

Planning Performance Agreement

Between:	Taylor Wimpey Exeter
and:	South Somerset District Council

Planning reference(s):	
Site location:	Crewkerne Key Site
Description of development:	Submission and determination of Reserved Matters application for 525 dwellings, landscaping public open space and associated infrastructure.
Applicant team (name, position, email, phone number):	Applicant: Greg Nurse greg.nurse@taylorwimpey.com 07771 842571 Primary contact for the Applicant: Colin Danks colin@copperfieldltd.co.uk 07891 817035
Council team:	PPA Senior Officer: Kirstie Larkins (Director for Service Delivery) Kirsty.Larkins@SouthSomerset.Gov.Uk Tel: 01935 462744 PPA Lead: John Hammond Lead Specialist Built Environment John.Hammond@southsomerset.gov.uk Tel: 01935 462476 Consultant/Case Officer and Primary Contact: Des Dunlop e mail c/o dsdunlop@d2planning.co.uk 07840 561477

1 Main issues and stakeholder involvement
<p>The purpose of this PPA is to enable South Somerset Council to process a reserved matters application and the discharge of the associated conditions applied to outline planning permission 19/03482/S73 (As may be amended by a current S.73 application, also relating to the Site)</p> <p>This will assist the LPA by increasing its deliverable supply of housing and</p> <p>The work associated with this PPA is split into the following main work stream(s):</p> <ol style="list-style-type: none"> 1. The processing and determination of the reserved matters application for the development described above. 2. The processing and determination of the pre-commencement conditions applied to planning permission 19/03482/S73 <p>The overall objective of the PPA is:</p>

- To ensure dedicated officer resource for the duration of this PPA to ensure that the processing and consultation on the above is carried out efficiently and matters are addressed in a timely manner.
- For the Applicant to have reasonable, direct contact (email and phone) with the appointed officer/contractor throughout the planning process for the period which this PPA is in place (having regard to the number of contracted hours).
- For the Consultant / Case officer to represent South Somerset District Council in all dealings with the applicant and consultees and to set realistic a timetable and timescale for the delivery of a report to the Committee on a date to be agreed within 10 working days upon the end of the first consultation period on the planning application.(Provided no material issues are raised as a result of the first consultation period that require the submission of additional information and / or amended plans)
- To deal with issues raised by third party representations but not to deal directly with third parties.
- If further work is required, the resolution of a Committee date will take place within 10 working days of the date at which both parties conclude that no further submissions are required to enable a recommendation to be made.
- For the parties to work towards achieving determination of the application by no later than the first committee meeting (Regulation Committee given the size of the application) following agreement that no further information is required to enable a report to be prepared, allowing for a lead in period for committee of two weeks for report review, sign off and the relevant publicity period.
- The day to day actions within the PPA will be the responsibility of Primary Contact/the Applicant's Consultant.
- Any issues that arise will be escalated to the PPA Lead or Senior Officer for the LPA and Applicant by email, and return contact shall be made within 3 working days to discuss and establish a method of resolution.
- As a contracted resource, the Primary Contact shall prioritise the work set out in this PPA as necessary within the bounds of this PPA to achieve the agreed timescales for determination.

2 Intended Key milestones		
Milestone	Proposed achievement date	Responsible Team Member(s)
Intention to Submit Application	30/11/2021	Applicant / agent
Review Consultation response and agree any additional information/amendments and timetable for submission	+ 21 working days from date of validation	Case officer / agent
To re-consult upon any revised submissions	+ 3 working days from receipt	Case officer
To meet the applicant to discuss any outstanding issues within 5 working days from receipt of final	+ 5 days from receipt of final submissions	Case officer / agent

submissions to arrange committee meeting cycle and presentation		
Date of intended Committee	The first committee for which reports can be written and ward councillor & chairman consulted upon following agreement between the case officer and agent that no further information is required to make a recommendation	Case officer
Date or draft report and conditions	2 weeks before the committee date identified above	Case officer

3 Services, fees and payment

The fee payable by the applicant team to South Somerset District Council for providing Officer time for the advice within the terms of this PPA on the proposed development (excluding the statutory planning application fee) is agreed as follows based upon an average need for 20 hours per month of officer time (at £150 / hour) for a period of no more than 6 months from date of validation of the application. Where fewer hours are required the invoice will reflect this. Where additional time may be necessary this will be agreed with the applicant / agent before committing additional resource.

TOTAL: up to £3,000 per month & VAT


invoiced monthly to Taylor Wimpey Exeter for the attention of: Invoices - TW Exeter
 InvoiceX0@taylorwimpey.com

4 Signatures

I hereby agree to the terms set out above:

For South Somerset Council as Local Planning Authority:

Name: Kirstie Larkins
 Position: Director for Service Delivery

Signature: 
 Date: 12/10/21

I hereby agree to the terms set out above:

For the applicant:

Name: Greg Nurse
 Position: Senior Technical Coordinator

Signature: G M Nurse
 Date: 12/10/21

Freedom of information

Your enquiry, together with any response made by the Council, will be made available for public inspection unless you confirm in writing to us that the information provided is commercially sensitive. If the Local Planning Authority receives a request, under the Freedom of Information Act (FOI) or Environmental Information Regulations (EIR), to disclose information relating to the planning performance agreement they are obliged to do so unless the information is deemed exempt under the Act.

Note.

We can only withhold information under FOI or EIR if the information falls under one of the exemptions (FOI) or exceptions (EIR) set out in legislation. For certain pre-application issues the applicant would be advised to complete the commercially sensitive checklist that should set out the reasons why, and for how long, they feel any information relating to the case needs to remain confidential. However, whilst we will take account of these views, the final decision on whether the information should be withheld rests with the Council. The Council maintains compliance to the Data Protection Act and we will not release any personal information to third parties.

If further services are required during the course of the agreement, a new agreement needs to be drafted and signed and sent to us with a completed notification form. This allows us to identify and process your documents urgently.