

Site 2c - Land East Of Wycke Hill Maldon (108 Dwellings)
Linden Homes

Site Address	Planning Ref	Purpose		Non Financial Contribution	Financial Contribution	Trigger	District Council Y/N	County Council Y/N	Total Amount Due
Land East Of Wycke Hill Maldon	13/00763/OUT & App/X1545/A/14/2213988	AH	to provide affordable housing units	Provide no less than 30% of the total number of residential units (32 units as per DOV)		Prior to commencement -Affordable housing units are agreed with MDC	Y	N	
Land East Of Wycke Hill Maldon	13/00763/OUT & App/X1545/A/14/2213988	Health	Provision of additional health care facilities within 3 miles of the development		Sum of Twenty Two Thousand Five Hundred and Fifty Pounds (22,550)	50% Prior to Commencement, remaining 50% to be paid prior to first occupation	Y	N	£22,550.00
Land East Of Wycke Hill Maldon	13/00763/OUT & App/X1545/A/14/2213988	Highways	Future maintenance of the toucan crossing to be provided along Limebrook Way		Highways maintenance contribution -sum of Twenty Thousand Pounds (20,000)	1st instalment - 50% of the highway maintenance contribution prior to first occupation, 2nd Instalment - remaining 50% to be paid prior to first occupation of more than 50% of the total number of Residential Dwelling units to be occupied	N	Y	£20,000.00
Land East Of Wycke Hill Maldon	13/00763/OUT & App/X1545/A/14/2213988	Travel Plan	Monitoring of the performance of the Travel Plan, to be applied by County Council to the Travel Plan Contribution purpose		Sum of Three Thousand Pounds (£3000)	50% of the Travel plan contribution prior to first occupation, remaining 50% to be paid prior to first occupation of more than 50% of the total number of Residential Dwelling units to be occupied	N	Y	£3,000.00
Land East Of Wycke Hill Maldon	13/00763/OUT & App/X1545/A/14/2213988	Youth Facilities	Provision of teen shelters and skateboard facilities and access to shared community facilities to serve the South Maldon Garden Suburb Masterplan Area		Sum of Forty Thousand Six Hundred and Twenty Five Pounds (£40,625)	50% Contribution prior to First Occupation, remaining 50% prior to occupation of more than 50% of the total number of residential dwelling units	Y	N	£40,625.00
Land East Of Wycke Hill Maldon	13/00763/OUT & App/X1545/A/14/2213988	Highways	Construction of Wycke Hill Roundabout to serve the South Malden Garden Suburb Masterplan Area		1.Three Thousand Six Hundred and Seventy Five Pounds (£3,675) for the B1018 Langford Road/Heybridge approach works, 2. Sixty Eight Thousand and Sixty Eight Pounds (£68,068) for the B1018/Heybridge Approach/A414 round about works, 3. Forty five thousand nine hundred and fifty six pounds (£45,956) for the A414/spital road roundabout works, 4. Twenty Thousand five hundred and eighty eight pounds (£20,588) for the A414/B1018 Limebrook Way works. 5. Twenty Thousand four hundred and ninety eight pounds (£20,498) for the A414 Oak Corner junction works. 6. Three hundred and thirty two thousand and eighty two pounds (£332,782) for the Maldon relief road (A414/Wycke Hill Works). 7. One hundred forty six thousand two hundred and fifty pounds (£146,250) for public transport improvements. 8. 5% of the Wycke Hill roundabout cost	50% prior to first occupation, remaining 50% prior to first occupation of more than 50% of the total number of residential dwellings - unless para 18 part 2 of this schedule apply - 50% of the said difference prior first occupation of more than 20% of the total number of residential dwellings units, remaining 50% of the said difference prior to first occupation of more than 50% of the total number of residential units to be occupied	N	Y	£657,817.00
Land East Of Wycke Hill Maldon	13/00763/OUT & App/X1545/A/14/2213988	Education	the provision of facilities for the education and/or care of children between the ages of 0-5 (both inclusive) within the South Maldon, Garden Suburb Masterplan Area		the Net Early years and Childcare Pupil Product multiplied by the cost generator of Seventeen Thousand four hundred and seventy eight pounds (£17,478) adjusted by the percentage change by the Education Index	50% of the Education Contribution prior to First Occupation and the remaining 50% of the Education Contribution prior to first occupation of more than 50% of the total number of residential dwelling units	N	Y	£127,414.62
Land East Of Wycke Hill Maldon	13/00763/OUT & App/X1545/A/14/2213988	Education	the provision of facilities for the education and/or care of children between the ages of 5-12 (both inclusive) within the South Maldon suburb Masterplan Area including the reimbursement of capital funding for such provision		the Net Primary Pupil Product multiplied by the cost generator of Fifteen Thousand Six Hundred and Sixty One pounds sterling (£15,661) adjusted by the percentage change in Education Index	50% of the Education Contribution prior to First Occupation and the remaining 50% of the Education Contribution prior to first occupation of more than 50% of the total number of residential dwelling units	N	Y	£253,707.80
Land East Of Wycke Hill Maldon	13/00763/OUT & App/X1545/A/14/2213988	Education	Provision of facilities for the education and/or care of children between the age of 11-19 (both inclusive) within 3 miles of the development or such other education and/or childcare facility deemed by the County Council, reimbursement of capital funding for such provision made by the CC in anticipation of secondary education contribution		the Net Secondary Pupil Product multiplied by the cost generator of Sixteen Thousand Four Hundred and Fifty Seven Pounds sterling (£16,457) adjusted by the education indexation	50% of the Education Contribution prior to First Occupation and the remaining 50% of the Education Contribution prior to first occupation of more than 50% of the total number of residential dwelling units	N		£177,735.60
							Total		£1,302,850.02