and the CIL Expenditure Framework requires two bid rounds per year supported by the provision of a CIL Expenditure Programme for each Bid round. There is no EIA Assessment required.

## 13. APPENDICES

Title	Location
A. Appendix A - CIL Expenditure Programme for Mid Suffolk – November 2021	ATTACHED
B. Appendix B - Technical Assessment of CIL Bids M21-03 – November 2021	ATTACHED
C. Appendix C - Screening report for Equality Analysis	ATTACHED
D. Appendix D – Additional Information for Bid M21-03	ATTACHED

## 14. BACKGROUND DOCUMENTS

14.1 The CIL Expenditure Framework, the CIL Expenditure Framework Communications Strategy and the Infrastructure Funding Statement (including the Infrastructure List) for Mid Suffolk District Council together with the Key CIL Calendar dates for 2020 constitute background papers for this report. The original documents were adopted by both Councils in April 2018. They were reviewed and adopted by both Councils in March 2019 (Babergh – 18<sup>th</sup> and Mid Suffolk - 19<sup>th</sup> March) and further amended and adopted by both Councils in April 2020 and in March 2021. These amended background documents are as follows: -

- The CIL Expenditure Framework (amended in March 2021) :  
<https://www.midsuffolk.gov.uk/assets/CIL-and-S106-Documents/CIL-Expenditure-Framework-Babergh-and-Mid-Suffolk-March-2021.pdf>
- The CIL Expenditure Framework Communications Strategy (amended in March 2021) :  
<https://www.midsuffolk.gov.uk/assets/CIL-and-S106-Documents/CIL-Expenditure-Framework-Communication-Strategy-March-2021.pdf>
- Key CIL Calendar dates 2021/22  
<https://www.midsuffolk.gov.uk/assets/CIL-and-S106-Documents/Key-Dates-CIL-Expenditure-Calendar-2021and-2022.pdf>
- Infrastructure Funding Statement for Mid Suffolk (December 2020)  
<https://www.midsuffolk.gov.uk/assets/CIL-and-S106-Documents/Mid-Suffolk-District-Council-IFS-19-20.pdf>

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# **The Community Infrastructure Levy (CIL) Expenditure Programme**

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**Mid Suffolk District Council**

**November 2021**

**Appendix A**

## CIL EXPENDITURE PROGRAMME NOVEMBER 2021

### KEY FACTS

- The CIL Expenditure Framework and the CIL Communications Strategy were reviewed and approved on 23<sup>rd</sup> March (Babergh) and 25<sup>th</sup> March 2020 (Mid Suffolk). A Key dates for CIL calendar document 2021/22 has also been published on the website in calendar format. These documents can be viewed on the web site using the following hyperlink:  
<https://www.midsuffolk.gov.uk/planning/community-infrastructure-levy-and-section-106/community-infrastructure-levy-cil/spending-cil/>
- Bid Round 7 (for Infrastructure providers including Officers from BMSDC and Parishes and Community Groups) occurred between the 1<sup>st</sup> - 31<sup>st</sup> May 2021. Previous bid rounds were in May and October 2018, May and September 2019, May and October 2020.
- The above documents contain the processes, criteria for consideration and governance of the scheme which includes the production of a CIL Expenditure Programme (at least twice yearly – after each Bid Round). This document contains the decisions to be made by Cabinet on Bids and for Cabinet to note decisions which have been made under delegated powers (all as detailed in the Governance section of the CIL Expenditure Framework)
- 20% of all CIL collected (after the 5% Admin charge and the Parish Neighbourhood CIL apportionment has been deducted) is being saved for Strategic Infrastructure expenditure (definition contained within the CIL Expenditure Framework)
- Infrastructure for new housing growth (ten dwellings and over) is prioritised in the CIL Expenditure Framework and the CIL monies collected against such schemes are saved in a different Ringfenced Infrastructure Fund in order that these monies are available for the infrastructure for those housing projects in that settlement.
- An Infrastructure Funding Statement – Infrastructure List (IFS) has been produced in December 2020 and is largely but not wholly based on the Councils Infrastructure Delivery Plan (IDP).
- The remainder of the CIL monies are available for Local Infrastructure expenditure (as defined in the CIL Expenditure Framework) and are saved in the Local Infrastructure Fund.
- These three Infrastructure Funds (Strategic, Ringfenced and Local) comprise the “**available funds**” for CIL expenditure. The “**available funds**” are stated below together with details of all new starts on new major housing growth projects (10 dwellings and over) within a stated period so that infrastructure projects that may come forward to support those housing schemes and be funded from the Ringfenced Infrastructure Funds can be

understood. Also contained in this CIL Expenditure programme are details of progress on Infrastructure projects (section B below) together with details of developing infrastructure projects (section C below)

- All CIL expenditure must be in accordance with the Infrastructure Funding Statement – Infrastructure List which is publicised on the Website on the 11<sup>th</sup> December 2020.
- The timetable for consideration of Bids and the fourth review of the CIL Expenditure Framework is also on the website:  
<https://www.midsuffolk.gov.uk/planning/community-infrastructure-levy-and-section-106/community-infrastructure-levy-cil/spending-cil/>

## CONSIDERATION OF BIDS

- All received bids are acknowledged and all missing or outstanding information (including the need for formal approvals to have been obtained) must be submitted before the bid can be made valid or progressed towards formal determination.
- When a bid is made valid consultation will occur with the Ward District Member(s), the Parish Council, and the Division County Councillor for a period of 14 days. A copy of the Bid form and a location plan will be sent out as part of this consultation.
- All valid bids will be assessed against the Validation Screening and Prioritisation criteria set out in the CIL Expenditure Framework. For each bid there will be a technical assessment section which can be viewed (Appendix B).
- The technical assessment of each valid bid contains a conclusion section that the recommendation to Cabinet in the CIL Expenditure Programme is founded upon.
- The CIL Expenditure Programme for each Council contains decisions to be made by Cabinet together with bids approved under delegated powers for Cabinet to note, as detailed in the Governance section of the Councils CIL Expenditure Framework,

## PRIORITISATION OF FUNDS

- The CIL Expenditure Framework requires all planning decisions to approve housing/employment development which carry Infrastructure to be provided by CIL and necessary for an approved growth project (those with planning permission and considered by Planning Committee) to be considered a priority so that the approved development which is ultimately carried out is supported by necessary infrastructure and is therefore sustainable.
- As such those major planning applications (over 10 dwellings) which have been commenced, and for which CIL monies have been received, shall have the CIL monies kept in a Ringfenced Infrastructure Fund so that the spend against these priority infrastructure projects can be safeguarded for the community

receiving the growth. The remaining monies shall be known as the “**available funds**” for expenditure in the bid round process. These schemes where works have started and are subject to CIL will be listed below in this document together with the amount of CIL collected so far. Infrastructure officers will work with Infrastructure Providers to ensure that bids are received for these schemes.

**HOUSING SCHEMES (10 dwellings and over – where CIL has been collected and commenced since adoption of CIL – 11<sup>th</sup> April 2016 up to 21<sup>st</sup> September 2021).**

Location	Address	Planning Reference	No of Dwellings Approved	Total amount of CIL to be collected	Total amount of CIL collected to 17 August 2021	Infrastructure requirements from CIL at the time of the grant of planning approval
PALGRAVE	Lion Road	4195/15	21	£238,491.60	£238,491.60	Education £85,267 Libraries £4,536 Waste £1,071
STOWMARKET	Phase 6C Cedars Park	1709/16	89	£363,595.24	£363,595.24	Libraries £19,224 Education £468,964
TOSTOCK	Land at Norton Road	4974/16	14	£143,003.45	£143,003.45	Education £3,6543 Pre School £12,182 Libraries £3,024
STOWUPLAND	Land Between Gipping Road and Church Road	DC/17/02755	75	£616,651.06	£616,651.06	Education primary £523,783 Education secondary £688,447 Pre-school £103,547 Libraries £37,800 waste £8,925
STOWUPLAND	Land Between Gipping Road and Church Road	DC/18/00097	100	£933,105.04	£933,105.04	see above (phase 1)
LAXFIELD	Mill Road	DC/17/04375	12	£306.35	£306.35	Education £24,362
LAXFIELD	Bickers Hill Road	DC/17/06283	10	£147,191.31	£104,286.28	None
ELMSWELL	Wetherden Road	DC/18/01679	240	£1,381,266.44	£1,381,266.44	Education £718,679 Pre School £146,184 Libraries £51,840

GISLINGHAM	South side of Thornham Road	DC/17/06092	40	£717,730.90	£717,730.90	Bus Stop £4,000
GREAT BLAKENHAM	Land on The West Side of Stowmarket Road,	DC/18/01487	130	£1,056,073.74	£1,056,073.74	Education £851,771 Pre School £54,369 Libraries £28,080 Waste £6,630 Bus Stop Relocation £37,000 Health £42,780
STOWMARKET	Phase 3D Cedars Park,	4556/16	48	£207,427.76	£207,427.76	Education £257,185 Pre School £30,455 Libraries £10,368
WOOLPIT	Land on east side of Green Road	2112/16	49	£539,189.32	£431,351.44	Libraries £10,584
THURSTON	Highfield, Norton Road	DC/18/01376	175	£2,083,898.18	£1,667,118.56	Education (temporary classroom for primary education) £179,181 Libraries £37,800
THURSTON	Land To The West Of Ixworth Road Thurston Suffolk	DC/18/03547	250	£2,249,452.38	£1,799,561.92	Off Site Highway Works - £199,251 Education (Pre-School) - £208,325 Education (Primary School Building)- £1,018,598 Education (Primary School Site) - £80,228
THURSTON	Land On The North Side Of Norton Road Thurston	DC/19/01602	87	£859,332.22	£687,465.76	Education - £1,052,810 Highways - £275,921 Public rights of Way - £23,611

THURSTON	Land On The West Side Of Barton Road Thurston Suffolk	DC/17/02232	129	£1,350,557.01	£540,230.80	Education - £492,870,000 Education Land - £38,820.00 Highways Capacity - £56,146.00 Highways Contributions - £120,618.00 Highways Pedestrian Crossing - £14,240.00 Highways Safety - £8,232.00 Highways Speed Limit - £8,000.00 Public rights of way - £34,000.00
NEEDHAM MARKET	Land Off Luff Meadow Needham Market Suffolk	DC/19/03729	28	£103,796.72	£83,037.36	Pre-School: £24,999.00 Primary School: £85,267.00 Secondary School: £91,755.00 Secondary School 16+: £19,907.00. Future CIL funding bid of at least £111,682 (2018/19 costs). Library Contribution: £6,048.00
HAUGHLEY	Land To The West Of, Fishponds Way, Haughley, Suffolk	DC/19/05627	65	£764,391.85	£458,635.11	School Transport - £165,120.00 Traffic Regulation - £10,000

WALSHAM LE WILLOWS	Land West Of, Wattisfield Road, Walsham Le Willows, Suffolk	DC/19/04273	60	£679,616.65	£407,769.99	School Transport - £51,000.00
LAXFIELD	Land On West Side Of, Bickers Hill Road, Laxfield, Suffolk	DC/19/04998	11	£182,430.49	£109,458.30	School Transport - £9,600.00
WOOLPIT	Land South Of, Old Stowmarket Road, Woolpit, Suffolk	DC/19/05196	115	£1,272,115.78	£763,269.48	Education Contribution - £18,194.00
SOMERSHAM	Land South West Of, Main Road, Somersham, Suffolk	DC/18/03114	42	£492,837.65	£98,567.53	Public Rights of Way Contribution - £36,300.00
STOWUPLAND	Land At Church Road And Gipping Road, Stowupland, Stowmarket, IP14 4BG	DC/19/01947	53	£203,210.16	£203,210.16	None
BOTESDALE	Land At Back Hills, Botesdale, Suffolk, IP22 1DW	DC/19/05152 & DC/20/05289	40	Phased Developed P1 - £480,436.99 P2 - £96,655.76 P3 - £136,002.56 P4 - £112,299.04 P5 - £135,478.42	P1 - £0.00 P2 - £24,163.94 P3 - £21,858.30 P4 - £0.00 P5 - £0.00	None
ELMSWELL	Land To The East Of Ashfield Road, Elmswell, IP30 9HG	DC/19/02495	106	£1,009,172.54	£403,669.02	Public Rights of Way Contribution - £6,287.50 Travel Plan Evaluation and Support Contribution - £1,000.00 per annum Travel Plan Implementation Bond - £106,105.00

RATTLESDEN	Land To The East Of, Rising Sun Hill, Rattlesden, Suffolk	DC/19/03840	22	£341,028.52	£136,612.54	None
ELMSWELL	Crest Nicholson Site, Land Adjacent Wetherden Road , Elmswell	DC/20/03026 & DC/20/03027	240	£1,641,503.73	£51,663.31	Green Travel Plan Monitoring Contribution - £252.32 Green Travel Plan Monitoring Contribution - £252.32 – annually for 5 years Public Rights of Way Contribution - £4686.25 – prior to 1st occupation Traffic Regulation Order Contribution - £15000.00 - prior to 1st occupation
THURSTON	Land At Meadow Lane, Thurston, IP31 3QG	4942/16	64	£812,106.53	£162,421.27	Affordable Housing - £1,536,955 Early Years Contribution - £49,998 Education - £246,435 Education Land Contribution - £19,410.00 Highways Capacity Improvement Contribution - £27,855 Highways Pedestrian Crossing Improvement - £7,065 Highway Safety Improvement - £4,084



STOWUPLAND	Land To The West Of, Thorney Green Road, Stowupland, Suffolk, IP14 4BY	DC/19/05316	58	£641,624.17	£256,649.66	None
NEEDHAM MARKET	Former Mid Suffolk District Council Offices & Associated Land, 131 High Street, Needham Market, IP6 8DL	DC/18/05104	94	£148,003.66	£59,201.46	None
ELMSWELL	Land To The East Of Borley Crescent, Elmswell, Suffolk	DC/18/04267	60	£441,821.76	£88,364.35	Transport Contribution - £25,000
BARHAM	Land Off, Norwich Road, Barham, Suffolk	DC/20/05172	10	£121,354.55	£24,270.91	None
NEEDHAM MARKET	Land at Hill House Lane, Needham Market, Suffolk	DC/19/02363	38	£173,488.62	£34,697.72	Bus Stop Contribution - £15,000
WORTHAM AND BURGATE	Land to South of Bury Road, Wortham	2480/16	12	£238,101.02	£142,860.60	None
HAUGHLEY	Land East Of King George's Field , Green Road, Haughley, IP14 3RA	DC/19/05958	98	£989,093.16	£593,455.89	Affordable Housing Commuted Sum: £2,534,857 Highways - £15,000 Highways Enhancement works - £49,500 Shared Ownership dealings - £80,000 VAS Contribution - £3,000
BACTON	Land Off Wyverstone Road, Bacton, Stowmarket, Suffolk, IP14 4LQ	DC/19/02542	64	£492,458.72	£98,491.44	Affordable Housing - £51,234

BADWELL ASH	Land At Warren Farm, The Street, Badwell Ash, Suffolk	DC/20/02614	21	£250,016.48	£50,003.30	Public Footpath - £7,000 School Transport Primary- £28,880 School Transport Secondary - £14,400 Shared Ownership - £80,000
STOWUPLAND	Land South East Of Gipping Road, Stowupland, Stowmarket, Suffolk, IP14 4AX	DC/21/00946	80	£841,425.62	£168,285.12	Education - £6,618.71 x number of dwellings Highways - £50,000 Open Space - £2500 Birds Mitigation - £2,000 Shared Ownership - £80,000 Thradstones Meadow - £75,000
WORLINGWORTH	Land To The South Of, Shop Street, Worlingworth, Suffolk	DC/21/00755	26	£364,566.50	£0.00	Shared Ownership - £80,000
STOWUPLAND	Land At Church Road, Stowupland, Stowmarket, Suffolk, IP14 4BQ	DC/20/02205	10	£177,181.38	£177,181.38	Off Site Affordable Housing - £34,000
LAXFIELD	Land To The East Of, Mill Road, Laxfield, Suffolk	DC/19/00156	13	£187,044.69	£0.00	None
WOOLPIT	Land Off Green Road, Woolpit , IP30 9RG	DC/19/00647	49	£549,899.85	£0.00	Early Years - £680.24 Education - £12,936 Footpath - £915 Primary Education - £180,719
FRESSINGFIELD	Land And Buildings At Red House Farm, Priory Road, Fressingfield, Suffolk	DC/20/03457	28	£300,803.69	£0.00	None

## AVAILABLE FUNDING FOR BID ROUND SEVEN (November 2021)

**Total Amount of CIL monies available up to 31/03/2021** (after deduction of the 5% CIL admin charge, the making of Neighbourhood CIL payments including payments made by 28<sup>th</sup> April 2021, allocation of 20% save for the Strategic Infrastructure Fund, the prioritisation of funds to meet the infrastructure costs associated with major housing developments (Ringfenced Infrastructure Fund) and approved Bids from Bid Rounds 1,2 ,3 ,4 ,5, 6 and 7 (including June 2021):

- Total **Strategic Infrastructure Fund** (including bank interest) available for Bid round 7 (October 2021) - £1,613,159.74.
- Total **Ringfenced Infrastructure Funds** for major housing growth projects (10 dwellings and over) available for Bid round 7 (October 2021) - £3,995,107.46
- Total available Funds for **Local Infrastructure Fund** in Bid round 7 (October 2021) - £2,260,893.37

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## **Total expenditure of CIL Bids in this CIL Expenditure Programme to be determined in November 2021: -**

- Strategic Infrastructure Fund - £0.00
- Ringfenced Infrastructure Fund - £1,251,938.98 (Elmswell)

Total available ringfenced monies for Elmswell which can be drawn down for Bid M21-03 = £993,590.80

Ongoing and Future applications that should provide additional ringfenced monies for Elmswell: - as follows

DC/19/02495 Land to the East of Ashfield Road, Elmswell - £129,174.09 received in June 2021

DC/19/02495 Land to the East of Ashfield Road, Elmswell - £129,174.09 received in September 2021

- Local Infrastructure Fund - £308,067.23

## **Conclusions**

1 CIL Bid is included in this CIL Expenditure Programme with spend from the Ringfenced and Local Infrastructure Fund.

- **Should Members wish to approve CIL Bid M21-03 in Elmswell – suggest using whole of ringfenced fund for Elmswell (£993,590.80) + suggest using Ongoing and Future applications that should provide additional ringfenced funds for Elmswell - received payment of (DC/19/02495 Land to the East of Ashfield Road, Elmswell - £129,174.09) received payment of (DC/19/02495 Land to the East of Ashfield Road, Elmswell £129,174.09) Total from Ringfenced fund = £1,251,938.98 Remaining balance of £308,067.23 to be taken from the Local Infrastructure Fund.**

The remaining CIL Bids which are as yet undetermined will continue to be worked on. However, all will be subject to the amendments made to the CIL Expenditure Framework and the CIL Expenditure Framework Communication Strategy through the third review. If the above recommendations to Cabinet to approve the CIL Bids at this stage in round 7 (October 2021) are accepted, the remaining unspent CIL monies for Bid round 8 (October 2021) are set out below: -

- **Strategic Infrastructure Fund** (including bank interest) for Bid round 8 (October 2021) - £1,613,159.74.
- **Ringfenced Infrastructure funds** (Prioritisation of funds for major housing growth projects) for Bid round 8 (October 2021) -£2,743,168.48
- **Local Infrastructure Fund** for Bid round 8 (October 2021) - £1,952,826.14
- 1 CIL Bid is included in this CIL Expenditure Programme for approval of amendments for a previously agreed CIL bid.

**A. LIST OF OUTSTANDING BIDS TOGETHER WITH THOSE RECEIVED FOR BID ROUND SEVEN (1<sup>st</sup> May - 31<sup>st</sup> May 2021) FOR MID SUFFOLK DISTRICT COUNCIL (including recommendations to Cabinet to make decisions or for Cabinet to note delegated decisions already made).**

The following table comprises a list of all outstanding bids including those made in Bid round seven (1<sup>st</sup> - 31<sup>st</sup> May 2021). Not all of the bids are valid; with either missing information including where there are no formal approvals for the proposed infrastructure or further investigation, or clarification is being sought. Those bids where no decision is able to be made or where they are invalid will be carried forward to the next bid round (unless no substantive progress has been made in a 12-month period from submission at which point, they will be treated as withdrawn).

**This list should be read in conjunction with Appendix B which comprises the technical assessment upon which the recommendations are based.**

Bid Ref	Location by Parish/ Address	Type of Bid and Bidder	Infrastructure Funding Statement compliant	Amount of Money Sought	100% CIL Monies sought (Y/N)	Total costs and other sources of other funding	Consultation /expiry date (on valid Bids only)	Valid	Reasons why Bid is Invalid	Recommendation to Cabinet for decision or Delegated decision (for Cabinet to note)
M18-18	EYE Hartismere School	Provision of Sports Hall (4 Badminton Court) and Squash Court and provision of a Community Sports Leisure Facility. The Hartismere School of Academies	Yes, project developed under Community Infrastructure section	£1,000,000	No	Total estimated cost £1,818,188.40 excluding VAT Sports England Lottery Fund – application submitted= £500,000 School and possible Eye Town Council Contribution (TBC) £318,188.40 VAT can be reclaimed by School	N/A	No	No formal approval in place for the proposed infrastructure or three quotes.	<b>Progress continuing with likely revisions being submitted in forthcoming Bid round. Bid held over until Winter 2021 Cabinet decision ultimately</b>

Bid Ref	Location by Parish/ Address	Type of Bid and Bidder	Infrastructure Funding Statement compliant	Amount of Money Sought	100% CIL Monies sought (Y/N)	Total costs and other sources of other funding	Consultation /expiry date (on valid Bids only)	Valid	Reasons why Bid is Invalid	Recommendation to Cabinet for decision or Delegated decision (for Cabinet to note)
M19-09	NEEDHAM MARKET Station – Access for All Ramp and Access project	Needham Market station Station Yard Needham Market Suffolk Access for All and Greater Anglia	Yes, provision of improvements to passenger transport facilities (rail)	Project a) £100,000 improvements to station to allow Disabled ramp) - phase 1 works (related to Bid M19-11 below)	No	Phase 1 project a) Total Cost - £400,000 SCC £50,000 MSDC – £50,000 Department for Transport Access for all Bid Mid-Tier Programme £200,000 (bid award not yet confirmed) Phase 2 project b) Total Cost - £400,000 SCC £50,000 MSDC – £50,000 Department for Transport Access for all	N/A	No	Bids M19-09 and M19-11 are currently invalid as Greater Anglia need to join in with these Bids. Feasibility Study is being carried out by Greater Anglia (cost £20,000) to determine exact works and costings for both phases which are likely to be undertaken as one. Need for planning permission also needs resolution together with firm understanding/ review of costs and delivery mechanisms. CIL Bid M19-09 works are referred to within the	<b>Bid currently invalid for the following reasons: - Greater Anglia need to join in with the Bid. Feasibility Study is being carried out by Greater Anglia. Need for planning permission issue requires resolution together with firm understanding /review of costs/funding options and delivery mechanisms. Held over until Winter2021 Cabinet decision ultimately</b>

Bid Ref	Location by Parish/ Address	Type of Bid and Bidder	Infrastructure Funding Statement compliant	Amount of Money Sought	100% CIL Monies sought (Y/N)	Total costs and other sources of other funding	Consultation /expiry date (on valid Bids only)	Valid	Reasons why Bid is Invalid	Recommendation to Cabinet for decision or Delegated decision (for Cabinet to note)
						Bid Mid-Tier Programme £200,000 (bid award not yet confirmed)			Infrastructure Delivery Plan	
M19-11 Page 39	NEEDHAM MARKET Station – Access for All Ramp and Access project	Needham Market station Station Yard Needham Market Suffolk Access for All and Greater Anglia	Yes, provision of improvements to passenger transport facilities (rail)	Project b) £190,000 Improved access arrangements to the station and adjoining Needham Lake	No	Total Cost £780,000 £50,000 SCC £50,000 MSDC £390,000 Department for Transport Access for all Bid £190,000 Greater Anglia	N/A	No	Bids M19-09 and M19-11 are currently invalid as Greater Anglia need to join in with these Bids. Feasibility Study is being carried out by Greater Anglia (cost £20,000) to determine exact works and costings for both phases which are likely to be undertaken as one. Need for planning permission also needs resolution together with firm understanding/revie	<b>Bid currently invalid for the following reasons: - Greater Anglia need to join in with the Bid. Feasibility Study is being carried out by Greater Anglia. Need for planning permission issue requires resolution together with firm understanding /review of costs/funding options and delivery mechanisms. Held over to Winter 2021. Cabinet decision ultimately</b>

Bid Ref	Location by Parish/ Address	Type of Bid and Bidder	Infrastructure Funding Statement compliant	Amount of Money Sought	100% CIL Monies sought (Y/N)	Total costs and other sources of other funding	Consultation /expiry date (on valid Bids only)	Valid	Reasons why Bid is Invalid	Recommendation to Cabinet for decision or Delegated decision (for Cabinet to note)
									w of costs and delivery.	
M20-25  Page 40	STOWARKET Museum of East Anglian Life Crowe Street Stowmarket Suffolk	Museum of East Anglian Life. Community allotments and Crack Wood	Yes, project developed under community facilities section	£74,955.56 (original CIL Bid) £110857 (including VAT) (revised CIL Bid)	No (Original Bid)  Yes (revised Bid)	Total Cost £106,640 of the original project  Total Cost £ 110 857 (of the revised project)  Scottish Power funds £122,000 the majority of which is being spent on a related but wider project	Consultation to start when Bid becomes validated	No – CIL Bid is invalid	Original CIL Bid received in October Bid round 2020. Outstanding information was submitted including revised quotes. Meeting held on 12/01/2021 with Bid Author Town Council Ward Members and County Councillors. Issues raised are being considered alongside outstanding information Further revised information received end of April/beginning of May 2021. Planning permission is	<b>Held over to Winter 2021 until the current planning application reference DC/21/03755 for the CIL eligible elements of the wider project is determined. Cabinet decision ultimately</b>



Bid Ref	Location by Parish/ Address	Type of Bid and Bidder	Infrastructure Funding Statement compliant	Amount of Money Sought	100% CIL Monies sought (Y/N)	Total costs and other sources of other funding	Consultation /expiry date (on valid Bids only)	Valid	Reasons why Bid is Invalid	Recommendation to Cabinet for decision or Delegated decision (for Cabinet to note)
Page 41									required for the footpath and fencing. No decision has been issued on the planning application and consequently the CIL Bid remains invalid.	
M20-26	STOWARKET Museum of East Anglian Life Crowe Street Stowmarket Suffolk	Museum of East Anglian Life. Play area	Yes, project developed under community facilities section	£150,000	No	£180,000	Consultation to start when Bid becomes validated	Not yet validated	Bid received at end of October Bid round and currently being validated and screened. Outstanding information awaited including new quotes. Meeting held on 12/01/2021 with Bid Author Town Council Ward Members and County Councillors. Issues raised are being considered alongside outstanding information	<b>Held over until Winter 2021. Cabinet decision ultimately.</b>

Bid Ref	Location by Parish/ Address	Type of Bid and Bidder	Infrastructure Funding Statement compliant	Amount of Money Sought	100% CIL Monies sought (Y/N)	Total costs and other sources of other funding	Consultation /expiry date (on valid Bids only)	Valid	Reasons why Bid is Invalid	Recommendation to Cabinet for decision or Delegated decision (for Cabinet to note)
M21-03	ELMSWELL Primary School	Education - SCC	Yes - Education	£1,560,006.21	No	Total costs - £2,224,884.50 S106 - £664,878.29	Consultation to start on the 24 <sup>th</sup> of September 2021 and expires on 8 <sup>th</sup> October 2021	Yes		<b>Recommendation to Cabinet to approve this CIL Bid of £1,560,006.21, £1,251,938.98 from the Ringfenced Fund and £308,067.23 from the Local Infrastructure Fund</b>
M21-07	STOWMARKET – John Peel Centre	Development of 11 Market Place Stowmarket to join up with John Peel Centre	Yes, project developed under community facilities section	£75,000.00	No	Total costs £ S106 £31,000 MSDC Community Grant £25,000 AHF £15,000 LEP £25,000	Consultation to start when Bid becomes validated	No	Other funding sources are not yet secured. No quotes have been received and no indication of final project cost.	<b>Held over until Winter 2021. Cabinet decision ultimately.</b>
M21-09	THURSTON Community College	Education – SCC	Yes – Education	£1,781,462.00	No	S106 - £184,595 Basic Need Funding - £33,943	Consultation to start when Bid becomes validated	Not yet validated	Planning permission not yet granted	<b>Held over until 2022 given that the scheme does not yet have planning permission.</b>

Bid Ref	Location by Parish/ Address	Type of Bid and Bidder	Infrastructure Funding Statement compliant	Amount of Money Sought	100% CIL Monies sought (Y/N)	Total costs and other sources of other funding	Consultation /expiry date (on valid Bids only)	Valid	Reasons why Bid is Invalid	Recommendation to Cabinet for decision or Delegated decision (for Cabinet to note)
										Cabinet decision ultimately
M19-06  Page 43	THURSTON Community College – Amendment to previously agreed CIL bid – Removal of the requirement for a Community User Agreement	Education – SCC	Yes – Education	Amendment to condition of previously agreed CIL Bid	N/A	N/A	N/A	N/A	N/A	Recommendation to Cabinet to approve the amendments to the previously agreed CIL bid as set out in this report – to remove the requirement for a Community User Agreement.



