



**Section 106 of the Town & Country
Planning Act
DEMAND NOTICE**

Mr R Pearmain
Linden Homes South
C/o Agent

Our Ref: PO0001588-015696
Direct Line: (023) 9244 6545
Ask For: Louise Weaver
Generic Email for Obligations: cil@havant.gov.uk
06 June 2018

Dear Sir/Madam

**Description of Chargeable
Development**

Development of 288 residential units comprising 9 x one bedroom, 110 x two bedroom, 124 x three bedroom and 45 x four bedroom, retention of existing farmhouse, new access road from Eagle Avenue, internal access roads, associated car parking, open space and landscaping and including works to trees under TPO 1931 (Approved 5 May 2015). Request to discharge condition 26 and partially discharge condition 5 (3.1.17). Request to Discharge Condition No.s 2, 3, 6 and 8 (21.02.17). Request to partially discharge condition 19 (28.2.17). Request to discharge condition No. 2 (24.08.17). Request to Discharge Condition Nos. 2 and 5 (21.02.18). Request to discharge conditions 3, 4, 6, 7, 8, 9, 10, 11, 12, 14, 15, 16, 17, 18, 19, 25, 29, 30, 31 and 33 (3.04.18).
Woodcroft Farm Development Site, Woodcroft Lane, Waterlooville
APP/13/00804 Phase 1

Address

Planning Permission

- | | | |
|---|---|--|
| 1 | Date issued | 06 June 2018 |
| 2 | Authority | Havant Borough Council |
| 3 | Name and address of recipient | Mr R Pearmain
Linden Homes South
C/o Agent |
| 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/13/00804 Phase 1 |
| | (b) Site address(es) | Woodcroft Farm Development Site, Woodcroft |

(c) Description of development

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6	Reason for issuing demand notice	Pre-commencement Covenant(s)
7	The amount payable that this demand notice relates to	£5,000.00
	The amount payable by the recipient of this notice	£5,000.00
8	The date that this amount is due	06 June 2018

The covenant to which this demand relates to from the S106 Agreement agreement dated 05 May 2015

Clause	Covenant	Subtotal	Index	Total
S3 C6	The First Landowner covenants not to commence the Development until they have paid or caused to be paid to the Council the Monitoring Fee being a contribution (being applied at such time and in such manner as the Council shall in its absolute discretion determine) to the Costs to be incurred by the Council in the provision of suitably qualified and experienced persons whose function inter alia is to monitor coordinate and enforce S106 obligations. Trigger: Prior to Commencement	£5,000.00	0.01/.01 (No Index)	£5,000.00
Total Demand				£5,000.00

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 05 May 2015.

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 PO0001588-015696 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>
Mr R Pearmain Linden Homes South C/o Agent

Yours faithfully

Planning Services

Our Ref: APP/13/00804 Phase 1

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