



Infrastructure Funding Statement 2023-2024

Gloucestershire County Council

December 2024

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Executive Summary

The County Council's requirements for developer contributions through planning obligations are set out in Gloucestershire's Local Development Guide 2021 (LDG). The LDG can be viewed at the following link: [Gloucestershire's Local Development Guide 2021 | Gloucestershire County Council](#)

This Infrastructure Funding Statement (IFS) provides a summary of all financial planning obligation activity relating to the Community Infrastructure Levy Regulations (CIL) and Section 106 (S106) legal agreements for the previous financial year where this is relevant to the County Council. The IFS is not required to report on receipts from other planning obligations, although it may choose to do so. The County Council is looking at ways to improve its reporting on all planning obligations that it receives.

S106 contributions are often paid in instalments over several years, so it is often the case that these funds are accumulated and only spent when the full contribution amount has been received. Contributions are often received from different agreements that may be combined to be used towards a large infrastructure project. Often progress in delivering a scheme has been dependent on the timely accumulation of S106 funds.

The use of financial contributions is normally very prescriptive, being set out in the legal agreement, specifically to address and mitigate the impact of a particular development. There are strict conditions set out in legal agreements relating to the repayment of contributions if they cannot or have not been spent as required under the terms of that legal agreement.

This IFS covers Gloucestershire County Council's (GCC's) S106 activity relating to the reporting year 2023/24. Each of Gloucestershire's six district authorities will publish their own separate annual IFSs.

- GCC was **allocated £726,000 of CIL funding** from Stroud District Council. (See Table A for details).
- GCC **signed 23 S106 agreements between 01/04/23 - 31/03/24, to the value of £8,961,653**. It should be noted that these contributions will only become due to the County Council on implementation of the relevant planning permissions and the respective trigger dates as detailed in individual agreements. (See Tables B & C for details).
- GCC **received a total of £7,934,600 from any planning obligations in 2023/24**. (See Table D for details).
- The amount of money **received and allocated in 2023/24, was £390,371**. (See Table E for details).
- The total amount **received from any year and allocated was £1,690,855**. (See Tables F,G,H for details).
- GCC **spent £2,112,864** received through planning obligations. A contribution becomes 'spent' when the equivalent capital expenditure occurs. 'Spent' contributions may derive

from several years of obligations, not just those received in 2023/24. The total unspent contributions are 'allocated' subject to the detail of a scheme and the actual capital spend taking place.

- The **end year balance of money received under any planning Obligation** during any year, which was retained at the end of the reported year **was £58,293,472**. Table J sets out the opening balance, capital and revenue expenditure and closing balance for 2023/24 for key pieces of infrastructure and services provided through planning obligations.

Changes to 2022/23 Infrastructure Funding Statement

Please note there is a correction to the published 2022/23 closing balance figure. In the 2022/23 IFS, the closing balance was stated as £62,035,443 but this included an Education Academy figure of £1,460,657 which should not have been included in the 2022/23 figures. The closing balance in the 2022/23 IFS should have been £60,574,786

To provide greater transparency to the information provided in Table J on S278 Highways Commuted Sums (Revenue) and Highways Deposits (refundable) has been removed. This financial information is not relevant to the S106 report and, on reflection, it was superfluous to the IFS.

Table J has been updated to reflect these changes.

1.0 Introduction

1. On 1st September 2019, the Community Infrastructure Levy Regulations (CIL) 2010 (as amended) came into force, requiring that contribution receiving authorities must produce an annual Infrastructure Funding Statement (IFS).
2. The IFS is required to provide a summary of financial planning obligation activity relating to CIL and Section 106 (S106) legal agreements only, for the previous financial year, where this is relevant to the County Council.
3. Each of Gloucestershire's six district authorities (Tewkesbury Borough Council, Cheltenham Borough Council, Gloucester City Council, Forest of Dean District Council, Stroud District Council and Cotswold District Council) are required to report separately and publish this information in their own annual IFSs. These includes a full disclosure of S106 obligations on the planning application file and register and is intended to improve transparency and publicise that development is accompanied and mitigated by appropriate infrastructure.