**B. PROGRESS OF BIDS APPROVED IN PREVIOUS BID ROUNDS (Bid Rounds 1, 2, 3, 4, 5, 6 and 7 (including Cabinet decisions – June 2021))**

Bid Ref	Project	Project Ref (Exacom)	Amount of CIL Funding Allocated	Project Spend	Unspent Funds Returned	Progress
M01-18	COMMUNITY FACILITY Gislingham Silver Band Hall	639	£44,568.75	£0	£44,568.75 Local Infrastructure Fund	Agreed by Cabinet on 4th March 2019. CIL Bid offer letter dated 13 <sup>th</sup> March 2019. Offer accepted. Project currently stalled as planning permission expired and requires renewal together with issues with the Party Wall with neighbours. <b>Update requested in January 21 but no update received and CIL Bid Offer expired in March 2021. Monies returned to the Local Infrastructure Fund</b>
M02-18	PUBLIC TRANSPORT - Laxfield - Bus stops at Mill Lane	556	£5,000.00	£3,627.63	£1,372.37 Local Infrastructure Fund	Noted by Cabinet on 10th September 2018. Delegated decision taken on 20 <sup>th</sup> August 2018. CIL Bid offer letter dated 25 <sup>th</sup> September 2018 Offer accepted. <b>Project completed under budget and monies returned to the Local Infrastructure Fund.</b>
M04-18	PUBLIC TRANSPORT - Stowmarket - Bus Stops at Finborough Rd	557	£5,000.00	£0.00	£5,000.00 Local Infrastructure Fund	Noted by Cabinet on 10 <sup>th</sup> September 2018. Delegated decision taken on 20 <sup>th</sup> August 2018. CIL Bid offer letter dated 25 <sup>th</sup> September 2018. Offer accepted. However, <b>Scheme abandoned due to bus services ending. Monies returned to the Local Infrastructure Fund</b>

Bid Ref	Project	Project Ref (Exacom)	Amount of CIL Funding Allocated	Project Spend	Unspent Funds Returned	Progress
M05-18	PUBLIC TRANSPORT - Bus stop improvements Mortimer Road Stowmarket	531	£35,000.00	£0.00	£35,000.00 Local Infrastructure Fund	Agreed by Cabinet on 10 <sup>th</sup> September 2018. CIL Bid offer letter dated 5 <sup>th</sup> September 2018. Offer accepted. Project is at final design for ordering works. <b>Scheme abandoned due to issues with the design and monies returned to the Local Infrastructure Fund</b>
M08-18	HEALTH - Botesdale Heath Centre - Extension to increase provision and palliative care	522	£98,739.74	£98,739.74	£0.00	Agreed by Cabinet on 10 <sup>th</sup> September 2018. CIL Bid offer letter dated 25 <sup>th</sup> September 2018. Offer accepted. <b>Project completed. Building open and being used.</b>
M10-18	COMMUNITY FACILITY – Stowupland Notice Board Trinity Meadow	640	£641.35	£0.00	£641.35 Local Infrastructure Fund	The Parish Council decided not to proceed with this Parish Notice Board and submitted a different CIL Bid (reference M19-01) which has been approved on the proviso that CIL Bid M10-18 is not proceeded with. <b>Email received regarding withdrawal of this Bid.</b> Monies returned to the Local Infrastructure Fund.
M11-18 and M12-18	VILLAGE HALL - Stowupland Village Hall Partial Refurbishment and development of the Sports and Social Club facilities	543	£13,240.10	£13,240.10	£0.00	2 Bids noted by Cabinet on 10 <sup>th</sup> September 2018. Delegated decisions taken on 20 <sup>th</sup> August 2018. CIL Bid offer letters dated 25 <sup>th</sup> September 2018. Offer letters accepted. <b>Both projects completed.</b>

Bid Ref	Project	Project Ref (Exacom)	Amount of CIL Funding Allocated	Project Spend	Unspent Funds Returned	Progress
M18-20	PUBLIC TRANSPORT Thurston - Bus Shelters Norton Road	641	£13,000.00	£13,000.00	£0.00	Agreed by Cabinet on 4 <sup>th</sup> March 2019. CIL Bid offer letter dated 13 <sup>th</sup> March 2019. <b>Project completed</b>
M23-18	GREEN ENERGY EV Charger at Cross St Car Park Eye	642	£20,728.40	14,287.16	£6441.24 Local Infrastructure Fund	Agreed by Cabinet on 4 <sup>th</sup> March 2019. CIL Bid offer letter dated 13 <sup>th</sup> March 2019. Offer accepted. Wayleave agreement is required between MSDC and owner of the Queen's Head to allow the cables to be laid. This process is ongoing and legal are also working to resolve any issues. Work is now underway and should be completed by end of February. Project has been completed, awaiting claim for funds. <b>Project completed under budget. Monies returned to the Local Infrastructure Fund</b>
M19-01	COMMUNITY FACILITY– Stowupland Notice Board Trinity Meadow	640	£396.26	£396.26	£0.00	Noted by Cabinet on 28 <sup>th</sup> August 2019. CIL Bid offer letter dated 6 <sup>th</sup> September 2019. CIL Bid Offer made and accepted on the basis that CIL Bid M10-18 is not proceeded with. Notice Board completed and erected. <b>Project completed.</b>

Bid Ref	Project	Project Ref (Exacom)	Amount of CIL Funding Allocated	Project Spend	Unspent Funds Returned	Progress
M19-04	PUBLIC TRANSPORT Thurston - Bus Shelters Sandy Lane	649	£9,600.00	£4,800.00	£4,800.00 Local Infrastructure Fund	Noted by Cabinet on 28th August 2019. CIL Bid offer letter dated 5 <sup>th</sup> September 2019. Offer accepted. Awaiting scheduling of works – date uncertain due to Covid-19 outbreak restrictions. <b>Project complete. Only one shelter provided under this CIL Bid as second shelter provided by developer through s106 contributions instead. Therefore monies returned to the Local Infrastructure Fund.</b>
M14-18	EDUCATION – Stowupland High School	656	£2,446,575.00	£2,417,764.17		Agreed by Cabinet on the 6 <sup>th</sup> January 2020. CIL Bid offer letter dated 31 <sup>st</sup> January 2020. Offer accepted. First and second claim have been paid. Final claim to be made on completion of the project. <b>Project completed and handover has occurred with staged payment made in April 2021. Small balance left to pay in early 2022.</b>
M19-07	COMMUNITY FACILITIES – Village Hall Enhancement Extension Occold	664	£19,190.00	£16,297.76		Agreed by Cabinet on 9th March 2020. CIL Bid offer letter dated 16 <sup>th</sup> March 2020. Offer accepted. Update 30/07/2020 – Anticipated start on the build in September 2020 <b>January 21 Update</b> – First stage payment made



Bid Ref	Project	Project Ref (Exacom)	Amount of CIL Funding Allocated	Project Spend	Unspent Funds Returned	Progress
M19-10	EDUCATION – Bramford Primary School	663	£645,593.00	£645,593.00	£0.00	Agreed by Cabinet on 9th March 2020. CIL Bid offer letter dated 16 <sup>th</sup> March 2020. Offer accepted. <b>Update 30/07/2020 – Project completed</b>
M19-14	EDUCATION – Claydon Primary School	662	£499, 421.00	£499,421.00	£0.00	Agreed by Cabinet on 9 <sup>th</sup> March 2020. CIL Bid offer letter dated 12 <sup>th</sup> March 2020.Offer accepted. <b>Project completed.</b>
M19-08	COMMUNITY FACILITIES – Thornham – Car Park	681	£27,000.00	£27,000.00		Agreed by Cabinet on 9 <sup>th</sup> March 2020. Legal position resolved and Bid offer letter dated 20 <sup>th</sup> May 2020.Offer accepted. <b>Project completed</b>
M20-18	GREEN ENERGY -EV CHARGING POINTS -Stowmarket - Regal Car Park	701	£10,263.00	£6,590.25		Agreed by Cabinet in September2020. Offer letter issued. Offer accepted.
M19-12	COMMUNITY FACILITIES – Eye- Play Facilities	703	£31,605.60			Agreed by Cabinet in September 2020. Offer letter issued. Offer accepted
M19-03 -	COMMUNITY FACILITIES – Debenham Leisure Centre - Additional car Park	704	£47,000.00	£42,840.00		Agreed by Cabinet in September.2020 Offer letter issued. Offer accepted. First staged payment made
M20-07	RAIL – Thurston Rail Station - Feasibility Study by Network Rail	702	£100,000.00			Agreed by Cabinet in September 2020. Offer letter issued. Offer accepted. Preparatory work occurring for the scope of the Feasibility study
M20-08	COMMUNITY FACILITIES – Wingfield – Conversion of Granary barn to children’s nursery	705	£34,000.00	£33,960.00	£39.58 Local Infrastructure Fund	Agreed by Cabinet in September 2020. Offer letter issued. Offer accepted. <b>Project Complete and under budget. Monies returned to the Local Infrastructure Fund</b>

Bid Ref	Project	Project Ref (Exacom)	Amount of CIL Funding Allocated	Project Spend	Unspent Funds Returned	Progress
M19-13	COMMUNITY FACILITIES –Bedfield – new play area	680	£4,534.00	£4,534.00	£0.00	Agreed by Cabinet in September 2020. Offer letter issued. Offer accepted – <b>Project Completed</b>
M20-09	COMMUNITY FACILITIES - Ringshall Village Hall Installation of sewerage treatment works.	712	£16,651.00	£16,122.97	£528.03 Local Infrastructure Fund	Agreed by Cabinet in December 2020. <b>Offer letter issued. Project completed under budget. Monies returned to the Local Infrastructure Fund</b>
M20-21	COMMUNITY FACILITIES – Thornham Walks overflow car park – Covid Complications - further grant funding	709	£3,355.00	£3,344.75	£10.25 Local Infrastructure Fund	Agreed by Cabinet in December 2020. Offer letter issued. <b>Project completed and under budget. Monies returned to the Local Infrastructure Fund</b>
M20-10	COMMUNITY FACILITIES – Stowmarket Creation of a Stowmarket Emergency Services Hub	713	£431,740.00			Agreed by Cabinet in December 2020. Offer letter issued.
M20-25	HEALTH - Mendlesham Health. Administration Hub /Clinical Capacity reconfiguration including 2 EV charging points	721	£239,306.60	£176,322.96		Agreed by Cabinet in March 2021. Email confirming Cabinet decision issued. Offer letter to be issued upon NHS confirming the PID. June 21 Update Project underway.
M20-24	COMMUNITY FACILITIES – Gislingham running track	728	£18,487.50			Agreed by Cabinet in March 2021. Awaiting signed Community User agreement before Offer letter is sent.
M20-22	COMMUNITY FACILITIES – Haughley - Storage Unit Crascall Pavilion, Green Road	725	£39,937.00			Agreed by Cabinet in March 2021. Offer letter issued. Signed acceptance letter received 16/03/21
M20-19	COMMUNITY FACILITIES – Haughley - Car Park Crascall Pavilion, Green Road	724	£22,595.00			Agreed by Cabinet in March 2021. Offer letter issued. Signed acceptance letter received 16/03/21

Bid Ref	Project	Project Ref (Exacom)	Amount of CIL Funding Allocated	Project Spend	Unspent Funds Returned	Progress
M20-20	WASTE INFRASTRUCTURE – Fuel Tank at Creting Road Depot	720	£50,000.00			Agreed by Cabinet in March 2021. Offer letter issued.
M21-01	HEALTH – Woolpit Car Park Land South of Old Stowmarket Road	735	£917,240.00			Agreed by Cabinet in June 2021. Offer letter issued. Project started in August 2021
M19-06	EDUCATION – Thurston - Land Option CIL Bid for purchase of land for education (for a forthcoming College extension) and an associated car park	738	£1,069,841.00			Agreed by Cabinet in June 2021. Awaiting signed Community User agreement before Offer letter is sent.
M21-02	COMMUNITY FACILITY – Rickinghall All Wheel Sports Area	755	£20,148.00			Agreed by Cabinet in October 2021. Offer letter issued.
M21-05	COMMUNITY FACILITY – Debenham Community Centre	756	£59,994.00			Agreed by Cabinet in October 2021. Offer letter issued.
M21-06	COMMUNITY FACILITY – Elmswell Chamberlayne Hall	757	£19,593.81			Agreed by Cabinet in October 2021. Offer letter issued.
M21-08	COMMUNITY FACILITY – Framsdan Play Area	758	£18,789.20			Agreed by Cabinet in October 2021. Offer letter issued.
<b>Total CIL Funding allocated to MSDC projects in Bid Round 1, 2 ,3, 4, 5, 6 and 7 (June 2021)</b>			<b>£7,038,774.31</b>	<b>£4,037,882.17</b>	<b>£98,401.57</b>	

**C. LIST OF EMERGING CIL BIDS (prior to CIL Bid Submission)**

Project Ref	Project	Parties involved	CIL Funding if known	Project Costs if known	Progress
EPM 20-02	RAIL – Thurston – Station improvements	Rail, SCC Highways, Thurston Parish Council	Unknown at this stage	Unknown at this stage	Planning permissions granted at Thurston are being built out which point towards the need to bring forward station improvements at Thurston. Project being scoped and is at stage 1 and being discussed with a <b>Feasibility study monies have been agreed under CIL Bid application (within Bid round 5 – May 2020) for £100,000 (to include £10,000 for road Safety audit). Feasibility study and project being progressed</b>
EPM 20-03	EDUCATION/RECREATION/SPORT - Stowupland	Education, Stowupland Academy, Stowupland Parish Council SCC Education	Unknown at this stage	Unknown at this stage	Project being devised with all parties and is being scoped and is at stage 1. CIL Project Enquiry form required
EPM 20-06	COMMUNITY FACILITY – Stonham Aspall – solar panels on school	Stonham Aspall School Governor	Unknown at this stage	Unknown at this stage	CIL Project Enquiry form submitted. Discussions taking place with Suffolk County Council Education
EPM 20-08	COMMUNITY FACILITIES – Barham – football ground and facilities	Barham Athletic Football Club	Unknown at this stage	Unknown at this stage	CIL Project Enquiry form submitted. Discussions taking place
EPM 20-14	COMMUNITY SAFETY - Infrastructure & Security – CCTV and digital infrastructure, Eye	Eye Town Council	Unknown at this stage	£4,000	Project Enquiry form submitted. CIL Bid likely to be made in Bid round 8 (October 2021)
EPM 20-16	EDUCATION – Bramford Primary	SCC Education	Unknown at this stage	Unknown at this stage	Discussions started with Education in October 2020. CIL Project Enquiry Form submitted

Project Ref	Project	Parties involved	CIL Funding if known	Project Costs if known	Progress
EPM 21-01	EDUCATION – Great Blakenham - 30 place early years new setting	SCC Education	Estimated bid - £184,000	Estimated bid - £600,000	Discussions started with Education.– likely timing for the submission of a CIL Bid - October 2021. CIL Project Enquiry form submitted.
EPM 21-02	EDUCATION – Barham - 30 place early years new setting	SCC Education	Unknown at this stage	Unknown at this stage	Discussions started with Education.– likely timing for the submission of a CIL Bid - October 2021. CIL Project Enquiry form submitted.
EPM 21-07	COMMUNITY FACILITY – Thurston Pre-school equipment	Thurston Pre-school LTD	Unknown at this stage	Estimated costs - £10,000	Discussions started. However this enquiry cannot be supported as the proposal represents equipment and not infrastructure. Enquiry passed to Thurston Parish Council to consider under their Neighbourhood CIL expenditure scheme
EPM 21-08	COMMUNITY FACILITY – Norton Village Hall extension and roof improvements	Norton Village Hall	Unknown at this stage	Unknown at this stage	Discussions started and likely timing for the submission of a CIL Bid - October 2021. However roof repairs fall outside the terms of the CIL Expenditure Framework and will not be eligible for CIL. CIL Project Enquiry form submitted.
EPB21-10	COMMUNITY FACILITY – Eye – repair of two cemetery chapels	Eye Parish Council	Unknown at this stage	Unknown at this stage	Enquiry received through email on 04/05/2021. However repairs fall outside the terms of the CIL Expenditure Framework and will not be eligible for CIL.

Project Ref	Project	Parties involved	CIL Funding if known	Project Costs if known	Progress
EPB21-11	COMMUNITY FACILITY – Eye – Gap funding of the Moors lane children's play area	Eye Parish Council	Unknown at this stage	Unknown at this stage	Enquiry received through email on 04/05/2021. Discussions continue although the CIL Expenditure Framework states that only one CIL Bid per project and a CIL Bid has already been approved for this project
EPB21-12	COMMUNITY FACILITY- Eye - Establishing a new Right of Way joining the Town Centre	Eye Parish Council	Unknown at this stage	Unknown at this stage	Enquiry received through email on 04/05/2021. CIL Project Enquiry form needs to be submitted
EPB21-13	COMMUNITY FACILITY - Eye Street light bulb replacement	Eye Parish Council	Unknown at this stage	Unknown at this stage	Enquiry received through email on 04/05/2021. However this enquiry cannot be supported as the works are classed as falling under maintenance and therefore outside the terms of the CIL Expenditure Framework and will not be eligible for CIL. CIL Project Enquiry form submitted.
EPB21-14	COMMUNITY FACILITY- Eye - funding to establish a wildlife and camping site adjoining the scout hut	Eye Parish Council	Unknown at this stage	Unknown at this stage	Enquiry received through email on 04/05/2021. CIL Bid Enquiry form to be submitted. However this enquiry cannot be supported as the proposal is not infrastructure and cannot therefore attract District CIL. Neighbourhood CIL could be used for this purpose.

Project Ref	Project	Parties involved	CIL Funding if known	Project Costs if known	Progress
EPB21-15	COMMUNITY FACILITY - Eye - Installation of a water refill taps for shoppers and walkers.	Eye Parish Council	Unknown at this stage	Unknown at this stage	Enquiry received through email on 04/05/2021. Costs of this proposal are being looked into but there is a minimum spend for District CIL of £2000 per project as well as meeting the normal limitation of not contributing towards more than 75% of the total cost of the works. Should this project not meet the parameters of the CIL Framework it would be possible to undertake these works using Neighbourhood CIL
EPB21-16	COMMUNITY FACILITY – Great Finborough – refurbish the play park	Great Finborough Parish Council	£20,000	£90,000	Enquiry received through email on 10/05/2021. Discussions are continuing on this project although any elements that are maintenance or repair will not be eligible for District CIL funding although the project/ those elements would be capable of funding through Neighbourhood CIL funding. Discussions are ongoing. Project Enquiry form submitted.
EPB21-17	EDUCATION – Norton – replacement of the pre school portacabin	Norton pre School	£75,000	£158,841	Enquiry received through email on 10/05/2021. Following the changes to the CIL Expenditure Framework in the third review all requests for CIL funding must come from SCC Education as Infrastructure provider and there must be proven education need. This enquiry has been referred to SCC.
EPB21-18	COMMUNITY FACILITY – Barham – New Play Equipment	Barham Parish Council	£8,000	£19,300	Enquiry received through email on 10/08/2021. Meeting to be arranged. Project Enquiry form to be submitted .

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## Appendix B – Mid Suffolk – CIL Bids under the Strategic Infrastructure Fund and the Ringfenced Infrastructure Fund

### Technical Assessment of Bid – Project M21-03 - Elmswell Community Primary School - (from the Ringfenced Fund and Local Infrastructure Fund).

#### ASSESSMENT

##### Validation

VALIDATION	ASSESSMENT
Need /Justification	Yes – The project aims to increase capacity of the school from 315 to 420 primary age pupils. The project will provide additional accommodation at the school to allow the Published Admission Number (PAN) increase from 1.5FE to 2FE (315 to 420 places) to ensure there are sufficient school places for local children, the need for expansion is driven by housing growth within the school catchment. The project will provide 3 additional classrooms and associated car parking.
Delivery /timescales	Project aims to start during January 2022 and be delivered during August 2022.
Necessary other approvals	Yes - Full Planning application Reference: SCC/0054/21MS Proposal: Extension and Alteration of existing school buildings to provide 3 additional classrooms and associated car parking and external works. Planning permission granted 23/09/2021 A non-statutory pre-application planning consultation was carried out during the Spring of 2021.
Public or private land	Public
State aid details if any	N/A
Details of future funding maintenance	Yes - The school is a Local Authority maintained school (i.e. not an Academy) therefore the school receive revenue funding for minor maintenance works. In addition, SCC provide LA condition and maintenance funding to Vertas, who prioritise and implement maintenance works across SCC CYP sites.

#### SCREENED (for possible s106 expenditure with the opportunity being taken to secure other funding if available)

BIDS SCREENED	ASSESSMENT
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Must follow the Infrastructure Funding Statement (Infrastructure List)	Yes – Provision of primary school places at existing school.
Can the infrastructure be provided using s106 funds	Section 106 available: £664,878.29
Is Bid complete	Yes
Has information be verified	Yes
Is this infrastructure linked to a major housing project which has priority?	<p>The project is linked to housing growth from the following granted planning applications:</p> <p><u>S106</u></p> <ul style="list-style-type: none"> <li>• 0846/13/OUT and 3918/15/RES - Elmswell – planning permission for 190 dwellings, currently under construction. S106 secured £664,878.29</li> </ul> <p><u>CIL</u></p> <ul style="list-style-type: none"> <li>• 3469/16/OUT and DC/18/04267/RES – Elmswell – planning permission for 60 dwellings, currently under construction, with commencement date of 01/03/2021.</li> <li>• 4911/16/OUT and (DC/18/01679/RES - Elmswell – planning permission for 240 dwellings, currently under construction.</li> <li>• 0210/17/OUT and DC/19/02495/RM - Elmswell – planning permission for 106 dwellings, currently under construction.</li> <li>• 4909/16/OUT granted 21/06/2018 for 38 dwellings - Elmswell – Currently a new outline planning application is awaiting decision (DC/21/02956/OUT) to increase capacity on site from 38 dwellings to 44 dwellings.</li> </ul> <p>Bid is for 112 places @ current March 2020 cost multipliers of £17,268 per place = £1,934,016.</p>

#### PRIORITISATION (Using criteria from the CIL Expenditure)

PRIORITISATION CRITERIA	ASSESSMENT
Infrastructure necessary for an approved growth project (those with planning permission) in order that development carried out is sustainable.	Yes - Essential to providing sufficient school places and facilities to support new housing growth.
Positively scores against provisions /objectives of Joint Corporate Plan and/or Joint Local Plan and/ or	Supported by emerging policies in the Joint Local Plan - Managing Infrastructure Provision. <i>“All new development should be supported by, and have good access to, all necessary infrastructure. Planning Permission will only be granted if it can be demonstrated that there is, or</i>

Infrastructure Strategies or other Babergh and Mid Suffolk strategies or external strategies Babergh and Mid Suffolk support and/or input into	<i>will be, sufficient infrastructure capacity to support and meet all the necessary requirements arising from the proposed development</i> . This is also supported by the Mid Suffolk Core Strategy policy CS6 – “new development will be expected to provide or support the delivery of appropriate and accessible infrastructure to meet the justifiable needs of new development”. The housing permissions have been granted on the basis that the expansion of the school can be delivered through CIL contributions.
It represents key infrastructure (essential)	Yes - The expansion of the primary school in Elmswell is identified as an essential project in the IDP and the IFS (project reference IDP032).
Value for money	Yes – costs calculated in accordance with Department for Education guidance/score cards. Pupil yields arising from new housing are closely monitored and included in school forecasts. School build costs are nationally benchmarked to ensure Value For Money. All of the projects delivered by Suffolk County Council are also seeking Social Value commitments from contractors as part of the tender processes.
Clear community benefits	Yes – Infrastructure required in relation to the committed growth. Providing enough school places for new pupils living in new housing developments within the school catchment area.
Community support (including results of Consultation exercise.)	A non-statutory pre-application planning consultation was carried out during the Spring of 2021.
Deliverability (“oven ready” schemes)	Yes
Affordability (from CIL Funds)	Yes
Timeliness	Project aims to start during January 2022 and be delivered during August 2022.
By releasing CIL money can we achieve infrastructure provision through collaborative spend? (i.e. Infrastructure providers, Parish/Town Councils, Babergh and Mid Suffolk infrastructure provision, or LEP/Government funding)	<b>Total cost of the project (based on construction cost estimate): £2,224,884.50</b> Other funds available: – Section 106: £664,878.29 <b>Amount being applied for from CIL: £1,560,006.21</b>
Community Bid – Funding percentage of project	N/A – Education Bid
Supports housing and employment growth	Yes - The implementation of this expansion ensures that the school has sufficient pupil places to provide for the residential growth within the catchment area. Expanding the school will also create further employment opportunities at the school.
Have a package of measures been proposed and submitted which allow for	Yes - The school is a Local Authority maintained school (i.e. not an Academy) therefore the school receive revenue funding for minor maintenance works. In addition, SCC provide LA

ongoing maintenance of the infrastructure such that its longevity can be assured	condition and maintenance funding to Vertas, who prioritise and implement maintenance works across SCC CYP sites.
Must be based on the developing Infrastructure Delivery Plan unless circumstances dictate otherwise	The expansion of the primary school in Elmswell is identified as an essential project in the IDP and the IFS (project reference IDP032).
How does the proposal affect green infrastructure principles?	This project will comply with and contribute towards the Climate Emergency PDP objectives, specifically: Ensure all newly constructed council-controlled buildings, extensions and retrofits (including housing/commercial development on the Council estate) are designed to achieve net zero emissions by 2030.
How does the project address green/sustainability principles/infrastructure?	The developments are all within the school catchment, within 1 mile of the school. Therefore, there are opportunities for pupils to walk and cycle to school.
How does the project affect state aid implications?	State aid implications do not apply.
How does the project affect security and safety in the community?	The project will provide an additional safe access point to the site. The new teaching block will provide additional passive supervision of the school site.

## CONCLUSIONS

- The project is to increase capacity of Elmswell Community Primary School from 315 to 420 primary age pupils.
- The project will provide additional accommodation at the school to allow the Published Admission Number (PAN) increase from 1.5FE to 2FE (315 to 420 places) to ensure there are sufficient school places for local children, the need for expansion is driven by housing growth within the school catchment.
- The project will provide 3 additional classrooms and associated car parking.

## RECOMMENDATION

- Recommendation to Cabinet to approve CIL Bid for **£1,560,006.21** as per bid application.

\*\*\*\*\*

**AMENDMENTS TO A PREVIOUS BID AGREED BY MID SUFFOLK CABINET ON 7<sup>th</sup> JUNE 2021**

Approval is required for an amendment to a project which has been previously agreed by the above Cabinet, the amendments below are proposed (please see text in red /strikethrough, also highlighted in yellow).

The proposed amendments are in relation to the 3G floodlit Artificial Grass Pitch (AGP) which is referred under Phase 3 of the Need/Justification for the project within the Technical Assessment. As explained under the Need /Justification section, phase 3 of the overall project for Thurston Community College is currently under review from a funding and location point of view, and the timeline for delivery of this phase is undetermined. However, the CIL funding agreed in June 2021 for Phase 1 of the project, requires that a Community Use Agreement is signed before the CIL funds can be released.

Planning permission for the Phase 1 and Phase 3 of the overall expansion project of the College, Reference: SCC/0011/20MS, was granted on 30/09/2020. The planning application proposal description is: *Phased development for Thurston Community College. Phase 1: Construction of a 60-space car park, 10-place drop-off area, cycle parking and footpath link to Community College. Phase 2: Construction of a floodlit Multi-Use Games Pitch (to include out-of-hours community use of pitch and car park).*

The Planning Permission states:

*'Scheme of Community Use*

*23) Prior to construction of the games pitch, a Scheme of Community Use (SCU) for the games pitch and car park shall be submitted to and agreed in writing by the County Planning Authority. Use of the games pitch and car park shall be in accordance with the SCU.*

*Reason: In order to ensure community access to facilities and in accordance with NPPF (2019) para 92 and Thurston Neighbourhood Plan Policy 5 B & C(b).'*

The issue is that there are no facilities to be shared under the Phase 1 (or Phase 2) of the CIL bids for the College. The sports field (where the AGP is to be located) will not be shared with the community as this is simply additional school field grounds, as per the existing school field to the south. There are also no advantages in sharing the new car park/cycle parking as these are located a distance away from existing community facilities such as the Thurston Community Library (located near to the main reception of the College, on the corner of Norton Road and Ixworth Road). The Thurston Community Library is served by the existing car park which is located much closer to the main College building. If the new car park to the north of the school site was to be used by the community this would create security concerns for the College, as the school would need to manage the public entering the main school site from the north.

It is therefore necessary to remove the need for a CUA at this stage of the expansion phases of the College (Phase 1 and 2), as the requirement for the CUA is stalling the issuing of the offer letter for the CIL funding agreed in June, and creating delays for delivery of the Phase 1, as the funds cannot be released to SCC until this requirement is met.

As the requirement was explicitly required to enable the CIL funding of Phase 1, **it is now recommended to Cabinet to approve this CIL bid for £1,069,841 as per the bid application, without the requirement of the CUA at this stage.** When the AGP, which is understood to consist of the Phase 3 of the overall project comes to fruition, then a CUA will be required to ensure that this new facility is shared with the community together with the car park/cycle parking. This change in requirement would also be consistent with the grant of planning permission and condition relating to 'Prior to construction of the games pitch'.

\*\*\*\*\*

**Technical Assessment of Bid – Project M19-06 – Thurston Community College, Additional Land and School/Community Facilities - (from the Ringfenced Infrastructure Fund – Thurston only)**

**ASSESSMENT**

**Validation**

VALIDATION	ASSESSMENT
Need /Justification	<p><b>This project is for the 1<sup>st</sup> phase, of the expansion programme for Thurston Community College.</b></p> <p><b>Phase 1:</b> Purchase of additional land required for the expansion of Thurston Community College, to accommodate additional pupils arising from planned housing growth in the catchment area and construction of additional school car parking and pupil drop-off area (including fencing of the land). <b>The car parking will also be available to the community outside of school hours to allow use at evenings and weekends in support of Phase 3 below.</b></p> <p><b>This bid for CIL funding is for Phase 1 only. Delivery by February 2022.</b></p> <p><b>Phase 2:</b> Expansion of the school buildings to meet the need for additional pupil places arising from housing developments in the school's catchment area. The current capacity of the main Thurston campus is 1500 places. This expansion project will take place in two stages, initially to increase to 1650 places, and then to 1800 places dependent on the rate of residential growth.</p>

**Likely timeline for submission of the CIL bid; bid likely to be submitted in May 2021 with final costings being submitted in autumn 2021 so that delivery of the project can occur within academic year 2022/2023.**

**Phase 3:** The project is for the construction of a football specific full sized 3G floodlit artificial grass pitch (AGP). The pitch will be for school use during school hours and for community use out of school hours via a Community Use Agreement (which will be a requirement of the CIL bid for this phase of the project). This phase 3 of the overall project is currently under review from a funding and location point of view. Support and funding from the Football Association and other sources is also being investigated. The timeline is therefore undetermined for any CIL Bid submission.

**TO NOTE:**

**Phases 1 and 2 represent essential infrastructure identified in the IDP/IFS (project reference IDP062) in relation to needs deriving from committed and planned development. (Phase 1 is necessary to enable Phase 2).**

**Phase 3 however is a desirable project (project reference IDP182) and will be subject to funding/support from the Football Association and other funding sources.**

**Phase 1 and 2 are interlinked with each other and are for education need (building in community use outside of school hours). However, they can be delivered independently of Phase 3.**

**Please also note:**

Through the development of this project (Phase1), discussions have taken place with Thurston Parish Council, in relation to the possibilities for two parcels of land, to the west and north of the proposed Phase 1 land, which the Parish Council would like to acquire for long term community use. These parcels of land are not required for education purposes by Suffolk County Council for expansion of Thurston Community College, although they were included in the County Council's option agreement with the landowner (under planning permission 4963/16).

Whilst not part of the overall project, the County Council is mindful of the Parish Council's aspirations, and Phase 1 of the project has been designed to facilitate access to the parcel of land to the West, as otherwise it would be landlocked.

	It is important to note that the Parish Councils aspirations for the land to the west and the north are a matter for Suffolk County Council who hold the land option, the owner of the land and the Parish Council. Whilst the District Council has been aware of this aspiration and has attended meetings where this matter has been discussed it cannot become directly involved in these negotiations as these lie outside the Districts remit.
Delivery /timescales	The project aims to start upon approval of the CIL bid for funding. This would enable the land option agreement to be exercised/triggered, and the instruction to the contractor will be issued to commence works. Completion anticipated for February 2022 (precise date will be determined by date of CIL bid approval (due to lead in and construction periods).
Necessary other approvals	Planning permission from SCC, Reference: SCC/0011/20MS, Granted 30/09/2020. Development: <i>Phased development for Thurston Community College. Phase 1: Construction of a 60-space car park, 10-place drop-off area, cycle parking and footpath link to Community College. (Phase 2 of the overall College expansion project) – relating to the expansion of the Community College will be the subject of a separate CIL Bid (likely to be submitted in May 2021) Phase 2 (of the Planning Proposal, which is Phase 3 of the overall College expansion project): Construction of a floodlit Multi-Use Games Pitch (to include out-of-hours community use of pitch and car park). This proposal is the subject of discussion and is separate to consideration of phases 1 and 2 above.</i>
Public or private land	Public (once option triggered by SCC). The land is owned by private individuals. Suffolk County Council holds an option to purchase up to 4.7ha of land for educational use for expansion of Thurston Community College and a potential primary school. Persimmon Homes holds an option on any of this area of land not required by SCC for educational use. If Persimmon do not wish to exercise their option ownership remains with the private individuals.
State aid details if any	N/A
Details of future funding maintenance	Yes - The school is a Local Authority maintained school; therefore, the school receive revenue funding for minor maintenance works. In addition, SCC provide Local Authority condition and maintenance funding to Vertas, who prioritise and implement maintenance works across SCC Children and Young People sites. The Community Use Agreement (which will be a requirement of any Phase 3 CIL bid) relating to the MUGA and car park will also include contributions towards maintenance costs through the facilities being let out to the community.

**SCREENED (for possible s106 expenditure with the opportunity being taken to secure other funding if available)**



<b>BIDS SCREENED</b>	<b>ASSESSMENT</b>
Must follow the Infrastructure Funding Statement (Infrastructure List)	Yes - Provision of secondary, sixth form and further education places.
Can the infrastructure be provided using s106 funds	Section 106 available: developer contribution of £99,862 available
Is Bid complete	Yes
Has information be verified	Yes
Is this infrastructure linked to a major housing project which has priority?	Yes – The project is linked to the population growth with the catchment area of the Community College.

#### **PRIORITISATION (Using criteria from the CIL Expenditure)**

<b>PRIORITISATION CRITERIA</b>	<b>ASSESSMENT</b>
Infrastructure necessary for an approved growth project (those with planning permission) in order that development carried out is sustainable.	Yes - Essential to providing sufficient school places and facilities to support new housing growth.
Positively scores against provisions /objectives of Joint Corporate Plan and/or Joint Local Plan and/ or Infrastructure Strategies or other Babergh and Mid Suffolk strategies or external strategies Babergh and Mid Suffolk support and/or input into	Supported by emerging policies in the Joint Local Plan - Managing Infrastructure Provision. <i>“All new development should be supported by, and have good access to, all necessary infrastructure. Planning Permission will only be granted if it can be demonstrated that there is, or will be, sufficient infrastructure capacity to support and meet all the necessary requirements arising from the proposed development”</i> . This is also supported by Core Strategy policy CS6 – <i>“new development will be expected to provide or support the delivery of appropriate and accessible infrastructure to meet the justifiable needs of new development”</i> . The housing permissions have been granted on the basis that the expansion of the school can be delivered through CIL contributions.
It represents key infrastructure (essential)	The expansion of the secondary school in Thurston is identified as an essential project in the Infrastructure Delivery Plan (IDP) and the Infrastructure Funding Statement (IFS) - (project reference IDP062).
Value for money	Pupil yields arising from new housing are closely monitored and included in school forecasts. School build costs are nationally benchmarked to ensure Value For Money. <b>Opening up the facilities to community use outside of school hours ensures best value for public spend.</b>

	All of the projects delivered by Suffolk County Council are also seeking Social Value commitments from contractors as part of the tender processes.
Clear community benefits	Providing enough school places and facilities for new pupils living in new housing developments within the school catchment area. <del>This Phase 1 of the project will enable the community to use the new car parking area during out of school hours, through a Community Use Agreement (signed between the Thurston Community College and Mid Suffolk District Council).</del>
Community support (including results of Consultation exercise.)	During the development of the proposals regular meetings have been held involving officers of the District Council, Suffolk County Council, Thurston Parish Council and Thurston Community College. Letters of support from the Community College, local bodies and local councillors have been provided with the bid application.
Deliverability (“oven ready” schemes)	Yes planning permission granted
Affordability (from CIL Funds)	Yes
Timeliness	Project aims to start upon approval of the CIL bid and be delivered by February 2022.
By releasing CIL money can we achieve infrastructure provision through collaborative spend? (i.e. Infrastructure providers, Parish/Town Councils, Babergh and Mid Suffolk infrastructure provision, or LEP/Government funding)	<p><b>The total cost of the Phase 1 project is: £1,169,703</b></p> <p>Purchase of land (including fees &amp; legal costs) (Land cost @ £100,000 per acre, area is 4.6 acres): £550,000</p> <p>Secure fencing of Phase 1 land and construction of Car Park/Pupil Drop-off area including professional and survey fees: £619,703</p> <p>Other funds available: Section 106: £99,862</p> <p><b>Amount being applied for from CIL: £1,069,841</b></p>
Community Bid – Funding percentage of project	N/A
Supports housing and employment growth	The implementation of Phase 1 ensures Thurston Community College has sufficient land to allow expansion of the existing buildings as required due to residential growth within the catchment area. The following parishes are within the catchment area of Thurston Community College: Badwell Ash, Beyton, Cockfield, Elmswell, Hessett, Hunston, Norton, Rattlesden, Thurston, Tostock, Walsham Le Willows, Wattisfield, Woolpit. The catchment area also includes parishes in West Suffolk, such as Great Barton, Hopton, Ingham, Rougham, Stanton.

