



Agenda for Cranbrook Placemaking Group Monday, 18th November, 2024, 9.30 am

Members of Cranbrook Placemaking Group

L Bayliss, K Blakey, K Bloxham, H Gent, S Hawkins,
T Olive (Chair) and S Randall Johnson

Venue: Conference Room, Younghayes Centre, Cranbrook

Contact: Wendy Harris, Democratic Services Officer;

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(or group number 01395 517546)

Issued: Friday, 8 November 2024

1 Minutes of the previous meeting held on 16 September 2024 (Pages 3 - 7)

2 Apologies

3 Declarations of Interest

Guidance is available online to Councillor and co-opted members on making
[declarations of interest](#)

4 Public speaking

Information on [public speaking is available online](#)

5 Matters of urgency

6 Confidential / exempt items

To agree any items to be dealt with after the public (including the Press) have
been excluded.

There are no items which officers recommend should be dealt with in this way.

7 Cranbrook Town Centre (Pages 8 - 9)

8 Cranbox

Verbal update.

9 Cranbrook public transport and movement

Verbal update.

10 Forward Plan (Page 10)

11 Implementation Plan (Pages 11 - 21)

12 Consortium Completions Programme

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[Decision making and equalities](#)

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EAST DEVON DISTRICT COUNCIL

Minutes of the meeting of Cranbrook Placemaking Group held at Conference Room, Younghayes Centre, Cranbrook on 16 September 2024

Attendance list at end of document

The meeting started at 10.30 am and ended at 12.05 pm

9 Minutes of the previous meeting held on 1 July 2024

The minutes of the previous meeting held on 1 July 2024 were confirmed as a true record.

10 Declarations of interest

There were none.

11 Public speaking

There were no speakers.

12 Matters of urgency

There were none.

13 Confidential / exempt items

There were none.

14 Electricity supply

The Chair welcomed representatives of National Grid Electricity Distribution (NGED) and introductions were made around the table.

The working group received a presentation that gave an update on NGED's proposed strategy for Cranbrook outlining:

- Estimated requirement for the expansion zone for the eastern side of Cranbrook which would include the Cobdens area (2,000+ residential dwellings, community buildings, 2 schools, local centre and place of worship)
- EV charging provisions.
- Expansion for individual heat pumps
- Existing connection points (Marsh Green - primary circuit) which will be monitored during growth and interconnected with new circuits.
- Estimated requirement for the expansion zone for the western side of Cranbrook which would include Treasbeare (1,035 residential dwellings, school, sports hub and 10 ha of employment land) and Bluehayes (up to 950 residential dwellings, school and local centre)
- Existing connection points (Clyst Honiton – primary circuit) which will be monitored during growth and interconnected with new circuits and a new primary is required.
- Reinforcement options using the existing primary circuits.
- Consideration of a new primary substation – currently looking at options to secure land north of Cranbrook.

- Business plan for a new BSP (bulk supply point) in Exeter – early stages to look for viable land east of the M5 and in proximity to existing infrastructure.

Responses to questions from members of the group included:

- It was noted that there would be one EV charging point per property which would not increase the overall demand on the network as charging would be done at different times.
- In response to whether there was capacity to increase electricity supply, alternative options would need to be looked at depending on what was required.
- It was noted that a further BSP would be required for the proposed new town.
- In response to noise omissions, noise enclosures can put over the top of the transformers which would also act as a visual amenity.
- In response to a question about the provision for electric HGVs, NGED advised they had reserved capacity to do this but emphasised this would take a number of years depending on the location of demand.

Director of Place (Interim) advised he was keen to follow up on the noise omissions and referred to the planned converter station that was going to be located close to the A30 and welcomed joint working with NGED. This was welcomed as it would be beneficial to locate the BSP close to the station.

RESOLVED:

The work of National Grid Electricity Distribution in seeking to ensure that there is adequate network capacity to cater for the electrical loading arising from the expansion of Cranbrook be noted.

15 **Town Centre masterplan**

The Cranbrook New Community Manager's presentation outlined the current plans for inclusion in the Cranbrook town centre masterplan and advised that invites would go out shortly inviting members to meet next week to go through the final details.

These included:

- Key routes in and out of the town centre;
- Key pedestrian routes across;
- TC3 link to supermarket;
- Orientation of buildings to maximise hours of daylight;
- Key viewpoints.