2.0 What are planning obligations?

4. The six district Local Planning Authorities (LPAs) referred to above determine most of the planning applications in Gloucestershire. However, much of the necessary infrastructure required to support that growth is the responsibility of Gloucestershire County Council (GCC).
5. A fundamental aspect of achieving sustainable development is providing infrastructure in the right place and at the right time. Planning obligations are legal obligations entered into to mitigate the impacts of a development proposal.
6. Planning obligations represent an important funding stream for the provision of county-wide infrastructure to mitigate the impacts of a development proposal. These can be via a planning agreement entered into under Section 106 of the Town and Country Planning Act 1990 (known as S106 Agreements) by a person or persons with an interest in the land and by the LPA and County Council, or via a Unilateral Undertaking entered into by a person or persons with an interest in the land. Planning obligations run with the land and are legally binding and enforceable.
7. In addition to contributions provided under S106 there are also Section 278 and Section 38 Agreements under The Highways Act 1980, which provide for developers to enter into a legal agreement with the County Council as Highway Authority to make alterations and improvements to the public highway as part of a planning permission.
8. Planning obligations may only constitute a reason for granting permission if they meet specific CIL tests. They therefore must be:
 - Necessary to make the development acceptable in planning terms,
 - Directly related to the development, and
 - Fairly and reasonably related in scale and kind to the development.

9. These are statutory tests as set out in Regulation 122 of the CIL Regulations 2010 (as amended by the 2011 and 2019 Regulations) and as policy tests set out in the National Planning Policy Framework (NPPF). These tests apply regardless of whether there is a levy charging schedule adopted for the area or not.
10. CIL only applies in areas where a local authority has consulted on, and adopted, a charging schedule which sets out its CIL rates and has published the schedule on its website. Most new development which creates net additional floor space of 100 square metres or more, or creates a new dwelling, is potentially liable for the levy.

3.0 Relationship between LPAs and GCC for S106 and CIL

11. In two-tier local government structures such as in Gloucestershire, the LPAs for most planning applications, are the District and Borough Councils. (The County Council is the LPA responsible for determining some planning applications relating to minerals and waste, as well as County Council developments, such as schools, libraries, and some new roads, etc.).
12. The County Council is a statutory consultee for highways matters and will be consulted by the LPAs on most planning applications for residential and employment developments. The County Council submits formal representations to the LPAs on matters of strategic and/or specialist relevance to the County Council.
13. The County Council is responsible for the provision of a range of services for our existing residents and to those that move into new developments. Developer contributions are regularly sought from developments that would generate additional impact on existing service provision to mitigate the impact generated from the proposed development.
14. Representations made to the LPAs relate to various County Council roles and responsibilities such as highways, transport, education, libraries, flood risk, minerals, waste, archaeology, etc. These representations may include significant requests for developer contributions towards, for example, schools and libraries. It is for the LPAs to consider all relevant material considerations when determining planning applications – either at officer level and/or at their Planning Committees. There is no requirement for the LPAs to agree with and/or adhere to the representations / requests made by the County Council's officers.
15. The County Council's requirements for developer contributions through planning obligations are set out in Gloucestershire's Local Development Guide 2021 (LDG), which was adopted at Cabinet in March 2021. The LDG can be viewed at the following link:

[ldg-2021-final-adopted-version.pdf \(gloucestershire.gov.uk\)](https://www.gloucestershire.gov.uk/media/1234567/ldg-2021-final-adopted-version.pdf)
16. The purpose of the LDG is to provide information to LPAs, developers and all stakeholders on the types of infrastructure which the County Council is responsible for and may seek funding towards; and where S106 contributions and/or CIL payments may be necessary to mitigate the impacts of a development and make it acceptable in planning terms.

