

**From:** Michael Eastham <Michael.Eastham@arun.gov.uk>

**Sent:** 04 August 2020 15:15

**To:** Planning.Responses <Planning.Responses@arun.gov.uk>

**Subject:** FW: The draft Heads of Terms for the S106 Agreement for Dappers Lane (A76/20/PL) - PART OF THE ANGMERING NORTH STRATEGIC SITE

Please upload onto Ocella the email below and the attachment which comprises the consultation response from **ADC Community Wellbeing** to planning application **A/76/20/PL** regarding Dapper Lane, in Angmering.

Thanks,

Michael

**Michael Eastham**  
Principal Planning Officer,  
Planning Department

**T:** 01903 737772

**E:** [michael.eastham@arun.gov.uk](mailto:michael.eastham@arun.gov.uk)

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**From:** Sadie Tooley <Sadie.Tooley@arun.gov.uk>

**Sent:** 04 August 2020 14:31

**To:** Michael Eastham <[Michael.Eastham@arun.gov.uk](mailto:Michael.Eastham@arun.gov.uk)>; Sue Howell <[Sue.Howell@arun.gov.uk](mailto:Sue.Howell@arun.gov.uk)>; Rachel Alderson <[Rachel.Alderson@arun.gov.uk](mailto:Rachel.Alderson@arun.gov.uk)>

**Cc:** Robin Wickham <[Robin.Wickham@arun.gov.uk](mailto:Robin.Wickham@arun.gov.uk)>; Joe Russell-Wells <[Joe.Russell-Wells@arun.gov.uk](mailto:Joe.Russell-Wells@arun.gov.uk)>

**Subject:** RE: The draft Heads of Terms for the S106 Agreement for Dappers Lane (A76/20/PL) - PART OF THE ANGMERING NORTH STRATEGIC SITE

Hi Michael,

Please see attached the draft Heads of Terms with my amendments/additions in red including the contributions requested for sports halls, swimming pools and public art and also for health & fitness which we need to include as per the SPD. Please note that Rachel will need to provide you with the contribution amounts and wording for the sports pitches, 3G artificial grass pitch and ancillary facilities.

Kind regards

Sadie

**Sadie Tooley**

Strategic Projects & Development Manager  
Community Wellbeing



**T:** 01903 737948

**E:** [sadie.tooley@arun.gov.uk](mailto:sadie.tooley@arun.gov.uk)

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**From:** Michael Eastham <[Michael.Eastham@arun.gov.uk](mailto:Michael.Eastham@arun.gov.uk)>

**Sent:** 04 August 2020 08:27

**To:** Sadie Tooley <[Sadie.Tooley@arun.gov.uk](mailto:Sadie.Tooley@arun.gov.uk)>; Sue Howell <[Sue.Howell@arun.gov.uk](mailto:Sue.Howell@arun.gov.uk)>

**Cc:** Robin Wickham <[Robin.Wickham@arun.gov.uk](mailto:Robin.Wickham@arun.gov.uk)>; Joe Russell-Wells <[Joe.Russell-Wells@arun.gov.uk](mailto:Joe.Russell-Wells@arun.gov.uk)>

**Subject:** FW: The draft Heads of Terms for the S106 Agreement for Dappers Lane (A76/20/PL) - PART OF THE ANGMERING NORTH STRATEGIC SITE

**Importance:** High

Hi Sadie and Sue,

I am drafting the Heads of Terms for the Section 106 Agreement for Dappers Lane (**A/76/20/PL**) and I require your input.

Are you happy with the draft heads of terms set out in the table below, which is taken from the attached document?

Could you provide me with £ figures to populate the table?

I look forward to receiving your replies.