Following discussions with stakeholders the following key assumptions had been made which included:

- DCC facilities will become part of Till House which will free up TC4b;
- Cranbox will form one part of TC2 square;
- Health and Wellbeing Centre and Leisure Centre will be in separate buildings as there is no capital budget available;
- Drainage will be required on site;
- Biodiversity Net Gain will be required on site to make it a greener town centre

Outstanding decisions included:

- Whether a building is required for the Fire Station. Risk review completed;
- Size of the Tillhouse building;
- Preferred size of the second square;

- Preferred location of the Health and Wellbeing Centre;
- Preferred location of the Leisure Centre;
- Width of footpaths;
- Precise alignment of road through TC4e;
- Heights of buildings;
- Quantum of car parking;

Group members viewed two town centre plan options and the Cranbrook New Community Manager asked group members to attend an in-person workshop to finalise the plans and to discuss the outstanding decisions. Group Members were happy to meet either Wednesday, 25 September or Thursday, 26 September.

Clarification was sought about whether the town centre masterplan would be considered at the Strategic Planning Committee on 29 October 2024. Devon County Council's Principal Planning Officer advised that although there were ongoing positive discussions with Cranbrook Town Council it was not ready for a DCC Cabinet decision. The Chair highlighted the urgency that a DCC decision was needed as soon as possible.

Responses to the outstanding decisions included:

- It was suggested that the second square should be made into a square (same width as depth);
- The width of the Tillhouse building would be determined by the width of the square and as deep as necessary;
- Need a significant amount of car parking to make the town centre viable. It was suggested to use Area D for more car parking provision;
- Shared footpaths and cycle paths do not work;
- Town Centre Plan – prefer option 2 as it has more car parking spaces and green spaces;

Further comments included:

- There is a need to have a footpath link from the Tillhouse to the countrypark;
- Support was expressed for the masterplan to remain flexible to keep spaces free to enable the town to grow into itself;
- Reference to paragraph 15 of the report and whether the sizes of the leisure centre and the health and wellbeing centre have been agreed; The Cranbrook Manager advised that the NHS had confirmed a floorspace of approximately 3,000 square metres and the leisure centre was still to be decided but it would need to accommodate a 6 lane swimming pool;
- The lack of water supply at the existing town centre needs to be rectified.

The Cranbrook New Community Manager noted all the points raised and advised these can be discussed during the workshop.

RESOLVED:

1. That the progress made on the town centre masterplan to date be noted and the Cranbrook Placemaking Group provide feedback to guide the refinement and completion of the masterplan.
2. That the town centre masterplan document be presented to Strategic Planning Committee at their meeting on 29 October 2024.

Director of Place (Interim) advised that the funding for Cranbox has been confirmed for the end of March 2025 subject to wider ongoing national discussions.

The following update was read out on behalf of Naomi Harnett, Corporate Lead – Major Projects & Programmes (Interim):

I have met with the town council to discuss a brief for the architects and the scheme can now progress from concept to a deliverable scheme. The location for the scheme has also been identified through the master planning work, with the location in TC2 to the west of the proposed town centre building.

Working with Kenji, Andy and Thea the proposed locations works in placemaking terms and will begin to frame the square to the north of the high street.

Janine and myself have agreed that the business case will be revised inhouse, this will progress once the planning application is submitted.

17 **Implementation plan**

Group Members noted the updated Implementation Plan.

18 **Forward plan**

Group Members noted the Forward Plan up to Quarter 1 January to March 2025.

19 **Move More Cranbrook and Place Partnership (verbal update)**

Item deferred to a later meeting.

Attendance List

Councillors present:

K Blakey (EDDC)

T Olive, Chair (EDDC)

L Bayliss (CTC)

H Gent (DCC)

Also present (for some or all the meeting)

Adam King (National Grid Electricity Distribution)

Clive Seaborn (National Grid Electricity Distribution)

Mark Scott (National Grid Electricity Distribution)

I Barlow (EDDC)

P Faithfull (EDDC)

Officers in attendance:

Thea Billeter, Cranbrook New Community Manager (EDDC) (virtually)

Wendy Harris, Democratic Services Officer (EDDC)

Andrew Wood, Director of Place (interim) (EDDC)

Nicola Wilson, Principal Planning Officer (DCC) (virtually)

Janine Gardner, (CTC)

Councillor apologies:

K Bloxham

Chair

Date:

Report to: Cranbrook Placemaking Group

Date of Meeting 18 November 2024

Document classification: Part A Public Document

Exemption applied: None

Review date for release N/A



Cranbrook Town Centre

Report summary:

The Town Centre Masterplan was endorsed by Strategic Planning Committee on 29 October 2024.

