



North Somerset Council Infrastructure Funding Statement 2024/25

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Executive summary

This Infrastructure Funding Statement (IFS) reports on all income and expenditure relating to the Community Infrastructure Levy (CIL) and S106 Legal Agreements between 1st April 2024 and 31st March 2025.

North Somerset Council (NSC) produced its first IFS in December 2020. Statements for previous years, and further information can be found on the Council's [CIL webpages](#).

CIL headlines for 2024/25:

- The total CIL income was **£3,910,039.97**
- The total CIL passed to Town and Parish Councils was **£695,962.55**
- The total CIL expenditure was **£204,000.00**
- The CIL balance at year end was **£10,160,229.72**

S106 headlines for 2024/25:

- The total S106 income was **£6,171,927.57**
- The total S106 expenditure was **£6,002,530.42**
- The total S106 allocated was **£1,825,766.93**
- The S106 balance at year end was **£24,292,759.24**

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Introduction

Local authorities are required by Government legislation¹ to produce an annual Infrastructure Funding Statement (IFS) which sets out a summary of all income and expenditure relating to the Community Infrastructure Levy (CIL) and Section 106 (S106) legal agreements.

CIL and S106 (often known as 'developer contributions' or 'planning obligations') income is used to help fund the provision of infrastructure associated with new developments. This statement sets out what we have collected and spent over the past year and our planned future expenditure.

These statements are intended to help local communities and developers see how contributions have been spent and understand what future contributions will be spent on, ensuring a transparent and accountable process.

The information included in this report will be updated annually and published on the Council's website.

Community Infrastructure Levy (CIL)

Background

NSC started charging the CIL on new developments from 18th January 2018. The CIL is a financial contribution that developers must pay towards the cost of new and improved infrastructure. The CIL is calculated on a pounds (£) per square metre basis of new development. The charge payable depends on the size, type, and location of the development.

CIL charges are based on a tariff of rates that have been set through public consultation and examination by the Planning Inspectorate. The rates are non-negotiable and must be paid within 60 days of commencement of development. You can find our Charging Schedule and other relevant information on our CIL webpages.

Allocation of CIL

CIL income is allocated in accordance with the CIL Regulations as follows:

- A maximum of **5%** of the CIL can be applied towards its implementation, monitoring and ongoing administration,
- **15%** of the CIL is passed directly to the Town or Parish Council within whose area the development that paid the CIL is located, for the provision of local infrastructure improvements or other measures to support the development of the area. This increases to a 25% share if the area is covered by an adopted Neighbourhood Plan,
- The **remaining amount** is kept by the Council and is required to be spent on infrastructure to support development.

¹ Community Infrastructure Levy (Amendment) (England) (No. 2) Regulations 2019

Infrastructure list

CIL Regulation 123 Lists were abolished by the 2019 amendment regulations and replaced by the requirement to publish the Infrastructure Funding Statement. In line with the amended regulations North Somerset Council is now required to publish this Infrastructure Funding Statement including an “Infrastructure List” which comprises the infrastructure projects or types of infrastructure which we intend will be, or may be, wholly or partly funded by CIL.

The CIL income collected by NSC is required to be spent on infrastructure that supports new development, such as:

- community, leisure, and cultural facilities
- educational facilities
- green infrastructure
- public realm
- flooding and drainage infrastructure
- transport infrastructure

The amount of CIL that North Somerset Council receives will not be sufficient to meet all infrastructure needs. Decisions on expenditure and priorities will be subject to the Council’s normal governance procedures. Please refer to the section on NSC’s CIL expenditure for further information on projects the Council have funded or intend to fund by CIL.

CIL Demand Notices 01/04/2024 – 31/03/2025

The total value of CIL set out in all demand notices issued in the reporting period was £3,470,055.26. It should be noted that not all developments included in this would have been expected to make payment during 2024/25 as the CIL Regulations provide 60 days to make full payment, and therefore some payments may have been received in the 2025/26 financial year.

Income 01/04/2024 – 31/03/2025

The total amount of **CIL income** for the reporting period was **£3,910,039.97**. It should be noted that some of this CIL income would have been received from demand notices issued in the previous financial year.

The Council did not receive any land or infrastructure payments (i.e., the provision of land or infrastructure in lieu of paying the CIL) during 2024/25.

The total CIL income in 2024/25 exceeds the total income received in 2023/24 by more than £1.5m. This increase in income was anticipated in last year’s statement, as the bulk of this income has been generated by major residential developments commencing during 2024/25. The most significant contributors to the total CIL collected in 2024/25 were developments in the following areas:

- **Nailsea** (22/P/1558/RM - Land north of Youngwood Lane & east of Netherton Wood Lane)
- **Backwell** (23/P/2508/RM - Land at Farleigh Fields)
- **Winscombe and Sandford** (24/P/0808/RM - Land to the south side of Greenhill Lane)
- **Yatton** (19/P/3197/FUL - Land off Moor Road)

Details of all CIL receipts and how they were apportioned are set out in [Appendix 1](#).

CIL administrative expenses 01/04/2024 – 31/03/2025

The sum of **£184,746.69** was collected for the administration of CIL in 2024/25. This is the full 5% that can be collected for this purpose.

Money from the CIL Administration pot is used each year to fund the ongoing management, staffing, administration, and IT involved in CIL collection and allocation.

Town and Parish Councils

As explained above, 15% of CIL income is passed directly to the Town or Parish Council within whose area the development that paid the CIL is located, for the provision of local infrastructure improvements or other measures as they see fit. This increases to a 25% share if the area is covered by an adopted Neighbourhood Plan.

