



Section 106 funding for public open space improvements

Proposed scheme

May 2023
(Delegated Approval Part 26)



Planning Development – Scheme

26.1	Flockton Hall Farm – Flockton Rec	£231,150.00 (full sum for approval) £231,150 (full payment received 29.03.21)
26.2	Windy Bank Community Centre, Windy Bank Lane Play Area, & Lynfield Rec	£8,748.00 (full sum for approval)
Total S106 investment :		£239,898.00 (incl admin fees)

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26.1 Flockton Recreation Ground

Site information

Ward: Kirkburton Ward

Application: 2016/91158

S106 permission date: 21/11/16

Variation on 8/12/17

Developer: Barratt Homes (BDW Trading Ltd)

Location of development: Flockton Green Working Men's club, Barnsley Rd, Flockton, Huddersfield, WF4 4AA

Description: Erection of 87 dwellings and demolition of existing working men's club

POS scheme budget:

£231,150.00

(£201,000.00 construction/ £30,150.00 fees)

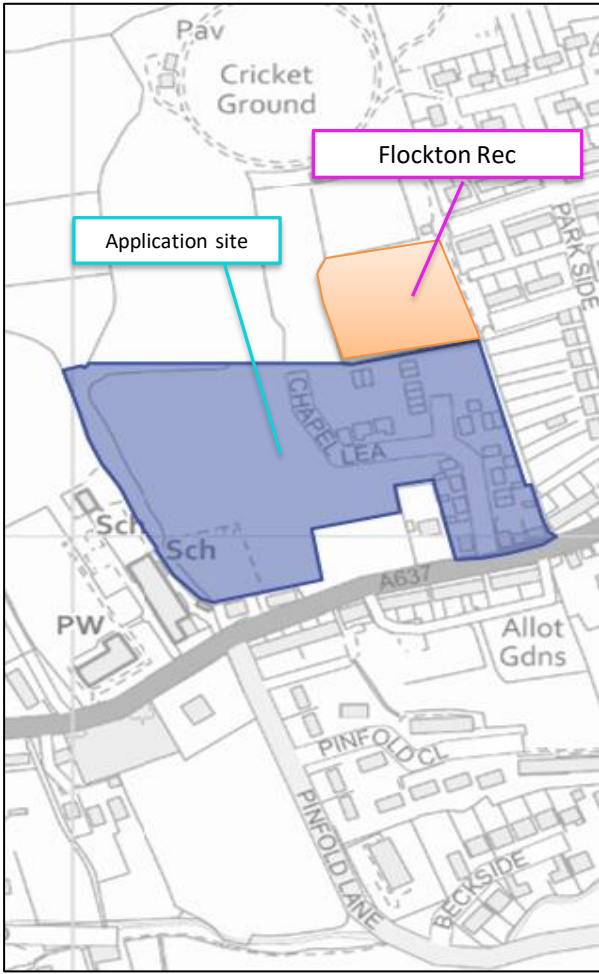
S106 limitations/requirements for spend:

£231,150k total "towards the provision of public open space"

Proposed scheme:

To upgrade the existing recreation ground and play area encompassing through age play provision including a broader range of activities, football pitch and natural play together with enhanced landscape amenity space, possibly a formal bike track etc., and potential biodiversity improvements.

Landscape job no: LAD.524



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26.1 Flockton Recreation Ground



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26.1 Flockton Recreation Ground (Contd)



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26.2 Windy Bank Community Centre, Windy Bank Lane Play Area, & Lynfield Rec

Site information

Ward: Liversedge & Gomersal

Application: 2022/93601

S111 Agreement date: Draft

Developer: Johnnie Johnson Housing Trust

Location of development: Land Off, Sixth Avenue, Hightown, Liversedge, WF15 8LQ

Description: Erection of 10 bungalows

POS scheme budget:

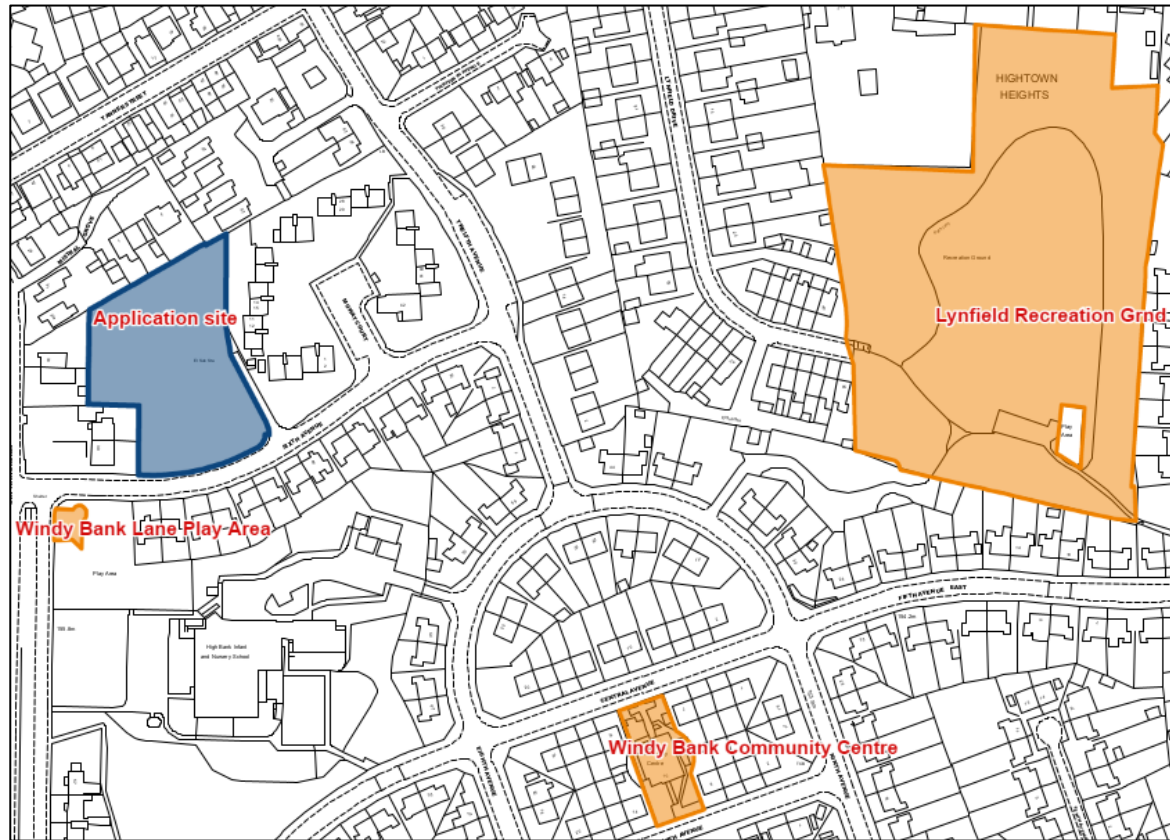
£8,748.00 (£7,606.96 construction/
£1,141.04.00 fees)

S106 limitations/requirements for spend:

"... the sum of £8748 ... to improve
provision in the vicinity of the site."

Proposed scheme: Improvements to the garden area outside the Windy Bank Community Centre, including installation of new paving, three seating benches, and a mixture of shrubs and bedding plants. Any remaining funds to be allocated to improve other areas of POS on the estate, including Windy Bank Lane Play Area and or Lynfield Recreation Ground, including but not limited to re-painting- e.g. benches, new bulb planting, litter bins etc.

Landscape job no: TBC



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26.2 Windy Bank Community Centre



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26.2 Lynfield Recreation Ground



26.2 Windy Bank Lane Play Area



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