

		Triggers	Penalties	Sub Total	Total	
<u>Lyde Road Key Site 06/01050/OUT</u>						
<u>S106 POS & Sport</u>						
<u>Schedule 1 Part A</u>						
<u>Landscaping & Open Space incl LEAPs</u>						
			Refund if not used within 5 years of monies deposited			
			SSDC shall accept transfer of landscaped areas and play areas on completion of satisfactory works			
Commuted sum for maintenance		No commencement of any housing until landscape plan for that area approved	Maintenance Period 5 years from issue of completion certificate or 1 year in case of Riverside Park			
		No commencement of any housing until landscape plan for access road bund approved				
		No more than 75% of dwellings to be occupied until landscaping for that area fully implemented and commuted sum paid on transfer				
		Payment of £200 commuted sum per street tree		unknown		
	Area 1 Cordon Sanitaire	Upon transfer to SSDC		110000		
	Area 2 Linear Park	Upon transfer to SSDC		110000		
	Area 3 Northern Boundary	Upon transfer to SSDC		110000		
	Area 4 Riverside Park	Not more than 667 dwellings on the site until Riverside Park completed and commuted sum paid on transfer		220000		
	Area 5 Access Road bund	Not more than 667 dwellings on the site until Access Road bund completed and commuted sum paid on transfer		47600	597600	

		Triggers	Penalties	Sub Total	Total	
<u>Schedule 1 Part B</u>		Setting up of Management Company and its approval by SSDC				
		Transfer of POS				
		Future Maintenance arrangements				
<u>Schedule 1 Part C</u>						
<u>Sport and Play</u>						
	LAPs per area in accordance with Policy	Reserved Matters Application on that area				
	LEAP adjacent school	Reserved Matters Application on that area details to be provided. Play area to be provided before 50% of dwellings in relevant area being occupied or 400th house on whole site whichever is earlier		58750		
Commuted sum for maintenance of school LEAP		Upon transfer to SSDC		42500		
	LEAP in central area above road	Reserved Matters Application on that area details to be provided. Play area to be provided before 50% of dwellings in relevant area being occupied or 400th house on whole site whichever is earlier		58750		
Commuted sum for maintenance of central area above road LEAP		Upon transfer to SSDC		42500		
	LEAP in central area below road	Reserved Matters Application on that area details to be provided. Play area to be provided before 50% of dwellings in relevant area being occupied or 550th house on whole site whichever is earlier		58750		

		Triggers	Penalties	Sub Total	Total	
Commuted sum for maintenance of central area below road LEAP		Upon transfer to SSDC		42500		
	LEAP near entrance	Reserved Matters Application on that area details to be provided. Play area to be provided before 50% of dwellings in relevant area being occupied or 100th house on whole site whichever is earlier		58750		
Commuted sum for maintenance of entrance area LEAP		Upon transfer to SSDC		42500		
	1 x MUGA	Reserved Matters Application on that area details to be provided		80000		
Commuted sum for maintenance MUGA		At same time as school site is transferred		32000	517000	

