

Appendix 1 - Heads of Terms S106 Agreement

Infrastructure Contributions

In total these amount to approximately £3.85m subject to indexation from 2006 and 2009. The overall contribution at today's prices (2011) is provisional at this time but is estimated to be around £4.3m.

County transport contribution to cover:

- 1) Upgrading of footpaths
- 2) Enhancement of bus service Park Road / Portway
- 3) Wider Didcot transport infrastructure
- 4) West Hagbourne traffic calming

County infrastructure contribution towards:

- 1) Primary and secondary education
- 2) Special educational needs provision
- 3) Library, social and healthcare, strategic waste management and museum resource provision

District infrastructure contribution towards:

- 1) Play
- 2) Outdoor Sport
- 3) Indoor Sport
- 4) Open space
- 5) Allotments
- 6) Public Art
- 7) Air Quality
- 8) Health
- 9) Community facilities
- 10) Green space
- 11) Recycling
- 12) Street Naming
- 13) Police Infrastructure

Indexation to contributions

- Transport: Baxter from Feb 2006
- County Infrastructure: Pubsec from 3Q 2009
- District Infrastructure: RPIX from Feb 2006

Other contributions:

- Legal Fees
- Admin and Monitoring

Other provisions:

Affordable Housing

- Affordable housing – Amount: 40%, Tenure mix: Rented 70% / shared ownership 30%

Open space

- Provision of equipped play area and open space on site – details to be subject to consultation with Didcot Town Council
- Translocation of wildlife species to include a reptile survey of Mowbray Fields or alternative site (in Spring), a method statement of the translocation and details of the enhancement of Mowbray Fields (or alternative site).

Transport

- Construction traffic routeing agreement
- S278 and S38 Highway Agreements