

# Public Document Pack

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A meeting of **Corporate Governance & Audit Committee** will be held in Committee Rooms, East Pallant House on **Monday 30 October 2023 at 2.00 pm**

MEMBERS: Mr R Bates (Chairman), Mr T O'Kelly (Vice-Chairman), Mr I Ballantyne, Mr J Brown, Mr M Chilton, Ms M Corfield, Mr F Hobbs and Mr T Johnson

## SUPPLEMENT TO AGENDA

6 **S106 and CIL Annual Monitoring Report (Pages 1 - 33)**

Appendix 2 and Appendix 3 (online only).

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App Number	Site Address	Ward	Parish	Obligation Type	Contribution Received	Interest Earned	Total Received	Allocated	Spent	Remaining exc Interest	Remaining & Unallocated exc Interest	Remaining inc interest	Remaining & Unallocated inc Interest	Spend Deadline	* New Comment
12/04778/FUL	Land West Of Broad Road Broad Road Hambrook Chidham West Sussex	Harbour Villages	Chidham & Hambrook	Sport & Leisure Contribution	13,487.02	0.00	13,487.02	13,487.02	5,311.75	8,175.27	0.00	8,175.27	0.00	29/06/2021	* <b>S.O. Sam Lee Aug 23.</b> £674.35 & £676.93 monitoring fees. Spent £2,927.69 to Cobnor Activities Centre on new boats. Approval given for allocation of £23,736.95 being the balance remaining inc interest, towards the development of Hawthorne Meadow. The parish Public Open Space Advisory Group is meeting regularly to progress all the various elements of this project and spend to date amounts to £4,637.40.
12/04778/FUL	Land West Of Broad Road Broad Road Hambrook Chidham West Sussex	Harbour Villages	Chidham & Hambrook	Affordable Housing Commuted Sum	10,583.59	875.97	11,459.56	11,459.56	2,051.38	8,532.21	0.00	9,408.18	0.00	05/10/2021	* <b>S.O. Mark Bristow Aug 23:</b> £529.18 Monitoring Fee. Spending- £1,522.20 (1 unit) at Frederick Rd Fishbourne . Remaining monies and Interest allocated to Hastoe Housing Ass Compton Scheme (6 units)
12/04778/FUL	Land West Of Broad Road Broad Road Hambrook Chidham West Sussex	Harbour Villages	Chidham & Hambrook	Sport & Leisure Contribution	13,538.67	1,473.45	15,012.12	14,528.90	3,604.62	9,934.05	0.00	11,407.50	483.22	05/10/2021	* <b>S.O. Sam Lee Aug 23.</b> £674.35 & £676.93 monitoring fees. Spent £2,927.69 to Cobnor Activities Centre on new boats. Approval given for allocation of £23,736.95 being the balance remaining inc interest, towards the development of Hawthorne Meadow. The parish Public Open Space Advisory Group is meeting regularly to progress all the various elements of this project and spend to date amounts to £4,637.40.
12/02360/OUT	Maudlin Nursery Hanging Basket Centre Stane Street Westhampnett Chichester West Sussex PO18 0PA	Goodwood	Westhampnett	Affordable Housing Commuted Sum	54,000.00	1,998.45	55,998.45	55,998.45	49,329.53	4,670.47	0.00	6,668.92	0.00	21/10/2021	* <b>S.O. Mark Bristow Aug 23</b> Monitoring fee £2,700 . Spending- £2,300 (4 units) Parsonage Farm Rogate. £44,329.53 Stonepillow shelter project. Remaining contribution and interest allocated to Hastoe Housing Ass Compton Scheme (6 units)
14/01806/OUT	Land East Of Barton Way Clappers Lane Earnley	The Witterings	East Wittering And Bracklesham	National Highways Contribution	110,478.04	9,574.44	120,052.48	0.00	0.00	110,478.04	110,478.04	120,052.48	120,052.48	13/09/2022	* <b>S.O. Tony Whitty</b> -Work is ongoing to agree a monitor and manage package with National Highways (NH) and West Sussex County Council (WSCC), to take account of the cumulative impact of existing development and that which may come forward as part of the Local Plan Review process. The spending plan for A27 related improvements will therefore need to be flexible and will relate to key infrastructure provision identified at monitoring points during the life of the local plan. Clauses in future s106 agreements will need to reflect this flexibility on spend. The s106 in relation to this contribution does not include a repayment clause and as such the given deadline of 13 September 2022 is self imposed by CDC – it is suggested that this date is therefore changed to reflect the future implementation of a Monitor and Manage package, when this has been agreed with NH and WSCC
13/00288/FUL	Car Park The Woolstaplers Chichester West Sussex	Chichester Central	Chichester	Community Facilities Contribution	27,836.77	1,000.67	28,837.44	23,384.72	23,384.72	4,452.05	4,452.05	5,452.72	5,452.72	14/03/2023	* <b>S.O Juliette Flack Aug 23 :</b> Monitoring Fee £1,391.84 Spent: Chichester Boys Club £21,992.28 for - new disabled toilet , improvements to tuck shop and office renovations.
13/00288/FUL	Car Park The Woolstaplers Chichester West Sussex	Chichester Central	Chichester	Public Art Contribution	4,265.05	214.18	4,479.23	4,088.71	4,088.71	176.34	176.34	390.52	390.52	14/03/2023	* <b>S.O. Juliette Flack Aug23:</b> Monitoring fee £213.25. £215.44 on Nelson-Murray statue £215.44 . Local artist Benjamin Graham photography project at Chichester train station £3,660.32. remainder to be allocated

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07/05640/FUL	Longmeadow Main Road Birdham Chichester West Sussex PO20 7HS	The Witterings	Birdham	Community Facilities Contribution	24,322.59	2,179.60	26,502.19	25,848.23	2,192.00	22,130.59	0.00	24,310.19	653.96	15/08/2023	<b>S.O Juliette Flack Aug 23:</b> £25,848.23 (together with £50,907.84 from 12/01407/OUT making a total £76,756.07) allocated to 1st Birdham & Wittering Scouts for a replacement hut. A First stage payment of £2,192 has been made.
12/04410/FUL	Land At Southfields Close Stockbridge West Sussex	Harbour Villages	Donnington	Sport & Leisure Contribution	52,309.99	0.00	52,309.99	22,360.50	2,615.50	49,694.49	29,949.49	49,694.49	29,949.49	11/11/2023	<b>S.O. Sam Lee Aug 23:</b> Monitoring fees £2,615.50 spent. Application previously submitted and £19,745 approved for towpath improvements and although works completed by WSCC, it transpired that funds were not required. CDC are working with the Parish Council and are awaiting costings from WSCC for further improvements works so that funds can be allocated prior to deadline
					52,309.99	8,568.62	60,878.61	2,615.50	2,615.50	49,694.49	49,694.49	58,263.11	58,263.11	06/02/2025	
13/02972/FUL	Roussillon Barracks Broyle Road Chichester West Sussex PO19 6BL	Chichester North	Chichester	Affordable Housing Commuted Sum	10,200.00	380.41	10,580.41	10,580.41	9,560.11	639.89	0.00	1,020.30	0.00	20/05/2024	<b>S.O. Mark Bristow Aug 23:</b> Monitoring Fee £510 Spending- £9,000 (2 units) at Cherry Orchard Rd, Chichester and £50.11 (4 units) at Exton Rd Chichester. Remaining monies and Interest allocated to Hastoe Housing Ass Compton Scheme (6 units)
07/04583/OUT	Bartholomews Holdings Limited Bognor Road Chichester West Sussex PO19 7TT	Chichester South	Chichester	Public Art Contribution	3,397.16	99.20	3,496.36	0.00	0.00	3,397.16	3,397.16	3,496.36	3,496.36	23/12/2024	<b>S.O. Juliette Flack Aug 23:</b> Cllr Sharp's initial project for a maze and Brass Rubbing trail at Florence Park are not feasible due to ground contamination. Further meetings held and ongoing with City Council.
14/01806/OUT	Land East Of Barton Way Clappers Lane Earnley	The Witterings	East Wittering And Bracklesham	National Highways Contribution	129,209.61	0.00	129,209.61	0.00	0.00	129,209.61	129,209.61	129,209.61	129,209.61	21/01/2025	* <b>S.O. Tony Whitty</b> -Work is ongoing to agree a monitor and manage package with National Highways (NH) and West Sussex County Council (WSCC), to take account of the cumulative impact of existing development and that which may come forward as part of the Local Plan Review process. The spending plan for A27 related improvements will therefore need to be flexible and will relate to key infrastructure provision identified at monitoring points during the life of the local plan. Clauses in future s106 agreements will need to reflect this flexibility on spend. The s106 in relation to this contribution does not include a repayment clause and as such the given deadline of 13 September 2022 is self imposed by CDC – it is suggested that this date is therefore changed to reflect the future implementation of a Monitor and Manage package, when this has been agreed with NH and WSCC
12/04410/FUL	Land At Southfields Close Stockbridge West Sussex	Harbour Villages	Donnington	Public Art Contribution	42,323.50	2,161.30	44,484.80	41,293.13	41,293.13	1,030.37	1,030.37	3,191.67	3,191.67	06/02/2025	<b>S.O. Juliette Flack Aug 23:</b> Spent - Monitoring fee £2,116.17 Restoration of Mehran's sculpture £680. Donnington Art Project £38,496.96. Project complete awaiting final invoices
12/04410/FUL	Land At Southfields Close Stockbridge West Sussex	Harbour Villages	Donnington	Sport & Leisure Contribution	52,309.99	8,568.62	60,878.61	2,615.50	2,615.50	49,694.49	49,694.49	58,263.11	58,263.11	06/02/2025	<b>S.O. Sam Lee Aug 23:</b> Monitoring fees £2,615.50 spent. Application previously submitted and £19,745 approved for towpath improvements and although works completed by WSCC, it transpired that funds were not required. CDC are working with the Parish Council and are awaiting costings from WSCC for further improvements works so that funds can be allocated prior to deadline

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13/01093/OUT	Land North Of The Willows Hambrook Hill South Hambrook Chidham West Sussex	Harbour Villages	Chidham & Hambrook	Community Facilities Contribution	19,026.55	743.23	19,769.78	13,084.67	13,084.67	5,941.88	5,941.88	6,685.11	6,685.11	28/04/2025	<b>S.O Juliette Flack Aug 23:</b> A total of £57,368 was paid towards the works at St Wilfrid's last year, from this contribution and CH/12/04778/FUL. Balance to be allocated and PC have indicated they are likely to request it in connection with Pynham Meadow community Orchard.
13/01093/OUT	Land North Of The Willows Hambrook Hill South Hambrook Chidham West Sussex	Harbour Villages	Chidham & Hambrook	Sport & Leisure Contribution	10,969.85	652.93	11,622.78	11,448.25	4,549.66	6,420.19	0.00	7,073.12	174.53	28/04/2025	<b>S.O. Sam Lee Aug 23.</b> Monitoring Fee £548.49. Spends: £4001.17 to Cobnor Activities centre for new boats. Allocations: Remaining funds inc interest total of £6,898.59 allocated to the Parish Council gazebo project at Pynham Meadow
09/02431/OUT	Salthill Road Fishbourne West Sussex	Harbour Villages	Fishbourne	Community Facilities Contribution	33,663.78	927.37	34,591.15	33,332.57	33,332.57	331.21	331.21	1,258.58	1,258.58	11/06/2025	<b>S.O Juliette Flack Aug 23:</b> Monitoring Fee £1,683.19 Spending- £31,648.39 Fishbourne Centre Improvements. Small balance and interest to be allocated.
13/03286/FUL	Land North Of Chaucer Drive West Wittering West Sussex	The Witterings	West Wittering	Community Facilities Contribution	43,975.00	0.00	43,975.00	2,198.75	2,198.75	41,776.25	41,776.25	41,776.25	41,776.25	20/07/2025	<b>S.O Juliette Flack Aug 23:</b> Met with St Peter's Church Hall representatives on 27th February 2020 to discuss their project to expand the hall. They have since received backing from the Parish Council for the project and planning application 19/03142 was permitted in March 2020. Have requested an update on their plans