Kind regards,

Michael

|                             |                                                           |                      |                    |                                                                                   |                                                              |
|-----------------------------|-----------------------------------------------------------|----------------------|--------------------|-----------------------------------------------------------------------------------|--------------------------------------------------------------|
| <b>Green Infrastructure</b> | Trigger points will be provided in a Green Infrastructure | Applicant to deliver | Management Company | Provision of a Local Area of Play (LAP) and a Local Equipped Area of Play (LEAP); | Ten (10) years of the date of receipt of final instalment of |
|-----------------------------|-----------------------------------------------------------|----------------------|--------------------|-----------------------------------------------------------------------------------|--------------------------------------------------------------|

|                           |                                                                                                                                                            |                                                                                                                                                         |     |                                                                                                                                                                                       |                                                                               |
|---------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------|-----|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------|
|                           | Space Specification.                                                                                                                                       |                                                                                                                                                         |     | pedestrian link onto the existing PROW to the west of the site; and a surface water attenuation basin.                                                                                | the Contribution                                                              |
| <b>Sports Halls</b>       | To pay 50% of the contribution prior to the occupation of the first dwelling.<br>To pay the remaining 50% prior to the occupation of 50% of Housing Units. | £XXX<br><br>The Sports Hall / Flexible Activity Space contribution was derived using the Active Places Power (Sport England) Sport Facility Calculator. | ADC | The sports hall contribution will be put towards providing the flexible hall space at a Sports and Community Hub at Palmer Road in Angmering.                                         | Ten (10) years of the date of receipt of final instalment of the Contribution |
| <b>Swimming Pools</b>     | To pay 50% of the contribution prior to the occupation of the first dwelling.<br>To pay the remaining 50% prior to the occupation of 50% of Housing Units. | £XXX<br><br>The Swimming Pools Contribution was derived using the Active Places Power (Sport England) Sport Facility Calculator.                        | ADC | Contribution to increase the capacity of swimming pool changing facility including providing village change spaces as part of the new leisure centre to be provided in Littlehampton. | Ten (10) years of the date of receipt of final instalment of the Contribution |
| <b>Artificial Pitches</b> | To pay 50% of the contribution prior to the occupation of the first dwelling.<br>To pay the remaining 50% prior to the occupation of 50% of Housing Units. | £XXX<br><br>The Artificial Pitch contribution was derived using the Active Places Power (Sport England) Playing Pitch Calculator.                       | ADC | Contribution towards provision of a new 3G pitch surface and base layer at a new facility at Palmer Road in Angmering, to serve the East of the District.                             | Ten (10) years of the date of receipt of final instalment of the Contribution |
| <b>Sports Pitches</b>     | To pay 50% of the contribution prior to the occupation of the first dwelling.<br>To pay the remaining 50% prior to the occupation of 50% of Housing Units. | £XXX<br><br>The Natural Pitch contribution was derived using the Active Places Power (Sport England) Playing Pitch Calculator.                          | ADC | Contribution towards provision of a sports pitch which is agreed to be provided as an off-site sum to go at a new facility at Palmer Road, to serve the East of the District.         | Ten (10) years of the date of receipt of final instalment of the Contribution |
| <b>Public Art</b>         | To pay 50% of the contribution prior to the occupation of the first dwelling.<br>To pay the remaining 50% prior to the occupation of 50% of Housing Units. | £XXX                                                                                                                                                    | ADC | Contribution towards public art in Angmering.                                                                                                                                         | Ten (10) years of the date of receipt of final instalment of the Contribution |

