

3 March 2026

Project/File: 35277/A5

via Email

Jason Hawkes
Horsham District Council
Albery House
Springfield Road
Horsham
RH12 2GB

Dear Jason,

Mowbray: Discharge of Schedule 3, Part 2, Paragraphs 4-9 (Affordable Housing Delivery Scheme Reserved Matters Area 4)

We write on behalf of Legal & General (Strategic Land North Horsham) Limited ('**L&G**') in respect of the above Site, seeking to discharge the referenced planning obligations contained within the S106 of the Outline Planning Permission reference DC/16/1677 (the '**OPP**'). An Affordable Housing Delivery Scheme ('**AHDS**') is enclosed within this submission.

Background

The OPP related to the following development:

"Outline planning application with all matters reserved except access for a mixed use strategic development to include housing (up to 2,750 dwellings), business park (up to 46,450 m2), retail, community centre, leisure facilities, education facilities, public open space, landscaping and related infrastructure."

Permission was granted subject to conditions and a S106 Agreement on 1 March 2018.

The S106 covenants that *"prior to the submission of the first Reserved Matters Application in relation to any Reserved Matters Area which includes Housing Units (...) the Owners of the respective Reserved Matters Area shall submit to and obtain the approval of the District Council to an Affordable Housing Delivery Scheme for the relevant Reserved Matters Area"*.

This submission provides the Affordable Housing Delivery Scheme for RM Area 4.

Submission

This submission comprises the following:

- S106 Discharge Obligation Forms (dated 3 March 2026)
- Covering Letter (dated 3 March 2026)

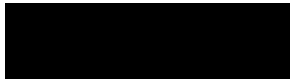
Reference: Mowbray: Affordable Housing Delivery Scheme Reserved Matters Area 4

- RM Area 4 Affordable Housing Delivery Scheme & appendices

We would be grateful if you could confirm receipt of this submission. Please do not hesitate to contact the writer at this office if you require further information or have any further queries.

Sincerely,

Stantec UK Limited



James Taylor
Planner



stantec.com/uk

cc. Alex Jones (Stantec)

Robert Thompson (L&G)