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App No	Address	Ward	Parish	Deed Date	Commencement Date	Obligation Type	Clause	Obligation Details	Discharge Date
20/02546/FUL	32 Little London, Chichester, PO19 1PL	Chichester Central	Chichester	31/08/2021	20/10/2021	Nitrates Mitigation Measures	S1 3.1 & S2 1.1	On the Nitrates Mitigation Land cease all or any agricultural and horticultural use prior to commencement	26/11/2021
							S1 3.2	All planting and works required by the Nitrate Neutrality Scheme to be carried out prior to first occupation	03/11/2023
							S1 6.1	Prior to the Operative Date to pay the Nitrate Mitigation Land Monitoring Fee to the Nitrate Mitigation Land Authority	14/04/2022
							S2 1.3	Following the termination of the agricultural or horticultural use on the Nitrates Mitigation Land to ensure its future use and management is strictly in accordance with the Nitrate Neutrality Scheme	In Perpetuity
							S4 1.1	The Nitrate Mitigation Land Authority undertakes to monitor the obligations insofar as they relate to the Nitrates Mitigation Land by way of a physical visit by a qualified chartered forester and provide a written report to the Council (Annually for the first 10 years from commencement; Every 5 years for years 11- 40; Every 10 years thereafter until One visit in the final year ending 125 years from Commencement ( Note: Report held 3/11/22)	In Perpetuity
						Notification	S1 4.1	To give 14 days' notice of commencement in writing	20/10/2021
							S1 4.3	To give 14 days' notice of first occupation	18/04/2023
21/02436/FUL	37 And 37A South Street, Chichester, West Sussex, PO19 1EL	Chichester Central	Chichester	07/09/2022	20/09/2022	Nitrates Mitigation Measures	S1 3.1 & S2 1.1	On the Nitrates Mitigation Land cease all or any agricultural and horticultural use prior to commencement	02/06/2023
							S1 3.2	All planting and works required by the Nitrate Neutrality Scheme to be carried out prior to first occupation	02/06/2023
							S1 6.1	Prior to the Operative Date to pay the Nitrate Mitigation Land Monitoring Fee to the Nitrate Mitigation Land Authority	03/05/2023
							S2 1.3	Following the termination of the agricultural or horticultural use on the Nitrates Mitigation Land to ensure its future use and management is strictly in accordance with the Nitrate Neutrality Scheme	In Perpetuity
							S4 1.1	The Nitrate Mitigation Land Authority undertakes to monitor the obligations insofar as they relate to the Nitrates Mitigation Land by way of a physical visit by a qualified chartered forester and provide a written report to the Council (Annually for the first 10 years from the commencement; Every 5 years for years 11- 40; Every 10 years thereafter until One visit in the final year ending 125 years from the commencement) (Note: report held 26/04/23)	In Perpetuity
						Notification	S1 4.1	To give 7 days' notice of commencement in writing	26/05/2023
							S1 4.3	To give 14 days' notice of first occupation	
17/02065/OUT	Land North West Of Chichester Crematorium, Westhampnett Road, Chichester, West Sussex	Chichester East	Chichester	05/02/2018	01/03/2019	Open Space Land	5.1.1	Prior to: the Occupation of the part of the Development shown coloured purple on Plan 1 the Owner shall provide the Stage 1 Linear Park in accordance with this Clause 5;	22/12/2021
							5.1.2	Prior to the Occupation of the part of the Development shown coloured pink on Plan 1, the Owner shall provide the Stage 2 Linear Park in accordance with this Clause 5;	
							5.1.3	Prior to the Occupation of Plot A, the Owner shall provide the Stage 3 Linear Park in accordance with this Clause 5.	

App No	Address	Ward	Parish	Deed Date	Commencement Date	Obligation Type	Clause	Obligation Details	Discharge Date
							5.2	Prior to Occupation of the Development, the Owner shall submit to the District Council for the Council's approval, a maintenance scheme	25/06/2019
14/01018/OUT	Graylingwell Hospital , College Lane, Chichester, West Sussex, PO19 6PQ	Chichester North	Chichester	21/03/2018	23/10/2009	Affordable Housing	S1 1.1	At the same time or before each Reserved Matters Application to submit to the Council for its approval details of the Affordable Housing for that Remaining Phase	Phase 9A 6/05/21
							S1 2.1	40% of the total number of Aggregate Dwelling Units constructed on the Land shall be provided as Affordable Dwelling Units	
						CDDT Contribution	S1 12.6	Upon the Chapel being Provided and transferred to the CCDT pursuant to paragraph 11.6 above to pay the Chapel/Pavilion Equipment Contribution to the CCDT	29/03/2021
						Community Provision	S1 11.3.1	Provide the Marchwell Farm Buildings and the Artists Studios by the Practical Completion of 600 Aggregate Dwelling Units). The Owner shall provide evidence to the Council's written satisfaction that the future maintenance of such Community Facility has been secured	
							S1 11.3.2	Provide the Chapel by the Practical Completion of 550 Aggregate Dwelling Units. NOTE: By agreement the Chapel was tfr to the Chichester Community Development Trust together with a lump sum for them to provide the community facility)	31/03/2022
							S1 11.3.3	The Water Tower by Practical Completion of 750 Aggregate Dwelling Units	
							S1 11.3.4	The Community Facility Space shall be Provided prior to First Occupation of the 600 Aggregate Dwelling Units	
							S1 11.3.7	The Pavilion shall be provided by Practical Completion of the 600 Aggregate Dwelling Units.	
						Estate Management Areas	S1 7.1	At the same time as. the submission of the Reserved Matters Application for a Remaining Phase which is to comprise Landscaped Areas and/or Play Areas to submit to and obtain the written approval of the Council to a Landscape Management Plan	
							S1 7.2	Not to cause or allow the Commencement of a Remaining Phase that contains Landscaped Areas and/or Play Areas until the Council has approved in writing the Landscape Management Plan	
							S1 7.3	Any Landscaped Areas and Play Areas within a remaining phase shall be provided in accordance with the approved Landscape Management Plan in respect of such remaining phase	
							S1 7.4	Prior to First Occupation of 50% of the Dwelling Units in any Phase which is to contain Play Areas to provide and install the Play Area or Play Areas as agreed with the Council and in accordance with the Approved Landscape Management Plan	
							S1 7.7	Prior to First Occupation of the last Dwelling Unit in a Remaining Phase to transfer(or grant a long lease of) the Estate Management Areas in a Remaining Phase to the Estate Management Company	
						Foul Drainage	S1 5.1	To procure and submit an Updated Foul Drainage Capacity Report to the Council for its approval within three months from the date hereof (unless otherwise agreed in writing by the Council)	08/04/2019
Havenstoke Park	S1 11.3.5	Pending the Permanent Changing Facilities being Provided and available for use, the Temporary Changing Facilities shall be provided on a temporary basis prior to the First Occupation of more than 450 Aggregate Dwelling Units t							



App No	Address	Ward	Parish	Deed Date	Commencement Date	Obligation Type	Clause	Obligation Details	Discharge Date
							S1 11.3.6	Not to cause or permit the First Occupation of the 600th Aggregate Dwelling Unit to be constructed on the Land until 11.3.6.1 the Permanent Changing Facilities have been Provided	
							S1 8.1	Prior to the First Occupation of the 400th Aggregate Dwelling Unit to submit the following to the Council for its approval (unless otherwise agreed in writing by the Council): 8.1.1 The details and the specifications for the Havenstoke Park 8.1.2 the details and specification for the Sports Pitches (approved 26/01/23) 8.1.3 the details and specification for the Temporary Changing Facilities and 8.1.4 the details and specification for the Adventurous Play Area (approved)	
							S1 8.2	Prior to First Occupation of the 425th Aggregate Dwelling Unit to commence works to Provide the Sports Pitches ( unless otherwise agreed in writing by the Council)	
							S1 8.3	Prior to First Occupation of the 450th Aggregate Dwelling Unit to Provide the Havenstoke Park, the Temporary Changing Facilities and the Sports Pitches	
							S1 8.5	Prior to First Occupation of the 450th Aggregate Dwelling Unit to Provide the Adventurous Play Area in accordance with the details and a specification approved in writing by the Council	13/03/2019
							S1 8.8	Not to Occupy more than 450 Aggregate Dwelling Units until either (i) the freehold title of Havenstoke Park and the Adventurous Play Area have been transferred to the Estate Management Company for nil consideration or (ii) a long lease of the Adventurous Play Area and Havenstoke Park have been granted to a management company in accordance with paragraph 11.7 hereto together with the payment to such management company of a commuted sum for use in connection with the future management and maintenance of Havenstoke Park and the Adventurous Play Area which sum shall be £670,534	
							Notification	S1 19.1	To give notice to both the Council and the County Council of the Operative Date not less than 14 days before such date
	S1 19.4	To supply to the Council and the County Council with a monthly statement on the first working day of each month containing the following details: The number of Dwelling Units which are being or have been occupied & The number of Dwelling Units that have reached Practical Completion							
16/03791/OUT	Phase 2 Of The Westhampnett/North East Chichester SDL, Land North East Of Graylingwell Park, Chichester, West Sussex	Chichester North	Chichester	06/11/2018	01/09/2021	Access	S1 2.1	Not to cause or allow the First Occupation of any Dwelling Unit until the Access Track has been closed to vehicular use by the general public	
						Affordable Housing	S1 1.1	Prior to commencement to submit and have approved a Registered Provider for the affordable dwellings	27/08/2021
							S1 1.2	Not to allow Occupation of the final Open Market Unit in Phase 1 of the Proposed Development (the 60th Open Market Unit) until the Affordable Dwelling Units in Phase 1 (the 42 Affordable Units) have been Provided	

App No	Address	Ward	Parish	Deed Date	Commencement Date	Obligation Type	Clause	Obligation Details	Discharge Date
							S1 1.2A	Not to allow Occupation of more than 30 Open Market Units in Phase 2 of the Proposed Development until the 18 Affordable Dwelling Units in Phase 2 have been Provided	
							S1 3.1	To submit to the Council for approval as part of the First Reserved Matters Application (Layout) an Affordable Housing Strategy	09/01/2020
						Greenspace	S1 5.1	Prior to the Operative Date to submit a Linear Greenspace Management and Maintenance Plan for the Council's written approval to include long term design objectives management responsibilities and maintenance schedules for the Lavant Valley Linear Greenspace and a timetable for implementation of the works.	
							S1 5.2	Prior to First Occupation of the 75th Dwelling Unit to provide and lay out in the Lavant Valley Linear Greenspace	
							S1 5.3.3	Not to allow First Occupation of the 75th Dwelling Unit on the Land prior to providing to the reasonable written satisfaction of the Council evidence that the future maintenance of the Lavant Valley Linear Greenspace is assured,	
						National Highways Contribution	S1 15.1	Prior to the Operative Date to use all reasonable endeavours to enter into an agreement pursuant to section 278 of the Highways Act 1980 with Highways England to provide for the payment to Highways England of the Highways England Contribution.	
						Notification	S1 13.1	To give 14 days' notice of commencement in writing	17/08/2021
							S1 13.3 & S1 2.1	To give 14 days' notice of first occupation in writing	
							S1 13.5.1	To give 14 days' notice of 25th dwelling occupation in writing	
							S1 13.5.2	To give 14 days' notice of 75th dwelling occupation in writing	
							S1 13.5.3	To give 14 days' notice of 100th dwelling occupation in writing	
							S1 13.5.4	To give 14 days' notice of 150th dwelling occupation in writing	
							S1 13.5.5	To give 14 days' notice of 175th dwelling occupation in writing	
							S1 2.3.1	To give 14 days' notice of the 60th Open Market Dwelling in Phase 1 in writing	
							S1 2.3.2	To give 14 days' notice of the 30th Open Market Dwelling in Phase 2 in writing	
						Open Space Land	S1 7.1	Prior to commencement to submit and have approved a Landscape Management Plan	
							S1 7.3	To provide and lay out in accordance with the Approved Phasing Plan the Allotments, the Amenity Open Space and the natural/Semi-Natural Green Space,	
						Phasing Plan	S1 1.1	To submit to the Council with the first Reserved Matters Application (Layout) the Phasing Plan for the-Development.	01/07/2021
							S1 1.2	Not to Commence the Development until the Phasing Plan has been approved in writing by the Council.	01/07/2021
						Play Area	S1 7.2	To provide and install in accordance with the Approved Phasing Plan the Equipped Play Area, in positions on the Amenity Open Space in accordance with the relevant Reserved Matters Approval.	
						Recreation Disturbance Chichester	S1 8.4 & 8.5	Prior to first occupation to submit and have approved an Education Pack to be given to first occupier of each dwelling	16/12/2021

