

Appendix 8: List of subsequent changes to the Planning Obligations SPD following the Planning Obligations SPD

Chapter 1 Introduction

Paragraph 1.7

Upon adoption, it is intended to revoke the Cambridge City Council Planning Obligations Strategy SPD 2010, as it will be superseded by this SPD. Specific elements of the South Cambridgeshire Open Space in New Development SPD will be superseded (specifically: the ~~table at paragraph tables in paragraphs 2.8, 2.14 and 2.28~~ will be superseded by ~~Table 14-10 in this SPD; the table at paragraph 2.14 will be superseded by Table Tables 14-5 and 14-11~~ in this SPD, ~~and the table at paragraph 2.28 will superseded by Table 14-13 in this SPD~~), but the document overall will remain a material consideration.

Chapter 5: Green Infrastructure

Paragraph 5.12

Reflecting Policy NH/6 and its requirement for all development to contribute to the GI network, where GI enhancement is not part of an onsite proposal, offsite contributions to address the needs generated by a development may be considered acceptable. Contributions will be based upon Natural England's ~~ANGST target advice and recommended standards~~ of ~~1 hectare per 1,000 population, as per provision, and the IDP for the 2018 Local Plans. However, developers are strongly encouraged to apply Natural England's updated target cost~~ of ~~8 hectares per 1,000 population for Suitable Alternative Natural Greenspace (SANGS). acquiring land and maintaining it.~~

Chapter 7: Community Facilities

Paragraoh

7.1 The South Cambridgeshire Local Plan 2018 sets a standard of 111m² per 1,000 population. The standard per square metre cost of provision has increased from that provided in the IDP prepared in support of the 2018 Local Plans, with the Infrastructure Costing Review (Greater Cambridge Planning Obligations SPD – July 2025) providing a current cost of c.£4,020 per square metre and £117.~~57~~ per ~~square metrem2~~ for maintenance per annum as benchmarked against recent local projects:-.

Chapter 14: Public Open Space

14.5 South Cambridgeshire Open Space in New Developments Supplementary Planning Document includes guidance on the design of open spaces. It is important to note that parts of this SPD are superseded by this chapter, specifically: the tables in paragraphs 2.8, 2.14, and 2.28 are superseded by Table 14-10 in this SPD; the table in paragraph 2.14 is superseded by Tables 14-5 and 14-11 in this SPD, and the table in paragraph 2.28 is superseded by Table 14-13 in this SPD.

Paragraph 14.27, 14.28 and 14.29

In South Cambridgeshire, ~~it is strongly advised that in the majority of cases~~ new open spaces and facilities should ~~come under~~ be offered to the ~~freehold ownership of the relevant Town / Parish Council or to own and manage. Where this is not agreeable by the~~ Town / Parish Council ~~or, then~~ a local community organisation or trust that ~~has clear accountability,~~ is properly constituted, represents the best interests of the whole community, and ~~guarantees~~ appropriate access by the community ~~is guaranteed into~~ in perpetuity.

~~If a~~ should be considered. The developer, ~~in consultation with~~ is expected to be able to show they have fully explored these options for each of the open space and facilities before proposing a management company.

~~In circumstances where the City or District Council and Town / Parish Council, decides to transfer the site~~ community asset is to be transferred to a management company, the Council will require appropriate conditions to:

- ~~Guarantee~~ ensure public access ~~and appropriate~~
- ~~Ensure~~ arrangements are in ~~the event that~~ place if the management company becomes insolvent (a developer guarantee).
- ~~Provide community input into the ongoing management of spaces via a management board that the local Town / Parish Council would be a part of.~~

Cambridge

14.6 In determining the appropriate off-site contribution to meet the need generated by the development, regard will be had to the Cambridge open space standards (Table 14-1) and to the updated costs ~~costs~~ of provision (Table 14-2) and maintenance (Table 14-3) for the different open space typologies. ~~to meet the need generated by the development.~~

Table 14-1: Summary of Cambridge open space standards

Open space type	Hectares per 1000 people	Square Metres per Person
Outdoor Sport	1.2	12
Provision for Children and Teenagers	0.3	3
Informal open space	1.82 <u>2</u>	18 <u>22</u>
Allotments	0.4	4

Table 14-2: Capital costs, excluding the cost of land

Costs	Cost per Square Meter (£)	Cost per person (£)
Outdoor Sport	30.23	362.70
Provision for Children and Teenagers	144.99	434.98
Informal open space	19.86	357.54 <u>36.99</u>
Allotments	12.82	51.29
Total per person	207.90	1206.51 <u>1285.96</u>

Source of costs: Infrastructure Costing Review – Greater Cambridge Planning Obligations SPD July 2025

Table 14-3: Maintenance costs

<u>Costs</u>	<u>Cost per Square Metre (£)</u>	<u>Cost per person (£)</u>	<u>Cost per person (15 years) (£)</u>
<u>Outdoor Sport</u>	<u>3.14</u>	<u>37.68</u>	<u>565.27</u>
<u>Provision for Children and Teenagers</u>	<u>10.15</u>	<u>30.45</u>	<u>456.73</u>
<u>Informal open space</u>	<u>0.66</u>	<u>14.47</u>	<u>217.08</u>
<u>Allotments</u>	<u>0.45</u>	<u>1.81</u>	<u>27.20</u>
<u>Total per person</u>	<u>14.40</u>	<u>81.79</u>	<u>1226.81</u>

Source of costs: Infrastructure Costing Review – Greater Cambridge Planning Obligations SPD July 2025

Table 14-4: Capital costs, excluding the cost of land

Costs	Cost per Square Metre (£)	Cost per person (£)
Outdoor Sport	80.53	1288.47
Children's Play space (equipped / formal)	144.99	579.97

Children's Play space (unequipped / informal)	9.80	39.20
Informal open space	19.86	79.45
Allotments and Community Orchards	12.82	51.29
Total per person	268.01	2038.38

Source of costs: Infrastructure Costing Review – Greater Cambridge Planning Obligations SPD July 2025

Table 14-6: Maintenance costs

<u>Costs</u>	<u>Cost per Square Metre (£)</u>	<u>Cost per person (£)</u>	<u>Cost per person (15 years) (£)</u>
<u>Outdoor Sport</u>	<u>2.87</u>	<u>45.59</u>	<u>683.82</u>
<u>Children's Play space (equipped / formal)</u>	<u>10.13</u>	<u>40.53</u>	<u>607.97</u>
<u>Children's Play space (unequipped / informal)</u>	<u>0.63</u>	<u>2.52</u>	<u>37.80</u>
<u>Informal open space</u>	<u>0.66</u>	<u>2.63</u>	<u>39.47</u>
<u>Allotments and Community Orchards</u>	<u>0.45</u>	<u>1.81</u>	<u>27.20</u>
<u>Total per person</u>	<u>14.72</u>	<u>93.08</u>	<u>1396.26</u>