

Action Note from CIL Steering Group – 24th April 2018

09:00, 55 Broadway

Attendees: Anna Hart (AH), Julian Ware (JW), Richard Jones (RJ), Ryan Gerrish (RG), Josephine Vos (JV), Neil Lees (NL), Alice Bennett (AB)

1. MCIL Q4 2017/18

Total receipts for Q4 is £28 million. NL explained this quarter there have been a drop in receipts of £500k+ and between 16/17 and 17/18 an increase in receipts collected by outer London and decrease by inner London. Report to Mayor - Monday 14th May.

2. MCIL2 DCS Consultation Responses Issues Table

Issues in table re: 'rates' and 'geography' covered in previous CIL SG (17/04), this meeting covered 'Other Issues not directly relevant to charging schedule'.

Purpose/Audience – the document will be made public on the examination page. Group agreed that the table needs to be... 1. Brief 2. Capable of being shared in public 3. Evidential (with references) RJ suggested making a copy for CIL SG reference at EiP which includes further information such as page numbers of relevant documents.

NL update from meeting with PH on Friday 20th April. PH to take report to Deputy Mayor on 10th May, this will ask for approval to submit to examination, and approval to take a report to the Mayor to formally agree to submission to examination (via MD/CIB).

'Concern over use of MCIL2 if CR2 not progressed' – JW update re: Crossrail 2 independent affordability review by Mike Gerard, JW is working closely on this and it is likely to be published by June/July. Group discussed if this review could help at EiP.

Action: AH/JW to review suggested response to use of MCIL2 if CR2 not progress (include reference to TfL business plan).

'The principle of using MCIL to fund Crossrail2' – group agreed suggested response is fine.

'First round comments not properly addressed' – group agreed suggested response is fine.

'Other transport schemes should be prioritised' – RJ suggested including wording/referencing from the current and draft London Plan about Crossrail2 being the Mayors priority.

Action: PH to update suggested response to be consistent with wording from current/draft LP.

'Those benefitting from scheme should contribute more' – group felt the second line of the current suggested response doesn't translate back to the issue and should be removed.

Action: PH to remove second line of suggested response to those benefitting should pay more.

'Discretionary reliefs should be made available' – First sentence fine, change second line to read "Issue of reliefs form part of the MCIL biennial review undertaken by Mayor in 2014, 2016 and later this year".

Action: PH to update second line of suggested response to discretionary reliefs.

'Issue section 73B notice for land at rear of British Library' – group was unsure of the precise meaning of a 73B notice. Suggested response to be reviewed when following actions are complete.

Action: AH/JW to ask William Jackson to review consultee responses citing 73B notice and provide update on what's happening at Euston. If necessary seek legal advice from SG.

Action: JLL to review section 73B notices and produce a more 'user friendly' overview of its meaning in this context.

'Revenue raised on site should be spent on site' - group agreed suggested response is fine.

'Impact of moving from S106 regime to MCIL regime' – RJ/RG suggested undertaking further viability work to address the issue raised by Westminster re: commercial development which currently falls between CIL and CrossrailS106 thresholds and would now become liable to pay MCIL2 (100-500sqm).

Action: NL/AB to send JLL information on Westminster MCIL liable floor space.

Action: NL to produce list of Westminster challenges to Crossrail S106 based on viability.

Action: JLL to undertake viability work on commercial development thresholds in Westminster.

Action: JLL to refine amendments to the response issues table into concise sentences.

Action: When received, PH to review all suggested amendments to the response issues table and where necessary rewrite/reword to be consistent with current document.

Next CIL Steering Group Meeting: Tuesday 1st May 2018, 16:00–17:00, 55 Broadway