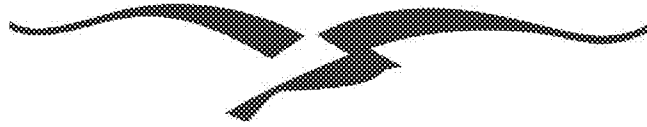
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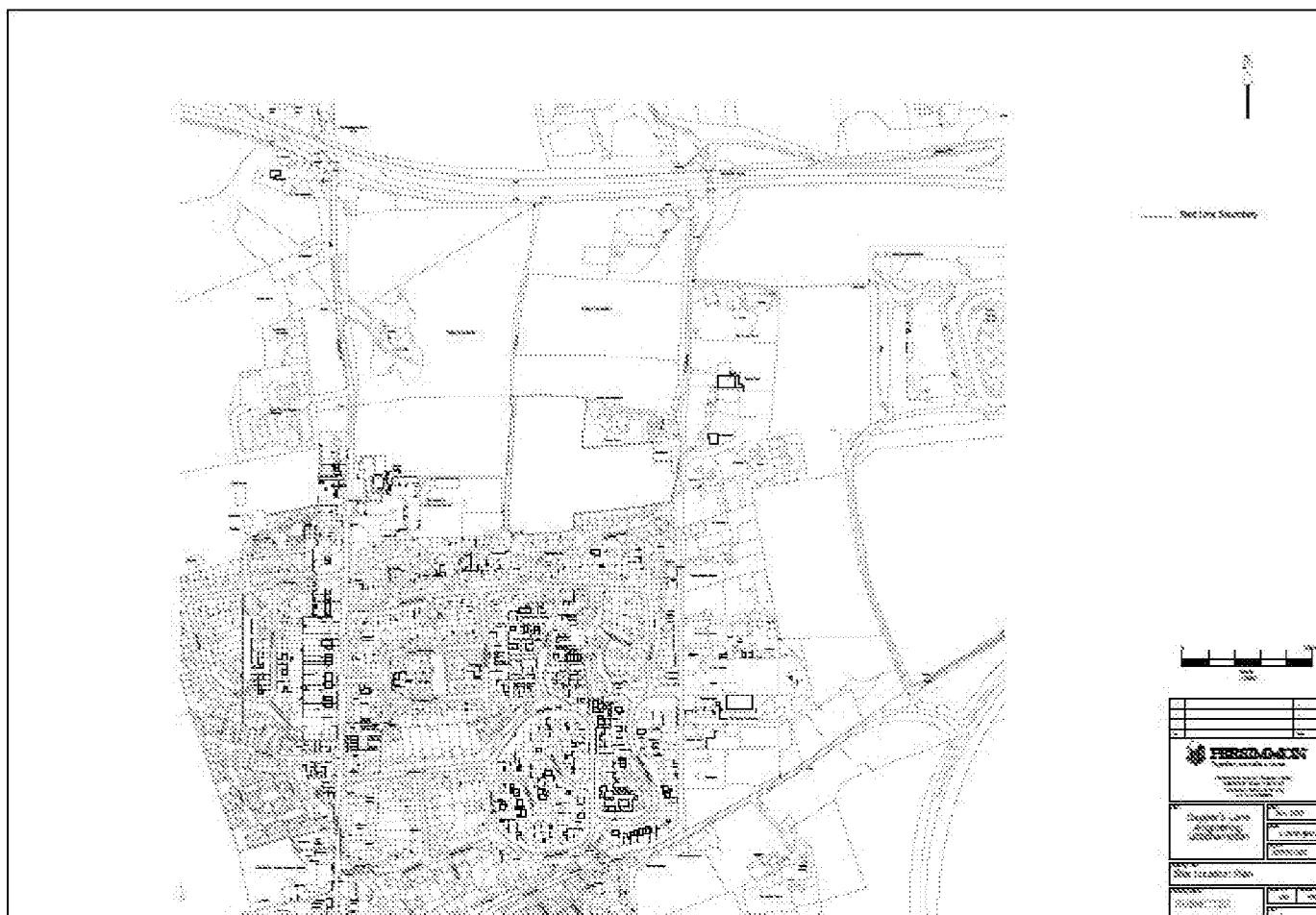
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# INSTRUCTION AND AUTHORITY

