



**South
Derbyshire
District
Council**
Planning and
Strategic Housing

South Derbyshire Infrastructure Delivery Plan



January 2020
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South Derbyshire District Council

Infrastructure Delivery Plan January 2020

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1 Introduction

- 1.1. The Infrastructure Delivery Plan (IDP) sets out the infrastructure required to support the level of development proposed in South Derbyshire's Adopted Local Plan (2011-2028).
- 1.2. Over the Plan Period (up to 2028) there will be significant levels of growth in terms of housing, retail and employment and it is essential for the Council and its partners to deliver the services necessary to achieve timely, sustainable and effective infrastructure to meet the needs of all residents in the future.
- 1.3. The information in this document has been produced in collaboration with various infrastructure providers operating in the District, as discussed in more detail in section 8.
- 1.4. The 2008 Planning Act¹ and subsequent Regulations define infrastructure as including roads and other transport facilities; flood defences; schools and other educational facilities; medical facilities; sporting and recreational facilities; open spaces; and affordable housing. This list is not exhaustive; other types of infrastructure will be considered as part of this document.
- 1.5. Successful implementation of South Derbyshire's Local Plan depends therefore not only on the actions of the District Council but upon the co-ordinated and sustained action from a wide range of other organisations. This requires shared objectives and involves ensuring related strategies are consistent with the plan and that there is co-ordinated action to effectively deliver essential physical, social, environmental and economic infrastructure on time.
- 1.6. Therefore, the IDP:
 - Sets out the main infrastructure issues
 - Provides an overview of the action required to deliver the Local Plan
 - Identifies who is responsible for delivery; and
 - Gives a broad indication of phasing, costs and funding mechanisms

¹ <https://www.legislation.gov.uk/ukpga/2008/29/contents>

- 1.7 The Derbyshire Infrastructure Delivery Plan and the South Derbyshire Core Strategy Infrastructure Topic Paper established a baseline for infrastructure capacity during preparation of the Part 1 Local Plan and helped to identify initial infrastructure needs associated with further growth. This initial scoping work also improved the understanding of infrastructure issues faced by a wide range of organisations and has encouraged partnership working, with the focus on delivery. The range of facilities required to support development in the Development Plan has been identified and used to develop an infrastructure schedule.
- 1.8 The IDP is a 'living' document which evolves in response to on-going monitoring of infrastructure requirements and dialogue with infrastructure providers up to 2028. This iteration of the IDP updates information previously published in the 2019 edition.

2. National Policy Context

- 2.1 The National Planning Policy Framework (NPPF), February 2019, states, in paragraph 16, that plans should “be shaped by early, proportionate and effective engagement between plan makers and communities, local organisations, businesses, infrastructure providers and operators and statutory consultees.”
- 2.2 In para 20 it states that “strategic policies should set out an overall strategy for the pattern, scale and quality of development and make sufficient provision for....(b) infrastructure for transport, telecommunications, security, waste management, water supply, wastewater, flood risk and coastal change management, and the provision of minerals and energy (including heat); (c) community facilities (such as health, education and cultural infrastructure); and (d) conservation and enhancement of the natural, built and historic environment, including landscapes and green infrastructure....”
- 2.3 In para 26, it states that “effective and on-going joint working between strategic policy-making authorities and relevant bodies is integral to the production of a positively prepared and justified strategy. It states that in particular, joint working should help to determine where additional infrastructure is necessary...”.
- 2.4 In para 28 it states that “non-strategic policies should be used by local planning authorities and communities to set out more detailed policies for specific areas, neighborhoods or types of development. This can include...the provision of infrastructure and facilities at the local level...”.

3. A Spatial Portrait of South Derbyshire

- 3.1 South Derbyshire is a rural District in central England covering an area of over 112 square miles. It adjoins and is heavily influenced by the City of Derby to the north, Burton upon Trent to the west and Ashby-de-la-Zouch to the east. The town of Swadlincote, in the south of the District, is the main urban centre with a population of around 37,000.
- 3.2 For many years the District has been the fastest growing in Derbyshire and is currently one of the fastest growing areas in England. Its population is growing from the current 104,500² and is anticipated to be over 111,000 by 2028. The population is also becoming older and more diverse. Whilst this is not a unique pattern, this ageing of the population raises important questions about the types of housing, facilities and support services that will be needed in the future.
- 3.3 Despite strong population growth, South Derbyshire remains largely rural. Away from Swadlincote, the District is a scattered network of villages of varying sizes. South Derbyshire is home to 22 Conservation Areas including the Trent and Mersey Canal. The District also contains part of The National Forest.

4. Local Policy Context

- 4.1 South Derbyshire's Sustainable Community Strategy 2009-2029: 2017 Refresh (SCS), produced by the South Derbyshire Partnership, sets out a vision, strategy and associated challenges for the District over four themes: children and young people; healthier communities, safer and stronger communities and sustainable development. For each of the four themes priorities are identified and those relevant to the Development Plan and this IDP include:
- Young people's aspirations are raised and they are supported to achieve their potential
 - Health inequalities between different communities are reduced
 - People make choices in their lifestyles that improve their physical and mental wellbeing.
 - Older people, people with dementia and other long term conditions and their carers have good quality of life, retain their independence for as long as possible, and receive the support they need at the end of their lives
 - More people feel safe and secure in their home and in the community, particularly those who are most vulnerable

² 2018 mid-year population estimate for South Derbyshire

- A more prosperous, better connected, increasingly resilient and competitive South Derbyshire economy
- A better place to live, work and visit at the heart of the National Forest

5. Local Plan Strategic Objectives

- 5.1 The Local Plan sets out 13 objectives for the Local Plan itself. In brief these are to: ensure development is sustainable, achieving design excellence, addressing climate change and reducing waste and pollution; meet the needs of the whole population; strengthen and diversify the economy whilst respecting the environment and natural resources; ensure the District's housing stock is fit for purpose; ensure communities are a good and beneficial place to live; promote sustainable living and working; reduce the need to travel, encouraging necessary travel by sustainable modes; ensure infrastructure necessary to support development is provided; respect and enhance what makes our District unique; utilise opportunities provided by the District's location within the National Forest, promoting leisure and tourism; make optimum use of previously used land and buildings; enhance and develop Swadlincote Town Centre and; ensure growth is co-ordinated with development in adjoining areas.
- 5.2 This IDP is to enable the achievement of Local Plan Objective 8 and Objective 13. In full these policies seek:
- To ensure the social, physical and green infrastructure needed to support strong growth levels is provided at an appropriate time and accessible to our communities.
 - To ensure growth in South Derbyshire is coordinated with the development of adjoining areas both within and outside of the HMA.

6. Local Plan: The Spatial Strategy

- 6.1 The Local Plan Part 1 states that “the Plan's Strategy is about harnessing the energy and opportunities of sustainable growth to secure positive benefits for the District's residents and employers. This means using development as a means of delivering not just much needed homes and business accommodation, but also other important community benefits where they are most needed such as reclaiming derelict land, supporting local shops and services, improving the local environment, providing required infrastructure and addressing the causes and effects of climate change.”

6.2 The Local Plan contains policies regarding the amount of and locations for future large-scale development for both housing and employment. The overall strategy is one of ambitious growth and reflects the NPPF's requirement for a general presumption in favour of sustainable development. Derby City is unable to meet all of its housing needs within its own boundary. Around 3,000 new homes will be built in South Derbyshire to accommodate Derby City's housing needs. The overall strategy for the distribution of housing has been guided by the Settlement Hierarchy, which has been produced following an analysis of the settlements within the District in terms of what services each provides.

7. Scope of the Infrastructure Delivery Plan

- 7.1. The aim of the IDP is to establish what infrastructure needs to be delivered, when, and by which provider, to support future development, primarily as set out in the Local Plan. The best information available with regards to the sources of funding together with the possible cost of infrastructure is provided.
- 7.2. The IDP has to be integrated and co-ordinated with a range of national and local plans and programmes that impact on spatial planning. The IDP will be the instrument for meeting the infrastructure priorities of South Derbyshire. It should not be seen as a 'shopping list' of priorities but as a tool to ensure that the Local Plan and the strategic sites identified in it are deliverable.

8. Methodology

- 8.1 During the preparation of South Derbyshire's Adopted Local Plan Part 1 a Derby Housing Market Area Infrastructure Group was established to ensure consistency between each authorities IDP and the County Council's adopted Infrastructure Plan. An officer from Erewash Borough Council also attended.
- 8.2 The process began as a desk-based study to determine existing provision, plans and strategies for each infrastructure provider.
- 8.3 Alongside this, a review of existing planned capital and infrastructure investment, as detailed in various plans and strategies for each infrastructure category, was undertaken to identify existing plans for infrastructure investment and improvement within South Derbyshire.

8.4 Since the adoption of South Derbyshire's Local Plan and first IDP, dialogue with key infrastructure providers has remained ongoing.

9. Delivery Mechanism

9.1 For successful implementation of the IDP a number of challenges need to be overcome:

- The need for a strong commitment to delivery across a wide range of organisations
- The need for partner organisations and stakeholders to integrate and co-ordinate their investment decisions
- The need for improved management of existing physical infrastructure assets and the way new assets are delivered
- The need for investment in additional infrastructure to meet not only the challenges of growth but also that of deficiencies in existing infrastructure.

9.2 With public sector financial cuts and changing funding mechanisms it is less certain what resources will be available to spend on infrastructure in future. Nevertheless, the following possible sources of infrastructure funding have been identified:

- New Homes Bonus
- Single Local Growth Fund
- Business rates and Tax Increment Financing (TIF)
- Regional Growth Fund
- Growing Places
- Service-specific grants
- Developer contributions

9.3 Reductions in the Council's Budget can have a significant impact on local service delivery. This IDP therefore provides an important means of co-ordinating resources between the Council, partners and developers to ensure timely and efficient delivery of infrastructure to support development.

9.4 Significant funding for infrastructure is anticipated to come from developer contributions. Policies in the Local Plan Part 1 explain the role of developer contributions. The IDP will inform what contributions towards infrastructure may be sought from development. At present, these are secured through Section 106 planning obligations which, in line with the CIL Regulations 2010

(as amended), must be:

- Necessary to make the development acceptable in planning terms
- Directly related to the development
- Fairly and reasonably related in scale and kind to the development

9.5 Although developer contributions are currently being raised through Section 106 planning obligations, the Council continues to keep under review the need to move towards a Community Infrastructure Levy based approach to collecting funds towards infrastructure. New CIL Regulations came onto force on 1st September 2019³, which removed Section 106 pooling restrictions, allowing authorities to use as many obligations required to fund a particular infrastructure project, instead of only five obligations allowed under the previous regulations.

9.6 New development will be expected to contribute to the provision of associated infrastructure, whether through Section 106, CIL or through on-site design. But it is crucial that current infrastructure deficiencies are also met. Therefore, it is important that partners and stakeholders commit resources to implement these programmes and co-ordinate delivery and development.

10. Monitoring and Review Process

10.1. The IDP is a 'living document' and has been updated on an annual basis to ensure that new information about plans and programmes is incorporated, so that development continues to remain viable and that infrastructure keeps pace with development.

