

Section 106 of the Town & Country Planning Act DEMAND NOTICE (INVOICE)

Imperial Homes South Ltd
Paddock View
Calcot Mount
Calcot Lane
Curdridge
Southampton
SO32 2BN

Our Ref: PO0001905-041610
Direct Line: (023) 9244 6545
Ask For: Louise Weaver
Generic Email for Obligations: cil@havant.gov.uk
16 April 2021

Dear Sir/Madam

**Description of Chargeable
Development
Address**

Erection of 16 new dwellings with associated
access, parking and open space.
Land to the rear of, 15-27 Horndean Road,
Emsworth

Planning Permission

APP/19/00768

- | | | |
|---|---|--|
| 1 | Date issued | 16 April 2021 |
| 2 | Authority | Havant Borough Council |
| 3 | Name and address of recipient | Imperial Homes Southern Ltd
Paddock View
Calcot Mount
Calcot Lane
Curdridge
Southampton
SO32 2BN |
| 4 | S106 Trigger | See individual covenants below. |
| 5 | Details of chargeable development to which this demand notice relates | |
| | (a) Planning Permission/Notice of Chargeable Development reference | APP/19/00768 |
| | (b) Site address(es) | Land to the rear of, 15-27 Horndean Road,
Emsworth |
| | (c) Description of development | Erection of 16 new dwellings with associated
access, parking and open space. |
| 6 | Reason for issuing demand notice | S106 Trigger Point |
| 7 | The amount payable that this demand notice relates to | £50,710.28 |

The amount payable by the recipient of this notice £50,710.28

8 The date that this amount is due

19 April 2021

The covenants to which this demand relates to from the S106 Agreement agreement dated 03 February 2021

<u>Clause</u>	<u>Covenant</u>	<u>Subtotal</u>	<u>Index</u>	<u>Total</u>
S4 C2	Not to Commence or permit Commencement of Development until the SRMS Contribution has been paid to the Council. Trigger: Prior to commencement Type: Solent Recreation Mitigation Strategy	£10,554.50	296.00/294.60 (RPI)	£10,604.66
S4 C1	Not to Commence or permit Commencement of Development until the Monitoring Fee has been paid to the Council. Trigger: Prior to commencement Type: Monitoring/Administration Fee	£3,103.80	109.10/109.00 (CPI)	£3,106.65
S4 C3	Not to Commence or permit Commencement of Development until the Nutrient Mitigation Contribution has been paid to the Council. Trigger: Prior to commencement Type: NUTRIENT NEUTRAL MAIN PAYMENT	£24,085.00	109.10/109.00 (CPI)	£24,107.10
S4 C4	Not to Commence or permit Commencement of Development until the SINC Contribution has been paid to the Council. Trigger: Prior to commencement Type: SINC Contribution	£12,880.05	109.10/109.00 (CPI)	£12,891.87
Total Demand				£50,710.28

How we calculated this

We calculated this figure using the formula below:

Each S106 Covenant sum x (Indexation rate at the time of this demand notice) divided by (Initial Indexation rate on the date of the Legal Agreement being signed)

The date of the agreement was 03 February 2021.

Method and receipt of payment

Payment is accepted by:

Cheque payable to Havant Borough Council posted to the above address **OR**

BACS to:

Account Name: Havant Borough Council
Sort Code 60-10-20
Account number 61767212

Important: Please quote reference PO0001905-041610 whichever method you choose to pay.

If you have a payment query or require a receipt, please email us.

Queries

If you feel that the amount demanded is incorrect, the indexation has been miscalculated or the Section 106 trigger of this/these covenant(s) has not been triggered then please contact the Community Infrastructure Officer on 023 92446545 or email us within ten working days of the issue of this notice.

<u>Name and address of all recipient(s) of this notice</u>
Imperial Homes South Ltd Paddock View Calcot Mount Calcot Lane Curdridge Southampton SO32 2BN

Yours faithfully

Planning Services

Our Ref: APP/19/00768

Please ask to speak to the Community Infrastructure Officer, Louise Weaver, if you get in contact with us.