

THIS AGREEMENT is made the 28th day of March 1990 BETWEEN
BROADLAND DISTRICT COUNCIL of Thorpe Lodge Yarmouth Road Norwich in the County
of Norfolk (hereinafter called "the Council") of the one part and ALAN GORDON
EBBAGE and JANET MARY EBBAGE both of Littlewood House Drayton in the said
County (hereinafter together called "the Owners") of the other part

WHEREAS

(1) The Council is the local planning authority for the purposes of this
Agreement

(2) The Owners are seized of the dwellinghouse and land known as Littlewood
House aforesaid (hereinafter called "the property") which are delineated on the
plan annexed hereto and thereon edged red for an estate in fee simple absolute
in possession

(3) Application has been made to Council under reference number 89.0235 for
Planning Permission for the execution of development on the property

(4) The Council and the Owners have agreed to enter into this Agreement
pursuant to the provisions of Section 52 of the Town and Country Planning Act
1971 and Section 33 of the Local Government (Miscellaneous Provisions) Act 1982

NOW THIS DEED WITNESSETH AS FOLLOWS:-

1. SUBJECT to the grant of Planning Permission for the development applied for
under reference number 89.0235 and pursuant to the provisions of the said
Section 52 and Section 33 respectively the Owners hereby jointly and severally
declare agree and covenant with the Council that from that date on which
Planning Permission Reference Number 89.0235 shall be granted the property shall
be permanently subject to conditions restricting or regulating the use of the
property set out in the First Part of the Schedule hereto and the Owners shall
perform the obligations set forth in the Second Part of the said Schedule

2. The expressions "the Council" and "the Owners" shall where the context so
admits include their respective successors in title and assigns

IN WITNESS whereof the Council has caused its Common Seals to be affixed

hereunto and the Owners have set their respective hands and seals hereto the day and year first before written