10.2. In short the purpose of ongoing monitoring is to ensure that:

- Risks are managed
- Reports on the delivery of infrastructure are produced at regular intervals
- The Infrastructure Schedule is updated regularly
- Performance results are included in the Annual Monitoring Report

³ The Community Infrastructure Levy (Amendment) (England) (NO.2) Regulations 2019: <http://www.legislation.gov.uk/ukdsi/2019/9780111187449/regulation/5>

11. Development Strategy for South Derbyshire

- 11.1. The agreed position is for a minimum of 33,388 dwellings within the Derby Housing Market Area between 2011 and 2028, of which 12,618 dwellings would be provided within South Derbyshire. In planning for 12,618 additional dwellings in South Derbyshire, the Council had regard to the following:-
- Completed dwellings since 2011,
 - Existing planning permissions for housing as at 01/04/2019
 - Sites already allocated for housing in the adopted Local Plan Part 1 and Part 2 that have not yet come forward for development
 - Making an allowance for housing on land which cannot be readily identified in advance (known as 'windfall')
 - An allowance for estimated future losses of the existing dwelling stock
- 11.2. In order to ensure that the Authority could demonstrate a five year supply of housing the Development Plan (the Local Plan Part 1 and Local Plan Part 2) has identified a range of housing sites across South Derbyshire to meet our own need as well as a proportion of unmet need arising in Derby City. The majority of this housing provision is allocated on 18 strategic sites in the Part 1 of the Local Plan. The remainder is allocated on 14 smaller sites in the Part 2 Local Plan and via an allowance for "windfalls" (23 per annum).
- 11.3. The strategic sites allocated for housing in Part 1 Local Plan are:
- Boulton Moor (around 1,950 dwellings)
 - Chellaston Fields (around 500 dwellings)
 - Hackwood Farm (around 290 dwellings)
 - Highfields Farm (around 1,041 dwellings)
 - Land off Holmleigh Way (around 120 dwellings)
 - Land West of Mickleover (around 1,650 dwellings of which 1,400 within Plan period)
 - Primula Way (around 500 dwellings)
 - Wragley Way (around 1,950 dwellings of which 1,000 within Plan period)
 - Aston Hall Hospital, Aston-on-Trent (around 74 dwellings)
 - Broomy Farm (around 400 dwellings)
 - Council Depot (around 158 dwellings)

- Drakelow Park (around 2,239 dwellings of which 1,200 within Plan period)
- Land to the north east of Hatton (around 400 dwellings)
- Land near Church St/Bridge St & Gresley FC (around 350 dwellings)
- Land north of William Nadin Way (600 dwellings)
- Land off The Mease, Hilton (around 485 dwellings)
- Land off Longlands, Repton (124 dwellings)
- Willington Road, Etwall (199 dwellings)

11.4. The non-strategic sites allocated for housing in Part 2 Local Plan are:

- Moor Lane, Aston on Trent (around 42 dwellings)
- Jacksons Lane, Etwall (around 50 dwellings)
- Derby Road, Hilton (around 43 dwellings)
- Station Road Melbourne (around 46 dwellings)
- Acresford Road, Overseal (around 70 dwellings)
- Valley Road, Overseal (around 64 dwellings)
- Milton Road, Repton (around 25 dwellings)
- Mount Pleasant Road, Repton (around 24 dwellings)
- Off Kingfisher Way, Willington (around 50 dwellings)
- Oak Close. Castle Gresley (around 55 dwellings)
- Midland Road, Swadlincote (around 57 dwellings)
- Land north of Scropton Road, Scropton (around 10 dwellings)
- Montracon (around 95 dwellings)
- Stenson Fields (around 70 dwellings)

12. Water and Flooding Infrastructure

Main providers/partners: South Derbyshire District Council, Severn Trent Water, South Staffordshire Water, Environment Agency (EA) and Developers

Existing capacity and recent provision: South Derbyshire is an area at risk of flooding. Much of the District is located within the River Trent, Dove or Derwent corridors and therefore the flood risk to the majority of this area is high from fluvial as well as other sources. Nevertheless, an overview of flood risk in Derbyshire in 2011 assessed only 29% of the District's 395 kilometer grid squares as being at risk of future flooding.

The major reservoirs in the Derbyshire Derwent and Dove valleys augmented by a transfer from Rutland Reservoir (Anglian Water) and several river abstractions provide most of the water to the Derby HMA. The Environment Agency's Licencing Abstraction Strategies show that the East Midlands water resource situation is significantly constrained. The Derby Housing Market Area Water Cycle Study: Scoping and Outline Water Cycle Study (2010) shows that the vast majority of resource management units in the study area have no water available or are over licensed or over abstracted.

The Water Cycle Study found that many watercourses in South Derbyshire, including the River Mease, which is a Special Area of Conservation (SAC) under the European Habitats Directive, are failing to meet water quality standards under the Water Framework Directive.

Specific provision initiatives: In terms of wastewater treatment, a number of waste water treatment works were identified as lacking headroom to accommodate new growth without further investment.

Discussions have taken place between Derby HMA and water companies to explore the use of Sustainable Urban Drainage Systems (SuDS) to reduce the amount of surface water run-off.

The EA do not believe there to be spare capacity at Repton Sewage Pumping Station, which could affect sites H4 (Land at Broomy Farm, Woodville) and H9 (Land at Longlands, Repton). Furthermore the EA have identified issues concerning inadequate sewerage infrastructure that will serve the strategic sites to the south of Derby. This issue is particularly relevant for the following development sites - H12 (Highfields Farm); H13 (Boulton Moor); H14 (Chellaston Fields); H15 (Wragley Way); H16 (Primula Way); H17 (Holmleigh Way), H18 (Hackwood Farm), H19 (Land West of Mickleover), H23N (Stenson Fields) and; E4 (Strategic Location for Sinfin Moor Employment Site Extension).

Severn Trent Water state that the significant levels of planned new development to the South-East and South of Derby will require improvement work to the sewerage system to ensure the additional flows do not increase sewer flood risk or increased spills from sewer overflows. As part of their assessments Severn Trent Water have identified the need to provide strategic capacity improvements to reinforce capacity within the main trunk sewers in the South of Derby but also expect the need to provide more localised capacity improvements to make sure the smaller sewers in the immediate vicinity of the developments have sufficient capacity.

Implemented in a phased approach, this strategic project will ensure there is long term sewerage capacity when required and Severn Trent Water will also need to supplement this with development-specific localised improvements as and when required. These localised capacity schemes will be identified through direct discussions with developers and will be progressed to align with development occupancy. As the scope of this work is much smaller than strategic work the lead in times are less, so it is easier to align work to coincide with development.

Furthermore, Severn Trent Water state that whilst all the sewage treatment works listed in the schedule below have limited spare capacity available, additional capacity will be made available as and when required. Severn Trent Water has a general duty under section 94 (clauses 1a and 1b) of the Water Industry Act 1991:

(a) to provide, improve and extend such a system of public sewers (whether inside its area or elsewhere) and so to cleanse and maintain those sewers and any lateral drains which belong to or vest in the undertaker as to ensure that that area is and continues to be effectually drained; and

(b) to make provision for the emptying of those sewers and such further provision (whether inside its area or elsewhere) as is necessary from time to time for effectually dealing, by means of sewage disposal works or otherwise, with the contents of those sewers.

Severn Trent Water stress that this places an absolute obligation upon themselves to provide such additional capacity as may be required to treat additional flows and loads arising from new domestic development. As a business, Severn Trent Water are specifically funded to discharge this legal obligation through their charging mechanism, as overseen by OFWAT through the five yearly periodic review process. Severn Trent Water is also under a legal duty to comply with its sewage treatment works discharge permits, issued by the Environment Agency under the Water Resources Act 1991 (as amended by the Environment Act 1995 and the Environmental Permitting Regulations of 2010).

Should Severn Trent Water be in a position of being unable to comply with their permit to discharge as a consequence of growth within the sewerage catchment, they are obliged to remedy the situation using their own resources.

Severn Trent Water are not able to assess the impact on their assets of all the allocations proposed in the Local Plan at this stage, as their asset protection team look at each development on a case by case basis. However as a general rule, smaller developments would not normally cause issues (i.e. small infill or brownfield sites). Larger developments are more likely to, however again this will depend upon where the site is, what type and size of sewers are to be connected to (i.e. combined, foul or surface water). Where development is to take place in areas with predominantly combined sewer networks, generally these will impact the sewerage network because there will be little or no capacity in some storm events. The majority of sizeable developments in combined sewer areas go for sewer modelling and most will require improvement works.

Sustainable drainage methods should be used wherever possible. Most large scale housing sites include some form of sustainable urban drainage system. The costs of such systems can vary significantly depending on their design and scale. This requirement is further backed up by Severn Trent Water's own policies that require that developers look at discharging all surface water to watercourses, drainage ditches or soakaways wherever possible. Before Severn Trent Water agree to accepting surface water (particularly to combined sewers) they require evidence that the surface water cannot drain to soakaways, or that the watercourse is too far away to be a viable option; only then do Severn Trent Water allow surface water to their networks. For brownfield development Severn Trent Water expect developers to discharge 20% less of the previous surface water discharge and to attenuate that 20% on site. This is to enable betterment and a more sustainable drainage strategy for that site, again particularly where discharges are to combined sewers.

The Local Plan Part 1 includes a policy (Policy SD3) to ensure the Sustainable Drainage Systems are utilised in new development. In addition Policy SD3 also requires that new development include measures to reduce potable water use in new housing to ensure water usage is no more than 110 litres of water usage per person per day.

Underlying Demand Trend: In terms of water supply, treatment and quality there is a clear pressure on water resources and to support the water companies' management plans.

Due to the risk of exceeding water quality standards, measures are required to be in place before additional housing can be delivered. This is especially the case in the River Mease catchment area.

Non-developer funding sources: Various public and private bodies that are involved in the sector. Possibly some support from Derbyshire County Council's own resources, although there are budget restraints which have to be taken into account.

Developer funding arrangements in place:

- River Mease Developer Contribution Scheme Individual contributions from planning applications
- Requirement for developers to meet the Optional Standard of 110/l/p/d as set out in Part G of the Building Regulations.

Delivery Schedule of Water and Flooding Infrastructure within South Derbyshire

Infrastructure Requirement	Evidence Base	Costs	Funding Gap	Phasing/ Timescale	Delivery Partners	Link to Local Plan Policies	Funding Source		Notes
							Section 106	Onsite/ Other	
Provision of additional capacity at Waste water treatment works in District	Water Cycle Study (2010)	Unknown	Unknown	As required	Severn Trent Water,			X	Effects are development subject to scrutiny by STW who will upgrade treatment works as required
Provision of sustainable drainage measures	Water Cycle Study (2010)	This is required through Planning Policy Cost is taken account of in site viability.	Unknown	Unknown	South Derbyshire District Council, Derbyshire County Council (Lead Local Flood Authority) Developers		X		Policies SD2 and SD3 of the Part 1 Local Plan requires the provision of in new developments that deliver multiple benefits such as providing amenity, environmental benefits, reducing pressures on the drainage system and storage of rainwater. Regarding cost, there is not a 'one

Delivery Schedule of Water and Flooding Infrastructure within South Derbyshire

Infrastructure Requirement	Evidence Base	Costs	Funding Gap	Phasing/ Timescale	Delivery Partners	Link to Local Plan Policies	Funding Source		Notes
							Section 106	Onsite/ Other	
									size fits all' standard cost – it is different for each site.
Meet optional Building regulations Standard (part G) in respect of water efficiency	Local Plan Severn Trent Water Resource Management Plan	£50 -70 per dwelling	None	2019 onwards	Developers			X	Costs vary depending on the fixtures and fittings used in development and the size of the property. Requirement to ensure delivery through Building Regulations.
Local flood defence schemes to reduce risk of surface water flooding	Derbyshire Infrastructure Plan (November 2013)	Unknown	None	2019 onwards	Derbyshire County Council			X	The County Council has submitted a number of schemes to this year's annual Flood and Coastal Erosion Risk Management Grant in Aid process to seek to improve the situation for Derbyshire. The County Council will seek to support these schemes by providing partnership funding and/or Local Levy as well as engaging with the local community to secure local monies for local bids.
Pumping Station for Willington (Sands Brook)/ Or potential natural flood management scheme	Discussions with Environment Agency Modelling for Willington Brook	Unknown	Yes	Unknown	Environment Agency South Derbyshire District Council, Derbyshire County Council, Derbyshire	SD2 SD3	X	X	Scheme under consideration by the EA. Section 106 monies held by the Council to undertake works on the Brook could contribute towards delivery subject to infrastructure meeting value for money considerations. Alternative scheme to increase flood capacity locally is also being discussed with the Wildlife Trust and Environment Agency.

