

# SECTION 106 OBLIGATION MONITORING

**NOTE: THIS LIST IS NOT EXHAUSTIVE BUT DETAILS THE MOST 'CURRENT' OBLIGATIONS, WHICH REQUIRE MONITORING**

Application Number	Site	Provisions	Performance
06/1242/FULL	Former Zanzibar Club site, Castle Road, Kidderminster	<ul style="list-style-type: none"> <li>• Public Open Space contribution £85,000</li> <li>• Highway contribution £18,000</li> <li>• Affordable Housing</li> </ul>	Draft agreement being prepared
06/1202/FULL	Upper Blackstone Farm, Stourport Road, Bewdley	Education contribution £21,495	Draft agreement prepared, awaiting title details from Solicitors
06/1119/FULL	Beaver Lodge, St. Michaels Close, Stourport on Severn	Education contribution	Engrossments in circulation
06/0862/FULL	37 Oldnall Road, Kidderminster	Education contribution	Application withdrawn
06/0715/FULL	New Barns Cottage Blackstone, Bewdley	Unilateral undertaking to remove Permitted Development Rights	Draft with agents
06/0490/FULL	Lichfield basin Stourport on Severn	Supplemental S106 to WF1208/04	Agreement completed
06/0466/FULL	Units 11 & 12 Weavers Wharf, Kidderminster	Control of adverts	Draft with solicitors

Application Number	Site	Provisions	Performance
06/0436/OUTL	Sutton Reservoir Sutton Park Road, Kidderminster	<ul style="list-style-type: none"> <li>• Highway contribution</li> <li>• Education contribution</li> </ul>	Agreement completed
06/0660/FULL	Slingfield Mill, Weavers Wharf, Kidderminster	Control of adverts	Application withdrawn
06/0709/FULL	37 Park Lane, Kidderminster	<ul style="list-style-type: none"> <li>• Education contribution £20,328</li> <li>• Open space contribution of £10,000 towards urban park</li> </ul>	Agreement completed
06/0410/FULL	Lane Cottage, Pound Green, Upper Arley	To prevent further development under an extant permission	Agreement completed
05/1092/FULL	Upper Birch Farm, Shatterford	To prevent an extant permission from being implemented	Agreement completed
06/0352/FULL	19 Orchard Grove Caunsall	To prevent an extant permission for garage from being implemented	Agreement completed
06/0300/FULL	Zanzibar, Castle Road Kidderminster	<ul style="list-style-type: none"> <li>• Affordable housing</li> <li>• Highways contribution</li> <li>• Open space contribution</li> </ul>	Agreement completed
O5/1051/FULL	Land Adjacent Thomas Vale Worcester Road, Stourport on Severn	<ul style="list-style-type: none"> <li>• Affordable housing (100%)</li> <li>• Highway Contribution (£6900.84 – street lighting &amp; £22,000 junction improvement)</li> <li>• Transfer of open space to Council</li> <li>• Contribution of £65,000 towards creation of wetlands</li> <li>• Green Travel Plan</li> <li>• Car parking of WF961/02 not implemented</li> </ul>	Draft with applicant's solicitor

Application Number	Site	Provisions	Performance
05/1207/FULL	Zanzibar, Castle Road Kidderminster	<ul style="list-style-type: none"> <li>Affordable housing</li> <li>Highways contribution</li> <li>Open space contribution</li> </ul>	Application withdrawn
05/1133/FULL	Mr Ms Green Street, Kidderminster	Education contribution	Completed 3/2/06 Contribution received 8/3/06
05/1098/FULL	Stourport Sports Club	To ensure tipping is not carried out whilst tipping is still taking place at land adjacent Burlish Top	Agreement completed
WF.122/05	Land at Clensmore Street, Kidderminster	Contribution to Transport Assessment - £5,000	Completed £5,000 received 31/01/2006
WF 469/05 WF 475/05 WF 513/05	Stourvale site – Oxbow Way and Marsh Grove, Kidderminster	Variation to Section 106 relating to transfer of open space	475/05 completed Draft in circulation
WF 713/05	53 Load St, Bewdley	Prevent installation of previously approved satellite dish	Engrossment in circulation
WF806/05	Greenhill Service Station, Kidderminster	Education contribution	Completed 9/12/05
W 797/05	5 and 6 New Road, Kidderminster	Education contribution	Scheme changed. No s106 now needed
WF 665/05	Mill Road, Stourport on Severn	Education contribution of £12,624	Completed 14/12/05
WF 602/05	69 Areley Common, Stourport on Severn	Education contribution of £4,734	Completed 24/2/06 Contribution received 12/5/06