A town centre programme will be established to provide coordination and oversight of individual town centre projects.

Is the proposed decision in accordance with:

Budget Yes ☒ No ☐

Policy Framework Yes ☒ No ☐

Recommendation:

1. That members note the endorsement of the Town Centre Masterplan by the council's Strategic Planning Committee.
2. That members note the proposed establishment of a programme to provide coordination and oversight of individual town centre projects.

Reason for recommendation:

Having a coordinated approach to the delivery of additional development in the town centre is important for the vitality and vibrancy of the town and to ensure that the right facilities are brought forward to support the growing community.

Officer: Thea Billeter, New Community Manager, tbilleter@eastdevon.gov.uk, 01395 571687

Portfolio(s) (check which apply):

- ☐ Climate Action and Emergency Response
- ☐ Coast, Country and Environment
- ☐ Council and Corporate Co-ordination
- ☐ Communications and Democracy
- ☐ Economy
- ☐ Finance and Assets
- ☐ Strategic Planning
- ☒ Sustainable Homes and Communities
- ☒ Culture, Leisure, Sport and Tourism

Equalities impact Low Impact

Climate change Low Impact

Risk: Medium Risk; Each individual project that is established as part of the town centre programme will carry its own level of risk. These risk levels will vary depending upon the circumstances.

Links to background information Cranbrook Town Centre Masterplan [Agenda for Strategic Planning Committee on Tuesday, 29th October, 2024, 9.00 am - East Devon](#)

Link to [Council Plan](#)

Priorities (check which apply)

- ☒ A supported and engaged community
 - ☐ Carbon neutrality and ecological recovery
 - ☒ Resilient economy that supports local business
 - ☒ Financially secure and improving quality of services
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Report in full

1. At its meeting on 29 October 2024 the council's Strategic Planning Committee endorsed the Cranbrook Town Centre Masterplan, included as appendix A to this report. The endorsement means that the document will now be used by project teams looking to develop facilities on the town centre land and by the local planning authority as a material consideration of planning applications.
 2. In order to have a coordinated approach to the delivery of the public buildings in the town centre it is intended that individual projects are managed as part of an overarching programme. The programme governance is yet to be finalised but is likely to involve oversight by this Placemaking Group. The intention is for the programme governance to be established before the end of the year.
 3. At the time of writing, individual projects have not yet been set up and so this paper does not seek to set out in detail the progress of each. It is worth noting the following points:
 - Work to transfer parcel TC1 to Devon County Council for an Extra Care facility is continuing.
 - Work to transfer parcel TC2 to the council is continuing.
 - The council and Cranbrook Town Council are working together to deliver Cranbox.
 - The council has funds remaining from the One Public Estate programme in order to make further progress on the Health and Wellbeing hub and reach planning application stage.
 - A Senior Leisure Officer has taken up post at the council, with a leisure centre for Cranbrook included in their work programme.
 - An enforcement notice has been served to seek the removal of the Taylor Wimpey sales centre from the phase 2 retail land. The notice takes effect on 28 November 2024 and gives the owners three months to remove the cabin and restore the land. The land owners have a right of appeal against the service of the notice.
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Financial implications:

There are no specific financial implications impacting the council at this stage.

Legal implications:

There are no substantive legal issues to be added to this report.

Cranbrook Placemaking Group

18 November 2024

Forward Plan

Quarter 4: October to December 2024	<ul style="list-style-type: none"> • Town centre masterplan to SPC • Develop Cranbox proposals • Transfer of TC1 and TC2 • Decarbonisation of district heating • Town Centre programme governance
Quarter 1: January to March 2025	<ul style="list-style-type: none"> • Cranbox planning application determination • Interim management of assets outside Cranbrook Parish boundaries • Health and Wellbeing hub – next steps • Position regarding Leisure Centre provision
Quarter 2: April to June 2025	<ul style="list-style-type: none"> • London Road upgrade • EScO for expansion areas • Education provision • Management of Suitable Alternative Natural Greenspace – preferred approach

Andy Wood

Director of Place

November 2024

Cranbrook Placemaking Group

Implementation Plan

November 2024

Background and Context

The Terms of Reference for the Placemaking Group include a specific objective as follows;

To develop an Implementation Plan for the delivery of key assets and services in the town and ensure that the Implementation Plan includes a clear understanding of the following in relation to individual assets;

- *the strategic business case;*
- *who the client is;*
- *the business plan;*
- *the brief and specification;*
- *the budget and funding package, including sources of funding;*
- *procurement strategy;*
- *project management and delivery;*
- *ownership and management of facilities;*
- *the ongoing service delivery model and associated costs.*

Framework

Looking forward the following are considered to be some of the key events during 2024;

- A final investment decision being taken in relation to the district heating interconnector project
- Completion of a masterplan and delivery plan for the town centre

These are significant events in themselves and collectively are of seminal importance in terms of how the town will develop and be governed going forward. It therefore stands to reason that the Placemaking Group will need to be sighted on and input to key decisions, for example through input to draft reports or responses to planning applications.

