

Borough of Oadby & Wigston



Oadby & Wigston

Local Infrastructure Plan

March 2012



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1. INTRODUCTION

- 1.1 This is the Local Infrastructure Plan (LIP) for Oadby and Wigston Borough Council and is a supporting document providing part of the evidence base for the Adopted Core Strategy (2006 – 2026) and the Local Development Framework.
- 1.2 The purpose of the Local Infrastructure Plan is to identify the infrastructure required to meet spatial objectives and growth anticipated in the Borough; show that the required infrastructure is deliverable; and to identify where additional investment may be required. This will enable the Council to identify mechanisms for reducing funding gaps and will provide the basis should the Borough Council wish to pursue the development of local thresholds under the Community Infrastructure Levy (CIL).
- 1.3 The importance of delivery is highlighted in Planning Policy Statement 12, paragraph 4.4 (June 2008) which states: -

“The delivery strategy is central. It needs to show how the objectives will be delivered, whether through actions taken by the Council as a planning authority, such as determining planning applications, or through actions taken by other parts of the Council, or other bodies. Particular attention should be given to the co-ordination of these different actions so that they pull together towards achieving the objectives and delivering the vision. The strategy needs to set out as far as practicable when, where and by whom actions will take place. It needs to demonstrate that the agencies / partners necessary for its delivery have been involved in its preparation, and the resources required have been given due consideration and have a realistic prospect of being provided in the life of the strategy. If this is not the case, the strategy will not be deliverable.”
- 1.4 Successful implementation of the Borough’s Spatial Objectives depends, therefore, not only on the actions of Oadby and Wigston Borough Council but upon co-ordinated and sustained action by a wide range of other organisations. This requires a shared vision and shared objectives. It involves ensuring related strategies are consistent with one another and that there is co-ordinated action to deliver effectively the essential physical, social, environmental and economic infrastructure to support the growth of the Borough. Such delivery requires appropriate mechanisms to be in place that support relevant agencies and organisations involved.
- 1.5 The Regional Spatial Strategy for the East Midlands published in March 2009 (RSS8) is set to be abolished by central Government early in 2012 now that the enactment of the Localism Bill has been confirmed. Therefore, this document is written in line with national planning policy and guidance from the Planning Advisory Service.
- 1.6 Appendix 2 of the Adopted Core Strategy (September 2010) contains the ‘essential’ items with ‘committed’ and ‘non-committed’ funding streams from the Local Infrastructure Plan. For each of the identified types of infrastructure, delivery agents, timescales and funding streams are set out. The Local

Infrastructure Plan, in its entirety, can be viewed in Appendix A of this document. Appendix B includes ‘complete’ items of infrastructure that have already been delivered (since 2006). Appendix C contains a list of projects or

schemes that have previously been included in the Local Infrastructure Plan but have for various reasons been removed from this version.

- 1.7 Delivery of the infrastructure set out in the Local Infrastructure Plan has been phased to reflect the likely availability of funding and the programme of work anticipated to take place up to 2026. The delivery agencies identified range across the spectrum of national and locally based organisations in both the public and private sectors. The intention is for the Local Infrastructure Plan to provide a co-ordinated and jointly agreed schedule to secure successful delivery of the spatial strategy and the spatial objectives of the Oadby and Wigston Adopted Core Strategy.
- 1.8 The Green Infrastructure Plan (February 2012), includes more information on the maintenance and delivery of the Borough's Green Infrastructure and open spaces.
- 1.9 To underpin the negotiation of all legal agreements as part of developments coming forwards, the Borough Council has adopted a Developer Contributions Supplementary Planning Document (2011). The role that the Local Infrastructure Plan and Green Infrastructure Plan play is paramount to the successful negotiation of developer contributions as part of legal agreements because they will allow service providers the opportunity to update their infrastructure requirements responding to predicted growth in the Borough over the plan period on an annual basis.
- 1.10 Further to this and as an addendum to the Local Infrastructure Plan and Green Infrastructure Plan, the Council is also committed to developing a List of Open Space, Sport and Recreation (Inc Green Infrastructure) Schemes that will be updated as necessary to support the delivery of growth in the Borough over the Plan period. This document will further support the Borough Council's intention to seek contributions towards Open Space, Sport and Recreation (Inc Green Infrastructure) Schemes.

2. SCOPE OF THE LOCAL INFRASTRUCTURE PLAN

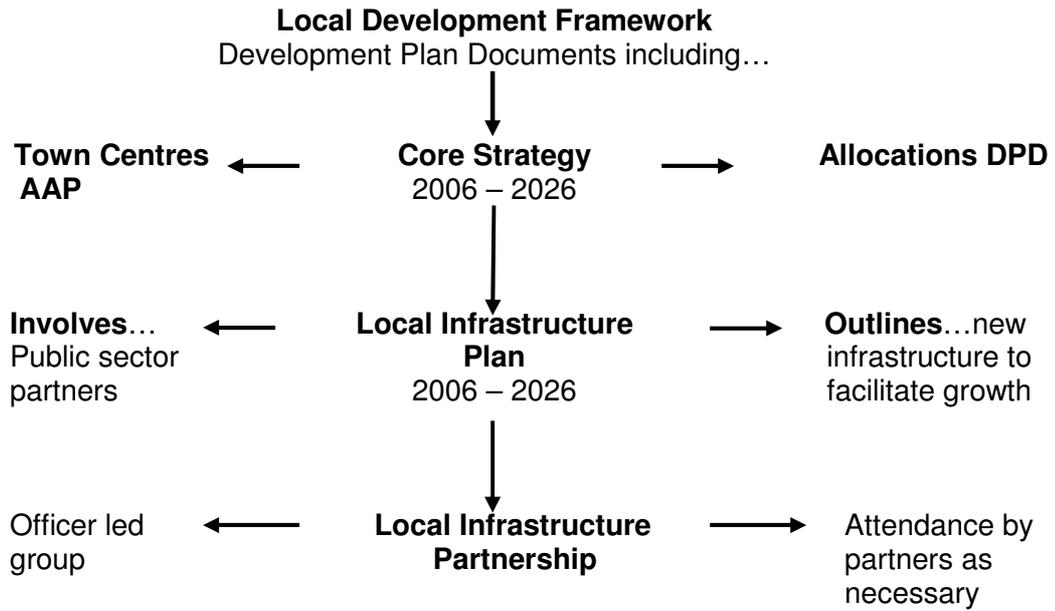
- 2.1 The scope of this Local Infrastructure Plan will be to establish what needs to be done, when by, who needs to do it and what the priorities for action are. Capital costs need to be identified together with external sources of funding.
- 2.2 The Local Infrastructure Plan has to consider a number of interrelated matters including:
- The infrastructure required;
 - Identification of the phasing for likely delivery;
 - Identification of the key delivery agencies / organisations;
 - Identification of the funding sources to facilitate delivery; and,
 - Establishment of an effective monitoring and review process.
- 2.3 It is essential for the Local Infrastructure Plan to be comprehensive, proactive and realistic. It also has to be integrated and co-ordinated with a wide range of plans and programmes that impact upon spatial planning. This document will be an evolving document which is updated annually and such updates will be influenced, in part, by the completion of documents such as the Borough Council's Annual Monitoring Report (AMR); the Oadby and Wigston Town Centres Area Action Plan (Development Plan Document); Site Allocations (Development Plan Document); and the Public Realm Strategy (Supplementary Planning Document).
- 2.4 Conclusions will also be drawn from the annual stakeholder consultation on the Local Infrastructure Plan via engagement from the Local Infrastructure Partnership.

