

Pre Acquisition and Implementation

Presented by:

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Introduction

- Communication
- Implementation
- Claims and doing deals
- Blight – statutory and discretionary
- Taking some land
- No land taken

Communication?



Communication?

- Two way people based process
- Straightforward and open approach
- Consistent, reliable and avoid confusing people
- Use FAQs / information sheets
- Keep a record!



Implementation



Implementation

- Notice to Treat or General Vesting Declaration?
- Undertakings in advance of notices
- Assistance in relocating
- 'Premium for de-risking/project benefit
- Taking physical possession and securing
- Advance Payments
- MHCLG Guidance



Blight & Material Detriment

- Statutory Blight Tests
- Material Detriment
- Advance Purchase and Discretionary Purchase / Blight Schemes

No land acquired



No land taken

- Construction Management Plan
- Execution of Works
 - Section 10 claims
 - McCarthy Rules
- Use of public works
 - Part 1 Claims
 - 7 physical factors

Thank you



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