

Section 106 Payment Request/Reminder
Town and Country Planning Act 1990

CBRE
Henrietta House
Henrietta Place
London
W1G 0NB

22 August 2018



Regeneration and Planning
Culture and Environment
London Borough of Camden
2nd Floor, 5 St Pancras Square
London
WC1H 8EQ
Tel 020 7974 3921
Fax 020 7974 1930

planningobligations@camden.gov.uk
www.camden.gov.uk

Your Payment Ref: ZX296 ZL065

1	Date issued	22 August 2018
2	Authority	London Borough of Camden
3	Name and address of recipient	CBRE Henrietta House Henrietta Place London W1G 0NB
4	(a) Planning Development reference	2015/0921/P
	(b) Site address(es)	Vacant site adjacent to no 11 Crogsland Road, London, NW1 8HF
	(c) Description of development	Redevelopment of vacant site by the erection of a 6 storey building comprising a day centre (Class D1) on the ground floor and 38 extra-care residential flats (Class C3) on the upper floors, plus roof terraces, communal gardens and minibus parking.
5	Reason for issuing demand notice	S106 Trigger Point
6	The amount payable by the recipient of this notice	£134,179.57

The covenants to which this demand relates to from the S106 agreement dated 22 June 2016

<u>Clause</u>	<u>Covenant</u>	<u>Subtotal</u>	<u>Index</u>	<u>Total</u>
4.7	4.7 ENVIRONMENTAL IMPROVEMENTS CONTRIBUTION 4.7.1 On or prior to the Implementation Date to pay to the Council the Environmental Improvements Contribution in full. 4.7.2 Not to Implement or to permit Implementation until such time as the Council has received the Environmental Improvements Contribution in full. Trigger: On or prior to Implementation	£75,000.00	281.70/263.10 (RPI)	£80,302.17
4.8 (i)	4.8 HIGHWAYS CONTRIBUTION 4.8.1 On or prior to the Implementation Date to:- (i) pay to the Council the Highways Contribution in full; 4.8.2 Not to Implement or to allow Implementation until such time as the Council has: (i) received the Highways Contribution in full Trigger: On or prior to Implementation	£34,897.00	281.70/263.10 (RPI)	£37,364.06
4.9.4	APPRENTICE SUPPORT CONTRIBUTION 4.9.3 The Owner shall use reasonable endeavours to ensure that all times during the Construction Phase no less than five (5) construction industry apprentices shall be employed at the Development always ensuring each apprentice and/or trainee (as the case may be) shall be: 4.9.4 Pursuant to Clause 4.9.3 hereof the Owner shall pay to the Council the sum of £1,500 (one thousand five hundred pounds) for each construction industry apprentice employed on or prior to the date each construction industry apprentice commences employment. 4.9.5 During the Construction Phase the Owner shall use reasonable endeavours to provide training opportunities on site for employees resident within the London Borough of Camden and to provide a six-monthly statement setting out the details of candidates employed to the Kings Cross Construction Skills Centre. Trigger: On or prior to Implementation	£7,500.00	281.70/263.10 (RPI)	£8,030.22
4.11	4.11 OFF-SITE SUSTAINABLE MEASURES CONTRIBUTION 4.11 .1 On or prior to the Implementation Date to pay to the Council the Off-Site Sustainability Measures Contribution in full. 4.11 .2 Not to Implement or to permit Implementation until such time as the Council has received the Off-Site Sustainability Measures Contribution in full. Trigger: On or prior to Implementation	£5,400.00	281.70/263.10 (RPI)	£5,781.76
4.14 (i)	TRAFFIC MANAGEMENT ORDER CONTRIBUTION 4.14.1 On or prior to the Implementation Date to pay to the Council the Traffic Management Order Contribution in full. 4.14.2 Not to Implement or to permit Implementation until such time as the Council has: (i) received the Traffic Management Order Contribution in full; Trigger: On or prior to Implementation	£2,523.00	281.70/263.10 (RPI)	£2,701.36

Total Amount due	£134,179.57
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How we calculated this

We calculated this figure using the formula below:

Each S106 Covenant sum x (Indexation rate at the time of this demand notice) divided by (Initial Indexation rate on the date of the Legal Agreement being signed)

The date of the agreement was 22 June 2016.

Method and receipt of payment



Queries

If you feel that the amount is incorrect, the indexation has been miscalculated or the Section 106 trigger of this/these covenant(s) has not been triggered then please contact the team on 020 7974 3921 or email planningobligations@camden.gov.uk within ten working days of the issue of this notice.

<u>Name and address of all recipient(s) of this notice</u>
CBRE 4 Henrietta House Henrietta Place London W1G 0NB