

[REDACTED]

---

**From:** CLAVELL-BATE, Simon (SUSSEX CLINICAL COMMISSIONING GROUPS) [REDACTED]  
**Sent:** 10 January 2020 16:19  
**To:** Simon Davis <Simon.Davis@arun.gov.uk>  
**Cc:** Planning.Responses <Planning.Responses@arun.gov.uk>  
**Subject:** RE: Application BE/109/19/OUT - Outline Planning Application for 46 Dwellings at Shripney Road, Bersted, PO22 9NW

Simon

Many thanks for the chase of this. I have shared with your other colleagues that I am not quite up to pace with responses due to workload and that we are moving premises (I'm project managing a CCG relocation). This is not perfect, and I should be more on top of other requirements – so my sincere apologies..

Please find attached the response, which is in line with other responses to similar developer s.106 responses.

Also, you have my direct email contact if I am behind on any others and I will make sure any needed urgently are completed as a matter of urgency by myself.

Sincere kind regards,

Simon  
Simon Clavell-Bate  
Head of Estates  
West Sussex CCG's  
Clinical Commissioning Group (CCG)

[REDACTED]

1 The Causeway, Goring-by-Sea, Worthing, West Sussex BN12 6BT

Web: [www.coastalwestsussexccg.nhs.uk](http://www.coastalwestsussexccg.nhs.uk)

Twitter: @cwsccg

If you are seeking information under the Freedom of Information Act, please re-direct your request to [cwscog\\_cws-foi@nhs.net](mailto:cwscog_cws-foi@nhs.net)

---

**From:** Simon Davis <[Simon.Davis@arun.gov.uk](mailto:Simon.Davis@arun.gov.uk)>  
**Sent:** 08 January 2020 12:42  
**To:** CLAVELL-BATE, Simon (SUSSEX CLINICAL COMMISSIONING GROUPS) [REDACTED]  
**Subject:** Application BE/109/19/OUT - Outline Planning Application for 46 Dwellings at Shripney Road, Bersted, PO22 9NW

Dear Simon,

We issued the NHS with a consultation request on 31/10/19 and I am just writing to chase this up as I need to start thinking about agreeing heads of terms with the applicant with a view to commencing preparing of the Section 106 Legal agreement. Please advise if you would like to request an NHS contribution and please ensure that your response is with me by the 17th January 2020.

Kind Regards

Simon J Davis MRTPI | Principal Planning Officer, Planning Department, Directorate of Place, Arun District Council |  
Location: Planning, First Floor, Arun Civic Centre, Maltravers Road, Littlehampton, BN17 5LF  
Internal: 37874 | External: +44 (0) 1903 737874 | E-mail: simon.davis@arun.gov.uk  
Please note that I typically work from home on Thursdays when I am unreachable on my work phone

Visit Arun's web site at [www.arun.gov.uk](http://www.arun.gov.uk)



Save the environment - think before you print.

<http://www.arun.gov.uk>

DX 57406 Littlehampton

You can view Arun District Council's Privacy Policy from <https://www.arun.gov.uk/privacy-policy>

Important Notice This e-mail is intended exclusively for the addressee and may contain information that is confidential and/or privileged. If you are not the intended recipient (or authorised to receive it for the addressee), please notify the sender and delete the e-mail immediately; using, copying, or disclosing it to anyone else, is strictly prohibited and may be unlawful. Any views, opinions or options presented are solely those of the author and do not necessarily represent those of Arun District Council. The information in this e-mail may be subject to public disclosure under the Freedom of Information Act 2000, therefore we cannot guarantee that we will not provide the whole or part of this e-mail to a third party. The Council reserves the right to monitor e-mails in accordance with relevant legislation. Whilst outgoing e-mails are checked for viruses, we cannot guarantee this e-mail is virus-free or has not been intercepted or changed and we do not accept liability for any damage caused. Any reference to "e-mail" in this disclaimer includes any attachments.