There were eight Neighbourhood Development Plans² that were effective during the monitoring period, as set out in the table below.

Table 1. Neighbourhood Development Plans

Neighbourhood Plan	Effective date
Abbots Leigh, Ham Green, Pill and Easton-in-Gordano	9 November 2021
Backwell	24 March 2015
Claverham	20 February 2018
Congresbury	12 November 2019
Long Ashton	10 November 2015
Portishead	19 September 2023
Wraxall and Failand	12 November 2024
Yatton	23 July 2019

² Further information on our made neighbourhood development plans can be found on our Planning Policy webpages [Neighbourhood planning | North Somerset Council](#)

To qualify for the increased percentage (25%) of the CIL, the relevant income must have been received from a development that was granted planning permission in an area covered by a Neighbourhood Development Plan, after the plan had been approved in a local referendum and formally approved by the Council.

The CIL funding passed to Town and Parish Councils in 2024/25 was **£695,962.55** as set out below.

Table 2. Neighbourhood CIL payments

Town or Parish Council	Neighbourhood CIL passed
Backwell*	£133,104.76
Banwell	£3,839.96
Bleadon	£660.00
Brockley	£9,732.46
Butcombe	£2,293.76
Churchill	£20,752.32
Clevedon	£4,521.47
Congresbury*	£4,631.72
Long Ashton*	£19,474.14
Nailsea	£306,931.82
Pill and Easton-in-Gordano*	£5,073.10
Portishead*	£10,675.39
St Georges	£759.63
Tickenham	£8,442.21
Weston-super-Mare	£1,743.59
Wick St Lawrence	£423.91
Winscombe and Sandford	£66,378.03
Yatton*	96524.28
TOTAL	£695,962.55

**Areas with an adopted Neighbourhood Plan.*

No notices requesting repayment of misspent (or unspent after 5 years) CIL funds passed to Town/Parish Councils have been issued during the reported year.

CIL receipts passed to Town and Parish Councils must be used to support the development of the local area by funding

- a) *the provision, improvement, replacement, operation, or maintenance of infrastructure;*
or
- b) *anything else that is concerned with addressing the demands that development places on an area.*

Town and Parish Councils are responsible for preparing their own annual CIL report for each financial year they receive CIL. The report must set out all CIL income and expenditure details including:

- CIL receipts,
- CIL expenditure,
- A summary of items on which CIL has been spent,
- The amount spent on each item,
- The amount of any CIL repaid following a repayment notice,
- The amount of CIL retained at the end of the year,
- The amount of CIL from previous years retained at the end of the year.

Town and Parish Councils must send a copy of the report to the NSC CIL Team to review. The report must be published on their website no later than 31st December following the reported year unless it is published on the Council's website.

Further information on local projects which Town and Parish Councils have funded via CIL funds are detailed in a separate report and published on our CIL webpages.

North Somerset Council CIL expenditure 01/04/2024 – 31/03/2025

The total CIL expenditure for the reported period was **£204k** towards the repayment of RIF for flood works. This will be repaid once the relevant S106 contributions are received.

North Somerset Council CIL commitments

Several projects have been approved by the Council's Capital Programme Planning and Delivery Board (CPPDB) and will receive contributions from NSC's CIL. CIL funds have been allocated towards the total project cost, as listed in Table 3.

Table 3. CIL projects

Project	Total CIL contribution	Phase
Home to School Transport costs at Ravenswood School	£250k	Phased for 25/26 but project not started
Corporate Asset Management Plan (District wide)	£1.59m	£590k phased for 25/26 £1m phased for 26/27
Repayment of RIF for flood works	£4.2m	£0.204m phased for 24/25 £1.164m phased for 25/26 £2.828m phased for 26/27 (NB. This will be repaid once the relevant S106 contributions are received)
Capital Strategy 25/26 – Children's Sufficiency	£2m	£2m phased for 26/27
Capital Strategy 25/26 – Asset Related Activity Cabinet	£2m	£2m phased for 26/27 (TBA)
Banwell Bypass	£4.2m	£4.2m phased for 26/27

Once projects have received CIL contributions this will be reported on in the Infrastructure Funding Statement for the relevant reporting year.

CIL financial summary

The CIL financial summary for 2024/25 (excluding administrative expenses) is set out below.

Table 4. CIL financial summary

	2018/19	2019/20	2020/21	2021/22	2022/23	2023/24	2024/25
Opening balance	£0.00	£74,797.20	£1,525,928.33	£2,078,617.46	£4,767,210.40	£5,620,882.71	£7,334,898.99
Total CIL Income	+£95,856.38	+£1,816,442.92	+£856,528.93	+£3,694,879.86	£1,082,355.82	£2,381,364.24	£3,910,039.97
CIL administrative expenses	-£4,792.82	-£90,822.17	-£42,826.45	-£184,743.99	-£54,117.81	-£119,086.25	-£184,746.69
CIL passed to Town and Parish Councils	-£16,266.36	-£274,489.62	-£146,812.35	-£571,542.93	-£174,565.70	-£393,261.71	-£695,962.55
Expenditure	-£0.00	-£0.00	-£114,201.00	-£250,000.00	£0.00	-£155,000.00	-£204,000.00
Balance at year end	£74,797.20	£1,525,928.33	£2,078,617.46	£4,767,210.40	£5,620,882.71	£7,334,898.99	£10,160,229.72

Anticipated CIL Income for 2025/26

In the first half of the 2025/26 financial year, over £2.1m of CIL has been collected. Based on developments that have recently commenced or are anticipated to commence, we estimate that at least a further £900k of CIL will be paid before the end of the financial year. As additional developments can be expected to commence during this period, the total is likely to be higher. Therefore, we currently forecast that between £3m and £3.5m will be received in 2025/26. It should be noted that the accuracy of this forecast is dependent on several factors, as it is impossible to determine how much will be collected from this potential amount as some permissions may never be implemented or may be eligible for exemptions/relief.

