



ADUR DISTRICT
C O U N C I L

Adur Planning Committee
5 December 2022
Agenda Item no.5

Ward: All

Adur Infrastructure Funding Statement 2021-2022

Report by the Director for Economy

1.0 Summary

- 1.1 This report presents a brief summary of the Adur Annual Infrastructure Funding Statement, IFS (attached as Appendix I) for the 2021-22 monitoring year. The latest version of the IFS has been prepared by Officers and is published on the Council website:

<https://www.adur-worthing.gov.uk/planning-policy/adur/adur-developer-contributions/developer-contributions-data-adur/#infrastructure-funding-statement>

2.0 Background

- 2.1 Any local authority that has received developer contributions (section 106 planning obligations or Community Infrastructure Levy) must publish an Infrastructure Funding Statement (IFS) online by 31st December 2020, and by 31st December each year thereafter. The IFS must cover the previous financial year from 1st April to 31st March.
- 2.2 The Infrastructure Funding Statement must consist of:
- A section 106 report: a report relating to the previous financial year on section 106 planning obligations
 - Note: the other elements of the IFS are not relevant to authorities who have not implemented a CIL charging schedule
- 2.3 Prior to 2020, reporting of section 106 contributions have been reported in the Annual Monitoring Report (Adur).

- 2.4 There is also a requirement for West Sussex County Council (WSCC) to publish an IFS relating to contributions which they have received and spent in the last monitoring year. Some of these contributions will also be relevant to Adur, but were paid to WSCC to spend. A copy of its IFS will be published here:

<https://www.westsussex.gov.uk/roads-and-travel/information-for-developers/section-106-planning-obligations/#infrastructure-funding-statement>

3.0 Proposals

- 3.1 The IFS is attached at **Appendix I** and provides a useful summary for elected Members, as well as members of the public, on the obligations contained within section 106 (s106) agreements within the last monitoring year, as well as a summary of the funds received from developers and spent on infrastructure projects within Adur.
- 3.2 Page 20 of the IFS outlines the amount of s106 receipts which have been received by the Council and not yet spent. Often when s106 funding is received in smaller amounts, the Council will combine these contributions over time to invest in larger projects which have a greater impact on the community.

4.0 Legal

- 4.1 Regulation 121A of the CIL Regulations (as amended in 2019) outlines the requirements of publishing an annual infrastructure funding statement and what must be included.

5.0 Financial implications

- 5.1 S106 receipts are received by the Council to provide infrastructure that was not able to be provided on-site where the development took place. The individual s106 agreement usually prescribes how and by when this money should be spent.

6.0 Recommendation

- 6.1 It is recommended that:

i) Members to note the IFS attached at Appendix I.

Local Government Act 1972
Background Papers:

CIL Regulations (as amended)

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Schedule of Other Matters

1.0 Council Priority

- 1.1 Platforms For Our Places: Links to 1.10 Planning and Land Use supporting Prosperous Places, and the other platforms

2.0 Specific Action Plans

- 2.1 The IFS includes details on the work undertaken by the Council to continue investment in infrastructure projects in Adur, as mentioned in the Adur Local Plan 2017 and Shoreham Harbour Joint Area Action Plan 2019.

3.0 Sustainability Issues

- 3.1 No issues identified

4.0 Equality Issues

- 4.1 No issues identified

5.0 Community Safety Issues (Section 17)

- 5.1 No issues identified

6.0 Human Rights Issues

- 6.1 No issues identified

7.0 Reputation

- 7.1 The IFS is aimed to increase the transparency of local authorities who receive developer contributions to fund the necessary infrastructure improvements in their area.

8.0 Consultations

- 8.1 None undertaken as the report is a factual update to inform the local community.

9.0 Risk Assessment

9.1 The IFS is a requirement of the CIL Regulations (as amended).

10.0 Health & Safety Issues

10.1 No issues identified

11.0 Procurement Strategy

11.1 No procurement undertaken

12.0 Partnership Working

12.1 Officers engage regularly with West Sussex County Council and developers regarding the monitoring of section 106 agreements.