

POST CONSULTATION AMENDMENTS TO IDP IN RESPONSE TO MIQ Q. 4.4

A1 (Amended): Location 1 – Previously Developed sites in Chelmsford Urban Area

Infrastructure Category	Infrastructure Type	Location	Site	Intervention Description	Prioritisation (critical / essential / important)	Responsibility for Delivery	Anticipated Delivery Mechanism (S106 / S278 / CIL / Government funding)	Estimated Cost	Funding Gap	Contributing Sites
Minerals and Waste Management	Waste Management	Administrative area-wide	Administrative area-wide	The construction of a new Depot and Waste Transfer Station	Essential	CCC	S106/CIL	£500,000 (Arup)	£500,000	All sites - contribution proportionate to size of allocation. Indicative cost - £28.75 /dwelling.
Healthy and Safe Communities	Ambulance services	Administrative area-wide	Administrative area-wide	Provision of a new purpose-built ambulance Hub and supporting infrastructure in Chelmsford before 2040. This requires circa 1ha of land for new build or an existing building of 2,300sqm close to Broomfield Hospital and major road links with sufficient space to accommodate 35 DSA/Rapid Response	Essential	Mid and South Essex ICB (EEAST)	S106 contributions, NHS England funding and/or CIL.	£30,000,000 (indicative estimate) (Mid and South Essex ICB)	£10,000,000	All sites - contribution proportionate to size of allocation. Indicative cost - £287.47/dwelling.

Infrastructure Category	Infrastructure Type	Location	Site	Intervention Description	Prioritisation (critical / essential / important)	Responsibility for Delivery	Anticipated Delivery Mechanism (S106 / S278 / CIL / Government funding)	Estimated Cost	Funding Gap	Contributing Sites
				vehicles, EV charging and appropriate staff parking.						
Healthy and Safe Communities	Police Services	Administrative area-wide	Administrative area-wide	Accommodation costs required in relation to the 63 additional officers generated by the population growth.	Important	Essex Police	S106 / CIL	£2,602,622 (Essex Police)	£2,602,622	All sites - contribution proportionate to size of allocation. Indicative cost -£149.64 / dwelling.
Healthy and Safe Communities	Police Services	Administrative area-wide	Administrative area-wide	Three additional vehicles required due to the 63 additional officers generated by the population growth.	Important	Essex Police	S106 / CIL	£164,166 (Essex Police)	£164,166	All sites - contribution proportionate to size of allocation. Indicative cost - £9.44/ dwelling.
Social and community facilities	Cemeteries	Administrative area-wide	Administrative area-wide	Provision of a new cemetery and modern crematorium to serve the district	Important	CCC	S106/ CIL	£10,800,000 (CCC)	£10,800,000	All sites - contribution proportionate to size of allocation. Indicative cost -£620.94 / dwelling.

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Flood protection and water management	Flood and water management	Administrative area-wide	Administrative area-wide	Flood resilience interventions along the main rivers, within the city centre and wider river catchment area to safeguard Chelmsford City Centre. The precise locations of interventions are not yet determined.	Critical	CCC and Environment Agency (Flood Resilience Partnership)	S106/CIL, Environment Agency funding	£10m-£20m (CCC and Environment Agency (Flood Resilience Partnership))	£5,000,000	All sites - contribution proportionate to size of allocation. Indicative cost -£287.47 / dwelling.
Healthy and Safe Communities	Primary Healthcare	All locations in Growth Area 1	All sites in Growth Area 1	Provision of a new build primary healthcare facility to serve new growth.	Essential	Mid and South Essex ICB	S106, NHS England funding, and/or CIL	£3,754,245 (Mid and South Essex ICB)	£3,754,245	All sites in Growth Area 1 - contribution proportionate to size of allocation. Indicative growth area cost - £827.84/ dwelling.
Early years, childcare and education	Early years	Location 1 – SGS1a Chelmer Waterside	CW1c & all sites in Location 1	New 56 place stand-alone early years and childcare nursery (Use Class E(f) on 0.13 hectares of suitable land allocated for education and childcare use.	Essential	ECC	S106	£2,026,528 (ECC)	Nil (costs to be met by developer)	CW1c & all sites in Location 1.

