HEADS OF TERMS OF AGREEMENT FOR CONTRIBUTION REQUIRED UNDER THE 1990 TOWN AND COUNTRY PLANNING ACT

Between: **Cotswold Estates Limited and Hinckley & Bosworth Borough Council**
Re: **Development site known as 4 Hawley Road (Dennis House) and 68 Station Road Hinckley**

DATE:	02 July 2007 (Amendment A)*
AGENT: Name: Registered Address:	**DRE Property Services Limited** High Cross Lancaster Road Hinckley Leicestershire LE10 0AW
LANDLORD: Name: Registered Address:	**Cotswold Estates Limited** High Cross Lancaster Road Hinckley Leicestershire LE10 0AW
LOCAL AUTHORITY: Name: Registered Address:	**Hinckley & Bosworth Borough Council** Council Offices Argents Mead Hinckley Leicestershire LE10 1BZ
COUNTY COUNCIL: Name: Address:	**Leicester County Council** County Hall Groby Road Glenfield Leicester
THE LAND: Address:	Development site known as 4 Hawley Road (Dennis House) and 68 Station Road Hinckley
DEVELOPMENT DESCRIPTION:	~~Description as per Design Brief~~ SEE

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APPLICATION NO. (if registered):	The application consists of the demolition of the existing on-site building and the construction of new buildings accommodating approximately 651 sq m (7,000 sq ft) of ground floor A2 and B1 employment space and 56 one and two bedroom sheltered warden controlled flats with associated common facilities and parking	
PLANNING ACT:	Town & Country Planning Act 1990	
OWNER UNDERTAKING:	Upon receipt of the appropriate planning permission, the owner will sign a 106 Agreement with Hinckley and Bosworth Borough Council, the terms and conditions of which will be based on these Heads of Terms	
REQUIRED CONTRIBUTIONS:	Description	Amounts £
1. Play and open space contributions	No contribution required	NIL
2. Health care facilities	56 units @ £229.60 per unit	12,858.00
3. Libraries contribution	8 @ £25.87 and 48 @ £52.87	2,860.00
4. Civic amenity contribution	No contribution required	Nil
5. Parking contribution	No contribution required	Nil
Total amount of contribution required and payable on completion of the development		**15,603.00**
LEGAL COSTS:	The owner will be responsible for paying the Local Authority's fair and reasonable legal costs in respect of the preparation of the 106 Agreement	
LOCAL AUTHORITY SOLICITORS: Name: Address: Tel: Fax: Contact:	Hinckley & Bosworth Borough Council Legal Department Florence House St Mary's Road Hinckley Leicestershire LE10 1EQ 01455 238141 01455 234590 Mr Stephen Payne	

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SUBJECT TO PLANNING PERMISSION AND CONTRACT

OWNER'S LEGAL DEPARTMENT: Name: Address: Tel: Fax: Contact:	~~DRE Group Limited~~ High Cross Lancaster ~~Road~~ Hinckley Leicestershire LE10 0AW 01455 632777 01455 633505 ~~Mr D R England~~

Harvey Brown

0116 2545454

Ms Louise Whitehead

Signed: ..... *Date:* 7/7/07

(Signed by Agent on behalf of the Landlord)
DRE Property Services Limited
High Cross
Lancaster Road
Hinckley
Leicestershire
LE10 0AW)

Amendment	Description
A*	Change of contribution for libraries contribution increase from £2,745 to £2,860 for whole development

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