Application Number	Site	Provisions	Performance
WF655/05	42-44 Lorne Street Kidderminster	Education contribution of £12,624	Completed 23/12/05
WF 231/05	Save Petrol Station, Wolverhampton Road	Education contribution	Completed
WF226/05	St Ambrose Catholic Primary School	To ensure sale proceeds reinvested in the school	Agreement completed
WF 588/05	The Lodge, Winterfold House School, Chaddesley Corbett	To tie the occupation of the accommodation to the Head Groundsman	Agreement completed
WF481/05	Rear of 3 Baldwin Road, Stourport on Severn	<ul style="list-style-type: none"> <li>• Affordable housing</li> <li>• Education contribution</li> <li>• Works to British Waterways Land</li> </ul>	Agreement completed
WF396/05	Land Oak House, Kidderminster	Education Contribution	Agreement completed 17/10/05
WF 988/04	Brindley Arms, Minster Road, Stourport on Severn	<ul style="list-style-type: none"> <li>• Education contribution £35,540</li> <li>• Financial contribution of £15,000 towards improvements to traffic light phasing</li> <li>• Eight of 28 units as affordable (shared ownership)</li> </ul>	Agreement completed
WF 280/05	Wolverley Care Home	Education contributions £7,998	Agreement completed

WF 37/05	Station Hill Service Station Comberton Hill	<ul style="list-style-type: none"> <li>• Education contributions</li> <li>• £4,500 towards cycle route</li> <li>• Car park improvements</li> </ul>	Completed
Application Number	Site	Provisions	Performance
WF 1208/04	Lichfield Basin Stourport on Severn	<ul style="list-style-type: none"> <li>• Affordable housing – 18 units</li> <li>• £50,000 towards street lighting and works to the Ginnell</li> </ul>	Agreement completed
WF 1245/04	Foley Park Estate Stourport Road	£10,000 towards upgrading/enhancement of the Sustrans network	Agreement completed
WF.1150/04	47/48 Bewdley Road Kidderminster	Education contribution	Agreement completed
WF.1255/04	Oldington Sports Ground Stourport Road, Kidderminster	Contribution towards Sports facilities on land off Kingsway	Agreement completed <a href="#">£329,863.00 paid 19.12.05</a>
WF .0062/04	Telephone exchange Blackwell Street, Kidderminster	<ul style="list-style-type: none"> <li>• Affordable housing</li> <li>• Education Contribution</li> </ul>	Agreement completed
WF.757/04	21 Birmingham Road, Blakedown	Education contribution	Agreement completed Contribution received Sept. 05
WF.1136/04	Land Oak Service Station, Kidderminster	Education contribution	Agreement completed Contribution received 6/9/06
WF.932/04	Randles Garage, George Street, Kidderminster	Education contribution	Agreement completed 27/9/05
WF.941/04	Sion Gardens, Stourport on Severn	Education contribution	Agreement completed