|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               |                                    |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           |                                                    |
|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------|
| Planning Application Ref:<br><b>A/76/20/PL</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                | Today's date:<br><b>31/07/2020</b> | Date of the Decision Notice, or Date that the Decision is to be considered if in the future (insert 'not known' if no date yet):<br>Not known                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             | <b>Planning Officer:</b><br><b>Michael Eastham</b> |
| <b>What Type of Agreement is it?:</b><br>Please tick <b>one</b> of the following: <ul style="list-style-type: none"> <li><b><u>S106 Agreement</u></b></li> </ul>                                                                                                                                                                                                                                                                                                                              |                                    |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           |                                                    |
| <b>Who is responsible for this decision?</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                  |                                    |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           |                                                    |
| (see notes opposite: <b><u>only complete this box and sign here if this is an OFFICER Decision</u></b> )<br><br><div style="border: 1px solid black; height: 100px; width: 100%; position: relative;"> <div style="position: absolute; top: 5px; left: 5px;">x</div> </div> <hr style="border: 0; border-top: 1px solid black; margin: 5px 0;"/> (signature of Officer with the power):<br><br>Print Name: xxxxxxxxxxxx<br><br><b>Constitution Issue 8: Part 4 Section 3 Paragraph 3.1.1.</b> |                                    | <b><u>You need to tell Legal Services who is making the Decision on this S106.</u></b><br><br>(NB Pagham Agreements – The authority will not be known at validation stage so please note accordingly – Legal Officer to check later) <ul style="list-style-type: none"> <li>If this is an OFFICER Decision, sign and print your name in the box opposite  , or</li> <li>If this is a Development Control Decision that has already been made you will need to provide:<br/> <b>Date of Development Control Meeting: 04/03/20</b><br/> <b>Delegated authority to Group Head of Planning (in consultation with the Chairman and Vice Chairman) to grant subject to conditions and S106 substantially in accordance with the terms of the S106 set out in the report with any minor amendments authorised by Group Head of Planning (in consultation with the Chairman and Vice Chairman)</b><br/> <b>Minute Number: xxxxxxxx, or</b> </li> <li>If this is for Development Control to make the Decision <u>in the future</u>, please provide the date of the future meeting or insert '<b>to be advised</b>' if the date has not been set<br/><br/> <b>Date of Future Development Control Meeting: xx/xx/xx or To Be Advised</b> </li> </ul> |                                                    |
| Full name(s) of Freeholders/Leaseholders:<br>(ideally the developer will have completed a recent land registry search which should be attached as well)                                                                                                                                                                                                                                                                                                                                       |                                    | Names: <ul style="list-style-type: none"> <li>X</li> <li>X</li> <li>X</li> <li>X</li> <li>x</li> </ul>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    |                                                    |

- Planning application (A/76/20/PL) for the erection of 84 No. dwellings, public open space, play areas, associated infrastructure and landscaping, Land at Dappers Lane, Angmering.



# **DRAFT HEADS OF TERMS**

## **DAPPERS LANE, ANGMERING**

| <b>Financial obligation(s) summary or change</b> | <b>Trigger Point</b>                                                                                                                                                  | <b>Amount</b>                                                                                                          | <b>Due to (ADC, WSCC, NHS, other)</b> | <b>Destination/ project</b>                                                                                                                                   | <b>Spend by restriction</b>                                                   |
|--------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------|---------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------|
| Education Nursery                                | To pay 25% of the nursery education contribution prior to the Occupation of the first dwelling. To pay the remaining 75% prior to the occupation of the 50th house.   | £119,700                                                                                                               | WSCC                                  | Contributions generated by this proposal shall be spent on a new early years' facility serving Angmering, based on the provision of 84 dwellings.             | Ten (10) years of the date of receipt of final instalment of the Contribution |
| Education Special School Facilities              | To pay 25% of the nursery education contribution prior to the Occupation of the first dwelling. To pay the remaining 75% prior to the occupation of the 50th house.   | £101,427                                                                                                               | WSCC                                  | To be used towards extending / developing existing SSC or special school facilities serving Angmering.                                                        | Ten (10) years of the date of receipt of final instalment of the Contribution |
| Education Primary                                | To pay 25% of the primary education contribution prior to the Occupation of the first dwelling. To pay the remaining 75% prior to the occupation of the 50th house.   | £479,999                                                                                                               | WSCC                                  | To be used towards the provision of a new primary school in Angmering Village or towards expansion of one of the schools immediately serving the development. | Ten (10) years of the date of receipt of final instalment of the Contribution |
| Education Secondary                              | To pay 25% of the secondary education contribution prior to the Occupation of the first dwelling. To pay the remaining 75% prior to the occupation of the 50th house. | £33,538 x Additional Child Product =<br>See WSCC response for full text<br><br>Using the prescribed formula = £451,743 | WSCC                                  | Contributions generated by this proposal shall go towards infrastructure associated with Phase 1 of the new secondary school serving Arun.                    | Ten (10) years of the date of receipt of final instalment of the Contribution |
| Education Sixth Form                             | To pay 25% of the Sixth Form contribution prior to the Occupation of the                                                                                              | DfE figure x Additional Child Product =                                                                                | WSCC                                  | Contributions generated by this proposal shall go towards future                                                                                              | Ten (10) years of the date of receipt of final                                |