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				Financial contribution towards early years provision (pupil yield @83)						
Early years, childcare and education	Primary education	Location 1 – Previously developed sites in Chelmsford urban area	All sites in Location 1	Financial contribution towards primary education provision (pupil yield @ 277)	Essential	ECC	S106	£5,664,650 (ECC)	Nil (costs to be met by developer)	(CW1a, CW1c, CW1d, CW1d)
Early years, childcare and education	Secondary education	Location 1 – Previously developed sites in Chelmsford urban area	All sites in Location 1	Financial contribution towards secondary education provision (pupil yield @ 185)	Essential	ECC	S106	£5,203,495 (ECC)	Nil (costs to be met by developer)	All sites in Location 1
Green infrastructure, recreation and leisure	Green infrastructure	Location 1 - Previously developed sites in Chelmsford urban area	All sites in Location 1	Provision of 60,852sqm of accessible local open space (worst case). On site provision not required for sites below 30 dwellings. Exact quantity and type of open space to be determined through planning process.	Essential	CCC	S106	£3,864,102 (CCC)	Nil (costs to be met by developer)	All sites in Chelmsford urban area of 10 or more dwellings (all sites except 1s)
Green infrastructure, recreation and leisure	Green infrastructure	Location 1 - Previously developed sites in Chelmsford urban area	All sites in Location 1	Maintenance of 60,852sqm of accessible local open space (worst case). On site provision not required for sites	Essential	CCC	S106	£694,293.66 (CCC)	Nil (costs to be met by developer)	All sites in Chelmsford urban area of 10 or more dwellings (all

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				below 30 dwellings. Exact quantity and type of open space to be determined through planning process.						sites except 1s)
Green infrastructure, recreation and leisure	Green infrastructure	Location 1 - Previously developed sites in Chelmsford urban area	All sites in Location 1	Provision of 76,212sqm of strategic open space (worst case). On site provision not required for sites below 30 dwellings. Exact quantity and type of open space to be determined through planning process.	Essential	CCC	S106	£2,293,168 (CCC)	Nil (costs to be met by developer)	All sites in Chelmsford urban area of 30 or more dwellings (all sites except 1g, 1m, 1n, 1p, 1q, 1r, 1s, 1t, 1bb)
Green infrastructure, recreation and leisure	Green infrastructure	Location 1 - Previously developed sites in Chelmsford urban area	All sites in Location 1	Maintenance of 76,212sqm of strategic open space (worst case). On site provision not required for sites below 30 dwellings. Exact quantity and type of open space to be determined through planning process.	Essential	CCC	S106	£2,189,896 (CCC)	Nil (costs to be met by developer)	All sites in Chelmsford urban area of 30 or more dwellings (all sites except 1g, 1m, 1n, 1p, 1q, 1r, 1s, 1t, 1bb)
Green infrastructure, recreation and leisure	Green infrastructure	Location 1 - Previously developed sites	All sites in Location 1	Provision of 113,004sqm of natural and semi-natural greenspace (worst case). On site	Essential	CCC	S106	£2,878,376 (CCC)	Nil (costs to be met by	All sites in Chelmsford urban area of 30 or more

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		in Chelmsford urban area		provision not required for sites below 30 dwellings. Exact quantity and type of open space to be determined through planning process.					developer)	dwellings (all sites except 1g, 1m, 1n, 1p, 1q, 1r, 1s, 1t, 1bb_
Green infrastructure, recreation and leisure	Green infrastructure	Location 1 - Previously developed sites in Chelmsford urban area	All sites in Location 1	Maintenance of 113,004sqm of natural and semi-natural greenspace (worst case). On site provision not required for sites below 30 dwellings. Exact quantity and type of open space to be determined through planning process.	Essential	CCC	S106	£331,000 (CCC)	Nil (costs to be met by developer)	All sites in Chelmsford urban area of 30 or more dwellings (all sites except 1g, 1m, 1n, 1p, 1q, 1r, 1s, 1t, 1bb)
Green infrastructure, recreation and leisure	Green infrastructure	Location 1 - Previously developed sites in Chelmsford urban area	All sites in Location 1	Financial contribution to mitigate potential effects due to recreational pressure on nearby designated European sites.	Essential	CCC	S106	£1,308,384 (CCC)	Nil (costs to be met by developer)	All sites in Chelmsford urban area
Green infrastructure, recreation and leisure	Indoor sports facilities	Location 1 - Previously developed sites in Chelmsford urban area	SGS1	Financial contribution for badminton courts to meet needs up to 2041.	Important	CCC	S106	£1,361,597 (CCC)	Nil (costs to be met by developer)	All sites in Chelmsford urban area