Topics

Alongside specific events there are also recurring topics which are sufficiently strategic as to demand the attention of the Placemaking Group. The provisional list of items for the next year is outlined below;

- Management of greenspace including suitable alternative natural greenspaces
- Health and wellbeing provision – the links to potential availability of funding from the One Public Estate programme and other to progress the Health & Wellbeing Hub concept
- Town centre – including the delivery of Cranbox, the Tillhouse building and wider masterplan
- Devon County Council related infrastructure – this includes the proposed community facilities, transport and education improvements
- Sport England Pilot/Place Partner status

It is anticipated that reports on specific topics will be scheduled into specific Placemaking Group meetings.

Local Infrastructure Fund

There is a long history of revolving infrastructure funds being utilised in Cranbrook to accelerate the delivery of critical infrastructure. This is an important cash flow tool and one which is likely to become ever more essential for coordinating infrastructure delivery for the expansion areas of Cranbrook.

East Devon District Council's Cabinet considered a series of reports focused solely on Cranbrook in July 2022. This included proposals to establish a £40m Local Infrastructure Fund. It is essential that this Fund is now operationalised in the form of bringing forward specific investment proposals. This is an intensive process as it will require an understanding of the detailed delivery of large-scale capital projects and the mechanism through which funds will subsequently be recouped.

At present the following projects are considered to be strong candidates in terms of being essential infrastructure which, with the benefit of forward funding, will help to unlock development and achieve wider place making objectives;

- Upgrading of London Road – to facilitate 30mph along its length
- Delivery of the next primary school
- Upgrading of the power supply

These are complex projects which will require dedicated time and effort to develop. There are other projects which could also be forward funded. The oversight of the Board will be required to guide the operation of the Local Infrastructure Fund.



Implementation Plan

Subject	Summary	Budget/ Source	Ongoing ownership/ management	Target completion date	RAG/Status	Lead
Town Centre						
Cranbox	Modular space proposals including food and beverage uses. To be funded through Enterprise Zone programme subject to completion of feasibility study/business case.	TBC/Enterprise Zone	Cranbrook Town Council – subject to final agreement.	Business Case: Funding Construction	A Funding confirmed subject to legal agreement and planning application in preparation	Janine Gardner CTC Frances Wadsley Naomi Harnett EDDC
Masterplanning of TC2 and other public sector acquired land	Masterplanning of TC2 and TC4b, c, d & e needed to ensure suitable distribution of uses, good urban design, place making and to facilitate exploration of funding and delivery partners. Linked exercise to the Tillhouse (CTC office, mini square and parking) and Health, Wellbeing and Leisure hub.	TBC	EDDC/CTC/DCC	Autumn 2024	G Masterplan endorsed by EDDC's SPC October 2024.	Thea Billeter EDDC
Tillhouse building	Town Council office building including community space. Link with wider masterplanning exercise (above). Challenge to close the anticipated budget gap.	Budget TBC \$106 of £592,500	Cranbrook Town Council	TBC	A Anticipated budget gap requires quantifying before the source(s) of the balance of funding can be identified. In	Janine Gardner CTC

Subject	Summary	Budget/ Source	Ongoing ownership/ management	Target completion date	RAG/Status	Lead
					discussions with DCC re. co-location. Concept designs in preparation.	
DCC Community Building	Multi use building providing flexible space for the delivery of County Council services including children's, library and youth, and other social and community services as required, to be provided on Parcel TC4b	Budget s.106 contributions + shortfall from external funding	DCC	TBC	<p>A</p> <p>Outline planning permission granted 22.7.20 but now lapsed. Town Centre DCC Deed of Variation signed 11.12.23. Now awaiting transfer of land and payment of first contribution (both now late) EDNCP have said they will provide a clean site and have provided a ground contamination survey which confirms no contamination. Exploring co-location with CTC or other facilities as part of the town centre masterplanning process.</p>	Sarah Ratnage / Nicola Wilson DCC
Extra Care Housing	Housing with on-site care for older people with 55 self-contained homes. DCC places adults eligible for care with funding assistance into the homes. To be delivered on TC1 to be transferred.	Developer capital funded with Homes England funding / s.106 contributions	LiveWest under an initial Development Agreement and long-term Nominations Agreement with DCC	Completion March 2028	<p>A</p> <p>Discussions ongoing regarding land transfer & legal agreements. Increasing concern about delays to land transfer.</p>	Nicola Wilson / Neil Pack DCC

