

**Blaenau Gwent County Borough Council
Cyngor Bwrdeisdref Sirol Blaenau Gwent
Local Development Plan Examination
Ymchwiliad Cynllun Datblygu Lleol |**

Page number	PO Ref Number	Policy/ para/ figure reference	Suggested change/ action	Council response (agree/ disagree/ alternative)
			- Consider if LDP should priorities S106 contributions.	
	MA16.4	Other	Revise Appendix 1 to SD16.3 to identify dates of likely release of housing sites and focus on whether appropriate pooling mechanism in place.	Agree. Refer to note attached at appendix 1.

Session 16: Matters Arising Change

PO Ref No.	Policy / paragraph.	Amendment
MA16.1	DM4	<p>Amend Policy DM4 as follows:</p> <p>Proposals for new development will be required expected to meet the infrastructure needs that it generates, including the improvement or provision of infrastructure, services and community facilities. Where on site provision cannot be achieved, off-site provision or a financial contribution will be required expected. Arrangements for the provision of infrastructure will be secured by the use of planning conditions attached to a planning permission or planning obligations in legal agreements or via the Community Infrastructure Levy. The Council will seek to ensure that, where appropriate subject to viability, the impact of new development is mitigated to ensure that it contributes the regeneration of local communities in Blaenau Gwent.</p>
MA16.1	Paragraph 7.33	<p>Amend paragraph 7.33 as follows:</p> <p>Planning obligations generally apply to larger scale development where the provision of certain infrastructure required generated</p>

MA16.3	Paragraph 7.32	<p>Amend paragraph 7.32 (as amended by MC.15) as follows:</p> <p>The Community Infrastructure Levy (CIL) is a new charge which local authorities in England and Wales are empowered, but not required, to levy on most types of new development in their areas. The proceeds of the levy will provide new local and sub-regional infrastructure to support the development of an area in line with local authorities' development plans. Although no formal decision has yet been taken by Blaenau Gwent, it is anticipated that this issue may be finely balanced, due to the existing known barriers to regeneration, and changes to building regulations which and may result in the decision to setting of a nominal CIL rate or no CIL Rate.</p>
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Appendix 1

Revise Appendix 1 to SD16.1 to identify dates of likely release of housing sites and focus on whether appropriate pooling mechanism in place.

Appendix 1 of SD16.1 has been revised (and is attached as appendix 2) to identify those sites which are expected to come forward in phase 3, as these sites are expected to be subject to CIL.

The Hearing Session Statement identified an issue for the Abertillery Comprehensive School. However, since the publication of the Plan an extension has been provided at the school, which means that the current school roll is 816 where as there is capacity is 1,114 pupils, resulting in a surplus of 298 places. Up to 2016 it is estimated that 465 units will come forward which creates the need for 93 places. This means that before 2015, when CIL is introduced, there will be no S016 requirement for education contributions. The Education department is also confident that it would be able to manage future issues of not being able to pool more than 5 S106 contributions by the use of capital funds to support works where necessary.

If the Council determines that CIL is not viable then it will mean that there will be limited viability to fund S106 requirements. Pooling is unlikely to be an issue.

Appendix 2

Plan App/Policy Ref	Site Address	Town	Contributions towards?	Pooling of S106	Comments
2009/0265	Former Swfryyd Junior School	Swfrydd	Education Secondary	Spent No requiriement based on current figures	Money contributed to extension
H1.16	Roseheyworth Comprehensive	Abertillery	Education Secondary	No requiriement based on current figures	
H1.17	Former Mount Pleasant Court	Brynithel	Education Secondary	figures	
H1.8	Crawshay House	Brynmawr	Education Secondary	CIL	Phase 3
H1.9	Infants School and Old Griffin Yard	Brynmawr	Education Secondary	CIL	Phase 3
H1.12	Land to the East of Blaina Rd	Brynmawr	Education Secondary	CIL	Phase 3
H1.18	Hillcrest View	Cwmtillery	Education Secondary	No requiriement based on current figures	
H1.7	Garnfach School				