17. The LDG is not prescriptive, as each development proposal will be considered on its merits, and any obligations sought will need to meet the relevant CIL Reg 122 tests. However, it is intended to aid and improve transparency and consistency in decision-making; to provide guidelines to inform the preparation of development plans and other planning documents, as well as assisting in the LPAs' determination of planning applications.
18. In many cases, even where there is a CIL charge in place, developer contributions through S106 planning obligations will also be necessary to mitigate the direct impacts on local infrastructure; as well as where the infrastructure is to be provided on-site and is directly related to the development. In such cases and where appropriate, contributions from several geographically located developments may be pooled to provide the required infrastructure.
19. While CIL can run alongside S106 planning obligations, there must be no situation where a developer is paying the same amount twice. CIL and S106 can be charged and used together in relation to the same development, and for the same piece of infrastructure but there should be a clear distinction outlining which elements of the infrastructure or service are covered by CIL and S106. The developer should not be charged twice for the same item. This is referred to as 'double-dipping'.
20. In line with the current legislative context, the County Council will continue to ensure its obligations are dealt with in a fair, open, and transparent way and that they enable development to go ahead which would otherwise be refused. This Statement forms part of this process.

4.0 IFS requirements

21. An IFS is a document that must be published each year by a "contribution receiving authority". A contribution receiving authority is any authority which issues a CIL liability notice or receives money or 'in-kind' works from a S106 agreement. This means almost all LPAs need to produce one, including county councils. Where Parish / Town Councils receive a proportion of CIL, they will also need to produce a report for each financial year in which they receive CIL receipts.
22. Authorities that charge CIL have had to produce an IFS report on receipts and expenditure since the regulations were introduced in 2010, but there was no requirement to report on S106 in this way until 2019. The County Council's previous IFSs can be viewed using the following link:

[Infrastructure Funding Statement \(IFS\) | Gloucestershire County Council](#)

23. The information contained within this IFS covers CIL and S106 information during the period 1st April 2023 to 31st March 2024.
24. The information provided relates to all the new activity in the year as well as all unspent money from previous years. Money received through planning obligations for infrastructure is often built up over several years; it can be 'allocated' in one financial year and 'spent' in another.

25. Infrastructure projects or types of infrastructure which the CIL charging authority intends will be, or may be, wholly or partly funded through planning obligations.

5.1 The CIL Report

26. GCC is not a CIL charging authority.

27. GCC cannot collect the levy charged by the District Charging Authorities; however, GCC can receive CIL from the District Charging Authorities to be used towards strategic infrastructure projects and schemes.

28. Currently 5 of the 6 District/Borough Councils have CIL in place:

Local Planning Authority	CIL charging status
Cheltenham Borough	Implemented 2019 – Cheltenham CIL
Cotswold District	Implemented 2019 – Cotswold CIL
Forest of Dean District	CIL not implemented – FoD CIL
Gloucester City	Implemented 2019 – Gloucester CIL
Stroud District	Implemented 2017 – Stroud CIL
Tewkesbury Borough	Implemented 2019 – Tewkesbury CIL

29. During 2023/24 GCC was allocated a total £726,000 CIL funding from Stroud District Council (SDC). This is summarised in Table A. No further CIL allocations were awarded to GCC in 2023/24.

