



Town Planning

Civic Centre, Stockwell Close, Bromley BR1 3UH

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DX5727 Bromley

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Howard Fairbairn MHK
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Coulsdon
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United Kingdom

Application No : / DC/17/01955/CONDIT
Date : 25th September 2018

**TOWN AND COUNTRY PLANNING ACT 1990
TOWN AND COUNTRY PLANNING (DEVELOPMENT MANAGEMENT PROCEDURE)(ENGLAND)
ORDER 2015**

NOTIFICATION OF DETERMINATION OF CONDITIONS

Take notice that the Council of the London Borough of Bromley, in exercise of its powers as local planning authority under the above Act, hereby gives notice that it has reviewed the conditions received on 3rd August 2018.

at : 61 The Avenue Beckenham BR3 5EE

Proposal: Details to discharge the conditions in relation to application 17/01955/FULL1:
Condition 6 - Details of finished levels

The following conditions have been approved:

Condition 6 - Details of finished levels

In order to discharge this condition the following information was submitted:-

Topographical Survey Drawing No. 6383 - PL10

The information received regarding the finished ground floor levels in relation to existing ground levels are considered acceptable to discharge Condition 6.

**You should be aware that the requirements of some conditions are on-going.
If any details of approved conditions are to be varied, you should inform the Planning
Department and you may need to reapply before the work is carried out.**

Signed:



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CHIEF PLANNER

On behalf of the London Borough of Bromley Council

Community Infrastructure Levy (CIL) Information Note.

The attached planning permission is considered to be liable for the Mayor of London's Community Infrastructure Levy (CIL). It is now the responsibility of an interested party to comply with the Community Infrastructure Levy Regulations 2010 (as amended 2011). The information sheet below outlines some next steps to help with that.

Next steps

Pre-commencement conditions:

If your permission is subject to pre-commencement conditions, planning permission is not first permitted until the last of these conditions is discharged. As per regulation 40 of the CIL regulations you are reminded that buildings that form part of the existing development, whether they are being demolished or form part of the new development, are required to be situated on the relevant land and in lawful use when permission is first permitted. Lawful use for the purposes of CIL is defined in Reg. 40(10) as: a building is in use if a part of that building has been in use for a continuous period of at least six months within the period of 12 months ending on the day planning permission first permits the chargeable development.

Assume Liability:

An Interested party (Developer, Land Owner or Tenant with a lease of at least 7 years) is required to assume liability to pay the Levy due. It is the responsibility of the interested party to submit a Form 1: Assumption of Liability form to the Local Authority before development is commenced. If an assumption of liability is not received before commencement the liability defaults to the landowner(s) and a surcharge will be applied to any levy due. On receiving the assumption of liability the local authority will issue a Liability Notice setting out the amount of levy due. The liability will also be entered as a financial charge on the Local Land Register. Further information on "Assuming Liability" and transferring liability can be found on <http://www.planningportal.gov.uk/planning/applications/howtoapply/whattosubmit/cil>

Relief and Exemptions:

If you have not already submitted a Form 2: Claiming Exemption or Relief, this needs to be submitted before commencement of development, relief can be claimed for Social Housing or where development is for use by a charity purposes. Further information on reliefs and exemptions can be found at: <http://www.communities.gov.uk/publications/planningandbuilding/communityinfrastructurerelief/>

Commencement:

It is the responsibility of the liable party to inform the Local Authority when development is due to commence by submitting Form 6: Commencement Notice. Once a Commencement Notice is received the Local Authority will issue a Demand Notice requiring the payment of the Levy due.

Payment:

The Liable party will have 60 days in which to pay the Levy from the date of the commencement of development. Currently neither the London Borough of Bromley nor the Mayor of London has an instalment payment policy



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therefore the full amount will be due to be paid within those 60 days. Surcharges maybe added to the Levy if a Commencement Notice is not received before development starts or if payment is late.

Surcharges:

The Local Authority has the right to add surcharges to the Levy amount due if the liable party fails to comply with the CIL Regulation. It is therefore in your interest to submit the required forms and information in a timely fashion.

Further information on Community infrastructure Levy Regulations and the process involve can be found on:
<http://www.communities.gov.uk/planningandbuilding/planningsystem/communityinfrastructurelevy/>

A very useful document Community Infrastructure Levy: collection and enforcement – Information, which explains process and expectation on both the applicant and the local authority, can be found at:
<http://www.communities.gov.uk/documents/planningandbuilding/pdf/1995794.pdf>

Forms:

All the forms that need to be submitted during the CIL processes can be found at:
<http://www.planningportal.gov.uk/planning/applications/howtoapply/whattosubmit/cil>