Section 106

Background

Under Section 106 (S106) of the Town and Country Planning Act 1990 a Local Planning Authority can seek obligations, both for on-site works and contributions towards off-site works when it is considered that a new development will have impacts that cannot be dealt with through conditions attached to the planning permission. S106 Agreements are used to mitigate the impacts of developments and ensure that our policy requirements are met.

Examples of contributions that we secure through legal agreements include on site play areas, pitches and green infrastructure, biodiversity mitigation works, on-site drainage schemes, site access works and road safety improvements needed as a result of the development to link the site to local facilities.

The obligations may be provided 'in kind' where the developer builds or provides something to fulfil the obligation. Alternatively, planning obligations can be in the form of financial payments to the Council to provide the works. In some cases, it can be a combination of both.

You can find out more in our Development Contributions Supplementary Planning Document at www.n-somerset.gov.uk/spds

S106 contributions balance 01/04/2024

This report covers the period 01/04/2024 – 31/03/2025. The 'opening balance', money available from previous years, at the start of the period was **£24,053,660.68**. This was split by category as follows.

Infrastructure type	S106 monies available
Capital – Primary Education	£5,008,606.27
Capital – Secondary Education	£580,651.87
Capital – Special Education	£226,911.73
Capital – Post 16 Education	£2,905.90
Capital – Early Years Education	£1,566,671.05
Capital – General (not specific) Education	£633,916.14
Capital – Youth & Community	£48,944.16
Capital – Youth & Community Old	£132.53
Capital – Community Specific	£108,406.10
Capital – Affordable Housing	£38,508.60
Capital – Public Health	£304,343.47
Capital – Built Sports & Leisure	£1,821,700.12
Capital – Public Open Space	£673,480.43

Infrastructure type	S106 monies available
Capital – Pedestrian Crossing/Safety	£182,732.44
Capital – Public Transport	£547,193.26
Capital – Bus Stops/Shelters	£216,477.84
Capital – Footpaths & PROW	£224,431.44
Capital – Signage	£239,013.17
Capital – Flood/Drainage	£42,923.60
Capital – Libraries	£833,363.43
Capital – Other/projects	£157,475.79
Capital – Highways/J21	£2,192,324.03
Capital – Old	£7,467.12
Maintenance / Commuted Sums	£7,871,657.22
Other – S106 other deposits	£332,747.54
Other – S106 S38 Maintenance	£190,675.43

S106 contributions received in 2024/25

During this monitoring period we received a total of **£6,171,927.57** shown by category below. Appendix 2 sets out a full list of each of the individual sites that contributions were received from.

Infrastructure type	S106 monies received
Capital – Primary Education	£327,892.51
Capital – Special Education	£24,414.22
Capital – Early Years Education	£106,653.80
Capital – Community Specific	£39,423.19
Capital – Affordable Housing	£622,869.48
Capital – Built Sports & Leisure	£331,545.57
Capital – Pedestrian Crossing/Safety	£15,410.41
Capital – Bus Stops/Shelters	£184,372.82
Capital – Highways/J21	£2,262,364.61
Capital – Footpaths & PROW	£3,663.27
Maintenance / Commuted Sums	£1,625,668.20
Other – S106 other deposits	£477,940.21
Other – S106 S38 Maintenance	£149,709.28

S106 contributions spent in 2024/25

During the period a total of **£6,002,530.42** was spent. This was split by service area as shown in the following table, and the specific projects the money was spent on are listed in more detail at Appendix 3.

Infrastructure type	S106 monies spent
Capital – Primary Education	£81,228.81
Capital – Special Education	£32,823.81
Capital – General (not specific) Education	£3,216.84
Capital – Youth & Community	£45,082.58
Capital – Affordable Housing	£49,181.00
Capital – Built Sports & Leisure	£314,820.80
Capital – Public Open Space	£144,223.24
Capital – Pedestrian Crossing/Safety	£1,654.67
Capital – Footpaths & PROW	£60,623.91
Capital – Signage	£140,106.07
Capital – Flood/Drainage	£511.60
Capital – Other/projects	£19,070.70
Capital – Highways/J21	£3,789,521.42
Maintenance / Commuted Sums	£862,436.27
Other – S106 other deposits	£458,028.70

S106 contributions allocated not spent in 2024/25

During the reported year the total amount of money received under planning obligations which was allocated but not spent was **£1,825,766.93**

In relation to money which was allocated but not spent during the reported year, items of infrastructure can be summarised as:

Infrastructure type	S106 monies allocated
Capital – Primary Education	£443,087.77
Capital – Special Education	£9,086.97
Capital – Post 16 Education	£2,905.90
Capital – Early Years Education	£515,508.04
Capital – General (not specific) Education	£1,302.38
Capital – Community Specific	£81,790.63
Capital – Built Sports & Leisure	£135,191.67
Capital – Public Transport	£524,811.22
Capital – Bus Stops/Shelters	£6,550.84
Capital – Signage	£28,373.42
Capital – Libraries	£6,207.77
Maintenance / Commuted Sums	£70,950.32

S106 contributions balance at 31/03/2025

We have a current balance of **£24,292,759.24**

Monies secured through S106 agreements must be spent on the specific project for which they were collected. Some expenditure is spent over a long period of time, for example, the expenditure of maintenance contributions and school transport sums is often planned to be spread across 10 or more years.