WF.820/04	Adjacent 67 Great Western Way, Stourport on Severn	Open space contribution £20,000	Agreement completed Contribution received 7/12/05
<b>Application Number</b>	<b>Site</b>	<b>Provisions</b>	<b>Performance</b>
WF.577/04	The Old Rover Works, Wolverley	<ul style="list-style-type: none"> <li>• Prevent tipping</li> <li>• ensure business tied to dwelling</li> </ul>	Agreement Completed
WF 328/04	Elgar House, Kidderminster	<ul style="list-style-type: none"> <li>• Affordable Housing</li> <li>• Highway contribution</li> </ul>	Agreement completed
WF 459/04	Swancote Farm, Chaddesley Corbett	Education contribution	Agreement Completed Contribution received 16/12/04
WF 0046/04	Park Hall, Blakedown	Restrict business use of building	Draft with applicant's agent
WF 1330/03 WF.1326/03	The Piano Building, Kidderminster	<ul style="list-style-type: none"> <li>• Education contribution</li> <li>• Facilitate footbridge</li> <li>• Highway contribution</li> </ul>	Agreement Completed
WF 1303/03	Save Petrol Station, Wolverhampton Road	Education contribution	Completed 14 <sup>th</sup> June 2004 Superseded by WF.231/05
WF.288/04	Mill Road, Stourport on Severn	Education contribution	Draft with applicant's solicitors
WF.1202/03	James Place, Pound Bank, Rock	Prevent implementation of WF.37/98	Agreement Completed
WF.1023/03	The Old Vicarage, Cookley	To tie annex to main dwelling	Application now refused
WF.1228/03	The Knowles, Drakelow Lane, Wolverley	Prevent implementation of previous permission	Agreement Completed

WF.761/03	Great Western Way, Stourport on Severn	Open space contribution	Agreement Completed Superseded by WF.820/04
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Application Number	Site	Provisions		Performance
WF.1325/03	Ferndale Service Station, Kidderminster	Education contribution		Agreement Completed Contribution received 7/12/04
WF.391/03	Land rear of 49-71 Shrubbery St, Kidderminster	Play areas	£12,000 to be paid towards equipment in Baxter Gardens	Engrossments issued
WF.92/03	Organshill Farm, Rock	Limits occupation of dwelling	Limited to close relatives of occupiers of farmhouse	Application withdrawn
WF.231/03	Hunters Lodge, Blakedown	Amendment to permitted use	Addition of horsiculture	Agreement completed
WF.508/03	Car Sales Site 78 Mill Street, Kidderminster	Provision of affordable housing (12 units)		Completed
WF.1164/02 &.1165/02	Church House, Rectory Lane, Rock	To ensure Hall is not used whilst Church is in use		Completed
WF.1262/02	Lion Square, Kidderminster	Sustainable Transport & Environmental Improvements	£10,000 to be paid	£10,000 paid April 2003
WF.566/02	The Piano Building	<ul style="list-style-type: none"> <li>• Cinema</li> <li>• River Stour</li> </ul>	Secure operator; contract let before demolition  Secure maintenance	No longer proceeding

	Tesco	• Car Park Agreement	Revisions	Awaiting change to signage before completing
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Application Number	Site	Provisions		Performance
WF.736/01	Folkes Forge	SUSTRANS	£15,000 to be paid	Completed
WF.293/02	Former Cattle Market, Comberton Hill, Kidderminster	<ul style="list-style-type: none"> <li>Affordable Housing</li> <li>Play Area</li> <li>Highway Improvement</li> <li>Landscape Maintenance</li> </ul>	30% provision £50,000 contribution off site £50,000 contribution to works Management Comp for non adopted areas	Completed £50,000 received 15/11/2004 Received 24.11.04
WF.832/02	Former College, Hoo Road, Kidderminster	Link Agreement	To original S106	
WF.897/00	Horsefair, Kidderminster	<ul style="list-style-type: none"> <li>Play Area</li> <li>Public Art</li> </ul>	£50,000 contribution £12,000 contribution	} Received 10 <sup>th</sup> March 2004
WF.265/01	Clows Top Garage, Rock	<ul style="list-style-type: none"> <li>Drainage</li> <li>WCC Land</li> <li>Corner Land</li> </ul>	Connection to mains system Comprehensive redevelopment Lay out & Landscape	Completed
WF.890/02	Bayhorse Farm, Drakelow Lane, Wolverley	Prevents disposal of annex as separate dwelling		

