

Note Please scan and email plans to all these persons

FROM:

Delwyn Jones
Planning Solicitor
Ext: 37737
Ref: BN/32/15./out
Dated :4/4/16

TO: Deeds Store Clerk

For circulation to :-:

R Bentley S106 Monitoring Officer
Technical Support Unit – N Spencer and L Coney

FOR CIRCULATION TO :-

Planning Case Officer J Baeza /D Vick
Local Land Charges Officer C Bardwell
Planning Admin
Accountancy S Southerton
NNDR and Council Tax Rachel Hills /Iain Bell
Affordable Housing Andy Elder

West Sussex County Council County Hall
Chichester PO19 1RW

SITE NAME: The LilliesYapton Rd Barnham

PARTY NAME: Hartrick

PLANNING OBLIGATION COMPLETION

REQUEST FOR TSU TO VALIDATE APPLICATION

RECEIVED BY PLANNING nk

RECEIVED BY LEGAL SERVICES 13/10/15

RETURNED BY LEGAL SERVICES 4/4/16

OBSERVATIONS the deed is for a medium large site of 38 dwellings with several officers from several services from both WSCC and ADC involved and also developers solicitors were involved at the last minute requesting numerous drafting changes – there were changes in planning officer—and additional requirements to be negotiated relating to POS/POS maintenance sum and there were title requisitions

So overall the timescale is most reasonable

The above is now completed. If the Planning Obligation does not accompany this memo, it is being scanned and will follow as soon as possible.

PLANNING TSU

You can now validate this application. Please forward to your relevant Team Member ASAP, as I am not always advised, who the TSU Officer is.

Please send a receipt for legal fees paid and banked by you. .

DEEDS STORE CLERK:

The original planning obligation is attached.

Please place the original planning Obligation attached in the Deeds Store.

Before you do so please scan one copy and forward it to the Service Delivery and Monitoring Officer . The SD&MO will then update the Ocella records and circulate it to the other addressees of this memo.

SERVICE DELIVERY & MONITORING OFFICER

Please on receipt of this memo and enclosure circulate to all the above addressees and update Ocella.

PLANNING OFFICER:

Please issue planning permission OR get TSU to validate the application as the facts of the case require.. A copy of the planning obligation is on the file.

LOCAL LAND CHARGES OFFICER:

Please register this planning obligation as a Local Land Charge. A copy of it is attached.

ALL OF YOU

A summary of the provisions of the obligation is:

Obligation	Time Limit
ADC	
Affordable housing on site 11 dwellings	See deeds for exact triggers in complicated clauses
Public Open Space on site and £38k maintenance sum	
WSCC	
Library	All these are formula related and yet tbc
Education	
Fire Service	

PLANNING ADMIN:

A copy is enclosed for your files. Please enter this on the Planning Register as a PE format.

The legal fees received for the preparation of this agreement are to be collected by TSU.

Delwyn Jones
Planning Solicitor