	Expanding the school <b>and community facilities</b> will also create further employment opportunities at the school.
Have a package of measures been proposed and submitted which allow for ongoing maintenance of the infrastructure such that its longevity can be assured	Yes - The school is a Local Authority maintained school (i.e. not an Academy) therefore the school receives revenue funding for minor maintenance works. In addition, Suffolk County Council provide Local Authority condition and maintenance funding to Vertas, who prioritise and implement maintenance works across Suffolk County Council Children and Young People sites. As Phases 1 and 2 of the project will form part of the site of Thurston Community College these sources of maintenance funding will apply. <b>The Community Use Agreement relating to the car park will also include a contribution towards maintenance costs through the facilities being let out to the community.</b>
Must be based on the developing Infrastructure Delivery Plan unless circumstances dictate otherwise	The expansion of the secondary school in Thurston is identified as an essential project in the IDP and the IFS (project reference IDP062).
How does the proposal affect green infrastructure principles?	The purchase of land is required as the necessary forerunner to ensure that sufficient open /play space is provided at the school with necessary parking before phase 2 occurs
How does the project address green/sustainability principles/infrastructure?	Enabling the expansion of Thurston Community College will enable the provision of school places locally for new residents, avoiding the need for the new pupils to travel further by car or bus to out of catchment schools.
How does the project affect state aid implications?	State aid implications do not apply.
How does the project affect security and safety in the community?	The proposal will be safely provided and managed such that no harm results

## CONCLUSIONS

- Thurston Community College educates more children than any other school in Suffolk and has the largest catchment area nationally. The Sixth Form is in the top 10% of sixth form providers in England.
- The number of homes within this catchment area is set to increase significantly in the near future (both from existing approved growth and planned growth (through the Joint Local Plan), placing greater pressure on the College facilities and the need to increase pupil places for education provision.

- Within the largest parishes that are part of the catchment area of the Thurston Community College (namely Elmswell, Thurston, Woolpit - with Neighbourhood Plan areas) the Joint Local Plan identifies that a total of 3,040 homes are required within the lifetime of the Plan. Significant growth is already occurring within these parishes.
- The project relates to the 1<sup>st</sup> phase of the expansion of the Thurston Community College. This first phase involves the purchase of additional land required for the expansion of the College site to accommodate additional pupils (through an expansion) arising from committed and planned housing growth in the catchment area and construction of additional school car parking and pupil drop-off area (including fencing of the land).
- ~~The car parking will also be available to the community outside of school hours to allow use at evenings and weekends. A Community Use Agreement will be signed between the Thurston Community College and Mid Suffolk District Council to secure this community use and the recommendation for CIL funding is dependent upon getting this agreement in place.~~
- Phase 1 of the expansion project represents an oven ready scheme which requires CIL funding to be delivered by February 2022. It is a necessary first step before phase 2 which relates to a physical expansion of the Community College can go ahead. This second phase will be the subject of a separate CIL Bid which is likely to be submitted in May 2021. Section 106 developer contributions of £99,800 are available to assist with funding this first phase and will also be used towards the project costs. The CIL funding represents 91% of the total costs.
- The project is classed as essential in the Infrastructure Delivery Plan (IDP) and is contained within the Infrastructure Funding Statement – Infrastructure List for Mid Suffolk – project IDP062 refers.

## RECOMMENDATION

- ~~Subject to the completion of a Community Use Agreement,~~ Cabinet is recommended to approve this CIL Bid for **£1,069,841** as per bid application.
-

# Equality Impact Assessment (EIA) Initial Screening Form



Screening determines whether the policy has any relevance for equality, i.e., is there any impact on one or more of the 9 protected characteristics as defined by the Equality Act 2010. These are:

- Age
- Disability
- Gender reassignment
- Marriage and civil partnership\*
- Pregnancy and maternity
- Race
- Religion or belief (including lack of belief)
- Sex
- Sexual orientation

<p><b>1. Policy/service/function title</b></p>	<p>Strategic Planning Policy – Infrastructure – Community Infrastructure Levy (CIL) - CIL Expenditure Programme. – November 2021 One separate report and one separate CIL Expenditure Programme for Mid Suffolk.</p>
<p><b>2. Lead officer (responsible for the policy/service/function)</b></p>	<p>Christine Thurlow – Professional Lead – Key Sites and Infrastructure.</p>
<p><b>3. Is this a new or existing policy/service/function?</b></p>	<p>New  Existing: Existing (see 5 below)</p>
<p><b>4. What exactly is proposed? (Describe the policy/service/ function and the changes that are being planned?)</b></p>	<p>The Community Infrastructure Levy (CIL) - CIL Expenditure Business Plan – September 2018 was presented to both Councils Cabinets in September 2018 (relating to CIL Bids submitted in Bid Round 1 (in May 2018)). The report recommended decisions by both Councils Cabinet and delegated decisions for Cabinet to note and endorse on the Bids in their Districts for delivery of infrastructure. Subsequent changes were made to the CIL Expenditure Framework through the second review (April 2020) and the third review (March 2021)</p> <p>The Community Infrastructure Levy (CIL) - CIL Expenditure Business Plan – March 2019 was presented to both Councils Cabinets in March 2018 (relating to CIL Bids submitted in Bid Round 2 (in October 2018)). The report recommended decisions by both Councils Cabinet and delegated decisions for Cabinet to note on the Bids in their Districts for delivery of infrastructure.</p> <p>The Cabinet decisions relating to infrastructure</p>

	<p>projects made in respect of Bids rounds 3 (May 2019) 4 (October 2019) and 5 (June 2020) and 6 (October 2020) were made in August/ September 2019 and March June September and December 2020 and March and June 2021, respectively.</p> <p>This report focuses on Bids made in CIL Bid Round 7 (in May 2021) at the time of writing the reports However it also includes a delivery update for CIL Bids submitted in Bid Rounds 1, 2, 3, 4, 5 and 6 (December 2020 and March and June 2021) together with a list of emerging infrastructure projects being developed for future Bid submission (in accordance with the revisions to the CIL Expenditure Framework)</p>
<p><b>5. Why? (Give reasons why these changes are being introduced)</b></p>	<p>All the Bids submitted for CIL funding are different and relate to different Parishes, different types of infrastructure and as both Councils are sovereign Councils, monies are collected recorded and spent separately.</p> <p>There are two Bid Rounds each year and each Bid is validated screened for other forms of funding and then prioritised according to the agreed criteria, for each Bid. Dependant on whether the spend is above or below £10,000 the decision will either be made by Cabinet (£10,000 and above) or under delegated decision (under £10,000) where the decisions will be presented to Cabinet to be noted.</p> <p>At least two CIL Expenditure Programmes are produced for both Council's Cabinets to consider each year so that delivery of infrastructure can be responsive to demand, and focus can be maintained on outcomes related to delivery of infrastructure supporting growth.</p> <p>In this way the development that is carried out is sustainable as any harm from the development is mitigated by the infrastructure provision.</p>
<p><b>6. How will it be implemented? (Describe the decision-making process, timescales, process for implementation)</b></p>	<p>The processes and procedure including governance arrangements for CIL expenditure are set out in the CIL Expenditure Framework and the CIL Expenditure Communications Strategy with timescales set out in the associated Key CIL calendar document. The processes are described in 5 above.</p>

<p>7. Is there potential for differential impact (negative or positive) on any of the protected characteristics?</p>	<p>Yes</p> <p><b>No</b> Infrastructure provision is necessary to mitigate the harm from the impact of growth so that the development that is carried out is sustainable.</p> <p>Communities in general benefit from infrastructure provision and delivery and its provision generally causes positive impacts for that community that all can benefit from. It does not impact on a specific equality strand unless it has been particularly designed to do so</p> <p>Identify how the impact would affect the specific equality strand.</p>
<p>8. Is there the possibility of <b>discriminating unlawfully</b>, directly or indirectly, against people from any protected characteristic?</p>	<p>Yes</p> <p>No <b>No</b></p>
<p>9. Could there be an effect on <b>relations between certain groups</b>?</p>	<p>Yes</p> <p>No <b>No</b></p>
<p>10. Does the policy explicitly involve, or <b>focus on a particular equalities group</b>, i.e. because they have particular needs?</p>	<p>Yes</p> <p>No <b>No</b></p>
<p>If the answers are 'no' to questions 7-10 then there is no need to proceed to a full impact assessment and this form should then be signed off as appropriate.</p> <p>If 'yes' then a full impact assessment must be completed.</p>	
<p>Authors signature Christine Thurlow</p> <p>Date of completion 20<sup>th</sup> September 2021. (on behalf of Christine Thurlow)</p>	

Any queries concerning the completion of this form should be addressed to the Equality and Diversity Lead.

\* Public sector duty does not apply to marriage and civil partnership.

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## **Appendix D – Mid Suffolk – Additional Information – Project M21-03 - Elmswell Community Primary School - (from the Ringfenced Fund and Local Infrastructure Fund).**

**18<sup>th</sup> October 2021**

### **1. Reason for this additional information**

- 1.1 The Technical Assessment of the bid provided in Appendix B of the report makes recommendation to Cabinet to approve the CIL Bid for £1,560,006.21 as per the bid application.
- 1.2 Through the process of the planning permission for the school expansion (a County Council decision) and through the process of the CIL Expenditure Framework, this project was objected<sup>1</sup> to by the Parish Council, Ward Councillors and County Councillor in relation to two key aspects of the bid:
- whether the existing school site is suitable for the planned extension, or if a new school site in Elmswell should be considered.
  - whether the belts of woodland to the southeast and west of the school site is too restrictive and should not be considered as usable areas for the school as outdoor space.
- 1.3 Regarding the latter concern raised, the County Council have confirmed that the headteacher of the primary school supports the project of expansion and has confirmed that the woodland is used currently to deliver curriculum activities and subjects such as science. The woodland area also enables the school to deliver Forest School on site. The benefits of the new all-weather artificial grass pitch will also offer the opportunity to deliver the outdoor PE curriculum throughout the year. It is therefore understood from the County Council and the school that the project of expansion meets the education standards and would be of benefit to the school as it runs currently and to deal with additional pupils in the future.

As part of this point raised by the Parish Council, there was also the report presented at SCC DRC committee on 23 September 2021 which referenced the site area as being 0.6 ha. This point has since been verified with the County Council and the case officer dealing with the planning application and it was confirmed that this was a typographical error, and that the site area is 1.6ha, and not 0.6ha as stated in the committee report.

- 1.4 The first concern raised requires more background information to fully understand the implications, this is detailed below.

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<sup>1</sup> As the comments received fall counter to the recommendation these are attached at the end of this report.

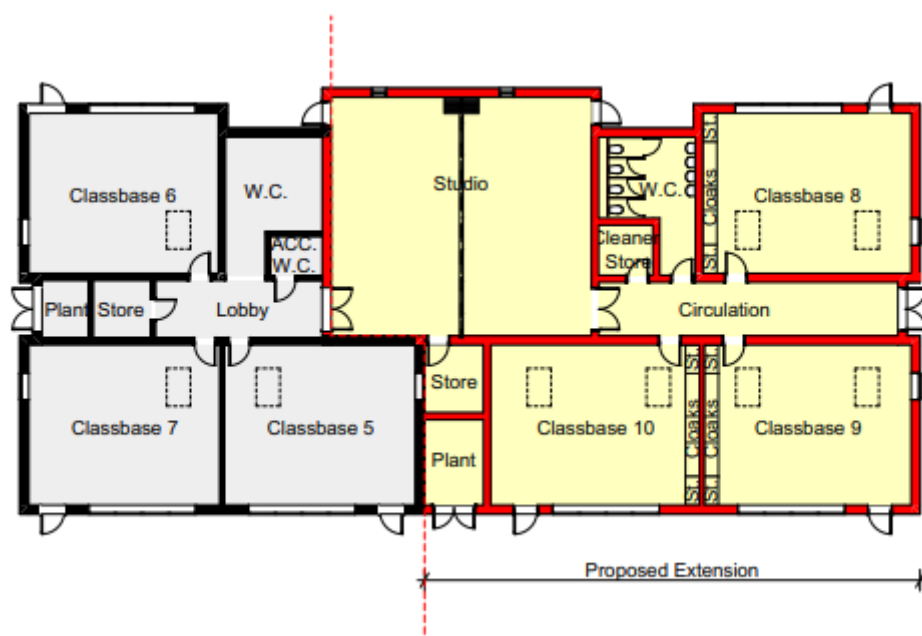
## 2. The planning context of the CIL bid and project of expanding the Elmswell Community Primary School

2.1 The project will provide additional accommodation at the school to allow the Published Admission Number (PAN) to increase from 1.5FE (Fulltime Education) to 2FE (315 to 420 places) to ensure there are sufficient school places for local children. The need for expansion is driven by housing growth within the school catchment.

2.2 Elmswell Community Primary School is a Local Authority Maintained school.

2.3 The project consists of an extension to the existing standalone block which will provide 3 additional classrooms and a studio.

### Plan 1: Proposed ground floor plan of the standalone block extension



2.4 The project also includes the reconfiguration of the existing car park to provide 6 additional car parking bays and 60 additional covered scooter spaces. The project also includes the reconfiguration of the outdoor areas of the school, with a new all-weather artificial grass pitch.

# Plan 2: Proposed site plan



2.5 Four of the five residential developments in Elmswell which feed into the CIL contributions for the expansion of the school are under construction. The timescale for delivery of the school expansion is September 2022.

**Table 1: Planning permissions granted on the basis that the developments would contribute to the primary school expansion**

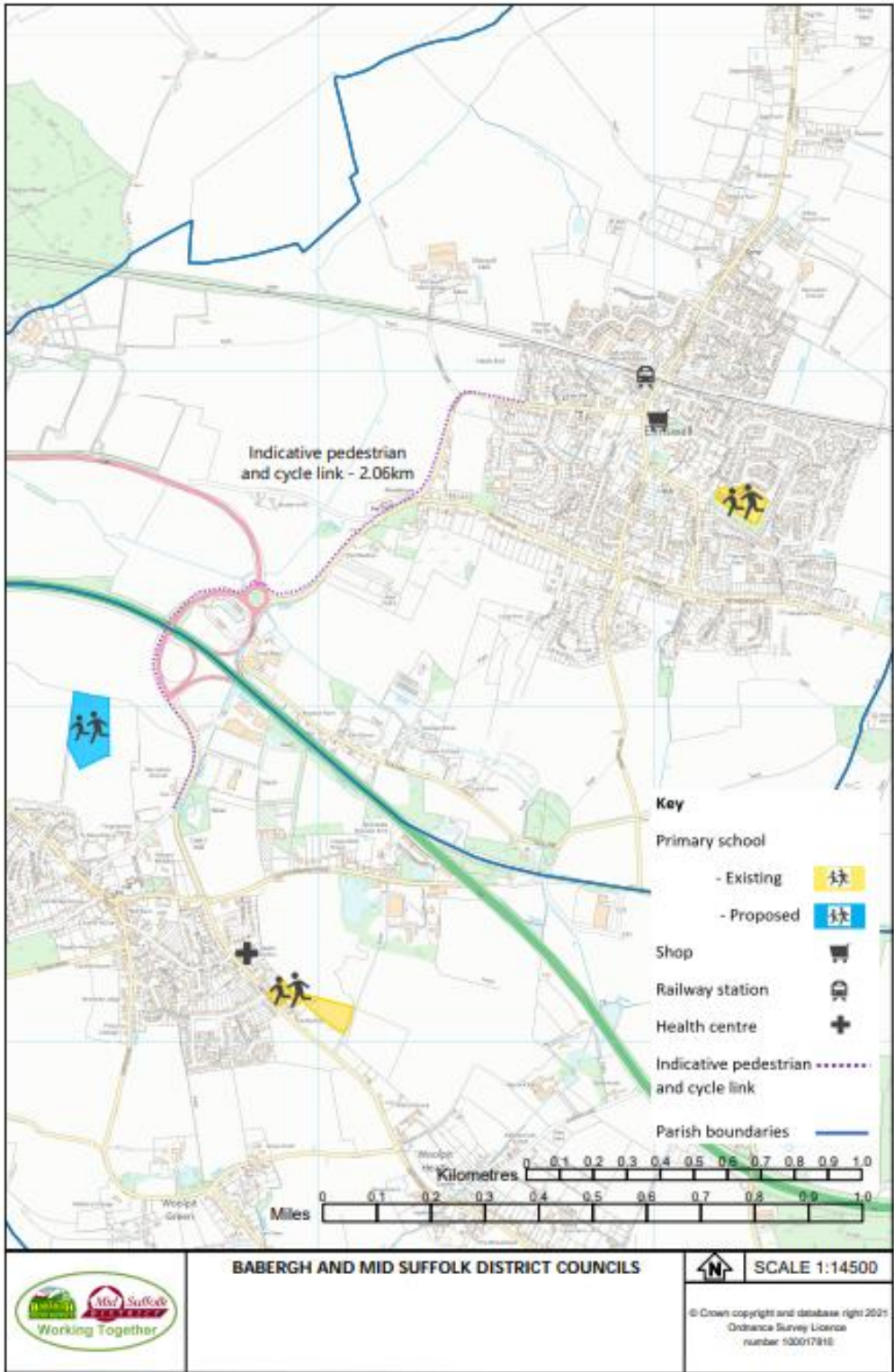
<b>Planning Permissions</b>	<b>Current status</b>
<b>S106</b>	
0846/13/OUT and 3918/15/RES - Elmswell – planning permission for 190 dwellings. S106 secured £664,878.29	Under construction (146 plots completed)
<b>CIL</b>	
3469/16/OUT and DC/18/04267/RES – Elmswell – planning permission for 60 dwellings.	Under construction (0 plots completed but commenced on site)
4911/16/OUT and DC/18/01679/RES - Elmswell – planning permission for 240 dwellings.	Under construction (185 plots completed)
0210/17/OUT and DC/19/02495/RM - Elmswell – planning permission for 106 dwellings.	Under construction (0 plots completed but commenced on site)
4909/16/OUT granted 21/06/2018 for 38 dwellings - Elmswell –	Outline permission granted 21/06/2018. Currently a new outline planning application is awaiting decision (DC/21/02956/OUT) to increase capacity on site from 38 dwellings to 44 dwellings.

2.6 The total cost of the project is £2,224,884.50, which is to be financed through £664,878.29 of s106 and £1,560,006.21 of CIL.

2.7 The education strategy for the school catchment areas of Elmswell and Woolpit to ensure provision can be made to deal with the committed growth from planning permissions and the growth proposed in the Joint Local Plan is to expand Elmswell primary school, retain the existing Woolpit primary school, and provide a new primary school in Woolpit.

3. The education strategy was identified in the Joint Local Plan (JLP) Pre-Submission (Regulation 19) Document November 2020, Policy LA095 and the Infrastructure Delivery Plan (IDP) September 2020 (evidence base document for the JLP). This strategy was developed with the County Council and is the plan led approach to dealing with the growth identified in the JLP.

**Map 1: Joint Local Plan led strategy showing the location of the 2 existing primary schools and the new primary school in Woolpit (including the location of the existing Woolpit Health Centre, location of the rail way station and the indicative route of the propose pedestrian/cycle link connecting Elmswell and Woolpit**



#### 4. The new site proposed for the new Woolpit Primary School

4.1 A site for the new primary school in Woolpit is proposed as part of the development site for 300 dwellings (Land Off Bury Road, Woolpit – Outline permission DC/18/04247 granted on 21/08/2020, Reserved Matters application DC/21/01132 is awaiting decision).

#### Plan 3: Proposed Layout Plan (Reserved Matters application DC/21/01132)



#### 5. The pedestrian and cycle link proposed between Elmswell and Woolpit

5.1 A pedestrian/cycle link is proposed and deliverable to connect the two settlements of Elmswell and Woolpit. Developer contributions have been secured in the form of planning conditions and developer contributions through s278 and s106 agreements.

5.2 The proposed cycle link between Elmswell and Woolpit covers a distance under 2 miles, from Elmswell Railway Station to the Woolpit Health Centre, Heath Road, Woolpit; linking to the existing National Cycle Route 51.

5.3 SCC has estimated the design and construction costs for the cycle link between Elmswell and Woolpit to be approximately £740,000. There are 795 dwellings identified that should contribute to this cost, which works out at £850/dwelling. There are 405 dwellings identified against which contributions are already secured through the planning process, as detailed below. And there are 390 dwellings from JLP allocations that are not yet progressing through the planning application process (405+390=795) but which are anticipated prior to the extended school in Elmswell being forecast as becoming full.

Planning permissions which contribute sections of the Elmswell-Woolpit cycle link:

Section 1 – From Elmswell Rail Station

Existing footways, 30 miles/hr zone, no dedicated cycle way.

Section 2

LA065 - DC/18/02146 (in Elmswell) – Outline for 86 dwellings, Approved at Committee 20/01/2021. S106 and s278 and Planning Conditions to secure land and construction of a section of the 3m wide cycleway/footway from the south east corner of the site, along the frontage of the site on School road, and up to the School Road/Church Road junction, with a secured option to extend the cycle way to the back of the Church.

Total contributions secured through land and construction (estimated at £850 x 86 dwellings = £73,100).

Section 3 – from the St John’s Church, Elmswell to Heath Road, Woolpit, secured through the contributions set out below.

DC/19/02656 (in Woolpit) - Outline for 40 dwellings, Approved at Committee 12/05/2021. Developer contribution of £34,000 to be secured through the s106.

DC/20/01677 (in Elmswell) - Outline for 65 dwellings, granted 21/01/2021. £55,250 secured through the s106.

DC/18/04247 (LA095, southern section. In Woolpit) - Outline for 300 dwellings granted on 21/08/2020. £220,000 secured through the s106.

Total contributions secured: £309,250

Remaining expected growth which would also contribute to the cycle link:

In Woolpit:

- LA095, northern section – 200 dwellings from site allocation (200 x £850) = £170,000
- LA097, 30 dwellings x £850 = £25,500

In Elmswell:

- LA064, 60 dwellings x £850 = £51,000
- LA066, 100 dwellings x £850 = £85,000

Total contributions to be secured: £331,500

5.4 The total funding expected from the above is £713,850, the estimated cost of the pedestrian/cycle link is £740,000, therefore there may be a funding gap of £26,150. The final piece of the jigsaw could be financed from CIL.

## **6. The consideration of a new Primary School in Elmswell**

6.1 A parcel of land (Endurance Land) has been suggested to provide land for a new primary school in Elmswell (2.5 ha) and 170 to 200 dwellings. This site is not an identified site allocation in the JLP. The site was discounted in the SHELAA 2020, site reference SS0915 (Land east of Eastern Way, Elmswell), therefore this site has not been factored into the planned growth for infrastructure needs/IDP.

- 6.2 To deliver a new school in Elmswell, 600 additional dwellings would be required, in addition to the existing commitments and JLP planned growth.
- 6.3 The JLP meets the housing need requirements for the Districts as a whole and includes a 20% buffer.
- 6.4 The cost of a new primary school for 420 places (2.2ha) is generally around £8 Million.
- 6.5 If Elmswell primary school was to be relocated, SCC would only receive funding for the new pupils that would be accommodated in the new school, SCC would therefore likely need to borrow the funds to relocate the existing 315 places or find alternative funding means. Elmswell Parish Council have indicated verbally that they would be willing to contribute a substantial sum towards this, but that has not been formalised and would nonetheless still leave a significant funding shortfall.

## **7. The consideration of timings to provide the required pupil places**

- 7.1 SCC has a statutory duty to provide school places.
- 7.2 The capacity of the existing Woolpit Primary School is 210 places. The actual number on roll is in the region of 115 – 120.
- 7.3 Planning approval for the extension of Elmswell Primary School has recently been granted and the project programme requires approval of CIL funding on 1st November to allow the construction contract to be awarded later that month. If this decision is deferred to the December Cabinet, for example, the programme will be delayed to the extent that it will not be complete for September 2022. If the expansion the existing Elmswell school does not take place by September 2022, there is a risk that pupils arising from recent developments will not be able to obtain a place at the local school.

## **8. Conclusion**

- The education strategy for the new primary school in Woolpit, retention of the existing primary school in Woolpit and expansion of Elmswell primary school was identified in the Joint Local Plan (JLP) Pre-Submission (Regulation 19) Document November 2020, Policy LA095 and the Infrastructure Delivery Plan (IDP) September 2020 (evidence base document for the JLP).
- The delivery on the land for the new primary school is identified through a development site which benefits from Outline planning permission, and Reserved Matters have been submitted.
- The proposed pedestrian/cycle link between Elmswell and Woolpit is deliverable, with most of the funding identified.
- In order to be able to fund and deliver a new primary school in Elmswell, this would require growth above that currently planned to 2037 and there is no certainty that this growth would come forward. It is beyond the needs of the



District's Local Plan and contrary to the strategy that has been agreed by the Councils. Other infrastructure considerations would also need to be taken into account for growth beyond what is considered in the Infrastructure Delivery Plan.

- Planning approval has recently been granted for extension of the existing primary school in Elmswell and the project programme requires approval of CIL funding on 1st November to allow the construction contract to be awarded later that month. If this decision is deferred to the December Cabinet, the programme will be delayed to the extent that it will not be complete for September 2022. Even if the decision were to be delayed for several months, it is not anticipated that doing so would provide sufficient time to provide complete certainty on land available for a new school or funding to deliver it.

## 9. Comments Received (please refer to paragraph 1.2 above)

### 9.1 From Elmswell Parish Council

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**ELMSWELL PARISH COUNCIL**

Clerk to the Council Peter Dow CAICA

PARISH COUNCIL OFFICE, THE BLACKBOURNE, BLACKBOURNE ROAD, ELMSWELL,  
BURY ST. EDMUNDS, SUFFOLK IP30 9UH

Telephone (01359) 244 134

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[www.elmswell.onesuffolk.net](http://www.elmswell.onesuffolk.net)

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FAO Tom Barker  
Assistant Director Sustainable Communities  
Babergh & Mid Suffolk District Councils  
Endeavour House  
8 Russell Road  
IPSWICH  
IP1 2BX

**By email**

7<sup>th</sup> October 2021

Dear Tom

**CIL bid re expansion at Elmswell Community Primary School**

Thank you for offering, at yesterday's on-line meeting, the opportunity to present in writing the case on behalf of the community of Elmswell against the granting of CIL funding towards the proposed expansion of built accommodation on the current Oxer Close site.

As previously stated by Elmswell Parish Council and others both at the initial SCC consultation stage and at the Planning Application stage, there is dismay and resentment at this further indication of the lack of strategic planning when considering primary education provision for our children. The beginning of an avalanche of development in the village was forewarned when the Harris Bacon Factory site gained permission for 190 dwellings in 2013. Regardless of the necessity for the very compact school facilities to summarily absorb the extra year groups comprising older, larger and livelier children when the Middle School tier was abandoned, further developments have been granted Planning Permission in Elmswell which portend a 48% uplift in households without proper consideration of the need for a radical re-think of primary education provision if standards are not to be allowed to drift gradually backwards towards the basic minimum of provision and acceptability.

Meanwhile, the community has, itself, invested heavily in making provision for the well-being of its expanding population. Enhancements at the award winning Blackbourne facility, the purchase of and refurbishment / new-build at Wesley and the purchase of the Greene King Tavern site for the creation of a community pub and affordable homes stand the people of Elmswell in at some £2m of investment for the future. Community support for such future-proofing is sound and solid. It contrasts starkly with the make-do-and-mend, hand-to-mouth approach which residents perceive to be reflected in the proposals for our school.

The site is purported to comprise 1.84Ha., just 12% smaller than the recommended size for the facilities proposed. However, this figure includes the substantial Protected tree belt which distorts the figure considerably. The papers to the SCC D&R Committee on 23<sup>rd</sup> September have the site area at more realistic 0.6 Ha. The reality is cramming and the result can only be seriously detrimental to the education, socialisation and mental wellbeing of generations of our children.

There seems no doubt that the end result will be a school with an enhanced intake but with, it is seriously to be hoped, no further room for expansion. Equally, there seems no doubt that the development pressures on A14 corridor villages such as Elmswell are not going to lessen. Mention has already been made in consideration of the rush of recent housebuilding proposals that the 420 pupil capacity here proposed will not be adequate in the medium-term future and that a new school in Woolpit will be built to take the overflow from Elmswell.

In light of the above, EPC and Ward Members met with Pete Mumford of SCC on 20<sup>th</sup> July. It was made clear that there are 2 options for an alternative way forward by way of sites for a properly sized school on a properly sized site with room for expansion beyond 420 intake.

Unless and until these options are properly considered, the CIL contribution in question should not be wasted on what is, effectively, a temporary solution which seeks to provide an experience well below that which Elmswell children deserve and which the community of Elmswell expects.

I trust that you can have these views before Cabinet appropriately.

Yours sincerely

*Peter Dow*

Peter Dow CILCA  
Parish Clerk

cc BMSDC Ward Member Cllr Sarah Mansel  
BMSDC Ward Member Cllr Helen Geake  
SCC Ward Member Cllr Andy Mellen

## 9.2 From the County Councillor

### Elmswell Primary CIL funding



Andrew Mellen (Cllr)

To ● Tom Barker

You forwarded this message on 11/10/2021 14:46.

Reply   Reply All   Forward

Sun 10/10/20

Dear Tom,

Just a few thoughts following our CIL discussion, hope you pick this up before cabinet briefing on Monday. I'm writing from my District e-mail, but my relevance here is as the County Councillor.

I absolutely understand the professional opinion of Pete Mumford and his team in terms of the school numbers coming up for Elmswell and Woolpit. The disagreement I have with them is that I am not convinced that this is the best, strategic usage of what is a limited pot of CIL public money. Elmswell Primary needs improvements (staff room etc.) whether or not it is extended, it does feel like they have bundled in several improvements in with the new classrooms.

The extension is a short-term fix which just puts off the day when a new school will be required. Although (as Rob Hobbs pointed out) the intention is to provide this in Woolpit along with the 300 home development, Pete Mumford was much less certain about this when he came and discussed this at Elmswell – SCC never say no to an offered site. The community are completely opposed to the idea of children from Elmswell being bussed over the A14 to a new school in Woolpit, and I do think SCC could explore further the possibility of the sites that Elmswell PC have highlighted.

Possibly we can separate out the two issues: 1) the immediate issue of the extension, from 2) the eventual site of a new school. If we could have the possibility of further discussion on 2, and some surety that it wouldn't be compromised by a decision on 1, that would be helpful.

Regards,

*Andy Mellen*

Green Party District Councillor for Bacton ward

[Andrew.Mellen@midsuffolk.gov.uk](mailto:Andrew.Mellen@midsuffolk.gov.uk)

# Agenda Item 9

## MID SUFFOLK DISTRICT COUNCIL

<b>TO:</b> Cabinet	<b>REPORT NUMBER: MCa/21/26</b>
<b>FROM:</b> David Burn- Cabinet Member for Planning	<b>DATE OF MEETING: 1st November 2021</b>
<b>OFFICER:</b> Tom Barker Assistant Director Planning and Building Control	<b>KEY DECISION REF NO. CAB315</b>

### **INFRASTRUCTURE FUNDING STATEMENT FOR MID SUFFOLK DISTRICT COUNCIL APRIL 2020 - MARCH 2021 (FOR PUBLICATION BY THE END OF DECEMBER 2021)**

#### **1. PURPOSE OF REPORT**

- 1.1 The CIL Regulations 2010 were amended on the 1<sup>st</sup> September 2019. As part of these amendments there is a new requirement to publish an Infrastructure Funding Statement for both Councils which needs to be completed annually with a return being made to the Government by the 31<sup>st</sup> December each year. It is also intended that this monitoring return (for Babergh and Mid Suffolk) will be published on the Councils web site.
- 1.2 The content of the Infrastructure Funding Statement is expected to include the following details: -
- Collection and expenditure of monies under the Community Infrastructure Levy (CIL),
  - Collection and expenditure of monies through s106 Obligations from developers,
  - CIL monies that are paid to and spent by Parishes under Neighbourhood CIL (through annual returns made to both Councils by the Parishes)
  - A list of Infrastructure projects which the Council is supporting financially together with Infrastructure projects which are expected to come forward (to support growth in the future which are largely taken from the current iteration of the Infrastructure Delivery Plan (IDP). This List will be known as the "Infrastructure List" (as required by Regulation 121 of the CIL Regulations 2019).
  - The Infrastructure List for last year (April 2019-March 2020) was agreed by Cabinet in November 2020 and returned to the Government and published on the Councils web site in December 2020 to meet the legislative deadlines.
- 1.3 This monitoring report is therefore required because of the 2019 amendments to the CIL Regulations and seeks to ensure that each Council makes a return to the Government on infrastructure income and expenditure and to ensure the production

of an Infrastructure List for each Council by the required date. This Infrastructure Funding Statement also replaces the previous annual monitoring requirement under former Regulation 62 of the earlier Regulations. (The hyperlink to these earlier yearly returns undertaken for each Council are contained within paragraph 7.4 below.)