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Green infrastructure, recreation and leisure	Indoor sports facilities	Location 1 - Previously developed sites in Chelmsford urban area	SGS1	Financial contribution towards to Swimming lanes meet identified needs up to 2041.	Important	CCC	S106	£1,491,336 (CCC)	Nil (costs to be met by developer)	All sites in Chelmsford urban area
Green infrastructure, recreation and leisure	Outdoor sports facilities	Location 1 - Previously developed sites in Chelmsford urban area	Location 1 - Previously developed sites in Chelmsford urban area	Financial contributions towards playing pitch requirements – adult football pitches, youth football pitches, mini soccer pitches, cricket pitches and tennis courts.	Important	CCC	S106	£1,792,098 (CCC)	Nil (costs to be met by developer)	All sites in Chelmsford urban area
Environmental Mitigation	Tree Planting	Location 1 - Previously developed sites in Chelmsford urban area	Location 1 - Previously developed sites in Chelmsford urban area	Financial contribution to off-site tree planting	Important	CCC	S106	£831,600 (CCC)	Nil (costs to be met by developer)	All sites in Chelmsford urban area
Highways, access and transport	Active travel and cycling provision	Location 1a - Chelmer Waterside	SGS1a (CW1a, CW1c, CW1d)	Replace 2no. foot bridges (across Rivers Can and Chelmer) with 2no. cycle bridges – raised to achieve 2.5m clearance to water.	Essential	Subject to ongoing discussions - Chelmer Waterside with CCC/ECC or new unitary capital investment if available as a	S106 & CIL	£1,550,000 (ECC)	Nil (costs to be met by developer)	CWS1a, CWS1c, CWS1d

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						potential funding sources.				
Highways, access and transport	Highways	Location 1a - Chelmer Waterside	SGS1a (CW1a, CW1c, CW1d, CW1e, CW1f)	Upgrades to the Springfield Road / Navigation Road junction as part of the planning agreement for the Peninsula site (Ref: 16/01630/FUL) - this has been largely completed and has been funded by S106 via Taylor Wimpey Scheme on Waterside Peninsula. Some remaining works to be completed regarding radial easing of the corner to the junction – this land belongs to CW1f.	Critical	ECC, developer	S278	£700,000 (CCC)	Nil (costs to be met by developer)	CW1f - landholding SGS1a (CW1a, CW1c, CW1d, CW1e, CW1f)
Highways, access and transport	Highways	Location 1g - Chelmsford Social Club, Springfield Road and Location 1d - Riverside Ice and Leisure	GS1g, SGS1d	Enhanced route links from Riverside Ice and Leisure to Springfield Road, including improvements to Mallard Bridge. Approx. 60m length of improved footway from Mallard	Essential	ECC, developer	S278	£750,000 (CCC)	Nil (costs to be met by developer)	GS1g, SGS1d

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		Land, Victoria Road.		Bridge next to River Chelmer into allocation site. Mallard Bridge would need to be replaced to support cycling however height of bridge to remain as is.						
Highways, access and transport	Active travel and cycling provision	Location 1i - Rectory Lane Car Park West	GS1i	Improved level pedestrian/cycle connection to two existing road crossing points to the south	Essential	ECC, developer	S278	£150,000 (CCC)	Nil (costs to be met by developer)	GS1i
Highways, access and transport	Bus services	Location 1z - Granary Car Park, Victoria Road	GS1z	Financial contributions towards bus services (specifically evening and Sunday services).	Essential	ECC, bus operators	S106	£500,000 (CCC)	Nil (costs to be met by developer)	GS1z
Highways, access and transport	Bus Services, Active travel and cycling provision	Location 1w - Meadows Shopping Centre and Meadows Surface Car Park	SGS1w	Bus service contribution and season tickets for residents.	Important	ECC, CCC	S278	£647,291 (CCC)	Nil (costs to be met by developer)	SGS1w
Highways, access and transport	Active travel and cycling provision	Location 1y - Land between Hoffmanns Way and Brook Street	SGS1y	Widening of pedestrian/cycle route adjoining the site which links to routes to the east. Approx. 310m in	Essential	ECC, developer	S106/S278	£42,000 (CCC)	Nil (costs to be met by developer)	SGS1y

