

APPENDIX 4: Applications Liable to Affordable Housing Contributions (i.e. applications registered as valid since the adoption of the SPG 1 April 2016)

Settlement	App. No.	Affordable Housing Contribution Calculated	Date of Calculation	Reg. as Valid	Passed to Legal	Dec. Date	Site Name	Site Address	Dev. Type	Total Units	Affordable Housing Contribution Agreed	S106 Signed	Comments
ABERGAVENTNY HOUSING MARKET AREA													
S106 Signed													
Abergavenny	2015/01585	£179,616	Jul-16	09.03.16		11.10.16	The Hill	Pen-y-Pound	Windfall	44	£179,616	Y	Contribution to compensate for 3 affordable units not provided on site. 12 affordable units on site
Abergavenny	2016/00683(O/L)	£27,857	Sep-16	07.07.16	18.11.16	31.01.17	25 Albert Road		Small	1	£27,857	Y	
Grosmont	2016/00787	£16,013	Sep-16	25.08.16		26.01.17	The Coach House	Old Post Office	Conversion	1	£16,013	Y	
Registered as Valid & Contribution Calculation Provided													
Abergavenny	2016/00245	£65,699	Jun-16	08.04.16			33 Brecon Road		Flats	3			Not progressed as applicant did not want to pay the affordable housing contribution
Abergavenny	2016/01050	£57,134	Sep-16	06.12.16			14 Lansdown Road		Small	2			Delayed for an ecological assessment to be undertaken. Received this week so looking to issue draft decision in around 3 weeks. Agree to the AH contribution.
Llantilio Pertholey	2016/00537	£20,556	Sep-16	06.06.16			Hazel Cottage & Oak Cottage	Wernddu Farm	COU	2			Issues around valuation of the properties needed to calculate the AH contribution
Total Abergavenny Market Area	Housing	£366,875								53	£223,486		
No Contribution Requested													

Abergavenny	2016/01015	£22,060	Sep-16	26.08.16		21.10.16	32A Frogmore Street							The proposal relates to the expansion of an existing dwelling and there is subsequently no gain in the housing stock, Policy S4 is not therefore relevant in this instance
Abergavenny	2016/01341	£55,713	Dec-16	05.12.16			21 Llwynu Road		Small	2				Application withdrawn insufficient parking so highway objection. They're going to come back with a single dwelling and before it was withdrawn were considering doing a viability assessment in relation to the AH contribution requested
CHEPSTOW AND CALDICOT HOUSING MARKET AREA														
S106 Signed														
Chepstow	2016/00804(O/L)	£29,856	Sep-16	19.07.16	14.09.16	21.10.16	17 Bulwark Avenue	Bulwark	Small	1	£29,856	Y		
Rogiet	2015/01328	£109,857	Jul-16		24.08.16		Green Farm	Caldicot Road	Windfall	10	£109,857	Y	Contribution to compensate for not providing 35% affordable units on site. S106 signed 31/01/2017	
Caldicot	2016/00751	£30,100	Sep-16	18.08.16	07.12.16	25.01.17	Ye Olde Tippling Philosopher		Small	2	£30,100	Y		
Financial Contributions calculated. Sent to Legal awaiting S106														
Caldicot	2016/00638	£19,663	Jun-16	20.06.16	31.10.16		30 Longcroft Road		Small	1				Applicant has asked for a change of ownership and are waiting on the Land Registry
Caldicot	2016/00155	£67,760	Sep-16	27.06.16	25.01.17		Ye Olde Tippling Philosopher		Small	2				Has been sent out for signing
Caldicot	2016/00753	£9,982	Sep-16	30.08.16	25.01.17		Ye Olde Tippling Philosopher		Small	1				Waiting for revised plans

Portskewett	2016/01443	£15,085	Jan-17	12.12.16			40 Main Road		COU	1			S106 drawn up, awaiting officer comments before issue. Probably going to be a self-build
Rogiet	2016/00921	£25,067	Sep-16	08.08.16	12.12.16		Manor House Farm	Churchmead	Small	2			APPROVED SUBJECT TO S106 Legal chased 30/01./17. No response from applicant and does not appear to have instructed solicitors
Registered as Valid & Contribution Calculation Provided													
Caldicot	2016/00703	£27,685	Dec-16	15.06.16			Dewstow Golf Club		Conversion	1			Applicant questioning contribution
Chepstow	2016/00967	£19,723	Aug-16	24.08.16			Herbert Lewis	High Street	Flat	1			Applicant advised of contribution, no response as yet
St Arvans	2016/01126	£15,117	Dec-16	17.10.16			Parkfield		COU	1			Applicant advised of contribution, no response as yet
Total Chepstow and Housing Market	Caldicot Area	£369,895								23	£169,813		
No Contribution Requested													
Chepstow	2016/00979	£29,856	Sep-16	06.09.16		20.12.16	16 Moor Street		Small	1			Agreed that there is no requirement to provide the financial contribution for this proposal due to the constraints of the site and the viability costs.
Chepstow	2016/00637(O/L)	£21,364	Sep-16	02.06.16		08.09.16	5 St Kingsmark Avenue		Small	1			Refused
MONMOUTH HOUSING MARKET AREA													
S106 Signed													
Coed Y Paen	2016/00722	£28,048	Sep-16	31.08.16	14.09.16	05.12.16	Land rear The Carpenters Arms		Small	1	£28,048	Y	
Little Mill	2016/00966(O/L)	£30,184	Sep-16	12.08.16		02.12.16	Plot 1 White House Farm	Millbrook Court	Small	1	£30,184	Y	
Little Mill	2016/01340	£29,204	Dec-16	21.11.16	23.01.17	02.02.17	New House Farm		Conversion	1	£29,204	Y	

Gwehelog	2016/00568	£61,716		12.05.16		11.11.16	Land adj Luxfield	Wainfield Lane	Small	1			It has been demonstrated that the development is not viable and therefore a financial contribution will not be sought in this case.
Llanbadoc	2016/01136			29.09.16		24.11.16	Barn	Lower Prescoed Farm	Conversion	1			Agricultural tie
Monmouth	2016/00817	£48,167	Sep-16	15.07.16		21.09.16	The Elms Veterinary Surgery	New Dixton Road	COU	1			As the proposal does not increase the number of dwellings/flats at the site, the Affordable Housing Policy does not apply.
Monmouth	2016/01010	£18,106	Sep-16	26.08.16			1 Church Street	Agincourt Square	COU	2			Non-viability demonstrated
Trellech	2016/01098	£29,204	Nov-16	20.09.16		15.11.16	Oak View Barn	Parkhouse	Conversion	1			Refused
Total Potential Market Areas	Contribution All	£1,287,472								97	£480,735		