Delivery Schedule of Water and Flooding Infrastructure within South Derbyshire

Infrastructure Requirement	Evidence Base	Costs	Funding Gap	Phasing/ Timescale	Delivery Partners	Link to Local Plan Policies	Funding Source		Notes
							Section 106	Onsite/ Other	
					Wildlife Trust				
Works to improve existing flood banks around Ambaston	Our City Our River: Ambaston Flood Risk Mitigation Requirements	Unknown	Unknown	2019 onwards	Environment Agency Derby City Council, South Derbyshire District Council	SD2 SD3		X	Works required to mitigate the effects of OCOR works in Derby City. Proposed works will raise 425m of flood bank by up to 250mm on the north west side of village. Works to be undertaken as part of phase 2 of the OCOR works.
Works to improve flood banks around Shardlow (to prevent flooding from the Trent)	Environment Agency	Unknown	Yes	Unknown	Environment Agency, South Derbyshire District Council	SD2 SD3		X	Proposed works could improve SOP offered by existing flood defences from the River Trent. No works likely ahead of modelling of the River Trent subject to value for money considerations.
River Mease Water Quality Improvements	River Mease Water Quality Management Plan (affected areas: Lullington, Overseal, Netherseal and Smisby	Cost per dwelling: 1 Bed: £228 2 Bed: £335 3 Bed: £453 4+ Bed: £633		2019 onwards	Severn Trent Water, Environment Agency, Natural England, South Derbyshire District Council	SD3	X		Adopted June 2016. The integrity of the River is affected by elevated levels of phosphates, of which a key source is discharges from treatment works. In the absence of a contribution to offset impacts new development would not be possible. Costs are only realised on developments in Mease catchment. No Developed in allocated in The Part 1 Plan within this catchment, although two sites are allocation in Overseal in the Local Plan Part 2. Of

Delivery Schedule of Water and Flooding Infrastructure within South Derbyshire

Infrastructure Requirement	Evidence Base	Costs	Funding Gap	Phasing/ Timescale	Delivery Partners	Link to Local Plan Policies	Funding Source		Notes
							Section 106	Onsite/ Other	
									these sites Valley Road has paid a contribution against the previous DCS1) whilst a contribution against DCS2 (the current scheme) will be required in respect of the Acresford Road Site. An overall contribution across both sites will be of the order of £40,000. Small project scheme to be launched in 2019.
Contribution to River Dove Flood Alleviation Maintenance	Environment Agency Data	£393,038	Unknown	2018/19 onwards	Developer	H11	X		Contribution towards maintenance of flood defences
Clear span Bridge over Salt Brook to support Housing Allocation H11	Applicants FRA and planning application submission	Unknown	No	2018/19 onwards	Developer	H11	X		Condition 3 of the planning consent requires the developer to provide a clear span bridge as one of the mitigation measures detailed in the Flood Risk Assessment. The condition requires the clear span bridge to be fully implemented prior to commencement of phases 3 and 4.

13. Waste Infrastructure

Main providers/partners: South Derbyshire District Council, Derbyshire County Council

Existing capacity and recent provision: South Derbyshire District Council is a designated Waste Collection Authority (WCA) under the provisions of the Environmental Protection Act 1990 and is responsible for making arrangements for the collection of household waste within the District and commercial waste, when requested. Derbyshire County Council is a designated Waste Disposal Authority (WDA) and responsible for making arrangements for the disposal of household and commercial waste collected by the WCA. The WDA is also responsible for the provision of Household Waste Recycling Centres.

There is one household waste and recycling centre in South Derbyshire at Newhall, Swadlincote, provided by the WDA. This site is considered to be operating over capacity.

The WCA also provides one free “waste freighter” service on Saturdays, on a rota basis for areas that are more than five miles away from the Newhall civic amenity site.

There are eight small recycling bin sites in South Derbyshire, provided by the WCA.

Bulky household waste can be removed by requesting such action by South Derbyshire District Council. The Council also offers a non-hazardous commercial waste collection service.

Clinical waste is also collected by the authority and transferred to an incinerator or a suitable disposal site. No incinerators for clinical waste are located in Derbyshire.

Specific provision initiatives: The Waste Strategy, prepared in partnership by Derbyshire County Council, Derby City Council, and the eight Derbyshire District and Borough Councils, was adopted in 2014. This Strategy focuses on ways to prevent, reuse, recycle and compost more waste. The revised plan will set out how many and what types of new facilities are needed and where they should be located. It will deal with municipal, commercial and industrial, and construction and demolition waste.

Underlying Demand Trend: South Derbyshire operates a fortnightly refuse collection service, with compost bins and dry recyclable materials collected on the same day in the intervening weeks

The only household waste and recycling centre in South Derbyshire at Newhall, is over-capacity.

With the level of housing proposed in South Derbyshire, there is a need to re-assess the waste capacity of the District and attempt to increase the infrastructure capacity.

Non-developer funding sources: Derbyshire County Council, Private Organisations

Developer funding arrangements in place: Individual negotiations from planning applications

Delivery Schedule of Waste Infrastructure within South Derbyshire

Infrastructure Requirement	Evidence Base	Costs	Funding Gap	Phasing/ Timescale	Delivery Partners	Link to Local Plan Policies	Funding Source		Notes
							Section 106	Onsite/ Other	
Additional waste management capacity	Derbyshire County Council	£1,239,600	Yes	2019 onwards	Derbyshire County Council		X	X	Additional capacity is required to accommodate growth in South Derbyshire
Waste Treatment Plant for Derby and Derbyshire	Derbyshire County Council, Derby City Council	£150,000,000		Expected to be fully operational by 2021	DCC; Waste Contractor; 8 District/Borough Councils				Location – Sinfin Lane, Derby City

14. Transport Infrastructure

Main providers/partners: South Derbyshire District Council, Highways England, Derbyshire County Council, Department for Transport, Network Rail

Existing capacity and recent provision: The key road infrastructure within South Derbyshire is: A50, A38, A511, A512, A444, A5132, A516 and A514 but outside the District the M1 (Junctions 22 to 24A) and A42/M42 are also very important.

Parts of the Derby HMA experience significant levels of congestion. In particular, delays occur at the A38 Derby junctions and congestion is expected to be a growing problem at the A50/A38 and A50/A514 junctions. The grade separation of three A38 Derby junctions (Kingsway, Markeaton, and Abbey Hill), to alleviate congestion, is proposed to begin in March 2021 and be completed by September 2024. Outside the HMA, and upgrading the M1 between Junction 23a and Junction 25 to a smart Motorway and extensive capacity improvements to junction 24 have been completed.

The urban areas beyond the District boundary are badly affected by congestion, in Burton upon Trent at the A511 (Burton Bridge) and A444/A5189 (St Peters Bridge) over the River Trent and on radial routes leading to the centre of Derby. Within South Derbyshire proposals to alleviate congestion at the A511/A514 'Tollgate' roundabout in Woodville, have taken a step forward through the granting, by the County Council, of planning consent for the Woodville to Swadlincote Regeneration Route, which will provide an alternative route for some of the traffic currently passing through this junction.

Derbyshire County Council has submitted a planning application to its own planning team and to Derby City Council for a new road with a parallel pedestrian and cycleway and a new A50 junction. If plans are approved, these will serve the proposed Infinity Garden Village, comprising housing, employment and supporting infrastructure, on the southern fringe of Derby City.

The Nottingham/Derby to Birmingham and Derby to Crewe railway lines run through the District, with small stations at Hatton and Willington, the latter offering relatively infrequent services. The service stopping at Hatton station is operated by East Midlands Railway, whilst that using Willington station is operated by Cross Country. The nearest station to Swadlincote is at Burton upon Trent. The proposed route for HS2 phase 2b, connecting Birmingham to Leeds, will run through Leicestershire, to the east of the District, with the nearest station at Toton Sidings,

near Long Eaton. It is currently expected to open in 2035-2040. Railway lines currently used purely for freight also pass through the northern and southern parts of the District. The District Council, along with Derbyshire County Council and other local authorities, has recently committed funding toward the commissioning of a study to look at the feasibility of re-establishing a passenger rail service along the Ivanhoe line, which passes through the south of the District connecting Burton upon Trent to Leicester, with potential stops at Drakelow and Castle Gresley.

South Derbyshire is relatively well served by airports, with Nottingham East Midlands Airport just outside the District to the east and the larger Birmingham Airport about 40 km (25 miles) to the south via the A42/M42. A new bus service linking Burton-on-Trent to East Midlands Airport via Swadlincote, Ashby de la Zouch and Melbourne, running on an hourly basis between 4:20am and 11:08pm (the earliest time of departure and the latest time of arrival at Burton-on-Trent) was established in late 2019, operated by Midland Classic.

Regular bus services run through the District, providing connections to Swadlincote, Derby, Burton-on-Trent and Ashby de la Zouch, although rural areas, including parts of the north-western, north eastern and southern parishes, are less well provided for, services having recently been reduced, particularly during evenings and at weekends. The Derbyshire Connect (shopping), Active Travel (medical) and school bus services help mitigate this to some degree, but are limited in frequency and/or destinations served.

Strategic provision initiatives:

Derbyshire County Council began implementation of their Local Transport Plan 3 in 2011. The Rights of Way Improvement Plan Statement of Action 2013-2017 sets out proposals for footpaths and other public rights of way, whilst the Greenways Strategy for South Derbyshire sets out proposals for the development of a network of multi-user routes. The County Council is currently preparing and has consulted upon plans for a Key Cycle Network, identifying the most important routes in the County to be established or improved. It is also preparing a Cycle Infrastructure Development Plan to establish priorities for investment. East Midlands Airport Sustainable Development Plan sets out to support the East Midlands economy, whilst seeking to protect the environment and local amenity and improve surface access to the site.

Underlying Demand Trend: There is a general trend of increasing travel demand, resulting in growing volumes of movement on the transport network. .

The large strategic sites being proposed through the Derby City and South Derbyshire Local Plans will increase travel demand and highway infrastructure works, such as the proposed Walton-on-Trent Bypass, Woodville to Swadlincote Regeneration Route and the South Derby Integrated Transport Link, will be needed to provide additional capacity. .

Non-developer funding sources: Highways England, Derbyshire County Council, Department for Transport, Local Enterprise Partnership, Network Rail.

Developer funding arrangements in place: Individual negotiations from planning applications in terms of Section 106 contributions.