3. BACKGROUND

- 3.1 To support the delivery of infrastructure identified within the Leicester and Leicestershire Housing Market Area Authorities Growth Infrastructure Assessment (April 2009), it is important that the vision, objectives, spatial strategy and policies of the Borough's Local Development Framework are delivered in a thought out and sustainable manner.
- 3.2 The Oadby and Wigston Local Infrastructure Plan must not duplicate the Leicester and Leicestershire Housing Market Area Authorities Growth Infrastructure Assessment but rather identify the local infrastructure requirements that will complement these more strategic proposals. In turn, this will aid the delivery of development and growth in the area.
- 3.3 Successful implementation will require responses to a number of challenges. These relate to 'investment' in the widest sense and issues covering: -
 - The need for commitment to deliver across a wide range of organisations;
 - The need for greater integration and co-ordination of the investment decisions of such organisations;
 - The need to ensure the capacity of such delivery agencies to support implementation;
 - A recognition that behavioural change is a key component of successful delivery, particularly in the case of a more sustainable use of natural resources and the environmental impact of the activities on the local community;
 - The need for improved management of existing physical infrastructure and the delivery of new assets; and,
 - The need for investment in additional infrastructure to meet the challenges of growth.
- 3.4 To implement the Local Infrastructure Plan, in line with guidance set out by the Planning Advisory Service, Officers have met with all key stakeholders both within the Local Authority and in other public sector organisations. In doing so, this has created the Local Infrastructure Partnership, which is an Officer-led Sub-Committee to aid the delivery of the Local Infrastructure Plan through linking policy within the Local Development Framework to the work of Leicestershire County Council's Local Strategic Partnership; the Leicestershire Together Sustainable Community Strategy (2008); and, the Borough Council's Sustainable Community Strategy (2008).
- 3.5 The Local Infrastructure Plan will continue to be reviewed annually by the Borough Council, liaising with the representatives of the Local Infrastructure Partnership Sub-Committee. The Local Infrastructure Partnership will not be onerous upon its stakeholders.

Sustainable Communities Strategy





- 3.6 The Local Infrastructure Plan will seek to demonstrate that the proposed strategy is realistic and deliverable which is one of the key tests of soundness set out in Planning Policy Statement 12.

4. DELIVERY MECHANISMS / AGENCIES

- 4.1 It is recognised that to deliver the targets set out within the Leicester and Leicestershire Housing Market Area Authorities Growth Infrastructure Assessment, a fundamental shift in the way natural, physical and financial resources are used is required. Equally it is recognised that delivery will only be effective if it is integrated and co-ordinated with a range of other measures likely to have a bearing on land use, such as health, cultural and social issues, economic development, learning and skills and environmental infrastructure.
- 4.2 To ensure continued successful engagement amongst the key agencies a range of mechanisms will need to be maintained and/or developed. At the local level, this is likely to be through an evolving dialogue between the members of the Local Infrastructure Partnership Sub-Committee.
- 4.3 Further to the above, the Borough Council will have a continuing role in the delivery of new infrastructure to support development through the planning application decision making process (particularly when seeking developer contributions) and as a service provider to the local community. This shall be achieved directly by way of investment in new provision and indirectly by way of the promotion and encouragement of local people, key stakeholders and other service providers to adapt and change to a more sustainable way of living.

5. INFRASTRUCTURE REQUIREMENTS

- 5.1 'Infrastructure' means the facilities and services that help local people to live their everyday lives. It can range from strategic provision, such as a new road or school, to the creation of a local play-space or investment into new facilities as part of existing infrastructure as a result of development that increases demand for such. Providing the appropriate range and scale of accessible supporting social, community, economic, environmental and physical infrastructure is crucial to delivering healthy and sustainable communities.
- 5.2 Increasingly, the view is expressed that infrastructure provision historically has not kept pace with development. This has resulted in increasing concern that future growth will exacerbate the position unless substantial and co-ordinated effort is made to ensure that new development is accompanied by appropriate infrastructure.
- 5.3 It is crucial that infrastructure programmes, whether for transport, utilities or social infrastructure, plan to meet the additional needs created through new development. Responsible agencies must commit the resources needed to implement these programmes and co-ordinate delivery with development. In examining future infrastructure requirements there should be an emphasis on better management and making better use of existing provision before tackling identified deficiencies and looking to meet new demands.
- 5.4 Whilst better management has a key role to play in maximising the efficiency of current infrastructure, it is inevitable that investment at all levels will be necessary if the challenge of creating more sustainable communities is to be met.
- 5.5 Delivery of new infrastructure will be dependant upon maximising the contribution from the development process through developer contributions whilst recognising that a contribution from the public sector or relevant service providers will at times also be necessary. This includes the Government's role in providing the necessary investment to achieve sustainable growth including appropriate revenue support to those agencies required to manage or serve such development.
- 5.6 The Local Infrastructure Plan has brought together the results of extensive work to identify existing levels of infrastructure for transport; utility services and waste; education; health and social care; housing and emergency services; community facilities; green infrastructure; culture; leisure; and, recreation provision.
- 5.7 New development will be expected to contribute to the provision of associated infrastructure required to access / service the growth. The planning system must aim to ensure that mitigating measures will be taken to reduce the impact of a development or that a development proposal will exacerbate an existing infrastructure shortfall.
- 5.8 The Local Infrastructure Plan will provide an overview of infrastructure requirements and, where known, who is responsible for delivery; a broad

indication of phasing; delivery costs; and, funding mechanisms at the local level.

