

[Redacted]

From: Simon Davis
Sent: 24 April 2026 12:02
To: Planning Scanning
Subject: FW: CM/30/25/S73 - Jaybelle Grange Lodge Park

Planning
Planning Correspondence
Redaction Please

From: Simon Davis
Sent: 24 April 2026 11:59
To: Tony White [Redacted]
Cc: George White [Redacted] Michael Rudd <[Redacted]>
Subject: RE: CM/30/25/S73 - Jaybelle Grange Lodge Park

Dear Tony,

Please see the attached Landscape/Leisure Response requesting contributions to off-site POS and Play. There does not appear to be any existing on-site space and there are no nearby existing facilities. Therefore, the contributions requested are as follows:

- £99,642 for Primary Education
- £130,863 for Secondary Education
- £21,145 for 6th Form Education
- £15,752 for Libraries
- £1,540 for Fire & Rescue
- £61,187 for Secondary School Transport
- £72,934.40 for offsite POS
- £64,021.10 for offsite Play

The projects are set out in the respective responses.

We would also need you to justify that the homes are low cost based on their price being equivalent to at least 20% below local market value (per Annex 2 of the NPPF) otherwise we would also seek an AH contribution.

I understand you will be providing a legal opinion in response to these requests. However, one alternative I can see is if you were to agree to an age restriction condition on the caravan residents that prevents say any under 18's from living permanently on the site. In that scenario, there would be no need for education or play/POS contributions and so I would suggest we would only seek the contributions to Fire & Rescue and libraries. Affordable Housing would still be a consideration unless it is proven that the homes are low cost.

Kind Regards

Simon

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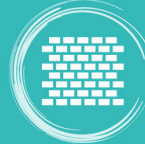
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Delivering the right homes in the right places



Supporting our environment to support us



Fulfilling Arun's economic potential



Our core foundations



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From: Tony White [Redacted]
Sent: 21 April 2026 12:04
To: Simon Davis <Simon.Davis@arun.gov.uk>
Cc: George White [Redacted] Michael Rudd [Redacted]
Subject: Re: CM/30/25/S73 - Jaybelle Grange Lodge Park

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Simon good afternoon.

Thank you for updating me, and I await your response and final justification, upon receipt of which I shall instructions and revert to you as swiftly as possible.

Best Wishes

Tony
Tony



White Planning
[Redacted signature line]