



North Devon Council

Report Date: 6 March 2023

Topic: APPROVAL & RELEASE OF S106 PUBLIC OPEN SPACE FUNDS –
ATHERINGTON, BISHOPS NYMPTON, HEANTON PUNCHARDON, MORTEHOE,
WITHERIDGE AND BRAUNTON.

Report by: PARKS, LEISURE AND OPEN SPACE OFFICER

1. INTRODUCTION

1.1. This report seeks to allocate S106 public open space funds towards projects in the wards of Atherington, Bishops Nympton, Heanton Punchardon, Morteohoe, Witheridge and Braunton.

2. RECOMMENDATIONS

2.1. That Strategy & Resources allocates:

- 2.1.1. £23,744.27 to Atherington Parish Council towards the construction of an Adventure Trim Trail and Sensory Garden at Atherington Playing Field.
- 2.1.2. £20,000 to Bishops Nympton Parish Hall towards the purchase and installation of an Air Source Heat Pump and Solar PV.
- 2.1.3. £17,122.95 to North Devon Homes towards the purchase and installation of new adventure play equipment and safety surfacing at Barn Park Play Area, Hart Manor, Braunton (Heanton Punchardon Ward).
- 2.1.4. £30,117.06 to Morteohoe Parish Council to purchase and install new play equipment at Woolacombe Play Area and Morteohoe Play Area; and improved skate facilities at Meadow Playing Fields, Woolacombe.
- 2.1.5. £17,000 to Witheridge Parish Council to purchase and install play area fencing at Witheridge Village Hall.
- 2.1.6. £66,371.77 to Braunton Parish Council to purchase and install new play equipment and make public realm improvements at Recreation Ground, Braunton.
- 2.1.7. £6,928.90 to Braunton Parish Council to purchase and install new play equipment at Knowle Play Park, Winsham Road, Knowle.

2.2. Subject to approval of 2.1 above, that Strategy & Resources Committee recommends Council vary the capital programme by £181,284.95 and that funds be released, subject to a Funding Agreement upon such terms and conditions as may be agreed by the Senior Solicitor, for external projects.

3. REASONS FOR RECOMMENDATIONS

- 3.1. To allocate funds in line with the requirement of S106 agreements.
- 3.2. To protect and enhance public open space, including land and buildings.

4. REPORT

4.1. Construction of an Adventure Trim Trail and Sensory Garden at Atherington Playing Field – Atherington Parish Council.

Atherington Parish Council intend to install an adventure play area and sensory garden at Atherington Playing Fields. The funding will allow the Parish Council to purchase and install a scramble net, log bridge, balancing beams, stepping stones and tunnel as well as interactive and musical play pieces. The project has been developed by members of the Atherington Children's Playing Field Committee and is going to be constructed on Parish Council land and has received support from the wider public in the village.

4.2. Purchase and installation of an Air Source Heat Pump and Solar PV at Bishops Nympton Parish Hall – Bishops Nympton Parish Hall.

The installation of the air source heat pump and solar PV will ensure the sustainability of the facility in light of rapidly increased energy costs. The project will cost £28,489.46 with the shortfall funded by Bishops Nympton Parish Hall funds.

4.3. Purchase and installation of new adventure play equipment and safety surfacing at Barn Park Play Area, Hart Manor, Braunton – North Devon Homes.

The funding will allow North Devon Homes to install a Burma bridge, Tyre crossing, wobble log, balance beam, chain walk and stepping stones with associated safety surfacing at Barn Park Play Area, which is owned by North Devon Homes.

4.4. Purchase and installation of new play equipment and improved skate facilities at Woolacombe Play Area, Morteohoe Play Area and Meadow Playing Fields, Woolacombe – Morteohoe Parish Council.

The funding will allow Morteohoe Parish Council to install new play equipment at Morteohoe Play Area and Woolacombe Play Area; and install an improved surface to the skate ramp at the Meadow Playing Fields.

4.5. Purchase and installation of new play area fencing at Witheridge Village Hall – Witheridge Parish Council.

The funding will allow Witheridge Parish Council to improve child safety at the Witheridge Village Hall Play Area with the installation of bow top fencing, which will help prevent children running into the adjacent car park.

4.6. Purchase and installation of new play equipment and public realm improvements at Recreation Ground, Braunton – Braunton Parish Council.

The Parish Council intend to provide challenging play equipment for youths aged 11 years and upwards. £66,371.77 has been requested towards the total project costs of £79,500 to deliver a ninja trail, inclusive group calisthenics area and new practice football goal. The project will also include public realm improvements including solar lighting for the youth shelter, new parent/toddler seating area and improvements to soft landscaping.