\*\*\*\*\*

\*\*\*\*\*  
\*\*\*\*\*

This message may contain confidential information. If you are not the intended recipient please inform the sender that you have received the message in error before deleting it. Please do not disclose, copy or distribute information in this e-mail or take any action in relation to its contents. To do so is strictly prohibited and may be unlawful. Thank you for your co-operation.

NHSmial is the secure email and directory service available for all NHS staff in England and Scotland. NHSmial is approved for exchanging patient data and other sensitive information with NHSmial and other accredited email services.

For more information and to find out how you can switch,  
<https://portal.nhs.net/help/joiningnhsmial>



## Coastal West Sussex Clinical Commissioning Group

Simon Clavell-Bate

Head of Estates

CWS CCG

Friday 10<sup>th</sup> January 2020.

Arun District Council  
West Sussex

### Specific application note

(See Appendix 1) Development Contributions to Health Infrastructure through Section 106 / Community Infrastructure levy (CIL).

|                           |                                                                                      |
|---------------------------|--------------------------------------------------------------------------------------|
| Application Number        | BE/109/19/OUT                                                                        |
| Date Registered           | 03/10/19                                                                             |
| Address of Proposed Site  | Land east of Shripney Road & south of Haddan House<br>Shripney Road Bersted PO22 9NW |
| Grid Reference (if known) | 493847 102031                                                                        |
| Description of works:     | Construction of 46 no. dwellings, with access                                        |

### Overview

Current Estate is at capacity in Arun. Growth is expected at circa 25% for new housing only.

Coastal West Sussex Clinical Commissioning Group (CWS CCG) is the lead organisation responsible for the health and wellbeing of more than 510,000 people

There are circa 165,000 residents in Arun, and a housing development plan (Arun's IDP) of increasing this by approximately 15,000 homes in the next 15 years - or 38,000 residents (**25% increase**).

Current GP primary care provision is delivered through an estate that has some purpose built structures and some that are developed from older housing style buildings.

Overall, infrastructure levels are below recommendations and there are pressures on all services. To this effect, there have been limited list 'capping' (restricting new registrations) as the problems affect all areas. There has been some expansion (estate wise) at the southern part of Littlehampton; at Park Surgery.

### Development proposal

CWS CCG predicts that new residents will register **at The Croft surgery / new premises building**, which is the primary care site to support this proposed development. However, residents may choose to register with a practice in Bognor (Bersted or Grove Hose). Any fund contribution will only be used and asked for once – and will support the new residents need.

Additional population generated by this development will place an increased demand on existing primary healthcare services to the area. The application did not include any provision for health infrastructure on site and so a contribution towards health infrastructure off-site via financial obligation is being sought.

The planning permission should not be granted Without an appropriate contribution to local health infrastructure to manage the additional load on services directly incurred as a consequence of this proposed development. **Without associated infrastructure, CWS CCG would be unable to sustain sufficient and safe services provided in the area and would therefore have to OBJECT to the development proposal.**

CWS CCG requests a contribution from the applicant of **£53,086**, as quantifiably in the tariff section, which will be used most likely towards the replacement Croft surgery (potentially another site or central hub which will serve the catchment population of this proposed development). Funding will not be duplicated. The CCG will consider the proportional use of these funds coupled with the other BEW and Regis developments so as to give best benefit to patient care.  
**The Tariff formula has been independently approved by the District Valuer**

### **Assessment & request**

CWS CCG has undertaken an assessment of the implications of growth and the delivery of housing upon the health need of the District serving this proposed development, and in particular the major settlements in the district where new development is being directed towards. We have established that in order to maintain the current level of healthcare services, developer contributions towards the provision of capital infrastructure will be required. This information is disclosed to secure essential developer contributions and acknowledge as a fundamental requirement to the sound planning of the District.

The additional population generated by the development will inevitably place additional demand upon the existing level of health provision in the area. In the absence of developer contributions towards the provision of additional health infrastructure the additional strain placed on health resources would have a significant detrimental impact on District wide health provision.