Subject	Summary	Budget/ Source	Ongoing ownership/ management	Target completion date	RAG/Status	Lead
					Currently awaiting confirmation that the site is fully serviced with surface water drainage and provision of stage 2 ground investigation report.	
Health, Wellbeing and Leisure Hub	Feasibility study to determine specification for future Health & Wellbeing Hub. Work to be commissioned in conjunction with the NHS Devon. Will draw on previous studies/evidence.	£90k from One Public Estate programme Match funding from EZ programme	EDDC/CCG	TBC	<p>A</p> <p>Feasibility study for health planning and service requirements completed late Summer 2023. Formal project to be established now that location has been fixed in the masterplan.</p>	Thea Billeter EDDC NHS Devon
Town Centre planning applications	Determination of applications relating to: Supermarket and town square Parade of shops Nursery Highway infrastructure plans x 2	N/A	New Community Partners/HDD Cranbrook Town Council for square	<p>Planning Permission issued May 2022</p> <p>Construction completion summer 2024</p>	<p>A</p> <p>Planning applications now approved. Construction commenced August 2022. Supermarket and nursery leases have been taken up by end occupiers, supermarket fit out in progress but no date for nursery at present. Only phase 1 of high street under construction, with</p>	Thea Billeter EDDC

Subject	Summary	Budget/ Source	Ongoing ownership/ management	Target completion date	RAG/Status	Lead
					first units now occupied. Phase 2 land subject of enforcement notice for unauthorised development.	
Phase 2 retail acquisition	EDDC commercial acquisition of the HDDL Phase 2 ground floor retail/commercial units	Prudential borrowing?	EDDC	Summer 2023	R Financial offer to purchase has been rejected by the New Community Partners.	Andy Wood EDDC
Community governance						
Community governance review	Completion of community governance review to determine future extent of the Cranbrook parish in conjunction with the Cranbrook Plan.	N/A	EDDC lead the process of completing the review.	TBC	G Cranbrook Plan adopted October 2022. EDDC Council agreed in July 2024 to fund resource to restart the review process. Quotes to be sought from law firms to undertake the review.	Melanie Wellman EDDC
Expansion areas						
Bluehayes – main site	Up to 850 homes, primary school (or at Treasbeare), mixed use area, open space, allotments, SANGS	N/A	Taylor Wimpey and Hallam Land Management		G	Thea Billeter/Liam Fisher EDDC

Subject	Summary	Budget/ Source	Ongoing ownership/ management	Target completion date	RAG/Status	Lead
					Planning application now subject to a resolution to approve. Negotiations underway regarding the s106 agreement	
Bluehayes - SANGs	Change of use of agricultural land at Elbury Meadows to SANGS.	N/A	Taylor Wimpey and Hallam Land Management		 Planning application now subject to a resolution to approve. Negotiations underway regarding the s106 agreement.	Thea Billeter/ Liam Fisher EDDC
Treasbeare	Up to 915 homes, primary school (or at Bluehayes), neighbourhood centre, 5ha employment land, sports hub and pavilion, 5 G&T pitches, land for energy centre expansion, open space, allotments, SANGS	N/A	Carden Group/Redrow Homes		Planning application approved June 2024. Initial discharge of condition request (condition 10) approved.	James Brown EDDC
Cobdens – main site	Up to 1435 homes, primary school, SEN school, part of neighbourhood centre, 10 G&T pitches, place of worship, cemetery, open space, allotments, SANGS	N/A	Persimmon Homes		Planning application approved April 2024. Initial discharge of condition requests submitted.	James Brown EDDC
Cobdens – Farlands	Up to 260 homes, part of neighbourhood centre, junior football pitch, open space	N/A	Cranbrook LVA LLP		 Planning application pending consideration	James Brown EDDC