- 1.4 This report therefore seeks Cabinet’s agreement to note this monitoring return as Babergh’ s Infrastructure Funding Statement (April 2020 - March 2021) and to agree to publish it on the Councils web site. Cabinet’s agreement is also sought to publish the Infrastructure List which comprises Appendix B to this report on the Councils web site. This comprises the list of current infrastructure projects together with the emerging infrastructure projects for the District.

## **2. OPTIONS CONSIDERED**

- 2.1 The need to produce an Infrastructure Funding Statement (IFS) is prescribed by legislation through changes to the CIL Legislation in September 2019. The Government have been working on a template for a digital response with an ability to input back office data and for each Council to submit this using existing software (for Babergh and Mid Suffolk -this would be via Exacom). It is understood that there are over 100 Local Authority users of Exacom in the country and the Ministry of Housing Communities and Local Government have been working alongside users to develop a digital template to complete the IFS each year. This is still being developed/tested and some Local Authorities produced their own IFS for 2019 (when there was no legal requirement to do so) using their own individual style/approach. Over time the content of these Infrastructure Funding Statements are likely to develop into a focused digital submission to the Government.
- 2.2 Our approach at this time is to submit Appendices A and B to the Government for our IFS for the year April 2020-March 2021 and if possible, for this information to be submitted digitally (using any provided template and Exacom) to meet the deadline of the end of December 2021.

## **3. RECOMMENDATIONS**

- 3.1 That Cabinet note the content of this report and Appendices A and B and that the content of Appendices A and B be submitted to the Government as Babergh’ s Infrastructure Funding Statement.
- 3.2 Cabinet’s agreement is also sought to the publication of the Infrastructure Funding Statement (Appendices A and B) on the Council’s web site.

## **REASON FOR DECISION**

There are a number of different ways which Infrastructure is delivered following growth within each District. Community Infrastructure Levy (CIL) monies have been collected since the implementation of CIL on the 11<sup>th</sup> April 2016. The CIL Expenditure Framework was originally adopted in April 2018. It was reviewed with amendments; these were adopted on the 18<sup>th</sup> March 2019 and the 20<sup>th</sup> April 2020. This Framework requires the production of a CIL Expenditure Programme for each District at least twice a year containing decisions for Cabinet to make or note on CIL Bids for infrastructure. Section 106 monies are collected through the completion of legal agreements before planning permission is granted for development. These secure developer contributions or direct provision of infrastructure. These legal agreements control the amount of money to be

received and the timing and nature of the infrastructure provision. Neighbourhood CIL is paid out twice a year by the 28th April and by the 28<sup>th</sup> October to all Parishes with the exception of Parish meetings where these monies are held by the Councils for us to work with those Parishes to devise and implement infrastructure proposals. All Parishes need to make a yearly return to each Council on the expenditure of their Neighbourhood CIL and this should be published on their Parish web site. As part of the evidence supporting the development of a Joint Local Plan an Infrastructure Delivery Plan has been produced which is being updated. All of these measures and where appropriate, decisions form ways in which necessary infrastructure supporting growth in the Districts are delivered /or prioritised for the benefit of our communities.

#### 4. KEY INFORMATION

4.1 As stated in paragraph 1.2 above, the content of this IFS and the processes and governance involved are set out in more detail below: -

- **Collection and expenditure of monies under the Community Infrastructure Levy (CIL)** - The processes and governance around CIL expenditure is set out in the CIL Expenditure Framework and the CIL Expenditure Framework Communications Strategy. The type of infrastructure that CIL monies can be spent on is set out in each Councils CIL Position Statement. (Background Documents refer). This monitoring information for the year 2020/21 is contained in Appendix A
- **Collection and expenditure of monies through s106 Obligations from developers** - Section 106 expenditure is governed by the legal obligation which is sought and secured before planning permission is granted for development. The relevant legal obligation controls the type and amount of expenditure or provision of the infrastructure project together with triggers for timescale of provision/completion. The spend or provision is limited by the legal obligation and must be adhered to. This monitoring information for the year 2020/21 is contained in Appendix A
- **CIL monies that are paid to and spent by Parishes under Neighbourhood CIL (through annual returns made to both Councils by the Parishes)** Expenditure under Neighbourhood CIL by Parishes is governed by legislation and the Town/Parish Council enjoy a wider spend remit (linked to growth) rather than each District Councils own remit for expenditure of CIL (governed by the need for it to be spent on infrastructure only and for types set out in both Councils CIL Position Statement). This monitoring information for the year 2020/21 is contained in Appendix A
- **A list of Infrastructure projects which the Council is supporting financially together with Infrastructure projects which are expected to come forward (to support growth in the future which are largely taken from the Infrastructure Delivery Plan (IDP)).** This information largely taken from the IDP is based upon the decisions that each Council has made on infrastructure delivery together with data largely taken from the Infrastructure Delivery Plan. This document has been worked upon collaboratively with all the Infrastructure providers working within each District together with outcomes and emerging projects from a community infrastructure perspective. This information (to be known as the Infrastructure List under

Regulation 121 of the CIL Regulations 2019) is contained in Appendix B. As stated above this Infrastructure List will be published on the Web site on the 11<sup>th</sup> of December 2021. (This will allow any developing valid CIL Bids the opportunity to be determined by Decembers Cabinet meeting.)

4.2 In summary from Appendices A and B the following data is of particular note:

- The total CIL income (after the 5% administrative fee has been deducted together with the deduction of the Neighbourhood CIL allocation to Parishes (for April 2021 and October 2020) for the period April 2020 -March 2021 is £6,098,439.04
- The total CIL expenditure for the period April 2020 - March 2021 is £2,493,452.69
- The total s106 income for the period April 2020 -March 2021 is £662,220.99
- The total s106 expenditure for the period April 2020 -March 2021 is £425,001.29
- The total amount allocated to Parishes through Neighbourhood CIL being paid by the 28<sup>th</sup> April and by the 28<sup>th</sup> October) is £1,017,746.36
- The total amount of Neighbourhood CIL spent within the period April 2020 to March 2021 is £320,915.81
- The total amount of Parish Meeting funds spent with the period April 2020 to March 2021 is £0
- There was a total of 14 infrastructure projects totalling £1,049,474.70 approved within the period April 2020 – March 2021 to be funded from the CIL Expenditure.

## **5. LINKS TO JOINT CORPORATE PLAN**

5.1 The effective spending of CIL and section 106 monies will contribute to all three priority areas that Councillors identified in the Joint Corporate Plan. Economy and Environment Housing and Strong and Healthy Communities.

## **6. FINANCIAL IMPLICATIONS**

6.1 The adopted CIL Expenditure Framework and the collection of s106 monies and expenditure of CIL (including Neighbourhood CIL) and s106 are critical to the funding of infrastructure to support inclusive growth and sustainable development.

6.2 The CIL Regulations stipulate that CIL monies which are collected must be spent on Infrastructure. Before 1<sup>st</sup> September 2019, each Council was required to publish a list of infrastructure that they will put the CIL monies towards. These lists were known as the "Regulation 123 Lists". However, on the 1<sup>st</sup> September 2019, new CIL Regulations were enacted, with the CIL 123 Lists being abolished, and in order to provide clarity given this changing situation, each Council adopted a CIL Position Statement containing a list of infrastructure that it would spend its CIL monies on. The authority for this was provided by a Council decision in March 2019 when the First Review of the CIL Expenditure Framework was undertaken and a revised scheme



was agreed (by both Councils). The CIL Position Statements are identical for both Councils; the hyperlink for the CIL Position Statement for Babergh is contained at paragraph 13.1.

- 6.3 These replacement documents (known as the CIL Position Statement) makes both Councils position clear on the expenditure of CIL This is expected to remain in force until the CIL Position Statement is formally reviewed.
- 6.4 CIL is collected and allocated in accordance with the CIL Regulations 2010 (as amended). Each Council retains up to 5% of the total CIL income for administration of CIL. From the remainder, 15% is allocated to Parish or Town Councils (subject to a cap) but where there is a made Neighbourhood Plan in place this figure rises to 25% (without a cap). For those parishes where there is no Parish or Town Council in place the Council retains the monies and spends the CIL Neighbourhood funds through consultation with the Parish.
- 6.5 Since the implementation of CIL for both Councils on the 11<sup>th</sup> April 2016 there have been eight payments to Town/Parish Councils; these have taken place in October 2016, April and October 2017, April and October 2018, April and October 2019 and April 2020. At the time that the Neighbourhood payments are made, the 20% set aside for Strategic Infrastructure fund is also undertaken. The Strategic Infrastructure Fund money is stored separately to the Local Infrastructure Fund at this point. In addition, money is also stored in a Ringfenced Fund (explained in Paragraph 6.7 below). As this accounting requires Finance to verify the figures, daily accounting in this way would be too cumbersome and resource hungry to carry out. There is no adverse impact on the Bid Round process or cycle to this method of accounting. Indeed, these dates work well with the CIL Bid round process.
- 6.6 The remaining 80% of the CIL monies comprises the Local Infrastructure Fund with the exception of the monies held in the Ringfenced Fund (explained in paragraph 6.7 below).
- 6.7 Within the CIL Expenditure Framework, infrastructure provision for major housing developments is prioritised and ringfenced for spend against these housing projects. In this way housing growth occurring within the Districts is supported by infrastructure provision. When commencement of these major housing schemes occurs, monies are collected according to the CIL payment plan in place. If the scale of development is large the CIL payment plan could be up to 5 equal payments collected over a two-year timescale. Smaller developments are required to pay the money in less instalments and over a shorter timescale. The monies (accrued from developments of 10 dwellings and above) are held in a Ringfenced Fund account separate from the Strategic and Local Infrastructure funds to ensure the monies are safeguarded towards infrastructure supporting these developments.
- 6.8 Section 106 Obligations are monitored so that when development starts and or reaches a “trigger” for direct provision of infrastructure or for the payment of s106 monies developers are alerted to their responsibilities and the need for payment.
- 6.9 Neighbourhood CIL is paid to Parishes twice yearly in accordance with paragraph 6.4 above (by the 28<sup>th</sup> April and 28<sup>th</sup> October each year). These dates are prescribed by the CIL Regulations together with the need for a yearly return by the Parishes to the Districts on their amount and type of spend and publication of this return on the Parishes web site

6.10 Delivery of infrastructure projects and those which are likely to emerge in the future in order to support the growth contained in the emerging Joint Local Plan is contained in the Infrastructure Delivery Plan (IDP) -July 2019 which is currently being updated.

## 7. LEGAL IMPLICATIONS

7.1 The detailed framework for CIL expenditure is legally sound and robust and was designed including a legal representative from the Councils Shared Legal Service (who also attended each of the Joint Member workshop sessions) and agreed the adopted CIL Expenditure Framework documents (prior to adoption by both Councils).

7.2 Monies or direct provision of infrastructure due to be collected/provided under s106 (of the Town and Country Planning Act) is controlled by a legal obligation. This is completed by the Councils Shared Legal service and as such is legally compliant with legislation,

7.3 This IFS report and the accompanying Appendices A and B have also been endorsed as being sound and legally compliant by the Councils Shared Legal Service.

7.4 Former Regulation 62 of the CIL Regulations 2010 (as amended) required CIL charging authorities to publish monitoring statistics for collection allocations and expenditure of CIL monies by the 31st of December for each year. The 2017, 2018 and 2019 Monitoring Report for Babergh are published on the website (see below).

<https://www.babergh.gov.uk/assets/CIL-and-S106-Documents/Babergh-District-Council-CIL-Monitoring-Report-2016-17.pdf>

<https://www.babergh.gov.uk/assets/CIL-and-S106-Documents/FINAL-BDC-Reg-62-Report.pdf>

<https://www.babergh.gov.uk/planning/community-infrastructure-levy-and-section-106/community-infrastructure-levy-cil/cil-reporting/>

## 8. RISK MANAGEMENT

8.1 The following have been identified as key risks pertaining to this report.

8.2 Key risks are set out below:

Risk Description	Likelihood	Impact	Mitigation Measures
Failure to allocate expenditure such that if we do not secure investment in infrastructure (schools, health, public transport improvements etc.), then	Unlikely (2)	Bad (3)	Adopted Community Infrastructure Levy (CIL), secures investment on infrastructure via the planning process (which includes S106). Creating the Infrastructure Delivery Plan as part of the Strategic Plan,

<p>development is stifled and/or unsustainable.</p> <p>Current Risk Score: 6</p>			<p>Joint Local Plan with associated Infrastructure Strategy and Infrastructure Delivery Plan will ensure that infrastructure across both Councils is addressed, New Anglia LEP Economic Strategy, draft created together with the Councils Open for Business Strategy.</p>
<p>Failure to produce a yearly Infrastructure Funding Statement (IFS) report make a return to Government would result in non-compliance with the CIL Regulations 2010 (as amended). It would mean that Government Members and the public are not aware of s106 income and expenditure, CIL income and expenditure including Neighbourhood CIL allocation and expenditure all of which are critical for the provision and delivery of infrastructure.</p>	<p>Highly Unlikely (1)</p>	<p>Noticeable/Minor (2)</p>	<p>The Infrastructure Team produces the required report which is checked and verified by Financial services/open to review by External Audit. Reminders are set to ensure the report is published by the statutory date. The format of the Monitoring report which in future will be known as the annual Infrastructure Funding Statement (IFS) is laid out in the CIL Regulations, so there is no risk in relation to the way the information is presented. The Infrastructure List (part of the Infrastructure Funding Statement) comprises a list of current and emerging Infrastructure projects will be reviewed each year and is linked to the CIL Expenditure Framework (reviewed on an annual basis) and the CIL Expenditure Programme (produced at least twice each year).</p>
<p>Failure to monitor s106, CIL,(including Neighbourhood CIL) expenditure such that infrastructure expenditure is not effective.</p>	<p>Unlikely (2)</p>	<p>Bad (3)</p>	<p>The software (Exacom) which supports CIL collection and expenditure will also be used to support s106 collection and expenditure. In addition, Neighbourhood CIL allocation and expenditure will also be recorded in Exacom. In addition, it is envisaged that a twice yearly CIL Expenditure Programme will be produced which will include details of all allocated and proposed CIL</p>

			expenditure and this together with the software will be used for effective monitoring.
If too high a value is allocated into the Strategic Infrastructure Fund, there is a risk that there would be insufficient Ringfenced Infrastructure Funding and Local Infrastructure Funding available to deliver the infrastructure required to mitigate the harm, thereby resulting in unsustainable development.	Unlikely (2)	Bad (3)	The Infrastructure Team will continue to monitor all allocations of s106, CIL and Neighbourhood CIL. The CIL Expenditure Framework review will include this risk as a key element of the review to ensure the level set remains appropriate.
If 25% Neighbourhood CIL is automatically allocated to any Parish/Town councils where there is no Neighbourhood Plan in place, there is a risk that there would be insufficient CIL Funding to allocate to the Strategic Infrastructure Fund and also the risk that there would be insufficient Ringfenced Infrastructure Funds together with Local Infrastructure Funding available to deliver the infrastructure required to mitigate the harm, thereby resulting in unsustainable development.	Unlikely (2)	Bad (3)	The Infrastructure Team will continue to monitor all allocations of s106, CIL and Neighbourhood CIL. The CIL Expenditure Framework review will include this risk as a key element of the review to ensure allocations of s106. CIL (including Neighbourhood CIL) remain appropriate and projects to make development sustainable are able to be delivered.

<p>If commencements of major housing developments were not correctly monitored or the incorrect apportionment of CIL monies were to occur such that monies could not be allocated towards major housing developments, inadequate infrastructure provision would result.</p>	<p>Unlikely (2)</p>	<p>Disaster (4)</p>	<p>The Infrastructure Team will continue to monitor all commencements of development through the service of the required Commencement Notice by developers such that correct apportionment of CIL Funds can be undertaken. The Infrastructure Team will also continue to monitor collection and expenditure of s106 monies together with the allocation and expenditure of Neighbourhood CIL by Parishes through yearly returns and publication on Parish web sites. The CIL Expenditure Framework review will include this risk as a key element of the review to ensure allocations of CIL remain appropriate and projects to make development sustainable are able to be delivered.</p>
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### Assurances (for collection of CIL monies)

8.3 In September 2016 Internal Audit issued a report in relation to CIL governance processes. The Audit Opinion was High Standard and no recommendations for improvement to systems and processes were made. Table 5 provides a definition of this opinion:

Table 5	Operation of controls	Recommended action
High standard	Systems described offer all necessary controls. Audit tests showed controls examined operating very effectively and where appropriate, in line with best practice.	Further improvement may not be cost effective.
Effective	Systems described offer most necessary controls. Audit tests showed controls examined operating effectively, with some improvements required.	Implementation of recommendations will further improve systems in line with best practice.
Ineffective	Systems described do not offer necessary controls. Audit tests showed key controls examined were operating ineffectively, with a number of improvements required.	Remedial action is required immediately to implement the recommendations made.
Poor	Systems described are largely uncontrolled, with complete absence of important controls. Most controls examined operate ineffectively with a large number of non-compliances and key improvements required.	A total review is urgently required.

- 8.4 On the 18th December 2017 Joint Overview and Scrutiny received a fact sheet on collection and current thinking on CIL expenditure and questions were answered in relation to it. Members of that Committee were advised of the route map towards getting a framework for CIL expenditure formally considered. Members were advised that this would be a key decision for both Councils and would need to go to Cabinet and then full Council. The resulting joint CIL Expenditure Framework, the CIL Expenditure Communications Strategy and the Timeline for the Expenditure of CIL and its Review were adopted by both Councils on the 24th April 2018 (Babergh) and 26th April 2018 (Mid Suffolk).
- 8.5 In May 2018, the results of an investigation by Internal Audit on behalf of the Assistant Director Planning and Communities were produced following complaints regarding the CIL process in place for Babergh and Mid Suffolk. The investigation concluded: -
- “The information provided to the public in relation to the CIL process is superior to that found for some other Councils and the team go over and above the requirements when supporting applicants where resources allow them to do so. It is Internal Audit’s opinion that the Infrastructure team, even though working under challenging conditions with increasing numbers of applications, are providing a good service to customers and also pro-actively looking for ways to improve where possible.”
- “The audit opinion is therefore high standard” – (paragraph 8.3 Table 5 defines high standard classification).
- 8.6 In September 2018 Internal Audit conducted a review of CIL Expenditure processes and released a written report. It contains a Substantial Assurance audit opinion (with two good practice points needing to be addressed relating to further clarification of “best value” (one of the criteria for assessing CIL Bids) and storage of all electronic communication.
- 8.7 In July 2019 Internal Audit produced a report on s106 monitoring with the audit objective of reviewing and assessing the process for the capturing and recording of s106 agreements, information, and triggers together with the collection of monies, management and expenditure of monies including s106 reporting. This audit took place in 2018/2019 and was spread across a number of different teams who have involvement in s106. The overall audit opinion was (sufficient) reasonable assurance. Four recommendations were made at this time (relating to processes around expenditure) all of which were subsequently complied with. However, monitoring work around s106 continues through collaboration with other teams to ensure that these recommendations are adhered to.
- 8.8 On the 19<sup>th</sup> September 2019, a report was prepared for consideration by Joint Overview and Scrutiny on CIL expenditure with five witnesses including Infrastructure Providers, Cockfield Parish Council, and a member of the Joint Member Panel; the latter of which informed the second review of the CIL Expenditure Framework. The changes agreed under this review process were adopted by both Councils on the 20<sup>th</sup> April 2020. Members agreed a third review of the CIL Expenditure Framework to take place at the same time as Bid round 6 (October 2020) so that any changes could be agreed and put in place before Bid round 7 (May 2021).

## **Assurances (for collection and expenditure of CIL Monies)**

- 8.9 It is expected that Internal Audit will continue to regularly audit s106 and CIL collection allocation and expenditure processes and actual expenditure once any schemes are developed and implemented.
- 8.10 As Members will recall there is a timeline for implementation of CIL and its review which contains key dates for the remainder of the CIL expenditure year cycle (Background papers refer.)
- 8.11 The first review of the CIL Expenditure Framework took place in 2018 following consideration by Joint Overview and Scrutiny in November 2018. The Joint Member Panel also informed the review and the conclusions were presented to both Councils and adopted in March 2019. This decision by both Councils planned for a further review of the CIL Expenditure Framework to occur at the same time as the Bid round no 4 so that any revised scheme would be in place before Bid round 5 (in May 2020). This second review of the CIL Expenditure Framework was adopted by both Council in April 2020. In making this decision Members agreed that a further third review would take place at the same time as Bid round 6 (October 2020) so that it is in place before Bid round 7 starts (in May 2021).

## **9. CONSULTATIONS**

- 9.1 The CIL Expenditure Communications Strategy contains a requirement for both Councils to consult the following bodies or organisations (for a period of 14 days) where valid Bids for their Wards or Parish have been submitted as follows: -
- District Member(s)
  - Parish Council
  - Division County Councillor
- 9.2 Where appropriate as part of the CIL process and assessment of the Bids, and the spending of unspent s106 Officers have also taken advice from other Officers within the Council; including the Communities team.
- 9.3 Regular Parish events and Member briefings will continue to be held to familiarise all with the CIL Expenditure Framework and Neighbourhood CIL (together with information on s106 where relevant) so that we can continue to work together to provide infrastructure for the benefit of our communities.

## **10. EQUALITY ANALYSIS**

- 10.1 Please see attached Screening report.

## **11. ENVIRONMENTAL IMPLICATIONS**

- 11.1 It is important that appropriate infrastructure mitigates harm which could be caused by new development without its provision. Collection of s106 monies and their expenditure, collection, and expenditure of CIL and allocation of neighbourhood CIL to Parishes together with reporting on their spend are ways in which infrastructure is provided. The CIL Expenditure Framework requires two bid rounds per year supported by the provision of an Expenditure Programme for each Bid round. The

Infrastructure Delivery Plan continues to be updated and constitutes evidence about infrastructure to support the Joint Local Plan. The publication of an Infrastructure List as required under Regulation 121 of the CIL Regulations provides clarity of expenditure on infrastructure provision. There is no EIA Assessment required.

## 12. APPENDICES

Title	Location
A. Appendix A – Monitoring Report for CIL (including Neighbourhood CIL) and s106 collection and expenditure	ATTACHED
B. Appendix B – Infrastructure List for Babergh - List of current and emerging infrastructure projects	ATTACHED
C. Appendix C Screening report for Equality Analysis	ATTACHED

## 13. BACKGROUND DOCUMENTS

13.1 The CIL Expenditure Framework, the CIL Expenditure Framework Communications Strategy and the CIL Position Statement for Babergh District Council together with the Key CIL Calendar dates for 2020 constitute background papers for this report. These were originally adopted by both Councils in April 2018. They were reviewed and adopted by both Councils in March 2019 (Babergh – 18<sup>th</sup> and Mid Suffolk - 19<sup>th</sup> March) and further amended and adopted by both Councils in April 2020. These amended background documents are as follows: -

- The CIL Expenditure Framework (amended in April 2020):  
<https://www.babergh.gov.uk/planning/community-infrastructure-levy-and-section-106/community-infrastructure-levy-cil/spending-cil/>
- The CIL Expenditure Framework Communications Strategy (amended in April 2020):  
<https://www.babergh.gov.uk/planning/community-infrastructure-levy-and-section-106/community-infrastructure-levy-cil/spending-cil/>
- CIL Position Statement for Babergh District Council:  
<https://www.babergh.gov.uk/planning/community-infrastructure-levy-and-section-106/community-infrastructure-levy-cil/spending-cil/>
- Key CIL Calendar dates 2020  
<https://www.babergh.gov.uk/planning/community-infrastructure-levy-and-section-106/community-infrastructure-levy-cil/spending-cil/>
- The hyperlink for the former Regulation 62 Monitoring reports for Babergh for the years 2017, 2018 and 2019 are contained at paragraph 7.4 above.



- The details of payments for Neighbourhood CIL for the Parishes in Babergh for October 2016, April and October 2017, April and October 2018, April and October 2019, April and October 2020 and April 2021 are contained on the web site:

<https://www.babergh.gov.uk/planning/community-infrastructure-levy-and-section-106/community-infrastructure-levy-cil/cil-reporting/>

- The infrastructure Delivery Plan (IDP) September 2020:

<https://www.babergh.gov.uk/assets/Strategic-Planning/Current-Evidence-Base/Infrastructure2020/BMSDC-IDP-Sept-2020.pdf>

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Mid Suffolk District Council  
Annual Infrastructure Funding Statement  
For  
Community Infrastructure Levy and Section 106

Reporting Period:  
From 01 April 2020 to 31 March 2021

## **Community infrastructure Levy (CIL) Contributions**

**01/04/2020 TO 31/03/2021**

### **CIL DEMAND NOTICES ISSUED IN 20/21**

The total value of demand notices issued in the reported period is £13,796,875.76.

Of this amount £13,792,241.96 is from liable floorspace (after any relief that has been granted), £0.00 is from surcharges imposed due to breaches of the Community Infrastructure Levy Regulations and £4,633.80 is late payment interest accrued.

<b>Planning Reference</b>	<b>Site of CIL Contribution</b>	<b>CIL Demand Notice</b>
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DC/19/04273	Granger Close, Walsham-Le- Willows	£679,616.65
DC/19/04166	Land Adjoining the Brambles, The Street, Great Bricett	£101,581.85
DC/19/04165	Land Behind Orchard House, The Street, Great Bricett	£97,652.26
1630/17	The Old School, Elmswell Road, Wetherden	£9,891.75
DC/17/06283	Land on West Side of, Bickers Hill Road, Laxfield	£759.90
DC/18/00684	Land at Stanton Street, Ixworth Road, Norton	£1,234.99
DC/20/00065	Land North of Willow Cottage, Earls Green Road, Bacton	£22,809.30
DC/19/02253	Land at Brome Triangle, Norwich Road, Brome and Oakley	£48,644.62

DC/18/05446	Land at Gipping Way, Stowmarket	£213,311.53
2480/16	Land to South of Bury Road, Wortham	£238,101.02
0631/16	The Thatches, Moats Tye, Combs	£20,084.11
2225/16	Bell Cross Farm, Bells Cross Road, Barham	£3,582.25
DC/19/03463	Land to the North of Ashfield Road, Norton	£46,735.86
DC/19/03463	Land to the North of Ashfield Road, Norton	£46,735.87
DC/19/04998	Land on West Side of Bickers Hill Road, Laxfield	£182,430.49
DC/19/04340	Plot 1 – Courtenays, Hubbards Lane, Hessett	£25,014.77
DC/19/02595	Land North of Brettenham Road, Buxhall	£77,161.97
DC/18/03834	Red Barn, Syleham Road, Syleham	£11,594.60

DC/20/01404	Land to the East of Priory Road, Palgrave	£132,886.84
DC/19/02307	Foresters East/West House, New Road, Tostock	£131.86
DC/19/05958	Land East of King George's Field, Green Road, Haughley	£987,795.06
DC/19/05196	Land South of Old Stowmarket Road, Woolpit	£1,272,115.78
DC/19/05627	Wood View, Haughley	£764,391.85
DC/19/03463	Land to the North of Ashfield Road, Norton	£30,159.16
DC/19/05393	Dennis Close, Barking	£107,326.90
DC/19/03463	Land to the North of Ashfield Road, Norton	£30,159.16
DC/19/03463	Land to the North of Ashfield Road, Norton	£30,159.16

DC/18/03114	Land South West of Main Road, Somersham	£487,168.32
DC/19/01859	Wheatlands & Barley Cottage, Hardings Land, Norton	£29,432.96
DC/18/01727	Hamlett House, Rattlesden Road, Drinkstone	£58,209.52
DC/18/00745	The Hyde, 5A The Street, Bramford	£13,478.37
DC/18/03114	Land South West of Main Road, Somersham	£5,669.33
DC/20/02908	Breccles, Rectory Road, Mellis	£105,675.69
DC/20/01568	Thorns and Park Chase, Long Green, Bedfield	£40,195.85
DC/19/02283	Land Adjacent Riverside Cottages, Mendlesham Green, Mendlesham	£52.65



DC/20/03204	Building Plot adjacent Antler Ridge, Main Road, Willisham	£21,985.83
DC/20/03193	8 The Crossroads, Brome and Oakley	£12,082.85
DC/18/05010	Old Hollow, Broad Road, Cotton	£27,219.68
DC/18/03996	Land to the North of Ashfield Road, Norton	£180.70
2280/16	Dutch Farm, High Town Green, Rattlesden	£2,177.07
DC/19/05316	Land to the West of Thorney Green Road, Stowupland	£641,624.17
DC/19/05317	Land to the West of Thorney Green Road, Stowupland	£961,769.39
DC/19/03840	Land to the East of Rising Sun Hill, Rattlesden	£341,028.53
DC/19/02495	Land to the East of Ashfield Road, Elmswell	£1,009,172.54

DC/20/04095	Withersdale Road, Mendham	£130,999.58
DC/20/03838	Land Rear of Broadway Cottage, Broad Road, Cotton	£1,421.60
DC/19/05152	Land at Back Hills, Botesdale	£96,655.76
DC/19/00038	Corners, Mill Road, Laxfield	£96.63
4942/16	Land at Meadow Lane, Thurston	£812,106.35
DC/18/01265	Elm House, Stowmarket Road, Stowupland	£22,806.97
DC/19/05152	Land at Back Hills, Botesdale	£136,002.56
DC/17/02232	Land on the West side of Barton Road, Thurston	£1,350,577.01
DC/20/04897	Grange Farm, All Saints Road, Creting St Mary	£546.10

DC/20/03027	Crest Nicholson Site, Land At Wetherden Road, Elmswell	£258,316.55
DC/20/04189	Land to the Rear of Kylloe, Priory Road, Palgrave	£54,579.94
DC/20/03152	Land South of Crocus Close, Gislingham	£151,274.45
4912/16	High View, Little London, Combs	£14,437.62
DC/20/05028	Land off, Cherry Tree Close, Yaxley	£84,274.44
DC/18/03891	Crow Hall, Strawberries Lane, Willisham	£3,342.40
DC/18/04551	24 Fairfax Gardens, Needham Market	£17,638.69
DC/20/05027	Land off, Cherry Tree Close, Yaxley	£84,283.82

DC/20/03485	Moat Farmhouse, Long Thurlow, Badwell Ash	£87,281.51
DC/19/05632	Crossroads Cottage, Stanwell Green, Thorndon	£1,970.11
DC/18/05568	Leys Road, Tostock	£30,146.63
DC/20/04052	Hill House, Haughley Green, Haughley	£11,811.44
DC/20/03539	Jayance, Hawk End Lane, Elmswell	£18,258.21
DC/20/05752	Swan Inn, Swan Road, Worlingworth	£42,229.17
DC/20/04893	Plot 2 Land adjacent Winchester House, Rectory Road, Wyverstone	£47,522.54
DC/20/05229	Land East of Moss Chase, Ashfield Road, Norton	£20,557.62
DC/20/05810	Land to the East of Priory Road, Palgrave	£113,332.85

DC/20/05172	Land off Norwich Road, Barham	£121,354.55
DC/20/05758	Corner Cottage, Hollow Lane, Thurston	£8,132.16
DC/20/05753	Mellis Road, Wortham	£64,420.41
DC/18/04267	Land to the East of Borley Crescent, Elmswell	£441,821.76
DC/18/01302	Meadowbank Farm, Westhorpe Road, Finningham	£15,081.18
2437/16	Blackberry Cottage, Finningham Road, Old Newton with Dagworth	£29,243.24
DC/20/01232	Poplar Farm, All Saints Road, Creeting St Mary	£155,553.41
DC/19/01947	Land at Church Road and Gipping Road, Stowupland	£203,210.16
DC/20/03940	Agricultural Building at Mill Farm, Mill Road, Redlingfield	£48.19

DC/20/00553	Land Between Broad Street and Dove Lane, Eye	£78,343.48
DC/18/05104	Former Mid Suffolk District Council Offices and Associated Land, 131 High Street, Needham Market	£148,003.66
<b>TOTAL</b>		<b>£13,796,875.76</b>

### CIL RECEIPTS RECEIVED IN 20/21

The total value of CIL Receipts received in the reported period was £7,262,829.51.

The total value of CIL Interest credited in the reported period was £15,276.53.