Health utilises the legal advice outcomes and industry professional inputs from other public funded area, such as the Police service. With the direct impact of new housing and house growth plans on registered patients, the submission that follows captures the necessary, directly related and fair/reasonable contributions required that relate to the associated house build volumes. The tried and tested formula used has been in use for many years and is annually reviewed.

### **Current Primary Healthcare Provision in Arun**

Primary Care services in Arun are provided by 15 GP practices, funded from NHS funds for providing Primary health care.

Some sites are purpose built in prior decades, or are run from converted houses (as per the original NHS start point for General Practice).

Patient demand is high in the Arun area and the proportion of patients over the age of 65 was high, at 27% (England 17.7%). Arun has a higher demand elderly population, which means that the estate need will be on the upper end of 'requirement/recommended' values.

The current estate for Arun is of an older nature and is more than 25% below expected size requirements for the population size. The impact of an aging population (Arun at 27% and England average of 17.7% ONS data), cramped premises, short supply of any medical/nursing staff and increase in demand for GP services puts a very high strain on GP resources.

The effect of this has already been found in Arun with a GP service having closed in 2016 and the patients having to re-register and be cared for by other GP practices – in their current buildings. There has been added infrastructure at Park Surgery, to the south of Littlehampton area.

The proposed development will need to have Primary Care infrastructure in place in order to care for the population increase. This contribution requested will be for the necessary infrastructure to cater for the site development at the most local GP service site(s) and encompass all the necessary components of patient need, whether at the GP practice or neighbouring service area.

## **Contribution Sought and Methodology**

The funding will be a contribution of £53,086 for the infrastructure needs of managing “**patient area**” **at the New Croft site** (preferred option) and with a possible use at a NHS service central site if patient registration is, by patient choice, occurring at that site. Funds will only be asked for on a proportionate level for the directly related services.

CWS CCG, in line with NHS services and CCGs across England, uses a service-demand and build-cost model to estimate the likely demand of increasing populations on healthcare provision and the cost of increasing physical capacity to meet this demand.

This service-demand and build-cost model is ideal for estimating the likely impact of future residents arising from a new development on health infrastructure capacity and the cost implications this will have on the CCG, through the need to build additional physical capacity (in the form of new/expanded GP surgeries). The model has been used by CCGs in the southeast for over 10 years and is accepted by local planning authorities across West Sussex.

Service-load data is calculated on a square-metre-per-patient basis at a factor of 0.1142sqm/person. This factor is based on the average size of typical GP practices ranging from 1 to 7 doctors, assuming 1600 patients per doctor.

Build-cost data has been **verified by the District Valuer Service** (last update July 2019) and assumes £4,500/sqm, ‘sense-checked’ against two recent building projects undertaken by the CCG. The cost inputs refers only to capital construction costs; the CCG intends to fund the revenue cost of running the GP practices in perpetuity including staffing costs, operational costs and medical records etc.

Occupancy data, used to calculate the number of future patients-per-dwelling, is derived from 2011 Census Data and confirmed by West Sussex County Council (last update July 2015).

Finally, the specific dwelling size and mix profile for the proposed development is input into the model to provide a bespoke and proportionate assessment of the likely impact on health infrastructure arising from the development.

The output of this model for the proposed development is an estimated population increase of 357 new residents with a consequential additional GP surgery area requirement of 11.8m<sup>2</sup>. This equates to a direct cost of **£53,086** for additional health infrastructure capacity arising from the development. The council is requested to ensure this contribution is index-linked within the S106 agreement at a basis that meets house build cost growth.