App No	Address	Ward	Parish	Deed Date	Commencement Date	Obligation Type	Clause	Obligation Details	Discharge Date
						Safeguarded Land	S1 2.2	Not to Commence the Development until a proposed route for the Safeguarded Route has been identified and approved in writing by the Council	
							S1 2.3	Prior to the First Occupation of any Dwelling1 Unit to provide a Safeguarded Route to allow vehicular access to the-Car Parking by Residents and the general public.	
						Sports & Leisure Provision	S1 9.1	To submit to the Council with the First Reserved Matters Application (Sport and Green Infrastructure) the Sports Provision Management Plan	11/10/2018
							S1 9.3	Not to cause or allow First Occupation of the 100th Dwelling Unit until the Sports Provision is available and suitable for use.	
20/01915/FUL	Pinewood House, Answorth Close, Chichester, West Sussex, PO19 6YS	Chichester North	Chichester	12/04/2021	Not Commenced	Notification	S1 4.1	To give notice in writing to the Council of the Operative Date not less than 10 days before such date (the "Commencement Notice")	
							S1 4.3	To give 14 days' notice of 30th dwelling occupation in writing	
20/03226/FUL	23 Lavant Road, Chichester, PO19 5RA	Chichester North	Chichester	29/06/2021	12/08/2021	Nitrates Mitigation Measures	S1 3.1 & 3.2	Submit and have approved a Nitrates Neutrality scheme prior to commencement	10/02/2022
							S1 3.3 & S2 1.3	Cease all or any agricultural and horticultural use of the Nitrates Mitigation Land prior to commencement	10/02/2022
							S1 3.4 & 3.5	All planting and works including fencing required by the Nitrate Neutrality Scheme to be carried out prior to first occupation	06/05/2022
							S2 1.3 (2)	To manage the woodland on the Nitrates Mitigation Land in accordance with the requirements of the Nitrates Neutrality Scheme. NOTE: under the approved Nitrate scheme compliance is the responsibility of the owners of the mitigation land at Donnington Manor Farm and they will supply photographic evidence of compliance in 2027 and every 10 years thereafter.	In Perpetuity
						Notification	S1 4.1	To give notice in writing to the Council of the Operative Date not less than 14 days before such date (the "Commencement Notice")	10/08/2021
							S1 4.3	To give notice to the Council of the First Occupation Date not less than 14 days before such date (the "First Occupation Notice").	02/12/2022
22/00017/FUL	22A Lavant Road, Chichester, PO19 5RG	Chichester North	Chichester	25/08/2022	01/07/2022	Monitoring Fee	S1 5.1	Prior to the Operative Date to pay to the Council the Monitoring Fee. (Note this was paid under original application 20/01897/FUL)	13/09/2022
						Nitrates Mitigation Measures	S1 3.1	Cease all or any agricultural and horticultural use of the Nitrates Mitigation Land prior to commencement	
							S1 3.2 & 3.3	All planting and works including fencing required by the Nitrate Neutrality Scheme to be carried out prior to first occupation	
							S1 6.1	Prior to commencement to pay the Nitrate Mitigation Land Monitoring Fee to the Nitrate Mitigation Land Authority	18/11/2022
						Notification	S4 1.1	The Nitrate Mitigation Land Authority undertakes to monitor the obligations insofar as they relate to the Nitrates Mitigation Land by way of a physical visit by a qualified chartered forester and provide a written report to the Council (Annually for the first 10 years from the commencement; Every 5 years for years 11- 40; Every 10 years thereafter until One visit in the final year ending 125 years from the commencement)	
							S1 4.3	To give 14 days' notice of first occupation in writing	16/06/2023

App No	Address	Ward	Parish	Deed Date	Commencement Date	Obligation Type	Clause	Obligation Details	Discharge Date
98/02043/OUT	Warrendell Adjacent To Centurion Way Off, Plainwood Close, Chichester, West Sussex	Chichester North	Chichester	29/11/2018	13/07/2023	Affordable Housing	S1 1.1	Prior to First Occupation of the Fifteenth (15th) Dwelling Unit the Owner shall Provide the Low Cost Dwelling Units on the Low Cost Dwelling Land	
						Ecological Mitigation	S1 5.3	Prior to First Occupation of the fifteenth (15th) Dwelling Unit on the Land to carry out all works required under the Ecological Management Plan	
						Landscape Management Plan	S1 5.1	Prior to commencement to submit and have approved a Landscape & Ecological Management Plan	09/03/2023
						Notification	S1 8.1	To give 14 days' notice of commencement in writing	29/06/2023
							S1 8.3	To give 14 days' notice of first occupation in writing	
							S1 8.5.1	To give 14 days' notice of 15th dwelling occupation in writing	
							S1 8.5.2	To give 14 days' notice of 12th open market occupation in writing	
						Open Space Land	S1 5.2	Prior to First Occupation of the fifteenth (15th) Dwelling Unit on the Land to provide and lay out the Open Space Land	
							S1 5.4.3	Not to allow First Occupation of the 15th Dwelling Unit on the Land prior to providing to the reasonable written satisfaction of the Council evidence that the future maintenance of the Open Space Land and the Wildlife Pond Area is assured	
						SUDS	S1 6.2	Prior to First Occupation of the first Dwelling Unit to obtain a written certificate as to the satisfactory completion of the construction of the SUDS from a suitably qualified and competent engineer	
S1 6.4	Not to cause or permit First Occupation of any Dwelling Unit prior to providing to the reasonable written satisfaction of the Council evidence that the future maintenance of the SUDS is assured,								
20/02530/FUL	Land At, Royal Close, Chichester, West Sussex	Chichester South	Chichester	12/01/2022	27/06/2022	Nitrates Mitigation Measures	S1 3.1	Cease all or any agricultural and horticultural use of the Nitrates Mitigation Land prior to commencement	24/06/2022
							S1 3.2	All planting and works required by the Nitrate Neutrality Scheme to be carried out prior to first occupation	24/06/2022
							S4 1.1	The Nitrate Mitigation Land Authority undertakes to monitor the obligations insofar as they relate to the Nitrates Mitigation Land by way of a physical visit by a qualified chartered forester and provide a written report to the Council (Annually for the first 10 years from the commencement; Every 5 years for years 11- 40; Every 10 years thereafter until One visit in the final year ending 125 years from the commencement)	In Perpetuity
						Notification	S1 4.1	To give 14 days' notice of commencement in writing	14/06/2022
S1 4.3	To give 14 days' notice of first occupation in writing	18/09/2023							
21/01786/FUL	Land At, Royal Close, Chichester, West Sussex	Chichester South	Chichester	11/07/2022	11/07/22 Deemed	Nitrates Mitigation Measures	S1 3.1	Cease all or any agricultural and horticultural use of the Nitrates Mitigation Land prior to commencement	24/06/2022
							S1 3.2	All planting and works required by the Nitrate Neutrality Scheme to be carried out prior to first occupation	24/06/2022

App No	Address	Ward	Parish	Deed Date	Commencement Date	Obligation Type	Clause	Obligation Details	Discharge Date
						Nitrates Mitigation Measures	S4 1.1	The Nitrate Mitigation Land Authority undertakes to monitor the obligations insofar as they relate to the Nitrates Mitigation Land by way of a physical visit by a qualified chartered forester and provide a written report to the Council (Annually for the first 10 years from the commencement; Every 5 years for years 11- 40; Every 10 years thereafter until One visit in the final year ending 125 years from the commencement)	In Perpetuity
						Notification	S1 4.1	To give 14 days' notice of commencement in writing	18/09/2023
							S1 4.3	To give 14 days' notice of first occupation in writing	18/09/2023
14/04301/OUT	Land West Of Centurion Way And West Of Old Broyle Road, Chichester, West Sussex, PO19 3PH	Chichester West	Chichester	11/04/2018	02/01/2020	Affordable Housing	S1 1.1	To submit the Affordable Housing Plan for each Phase and notification of the Approved Body	03/03/2023
							S1 1.2	Not to cause or allow that Phase of the Residential Development to be Commenced before the Affordable Housing Plan for that Phase has been approved	03/03/2023
							S1 1.3.1	50% of the affordable dwellings in each phase to be provided prior to 50% open market dwelling occupations	
							S1 1.3.2	100% of the affordable dwellings in each phase to be provided prior to 85% open market dwelling occupations	
						Allotments	S1 6.1	To submit the Allotments Scheme	22/06/2021
							S1 6.2	Provide and lay out prior to First Occupation of the 500th Dwelling	
							S1 6.6.2	Evidence the future management and maintenance of the Allotments	22/06/2021
						Chichester Harbour	S1 2.5	Prior to First Occupation of any Dwelling Unit to obtain the approval of the Council to an SPA Education Pack	28/07/2020
						Community Buildings	S1 3.1	To submit the Community Building Scheme	31/05/2022
							S1 3.2.1	Provide prior to Occupation of the 325th Dwelling Unit the Temporary Community Facility	
							S1 3.2.2	Provide prior to Occupation of the 500th Dwelling Unit the Community Building	
						Employment Provision	S1 10.1	To submit the Employment Provision Scheme to the Council	08/06/2022
							S1 10.2	Not to cause or allow the Proposed Development to be Commenced on the relevant Phase on which the employment Provision is to' be Provided before the Employment Provision Scheme has been approved by the Council	
							S1 10.4.1	Prior to the First Occupation of the 350th Dwelling Unit (or such alternative trigger points for delivery as may be approved by the Council when approving the Employment Provision Scheme) to Provide the Employment Provision that is not less than 2,513 sq.m of Class B1a serviced employment floor space built to shell and core finish ready to be fit out by a potential occupier and associated car parking spaces.	
						Health Provision	S1 11.1	To safeguard and retain as a cleared site from Commencement up until the Occupation of the 500th Dwelling Unit the Healthcare Land for the Healthcare Facility.	
							S1 11.2	Upon Commencement of the Phase on which the Healthcare Facility is to be provided to offer to contract to transfer the Healthcare Land to a Health Commissioning Body at the market value for a Healthcare facility ("Healthcare Facility Price") as determined at the date of the transfer by the District Valuer	

App No	Address	Ward	Parish	Deed Date	Commencement Date	Obligation Type	Clause	Obligation Details	Discharge Date
						Landscape Management Plan	S1 7.1	To submit the Landscaping Plan for each Phase of the Proposed Development	03/03/2022
							S1 7.2	Not to cause or allow a Phase of the Proposed Development on which Informal Open Space is to be Provided to be Commenced before the Landscaping Plan for that Phase has been approved by the Council	03/03/2022
						Marketing Strategy	S1 10.3	Upon receipt of the Council's approval of the Employment Provision Scheme the Owner shall implement the marketing strategy and the timetable set out in the approved Employment Provision Scheme.	09/06/2022
							S1 9.3	To obtain approval, in writing, for the marketing strategy (retail provision) prior to the First Occupation of the first Dwelling Unit.	09/06/2022
						National Highways Contribution	S1 12.1	Prior to the Operative Date, to enter into a Highways Agreement with Highways England to provide for the payment to Highways England for the Highways England Contribution	28/06/2019
						Notification	14.4.1	To give 14 days' notice of commencement in writing	2A 6/07/20 2B 20/07/20 3C 2/11/20 3D 6/04/21 5F 22/02/21 5G 17/05/22 6H 30/08/22 6I 31/05/22
							14.4.10	To give 14 days' notice of 350th dwelling occupation in writing	
							14.4.11	To give 14 days' notice of 375th dwelling occupation in writing	
							14.4.12	To give 14 days' notice of 400th dwelling occupation in writing	
							14.4.13	To give 14 days' notice of 450th dwelling occupation in writing	
							14.4.14	To give 14 days' notice of 500th dwelling occupation in writing	
							14.4.15	To give 14 days' notice of 501st dwelling occupation in writing	
							14.4.16	To give 14 days' notice of 600th dwelling occupation in writing	
							14.4.17	To give 14 days' notice of occupation of final dwelling of each phase in writing	
							14.4.18	To give 14 days' notice of First Occupation of 50% of the Open Market Units on a phase	
							14.4.19	To give 14 days' notice of First Occupation of 85% of the Open Market Units on a phase	
							14.4.2	To give 14 days' notice of first occupation in writing	10/10/2022
							14.4.3	To give 14 days' notice of first occupation in each phase in writing	
							14.4.4	To give 14 days' notice of 50th dwelling occupation in writing	10/10/2022
							14.4.5	To give 14 days' notice of 140th dwelling occupation in writing	10/10/2022
							14.4.6	To give 14 days' notice of 150th dwelling occupation in writing	10/10/2022
							14.4.7	To give 14 days' notice of 200th dwelling occupation in writing	11/10/2022
							14.4.8	To give 14 days' notice of 300th dwelling occupation in writing	
							14.4.9	To give 14 days' notice of 325th dwelling occupation in writing	
						Open Space Land	S1 7.3	Provide and lay out the Informal Open Space for each Phase in accordance with the approved Landscaping Plan	