Delivery Schedule of Transport Infrastructure within South Derbyshire

Infrastructure Requirement	Evidence Base	Costs	Funding Gap	Phasing/ Timescale	Delivery Partners	Link to Local Plan Policies	Funding Source		Notes
							Section 106	Onsite/ Other	
Additional highway capacity by way of the Woodville-Swadlincote Regeneration Route, to accommodate strategic development in the Swadlincote and Woodville urban area.	Derbyshire County Council,	£13.5 million	Yes	2019 onwards	Developers, Derbyshire County Council, Local Enterprise Partnership,	INF4A	X	X	£6.4 million allocated through Round 3 of the Local Growth Fund. Planning consent for the route granted by Derbyshire County Council in September 2019.
Improvements to A6/A50 spur junction and public transport provision to support proposed housing development at Boulton Moor	Derby City Council, Derbyshire County Council,	£3.75 million		Unknown	Developers, Derby City Council, Derbyshire County Council, Highways England	H13	X		Multimodal junction Improvements and public transport enhancements. Scheme
South Derby Integrated Transport Link, between Deepdale Lane	Derby City Council, Derbyshire County Council	£30m		Within Plan period	Developers, Derby City Council, Derbyshire County	H12 H15 INF13	X	X	Integrated transport link from Stenson Road to T12 providing a link for all modes between strategic housing and employment sites. Planning application for the link submitted by Derbyshire

Delivery Schedule of Transport Infrastructure within South Derbyshire

Infrastructure Requirement	Evidence Base	Costs	Funding Gap	Phasing/ Timescale	Delivery Partners	Link to Local Plan Policies	Funding Source		Notes
							Section 106	Onsite/ Other	
and Wragley Way and new A50 junction					Council, Highways England				County Council in 2019
2 no. A50 Junction Improvements - Local Plan Mitigation to the south of Derby	Derby City Council, Derbyshire County Council, Highways England	>£3 million		By 2028	Developers, Highways England, Derby City Council, Derbyshire County Council	H12 H14 H15 H16 H17	X	X	The two junctions are: A50/A514 A50/A38. A potential scheme is to be agreed with Highways England.
Infinity Park Derby: Sustainable Transport	Derby City Council South Derbyshire District Council	£5m	Unknown	By 2028	Derby City Council South Derbyshire District Council Developers/ Businesses	E4	X	X	Works and contributions are likely to take place in the City in the short to medium term although some works could be required to support longer term expansion of Infinity Park into South Derbyshire
New Derby Park and ride bus service at Boulton Moor		Unknown	Yes	Unknown	Derby City Council, Developers	INF2C	X	X	Derby City Council has formally determined that the proposal is no longer to be pursued.
Walton by-pass		£17 million	Yes	2020 onwards	Developers; Other Sources	H6	X	X	A start has been made.
Provision of a combined access to land north east	South Derbyshire Local Plan	£3.5-£3.8 million		By 2028	Developers	H11	x	x	

Delivery Schedule of Transport Infrastructure within South Derbyshire

Infrastructure Requirement	Evidence Base	Costs	Funding Gap	Phasing/ Timescale	Delivery Partners	Link to Local Plan Policies	Funding Source		Notes
							Section 106	Onsite/ Other	
of Hatton allocation and to the large manufacturing plant and nearby sewage treatment works									
A38 Derby Junctions (Kingsway, Markeaton and Little Eaton)	Derbyshire Infrastructure Plan	£200-£250 million		2021 - 2024	Highways England			X	Works scheduled for 3 Years starting from March 2021.
Potential additional highway works (potentially Swarkestone Causeway bypass, subject to testing)	Derbyshire County Council Infrastructure Delivery Plan	Unknown	Yes	Not known	Derbyshire County Council			X	
EMEG to– Airport to Burton-on-Trent (Bus)	EMEG Study	Unknown	Yes	2019 onwards	East Midlands Airport, Local Authorities, East Midlands Enterprise	INF2C	X	X	Hourly bus service between Burton and East Midlands Airport via Swadlincote, Ashby and Melbourne established 2019, operating from 4.20 am to 11.18pm. Needs to be expanded to provide 24 hour service and to serve more destinations in the east Midlands Gateway area.

Delivery Schedule of Transport Infrastructure within South Derbyshire

Infrastructure Requirement	Evidence Base	Costs	Funding Gap	Phasing/ Timescale	Delivery Partners	Link to Local Plan Policies	Funding Source		Notes
							Section 106	Onsite/ Other	
					Gateway businesses, Midland Classic				
A50 Corridor Demand Responsive Bus	South Derbyshire	Unknown	Yes	2019 Onwards	Businesses	INF2C	X	X	Proposals at an early stage. information to be published if and when details become available
Pedestrian connections from the Primula Way allocation into the existing residential areas within Derby City	South Derbyshire Local Plan Part 1			Before 2028	Developers	H16	X		
Pedestrian links within the housing allocations and linking to existing networks	South Derbyshire Local Plan Part 1			Before 2028	Developers	H2 H3 H4 H5 H7 H8 H11 H12 H13 H14 H15 H17 H18	X	x	

Delivery Schedule of Transport Infrastructure within South Derbyshire

Infrastructure Requirement	Evidence Base	Costs	Funding Gap	Phasing/ Timescale	Delivery Partners	Link to Local Plan Policies	Funding Source		Notes
							Section 106	Onsite/ Other	
						H19 H23 A-N			
Potential re-establishment of passenger rail services on the Ivanhoe Line	Study to be commissioned	Unknown	Unknown	Unknown	Unknown	INF2C	X		A feasibility study funded by SDDC, Derbyshire County Council and other local authorities is to be commissioned in 2020 by the Campaign to Reopen the Ivanhoe Line

14. Energy Infrastructure

Main providers/partners: South Derbyshire District Council

Existing capacity and recent provision: South Derbyshire has installed renewable energy capacity of 22.1MW with landfill gas and Solar Photovoltaics accounting for most of this.

Western Power Distribution has highlighted some potential infrastructure and capacity constraints on the key strategic sites, which will need to be overcome to deliver the sites.

Specific provision initiatives: None at present

Underlying Demand Trend: Renewable and other energy generation capacity in the District remains limited.

Non-developer funding sources: UK Government Sources, National Grid, Derbyshire County Council, South Derbyshire District Council, Weston Power

Developer funding arrangements in place: Individual negotiations from planning applications in terms of Section 106 and CIL.

Delivery Schedule of Energy Infrastructure within South Derbyshire

Infrastructure Requirement	Evidence Base	Costs	Funding Gap	Phasing/ Timescale	Delivery Partners	Link to Local Plan Policies	Funding Source		Notes
							S106	Onsite/ Other	
The proposed developments around Mickleover require 2No new 33,000 volt cables from Derby City to Mackworth	Discussions with Western Power	Unknown	Unknown	Timely and early dialogue will be required	Western Power & Developers			X	Final stages of agreeing the route and works with Derby City Council. Looking to commence work at the end of 2019.

17. Communications Infrastructure

Main providers/partners: South Derbyshire District Council, Open Reach, Derbyshire County Council, Virgin Media, City Fibre, Royal Mail, Big Blur Rocket

Existing capacity and recent provision: Fibre broadband coverage is good in the region. Derbyshire County Council's 'Digital Derbyshire' initiative aims to achieve broadband coverage for 95% of the District with the programme due to be completed in 2020.

Royal Mail's collection and delivery service for South Derbyshire is provided from two properties: Swadlincote Delivery Office, Civic Way, Swadlincote and; Hatton Delivery Office, Station Road, Hatton. Through the consultation process on the Local Plan, Royal Mail have indicated that the scale of proposed growth may place a significant burden on the existing Delivery Offices and as consequence, it is possible that Royal Mail may require a new Delivery Office to handle the additional deliveries that will result from the planned growth.

Specific provision initiatives: The cost of building the network through the Digital Derbyshire Programme includes £9.58m from the UK Government through Broadband Delivery UK (BDUK), £6.01m from Open reach (formally BT), £4.89M from Derbyshire County Council, £2.5m from the European Regional Development Fund (ERDF) 2007-2013 and 2.19m from D2N2 Local Enterprise Partnership.

Non-developer funding sources: Derbyshire Digital, Open Reach, Virgin Media, Derbyshire County Council

Developer funding arrangements in place: Individual negotiations from planning applications in terms of Section 106 and CIL. Derbyshire County Council has highlighted Broadband as a key priority in its Developer Contribution Protocol.

Openreach now provide FTTP to new sites, details can be found at the following link; <https://www.ournetwork.openreach.co.uk/property-developers/site-registration.aspx>

Similarly, Virgin Media also provide fibre connectivity to new developments, please follow the link for more information; <https://www.virginmedia.com/lightning/network-expansion/property-developers>.

There are other suppliers which can be approached such as:

- Independent Fibre Networks Limited (INFL)

- <https://www.ifnl.net/developers>
- GTC Utility Network
- <https://www.gtc-uk.co.uk/house-builders/fibre-to-the-home>

The HBF is actively encouraging suppliers to install fibre as part of installation to new sites, please see the link for more information

<https://www.hbf.co.uk/search/?q=fibre>

Delivery Schedule of Communications Infrastructure within South Derbyshire

Infrastructure Requirement	Evidence Base	Costs	Funding Gap	Phasing/ Timescale	Delivery Partners	Link to Local Plan Policies	Funding Source		Notes
							S106	Onsite/ Other	
To improve the provision of Broadband Infrastructure in South Derbyshire	Derbyshire County Council IDP	£19,000,000+ £9,580,000 from DUK, £6.01m from Open reach £2,500,000 from ERDF, £2,190,000 from D2N2 LEP, £4,890,000 from DCC)	(requires match funding)	2012 ongoing	BDUK, Openreach, Derbyshire County Council, ERDF, D2N2 LEP		×	x	<p>There is currently a funding gap, the BDUK Funding has been secured but to ensure that high quality broadband is rolled out around the county and especially in places with infrastructure deficiencies, matching funding will be sought from public or private finances.</p> <p>The programme has been very successful and will continue to invest and deliver fibre broadband infrastructure over the coming years.</p>

18. Sport, Recreation, Open Space and Social Infrastructure

Main providers/partners: South Derbyshire District Council

Existing capacity and recent provision: Field in Trust recommends provision of 2.4 ha of accessible green space per 1000 population. This compares to the present level of 1.95 ha per 1000.

The current level of informal leisure open space provision in the District is 0.73 ha per 1000 population, representing a deficit of 0.32 ha per 1000.

The current level of formal open space provision is 1.17 ha per 1000 population, representing a deficit of 0.13 ha per 1000.

The current level of play space provision is 0.05 ha per 1000 population, representing a shortfall of 0.14 ha per 1000.

Therefore, based on existing open space provision, there is a requirement for 2.54 ha per 1000 population for new development.

South Derbyshire District Council manages eight local allotment sites, which have over 180 plots. Other allotments are managed by some of the parish councils.

There are 45 play areas managed by South Derbyshire District Council, with others managed by parish councils.

South Derbyshire District Council manages six cemeteries, which apart from providing a community service can also be a valued in terms of wildlife conservation and biodiversity. The District is also served by the privately run Bretby Crematorium.

Swadlincote market operates on Tuesdays, Fridays and Saturdays.

There are a number of cultural and leisure facilities, including four libraries (Etwall, Melbourne, Swadlincote and Woodville) and two leisure centres (Etwall and Swadlincote).

Within the District there is provision for swimming, golf, cricket, football, tennis, hockey, rugby union and dry-slope skiing, plus a number of private facilities and clubs.

There are a number of Christian places of worship in the District.

Specific provision initiatives: An Open space strategy has been adopted by the council to encourage open space provision.

Underlying Demand Trend: Sport England has produced guidance on how to undertake an assessment of needs and opportunities for sporting provision. The guide provides a recommended approach that will help the user undertake a robust assessment of need for indoor and outdoor sports facilities. The guide focuses on the practicalities of producing a clear and robust assessment to help develop and apply local planning policy. This guide and Sport England's playing pitch strategy guidance (PPS) are complimentary with the PPS guidance providing the recommended approach for assessing the need for pitch provision. Further information can be found on the following webpage:
<https://www.sportengland.org/facilities-and-planning/planning-for-sport/planning-tools-and-guidance/assessing-needs-and-opportunities-guidance/>

Non-developer funding sources: Sport England , The Football Foundation , Landfill operators

Developer funding arrangements in place: Individual negotiations from planning applications in terms of Section 106 and CIL

The Information contained within the below table are obligations/contributions developers are required to provide/pay in relation to Sports, Recreation, Open Space and Built Facilities within signed S106 Agreements related to the Local Plan housing allocations.

Some housing allocations have yet to be granted planning permission and are therefore not listed within the below table. Where this is the case, the document called '[Section 106 Agreement – A Guide for Developers](#)' will be used as a starting point for determining the contributions developers are required to pay/provide as part of a development.

