

Appendix 1

List of UDP Policies

UDP Chapters & Sub-Sections (Part 2 policies in brackets)	LDD	UDP Chapters & Sub-Sections (Part 2 policies in brackets)	LDD
PART ONE		SECTION THREE:	
1. Introduction	CS	MAINTAINING A STRONG LOCAL ECONOMY	
2. The Principal Themes of the Plan	CS	10. The Local Economy (7 policies)	
		Industrial and Business Areas (LE1-LE3)	CS
		Other Industrial Development (LE4-LE5)	CS
		Mixed Development in Town Centres (LE6)	CS/HDAS
		Planning Obligations (LE7)	CS/SPD
PART TWO		11. Airports and Aviation (7 policies)	
SECTION ONE:			
MAINTAINING AND ENHANCING THE ENVIRONMENT		Airport Capacity (A1, A2)	CS/SHAAP
3. Open Land and Countryside (25 policies)		Northolt Aerodrome (A3)	CS
Green Belt (OL1-OL7)	CS	Airport Related Development (A4-A5)	CS
Areas of Environmental Opportunity (OL9-OL10)	CS	Airport Safeguarding (A6)	SHAAP
Green Chains (OL11)	CS	Helicopter Operations (A7)	CS
Agriculture and Countryside (OL12-OL15)	CS	12. Tourism (5 policies)	
Countryside Access and Rights of Way (OL16-OL19)	CS	Tourist Attractions and Accommodations (T1-T5)	CS/SHAAP
Horse Keeping and Grazing (OL20)	CS	13. Minerals and Waste Disposal (37 policies)	
Damaged or Derelict Land (OL21-OL25)	CS	Relationship with Strategic Minerals Policy (MIN1)	CS/MDPD
Trees and Woodland	CS	Minerals Extraction within Hillingdon (MIN2-MIN3)	CS
4. Ecology and Nature Conservation (6 policies)		Minerals Extraction and Agriculture (MIN4-MIN7)	CS
Protection of Habitats (EC1-EC3)	CS	Site Restoration (MIN8-MIN11)	CS
Creation of New Habitats (EC4-6)	HBAP	Clay, Brick earth and Chalk Extraction (MIN12-13)	CS
5. Built Environment (33 policies)		Mineral Working and Archaeology (MIN14)	CS
Archaeological Sites (BE1-BE3)	CS	Ready Mix Plants (MIN15)	CS
Conservation Areas (BE4)	CS	Waste Recycling and Disposal (MIN16-MIN18)	CS/SPD
Areas of Special Local Character (BE5-BE7)	CS	Pollution Control and Landfill (MIN19-MIN23)	CS/SPD
Listed Buildings (BE8-BE12)	CS	Strategic Movement of Aggregates (MIN24-MIN27)	CS
Design of New Development (BE13-15)	CS/HDAS		
A4/Heathrow Development (BE16-BE17)	SHAAP	SECTION FOUR:	
Security and Safety in Design (BE18)	HDAS	REDUCING TRAVEL DEMAND	
Industrial and Business Area Design (BE19)	HDAS	14. Accessibility and Movement (18 policies)	
Town Centre Design (BE20)	HDAS	Land Use and Accessibility (AM1-AM2)	CS
Advertisements and Shopfronts (BE27-BE30)	CS/HDAS	Road Construction and Improvement (AM3-AM5)	SPD
Canals (BE31-BE32)	HDAS	Road Hierarchy (AM6-AM7)	SPD
Moorings (BE33)	CS	Pedestrians and Accessibility (AM8, AM13)	HDAS
River Corridors	CS	Cyclists (AM9-AM10)	SPD
Road and Rail Corridors	HDAS/SHAAP	Public Transport (AM11-AM12)	SPD
High Structures	CS/HDAS	Car Parking (AM13-AM17)	CS/CS
Telecommunications	CS	Freight (AM18)	CS
Trees and Landscaping	CS		
6. Other Environmental Considerations (13 policies)		SECTION FIVE:	
Environmental Impact (OE1-OE5)	CS	SITE-SPECIFIC PROPOSALS	
Air Pollution (OE6)	CS/SPD	Station Site, Hayes (PR1)	SPD
Surface Water Drainage/Flood Prevention (OE7-OE10)	CS	Western Core Area, Hayes (PR2)	n/a
Hazardous Substances/Contaminated Land (OE11)	CS/SPD	Yiewsley/West Drayton rear servicing (PR3)	n/a
Sustainable Construction (OE12-OE13)	CS/SPD	Thorn EMI Complex, Hayes (PR4)	n/a
		BASF Site, West Drayton (PR5)	SPD
SECTION TWO: MEETING COMMUNITY NEEDS		DRA Site, West Drayton (PR6)	n/a
7. Housing (12 policies)		Land at Bourne Avenue, Hayes (PR7)	n/a
Provision of New Housing (H1)	CS	RAF West Drayton (PR8)	n/a
Safeguarding of Existing Housing (H2-H3)	CS	Minet Estate, Hayes (PR9)	n/a
Housing Mix and Density (H4-H6)	CS/CS	Powergen/Bulls Bridge Site, Hayes (PR10)	n/a
Conversions (H7-H8)	CS/SPD	The Chestnuts, Hayes (PR11)	n/a
Housing for Special Needs (H9-H10)	CS/HDAS	175-222A High Street, Uxbridge (Chimes) (PR12)	n/a
Affordable Housing (H11)	CS/SPD	Land at High Street, Vine Street, Uxbridge (PR13)	n/a
Backland Development (H12)	CS	Mahjacks Island Site (PR14, PR15)	n/a
8. Shopping and Town Centres (13 policies)		Coppermill, Harefield (PR16)	n/a
Shopping Hierarchy (S1)	CS	Harefield House, Harefield (PR17)	n/a
Retail Warehousing and Superstores (S2)	CS	Manor Court, Harefield (PR18)	n/a
Role of Town Centres (S3)	CS	Breakspear House, Harefield (PR19)	n/a
Markets/Other Retail Use of Open Land (S4-S5)	CS	Harefield Hospital, Harefield (PR20)	HEAAP
Safeguarding Amenity (S6)	CS	Hillingdon Hospital, Hillingdon (PR21)	HEAAP
Local Shops and Centres (S7-S13)	CS	Brunel University, Uxbridge (PR22)	HEAAP
9. Recreation, Leisure and Community Needs (17)		Hillingdon Circus, Hillingdon (PR23)	HSAP
Provision of Open Space/Play Space (R1)	CS	Hillingdon House Farm, Uxbridge (PR24)	SPD
Town Centres (R2)	CS/SPD	Battle of Britain House, Ruislip (PR25)	N/a
Formal Recreation Facilities (R3)	CS	St Vincents Hospital, Northwood Hills (PR26)	HEAAP
Safeguarding/Promoting Existing Facilities (R4-R14)	CS HEAAP		
Residential Conversions (R15)	CS		
Accessibility (R16)	HDAS		
Planning Obligations (R17)	CS/SPD		

