Stonebond Properties (Guildford) Ltd
Stonebond House,
132-136 New London Road,
Chelmsford, Essex CM2 0RG
t: 01245 377299

14 May 2025

Dear Giles,

S106 Legal Agreement - Millfields Farm, Rusper (DC/24/0699)

In accordance with the obligations under the S106 Agreement dated 7th May 2025, we apply to discharge of the following obligation:

Schedule 4
Clause 1.1 – Prior to Commencement of Development to submit to the District Council for its approval the Affordable Housing Scheme.

In accordance with the S106 Agreement, the Affordable Housing Scheme shall provide:

a) The type and size of Housing Units to be provided as the Affordable Housing Units;
b) A plan showing the location of the Affordable Housing Land and Affordable Housing Units, unless the plan is already approved pursuant to Condition 1; and
c) Such other matters as the Council may require.

The following documents, which were submitted and approved as part of the original planning application, are enclosed for reference:

- 7288 D10_1_P6 Plot by Plot SOA (as submitted under DC/24/0699); and
- 7288 PL-04H Proposed Site Layout (as approved under Condition 1).

The S106 Agreement states the Affordable Housing Units shall provide not less than 50% of the Housing Units of which:

a) 10 shall be provided as Affordable Rented Units;
b) 5 shall be provided as Shared Ownership Units; and
c) 7 shall be provided as either Affordable Rented Units or Shared Ownership Units.

An updated Plot by Plot Schedule of Accommodation (dated 13 May 2025), showing the type and size of Housing Units to be provided as Affordable Housing Units, is enclosed. The proposed Affordable Housing Units shall comprise 100% of the Housing Units of which:

- 23 shall be provided as Affordable Rented Units; and
- 20 shall be provided as Shared Ownership Units.

The majority of the units previously proposed at application stage as Private for Sale are now proposed as Shared Ownership, along with an additional 6 Affordable Rented Units (comprising 5no. 4-beds and 1no. 2-bed).

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I trust the above and enclosed provides sufficient information to discharge this obligation and I look forward to receiving confirmation shortly.

Yours sincerely,

[redacted]

Emma Ward MRICS

Senior Land & Planning Manager, Stonebond