WF.1042/01	Chaddesley Wood Farm, Chaddesley Corbett	Revocation of Permission	Not to implement permission granted under WF.268/97	
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Application Number	Site	Provisions		Performance
WF.382/02	New Forest Close, Far Forest	<ul style="list-style-type: none"> <li>Removal of Condition</li> </ul>	£5,000 paid in lieu of footpath for sustainable transport	Received £5,000 Sept 2002
WF.1129/01	The Old Rover Works, Wolverley	<ul style="list-style-type: none"> <li>Live-work Unit</li> <li>Tipping</li> </ul>	<p>No separation /sub division of site; use to remain in Class B1; no occupation until tipping on adj. 'Green Land' ceased.</p> <p>To cease on 'Green Land' after the first occupation of the Live-work unit.</p>	
WF.43/00	Swan Centre Multi Storey Car Park, Blackwell Street, Kidderminster	<ul style="list-style-type: none"> <li>Sustainable Transport</li> </ul>	£50,000 payable within one month of commencement of development	
WF.472/98	Timber Lane, Stourport on Severn	<ul style="list-style-type: none"> <li>Open Space</li> <li>Play Area</li> <li>Affordable Housing</li> </ul>	<p>£153,074.10 on completion of 50<sup>th</sup> unit. Laying out and transfer of land before occupation of last house</p> <p>£38,822.21 as soon as laid out, i.e. before last unit occupied</p> <p>10% of total numbers of dwellings; 50% to be provided by occupation of 100<sup>th</sup> house, remainder by occupation of 150<sup>th</sup> house</p>	£153,074.10 received 06/12/2005 Transaction Number 324268

Application Number	Site	Provisions		Performance
WF.546/01	Fathers & Sons, Worcester Road, Stourport on Severn	Affordable Housing	£100,000 payable 14 days after sale/occupation of 47 <sup>th</sup> unit or 36 months after development first started whichever soonest.	<a href="#">Cheque received 16<sup>th</sup> February 2004 - £100,000</a> Expenditure agreed at HHRA Policy and Scrutiny Panel (April 2005) on three Existing Satisfactory Dwellings (ESD's) in Stourport on Severn
WF.526/00	Oldington Sports Ground (Brintons)	Playing Pitches	£215,000 to be paid for upgrading of pitches on land at Kingsway within fourteen days of development or disposal of land which would affect the playing pitches unless equivalent provision made elsewhere on site	<a href="#">£329,863 received 19/12/2005</a> <a href="#">Increased contribution negotiated due to extended planning permission.</a>
WF.760/01	Plot 2A, Foley Business Park, Stourport Road, Kidderminster	Sustrans Network	£10,000 to be paid on commencement of development for upgrading Sustrans or other alternative means of transport	<a href="#">£10,000 received Dec 2002</a>
WF.603/99	Sainsburys, Kidderminster	Town Centre Improvements	£100,000 to be paid on commencement of development for matters on Town Centre Strategy (attached to Agreement)	<a href="#">£100,000 received in 2001/02</a> - £5000 p.a. to be used in respect of Kidderminster Town Centre Improvements as part of Environmental Improvements and Conservation Budget (Prog Area B3) - £2700 spent in 2002/03 to date

WF.663/01	The Snead, Abberley	To prevent the implementation of a co-existing permission	
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Application Number	Site	Provisions		Performance
WF.67/01	Habberley Road, Bewdley (Number 3)	<ul style="list-style-type: none"> <li>Open Space</li> <li>Affordable Housing</li> </ul>	<p>£5,000 prior to occupation of 6<sup>th</sup> unit for use in Bewdley area</p> <p>Two units prior to occupation of 6<sup>th</sup> unit; constructed and ready for occupation</p>	<p>Properties under construction 19.6.02 <a href="#">Paid £5,000 30/04/03 receipt no. 176653</a></p> <p>Handed over to Bromford Corinthia Housing Association in accordance with Section 106</p>
WF.1051/00	Kidderminster College, Hoo Road, Kidderminster	<ul style="list-style-type: none"> <li>Play Area</li> <li>Affordable Housing</li> <li>Highway Improvements</li> </ul>	<p>£11,419.34 prior to occupation of 120<sup>th</sup> unit; to provide, then maintain for twelve months, then pay commuted sum</p> <p>Eight units on occupation of 50<sup>th</sup> unit; eight units on occupation of 120<sup>th</sup> unit</p> <p>£80,000 to Worcestershire County Council on occupation of 25<sup>th</sup> unit or provisional completion under 278 Agreement</p>	<p><a href="#">Paid to Worcestershire County Council 2<sup>nd</sup> October 2003</a></p>
WF.950/00	Kidderminster College, Market Site, Kidderminster	Sustainable Transport	<p>£75,000 for sustainable transport prior to first use of site</p> <p>Green Travel Plan within three months of occupation</p>	<p><a href="#">Received £75,000 09/05/03</a></p>

