



Compulsory Acquisition Hearing 1 (CAH1)

Friday 17 May 2024 (Day 1 AM only) 9.30am

Tuesday 21 May 2024 (Day 2) 9.30am

Detailed Agenda

Agenda for the Compulsory Acquisition Hearing – Day 1	
1.	Welcome and Introductions
2.	The Applicant's Case for Compulsory Acquisition (CA) and Temporary Possession (TP) <ul style="list-style-type: none">a) The Applicant to confirm that the application includes a request for CA in accordance with s123(2) of the PA2008.b) The Applicant to set out briefly whether and how the purposes for which the CA powers are sought comply with s122(2) of the PA2008.c) The Applicant to explain briefly whether and how consideration has been given to all reasonable alternatives to CA and Temporary Possession (TP).d) The Applicant to explain briefly whether and how the land and rights proposed to be acquired, including those for TP, are necessary and proportionate.e) The Applicant to set out briefly whether, having regard to s122(3) of the PA2008, there is a compelling case in the public interest for the land to be acquired compulsorily and the public benefit would outweigh the private loss.f) The Applicant to set out briefly the evidence provided in the Application, that the public sector equality duty, section 149 of the Equalities Act 2010, in relation to the powers of CA sought, has been met.g) The Applicant to set out briefly which draft DCO Articles engage CA and TP powers.h) The Applicant to summarise briefly any other provisions in the draft DCO relating to CA and TP.i) The Applicant to explain in detail (with the use of a specific plot example and reference to draft DCO Articles and Requirements), how, starting with the Order Limits the Proposed Development is

	<p>constructed with permanent compulsory acquisition powers only being exercised over the minimum land required.</p> <p>j) The ExA will invite submissions from Affected Persons (AP) who wish to raise general matters in relation to the Applicant's case for CA and TP. However, site-specific submissions will be reserved to agenda item 10.</p> <p>Action points (if any).</p>
3.	<p>Funding</p> <p>a) The Applicant to briefly summarise, and advise of any updates to, the Funding Statement.</p> <p>b) The Applicant to outline how the funding is to be secured and the resource implications of both acquiring the land and implementing the project for which the land is required.</p> <p>c) The Applicant to confirm whether adequate funding is likely to be available to enable CA to proceed within the statutory period if the DCO was to be made.</p> <p>Action points (if any).</p>
4.	<p>Special Category Land</p> <p>a) The Applicant to explain the application of s131 and s132 of the PA2008 to the draft DCO, particularly in relation to s131(4) and s132(3).</p> <p>Action points (if any).</p>
5.	<p>Crown Land and Interests</p> <p>a) The Applicant to provide an update on any discussions or contact with the Crown Estate Commissioners.</p> <p>Action points (if any).</p>
6.	<p>Statutory Undertakers</p> <p>a) The Applicant to explain the current position in relation to negotiations with Statutory Undertakers, particularly in relation to Protective Provisions.</p> <p>b) The Applicant to set out any representations which it considers have triggered s127 of the PA2008.</p> <p>c) The Applicant to set out, if agreement is not reached with all Statutory Undertakers, how the relevant tests for the exercise of powers pursuant to s127 and s138 of the PA2008 could be met.</p> <p>Action points (if any).</p>
7.	<p>Any Other Business</p>
Hearing Adjourned	
Tuesday 21 May 9.30am	
8.	<p>Welcome and Introductions (resumed Hearing)</p>

9.	<p>Restrictive Covenants</p> <p>a) Discussion on the specific powers sought in Part 5 of the draft DCO in respect to restrictive covenants.</p> <p>Action points (if any).</p>
10.	<p>Site Specific Representations from Affected Persons</p> <p>a) Affected Persons (APs) who indicate they wish to speak at the CAH will be asked to briefly set out any outstanding concerns in relation to CA / TP for the land in which they have an interest that have not been addressed by the Applicant.</p> <p>Action points (if any).</p>
11.	<p>Site Specific Issues for the Applicant</p> <p>a) The ExA will ask the Applicant to justify the need for and/ or size of several individual plots.</p> <p>Action points (if any).</p>
12.	<p>Any Other Business</p>
Hearing Closed	