Appendix 2

Section 106 Obligations Register 2004/2005

LONDON BOROUGH OF HILLINGDON PLANNING REGISTER – PLANNING AGREEMENTS APRIL 2004-March 2005

TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED)

TOWN AND COUNTRY PLANNING (GENERAL DEVELOPMENT PROCEDURE) (AMENDMENT) ORDER 2002

As of 1 July 2002 local planning authorities are now required to include details of planning obligations (alternatively known as planning or s.106 agreements) on the planning register. s.278 or highways agreements will also be required to be made available for public scrutiny.

The information below provides summary details of agreements that have been completed from 01 April 2004 to 31 March 2005.

Full copies of agreements will also be made available on the register for public viewing. Copies can be made available on request but will be subject to copying charges.

AGREEMENTS PRE-DATING APRIL 2001 (INCLUDING S.52 AGREEMENTS) MAY BE VIEWED ON THE RELEVANT PLANNING APPLICATION FILE AND ARE ALSO SEPARATELY HELD BY LOCAL LAND CHARGES.

Enquiries

For any enquiries on these agreements please call 01895 277084.

Disclaimer

The information provided in this document is of a summary nature only and is not intended to be a full and accurate representation of the planning obligations or other provisions contained within a section 106 or section 278 agreement or of the total section 106 or section 278 agreements in force at the time and should not be relied upon as such. Users of this document shall be responsible for carrying out their own independent searches and inspecting the full contents of a section 106 or section 278 agreement to determine the planning obligations or other provisions currently in force. No statement or declaration in this document shall override, vary, or modify in any way the planning obligations or other provisions contained within a section 106 or section 278 agreement.

NO.	COMMITTEE DATE	DATE OF DEED	PLANNING REF(S)	SITE	DESCRIPTION OF DEVELOPMENT	SUMMARY DEED DETAILS
1.	31/07/2003	20/05/2004	<ul style="list-style-type: none"> ▪ 21895/APP/2003/763 & 764 	HALES YARD, SPRINGWELL LANE, HAREFIELD	ERECTION OF A ONE PART, PART TWO, PART THREE STOREY (WITH FOUR STOREY IN THE ROOF) BLOCK OF FLATS AND THE ERECTION OF A PART ONE, PART TWO STOREY BLOCK OF 4 COTTAGES.	<ul style="list-style-type: none"> ▪ £69,468 TOWARDS THE PROVISION OF SCHOOL PLACES IN THE RUISLIP/NORTHWOOD AREA ▪ £40,000 TOWARDS HIGHWAY IMPROVEMENTS ALONG SPRINGWELL LANE ▪ £9,000 TOWARDS IMPROVEMENT WORKS TO THE CANAL TOWPATH
2.	30/11/2000	2/4/2004	<ul style="list-style-type: none"> ▪ 5607/APP/00/1149 & 1385 ▪ S106/558 	LAND AT FORMER UXBRIDGE COUNTY COURT, 114 HIGH STREET, UXBRIDGE	REDEVELOPMENT TO PROVIDE A PART 3, 4, 5 AND 6 STOREY BUILDING FOR CLASS C3 (RESIDENTIAL)	DEED OF VARIATION TO BRING AGREEMENT INTO LINE WITH HOUSING LEGISLATION WHICH, IN THIS INSTANCE, TAKES PRECEDENCE OVER PLANNING LEGISLATION. ORIGINAL AGREEMENT REQUIRED THAT AFFORDABLE HOUSING BE MAINTAINED AS SUCH IN PERPETUITY, VARIATION ALLOWS PRIVATE PURCHASERS OF AFFORDABLE HOUSING TO RESELL ONTO OPEN, PRIVATE MARKET.
3.	16/2/2004	16/4/2004	54680/APP/2003/2901	1 FORGE LANE, NORTHWOOD	3 STOREY BLOCK OF 4 X 2 BEDROOM AND 2 X 1 BEDROOM FLATS & DEMOLITION OF EXISTING ELECTRICITY SUBSTATION BUILDING	EDUCATION CONTRIBUTION OF £3543 FOR EDUCATIONAL PLACES IN LONDON BOROUGH OF HILLINGDON
4.	22/12/2003	16/4/2004	11972/APP/2003/1546	9 ORCHARD DRIVE, COWLEY	1 X 4 BEDROOM HOUSE & 1 5 BEDROOM HOUSE & NEW	EDUCATION CONTRIBUTION OF £10,510.50 FOR EDUCATIONAL PLACES IN BOROUGH OF HILLINGDON