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		(Marriage's Mill)		length of improved footway and cycle route. From end of Brook Street to existing north-south footway / cycle route to east within Green Wedge (assumed it does not include replacing the existing bridge).						
Highways, access and transport	Active travel and cycling provision	Location 1a - Chelmer Waterside	SGS1a	Army and Navy Sustainable Transport Package which includes: - Hamburger junction improvements - Improvements for active and sustainable transport in the vicinity of the A&N junction - Connections to the surrounding walking and cycling network	Critical	ECC	S106, CIL, Government Major Road Network funding	~~£81,000,000~~ (ECC)	0	~~SGS1a (CW1a, CW1d, CW1e, CW1f, SGS 1dd)~~ All sites in Location 1
Highways, access and transport	Highways and active travel	Location 1a - Chelmer Waterside	SGS1a (CW1a, CW1c, CW1d, CW1e, CW1f, SGS 1dd)	Contribution to car club	Important			£65,802 (CCC)	Nil (costs to be met by developer)	SGS1a (CW1a, CW1c, CW1d, CW1e)

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Highways, access and transport	Highways and active travel	Location 1a - Chelmer Waterside	SGS1a (CW1a, CW1c, CW1d, CW1e, CW1f)	Tow path around canal leading to Springfield Basin	Important			£50,000 (CCC)	Nil (costs to be met by developer)	SGS1a (CW1a, CW1c, CW1d, CW1e, CW1f)
Flood protection and water management	Flood and water management	Location 1a - Chelmer Waterside	SGS1a (CW1a, CW1c, CW1d, CW1e) and SGS1w	Provision of seven serviced moorings along River Chelmer (moorings plus utilities).	Important	CCC, developer	S106/ CIL	£54,000 (CCC)	Nil (costs to be met by developer)	SGS1a (CW1a, CW1c, CW1d, CW1e) and SGS1w - proportional split across all sites
Flood protection and water management	Flood and water management	Location 1a - Chelmer Waterside	CW1c and CW1e	Water access improvements including new docking area	Important	CCC	S106/CIL	£50,000 (CCC)	Nil (costs to be met by developer)	
Flood protection and water management	Flood and water management	Location 1a - Chelmer Waterside	SGS1a (CW1a, CW1c, CW1d, CW1e)	Provision of new lock and replacement of weir gates.	Important	CCC, Environment Agency	S106/CIL & /, or match funding (e.g. CCC Capital Investment, Heritage Lottery Fund, Environment Agency funding, re-use of	£3,000,000 (CCC)	Nil (costs to be met by developer)	SGS1a (CW1a, CW1c, CW1d, CW1e) with proportional split across all sites

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							unspent FAS monies).			
Public realm and public art	Public art	Location 1a - Chelmer Waterside	CW1a	Financial contribution towards public art which contributes towards place creation	Important	CCC	S106	£112,500 (CCC)	Nil (costs to be met by developer)	CW1a
Public realm and public art	Public art	Location 1a - Chelmer Waterside	CW1c	Financial contribution towards public art which contributes towards place creation	Important	CCC	S106	£50,000 (CCC)	Nil (costs to be met by developer)	CW1c
Public realm and public art	Public art	Location 1a - Chelmer Waterside	CW1d	Financial contribution towards public art which contributes towards place creation	Important	CCC	S106	£47,500 (CCC)	Nil (costs to be met by developer)	CW1d
Public realm and public art	Public art	Location 1a - Chelmer Waterside	CW1e	Financial contribution towards public art which contributes towards place creation	Important	CCC	S106	£30,000 (CCC)	Nil (costs to be met by developer)	CW1e
Public realm and public art	Public art	Location 1a - Chelmer Waterside	CW1f	Financial contribution towards public art which contributes towards place creation	Important	CCC	S106	£30,000 (CCC)	Nil (costs to be met by developer)	CW1f