- 5.9 This document also sets out current information on programmed and planned infrastructure. To avoid the schedule being seen as a 'shopping list' of desired projects, a broad indication of the priority of each item will be given by classifying each scheme as either:

Essential (committed): to enable the growth of the Borough over the plan period of 2006 – 2026, development of this item is deemed essential by Oadby and Wigston Borough Council. Funding for this development has been committed.

Essential (partially-committed): to enable the growth of the Borough over the plan period of 2006 – 2026, development of this item is deemed essential by Oadby and Wigston Borough Council. Funding for this development has been partially committed.

Essential (non-committed): to enable the growth of the Borough over the plan period of 2006 – 2026, development of this item is deemed essential by Oadby and Wigston Borough Council. Funding for this development has not yet been committed.

Optional (committed): to enable the growth of the Borough over the plan period of 2006 – 2026, development of this item is deemed necessary by Oadby and Wigston Borough Council. However, at this stage, the item of infrastructure is not deemed as critical to support growth in the Borough and therefore is listed as optional at this stage. Funding for this development has been committed.

Optional (partially-committed): to enable the growth of the Borough over the plan period of 2006 – 2026, development of this item is deemed optional by Oadby and Wigston Borough Council. Funding for this development has been partially committed.

Optional (non-committed): to enable the growth of the Borough over the plan period of 2006 – 2026, development of this item is deemed necessary by Oadby and Wigston Borough Council. However, at this stage, the item of infrastructure is not deemed as critical to support growth in the Borough and therefore is listed as optional at this stage. Funding for this development has not been committed.

Complete: development of infrastructure to support additional demand as a result of growth in the Borough that has been completed (Appendix B).

6. FUNDING

- 6.1 To meet the twin challenges of creating sustainable communities and achieving the scale of growth required, the co-ordination of a variety of funding sources and mechanisms is required. As identified in the Leicester and Leicestershire Housing Market Area Growth Infrastructure Assessment (April 2009), without adequate funding sources and arrangements, delivery will falter as a result of a funding gap. Partnerships between private and public sector funding streams may enable the funding gap identified to be reduced. However, at this stage, the Borough Council acknowledges that further work is needed to understand the full extent of the funding gap that faces the Borough in relation to provision of infrastructure to support additional growth.
- 6.2 Funding sources can be categorised as follows:
- Developer contributions to deliver the required infrastructure that proposed development, if implemented, would create a need for.
 - Public sector funding including national, sub-regional, strategic, local and capital grants, as well as revenue spend from public service providers and the relevant infrastructure providers.
- 6.3 The Council will endeavour to maximise developer contributions received through the planning process, reflecting the planning system's important role in delivering new infrastructure. To this end, the Borough Council's adopted Developer Contribution Supplementary Planning Document (December 2011) seeks to significantly improve the approach to negotiating and securing developer contributions associated with new development within the Borough.
- 6.4 Funding can be co-ordinated via a dialogue with key stakeholders and through a mechanism such as the Local Infrastructure Partnership. Here public sector partners can ensure that the issue of infrastructure delivery is embraced at the local level by a range of organisations working and investing in a co-ordinated way to deliver sustainable communities.
- 6.5 Section 216 of the Planning Act 2008 provides for the possibility of planning authorities introducing an alternative to Section 106 Agreements - the Community Infrastructure Levy. The Community Infrastructure Levy Regulations, enacted April 2010 (reissued 2011), placed into law for the first time the Government's 05/2005 Circular policy tests on the use of Planning Obligations. The statutory tests are intended to clarify the purpose of planning obligations in light of the Community Infrastructure Levy and provide a stronger basis to dispute planning obligation policies, or practice, that breach these criteria. The Council is currently reviewing its position on Community Infrastructure Levy.
- 6.6 Whilst developer contributions will always play a significant role in meeting local infrastructure requirements, efforts will always be made to maximise contributions from a wide range of other funding sources. This is particularly relevant within the current economic climate.
- 6.7 Whilst the main focus will be to maximise funding available, it is important that external agencies and organisations support the delivery of the Local Development Framework.

7. MONITORING AND REVIEW

- 7.1 The Local Infrastructure Plan is a 'working' document with the information needing to be kept under review and updated as appropriate, including alteration to the priority level where necessary. To meet statutory requirements, a copy of the Local Infrastructure Plan is included as an appendix of the Core Strategy ('essential' items only) and the contents of the Local Infrastructure Plan will evolve each year and may take into account more stakeholder views.

8. CONCLUSIONS

- 8.1 In order to underpin the overall objectives of the Local Development Framework, physical development, green infrastructure or social infrastructure that will provide an additional service or facility to the population of Oadby and Wigston over the plan period from 2006 to 2026 will be set out within the Local Infrastructure Plan. Infrastructure can take many forms and is essential to support objectives of increased housing provision, economic growth and creating thriving and sustainable communities.
- 8.2 In addition to housing and job opportunities, supporting infrastructure including, utility services, transport, schools, open space, community, health and leisure services may be needed to support new development and growth.
- 8.3 The Local Infrastructure Plan will continue to be reviewed annually so that its content continues to reflect the overall objectives of the Core Strategy. This is ensured by discussing the content through an Officer-led Local Infrastructure Partnership.
- 8.4 The Local Infrastructure Plan is an ambitious document that identifies the investment necessary to deliver sustainable development. Successful delivery of sustainable development also requires corporate ownership of the Local Infrastructure Plan within the Borough Council.
- 8.5 A key challenge will be to continue to bring together a wide range of disciplines and make sure that funding programmes and timescales address this new approach to spatial planning. As such the Local Infrastructure Plan should be seen as a 'live' project management tool that brings together a wide range of delivery agencies.
- 8.6 The key issue is one of turning plans into actions. As such the Local Infrastructure Plan should be seen as:
- engaging in and, where necessary, establishing appropriate delivery mechanisms;
 - providing a programme of prioritised funding requirements; and,
 - providing an evidence base for managing and directing the authority's spending and seeking funding allocations from external sources.
- 8.7 Whilst it needs to be recognised that it is not possible to guarantee future levels of either public or private sector investment, particularly in an uncertain economic climate, the Local Infrastructure Plan will help to provide a direction of priorities for existing funds and future funding bids.
- 8.8 Oadby and Wigston Borough Council accept that as highlighted within the Leicester and Leicestershire Housing Market Area Growth Infrastructure Assessment, there is likely to be a funding gap between the level of developer contributions in comparison to the funding required to facilitate the delivery of infrastructure to support growth. Therefore, for the Local Authority to aspire to national and sub-regional Governance objectives, in particular to provide infrastructure that will support population growth through the delivery of new housing, it is anticipated that the Local Infrastructure Plan will concentrate on

supporting all 'essential' infrastructure to facilitate growth and in due course to apply attention to development deemed less crucial thereafter.