Table A - CIL Funding allocated to GCC in 2023/24

Purpose	CIL Charging area	Infrastructure	Amount
Transport	SDC	Standish Multi-User Path - the construction of a shared use path and bridleway that is part of Active Travel route from Gloucester to Stroud connecting Stonehouse Town Centre and nearby Public Rights of Way towards Standish providing direct access to employment, homes, shopping and leisure facilities. This scheme aims to utilise off-road grass verges and farmland to fill a missing link and create a safe route for cyclists, pedestrians and horse riders to be segregated from motorised traffic aligning with current design guidance from the Department for Transport. The route once complete will form part of the County Council's strategic 26-mile cycle spine connecting Stroud with Gloucester, Cheltenham and Bishop's Cleeve - providing direct uninterrupted access for half the county's population and supporting broader objectives of improving public health and reducing carbon emissions.	£400,000
Education	SDC	Gastrells Primary School is a 6-class primary school situated in Kingscourt Lane, Stroud. It is proposed to relocate the existing reception and office accommodation which is currently situated at first floor to the ground floor area at the front of the school. The works will involve construction of a small extension to the main building at ground floor and to carry out internal adaptations that will facilitate a new school reception area with lobby, new office accommodation, with an accessible WC. And installation of a platform lift.	£228,000
Transport	SDC	Stroud Merrywalks Interchange Hub - Merrywalks is the main bus hub in Stroud and has been identified as a "strategic market town hub" in Gloucestershire's emerging Transport Interchange Hub strategy. However, in recent years the bus shelters at Merrywalks have deteriorated with the District Council reporting to GCC that it is receiving comments about the state of the shelters and the immediate surroundings. It is therefore proposed to transform Stroud Merrywalks into an exemplar transport interchange hub, providing increased accessibility, better information, an improved waiting environment and new, multi-modal connectivity.	£98,000
Total			£726,000

5.2 The S106 report:

30. The detail set out in each part of this S106 report is based on the requirements set out in Schedule 2 of the CIL Regulations 2010 (as amended) and records only those obligations applicable to the County Council.

31. The amount of money to be provided from any planning obligation entered into during 2023/24 was **£8,961,653.48**. This is summarised in Table B.

Table B – Planning obligations entered into during 2023/24

No.	Agreement Number	Signed Date	Location	Total Agreed
1	S.21/1055/FUL/TM	04/04/2023	Daniels Industrial Estate, 104 Bath Road, Stroud, Gloucestershire.	£36,921.00
2	22/00624/OUT/JW	20/04/2023	Land East Of St Margarets Drive, Alderton	£61,580.00
3	P0698/22/FUL/TM	09/05/2023	Land At Danford Lane Hartpury Gloucester GL19 3BQ	£9,940.00
4	20/00759/FUL/JW	12/05/2023	Elms Park Tewkesbury Road Cheltenham	£3,744,111.00
5	22/00686/FUL/JW	15/05/2023	Land North Of Leckhampton Lane, Shurdington, Cheltenham	£135,501.00
6	21/00549/FUL/TM	25/05/2023	Northfield Garage London Road Tetbury Gloucestershire GL8 8HW	£8,820.00
7	23/00280/OUT/JW	01/06/2023	New Dawn View Gloucester	£155,113.00
8	P0635/19/OUT/TM	15/06/2023	Land at and to the rear of 75 North Road, Broadwell, Coleford.	£6,860.00
9	22/00650/FUL/JW	23/06/2023	Trumans Farm , Manor Lane, Gotherington	£270,480.00
10	22/01041/FUL/JW	29/06/2023	Old Hempsted Fuel Depot Hempsted Lane Gloucester	£304,897.00
11	P0097/22/FUL/TM	29/06/2023	1-27 Johnstone Close, Staunton, GL19 3RR	£80,602.00
12	17/00658/OUT/JW	28/07/2023	Land at RAOB Social Club, 87-91 Southgate Street, Gloucester	£10,000.00
13	15/0071/CWMAJM/TM	24/08/2023	Kempsford Quarry Washpool Lane Kempsford Fairford Gloucestershire.	£1,000.00
14	22/03992/FUL/TM	22/09/2023	Dukes Field Land To The South Of The Pheasantry Oak Road Down Ampney Gloucestershire	£10,022.00
15	P0731/22/FUL/TM	28/09/2023	Garden Centre, Ledbury Road, Staunton, Gloucestershire.	£112,337.00
16	22/03770/OUT/TM	03/10/2023	Land West Of Hatherop Road Fairford Gloucestershire	£1,023,531.00
17	S.21/2010/FUL/TM	11/10/2023	Land At, Uptons Garden, Whitminster, Gloucestershire	£85,793.00
18	22/01320/OUT/JW	16/11/2023	Parcel 5558, Road From Natton To Homedowns, Ashchurch	£164,971.00
19	P1186/22/FUL/TM	12/12/2023	Land North Of The A48/West Of Naas Lane Lydney	£496,715.00
20	22/01343/OUT/JW	20/12/2023	Land at Chestnut Tree Farm Twigworth	£1,268,892.98
21	21/01384/OUT/JW	13/02/2024	Land West Of Duddage Business Park Brokeridge Road Twyning Tewkesbury Gloucestershire	£37,688.00
22	22/00834/OUT/JW	19/02/2024	Land to the South-East Of Bluebell Road And East Of Rudgeway Lane, Wheatpieces, Tewkesbury	£890,656.00
23	22/00998/FUL/JW	22/02/2024	Land Behind 52 To 74 Willow Bank Road Alderton Tewkesbury	£45,222.50
Total				£8,961,653.48