App No	Address	Ward	Parish	Deed Date	Commencement Date	Obligation Type	Clause	Obligation Details	Discharge Date
							S1 7.7.3	Evidence the future management and maintenance of the Open Space Land prior to the 1st occupation	21/11/2022
						Play Area	S1 5.1	To submit the Play Area Scheme	08/12/2022
							S1 5.3	Provide and lay out prior to Occupation of the 300th Dwelling Unit	
							S1 5.8.3	Evidence the future management and maintenance of the Play Area Land prior to the 1st occupation	
						Retail Facility	S1 9.1	To submit the Retail Provision Scheme to the Council	08/06/2022
							S1 9.2	Not to cause or allow the Proposed Development to be Commenced on the relevant Phase on which the Retail Provision is to be Provided before the Retail Provision Scheme has been approved by the Council.	09/06/2022
							S1 9.5	To Provide the retail units built to shell and core finish ready to be fit out by a potential occupier prior to First Occupation of the 325th Dwelling Unit ( NOTE: BY AGREEMENT THE TRIGGER HAS BEEN AMENDED TO 500th DWELLING UNIT	
						SANGS	S1 4.1	To submit the SANGs Land Scheme	05/05/2021
							S1 4.2	Not to cause or allow the Phase of the Residential Development within which (or adjacent to which) the SANGs Land is to be Provide to be Commenced before the SANGs Land Scheme has been approved by the Council as part of the Reserved Matters Application.	05/05/2021
							S1 4.3.1	Upon receipt of the Council's approval to the SANGs Land Scheme in accordance with paragraph 4.2 of this Schedule the Owner shall: 4.3.1 Prior to the Occupation of the any Dwelling Unit (or such alternative trigger point for delivery as may be agreed in writing between the Council and the Owner) Provide and lay out Country Park and the Central Green Link (or such alternative trigger point for delivery as may be agreed in writing between the Council and the Owner) UPDATE 27 OCTOBER 2020. The Council has agreed that the Country Park may be delivered on a phased basis by 31 December 2021 rather than prior to occupation of any dwelling	
							S1 4.3.2	Prior to the Occupation of the 375th Dwelling Unit ) to Provide and lay out the Western Green Link	
							S1 4.6.3	To ensure the future maintenance of the SANGs Land ,	05/05/2021
							Sports & Leisure Provision	S1 8.1	To submit the Sports Facility Scheme
							S1 8.2	Not to cause or allow the Proposed Development to be Commenced on the relevant Phase on which the Sports Facility is to be Provided before the Sports Facility Scheme has been approved by the Council as a part of the Reserved Matters Application for that Phase.	19/05/2021
							S1 8.3	Provide and lay out prior to First Occupation of the 325th Dwelling Unit the Sports Facility in accordance with the Sports Facility Scheme	
15/03524/OUT EIA	Land North Of Stane Street, Madgwick Lane, Westhampnett, West Sussex	Goodwood	Westhampnett	07/06/2016	10/10/2018	Affordable Housing	S1 2.1	To submit to the Council for approval as part of the First Reserved Matters Application (Layout) an Affordable Housing Strategy	04/10/2018
							S1 2.2	To Provide 30% of the total number of Dwelling Units on the land subject of Application A as Affordable Dwelling Units on the land	04/10/2018

App No	Address	Ward	Parish	Deed Date	Commencement Date	Obligation Type	Clause	Obligation Details	Discharge Date
							S1 2.3	On or before approval is granted for each Reserved Matters Application (Housing) relating to all or any part of Site A to enter into such further agreement(s) as required	04/10/2018
						Community Provision	S1 3.1	The Applicant must submit the Pre-Application Submission at least 10 days before the First Reserved Matters Application (Layout). Within 60 days of receipt of the Pre-application Submission the Council shall elect (at the absolute discretion of the Council but in consultation with the Parish Council) whether the Owner should either provide the Community Hall or pay the Community Facilities Contribution (Note: Contribution paid)	17/04/2018
						Green Route	S1 7.1	Prior to Commencement of the Playing Fields development to submit a Green Route Management Plan for the Council's written approval	22/04/2022
					S1 7.2 & 7.3		To provide and lay out the Green Route in accordance with the Green Route Management Plan prior to occupation of the 200th dwelling Unit	19/09/2023	
						Landscape Management Plan	S1 8.1	Prior to commencement to submit and have approved a Landscape Management Plan	04/04/2018
						National Highways Contribution	S1 9.1	Prior to the Operative Date, to enter into an agreement pursuant to section 278 of the Highways Act 1980 with Highways England to provide for the payment to Highways England of the Highways England Contribution.	16/04/2019
						Notification	S1 15.1.1	To give 14 days' notice of commencement in writing	10/10/2018
					S1 15.1.2		To give 14 days' notice of commencement of each phase in writing	08/09/2023	
					S1 15.1.3		To give 14 days' notice of first occupation in writing	13/06/2019	
					S1 15.1.4		To give 14 days' notice of first occupation in each phase in writing	08/09/2023	
					S1 15.1.5		To give 14 days' notice of 150th dwelling occupation in writing	23/04/2021	
					S1 15.1.6		To give 14 days' notice of 200th dwelling occupation in writing	28/09/2022	
					S1 15.1.7		To give 14 days' notice of final occupation in each phase in writing	08/09/2023	
						Open Space Land	S1 8.3	To provide and lay out in accordance with the Phasing Plan the Open Space Land, the Landscape Buffer and the Landscaped Ride	08/09/2023
					S1 8.4.3		Evidence the future management and maintenance of the Open Space Land prior to the 200th occupation	22/04/2022	
						Phasing Plan	S1 1.1 - 1.2	To submit and have approved the Phasing Plan for the Proposed Development.	04/10/2018
						Play Area	S1 8.2	To provide and install in accordance with the Phasing Plan the Play Area, in a position on the Open Space Land in accordance with the relevant Reserved Matters Approval.	08/09/2023
						Recreation Disturbance Chichester	S1 4.4 & 4.5	Prior to First Occupation of any Dwelling Unit to supply or procure the supply of a copy of the Education Pack to the first Resident of each Dwelling Unit	30/04/2021
						Sports & Leisure Provision	S1 6.1	Not to commence the Playing Fields Development until the Sports Provision Management Plan has been approved in writing by the Council	22/04/2022



App No	Address	Ward	Parish	Deed Date	Commencement Date	Obligation Type	Clause	Obligation Details	Discharge Date					
							S1 6.2	To provide the Sports Provision to the stage that it is available and suitable for use prior to First Occupation of the 200th Dwelling Unit within the Residential Development. (The trigger for this clause was amended by Deed of variation dated 17/02/2021 from 200th dwelling to 225th dwelling)						
20/02824/OUT	Land Within The Westhampnett / North East Chichester Strategic Development Location (north Of Madgwick Lane), Chichester	Goodwood	Westhampnett	29/09/2021	Not Commenced	Affordable Housing	S1 1.1	To submit to the Council for approval as part of each Reserved Matters Application for a Phase of the Development an Affordable Housing Strategy in respect of that Phase a						
							S1 1.2	Save where an Affordable Housing Commuted Sum is paid to address any undersupply, to Provide 30% of the total number of Dwelling Units on the Land as Affordable Dwelling Units						
							S1 1.3	On or before approval is granted for each Reserved Matters Application relating to a Phase to enter into such further Reserved Matters S 1 06 Agreements as are necessary to secure the details of the Affordable Housing provision relating to that Phase						
											Landscape Management Plan	S1 4.1	Prior to commencement to submit and have approved a Landscape Management Plan	
											National Highways Contribution	S1 5.1	Prior to the Operative Date: 5.1.1 to enter into the A27 Works Agreement	
											Nitrates Mitigation Measures	S1 6.1	Prior to the Operative Date to provide written evidence to the Council of the proposed location for treatment of waste water resulting from the Proposed Development and it is hereby agreed that: 6.1.1 in the event that the said waste water is to be treated at Lavant Waste Water Treatment Works the Owners shall comply with the following nitrates mitigation clauses in this paragraph 6; and 6.1.2 in the event that the said waste water is to be treated at Tangmere Waste Water Treatment Works that clauses 6.2 to 6.5 of this First Schedule and all obligations contained in the Second Schedule are discharged and be of no effect.	
												S1 6.2	Prior to the Operative Date to submit to the Council and obtain the written approval of the Council of a Nitrates Mitigation Scheme	
												S1 6.4 & S2 1.2	Cease all or any agricultural and horticultural use of the Nitrates Mitigation Land prior to commencement	
												S1 6.5	All planting and works required by the Nitrate Neutrality Scheme to be carried out prior to first occupation	
												S2 1.4	Following the termination of the agricultural or agricultural use on the Nitrates Mitigation Land to ensure its future use and management is strictly in accordance with the Nitrate Neutrality Scheme	
											Notification	S1 10.1	To give 14 days' notice of commencement in writing	
												S1 10.3	To give 14 days' notice of commencement of each phase in writing	
												S1 10.4	To give 14 days' notice of first occupation in writing	
					S1 10.6	To give 14 days' notice of 100th dwelling occupation in writing								

App No	Address	Ward	Parish	Deed Date	Commencement Date	Obligation Type	Clause	Obligation Details	Discharge Date
						Open Space Land	S1 4.3.3	Evidence the future management and maintenance of the Open Space Land prior to the 100th occupation	
						Play Area	S1 4.2	Not to allow First Occupation of the 100th Dwelling Unit prior to provision and installation of the Equipped Play Area	
						Recreation Disturbance Chichester	S1 2.2	Prior to First Occupation of any Dwelling Unit within a Phase to supply a copy of the Education Pack to the first Resident of each Dwelling Unit in that Phase	
21/00489/FUL	Lanburn Connemaras , Swallow Beck, Madgwick Lane, Westhampnett, Chichester, West Sussex, PO18 0GY	Goodwood	Westhampnett	09/03/2023	21/03/2023	Nitrates Mitigation Measures	S1 2.1	Cease all or any agricultural and horticultural use of the Nitrates Mitigation Land prior to commencement	21/03/2023
							S1 2.2	All planting and works required by the Nitrate Neutrality Scheme to be carried out prior to commencement	21/03/2023
							S2 1.1 & 1.2	Following the termination of the agricultural or agricultural use on the Nitrates Mitigation Land to ensure its future use and management is strictly in accordance with the Nitrate Neutrality Scheme	In perpetuity
						Notification	S1 3.1	To give 14 days' notice of commencement in writing	21/03/2023
							S2 2.1	To give notice in writing to the Council and the Owner that the agricultural use of the Nitrates Mitigation Land has ceased	21/03/2023
20/01826/FUL	Land Adjoining A27, Scant Road West, Hambrook, Chidham, West Sussex, PO18 8UA	Harbour Villages	Chidham & Hambrook	14/09/2021	16/08/2022	Affordable Housing	S1 1.2.1	Prior to 42 open market dwelling to provide 22 affordable dwellings	
							S1 1.2.2	Prior to 63 open market dwelling to provide 30 affordable dwellings	
							S1 1.2.3	Prior to 71 open market dwelling to provide 36 affordable dwellings	
						Community Buildings	S1 6.7	Provide the fully equipped Community Resource centre prior to 75th open market dwelling occupation	
							S1 6.8	Immediately upon receipt of the Council's written confirmation of completion of the approved works make arrangements to grant a long leasehold & to transfer the building for £1 to the management company	
						Management & Maintenance Plan	S1 6.4	Prior to the Operative Date to submit to the Council a Community Resource Centre Management and Maintenance Plan and obtain the Council's written approval thereof.	
						Management Company	S1 10.1	Provide details prior to 1 <sup>st</sup> occupation	
						Marketing Strategy	S1 6.1	Prior to the Operative Date to submit to the Council a Marketing Strategy Plan and obtain the Council's written approval thereof.	07/09/2022
						National Highways Contribution	S1 5.1	Prior to the Operative Date: Enter into the A27 Works Agreement	13/10/2022
						Nitrates Mitigation Measures	S1 7.1	Prior to the Operative Date to submit to the Council and obtain the written approval of the Council a Nitrate Neutrality Scheme in respect of the Nitrates Mitigation Land	19/01/2022
							S1 7.3 & S2 1.1	Cease all or any agricultural and horticultural use of the Nitrates Mitigation Land prior to commencement	
							S2 1.2	All planting and works required by the Nitrate Neutrality Scheme to be carried out prior to first occupation	
						Notification	S1 8.1	To give 14 days' notice of commencement in writing	03/08/2022
							S1 8.5.1 (42)	To give 14 days' notice of 42nd open market dwelling occupation in writing	
S1 8.5.1 (63)	To give 14 days' notice of 63rd open market dwelling occupation in writing								