- 8.9 Within this Local Infrastructure Plan, it is difficult to provide accurate costs for development that is likely to be implemented in more than 5 years from this time. By reviewing the Local Infrastructure Plan annually, the cost of these developments will become more evident in due course.
- 8.10 In Appendix A the 'Phasing' column states the period of time in which each item of infrastructure is likely to come forward. From the date of publication of the document, the phases set out equate to the following delivery timescales:
- Phase 1: Already delivered or 1 to 5 years from date of this publication
 - Phase 2: 6 to 10 years from date of this publication
 - Phase 3: 11 to 15 years from date of this publication

Appendix A

Local Infrastructure Plan

Infrastructure required	Complete/ Essential / Optional	Cost	Phasing*	Responsibility for delivery	Possible funding sources including existing commitments
Oadby					
Uplands Park Redevelopment	Essential (committed)	£35,000	2009 – 2012 (Phase 1)	OWBC	OWBC
New Cemetery	Essential (non-committed)	TBC	Site not yet identified so timing difficult to estimate	OWBC	OWBC; Developer contributions
Replacement Surgery for existing Practice	Essential (non committed) (identified in PCTs primary care premises investment plan)	TBC	Site not yet identified so timing difficult to estimate	Practice / developer	PCT / Practice / other developments on site – to be explored. The PCT will seek to support its limited funding with other sources where appropriate
East Street Car Park refurbishment	Essential (non-committed)	TBC	2012 – 2017 (Phase 1)	OWBC	Developer Contributions
South Street / The Parade raised speed tables	Essential (non-committed)	TBC	2012 – 2017 (Phase 1)	OWBC Leicestershire County Council	Developer Contributions
Bus Shelter	Essential (non-	TBC	2012 – 2017	OWBC	Developer Contributions

Infrastructure required	Complete/ Essential / Optional	Cost	Phasing*	Responsibility for delivery	Possible funding sources including existing commitments
improvements on The Parade	committed)		(Phase 1)	Leicestershire County Council Bus Companies	OWBC
The Parade / Chestnut Avenue raised speed tables	Essential (non-committed)	TBC	2012 – 2017 (Phase 1)	OWBC Leicestershire County Council	Developer Contributions
Sandhurst Street dual-storey car park	Essential (non-committed)	TBC	2017 – 2022 (Phase 2)	OWBC Developer	Developer Contributions
Designated cycle parking on The Parade	Essential (non-committed)	TBC	2012 – 2017 (Phase 1)	OWBC Leicestershire County Council	Developer Contributions
Upgrading of Town Centre Signage	Essential (non-committed)	TBC	2012 – 2022 (Phase 1 & 2)	OWBC Leicestershire County Council	Developer Contributions OWBC
Establishment of Oadby Grange Country Park	Optional (committed)	TBC	2012 – 2017 (Phase 1)	OWBC	Developer contributions; OWBC
Oadby Centre Public Realm Scheme	Essential (committed)	TBC	2012 – 2022 (Phase 1 & 2)	OWBC Leicestershire County Council	ERDF Leicestershire County Council OWBC

Infrastructure required	Complete/ Essential / Optional	Cost	Phasing*	Responsibility for delivery	Possible funding sources including existing commitments
Beauchamp College: New Learning Resource Centre and Modern Languages Faculty	Optional (non-committed)	£1,800,000	2012 – 2013 (Phase 1)	Beauchamp College	Beauchamp College
Gartree High School: Development of a new meeting / conference area	Optional (non-committed)	TBC	2011 – 2016 (Phase 1)	Leicestershire County Council; Gartree High School	TBC
Manor High School: Development of a new sports hall	Optional (non-committed)	TBC	TBC	TBC	TBC
Wigston					
26 – 32 Bull Head Street, affordable units	Essential (non-committed)	TBC	TBC	Riverside Group Ltd; OWBC.	Homes and Communities Agency funding; Developer contributions.
Replacement Surgery for 4 existing practices	Essential (non-committed) (identified in PCTs primary care)	TBC	Site options currently being explored. Earliest completion date	Practice / developer	PCT / Practice / Developer other developments on site – to be explored. The PCT

Infrastructure required	Complete/ Essential / Optional	Cost	Phasing*	Responsibility for delivery	Possible funding sources including existing commitments
	premises investment plan)		2013 – 2014 (Phase 1)		will seek to support its limited funding with other sources where appropriate
Wigston Town Centre Public Realm Scheme	Essential (committed)	TBC	2013 – 2014 (Phase 1)	OWBC Leicestershire County Council	ERDF Leicestershire County Council OWBC
Paddock Street / Bull Head Street junction improvements	Essential (non-committed)	TBC	2012 – 2017 (Phase 1)	OWBC Leicestershire County Council	Developer Contributions
Junction Road Multi-Storey car park	Essential (non-committed)	TBC	2012 – 2017 (Phase 1)	OWBC	Developer Contributions
Leicester Road northbound highway alterations to create new off road bus lay-by and upgrade bus shelter	Essential (non-committed)	TBC	2017 – 2022 (Phase 2)	OWBC Leicestershire County Council	Developer Contributions
Leicester Road raised speed tables	Essential (non-committed)	TBC	2017 – 2022 (Phase 2)	OWBC Leicestershire County Council	Developer Contributions