Application Number	Site	Provisions	Performance
WF.450/96	KTC.1	Public Art	Paving, Brinton Bell, plaques (Unit 19), northern elevation of Town Hall, commemoration of former chimney no later than practical completion of Phases II – IV
WF.31/01	Habberley Road, Bewdley (Number 2)	Redefined original Agreement for Affordable Housing for six flats and one dwelling	See 97/00 (number 1). Handed to Bromford Corinthia Housing Association
WF.525/98	Yew Tree House, Shenstone	Limited occupation of conversion from barn to one bedroom dwelling	
WF.25/00	Gladderbrook Farm, Heightington	Linked new dwelling to farm	
WF.908/98	West Midland Safari Park	Implementation of site management agreement	
WF.208/00	New Forest Close, Far Forest	<ul style="list-style-type: none"> <li>• Play Area</li> <li>• Highways</li> </ul>	<p>Not less than £35,000 on completion of play area after twelve months maintenance</p> <p>£37,025 on commencement of development</p> <p><a href="#">£37,025 received at Land Oak 17.07.02; paid to WCC 30.07.02</a></p>

WF.97/00	Habberley Road, Bewdley (Number 1)	<ul style="list-style-type: none"> <li>Play Area</li> </ul>	£30,000 before occupation of 30 <sup>th</sup> unit for upgrading of facilities in Bewdley area	<a href="#">Paid 02.09.02</a>
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Application Number	Site	Provisions	Performance	
		<ul style="list-style-type: none"> <li>Affordable Housing</li> <li>Highways</li> </ul>	<p>To be constructed and ready for occupation before occupation of 30<sup>th</sup> unit</p> <p>£60,800 to Worcestershire County Council on occupation of 15<sup>th</sup> unit</p> <p>Handed to Bromford Corinthia Housing Association in accordance with Section 106</p> <p><a href="#">Paid February 2002</a></p>	
WF.339/99	86/87 Blackwell Street/ Waterloo Street, Kidderminster	Parking Improvements	£20,000 on commencement of development for car parking improvements in vicinity of development	Permission not implemented. Site used for car sales under temporary Permission WF.938/99 (13.9.02)
WF.627/98	Round Hill Wharf, Park Lane, Kidderminster	<ul style="list-style-type: none"> <li>Play Area</li> <li>Affordable Housing</li> </ul>	<p>£10,000 for upgrading in Brinton Park before occupation of 30<sup>th</sup> unit</p> <p>Eight units no later than occupation of 30<sup>th</sup> unit</p>	<a href="#">£10,000 received 03/10/2003, receipt number 4481999A</a>
WF.878/99	Woodhouse Farm, Pound Green, Bewdley	Limits on aviation activities		
WF.975/99	Triangle Fields, Far Forest	Agricultural tie for conversion		
WF.450/96	Tesco, Kidderminster	Car Park Agreement		

