

Planning Obligations Heads of Terms Document

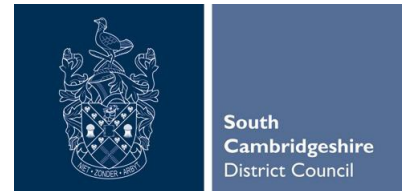
HOT2 version 3.0

For use on planning applications of 11 dwellings or more or where the total floor area exceeds 1,000 square metres

E-mail: planning@scambs.gov.uk

Phone: 01954 713155

General information and access to section 106 advice note: www.scambs.gov.uk/cil



Please complete this form and submit to the District Council along with your planning application.

If you have any queries relating to the level of planning obligations your development would attract please call the duty planning officer on the number given above.

It is important that you complete the form fully, correctly and accurately as this template will form the instruction to draft the legal agreement and incorrect and / or incomplete information will delay this being issued.

1. Instruction details

For internal use only

Instructing officer	
Date of validation	
Date of instruction	
Planning application number	

2. Location of proposed development (Address and postcode of the site)

If there is **no** postal address, please give a clear and accurate description of the site location

3. Title number

If the land is registered at the Land Registry then provide an up to date copy of the Register with a Title Plan.

If the land is not registered at the Land Registry, please state 'Unregistered' and provide all relevant information for the Council to confirm ownership.

--

4. Description of proposal

Please provide an accurate, detailed description of the proposed development (including bedroom numbers)

--

5. Land ownership details

Please note that if there are multiple land owners additional details are to be provided in section 7.

Full names of lead owner	
Address	
Post code	
Telephone (day)	
Fax	
Email	

6. Agent / Developer details (if applicable)

Please note that if an Agent is used, all correspondence will be sent to them.

Names	
Address	
Post code	
Telephone (day)	
Fax	
Email	

7. Additional land owners

Provide details of any additional landowners not included in panel 5 and contact details in the field below.

8. Name and address of legal representative

Complete if you have appointed or intend to appoint someone to act on your behalf in connection with the section 106 agreement.

Name of legal firm	
Name of contact	
Address	
Telephone	
Email address	
DX	

9. Mortgagee

If any part of the property is charged or subject to mortgage, and you do not wish to satisfy all contributions upon the completion of the section 106 agreement, your mortgage provider will need to be a signatory to the agreement. Please note it is likely that the mortgage provider would also charge legal fees for approving and executing the agreement.

Is there a mortgage on any part of the land?	Yes
	No

If **Yes**, do you intend your mortgage provider being a signatory to the section 106 agreement or do you intend paying all monies upon the completion of the section 106 agreement?

Mortgage provider to be a signatory to the section 106 agreement	
All monies to be paid upon completion of the section 106 agreement	

If you intend your mortgage provider being a signatory to the section 106 agreement, please provide the relevant details of the mortgage provider in the box below.

10. Planning obligations

Complete the following sections for the amount of planning obligations you will be required to pay in respect of your development. Details as to the level of contributions are outlined in the next section.

Community facilities :	
Public open space:	
Waste receptacles:	£69.50 per dwelling
Section 106 monitoring	
District Council legal fees:	£400.00 (minimum)
Affordable housing	
Other	