Infrastructure required	Complete/ Essential / Optional	Cost	Phasing*	Responsibility for delivery	Possible funding sources including existing commitments
Designated cycle parking on Bell Street / Bull Head Street	Essential (non-committed)	TBC	2012 – 2017 (Phase 1)	OWBC Leicestershire County Council	Developer Contributions
Bus shelter improvements on Long Street	Essential (non-committed)	TBC	2017 – 2022 (Phase 2)	OWBC Leicestershire County Council Bus Companies	Developer Contributions OWBC
Bus shelter improvements on Paddock Street	Essential (non-committed)	TBC	2017 – 2022 (Phase 2)	OWBC Leicestershire County Council Bus Companies	Developer Contributions
Station Road / Long Street / Moat Street Junction improvements	Essential (non-committed)	TBC	2012 – 2022 (Phase 2)	OWBC Leicestershire County Council	Developer Contributions Leicestershire County Council
Bull Head Street roundabout improvements	Essential (non-committed)	TBC	2017 – 2022 (Phase 2)	OWBC Leicestershire County Council	Developer Contributions Leicestershire County Council
Aylestone Lane / Leicester Road / Long	Essential (non-committed)	TBC	2017 – 2022 (Phase 2)	OWBC Leicestershire County	Developer Contributions Leicestershire County

Infrastructure required	Complete/ Essential / Optional	Cost	Phasing*	Responsibility for delivery	Possible funding sources including existing commitments
Street / Frederick Street Junction improvements				Council	Council
Upgrading of town centre signage	Essential (non-committed)	TBC	2012 – 2022 (Phase 1 & 2)	OWBC Leicestershire County Council	Developer Contributions OWBC
Public Transport Interchange	Essential (non-committed)	TBC	TBC	TBC	TBC
Extension of existing Primary Schools to accommodate growth	Optional (non-committed)	TBC	2012 – 2027	OWBC; Leicestershire County Council	Developer contributions
Extension of existing Secondary Schools to accommodate growth	Optional (non-committed)	TBC	2012 – 2027	OWBC; Leicestershire County Council	Developer contributions
South Wigston					
Replacement surgery for existing practice	Essential (non-committed) (identified in PCTs primary care premises investment)	Recurrent costs estimated £130,000 per year	Site option being explored. Earliest completion date 2013 – 2014	Practice / developer	PCT / Practice / Developer of other developments on site – to be explored. The PCT will seek to support its

Infrastructure required	Complete/ Essential / Optional plan)	Cost	Phasing*	Responsibility for delivery	Possible funding sources including existing commitments
					limited funding with other sources where appropriate
Blaby Road Park Refurbishment, including improvement of sports provision	Optional (committed)	£1,560,000	2010 – 2013 (Phase 1)	OWBC	Tesco S.106 (£900,000) S.Leics College S.106 (£660,000)
Extension of Blaby Road Park Pavilion	Optional (non-committed)	TBC	2012 – 2017 (Phase 1)	OWBC	OWBC Developer contributions
Pochins Bridge canal side improvements	Optional (partially-committed)	TBC	2012 – 2014 (Phase 1)	OWBC	Developer contributions (£30,000)
William Gunning Park Masterplan – Phases 2 & 3	Optional (non-committed)	£527,000	2011 – 2026 (Phase 1, 2 & 3)	OWBC	Developer contributions
Leicester Principal Urban Area / Borough Wide Infrastructure					
Waste management for new developments, dependent upon their nature and size.	Essential (non-committed)	£53.26 per additional dwelling as of 1 st April 2011	2011 – 2026 (Phase 1, 2 & 3)	Leicestershire County Council	Leicestershire County Council; Developer contributions
Public transport links	Essential (non-	TBC	TBC	Leicestershire County	Leicestershire County

Infrastructure required	Complete/ Essential / Optional	Cost	Phasing*	Responsibility for delivery	Possible funding sources including existing commitments
between Oadby and Wigston	committed)			Council; OWBC	Council; Developer contributions
Enhancement of policing infrastructure**	Essential (non-committed)	TBC	TBC	Leicestershire Constabulary	Leicestershire Constabulary; Developer contributions
Potential Transport Route	Optional (non-committed)	TBC	TBC	Leicestershire County Council	Leicestershire County Council
Improvements to bus stops and shelters. Provide 'real time systems' to support existing public transport links	Optional (non-committed)	TBC	TBC	Leicestershire County Council; OWBC	Leicestershire County Council; Developer contributions
Wigston Direction for Growth					
New Primary Sub-Station	Essential (non-committed)	TBC	2017 – 2026 (Phase 2 & 3)	Central Networks; Developer	Central Networks ; Developer contributions
Community / Youth Centre	Essential (non-committed)	TBC	2017 – 2026 (Phase 2 & 3)	OWBC	OWBC; Developer contributions
Water provision / sewerage contingency	Essential (non-committed)	TBC	2017 – 2026 (Phase 2 & 3)	Severn Trent; Developer	Severn Trent; Developer contributions

Infrastructure required	Complete/ Essential / Optional	Cost	Phasing*	Responsibility for delivery	Possible funding sources including existing commitments
Biodiversity gain for natural habitat	Essential (non-committed)	TBC	2017 – 2026 (Phase 2 & 3)	OWBC	Developer contributions
New open space	Essential (non-committed)	TBC	2017 – 2026 (Phase 2 & 3)	OWBC	Developer contributions
Public transport provision to Wigston, Leicester, Wigston schools and South Leicestershire College in South Wigston	Essential (non-committed)	TBC	2017 – 2026 (Phase 2 & 3)	Leicestershire County Council; OWBC	Developer contributions; Leicestershire County Council
Road improvements / new infrastructure, walking and cycling improvements to Wigston, Leicester, schools in Wigston and South Leicestershire College in South Wigston	Essential (non-committed)	TBC	2017 – 2026 (Phase 2 & 3)	Leicestershire County Council; OWBC	Developer contributions; Leicestershire County Council
Waste management for new developments, dependent upon their	Essential (non-committed)	£53.26 per additional dwelling as of 1 st April 2011	2017 – 2026 (Phase 2 & 3)	Leicestershire County Council	Leicestershire County Council; Developer contributions

Infrastructure required	Complete/ Essential / Optional	Cost	Phasing*	Responsibility for delivery	Possible funding sources including existing commitments
nature and size.					
Mitigation measures of junction at A5199 Leicester Road / Welford Road / Moat Street / Newton Lane including bus priority measures	Essential (non-committed)	TBC	2017 – 2026 (Phase 2 & 3)	OWBC; Leicestershire County Council	Leicestershire County Council; Developer contributions
Public transport initiatives such as Smarter Choices to encourage bus use and more sustainable modes of travel	Essential (non-committed)	TBC	2017 – 2026 (Phase 2 & 3)	OWBC; Leicestershire County Council	OWBC; Leicestershire County Council; Developer contributions
Additional allotments	Essential (non-committed)	TBC	2021 – 2026 (Phase 2 & 3)	OWBC	Developer contributions; OWBC
Brocks Hill Country Park – Negotiations regarding link to Newton Lane	Optional (non-committed)	TBC	2017 – 2026 (Phase 2 & 3)	OWBC	TBC
Brocks Hill Country Park – Increase the	Optional (non-committed)	TBC	2017 – 2026 (Phase 2 & 3)	OWBC	TBC