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Public realm and public art	Public art	Location 1x - Former Kay-Metzeler Premises	SGS1x	Financial contribution towards public art which contributes towards place creation	Important	CCC	S106	£46250 (CCC)	Nil (costs to be met by developer)	SGS1x
Public realm and public art	Public art	Location 1d - Riverside Ice and Leisure Land, Victoria Road.	SGS1d	Financial contribution towards public art which contributes towards place creation	Important	CCC	S106	£37500 (CCC)	Nil (costs to be met by developer)	SGS1d
Public realm and public art	Public art	Location 1e - Civic Centre Land, Fairfield Road	SGS1e	Financial contribution towards public art which contributes towards place creation	Important	CCC	S106	£30000 (CCC)	Nil (costs to be met by developer)	SGS1e
Public realm and public art	Public art	Location 1y - Land between Hoffmanns Way and Brook Street (Marriage's Mill)	SGS1y	Financial contribution towards public art which contributes towards place creation	Important	CCC	S106	£30000 (CCC)	Nil (costs to be met by developer)	SGS1y
Public realm and public art	Public realm	Location 1w - Meadows Shopping Centre and Meadows Surface Car Park	SGS1w	Improvement to public realm in High Street and Springfield Road.	Important	CCC	S106	£2300000 (CCC)	Nil (costs to be met by developer)	SGS1w

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Public realm and public art	Public realm	Location 1x - Former Kay-Metzeler Premises, Location 1y - Land between Hoffmanns Way and Brook Street (Marriage's Mill), Location 1h - Ashby House Car Parks, Location 1k - Former Chelmsford Electrical and Car Wash, Location 1v - Railway Sidings	SGS1x, SGS1y, GS1h, GS1k, GS1v	Brook Street public realm	Important	CCC	S106	£960,000 (CCC)	Nil (costs to be met by developer)	SGS1x, SGS1y, GS1h, GS1k, GS1v
Public realm and public art	Public realm	Location 1l - BT Telephone Exchange, Cottage Place	GS1l	Church Street/Cottage Place public realm	Important	CCC	S106	£4,053,000 (CCC)	Nil (costs to be met by developer)	GS1l
Social and Community Facilities	Community Halls	Location 1b - Former St Peter's College, Fox Crescent	SGS1b	New or relocated community facilities to meet evidenced needs	Important	CCC	S106	£1,300,000 (CCC)	Nil (costs to be met by	SGS1b

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									developer)	
Total Location 1 costs								£135,771,523 ~~£54,771,525~~		
Number of dwellings in Location 1								2772		
Developer cost per dwelling								£48,980 ~~£19,759~~		

A17 – Location 14b – Ford End – Land South of Ford End Primary School, Ford End

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Minerals and Waste Management	Waste Management	Administrative area-wide	Administrative area-wide	The construction of a new Depot and Waste Transfer Station	Essential	CCC	S106/CIL	£500,000 (Arup)	£500,000	All sites - contribution proportionate to size of allocation. Indicative cost - £28.75 /dwelling.
Healthy and Safe Communities	Ambulance services	Administrative area-wide	Administrative area-wide	Provision of a new purpose-built ambulance Hub and supporting infrastructure in Chelmsford before 2040. This requires circa 1ha of land for new	Essential	Mid and South Essex ICB (EEAST)	S106 contributions, NHS England funding and/or CIL.	£30,000,000 (indicative estimate) (Mid and South Essex ICB)	£10,000,000	All sites - contribution proportionate to size of allocation. Indicative cost - £287.47/dwelling.

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				build or an existing building of 2,300sqm close to Broomfield Hospital and major road links with sufficient space to accommodate 35 DSA/Rapid Response vehicles, EV charging and appropriate staff parking.						
Healthy and Safe Communities	Police Services	Administrative area-wide	Administrative area-wide	Accommodation costs required in relation to the 63 additional	Important	Essex Police	S106 / CIL	£2,602,622 (Essex Police)	£2,602,622	All sites - contribution proportionate to size of allocation. Indicative cost

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				officers generated by the population growth.						-£149.64 / dwelling.
Healthy and Safe Communities	Police Services	Administrative area-wide	Administrative area-wide	Three additional vehicles required due to the 63 additional officers generated by the population growth.	Important	Essex Police	S106 / CIL	£164,166 (Essex Police)	£164,166	All sites - contribution proportionate to size of allocation. Indicative cost - £9.44/ dwelling.
Social and community facilities	Cemeteries	Administrative area-wide	Administrative area-wide	Provision of a new cemetery and modern crematorium to serve the district	Important	CCC	S106/CIL	£10,800,000 (CCC)	£10,800,000	All sites - contribution proportionate to size of allocation. Indicative cost -£620.94 / dwelling.