COMMITTEE DATE	DATE OF DEED	PLANNING REF(S)	SITE	DESCRIPTION OF DEVELOPMENT	SUMMARY DEED DETAILS
				GARAGE	
5. 29/9/2003	16/4/2004	532/APP/2002/2237	BRUNEL UNIVERSITY, UXBRIDGE CAMPUS	48,064m ² OF NEW ACADEMIC FLOORSPACE, 69,840m ² OF NEW STUDENT RESIDENTIAL ACCOMMODATION, ANCILLARY FLOOR SPACE & INFRASTRUCTURE, 645 PARKING SPACES, IMPROVED ACCESS FROM KINGSTON LANE, NEW ACCESS FROM COWLEY ROAD, HIGHWAY IMPROVEMENTS TO CLEVELAND ROAD, IMPROVED PEDESTRIAN & CYCLE ROUTES, LANDSCAPE & ENVIRONMENTAL IMPROVEMENTS (INVOLVING THE DEMOLITION OF 18,600m ² OF EXISTING FLOOR SPACE)	<ul style="list-style-type: none"> ▪ SUPERSEDES PLANNING AGREEMENT DATED 16/9/1992 ▪ IMPLEMENTATION OF GREEN TRAVEL PLAN INCLUDED IN AGREEMENT ▪ BUS SURVEY AS SET OUT IN AGREEMENT ▪ PUBLIC TRANSPORTATION CONTRIBUTION OF £200,000 TO BE SPENT ON BUS IMPROVEMENTS SERVING THE DEVELOPMENT AND SHALL BE SPENT AS SOON AS PRACTICABLE ▪ UP TO AN ADDITIONAL £400,000 FOR FURTHER BUS IMPROVEMENTS, DEPENDENT ON OUTCOMES OF BUS SURVEY ▪ IMPLEMENT LANDSCAPE MANAGEMENT PLAN INCLUDED IN AGREEMENT ▪ GENERAL PUBLIC TO HAVE GENERALLY FREE & UNRESTRICTED ACCESS TO MEADOWLAND DURING DAYLIGHT HOURS ▪ 'PERMITTED VISITORS' TO HAVE ACCESS TO THE 'EDUCATIONAL AREA' PART OF THE MEADOWLAND ▪ PRIOR TO OCCUPATION OF EACH BUILDING, SUBMISSION OF SCHEME(S) TO SECURE COMMUNITY USE OF BUILDINGS & COMMUNITY USE TO BE AVAILABLE ON AN ONGOING BASIS, UNLESS OTHERWISE AGREED BY COUNCIL ▪ £10,000 AS A CONTRIBUTION TOWARD IMPROVED LIGHTING AND UPGRADING OF PEDESTRIAN FOOTPATH ADJACENT TO THE RIVER PINN THAT LINKS EASTERN PART OF SITE WITH UXBRIDGE ROAD ▪ HIGHWAY WORKS AS SET OUT IN AGREEMENT (TRAFFIC CALMING ON CLEVELAND ROAD, PEDESTRIAN CROSSING ON CLEVELAND ROAD, 'TRANSPORT HUB' CONSISTING OF BUS SHELTERS & IMPROVEMENT OF FOOTWAY AROUND BUS STOPS AND POND, NEW ROUNDABOUT AT ACCESS TO SITE 2 OF THE DEVELOPMENT FROM KINGSTON LANE & OTHER MINOR WORKS) ▪ £150,000 BOND FOR HIGHWAY WORKS ▪ HIGHWAY WORKS SUPERVISION FEES (£1,000 OR 10% OF WORKS VALUE, WHICHEVER IS THE GREATER) ▪ £5969.25 TO MEET COSTS INCURRED BY COUNCIL PRIOR TO EXECUTION OF AGREEMENT ▪ IF NECESSARY, CONTRIBUTE TOWARD A SCHEME FOR JUNCTION IMPROVEMENTS AT JUNCTION OF KINGSTON LANE AND FIELD HEATH ROAD ▪ £16,400 FOR ADMINISTERING AGREEMENT
6. 18/11/2003	21/4/2004	42400/APP/2003/1323	WINDSOR WHOLESALE, 58-60 NESTLES AVENUE, HAYES	2-3 STOREY BLOCK OF 5 X 2 BEDROOM FLATS & 1 X 1 BEDROOM FLAT	EDUCATION CONTRIBUTION OF £7,062 FOR EDUCATIONAL PLACES IN LONDON BOROUGH OF HILLINGDON
7. 25/4/2002	21/4/2004	43038/APP/1999/2339	48A MURRAY ROAD, NORTHWOOD	2-3 STOREY BLOCK OF 5 FLATS (INVOLVING DEMOLITION OF EXISTING HOUSE)	EDUCATION CONTRIBUTION OF £17,367 FOR EDUCATIONAL PLACES IN BOROUGH OF HILLINGDON
8. 23/12/2003	22/4/2004	2760/APP/2003/1658	WEST DRAYTON DEPOT, STOCKLEY ROAD, WEST DRAYTON	ERECTION OF REPLACEMENT ASPHALT PLANT AND DEMOLITION OF EXISTING PLANT	<ul style="list-style-type: none"> ▪ LANDSCAPE CONTRIBUTION OF £5,000 TOWARD TREE PLANTING & MAINTENANCE ALONG BANK OF GRAND UNION CANAL IMMEDIATELY ADJACENT THE LAND ▪ NOISE & DUST MONITORING CONTRIBUTION £5,000 TOWARD INITIATIVES TO MONITOR NOISE & DUST EMISSIONS FROM THE SITE
9. 4/2/2003	28/4/2004	56862/APP/200	LAND AT NORTH-	OUTLINE PERMISSION FOR	<ul style="list-style-type: none"> ▪ £86,580 TOWARDS A PUBLIC TRANSPORT IMPROVEMENT FUND IN VICINITY

