

Annex 1

Pendell GRT Camp, Merstham

Options considered

OPTION	A	B	C
Description	Do nothing.	Deliver proposed transit pitches in north of the site alongside existing encampment.	Deliver proposed transit pitches in south of the site.
Pros	<ul style="list-style-type: none"> • None 	<ul style="list-style-type: none"> • Expand and improve existing facilities • Remediate existing site 	<ul style="list-style-type: none"> • Reduces significant maintenance liabilities / financial burden • Aligns with Surrey County Council's Community Vision • Land and Property Capital Delivery Team resourced to deliver the project
Cons	<ul style="list-style-type: none"> • Unable to meet service / community need • Unable to satisfy statutory duty under Section 8 of the Housing Act 1985 for meeting the housing needs • Significant maintenance liabilities / financial burden • Does not align with Surrey County Council's Community Vision 	<ul style="list-style-type: none"> • Unable to increase capacity due to requirement for Certificate of Lawful Existing Use of the Development (CLEUD) • Substantial remediation costs • Implication of Japanese Knotweed on site • Legal charge on north of the site • Significantly higher cost 	<ul style="list-style-type: none"> • Objection from local community and neighbouring site

This page is intentionally left blank