

Application to Modify or Discharge a Section 106 Planning Obligation

Town and Country Planning Act 1990: Section 106A

Town and Country Planning (Modification and Discharge of Planning Obligations) Regulations 1992 (as amended)

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

1. Type of Application

Are you applying to modify a planning obligation? Yes No
Are you applying to discharge a planning obligation? Yes No

2. Nature of the Applicant's interest in the Land

Please state the nature of the applicant's interest in the land:

Freehold Owner.....

3. Applicant Name, Address and Contact Details

Title:..... First name:.....
Last name:.....
Company (optional): Millington Road (HPH4) LLP.....
Unit:..... House number:.....
House suffix:.....
House name:.....
Address 1: First Floor, Kirkdale House
Address 2: Kirkdale Road
Town: London
County:.....
Country:United Kingdom [REDACTED]
Postcode E11 1HP
Email:....C/O Agent
Telephone:...C/O Agent

4. Agent Name, Address and Contact Details

Title: Miss.....First name: Clara
Last name: Kent.....
Company (optional): Forsters LLP.....
Unit:..... House number:....22.....
House suffix:.....
House name:.....
Address 1:Baker Street.....
Address 2:.....
Town:...London.....
County:.....
Country:..United Kingdom.....
Postcode:....W1U 3BW.....
Email:....clara.kent@forsters.co.uk.....
Telephone:... 07736458611

5. Site Address Details

Address: HPH4 Millington Road
Town:...Hayes
County:...Middlesex
Postcode:.....UB3 4AZ

5. Continued...

Description of location or a grid reference (must be completed if postcode is not known): Easting:

.....509121..... Northing:.....179309

Description:.....

6. Description of Approved Development Please provide a description of the approved development as shown on the decision letter:

Re-development of the vacant site to provide a residential development comprising 131 (C3) residential units, with associated amenity areas, landscaping, car parking and all ancillary and enabling works.

Reference number:.....76655/APP/2021/3039.. Date of decision:..19/01/2022

S73 reference number (if any):..... Date of decision:.....

Has the development already started? Yes No

If yes, please state when the development started:.....

..... Yes No

If yes, please state when the development was completed:.....

7. Description of Planning Obligation

Please state the relevant planning obligations:

Updating definitions within clauses 1.1, amendments to the Affordable Housing obligations in Schedule 2 and insertion of an Accommodation Schedule.

The affordable housing amendments include deletion and addition of various definitions and a new clause allowing the open market units to come forward as affordable housing. There are also to be amendments to the mortgagee exclusion wording.

Date of s106 Agreement:.....23/06/2023..... Date of Deed of Variation Decision (if any):.....23/06/2023.....

8. Reason for Applying for Discharge or Modification

Please give reasons for applying for discharge or modification of the relevant planning obligations:

To allow the development and all units to come forward as affordable housing, if required.

9. Certificate of Compliance with the Notification Requirements in Regulation 4

Please complete either certificate A, B or C

Certificate A

I certify that on the day 21 days before the date of the application the planning obligation to which this application relates was enforceable against nobody other than the.....

Signed – Applicant:.....C/O Agent Signed..... Date:.....02.02.2024.....

(continues on next page)

9. Continued...

Certificate B

I certify that the applicant has given notice to everyone else against whom, on the day 21 days before the date of the application, the planning obligation to which this application relates was enforceable, as listed below.

Persons on whom notice was served:.....

Addresses at which notice was served:.....

Signed – Applicant:..... Signed – Agent:..... Date:.....

Certificate C

I certify that:

- The applicant cannot issue a Certificate A or B in respect of the accompanying application;
- The applicant has given notice of the application, the planning obligation to which this application relates was enforceable

Persons on whom notice was served:.....

Addresses at which notice was served:.....

Date on which notice was served:.....

The applicant has taken reasonable steps to ascertain the name and address of every person against whom, on the day 21 days before the date of the application, the planning obligation to which the application relates was enforceable and who has not been given notice of the application but has been unable to do so. These steps were as follows:

.....
.....

Notice of the application, as attached to this application form, has been published 21 days before the date of this application in the:

Name of local newspaper:..... Date of publication:

Signed – Applicant:..... Signed – Agent:..... Date:.....

10. Application Requirements – Checklist

Please read the following checklist to make sure you have sent all the information in support of your proposal. Failure to submit all information required will result in your application being deemed invalid. It will not be considered valid until all information required by the Local Planning Authority has been submitted.

Map identifying the land to which the obligation relates:

Other information the applicant considers relevant to the determination of the application:

Other information the authority consider necessary to enable them to determine the application:

Please consult the Local Planning Authority on what other information is considered necessary to enable the Authority to determine the application.

Michael Bringshaw

02.02.2024

Name of Planning Officer consulted:..... Date:.....

11. Declaration

I/we hereby apply for modification/discharge of S106 Planning Obligation as described in this form and the accompanying plans/drawings and additional documents

Signed – Applicant:..... C/O Agent:..... Signed – Agent:.....

Date:.....