

Melbourn Parish Council
Melbourn Community Hub
30 High Street
Melbourn
SG8 6DZ

29 June 2026

Dear Sirs

Land at New Road, Melbourn
S106 obligation Adoption of LEAP, LAP and Residential Open Space

We refer to our letter of 10 February 2025 relating to the adoption of the LEAP, LAP and other incidental residential open space pockets within the development, together with Melbourn Parish Council's reply of 15 January 2026 and James Fisher's considered response of 23 June 2026.

As our original offer of £70,000 for transfer of the open space areas was not considered acceptable by Melbourn Parish Council, Hopkins Homes are prepared to increase the commuted sum to £80,000 (eighty thousand pounds) to cover maintenance of the LEAP, LAP and other incidental open space pockets as identified on plans forwarded previously.

We attach a Kompan Play Equipment Warranty Information Sheet identifying the warranty time periods for different parts/elements of Kompan equipment, eg:

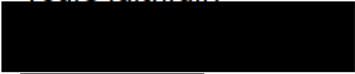
- Lifetime Warranty – Hot dip galvanised parts, stainless steel parts
- 15 year Warranty – Robinia wood parts, aluminium parts
- 10 year Warranty – Stainless steel slides, Ropes & Net constructions

Kompan advise that each piece of equipment carries a unique reference number which cross references back to the installation. There is no requirement for any paperwork exchange for transfer of equipment to another body, the equipment identification serves as warranty and automatically carries forward to future owners.

The play area was installed and the post installation inspection completed on 20 January 2023. The installation guarantee is 12 months post installation and then warranties commence after this guarantee period, ie from January 2024. We attach a summary sheet of the equipment installed on the LEAP.

Please can this commuted sum offer be raised at your next Maintenance Committee Meeting/ Full Council Meeting and we look forward to your response shortly thereafter.

Yours faithfully



Planning Co-ordinator

Encs

Warranty



Lifetime Warranty*

- Hot-dip galvanized parts
- Stainless steel parts
- EcoCore™ and other high-density polyethylene (HDOE) panels

* KOMPAN's LIFETIME warranty is in effect for the lifetime of the product until the product is uninstalled and/or taken out of use. In addition, KOMPAN's general terms and delivery conditions apply and supplement this warranty



15-year warranty

- Robinia wood parts
- Oak wood parts
- High-pressure laminate (HPL) parts
- Aluminum parts



10-year warranty

- TexMade™ posts
- Pre-galvanised posts with painted top layer
- Painted surface on galvanised or aluminium metal parts
- Stainless steel slides
- Electrogalvanised metal parts
- Moulded PP decks
- Solid plastic parts
- Hollow plastic parts
- Transparent polycarbonate (PC) parts
- Rope & net constructions
- Wood-plastic composite (WPC) parts
- Ash, pine and other wood types



5-year warranty

- Resin-coated plywood parts
- Springs & ball bearing assemblies
- Graphic print on transparent PC panels
- Concrete parts
- FLEXOTOP™ ECO system with virgin EPDM top layer
- Galaxy connection balls



2-year warranty

- Moveable plastic & metal parts
- Rubber membranes
- Screens and electronic parts
- Sunshades & sail solutions
- Nylon nets
- Spare parts

Warranty coverage

This warranty applies to KOMPAN's products for the time periods described for each product type above and with the limitations described in this warranty. The warranty period applies from the date of purchase by the first customer. This warranty covers only defects in materials, production errors and structural integrity failures caused by defects in design, materials or manufacturing. KOMPAN's liability under this warranty is limited to repair or replacement of defective products, without charge, at KOMPAN's discretion.

Proper installation and maintenance

The warranty only applies if KOMPAN's products have been installed according to the instructions provided by KOMPAN and maintained correctly according to the KOMPAN Maintenance Manual. All warranty claims shall be accompanied by full documentation for proper installation and maintenance.

Freight and warehousing

Global transport and logistics arranged by KOMPAN appointed forwarder. Products/items are not to be stored outside waiting for installation and must be kept dry at all times.

Near water installations

Products installed in direct contact with chlorinated water or saltwater (Waterparks), or products installed within 200 metres from the shore are not covered by the KOMPAN warranty for any defects caused by corrosion. Specially designed products (handled via the department for customised products), provided they have been upgraded to corrosion class C4 prior to delivery, installed within 200 metres from the shore (and not in direct contact with saltwater/spray of saltwater or chlorinated water (e.g. water parks)) shall, subject to the applicable warranty period for each product type set out in the general warranty, be covered only against structural failure caused by corrosion (excluding moving parts) and under no circumstances for any period longer than 10 years.

Warranty Exclusions

This warranty does not cover any damage caused by accident, improper care, negligence, normal wear and tear, surface corrosion on metal parts, discoloured surfaces and other cosmetic issues or failures due to misuse or vandalism. Natural changes in wood over time are considered cosmetic issues and are not covered.

Third-party supplied products & services

KOMPAN provides non-KOMPAN branded products and installation services performed by certified third-party suppliers. This general KOMPAN warranty does not apply to such non-KOMPAN branded products and installation services, which may carry their own warranties. KOMPAN will pass on information on such warranties where possible.

Clatter Bridge



Balance Trail – 3 items



Seesaw



Basket Swing



Mixed toddler and junior swing



Multiplay – Slide Climber



Climber



Carousel



Seating

