

Item No. 7.	Classification: Open	Date: 20 July 2020	Meeting Name: Planning Committee
Report title:		To release £134,024.50 from the S106 agreements associated with the below developments, to fund the archaeology service until 2021	
Ward(s) or groups affected:		All	
From:		Chief Executive	

RECOMMENDATION

1. That planning committee agrees the release of funds totalling £134,024.50 of Section 106 funding, from the below development(s), to deliver the archaeology service, as set out in paragraphs 4-6.

BACKGROUND INFORMATION

2. Planning obligations are used to mitigate the negative impacts caused by a development and contribute towards providing infrastructure and facilities necessary to achieve sustainable communities. In order to achieve this, the council enters into a legal agreement with a developer whereby the developer agrees to provide planning contributions and/or enters into various planning obligations.
3. Agreements have secured funding for the post of archaeology officer over a number of years and this report seeks to release that funding in order to forward fund the post up to and including 2020.

KEY ISSUES FOR CONSIDERATION

4. The archaeology officer post is located within the design and conservation team. The post originated in 1992, partly as a response to the controversy surrounding the discovery of the Rose Theatre in 1989, but also as the importance of the archaeological resource in north Southwark became increasingly apparent.
5. The post was part-funded for two years by English Heritage, but became a core post entirely funded from departmental budgets from 1994. The continuing regeneration of Southwark has led to the discovery of regionally and nationally significant archaeological monuments in the borough. Through the planning process, the officer ensures the provision for archaeological investigation and post-excavation projects and monitors investigations. Where appropriate the preservation of monuments in situ is also negotiated by the officer. Owing to the importance of the archaeological heritage of the borough, it is considered necessary that the post of Archaeology officer is maintained.
6. The archaeology officer post ensures the provision of archaeological investigation and post-excavation projects and monitors investigations. Where appropriate the preservation of monuments in situ is also negotiated by the officer. Owing to the importance of the archaeological heritage of the borough, it is considered

necessary that this post is funded by S106 contributions and secured for the next four years.

Community impact statement

7. This use of funds has no community impact implications.
8. The proposal has no impact on any particular age, disability, faith or religion, race and ethnicity and sexual orientation.
9. The proposals are not considered to have a disproportionate effect on any other community or group.

Consultation

10. This report is releasing funds from a number of agreements, from across the borough. As these contributions are for the single purpose of funding the council's archaeology officer and cannot be used for anything else, it has been considered necessary to consult.

Resource implications

11. All costs arising from implementing the recommendations above will be met from the S106 agreements attached to the planning permissions for the development sites.
12. The project will be managed by the design and conservation team, which has been managing Southwark's archaeology since 1992.
13. Above mentioned funding is required to pay for the post of an archaeology officer. Post is located within the Design and Conservation team. The post originated in 1992. Owing to the importance of the archaeological heritage of the borough, it is considered necessary that this post is funded by S106 contributions and secured for the next four years.

Policy implications

14. These funds will help deliver our Fairer Future Promises by managing the borough's historic environment.

SUPPLEMENTARY ADVICE FROM OTHER OFFICERS

Director of Planning

Permission Ref	Account No	Address	Amount
18/AP/2302	837	Rose Court, 2 Southwark Bridge Road, SE1 9HS	£3,442.42
15/AP/3886	782	25-29 Harper Road, London, SE1 6AW and Crown Court, Swan Street, London SE1 1DF	£6,936.33
16/AP/4569	841	133 Park Street, London SE1 9EA and 105 Sumner Street	£95,795.61

Permission Ref	Account No	Address	Amount
		London SE1 9HZ	
17/AP/3757	842	62A and Hatcham Road and 134-140 Ilderton Road, London SE15 1TW	£11,347.08
12/AP/3940	712	Sampson House 64 Hopton Street SE1 9JH & Ludgate House 245 Blackfriars Road SE1 & RAILWAY ARCHES.	£8,396.86
15/AP/4980	806	153-159 Borough High Street, London SE1 1HR	£1,149.19
17/AP/1646	848	634-636 Old Kent Road, London SE15 1JB	£3,568.01
16/AP/3983	864	56-60 Denmark Hill, London SE5 8RZ	£3,389.00
TOTAL			£134,024.50

15. The above mentioned developments secured £134,024.50, combined, in contributions towards funding the post of archaeology officer. These funds are currently unallocated and available.
16. The proposed allocation accords with the above mentioned agreements and would provide appropriate mitigation for the impacts of the specific and future developments.

Director of Law and Democracy

17. As a central London borough, Southwark is fortunate in possessing a very rich history. This report emphasises the importance of the archaeological heritage within the Borough and outlines the need to devote further resources in order to protect this as far as possible.
18. The report lists eight different planning agreements where financial payments have been made by developers in order to mitigate the impacts caused by the various developments. Usually, such impacts are quite specific to the individual site but in certain instances the developer consents to the contribution being used towards general purposes within the borough. This is the case with the archaeological payments identified in this report where in most of the individual agreements, the developer has agreed that the funding may cover archaeological services within the borough. This report is directly concerned with the ability to fund this important work.
19. The report confirms that it is not considered that the proposal has any disproportionate effect on any other community or group. Accordingly, Members on this occasion, can feel confident that there will be no breach of the rights contained within the European Convention of Human Rights nor any failure to comply with the Public Sector Equality Duty.
20. As is customary with such release reports, the authority to consider and authorise such expenditure is in accordance with paragraph 6, part 3F of the council constitution.

Strategic Director of Finance and Governance CAP19/067

21. This report seeks approval from the planning committee to release the sum of £134,024.50 from the agreements listed at paragraph 15, to fund Archaeology Officer post within the design and conservation team.
22. The director of planning confirms the section 106 receipts associated with these agreements have not been allocated to other projects, and the proposed allocation accords with the terms of the agreements.
23. The strategic director of finance and governance notes the resource implications at paragraphs 11-13, confirms that the council has received the related section 106 funds and they are available for the funding of archaeology officer post.

BACKGROUND DOCUMENTS

Background Papers	Held At	Contact
Copies of S106 Legal Agreements	Planning Division, 160 Tooley Street, London SE1	Neil Loubser 020 7525 5451

APPENDICIES

Appendix	Description
None	

AUDIT TRAIL

Lead Officer	Simon Bevan, Director of Planning	
Report Author	Michael Tsoukaris, Group Manager Design and Conservation	
Version	Final	
Dated	24 June 2020	
Key Decision?	No	
CONSULTATION WITH OTHER OFFICERS / DIRECTORATES / CABINET MEMBER		
Officer Title	Comments Sought	Comments included
Director of Law and Democracy	Yes	Yes
Strategic Director of Finance and Governance	Yes	Yes
Director of Planning	Yes	Yes
Date final report sent to Constitutional Team		1 July 2020