

The Chief Planning Officer  
Local authorities in England

Date: 11 April 2012

Dear Colleague,

### **COMPULSORY PURCHASE AND LAND DISPOSAL WORK**

Following the transfer of planning casework to the National Planning Casework Unit (NPCU) in March 2011 (as set out in my letter of 10 March 2011 to Chief Planning Officers), I wrote to update you on changes that had taken place since the establishment of the Unit (as set out in my letter dated 10 February 2012). I advised that from Summer 2012 the Unit would also be dealing with compulsory purchase and land disposal work. I am now writing to set out the new arrangements for this work, including how and when it will be transferred.

Since October 2010, this work has been undertaken by the National Unit for Land Acquisition and Disposal (NULAD) based in London. From 1<sup>st</sup> May 2012 all new compulsory purchase and land disposal work will be dealt with by the NPCU based in Birmingham. The case types to be transferred are:

- (a) Planning, Housing and other Compulsory Purchase Orders for which the Secretary of State for Communities and Local Government is the confirming authority;
- (b) Exchange Land Certificate Applications under Section 19 of the Acquisition of Land Act 1981;
- (c) Disposal of land at less than best consideration (by Local Authorities) under Section 123 of the Local Government Act 1972 and Section 223 of the Town and Country Planning Act 1990;
- (d) Approvals under Ground 10A, schedule 2 to the Housing Act 1985.

From 1<sup>st</sup> May 2012 all correspondence relating to such cases submitted to the Department on or after that date should be addressed to:

National Planning Casework Unit  
5 St Philip's Place  
Colmore Row  
Birmingham  
B3 2PW

Enquiry Number: 0303 444 8050  
Email: [npcu@communities.gsi.gov.uk](mailto:npcu@communities.gsi.gov.uk)

Further information about the Unit and links to my earlier letters can be accessed via DCLG website at

<http://www.communities.gov.uk/planningandbuilding/decisionsplanning/NPCU/>

Existing cases will continue to be dealt with by NULAD until the 1<sup>st</sup> October 2012, on which date this work will also be transferred. Until then, correspondence relating to existing work should continue to be addressed to:

National Unit for Land Acquisition and Disposal  
Department for Communities and Local Government  
Zone 1/C4 Eland House  
Bressenden Place  
London SW1E 5DU

Enquiry Number: 0303 444 4394  
Email: [john.pierce@communities.gsi.gov.uk](mailto:john.pierce@communities.gsi.gov.uk)

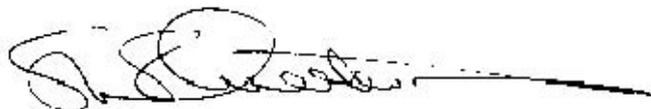
Appendix W to ODPM Circular 06/2004 *Compulsory Purchase and The Crichton Down Rules* sets out the addresses to which orders, applications and objections should be sent. Paragraph 3 sets out the Government Offices addresses which, since October 2010, have been superseded by the addresses set out above. We hope shortly to be able to issue an update of all the other contacts listed in Appendix W but, in the meantime, you may wish to note that Highways and Road Traffic Orders should be submitted to:

National Transport Casework Team  
2nd Floor  
Lancaster House  
Hampshire Court  
Newcastle Business Park  
Newcastle upon Tyne  
NE4 7YH

Paragraphs 32 and 33 of Part 1 of the Memorandum to Circular 06/2004 set out that an acquiring authority may seek informal written comments from the confirming Minister by submitting a draft order for technical examination. This technical examination will check that the draft order complies with the requirements on form and content in statutes and the Regulations, with no consideration of its merits or demerits. Experience suggests that such technical examination by the confirming Department can assist significantly in avoiding delays caused by drafting defects in

orders submitted for examination. Requests for informal written comments should be addressed to the NPCU in Birmingham at the address provided above.

I would encourage you to share this letter as widely as possible with colleagues.

A handwritten signature in black ink, appearing to read 'Steve Quartermain', with a long horizontal flourish extending to the right.

**STEVE QUARTERMAIN**

*Chief Planner*