|               |                                                                                                                                                         |                                                                                                          |                  |                                                                                                                                                          |                                                                               |
|---------------|---------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------|------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------|
|               | first dwelling. To pay the remaining 75% prior to the occupation of the 50th house.                                                                     | See WSCC response for full text<br><br>Using the prescribed formula = £67,877                            |                  | expansion at The Angmering School Sixth Form.                                                                                                            | instalment of the Contribution                                                |
| Libraries     | To pay 50% of the contribution prior to the occupation of the first dwelling. To pay the remaining 50% prior to the occupation of 50% of Housing Units. | Using the prescribed formula = £15,750                                                                   | WSCC             | Contribution towards the development and enhancement of existing services at Angmering Library.                                                          | Ten (10) years of the date of receipt of final instalment of the Contribution |
| Fire & Rescue | To pay 50% of the contribution prior to the occupation of the first dwelling. To pay the remaining 50% prior to the occupation of 50% of Housing Units. | $Y \times (Z / M) =$<br><br>See WSCC response for full text<br><br>Using the prescribed formula = £2,177 | WSCC             | To be used as a contribution towards the re-development of Littlehampton Fire Station                                                                    | Ten (10) years of the date of receipt of final instalment of the Contribution |
| Transport     | To pay 50% of the contribution prior to the occupation of the first dwelling. To pay the remaining 50% prior to the occupation of 50% of Housing Units. | £15,000                                                                                                  | Highways England | Contribution in full towards the mitigation measures required at the A27/The Causeway roundabout at Arundel, which consists of white line improvements.  | Ten (10) years of the date of receipt of final instalment of the Contribution |
| Transport     | To pay 50% of the contribution prior to the occupation of the first dwelling. To pay the remaining 50% prior to the occupation of 50% of Housing Units. | £185,457                                                                                                 | WSCC             | A developer contribution towards the A259 corridor improvement scheme.                                                                                   | Ten (10) years of the date of receipt of final instalment of the Contribution |
| Transport     | To pay 50% of the contribution prior to the occupation of the first dwelling. To pay the remaining 50% prior to the occupation of 50% of Housing Units. | £116,943                                                                                                 | WSCC             | A280/A27/ Long Furlong - contribution towards the mitigation measures required at the junction as identified within the Arun Local Plan Transport Study. | Ten (10) years of the date of receipt of final instalment of the Contribution |
| Transport     | To pay 50% of the contribution prior to the occupation of the first dwelling. To pay                                                                    | £XXX                                                                                                     | WSCC             | A 1.5 metre' wide footway connection on the eastern side of Dappers Lane to                                                                              | Ten (10) years of the date of receipt of final                                |

