

Thank you for the material sent through for my examination of the Plan.

I have completed my initial review and made a visit to the neighbourhood area. I have now undertaken an initial review of the Plan for any fundamental flaws which would cause me to pause. This has concluded that I should continue with the Examination.

My initial assessment is also that the Examination can proceed without the need for a hearing although I will also be considering the representations on the Plan in reaching a final view on this.

There are a number of issues on which I would welcome a response from either or both the local authority or neighbourhood forum:

1. Were Natural England and Environment Agency consulted on the conclusions of the Habitats Regulations Assessment and is a copy of their response available? Their views on the conclusions of the HRA are material to my examination.
2. Does Camden Council consider the Plan to be "in general conformity with the strategic policies of the development plan"?
3. The Glossary provides a helpful distinction between the meanings of "Will", "Shall/Must" and "Should". My initial assessment is that there are many instances when the Plan uses "must" when "should" is more appropriate. I note that Camden Council makes similar comments. I should welcome details of any consideration that has been given to this issue during the preparation of the Plan.
4. Is it the intention that Policy SD 4 applies to all development or only residential development?
5. Is there any further information or evidence to clarify the meaning of "significant reduction" in Policy SD 5 iii?
6. Is there any further information or evidence to justify the 4m and 2m gaps identified in Policy SD 5 iv?
7. Is there any further information or evidence to justify the buffer/tree root protection zones identified in Policy BGI 2 v?
8. Is there a list of the facilities to which Policy CF 1 applies?
9. What is the definition of "community facilities" and "home worker facilities" in Policy CF 1?
10. Is the list of priorities for use of the community infrastructure levy in Policy CF 2 in priority order and how is this list supported by Evidence Base Document (132)
11. Is the scope of Policy FR limited to the shopfronts at 166-200A and 250 Finchley Road or do parts of the Policy apply more widely?
12. Is there a more precise address for the traditional shopfronts at 250 Finchley Road?

I may raise further issues as the Examination proceeds.

Thanks

Tony