Other larger projects are reliant on funds from multiple developments, which means that the contributions accumulate for several years before there is sufficient money to proceed. This is particularly the case for transport and education schemes.

Balance brought forward 01/04/2024	£24,053,660.68
S106 contributions received in year	£6,171,927.57
S106 contributions spent 2024/25	-£6,002,530.42
Impairment adjustment	£-10,137.68
Internal interest	£79,839.09
Balance at 31/03/2025	£24,292,759.24

S106 contributions anticipated for 2025/26

It is currently anticipated that S106 contributions received during 2025/26 will be in the region of **£2.1-£3m**. This figure has been forecast by looking at income received at the time of preparing this statement and assessing which trigger points may be received in time for monies to be invoiced and received by year end.

Appendices

Appendix 1: CIL Income received by development 01/04/2023 – 31/03/2024

Planning Permission Reference	Town/Parish Council	Development Address	Total collected
22/P/1726/FUL	Backwell	Stables South of Junction of Backwell Common And, Backwell Bow, Backwell	£360.00
23/P/2508/RM	Backwell	Land At Farleigh Fields and 54 And 56, Farleigh Road, Backwell, North Somerset	£532,059.02
22/P/3009/FUL	Banwell	Elmfield, Whitecross Lane, Banwell, BS29 6DP	£28,099.72
22/P/1993/FUL	Bleadon	Woodlands Farm, Mearcombe Lane, Bleadon, North Somerset, BS24 0NZ	£4,400.00
20/P/2906/FUL	Brockley	Brockley Nurseries, Main Road, Brockley, Bristol, BS48 3AT	£75,917.17
22/P/1461/CQA	Butcombe	Land To West of Sunnymead, Blagdon Lane, Butcombe	£3,714.69
24/P/0669/FUH	Butcombe	Linden Grove, The Batch, Butcombe, BS40 7UY	£14,521.33
22/P/1332/RM	Churchill	Land Adjacent to Ancarva House, Ladymead Lane, Langford, North Somerset	£138,348.81
21/P/1585/FUL	Clevedon	Land To South Of, 88 Teignmouth Road, Clevedon, BS21 6DR	£10,778.18
22/P/1318/FUL	Clevedon	Land To Rear Of 76 Walton Road, Clevedon, BS21 6AN	£14,332.07
22/P/2807/FUL	Clevedon	62 Old Street, Clevedon, BS21 6BS	£2,189.58
24/P/0063/FUL	Clevedon	Flat, 115 Old Street, Clevedon, BS21 6BP	£4,486.74
24/P/1125/FUH	Clevedon	22 Edward Road South, Clevedon, BS21 7HZ	£3,102.25
21/P/1349/FUL	Congresbury	Somerset Court, Stock Lane, Langford, BS49 5JL	£14,635.69
22/P/0707/FUL	Congresbury	20 Southside, Congresbury, North Somerset, BS49 5BS	£8,181.96
24/P/1000/MMA	Long Ashton	67 Ridgeway Road, Long Ashton, BS41 9EZ	-£426.00

Planning Permission Reference	Town/Parish Council	Development Address	Total collected
20/P/0718/FUL	Long Ashton	Gatcombe Farm, Gatcombe Lane, Flax Bourton, Bristol, BS48 3QT	£1,640.19
20/P/2145/FUL	Long Ashton	1 Warren Lane, Long Ashton, Bristol, BS41 9DA	£33,429.17
21/P/2208/FUL	Long Ashton	60 Providence Lane, Long Ashton, BS41 9DN	£17,598.32
22/P/0086/FUL	Long Ashton	43 Weston Road, Long Ashton, North Somerset, BS41 9AA	£1,186.84
22/P/2968/FUL	Long Ashton	67 Ridgeway Road, Long Ashton, BS41 9EZ	£27,291.41
20/P/2347/RM	Nailsea	Land North of Youngwood Lane and East of Netherton Wood Lane, Nailsea	-£53,601.78
20/P/2347/RM	Nailsea	Land North of Youngwood Lane and East of Netherton Wood Lane, Nailsea	£2,801.60
22/P/1558/RM	Nailsea	Land North of Youngwood Lane and East of Netherton Wood Lane, Nailsea	£2,046,212.14
22/P/0803/FUL	Pill and Easton in Gordano	16 Lodway, Pill, North Somerset, BS20 0DH	£20,292.40
18/P/3817/FUL	Portishead	124 Slade Road, Portishead, Bristol, BS20 6BB	£1,215.17
20/P/2102/FUL	Portishead	139A High Street, Portishead, Bristol, BS20 6PY	£5,216.01
24/P/1264/MMA	Portishead	5 Ashdown Road, Portishead, BS20 8DP	£41,342.82
21/P/2950/FUL	St Georges	Land Adjacent To 33 Station Road, St Georges, Weston-super-Mare	£6,716.00
22/P/1381/RM	Tickenham	Land At Southview Farm, 82 Clevedon Road, Tickenham, BS21 6RD	£43,376.38
23/P/2045/FUL	Tickenham	Hales Farm, Tickenham Hill, Tickenham, North Somerset, BS21 6SW	£13,550.22
19/P/3107/FUL	Weston-super-Mare	2 Broadoak Road, Weston-super-Mare, BS23 4NN	-£2,429.09
21/P/0393/FUL	Weston-super-Mare	The New House, Shrubbery Road, Weston-super-Mare, BS23 2JH	£9,397.59
23/P/2189/FUL	Weston-super-Mare	16A Chesham Road South, Weston-super-Mare, BS22 8LP	£2,226.32
20/P/2439/FUL	Wick St Lawrence	Chicken Barn, Cedar Farm, Wick Road, Wick St Lawrence	£2,826.08
21/P/1754/FUL	Winscombe	Sandford Animal Feeds, Rock House, Hill Road, Sandford, North Somerset, BS25 5RJ	£4,284.76