The Health Tariff is on the next page

## Health Tariff

| <b>S106 Contribution to NHS/GP Community/ Provision</b>                                                                                                                                                                                                                                            |             |                           |                                      | (Formula agreed by The District Valuer)                     |                                            |                                |                                              |
|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------|---------------------------|--------------------------------------|-------------------------------------------------------------|--------------------------------------------|--------------------------------|----------------------------------------------|
| <b>BE / 109 / 19 / OUT District Council Reference</b>                                                                                                                                                                                                                                              |             |                           |                                      |                                                             |                                            |                                |                                              |
| <b>46 Dwellings at Haddan House Bersted</b>                                                                                                                                                                                                                                                        |             |                           |                                      |                                                             |                                            |                                |                                              |
| Font in red can be adjusted                                                                                                                                                                                                                                                                        |             |                           |                                      |                                                             |                                            |                                |                                              |
|                                                                                                                                                                                                                                                                                                    |             |                           |                                      |                                                             |                                            |                                |                                              |
|                                                                                                                                                                                                                                                                                                    |             |                           |                                      |                                                             |                                            |                                |                                              |
|                                                                                                                                                                                                                                                                                                    |             |                           |                                      |                                                             |                                            |                                |                                              |
| <b>Housing Development</b>                                                                                                                                                                                                                                                                         |             |                           |                                      |                                                             |                                            |                                |                                              |
| House Numbers (Inc Social Housing)                                                                                                                                                                                                                                                                 | House Type  | New Occupanc<br>(Persons) | Surgery Area<br>Requirement<br>(sqm) |                                                             | Infrastructure<br>Development<br>cost(psm) | Capital<br>Contribution<br>(£) | Approx<br>Contribution<br>per<br>dwelling(£) |
| 4                                                                                                                                                                                                                                                                                                  | 1 Beds      | 6                         | 1                                    | @                                                           | £4,500                                     | £3,083                         |                                              |
| 17                                                                                                                                                                                                                                                                                                 | 2 Beds      | 32                        | 4                                    | @                                                           | "                                          | £16,599                        | £976                                         |
| 30                                                                                                                                                                                                                                                                                                 | 3 Beds      | 50                        | 6                                    | @                                                           | "                                          | £25,695                        | £1,285                                       |
| 5                                                                                                                                                                                                                                                                                                  | 4 Beds      | 15                        | 2                                    | @                                                           | "                                          | £7,709                         | £1,542                                       |
|                                                                                                                                                                                                                                                                                                    | 5 Beds      | 0                         | 0                                    | @                                                           | "                                          |                                |                                              |
|                                                                                                                                                                                                                                                                                                    | Care Home   |                           |                                      |                                                             |                                            |                                |                                              |
| 46                                                                                                                                                                                                                                                                                                 | House Total | 103                       | 11.80                                | @                                                           | "                                          | £53,086                        |                                              |
| <b>Ave Occupancy</b>                                                                                                                                                                                                                                                                               |             | <b>2.25</b>               | <b>Contribution Per Dwelling</b>     |                                                             |                                            | <b>£1,154</b>                  | <b>per dwelling</b>                          |
|                                                                                                                                                                                                                                                                                                    |             |                           |                                      |                                                             |                                            | <b>£514</b>                    | <b>per person</b>                            |
| <b>Occupancy Assumptions (confirmed by WSCC JUL 2015)</b>                                                                                                                                                                                                                                          |             |                           |                                      | Care home contributions are at up to 100% of 1 bed dwelling |                                            |                                |                                              |
| PER CENSUS 2011 - WSCC                                                                                                                                                                                                                                                                             |             |                           |                                      |                                                             |                                            |                                |                                              |