Subject	Summary	Budget/ Source	Ongoing ownership/ management	Target completion date	RAG/Status	Lead
Grange – Stuart Partners land	Up to 200 homes, open space, SANGS	N/A	Stuart Partners/Bloor Homes		<p>G</p> <p>Planning application now subject to a resolution to approve. Negotiations underway regarding the s106 agreement.</p>	James Brown/Ben Chesters EDDC
Grange – main site	Up to 600 homes, part of neighbourhood centre, community building, open space, allotments, SANGS	N/A	Baker Estates Ltd		<p>G</p> <p>Two outline planning applications received for a total of 539 homes plus expected infrastructure. Initial consultation period ended 16/09/2024. Various matters to be resolved following consultation.</p>	Ben Chesters/James Brown EDDC
Community Infrastructure						
Ingrams Sports Pavilion	Provision of a pavilion at the Ingrams sports pitches.	S.106	Cranbrook Town Council	December 2022	Awaiting permanent electricity connections	Janine Gardner CTC
Wheeled Sports Facility	Provision of a wheeled sports facility in the town centre.	S.106 - £250k indexed	Cranbrook Town Council	TBC	Facility opened December 2023.	Janine Gardner CTC
Phase 3 Country Park NEAP	Neighbourhood Equipped Area of Play in Phase 3 of the Country Park (renamed Stone Meadow)	s.106	Cranbrook Town Council	TBC	<p>G</p>	Janine Gardner CTC

Subject	Summary	Budget/ Source	Ongoing ownership/ management	Target completion date	RAG/Status	Lead
					Delivery will depend on final basin 2c/town centre drainage scheme.	
Trim Trail	Trim trail in Phase 3 of the Country Park (renamed Stone Meadow)	s.106	Cranbrook Town Council	2024	G Installation anticipated November/December 2024.	Janine Gardner CTC
Pump Track	Pump track for wheeled sports facility envisaged in Phase 3 of the Country Park (renamed Stone Meadow)	Sport England, Town Council and other	Cranbrook Town Council	April 2024	Facility opened March 2024	Janine Gardner CTC
Ingrams MUGA	685m ² MUGA to be sited at the Ingrams sports site.	S106	Cranbrook Town Council	TBC	G Installation anticipated November/December 2024.	Janine Gardner CTC
Local Infrastructure Fund Mobilisation of £40m revolving infrastructure fund to accelerate the delivery of critical infrastructure.						
Electricity capacity	Bringing forward a new Bulk Supply Point to ensure that there is available electricity capacity/supply to support ongoing development. Link also to installation of charging points for EVs.	£14m	EDDC/DCC/WPD	2025	R National Grid have now devised an alternative strategy to release capacity. Rules regarding serving development changed April 2023 which means that upgrade is	Andy Wood EDDC

Subject	Summary	Budget/ Source	Ongoing ownership/ management	Target completion date	RAG/Status	Lead
					likely to be funded by National Grid. Land for a new primary sub-station yet to be secured.	
London Road	Comprehensive package of works to reduce design speed to 20/30 mph and prioritise active travel.	Total cost not ascertained £2.253m (indexed to Q1 2020) from expansion areas S106	DCC as highway authority		<p>R</p> <p>Brookbanks commission from DCC complete. DCC in house project completed to deliver a concept design. No further budget identified to progress to detailed design – DCC exploring opportunities, including bidding for CIL money.</p> <p>Developers have put forward schemes across their own frontages - DCC will work with these designs as part of the overall concept design. Report considered by the former Cranbrook Strategic Delivery Board in February 2024.</p>	Brian Hensley – DCC Kenji Shermer - EDDC
Primary school	Accelerated delivery of first primary school in the expansion areas, either at Treasbeare or Cobdens, to ensure school places are	£8m - £12m depending upon which school	DCC as education authority		<p>A</p>	Simon Niles DCC

Subject	Summary	Budget/ Source	Ongoing ownership/ management	Target completion date	RAG/Status	Lead
	available to meet the growing population.				Devon County Council now confirmed strong preference for next school to be delivered at Cobdens. Confirmation of Free School funding for SEN school and DCC working with DfE to deliver this. All parties looking to collaborate for early delivery.	
District heating						
Roll out of district heating network	Decarbonising the existing district heat network and ensuring that it rolls out to the expansion areas will support the large scale delivery of low and zero carbon development. The preferred solution is to utilise recoverable heat from heat sources at Hill Barton.	Circa £31m, with £10.076m funding from HNIP programme	EDDC	2024	<p>A</p> <p>Invitation to Tender published February. Paper going to Cabinet November 2024.</p>	Andy Wood Naomi Harnett EDDC