

## S.75 Delivery Package

The parties to this Delivery Package are Angus Council ('the Authority') and OGILVIE HOMES LIMITED (who and whose successors as current and future owners of the Planning Permission Subjects, solely or together, as the case may be but specifically excluding any Occupier or purchaser from the Priority Client Group of an Affordable Housing Unit, all as defined in the S75 Agreement mentioned below are hereinafter solely or together, as the case may be, referred to in this Delivery Package as 'the Second Party').

The terms of the s.75 Planning Obligation Agreement ('the s75 Agreement') between the Authority and OGILVIE HOMES LIMITED dated 4 and 12 November 2020 and registered in the Land Register of Scotland under Title No ANG84887 oblige the parties to agree, by way of a Delivery Package or Delivery Packages, the terms of how Affordable Housing provision is to be provided by the Second Party.

The parties hereto therefore confirm their agreement to the following terms of this document being the Delivery Package referred to in the s75 Agreement

### Section A: Development and Phasing

**Development Site (referred to in the s75 Agreement as the Planning Permission Subjects) Address:** Land Adjacent To Mundamalla Coupar Angus Road Newtyle

**Development Site:** shown outlined in Plan annexed and signed as relative hereto

**Development Registered Planning Reference:** 18/00900/FULL

**Legal Reference:** EF0885 MPC

**Proposed Development Start Date:**

Overall Site Start 16<sup>th</sup> November 2020

Affordable Site Start 25<sup>th</sup> January 2021

**Total No. Units to be built on the Development Site:** 22

**No. of Affordable Housing to be delivered by the Second Party on the Development Site:** 25 % = 5.5 units

**No. of Additional Units to be delivered by the Second Party on the Development Site:** 0

**Phasing of the Development:**

**Total Number of Phases of the Development:** 1

**Delivery Timescale for the Development:** September 2021

**Section B: The form of Affordable Housing provision to be provided by the Second Party shall be as follows:-**

<b>Onsite Provision</b>	Choose an item		<b>Offsite Provision</b>	Choose an item
<i>If yes specify type below:</i>			<i>If yes specify type below:</i>	
<b>Social Rented</b>	Choose an Item	<b>5</b>	<b>Social Rented</b>	Choose an item
<b>Mid Market Rented</b>	Choose an item		<b>Mid Market Rented</b>	Choose an item
<b>Affordable Housing for sale – Shared Equity</b>	Choose an item		<b>Affordable Housing for sale – Shared Equity</b>	Choose an item
<b>Affordable Housing for sale – Discounted</b>	Choose an item		<b>Affordable Housing for sale – Discounted</b>	Choose an item
<b>Serviced Plots/Affordable Housing Land</b>	Choose an item		<b>Serviced Plots/Affordable Housing Land</b>	Choose an item
<b>Committed Sum</b>	Choose an item	<b>.5</b>		

**The Social Housing Provider is:** Caledonia Housing Association

<b>Social Rented: 5</b>						
<b>Type/Size</b>	Flat	1 Bed x 0	2 Bed x 0	3 Bed x 0	4 Bed x 0	5 Bed x 0
	House	1 Bed x 0	2 Bed x 4	3 Bed x 1	4 Bed x 0	5 Bed x 0
<b>To be provided within Phase:</b> N/A						
<b>Plot No's:</b> 9-13 inclusive						
<b>Delivery Timescale:</b> September 2021						
<b>Comments:</b> To be provided to Caledonia HA						

<b>Mid Market Rented: 0</b>						
<b>Type/Size</b>	Flat	1 Bed x 0	2 Bed x 0	3 Bed x 0	4 Bed x 0	5 Bed x 0
	House	1 Bed x 0	2 Bed x 0	3 Bed x 0	4 Bed x 0	5 Bed x 0
<b>To be provided within Phases:</b> N/A						
<b>Plot No's:</b> N/A						
<b>Delivery Timescale:</b> N/A						
<b>Comments[Additional requirements]:</b> N/A						

<b>Affordable Housing for Sale – Shared Equity: 0</b>
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**Type/:** Flat 1 Bed x 0 2 Bed x 0 3 Bed x 0 4 Bed x 0 5 Bed x 0  
**Size**  
House 1 Bed x 0 2 Bed x 0 3 Bed x 0 4 Bed x 0 5 Bed x 0

**To be provided within Phase 1:** N/A

**Plot No's:** N/A

**Delivery Timescale:**

**Comments[Additional Requirements]:**

**Affordable Housing for Sale – Discounted Sale: 0**

**Type/:** Flat 1 Bed x 0 2 Bed x 0 3 Bed x 0 4 Bed x 0 5 Bed x 0  
**Size**  
House 1 Bed x 0 2 Bed x 0 3 Bed x 0 4 Bed x 0 5 Bed x 0

**To be provided within Phases:** N/A

**Plot No's:** N/A

**Delivery Timescale:** N/A

**Comments [Additional Requirements]:** N/A

**Affordable Housing Land or Serviced Plot: 0**

**To be provided within Phases:** N/A

**Plot No's:** N/A

**Delivery Timescale:** N/A

**Comments [ Additional Requirements]:** N/A

**Section C: Modest Income**

**Modest Income Level:**

**Single £29,900 X Income Multiple: 3.5**

**Joint £45,703 X Income Multiple: 3**

## Section D: Commuted Sum

The amount payable will be based on the commuted sum value at the time of payment being made. The values are updated annually.

**Current Commuted Sum Value:** £28,000 x .5 = £14,000

**Number of Payments:** 1

**Phasing /date of Payments:** On completion of 5<sup>th</sup> affordable unit, i.e acceptance of completion certificate or authorisation of temporary occupation.

**Comments[ Additional Requirements]:**

[Click here to enter text.](#)

**The Second Party shall comply with the following obligations:**

The parties agree that, on signing, the terms of this Delivery Package shall be deemed to form part of, and be subject to the terms of the s75 Agreement. No amendments shall be made to the provisions of this Delivery Package without the written agreement of all the parties. Such agreed amendments shall then be deemed to form part of this Delivery Package.

**NB: The Second Party must produce an up to date Legal Report to the date of signing verifying they are the current proprietors of the Development Site and/or any off-site Affordable housing Land.**