32. Table C summaries the historic number of S106 Planning Agreements/Unilateral Undertakings signed, and total contributions negotiated. It should be noted that

these contributions will only become due to the County Council on implementation of the planning permission and the respective trigger dates as specifically detailed in individual agreements.

Table C – Number and value of planning obligations entered into from 2015/16

Year	Number of Agreements Signed	Total Value Negotiated
2015/16	43	£20,053,455
2016/17	43	£11,000,000
2017/18	40	£23,934,880
2018/19	16	£18,527,500
2019/20	18	£9,576,200
2020/21	11	£2,700,912
2021/22	17	£4,670,132
2022/23	18	£5,408,562
2023/24	23	£8,961,653

33. The total amount received under S106 planning obligations during 2023/24 was **£7,934,600.28**. This is summarised in Table D.

Table D – Total Amount Received under any Planning obligations during 2023/24

No.	Application	Site	Service Area	Date Received	Amount
1	15/01149/OUT	Land at Tewkesbury Road, Twigworth	Education	14/04/2023	£522,312.99
2	P1733/18/FUL	Land Adjoining Unlawater Lane Newnham	Education	21/04/2023	£99,640.63
3	S.15/1498/MAIN	Land at Colethrop Farm (Hunts Grove)	Transportation / Bus Services	24/04/2023	£37,366.73
4	17/00929/OUT	Former Premier Products Site	Library	28/04/2023	£5,069.54
5	CB.11954/43/OUT	GCHQ Oakley, Priors Road, Cheltenham (Phase 3)	Education	28/04/2023	£120,276.16
6	18/00248/OUT	Land at Stoke Road	Library	15/05/2023	£42,140
7	17/00929/OUT	Premier Products Site, Bouncers Lane, Prestbury	Education	28/04/2023	£171,003.72

8	18/00249/OUT	Land at Stoke Road, Bishop's Cleeve	Transportation / Bus Services	15/05/2023	£665,400.00
9	18/00249/OUT	Land at Stoke Road	Education	15/05/2023	2,202,191.25
10	20/00780/FUL	Premier Products Site, Bouncers Lane, Prestbury	Education	16/05/2023	£18,575.58
11	21/02700/FUL	Gloucester Rd Cheltenham	Highways	26/06/2023	£5,000.00
12	20/02697/FUL	Land adjacent to Mitchell Way & Wellington Rd, Upper Rissington	Education	06/07/2023	£62,062.48
13	21/00490/OUT	Land North of Rudloe Drive	Library	17/07/2023	£35,876.66
14	18/01239/FUL	Land Adjacent to Hucclecote Road	Library	21/07/2023	£25,900.08
15	18/01239/FUL	Land Adjacent Hucclecote Road And Golf Club Lane Brockworth	Education	21/07/2023	£374,905.42
16	P1881/15/FUL	Land at Par Four Lane, Lydney, Gloucestershire	Transportation / Bus Services	31/07/2023	£40,449.03
17	P1881/15/FUL	Land at Par Four Lane, Lydney, Gloucestershire	Highways	31/07/2023	£13,424.39
18	21/00615/JPA	Britannia Warehouse Bwarehouse Ltd	Highways	17/08/2023	£10,000.00
19	17/00658/OUT	Land at RAOB Social Club	Highways	23/08/2023	£10,000.00
20	17/01411/OUT	Land at Old Gloucester Road, Cheltenham	Education	28/08/2023	£90,615.14
21	16/00738/OUT	Land north of Canonbury Street and SE of Station Road, Berkeley	Education	30/08/2023	£224,586.16
22	17/01411/OUT	Land at Old Gloucester Road	Library	31/08/2023	£21,312.68
23	P0825/18/OUT	Land East of Rodley Manor Way, Lydney	Library	31/08/2023	£10,500.48
24	P0825/18/OUT	Land to the East of Rodley Manor Way, Lydney	Education	31/08/2023	£206,826.67

