

Single Member Cabinet Decision

<b>Executive Forward Plan Reference</b>	<b>E 3684</b>
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**Planning Obligations Supplementary Planning Document  
(SPD) Draft Interim Update**

<b>Decision maker/s</b>	Cllr Matthew McCabe, Cabinet Member for Built Environment, Housing and Sustainable Development
<b>The Issue</b>	To undertake a focussed and interim update of the current Planning Obligations Supplementary Planning Document 2015 as previously amended in 2019 and 2023. The amendments to the SPD incorporate updates to the education chapter including early years facilities, SEND and home to school transport, a new chapter on primary health facilities, minor updates to the affordable housing chapter to reflect the revised NPPF to reflect changes in national policy and more up to date information; and other minor update changes to reflect indexation and implementation issues. Following consultation minor changes have been made. The report seeks approval of the interim updates to the SPD for adoption.
<b>Decision Date</b>	14 February 2026
<b>The decision</b>	The Cabinet Member agrees that  a) The interim update draft Planning Obligations Supplementary Planning Document as amended following consultation (Appendix 1) is adopted b) The Head of Planning has delegated authority to make any necessary editorial changes, in consultation with the Cabinet Member for Built Environment, Housing and Sustainable Development, prior to the adoption and publication of the interim update Planning Obligations
<b>Rationale for decision</b>	The proposed amendments to the SPD incorporate updates to the education chapter including early years facilities, SEND and home to school transport, a new chapter on primary health facilities, minor updates to the affordable housing chapter to reflect the revised NPPF to reflect changes in national policy and more up to date information; and other minor update changes to reflect indexation and implementation issues.
<b>Financial and budget implications</b>	The preparation of the updated Planning Obligations SPD has been undertaken by the Planning Policy Team and the costs covered within the existing salary budget and the Council's LDF budget.  It is anticipated that the level of Section 106 income will increase. We have in place arrangements for the collection, monitoring and spending of contributions arising from Planning Obligations and whilst these arrangements remain valid for administering the

	increased level of income, the current arrangements are being reviewed in order to improve them.
<b>Issues considered</b>	Social Inclusion; Customer Focus; Sustainability; Human Resources;; Equality (age, race, disability, religion/belief, gender, sexual orientation); Corporate; Impact on Staff; Other Legal Considerations
<b>Consultation undertaken</b>	Public Consultation; Ward Councillor; Cabinet colleagues; Other B&NES Services; Other Public Sector Bodies; Section 151 Finance Officer; Chief Executive; Monitoring Officer
<b>How consultation was carried out</b>	A public consultation based on Council's Statement of Community Involvement was undertaken. A Consultation Statement has been prepared – refer Appendix 2 to Report.
<b>Other options considered</b>	There is no other legislative mechanism to adopt SPDs and to not adopt the SPD would leave standing policy requirements absent of additional and updated detail. The SPD mainly provides guidance on development plan policy requirements and national policy and does not create policy.
<b>Declaration of interest by Cabinet Member(s) for decision:</b>	None
<b>Any conflict of interest declared by anyone who is consulted by a Member taking the decision:</b>	None

<b>Name and Signature of Decision Maker/s</b>	Cllr Matt McCabe 
<b>Date of Signature</b>	14 <sup>th</sup> February 2026

**Subject to Call-in until 5 Working days have elapsed following publication of the decision**