App No	Address	Ward	Parish	Deed Date	Commencement Date	Obligation Type	Clause	Obligation Details	Discharge Date
							S1 8.5.1 (71)	To give 14 days' notice of 71st open market dwelling occupation in writing	
							S1 8.5.1 (75)	To give 14 days' notice of 75th open market dwelling occupation in writing	
							S1 8.5.2 (100)	To give 14 days' notice of 100th dwelling occupation in writing	
							S1 8.5.2 (75)	To give 14 days' notice of 75th dwelling occupation in writing	
						Open Space Land	S1 4.1	Prior to commencement to submit and have approved a Landscape Management Plan	05/07/2022
							S1 4.2	Prior to First Occupation of the 100th Dwelling Unit on the Land to provide and lay out the Open Space Land	
						Play Area	S1 4.3	Prior to First Occupation of the 100th Dwelling Unit on the Land to provide the Play Area	
						Retail Facility	S1 6.6	Prior to First Occupation of the Seventy Fifth (75th) Open Market Unit to construct to at least shell form the Retail Unit.	
20/01854/OUT	Chas Wood Nurseries , Main Road, Bosham, PO18 8PN	Harbour Villages	Bosham	29/09/2022	Not Commenced	Affordable Housing	S1 Pt1A 1.1	Prior to commencement to submit and have approved a Registered Provider for the affordable dwellings	
							S1 Pt1A 1.2	Prior to 10 open market dwelling to provide 8 affordable dwellings	
						Highway Works Scheme	S1 Pt2 6.1	Prior to the Operative Date: Enter into the A27 Works Agreement	
						Management Company	S1 Pt2 5.1	Provide details prior to 1 <sup>st</sup> occupation	
						Nitrates Mitigation Measures	S1 Pt2 7.1	Cease all or any agricultural and horticultural use of the Nitrates Mitigation Land prior to commencement	
							S1 Pt2 7.2	All planting and works required by the Nitrate Neutrality Scheme to be carried out prior to first occupation	
							S4 1.1	The Nitrate Mitigation Land Authority undertakes to monitor the obligations insofar as they relate to the Nitrates Mitigation Land by way of a physical visit by a qualified chartered forester and provide a written report to the Council (Annually for the first 10 years from the commencement; Every 5 years for years 11- 40; Every 10 years thereafter until One visit in the final year ending 125 years from the commencement)	
						Notification	S1 Pt2 8.1	To give 14 days' notice of commencement in writing	
							S1 Pt2 8.3	To give 14 days' notice of first occupation in writing	
							S1 Pt2 8.5.1	To give 14 days' notice of 10th open market dwelling occupation in writing	
							S1 Pt2 8.5.2	To give 14 days' notice of 20th dwelling occupation in writing	
						Open Space Land	S1 4.1	Prior to commencement to submit and have approved a Landscape Management Plan	
							S1 Pt 2 4.1	Prior to First Occupation of the 20th Dwelling Unit on the Land to provide and lay out the Open Space Land	
20/02483/PA3 Q	Bridge Courtyard, Selsey Road, Donnington, Chichester, West Sussex,	Harbour Villages	Donnington	29/03/2021	Not Commenced	Nitrates Mitigation Measures	S2 1.1	Cease all or any agricultural and horticultural use of the Nitrates Mitigation Land prior to commencement	

App No	Address	Ward	Parish	Deed Date	Commencement Date	Obligation Type	Clause	Obligation Details	Discharge Date
	PO20 7PP						S2 1.2	All planting and works required by the Nitrate Neutrality Scheme to be carried out prior to first occupation	
							S2 1.3	Prior to First Occupation of the Proposed Development to erect Stock Fencing along all boundaries of the Nitrates Mitigation Land.	
						Notification	S1 3.1	To give 14 days' notice of commencement in writing	
							S1 3.3	To give 14 days' notice of first occupation in writing	
						Affordable Housing	S1 pt1A 1.1	Prior to 1st occupation to submit and have approved a Registered Provider for the affordable dwellings	
							S1 pt1A 1.2 (a)	Prior to 46 open market dwelling to provide 20affordable dwellings	
							S1 pt1A 1.2 (b)	Prior to 69 open market dwelling to provide 30 affordable dwellings	
							S1 pt1A 1.2 (c)	Prior to 80 open market dwelling to provide 40 affordable dwellings	
						Cycle/Pedestrian Link	S1 pt 2 3.2	In the event that the Appeal and the Linked Appeal are allowed, prior to the later of the Operative Date and the Operative Date (Linked Appeal) to submit to the Council and obtain the written approval of the Council to a scheme for the provision of the Shared Cycle/Pedestrian Link	
						First Homes	S1 pt1B 2	To provide 10 of the Affordable dwellings as First Homes	
						National Highways Contribution	S1 pt 2 5.1	Prior to the Operative Date Enter into the A27 Works Agreement	
						Landscape Management Plan	S1 pt2 3.1	Prior to commencement to submit and have approved a Landscape Management Plan	
						Management Company	S1 pt2 4.1	Provide details prior to 1 <sup>st</sup> occupation	
						Notification	S1 pt2 10.1	To give 14 days' notice of commencement in writing	
							S1 pt2 10.3	To give 14 days' notice of first occupation in writing	
							S1 pt2 10.5.1 (46)	To give 14 days' notice of 46th open market dwelling occupation in writing	
							S1 pt2 10.5.1 (69)	To give 14 days' notice of 69th open market dwelling occupation in writing	
							S1 pt2 10.5.1 (80)	To give 14 days' notice of 80th open market dwelling occupation in writing	
							S1 pt2 10.5.2	To give 14 days' notice of 100th dwelling occupation in writing	
							S2 2	To give notice in writing to the Council that the agricultural use of the Nitrates Mitigation Land has ceased.	
						Open Space Land	S1 pt2 3.3	Prior to First Occupation of the 100th Dwelling Unit on the Land to provide and lay out the Open Space Land	

App No	Address	Ward	Parish	Deed Date	Commencement Date	Obligation Type	Clause	Obligation Details	Discharge Date
						Play Area	S1 pt 2 3.4	Prior to First Occupation of the 100th Dwelling Unit on the Land to provide the Play Area	
						Safeguarded Land	S1 pt2 7	To maintain the Safeguarded Land at a width of 2 metres and keep the same clear and free from obstruction: 7.1 at all times prior to the Operative Date; and 7.2 for 10 years from First Occupation or until the Chidham Shared Cycle Lane is constructed and operational, whichever comes sooner.	
20/03378/OUT	Land At Flat Farm, Hambrook, West Sussex, PO18 8FT	Harbour Villages	Chidham & Hambrook	31/07/2023	Not Commenced	Affordable Housing	S1 pt1A 1.1	Prior to commencement to submit and have approved the Affordable Housing Scheme and a Registered Provider for the affordable dwellings	
							S1 pt1A 1.2	Prior to First Occupation of 36% of the Non-Designated Units to Provide all of the Affordable Dwelling Units with the mix of Affordable Dwelling Units and First Homes Units as stated in the approved Affordable Housing Scheme	
						First Homes	S1 pt1B 2	To provide 3 of the Affordable dwellings as First Homes	
						Landscape Management Plan	S1 pt 2 3.1	Prior to commencement to submit and have approved a Landscape Management Plan	
						Management Company	S1 pt 2 4.1.1	Provide details prior to 1 <sup>st</sup> occupation	
						Notification	S1 pt2 6.1	To give 14 days' notice of commencement in writing	
							S1 pt2 6.3	To give 14 days' notice of first occupation in writing	
							S1 pt2 6.5.2	To notify the Council in writing of the following at least 14 days prior to their occurrence: 6.5.2 First Occupation of 35% of the Non-Designated Units	
							S1 pt2 6.5.3	To notify the Council in writing of the following at least 14 days prior to their occurrence: 6.5.3 First Occupation of 50% of the Dwelling Units	
							S1 pt2 6.5.4	To notify the Council in writing of the following at least 14 days prior to their occurrence: 6.5.4 First Occupation of 80% of the Dwelling Units	
						Open Space Land and Landscape Buffer	S1 pt 2 3.2	To provide and lay out prior to First Occupation of no more than 80% of the Dwelling Units on the Land the Open Space Land and Landscape Buffer	
21/01714/FUL	Plot A, Pond Farm, Newells Lane, West Ashling, Chichester, West Sussex, PO18 8DF	Harbour Villages	Chidham & Hambrook	09/06/2022	24/10/2022	Nitrates Mitigation Measures	S1 2.1	Cease all or any agricultural and horticultural use of the Nitrates Mitigation Land prior to commencement	
							S1 2.2	All planting and works required by the Nitrate Neutrality Scheme to be carried out prior to first occupation	
						Notification	S1 3.1	To give 14 days' notice of commencement in writing	06/10/2022
							S1 3.3	To give 14 days' notice of first occupation in writing	
21/02905/FUL	Land Adjacent To Plot A, Pond Farm North , Newells Lane, West Ashling,	Harbour Villages	Chidham & Hambrook	09/06/2022	24/10/2022	Nitrates Mitigation Measures	S1 2.1	Cease all or any agricultural and horticultural use of the Nitrates Mitigation Land prior to commencement	

App No	Address	Ward	Parish	Deed Date	Commencement Date	Obligation Type	Clause	Obligation Details	Discharge Date
	Chichester, West Sussex, PO18 8DF						S1 2.2	All planting and works required by the Nitrate Neutrality Scheme to be carried out prior to first occupation	
						Notification	S1 3.1	To give 14 days' notice of commencement in writing	06/10/2022
							S1 3.3	To give 14 days' notice of first occupation in writing	
22/00952/FUL	Bridge Courtyard , Selsey Road, Donnington, West Sussex, PO20 7PP	Harbour Villages	Donnington	24/10/2022	Not Commenced	Nitrates Mitigation Measures	S1 3.1	Cease all or any agricultural and horticultural use of the Nitrates Mitigation Land prior to commencement	
							S1 3.2	All planting and works required by the Nitrate Neutrality Scheme to be carried out prior to first occupation	
							S2 1	To give 14 days' notice of commencement in writing	
						Notification	S1 4.1	To give 14 days' notice of first occupation in writing	
							S1 4.3	To give notice to the Council and the Nitrates Mitigation Land Owner of the date of First Occupation	
22/00747/REM	Appleton House Farm , Drift Lane, Chidham, West Sussex, PO18 8PR	Harbour Villages	Chidham & Hambrook	15/08/2023	Not Commenced	Nitrates Mitigation Measures	S1 3.1	Cease all or any agricultural and horticultural use of the Nitrates Mitigation Land prior to commencement	
							S1 3.3	All planting and works required by the Nitrate Neutrality Scheme to be carried out prior to first occupation	
							S2 2.1	To give notice in writing to the Council and the Owner that the agricultural use of the Nitrates Mitigation Land has ceased.	
						Notification	S1 4.1	To give 14 days' notice of commencement in writing	
							S1 4.3	To give 14 days' notice of first occupation in writing	
17/02581/FUL	Land West Of Maddoxwood Cottage , Lavant Road, Chichester, PO19 5RD	Lavant	Lavant	03/09/2018	26/04/2019	Affordable Housing	S1 1.1	Prior to 4th open market dwelling to provide the Low Cost Dwelling	20/08/2021
						Footway Provision	S1 5.1	To use reasonable endeavours to provide the Footway Provision in its entirety from Lavant Road (A286) to Centurion Way prior to First Occupation of the Fifth Dwelling Unit including the necessary access rights as detailed on Plan 5	26/08/2021
						Landscape Management Plan	S1 4.1	Prior to commencement to submit and have approved a Landscape Management Plan	22/04/2020
						Management & Maintenance Plan	S1 1.2	To produce an annual written report specifying details of works carried out in compliance with the Woodland Management Plan and to supply such reports to the Council within twenty one days of the Council's written request	In perpetuity
						Notification	S1 9.1	To give 14 days' notice of commencement in writing	26/04/2019
							S1 9.3	To give 14 days' notice of first occupation in writing	26/08/2021
							S1 9.5.1	To give 14 days' notice of 4th dwelling occupation in writing	26/08/2021
20/03278/FUL	Greenlands Farm Buildings On Land Adjacent To Greenlands House, Southbrook Road, West Ashling, Chichester, West Sussex, PO18 8DN	Lavant	Funtington	17/11/2021	06/12/2021	Nitrates Mitigation Measures	S1 3.1	Cease all or any agricultural and horticultural use of the Nitrates Mitigation Land prior to commencement	19/01/2022
							S1 3.2	All planting and works required by the Nitrate Neutrality Scheme to be carried out prior to first occupation	06/12/2022
							S4 1.1	The Nitrate Mitigation Land Authority undertakes to monitor the obligations insofar as they relate to the Nitrates Mitigation Land by way of a physical visit by a qualified chartered forester and provide a written report to the Council (Annually for the first 10 years from the commencement; Every 5 years for years 11- 40; Every 10 years thereafter until One visit in the final year ending 125 years from the commencement)	In perpetuity
						Notification	S1 4.1	To give 14 days' notice of commencement in writing	18/01/2022