For the delivery schedule of Sport, Recreation, Open Space and Social Infrastructure outside of the Local Plan housing allocations, the following documents and strategies should be referenced:

[Open Space, Sport and Community Facility Strategy](#) [Playing Pitch Strategy](#) [South Derbyshire Cycle Action Plan 2016-2021](#) Local Football Facility Plan

Delivery Schedule of Sport, Recreation, Open Space and Social Infrastructure within South Derbyshire

Infrastructure Requirement	Evidence Base	Costs	Funding Gap	Phasing/ Timescale	Delivery Partners	Link to Local Plan Policies	Funding Source		Notes
							Section 106	Onsite/ Other	
Works to Oversetts Recreation Ground ⁴	Open Space Sport and Community Facility Strategy, Playing Pitch Strategy	£1 million	£300k	2020	South Derbyshire District Council	H2	X	X	The S106 relating to housing allocation H2 site C, requires the developer to pay £570,000 (plus index) towards the cost of carrying out and completing the works to Oversetts Recreation ground.
Development of an outdoor recreational space on the Urban Park	PPG17 Study	£0.8 million	£300k	2016-2023	South Derbyshire District Council	H2	X	X	The S106 Agreements relating to Site A, B and C of Policy H2 require the developers to pay towards the urban park. The following contributions will be collected: Site A = £37,400 (plus index) Site B = £72,600 (plus index) Site C = 430,000 (plus index) Potential for BMX pump track, stake park or other wheeled sport provision, as well as surfaced rails for running/safe cycling
Work to swimming pool at Green Bank leisure Centre	Customer feedback, age of the building, contact with leisure contractor	£65,000	Yes	By 2026	South Derbyshire District Council, Active Nation	H2	X	X	The S106 agreements relating to housing allocation H2 site C and A requires to the developers to pay towards the project: Site A: £20,740 (plus index) Site B: £40,260 (plus index)

⁴ Works comprise of i) football team changing rooms; ii) football pitch improvements including re-alignment of pitch(es), drainage and levelling works associated with reconfiguring the existing pitches; iii) improved vehicular access; iv) car parking and v) laying out of grasses area for informal ball games.

Infrastructure Requirement	Evidence Base	Costs	Funding Gap	Phasing/ Timescale	Delivery Partners	Link to Local Plan Policies	Funding Source		Notes
							Section 106	Onsite/ Other	
Leap of minimum area of 400m2 on housing allocation H2 (Land at William Nadin Way, Swadlincote)	SDDC Local Plan Part 1	Unknown	-	The timescale for provision is set out with the Section 106 Agreement for housing allocation H2 site A ⁵ and site B ⁶ .	South Derbyshire District Council, Developers	H2	X	X	The Section 106 Agreements for housing allocation H2 site A and site B requires the developers to provide a Leap on both sites with a minimum area of 400m2.
Public open space on housing allocation H3 (Land at Church Street/Bridge Street/Football club site) of approximately 1.95ha	SDDC Local Plan Part 1	Unknown	-	The timescale for provision is set out with the Section 106 Agreement ⁷	South Derbyshire District Council, Developer	H3	X	X	Requirement of the S106 Agreement relating to allocation H3.
New community stadium development, including playing	SDDC Local Plan Part 1	1.5-3m	Yes	2019-2022	South Derbyshire District Council,	H3	X	X	The S106 Agreement relating to allocation H3 requires the developers to pay £680,752 (plus index) towards this project or

⁵ The S106 Agreement for Site A requires the Public Open Space works to be available to use prior to the occupation of more than 75% of the dwellings and prior to the occupation of any dwelling which is adjacent to any part of the Public Open Space.

⁶ The S106 Agreement for site B requires the Public Open Space works to be complete prior to the occupation of 80% of the market housing units

⁷ The S106 Agreement requires the Public Open Space to be available for public use prior to first occupation of the 150th dwelling

Infrastructure Requirement	Evidence Base	Costs	Funding Gap	Phasing/ Timescale	Delivery Partners	Link to Local Plan Policies	Funding Source		Notes
							Section 106	Onsite/ Other	
pitches and practice pitches at Bridge Street, Church Gresley					Gresley Rovers FC, Football Foundation, Sport England				affordable housing. The developers are required to pay an additional £319,428 (plus index) which can be used towards this project or other off site formal outdoor and built recreation facilities. This project may be incorporated into Swadlincote Sporting Hub project
New clubhouse/changing room building at Woodville Recreation Ground	Woodville Parish Council	£250,000+	Yes	Unknown	Woodville Parish Council, Woodville Rangers, Football Association	H4	X	X	The S106 Agreement relating to allocation H4 requires the developers of pay a built facilities contribution (based on the total number of bedrooms related to the development) towards the project.
Provision of artificial grass pitch and improved changing facilities at Granville Academy.	Granville Academy facilities need modifying	£650,000+	Yes	Unknown	South Derbyshire District Council, Granville Academy, funding partners	H4	X	X	The S106 Agreement relation to allocation H4 requires the developers of pay a built facilities contribution (based on the total number of bedrooms related to the development) towards the project or an urban sporting hub within Swadlincote.
Urban sporting hub within Swadlincote	Open Space Sport and Facilities Strategy, Playing Pitch	£2 Million plus	Yes	By 2028 (dependent on funding)	South Derbyshire District Council,	H4	X	X	The S106 Agreement relating to allocation H4 requires the developers of pay an outdoor sports contribution (based on the total

Infrastructure Requirement	Evidence Base	Costs	Funding Gap	Phasing/ Timescale	Delivery Partners	Link to Local Plan Policies	Funding Source		Notes
							Section 106	Onsite/ Other	
	Strategy, Local Football Facilities Plan				Football Foundation Football Association Sport England				number of bedrooms related to the development) towards the project or the provision of artificial grass pitch and improved changing facilities at Granville Academy.
Public open space of no less than 2.54ha on housing allocation H4 (Land at Broomy Farm, Woodville)	SDDC Local Plan Part 1	Unknown	-	The timescale for provision is set out with the Section 106 Agreement ⁸	South Derbyshire District Council, Developer	H4	X	X	Requirement of the S106 Agreement
Public open space on housing allocation H5 (Council Depot)	SDDC Local Plan Part 1	Unknown	-	The timescale for provision is set out with the Section 106 Agreement ⁹	South Derbyshire District Council, Developer	H5	X	X	Requirement of the S106 Agreement
Public open space on housing allocation H6 (Drakelow Park),	SDDC Local Plan Part 1	Unknown	-	The timescale for provision is set out with	South Derbyshire District Council,	H6	X	X	Requirement of the S106 Agreement

⁸ The S106 Agreement requires that the public open space is available for public use prior to the occupation of 50% of the dwellings (or any other percentage agreed in writing with the Council) within the development or phase and prior to the occupation of any dwelling immediately adjacent to the Public Open Space Land

⁹ The S106 Agreement requires that the Open Space is available for public use within 12 months of first occupation of any dwelling within the development and in any event prior to the occupation of any dwelling which is adjacent to the open space land.

Infrastructure Requirement	Evidence Base	Costs	Funding Gap	Phasing/ Timescale	Delivery Partners	Link to Local Plan Policies	Funding Source		Notes
							Section 106	Onsite/ Other	
including two NEAPs and three LAPs				the Section 106 Agreement ¹⁰	Developer				
Provision of a sports pitch and pitch side changing rooms at housing allocation H6 (Drakelow Park)	SDDC Local Plan Part 1	Unknown	-	The timescale for provision is set out with the Section 106 Agreement ¹¹	South Derbyshire District Council, Developer	H6	X	X	Requirement of the S106 Agreement
Extension of sports facilities (climbing), plant refurbishment and facility refreshment at Green Bank Leisure Centre. And/or Redevelopment and enhancement of built and outdoor infrastructure	Customer feedback, age of the building, contact with Leisure Contractor South Derbyshire District Council	£0.5 million £1million	Yes £1million	Unknown. Could be a piecemeal approach to project. By 2028	South Derbyshire District Council, Leisure Contractor, Sport England, National Governing Bodies South Derbyshire District Council, Forestry Commission,	H6	X	X	The S106 agreement in relation to allocation H6 requires the developers to pay £825,000 towards one or more the projects.

¹⁰ The S106 agreement requires that the open space is provided in accordance with the programme set out in or approved pursuant to the Open Space Strategy and the relevant Reserved Matters Approvals(s)

¹¹ The S106 agreement requires that the open space is provided in accordance with the programme set out in or approved pursuant to the Open Space Strategy and the relevant Reserved Matters Approvals(s)

Infrastructure Requirement	Evidence Base	Costs	Funding Gap	Phasing/ Timescale	Delivery Partners	Link to Local Plan Policies	Funding Source		Notes
							Section 106	Onsite/ Other	
including without limitation the car park, visitor centre and sports facilities at Rosliston Forestry Centre And/or Linkages between Rosliston Forestry Centre and National Forest facilities and trails and routes at Rosliston Forestry Centre					National Forest Company, Contractor				
Leap of a minimum of 400m2 on housing allocation H7 (Land at Hilton Depot, Hilton)	SDDC Local Plan Part 1	Unknown	-	The timescale for provision is set out with the Section 106 Agreement ¹²	South Derbyshire District Council, Developer	H7	X	X	Requirement of the S106 Agreement
Strategic open space land on housing allocation	SDDC Local Plan Part 1	Unknown	-	The timescale for provision is	South Derbyshire District	H7	X	X	Requirement of the S106 Agreement

¹² The S106 Agreement requires that the Public Open Space is available for public use prior to the occupation of more than 75% of the dwellings within the first phase and prior to the occupation of any dwelling which is adjacent to the Public Open Space unless otherwise agreed with the Council

Infrastructure Requirement	Evidence Base	Costs	Funding Gap	Phasing/ Timescale	Delivery Partners	Link to Local Plan Policies	Funding Source		Notes
							Section 106	Onsite/ Other	
H7 (Land at Hilton Depot, Hilton)				set out with the Section 106 Agreement ¹³	Council, Developer				
Provision of a replacement Village Hall in Repton	Old Village hall was wooden and affected by both wet and dry rot.	Rebuild cost of £682,000 (range of £597,485 to £850,076)		Complete September 2019		H9 and H23H	X	X	S106 Agreements relating to housing allocations H9 and H23H require/ed the developer to pay a contribution towards the replacement village hall. The new Village Hall was completed in September 2019.
Public open space on housing allocation H9 (Land at Longlands, Repton) & H23H (Land at Mount Pleasant Road, Repton)	SDDC Local Plan Part 1 & 2	Unknown	-	The timescale for provision is set out with the Section 106 Agreements ¹⁴	South Derbyshire District Council, Developer	H9 and H23H	X	X	The two S106 Agreements relating to housing allocation H9 require public open space to be provided on site.
Improvement works to the football pitches at	Playing Pitch Strategy	£50 - £250,000	Yes	By 2028	Parish Council, English	H9 H23G H23H	X		S106 agreement relating to allocation H9 requires the developers to pay an outdoor sports

¹³ The S106 Agreement requires that the Strategic Open Space Works is completed to the satisfaction of the Council prior to the occupation of 250 dwellings on the site.

¹⁴ The S106 Agreement related to planning permission 'Land at Longlands Repton' requires the Open Space on the site to be provided proper to the occupation of the 21st dwelling within the development and prior to the occupation of any which is adjacent to the Open Space Land. The Open Space has been provided on site. The S106 Agreement related to planning permission 'Land at Mount Pleasant, Repton' requires the Open Space on the site to be available for public use prior to the occupation of 50% of the dwellings within the development and prior to the occupation of any dwelling which is adjacent to the open space land.