### CIL RECEIPTS SUMMARY 20/21

Planning Reference	Site of CIL Contribution	CIL Receipt
<b>0631/16</b>	The Thatches, Moats Tye, Combs	£20,084.11
<b>1630/17</b>	The Old School, Elmswell Road, Wetherden	£9,891.75
<b>2112/16</b>	Land off Green Road, Woolpit	£215,675.72

<b>2225/16</b>	Bell Cross Farm, Bells Cross Road, Barham	£3,582.25
<b>2280/16</b>	Dutch Farm, High Town Green, Rattlesden	£56,390.37
<b>2437/16</b>	Blackberry Cottage, Finningham Road, Old Newton with Dagworth	£29,243.24
<b>2480/16</b>	Land to South of Bury Road, Worham	£47,620.20
<b>4556/16</b>	Phase 3D Cedars Park, Land South of Gun Cotton Way, Stowmarket	£41,485.55
<b>4912/16</b>	High View, Little London, Combs	£14,437.62
<b>4942/16</b>	Land at Meadow Lane, Thurston	£162,421.27
<b>DC/17/02232</b>	Land on the West side of Barton road, Thurston	£270,115.40
<b>DC/17/02339</b>	The Black Barn All Saints Road, Creting St Mary	£1,177.53

<b>DC/17/04072</b>	Hogs Kiss, Priory Land, Debenham	£21,262.52
<b>DC/17/04083</b>	Breccles, Rectory Road, Mellis	£26,251.55
<b>DC/17/06283</b>	Land on the West side of Bickers Hill Road, Laxfield	£25,000.00
<b>DC/18/00684</b>	Land at Stanton Street, Ixworth Road, Norton	£58,235.75
<b>DC/18/00745</b>	The Hyde, 5A The Street, Bramford	£13,478.37
<b>DC/18/00864</b>	Land Adjacent to 9 Rectory Hill, Rickinghall Superior	£78,585.78
<b>DC/18/01265</b>	Elm House, Stowmarket Road, Stowupland	£2,280.69
<b>DC/18/01376</b>	Highfield, Norton Road, Thurston	£833,559.28
<b>DC/18/01487</b>	Land on the West side of Stowmarket Road, Great Blakenham	£211,214.75



<b>DC/18/01727</b>	Hamlett House, Rattlesden Road, Drinkstone	£58,209.52
<b>DC/18/02352</b>	Land to the South of The Acorns, Willisham Road, Barking	£23,010.72
<b>DC/18/02792</b>	Land at Grove Lane, Elmswell	£26,668.73
<b>DC/18/03114</b>	Land South West of Main Road, Somersham	£98,567.53
<b>DC/18/03547</b>	Land to the West of Ixworth Road, Thurston	£899,780.96
<b>DC/18/03710</b>	Land off Pear Tree Place, Great Finborough	£24,531.10
<b>DC/18/03834</b>	Red Barn, Syleham Road, Syleham	£11,594.60
<b>DC/18/03891</b>	Crow Hall, Straw berries Lane, Willisham	£3,342.40
<b>DC/18/03996</b>	Land to the North of Ashfield Road, Norton	£37,580.73

<b>DC/18/04454</b>	Southlands, Old Stowmarket Road, Woolpit	£37,852.99
<b>DC/18/04551</b>	24 Fairfax Gardens, Needham Market	£17,638.69
<b>DC/18/05010</b>	Old Hollow, Broad Road, Cotton	£27,219.68
<b>DC/18/05446</b>	Land at Gipping Way, Stowmarket	£213,311.53
<b>DC/18/05568</b>	Leys Road, Tostock	£30,146.63
<b>DC/19/00038</b>	Corners, Mill Road, Laxfield	£52,171.96
<b>DC/19/00075</b>	Land South East of All Saints Road, Creeting St Mary	£69,414.85
<b>DC/19/00286</b>	Land Adjacent to Brockenhurst, Old Norwich Road, Whitton	£47,410.28
<b>DC/19/01602</b>	Land on the North Side of Norton Road, Thurston	£343,732.88

<b>DC/19/01859</b>	Hardings Lane, Norton	£29,432.96
<b>DC/19/02138</b>	Lower Road and Rising Sun Hill, Rattlesden	£54,708.27
<b>DC/19/02225</b>	Land to the Rear of Kylloe, Priory Road, Palgrave	£50,640.14
<b>DC/19/02253</b>	Land at Brome Triangle, Norwich Road, Brome and Oakley	£48,644.62
<b>DC/19/02283</b>	Land Adjacent Riverside Cottages, Mendlesham Green, Mendlesham	£13,288.10
<b>DC/19/02307</b>	Plot 1 and 2, Foresters House, New Road, Tostock	£13,158.25
<b>DC/19/02322</b>	Land North East of Bowl Road, Battisford	£87,099.87
<b>DC/19/02465</b>	The Willows, Lower Farm Road, Ringshall	£93.58

<b>DC/19/02495</b>	Land to the East of Ashfield Road, Elmswell	£201,834.51
<b>DC/19/02595</b>	Land North of Brettenham Road, Buxhall	£19,290.49
<b>DC/19/02948</b>	Homelands, Rectory Road, Bacton	£35,150.99
<b>DC/19/03135</b>	Plot 1 & 2, Finningham Road, Old Newton with Dagworth	£29,758.50
<b>DC/19/03437</b>	Highbank Meadow, Finningham	£69,329.88
<b>DC/19/03463</b>	Land to the North of Ashfield Road, Norton	£183,949.21
<b>DC/19/03680</b>	Kites View, Hall Road, Thorndon	£46,334.49
<b>DC/19/03729</b>	Land off Luff Meadow, Needham Market	£41,518.68
<b>DC/19/03840</b>	Land to the East of Rising Sun Hill, Rattlesden	£68,205.71

<b>DC/19/04068</b>	Land Adjacent to Rosehaven, Hibbard Road, Bramford	£42,973.81
<b>DC/19/04165</b>	Land behind Orchard house, The Street, Great Bricett	£48,826.14
<b>DC/19/04166</b>	Land Adjoining, The Brambles, The Street, Great Bricett	£40,632.74
<b>DC/19/04273</b>	Granger Close/Pyes Close/Maple Close, Walsham Le Willows	£271,846.66
<b>DC/19/04340</b>	Plot 1 – Courtenays, Hubbards Lane, Hessett	£25,014.77
<b>DC/19/04368</b>	Land North of Grove Lane, Elmswell	£15,513.74
<b>DC/19/04831</b>	Land North of Lyndale Lodge, All Saints Road Creeting St Mary	£33,228.98
<b>DC/19/04998</b>	Land on West Side of Bickers Hill, Laxfield	£72,972.20

<b>DC/19/05055</b>	Land at Rear of Cedar Cottage, The Street, Occold	£47,050.92
<b>DC/19/05152</b>	Land at Back Hills, Botesdale	£51,364.45
<b>DC/19/05196</b>	Land South of Old Stowmarket Road, Woolpit	£254,423.16
<b>DC/19/05316</b>	Land to the West of Thorney Green Road, Stowupland	£128,324.83
<b>DC/19/05317</b>	Land to the West of Thorney Green Road, Stowupland	£192,353.88
<b>DC/19/05393</b>	Dennis Close, Barking	£21,465.38
<b>DC/19/05627</b>	Wood View, Haughley	£152,878.37
<b>DC/19/05632</b>	Crossroads Cottage, Stanwell Green, Thorndon	£1,970.11
<b>DC/19/05958</b>	Land East of King George's Field, Green Road, Haughley	£395,118.02
<b>DC/20/00065</b>	Land North of Willow Cottage, Earls Green Road, Bacton	£22,809.30

<b>DC/20/01232</b>	Poplar Farm, All Saints Road, Creting St Mary	£31,110.68
<b>DC/20/01404</b>	Land to the East of Priory Road, Palgrave	£26,320.57
<b>DC/20/01568</b>	Long Green, Bedfield	£40,195.85
<b>DC/20/02908</b>	Breccles, Rectory Road, Mellis	£21,135.14
<b>DC/20/03152</b>	Land South of Crocus Close, Gislingham	£30,254.89
<b>DC/20/03193</b>	8 The Crossroads, Brome and Oakley	£12,082.85
<b>DC/20/03204</b>	Building Plot Adjacent Antler Ridge, Main Road, Willisham	£21,985.83
<b>DC/20/03539</b>	Jayance, Hawk End Lane, Elmswell	£18,258.21
<b>DC/20/03838</b>	Land Rear of Broadway Cottage, Broad Road, Cotton	£1421.60
<b>DC/20/03940</b>	Agricultural Building at Mill Farm, Mill Road, Redlingfield	£48.19

<b>DC/20/04052</b>	Hill House, Haughley Green, Haughley	£11,811.44
<b>DC/20/04095</b>	Withersdale Road, Mendham	£26,199.92
<b>DC/20/04893</b>	Plot 2 Land Adjacent Winchester House, Rectory Road, Wyverstone	£23,761.27
<b>DC/20/04897</b>	Grange Farm, All Saints Road, Creting St Mary	£546.10
<b>DC/20/05810</b>	Land to the East of Priory Road, Palgrave	£22,311.78
<b>TOTAL</b>		<b>£7,262,829.51</b>

### CIL RECEIPT ALLOCATIONS

The CIL receipts are allocated as follows.



- **Admin CIL** – Up to 5% of the CIL receipts are retained by the District Council towards administration of the CIL service. If the 5% collected exceeds the expenditure for running the CIL service, the remaining funds are saved in the Strategic Infrastructure Fund.
- **Neighbourhood CIL** - 15% or 25% (depending on whether the parish have a made Neighbourhood Plan) will be passed to the parish or town council where the development is taking place. The parish or town council will decide how to spend this part of the levy. Annual Financial Reports on CIL for each parish or town council receiving CIL are published on the town or parish councils' own websites.
- **REG 59F Parish Meetings** – These funds are Neighbourhood CIL payments which are held by the District Council on behalf of a parish where the parish do not operate a banking account. These funds are then spent by the District Council on behalf of the parish on infrastructure projects the parish request.
- **Strategic Infrastructure Fund** - 20% of all CIL collected (after the 5% Admin charge and the Parish apportionment has been deducted) is saved in a separate funding pot for Strategic Infrastructure expenditure. The projects which can be funded with the Strategic Fund are defined in the approved CIL expenditure framework.
- **Ringfenced Fund** - Infrastructure for new housing growth (which is classed as developments over ten dwellings) is prioritised in the CIL Expenditure Framework and the CIL monies collected against such schemes are saved in a separate fund in order that these monies are available for infrastructure for areas that these housing projects affect. This portion of the CIL receipts amount to the remaining 80% of the collected funds (after the 5% Admin charge and the Parish apportionment has been deducted)
- **Local Infrastructure Fund** - The 80% of collected funds (after the 5% Admin charge and the Parish apportionment has been deducted) are allocated to the Local Infrastructure Fund (apart from the 80% for the Ringfenced applications) This Local Infrastructure Fund (definition in the CIL Expenditure Framework) holds the “available funds” (together with the Strategic and Ringfenced funds) that CIL Bids will be spent against. CIL bids are received each year during the months of April and October. Bid enquiry forms can be completed and sent to the Infrastructure team throughout the year, to discuss possible CIL bids.

The breakdown of the CIL receipt allocations in 20/21 are as follows.

Type	Allocated
<b>Admin CIL</b>	£146,636.88
<b>Admin CIL 5% exceeded expenditure credited to Strategic Infrastructure Fund</b>	£216,504.51
<b>Neighbourhood CIL</b>	£1,017,746.36
<b>REG 59F – Parish Meetings</b>	£7.23
<b>CIL Land Payments</b>	£0.00
<b>Strategic Infrastructure Fund</b>	£1,176,386.91
<b>Ringfenced Fund</b>	£2,888,805.31
<b>Local Infrastructure Fund</b>	£1,816,742.31
<b>TOTAL</b>	<b>£7,262,829.51</b>
<b>Interest Receipts (Allocated to the Strategic Infrastructure Fund)</b>	£15,276.53
<b>TOTAL</b>	<b>£15,276.53</b>

## CIL ADMIN

The amount of CIL collected towards administration expenses collected is £363,141.39. This is 5% of the total CIL receipts collected (£7,262,829.51) in the reported period.

Mid Suffolk District Council has set a collection percentage of 5.00%. The percentage taken may differ due to Land payments (including payments in kind and infrastructure payments) not being allocated to administration expenses and Surcharges not being split with Neighbourhood Areas.

The amount of CIL spent on administration expenses during the reported year is £146,636.88. The remaining £216,504.51 in excess of expenses has been saved in the Strategic Infrastructure Fund for spend on Infrastructure projects.

## SUMMARY OF NEIGHBOURHOOD CIL 20/21

The table below shows the allocation of funds to the individual parishes for Neighbourhood CIL payments.

Zone	Date	Amount Passed
<b>Bacton Parish Council</b>	30 September 2020	£2,636.33
<b>Bacton Parish Council</b>	31 March 2021	£6,057.72
<b>Barham Parish Council</b>	30 September 2020	£537.34
<b>Barking Parish Council</b>	30 September 2020	£3,451.61
<b>Barking Parish Council</b>	31 March 2021	£3,219.81
<b>Bedfield Parish Council</b>	31 March 2021	£6,029.38
<b>Botesdale Parish Council</b>	31 March 2021	£12,841.12
<b>Bramford Parish Council</b>	31 March 2021	£8,467.83
<b>Brome and Oakley Parish Council</b>	31 March 2021	£9,109.12
<b>Buxhall Parish Council</b>	31 March 2021	£2,893.57

<b>Zone</b>	<b>Date</b>	<b>Amount Passed</b>
<b>Claydon &amp; Whitton Parish Council</b>	30 September 2020	£3,555.77
<b>Claydon &amp; Whitton Parish Council</b>	31 March 2021	£3,555.77
<b>Combs Parish Council</b>	30 September 2020	£7,367.61
<b>Combs Parish Council</b>	31 March 2021	£10,875.62
<b>Cotton Parish Council</b>	31 March 2021	£4,296.19
<b>Creting St Mary Parish Council</b>	30 September 2020	£13,081.03
<b>Creting St Mary Parish Council</b>	31 March 2021	£7,240.69
<b>Debenham Parish Council</b>	31 March 2021	£3,189.38
<b>Drinkstone Parish Council</b>	30 September 2020	£8,731.43
<b>Elmswell Parish Council</b>	30 September 2020	£2,327.06
<b>Elmswell Parish Council</b>	31 March 2021	£37,014.22
<b>Finningham Parish Council</b>	30 September 2020	£10,399.48
<b>Gislingham Parish Council</b>	31 March 2021	£4,538.23
<b>Gt Blakenham Parish Council</b>	30 September 2020	£31,682.21
<b>Gt Bricett Parish Council</b>	31 March 2021	£13,418.84
<b>Gt Finborough Parish Council</b>	30 September 2020	£3,679.67
<b>Haughley Parish Council</b>	30 September 2020	£49,389.75
<b>Haughley Parish Council</b>	31 March 2021	£90,562.20
<b>Hessett Parish Council</b>	30 September 2020	£3,752.22
<b>Laxfield Parish Council</b>	30 September 2020	£9,222.92
<b>Laxfield Parish Council</b>	31 March 2021	£13,298.72
<b>Mellis Parish Council</b>	30 September 2020	£1,968.87
<b>Mellis Parish Council</b>	31 March 2021	£5,139.14
<b>Mendham Parish Council</b>	31 March 2021	£3,929.99
<b>Mendlesham Parish Council</b>	30 September 2020	£3,322.02

<b>Zone</b>	<b>Date</b>	<b>Amount Passed</b>
<b>Needham Market Town Council</b>	31 March 2021	£8,873.60
<b>Norton Parish Council</b>	30 September 2020	£10,052.05
<b>Norton Parish Council</b>	31 March 2021	£36,327.76
<b>Occold Parish Council</b>	30 September 2020	£3,528.82
<b>Occold Parish Council</b>	31 March 2021	£3,528.82
<b>Offton and Willisham Parish Council</b>	31 March 2021	£3,799.24
<b>Old Newton and Dagworth and Gipping Parish Council</b>	30 September 2020	£2,231.89
<b>Old Newton and Dagworth and Gipping Parish Council</b>	31 March 2021	£6,618.38
<b>Palgrave Parish Council</b>	30 September 2020	£3,798.01
<b>Palgrave Parish Council</b>	31 March 2021	£11,092.87
<b>Rattlesden Parish Council</b>	31 March 2021	£26,895.66
<b>Rickinghall Parish Council</b>	30 September 2020	£3,929.29
<b>Rickinghall Parish Council</b>	31 March 2021	£7,858.58
<b>Ringshall Parish Council</b>	30 September 2020	£14.04
<b>Somersham Parish Council</b>	31 March 2021	£14,785.13
<b>Stowmarket Town Council</b>	30 September 2020	£38,219.56
<b>Stowupland Parish Council</b>	31 March 2021	£80,511.78
<b>Syleham Parish Council</b>	30 September 2020	£869.60
<b>Syleham Parish Council</b>	31 March 2021	£869.60
<b>Thorndon Parish Council</b>	30 September 2020	£6,950.17
<b>Thorndon Parish Council</b>	31 March 2021	£295.52
<b>Thurston Parish Council</b>	30 September 2020	£62,516.95
<b>Thurston Parish Council</b>	31 March 2021	£147,739.69
<b>Tostock Parish Council</b>	30 September 2020	£1,953.96
<b>Tostock Parish Council</b>	31 March 2021	£4,541.77
<b>Walsham-le-Willows Parish Council</b>	31 March 2021	£40,777.00
<b>Wetherden Parish Council</b>	30 September 2020	£1,483.76
<b>Woolpit Parish Council</b>	30 September 2020	£21,853.63



Infrastructure	Neighbourhood Zone	Amount	Date
	Redlingfield Parish Meeting	£7.23	31 March 2021
<b>TOTAL</b>		<b>£7.23</b>	

### MID SUFFOLK DISTRICT COUNCIL CIL ALLOCATION IN 20/21

The table below shows the amounts of money which have been allocated to projects within the reported year. These receipts are used to fund projects within the Community, Education, Health and Rail.

The breakdown of the CIL Allocation in the reported year 20/21 is as follows.

Type	Allocated
<b>CIL Land Payments</b>	£0.00
<b>Strategic Infrastructure Fund</b>	£50,000.00
<b>Ringfenced Fund</b>	£171,589.01
<b>Local Infrastructure Fund</b>	£827,885.69
<b>TOTAL</b>	<b>£1,049,474.70</b>

### SUMMARY OF PROJECT ALLOCATION 20/21

The table below shows the allocation for approved projects in 20/21

Infrastructure	Amount Allocated	Allocation Dated
<b>PLAY – Bedfield Play Area</b>	£4,534.00	15 May 2020 – <b>Local</b> Infrastructure Fund
<b>GREEN ENERGY – Regal Theatre Car Park Stowmarket</b>	£10,263.00	25 September 2020 – <b>Ringfenced</b> Fund
<b>RAIL TRAVEL – Thurston Rail Station Improvements</b>	£100,000.00	25 September 2020 – <b>Ringfenced</b> Infrastructure Fund
<b>PLAY – Moors Children’s Play Area</b>	£31,605.60	25 September 2020 – <b>Local</b> Infrastructure Fund
<b>OUTDOOR SPORTS – Debenham Sports Centre Car Park</b>	£47,000.00	25 September 2020 – <b>Local</b> Infrastructure Fund
<b>COMMUNITY FACILITY – Wingfield Barns Children’s Nursery</b>	£34,000.00	25 September 2020 – <b>Local</b> Infrastructure Fund
<b>COMMUNITY FACILITIES – Thornham Walks Car park</b>	£3,355.00	17 November 2020 – <b>Local</b> Infrastructure Fund



Infrastructure	Amount Allocated	Allocation Dated
<b>COMMUNITY INFRASTRUCTURE – Stowmarket Emergency Services Hub</b>	£431,740.00	7 December 2020 – <b>Local and Ringfenced</b> Infrastructure Fund
<b>COMMUNITY FACILITIES – Ringshall Village Hall Sewerage Works</b>	£16,651.00	7 December 2020 – <b>Local</b> Infrastructure Fund
<b>WASTE INFRASTRUCTURE – Creeting Road Depot</b>	£50,000.00	15 March 2021 – <b>Strategic</b> Infrastructure Fund
<b>HEALTH INFRASTRUCTURE – Mendlesham Surgery</b>	£239,306.60	15 March 2021 – <b>Local</b> Infrastructure Fund
<b>COMMUNITY FACILITY – Ron Crascall Car Park Haughley</b>	£22,595.00	15 March 2021 – <b>Local</b> Infrastructure Fund
<b>COMMUNITY FACILITY – Ron Crascall Storage Facilities Haughley</b>	£39,937.00	15 March 2021- <b>Local</b> Infrastructure Fund
<b>COMMUNITY FACILITY – Gislingham Primary School Running Track</b>	£18,487.50	15 March 2021 – <b>Ringfenced</b> Funds
<b>TOTAL</b>	<b>£1,049,474.70</b>	

### CIL EXPENDITURE IN 20/21

The total value of CIL Expenditure in the reported period 20/21 was £2,493,452.69.

The breakdown of the CIL Expenditure in the reported year 20/21 is as follows.

Type	Spend
<b>Admin CIL</b>	£146,636.88
<b>Neighbourhood CIL</b>	£320,915.81
<b>REG 59F – Parish Meetings</b>	£0.00
<b>CIL Land Payments</b>	£0.00
<b>Strategic Infrastructure Fund</b>	£767,671.93
<b>Ringfenced Fund</b>	£503,284.25
<b>Local Infrastructure Fund</b>	£754,943.82
<b>Interest Receipts</b>	£0.00
<b>TOTAL</b>	<b>£2,493,452.69</b>

### SUMMARY OF SPEND REPORTED BY THE PARISHES FROM THE NEIGHBOURHOOD CIL FUNDS

The amount of CIL spent under Neighbourhood CIL as reported by the parishes during the reported year is as follows:

<b>Infrastructure</b>	<b>Amount</b>	<b>Spend Description</b>
<b>Badwell Ash Parish Council</b>	£14,149.90	Playground equipment on Village Playing Field
<b>Barham Parish Council</b>	£537.34	Towards the 1 <sup>st</sup> VAS on Norwich Road, Barham
<b>Barking Parish Council</b>	£1,175.00	Speed Indicator Device
<b>Bedfield Parish Council</b>	£2,861.78	New Children's Play Area
<b>Bedingfield Parish Council</b>	£67.49	Self-healing pinboard for notice board
<b>Coddenham Parish Council</b>	£139.26	New Noticeboard
<b>Combs Parish Council</b>	£1,250.00	Drain Cover – Churchyard/Chairs for cricket club
<b>Creeping St Mary Parish Council</b>	£22,531.47	Container/Play Equipment/Replacement Slide/Donation towards new FP bridge at Baylam/Village Hall Patio Re-surfacing (deposit)/Picnic Tables
<b>Drinkstone Parish Council</b>	£8,731.43	Zip wire for Children's play area/Nest swing for Children's play area/Speed indicating Device
<b>Elmswell Parish Council</b>	£36,944.39	Blackbourne extension and archive

<b>Infrastructure</b>	<b>Amount</b>	<b>Spend Description</b>
<b>Eye Town Council</b>	£60.00	Printing copies of the Eye Neighbourhood Plan for submission
<b>Finningham Parish Council</b>	£4,195.00	Design of outdoor map of village showing footpath walks and local interests/Replacement of worn/missing post and rail fence around the Green
<b>Gislingham Parish Council</b>	£13,580.00	Gislingham Village Hall
<b>Norton Parish Council</b>	£2,000.00	Norton Pre-School
<b>Occold Parish Council</b>	£5,000.00	Village Hall Extension - Contribution
<b>Palgrave Parish Council</b>	£22,809.37	Speed Indicator device/4 Highways projects/Lows Footpath ditch improvement project
<b>Stowmarket Town Council</b>	£59,581.96	Regal Redevelopment Project - Construction
<b>Stowupland Parish Council</b>	£76,180.00	Upgrade Footpaths/Track Hunters Moon/Cemetery Trees/Holy Trinity Church new carpet/Post-Trail Thorney Green

Infrastructure	Amount	Spend Description
<b>Thurston Parish Council</b>	£48,050.03	Thurston Library – Children’s Centre/Dog Bag Dispensers/New litter bins/Resurfacing of the Recreation Ground Car Park/Community Shelter/CCTV – Recreation Ground/Grit bins/Recreational Feasibility Study/Village Welcome Booklets
<b>Wyverstone Parish Council</b>	£1071.39	Grit Bin/Refurbishment of Village Hall
<b>TOTAL</b>	<b>£320,915.81</b>	

### REGULATION 59F – PARISH MEETING FUNDS

The amount of CIL spent under Regulation 59F during the reported year is as follows:

Infrastructure	Amount	Date	Spend Description
	£0.00		

### SUMMARY OF PROJECT SPEND 20/21

The table below shows the expenditure for approved projects in 20/21.

Infrastructure	Date	Amount	Project underspent – remaining balance returned to the unallocated fund	Description
<b>COMMUNITY FACILITY Notice Board Trinity Meadow Stowupland</b>	23 July 2020	£396.26	£0	An Oak freestanding parish noticeboard for the new development of 175 homes at Trinity Meadows. Ref M19-01
<b>GREEN ENERGY EV Charger at Cross St Car Park Eye</b>	29 July 2020	£14,287.16	£6,441.24	Provision of an EV Charging Point at Cross Street Car Park Eye
<b>EDUCATION - Stowupland High School Sixth Form</b>	23 July 2020	£767,671.93	£0	M14-18 Stowupland High School - building of a new Sixth form block
<b>EDUCATION – Claydon Primary School Expansion</b>	23 July 2020	£499,421.00	£0	M19-14 Claydon Primary School Expansion
<b>EDUCATION – Bramford CEVC Primary School Expansion</b>	16 November 2020	£645,593.00	£0	M19-10 Bramford CEVC Primary School Expansion

Infrastructure	Date	Amount	Project underspent – remaining balance returned to the unallocated fund	Description
<b>COMMUNITY FACILITIES –</b> Occold Village Hall Enhancement Extension	16 December 2020 to 24 March 2021	£16,297.76	£0	M19-07 Occold Village Hall enhancement extension
<b>PLAY –</b> Bedfield Play Area	23 July 2020 to 19 August 2020	£4,534.00	£0	M19-13 Bedfield Play Area - New play equipment
<b>COMMUNITY FACILITIES –</b> Thornham Walks Car park	16 November 2020 to 16 December 2020	£21,604.60	£0	M19-08 - Thornham Walks Car Park - Creation of an overflow car park
<b>OUTDOOR SPORTS -</b> Debenham Sports Centre Car Park	29 March 2021	£22,620.00	£0	To provide additional car parking at Debenham Sports Centre
<b>COMMUNITY FACILITY -</b> Wingfield Barns Children's Nursery	27 January 2021 to 26 March 2021	£16,729.32	£39.58	Conversion of The Granary for use for a Children's Nursery Wingfield Barns CIC

Infrastructure	Date	Amount	Project underspent – remaining balance returned to the unallocated fund	Description
<b>COMMUNITY FACILITIES –</b> Thornham Walks Car park – Covid 19 Complications	02 February 2021	£3,344.75	£10.25	M20-21 - Thornham Walks Car Park Covid 19 Complications- Creation of an overflow car park
<b>COMMUNITY INFRASTRUCTURE</b> - Sewerage Works Ringshall Village Hall	18 March 2021	£16,122.97	£528.03	Installation of a sewerage system for Ringshall Village Hall. Current connection (to Ringshall school) severed on 23 July 2020
<b>COMMUNITY INFRASTRUCTURE</b> – EV Charging Points Regal Theatre Stowmarket	31 March 2021	£3,863.25	£0	Installation of EV Charging points at the Regal Theatre Car Park in Stowmarket
<b>BUS TRANSPORT</b> – Bus Shelter Finborough Road Stowmarket	N/A	£0	£5,000.00	Project abandoned and money returned to unallocated fund



Infrastructure	Date	Amount	Project underspent – remaining balance returned to the unallocated fund	Description
<b>BUS TRANSPORT</b> – Bus Shelter Mortimer Road Stowmarket	N/A	£0	£35,000.00	Project abandoned and money returned to unallocated fund
<b>BUS TRANSPORT</b> – Bus Shelters Sandy Lane Thurston	N/A	£0	£4,800.00	Project was to provide two bus shelters. One provided by the developer so 50% of allocated funds returned to the unallocated fund
<b>TOTAL</b>		<b>£2,032,486.00</b>	<b>£51,819.10</b>	

## REGULATION 59

The charging authority is compelled under the CIL legislation to spend there CIL payments to fund infrastructure to support the development of its area. The charging authority is also able to apply CIL to fund infrastructure outside its area where to do so would support the development of its area.

## REGULATION 59B

Regulation 59B relates strongly to 59A, to detail and advise concerning land payments accepted by a charging authority. The CIL that is received in relation to a development that includes the CIL payments and where any land payments were accepted by the charging authority. The payments to a local council relating to a land payment to assist with paying a CIL amount must be paid to the local council in money.

## REGULATION 59E

**5-year Clawback** - This CIL regulation applies to Neighbourhood Parish CIL payments and the clawback of funding if this money is not used. CIL funding that has been paid to Parishes or Town Councils via the Neighbourhood Parish CIL payments, that have not been applied to support the development of its area within 5 years of receiving this funding can be reclaimed by the District Council. This repayable amount would be requested via a notice to the local Parish or Town Council requiring it to repay some or all the CIL receipts that they have received.

This notice would advise the amount of CIL funding which must be repaid and the reasons for this funding being reclaimed by the District Council. The date in which the funding must be reclaimed must also be advised on the notice.

On receipt of this notice the Parish or Town Council that has received the notice must return to the District Council any CIL receipts that have not been spent up to the 5-year clawback period. If they are unable to return this funding, then future CIL receipts will be used to make up the balance.

Once this funding is returned the District Council are then bound by the CIL legislation to spend this funding in the local area in which it was collected.

The amount of CIL requested under Regulation 59E for the reported year is as follows for each neighbourhood zone:

Neighbourhood Zone	Amount Requested	Date
<b>TOTAL</b>	<b>£0.00</b>	

The total collected by Mid Suffolk District Council for the reported year under Regulation 59E was £0.00.

The amount of CIL spent under Regulation 59E during the reported year was £0.00.

The amount of CIL still outstanding for recovery under Regulation 59E at the end of the reported year for all years is as follows for each neighbourhood zone:

Neighbourhood Zone	Amount Requested	Amount Paid	Amount Spent	Balance Remaining
<b>TOTAL</b>	<b>£0.00</b>	<b>£0.00</b>	<b>£0.00</b>	<b>£0.00</b>

#### MSDC SUMMARY OF TOTAL CIL FUNDS FROM APRIL 2016 TO 31st MARCH 2021 ALLOCATED, UNALLOCATED AND SPENT

Previous years – 04/2016 to 03/2021	Allocated	Spent	Funds returned to Unallocated	Remaining balance allocated - Unspent	Unallocated
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			(project underspend)		
Admin CIL	£475,434.76	£475,434.76		£0.00	£0.00
Admin CIL 5% exceeded expenditure credited to Strategic Infrastructure Fund	£0.00	£0.00		£0.00	£384,166.15
Neighbourhood CIL	£2,452,564.13	£652,977.50		£1,799,586.63	£0.00
REG 59F – Parish Meetings	£13,820.88	£1,200.00		£12,620.88	£0.00
CIL Land Payments	£0.00	£0.00		£0.00	£0.00
Strategic Infrastructure Fund	£1,220,269.77	£973,016.02	£0.00	£247,253.75	£1,636,183.92
Ringfenced Fund	£1,947,315.24	£503,284.25	£0.00	£1,444,030.99	£5,523,438.01
Local Infrastructure Fund	£1,764,941.94	£877,137.29	£53,191.47	£834,613.18	£2,315,255.82
<b>RECEIPT TOTALS</b>	<b>£7,874,346.72</b>	<b>£3,483,049.82</b>	<b>£53,191.47</b>	<b>£4,338,105.43</b>	<b>£9,859,043.90</b>

Interest Receipts	£0.00	£0.00	£0.00	£71,153.93
<b>INTEREST TOTAL</b>	<b>£0.00</b>	<b>£0.00</b>	<b>£0.00</b>	<b>£71,153.93</b>

### Section 106 Matters

#### Community Infrastructure Levy Regulations (2019 Amendment) Regulation 121A Schedule 2 Section 3

The total amount of money to be provided under any planning obligations which were entered during the reported year is £949,476.78. This figure does not consider indexation (inflation/deflation) that may be applied when the money becomes due.

The total amount of money received from planning obligations during the reported year was £662,220.99.

The total amount of money received prior to the reported year that has not been allocated is £3,049,623.41.

During the reported year, the following non-monetary contributions have been agreed under planning obligations:

The total number of affordable housing units to be provided is 388.

