

**Appendix [●] to [●] Proof of Evidence**  
**Glossary of Terms**

“Appeal A”	appeal against Decision A submitted to PINS on 29 March 2021 with reference APP/P3610/W/21/3272074
“Appeal B”	appeal against Decision B submitted to PINS on 4 June 2021 with reference APP/P3610/W/21/3276483
“Appeals” or “this Appeal”	the conjoined Appeal A and Appeal B
“Appeal Site”	Epsom General Hospital, Dorking Road, Epsom, Surrey, KT18 7EG
“Appellant”	Senior Living Urban (Epsom) Limited
“Council” or “LPA”	Epsom and Ewell Borough Council
“County Council”	Surrey County Council
“CQC”	Care Quality Commission
“Decision A”	Refusal notice dated 23 November 2020 issued by the Council in relation to Planning Application A
“Decision B”	Refusal notice dated 6 May 2021 issued by the Council in relation to Planning Application B
“Guild Living”	Developer and operator of urban later living schemes on behalf of L&G
“IV”	Inspired Villages
“L&G”	Legal and General
“LGC”	Legal and General Capital
“LGLL”	Legal and General Later Living Limited
“NPPF”	National Planning Policy Framework
“PPG”	Planning Practice Guidance
“Planning Application A”	Planning application reference 19/01722/FUL for Scheme A
“Planning Application B”	Planning application reference 21/00252/FUL for Scheme B
“Proposed Development”	the development proposed as Scheme A or Scheme B or both. This term is used where the comment being made applies equally to both Scheme A and Scheme B
“Scheme A” (referred to in earlier documentation as the “Original Scheme”)	Demolition of the existing hospital buildings, accommodation block and associated structures and redevelopment of the site to provide a new care community for older people arranged in two buildings, comprising 301 care residences, 10 care apartments and 28 care suites providing transitional care, together with ancillary communal and support services Use Class C2, 24 key worker units Use Class C3, children’s nursery Use Class E, as well as associated back of house and service areas, car and cycle parking, altered vehicular and pedestrian access, landscaping, private amenity space and public open space <b>(being an amended description agreed between the Appellant and the Council to reflect the Wheatcroft Amendments)</b>
“Scheme B”	Demolition of the existing hospital buildings, accommodation block and associated structures and redevelopment of the site to provide a new care community for older people arranged in two buildings, comprising 267 care residences, 10 care apartments and 28 care suites providing transitional care, together with ancillary communal and support services Use Class C2, 24 key worker units Use Class C3, childrens nursery Use Class E, as well as associated back of house and service areas, car and cycle parking, altered vehicular and pedestrian access, landscaping, private amenity space and public open space

<b>“the Schemes”</b>	Scheme A and Scheme B
<b>“S106 Agreement”</b>	the agreement under section 106 of the Town and Country Planning Act 1990 to be entered into between (1) the Council (2) the County Council and (3) the Appellant which will accompany the planning permission granted pursuant to Appeal A or Appeal B
<b>“Wheatcroft Amendments”</b>	the changes to Scheme A accepted by the Inspector on 16 June 2021 under the “Wheatcroft” principle