App No	Address	Ward	Parish	Deed Date	Commencement Date	Obligation Type	Clause	Obligation Details	Discharge Date						
							S1 4.3	To give 14 days' notice of first occupation in writing							
19/00086/FUL	Land On The East Side Of Plaistow Road, Plaistow Road, Kirdford, West Sussex	Loxwood	Kirdford	30/10/2019	11/10/2021	Affordable Housing	S1 2.1	Prior to commencement to submit and have approved a Registered Provider for the affordable dwellings	29/04/2021						
							S1 2.2	Prior to 24th open market dwelling to provide 7 affordable dwellings							
							S1 2.3	Prior to 34th open market dwelling to provide 16 affordable dwellings							
												Landscape Management Plan	S1 4.1	Prior to commencement to submit and have approved a Landscape Management Plan	12/05/2023
												Notification	S1 6.1	To give 14 days' notice of commencement in writing	03/09/2021
											S1 6.3.1		To give 14 days' notice of 24th open market dwelling occupation in writing		
											S1 6.3.2		To give 14 days' notice of 34th open market dwelling occupation in writing		
													S1 6.3.3 (1)	To give 14 days' notice of 1st dwelling occupation in writing	
													S1 6.3.3 (2)	To give 14 days' notice of 34th dwelling occupation in writing	
												Open Space Land and Landscape Buffer	S1 4.2	Prior to First Occupation of the 34th Dwelling Unit on the Land to provide and lay out the Open Space Land	
					S1 4.5.3	Evidence the future management and maintenance of the Open Space Land prior to the final occupation									
						Play Area	S1 4.3	Prior to First Occupation of the 34th Dwelling Unit on the Land to provide the Play Area							
20/01617/OUT	Land South Of Loxwood Farm Place, High Street, Loxwood, West Sussex	Loxwood	Loxwood	13/10/2020	Not Commenced	Affordable Housing	S1 1.1	Prior to commencement to submit and have approved a Registered Provider for the affordable dwellings							
							S1 1.2	Prior to 8th open market dwelling to provide the 7 affordable dwellings							
												Notification	S1 6.1	To give 14 days' notice of commencement in writing	
											S1 6.3		To give 14 days' notice of first occupation in writing		
											S1 6.5.1 (12.5.1)		To give 14 days' notice of 7h open market dwelling occupation in writing		
													S1 6.5.2 (12.5.2)	To give 14 days' notice of 11h dwelling occupation in writing	
												Open Space Land	S1 4.1	Prior to commencement to submit and have approved a Landscape Management Plan	
					S1 4.2	Prior to First Occupation of the 12th Dwelling Unit on the Land to provide and lay out the Open Space Land									
					S1 4.3.3	Evidence the future management and maintenance of the Open Space Land prior to the 12th occupation									
20/01977/FUL	Land West Of Guildford Road, Loxwood, West Sussex	Loxwood	Loxwood	09/08/2023	Not Commenced	Affordable Housing	S1 1.1	Prior to commencement to submit and have approved a Registered Provider for the affordable dwellings							
							S1 1.2	Prior to 16th open market dwelling to provide the 8 affordable dwellings							
												Landscape Management Plan	S1 4.1	Prior to commencement to submit and have approved a Landscape Management Plan	
												Notification	S1 9.1	To give 14 days' notice of commencement in writing	

App No	Address	Ward	Parish	Deed Date	Commencement Date	Obligation Type	Clause	Obligation Details	Discharge Date
							S1 9.3	To give 14 days' notice of first occupation in writing	
							S1 9.5.1 (16th)	To give 14 days' notice of 16th open market dwelling occupation in writing	
							S1 9.5.1 (1st)	To give 14 days' notice of 1st open market dwelling occupation in writing	
							S1 9.5.2 (21st)	To give 14 days' notice of 21st dwelling occupation in writing	
							S1 9.5.2 (27th)	To give 14 days' notice of 27th dwelling occupation in writing	
						Open Space Land	S1 4.2	Prior to First Occupation of the 27th Dwelling Unit on the Land to provide and lay out the Open Space Land	
							S1 4.4.3	Evidence the future management and maintenance of the Open Space Land prior to the 21st occupation	
						Water Neutrality Measures	S1 1.1 WN & S1 11.1	Prior to First Occupation of the Proposed Development to fully implement all measures contained within the Water Neutrality Mitigation Scheme	
							S1 1.2 WN	To provide to the Council on an annual basis by 1st April in every year written water meter readings and records of maintenance/inspections in accordance with the requirements set out in the Water Neutrality Mitigation Scheme.	
23/01104/FUL	Land South West Of Willets Way, Willetts Way, Loxwood, West Sussex	Loxwood	Loxwood	14/08/2023	Not Commenced	Notification	S1 3.1	To give 7 days' notice of commencement in writing	
							S1 3.3	To give 14 days' notice of first occupation in writing	
						Water Neutrality Measures	S1 2.1	Prior to First Occupation of the Proposed Development to fully implement all measures contained within the Water Neutrality Mitigation Scheme	
							S2 2.1	Prior to First Occupation of the Proposed Development to provide to the Council photographic and documentary evidence (including dates and specifications) and to obtain the Council's written confirmation that all of the requirements of paragraph 1.1 above have been implemented in full and working order	
11/05283/OUT	Land On The North Side Of, Shopwhyke Road, Shopwhyke, West Sussex	North Mundham And Tangmere	Oving	17/11/2016	07/06/2016	Affordable Housing	S1 1.1	Prior to the Commencement of each Sub Phase to provide the Council with the Sub Phase Affordable Housing Scheme for that Sub Phase for approval along with written notification of the name of the Original Scheme Approved Body (	30/11/2016
							S1 1.4	Prior to first Occupation of more than 40% (forty percent) of the Original Scheme Open Market Units in each Sub Phase to Provide 50% (fifty percent) of the Original Scheme Affordable Dwellings	
							S1 1.5	Prior to first Occupation of more than 75% (seventy five percent) of the Original Scheme Open Market Units in each Sub Phase to Provide the remaining 50% (fifty percent) of the Original Scheme Affordable Dwellings	
						Community Buildings	S1 2.1	Not to Occupy or cause or allow the Occupation of the 297th (two hundred and ninety seventh) Permitted Dwelling in the Original Development until: 2.1.1 the Community Building Specification has been submitted to and approved by the Council in writing; and 2.1.2 the Community Facilities Scheme has been submitted to and approved by the Council in writing.	27/07/2021



App No	Address	Ward	Parish	Deed Date	Commencement Date	Obligation Type	Clause	Obligation Details	Discharge Date
							S1 2.8	Unless otherwise agreed with the Council in writing, prior to the Occupation of more than 100 (one hundred) Permitted Dwellings in the Original Development the Owners shall implement the Temporary Community Facilities Scheme	
						Highway Works	S3 1.1	Unless otherwise agreed with the Council in writing, not to Occupy more than 300 Permitted Dwellings/ until the footbridge and cycleway over the A27 Chichester Bypass and associated unclimbable barrier within the central reserve of the A27, to the west of the Shopwyke Lakes Site, as shown on drawing number 2010-1227-047 rev A (or such other scheme of works as maybe approved in writing by the Council) have been completed and opened for public use.	
							S3 1.2	Unless otherwise agreed with the Council in writing, not to Occupy more than 297 Permitted Dwellings, until the pedestrian improvements shown on drawing number 2010/1227/020- rev C have been completed and opened for public use.	31/10/2022
							S3 1.4	Unless otherwise agreed with the Council in writing, not to Occupy more than 300 Permitted Dwellings, until the works to the A27 I Oving Road/ Shopwhyke Road signalised junction have been completed and implemented.	23/03/2023
							S3 1.5	Unless otherwise agreed with the Council in writing, not to Occupy more than 300 Permitted Dwellings, have been completed and opened for public use.	22/07/2021
							S3 1.6	Unless otherwise agreed with the Council in writing, not to Occupy more than 475 Permitted Dwellings <sup>1</sup> until the footbridge and cycleway over the A27 Arundel Road to the North of the Shopwyke Lakes Site, including the removal of the existing surface level crossing, as shown on drawing number 2010/1227/015 - rev C (or such other scheme of works as may be approved in writing by the Council) has been completed and opened to the public.	
						Marketing Strategy	S3 3.1	The Owners shall not cause or allow to be caused the Commencement of the Original Development until the Employment Hub Marketing Strategy has been submitted to and approved by the Council in writing.	02/05/2017
						Notification	S3 4.6.5	To give 21 days' notice of 400th dwelling occupation in writing	
							S3 7.1	To give 21 days' notice of commencement in writing	17/06/2016
							S3 7.4.1	To give 21 days' notice of 100th dwelling occupation in writing	22/07/2021
							S3 7.4.2	To give 21 days' notice of 124th dwelling occupation in writing	22/07/2021
							S3 7.4.3	To give 21 days' notice of 192nd dwelling occupation in writing	22/07/2021
							S3 7.4.4	To give 21 days' notice of 297th dwelling occupation in writing	
							S3 7.4.5	To give 21 days' notice of 300th dwelling occupation in writing	
							S3 7.4.6	To give 21 days' notice of 402nd dwelling occupation in writing	
							S3 7.6.1	To give 14 days' notice of first occupation of the 'Original Development' in writing	22/06/2017
							S3 7.6.3	To give 14 days' notice of the commencement of each sub-phase	
							S3 7.6.6	To give 14 days' notice of 475th dwelling occupation in writing	
						Open Space Land	S1 3.2	Not to Occupy any Dwelling in Sub Phase 3c until such time as the Core Open Space 3b Area has been Provided	

App No	Address	Ward	Parish	Deed Date	Commencement Date	Obligation Type	Clause	Obligation Details	Discharge Date
							S1 3.3	Upon first Occupation of each Dwelling in each Sub-Phase to provide the occupier with a Core Open Space Information Pack.	17/06/2016
							S3 4.1	Prior to the Commencement of each Phase to submit to the Council for approval an Open Space and Play Areas Specification for that Phase. (Phase 1 23/03/18 Phase 2 & 3 22/01/22)	22/01/2022
							S3 4.4	Not to Occupy or cause or allow to be Occupied more than the relevant number of Original Scheme Dwellings within the relevant Phase referred to as the trigger for provision of any given area in the Open Space and Play Areas Specification for that Phase until the relevant area of Open Space and Amenity Area or Play Area has been Provided	
							S1 3.1	Not to Occupy any Dwelling in Sub Phase 1b until the Core Open Space Maintenance Plan has been submitted to and approved in writing by the Council and the Core Open Space la Area has been Provided to the Council's reasonable satisfaction	
						Public Art Contribution	S1 4.1	Prior to the Commencement of the Original Development the Owners shall submit to the Council for approval the Public Art Scheme and upon approval by the Council, the Owners shall ensure that any details submitted pursuant to Condition 36 of the 2013 Permission are in accordance with the Public Art Scheme.	09/01/2015
							S1 4.2	The Owners shall implement the Public Art Scheme in the Original Development on a Phase by Phase basis in the form approved.	
						Sport & Leisure Contribution	S1 5.2	In the event that the Council does approve a Sports and Leisure Provision Scheme then the Owners covenants to Provide the relevant building, floor space, facilities or equipment as detailed in the Sports and Leisure Provision Scheme in accordance with the approved scheme and the programme or timetable for its delivery set out therein.	
							S1 2.5	Prior to the Occupation of the 400th (four hundredth) Permitted Dwelling in the Original Development to submit the Sports Pitches Specification to the Council for approval.	
							S1 2.6	Prior to the Occupation of more than 475 (four hundred and seventy five) Permitted Dwellings in the Original Development to Provide the Sports Pitches	
						SUDS	S3 5.2	Upon completion of any SUDS area within a Sub Phase to obtain a written certificate as to the satisfactory completion of the construction of the SUDS in question from a suitably qualified and competent engineer (being a member of the Institution of Civil Engineers) and to produce such certificate to the Council.	

