

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

Yachthaven (Hayling) Limited
Alpine Homes Ltd
Three Oaks
Botley Road
Bishops Waltham
SO32 1DR

Our Ref: PO0002033-000023
Direct Line: (023) 9244 6545
Ask For: Louise Weaver
Generic Email for Obligations: cil@havant.gov.uk
21 July 2022

Dear Sir/Madam

Description of Chargeable Development

Construction of 6No. 5 bed detached houses, 1No. detached residential boat store and ancillary office building, 1No. detached boat store for sailing charity use with hardstanding, pontoon restricted to 12 berths (6 for house residents and 6 for non residents), improvements to slipway, beach, reposition concrete sea defence to side of slipway, coastal footpath and the creation of one area of coastal meadow and one area of conservation grassland. (Revised application.) (Approved 24.11.15). Request to Discharge Condition No.s 8 Appendix 6.1; No.9 Appendix 4.1 & 4.1a; No.20 Appendix 8.1, 8.2 and 8.3; No.25 Appendix 4.1, 4.2, 4.12, 4.13 and 4.1a; No.28 Appendix 10.1 and 3.2; No.29 Appendix 3.2; No.31 Appendix 7.1 (18.5.17). Request to Discharge Condition Nos 26 and 27 (25.8.17). Request to Discharge Conditions 7, 16-19, 26 and 27 (21.11.17). Request to Discharge Conditions 10, 14, 15, 24, 32 and 33 (23.08.18). Request to discharge condition No.3 (28.03.19 samples recd). Request to Discharge Conditions 13,14,15 & 34 (13.09.21). Request to Discharge Conditions 20,21 & 22.

Address

Yacht Haven Development Site, Copse Lane,
Hayling Island

Planning Permission

APP/13/00317

- 1 Date issued
- 2 Authority
- 3 Name and address of recipient

21 July 2022
Havant Borough Council
Yachthaven (Hayling) Limited
Alpine Homes Ltd

Three Oaks
Botley Road
Bishops Waltham
SO32 1DR

See individual covenants below.

- | | | |
|---|---|--|
| 4 | S106 Trigger | |
| 5 | Details of chargeable development to which this demand notice relates | |
| | (a) Planning Permission/Notice of Chargeable Development reference | APP/13/00317 |
| | (b) Site address(es) | Yacht Haven Development Site, Copse Lane, Hayling Island |
| | (c) Description of development | Construction of 6No. 5 bed detached houses, 1No. detached residential boat store and ancillary office building, 1No. detached boat store for sailing charity use with hardstanding, pontoon restricted to 12 berths (6 for house residents and 6 for non residents), improvements to slipway, beach, reposition concrete sea defence to side of slipway, coastal footpath and the creation of one area of coastal meadow and one area of conservation grassland. (Revised application.) (Approved 24.11.15). Request to Discharge Condition No.s 8 Appendix 6.1; No.9 Appendix 4.1 & 4.1a; No.20 Appendix 8.1, 8.2 and 8.3; No.25 Appendix 4.1, 4.2, 4.12, 4.13 and 4.1a; No.28 Appendix 10.1 and 3.2; No.29 Appendix 3.2; No.31 Appendix 7.1 (18.5.17). Request to Discharge Condition Nos 26 and 27 (25.8.17). Request to Discharge Conditions 7, 16-19, 26 and 27 (21.11.17). Request to Discharge Conditions 10, 14, 15, 24, 32 and 33 (23.08.18). Request to discharge condition No.3 (28.03.19 samples recd).Request to Discharge Conditions 13,14,15 & 34 (13.09.21). Request to Discharge Conditions 20,21 & 22. |
| 6 | Reason for issuing demand notice | S106 Trigger Point |
| 7 | The amount payable that this demand notice relates to | £1,339.06 |
| | The amount payable by the recipient of this notice | £1,339.06 |
| 8 | The date that this amount is due | 21 July 2022 |

The covenant to which this demand relates to from the S106 Agreement agreement dated 26 November 2015

<u>Clause</u>	<u>Covenant</u>	<u>Subtotal</u>	<u>Index</u>	<u>Total</u>
C11 11.1	Prior to occupation of the first dwelling the Owner shall pay to the Council the sum of £1032 (being the sum of £172 per dwelling) towards the funding of measures to mitigate disturbance to the Special Protection Areas in accordance with Policy DM24 of the Havant Borough Local Plan [Allocations), 2014. Trigger: Prior to Occupation Type: Solent Recreation Mitigation Project Contribution	£1,032.00	337.10/259.8 0 (RPI)	£1,339.06
Total Demand				£1,339.06

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 26 November 2015.

Method and receipt of payment

Payment is accepted by:

BACS (preferred method of payment) to:

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

OR

Cheque payable to Havant Borough Council posted to the above address

Important: Please quote reference PO0002033-000023 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 Team Leader on 023 92446545 or email us within ten working days of the issue of this notice.

Name and address of all recipient(s) of this notice

Yachthaven (Hayling) Limited
Alpine Homes Ltd
Three Oaks
Botley Road
Bishops Waltham
SO32 1DR

Yours faithfully

Planning Services

Our Ref: APP/13/00317

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