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Flood protection and water management	Flood and water management	Administrative area-wide	Administrative area-wide	Flood resilience interventions along the main rivers, within the city centre and wider river catchment area to safeguard Chelmsford City Centre. The precise locations of interventions are not yet determined.	Critical	CCC and Environment Agency (Flood Resilience Partnership)	S106/CIL, Environment Agency funding	£10m-£20m (CCC and Environment Agency (Flood Resilience Partnership))	£5,000,000	All sites - contribution proportionate to size of allocation. Indicative cost -£287.47 / dwelling.
Healthy and Safe Communities	Primary Healthcare	All locations in Growth Area 2	All sites in Growth Area 2	Provision of a new build primary healthcare facility to	Essential	Mid and South Essex ICB	S106, NHS England funding, and/or CIL	£6,210,105 (Mid and South Essex ICB)	£6,210,105	All sites in Growth Area 2 - contribution proportionate to size of allocation.

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				serve new growth.						Indicative growth area cost - £827.90 / dwelling.
Early years, childcare and education	Early years	Location 14b - Land South of Ford End Primary School	SGS14b	Financial contribution towards early years provision based on pupil yield of 6	Essential	ECC	S106	£122,700 (ECC)	Nil (costs to be met by developer)	SGS14b
Early years, childcare and education	Primary education	Location 14b - Land South of Ford End Primary School	SGS14a	Financial contribution towards expansion of existing primary school facilities. Based on a pupil yield @18	Essential	ECC	S106	£368,100 (ECC)	Nil (costs to be met by developer)	SGS14b

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Early years, childcare and education	Secondary education	Location 14b - Land South of Ford End Primary School	SGS14b	Financial contribution towards secondary education provision based on pupil yield @12	Essential	ECC	S106	£337524 (ECC)	Nil (costs to be met by developer)	SGS14b
Education provision	Parking	Location 14b - Land South of Ford End Primary School	SGS14b	Provision of off-road school staff parking areas.	Essential	ECC	S106		Nil (costs to be met by developer)	SGS14b
Green infrastructure, recreation and leisure	Green infrastructure	Location 14b - Land South of Ford End Primary School	SGS14b	Provision of 1,650sqm of accessible local open space (worst case). Exact quantity and type of open space to be determined	Essential	CCC	S106	£104775 (CCC)	Nil (costs to be met by developer)	SGS14b

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				through planning process.						
Green infrastructure, recreation and leisure	Green infrastructure	Location 14b - Land South of Ford End Primary School	SGS14b	Maintenance of 1,650sqm of accessible local open space (worst case). Exact quantity and type of open space to be determined through planning process.	Essential	CCC	S106	£18823 (CCC)	Nil (costs to be met by developer)	SGS14b
Green infrastructure, recreation and leisure	Green infrastructure	Location 14b - Land South of Ford End Primary School	SGS14b	Provision of 2175sqm of strategic open space (worst case). Exact quantity and type of open space to be	Essential	CCC	S106	£64950 (CCC)	Nil (costs to be met by developer)	SGS14b

Infrastruct ure Category	Infrastruct ure Type	Location	Site	Intervention Description	Prioritisa tion (critical / essential / important)	Responsibi lity for Delivery	Anticipate d Delivery Mechanis m (S106 / S278 / CIL / Governme nt funding)	Estimated Cost	Funding Gap	Contributing Sites
				determined through planning process.						
Green infrastruct ure, recreation and leisure	Green infrastruct ure	Location 14b - Land South of Ford End Primary School	SGS14b	Maintenance of 2175sqm of strategic open space (worst case). Exact quantity and type of open space to be determined through planning process.	Essential	CCC	S106	£62025 (CCC)	Nil (costs to be met by develop er)	SGS14b
Green infrastruct ure, recreation and leisure	Green infrastruct ure	Location 14b - Land South of Ford End Primary School	SGS14b	Provision of 3225sqm of natural and semi-natural greenspace (worst case). Exact quantity and	Essential	CCC	S106	£81525 (CCC)	Nil (costs to be met by develop er)	SGS14b