Infrastructure Requirement	Evidence Base	Costs	Funding Gap	Phasing/ Timescale	Delivery Partners	Link to Local Plan Policies	Funding Source		Notes
							Section 106	Onsite/ Other	
Broomfields Recreation Ground					Cricket Board, Football Association				facilities contribution of £54,313.88 towards the project. The S106 agreement relating to allocation H23g requires the developers to pay an outdoor sports facilities contribution (plus index) (based on the total number of bedrooms related to the development) towards the project or improvements to the pavilion at Broomfields Playing Fields.
Public Open Space on housing allocation H10 (Land south of Willington Road, Etwall)	SDDC Local Plan Part 1	Unknown	-	The timescale for provision is set out with the Section 106 Agreements ¹⁵	South Derbyshire District Council, Developer	H10	x	x	Requirement of the two S106 Agreements relating to housing allocation H10
Improvements of built facilities at the Frank	Frank Wickham Hall committee	£2-300k	Unknown	2019 onwards	Frank Wickham Hall	H10 H23B	x	x	S106 agreement relating to allocation H10 requires the developer to pay £30,195 (plus

¹⁵ The S106 Agreement relating to application 9/2013/1040 requires the first phase of Open Space to be available for public use prior to the occupation of 40% of the dwellings within the development and the second phase of open space to be available prior to the occupation of 75% of the dwellings within the development. The S106 Agreement relating to application 9/2015/0354 requires the first phase of open space to be available to the public prior to the occupation of 40% of the dwellings within the development. The second phase of open space to be available prior to the occupation of 60% of the dwellings within the development and the third phase of open space to be available to the public prior to the occupation of 80% of the dwellings within the development

Infrastructure Requirement	Evidence Base	Costs	Funding Gap	Phasing/ Timescale	Delivery Partners	Link to Local Plan Policies	Funding Source		Notes
							Section 106	Onsite/ Other	
Wickham Hall					committee				index) towards the project. S106 relating to allocation H23B requires the developers to pay a built facilities contribution (plus index) (based on the total number of bedrooms related to the development) towards the project. Extension and reconfiguration of Frank Wickham Hall to provide additional space.
Improvements of outdoor facilities at the King George V Playing Fields	George V Playing Field Charity linked to Etwall Parish Council	Unknown	Unknown	Unknown	Etwall Parish Council, George V Playing Field Charity, South Derbyshire District Council	H10	x	x	S106 agreement requires the developer to pay £54,450 (plus index) towards the project
Improvements of built facilities at Etwall Cricket Club	Etwall Cricket Club	£50 - £250,000 (If a new pavilion is provided	Unknown	By 2028	Etwall Cricket Club, English Cricket Board	H10	x	x	S106 requires the developer to pay £7198 (plus index) towards the project
Improvements to outdoor facilities at Etwall Cricket Club	Etwall Cricket Club	the cost would likely be more)	Unknown	By 2028	Etwall Cricket Club, English Cricket	H10 H19 H23B	x	x	S106 agreement relating to housing allocation H10 requires the developer to pay £12,980 (plus index) towards the project

Infrastructure Requirement	Evidence Base	Costs	Funding Gap	Phasing/ Timescale	Delivery Partners	Link to Local Plan Policies	Funding Source		Notes
							Section 106	Onsite/ Other	
					Board, South Derbyshire District Council				<p>S106 agreement relating to housing allocation H19 requires the developer to pay a contribution towards the project or towards improvements to outdoor sports facilities at Etwall Leisure Centre.</p> <p>S106 agreement relating allocation H23B requires the developers to pay a sports facilities contribution (based on the total number of bedrooms related to the development) towards the project or towards improvements to sport pitches and associated changing facilities at Sandy Pits playing fields.</p>
Enhancement and maintenance of Jubilee Fields	Hatton Parish Council	Estimate of £200,000	Yes, but unknown	By 2028	Etwall Parish Council South Derbyshire District Council	H11	X	X	S106 agreement requires the developer of allocation H11 to pay £121,025 (plus index)
Public Open Space on housing allocation H11 (Land north east of Hatton). Shall include a Locally	SDDC Local Plan Part 1	Unknown	-	The timescale for provision is set out with the Section 106	South Derbyshire District Council, Developer	H11	X	X	Requirement of the S106 agreement

Infrastructure Requirement	Evidence Base	Costs	Funding Gap	Phasing/ Timescale	Delivery Partners	Link to Local Plan Policies	Funding Source		Notes
							Section 106	Onsite/ Other	
Equipped Area for Play (LEAP) and Local Area for Play (LAP)				Agreement ¹⁶					
Enhancements of Scropton Road Recreational Ground	Hatton Parish Council	Unknown	Unknown	Unknown	Hatton Parish Council	H11	X	X	S106 agreement requires the developer to pay £288,200 (plus index) towards the project
Pavilion extension or enhancement at Scropton Road recreational ground or the purchase of Hatton Community Centre	Hatton Parish Council. Hatton Parish Council – Without Hatton Community Centre there is no village hall within Hatton	Unknown £200,000	Unknown £200,000	Unknown Unknown	Hatton Parish Council South Derbyshire District Council, Derbyshire County Council, Charitable Incorporated Organisation	H11	X	X	S106 agreement requires the developer of allocation H11 to pay a recreation contribution of £160,868 (plus index). The contribution can be used towards one of or both projects listed within the agreement
Public Open Space on housing	SDDC Local Plan Part 1	Unknown	-	The timescale for	South Derbyshire	H12	X	X	Requirement of the S106 agreement

¹⁶ The S106 Agreement requires that the Council shall approve a timetable for the provision of the Open Space.

Infrastructure Requirement	Evidence Base	Costs	Funding Gap	Phasing/ Timescale	Delivery Partners	Link to Local Plan Policies	Funding Source		Notes
							Section 106	Onsite/ Other	
allocation H12 (Highfields Farm) comprising of LEAPS and Neighbourhood Equipped Area for Play (NEAPS) and a Country Park				provision is set out with the Section 106 Agreement ¹⁷	District Council, Developer				
Provision of a community centre on housing allocation H13 (Boulton Moor)	SDDC Local Plan Part 1	Unknown	-	The timescale for provision is set out with the Section 106 Agreement ¹⁸	South Derbyshire District Council, Developer	H13	X	X	Requirement of the S106 agreement
Provision of 3.84ha of playing fields, 1.21 ha of allotments, 3.41ha of informal open space and 1.42ha of restricted	SDDC Local Plan Part 1	Unknown	-	The timescale for provision is set out with the Section 106 Agreement ¹⁹	South Derbyshire District Council, Developer	H13	X	X	Requirement of the S106 agreement

¹⁷ The S106 Agreement requires that the Council shall approve a timetable for the provision of the Open Space.

¹⁸ The S106 Agreement requires the developer to build the community centre within one year of a written notice from the District Council requiring the community centre to be built, such notice to be served prior to the occupation of the 800th dwelling.

¹⁹ The S106 Agreement requires that the 'Triangle' is completed to the reasonable satisfaction of the District Council prior to the occupation of more than 500 market dwellings.

Infrastructure Requirement	Evidence Base	Costs	Funding Gap	Phasing/ Timescale	Delivery Partners	Link to Local Plan Policies	Funding Source		Notes
							Section 106	Onsite/ Other	
access nature conservation area at housing allocation H13 (Boulton Moor)									
Provision of children's play area (LEAP and or NEAPS) on each Phase of housing allocation H13 (Boulton Moor)	SDDC Local Plan Part 1	Unknown	-	The timescale for provision is set out with the Section 106 Agreement ²⁰	South Derbyshire District Council, Developer		X	X	Requirement of the S106 agreement
Provision of open space on each phase of the housing allocation H14 (Chellaston Fields).	SDDC Local Plan Part 1	Unknown	-	The timescale for provision is set out with the Section 106 Agreement ²¹	South Derbyshire District Council, Developer	H14	X	X	Requirement of the S106 agreement
Provision of open space of no less than 3.73ha within housing allocation H18	SDDC Local Plan Part 1	Unknown	-	The timescale for provision is set out with the Section	South Derbyshire District Council, Developer	H18	X	X	Requirement of the S106 agreement

²⁰ The S106 Agreement requires that the Council shall approve a timetable for the provision of the Open Space.

²¹ The S106 Agreement requires that the Council shall approve a timetable for the provision of the Open Space

Infrastructure Requirement	Evidence Base	Costs	Funding Gap	Phasing/ Timescale	Delivery Partners	Link to Local Plan Policies	Funding Source		Notes
							Section 106	Onsite/ Other	
(Hackwood Farm)				106 Agreement ²²					
Etwall Leisure Centre Project A ²³	Facility Plan	£3 million	£2.7 million	By 2028	South Derbyshire District Council, Sport England, Football Foundation, Spencer Academy Trust	H18	X	X	S106 agreement requires the developers to pay £61,590 (plus index) and £155,382 (plus index) towards the project.
Extension of group exercise and swimming provision at Etwall Leisure Centre						H19	X	X	S106 agreement requires the developers to pay a built facilities contribution (based on the total number of bedrooms related to the development) towards the project.
Improvements to outdoor sports facilities at Etwall Leisure Centre.						H19	X		S106 agreement relating to outline application 9/2015/0768 on housing allocation H19 requires the developer to pay a contribution towards the project or towards refurbishment of facilities at Etwall Cricket Club Outline application 9/2014/1136 relating to H19 requires the developers to pay £165,000 (plus index) towards the project.

²² The S106 Agreement requires the Open Space to be provided on site prior to the occupation of 60% of the dwellings in that phase unless agreed in writing with the District Council

²³ Means a project to increase the capacity of Etwall Leisure Centre in order to accommodate additional users and provide additional outdoor facilities and consisting of the following works: tarmac surfacing of overflow car park and associated works; resurfacing of existing tennis courts and provision of floodlights to accommodate outdoor tennis and netball use; resurfacing of 3 existing tennis courts; creation of hard-surfaced floodlit multi-use games area; and refitting and refurbishment of wetside changing rooms.

Infrastructure Requirement	Evidence Base	Costs	Funding Gap	Phasing/ Timescale	Delivery Partners	Link to Local Plan Policies	Funding Source		Notes
							Section 106	Onsite/ Other	
						H10			£32,146 and £57,590.56 was collected from the S106 Agreement relating to application 9/2013/1040 and was spent in infrastructure improvements to Etwall Leisure Centre.
Built facilities improvements to Etwall Leisure Centre						H19	x		S106 agreement requires the developers to pay £91,500 (plus index) towards the project
New community Facility on housing allocation H19 (Newhouse Farm)	SDDC Local Plan Part 1	Unknown	-	The timescale for provision is set out with the Section 106 Agreement ²⁴	South Derbyshire District Council, Developer	H19	X	X	Requirement of the S106 agreement.
Provision of open space on housing allocation H19 (Newhouse Farm)	SDDC Local Plan Part 1	Unknown	-	The timescale for provision is set out with the Section 106 Agreements ²⁵	South Derbyshire District Council, Developer	H19	X	X	Requirement of the S106 agreements

²⁴ The S106 Agreement requires that the community centre shall be completed prior to the occupation of 450th dwelling on the site.

²⁵ The S106 Agreement relating to permission 9/2015/0768 requires that prior to the occupation of any dwelling adjoining a part of the Open Space Land, to carry out and complete the approved open space works on that part of the open space land adjoining the dwelling.

Infrastructure Requirement	Evidence Base	Costs	Funding Gap	Phasing/ Timescale	Delivery Partners	Link to Local Plan Policies	Funding Source		Notes
							Section 106	Onsite/ Other	
Provision of built recreational facilities at Aston Recreational Ground pavilion/community building	Recreation in Aston	Costings are being developed. Estimated costing £40-50,000	Yes but unknown	By 2028	Recreation in Aston, Aston on Trent Parish Council, South Derbyshire District Council	H23A	X	x	S106 agreement requires the developers to pay a built facilities contribution (plus index) (based on the total number of bedrooms related to the development) towards the project.
Provision of outdoor sports facilities at Aston Recreation Ground	Recreation in Aston, Playing Pitch Strategy	Less than £50,000	Unknown	By 2028	Recreation in Aston, Aston on Trent Parish Council, South Derbyshire District Council, any relevant funders	H23A	X	x	S106 agreement requires the developers to pay an outdoor sports facilities contribution (plus index) (based on the total number of bedrooms related to the development) towards the project.
Provision of open space on housing allocation H23A (Moor Lane, Aston on Trent)	SDDC Local Plan Part 2	Unknown	-	The timescale for provision is set out with the Section	South Derbyshire District Council, Developer	H23A	X	X	Requirement of the S106 agreement

The S106 Agreement relating to permission 9/2017/0349 requires the public open space to be completed in accordance with a timetable submitted and approved as part of the S106 requirement.