COMMITTEE DATE	DATE OF DEED	PLANNING REF(S)	SITE	DESCRIPTION OF DEVELOPMENT	SUMMARY DEED DETAILS	
		1/2595	EAST & SOUTH OF RIVERSIDE WAY ESTATE, ROCKINGHAM ROAD, UXBRIDGE	REDEVELOPMENT TO PROVIDE CLASS B1 (A), (B) & (C), B2 & B8 USE WITH ASSOCIATED PARKING AND LANDSCAPING	OF SITE <ul style="list-style-type: none"> HIGHWAY WORKS AS SET OUT IN AGREEMENT (JUNCTION, CARRIAGEWAY AND FOOTPATH IMPROVEMENTS BASED ON SCHEME SHOWN IN TRANSPORT ASSESSMENT REPORT 2001)) £5,000 BOND FOR HIGHWAY WORKS HIGHWAY WORKS SUPERVISION FEES (£1,000 OR 10% OF WORKS VALUE, WHICHEVER IS THE GREATER) MAINTENANCE OF HIGHWAY WORKS FOR 12 MONTHS 	
10	18/11/2003	30/4/2004	15405/APP/2003/188	HERNE HOUSE, CHURCH WALK, HAYES	REDEVELOPMENT TO PROVIDE TWO STOREY BLOCK OF FLATS WITH 8 X 1 BEDROOM SUPPORTED HOUSING UNITS & TERRACE OF 8 X 3 BEDROOM HOUSES	EDUCATION CONTRIBUTION OF £64,078 FOR EDUCATIONAL PLACES & FACILITIES IN BOROUGH OF HILLINGDON
11	25/09/2001	30/4/2004	327/APP/2000/2106	TAYLOR WOODROW, GRAND UNION VILLAGE, RUISLIP RD.	PHASED REDEVELOPMENT AND PART REFURBISHMENT OF SITE/BUILDINGS	DEED OF VARIATION TO EXTEND TIMEFRAME FOR COMPLETION OF HIGHWAYS WORKS BY DEVELOPER
12	23/3/2004	10/5/2004	<ul style="list-style-type: none"> 40601/APP/2004/503 40601/APP/2002/1710 (FIRST APPLICATION RELATING TO AGREEMENT) 	LOMBARDY RETAIL PARK, COLDHARBOUR LANE, HAYES	REDEVELOPMENT & EXPANSION OF EXISTING RETAIL COMPLEX	<ul style="list-style-type: none"> DEED OF VARIATION TO AGREEMENT DATED 23/7/2003 & FIRST EXECUTED PURSUANT TO APPLICATION 40601/APP/2002/1710 DEED ALLOWS UNEXPENDED CONTRIBUTION TO BE USED FOR PURPOSES OTHER THAN PRIORITIES SET OUT IN ORIGINAL AGREEMENT, SUBJECT TO APPROVAL OF LESSEE & OWNER
13	31/7/2003	20/5/2004	<ul style="list-style-type: none"> 21895/APP/2003/763 21895/APP/2003/764 (DEMOLITION) 	HALES YARD, SPRINGWELL LANE, HAREFIELD	ERECTION OF A 3-4 STOREY BLOCK OF 16 RESIDENTIAL UNITS AND 1-2 STOREY BLOCK OF 4 COTTAGES, ASSOCIATED LANDSCAPING & CARPARKING & DEMOLITION OF EXISTING BUILDINGS	<ul style="list-style-type: none"> EDUCATION CONTRIBUTION OF £64,078 FOR SCHOOL PLACES IN RUISLIP/NORTHWOOD AREA £40,000 HIGHWAYS CONTRIBUTION TO IMPROVEMENTS ALONG SPRINGWELL LANE ADJACENT SITE £9,000 CONTRIBUTION TO IMPROVEMENTS ALONG GRAND UNION CANAL TOWPATH
14	19/8/2003	2/6/2004	45658/APP/2002/3012	DERA SITE, KINGSTON LANE, WEST DRAYTON	REDEVELOPMENT FOR RESIDENTIAL USE (OUTLINE PERMISSION)	<ul style="list-style-type: none"> 50% OF HOUSING UNITS TO BE AFFORDABLE HOUSING UNITS IDENTIFICATION OF PORTION OF SITE AS AFFORDABLE HOUSING LAND & TRANSFER TO REGISTERED SOCIAL LANDLORD FOR DEVELOPMENT PROJECT MANAGEMENT CONTRIBUTION OF £36,502.93 COMMUNAL CONTRIBUTION OF £650/UNIT TOWARD COMMUNAL FACILITIES IN WEST DRAYTON AREA & WHICH WILL BENEFIT OCCUPIERS OF THE DEVELOPMENT TRAFFIC CONTRIBUTION OF £20,000 TOWARD TRAFFIC CALMING IN KINGSTON LANE TOWN CENTRE CONTRIBUTION OF £67,000 CYCLE CONTRIBUTION OF £32,000 TOWARDS IMPROVEMENTS TO LONDON CYCLE NETWORK, INCLUDING HEATHROW-HILLINGDON CYCLE WAY ADJACENT SITE HIGHWAYS CONTRIBUTION OF 30% OF COST OF WORKS OR £55,000,

