

# RIBBLE VALLEY BOROUGH COUNCIL

## REPORT TO PLANNING AND DEVELOPMENT COMMITTEE

Agenda Item No.

meeting date: THURSDAY, 27<sup>th</sup> MAY 2021  
title: CHIPPING CHILDRENS PLAYGROUND  
submitted by: DIRECTOR OF ECONOMIC DEVELOPMENT AND PLANNING  
principal author: NICOLA HOPKINS – DIRECTOR OF ECONOMIC DEVELOPMENT AND PLANNING

### 1. PURPOSE

- 1.1 To seek authority from Members to release Section 106 contributions to Chipping Parish Council to facilitate improvement works at the playground in Chipping.

### 2. BACKGROUND

- 2.1 When full planning permission was granted to redevelop Kirk Mill (ref: 3/2014/0183) there was an associated Section 106 Agreement. This agreement was varied in 2017 (ref: 3/2017/0903) and included a contribution of £23,598.72 to provide an off site play area within the vicinity of the development.
- 2.2 The contribution was split into three trigger points as follows:
- 45% prior to the occupation of the 12<sup>th</sup> dwelling (Parcel 3)
  - 45% prior to the occupation of the 24<sup>th</sup> dwelling (Parcel 3)
  - 10% prior to the occupation of the 1<sup>st</sup> dwelling (Parcel 4)
- 2.3 To date 21 dwellings have been occupied in Parcel 3 and £10,619.42 (the first 45%) was received by the Council in November 2020.

### 3. PROPOSAL

- 3.1 The only current equipped children's playground in Chipping is close to the Village Hall and is managed and maintained by Chipping Parish Council. This existing play area is close to the development site from which the contribution was secured and needs updating. Utilising the contribution on this play area ensures that a suitable off-site play facility is provided within the vicinity of the new development.
- 3.2 The Parish Council are proposing to refurbish the children's playground commencing with the replacement of the largest unit (which is a climbing frame with slide). The proposal includes the installation of a bespoke climbing unit with slide and net bridge.
- 3.3 The Parish Council engaged with several suppliers of equipment for children's playgrounds, however given COVID 19 some suppliers ceased to trade or did not have staff to engage with the Parish Council. The Parish Council secured detailed quotes from two companies following site surveys.
- 3.4 In accordance with Ribble Valley Council's Contract Procedure Rules, for a scheme of this value, at least four written quotes for the work have been sought. The Parish Council sought to obtain quotes and due to the pandemic could only secure two quotes. The Parish Council have chosen to proceed with KOMPAN which met their criteria for appropriate play equipment (number of users (40+); Age range for play (4-12+); number of play features (20+) and durability of the equipment (lifetime warranty and availability of parts).
- 3.5 The quote from KOMPAN is £30,000 which exceeds the S106 contribution secured however the Parish Council have engaged with Sport England and are engaging with local and national charities to build funds to enable the full refurbishment to proceed.

#### 4. RISK ASSESSMENT

4.1 The approval of this report may have the following implications:

- Resources – The £10,619.42 commuted sum was received by the Council in November 2020 and as such there are existing sufficient funds for part of the project.
- Technical, Environmental and Legal - The project would accord with the stipulations of the legal agreement.
- Political - N/A
- Reputation - The provision of improved play facilities in Clipping is a benefit to the Village and accords with the purpose of securing such contributions as part of new residential developments.
- Equality and Diversity - N/A

#### 5. **RECOMMENDED THAT Committee**

5.1 Authorise the payment of invoice(s) from Chipping Parish Council following the completion of play area improvements set out within paragraph 3.2 within 28 working days of receipt, up to the amount of £10,619.42.



NICOLA HOPKINS  
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