

DP 49/99-03



**Cynulliad Cenedlaethol Cymru  
The National Assembly for Wales**

**Rhodri Morgan AM MP**

Prif Ysgrifennydd · First Secretary

Our ref/Ein cyf: WAQ4479  
Your ref/Eich cyf:

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Jonathan Morgan AM  
National Assembly for Wales  
Cardiff Bay  
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11 April 2000

*Dewr Jonathan*

**WAQ4479: PONTPRENNAU PRIMARY SCHOOL SITE**

I am writing to follow up my reply to your Assembly Question of 17 March 2000. In that reply I indicated that I was actively considering the issues surrounding the provision of a primary school in the Pontprennau area. I have now looked into these issues and am in a position to give you a substantive response.

The entire Pontprennau area has been developed by a joint venture between the Welsh Development Agency's Land Division and the developers Heron. In 1992 the joint venture partners signed a comprehensive section 106 agreement with the Council. This, amongst other things, designated a site for a primary school. The Council was given an eight year option to purchase the site at residential market value for the site as and when it wished to do so. It has not yet done so, and the option ran out in March 2000.

The section 106 agreement allowed for a number of sites, including those designated for a community centre, playing fields and a number of public parks, to be given to the Council for nil value. However, it was agreed that the school site would be purchased at residential market value. The Welsh Development Agency has a statutory duty to dispose of land at best value, and it would therefore be inappropriate for me to intervene to force the Welsh Development Agency to dispose of this site at less than best value.

I understand that the Council and the Welsh Development Agency are currently examining options that would facilitate the bringing forward of the school site. I very much welcome these discussions, and have encouraged both parties to pursue a constructive dialogue. I hope a positive decision can be made shortly.

A copy of this reply will be placed in the library of the Assembly.

*Yours  
Rhodri*

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**WRITTEN ASSEMBLY QUESTION  
TABLED ON 17 MARCH 2000  
FOR ANSWER BY THE SECRETARY FOR  
ECONOMIC DEVELOPMENT  
ON 23 MARCH 2000**

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**Jonathan Morgan (South Wales Central):** Will he clarify when a decision about:

- a) the continued reservation by the WDA of a primary school site in Pontprennau, Cardiff; and
- b) the sale of the site by the WDA to Cardiff County Council on non-commercial terms; will be made. (WAQ4479)

**Rhodri Morgan :** I recognise that this a matter of serious concern to parents and residents. I am actively considering the issues surrounding the provision of a school in the area, and shall respond to you shortly.