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					WHICHEVER IS THE LESSER, TOWARDS TRAFFIC SIGNALS AT STATION ROAD/PORTERS WAY JUNCTION & OTHER INCIDENTAL <ul style="list-style-type: none"> TOTAL; EDUCATION CONTRIBUTION ACCORDING TO FORMULA IN AGREEMENT, POTENTIALLY PART MET THROUGH DEVELOPER PROVIDING FACILITIES TO ACCOMMODATE A MINIMUM OF 23 NURSERY PLACES. CONTRIBUTION PAYABLE IN 3 PHASES, 15% ON IMPLEMENTATION, 35% PRIOR TO OCCUPATION OF ANY UNIT, & BALANCE PRIOR TO OCCUPATION OF 70 UNITS. 	
15	15/7/2003	8/6/2004	58208/APP/2003/578	22-24 SOUTH ROAD, WEST DAYTON	TWO STOREY REAR EXTENSION TO #22 & FIRST FLOOR EXTENSION TO # 24	WORKS TO BE COMPLETED SIMULTANEOUSLY
16	8/7/2003	8/6/2004	53799/APP/2003/360	5-19 BOTWELL LANE, HAYES	DEMOLITION OF EXISTING BUILDINGS & ERECTION OF NEW DEVELOPMENT INCLUDING A1, A2 & A3 UNITS & 24 X 1 BEDROOM PLATS ABOVE	EDUCATION CONTRIBUTION OF £17,416 FOR EDUCATIONAL PLACES & FACILITIES IN LONDON BOROUGH OF HILLINGDON
17	24/4/2003	8/6/2004	12788/APP/2002/97	4-6 RICKMANSWORTH ROAD, NORTHWOOD	3 STOREY BLOCK OF 12 X 2 BEDROOM UNITS, ASSOCIATED CAR PARKING & LANDSCAPING, DEMOLITION OF EXISTING SERVICE STATION	EDUCATION CONTRIBUTION OF £20,000 FOR PRIMARY & SECONDARY SCHOOL PLACES IN RUISLIP/NORTHWOOD AREA
18	18/3/2004	23/6/2004	45616/APP/2004/333	96-108 DUCKS HILL ROAD, NORTHWOOD	7 X 4 BEDROOM HOUSES & BLOCK OF 3 X 2 BEDROOM PLATS	EDUCATION CONTRIBUTION OF £95,469.38 FOR EDUCATIONAL PLACES IN LONDON BOROUGH OF HILLINGDON, PLUS ADDITIONAL PAYMENT OF £4,773.47 FOR PROJECT MANAGEMENT OF FUNDS
19	29/12/2003	8/7/2004	532/APP/2003/2577	BRUNEL UNIVERSITY (TIN BUILDING), UXBRIDGE CAMPUS, KINGSTON LANE, UXBRIDGE	REFURBISHMENT & CHANGE OF USE FROM CLASS B1 (RESEARCH & DEVELOPMENT) TO A MIX OF CLASS B1, C2 & D1, TO ALLOW ACADEMIC, EDUCATIONAL & TRAINING USES	<ul style="list-style-type: none"> REPLACES PREVIOUS AGREEMENTS DATED 12/10/1983 & 6/6/1985 BUILDING ONLY TO BE USED FOR EITHER EXISTING PERMITTED USES OR FOR ACADEMIC, EDUCATIONAL & TRAINING USES IN CLASSES C2 & D1 & BUILDING NOT TO BE USED FOR ANY OTHER C2 OR D1 USES
20	30/11/2000	16/8/2004	8218/F/98/0063	NORWICH UNION HOUSE, BAKERS ROAD, UXBRIDGE	5 STOREY OFFICE BUILDING WITH ASSOCIATED CAR PARKING DEMOLITION OF EXISTING BUILDINGS	£100,000 TO BE USED FOR ONE OR MORE OF THE FOLLOWING PURPOSES- <ul style="list-style-type: none"> ENVIRONMENTAL ENHANCEMENT WORK IN AND AROUND UXBRIDGE TOWN CENTRE; THE UXBRIDGE INITIATIVE; AN INFORMATION TECHNOLOGY TRAINING SCHEME; OR HIGHWAY/PUBLIC TRANSPORT IMPROVEMENTS.
21	25/09/2001	3/9/2004	327/APP/2000/2106	TAYLOR WOODROW, GRAND UNION VILLAGE, RUISLIP RD.	PHASED REDEVELOPMENT AND PART REFURBISHMENT OF SITE/BUILDINGS	DEED OF VARIATION, SUPPLEMENTING DEED OF VARIATION DATED 30/4/2004, TO REPLACE REQUIREMENT FOR OFF-SITE HIGHWAY WORKS TO PAY £47,000 TOWARDS PUBLIC TRANSPORT OR HIGHWAY IMPROVEMENTS WHICH RELATE TO THE DEVELOPMENT OR THE SURROUNDING AREA
22	25/09/2001	21/9/2004	327/APP/2000/2106	TAYLOR WOODROW, GRAND UNION VILLAGE, RUISLIP RD.	PHASED REDEVELOPMENT AND PART REFURBISHMENT OF SITE/BUILDINGS	HIGHWAY WORKS BY DEVELOPER INVOLVING BROADMEAD TRAFFIC CALMING TO JUNCTION WITH GLENCOE ROAD AND BROADMEAD ROAD CYCLEWAY/FOOTWAY TO HAYES BYPASS
23	05/08/2004	16/11/2004	58866/APP/2004/274	LAND FORMING PART OF 3	ERECTION OF 2, TWO-STOREY FOUR-BEDROOM HOUSES	(I) A FINANCIAL CONTRIBUTION OF £28,187. 25 TOWARDS FUNDING OF ADDITIONAL SCHOOL PLACES IN NORTHWOOD.