|                      |                                                                                                                                                         |                                                                                                                                                                                                                      |                    |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |                                                                               |
|----------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------|
|                      | the remaining 50% prior to the occupation of 50% of Housing Units.                                                                                      |                                                                                                                                                                                                                      |                    | link in with that being provided by other housing development sites along the lane.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 | instalment of the Contribution                                                |
| Transport            | To pay 50% of the contribution prior to the occupation of the first dwelling. To pay the remaining 50% prior to the occupation of 50% of Housing Units. | £XXX                                                                                                                                                                                                                 | WSCC               | <p>Improvements to the PROW 2151. PROW 2151 provides a route from Pine Trees Close north to the A27. No crossing opportunity is currently provided at the A27 where the footpath emerges.</p> <p>The provision of a new pedestrian crossing with dropped kerbs and tactile paving on the pedestrian desire line on Pine Trees Close.</p> <p>The provision of tactile paving at the existing crossings at:</p> <ul style="list-style-type: none"> <li>- the Arundel Road / Furze field Close Junction,</li> <li>- the Arundel Road / Chantryfield Road Junction and</li> <li>- the Arundel Road / Lansdowne Way Junction.</li> </ul> | Ten (10) years of the date of receipt of final instalment of the Contribution |
| NHS                  | To pay 50% of the contribution prior to the occupation of the first dwelling. To pay the remaining 50% prior to the occupation of 50% of Housing Units. | <p>£92,554</p> <p>The contribution is based on a pro rata basis, so all housing developments have a proportionate contribution level. The method for this has been reviewed and approved by the District Valuer.</p> | ADC                | Contribution towards the Willow Green / GP premises supporting Angmering site expansion.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            | Ten (10) years of the date of receipt of final instalment of the Contribution |
| Policing             | ???                                                                                                                                                     | ???                                                                                                                                                                                                                  | ???                | ???                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 | ???                                                                           |
| Green Infrastructure | Trigger points will be provided in a Green Infrastructure Space                                                                                         | Applicant to deliver                                                                                                                                                                                                 | Management Company | Provision of a Local Area of Play (LAP) and a Local                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 | Ten (10) years of the date of                                                 |

|                    |                                                                                                                                                         |                                                                                                                                                           |     |                                                                                                                                                                 |                                                                               |
|--------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------|-----|-----------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------|
|                    | Specification.                                                                                                                                          |                                                                                                                                                           |     | Equipped Area of Play (LEAP); pedestrian link onto the existing PROW to the west of the site; and a surface water attenuation basin.                            | receipt of final instalment of the Contribution                               |
| Sports Halls       | To pay 50% of the contribution prior to the occupation of the first dwelling. To pay the remaining 50% prior to the occupation of 50% of Housing Units. | £31,677<br><br>The Sports Hall/ Flexible Activity Space contribution was derived using the Active Places Power (Sport England) Sport Facility Calculator. | ADC | The sports hall contribution will be put towards providing the studio/ flexible hall space at a Sports and Community Hub at Palmer Road in Angmering.           | Ten (10) years of the date of receipt of final instalment of the Contribution |
| Swimming Pools     | To pay 50% of the contribution prior to the occupation of the first dwelling. To pay the remaining 50% prior to the occupation of 50% of Housing Units. | £34,073<br><br>The Swimming Pools Contribution was derived using the Active Places Power (Sport England) Sport Facility Calculator.                       | ADC | Contribution to increase the capacity of swimming pool changing facility provision for the District.                                                            | Ten (10) years of the date of receipt of final instalment of the Contribution |
| Health & Fitness   | To pay 50% of the contribution prior to the occupation of the first dwelling. To pay the remaining 50% prior to the occupation of 50% of Housing Units. | £10,400<br><br>The Health & Fitness Contribution was derived using the Arun District Council SPD Health & Fitness Calculator.                             | ADC | Contribution towards Health & Fitness facilities at a Sports and Community Hub at Palmer Road in Angmering.                                                     | Ten (10) years of the date of receipt of final instalment of the Contribution |
| Artificial Pitches | To pay 50% of the contribution prior to the occupation of the first dwelling. To pay the remaining 50% prior to the occupation of 50% of Housing Units. | £XXX<br><br>The Artificial Pitch contribution was derived using the Active Places Power (Sport England) Playing Pitch Calculator.                         | ADC | Contribution towards provision of a new 3G pitch surface and base layer at a new facility at Palmer Road in Angmering, to serve the East of the District.       | Ten (10) years of the date of receipt of final instalment of the Contribution |
| Sports Pitches     | To pay 50% of the contribution prior to the occupation of the first dwelling. To pay the remaining 50% prior to the occupation of 50% of Housing Units. | £XXX<br><br>The Natural Pitch contribution was derived using the Active Places Power (Sport England) Playing Pitch Calculator.                            | ADC | Contribution towards provision of a sports pitch which is agreed to be provided as an off-site sum to go at a new facility at Palmer Road, to serve the East of | Ten (10) years of the date of receipt of final instalment of the Contribution |