Infrastruct ure Category	Infrastruct ure Type	Location	Site	Intervention Description	Prioritisa tion (critical / essential / important)	Responsibi lity for Delivery	Anticipate d Delivery Mechanis m (S106 / S278 / CIL / Governme nt funding)	Estimated Cost	Funding Gap	Contributing Sites
				type of open space to be determined through planning process.						
Green infrastruct ure, recreation and leisure	Green infrastruct ure	Location 14b - Land South of Ford End Primary School	SGS14b	Maintenance of 3225sqm of natural and semi- natural greenspace (worst case). Exact quantity and type of open space to be determined through planning process.	Essential	CCC	S106	£9375 (CCC)	Nil (costs to be met by develop er)	SGS14b
Green infrastruct ure,	Green infrastruct ure	Location 14b - Land South of Ford End	SGS14b	Financial contribution to mitigate potential	Essential	CCC	S106	£241,664 (CCC)	Nil (costs to be met by	SGS14b

Infrastructure Category	Infrastructure Type	Location	Site	Intervention Description	Prioritisation (critical / essential / important)	Responsibility for Delivery	Anticipated Delivery Mechanism (S106 / S278 / CIL / Government funding)	Estimated Cost	Funding Gap	Contributing Sites
recreation and leisure		Primary School		effects due to recreational pressure on nearby designated European sites.					developer)	
Green infrastructure, recreation and leisure	Indoor sports facilities	Location 14b - Land South of Ford End Primary School	SGS14b	Financial contribution for 0.01 badminton courts to meet identified need for additional indoor badminton courts up to 2041.	Important	CCC	S106	£36839 (CCC)	Nil (costs to be met by developer)	SGS14b
Green infrastructure,	Indoor sports facilities	Location 14b - Land South of Ford End	SGS14b	Financial contribution towards 0.01 swimming	Important	CCC	S106	£40350 (CCC)	Nil (costs to be met by	SGS14b

Infrastructure Category	Infrastructure Type	Location	Site	Intervention Description	Prioritisation (critical / essential / important)	Responsibility for Delivery	Anticipated Delivery Mechanism (S106 / S278 / CIL / Government funding)	Estimated Cost	Funding Gap	Contributing Sites
recreation and leisure		Primary School		lanes to meet identified need for a up to 2041.					developer)	
Green infrastructure, recreation and leisure	Outdoor sports facilities	Location 14b - Land South of Ford End Primary School	SGS14b	Financial contributions towards playing pitch requirements – 0.01 adult football pitches, 0.03 youth football pitches, 0.02 mini soccer pitches, 0.01 cricket pitches, and 0.01 tennis courts.	Important	CCC	S106	£48,487 (CCC)	Nil (costs to be met by developer)	SGS14b

Infrastructure Category	Infrastructure Type	Location	Site	Intervention Description	Prioritisation (critical / essential / important)	Responsibility for Delivery	Anticipated Delivery Mechanism (S106 / S278 / CIL / Government funding)	Estimated Cost	Funding Gap	Contributing Sites
Public realm and public art	Public art	Location 14b - Land South of Ford End Primary School	SGS14b	Financial contribution towards public art which contributes towards place creation	Important	CCC	S106	£5,000 (CCC)	Nil (costs to be met by developer)	SGS14b
Social and community facilities	Community Building	Location 14b - Land South of Ford End Primary School	SGS14b	<u>Contribution to the</u> provision of new community/ village hall	Important	CCC	S106/CIL	~~£1,300,000 (Arup)~~ <u>TBC</u>	~~Nil (costs to be met by developer)~~ <u>TBC</u>	SGS14b
Total Location 14b costs								~~£ 3,008,008~~ <u>£1,708,008</u>		
Number of dwellings in Location 14b								75		
Developer cost per dwelling (excluding cost for community building [currently TBD]))								~~£ 40,107~~ <u>£22,733</u>		