The following education provisions have been agreed under S106 agreements:

Education Type	School Infrastructure	Number of School Places

Education Type	School Infrastructure	Number of School Places

The following education provisions have been funded by offsite S106 and other funding sources allocated during the reported year:

Education Type	Number of school places	Funding Source

Summary details of other non-monetary obligations agreed within the reported year are as follows:

Covenant Type/Service	Deed Signed	Planning Application
<b>AFFORDABLE HOUSING - Provision/BMSDC Strategic Housing</b>	11/06/2020	DC/18/05514
<b>OPEN SPACE, SPORT &amp; RECREATION - Provision/BMSDC S106 Monitoring</b>	11/06/2020	DC/18/05514
<b>OPEN SPACE, SPORT &amp; RECREATION - Provision/BMSDC S106 Monitoring</b>	11/06/2020	DC/18/05514
<b>OPEN SPACE, SPORT &amp; RECREATION - Provision/BMSDC S106 Monitoring</b>	11/06/2020	DC/18/05514

<b>ECOLOGY/WILDLIFE - Protection or Relocation/SCC Ecology</b>	11/06/2020	DC/18/05514
<b>COMMUNITY FACILITIES/BMSDC Communities Team</b>	11/06/2020	DC/18/05514
<b>AFFORDABLE HOUSING - Provision/BMSDC Strategic Housing</b>	20/07/2020	DC/19/04145
<b>VARIATION TO ORIGINAL AGREEMENT/BMSDC S106 Monitoring</b>	18/06/2020	DC/17/02783
<b>VARIATION TO ORIGINAL AGREEMENT/BMSDC S106 Monitoring</b>	18/04/2020	3655/13
<b>ECOLOGY/WILDLIFE - Protection or Relocation/SCC Ecology</b>	07/07/2020	DC/19/02688
<b>AFFORDABLE HOUSING - Provision/BMSDC Strategic Housing</b>	15/04/2020	DC/18/03114
<b>OPEN SPACE, SPORT &amp; RECREATION - Provision/BMSDC S106 Monitoring</b>	15/04/2020	DC/18/03114
<b>AFFORDABLE HOUSING - Provision/BMSDC Strategic Housing</b>	29/07/2020	DC/18/03147
<b>OPEN SPACE, SPORT &amp; RECREATION - Provision/BMSDC S106 Monitoring</b>	29/07/2020	DC/18/03147
<b>AFFORDABLE HOUSING - Provision/BMSDC Strategic Housing</b>	21/08/2020	DC/19/02484

<b>AFFORDABLE HOUSING - Provision/BMSDC Strategic Housing</b>	21/08/2020	DC/18/04247
<b>OPEN SPACE, SPORT &amp; RECREATION - Provision/BMSDC S106 Monitoring</b>	21/08/2020	DC/18/04247
<b>COMMUNITY FACILITIES/BMSDC Communities Team</b>	21/08/2020	DC/18/04247
<b>AFFORDABLE HOUSING - Provision/BMSDC Strategic Housing</b>	21/08/2020	DC/18/05621
<b>OPEN SPACE, SPORT &amp; RECREATION - Provision/BMSDC S106 Monitoring</b>	21/08/2020	DC/18/05621
<b>AFFORDABLE HOUSING - Provision/BMSDC Strategic Housing</b>	08/10/2020	DC/19/05915
<b>OPEN SPACE, SPORT &amp; RECREATION - Provision/BMSDC S106 Monitoring</b>	08/10/2020	DC/19/05915
<b>PHASING PLAN/BMSDC Development Management</b>	05/11/2020	DC/17/03799
<b>AFFORDABLE HOUSING - Provision/BMSDC Strategic Housing</b>	05/11/2020	DC/17/03799
<b>OPEN SPACE, SPORT &amp; RECREATION - Provision/BMSDC S106 Monitoring</b>	05/11/2020	DC/17/03799



<b>COMMUNITY FACILITIES/BMSDC Communities Team</b>	05/11/2020	DC/17/03799
<b>VARIATION TO ORIGINAL AGREEMENT/BMSDC S106 Monitoring</b>	12/11/2020	DC/19/00022
<b>AFFORDABLE HOUSING - Provision/BMSDC Strategic Housing</b>	29/10/2020	DC/19/02312
<b>OPEN SPACE, SPORT &amp; RECREATION - Provision/BMSDC S106 Monitoring</b>	29/10/2020	DC/19/02312
<b>VARIATION TO ORIGINAL AGREEMENT/BMSDC S106 Monitoring</b>	22/10/2020	1795/16
<b>VARIATION TO ORIGINAL AGREEMENT/BMSDC S106 Monitoring</b>	12/11/2020	5007/16
<b>VARIATION TO ORIGINAL AGREEMENT/BMSDC S106 Monitoring</b>	16/10/2020	DC/19/02909
<b>AFFORDABLE HOUSING - Provision/BMSDC Strategic Housing</b>	15/12/2020	DC/19/00646
<b>OPEN SPACE, SPORT &amp; RECREATION - Provision/BMSDC S106 Monitoring</b>	15/12/2020	DC/19/00646
<b>AFFORDABLE HOUSING - Provision/BMSDC Strategic Housing</b>	08/10/2020	DC/20/01435
<b>OPEN SPACE, SPORT &amp; RECREATION -</b>	08/10/2020	DC/20/01435

<b>Provision/BMSDC S106 Monitoring</b>		
<b>LANDSCAPING - Provision of/BMSDC Communities Rights of Way</b>	08/10/2020	DC/20/01435
<b>ECOLOGY/WILDLIFE - Protection or Relocation/SCC Ecology</b>	08/10/2020	DC/20/01435
<b>AFFORDABLE HOUSING - Provision/BMSDC Strategic Housing</b>	22/12/2020	DC/19/03486
<b>AFFORDABLE HOUSING - Provision/BMSDC Strategic Housing</b>	22/12/2020	DC/19/03486
<b>OPEN SPACE, SPORT &amp; RECREATION - Provision/BMSDC S106 Monitoring</b>	22/12/2020	DC/19/03486
<b>OPEN SPACE, SPORT &amp; RECREATION - Provision/BMSDC S106 Monitoring</b>	22/12/2020	DC/19/03486
<b>VEHICLE CLUB/BMSDC Development Management</b>	22/12/2020	DC/19/03486
<b>ELECTRIC VEHICLE CHARGING POINT/BMSDC Infrastructure Team</b>	22/12/2020	DC/19/03486
<b>FEASIBILITY STUDY/BMSDC Infrastructure Team</b>	22/12/2020	DC/19/03486
<b>ECOLOGY/WILDLIFE - Protection or Relocation/SCC Ecology</b>	22/12/2020	DC/19/03486
<b>HIGHWAYS - Improvement Works/SCC Highways</b>	22/12/2020	DC/19/03486

<b>AFFORDABLE HOUSING - Provision/BMSDC Strategic Housing</b>	21/01/2021	DC/20/01677
<b>THE LINK ROAD STRIP/BMSDC S106 Monitoring</b>	21/01/2021	DC/20/01677
<b>OPEN SPACE, SPORT &amp; RECREATION - Provision/BMSDC S106 Monitoring</b>	21/01/2021	DC/20/01677
<b>AFFORDABLE HOUSING - Provision/BMSDC Strategic Housing</b>	05/11/2020	DC/17/02782
<b>VARIATION TO ORIGINAL AGREEMENT/BMSDC S106 Monitoring</b>	21/01/2021	0846/13
<b>VARIATION TO ORIGINAL AGREEMENT/BMSDC S106 Monitoring</b>	02/02/2021	2112/16
<b>AFFORDABLE HOUSING - Provision/BMSDC Strategic Housing</b>	11/02/2021	DC/19/02878
<b>OPEN SPACE, SPORT &amp; RECREATION - Provision/BMSDC S106 Monitoring</b>	11/02/2021	DC/19/02878
<b>VARIATION TO ORIGINAL AGREEMENT/BMSDC S106 Monitoring</b>	12/02/2021	2351/16
<b>VARIATION TO ORIGINAL AGREEMENT/BMSDC S106 Monitoring</b>	26/01/2021	5010/16
<b>AFFORDABLE HOUSING - Provision/BMSDC Strategic Housing</b>	02/02/2021	DC/20/02989

<b>OPEN SPACE, SPORT &amp; RECREATION - Provision/BMSDC S106 Monitoring</b>	02/02/2021	DC/20/02989
<b>VIABILITY/BMSDC Infrastructure Team</b>	23/12/2020	DC/17/06326
<b>EMPLOYMENT LAND/BMSDC S106 Monitoring</b>	23/12/2020	DC/17/06326
<b>VIABILITY/BMSDC Infrastructure Team</b>	23/12/2020	DC/17/06326
<b>OPEN SPACE, SPORT &amp; RECREATION - Provision/BMSDC S106 Monitoring</b>	23/12/2020	DC/17/06326
<b>AFFORDABLE HOUSING - Provision/BMSDC Strategic Housing</b>	04/03/2021	DC/19/04439
<b>ECOLOGY - SPA Mitigation/SCC Ecology</b>	04/03/2021	DC/19/04439
<b>AFFORDABLE HOUSING - Provision/BMSDC Strategic Housing</b>	30/03/2021	DC/20/02426
<b>ECOLOGY - SPA Mitigation/SCC Ecology</b>	30/03/2021	DC/20/02426
<b>OPEN SPACE, SPORT &amp; RECREATION - Provision/BMSDC S106</b>	30/03/2021	DC/20/02426

**PROJECT ALLOCATION FOR REPORTED PERIOD 20/21**

The total amount of money from planning obligations allocated towards infrastructure during the reported year was £193,826.02. Of this amount £71,799.42 was not spent during the reported year.

Infrastructure Project	Date Allocated	Amount Allocated	Remaining unspent funds during the reported year	Description
<b>Community Facility – Accessibility improvements to Stowmarket Community Centre</b>	02 December 2020	£17,339.42	£17,339.42	Accessibility Improvements at Stowmarket Community Centre
<b>Community Facility – Village Hall, Elmswell</b>	25 August 2020	£76,584.31	£0	Extension to the Chamberlayne Hall, The Blackbourne, Elmswell
<b>Toilet refurbishment - Bramford</b>	29 December 2020	£11,700.00	£11,700.00	Refurbishment in the Scout and Guide HQ Bramford
<b>Outdoor Sports - Tostock</b>	25 August 2020	£7,184.67	£0	Outdoor Gym Equipment and five a side pitch

Infrastructure Project	Date Allocated	Amount Allocated	Remaining unspent funds during the reported year	Description
<b>Play Area - Elmswell</b>	15 September 2020	£32,999.00	£0	Upgrades to Blackbourne Children's play area Elmswell
<b>Village Hall – Wilby</b>	01 April 2020	£2,154.19	£0	Improvements to the Village Hall at Wilby
<b>Highways – Haughley Parish Council</b>	15 December 2020	£3,104.43	£0	Payment of Highways contribution as per S106 agreement. Payment for a Vehicle Activated Sign and pole on Green Road, Haughley
<b>Outdoor Sports – Debenham</b>	25 September 2020 and 26 March 2021	£42,760.00	£42,760.00	To provide additional car parking at Debenham Sports Centre
<b>TOTAL</b>		<b>£193,826.02</b>	<b>£71,799.42</b>	

**PROJECT SPEND FOR REPORTED PERIOD 20/21**

The total amount of money from planning obligations spent during the reported year was £425,001.29. Of this amount £0.00 was spent by a third party on behalf of Mid Suffolk District Council.

In relation to money which was spent by Mid Suffolk District Council during the reported year the items of infrastructure that planning obligation money has been spent on and the amounts spent are as follows:

Infrastructure Project	Spent	Date Spent	Spend Description
<b>SPORTS - Phase 1 - Mendlesham Playing Fields</b>	£127,210.37	06 May 2020 to 16 November 2020	Playing field project - MUGA and wheeled sports area
<b>VILLAGE HALL improvements to Bacton Village Hall</b>	£5,060.00	14 October 2020 to 28 April 2021	Roof upgrade project
<b>PLAY New equipment at Badwell Ash</b>	£19,558.78	14 October 2020	New play equipment at the recreation ground
<b>SPORTS &amp; FITNESS - Debenham Sports &amp; Leisure Centre</b>	£59,509.79	06 May 2020 to 26 August 2020	Improve/Upgrade of Fitness Centre
<b>OPEN SPACE - Pikes Meadow Stowmarket</b>	£36,253.10	03 November 2020 to 31 March 2021	Enhancement project to include bridge, footpaths, benches, wild flower meadow, hedgerow, fencing and fitness equipment at Pikes Meadow Stowmarket

Infrastructure Project	Spent	Date Spent	Spend Description
<b>VILLAGE HALL - Improvements to Coronation Hall, Wilby</b>	£2,154.19	30 June 2020	Improvements to Coronation Hall at Wilby
<b>VILLAGE HALL - Elmswell</b>	£76,584.31	11 March 2021	Chamberlayne Hall Extension
<b>PLAY - Eye</b>	£3,341.03	14 October 2020	Replacement of Play Equipment on the Moors Children's Play Area
<b>OUTDOOR SPORTS - Tostock</b>	£7,184.67	11 December 2020	Outdoor Gym Equipment and five a side pitch
<b>PLAY - Equipment Upgrade Elmswell</b>	£32,999.00	26 October 2020	Play Equipment
<b>Haughley Parish Council - Highway's contribution</b>	£3,104.43	16 December 2020	Contribution for a Vehicle Activated sign and pole on Green Road, Haughley
<b>VILLAGE HALL – Refurbishment at Badwell Ash</b>	£12,797.81	16 November 2020 to 05 January 2021	Refurbishment of the Village Hall at Badwell Ash
<b>VILLAGE HALL – Occold</b>	£2,893.31	01 December 2020	Extension to the Village Hall at Occold
<b>OUTDOOR SPORTS – Gym Trail Thurston</b>	£11,550.50	10 June 2020	Gym Trail



Infrastructure Project	Spent	Date Spent	Spend Description
<b>COMMUNITY FACILITY – Resurfacing of Playing Field Car Park, Bramford</b>	£24,800.00	06 May 2020	Resurfacing of the Playing Field Car Park to enable safe access to the sports facility
<b>TOTAL</b>	<b>£425,001.29</b>		

The amount of planning obligation money spent on repaying money borrowed, including any interest, with details of the items of infrastructure which that money was used to provide are as follows:

Date	Amount Used	Loan/Interest	Infrastructure Funded
	£0.00	£0.00	

The amount of planning obligation money spent in respect of administration of planning obligations and monitoring in relation to the delivery of planning obligations during the reported year was £0.00.

The total amount of money retained at the end of the reported year is £4,858,806.76. Of this amount retained an amount of £36,790.94 has been retained for long term maintenance.

### **Section 278 Matters**

#### **Community Infrastructure Levy Regulations (2019 Amendment) Regulation 121A Schedule 2 Section 4**

The following matters are agreements entered into during the reported year in respect to Highways Agreements under Section 278 of the Highways Act 1980. The financial values of these are included in the matters under Schedule 2 Section 3

of this report. Please see the allocation and spending sections to see the allocation and spending of any financial matters described below.

Date	Application/Deed/Clause/Covenant	Amount
	N/A	

**Appendix B – Infrastructure List for Mid Suffolk  
Mid Suffolk District Council Infrastructure Funding Statement - Current and Emerging Projects in Mid Suffolk**

**Projects - Current Funding  
Projects funded by CIL (Updated with CIL Expenditure Programme of October 2021)**

Bid Ref	Project	Project Ref (Exacom)	Amount of CIL Funding Allocated	Project Spend	Unspent Funds Returned	Progress
M01-18	COMMUNITY FACILITY Gislingham Silver Band Hall	639	£44,568.75	£0	£44,568.75 Local Infrastructure Fund	Agreed by Cabinet on 4th March 2019. CIL Bid offer letter dated 13 <sup>th</sup> March 2019. Offer accepted. Project currently stalled as planning permission expired and requires renewal together with issues with the Party Wall with neighbours. <b>Update requested in January 21 but no update received and CIL Bid Offer expired in March 2021. Monies returned to the Local Infrastructure Fund</b>
M02-18	PUBLIC TRANSPORT - Laxfield - Bus stops at Mill Lane	556	£5,000.00	£3,627.63	£1,372.37 Local Infrastructure Fund	Noted by Cabinet on 10 <sup>th</sup> September 2018. Delegated decision taken on 20 <sup>th</sup> August 2018. CIL Bid offer letter dated 25 <sup>th</sup> September 2018 Offer accepted. <b>Project completed under budget and monies returned to the Local Infrastructure Fund.</b>
M04-18	PUBLIC TRANSPORT - Stowmarket - Bus Stops at Finborough Rd	557	£5,000.00	£0.00	£5,000.00 Local Infrastructure Fund	Noted by Cabinet on 10 <sup>th</sup> September 2018. Delegated decision taken on 20 <sup>th</sup> August 2018. CIL Bid offer letter dated 25 <sup>th</sup> September 2018. Offer accepted. However, <b>Scheme abandoned due to bus services ending. Monies returned to the Local Infrastructure Fund</b>

Bid Ref	Project	Project Ref (Exacom)	Amount of CIL Funding Allocated	Project Spend	Unspent Funds Returned	Progress
M05-18	PUBLIC TRANSPORT - Bus stop improvements Mortimer Road Stowmarket	531	£35,000.00	£0.00	£35,000.00 Local Infrastructure Fund	Agreed by Cabinet on 10 <sup>th</sup> September 2018. CIL Bid offer letter dated 5 <sup>th</sup> September 2018. Offer accepted. Project is at final design for ordering works. <b>Scheme abandoned due to issues with the design and monies returned to the Local Infrastructure Fund</b>
M08-18	HEALTH - Botesdale Heath Centre - Extension to increase provision and palliative care	522	£98,739.74	£98,739.74	£0.00	Agreed by Cabinet on 10 <sup>th</sup> September 2018. CIL Bid offer letter dated 25 <sup>th</sup> September 2018. Offer accepted. <b>Project completed. Building open and being used.</b>
M10-18	COMMUNITY FACILITY – Stowupland Notice Board Trinity Meadow	640	£641.35	£0.00	£641.35 Local Infrastructure Fund	The Parish Council decided not to proceed with this Parish Notice Board and submitted a different CIL Bid (reference M19-01) which has been approved on the proviso that CIL Bid M10-18 is not proceeded with. <b>Email received regarding withdrawal of this Bid.</b> Monies returned to the Local Infrastructure Fund.
M11-18 and M12-18	VILLAGE HALL - Stowupland Village Hall Partial Refurbishment and development of the Sports and Social Club facilities	543	£13,240.10	£13,240.10	£0.00	2 Bids noted by Cabinet on 10 <sup>th</sup> September 2018. Delegated decisions taken on 20 <sup>th</sup> August 2018. CIL Bid offer letters dated 25 <sup>th</sup> September 2018. Offer letters accepted. <b>Both projects completed.</b>

Bid Ref	Project	Project Ref (Exacom)	Amount of CIL Funding Allocated	Project Spend	Unspent Funds Returned	Progress
M18-20	PUBLIC TRANSPORT Thurston - Bus Shelters Norton Road	641	£13,000.00	£13,000.00	£0.00	Agreed by Cabinet on 4 <sup>th</sup> March 2019. CIL Bid offer letter dated 13 <sup>th</sup> March 2019. <b>Project completed</b>
M23-18	GREEN ENERGY EV Charger at Cross St Car Park Eye	642	£20,728.40	14,287.16	£6441.24 Local Infrastructure Fund	Agreed by Cabinet on 4 <sup>th</sup> March 2019. CIL Bid offer letter dated 13 <sup>th</sup> March 2019. Offer accepted. Wayleave agreement is required between MSDC and owner of the Queen's Head to allow the cables to be laid. This process is ongoing and legal are also working to resolve any issues. Work is now underway and should be completed by end of February. Project has been completed, awaiting claim for funds. <b>Project completed under budget. Monies returned to the Local Infrastructure Fund</b>
M19-01	COMMUNITY FACILITY– Stowupland Notice Board Trinity Meadow	640	£396.26	£396.26	£0.00	Noted by Cabinet on 28 <sup>th</sup> August 2019. CIL Bid offer letter dated 6 <sup>th</sup> September 2019. CIL Bid Offer made and accepted on the basis that CIL Bid M10-18 is not proceeded with. Notice Board completed and erected. <b>Project completed.</b>

Bid Ref	Project	Project Ref (Exacom)	Amount of CIL Funding Allocated	Project Spend	Unspent Funds Returned	Progress
M19-04	PUBLIC TRANSPORT Thurston - Bus Shelters Sandy Lane	649	£9,600.00	£4,800.00	£4,800.00 Local Infrastructure Fund	Noted by Cabinet on 28th August 2019. CIL Bid offer letter dated 5 <sup>th</sup> September 2019. Offer accepted. Awaiting scheduling of works – date uncertain due to Covid-19 outbreak restrictions. <b>Project complete. Only one shelter provided under this CIL Bid as second shelter provided by developer through s106 contributions instead. Therefore, monies returned to the Local Infrastructure Fund.</b>
M14-18	EDUCATION – Stowupland High School	656	£2,446,575.00	£2,417,764.17		Agreed by Cabinet on the 6 <sup>th</sup> January 2020. CIL Bid offer letter dated 31 <sup>st</sup> January 2020. Offer accepted. First and second claim have been paid. Final claim to be made on completion of the project. <b>Project completed and handover has occurred with staged payment made in April 2021. Small balance left to pay in early 2022.</b>
M19-07	COMMUNITY FACILITIES – Village Hall Enhancement Extension Occold	664	£19,190.00	£16,297.76		Agreed by Cabinet on 9th March 2020. CIL Bid offer letter dated 16 <sup>th</sup> March 2020. Offer accepted. Update 30/07/2020 – Anticipated start on the build in September 2020 <b>January 21 Update</b> – First stage payment made

Bid Ref	Project	Project Ref (Exacom)	Amount of CIL Funding Allocated	Project Spend	Unspent Funds Returned	Progress
M19-10	EDUCATION – Bramford Primary School	663	£645,593.00	£645,593.00	£0.00	Agreed by Cabinet on 9th March 2020. CIL Bid offer letter dated 16 <sup>th</sup> March 2020. Offer accepted. <b>Update 30/07/2020 – Project completed</b>
M19-14	EDUCATION – Claydon Primary School	662	£499, 421.00	£499,421.00	£0.00	Agreed by Cabinet on 9 <sup>th</sup> March 2020. CIL Bid offer letter dated 12 <sup>th</sup> March 2020.Offer accepted. <b>Project completed.</b>
M19-08	COMMUNITY FACILITIES – Thornham – Car Park	681	£27,000.00	£27,000.00		Agreed by Cabinet on 9 <sup>th</sup> March 2020. Legal position resolved and Bid offer letter dated 20 <sup>th</sup> May 2020.Offer accepted. <b>Project completed</b>
M20-18	GREEN ENERGY -EV CHARGING POINTS -Stowmarket - Regal Car Park	701	£10,263.00	£6,590.25		Agreed by Cabinet in September2020. Offer letter issued. Offer accepted. Awaiting final costings.
M19-12	COMMUNITY FACILITIES – Eye- Play Facilities	703	£31,605.60			Agreed by Cabinet in September 2020. Offer letter issued. Offer accepted
M19-03 -	COMMUNITY FACILITIES – Debenham Leisure Centre - Additional car Park	704	£47,000.00	£42,840.00		Agreed by Cabinet in September.2020 Offer letter issued. Offer accepted. First staged payment made
M20-07	RAIL – Thurston Rail Station - Feasibility Study by Network Rail	702	£100,000.00			Agreed by Cabinet in September 2020. Offer letter issued. Offer accepted. Preparatory work occurring for the scope of the Feasibility study
M20-08	COMMUNITY FACILITIES – Wingfield – Conversion of Granary barn to children’s nursery	705	£34,000.00	£33,960.00	£39.58 Local Infrastructure Fund	Agreed by Cabinet in September 2020. Offer letter issued. Offer accepted. <b>Project Complete and under budget. Monies returned to the Local Infrastructure Fund</b>



Bid Ref	Project	Project Ref (Exacom)	Amount of CIL Funding Allocated	Project Spend	Unspent Funds Returned	Progress
M19-13	COMMUNITY FACILITIES –Bedfield – new play area	680	£4,534.00	£4,534.00	£0.00	Agreed by Cabinet in September2020. Offer letter issued. Offer accepted – <b>Project Completed</b>
M20-09	COMMUNITY FACILITIES - Ringshall Village Hall Installation of sewerage treatment works.	712	£16,651.00	£16,122.97	£528.03 Local Infrastructure Fund	Agreed by Cabinet in December 2020. <b>Offer letter issued. Project completed under budget. Monies returned to the Local Infrastructure Fund</b>
M20-21	COMMUNITY FACILITIES – Thornham Walks overflow car park – Covid Complications - further grant funding	709	£3,355.00	£3,344.75	£10.25 Local Infrastructure Fund	Agreed by Cabinet in December 2020. Offer letter issued. <b>Project completed and under budget. Monies returned to the Local Infrastructure Fund</b>
M20-10	COMMUNITY FACILITIES – Stowmarket Creation of a Stowmarket Emergency Services Hub	713	£431,740.00			Agreed by Cabinet in December 2020. Offer letter issued.
M20-25	HEALTH - Mendlesham Health. Administration Hub /Clinical Capacity reconfiguration including 2 EV charging points	721	£239,306.60	£133,026.96		Agreed by Cabinet in March 2021. Email confirming Cabinet decision issued. Offer letter to be issued upon NHS confirming the PID. June 21 Update Project underway, two Claims processed
M20-24	COMMUNITY FACILITIES – Gislingham running track	728	£18,487.50			Agreed by Cabinet in March 2021. Awaiting signed Community User agreement before Offer letter is sent.
M20-22	COMMUNITY FACILITIES – Haughley - Storage Unit Crascall Pavilion, Green Road	725	£39,937.00			Agreed by Cabinet in March 2021. Offer letter issued. Signed acceptance letter received 16/03/21
M20-19	COMMUNITY FACILITIES – Haughley - Car Park Crascall Pavilion, Green Road	724	£22,595.00			Agreed by Cabinet in March 2021. Offer letter issued. Signed acceptance letter received 16/03/21

<b>Bid Ref</b>	<b>Project</b>	<b>Project Ref (Exacom)</b>	<b>Amount of CIL Funding Allocated</b>	<b>Project Spend</b>	<b>Unspent Funds Returned</b>	<b>Progress</b>
M20-20	WASTE INFRASTRUCTURE – Fuel Tank at Creting Road Depot	720	£50,000.00			Agreed by Cabinet in March 2021. Offer letter issued.
M21-01	HEALTH – Woolpit Car Park Land South of Old Stowmarket Road	735	£917,240.00			Agreed by Cabinet in June 2021. Offer letter issued. Project started in August 2021
M19-06	EDUCATION – Thurston - Land Option CIL Bid for purchase of land for education (for a forthcoming College extension) and an associated car park	738	£1,069,841.00			Agreed by Cabinet in June 2021. Awaiting signed Community User agreement before Offer letter is sent.
<b>Total CIL Funding allocated to MSDC projects in Bid Round 1, 2 ,3, 4, 5, 6 and 7 (including Cabinet decisions in June 2021)</b>			<b>£6,920,249.30</b>	<b>£3,994,586.17</b>	<b>£98,401.57</b>	

## Infrastructure List for Mid Suffolk

Emerging Infrastructure Projects - Largely extracted from the Babergh and Mid Suffolk Infrastructure Delivery Plan of September 2020 and including minor updates in relation to CIL funds agreed since September 2020.

### EDUCATION

#### Early Years Settings Expansions

IDP Project Unique Reference	Anticipated mitigation / Project	Settlement / Area	Priority (Critical, Essential, Desirable)	Lead Provider	Estimated project cost where known/ unknown	Funding Sources	Identified Funding	Use of agreed cost multipliers	Type of Developer Contribution	Potential Funding Gap	Potential Funding Sources to Fill Gap	Timescale (Short, Medium, Long Term)
IDP001	Additional Pre School places at existing setting	Bacton	Essential	Suffolk County Council	unknown	Developer contributions from committed growth and from JLP growth	£0	£616,938	CIL	unknown		Short-medium term
IDP002	Additional Pre School places at existing setting	Botesdale and Rickinghall	Essential	Suffolk County Council	unknown	Developer contributions from committed growth and from JLP growth	£0	£388,500	CIL	unknown		Short-medium term
IDP006	Additional Pre School places at existing setting at primary school.	Debenham	Essential	Suffolk County Council	unknown	Developer contributions from committed growth and from JLP growth	£0	£380,730	CIL	unknown		Short-medium term

IDP Project Unique Reference	Anticipated mitigation / Project	Settlement / Area	Priority (Critical, Essential, Desirable)	Lead Provider	Estimated project cost where known/ unknown	Funding Sources	Identified Funding	Use of agreed cost multipliers	Type of Developer Contribution	Potential Funding Gap	Potential Funding Sources to Fill Gap	Timescale (Short, Medium, Long Term)
IDP010	Additional Pre School places at existing setting	Needham Market	Essential	Suffolk County Council	unknown	Developer contributions from committed growth and from JLP growth	£0	£312,354	CIL	unknown		Short-medium term
IDP011	Additional Pre School places at existing setting at Primary School (TBC)	Stonham Aspal	Essential	Suffolk County Council	unknown	Developer contributions from committed growth and from JLP growth	£0	£175,602	CIL	unknown		Short-medium term
IDP012	Additional Pre School places at existing setting	Stradbroke	Essential	Suffolk County Council	unknown	Developer contributions from committed growth and from JLP growth	£0	£430,458	CIL	unknown		Short-medium term

### New Early Years Settings

IDP Project Unique Reference	Anticipated mitigation / Project	Settlement / Area	Priority (Critical, Essential, Desirable)	Lead Provider	Estimated project cost where known/ unknown	Funding Sources	Identified Funding	Use of agreed cost multipliers	Type of Developer Contribution	Potential Funding Gap	Potential Funding Sources to Fill Gap	Timescale (Short, Medium, Long Term)
IDP013	New Pre School setting for 60 places needed with land allocation of 0.1ha JLP policy LA007 (DC/18/00233)	Bramford	Essential	Suffolk County Council	£1,230,480	Developer contributions from committed growth and from JLP growth.	£532,768	£14,768	s106	£547,536 expected toward 1 <sup>st</sup> phase of 30 places setting at estimated cost of	Suffolk County Council, s106 from future development	Short-medium term

IDP Project Unique Reference	Anticipated mitigation / Project	Settlement / Area	Priority (Critical, Essential, Desirable)	Lead Provider	Estimated project cost where known/ unknown	Funding Sources	Identified Funding	Use of agreed cost multipliers	Type of Developer Contribution	Potential Funding Gap	Potential Funding Sources to Fill Gap	Timescale (Short, Medium, Long Term)
						s106 secured for a new setting from PP: DC/18/00233 (LA007) (£281,293); DC/19/01401 (LA006) (£215,721); DC/19/00870 (LA107) (£35,754)				£615,240. Therefore, funding gap for 1 <sup>st</sup> phase: £67,704		
IDP015	New Pre School setting for 60 places at the new Primary School (Planning Application 1856/17 and JLP policy LA002).	Claydon & Barham	Essential	Suffolk County Council	£1,230,480	Developer contributions from committed growth and from JLP growth. SCC ask for s106 build cost contribution planning application 1856/17 (LA002)	£1,084,314 for the complete build cost contribution towards the primary school and pre school	£1,209,130	s106	£0	None	Short-medium term
IDP016	New Pre School setting for 30 places needed in the area. 0.1ha land allocation needed (JLP policy LA065). (s106 secured for a new	Elmswell	Essential	Suffolk County Council	£615,240	Developer contributions from committed growth and from JLP growth. s106 secured for a new setting from	£75,240	£677,482	s106	£0	None	Short-medium term

IDP Project Unique Reference	Anticipated mitigation / Project	Settlement / Area	Priority (Critical, Essential, Desirable)	Lead Provider	Estimated project cost where known/ unknown	Funding Sources	Identified Funding	Use of agreed cost multipliers	Type of Developer Contribution	Potential Funding Gap	Potential Funding Sources to Fill Gap	Timescale (Short, Medium, Long Term)
	setting from PP: 3918/15 Former Grampian site (£75,240.)					PP: 3918/15 Former Grampian site £75,240.						
IDP017	New Pre School setting for 60 places needed with land allocation of 0.1ha, JLP policy LA020	Eye	Essential	Suffolk County Council	£1,230,480	Developer contributions from committed growth and from JLP growth. s106 secured for a new setting from PP: 3563/15 Land at Eye Airfield	£170,548	£686,712	s106	£373,220	Suffolk County Council, s106 from future development	Short-medium term
IDP021	1 new Pre School setting for 60 places at the new Primary School at Chilton Leys (named 'Grace Cook Primary School' and granted planning permission in April 2021) (JLP policy LA034). And one more setting for 60 places needed with land	Stowmarket	Essential	Suffolk County Council	£1,230,480	Developer contributions from committed growth and from JLP growth. s106 secured for Chilton Leys planning permission: 2722/13	£80,000	£1,772,160	s106	£0	None	Short-medium term (setting at Grace Cook Primary School' - anticipated completion by Sept. 2022)

IDP Project Unique Reference	Anticipated mitigation / Project	Settlement / Area	Priority (Critical, Essential, Desirable)	Lead Provider	Estimated project cost where known/ unknown	Funding Sources	Identified Funding	Use of agreed cost multipliers	Type of Developer Contribution	Potential Funding Gap	Potential Funding Sources to Fill Gap	Timescale (Short, Medium, Long Term)
	allocation of 0.1ha (JLP policy LA035 – 'Ashes Farm').											
IDP022	New Pre School setting for 30 places needed with land allocation of 0.1ha (JLP policy LA078).	Stowupland	Essential	Suffolk County Council	£615,240	Developer contributions from committed growth and from JLP growth. s106 secured for a new setting from PP: DC/17/02755 Land between Gipping Road and Church Road	£103,547	£851,006	s106	£0	None	Short-medium term
IDP024	New Pre School setting for 30 places at the relocated new primary school in Thurston. (The new setting opening in 2021 is able to expand to 60 places).	Thurston	Essential	Suffolk County Council	£615,240	Developer contributions from committed growth and from JLP growth	TBC	£1,888,458	s106	£0	None	Short-medium term
IDP025	New Pre School setting for 60 places at the new	Woolpit	Essential	Suffolk County Council	£1,230,480	Developer contributions from committed	TBC	£1,290,354	s106	£0	None	Short-medium term