|                            |                                                                                                                                                         |                                                                                                   |      |                                                                                                                                                                  |                                                                               |
|----------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------|------|------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------|
|                            |                                                                                                                                                         |                                                                                                   |      | the District.                                                                                                                                                    |                                                                               |
| Public Art                 | To pay 50% of the contribution prior to the occupation of the first dwelling. To pay the remaining 50% prior to the occupation of 50% of Housing Units. | £3,237.50<br>(84 dwellings or 185 population (84 x 2.2 = 184.8 or 185) 185 x £17.50 = £3,237.50). | ADC  | Contribution towards public art in Angmering.                                                                                                                    | Ten (10) years of the date of receipt of final instalment of the Contribution |
| Flood Alleviation Measures | To pay 50% of the contribution prior to the occupation of the first dwelling. To pay the remaining 50% prior to the occupation of 50% of Housing Units. | £XXX                                                                                              | WSCC | Contribution towards the Angmering Flood Risk Management Project to deliver sustainable water management for the Black Ditch catchment through Angmering.        | Ten (10) years of the date of receipt of final instalment of the Contribution |
| Monitoring                 | Prior to commencement.                                                                                                                                  | £XXX                                                                                              | ADC  | Contribution towards the costs of monitoring the delivery of these planning obligations and reporting under The Community Infrastructure Levy Regulations, 2010. | Ten (10) years of the date of receipt of final instalment of the Contribution |
| Monitoring (WSCC)          | Prior to commencement.                                                                                                                                  | £XXX                                                                                              | WSCC | Contribution towards the costs of monitoring the delivery of these planning obligations and reporting under The Community Infrastructure Levy Regulations, 2010. | Ten (10) years of the date of receipt of final instalment of the Contribution |

| NON-FINANCIAL Obligation Summary                                                                                                                                                                                                                                 | Trigger Point                                                                                                                                                 | Due To (ADC, WSCC, Other) | Department/Officer to Confirm Compliance |
|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------|------------------------------------------|
| <b>Affordable Housing:</b><br><br>25 affordable units (30% provision).<br><u>Rented:</u><br>12 x 2 bed houses;<br>6 x 3 bed houses.<br><u>Shared Ownership:</u><br>4 x 2 bed houses;<br>3 x 3 bed houses.                                                        | Not to occupy or cause to allow to occupy, more than 50% of the market housing units in the development until the affordable housing is provided on the land. | ADC                       | ADC Housing                              |
| <b>Unadopted Highway:</b><br>A non-adoption clause to safeguard the Local Highway Authority if the internal layout is not offered for adoption and similarly, a management plan clause to secure an appropriate management company for the long-term maintenance |                                                                                                                                                               | WSCC                      |                                          |

|                                                  |  |  |  |
|--------------------------------------------------|--|--|--|
| of any highway infrastructure remaining private. |  |  |  |
|--------------------------------------------------|--|--|--|