Planning Permission Reference	Town/Parish Council	Development Address	Total collected
21/P/2393/FUL	Winscombe	First Floor, Webbs House, 18 Woodborough Road, Winscombe, North Somerset, BS25 1AD	£8,933.82
22/P/1239/FUL	Winscombe	28 Sidcot Lane, Winscombe, North Somerset, BS25 1LP	£20,410.98
24/P/0808/RM	Winscombe	Land To the South Side of Greenhill Lane, Greenhill Road, Sandford, North Somerset	£415,323.41
19/P/3197/FUL	Yatton	Land Off Moor Road, Yatton	£372,331.27
23/P/1779/FUL	Yatton	Hollowmead Farm, Hollowmead, Claverham, BS49 4LF	£5,500.00
23/P/2688/FUL	Yatton	25 Elm Close, Yatton, BS49 4EL	£8,265.83
TOTAL			£3,910,039.07

Appendix 2: S106 income 01/04/2024 – 31/03/2025

Address	Application	Total
Barrow Hospital, Barrow Gurney, Parcels A-D - Affordable Housing	15/P/2301/F	£622,869.48
Barrow Hospital, Barrow Gurney, Parcels A-D - Community Centre	15/P/2301/F	£22,527.54
Barrow Hospital, Barrow Gurney, Parcels A-D - Early Years	15/P/2301/F	£106,653.80
Barrow Hospital, Barrow Gurney, Parcels A-D - Playing Pitches	15/P/2301/F	£25,343.48
Barrow Hospital, Barrow Gurney, Parcels A-D - Primary School	15/P/2301/F	£327,892.51
Barrow Hospital, Barrow Gurney, Parcels A-D - Special Needs	15/P/2301/F	£24,414.22
Barrow Hospital, Barrow Gurney, Parcels A-D - Village Hall	15/P/2301/F	£16,895.65
Bleadon Quarry, WSM - Bus shelters	19/P/0835/OUT	£36,562.68
Bleadon Quarry, WSM (CON) - bus stops maintenance (XMT144)	19/P/0835/OUT	£5,186.93
Land at Moor Road, Yatton-Sports pitches relocation	19/P/3197/FUL	£160,251.05
Land at Farleigh Farm, Backwell-Public transport	21/P/1766/OUT	£111,500.00
Land at Former Claverham Works - Bus Stops	21/P/1247/FUL	£31,123.21
Land to East of Court House Farm, Marsh Lane, Easton-in-Gordano - Pedestrian and cycle improvements	22/P/1770/FUL	£15,410.41
Land to the West, Locking Parklands - Infrastructure and Services	16/P/1881/OT2	£2,262,364.61
Woodborough Farm, Winscombe - Winscombe Community Centre	15/P/1979/O	£145,951.04
Bleadon Quarry, WSM - Footpath NEW	19/P/0835/OUT	£3,663.27
Barrow Hospital, Barrow Gurney, Parcels A-D (CON) - Secondary School Transport	15/P/2301/F	£108,343.37
Barrow Hospital, Barrow Gurney, Parcels A-D (CON) - Libraries	15/P/2301/F	£12,532.99
Barrow Hospital, Barrow Gurney, Parcels A-D (CON) - Primary School Transport	15/P/2301/F	£143,120.25
Barrow Hospital, Barrow Gurney, Parcels A-D (CON) - Transport	15/P/2301/F	£11,251.57
Barrow Hospital, Barrow Gurney, Parcels A-D (CON) - Youth: Flax Bourton	15/P/2301/F	£1,531.17
Barrow Hospital, Barrow Gurney, Parcels A-D (CON) - Youth: Long Ashton	15/P/2301/F	£1,531.17
Bleadon Quarry, WSM (CON) - Safe route to School (XMT320)	19/P/0835/OUT	£36,178.85
Bleadon Quarry, WSM (CON) - Street Name Plates (XMH223)	19/P/0835/OUT	£1,296.73
Bleadon Quarry, WSM (CON) - Travel Plan & Sustainable Transport (XMH222)	19/P/0835/OUT	£6,535.53
Bleadon Quarry, WSM (CON) - TRO(XMH226)	19/P/0835/OUT	£5,446.28
Bristol Airport - Public Transport - NEW	18/P/5118/OUT	£140,000.00

