

REF: APP/N5090/W/22/3307073

**PLANNING INQUIRY for BROADWAY RETAIL PARK, UNIT 1 TO 3,
CRICKLEWOOD LANE, CRICKLEWOOD, LONDON, NW2 1ES**

Inspector's main questions for the s106 session on 17 February 2023

The CIL compliance schedule does not address the Childs Hill School contribution.

Schedule 4 - Does the monitoring contribution satisfy the three tests having regard to Oxfordshire County Council v SSCLG [2015] EWHC 186, in which it was found that monitoring was part of the LPA function and not necessary to make the proposal acceptable?

Schedule 5 – Confirmation that this is a scheme not subject to public subsidy. How are eligible purchasers and renters selected and what is the Council's contribution to the process? Is provision likely to be managed by Registered Provider and if so has one been selected?

Schedule 6 - What is the Council's involvement/approach to monitoring the travel plans for both commercial and residential development?

Schedule 7 – What sort of circumstances could result in the payment of an employment skills contribution rather than the entering into of an agreement? What is the Council's approach/preference?

Schedule 8 - Confirmation as to whether part 5 of the schedule is sufficient to ensure that the restrictions 'run with the land'.

Schedule 9 – Should the CIL compliance statement include the Bridge improvement works?

Schedule 11 – Is it likely that the wayfinding scheme would require any installations on land outside the remit of the agreement (for example, on railway land?)

Schedule 13 – Is the timing of the submission of Cricklewood Green improvement scheme proposal appropriate if the first reserved matters application does not include matters relevant to the improvement of Cricklewood Green (for example, landscaping?). Or is it intended that reserved matters for each phase will be applied for at once?

Schedule 12 – similar timing query to sched. 13.

Schedule 15 - Bus improvements contribution (100k) – seeking further information as to how TfL uses this, and for how long are improvements funded? What guarantee is there that contributions will be ringfenced by TfL (given that they are not party to the agreement)?