25	13/01032/OUT	Land to the east of Hempsted Lane, Gloucester	Education	06/09/2023	£175,458.98
26	15/05165/OUT	Land south of Love Lane, Siddington	Library	07/09/2023	£21,498.42
27	15/05165/OUT	Land south of Love Lane, Siddington, Cirencester	Education	07/09/2023	£119,886.60
28	13/01032/OUT	Land to the east of Hempsted Lane	Library	08/09/2023	£14,020.22
29	18/01239/FUL	Land Adjacent Hucclecote Road And Golf Club Lane Brockworth	Education	22/09/2023	£4,694.02
30	17/00520/OUT	Land at Fiddington	Library	13/10/2023	£53,623.27
31	15/05165/OUT	Land south of Love Lane, Siddington, Cirencester	Education	02/11/2023	£358,605.64
32	17/00852/OUT	Yew Tree Farm Tewkesbury Road Twigworth	Highways	13/11/2023	£63,640.21
33	15/01149/OUT	Tewkesbury Rd Twigworth	Highways	05/01/2024	£82,483.67
34	P1990/18/OUT	Cotswold Oak Land off Bradfords Lane	Library	02/02/2024	£12,563.08
35	P1990/18/OUT	Land off Bradfords Lane, Newent	Education	02/02/2024	£58,535.16
36	P1990/18/OUT	Land off Bradfords Lane, Newent	Education	06/02/2024	£58,535.16
37	S.13/1893/FUL	Coln - Rooksmoor Mills, Bath Road	Library	09/02/2024	£7,603.84
38	19/00758/OUT	Land at Homelands Farm	Library	16/02/2024	£8,018.03
39	19/00758/OUT	Land at Homelands Farm, Bishops Cleeve	Education	16/02/2024	£607,377.50
40	17/00520/OUT	Land at Fiddington, Ashchurch	Education	21/02/2024	£1,147,963.42
41	12/01256/OUT	Perrybrook	Highways	25/03/2024	£44,296.81
42	22/01320/OUT	Parcel 5558 Road from Natton to Homedowns	Library	28/03/2024	£80,360.46
Total					£7,934,600.28

The total amount **received and allocated under any planning obligation during 2023/24 was £390,371.41**. This is summarised in Table E.

34. All S106 contributions are 'allocated' in that the legal agreement specifies the purpose to which that contribution must be used.

Table E – Amount received and allocated under any planning obligation during 2023/24

Service	Date	Projects	Allocation
Education	28/04/2023	Premier Products Site, Bouncers Lane, Prestbury	£44,154.06
Education	06/07/2023	Land adjacent to Mitchell Way & Wellington Rd, Upper Rissington	£34,066.11
Highways	31/07/2023	Bus Shelter & RTPI - Par Four Lane Lydney	£13,424.39
Education	30/08/2023	Land north of Canonbury Street and SE of Station Road, Berkeley	£224,586.16
Libraries	31/08/2023	Lydney Library Refurbishment	£10,500.48
Highways	13/11/2023	A38 Tewkesbury Rd Twigworth - Junction Improvements	£63,640.21
Total			£390,371.41

35. The following tables provide a summary of S106 allocations for Highways, Libraries and Education during 2023/24. Unlike the information contained within Table E, which related to planning obligations received in 2023/24, the allocations outlined in Tables F, G and H relate to planning obligations received in previous years. **The total sum is £1,690,855.38.**