THE SCHEDULE

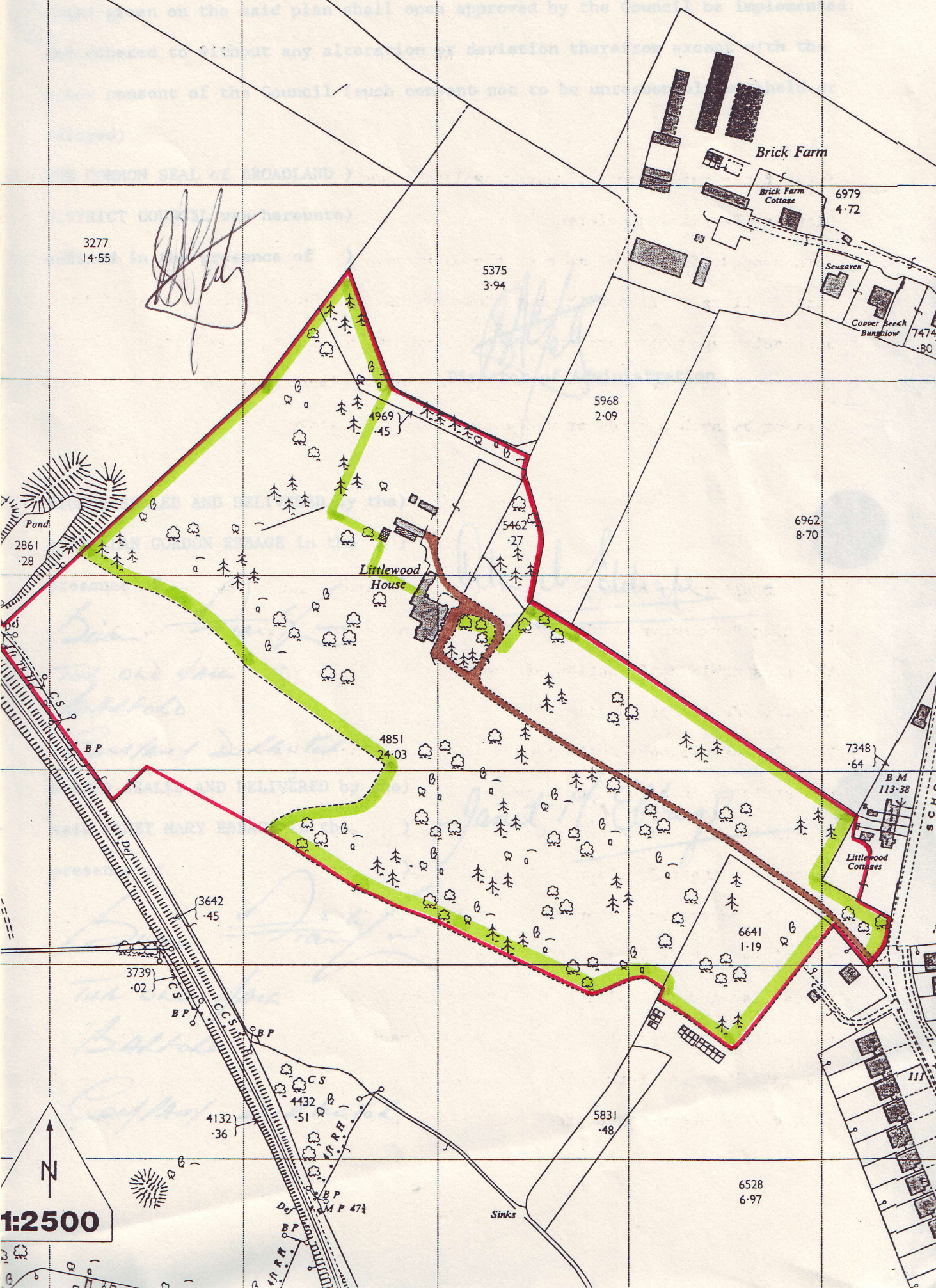
THE FIRST PART

None of the seventeen retirement dwellings and five flats authorised by the said Planning Permission Reference Number 89.0235 shall be occupied except by a person aged 55 years or more or the widow or widower of a person who occupied that dwelling or flat with that widow or widower and was at the time of that occupation aged 55 years or more save that where any such dwelling or flat is occupied by two or more persons only one of them must be either aged 55 years or more or be such a widow or widower as mentioned above

THE SECOND PART

1. At all times after the execution of the works authorised by the said Planning Permission warden or other services of a similar nature which meet with the reasonable satisfaction of the Council shall be provided to the occupiers of the said dwellings and flats
2. The development authorised by the said Planning Permission shall be carried out strictly in accordance with the plans approved by the said Planning Permission all the works shown on such plans being executed and the conditions annexed to the said Planning Permission shall be complied with
3. The access road shown coloured brown on the plan annexed hereto shall at all times be kept in such condition as to be reasonably passable by the pedestrian and vehicular traffic for which it is designed to cater
4. Within six months after the commencement of the development authorised by the said Planning Permission a scheme for the future maintenance and landscaping of the land shown edged green on the said plan shall be submitted to the Council

Drayton



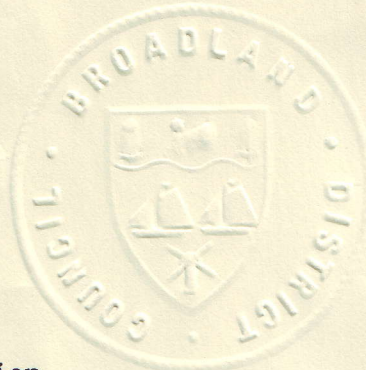
for its approval (such approval not to be unreasonably withheld or delayed)

5. Such scheme for the future maintenance and landscaping of the land shown edged green on the said plan shall once approved by the Council be implemented and adhered to without any alteration or deviation therefrom except with the prior consent of the Council (such consent not to be unreasonably withheld or delayed)

THE COMMON SEAL of BROADLAND)

DISTRICT COUNCIL was hereunto)

affixed in the presence of)



Director of Administration

SIGNED SEALED AND DELIVERED by the)

said ALAN GORDON EBBAGE in the)

presence of)

By Alan Gordon Ebbage
THE OLD FARM
BARTFORD
COMPANY DIRECTOR

SIGNED SEALED AND DELIVERED by the)

said JANET MARY EBBAGE in the)

presence of)

By Janet M. Ebbage
THE OLD FARM
BARTFORD
COMPANY DIRECTOR

DATED 28th March 1990

BROADLAND DISTRICT COUNCIL

and

MR. AND MRS. A.G. EBBAGE

SECTION 52 AGREEMENT

RELATING TO LITTLEWOOD HOUSE, DRAYTON

B.A. Yates
Director of Administration
Broadland District Council,
Thorpe Lodge,
Yarmouth Road,
Norwich NR7 0DU.

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