| Infrastructure costs                                                                                                                                                                                                                                                                               |             | £4,500.0                  | psm                                  |                                                             |                                            |                                |                                              |
| Average Sqm Per Patient                                                                                                                                                                                                                                                                            |             | 0.1142                    | sqm                                  |                                                             |                                            |                                |                                              |
| Average Occupancy Assumptions                                                                                                                                                                                                                                                                      |             |                           |                                      |                                                             |                                            |                                |                                              |
|                                                                                                                                                                                                                                                                                                    | 1 Bed       | 1.5                       | Persons                              |                                                             |                                            |                                |                                              |
|                                                                                                                                                                                                                                                                                                    | 2 Bed       | 1.0                       | Persons                              |                                                             |                                            |                                |                                              |
|                                                                                                                                                                                                                                                                                                    | 3 Bed       | 2.3                       | Persons                              |                                                             |                                            |                                |                                              |
|                                                                                                                                                                                                                                                                                                    | 4 Bed       | 3                         | Persons                              |                                                             |                                            |                                |                                              |
|                                                                                                                                                                                                                                                                                                    | 5 Bed       | 3                         | Persons                              |                                                             |                                            |                                |                                              |
| <b>Explanation</b>                                                                                                                                                                                                                                                                                 |             |                           |                                      |                                                             |                                            |                                |                                              |
| 1. Build costs include basic build cost, finance, professional fees. To be <u>amended annually</u> .                                                                                                                                                                                               |             |                           |                                      |                                                             |                                            |                                |                                              |
| 2. The occupancy assumptions can be amended as per the requirements of the Local Authority.                                                                                                                                                                                                        |             |                           |                                      |                                                             |                                            |                                |                                              |
| 3. The average sq metre per patient has been derived from SFA 2003/04 as below, including additional space. This can be amended to reflect the flexibility of the NHS Directions and the requirement of the CCG to provide addition clinical or service development space within a new development |             |                           |                                      |                                                             |                                            |                                |                                              |
| <b>1690 patients per GP</b>                                                                                                                                                                                                                                                                        |             |                           |                                      |                                                             |                                            |                                |                                              |
| 1590 sqm GIA                                                                                                                                                                                                                                                                                       | 7           | GP Practice               | AVG Patient List                     | 11200                                                       | <b>0.1339</b>                              | sq m per patient               |                                              |
| 836 sqm GIA                                                                                                                                                                                                                                                                                        | 6           | GP Practice               | AVG Patient List                     | 9600                                                        | <b>0.0871</b>                              | sq m per patient               |                                              |
| 718 sqm GIA                                                                                                                                                                                                                                                                                        | 5           | GP Practice               | AVG Patient List                     | 8000                                                        | <b>0.0898</b>                              | sq m per patient               |                                              |
| 646 sqm GIA                                                                                                                                                                                                                                                                                        | 4           | GP Practice               | AVG Patient List                     | 6400                                                        | <b>0.1009</b>                              | sq m per patient               |                                              |
| 487 sqm GIA                                                                                                                                                                                                                                                                                        | 3           | GP Practice               | AVG Patient List                     | 4800                                                        | <b>0.1015</b>                              | sq m per patient               |                                              |
| 374 sqm GIA                                                                                                                                                                                                                                                                                        | 2           | GP Practice               | AVG Patient List                     | 3200                                                        | <b>0.1169</b>                              | sq m per patient               |                                              |
| 273 sqm GIA                                                                                                                                                                                                                                                                                        | 1           | GP Practice               | AVG Patient List                     | 1600                                                        | <b>0.1694</b>                              | sq m per patient               |                                              |
| Average                                                                                                                                                                                                                                                                                            |             |                           |                                      |                                                             | <b>0.1142</b>                              | sq m per patient               |                                              |