Address	Application	Total
Bristol Airport - A38 Highway Improvement and Works	18/P/5118/OUT	£507,930.91
Bristol Airport - Planning & Parking Enforcement Officer	23/P/1637/FUL	£50,000.00
Dinghurst Road, Churchill (CON) - Sustainable transport	21/P/2123/OUT	£1,641.50
Engine Lane, Nailsea - travel plan	17/P/1250/F	£15,260.00
Gatcombe Farm, Wrington (CON) - Pedestrian improvement	21/P/0019/OUT	£12,055.40
Gatcombe Farm, Wrington (CON) - Public right of way	21/P/0019/OUT	£30,138.50
Gatcombe Farm, Wrington (CON) - Public transport	21/P/0019/OUT	£24,110.80
Gatcombe Farm, Wrington (CON) - School transport	21/P/0019/OUT	£42,951.88
Gatcombe Farm, Wrington (CON) - Sustainable travel	21/P/0019/OUT	£5,497.26
Gatcombe Farm, Wrington (CON) - Traffic Calming measures	21/P/0019/OUT	£18,083.10
Land at Farleigh Farm, Backwell-PROW	21/P/1766/OUT	£6,355.50
Land at Former Claverham Works - Public Bus Service	21/P/1247/FUL	£20,748.81
Land at Former Claverham Works - Secondary School Transport	21/P/1247/FUL	£28,311.74
Land at Former Claverham Works - Sustainable Transport	21/P/1247/FUL	£2,987.83
Land at Moor Road, Yatton-TRO(CON)	19/P/3197/FUL	£5,265.39
Land to the South of Locking Head Drove, Locking - Joint Marketing	16/P/2758/RG4	£7,191.52
North End, Yatton, East (CON) - Secondary School Transport	15/P/0946/O	£38,687.87
Plot A7 Weston Business Quarter - Public Transport Facilities	23/P/2014/FUL	£12,000.00
Weston Park, Airfield, WSM (Phase 2) - (CON) Joint Marketing	12/P/1510/OT2	£7,049.62
Weston Villages (CON) - Community Bus	12/P/1266/OT2	£33,558.56
Weston Villages (CON) - Joint Marketing	12/P/1266/OT2	£9,375.38
Weston Villages (CON) - North South Link Bus Service Contribution	12/P/1266/OT2	£42,293.18
Woodborough Farm, Winscombe (CON) - Secondary School Transport	15/P/1979/O	£43,785.31
Youngwood Lane, Nailsea (CON) - Bus Service	16/P/1677/OT2	£173,020.62
Youngwood Lane, Nailsea (CON) - Public Rights of Way	16/P/1677/OT2	£5,201.36
Bleadon Quarry, WSM (CON) - Fire hydrants (XMY144)	19/P/0835/OUT	£5,835.30
Land at Farleigh Farm, Backwell-Fire hydrant	21/P/1766/OUT	£1,672.50
Land at Farleigh Farm, Backwell-TRO	21/P/1766/OUT	£3,456.50
Land at Moor Road, Yatton-Fire hydrant	19/P/3197/FUL	£3,433.95
Land at Moor Road, Yatton-Rhyne maintenance (UNCON)		£22,206.22
Stancombe Quarry Community Fund		£16,816.99
Weston Villages - Strategic Flood Solution (CON)	21/P/0058/MOD	£438,917.00
A370 Farleigh Road, Backwell – S278 works	21/P/1766/OUT	£149,709.28

Appendix 3: S106 expenditure 01/04/2024 – 31/03/2025

Address	Application	Total
Land North of Wilson Gardens / Scot Elm Drive - Off Site Open Space	19/P/0978/MMA	£4,788.02
Old Coach Station, Winford - Informal Open Space(xcp225)	12/P/0390/O	£760.37
Oldmixon Road, Hutton - Playing Pitches	16/P/0150/O	£74,483.95
Sandford Primary NW land (additional agreement)- Sandford Village Hall	15/P/0583/O	£64,920.05
Says Lane, Langford - Built Sports & Leisure	15/P/1313/O	£24,194.07
Severn Paper Mill, Harbour Road, Portishead - Playing pitch improvements	16/P/ 1608/F	£7,929.65
Arnolds Way, Yatton (Phase 1) - Off site Sports pitches contribution	14/P/0191/O	£1,081.56
Gordano Gate Business Park/ Sainsburys, Portishead - Cabstand Contribution	11/P/0955/F	£136,489.44
Gordano Gate Business Park/ Sainsburys, Portishead - High St Car Parking	11/P/0955/F	£1,171.00
Gordano Gate Business Park/ Sainsburys, Portishead - Pedestrian Routes	11/P/0955/F	£64.67
Gordano Gate Business Park/ Sainsburys, Portishead - Town Centre Advertising	11/P/0955/F	£210.69
Gordano Gate Business Park/ Sainsburys, Portishead - Town Centre Signage	11/P/0955/F	£2,234.94
Harbour Road Burt, Portishead - Youth & Community	08/P/1912/O	£1,652.58
Myrtle Tree, Kewstoke - POS Improvements	00/P/0436/F3	£954.59
Pudding Pie Lane East, Langford - Built Sports & Leisure	15/P/1414/O	£68,408.97
St Georges, Locks Paddock - POS at St Georges	05/P/0082/F	£4,561.98
St Joseph's school, Portishead - Playing Pitches	13/P/1809/F	£2,090.71
Tickenham Garden Centre, Tickenham - Leisure	16/P/0032/O	£13,158.28
Totterdown Lane Southeast Side, WSM - Hutton Moor swimming facilities	15/P/0983/O	£1,793.88
Weston Park, Airfield, WSM (Haywood Village) - Community Development	10/P/0756/OT2	£43,000.00
38-40 Birnbeck Road, WSM, Car club	19/P/3151/FUL (amended to 21/P/1077/MMA)	£12,945.00
Arnolds Way, Yatton (Phase 2) - Libraries	15/P/1488/O	£6,400.30
Barrow Hospital, Barrow Gurney, Parcels A-D - Affordable Housing	15/P/2301/F	£10,672.40
Brighton Rd, WsM - POS	05/P/0469/F	£10,527.80
Flowerdown Bridge - Innovation Centre	07/P1262/F 08/P/0287/F	£141,561.36
Harbour Road Burt, Portishead - Primary School	08/P/1912/O	£81,228.81
Land on the north side of Harbour Road, Portishead (v2 Martingale Way)-Open space	21/P/2178/MMA	£31,233.60
Land to the West, Locking Parklands - Infrastructure and Services	16/P/1881/OT2	£3,634,665.05