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			REGINALD ROAD, NORTHWOOD	WITH ASSOCIATED PARKING AND LANDSCAPING	(II) A FINANCIAL CONTRIBUTION OF £1,000 TOWARDS THE INTRODUCTION AND MAINTENANCE OF WHITE LINES ON THE ADJACENT HIGHWAY.	
24	22/06/2004	2/12/2004	32381/APP/2004/282	35 THE DRIVE, ICKENHAM	ERECTION OF TWO FIVE-BEDROOM TWO-STOREY DETACHED DWELLINGHOUSES, PROVISION OF PARKING AND FORMATION OF NEW ACCESS (INVOLVING DEMOLITION OF EXISTING DWELLINGHOUSE)	A CONTRIBUTION OF £14,093 TOWARDS ADDITIONAL SCHOOL PLACES IN ICKENHAM
25	22/06/2004	21/09/2004	58977/APP/2003/2736	LAND AT REAR OF 154 AND 156 JOEL STREET, FRONTING NORWICH ROAD, NORTHWOOD	ERECTION OF A PAIR OF FOUR BEDROOM SEMIDETACHED HOUSES	<ul style="list-style-type: none"> A FINANCIAL CONTRIBUTION OF £14,093.63 TOWARDS FUNDING OF ADDITIONAL SCHOOL PLACES IN NORTHWOOD 5% PROJECT MANAGEMENT/MONITORING CONTRIBUTION
26	27/05/2004	9/3/2005	3175/APP/2004/854	6-10 WOOD LANE, RUISLIP	ERECTION OF 20 APARTMENTS WITH ASSOCIATED PARKING AND AMENITY SPACE (INVOLVING DEMOLITION OF EXISTING BUILDINGS)	A FINANCIAL CONTRIBUTION OF £50,258 TOWARDS THE PROVISION OF NEW SCHOOL PLACES AND THE IMPROVEMENT OF EXISTING EDUCATIONAL FACILITIES AT ALL PRIMARY SCHOOLS WITHIN 2 MILES OF THE SITE AND ALL SECONDARY SCHOOLS WITHIN 3 MILES OF THE SITE.
27	25/05/2004	9/12/2004	5722/APP/2004/589	2, 4 & 6 SWAN ROAD, WEST DRAYTON	ERECTION OF 16 TWO-BEDROOM APARTMENTS (INVOLVING DEMOLITION OF THE EXISTING DWELLINGS)	A FINANCIAL CONTRIBUTION OF £65,766 TOWARDS THE PROVISION OF NEW SCHOOL PLACES AND THE IMPROVEMENT OF EXISTING EDUCATIONAL FACILITIES AT ALL PRIMARY SCHOOLS WITHIN 2 MILES OF THE SITE AND ALL SECONDARY SCHOOLS WITHIN 3 MILES OF THE SITE
28	25/05/2004	28/1/2005	56840/APP/2004/630	11-21 CLAYTON ROAD, HAYES	REDEVELOPMENT OF SITE TO PROVIDE A RESIDENTIAL BLOCK OF 29 ONE-BEDROOM FLATS AND 18 TWO-BEDROOM FLATS WITH ASSOCIATED BASEMENT CAR PARKING AND A RESTAURANT (INVOLVING DEMOLITION OF EXISTING BUILDINGS)	<p>(I) THE PROVISION OF A MINIMUM OF 35% OF THE RESIDENTIAL UNITS AS AFFORDABLE HOUSING UNITS.</p> <p>(II) A CONTRIBUTION OF £82,193 TOWARDS THE PROVISION OF EDUCATIONAL PLACES WITHIN THE AREA.</p> <p>(III) A CONTRIBUTION OF £25,000 TOWARDS THE PROVISION OF A PARKING MANAGEMENT AREA WITHIN THE LOCALITY.</p> <p>(IV) A CONTRIBUTION OF £25,000 TOWARDS HEALTH FACILITIES IN THE LOCALITY</p> <p>(V) 5% PROJECT MANAGEMENT/ADMINISTRATION CONTRIBUTION</p>
29	28/09/2004	22/2/2005	10852/APP/2004/1910	THE WHITE HART PUBLIC HOUSE, UXBRIDGE ROAD, HAYES	ERECTION OF 41 RESIDENTIAL UNITS WITH ASSOCIATED AMENITY SPACE AND PARKING (AMENDMENT TO PLANNING PERMISSION 10852/APP/2003/2196 DATED 23.12.03) INVOLVING ALTERATIONS TO THE FIRST FLOOR REAR BALCONIES AND	<p>I) 100% OF THE RESIDENTIAL UNITS CONSTRUCTED ON THE LAND SHALL BE RESERVED FOR THE PROVISION OF AFFORDABLE HOUSING BY OR ON BEHALF OF A REGISTERED SOCIAL LANDLORD.</p> <p>II) THE RETENTION OF THE FINANCIAL CONTRIBUTION OF £172, 846 TOWARDS THE PROVISION OF PRIMARY AND SECONDARY SCHOOL PLACES IN THE AREA, WHICH HAS ALREADY BEEN PAID TO THE COUNCIL UNDER THE TERMS OF THE PREVIOUS LEGAL AGREEMENT.</p> <p>THE RETENTION OF A FINANCIAL CONTRIBUTION OF £5000 TOWARDS HIGHWAY IMPROVEMENT WORKS AT THE JUNCTION OF HAYES END AND</p>