App No	Address	Ward	Parish	Deed Date	Commencement Date	Obligation Type	Clause	Obligation Details	Discharge Date
							S3 5.3	Prior to the completion of the SUDS on each Sub Phase to put in place such financial and practical measures as are reasonably necessary to implement the arrangements for the future repair and maintenance works of the SUDS in accordance with the details approved as part of the Surface Water Drainage Scheme not to cause or permit first Occupation of any Dwellings within a Sub Phase prior to providing to the reasonable written satisfaction of the Council evidence that said details have been implemented which evidence can be the appointment of an Management Company to manage and co-ordinate, on behalf of the Owners and the Residents any future repair and maintenance works which may be required in accordance with this paragraph 5 to keep the SUDS in good and substantial repair and condition.	
						Travel Plan	S3 1.8	To comply with the conditions relating to the Travel Plan in the 2013 Permission, the 2015 Permission and the 85 Unit Permission and to use all reasonable endeavours to ensure that any Travel Plan as approved is fully implemented.	
15/03720/OUT	Land On The North Side Of, Shopwhyke Road, Shopwhyke, West Sussex	North Mundham And Tangmere	Oving	17/11/2016	01/01/2020	Affordable Housing	S2 1.1	To submit the 85 Unit Scheme Affordable Housing Scheme to the Council as part of the first Reserved Matters application for the 85 Unit Development.	14/08/2019
							S2 1.3	Prior to commencement to submit and have approved a Registered Provider for the affordable dwellings	
							S2 1.5	Not to allow Occupation of more than 50% of the 85 Unit Scheme Open Market Units until all of the 85 Unit Scheme Affordable Dwelling Units shown on the 85 Unit Scheme Affordable Housing Scheme have been Provided	
						National Highways Contribution	S2 3.1-3.3	Prior to the occupation of more than 50 of the 85 unit scheme dwellings to enter into the A27 Works Agreement	
						Notification	S3 7.6	To give written notice to the Council within 14 (fourteen) days of the occurrence of The Commencement of each Sub Phase;	
							S3 7.6.2	To give written notice to the Council within 14 (fourteen) days of the occurrence of First Occupation of the 85 Unit Scheme Development;	
						Open Space Land	S2 2.4	Upon first Occupation of each 85 Unit Scheme Dwelling to provide the occupier with a Core Open Space Information Pack.	
							S3 4.2	Prior to Commencement of the 85 Unit Scheme to submit to the Council for approval an Open Space and Play Areas Specification for the 85 Unit Scheme.	04/03/2020
							S3 4.5	Not to Occupy any 85 Unit Scheme Dwellings until the Open Space and Play Area Specification for the 85 Unit Scheme Development has been approved in writing by the Council.	04/03/2020
17/01699/FUL	Tangmere Airfield, Tangmere Road, Tangmere, West Sussex	North Mundham And Tangmere	Tangmere	13/09/2021	Not Commenced	Access	S1 1.8	Not less than 21 days before the Operative Date to write a letter to Tang mere and Oving Parish Councils and Chichester District Council and those who commented on the Application, the contents of such letter to be substantially in the form of the letter in the Appendix 1 hereto.	

App No	Address	Ward	Parish	Deed Date	Commencement Date	Obligation Type	Clause	Obligation Details	Discharge Date
						Notification	S1 3.1	To give 14 days' notice of commencement in writing	
18/01365/OUT	Springfield Park , A259 Eastbound, Merston, Oving, PO20 1EJ	North Mundham And Tangmere	Oving	27/02/2019	Not Commenced	National Highways Contribution	S1 1.1 & 1.2	Prior to the Operative Date: enter into the A27 Works Agreement	
						Notification	S1 3.1	To give 14 days' notice of commencement in writing	
18/03143/FUL	Land West Of Little Paddocks, City Fields Way, Tangmere, West Sussex	North Mundham And Tangmere	Tangmere	24/07/2019	27/06/2022	Affordable Housing	S1 1.1	Prior to commencement to submit and have approved a Registered Provider for the affordable dwellings	22/02/2022
							S1 1.2	Prior to 15open market dwelling to provide 11 affordable dwellings	
						National Highways Contribution	S1 4.2 & 4.3	Prior to the Operative Date: enter into the A27 Works Agreement	22/02/2022
						Notification	S1 6.1	To give 14 days' notice of commencement in writing	20/04/2022
					S1 6.3		To give 14 days' notice of first occupation in writing		
					S1 6.5.1		To give 14 days' notice of 14th open market dwelling occupation in writing		
						Open Space Land	S1 3.1	Prior to commencement to submit and have approved a Landscape Management Plan	19/05/2022
					S1 3.2		Prior the 15th open market occupation to provide and lay out the Open Space Land		
					S1 3.3.3		To ensure the future maintenance of the Open Space Land and to undertake such financial and practical measures as are necessary for the implementation of such future maintenance and not to allow First Occupation of the fifteenth (15th) Open Market Unit on the Land prior to providing to the reasonable written satisfaction of the Council evidence that the future maintenance of the Open Space Land is assured,		
						Unadopted Roads	S1 5.1	Prior to Commencement of the Proposed Development to submit to the Council for approval a plan showing the intended status of the Estate Roads and associated footways, footpaths and cycle ways	24/05/2022
					S1 5.2		Prior to the First Occupation of a Dwelling Unit to submit to the Council: 5.2.1 the name and contact details of the Management Company; and 5.2.2 a schedule for approval of the street furniture that the Management Company will be responsible for maintaining and a regime of maintenance.		
					S1 5.4		Upon completion of the construction of the Estate Roads not being adopted under a Section 38 Agreement the Owner will provide a report to be prepared and signed by a Chartered Engineer at their own expense to confirm that the construction of the privately maintained Estate Roads have been designed and built to a suitable standard for their intended use.		
19/02030/FUL	Former Portfield Quarry And Uma House, Shopwhyke Road, Shopwhyke, Chichester, West Sussex, PO20 2AD	North Mundham And Tangmere	Oving	12/06/2020	04/10/2021	Affordable Housing	S1 1.1	Prior to commencement to submit and have approved a Registered Provider for the affordable dwellings	17/03/2023
							S1 1.2	Prior to 51 open market dwelling to provide 11 affordable dwellings	

App No	Address	Ward	Parish	Deed Date	Commencement Date	Obligation Type	Clause	Obligation Details	Discharge Date
						Landscape Management Plan	S1 4.1	Prior to commencement to submit and have approved a Landscape Management Plan	
						National Highways Contribution	S1 5.1 & 5.2	Prior to the Operative Date: Enter into the A27 Works Agreement	21/03/2023
						Notification	S1 6.1	To give 14 days' notice of commencement in writing	04/10/2021
					S1 6.3		To give 14 days' notice of first occupation in writing		
					S1 6.5.1		To give 14 days' notice of 50th open market dwelling occupation in writing		
						Open Space Land	S1 4.2	Prior the 51st open market occupation to provide and lay out the Open Space Land	
						Play Area	S1 4.3	Prior the 51st open market occupation to provide the Play Area	
19/02078/FUL	Chichester Golf Club, Hoe Farm, Hunston, Chichester, West Sussex, PO20 1AX	North Mundham And Tangmere	Hunston	08/02/2021	Not Commenced	Notification	S1 3.1	To give 14 days' notice of commencement in writing	
20/01686/FUL	Former Lowlands Nursery , Lagness Road , North Mundham, PO20 1EP	North Mundham And Tangmere	North Mundham	28/07/2021	Demolished which is outside of S106 definition of commencement	Affordable Housing	S1 1.1	Prior to commencement to submit and have approved a Registered Provider for the affordable dwellings	
							S1 1.2	Prior to 14 open market dwelling to provide 6 affordable dwellings	
						Landscape Management Plan	S1 4.1	Prior to 23 open market dwelling to provide 12 affordable dwellings	
						National Highways Contribution	S1 5.1	Prior to commencement to submit and have approved a Landscape Management Plan	
						Notification	S1 8.1	Prior to the Operative Date Enter into the A27 Works Agreement	
							S1 8.3	To give 14 days' notice of commencement in writing	
							S1 8.5.1	To give 14 days' notice of first occupation in writing	
							S1 8.5.2	To give 14 days' notice of 14th open market dwelling occupation in writing	
Open Space Land and Landscape Buffer	S1 4.2	To give 14 days' notice of 23rd open market dwelling occupation in writing							
	S1 4.3.3	Prior the 23rd open market occupation to provide and lay out the Open Space Land & Play Area							
20/02471/FUL	Land At The Corner Of Oving Road And A27 , Chichester, PO20 2AG	North Mundham And Tangmere	Oving	15/06/2021	20/09/2021	Affordable Housing	S1 1.1	Prior to commencement to submit and have approved a Registered Provider for the affordable dwellings	
							S1 1.2	Prior to 81 open market dwelling to provide 43 affordable dwellings	
						Landscape Management Plan	S1 4.1	Prior to commencement to submit and have approved a Landscape Management Plan	13/10/2021
						National Highways Contribution	S1 5.1	Prior to the Operative Date: Enter into the A27 Works Agreement	
						Notification	S1 9.1	To give 14 days' notice of commencement in writing	07/09/2021
							S1 9.3	To give 14 days' notice of first occupation in writing	

App No	Address	Ward	Parish	Deed Date	Commencement Date	Obligation Type	Clause	Obligation Details	Discharge Date
							S1 9.5.1	To give 14 days' notice of 81st open market dwelling occupation in writing	
							S1 9.5.2 (100)	To give 14 days' notice of 100th dwelling occupation in writing	
							S1 9.5.2 (130)	To give 14 days' notice of 130th dwelling occupation in writing	
						Open Space Land and Landscape Buffer	S1 4.2	Prior the 81st open market occupation to provide and lay out the Open Space Land	
							S1 4.4.3	Evidence the future management and maintenance of the Open Space Land prior to the 81st open market occupation	
						Play Area	S1 4.3	Prior the 80th open market occupation to provide and lay out the Open Space Land	13/09/2023
						Travel Plan	S1 8.1	To submit the Travel Plan for approval as follows three (3) months prior to First Occupation	12/01/2022
							S1 8.2	At least one (1) month and no more than three (3) months prior to First Occupation to appoint the Travel Plan Co-Ordinator as referred to in the Travel Plan	
21/00594/OUT	Land East Of Glenmore Business Park, Longacres Way, Chichester, West Sussex	North Mundham And Tangmere	Oving	20/01/2022	Not Commenced	Notification	S1 2.1	To give 14 days' notice of commencement in writing	
							S1 2.3	To give 14 days' notice of first occupation in writing	
19/00321/FUL	Land East Of Manor Road, Manor Road, Selsey, West Sussex	Sidlesham With Selsey North	Selsey	09/12/2019	07/06/2021	Affordable Housing	S1 1.1	Prior to the construction above ground level of any Dwelling Unit in Phase 1 to submit and have approved a Registered Provider for the affordable dwellings	13/04/2022
							S1 1.2	Prior to the construction above ground level of any Dwelling Unit in Phase 2 to submit and have approved a Registered Provider for the affordable dwellings	
							S1 1.3	Prior to 62nd open market dwelling in phase 1 to provide 36 affordable dwellings	
							S1 1.4	Prior to 39th open market dwelling in phase 2 to provide 23affordable dwellings	
						Landscape Management Plan	S1 4.1	Prior to commencement of phase 1 to submit and have approved a Landscape Management Plan for the phase	15/12/2022
							S1 4.3	Prior to commencement of phase 2 to submit and have approved a Landscape Management Plan for the phase	
						National Highways Contribution	S1 5.2	Prior to the Operative Date for Phase 1 to Enter into the A27 Works Agreement	24/02/2023
						Notification	S1 7.1	To give 14 days' notice of commencement in writing	27/05/2021
							S1 7.3	To give 14 days' notice of first occupation in writing	13/12/2022
							S1 7.5.1	To give 14 days' notice of 61st open market dwelling occupation of phase 1 in writing	
							S1 7.5.2	To give 14 days' notice of 38th open market dwelling occupation of phase 2 in writing	
							S1 7.5.3	To give 14 days' notice of 60th dwelling occupation of phase 1 in writing	

App No	Address	Ward	Parish	Deed Date	Commencement Date	Obligation Type	Clause	Obligation Details	Discharge Date						
							S1 7.5.4	To give 14 days' notice of 25th dwelling occupation of phase 2 in writing							
						Open Space Land	S1 4.4	Prior the 37th occupation of phase 2 to provide and lay out the Open Space Land							
							S1 4.6.3	Evidence the future management and maintenance of the Open Space Land prior to the 90th occupation							
						Play Area	S1 4.2	Prior the 60th occupation of phase 1 to provide the phase 1 Play Area							
							S1 4.5	Prior the 25th occupation of phase 2 to provide the phase 2 Play Area							
18/03145/OUT	Land North Of Cooks Lane, Southbourne, Hampshire	Southbourne	Southbourne	22/01/2020	17/10/2022	Affordable Housing	S1 1.1	Prior to commencement to submit and have approved a Registered Provider for the affordable dwellings	21/10/2022						
							S1 1.2	Prior to 55 open market dwelling to provide 30 affordable dwellings							
							S1 1.3	Prior to 110 open market dwelling to provide 60 affordable dwellings							
												Highway Works	S1 8.1	The Owner covenants with the Council that prior to the First Occupation of any Dwelling Unit to have entered into a S278 Agreement with Hampshire to pay to the Highways Works Contribution	
												Landscape Management Plan	S1 5.1	Prior to commencement to submit and have approved a Landscape Management Plan	
												National Highways Contribution	S1 6.1	6.1 The Proposed Development shall not be Commenced until the A27 Works Agreement has been entered into	
												Notification	S1 10.1	To give 14 days' notice of commencement in writing	31/08/2022
													S1 10.3	To give 14 days' notice of first occupation in writing	
													S1 10.5.1	To give 14 days' notice of 55th open market dwelling occupation in writing	
													S1 10.5.2 (100)	To give 14 days' notice of 100th open market dwelling occupation in writing	
													S1 10.5.2 (110)	To give 14 days' notice of 110th open market dwelling occupation in writing	
												Open Space Land	S1 5.2	Prior the 71st occupation to provide and lay out the Open Space Land	
													S1 5.4.3	Evidence the future management and maintenance of the Open Space Land prior to the 1st occupation	
						Play Area	S1 5.3	Prior the 71st occupation to provide the Play Area							
20/02297/FUL	Land North West Of 139 Main Road, Southbourne, Hampshire	Southbourne	Southbourne	20/06/2022	Not Commenced	Nitrates Mitigation Measures	S2 1.1	Cease all or any agricultural and horticultural use of the Nitrates Mitigation Land prior to commencement	19/08/2022						
							S2 2.1	To give notice in writing to the Council, the Nitrates Mitigation Land Authority and the Owner that subject to clause 1.2 of this Schedule, the agricultural use of the Nitrates Mitigation Land has ceased.	19/08/2022						