Infrastructure Requirement	Evidence Base	Costs	Funding Gap	Phasing/ Timescale	Delivery Partners	Link to Local Plan Policies	Funding Source		Notes
							Section 106	Onsite/ Other	
				106 Agreements ²⁶					
Provision of open space on allocation H23B (Jackson Lane, Etwall) with a Leap of a minimum size of 400m2	SDDC Local Plan Part 2	Unknown	-	The timescale for provision is set out with the Section 106 Agreement ²⁷	South Derbyshire District Council, Developer	H23B	X	X	Requirement of the S106 agreement
Improvements to sport pitches and associated changing facilities at Sandy Pits Playing Fields	Etwall Parish Council, Playing Pitch Strategy	Less than £50,000	Unknown	Unknown	Etwall Parish Council, Football Association	H23B	X	X	S106 agreement relating to allocation H23B requires the developers to pay a sports facilities contribution (plus index) (based on the total number of bedrooms related to the development) towards the project or towards improvements to facilities at Etwall Cricket Club.
Improvements to waiting and circulation area capacity at Hilton Village Hall	Hilton Village Hall consultation and justification for fund raising.	£50-60,000	£20-30,000	By 2030	Hilton Village Hall, South Derbyshire District	H23C	X	X	S106 agreement relating allocation H23C requires the developers to pay a built facilities contribution (plus index) (based on the total number of bedrooms related to the

²⁶ S106 Agreement requires that the open space is available for public use prior to the occupation of 50% of the dwellings within the development and prior to the occupation of any dwelling which is adjacent to the open space land

²⁷ S016 Agreement requires that the owners shall complete the Public Open Space Works prior to the occupation of 50% of the dwellings.

Infrastructure Requirement	Evidence Base	Costs	Funding Gap	Phasing/ Timescale	Delivery Partners	Link to Local Plan Policies	Funding Source		Notes
							Section 106	Onsite/ Other	
					Council				development) towards the project The project is part of a wider project to update Hilton Village Hall.
Provision of open space on allocation H23C (Derby Road, Hilton)	SDDC Local Plan Part 2	Unknown	-	The timescale for provision is set out with the Section 106 Agreement ²⁸	South Derbyshire District Council, Developer	H23C	X	X	Requirement of the S106 agreement
Improvements to the playing pitches and associated facilities at The Mease (Hilton Harriers Football Club)	Playing Pitch Strategy	Less than £50,000 (If additional land is to be bought, the cost would increase)	Unknown	By 2028	Hilton Harriers Football Club, Football Association	H23C	X		S106 agreement relating to allocation H23C requires the developers to pay a sport facilities contribution (plus index) (based on the total number of bedrooms related to the development) towards the project
Provision of open space on allocation H23D (Station Road, Melbourne)	SDDC Local Plan Part 2	Unknown	-	The timescale for provision is set out with the Section 106	South Derbyshire District Council, Developer	H23D	X	X	Requirements of the S106 agreements

²⁸ The S106 Agreement requires the developer to complete the Public Open Space Works prior to the occupation of 50% of the dwellings.

Infrastructure Requirement	Evidence Base	Costs	Funding Gap	Phasing/ Timescale	Delivery Partners	Link to Local Plan Policies	Funding Source		Notes
							Section 106	Onsite/ Other	
				Agreements ²⁹					
Cockshut Lane Recreation Ground Clubhouse enhancements	Main infrastructure recently completed. The original project was scaled down and Melbourne Sporting Partnership intends to enhance the clubhouse.	unknown	unknown	unknown	Melbourne Sporting Partnership, South Derbyshire District Council, Melbourne parish Council	H23D	X		S106 agreement relating to allocation H23D requires the developers to pay a built facilities contribution (plus index) (based on the total number of bedrooms related to the development) (plus index) towards the project
Cockshut Lane Recreation Ground pitch improvements	Site prone to flooding and poor drainage.	£550,000	Yes unknown	unknown	Melbourne Sporting Partnership, South Derbyshire District Council, Melbourne parish Council	H23D	X	X	S106 agreement relating to allocation H23D requires the developers to pay an outdoor sports contribution (plus index) (based on the total number of bedrooms related to the development) towards the project
Five projects within Overseal ³⁰	Overseal Parish Council,	Unknown	Unknown	By 2028	Overseal Parish	H23E	X	X	S106 agreement relating to allocation H23E requires the

²⁹ The S106 Agreements relating to 9/2014/0287 and 9/2015/0119 states that the Open Space Land shall be available to the public prior to the occupation of the 12th dwelling within the development and prior to the occupation of any dwelling which is adjacent to the open space land.

³⁰ (i) Provision of netball facilities by enlargement of the existing Multi Use Games Area at Woodville Road Recreation Ground Overseal;

Infrastructure Requirement	Evidence Base	Costs	Funding Gap	Phasing/ Timescale	Delivery Partners	Link to Local Plan Policies	Funding Source		Notes
							Section 106	Onsite/ Other	
	Playing Pitch Strategy				Council				developers of pay an off-site recreation community and sports facilities contribution (plus index), which can be used towards any or all of the projects listed within the agreement.
Provision of open space on allocation H23E (Acresford Road, Overseal)	SDDC Local Plan Part 2	Unknown	-	The timescale for provision is set out with the Section 106 Agreement ³¹	South Derbyshire District Council, Developer	H23E	X	X	Requirement of the S106 Agreement
Improvements to existing changing rooms at Overseal Recreation Ground	Overseal Parish Council	Unknown	Unknown	Unknown	Overseal Parish Council, SDDC, potential funding from Sport England	H23F	X		S106 agreement requires the developers to pay £23209.20 (plus index) towards the project.
Improvement to	Overseal Parish	Unknown	Unknown	Unknown	Overseal	H23F	X		S106 agreement requires the

(ii) Development of recreational facilities in the woodland adjoining Woodville Road Recreation Ground, Overseal to provide footpaths, setas and other associated recreational structures or surfaces within the woodland;

(iii) Insulation of Pavilion at Woodville Road to enable its use for meeting/functions; and or

(iv) Improvements of public rights of way within Overseal by stone surfacing

³¹ The S106 Agreement requires that the open space is available for public use prior to the occupation of 50% of the dwellings within the development and prior to the occupation of any dwelling which is adjacent to the open space land.

Infrastructure Requirement	Evidence Base	Costs	Funding Gap	Phasing/ Timescale	Delivery Partners	Link to Local Plan Policies	Funding Source		Notes
							Section 106	Onsite/ Other	
sports pitches and play provision at Overseal Recreation Ground	Council		n		Parish Council, SDDC, potential funding from Sport England				developers to pay £9386.49 (plus index) towards the project
Provision of open space on allocation H23F (Valley Road, Overseal)	SDDC Local Plan Part 2	Unknown	-	The timescale for provision is set out with the Section 106 Agreement ³²	South Derbyshire District Council, Developer	H23F	X		Requirement of the S106 Agreement
Provision of open space on allocation H23G (Milton Road, Repton)	SDDC Local Plan Part 2	Unknown	-	The timescale for provision is set out with the Section 106 Agreement ³³	South Derbyshire District Council, Developer	H23G	x	x	Requirement of the S106 Agreement
Outdoor Gymnasium at Eureka Park	Open Space PPG17 Strategy and Park Management Plan	£3500	£700	By 2028	South Derbyshire District	H23K	X	X	S106 agreement requires the developers to pay £2851.89 (plus index) towards the project. The

³² The S106 Agreement requires the Open Space to be completed on site prior to the occupation of 50% of the dwellings and prior to the occupation of any dwelling which is adjacent to the open space land.

³³ The S106 Agreement requires that the Open Space is available for public use prior to occupation of 50% of the dwelling within the development and prior to the occupation of any dwelling which is adjacent to the open space land.

Infrastructure Requirement	Evidence Base	Costs	Funding Gap	Phasing/ Timescale	Delivery Partners	Link to Local Plan Policies	Funding Source		Notes
							Section 106	Onsite/ Other	
		£10,140	-	Complete summer 2017	Council, Friends of Eureka Park	H5	X	X	contribution would add to the existing gymnasium completed in 2017. £7146.61 of the built facilities contribution collected in relation to the S106 Agreement linked to housing allocation H5, was used towards providing an outdoor gymnasium at Eureka Park.

In addition to the above infrastructure projects listed, some of the S106 Agreements related to the housing allocations, do not list specific infrastructure projects, however state contributions will be collected for built facilities, open space and sports and recreation. Projects will then be allocated to these funds at a later date.

19. Health and Emergency Services Infrastructure

Main providers/partners: South Derbyshire District Council, Derbyshire County Council, NHS England, NHS Derby and Derbyshire CCG, East Midlands Ambulance Service NHS Trust (EMAS), Derbyshire Fire and Rescue Service, Derbyshire Constabulary and Derbyshire Probation Service

Existing capacity and recent provision: There are no hospitals or community hospitals in South Derbyshire, the nearest ones being Queens Hospital, Burton upon Trent and Royal Derby Hospital and London Road Community Hospital, both in Derby. Swadlincote Health Centre provides an out of hours walk in service at evenings and weekends. GP surgeries within the District are located in Aston on Trent, Hilton, Melbourne, Overseal, Shardlow, Swadlincote, Willington and Woodville. Rosliston Medical Centre closed in May 2019, and patients have been transferred to a GP surgery in Stapenhill, Burton upon Trent.

EMAS covers Derbyshire, Leicestershire, Rutland, Lincolnshire, Northamptonshire and Nottinghamshire providing urgent 999 care and patient transport services. EMAS will share the new fire and ambulance station being developed at Swadlincote and officially opened in June, 2019 (see below).

Derbyshire Constabulary has a police station in Swadlincote plus a team office in Melbourne and Hilton.

The District has two fire stations, one at Swadlincote, currently being replaced by a more modern facility, due to open in January, 2019, and one at Melbourne. Currently Swadlincote has two fire engines, staffed by 2 whole time watches and one on-call watch, and Melbourne with one fire engine, staffed on an on-call basis.

Specific provision initiatives: All of these different emergency services work closely together and have formed partnerships to pursue various initiatives to make South Derbyshire a safer place to live. Derbyshire Fire and Rescue consider that it is vitally important that new housing is well-designed and addresses safety and the needs of vulnerable people. Houses must provide adequate safety for the occupant throughout the occupiers' life. Derbyshire Fire and Rescue Service are actively engaged in a campaign to ensure that all domestic properties are fitted with sprinkler systems. Sprinkler systems are exceptionally effective through their ability to control a fire before it develops to life threatening proportions. Developers can help to anticipate the future needs of residents and prevent having to retrofit properties by installing 32mm mains water risers and sprinkler systems as part of new housing developments.

Underlying Demand Trend: In a time of budget cuts and with a need to work differently from all the public sector organisations already listed above, there will therefore be great pressures on maintaining and producing new infrastructure to meet the growing needs of South

Derbyshire as the development strategy increases the number of homes in the District. The Council is currently liaising with NHS England and Derby and Derbyshire CCG to establish what further healthcare provision, in the form of GP surgeries, pharmacies, mental health services and dental practices, will be required as a result of the development proposed through the Local Plan. At present the Area Team and the CCG are unable to quantify the effect of the Local Plan Part 1. Until more detailed information becomes available, the following approach will be taken.