COMMITTEE DATE	DATE OF DEED	PLANNING REF(S)	SITE	DESCRIPTION OF DEVELOPMENT	SUMMARY DEED DETAILS	
				WINDOW ARRANGEMENT OF BLOCK A AND PROVISION OF AN EXTERNAL WATER STORAGE FACILITY AT THE REAR OF BLOCK B	UXBRIDGE ROADS, WHICH HAS ALREADY BEEN PAID TO THE COUNCIL UNDER THE TERMS OF THE PREVIOUS LEGAL AGREEMENT.	
30	21/10/2004 & 21/12/2004	10/3/2005	18948/APP/2000/2427	LAND SOUTH OF HARLINGTON COMMUNITY SCHOOL, PINKWELL LANE, HAYES	FORMATION OF ALL WEATHER SPORTS CENTRE COMPRISING ALL WEATHER FLOODLIT PITCHES, PAVILION / CHANGING FACILITIES, NEW SITE ACCESS FROM SHEPISTON LANE AND ASSOCIATED CAR PARKING	<ul style="list-style-type: none"> WIDENING OF SHEPISTON LANE AT THE ACCESS TO THE SITE TO ACCORD WITH DRAWING NUMBER 2329/01/B RECEIVED ON 6 OCTOBER 2004 OR ANY REVISIONS OF THAT DRAWING APPROVED BY THE COUNCIL'S HIGHWAYS ENGINEER, INCLUDING THE COSTS OF CONSTRUCTION, DESIGN AND SUPERVISION OF THE NEW ACCESS. THE FUNDING OF THE COUNCIL'S REASONABLE COSTS (NOT EXCEEDING £2,500) IN INTRODUCING A SPEED REDUCTION ORDER ON SHEPISTON LANE (TO REDUCE THE SPEED FROM 60 TO 40MPH). THE APPLICANT, PRIOR TO CARRYING OUT THE HIGHWAY WORKS TO WIDEN SHEPISTON LANE, IS TO SECURE A TRAFFIC ORDER UNDER THE ROAD TRAFFIC REGULATION ACT 1984 TO ALTER THE RIGHT OF WAY ON THE ANCIENT HIGHWAY "ACCESS WAY" TO ALLOW VEHICLES TO CROSS, INCLUDING THE COUNCIL'S COSTS OF IMPLEMENTING THIS ORDER. THE ERECTION OF STAGGERED BARRIERS AT THE CROSSING POINT OF THE SERVICE ROAD FROM SHEPISTON LANE TO THE SITE AND THE ANCIENT HIGHWAY "ACCESS WAY", THE WIDENING OF THE CROSSING POINT TO CARRIAGEWAY WIDTH AND LIGHTING OF THE CROSSING IN ACCORDANCE WITH INDICATIVE DRAWING NUMBER 2881/02 RECEIVED ON 3 DECEMBER 2004 OR ANY REVISIONS OF THAT DRAWING APPROVED BY THE COUNCIL'S HIGHWAYS ENGINEER, INCLUDING THE COSTS OF CONSTRUCTION, DESIGN AND SUPERVISION OF THESE WORKS. <p>THAT THE APPLICANT MEETS THE COUNCIL'S REASONABLE COSTS IN THE PREPARATION OF THE SECTION 106 & 278 AGREEMENT AND ANY ABORTIVE WORK AS A RESULT OF THE AGREEMENT NOT BEING COMPLETED.</p>
31	27/7/2004	3/11/2004	56800/APP/2004/301	LAND AT THE GARAGES SITE, AT ST MARTIN CLOSE, COWLEY	4 HOUSES	<ul style="list-style-type: none"> 5% PROJECT MANAGEMENT/ADMINISTRATION £37,782.13 EDUCATION CONTRIBUTION 100% AFFORDABLE HOUSING
32	19/2/2004	3/11/2004	56801/APP/2003/2962	LAND AT THE GARAGES, THE OAKS, HAYES	4 HOUSES	<ul style="list-style-type: none"> 5% PROJECT MANAGEMEN £31,949.30 EDUCATION CONTRIBUTION
33	27/7/2004	3/11/2004	56791/APP/2003/2565	LAND AT THE GARAGES SITE, ADJACENT TO 18 HAYMAN CRESCENT, HAYES	4 HOUSES	<ul style="list-style-type: none"> 5% PROJECT MANAGEMENT/ADMINISTRATION £16,441.55 EDUCATION CONTRIBUTION 100% AFFORDABLE HOUSING
34	7/9/2004	3/11/2004	58958/APP/2004/1937	LAND AT THE GARAGES SITE TO REAR OF 13-15 QUEENS ROAD, HAYES	2 HOUSES	100% AFFORDABLE HOUSING