IDP Project Unique Reference	Anticipated mitigation / Project	Settlement / Area	Priority (Critical, Essential, Desirable)	Lead Provider	Estimated project cost where known/ unknown	Funding Sources	Identified Funding	Use of agreed cost multipliers	Type of Developer Contribution	Potential Funding Gap	Potential Funding Sources to Fill Gap	Timescale (Short, Medium, Long Term)
	primary school in Woolpit (JLP policy LA095).					growth and from JLP growth						

### Primary School Expansions

IDP Project Unique Reference	Anticipated mitigation / Project	Settlement / Area	Priority (Critical, Essential, Desirable)	Lead Provider	Estimated project cost where known/ unknown	Funding Sources	Identified Funding	Use of agreed cost multipliers	Type of Developer Contribution	Potential Funding Gap	Potential Funding Sources to Fill Gap	Timescale (Short, Medium, Long Term)
IDP027	Primary School expansion from 210 to 315	Bramford	Essential	Suffolk County Council	Actual Project cost: £1,490,522	Developer contributions from committed growth and from JLP growth	Section 106: £401,973 SCC (Basic Need): £442,956 CIL Fund (agreed in March 2020): £645,593	n/a	CIL	£0	None	Project completed Autumn 2020
IDP031	Primary School expansion from 210 to 315	Debenham	Essential	Suffolk County Council	£1,813,140	Developer contributions from committed growth and from JLP growth	£0	£1,057,665	CIL	£755,475	Suffolk County Council, CIL from future development	Medium term



IDP Project Unique Reference	Anticipated mitigation / Project	Settlement / Area	Priority (Critical, Essential, Desirable)	Lead Provider	Estimated project cost where known/ unknown	Funding Sources	Identified Funding	Use of agreed cost multipliers	Type of Developer Contribution	Potential Funding Gap	Potential Funding Sources to Fill Gap	Timescale (Short, Medium, Long Term)
IDP032	Primary School expansion from 315 to 420	Elmswell	Essential	Suffolk County Council	£1,813,140	Developer contributions from committed growth and from JLP growth	£1,023,204	£1,312,368	CIL	£0	None	Short term
IDP033	Primary School expansion from 210 to 315	Eye	Essential	Suffolk County Council	£1,813,140	Developer contributions from committed growth and from JLP growth	£1,235,675	£1,670,679	CIL	£0	None	Short to medium term
IDP190	Primary School expansion from 105 to 140	Haughley	Essential	Suffolk County Council	£604,380	Developer contributions from committed growth and from JLP growth	TBC	£828,864	CIL	TBC	Suffolk County Council, CIL from future development	Short term
IDP038	Primary School expansion from 119 to 140	Laxfield	Essential	Suffolk County Council	£362,628	Developer contributions from committed growth and from JLP growth	TBC	£267,654	CIL	TBC	Suffolk County Council, CIL from future development	Medium term
IDP039	Primary School expansion from 105 to 140	Mendlesham	Essential	Suffolk County Council	£604,380	Developer contributions from committed growth and from JLP growth	£200,877	£323,775	CIL	£79,728	Suffolk County Council, CIL from future development	Short term

IDP Project Unique Reference	Anticipated mitigation / Project	Settlement / Area	Priority (Critical, Essential, Desirable)	Lead Provider	Estimated project cost where known/ unknown	Funding Sources	Identified Funding	Use of agreed cost multipliers	Type of Developer Contribution	Potential Funding Gap	Potential Funding Sources to Fill Gap	Timescale (Short, Medium, Long Term)
IDP040	Primary School expansion from 315 to 360	Needham Market	Essential	Suffolk County Council	£777,060	Developer contributions from committed growth and from JLP growth	TBC	£1,053,348	CIL	£0		Medium term
IDP043	Primary School expansion from 210 to 315 (Freeman Community Primary)	Stowupland	Essential	Suffolk County Council	£1,813,140	Developer contributions from committed growth and from JLP growth	TBC	£2,076,477	CIL	TBC	Suffolk County Council, CIL from future development	Short to medium term

### New Primary Schools

IDP Project Unique Reference	Anticipated mitigation / Infrastructure Project	Settlement / Area	Priority (Critical, Essential, Desirable)	Lead Provider	Estimated project cost where known/ unknown	Funding Sources	Identified Funding	Use of agreed cost multipliers	Type of Developer Contribution	Potential Funding Gap	Potential Funding Sources to Fill Gap	Timescale (Short, Medium, Long Term)
IDP044	Bacton - New Primary School of 315 places (relocation of current primary school).	Bacton	Essential	Suffolk County Council	£6,460,020	Developer contributions from committed growth and from JLP growth	£158,353	£1,548,354	s106	£4,753,313	Sale of existing school site. Suffolk County Council, s106 from future development	Short term
IDP045	Claydon - New Primary School of 210 places	Claydon	Essential	Suffolk County Council	£4,306,680	Developer contributions from committed	£1,461,298	£3,050,462	s106	£0		Short term

IDP Project Unique Reference	Anticipated mitigation / Infrastructure Project	Settlement / Area	Priority (Critical, Essential, Desirable)	Lead Provider	Estimated project cost where known/ unknown	Funding Sources	Identified Funding	Use of agreed cost multipliers	Type of Developer Contribution	Potential Funding Gap	Potential Funding Sources to Fill Gap	Timescale (Short, Medium, Long Term)
	(Planning application 1856/17 (LA002))					growth and from JLP growth						
IDP047	Stowmarket - New Chilton Leys Primary School (named 'Grace Cook Primary School', and granted planning permission in April 2021) of 420 places	Stowmarket	Essential	Suffolk County Council	£8,613,360	Developer contributions from committed growth and from JLP growth	£589,245	£8,203,200	s106	£0		Short term (anticipated completion by Sept. 2022)
IDP048	Stowupland - potential new primary school of 210	Stowupland	Essential	Suffolk County Council	Freeman CP currently planned to expand; this will be reviewed at Plan review stage.	n/a	n/a	n/a	n/a	n/a	n/a	n/a
IDP050	Thurston - New Primary School of 420 places	Thurston	Essential	Suffolk County Council	£8,613,360	Developer contributions from committed growth and from JLP growth	£2,698,401	£5,127,000	s106	£787,959	Sale of existing school site. Suffolk County Council, s106 from future development.	Short term

IDP Project Unique Reference	Anticipated mitigation / Infrastructure Project	Settlement / Area	Priority (Critical, Essential, Desirable)	Lead Provider	Estimated project cost where known/ unknown	Funding Sources	Identified Funding	Use of agreed cost multipliers	Type of Developer Contribution	Potential Funding Gap	Potential Funding Sources to Fill Gap	Timescale (Short, Medium, Long Term)
IDP051	Woolpit - New Primary School of 210 places	Woolpit	Essential	Suffolk County Council	£4,306,680	Developer contributions from committed growth and from JLP growth	£363,880	£3,937,536	s106	£5,264	Suffolk County Council, s106 from future development	Short term

## Secondary School Expansions

IDP Project Unique Reference	Anticipated mitigation / Infrastructure Project	Settlement / Area	Priority (Critical, Essential, Desirable)	Lead Provider	Estimated project cost where known/ unknown	Funding Sources	Identified Funding	Use of agreed cost multipliers	Type of Developer Contribution	Potential Funding Gap	Potential Funding Sources to Fill Gap	Timescale (Short, Medium, Long Term)
IDP052	Secondary School expansion from 818 to 900	Claydon	Essential	Suffolk County Council	£1,949,550	Developer contributions from committed growth and from JLP growth	£550,650	£6,021,960	CIL	£0.0		Short
IDP054	Secondary School expansion from 961 to 1200	Eye	Essential	Suffolk County Council	£5,682,225	Developer contributions from committed growth and from JLP growth	£1,190,240	£2,846,200	CIL	£1,217,785	Suffolk County Council, CIL from future development	Medium to long term
IDP058	Secondary School expansion from 1033 to 1460 Phase 1 (: 1033 to 1050 plus 6 <sup>th</sup> Form Block.	Stowupland	Essential	Suffolk County Council	£3,739,350 (Phase 2)	Developer contributions from committed growth and from JLP growth	£205,009	£5,341,440 (Phase 1 expansion completed with CIL funds of £2,446,575)	CIL	£0	Suffolk County Council, CIL from future development	Phase 1 completed March 2021 Phase 2 – Long term

IDP Project Unique Reference	Anticipated mitigation / Infrastructure Project	Settlement / Area	Priority (Critical, Essential, Desirable)	Lead Provider	Estimated project cost where known/ unknown	Funding Sources	Identified Funding	Use of agreed cost multipliers	Type of Developer Contribution	Potential Funding Gap	Potential Funding Sources to Fill Gap	Timescale (Short, Medium, Long Term)
	CIL funds of £2,446,575 agreed in January 2020. Phase 1 completed. Works completed and new Sixth Form Centre opened in March 2021. Phase 2: masterplan from 1050 to 1200 places.											
IDP059	Secondary School expansion from 1376 to 1400	Stowmarket	Essential	Suffolk County Council	£570,600	Developer contributions from committed growth and from JLP growth	£316,691	£8,774,000	CIL	£0	Suffolk County Council, CIL from future development	Short
IDP060	Secondary School expansion from 435 to 550	Stradbroke	Essential	Suffolk County Council	£2,734,125	Developer contributions from committed growth and from JLP growth	£0	£1,592,160	CIL	£1,141,965	Suffolk County Council, CIL from future development	Medium to long term
IDP062	Secondary School expansion from 1940 to 2190	Thurston	Essential	Suffolk County Council	£5,943,750	Developer contributions from committed growth and from JLP growth	£146,840	£9,998,080	CIL	£0	Suffolk County Council, CIL from future development	Short

## HEALTH

### Primary Care

IDP Project Unique Reference	Anticipated mitigation / Infrastructure Project	Settlement / Area	Priority (Critical, Essential, Desirable)	Lead Provider	Estimated project cost where known/ unknown	Funding Sources	Identified Funding	Use of agreed cost multipliers	Type of Developer Contribution	Potential Funding Gap	Potential Funding Sources to Fill Gap	Timescale (Short, Medium, Long Term)
IDP063	Mitigation will be requested to cover the growth in both Mendlesham, Bacton and surrounding catchment areas. Options currently being looked at Mendlesham Medical Centre to increase capacity.	Bacton - Bacton Surgery (Branch of Mendlesham)	Essential	Ipswich & East Suffolk CCG and West Suffolk CCG	unknown	NHS funds and developer contributions from committed growth and from JLP growth	yes	£188,343	CIL (CIL Bid agreed in March 2021 for £239,306 for Mendlesham Health Centre, which provides additional capacity for both Mendlesham and Bacton.	none	unknown/a	Short term (anticipated completion by Sept. 2021)
IDP065	Expansion work has been completed, therefore unlikely to request further contributions unless development of significant size as to put the practice over capacity.	Botesdale - Botesdale Health Centre	Essential	Ipswich & East Suffolk CCG and West Suffolk CCG	Actual project cost: £558,615	NHS funds and Developer contributions from existing growth	£459,875	Actual project cost: £558,615 Actual CIL contribution: £98,740	CIL	£0	unknown	Project completed in 2019

IDP Project Unique Reference	Anticipated mitigation / Infrastructure Project	Settlement / Area	Priority (Critical, Essential, Desirable)	Lead Provider	Estimated project cost where known/ unknown	Funding Sources	Identified Funding	Use of agreed cost multipliers	Type of Developer Contribution	Potential Funding Gap	Potential Funding Sources to Fill Gap	Timescale (Short, Medium, Long Term)
IDP067	Mitigation will be sought for cumulative growth in the vicinity of this practice.	Debenham - Debenham Practice	Essential	Ipswich & East Suffolk CCG and West Suffolk CCG	unknown	NHS funds and developer contributions from committed growth and from JLP growth	unknown	£146,873	CIL	unknown	unknown	Short term
IDP068	Mitigation will be requested for the proposed developments in the area, options are being looked at as to how best to provide primary care services in the locality as the move to Hartismere Hospital is no longer attainable.	Eye - Eye Practice	Essential	Ipswich & East Suffolk CCG and West Suffolk CCG	unknown	NHS funds and developer contributions from committed growth and from JLP growth	unknown	£279,347	CIL	unknown	unknown	Medium term
IDP071	Mitigation will be requested to cover the growth in the areas closest to these surgeries. The feasibility study and option	Ipswich Fringe (including Claydon, Sproughton) The Chesterfie	Essential	Ipswich & East Suffolk CCG and West Suffolk CCG	unknown	NHS funds and developer contributions from committed growth and from JLP growth.	unknown	£1,667,441	CIL/s106	unknown	unknown	Short term

IDP Project Unique Reference	Anticipated mitigation / Infrastructure Project	Settlement / Area	Priority (Critical, Essential, Desirable)	Lead Provider	Estimated project cost where known/ unknown	Funding Sources	Identified Funding	Use of agreed cost multipliers	Type of Developer Contribution	Potential Funding Gap	Potential Funding Sources to Fill Gap	Timescale (Short, Medium, Long Term)
	appraisal have been completed and preferred location selected for a new health hub in which Hawthorn Drive is a key stakeholder. Hawthorn Drive practice expansion - Phase 1 porta cabin project complete during spring 2021. Phase 2 expansion currently at business case (summer 2021).	Id Drive Practice  Tooks new surgery, planned to be in operation by 2021.  Hawthorn Drive (206 Hawthorn Drive, Ipswich IP2 0QQ) and Pinewood Surgery (Branch of Derby Road Practice)  The Barham & Claydon Surgery				Existing funding source for the new Tooks GP Surgery, Whitton.						



IDP Project Unique Reference	Anticipated mitigation / Infrastructure Project	Settlement / Area	Priority (Critical, Essential, Desirable)	Lead Provider	Estimated project cost where known/ unknown	Funding Sources	Identified Funding	Use of agreed cost multipliers	Type of Developer Contribution	Potential Funding Gap	Potential Funding Sources to Fill Gap	Timescale (Short, Medium, Long Term)
IDP075	Mitigation will be requested to cover the growth in both Mendlesham, Bacton and surrounding catchment areas. Options currently being looked at Mendlesham Medical Centre to increase capacity.	Mendlesham - Mendlesham Surgery (main surgery)	Essential	Ipswich & East Suffolk CCG and West Suffolk CCG	unknown	NHS funds and developer contributions from committed growth and from JLP growth	yes	£51,838	CIL (CIL Bid agreed in March 2021 for £239,306 for Mendlesham Health Centre, which provides additional capacity for both Mendlesham and Bacton).	none	n/a	Short term (anticipated completion by Sept. 2021)
IDP076	Mitigation will be requested as options are currently being explored for increasing capacity, as stated in the Needham Market NP the CCG is happy to work with the local council in finding a solution.	Needham Market - Needham Market Country Practice	Essential	Ipswich & East Suffolk CCG and West Suffolk CCG	unknown	NHS funds and developer contributions from committed growth and from JLP growth	unknown	£215,990	CIL	unknown	unknown	Short term
IDP077	Stanton Surgery is in the process of obtaining planning permission to increase	Stanton (LPA: West Suffolk) - Stanton Surgery, 10 The	Essential	Ipswich & East Suffolk CCG and West Suffolk CCG	unknown	NHS funds and developer contributions from committed growth and	unknown	£129,018	CIL	unknown	unknown	Short term

IDP Project Unique Reference	Anticipated mitigation / Infrastructure Project	Settlement / Area	Priority (Critical, Essential, Desirable)	Lead Provider	Estimated project cost where known/ unknown	Funding Sources	Identified Funding	Use of agreed cost multipliers	Type of Developer Contribution	Potential Funding Gap	Potential Funding Sources to Fill Gap	Timescale (Short, Medium, Long Term)
	capacity at the surgery and in the process of removing the portable cabin in the car park. Mitigation will be requested towards the expansion.	Chase Stanton				from JLP growth						
IDP078	Mitigation will be requested via either CIL or S106. The amount of development will require a new strategy for Stowmarket and immediate vicinity and a feasibility study has been commissioned to look into how best to provide primary care in the area for the duration of the JLP.	Stowmarket - Stow Health and Combs Ford (Combs Ford Surgery)	Essential	Ipswich & East Suffolk CCG and West Suffolk CCG	unknown	NHS funds and developer contributions from committed growth and from JLP growth	unknown	£1,495,225	CIL/s106 (s106 from existing commitments of strategic sites.)	unknown	unknown	Short term
IDP079	Mitigation will be sought for cumulative growth in the vicinity of this practice.	Stradbroke - Stradbroke (Branch of Fressingfield)	Essential	Ipswich & East Suffolk CCG and West Suffolk CCG	unknown	NHS funds and developer contributions from committed growth and	unknown	£123,834	CIL	unknown	unknown	Short-medium term

IDP Project Unique Reference	Anticipated mitigation / Infrastructure Project	Settlement / Area	Priority (Critical, Essential, Desirable)	Lead Provider	Estimated project cost where known/ unknown	Funding Sources	Identified Funding	Use of agreed cost multipliers	Type of Developer Contribution	Potential Funding Gap	Potential Funding Sources to Fill Gap	Timescale (Short, Medium, Long Term)
						from JLP growth						
IDP081	Mitigation will be requested to increase capacity within the area. Current projects include the expansion of the car park for the Woolpit practice. Anticipated delivery of the new car park is November 2021.	Woolpit - Woolpit Health Centre	Essential	Ipswich & East Suffolk CCG and West Suffolk CCG	unknown	NHS funds and developer contributions from committed growth and from JLP growth	unknown	£1,220,486	CIL	unknown	unknown	Short-medium term (Anticipated delivery of the new car park is November 2021.)

## TRANSPORT

### Strategic Highways Improvements

IDP Project Unique Reference	Anticipated mitigation / Infrastructure Project	Settlement / Area (Stress Point)	Priority (Critical, Essential, Desirable)	Lead Provider	Estimated project cost where known/ unknown	Potential Funding Sources	Identified Funding	Estimated Developer Contribution	Type of Developer Contribution	Potential Funding Gap	Potential Funding Sources to Fill Gap	Timescale (Short, Medium, Long Term)
IDP087	Potential improvements at the junction of the B1113/1113 (Bramford Road) - all movements junction.	A14 Junction 52 Claydon	Essential	Suffolk County Council	£250k - £400k	Further investigation required by SCC regarding mitigation scheme.	Unknown	Unknown	Unknown	Unknown	Unknown	Unknown
IDP088	Mitigation for slip road improvements to be considered as part of the planning application process. Part of Bury Vision 2031 mitigation funding.	A14 Junction 44 Bury St Edmunds South East	Essential	Suffolk County Council	Unknown	Developer contributions from development within West Suffolk, and Babergh and Mid Suffolk	Unknown	Unknown	s278 / s106	Unknown	Unknown	Unknown
IDP089	This is primarily a Local Road Network (LRN) issue on Compiegne Way which has a knock-on effect on the	Junction 43 Bury St Edmunds North East	Essential	Suffolk County Council	Unknown	Developer contributions from development within West Suffolk, and Babergh and Mid Suffolk	Unknown	Unknown	s278 / s106	Unknown	Unknown	Unknown

IDP Project Unique Reference	Anticipated mitigation / Infrastructure Project	Settlement / Area (Stress Point)	Priority (Critical, Essential, Desirable)	Lead Provider	Estimated project cost where known/ unknown	Potential Funding Sources	Identified Funding	Estimated Developer Contribution	Type of Developer Contribution	Potential Funding Gap	Potential Funding Sources to Fill Gap	Timescale (Short, Medium, Long Term)
	Strategic Road Network (SRN). The slip road is relatively short, which reduces resilience on the SRN. Mitigation schemes are part of Bury St Edmunds Vision 2031 to unlock this local highway pinch point.											
IDP095	ISPA Transport Mitigation Strategy - Package of mitigation measures to deliver modal shift and mitigate impacts on the wider Ipswich highways network.	Ipswich town centre (Crown Street, Star Lane) and Ipswich Northern Ring Road (A1214)	Critical	Suffolk County Council	TBC - £3,621,800 (Babergh) and £3,363,100 (Mid Suffolk) (Further investigation required by SCC regarding mitigation scheme)	Developer contributions from development within East Suffolk, Ipswich, Babergh and Mid Suffolk	Unknown	Unknown	s278 / s106 / CIL / other forms of funding	Unknown	Unknown	Unknown
IDP096	Pedestrian and cycle link	Elmswell - Woolpit	Essential	Suffolk County Council	£740,000	Developer contributions from committed growth and	Identified land contributions and financial	£220,000 from planning permission	s278 / s106	Unknown	Local Travel Plans, DfT, SCC	Medium

IDP Project Unique Reference	Anticipated mitigation / Infrastructure Project	Settlement / Area (Stress Point)	Priority (Critical, Essential, Desirable)	Lead Provider	Estimated project cost where known/ unknown	Potential Funding Sources	Identified Funding	Estimated Developer Contribution	Type of Developer Contribution	Potential Funding Gap	Potential Funding Sources to Fill Gap	Timescale (Short, Medium, Long Term)
						from JLP growth. <u>Subject to planning permission being granted:</u> Land and build contribution from DC/18/02146 (LA065); £34,000 from DC/19/02656; £55,250 from DC/20/01677.	contributions from current planning applications and planning permissions.	DC/18/04247 (LA095).				

### WALKING AND CYCLING INFRASTRUCTURE – COMMUNITY PROJECTS

IDP Project Unique Reference	Anticipated mitigation / Project	Settlement / Area	Priority (Critical, Essential, Desirable)	Lead Provider	Estimated project cost where known/ unknown	Funding Sources	Identified Funding	Use of agreed cost multipliers	Type of Developer Contribution	Potential Funding Gap	Potential Funding Sources to Fill Gap	Timescale (Short, Medium, Long Term)
Refer to the Babergh and Mid Suffolk Sustainable Travel Action Plan (motion approved in July 2020) and	All forms of walking and cycling infrastructure developed on a community wide basis	All parishes	Desirable	Dependant on project	Unknown	Developer Contributions including s106 and CIL and other funding sources	Unknown	N/A	CIL Expenditure on walking and cycling infrastructure developed on a community basis through	Unknown	Unknown	Dependant on project

IDP Project Unique Reference	Anticipated mitigation / Project	Settlement / Area	Priority (Critical, Essential, Desirable)	Lead Provider	Estimated project cost where known/ unknown	Funding Sources	Identified Funding	Use of agreed cost multipliers	Type of Developer Contribution	Potential Funding Gap	Potential Funding Sources to Fill Gap	Timescale (Short, Medium, Long Term)
the Project Enquiry Form and CIL Expenditure Programme under the CIL Expenditure Framework									the Project Enquiry Form and CIL Expenditure Programme under the CIL Expenditure Framework together with other forms of funding			

### Strategic Rail Station Improvements

IDP Project Unique Reference	Anticipated mitigation / Infrastructure Project	Settlement	Priority (Critical, Essential, Desirable)	Lead Provider	Estimated project cost where known/ unknown	Potential Funding Sources	Identified Funding	Estimated Developer Contribution	Type of Developer Contribution	Potential Funding Gap	Potential Funding Sources to Fill Gap	Timescale (Short, Medium, Long Term)
IDP098	Needham Market Railway Station improvements (Feasibility Study being carried out Autumn 2020. Two CIL bids submitted October 2019. Two stages: 1- estimated cost of £400,000; 2- estimated cost of 780,000).	Needham Market	Essential	Network Rail and Greater Anglian	Unknown	'Department for Transport' (DfT) 'Access for All' (AfA) fund; MSDC/SCC; developer contributions from committed growth and from JLP growth.	Unknown (£380,000 from DfT 'AfA')	Unknown (Current CIL bids total for £390,000)	CIL	TBC	M&SDC/ SCC	Short-medium term

IDP Project Unique Reference	Anticipated mitigation / Infrastructure Project	Settlement	Priority (Critical, Essential, Desirable)	Lead Provider	Estimated project cost where known/ unknown	Potential Funding Sources	Identified Funding	Estimated Developer Contribution	Type of Developer Contribution	Potential Funding Gap	Potential Funding Sources to Fill Gap	Timescale (Short, Medium, Long Term)
IDP099	Stowmarket Railway Station – Step-free access to include bridge built to contain lifts either side. Delivery by 2024.	Stowmarket	Essential	Network Rail and Greater Anglian	TBC	Department for Transport 'Access for All' fund	£1.9m from DfT "AfA"	£1.9m	Section 106	n/a	n/a	Short-medium term
IDP100	Thurston Railway Station – passenger level crossing improvements (CIL bid for £100,000 agreed September 2020 for feasibility study. Feasibility Study being carried out 2020-21.)	Thurston	Critical	Network Rail	TBC (Further investigation required by Network Rail and SCC regarding mitigation scheme)	Developer contributions from committed growth and from JLP growth.	Unknown	TBC	CIL (CIL bid for £100,000 agreed September 2020 for feasibility study. Feasibility Study being carried out 2020-21.)	TBC	Network Rail/ SCC	Short-medium term



## POLICE

IDP Project Unique Reference	Anticipated mitigation / Project	Settlement / Area	Priority (Critical, Essential, Desirable)	Lead Provider	Estimated project cost where known/ unknown	Funding Sources	Identified Funding	Use of agreed cost multipliers	Type of Developer Contribution	Potential Funding Gap	Potential Funding Sources to Fill Gap	Timescale (Short, Medium, Long Term)
IDP129	Eye Police Safer Neighbourhood Team (SNT)	Eye	Essential	Suffolk Constabulary	£185,862	Suffolk Constabulary / Developer contributions	unknown	£180,544	CIL and s106	unknown	Suffolk Constabulary Capital Budget / Capital asset from existing facilities.	Medium - long term
IDP131	Ipswich West Police Safer Neighbourhood Team (SNT)	Ipswich	Essential	Suffolk Constabulary	£673,692	Suffolk Constabulary / Developer contributions	unknown	£417,388	CIL and s106	unknown	Suffolk Constabulary Capital Budget / Capital asset from existing facilities.	Medium - long term
IDP132	Stowmarket Police Safer Neighbourhood Team (SNT)	Stowmarket	Essential	Suffolk Constabulary	£3,251,428	Suffolk Constabulary / Developer contributions	unknown	£1,960,826 (CIL bid agreed in December 2020 for £431,740)	CIL and s106 (CIL bid agreed in December 2020 for £431,740)	unknown	Suffolk Constabulary Capital Budget / Capital asset from existing facilities.	Short - medium term

## COMMUNITY INFRASTRUCTURE - Libraries

IDP Project Unique Reference	Anticipated mitigation / Project	Settlements where preferred sites are located	Priority (Critical, Essential, Desirable)	Lead Provider	Project cost where known/ unknown	Funding Sources	Identified Funding	Agreed cost multiplier	Type of Developer Contribution	Potential Funding Gap	Potential Funding Sources to Fill Gap	Timescale (Short, Medium, Long Term)
IDP135	Additional provision for libraries	Bacton	Desirable	Suffolk County Council	unknown	SCC and developer contributions from committed growth and from JLP growth	unknown	£216 / dwelling	CIL	unknown	unknown	Medium - long term
IDP136	Additional provision for libraries	Badwell Ash	Desirable	Suffolk County Council	unknown	SCC and developer contributions from committed growth and from JLP growth	unknown	£216 / dwelling	CIL	unknown	unknown	Medium - long term
IDP137	Additional provision for libraries	Barham	Desirable	Suffolk County Council	unknown	SCC and developer contributions from committed growth and from JLP growth	unknown	£216 / dwelling	CIL	unknown	unknown	Medium - long term
IDP139	Additional provision for libraries	Botesdale & Rickinghall	Desirable	Suffolk County Council	unknown	SCC and developer contributions from committed growth and from JLP growth	unknown	£216 / dwelling	CIL	unknown	unknown	Medium - long term
IDP141	Additional provision for libraries	Bramford	Desirable	Suffolk County Council	unknown	SCC and developer contributions from committed growth and from JLP growth	unknown	£216 / dwelling	CIL	unknown	unknown	Medium - long term
IDP145	Additional provision for libraries	Claydon	Desirable	Suffolk County Council	unknown	SCC and developer contributions from committed growth and from JLP growth	unknown	£216 / dwelling	CIL	unknown	unknown	Medium - long term
IDP147	Additional provision for libraries	Debenham	Desirable	Suffolk County Council	unknown	SCC and developer contributions from committed growth	unknown	£216 / dwelling	CIL	unknown	unknown	Medium - long term

IDP Project Unique Reference	Anticipated mitigation / Project	Settlements where preferred sites are located	Priority (Critical, Essential, Desirable)	Lead Provider	Project cost where known/ unknown	Funding Sources	Identified Funding	Agreed cost multiplier	Type of Developer Contribution	Potential Funding Gap	Potential Funding Sources to Fill Gap	Timescale (Short, Medium, Long Term)
						and from JLP growth						
IDP148	Additional provision for libraries	Elmswell	Desirable	Suffolk County Council	unknown	SCC and developer contributions from committed growth and from JLP growth	unknown	£216 / dwelling	CIL	unknown	unknown	Medium - long term
IDP149	Additional provision for libraries	Eye	Desirable	Suffolk County Council	unknown	SCC and developer contributions from committed growth and from JLP growth	unknown	£216 / dwelling	CIL	unknown	unknown	Medium - long term
IDP151	Additional provision for libraries	Haughley	Desirable	Suffolk County Council	unknown	SCC and developer contributions from committed growth and from JLP growth	unknown	£216 / dwelling	CIL	unknown	unknown	Medium - long term
IDP155	Additional provision for libraries	Mendlesham	Desirable	Suffolk County Council	unknown	SCC and developer contributions from committed growth and from JLP growth	unknown	£216 / dwelling	CIL	unknown	unknown	Medium - long term
IDP156	Additional provision for libraries	Needham Market	Desirable	Suffolk County Council	unknown	SCC and developer contributions from committed growth and from JLP growth	unknown	£216 / dwelling	CIL	unknown	unknown	Medium - long term
IDP159	Additional provision for libraries	Stonham Aspal	Desirable	Suffolk County Council	unknown	SCC and developer contributions from committed growth and from JLP growth	unknown	£216 / dwelling	CIL	unknown	unknown	Medium - long term

IDP Project Unique Reference	Anticipated mitigation / Project	Settlements where preferred sites are located	Priority (Critical, Essential, Desirable)	Lead Provider	Project cost where known/ unknown	Funding Sources	Identified Funding	Agreed cost multiplier	Type of Developer Contribution	Potential Funding Gap	Potential Funding Sources to Fill Gap	Timescale (Short, Medium, Long Term)
IDP160	Additional provision for libraries	Stowmarket	Desirable	Suffolk County Council	unknown	SCC and developer contributions from committed growth and from JLP growth	unknown	£216 / dwelling	CIL	unknown	unknown	Medium - long term
IDP161	Additional provision for libraries	Stowupland	Desirable	Suffolk County Council	unknown	SCC and developer contributions from committed growth and from JLP growth	unknown	£216 / dwelling	CIL	unknown	unknown	Medium - long term
IDP162	Additional provision for libraries	Stradbroke	Desirable	Suffolk County Council	unknown	SCC and developer contributions from committed growth and from JLP growth	unknown	£216 / dwelling	CIL	unknown	unknown	Medium - long term
IDP164	Additional provision for libraries	Thurston	Desirable	Suffolk County Council	unknown	SCC and developer contributions from committed growth and from JLP growth	unknown	£216 / dwelling	CIL	unknown	unknown	Medium - long term
IDP165	Additional provision for libraries	Woolpit	Desirable	Suffolk County Council	unknown	SCC and developer contributions from committed growth and from JLP growth	unknown	£216 / dwelling	CIL	unknown	unknown	Medium - long term

## COMMUNITY INFRASTRUCTURE – Strategic Leisure Centres

IDP Project Unique Reference	Settlement	Leisure / Community Centre	Project description	Priority (Critical, Essential, Desirable)	Lead Provider	Project cost where known/unknown	Funding Sources	Identified Funding	Estimated Developer Contribution	Type of Developer Contribution	Potential Funding Gap	Potential Funding Sources to Fill Gap	Timescale (Short, Medium, Long Term)
IDP166	Debenham	Debenham Sports & Leisure Centre	To improve in-door health and fitness facilities (£50,000), access and car parking. (Funds for modifications to front car park and additional car parking at rear of building £90,000).	Desirable	Village Hall & Playing Field Trust	£140,000	Capital Investment by B&MSDC, CIL and other funds	£47,000 CIL fund approved in September 2020 towards a new car park to the rear of the leisure centre.	Unknown	CIL	Unknown	Unknown	Medium, Long Term
IDP168	Stowmarket	Mid Suffolk Leisure Centre	Improve and expand health and fitness, swimming and outdoor facilities.	n/a – project completed June 2021	Mid Suffolk District Council	£2.2m	Open Space and Social Infrastructure (OSSI) Policy funding. Invest to Save – B&MSDC providing capital with repayment by Leisure Operator.	£2.2m	N/A	N/A	N/A	N/A	Completed – June 2021
IDP169	Stradbroke	Stradbroke Swimming and Fitness Centre	Business case to be developed to consider future of the swimming pool and	n/a – current project	Mid Suffolk District Council	Unknown cost. Leisure management contract currently	Invest to Save – B&MSDC providing capital with repayment by Leisure Operator.	Unknown	n/a – current project	N/A	N/A	N/A	Short term – live project

IDP Project Unique Reference	Settlement	Leisure / Community Centre	Project description	Priority (Critical, Essential, Desirable)	Lead Provider	Project cost where known/ unknown	Funding Sources	Identified Funding	Estimated Developer Contribution	Type of Developer Contribution	Potential Funding Gap	Potential Funding Sources to Fill Gap	Timescale (Short, Medium, Long Term)
			potential for expansion.			under review (to be completed by 2020).							