App No	Address	Ward	Parish	Deed Date	Commencement Date	Obligation Type	Clause	Obligation Details	Discharge Date
							S4 1.1	The Nitrate Mitigation Land Authority undertakes to monitor the obligations insofar as they relate to the Nitrates Mitigation Land by way of a physical visit by a qualified chartered forester and provide a written report to the Council (Annually for the first 10 years from the commencement; Every 5 years for years 11- 40; Every 10 years thereafter until One visit in the final year ending 125 years from the commencement)	
						Notification	S1 4.1	To give 7 days' notice of commencement in writing	
							S1 4.3	To give 7 days' notice of first occupation in writing	
21/03665/FUL	Land East Of Priors Orchard , Land East Of Priors Orchard , Inlands Road, Southbourne, PO10 8JZ	Southbourne	Southbourne	03/08/2022	Not Commenced	Nitrates Mitigation Measures	S1 5.1	Cease all or any agricultural and horticultural use of the Nitrates Mitigation Land prior to commencement	
							S1 5.2	All planting and works required by the Nitrate Neutrality Scheme to be carried out prior to first occupation	
							S4 1.1	The Nitrate Mitigation Land Authority undertakes to monitor the obligations insofar as they relate to the Nitrates Mitigation Land by way of a physical visit by a qualified chartered forester and provide a written report to the Council (Annually for the first 10 years from the commencement; Every 5 years for years 11- 40; Every 10 years thereafter until One visit in the final year ending 125 years from the commencement)	
						Notification	S1 3.1	To give 14 days' notice of commencement in writing	
							S1 3.3	To give 14 days' notice of first occupation in writing	
22/01283/FULE IA	G And R Harris, Main Road, Nutbourne, Chichester, West Sussex, PO18 8RL	Southbourne	Southbourne	10/08/2023	Not Commenced	Affordable Housing	S1 pt1A 1.1	Prior to commencement to submit and have approved a Registered Provider for the affordable dwellings	
							S1 pt1A 1.2	Prior to 36 open market dwelling to provide 21 affordable dwellings	
						First Homes	S1 pt1B 2	To provide 6 of the Affordable dwellings as First Homes	
						Management Company	S1 pt2 4.1	Provide details prior to 1 <sup>st</sup> occupation	
						Nitrates Mitigation Measures	S1 pt2 8.1	Cease all or any agricultural and horticultural use of the Nitrates Mitigation Land prior to commencement	
							S1 Pt2 8.2	All planting and works required by the Nitrate Neutrality Scheme to be carried out prior to first occupation	
						Notification	S1 pt2 9.1	To give 14 days' notice of commencement in writing	
							S1 pt2 9.3	To give 14 days' notice of first occupation in writing	
							S1 pt2 9.5.1	To give 14 days' notice of 36th open market dwelling occupation in writing	
							S1 pt2 9.5.2 (53)	To give 14 days' notice of 53rd dwelling occupation in writing	
							S1 pt2 9.5.2 (75)	To give 14 days' notice of 75th dwelling occupation in writing	
							S2 2	To give notice in writing to the Council that the agricultural use of the Nitrates Mitigation Land has ceased within 10 Working Days of such cessation.	



App No	Address	Ward	Parish	Deed Date	Commencement Date	Obligation Type	Clause	Obligation Details	Discharge Date
						Open Space Land	S1 pt 2 3.2 (75)	To provide and lay out prior to First Occupation of the 75th Dwelling Unit on the Land the Open Space Land, , the Ecological Corridor, the Community Orchard and the Allotments	
							S1 pt2 3.1	Prior to the Operative Date to submit to the Council and obtain the written approval of the Council (such approval not to be unreasonably withheld or delayed) to 3.1.1 a Landscape Management Plan 3 .1.2 a Play Area Specification and 3.1.3 an Allotments Specification, Management and Maintenance Plan	
						Play Area	S1 pt2 3.3	Prior the 75th occupation to provide the Play Area	
13/01391/FUL	Field North West Of The Saltings, Crooked Lane, Birdham, West Sussex	The Witterings	Birdham	29/11/2013	29/11/2016 Technical Start & not yet within S106 definition	Affordable Housing	S1 1.1	Prior to commencement to submit and have approved a Registered Provider for the affordable dwellings	
							S1 1.2	To provide 15 affordable dwellings	
						Chichester Harbour	S1 3.0	Upon the First Occupation of each Affordable Dwelling Unit to supply or procure the supply of to the Resident of that Affordable Dwelling Unit a SPA Welcome Pack.	
						Landscape Management Plan	S1 6.1	Prior to commencement to submit and have approved a Landscape Management Plan	
						Notification	S1 7.1	To give notice to both the Council and the County Council of the Operative Date not less than 14 days before such date NOTE: App BI/17/01163/PLD determined that material operations occurred on or before 29/11/2016 and that the permission may be implemented	18/04/2017
						Open Space Land and Landscape Buffer	S1 6.2	Prior the1st occupation to provide and lay out the Open Space Land	
							S1 6.4.3	Evidence the future management and maintenance of the Open Space Land prior to the 1st occupation	
19/02493/OUT	Stone Harbour Limited, Earnley Concourse, Clappers Lane, Earnley, Chichester, West Sussex, PO20 7JN	The Witterings	Earnley	06/04/2022	Not Commenced	Landscape Management Plan	S1 3.1	Prior to commencement to submit and have approved a Landscape Management Plan	
						Management Company	S1 4.1	Provide details prior to 1 <sup>st</sup> occupation	
						National Highways Contribution	S1 7.1	Prior to the Operative Date 7.1.1 To enter into the A27 Works Agreement	
						Notification	S1 5.1	To give 14 days' notice of commencement in writing	
					S1 5.3		To give 14 days' notice of first occupation in writing		
					S1 5.5.1		To give 14 days' notice of 21st dwelling occupation in writing		
					S1 5.5.2		To give 14 days' notice of 25th dwelling occupation in writing		
						Open Space Land	S1 3.2	Prior the 21st occupation to provide and lay out the Open Space Land	
							S1 3.7.3	Evidence the future management and maintenance of the Open Space Land prior to the 25th occupation	
20/02491/OUT	Land To The West Of Church Road, Church Road, West Wittering, West	The Witterings	West Wittering	16/03/2022	Not Commenced	Affordable Housing	S1 P1A 1.1	Prior to commencement to submit and have approved a Registered Provider for the affordable dwellings	

App No	Address	Ward	Parish	Deed Date	Commencement Date	Obligation Type	Clause	Obligation Details	Discharge Date
	Sussex						S1 P1A 1.2	Prior to 20 open market dwelling to provide 21 affordable dwellings	
						First Homes	S1 P1B 2	To provide 5 of the Affordable dwellings as First Homes	
						Management Company	S1 P2 4.1.4	Provide details prior to 1 <sup>st</sup> occupation	
						National Highways Contribution	S1 P2 5.1	Prior to the Operative Date enter into the A27 Works Agreement	
						Notification	S1 P2 7.1	To give 14 days' notice of commencement in writing	
					S1 P2 7.3		To give 14 days' notice of first occupation in writing		
					S1 P2 7.5.1		To give 14 days' notice of 20th open market dwelling occupation in writing		
					S1 P2 7.5.2 (40)		To give 14 days' notice of 40th open market dwelling occupation in writing		
					S1 P2 7.5.2 (60)		To give 14 days' notice of 60th open market dwelling occupation in writing		
					Open Space Land	S1 P2 3.1	Prior to commencement to submit and have approved a Landscape Management Plan		
						S1 P2 3.2	Prior the 40th occupation to provide and lay out the Open Space Land		
					Play Area	S1 P2 3.3	Prior the 40th occupation to provide the Play Area		
20/03125/OUT	Land South Of Clappers Lane, Clappers Lane, Bracklesham, West Sussex	The Witterings	Earnley	12/07/2022	Not Commenced	Affordable Housing	S1 Pt 1A 1.1	Prior to commencement to submit and have approved a Registered Provider for the affordable dwellings	
							S1 Pt 1A 1.2	Prior to 50 open market dwelling to provide 30 affordable dwellings	
						First Homes	S1 Pt 1B 2	To provide 7 of the Affordable dwellings as First Homes	
						National Highways Contribution	S1 Pt2 5.1	Prior to the Operative Date to use reasonable endeavours to enter into the A27 Works Agreement	
						Landscape Management Plan	S1 Pt 2 3.1	Prior to commencement to submit and have approved a Landscape Management Plan	
						Management Company	S1 Pt 2 4.1.6	Provide details prior to 1 <sup>st</sup> occupation	
						Notification	S1 Pt 2 8.1	To give 14 days' notice of commencement in writing	
					S1 Pt2 8.3		To give 14 days' notice of first occupation in writing		
					S1 Pt2 8.5.1		To give 14 days' notice of 50th open market dwelling occupation in writing		
					S1 Pt2 8.5.2		To give 14 days' notice of 75th dwelling occupation in writing		
					Open Space Land	S1 Pt2 3.2	Prior the 75th occupation to provide and lay out the Open Space Land		
					Play Area	S1 Pt 2 3.3	Prior the 75th occupation to provide the Play Area		

App No	Address	Ward	Parish	Deed Date	Commencement Date	Obligation Type	Clause	Obligation Details	Discharge Date
21/01830/OUT	Land off Main Rd, Birdham, West Sussex	The Witterings	Birdham	14/09/2023	Appeal Decision Pending	Affordable Housing	S1 pt1A 1.1	Prior to commencement to submit and have approved a Registered Provider for the affordable dwellings	
							S1 pt1A 1.2	Prior to 75 open market dwelling to provide 45 affordable dwellings	
						First Homes	S1 pt1B 2	To provide 12 of the affordable dwellings as First Homes	
						Management Company	S1 pt2 4.1.6 & 4.1.4	Provide details prior to 1st occupation	
						Notification	S1 3.1 & S1 pt2 7.1	To give 14 days' notice of commencement in writing	
							S1 3.2 & S1 pt2 7.3	To give 14 days' notice of first occupation in writing	
							S1 3.5(75) & S1 pt2 7.5.2 (75)	To give 14 days' notice of 75th dwelling occupation in writing	
							S1 3.5 (112) & S1 pt2 7.5.2 (112)	To give 14 days' notice of 112th dwelling occupation in writing	
						Open Space Land	S1 pt 2 7.5.1	To give 14 days' notice of 52nd open market dwelling occupation in writing	
							S1 pt2 3.1	Prior to commencement to submit and have approved a Landscape Management Plan	
	S1 pt2 3.2	Prior the 100th occupation to provide and lay out the Open Space Land							
Play Area	S1 pt2 3.3	Prior the 100th occupation to provide the Play Area							
20/01061/FUL	Land North Of 30 To 56, Mill Road, Westbourne, West Sussex	Westbourne	Westbourne	02/02/2023	Not Commenced	Affordable Housing	S1 1.1	Prior to commencement to submit and have approved a Registered Provider for the affordable dwellings	
							S1 1.2 to 1.3	To Provide twelve (12) Affordable Dwelling Units on the Land	
						Nitrates Mitigation Measures	S1 4.1 & S2 1.1	Cease all or any agricultural and horticultural use of the Nitrates Mitigation Land prior to commencement	
							S1 4.2	All planting and works required by the Nitrate Neutrality Scheme to be carried out prior to first occupation	
							S2 1.2	Following the termination of the agricultural or agricultural use on the Nitrates Mitigation Land to ensure its future use and management is strictly in accordance with the Nitrate Neutrality Scheme	
						Notification	S1 5.1	To give 14 days' notice of commencement in writing	
							S1 5.3	To give 14 days' notice of first occupation in writing	
S2 2.1	To give notice in writing to the Council and the Owner when the agricultural use of the Nitrates Mitigation Land has ceased in accordance with paragraph 1.1 above.								

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