Address	Application	Total
Land West of Mendip Road - open space contribution	17/P/2377/F	£4,438.96
LC RT Community Land Contribution - allotments		£837.00
Milton Hill, WSM - Play Facilities	07/P/0852/O	£3,552.90
North End, Yatton, East - Transport: Strawberry Line	15/P/0946/O	£56,960.64
Oldmixon Road, Hutton - Special Education Needs	16/P/0150/O	£16,742.61
Severn Paper Mill, Harbour Road, Portishead - Public Open Space Nature Reserve	16/P/ 1608/F	£7,764.00
St Georges, Walford Ave - Play Facilities / POS	03/P/1892/F	£10,615.15
St Saviours Church, Locking Rd, WsM - Public Open Space - planning application 2	04/P/2997	£5,158.10
Station Rd, Worle - Parking Restrictions	13/P/1286/F	£350.01
Totterdown Lane South East Side, WSM - Public Open Space	15/P/0983/O	£1,052.00
Weston Park, Airfield, WSM (Phase 2) - Primary School supervision fee	12/P/1510/OT2	£3,216.84
Youngwood Lane, Nailsea - Pedestrian & Cycle Connections - Cycle Parking (Nailsea & Backwell Station)	16/P/1677/OT2	£1,590.00
Arnolds Way, Yatton (Phase 1)- Libraries Contribution	14/P/0191/O	£4,568.63
Arnolds Way, Yatton (Phase 2) - Flood Risk and Prevention	15/P/1488/O	£203.82
Bay Road, Clevedon - Neighbourhood Open Space	17/P/1078/F	£26,682.89
Bleadon Quarry, WSM - Footpath NEW	19/P/0835/OUT	£3,663.27
Brackenwood Gardens, Portishead - Affordable Housing Second Tranche	14/P/0467/F	£38,508.60
Byways, Strode Rd, Clevedon - Youth & Community	11/P/0382/F	£430.00
Cobthorn Way, Congresbury - Special Needs	15/P/0519/O	£16,081.20
Elm Farm, Nailsea - Play Areas x3	02/P/2328/F	£21,870.99
Gordano Gate Business Park/ Sainsburys, Portishead - Wyndham Way Landscaping	11/P/0955/F	£7,097.13
LC Vale Mill - Off site POS	09/P/0957/F	£2,189.50
Portishead Wyndham Way Water Ecology	TBC	£307.78
Rozel Hotel, WsM - Play Areas	01/P/1051/F	£467.53
Sandford Station Site, Station Rd, Sandford - Library Facilities	07/P/3232/F	£8,101.77
Sunnybank, WsM - Open Space Provision	Agreement dated 15.11.2000	£2,625.25
Uphill Road 21a, W-s-M - Public Open Space	09/P/1746/F	£598.38
Woodborough Farm, Winscombe - Churchill Sports Centre	15/P/1979/O	£53,206.78
Ashlands - Grass Pitches	00/P/1884/OT2	£24,405.00
Cox's Green, Wrington - Woodland	16/P/1291/O	£5,262.87
Elm Farm, Nailsea Public Open Space D6131	02/P/2328/F	£19,487.56
Milton Hill, WSM - Youth works	07/P/0852/O	£1,970.85
Weston Park, Airfield, WSM (Haywood Village) CON - Commuted Sum - Junior Pitch	10/P/0756/OT2	£5,006.20
Weston Park, Airfield, WSM (Haywood Village) CON - Commuted Sum - MUGA	10/P/0756/OT2	£1,001.26
Weston Villages (CON) - Community Capacity Fund	12/P/1266/OT2	£2,000.00