Plan App/Policy Ref	Site Address	Town	Contributions towards?	Pooling of S106	Comments
2009/0328	Land at Park Hill	Tredegar	Education Secondary	2.2 Pooled - Tredegar Comprehensive	
2009/ 0007	Sirhowy Infants School	Tredegar	Education Secondary	2.3 Pooled - Tredegar Comprehensive	
2007/0400	Land at Peacehaven	Tredegar	Education Secondary	2.4 Pooled - Tredegar Comprehensive	
2007/0730	BKF Plastics	Tredegar	Education Secondary	2.5 Pooled - Tredegar Comprehensive	
2007/0658	Higgs Yard	Ebbw Vale	Education Primary	Not Pooled	
2009/0266	Land at Gwaun Helyg	Ebbw Vale	Education Primary	Not Pooled	
2007/0237	Land at Mountain Road	Ebbw Vale	Education Primary	Not Pooled	
H1.14	Six Bells Colliery Site	Six Bells	Education Primary	Not Pooled	
H1.19	Quarry adj to Cwm Farm Rd	Six Bells	Education Primary	Not Pooled	
2009/0328	Land at Park Hill	Tredegar	Education Primary	Not Pooled	
2007/0400	Land at Peacehaven	Tredegar	Education Primary	Not Pooled	
H1.9	Infants School and Old Griffin Yard	Brynmawr	Leisure	1.1 Pooled	Develop a new MUGA in the Ward
H1.12	Land to the East of Blaina Rd	Brynmawr	Leisure	1.2 Pooled	Develop a new MUGA in the Ward
H1.7	Garnfach School	Nantyglo	Leisure	2.1 Pooled	Develop new fixed wheeled sports area in the Ward
H1.10	Hafod Dawel Site	Nantyglo	Leisure	2.2 Pooled	Develop new fixed wheeled sports area in the Ward
H1.11	West of Recreation Ground	Nantyglo	Leisure	2.3 Pooled	Develop new fixed wheeled sports area in the Ward
H1.13	Land to the North of Winchestown	Nantyglo	Leisure	2.4 Pooled	Develop new fixed wheeled sports area in the Ward
2009/0329	Land at Park Hill	Tredegar	Leisure	3.1 Pooled	For provision and long term maintenance of a LEAP play area
2009/0328	Land at Park Hill	Tredegar	Leisure	3.2 Pooled	Sports facilitation upgrade
H1.16	Roseheyworth Comprehensive	Abertillery	Leisure	Not Pooled	Improve existing facilities on Roseheyworth Playing Fields
H1.17	Former Mount Pleasant Court	Brynithel	Leisure	Not Pooled	Improve existing facilities on Brynithel Recreation Ground
H1.8	Crawshay House	Brynmawr	Leisure	Not Pooled	Develop a new MUGA in the Ward

Plan App/Policy Ref	Site Address	Town	Contributions towards?	Pooling of S106	Comments
H1.18	Hillcrest View	Cwmtillery	Leisure	Not Pooled	Improve existing facilities on Jim Owen Recreation Ground
H1.1	Willowtown School	Ebbw Vale	Leisure	Not Pooled	Improve existing facilities at Letchworth Road
2007/0237	Land off Mountain Rd	Ebbw Vale	Leisure	Not Pooled	
2007/0658	Higgs Yard	Ebbw Vale	Leisure	Not Pooled	
H1.14	Six Bells Colliery Site	Six Bells	Leisure	Not Pooled	Develop Existing facilities in Parc Arrael Griffin
H1.15	Warm Turn	Six Bells	Leisure	Not Pooled	Improve existing play area in Warm Turn
H1.19	Quarry adj to Cwm Farm Rd	Six Bells	Leisure	Not Pooled	