## **Compliance with National Policy and CIL regulations**

The Community Infrastructure Levy Regulations in 2010 imposed new legal tests on local planning authorities to control the use of planning obligations (including financial contributions) namely through Section 106 agreements as part of the granting of planning permission for development.

The three legal tests were laid down in Community Infrastructure Levy Regulation 122: “A *planning obligation may only constitute a reason for granting planning permission for the development if the obligation is:*

### **i. Necessary to make the proposed development acceptable in planning terms**

Health infrastructure is an important material planning consideration in the determination of planning applications and the Council must take into account the positive or negative impact of development proposals on health infrastructure when granting planning permission and associated section 106 agreements. There is no dedicated Government funding to cover new housing developments. Unless contributions from developments are secured, at worst there will be practices that would be forced to close as there would not be safe healthcare provision. In the least, there will be wait times (mainly driven by no estate / rooms to see patients in) would not be suitable for adequate healthcare.

Arun DCs local plan has increasing incremental annual growth assumptions for housing development with certain strategic sites are potentially going to deliver in excess of 1,000 homes per year coupled with non-strategic housing developments.

The pace of delivery and volume of new build housing and its subsequent occupancy will have a negative impact on the availability and capacity of health infrastructure causing a strain on existing services; the required additional infrastructure will comprise: clinical rooms for consultation/examination and treatment and medical professionals (and associated support service costs and staff).

The plan is therefore to utilise any GP estate that can be ‘extended’ or built on in the shorter term. In the medium term, where existing site constraints and/or building condition restrict further development CWS CCG seeks to include these necessary and additional works as part of a new integrated community hub facilities at a new site which will serve the catchment population of this proposed development, which may include the provision of new GP estate to be built on strategic sites as per the Arun DC local plan (2011-2031).

### **ii. Directly related**

It is indisputable that the increase in population of approximately 103 people living in the new development at the new Croft facility will place direct pressure on all organisations providing healthcare in the locality, in particular primary care provided by the Clinical Commissioning Group. **Put simply, without the development taking place and the subsequent population growth there would be no requirement for the additional infrastructure.**

The proposed developer contribution is therefore required to enable a proportionate increase to existing health infrastructure, to maintain its current level of service in the area.

The infrastructure highlighted and costed is specifically related to the scale of development proposed. This has been tried and tested and has District Valuer support, in terms of the value of contribution.

### **iii. Fair and reasonably related in scale and kind to the proposed development**

The developer contribution is to help achieve a proportionate increase in health infrastructure, thus enabling health to maintain its current level of service. Utilising a housing size as a reasonable proportion of infrastructure scale allows for fairness to all new housing developments, including the sites that are also strategic in nature.

The model uses robust evidence including local census data, build cost estimates verified by the District Valuer Service and population projections verified by West Sussex County Council. A review of the police CIL compliance and their review of education and library compliance underlie the fair and reasonable approach of the health tariff – which is in turn in line with the other public sector areas.

## **Conclusion**

In summary, the contributions sought by the Clinical Commissioning Group are well evidenced, founded in adopted development plan policy and comply with the legal tests of the CIL Regulations and NPPF. The contribution will be used to provide additional capacity in primary care facilities in the vicinity of the development, directly linked to this development, to support its future residents. To reiterate, without this essential contribution, planning permission should not be granted.

Thank you for the continued support in securing health infrastructure contributions to enable the population of Arun to have access to the health care that it needs now and for future generations

Yours sincerely,



Simon Clavell-Bate  
B.Ed Hons, FCCA  
Head of Estates  
West Sussex Clinical Commissioning Groups

**Appendix 1**  
**BE/109/19/OUT – Developer application**



Arun District Council  
Maltravers Road  
Littlehampton  
West Sussex BN17 5LF  
Tel: 01903 737756  
[www.arun.gov.uk](http://www.arun.gov.uk)

**Application for Outline Planning Permission With Some Matters Reserved.**  
**Town and Country Planning Act 1990**

**Publication of applications on planning authority websites.**

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

**1. Site Address**

|                                                                          |                            |
|--------------------------------------------------------------------------|----------------------------|
| Number                                                                   |                            |
| Suffix                                                                   |                            |
| Property name                                                            | Land East of Shripney Road |
| Address line 1                                                           | Shripney Road              |
| Address line 2                                                           | Shripney                   |
| Address line 3                                                           |                            |
| Town/city                                                                | Bognor Regis               |
| Postcode                                                                 | PO22 9NW                   |
| Description of site location must be completed if postcode is not known: |                            |
| Easting (x)                                                              | 493847                     |
| Northing (y)                                                             | 102031                     |
| Description                                                              |                            |

**2. Applicant Details**

|                |                        |
|----------------|------------------------|
| Title          | Other                  |
| Other          |                        |
| First name     |                        |
| Surname        | c/o Agent              |
| Company name   | Hanbury Properties Ltd |
| Address line 1 | c/o Agent              |
| Address line 2 |                        |
| Address line 3 |                        |
| Town/city      |                        |

### 13. Biodiversity and Geological Conservation

Is there a reasonable likelihood of the following being affected adversely or conserved and enhanced within the application site, or on land adjacent to or near the application site?