Table F – Highway planning obligations allocated in 2023/24

Date	Project	Allocation
20.09.2023	Honeybourne Cycle extension A40 Lansdown	£63,474.00
20.09.2023	Station Road Junction, Andoversford	£4,641.21
20.09.2023	Street Lighting - Grange Rd Rail Bridge	£6,448.21
20.09.2023	Cycle Parking - Holmleigh & 7th Ave Prds	£2,149.40
20.09.2023	Bus Shelter - Greet Road Winchcombe	-£3,585.19
31.01.2024	Thames and Severn Way 600m	£25,000.00
31.01.2024	Thames and Severn Way 600m	£25,000.00
21.02.2024	Albert St Junction -Lydney Highway Strategy	£37,667.11
21.02.2024	Bus Shelter & RTPI - Par Four Ln Lydney	£13,424.39
21.02.2024	Bus Shelter & RTPI - Hammond Way Cirencester	£4,152.25
21.02.2024	Bus Shelter & RTPI - Hammond Way Cirencester	£21,434.57
21.02.2024	Bus Shelter & RTPI - Tewkesbury Rd Cirencester	£12,000.00
21.02.2024	Station Rd Berkeley – Drop Kerb & Tactile paving	£8,369.12
21.02.2024	Whittle Way-Dropped Crossing & Guardrail	£20,306.86

21.02.2024	Culvert Upgrading - A4019 by The Bellows	£36,104.71
21.02.2024	A38 Tewkesbury Rd Twigworth - Junction Improvements	£55,404.37
21.02.2024	A38 Tewkesbury Rd Twigworth - Junction Improvements	£63,640.21
21.02.2024	Provision - Bus Stops & Shelters	£4,871.00
Total		£400,502.22

Table G – Libraries planning obligations allocated in 2023/24

Date of Cabinet	Project	Allocation
22.11.2023	North Cotswold Libraries	£54,336.44
31.01.2024	Churchdown Library Refurbishment	£37,881.18
31.01.2024	Churchdown Library Refurbishment	£71,465.78
21.02.2024	Tetbury Library Project 2	£6,361.68
21.02.2024	Lydney Library Refurbishment	£10,500.48
21.02.2024	Tuffley Library - Building Improvements	£52,257.07
Total		£232,802.15

Table H – Education planning obligations allocated in 2023/24

Date of Cabinet Approval	Project	Allocation
21.06.2023	Christ Church Primary s106 adaptations	£95,373.26
20.09.2023	Prestbury St. Mary's Infants expansion	£210,000.00
22.11.2023	The Cotswold School expansion	£47,763.30
22.11.2023	The Cotswold School expansion	£19,738.08
31.01.2024	Berkeley Primary expansion	£195,198.33
31.01.2024	Berkeley Primary expansion	£489,478.19
Total		£1,057,551.16

36. Table I provides a summary of the total amount of money spent (received under any planning obligations) by reporting year.

37. During 2023/24 **£2,112,864** of planning obligations was spent. This will include funding received from previous financial years as well as 2023/24. The contribution becomes 'spent' when the equivalent capital expenditure occurs.

38. The use of financial contributions is normally very prescriptive, being set out in the legal agreements, specifically to address and mitigate the impact of a particular development. There are strict conditions set out in legal agreements relating to the repayment of contributions if they cannot or have not been spent as required under the terms of that legal agreement.