	COMMITTEE DATE	DATE OF DEED	PLANNING REF(S)	SITE	DESCRIPTION OF DEVELOPMENT	SUMMARY DEED DETAILS
35	27/4/2004	25/11/2004	8134/APP/2003/2838 & 8134/APP/2003/2181	LAND AT THE CHESTNUTS, BARRA HALL, WOOD END GREEN ROAD, HAYES	44 RESIDENTIAL UNITS	<ul style="list-style-type: none"> • 25% AFFORDABLE HOUSING • £40,883 TOWARDS ENVIRONMENTAL IMPROVEMENTS IN BARRA HALL PARK • £158,915 TOWARDS EDUCATION PLACES AND FACILITIES IN THE BOROUGH • £9,989 TOWARDS PROJECT MANAGEMENT/ADMINISTRATION
36	10/2/2004	29/11/2004	12821/APP/2003/2076	REAR OR NORTH HILLINGDON METHODIST CHURCH, LONG LANE, HILLINGDON	NEW SCHOOL BLOCK TO ACCOMMODATE ADDITIONAL HALL & CLASSROOMS	<ul style="list-style-type: none"> • GREEN TRAVEL PLAN • £10,000 TOWARDS ROAD SAFETY SCHEME ON ADJOINING HIGHWAY
37	13/7/2004	3/12/2004	52544/APP/2004/1449	306-310 WEST END ROAD, RUISLIP	ERECTION OF 2 NO. THREE STOREY BLOCKS (THIRD STOREY IN ROOFSPACE) COMPRISING 19, TWOBEDROOM FLATS AND 2, ONEBEDROOM FLATS WITH ACCESS, PARKING AND LANDSCAPING	<ul style="list-style-type: none"> • £10,560 TOWARDS ADDITIONAL SCHOOL PLACES IN THE BOROUGH • £528 PROJECT MANAGEMENT/MONITORING CONTRIBUTION
38	8/4/1992	12/1/2005	532KS/90/2075	BRUNEL UNIVERSITY, KNIGSTON LANE, UXBRIDGE	ACADEMIC RESEARCH, RESIDENTIAL AND ANCILLARY USES, ASSOCIATED CAR PARKING AND LANDSCAPING	DEED OF VARIATION TO AGREEMENT DATED 16/9/1992 ALLOWING FOR £5,380.01 TO BE SPENT ON ZEBRA CROSSING AT GREENWAY
39	6/4/1999	17/1/2005	201AJ/98/2472	LAND AT AND ADJACENT TO LAND FORMERLY KNOWN AS NORTH WORKS, SUMMERHOUSE LANE, HAREFIELD	41 NEW HOUSES, CONVERSION OF EXISTING BUILDING TO 1 HOUSE, 1,865M ² CLASS B1 FLOORSPACE, 52 BED NURSING HOME, OPEN SPACE & PICNIC AREA, IMPROVEMENTS TO COLNE VALLEY TRAIL, PUBLIC CAR PARK, WIDENING OF SUMMERHOUSE LANE	DEED OF VARIATION TO AGREEMENT DATED 28/6/1999 ALLOWING £5,000 OF UNEXPENDED EDUCATION CONTRIBUTION TO BE USED TOWARDS PROVIDING CCTV CAMERAS AT THE ENTRANCE TO THE HAREFIELD INFANT & JUNIOR SCHOOL
40	19/2/2004	4/2/2005	4887/APP/2003/2973	ROYAL OAK PUBLIC HOUSE, CHURCH ROAD, HAYES	ERECTION OF A PART TWO-STOREY, PART THREE-STOREY BLOCK OF 13 FLATS, 2 THREE-BEDROOM SEMI-DETACHED DWELLINGHOUSES, AND 3 TWO-BEDROOM TERRACED DWELLINGHOUSES WITH ASSOCIATED CAR PARKING, AMENITY SPACE AND LANDSCAPING (INVOLVING DEMOLITION OF EXISTING BUILDING).	<ul style="list-style-type: none"> • 100% AFFORDABLE HOUSING • £101,165 EDUCATION CONTRIBUTION
41	8/2/2005	8/2/2005	4647/APP/2004/3286	FORMER TEXACO SERVICE STATION, YEADING LANE, HAYES	REDEVELOPMENT OF SITE TO PROVIDE 10 ONE-BEDROOM AND 4 TWO-BEDROOM FLATS IN A PART 3, PART 4 STOREY	£14,543 EDUCATION CONTRIBUTION

	COMMITTEE DATE	DATE OF DEED	PLANNING REF(S)	SITE	DESCRIPTION OF DEVELOPMENT	SUMMARY DEED DETAILS
					BLOCK AND ASSOCIATED CAR PARKING (INVOLVING DEMOLITION OF EXISTING BUILDINGS)	
42	21/10/2004	2/3/2005	3408/APP/2000/703	LAND AT LITTLE LONDON NURSERIES, HARLINGTON ROAD, HILLINGDON	RESIDENTIAL DEVELOPMENT COMPRISING 30 TWO-BEDROOM FLATS, 3 TWO-BEDROOM, 21 THREE BEDROOM AND 13 FOUR-BEDROOM HOUSES WITH ASSOCIATED ESTATE ROADS, ACCESS AND PARKING (INVOLVING DEMOLITION OF EXISTING HOUSE)	DEED OF VARIATION TO ALLOW THE UNEXPENDED BALANCE OF THE LAY-BY CONTRIBUTION (£25,614) TO BE USED TOWARDS PROVISION OF A PEDESTRIAN CORSSING ON HARLINGTON ROAD, HILLINGDON.

Appendix 3

Air Quality in Hillingdon

Projected annual mean NO₂ concentrations in the London Borough of Hillingdon in 2005 (from CERC 2003a)

