Online Comment

Application	H09-0180-22
Location	Land off Wignals Gate Holbeach Spalding
Proposal	Modification of 106 Agreement to omit 8 two bed dwellings - relating to H09-0326-17 and H09-1178-19

Name	Angela Doherty
Address	Housing Strategy
Date Submitted	25-02-22
For/Against	Comments

According to Building Control records as of the end of January 2022 this development is under construction with 37 homes completed and at least a further 20 under construction. Given this progression the applicant should advise what is the actual barrier to delivery, if any, in the first instance, and whether there is anything the local authority or any other public sector intervention could assist with before the viability of the developers contributions are assessed.

If this indicates that there are valid reasons for revisiting the developer contributions that can viably be delivered, the submitted viability assessment should be independently tested by the Council to determine what level of contributions can viably be delivered. If that demonstrates that reduced contributions are necessary to support the schemes viability, the authority should consider which contributions to prioritise and not necessarily prioritise the other contributions above the affordable housing delivery.