To assist in answering this question correctly, please refer to the help text which provides guidance on determining if any important biodiversity or geological conservation features may be present or nearby; and whether they are likely to be affected by the proposals.

a) Protected and priority species:

- ☒ Yes, on the development site  
☐ Yes, on land adjacent to or near the proposed development  
☐ No

b) Designated sites, important habitats or other biodiversity features:

- ☐ Yes, on the development site  
☐ Yes, on land adjacent to or near the proposed development  
☒ No

c) Features of geological conservation importance:

- ☐ Yes, on the development site  
☐ Yes, on land adjacent to or near the proposed development  
☒ No

### 14. Waste Storage and Collection

Do the plans incorporate areas to store and aid the collection of waste?

☒ Yes ☐ No

If Yes, please provide details:

Refer to Design and Access Statement

Have arrangements been made for the separate storage and collection of recyclable waste?

☒ Yes ☐ No

If Yes, please provide details:

Refer to Design and Access Statement

### 15. Residential/Dwelling Units

Due to changes in the information requirements for this question that are not currently available on the system, if you need to supply details of Residential/Dwelling Units for your application please follow these steps:

1. Answer 'No' to the question below;
2. Download and complete this supplementary information template (PDF);
3. Upload it as a supporting document on this application, using the 'Supplementary information template' document type.

This will provide the local authority with the required information to validate and determine your application.

Does your proposal include the gain, loss or change of use of residential units?

☐ Yes ☒ No

Please select the proposed housing categories that are relevant to your proposal.

- ☒ Market  
☐ Social  
☐ Intermediate  
☐ Key Worker

Add 'Market' residential units

| Market: Proposed Housing |                    |   |   |    |         |       |
|--------------------------|--------------------|---|---|----|---------|-------|
|                          | Number of bedrooms |   |   |    |         | Total |
|                          | 1                  | 2 | 3 | 4+ | Unknown |       |
| Houses                   | 0                  | 0 | 0 | 0  | 33      | 33    |
| Total                    | 0                  | 0 | 0 | 0  | 33      | 33    |

Please select the existing housing categories that are relevant to your proposal.

## 15. Residential/Dwelling Units

- ☒ Market  
☒ Social  
☐ Intermediate  
☐ Key Worker

Add 'Market' residential units

### Market: Existing Housing

|         | Number of bedrooms |   |   |    |         | Total |
|---------|--------------------|---|---|----|---------|-------|
|         | 1                  | 2 | 3 | 4+ | Unknown |       |
| Unknown | 0                  | 0 | 0 | 0  | 33      | 33    |
| Total   | 0                  | 0 | 0 | 0  | 33      | 33    |

Add 'Social' residential units

### Social: Existing Housing

|         | Number of bedrooms |   |   |    |         | Total |
|---------|--------------------|---|---|----|---------|-------|
|         | 1                  | 2 | 3 | 4+ | Unknown |       |
| Unknown | 0                  | 0 | 0 | 0  | 13      | 13    |
| Total   | 0                  | 0 | 0 | 0  | 13      | 13    |

Total proposed residential units

33

Total existing residential units

46

## 16. All Types of Development: Non-Residential Floorspace

Does your proposal involve the loss, gain or change of use of non-residential floorspace?

☒ Yes ☒ No

## 17. Employment

Will the proposed development require the employment of any staff?

☒ Yes ☒ No

## 18. Hours of Opening

Are Hours of Opening relevant to this proposal?

☒ Yes ☒ No

## 19. Industrial or Commercial Processes and Machinery

Please describe the activities and processes which would be carried out on the site and the end products including plant, ventilation or air conditioning. Please include the type of machinery which may be installed on site:

Is the proposal for a waste management development?

☒ Yes ☒ No

If this is a landfill application you will need to provide further information before your application can be determined. Your waste planning authority should make it clear what information it requires on its website