4.7. Purchase and installation of new play equipment at Knowle Play Park, Winsham Road, Knowle – Braunton Parish Council.

The Parish Council working in partnership with the Knowle Community Group (KCB) intend to provide new equipment including flat swings, basket swing and safety surfacing in the play area.

5. RESOURCE IMPLICATIONS

5.1. Construction of an Adventure Trim Trail and Sensory Garden at Atherington Playing Field – Atherington Parish Council.

Financial – The total project cost is £24,175.60

It is proposed that £23,744.27 be funded from the S106 capital budget from the following sources:

Development Description	Application No.	Amount
Bonds Farm, Atherington	60860	£23,744.27

Any shortfall or overspend will be met by Atherington Parish Council.

5.2. Purchase and installation in an Air Source Heat Pump and Solar PV – Bishops Nympton Parish Hall.

Financial – The total project cost is £28,489.46

It is proposed that £20,000.00 be funded from the S106 capital budget from the following sources:

Development Description	Application No.	Amount
Land adjoining The Parsonage	59589	£20,000.00



Any shortfall or overspend will be met by Bishops Nympton Parish Hall.

- 5.3. Purchase and installation of new adventure play equipment and safety surfacing at Barn Park Play Area, Hart Manor, Braunton – North Devon Homes.

Financial – The total project cost is £25,662.00

It is proposed that £17,122.95 be funded from the S106 capital budget from the following sources:

Development Description	Application No.	Amount
Land adjacent Little Acre, Chivenor	64151	£17,122.95

Any shortfall or overspend will be met by North Devon Homes.

- 5.4. Purchase and install new play equipment at Woolacombe Play Area and Morteohoe Play Area; and improved skate facilities at Meadow Playing Fields, Woolacombe – Morteohoe Parish Council.

Financial – The total project cost is £31,845.36

It is proposed that £30,117.06 be funded from the S106 capital budget from the following sources:

Development Description	Application No.	Amount
Narracott Hotel, Woolacombe	57953	£17,904.21
Gordon Lodge, Morteohoe	71686	£1,726.00
Gonville House, Woolacombe	72000	£2,205.64
Blue Horizon & Beach Break, Morteohoe	74393	£8,281.21

Any shortfall or overspend will be met by Morteohoe Parish Council.

- 5.5. Purchase and install play area fencing at Witheridge Village Hall – Witheridge Parish Council.

Financial – The total project cost is £17,000.00

It is proposed that £17,000.00 be funded from the S106 capital budget from the following sources:

Development Description	Application No.	Amount
Land South of Butts Close, Witheridge	62777	£17,000.00

Any shortfall or overspend will be met by Witheridge Parish Council.

5.6. Purchase and installation of new play equipment and public realm improvements at Recreation Ground, Braunton – Braunton Parish Council.

Financial – The total project cost is £79,500.00

It is proposed that £66,371.77 be funded from the S106 capital budget from the following sources:

Development Description	Application No.	Amount
Land East of South Park, Braunton	61139	£66,371.77

Any shortfall or overspend will be met by Braunton Parish Council.

5.7. Purchase and install new play equipment at Knowle Play Park, Winsham Road, Knowle – Braunton Parish Council.

Financial – The total project cost is £7,589.40

It is proposed that £6,928.90 be funded from the S106 capital budget from the following sources:

Development Description	Application No.	Amount
Rear 44 South Street, Braunton	63787	£1,412.90
Elliot Gallery, Hills View, Braunton	70859	£5,516.00

Any shortfall or overspend will be met by Braunton Parish Council.

6. EQUALITIES ASSESSMENT

6.1. An EIA has been completed identifying improvements to the provision.

7. ENVIRONMENTAL ASSESSMENT

7.1. An EAC has been completed to identify any environmental implications to the provision. There are no significant environmental implications arising from these projects.

8. CORPORATE PRIORITIES

8.1. What impact, positive or negative, does the subject of this report have on:

8.1.1. Improving customer focus – the project meets the needs of the community.

8.1.2. Regeneration or economic development – the projects will use local suppliers, where possible and investment in local public realm



9. CONSTITUTIONAL CONTEXT

9.1. Part 3, Annexe 1 para 1, Delegated

9.2. Article 4, referred.

10. STATEMENT OF CONFIDENTIALITY

10.1. This report contains no confidential information or exempt information under the provisions of Schedule 12A of 1972 Act.

11. BACKGROUND PAPERS

11.1. The background papers are available for inspection and kept by the author of the report.

12. STATEMENT OF INTERNAL ADVICE

12.1. The author (below) confirms that advice has been taken from all appropriate Councillors and Officers.