

Planning Contributions and Affordable Housing

Supplementary Planning Document



What is it?

A guide to the
planning guidance on developer
contributions and affordable housing

LDD6

What is it?

When planning permission is granted, the Council is entitled to ask a developer to pay for some of the infrastructure, or other needs, that their development generates. On certain sites the Council is also entitled to seek a percentage of housing to be affordable housing, to meet the needs of people who are unable to afford open market prices or rents.

Planning contributions are usually a legal agreement between a planning authority and a developer. They are also called 'planning gain', 'Planning Obligations' or 'Section 106 Agreements'. The Government closely controls the scope of planning contributions.

Planning contributions are intended to secure benefits or safeguards for the community to compensate for the impact of development. They are a major way in which affordable housing is provided.

The Supplementary Planning Document (SPD) on planning contributions and affordable housing provides guidance on what Torbay Council wishes to seek from developers in the way of planning contributions. It also sets out guidance on providing affordable housing.

Where can I find out more about it?

The SPD is part of the emerging Local Development Framework, which is being prepared by Torbay Council. There is more information on the Local Development Framework at www.torbay.gov.uk/ldf

How can I become involved?

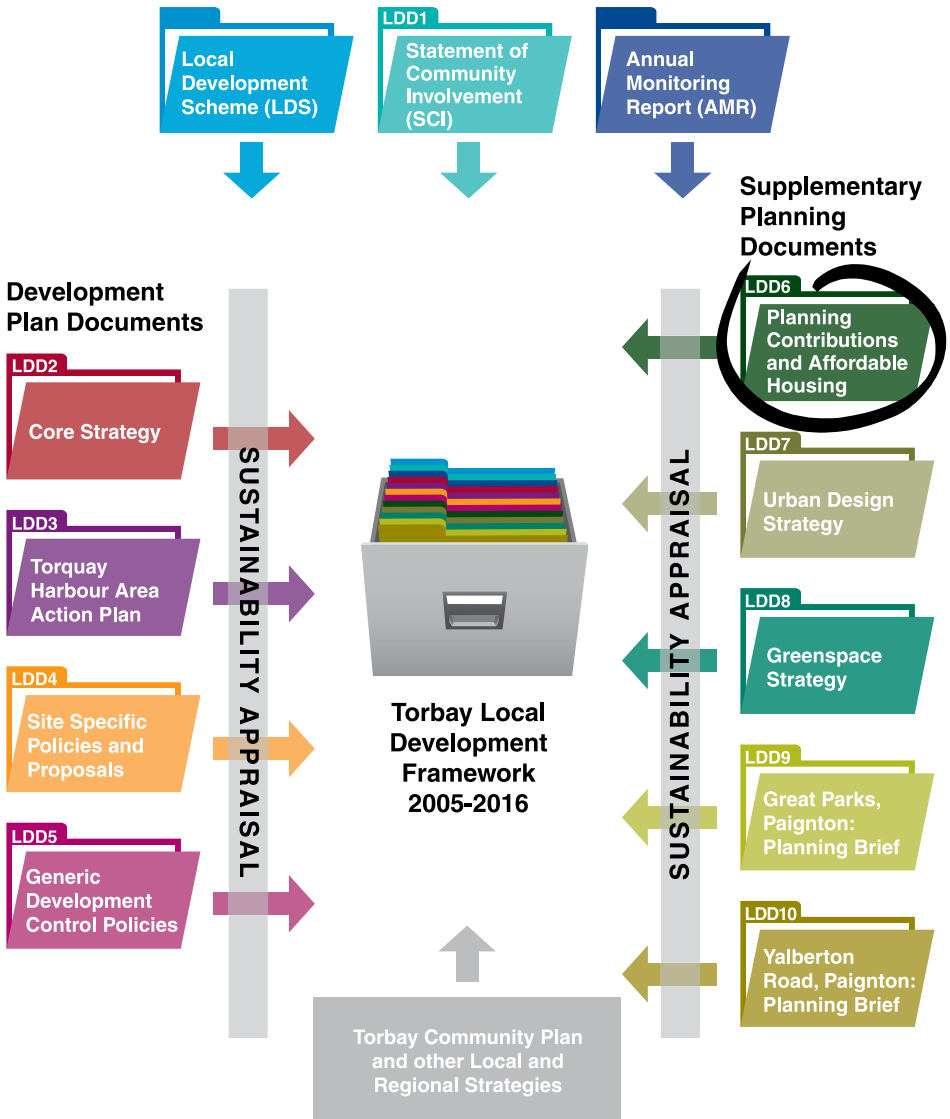
To become involved in the Local Development Framework process, you can register your details by phoning us on **01803 208804** or emailing us at planningcontributions@torbay.gov.uk

You can also write to us at: **Local Development Framework, Strategic Planning Group, Community Services, Torbay Council, Floor 3, Roebuck House, Abbey Road, Torquay, TQ2 5TF.**

A draft document will be published for a four week stakeholder consultation in June-July 2006. Following this, a full formal public consultation will be undertaken in autumn 2006. Consultation details will be published on our website www.torbay.gov.uk/ldf

Please get involved... this will have a major effect on the way Torbay provides affordable housing and other infrastructure for the community.

The structure of the Local Development Framework





Strategic Planning Group, Community Services
Floor 3, Roebuck House, Abbey Road, Torquay TQ2 5TF

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