Table I – Total amount of planning obligations spent by reporting year

Year	Education (capital)	Libraries (Capital)	Highways (Capital)	Transportation / bus services (Revenue)	Highways Commuted Sum (Revenue)	Total
2014-15	£2,045,254	£5,000	£1,387,134	£669,633	£6,029	£4,107,021
2015-16	£1,215,349	£144,470	£1,885,250	£763,928	£35,015	£4,008,997
2016-17	£4,530,349	£160,662	£1,540,823	£954,463	£0	£7,186,297
2017-18	£10,467,650	£215,946	£92,613	£915,077	£198,200	£11,506,060
2018-19	£8,051,561	£210,156	£3,571,231	£732,454	£9593	£12,565,402
2019-20	£3,013,530	£58,848	£1,327,737	£806,158	£80,429	£5,206,273
2020-21	£2,403,811	£84,197	£573,972	£266,090	£26,500	£3,354,570
2021-22	£729,738	£202,211	£1,304,364	£480,237	£0	£2,716,549
2022-23	£3,517,720	£114,786	£1,358,825	£855,150	£0	£5,846,481
2023-24	£809,608	£218,464	£292,705	£792,086	£0	£2,112,864

39. Table J summarises the total amount of planning obligations received through S106 during any year which was retained at the end of the reported year.

40. The end of year balance of money received under any planning obligations during any year which was retained at the end of 2023/24 is £58,293,472.

41. S106 contributions are often paid in instalments over several years, so it is often the case that these funds are accumulated and only spent when the full contribution amount has been received. Contributions can be received from several different agreements and may be combined to be used towards a large infrastructure project. Progress in delivering a scheme can to some extent be dependent on the timely accumulation of S106 funds.

42. An individual agreement completed in a particular year with total contributions valued in the millions or the receipt of a large contribution amount can impact on the financial data report for several years.

Table J – Total amount of planning obligations retained at the end of the reporting year

2023-24	Opening Balance	In year transactions						Year End Balance
		Received in Year	Refunded in Year	Transferred between Accounts	Transferred to/from revenue	Used in Year Revenue Service	Used in Year Capital Projects	
Adults	£0	£0	£0	£0	£0	£0	£0	£0
Education	£39,612,709	£6,624,053	£0	£0	£14,167	£0	-£809,608	£45,441,320
Libraries	£1,851,691	£258,126	£0	£0	£0	£0	-£218,464	£1,891,354
Highways	£5,119,916	£157,425	-£513,600	-£70,625	-£20,695	£0	-£292,705	£4,379,715
Transportation / Bus Services	£6,559,329	£743,216	£0	£70,625	£0	-£792,086	£0	£6,581,083
Total	£53,143,644	£7,782,820	-£513,600	£0	-£6,528	-£792,086	-£1,320,778	£58,293,472

6.0 Examples of projects delivered during 2023/24 using planning obligations

43. Gloucester Road Primary School - The allocation was used to upgrade outdoor sports facilities.



44. Rednock School - The allocation was used to install three canopies to create additional outdoor space for dining and recreation.



Case Studies Libraries

45. Contributions have been used towards the refurbishment of Longlevens Library including tables and benches for the front space in the library. Customers previously had to balance laptops on knees or low coffee tables. These were immediately used by people for work and meetings.

46. Contributions have been used towards improvements at Bishop's Cleeve Library including new Children's book browser to provide accessible access to stock, display stand(s) and shelving, creating flexibility to the space and making stock

accessible to all users, new stock and IT End panel, to provide increased digital customer interaction for customers in the site.



7.0 Future Funding Priorities

47. The types of infrastructure that the County Council intends to fund, either wholly or in part, using planning obligations is set out in the adopted Local Development Guide¹.
48. Development and growth require associated infrastructure. In some cases, agreements are needed between developers, the Council and other providers to make sure this happens. Without reaching agreement, proposals for new developments may be refused. Where contributions are sought through S106 planning obligations, the decision on the type and scale of infrastructure and services deemed necessary for developer contributions will be made on a case-by-case basis.
49. The types of infrastructure and services the County Council will seek developer contributions (S106 and CIL) for include:
- Pre-school childcare
 - Primary and secondary schools
 - Special schools
 - Libraries
 - Adult Social Care
 - Health and Public Health
 - Fire and Rescue Services
 - Sustainable Drainage Systems (SUDS)

¹ [ldg-2021-final-adopted-version.pdf \(gloucestershire.gov.uk\)](#)

- Waste and Recycling Facilities
- Highways / Transport
- Broadband, etc.