Infrastructure required	Complete/ Essential / Optional	Cost	Phasing*	Responsibility for delivery	Possible funding sources including existing commitments
capacity of the car park by installing grassed overflow area					
Extension of existing Secondary Schools to accommodate growth	Optional (non-committed)	TBC	2006 – 2026 (Phase 2 & 3)	OWBC; Leicestershire County Council	Developer contributions

* Likely phasing for delivery of infrastructure – Phase 1: Already delivered or 1 to 5 years from date of this publication; Phase 2: 6 to 10 years from date of this publication; and, Phase 3: 11 to 15 years from date of this publication.

** Please contact Michael Lambert, Architectural Liaison Officer at Leicestershire Police for further details.
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Please note that all costs are estimates and are therefore subject to change. The Oadby and Wigston Borough Council 2012-13 Capital Programme was approved by Council on 23 February 2012. It is reviewed annually.

The Local Infrastructure Plan sets out whether a development is complete, essential or optional. Within the essential and optional categories, the development is listed as committed, partially-committed or non-committed.

Essential (committed) represents infrastructure that is needed to ensure sustainability of growth proposed in the Borough and funding for the development is committed. Essential (partially-committed) represents infrastructure needed to ensure sustainability of growth proposed in the Borough but funding is only partially-committed. Essential (non-committed) represents infrastructure needed to ensure sustainability of growth proposed in the Borough but funding is not-committed.

Optional (committed) represents infrastructure identified as an optional requirement and funding is committed. Optional (partially-committed) represents infrastructure identified as an optional requirement in the Borough but funding is only partially-committed. Optional (non-committed) represents infrastructure identified as an optional requirement but further investigation is needed before funds are committed.

Appendix B

Local Infrastructure Plan – Completed Projects since 2006

Infrastructure required	Complete/ Essential / Optional	Cost	Phasing*	Responsibility for delivery	Possible funding sources including existing commitments
Oadby					
Oadby Library	Complete	£880,000	2008 (Phase 1)	Leicestershire County Council	Leicestershire County Council
Coombe Park development (pavilion and car park)	Complete	£451,500	2006 (Phase 1)	OWBC	OWBC; Football Foundation
Wigston Road Allotments Composting Toilet Block	Complete	£8,000	2010 – 2011 (Phase 1)	OWBC	OWBC
Brocks Hill Country Park – Older Children's Play Area	Complete	£122,000	2007 – 2008 (Phase 1)	OWBC	The Big Lottery Fund
Uplands Park Junior Play Area	Complete	£60,000	2008 – 2009 (Phase 1)	OWBC	OWBC
Iliffe Park Refurbishment	Complete	£70,000	2009 – 2010 (Phase 1)	OWBC	Playbuilder Grant Funding; Oadby Forum; Big Lottery

Infrastructure required	Complete/ Essential / Optional	Cost	Phasing*	Responsibility for delivery	Possible funding sources including existing commitments
Beauchamp College: New double sized sports hall and fitness centre	Complete	£2,750,000	Completed 2006 (Phase 1)	Beauchamp College	Beauchamp College; England Basketball via Sport England (£200k); Active England towards fitness centre (£300k)
Beauchamp College: New Children's Centre, childcare facility	Complete	£350,000	2006 – 2007 (Phase 1)	Beauchamp College	Beauchamp College; The Big Lottery (£30k)
Beauchamp College: Applied Learning Centre, refurbishment and new build	Complete	£1,700,000	2007 – 2008 (Phase 1)	Beauchamp College	Beauchamp College
Beauchamp College: New Adult Training Centre	Complete	£350,000	2006 – 2007 (Phase 1)	Beauchamp College	Beauchamp College
Beauchamp College: New electricity sub-station	Complete	£180,000	2009 (Phase 1)	Beauchamp College	Beauchamp College
Gartree High School: Development of new school, including classrooms, halls,	Complete	£11,000,000	Completed 2007 (Phase 1)	Leicestershire County Council; Gartree High School	TBC

Infrastructure required	Complete/ Essential / Optional	Cost	Phasing*	Responsibility for delivery	Possible funding sources including existing commitments
sports facilities, ICT areas, play and open space					
Uplands Park Teen Play Area	Complete	£60,000	2010 – 2011 (Phase 1)	OWBC	OWBC
Uplands Park: Outdoor Fitness Equipment	Complete	£8,000	2010 – 2011 (Phase 1)	OWBC	Leicestershire County Council £4,000; Oadby Residents Forum £4,000
Sandhurst Street, PAL International site, 8 affordable units	Complete	Not provided	2009 – 2011 (Phase 1)	Waterloo Housing Group	Developer Contributions
Land off Pipistrelle Way, 12 affordable units	Complete	Not provided	2010 – 2011 (Phase 1)	Riverside Housing Homes and Communities Agency	Developer Contributions Affordable Homes Programme - HCA
Wigston					
Bull Head Street, 12 flats shared ownership	Complete	£950,000	2006 – 2007 (Phase 1)	De Montfort Housing Society	Housing Corporation (£400,000) Developer contributions
Willow Place, off Long	Complete	Not provided	2010 – 2011	Waterloo Housing Group	Homes and

Infrastructure required	Complete/ Essential / Optional	Cost	Phasing*	Responsibility for delivery	Possible funding sources including existing commitments
Street, 6 affordable units			(Phase 1)		Communities Agency funding; Developer contributions
Custody premises at Wigston Police Station	Complete	£700,000	Completed 2009 (Phase 1)	Leicestershire Constabulary	Leicestershire Constabulary
Wigston Magna Sure Start Children's Centre Long Street, Wigston	Complete	£350,000	Completed 2009 (Phase 1)	Leicestershire County Council	Sure Start Capital Grant
Wigston Fields Community Centre	Complete	£543,000	2009 – 2010 (Phase 1)	OWBC; Leicestershire County Council	OWBC
Two Steeples Mews, 16 affordable units	Complete	£1,500,000	2008 – 2010 (Phase 1)	Nottingham Communities Housing Association	Housing Corporation Grant Funding £200,000; Developer contributions
Ecobs Garden Centre, Horsewell Lane, 27 affordable units	Complete	£4,000,000	2009 – 2010 (Phase 1)	Waterloo Housing Group	Homes and Communities Agency funding; Developer contributions
Bushloe High School: Development of new school, including	Complete	Not provided	Completed 2006 (Phase 1)	Leicestershire County Council; Bushloe High School	TBC