Address	Application	Total
Bleaddon Quarry, WSM (CON) - Fire hydrants (XMY144)	19/P/0835/OUT	£5,835.30
Bristol Airport - WECA MaaS Platform	18/P/5118/OUT	£25,000.00
Cambridge Batch Garage, Flax Bourton - Fire Hydrant	23/P/0365/FUL	£1,500.00
Land at Farleigh Farm, Backwell-Fire hydrant	21/P/1766/OUT	£1,672.50
Land at Moor Road, Yatton-Fire hydrant	19/P/3197/FUL	£3,433.95
Mendip Rd, WSM (CON) - Youth & Community Contribution	12/P/0906/F	£4,163.05
Nailsea Police Station - Library (CON)	15/P/2851/F	£517.50
St Joseph's school, Portishead - Youth	13/P/1809/F	£1,541.69
The Uplands, Nailsea - Fire Hydrant	20/P/2000/R3	£6,000.00
Arnolds Way, Yatton (Phase 2) CON - Secondary School Transport	15/P/1488/O	£42,346.05
Ashlands - Open Space Maintenance	00/P/1884/OT2	£83,593.66
Beckets Lane, Nailsea - Open Space Maintenance		£251.78
Bristol Airport - Public Transport - OLD	09/P/1020/OT2	£40,000.00
Bristol Airport - Planning & Parking Enforcement Officer	23/P/1637/FUL	£32,248.63
Cadbury Garden Centre South, Congresbury (CON) - Public Open Space - local nature reserve	16/P/2982/O	£1,160.00
Charlcombe Caravan Park, Portishead - Public Open Space		£4,714.43
Cobthorn Way, Congresbury - Libraries	15/P/0519/O	£2,692.00
Coles Quarry, Backwell - MOVA study	14/P/0304/F	£600.00
Cox's Green, Wrington - Secondary School Transport	16/P/1291/O	£32,346.05
Diamond Batch - Play Area Commuted Sum	10/P/1339/F	£9,529.76
Diamond Batch - Public Open Space Areas Commuted Sum	10/P/1339/F	£20,309.87
Down Road/Valley Rd, Portishead Open Space Maintenance		£8,317.24
Ebdon Grounds, Worle - Open Space Maintenance		£5,308.78
Egret Drive, Yatton (CON) - Secondary school transport	19/P/0834/FUL	£22,346.05
Elborough Village, WSM Open Space Maintenance		£2,801.14
Farleigh Hospital, Backwell - Open Space Maintenance	96/1750	£4,593.12
Flowerdown Railway Triangle - Ready4Work (CON)	06/P/1019/F	£240.00
Gatcombe Farm, Wrington (CON) - Public transport	21/P/0019/OUT	£24,110.80
Golden Acres, Tickenham-School transport (CON)	20/P/1260/FUL	£900.02
Ham Green Hosp, Easton in Gordano Woodland Trust		£13,735.62
Knapps Drive, Winscombe - Woodland Maintenance		£1,848.04
Land to the South of Locking Head Drove, Locking - Joint Marketing	16/P/2758/RG4	£466.59
LC - Open Space Maintenance		£46,944.22
LC WW - Open Space Maintenance		£53,538.12
Mendip Rd, WSM - Open Space Maintenance	12/P/0906/F	£2,934.48
National Grid, Hinkley Point C (CON) - Public Rights of Way		£28,784.25

Address	Application	Total
National Grid, Hinkley Point C (CON) - Wildlife Site Maintenance		£29,665.71
National Grid, Hinkley Point C (CON) - Woodland Management		£13,879.10
North End, Yatton 1 - Open Space Maintenance - 99/0142		£215.17
North End, Yatton 4 - Open Space - 04/P/2827/0 - commuted sum	04/P/2827/0	£1,079.69
North End, Yatton, East (CON) - Secondary School Transport	15/P/0946/O	£47,346.05
Phase 3A, Locking Parklands - Employment Contribution	18/P/3175/FUL	£36,500.00
Portishead Wyndham Way Open Space Maintenance		£4,155.82
Severn Paper Mill, Harbour Road, Portishead - Open Space Maintenance (CON)	16/P/1608/F	£2,193.44
St Georges, Willow Close - Open Space Maintenance		£3,770.08
Weston Park, Airfield, WSM (Haywood Village) - Open Space Maintenance	10/P/0756/OT2	£1,100.00
Weston Villages (CON) - Green Infrastructure & Play Areas	12/P/1266/OT2	£1,374.00
Weston Villages (CON) - Joint Marketing	12/P/1266/OT2	£9,218.54
Wingard Close Uphill, WSM - Open Space Maintenance		£14.55
Woodborough Farm, Winscombe (CON) - Secondary School Transport	15/P/1979/O	£42,346.05
Woodborough Farm, Winscombe (CON) - Strawberry Line resurfacing	15/P/1979/O	£200.00
Wookey Close, Nailsea - Open Space Maintenance		£3,880.00
Arnolds Way, Yatton (CON) - Secondary School Transport	14/P/0191/O	£638.82
Ashlands - Land at WW/ Conference Way - LAP Commuted Sum	00/P/1884/OT2	£11,360.59
Ashlands - Pegasus Crossing Maintenance	00/P/1884/OT2	£1,029.06
Atlantic Rd, Highbury - Public Open Space		£217.66
Brackenwood Supp - Public Open Space	11/P/2250/F	£2,964.72
Brampton Way, Portishead - Traffic Regs	04/P/3331/F	£5.55
Cadbury Garden Centre South, Congresbury (CON) - Secondary School Education Transport	16/P/2982/O	£4,021.45
Cobthorn Way, Congresbury - Secondary School Transport	15/P/0519/O	£7,709.46
Cox's Green, Wrington - Open Space Maintenance	16/P/1291/O	£1,421.74
Elborough Village - Highways		£15,969.78
Flowerdown Railway Triangle - Public Transport (CON)	06/P/1019/F	£1,285.00
Ham Green Hosp, Easton in Gordano - Highway Maintenance		£7,490.42
Knapps Drive, Winscombe - Village Green Maintenance		£1,176.15
Land at Farleigh Farm, Backwell-TRO	21/P/1766/OUT	£3,456.50
Macquarie Farmhouse D6217 - Highway Verge Maintenance		£2,608.76

Address	Application	Total
Mendip Rd, WSM (CON) - Employment Contribution	12/P/0906/F	£285.60
Myrtle Tree - Open Space Maintenance	00/P/0436/F3	£478.01
Venus Street, Congresbury (CON) - Library	16/P/0147/F	£604.33
Venus Street, Congresbury (CON) - Traffic Calming (Highways)	16/P/0147/F	£4,647.45
Well Park, Congresbury (CON) - Footpath	04/P/1217/O	£2,614.22
Westcliffe Annexe, Kewstoke Road, WSM - Community & Youth Contribution	08/P/0256/F	£54.37
Stancombe Quarry Community Fund		£19,111.70
Weston Villages - Strategic Flood Solution (CON)	21/P/0058/MOD	£438,917.00