
Client Elmfield Spinney Development Limited
Project Residential development and associated works
Location Land at Elmfield, Petersfinger Road, Salisbury, Wiltshire, SP5 3BZ
Document Planning Financial Viability Assessment
Sheet PROGRAMME
Sheet Nr 11
Version 1
Date November 2023

COTESBURY

REF	ITEM	DURATION	COMPLETION DATE	NOTE
1	Planning application submitted		01/12/2023	
2	Planning application validated	14	15/12/2023	Assumed 2 weeks from submission
3	Planning application determined	122	15/04/2024	Assumed 4 months from validation
4	s106 Agreement prepared and executed	42	27/05/2024	Assumed 6 weeks from determination
5	Planning Decision Notice issued	0	27/05/2024	
6	Judical Review Period	42	08/07/2024	6 week period allowed
7	Construction mobilisation	42	19/08/2024	Assumed commences on expiry JR period. 6 week mobilisation allowed
8	Construction period	548	17/02/2026	Assumed total build programme 18 months
9	First sales completed	365	19/08/2025	Assumed 12 months from commencement of construction
10	Affordable Housing dwellings completed	365	19/08/2025	Assumed 12 months from commencement of construction
11	Final sale	62	20/04/2026	Assumed 2 months after completion of construction