Infrastructure required	Complete/ Essential / Optional	Cost	Phasing*	Responsibility for delivery	Possible funding sources including existing commitments
classrooms, halls, sports facilities, play and open space					
Guthlaxton College: Extension to Sports Hall to accommodate new changing facilities	Complete	Not provided	Completed 2009 (Phase 1)	Guthlaxton College	Guthlaxton College
Two Steeples Mews open space play area	Complete	Not provided	2010 – 2011 (Phase 1)	OWBC	Developer contributions
The Firs, off Wigston Road open space play area	Complete	Not provided	2009 – 2011 (Phase 1)	OWBC	Developer contributions
Freer Park, Carlton Drive, play equipment installation	Complete	£15,000	2011 – 2012	OWBC	OWBC
South Wigston					
Station Street, 23 Shared-ownership units	Complete	Not provided	2007 – 2008 (Phase 1)	Leicester Housing Association	Housing Corporation Grant funding; Developer contributions
Landsdowne Grove, 13 affordable housing	Complete	Not provided	2006 – 2008 (Phase 1)	Easton Shires Housing Group	Housing Corporation Grant funding;

Infrastructure required	Complete/ Essential / Optional	Cost	Phasing*	Responsibility for delivery	Possible funding sources including existing commitments
units					Developer contributions
South Wigston Centre Public Realm Scheme	Complete	TBC	TBC	Leicestershire County Council OWBC	Leicestershire County Council OWBC
South Leicestershire College, Canal Street	Complete	£40,000,000	2008 – 2010 (Phase 1)	South Leicestershire College	Learning and Skills Council; South Leicestershire College
Development of Bobbin Factory on Canal Street to include Sure Start children's centre, youth centre and adult facilities and office space over four floors	Complete	£2,000,000	2009 – 2010 (Phase 1)	South Leicestershire College; OWBC; Leicestershire County Council	South Leicestershire College; Sure Start Capital Grant; Leicestershire County Council OWBC; East Midlands Development Agency
William Gunning Park Masterplan – Phase 1	Complete	£123,000	2010 – 2011 (Phase 1)	OWBC	OWBC; Playbuilder
Pochins Bridge open space	Complete	TBC	2010 – 2011 (Phase 1)	OWBC	Developer contributions

Infrastructure required	Complete/ Essential / Optional	Cost	Phasing*	Responsibility for delivery	Possible funding sources including existing commitments
Leicester Principal Urban Area / Borough Wide Infrastructure					
Oadby and Wigston Walk-in Medical Centre, The Parade, Oadby - PCT owned premises	Complete	Not provided	Building work completed & service commissioned March 2010 (Phase 1)	PCT	TBC

* Likely phasing for delivery of infrastructure – Phase 1: Already delivered or 1 to 5 years from date of this publication; Phase 2: 6 to 10 years from date of this publication; and, Phase 3: 11 to 15 years from date of this publication.

Appendix C

Removed Projects or Schemes

Infrastructure required	Complete/ Essential / Optional	Cost	Phasing	Responsibility for delivery	Possible funding sources including existing commitments
Oadby					
Service Delivery – Oadby Library	Complete	£15,000	2008 – 2009	OWBC	OWBC
Reason for removal: This project has not provided physical infrastructure.					
Walter Charles Centre Refurbishment	Complete	£36,000	2008 – 2010	OWBC	OWBC
Reason for removal: This is a revenue based project and has not provided any additional infrastructure.					
Brocks Hill Country Park – Access improvements	Complete	£12,000	2008 – 2009	OWBC	OWBC
Reason for removal: This is a revenue based project and has not provided any additional infrastructure.					
Beauchamp College: Refurbishment and extension of Science Faculty	Complete	£2,200,000	2009 – 2010	Beauchamp College	Beauchamp College
Reason for removal: This item of infrastructure is unlikely to be of benefit to the wider community and therefore is not relevant to the purposes of this document.					
Beauchamp College: Refurbishment and extension of English Faculty	Complete	£1,800,000	2010 – 2011	Beauchamp College	Beauchamp College

Infrastructure required	Complete/ Essential / Optional	Cost	Phasing	Responsibility for delivery	Possible funding sources including existing commitments
Reason for removal: This item of infrastructure is unlikely to be of benefit to the wider community and therefore is not relevant to the purposes of this document.					
Brocks Hill CCTV	Complete	£7,000	2010 – 2011	OWBC	OWBC
Reason for removal: This project has not provided physical infrastructure.					
Extension of existing Primary School to accommodate growth	Essential (non-committed)	£1,300,000	2006 – 2026	OWBC; Leicestershire County Council	Developer contributions
Reason for removal: Evidence to include this item of infrastructure was taken from the 2009 Leicester and Leicestershire HMA Authorities Growth Infrastructure Assessment. Following the publication of the Adopted Core Strategy in September 2010, it has become clear to the Council that the Direction for Growth will be located to the south-east of Wigston and therefore this item of infrastructure is no longer required to support the delivery of growth in the Borough.					
Extension of existing Secondary school to accommodate growth	Essential (non-committed)	£1,700,000	2006 – 2026	OWBC; Leicestershire County Council	Developer contributions
Reason for removal: Evidence to include this item of infrastructure was taken from the 2009 Leicester and Leicestershire HMA Authorities Growth Infrastructure Assessment. Following the publication of the Adopted Core Strategy in September 2010, it has become clear to the Council that the Direction for Growth will be located to the south-east of Wigston and therefore this item of infrastructure is no longer required to support the delivery of growth in the Borough.					
Beauchamp College: Extension of front of college and Music Faculty improvements	Optional (non-committed)	£300,000	2012 – 2017	Beauchamp College	Beauchamp College
Reason for removal: This item of infrastructure is unlikely to be of benefit to the wider community and therefore is not relevant to the purposes of this document.					
Manor High School: Extension to Design	Optional (non-committed)	£565,000	TBC	Leicestershire County Council;	TBC