### COMMUNITY INFRASTRUCTURE - Provision of additional sporting facilities at existing Secondary Schools

IDP Project Unique Reference	Settlement	Secondary School	Project description, and evidence source	Priority (Critical, Essential, Desirable)	Lead Provider	Project cost where known/ unknown	Funding Sources	Identified Funding	Estimated Developer Contribution	Type of Developer Contribution	Potential Funding Gap	Potential Funding Sources to Fill Gap	Timescale (Short, Medium, Long Term)
IDP71	Claydon	Claydon High School	To extend sports and recreation facilities available for community use. Considering f/s AGP, increased fitness & access to school facilities.	Desirable	South Suffolk Learning Trust	Unknown	Developer Contributions from potential JLP site allocations (CIL or s106). Other funding may include direct capital contribution from the District Councils, central government funding (Sport England), National Lottery grants, etc.	Unknown	Unknown	CIL / s106	Unknown	Unknown	Unknown

IDP Project Unique Reference	Settlement	Secondary School	Project description, and evidence source	Priority (Critical, Essential, Desirable)	Lead Provider	Project cost where known/unknown	Funding Sources	Identified Funding	Estimated Developer Contribution	Type of Developer Contribution	Potential Funding Gap	Potential Funding Sources to Fill Gap	Timescale (Short, Medium, Long Term)
IDP172	Debenham	Debenham High School	Sporting facilities are independent from the school but shared with the school. Please see Debenham Sport & Leisure Centre in table above.										
IDP174	Eye	Hartismere High School	To extend sports and recreation facilities available for community use. (Funds for new sports centre & modifications to existing main auditorium). Subject to CUA being put in place.	Desirable	Hartismere Family of Schools	£1.1m	Developer Contributions from potential JLP site allocations (CIL or s106). Other funding may include direct capital contribution from the District Councils, central government funding (Sport England), National Lottery grants, etc.	Unknown	Unknown	Unknown	Unknown	Unknown	Medium, Long Term
IDP178	Stowmarket	Stowmarket High School	Provision of a Compact Athletics Track with leisure centre agreement for shared use.	Desirable	Stowmarket High School	£150,000	Developer Contributions from potential JLP site allocations (CIL or s106). Other funding may include direct capital contribution from the District Councils, central	Unknown	Unknown	Unknown	Unknown	Unknown	Medium, Long Term

IDP Project Unique Reference	Settlement	Secondary School	Project description, and evidence source	Priority (Critical, Essential, Desirable)	Lead Provider	Project cost where known/ unknown	Funding Sources	Identified Funding	Estimated Developer Contribution	Type of Developer Contribution	Potential Funding Gap	Potential Funding Sources to Fill Gap	Timescale (Short, Medium, Long Term)
							government funding (Sport England), National Lottery grants, etc.						
IDP179	Stowupland	Stowupland High School	To extend sports, arts & cultural and recreational facilities available for community use. (Funds for improved outdoor changing rooms.	Desirable	John Milton Academy Trust	£250,000	Developer Contributions from potential JLP site allocations (CIL or s106). Other funding may include direct capital contribution from the District Councils, central government funding (Sport England), National Lottery grants, etc.	Unknown	Unknown	Unknown	Unknown	Unknown	Medium, Long Term
IDP180	Stradbroke	Stradbroke High School	To extend sports and & cultural and recreational facilities available for community use.	Desirable	Stradbroke High School	Unknown	Developer Contributions from potential JLP site allocations (CIL or s106). Other funding may include direct capital contribution	Unknown	Unknown	Unknown	Unknown	Unknown	Unknown



IDP Project Unique Reference	Settlement	Secondary School	Project description, and evidence source	Priority (Critical, Essential, Desirable)	Lead Provider	Project cost where known/unknown	Funding Sources	Identified Funding	Estimated Developer Contribution	Type of Developer Contribution	Potential Funding Gap	Potential Funding Sources to Fill Gap	Timescale (Short, Medium, Long Term)
							from the District Councils, central government funding (Sport England), National Lottery grants, etc.						
IDP182	Thurston	Thurston Community College	To extend sports and recreation facilities available for community use. Opportunity to include increased sports facilities at site subject to planning decision regarding the school expansion. New f/s AGP (School) plus skatepark (Parish) Possible reopening of outdoor pool & facility improvement programme at Beyton	Desirable	Thurston Community College	£20,000 for Thurston Sixth, Beyton Campus from OSS1 (Open Space and Social Infrastructure) Policy funding. (Subject to Community Use Agreement (CUA) being put in place.)	Developer Contributions from potential JLP site allocations (CIL or s106). Other funding may include direct capital contribution from the District Councils, central government funding (Sport England), National Lottery grants, etc.	Unknown	Unknown	Unknown	Unknown	Unknown	Medium, Long Term

IDP Project Unique Reference	Settlement	Secondary School	Project description, and evidence source	Priority (Critical, Essential, Desirable)	Lead Provider	Project cost where known/unknown	Funding Sources	Identified Funding	Estimated Developer Contribution	Type of Developer Contribution	Potential Funding Gap	Potential Funding Sources to Fill Gap	Timescale (Short, Medium, Long Term)
			Campus (6 <sup>th</sup> form).										

### COMMUNITY INFRASTRUCTURE – COMMUNITY PROJECTS

IDP Project Unique Reference	Anticipated mitigation / Project	Settlement / Area	Priority (Critical, Essential, Desirable)	Lead Provider	Estimated project cost where known/unknown	Funding Sources	Identified Funding	Use of agreed cost multipliers	Type of Developer Contribution	Potential Funding Gap	Potential Funding Sources to Fill Gap	Timescale (Short, Medium, Long Term)
Refer to the CIL Expenditure Programme (under the CIL Expenditure Framework)	All forms of community facilities	All parishes	Desirable	Dependant on project	Unknown	Developer Contributions including s106 and CIL and other funding sources	Unknown	N/A	CIL Expenditure on Community projects developed through the Project Enquiry Form and CIL Expenditure Programme under the CIL Expenditure Framework together with other forms of funding	Unknown	Unknown	Dependant on project

## WASTE

IDP Project Unique Reference	Anticipated mitigation / Project	Settlement / Area	Priority (Critical, Essential, Desirable)	Lead Provider	Estimated project cost where known/ unknown	Funding Sources	Identified Funding	Use of agreed cost multipliers	Type of Developer Contribution	Potential Funding Gap	Potential Funding Sources to Fill Gap	Timescale (Short, Medium, Long Term)
IDP183	New provision for Ipswich Portman's Walk RC	Ipswich Area	Essential	Suffolk County Council	£3.25m	SCC and developer contributions from committed growth and from JLP growth and neighbouring authorities	unknown	£255,750	CIL	unknown	SCC Capital Budget / Capital asset from existing facilities / SCC borrowings	Medium - long term
IDP184	Relocation of Stowmarket RC	Stowmarket Area	Essential	Suffolk County Council	£4m	SCC and developer contributions from committed growth and from JLP growth	unknown	£562,870	CIL	unknown	SCC Capital Budget / Capital asset from existing facilities / SCC borrowings	Medium - long term

## GREEN INFRASTRUCTURE AND OPEN SPACE

IDP Project Unique Reference	Anticipated mitigation / Project	Settlement / Area	Priority (Critical, Essential, Desirable)	Lead Provider	Estimated Cost	Funding Sources	Identified Funding	Agreed cost multiplier	Type of Developer Contribution	Potential Funding Gap	Potential Funding Sources to Fill Gap	Timescale (Short, Medium, Long Term)
IDP186	Recreational disturbance Avoidance Mitigation Strategy (RAMS)	Zone A of the RAMS	Essential	Babergh and Mid Suffolk District Councils, Ipswich Borough Council and East Suffolk Council (under the Recreational disturbance Avoidance Mitigation Strategy (RAMS))	n/a	Developer contributions from committed growth and from JLP growth B&MSDC and neighbouring authorities	unknown	£121.89 per dwelling	S106	n/a	n/a	Medium - long term

## WASTE – Mid Suffolk District Council Depots

IDP Project Unique Reference	Anticipated mitigation / Project	Settlement / Area	Priority (Critical, Essential, Desirable)	Lead Provider	Estimated Cost	Funding Sources	Identified Funding	Estimated Developer Contribution	Type of Developer Contribution	Potential Funding Gap	Potential Funding Sources to Fill Gap	Timescale (Short, Medium, Long Term)
IDP187	Fuel tank for Waste Fleet HVO Biodiesel, above ground storage tank, Stowmarket Depot	Stowmarket	Desirable	MSDC	£50,000	Developer contributions	unknown	£50,000	CIL (CIL bid agreed 08/03/2021 for £50,000)	£0	N/A	Short Term

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# Equality Impact Assessment (EIA) Initial Screening Form



Screening determines whether the policy has any relevance for equality, ie is there any impact on one or more of the 9 protected characteristics as defined by the Equality Act 2010. These are:

- Age
- Disability
- Gender reassignment
- Marriage and civil partnership\*
- Pregnancy and maternity
- Race
- Religion or belief (including lack of belief)
- Sex
- Sexual orientation

<p><b>1. Policy/service/function title</b></p>	<p>Strategic Planning Policy – Infrastructure – Infrastructure Funding Statement– Proposed Monitoring report – November 2021 One Cabinet report (to note) and Appendices A, B and C for Mid Suffolk</p>
<p><b>2. Lead officer (responsible for the policy/service/function)</b></p>	<p>Christine Thurlow – Professional Lead – Key Sites and Infrastructure.</p>
<p><b>3. Is this a new or existing policy/service/function?</b></p>	<p>Existing service – Monitoring report  Existing: Existing (see 5 below)</p>
<p><b>4. What exactly is proposed? (Describe the policy/service/ function and the changes that are being planned?)</b></p>	<p>The way that CIL Monitoring took place for Mid Suffolk (since 2016) was by the reporting of CIL income and expenditure together with the allocation and expenditure of Neighbourhood CIL to Council each year so that this could be published on the web site before the 31<sup>st</sup> of December each year. (This occurred under former Regulation 62 of the CIL Regulations. However, the CIL Regs were amended on the 1<sup>st</sup> September 2019 and included a new provision for the production of an Infrastructure Funding Statement (IFS). This is expected to be produced each year and to be returned to the Government as a response by the 31<sup>st</sup> of December each year. The opportunity will be taken to publicise this on our web site each year. It will include details of income and collection for CIL, s106 and allocation and spend of Neighbourhood CIL by Parishes. It also includes details of current and emerging infrastructure projects for the District.</p>

	This Cabinet report is for noting only. .
5. Why? (Give reasons why these changes are being introduced)	The need for the production of this report is to meet new legislative requirements that came into force on the 1 <sup>st</sup> of September 2019 (under the CIL Regulations). (See Paragraph 4 above)
6. How will it be implemented? (Describe the decision-making process, timescales, process for implementation)	This report is for noting only by Cabinet and is for Monitoring purposes only and will be sent to the Government (by the 31 <sup>st</sup> of December 2021) as well as publication on the Districts web site.
7. Is there potential for differential impact (negative or positive) on any of the protected characteristics?	<p>Yes</p> <p><b>No</b> Infrastructure provision is necessary to mitigate the harm from the impact of growth so that the development that is carried out is sustainable.</p> <p>Communities in general benefit from infrastructure provision and delivery and its provision generally causes positive impacts for that community that all can benefit from. It does not impact on a specific equality strand unless it has been particularly designed to do so</p> <p>Identify how the impact would affect the specific equality strand</p> <p>.</p> <p>N/A</p>
8. Is there the possibility of <b>discriminating unlawfully</b> , directly or indirectly, against people from any protected characteristic?	<p>Yes</p> <p>No <b>No</b></p>
9. Could there be an effect on <b>relations between certain groups</b> ?	<p>Yes</p> <p>No <b>No</b></p>
10. Does the policy explicitly involve, or <b>focus on a particular equalities group</b> , i.e. because they have particular needs?	<p>Yes</p> <p>No <b>No</b></p>

If the answers are 'no' to questions 7-10 then there is no need to proceed to a full impact assessment and this form should then be signed off as appropriate.

If 'yes' then a full impact assessment must be completed.



Authors signature Christine Thurlow

Date of completion 2nd September 2021

Any queries concerning the completion of this form should be addressed to the Equality and Diversity Lead.

\* Public sector duty does not apply to marriage and civil partnership.

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# Agenda Item 10

## MID SUFFOLK DISTRICT COUNCIL

<b>TO:</b> Cabinet	<b>REPORT NUMBER:</b> <b>MCa/21/27</b>
<b>FROM:</b> Councillor Suzie Morley, Leader of the Council	<b>DATE OF MEETING:</b> 1 <sup>st</sup> November 2021
<b>OFFICER:</b> Kathy Nixon, Strategic Director	<b>KEY DECISION REF NO.</b> CAB320

### FUNDING TO SUPPORT THE STRATEGIC PRIORITIES

#### 1. PURPOSE OF REPORT

- 1.1 The Council's Joint Corporate Plan sets out six strategic priorities, namely Communities, Environment, Economy, Customers, Housing and Wellbeing.
- 1.2 When Council considered the General Fund Budget for 2021/22 at its meeting on 18<sup>th</sup> February 2021, it resolved to allocate an additional £4m for investment in the economy, housing, wellbeing and communities and, following cross-party input, to bring recommendations for that expenditure to Cabinet for approval. This report sets out those recommendations, which have been developed following input at all-Member workshops and amount to a total value of £5.138m.

#### 2. OPTIONS CONSIDERED

- 2.1 Option One: To release substantial additional funding to develop new and extended programmes of work to address the priorities in the Economy Strategy, Homes and Housing Strategy, Communities Strategy, Wellbeing Strategy and Leisure, Sport and Physical Activity Strategy.
- 2.2 Option Two: To rely on existing levels of core funding to deliver these strategies.
- 2.3 Option One is preferred because it will enhance and expedite the impact of these strategies on local residents and businesses, including providing additional support as part of the recovery from Covid-19.

#### 3. RECOMMENDATIONS

- 3.1 That the proposed areas of expenditure, with a total value of £5.138m and as set out at paragraph 4.5 of this report, be agreed in principle.
- 3.2 That authority be delegated to the relevant Assistant Director in consultation with the relevant Cabinet Member to finalise the detail of the programmes of work and to make minor amendments if required.
- 3.3 That authority be delegated to the relevant Assistant Director in consultation with the relevant Cabinet Member and the Cabinet Member for Finance to agree the criteria for the allocation of new loans and grants.

#### REASON FOR DECISION

To enable the new and extended programmes of work to commence to support the delivery of the Council's strategic objectives.

## 4. KEY INFORMATION

### Joint Corporate Plan

- 4.1 The Council's Joint Corporate Plan sets out six strategic priorities, namely Communities, Environment, Economy, Customers, Housing and Wellbeing. These priorities are all supported by their own strategies, outcomes and delivery plans, which also include cross cutting, interdependent elements. An overview of the strategic landscape is set out below, highlighting the golden thread from the Council's vision and strategic priorities through to service plans and officers' personal objectives.

### Our strategic landscape



### The Focus of this Report

- 4.2 This report focuses in particular on proposals to target additional funding to enhance and expedite the impact of the Economy, Housing, Communities, Wellbeing and Leisure, Sport and Physical Activity Strategies, including providing additional support as part of the recovery from Covid-19.
- 4.3 When Council considered its General Fund Budget for 2021/22 at its meeting on 18<sup>th</sup> February 2021, it resolved to allocate an additional £4m for investment in the above strategic areas and, following cross-party input, to bring recommendations for that expenditure to Cabinet for approval. This report sets out those recommendations, which have been developed following input at all-Member workshops.

### What did the feedback from the All-Members Workshops tell us we should focus on?

- 4.4 Feedback from the workshops included a desire for greater focus and investment in the areas set out below.
- Extend prevention & early intervention work.
  - Increase our focus on wellbeing and the wider determinants of health.

- Enable the provision of more local community-based sport and leisure activities and facilities.
- Build on the current Carbon Reduction Action Plan and Bio-Diversity Action Plan by: providing high quality, sustainable homes; supporting retrofit of all tenures; taking actions to increase sustainable travel; reducing littering and fly tipping; and increasing recycling.
- Enhance the economy and skills by: maximising the benefits of Gateway 14 and Freeport, including as an exemplar for innovation and a test bed for new technology and a high level skills location and low carbon site; supporting SMEs to grow and ensure quality space to move to; increasing apprenticeships; supporting the faster introduction of ultrafast broadband (1 gigabit upload and download speeds); attracting inward investment; increasing the high skills sector; ensuring that our residents have the right skills for the jobs of the future; and staying local to shop.
- Increasing the focus on community safety and anti-social behaviour, particularly in relation to prevention and support for victims.
- Build more of our own homes through the Mid Suffolk Growth Company, including highly sustainable housing projects.
- Explore how we might achieve truly affordable housing solutions across all tenures.
- Address fuel poverty and food poverty.
- Provide homeless support that goes beyond just a roof and includes, for example, support for drugs, alcohol, mental health, skills and jobs.
- Increase our focus on young people, achieving greater involvement in planning and decision making, supporting their mental health and wellbeing, increasing their aspiration, encouraging them into training and employment, providing the right facilities for sport and leisure and extending the arts & culture offer to make it relevant and accessible to this age group.
- Continue to focus on the elderly, including emphasis on supporting them to reintegrate following Covid restrictions and risk.
- Improve accessibility of services to rural communities.
- Enable a place-based and locality officer approach across the District, not just in the key towns.
- Increase support for community & voluntary sector groups to enable them to respond to new and emerging needs as a result of Covid and to retain and develop the volunteering capacity seen in the pandemic.
- Increase the focus on arts and culture, not just in the key towns, but larger villages.
- Play our part in preventing poor mental health and in supporting people to recover and rebuild resilient mental health.
- Support the development of better community facilities.

### The Funding Proposals

4.5 The proposals below have a total value of £5.138m and will be funded from the following sources:

- The £4m designated for this purpose at the Council's Budget Council Meeting on 18<sup>th</sup> February 2021.
- £700k loan fund from the Growth and Efficiency Fund.
- £438k target for external match funding.

The expenditure per strategic priority is set out in the table below.

<b>Strategic Priority</b>	<b>Value of funding proposals</b>
Housing	£1.787m
Economy	£1.1m
Well-Being	£1.011m
Communities	£790k
Corporate Services	£200k
Funding for feasibility studies for strategic projects	£250k
<b>TOTAL</b>	<b>£5.138m</b>

4.6 **Details of the proposals are set out below under each of the four strategic priorities.**

4.7 In addition, there is a fifth category that:

- highlights a contribution to central services to enable them to support the work arising from these substantial expenditure proposals; and
- includes a fund to cover the cost of feasibility studies for some bigger strategic projects that require expert exploratory work to inform a business case.

4.8 It should also be noted that additional resource for the Planning Service has been considered and will be built into base budget proposals for 2022/23 onwards.

### **PROPOSALS RELATING TO HOUSING**

**Investment = £1.787 m (including £700k in recyclable loans)**

#### **Theme: Increase environmental standards in our own and others' houses**

- **£150k (includes £100k loan) - Improve energy efficiency in the Private Rented Sector and reduce fuel poverty for tenants by:**
  - Increasing staff capacity to target private sector landlords/properties with the lowest EPC ratings; and
  - Creating a loan fund for landlords to bid into to fund the works.

- **£300k – Support high quality, sustainable housing by:**
  - Commissioning a feasibility study for an exemplar scheme; and
  - Creating a fund to top up initial additional costs per property for a small exemplar scheme.

Learning from this could be shared more widely with developers and those wishing to build their own homes.

**Theme: Increase Housing**

- **£420k (includes £300k loan) - Increase available housing by bringing more empty homes back into use by:**
  - Increasing the size of the loan fund to enable existing homeowners to do the required works; and
  - Increasing staff capacity to proactively work with empty homeowners, noting that much of the work to date has been reactive.
- **£300k (loan) - Encourage an increase in community led, affordable housing for local people by:**
  - Developing a loan fund to which Community Land Trusts can bid to help them with deposits to obtain mortgages.
- **£150k - Further support the delivery of new homes by:**
  - Adding additional staffing capacity to find sites for the Council and Mid Suffolk Growth to build new homes;
  - Exploring the feasibility of delivering serviced plots with outline planning permission for self-build/custom build on Council owned land – and if feasible pursue; and
  - Support Modern Methods of Construction (MMC) and research the costs to Housing Management of owning and managing housing stock built using these methods.

**Theme: Address the Increase in Homelessness**

- **£92k - Improve standards in Temporary Accommodation and further decrease void times by:**
  - Developing a set of standards for all Temporary Accommodation;
  - Inspecting all Temporary Accommodation against that standard; and
  - Employing a multi-skilled handyperson to continuously maintain standards.
- **£150k - Help more families to access safe, quality private sector accommodation and avoid homelessness by:**
  - Increasing marketing and outreach to expand the numbers of private rented properties in Mid Suffolk within the Central Suffolk Lettings Scheme; and
  - Increasing the fund available to provide cash incentives to landlords and rental top ups.
- **£100k - Increase employment and access to training of homeless people by:**
  - Commencing a targeted apprenticeship scheme for this group; and
  - Creating an Employment Advisor who would also provide additional support to remove the barriers to employment and training.

- **£50k – Increase wellbeing of homeless people by:**
  - Developing targeted social prescribing for those affected by homelessness.

**Theme: Addressing the increase in Domestic Abuse**

- **£75k - Further improve services for Victims of Domestic Abuse by:**
  - creating a fund to purchase a range of protections for their homes (social, private rented and owner occupied) e.g. installing alarms; fitting stronger doors/locks etc.; and
  - Increasing Domestic Abuse Support Officers.

**PROPOSALS RELATING TO ECONOMY**

**Investment = £1.1m**

**Theme: Improving the Aspiration of Young People**

- **£100k - Increase aspiration and inspiration amongst young people by:**
  - Running a programme of inspirational events in school holidays e.g. related to technology, STEM etc;
  - Running Young People's Enterprise Awards in 2022;
  - Hosting youth market stalls to build aspiration and enterprise skills, building upon the Innovate Local initiative; and
  - Establishing Youth Social Prescribing to support young people experiencing, for example, poor mental health, well-being, isolation or bullying challenges, to be effective learners and employees.

**Theme: Increasing Innovation, Growing Businesses and Raising Skills and High Value Jobs**

- **£600k - Support businesses to grow, innovate and reach new audiences by:**
  - £50k - Moving the District from superfast to ultrafast broadband (1 gigabit upload and download speeds) by surveying existing ducting in our town centres as a lever for further private sector investment;
  - £50k - Study to identify key skills gaps for high value, high growth employment;
  - £100k – Work to support the development of a business case for a new Skills and Innovation Centre at Gateway 14, with development led by needs and skills gaps;
  - £12,500 - MSDC contribution to development of the outline business case for Freeport East;
  - £100k - Targeted apprenticeships for sectors with skills gaps e.g. energy sector;
  - £100k - Partnership with University of Essex to deliver Knowledge Transfer Programmes to support small businesses to boost innovation and growth; and
  - £50k - Extending and diversifying the Innovation Hub model in Stowmarket and Eye, providing new businesses with opportunities to use pop up hubs in empty retail units or free space at market stalls. This is accompanied by a programme of mentoring as well as targeted business advice and training.



**Theme: Sustainable Travel**

- £100k - Increase use and accessibility of sustainable travel by:
  - Creating a fund to support the Sustainable Travel Plan currently under development.

**Theme: Town Centre Vision Development**

- £100k - Fund to support Town Centre Visions in Stowmarket, Needham Market and Eye.

**Theme: Support for key Covid Recovery Projects and being 'bid ready'**

- £200k - Feasibility and Match Funding Fund for key projects

**PROPOSALS RELATING TO COMMUNITIES**

**Investment - £790k**

**Theme: Additional Support for Neighbourhood Planning and Delivery**

- £80k - Increase officer support to deliver Neighbourhood Plans following adoption.
- £80k - Establish a Conservation Area Appraisal Officer post:
  - to review appraisals in collaboration with Neighbourhood Plan Groups.

**Theme: Additional Grants to increase community resilience and recovery from the impact of Covid**

- £250k - Establish an Emerging Needs Grant to support initiatives that arise from Neighbourhood Planning and from the Communities, Well-Being and Leisure Sport and Physical Activity Strategies, particularly where CIL isn't available.
- £100k - Establish Covid Recovery Grants for Community Groups.
- £200k - Extend the size and scope of the Communities Capital Grants Fund by:
  - Increasing the size of the existing fund; and
  - Extending the criteria to include improving accessibility and environmental credentials.
- £80k - Retain and develop the extended volunteer and skills base in local communities following Covid and address areas with lower numbers of volunteers by:
  - appointing a Volunteer Co-ordinator for Mid Suffolk either directly or through a third sector organisation.

**PROPOSALS RELATING TO WELLBEING**

**Investment = £1.011m**

**Theme: Building wellbeing into Planning policy and delivery**

- £120k - Embed wellbeing and social value into Planning, ensuring that these considerations are integrated into new developments by:

- increasing officer establishment with a dedicated focus on well-being.

**Theme: Improving Wellbeing of Young People**

- **£360k - Improve mental wellbeing, self-esteem, social skills, social connection outside school, inactivity and obesity by:**
  - Establishing a Youth Social Prescribing Scheme (for 3 years initially) in partnership with the Clinical Commissioning Groups and the voluntary and community sector.
- **£38k - Increase activity levels and reduce BMI in children of school age by:**
  - Continuing and expanding the Active Schools Programme, targeting schools with higher levels of obesity and inactivity.
- **£150k - Support young people with disabilities to achieve their potential, promote social connections and improve their physical and mental wellbeing, alongside removing barriers to inclusion, by:**
  - Developing the Choose 2 Youth Programme.
- **£30k - Continuation and expansion of School Holiday Programmes**, particularly in the half terms, when central Govt. monies aren't available.

**Theme: Improve wellbeing for targeted Adult Groups**

- **£128k - Increase physical agility and ability to live independently of those living with or recovering from long term conditions by:**
  - Locating Health & Wellbeing Coaches in rural communities to develop and deliver programmes to meet identified needs.
- **£30k - Increase activity levels and reduce BMI in older people by:**
  - Continuing the Active Wellbeing Programme.
- **£100k - Reduce social isolation and loneliness by:**
  - Developing a funded programme to support adult social prescribing in this targeted area.
- **£30k - Improve wellbeing and social connectivity by:**
  - Providing arts engagement outreach to rural and urban communities.
- **£25k - Improve the wellbeing of those living with Dementia and their carers by:**
  - Continuation and expansion of projects for those with dementia.

**OTHER PROPOSALS**

**Investment = £450k**

**£250k - Theme: Feasibility/Exploration of the Bigger Ideas**

A number of ideas have been suggested by Members which would benefit from additional funding to support further exploration of options and feasibility. These include rural transport solutions, retrofit for all tenures, truly affordable housing solutions across all tenures, exemplar housing project(s) and a garden village.

**£200k - Theme: Responding to the impact of the above expenditure plans on Corporate Services**

Delivery of the above projects will require additional capacity from internal corporate services to support HR functions, organisational development, programme management, performance, finance, ICT and legal costs associated with delivery.

**5. LINKS TO CORPORATE PLAN**

5.1 Economy, Housing, Communities and Well-Being are all key priorities in the Joint Corporate Plan and play a significant role in achieving the Council’s overarching vision to build ‘great communities with bright and healthy futures that everyone is proud to call home.’

**6. FINANCIAL IMPLICATIONS**

6.1 At £5.138m, the proposals in this report exceed the £4m specifically allocated by Council at its meeting on 18<sup>th</sup> February 2021. The Assistant Director for Corporate Resources confirms that the additional £700k loan fund is available from reserves.

6.2 The criteria for new loans or grants will be finalised by Assistant Directors in consultation with the relevant Cabinet Portfolio Holder and the Cabinet Member for Finance.

6.3 Expenditure will be reported to Cabinet quarterly through the General Fund Budget Monitoring Report.

**7. LEGAL IMPLICATIONS**

7.1 There are no specific legal implications associated with this report, but as projects progress legal advice will be taken as required.

**8. RISK MANAGEMENT**

8.1 The risk in the Significant Risk Register most closely associated with this strategy is Risk 16 – Failure to achieve our vision and strategic priorities and ambitions.

Risk Description	Likelihood after mitigation	Impact after mitigation	Mitigation Measures
<p>Failure to achieve our Vision and Strategic priorities and ambitions because:</p> <p>The proposals don’t reflect the needs of local communities.</p>	<p>2 (Unlikely)</p>	<p>2 (Noticeable / Minor)</p>	<p>Data and analysis from the Suffolk Office for Data and Analytics (SODA) has been considered, including known impacts of Covid-19 on communities to date.</p> <p>Themed all-Member workshops have taken place on each strategic priority, enabling Members to feed in local needs.</p> <p>Voluntary and statutory sector partners have been involved in developing the Strategies that underpin these funding proposals.</p>

Risk Description	Likelihood after mitigation	Impact after mitigation	Mitigation Measures
			Delivery Plans and impacts will be monitored closely and flexed to respond to changing needs.
<p>Failure to achieve our Vision and Strategic priorities and ambitions because:</p> <p>There is insufficient officer capacity to deliver the programmes associated with this expenditure.</p>	2 (Unlikely)	2 (Noticeable / Minor)	Additional internal posts have been built into the proposals to ensure that there is sufficient capacity to deliver the programmes of work.
<p>Failure to achieve our Vision and Strategic priorities and ambitions because:</p> <p>A significant re-escalation of impacts of Covid-19 require the Council to return to emergency response to support our communities.</p>	2 (Unlikely) N.B. but a constantly changing picture that could escalate quickly.	3 (Bad/Serious)	The Council, working in partnership across Suffolk, has tried and tested processes in place that could be reactivated to respond to any escalation of Covid-19 impacts. Whilst the Council has shown itself able to operate emergency response alongside considerable continuation of business-as-usual activities, the areas covered by the scope of this report (Housing, Communities, Wellbeing and Economy) would be central to the response if emergency procedures had to be reactivated. This would be mitigated in part, but not entirely, by the additional staff posts proposed to support the funding proposals in this report.
<p>Failure to achieve our Vision and Strategic priorities and ambitions because:</p> <p>Of delays in sourcing supplies.</p>	3 (Probable)	3 (Bad/Serious)	The loans and grants that are part of these proposals would often be dependent on recipients being able to access appropriate supplies. Providers would be advised to place orders at the earliest opportunity and access suitable, more readily available alternatives where possible,
<p>Failure to achieve our Vision and Strategic priorities and ambitions because:</p> <p>The £438k target for external funding, referred to at</p>	2 (Unlikely)	2 (Noticeable / Minor)	The success of external funding will be monitored on a monthly basis and reported to the Cabinet Member for Finance and the relevant Cabinet Members for Housing, Economy, Communities and Wellbeing. Any additional financial or other proposals or adjustments deemed necessary will be reviewed in the regular

Risk Description	Likelihood after mitigation	Impact after mitigation	Mitigation Measures
paragraph 4.5 of this report, is not achieved.			dialogue with these Cabinet Members.

## 9. CONSULTATIONS

- 9.1 Engagement has taken place as part of All-Member Workshops and Councillors, Officers and Partners have all been involved in developing the Strategies that underpin these funding proposals.

## 10. EQUALITY ANALYSIS

- 10.1 There are no equality and diversity implications arising directly from this report. Equality Impact Screening Assessments, and if necessary, full Equality Impact Assessments will be carried out on the projects and programmes that will be delivered using these funds.
- 10.2 All four strategic priorities within the scope of this report contribute to reducing health and social inequalities.

## 11. ENVIRONMENTAL IMPLICATIONS

- 11.1 There are positive environmental implications arising from the recommendations in this report. Examples include proposals to further support sustainable travel initiatives, to improve energy efficiency in the Private Rented Sector through a loan scheme, to increase the sustainability of community facilities through a grant scheme, to develop a high quality, sustainable housing scheme and to carry out further feasibility work on how to further extend retrofit of all tenures.
- 11.2 *In addition* to funded proposals in this report that support environmental sustainability, the Council has a separate earmarked Reserve to deliver key elements of its Carbon Reduction Management Plan and Bio-Diversity Action Plan.

## 12. Measuring and reporting on Progress

The progress and effectiveness of the strategy will be tracked in a number of ways:

- 12.1 Detailed measures of success will be drawn up as part of a new outcomes and performance framework currently being developed to support the Councils' Corporate Plan.
- 12.2 The Economy, Housing and Communities & Well-Being Officer Programme Boards will oversee progress, in detail, against the Delivery Plans and strategic outcomes.
- 12.3 Performance will be reported quarterly to Cabinet.
- 12.4 Progress against financial expenditure will be reported quarterly to Cabinet.
- 12.5 Progress against the projects will be reported at All Member briefings.

## 13. BACKGROUND DOCUMENTS

- 13.1 Paper MC/20/24 'General Fund Budget 2021/22 and Four-Year Outlook Mid Suffolk Report and associated minute – Council 18/02/21

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