Where the additional patients arising from a proposed development could be accommodated by the nearest health facilities, no expansion to those facilities would be required. However, where the additional patients arising from a proposed development would give rise to a requirement for specific additional provision, a financial contribution of £551 per dwelling towards those facilities would be required. The advice of the Clinical Commissioning Group(s) and the Area Team (NHS England) will be sought when determining planning applications, having regard to the restriction regarding pooling of contributions, in line with CIL Regulations.

Derby and Derbyshire CCG supports the view of the Area Team in not looking to create any single-handed GP led services. NHS England is working to develop a primary care strategy for each locality that will address population growth and other rising demands on primary care. The Area Team have agreed to lead on a review of practice premises quality to ensure that current premises are fit for purpose.

Derby and Derbyshire CCG has provided capacity information for the following GP surgeries: Sinfin Health Centre, Village Community Health Centre (Sinfin), Hollybrook Medical Centre, Charnwood Surgery, Wellside Medical Centre, Mickleover Medical Centre, Mickleover Surgery, Park Farm Medical Centre, Meadowfields Practice, Alvaston Medical Centre, Haven Medical Centre, Parkfields Surgery, Osmaston Surgery, Chellaston and Melbourne Medical Centres and Willington Surgery Partnership.

Non-developer funding sources: NHS England, NHS Derby and Derbyshire CCG, East Midlands Ambulance Service NHS Trust (EMAS), Derbyshire Fire and Rescue Service, Derbyshire Constabulary and Derbyshire Probation Service

Developer funding arrangements in place: Individual negotiations from planning applications in terms of Section 106.

Delivery Schedule of Health and Emergency Infrastructure within South Derbyshire

Infrastructure Requirement	Evidence Base	Costs	Funding Gap	Phasing/ Timescale	Delivery Partners	Link to Local Plan Policies	Funding Source		Notes
							Section 106	Onsite/ Other	
New Medical Health Centre in Boulton Moor Area	Alvaston Medical Centre, Boulton Lane, Their branch surgery at Aston is small, though there could be some room for expansion.	Unknown	Unknown	Unknown	Developer	H13	X	X	S106 Agreement requires developers to make available land on the open market for healthcare use, until the last dwelling on the site has been constructed. In addition financial contributions for improving primary provision within the vicinity of the site will be collected.
New medical centre New House Farm, Mickleover	Mickleover Medical Centre	Unknown	Unknown	Unknown	NHS England Derby and Derbyshire CCG	Possible link to H18 and H19	X	X	S106 agreement requires developer to provide land for medical centre and possible financial contribution contingent upon NHS Derby and Derbyshire CCG providing evidence to demonstrate the need.
New medical centre Drakelow Park	Local Plan Part 1	Unknown	Unknown	Unknown	Developer	H6	X	X	S106 agreement requires developers to provide a healthcare facility on the site.

20. Education Infrastructure

Main providers/partners: South Derbyshire District Council, Derbyshire County Council, Department for Education, Derby Adult Learning Services, Multi-Academy Trusts

Existing capacity and recent provision: There are currently four secondary schools in South Derbyshire. In terms of primary education, there are 40 primary phase schools in the District, comprising of 4 Infant schools, 2 Infant and Nursery schools, 5 Junior schools and 29 Primary schools. There is also a South Derbyshire Support Centre for children aged 7 – 11 and an Adult Community Education Centre, which is in Swadlincote.

Early Years provision and demand: Derbyshire County Council runs one Childrens/Sure Start Centre, in South Derbyshire, at Woodville. There are currently 20 pre-schools in the District, supplemented by registered child minders, day nurseries, school nursery classes and independent school nurseries. The latest early years sufficiency figures (Summer 2019) shows that at present there are sufficient number of early years places for 2,3 and 4 year olds in South Derbyshire.

Specific provision initiatives: There are a number of modernisation schemes in place at the moment to improve the condition of schools in South Derbyshire.

Underlying Demand Trend:

The current snapshot of population data within South Derbyshire (31st August 2019) continues to indicate a slight decline in birth rates noticed throughout the whole of Derbyshire (and nationally). The larger numbers currently in the Primary Phase are starting to move into the Secondary Phase however these numbers are being replaced by the slightly lower pre-school numbers. However, it is expected (based on recent trends) that there will be movement year on year to suggest additional numbers through the impact of housing and population moving into South Derbyshire. With the recent large residential developments gathering pace, primary figures and pre-school figures are producing pressure on places. New primary schools are being built to serve these developments but there will be pressure on the existing secondary provision. It has been established that there is a need for at least one new secondary school within the District during the Plan period to meet the needs resulting from the development supported by the Local Plan. The District Council is working with the County and City Education Authorities to secure the site for the additional secondary school and to establish funding arrangements.

Non-developer funding sources for education: Central Government Capital Maintenance grant, Central Government Basic Need funding. It should be noted that academies can secure funding directly from Central Government for expansions and improvements.

Developer funding arrangements in place: Individual negotiations from planning applications in terms of Section 106 and CIL.

Schedule of Education Infrastructure in South Derbyshire

Infrastructure Requirement	Evidence Base	Costs	Funding Gap	Phasing/ Timescale	Delivery Partners	Link to Local Plan Policies	Funding Source		Notes
							Section 106	Onsite/ Other	
New Secondary School in the Derby Urban Area	Derbyshire County Council, Derby City Council	£25m+	Unknown	Beyond 2021	Education Departments at Derbyshire County Council and Derby City Council	INF12 INF13	X	X	Site identified in Local Plan Part 2 Policy INF12 Potential for central government support
Expansion of John Port Spencer Academy	Derbyshire County Council	As per S106 receipts		Ongoing	Education Department, Derbyshire County Council	H9 H10 H11 H12 H19	X		
Expansion of The Pingle Academy	Derbyshire County Council	As per S106 receipts			Education Department, Derbyshire County Council	H2 H3 H5	X		
Expansion of Stanton Primary School	Derbyshire County Council	£3.52M		On-site	Education Department, Derbyshire County Council	H2 H5	X		
Extension to St George's Primary School	Derbyshire County Council	As per S106 receipts		Unknown	Education Department, Derbyshire County Council	H3	X		
Expansion of Eureka Primary School	Derbyshire County Council	£900K		Unknown	Education Department, Derbyshire County Council	H4	X		Feasibility complete
New primary	Derbyshire	£6M	Unknown	Unknown	Education	H6	X	X	

Infrastructure Requirement	Evidence Base	Costs	Funding Gap	Phasing/ Timescale	Delivery Partners	Link to Local Plan Policies	Funding Source		Notes
							Section 106	Onsite/ Other	
school progressing to two form entry Primary School at Drakelow	County Council				Department, Derbyshire County Council				
Improvements to Repton Primary School	Derbyshire County Council	As per S106 receipts			Education Department, Derbyshire County Council	H9	X		
New Primary School at New House Farm	Derbyshire County Council	Approx £6M		Tbc – currently in Pre-opening phase	Education Department, Derbyshire County Council	H19	X	X	Central government Wave 13 Free Schools Programme
Extension to Heath Fields Primary School	Derbyshire County Council	As per S106 receipts		2019 - 2022	Education Department, Derbyshire County Council	H11	X		
New single form entry Primary School at Highfields Farm	Derbyshire County Council	£5.75m	TBC with Education Authority	Opening Sept 2020	Education Department, Derbyshire County Council	H12	X	X	Highfields Spencer Academy
New two form entry Primary School at Boulton Moor	Derbyshire County Council	£6.5m	TBC with Education Authority	Opening Sept 2021	Education Department, Derbyshire County Council	H13	X	X	Clover Leys Spencer Academy
New Primary School at Chellaston Fields	Derbyshire County Council	£4m	TBC with Education Authority	Opened Sept 2019	Education Department, Derbyshire County Council	H14	X	X	Chellaston Fields Spencer Academy
New Primary	Derbyshire	Unknown	Unknown	During Plan	Education	H15	X	X	

Infrastructure Requirement	Evidence Base	Costs	Funding Gap	Phasing/ Timescale	Delivery Partners	Link to Local Plan Policies	Funding Source		Notes
							Section 106	Onsite/ Other	
School at Wragley Way	County Council			Period	Department, Derbyshire County Council				
Expansion of Etwall Primary	Derbyshire County Council	£648K		In design	Education Department, Derbyshire County Council	H10 H19	X		
Provision of land to an existing primary school in Woodville	South Derbyshire Local Plan	Unknown	Unknown	During Plan Period	Developer Derbyshire County Council	H23M		X	

21. Environmental Infrastructure

Main providers/partners: South Derbyshire District Council, Town and Parish Councils and Derbyshire County Council, Derbyshire Wildlife Trust, Leicestershire and Rutland Wildlife Trust, Natural England, The National Trust, The Canal and River Trust, Derby & Sandiacre Canal Trust

There are five designated SSSI in South Derbyshire – Calke Park, Carvers Rocks, Hilton Gravel Pits, Ticknall Quarries and the River Mease (which is also an SAC). There is one National Nature Reserve (Calke Park), two Local Nature Reserve – Elvaston and Coton Park and four locations managed as wildlife sites by Derbyshire Wildlife Trust: Hilton Gravel Pits SSSI; Carvers Rocks SSSI (owned by Severn Trent Water); Willington Gravel Pits; and Spring Wood (partly in South Derbyshire). Dimminsdale, which is owned by Severn Trent Water and managed by the Leicestershire and Rutland Wildlife Trust, also falls partly within South Derbyshire.

The area of Local Nature Reserve in South Derbyshire is a long way below the recommended target of 1ha of LNR per 1,000 population. Around 20ha of LNR is designated, whereas the target should be 100.3ha.

There are 5 historic gardens in South Derbyshire, covering 620.64 ha. These are Calke Abbey, Bretby Hall, Melbourne Hall, Swarkestone Old Hall and Elvaston Castle.

There are 22 Conservation Areas in South Derbyshire and 710 listed buildings, of which 48 are Grade 1 (including Calke Abbey) and 48 are Grade 2*. There are 22 scheduled ancient monuments in South Derbyshire District, including Swarkestone Bridge.

The historic Trent and Mersey Canal, which opened in 1771, runs through the north of the District. The Derby & Sandiacre Canal, which closed during the 1960s, ran from the Trent & Mersey Canal at Swarkestone to Sandiacre on the Erewash canal, with a branch to the river Derwent in Derby city centre. The Derby & Sandiacre Canal Trust aims to restore the canal to a fully navigable route with an associated multi-user towpath.

South Derbyshire District Council manages six cemeteries, which apart from providing a community service can also be a valued in terms of wildlife conservation and biodiversity.

Specific provision initiatives: None Identified

The Lowland Derbyshire Biodiversity Action Plan (2011-2020) holds all data on biodiversity and relates to combating the ecological issues in the area. This will be accompanied by a Species Action Plan to provide more guidance on local trends and distributions and actions to aid conservation.

Derbyshire Wildlife Trust Living Landscape approach in the Derwent and Trent Valleys have identified areas of key habitat and species action as part of their strategic development plan.

Non-developer funding sources: Derbyshire County Council

Developer funding arrangements in place: Individual negotiations from planning applications in terms of Section 106 and CIL.

Delivery Schedule of Environmental Infrastructure within South Derbyshire

Infrastructure Requirement	Evidence Base	Costs	Funding Gap	Phasing/Timescale	Delivery Partners	Link to Local Plan Policies	Funding Source		Notes/Constraints
							S106	Onsite/Other	
Restoration of the Derby and Sandiacre Canal encompassing route from Swarkestone to Shelton Lock Canals	Derby and Sandiacre Canal Trust	£1,500,000		Before 2028	Derby and Sandiacre Canal Trust			X	Funding gap; ownership; planning permission are all constraints