Infrastructure required	Complete/ Essential / Optional	Cost	Phasing	Responsibility for delivery	Possible funding sources including existing commitments
Technology Faculty building				Manor High School	
Reason for removal: This item of infrastructure is unlikely to be of benefit to the wider community and therefore is not relevant to the purposes of this document.					
Manor High School: Development of a new classroom block to replace temporary classrooms	Optional (non-committed)	TBC	TBC	Leicestershire County Council; Manor High School	TBC
Reason for removal: This project is unlikely to provide any additional infrastructure in the Borough.					
Manor High School: Development of a new Music Faculty including a new hall	Optional (non-committed)	TBC	TBC	Leicestershire County Council; Manor High School	TBC
Reason for removal: This item of infrastructure is unlikely to be of benefit to the wider community and therefore is not relevant to the purposes of this document.					
Wigston					
Service Delivery – Wigston Library	Complete	£15,000	2008-2009	OWBC	OWBC
Reason for removal: This project has not provided physical infrastructure.					
Green Gym, Aylestone Lane Allotments	Complete	£89,000	2006-2009	OWBC; British Trust for Conservation Volunteers	The Big Lottery Fund; OWBC
Reason for removal: This project has not provided physical infrastructure.					

Infrastructure required	Complete/ Essential / Optional	Cost	Phasing	Responsibility for delivery	Possible funding sources including existing commitments
Green Earth Community Garden Project (Green Gym)	Complete	£2,000	2009 – 2010	OWBC	OWBC
Reason for removal: This project has not provided physical infrastructure.					
Guthlaxton College: New dining hall	Complete	TBC	Completed 2007	Guthlaxton College	Guthlaxton College
Reason for removal: This item of infrastructure is not of benefit to the wider community and therefore is not relevant to the purposes of this document.					
Wigston Cemetery Memorial Beds	Complete	£10,000	2010 – 2011	OWBC	OWBC
Reason for removal: This project has not provided physical infrastructure.					
Guthlaxton College: New foyer for the Performing Arts building	Essential (committed)	TBC	2011 – 2012	Guthlaxton College	Guthlaxton College
Reason for removal: This item of infrastructure is unlikely to be of benefit to the wider community and therefore is not relevant to the purposes of this document.					
Local Food Community Champion Project (Formerly Green Gym)	Optional (committed)	£96,316 Lottery £12,034 Capital £6,000 OWBC contribution	2011 – 2014	OWBC; BTCV	OWBC; Lottery Fund
Reason for removal: This project will not provide physical infrastructure.					

Infrastructure required	Complete/ Essential / Optional	Cost	Phasing	Responsibility for delivery	Possible funding sources including existing commitments
South Wigston					
Bassett Centre Customer Services, South Wigston Library	Complete	£10,000	2009 – 2010	OWBC	OWBC
Reason for removal: This project has not provided physical infrastructure.					
Bassett Centre Refurbishment	Complete	£17,000	2009 – 2010	OWBC	Better Places Fund
Reason for removal: This is a revenue based project and has not provided any additional infrastructure.					
Extension of existing Primary Schools to accommodate growth	Optional (non- committed)	TBC	2006 – 2026	OWBC; Leicestershire County Council	Developer contributions
Reason for removal: Evidence to include this item of infrastructure was taken from the 2009 Leicester and Leicestershire HMA Authorities Growth Infrastructure Assessment. Following the publication of the Adopted Core Strategy in September 2010, it has become clear to the Council that the Direction for Growth will be located to the south-east of Wigston and therefore this item of infrastructure is no longer required to support the delivery of growth in the Borough.					
Extension of existing Secondary Schools to accommodate growth	Optional (non- committed)	TBC	2006 – 2026	OWBC Leicestershire County Council	Developer contributions
Reason for removal: Evidence to include this item of infrastructure was taken from the 2009 Leicester and Leicestershire HMA Authorities Growth Infrastructure Assessment. Following the publication of the Adopted Core Strategy in September 2010, it has become clear to the Council that the Direction for Growth will be located to the south-east of Wigston and therefore this item of infrastructure is no longer required to support the delivery of growth in the Borough.					
Leicester Principal Urban Area / Borough Wide Infrastructure					
WC Refurbishment	Complete	£30,000	2008 – 2009	OWBC	OWBC

Infrastructure required	Complete/ Essential / Optional	Cost	Phasing	Responsibility for delivery	Possible funding sources including existing commitments
Reason for removal: This is a revenue based project and has not provided any additional infrastructure.					
Borough wide CCTV (ANPR) for arterial routes	Complete	£135,000	2009 – 2010	Leicestershire Constabulary; OWBC; Blaby District Council	Leicestershire Constabulary; OWBC; Blaby District Council
Reason for removal: This project has not provided physical infrastructure.					
OWBC Depot CCTV	Complete	£11,000	2010 – 2011	OWBC	OWBC
Reason for removal: This project has not provided physical infrastructure.					
Transfer Station for Refuse and Recycling	Complete	£150,000 (self-financed)	2010 onwards	OWBC	OWBC (Project is self-financed)
Reason for removal: This is a revenue based project and has not provided any additional infrastructure.					
Collection of textiles, reusable materials, outside glass collection	Complete	£50,000	2010 onwards	OWBC	OWBC
Reason for removal: This project has not provided physical infrastructure.					
Bus Shelters	Optional (committed)	£10,000 (ongoing annually)	2011 – 2012	OWBC	OWBC
Reason for removal: This is a revenue based project and will not provide any additional infrastructure.					
Car Park Improvements	Optional	£10,000 (ongoing)	2011 – 2012	OWBC	OWBC

Infrastructure required	Complete/ Essential / Optional	Cost	Phasing	Responsibility for delivery	Possible funding sources including existing commitments
	(committed)	annually)			
Reason for removal: This is a revenue based project and will not provide any additional infrastructure.					
Disabled Facility Grants for residential properties	Optional (committed)	£569,689 (ongoing annually) – Sue Price?	2011 – 2012	OWBC	OWBC; Central Government
Reason for removal: This is a revenue based project and will not provide any additional infrastructure.					

Appendix D

Key Diagram indicating the location of the Direction for Growth, south-east of Wigston

Appendix D: Key Diagram indicating the location of the Direction for Growth, south-east of Wigston

