

HAMPSHIRE COUNTY COUNCIL

Officer Decision Record

Decision Maker:	Ben Clifton – Team Leader, Strategic Transport
Title:	Land at Chapel Hill Kingsclere Road, Basingstoke, Hampshire, RG21 6XA – S106 Agreement
Reference:	

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1. The decision:

1.1. That authority be given to the Chief Executive's Department in accordance with Paragraph 1.23 of the Economy, Transport and Environment Department's Scheme of Delegation to enter into an agreement under Section 106 of the Town and Country Planning (General Development) Order 1995 with Sentinel Housing Association Limited and Vestal Developments Limited, Basingstoke and Deane Borough Council relating to Land at Chapel Hill, Kingsclere Road, Basingstoke.

2. Reason(s) for the decision:

2.1. A planning application for development at Land at Chapel Hill, Kingsclere Road, Basingstoke, has been submitted under reference 14/00865/OUT. Basingstoke and Deane Borough Council has resolved to grant consent to the development subject to the completion of the Section 106 Agreement to secure necessary planning obligations.

2.2 The County Council as Local Highway Authority was consulted on the planning application and responded to the statutory consultation raising no objection to the application on transport grounds, subject to a package of transport mitigation measures being secured as below;

- Toucan Crossing Contribution of £100,000 towards a toucan crossing on Kingsclere Road.
- Transport Contribution, securing a range of transport schemes, to be calculated in accordance with the guidance in Schedule 5 of the agreement based upon number of dwellings.
- Provision of pedestrian and cycle facilities along Kingsclere Road and Chapel Hill along with associated crossing improvements.
- Pedestrian and Cycle access improvements to schools within Winklebury and Oakridge.

- Full travel plan required at occupation, along with a travel plan approval fee of £1,500, a travel plan monitoring fee of £15,000 (5 years at £3,000 p.a.) and a travel plan bond of £103,950.

2.3 The legal agreement secures the above planning obligations in order that adequate transport mitigation is secured against the development.

3. Other options considered and rejected:

Not to agree to enter into the agreement

3.1. This option was considered but dismissed on the basis that this would result in development which was not supported by adequate transport infrastructure and does not sufficiently promote sustainable transport.

4. Conflicts of interest:

4.1. Conflict of interest declared by an Executive Member who is consulted by the officer which relates to the decision: None

5. Dispensation granted by the Head of Paid Service:

5.1. None

6. Supporting information:

6.1. Final draft legal agreement

Approved by:

Date:

03th February 2015

Ben Clifton – Team Leader, Strategic Transport

On behalf of the Director of Economy, Transport and Environment