WF.722/99	Stoney Lane, Kidderminster	<ul style="list-style-type: none"> <li>• Play Area</li> </ul>	£50,000 for upgrading facilities in Kidderminster area on occupation of 30 <sup>th</sup> unit	£50,000 received 2001/02.
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Application Number	Site	Provisions	Performance	
		<ul style="list-style-type: none"> <li>• Affordable Housing</li> </ul>	Three after thirty dwellings occupied; three after forty dwellings occupied	Handed to Spa H.A.
WF.222/94	Stourvale Works, Kidderminster	<ul style="list-style-type: none"> <li>• Play Area</li> <li>• Open Space</li> <li>• Nature Reserve</li> <li>• Pedestrian Access</li> </ul>	<ul style="list-style-type: none"> <li>£11,648 on transfer</li> <li>£25,821 transfer of 100<sup>th</sup> dwelling</li> <li>£6,000 on transfer</li> <li>£50,000 prior to commencement for enhanced access for pedestrians to the site or adjacent land</li> </ul>	£50,000 received 2000/01
WF.156/98	Watery Lane, Stourport on Severn	<ul style="list-style-type: none"> <li>• Affordable Housing</li> <li>• Public Open Space</li> </ul>	<ul style="list-style-type: none"> <li>Six units within three years of occupation of first house; transfer to Housing Association</li> <li>£25,608.48 maintenance to be paid within 28 days of Agreement; layout within twenty-four months of first house or disposal of 30<sup>th</sup> house (whichever is the sooner). Maintain for twelve months</li> </ul>	<p>Handed to Evesham and Pershore H.A.</p> <p>£25,608.48 received 1998/99</p>

Application Number	Site	Provisions		Performance
		<ul style="list-style-type: none"> <li>Play Area</li> </ul>	Layout within twenty-four months of occupation of first house or disposal of 30 <sup>th</sup> house (whichever is the sooner). Maintain for twelve months. Play Area Maintenance of £6,162 to be paid 28 days after Agreement signed	£6,162 received 1998/99
WF.833/95	Land at Puxton Marshes, Kidderminster	<ul style="list-style-type: none"> <li>Nature Reserve</li> </ul>	Transfer land; payment of £106,435 in instalments for maintenance and management on completion of Agreement (7 instalments from September 1998) (£29,364 initial payment; £11,958 first annual; £12,264 second annual; £12,632. £13,011, £13,402, £13,804 annually in subsequent years)	Annual Debtor Account raised by Cultural, Leisure and Commercial Services. Income credited to Parks and Open Spaces. WF.159/00 varied condition to allow a further 3 years for Reserved Matters application to be submitted. Now received
WF.433/95	Crossley Park, Kidderminster	Novation Agreement releasing Neldran from Obligation		
WF.433/95 WF.108/96	Crossley Park, Kidderminster	Variation Agreement to provide bus service to Crossley Park for five years from first opening of first unit		

WF.352/97	Rear of 220-235 Marlpool Lane, Kidderminster	<ul style="list-style-type: none"> <li>Private Open Space</li> </ul>	Establish Management Company for maintenance of open space; to keep open space free from structures etc.	
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Application Number	Site	Provisions	Performance
WF.388/97	Crossley Park, Kidderminster	Limited use of DIY (B & Q) building to bulky goods relating to DIY/Garden Centre <b>and</b> no subdivision for five years from first occupation	
WF.710/96	Barns Hill Farm, Rock	Agricultural occupancy/sole limitations	
WF.883/96	The Lea School, Kidderminster	<ul style="list-style-type: none"> <li>Private Open Space</li> </ul>	Establish Management Company for maintenance of open space; keep open space free from structures etc.
WF.624/94	Drakelow Depot, Wolverley	Use of underground tunnel complex for document storage purposes	
WF.253/95	Honeybrook Stables, Bridgnorth Road, Kidderminster	Revocation of Permissions WF.760/79, WF.111/87 and WF.192/92	
WF.427/93	Bellmans Cross, Shatterford	Limit occupation to family members of Bellmans Cross Inn	
WF.715/93	Sainsburys, Crossley Park, Kidderminster	Landscaping	

WF.974/87 WF.460/87	Former Power Station Site, Worcester Road, Stourport on Severn	Open Space and Play Area	£37,079 for maintenance for the first five years	
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