

Meeting:	Strategic Planning Committee
Date:	14 th March 2007
Subject:	Section 106 Agreement relating to Pinner Park Farm, George V Avenue
Key Decision: (Executive-side only)	No
Responsible Officer:	Director of Legal & Governance Services
Portfolio Holder:	Planning Development and Enterprise
Exempt:	No
Enclosures:	None

SECTION 1 – SUMMARY AND RECOMMENDATIONS

This report seeks an extension of time to complete a Section 106 Agreement relating to Pinner Park Farm, George V Avenue (the Site). The Development Control Committee granted planning permission in respect of the Site on the 5th October 2006 subject to the Applicant entering into a Section 106 Agreement according to the approved heads of terms.

RECOMMENDATIONS:

Extend the time for completion of the section 106 Agreement by a period of three months from the 4th January 2007 (when the period for completion set by the Committee expired) until the 4th April 2007.

REASON: (For recommendation - Executive-side reports only)

SECTION 2 - REPORT

On 5th October 2006 the Development Control Committee granted planning permission for use of part of the Site for storage, office, parking and workshop ancillary to civil engineering operations subject to completion of a section 106 Agreement (the Agreement) within three months of the committee date.

The planning permission and the Agreement were the culmination of ongoing historical issues surrounding the poor condition of the Site due to partial abandonment of its agricultural use in favour of use in connection with civil engineering operations. The heads of terms accordingly relate to technical remedial works on the Site including removal of tipping, reinstatement of the tracks, containment of machinery within designated areas, landscaping and screening.

Although the parties have been negotiating the Agreement, settling the technical detail of the remedial works in a way that is mutually agreeable and capable of enforcement has taken longer than anticipated. The parties are now near reaching agreement on the outstanding issues. However the Committee authority to enter into the Agreement expired on the 4th January 2007.

In order to formalise execution and completion of the Agreement, the Committee is requested to grant an extension of three months from the 4th January to 4th April 2007.

SECTION 3 - STATUTORY OFFICER CLEARANCE

Chief Finance Officer	<input checked="" type="checkbox"/>	Name: Sheela Thakrar Date: 5 th March 2007
Monitoring Officer	<input checked="" type="checkbox"/>	Name: David Galpin Date: 22 nd February 2007

SECTION 4 - CONTACT DETAILS AND BACKGROUND PAPERS

Contact: Suzan Yildiz 020 8424 7663
(Email: suzan.yildiz@harrow.gov.uk)

Background Papers:

Officer Report to Development Control Committee dated 6th September 2006

Development Control Committee Minutes dated 5th September 2006

IF APPROPRIATE, does the report include the following considerations?

1.	Consultation	YES/ NO
2.	Corporate Priorities	YES / NO
3.	Manifesto Pledge Reference Number	