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John Walchester
Spatial Planning Manager
Broadland District Council
Thorpe Lodge
1 Yarmouth Road
Thorpe St. Andrew
Norwich
NR7 0DU

ALAN K COLE FRICS
E: acole@savills.com
DL: +44 (0) 1603 229229
F: +44 (0) 1603 229200

Hardwick House
Agricultural Hall Plain
Norwich NR1 3FS
T: +44 (0) 1603 229 229
savills.com

Dear Mr Walchester

ROYAL NORWICH GOLF CLUB, DRAYTON ROAD, HELLESDON

On behalf of this Company's clients, the Royal Norwich Golf Club, I write to advise you that with regard to your Council's Local Development Framework shortlisted sites for site allocations, our clients wish to confirm their desire and agreement for the whole of their landholding at Drayton Road, Hellesdon, to be included in your Council's emerging local plan. The Royal Norwich Golf Course is a members-only club and it only requires a majority of members voting to confirm the membership's decision to relocate their club from their Drayton Road site to another location.

Royal Norwich Golf Club have identified that Weston Park, where there is an existing golf course, would be an appropriate relocation and negotiations are in hand with the freehold owner of Weston Park in order for this relocation to take place together with a merger of the two clubs.

Due to limited funds within the Royal Norwich Golf Club, we are in negotiations with national house builders to take on and continue the promotion of the Drayton Road, Hellesdon site in your Council's emerging local plan and these national house builders would purchase the freehold of the Drayton Road, Hellesdon site for its early residential development, once an allocation has been made and subsequent planning permission granted.

Upon receipt of sale funds Royal Norwich Golf Club intend to substantially remodel and improve the existing 18 holes at Weston Park Golf Course, with the intention thereafter to add an additional 9 holes to create what is described to us as 'a Championship Golf Course' and which will become a destination course to play.

On behalf of our clients we are able to confirm that negotiations to relocate and discussions with national house builders are being undertaken by a relocation committee of Royal Norwich Golf Club, constituted and formed as a result of a resolution by members of the Royal Norwich Golf Club to seek a relocation to Weston Park and create a Championship Golf Course. The voting majority at that meeting of the members of Royal Norwich Golf Club showed that circa 85% of the members voting were in favour of relocating. That resolution authorised the relocation committee to negotiate specifically with Goymour Properties Ltd on terms substantially in accordance with the draft heads of agreement submitted to that meeting. Clearly the principals have changed and although, as a result, a new mandate will be required from the members in due course it is not envisaged that the majority view will be any different from that previously expressed at the Special General Meeting in 2008.

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We shall be glad if you will please confirm that the information provided in this letter is sufficient for your immediate purposes and will enable you to continue to allocate the whole of the Royal Norwich Golf Club land at Drayton Road, Hellesdon, in your emerging local plans.

Naturally should any further information be required in the short term, on behalf of our clients, please do not hesitate to contact this office.

Yours sincerely

A handwritten signature in black ink, appearing to read "Alan K Cole".

ALAN K COLE FRICS
Director