

INDEPENDENT COMPENSATION PANEL

MEETING #180 MINUTES

Purpose:	To determine medical, special cases and compensation claims.
Date and time:	Wednesday 23 June 2021 0800-0930 – Compensation cases (via Microsoft Teams) 1000 – 1100 – Medical and Special cases (via Zoom)
Location:	Video Conference
Panel Members:	Graham Parry (Chair) Phil Evans (Noise & Vibration) Stephen Stansfeld (Medical) Chris Kench & Richard Pugh (Compensation Specialists)
Abbreviations:	'Panel' means the Independent Compensation Panel 'Project' means Tideway 'ICC' means the Independent Complaints Commissioner for the Project 'Non-Stat Policy' means the Non-Statutory Off-site mitigation and compensation policy
Document Number:	2350-TDWAY-TTTUN-990-ZZ-ZZ-733433

Site visit	The Chair of the Panel visited the Chambers Wharf area on 22.06.2021
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Item 1	Notes for the record
Applicant Reference	The Panel considered information pack 2350-TDWAY-TTTUN-990-ZZ-ZZ-733437
Relevant Tideway site	King Edward Memorial Park
Decision	AWARDED IN PART
Details of the award	<p>The Panel considered the information pack which included, to a great extent, information which had previously been available to the Panel. This claim has been reviewed on the same basis as previous awards.</p> <p>The Panel's award is for the loss of rental income due to Tideway works for the period claimed.</p> <p>In relation to the void period, the Panel considers that the Covid-19 Pandemic is impacting on the letting of property and as a result considers that the void period experienced is not totally as a result of the project. On this basis, the Panel's award has been calculated on a daily average rate of the annual rent and reflects an adjustment to the amount claimed of 28 days.</p> <p><u>All awards are subject to Tideway's Guidelines for Implementation of ICP decisions.</u></p>

	https://www.tideway.london/media/4138/guidelines-for-implementation-of-icp-decisions_feb-2020.pdf
Further information required/actions arising	None
Information/action requested from Tideway	None

Item 2	Notes for the record
Applicant Reference	The Panel considered information pack 2350-TDWAY-TTTUN-990-ZZ-ZZ-733436
Relevant Tideway site	Earl Pumping Station
Decision	AWARDED IN PART
Details of the award	<p>The Panel considered the information pack which was detailed and extensive. This is the first compensation claim in respect of this property.</p> <p>The Panel's award is for the loss of rental income due to Tideway works for the period claimed. The Panel notes the adjustment to reflect the COVID market compared with previous rental receipts. The loss is calculated on the difference of the net rents after the deduction of agent's fees.</p> <p>In relation to the void period, the Panel considers that the Covid-19 Pandemic is impacting on the letting of property and as a result considers that the void period experienced is not totally as a result of the project. The total void period was 76 days of which the Panel have accepted that a period of 48 days was as a result of the project.</p> <p><u>All awards are subject to Tideway's Guidelines for Implementation of ICP decisions.</u></p> <p>https://www.tideway.london/media/4138/guidelines-for-implementation-of-icp-decisions_feb-2020.pdf</p>
Further information required/actions arising	None
Information/action requested from Tideway	None

Item 3	Notes for the record
Applicant Reference	The Panel considered information pack 2350-TDWAY-TTTUN-990-ZZ-ZZ-733439
Relevant Tideway site	Chambers Wharf
Decision	PART AWARDED
Details of the award	<p>From previous minutes, and the site report of the 11th June 2021, tunnelling and all associated plant, has now restarted but the Panel is unaware as to whether there will be very much disturbance at the claimant's property, particularly given its position relative to the site. The Panel has reviewed the air quality report data for the area and</p>

	<p>note that particulate concentrations are significantly below the National Air Quality Objectives.</p> <p>Given the location of this property, and notwithstanding the claimant's view that she and her children are still affected by noise and dust from the site, significant internal noise and dust effects are considered most unlikely even considering the potential for reflections etc. Exposure to noise and fumes from the site when leaving the property and from vehicles would now only occur for very short periods of time and can presumably be reduced by choosing routes away from the immediate site and any construction vehicles.</p> <p>Accordingly, the request for pre and after school respite activities is not awarded by the Panel.</p> <p>Whilst, recognising that the family is not directly affected by the site, noting the claimant's mental health issues related to the site, a respite award of a weekend away is made for the claimant and her children to be taken before the end of 2021.</p> <p><u>All awards are subject to Tideway's Guidelines for Implementation of ICP decisions.</u></p> <p><u>https://www.tideway.london/media/4138/guidelines-for-implementation-of-icp-decisions_feb-2020.pdf</u></p>
Further information required/actions arising	None
Information/action requested from Tideway	None

Item 4	Notes for the record
Applicant Reference	The Panel considered information pack 2350-TDWAY-TTTUN-990-ZZ-ZZ-733440
Relevant Tideway site	Chambers Wharf
Decision	AWARDED
Details of the award	<p>The claimant is reporting noise disturbance from the site and reports that he has to keep windows closed to reduce the noise, which makes the bedroom too hot. His bedroom already has air conditioning, but he ordinarily uses it no more than 3 times a year when the weather is very hot. He is requesting a financial contribution towards electricity costs for running his air conditioning unit during the noisy works as and when he needs to.</p> <p>The Panel is aware of the location of the claimant's property to the construction site and the extent of construction activities now occurring on the west side of the site.</p> <p>The Panel awards the standard amount of £55 for a year towards the additional cost of electricity in running the air conditioning system within the property.</p> <p>If the claimant is able to provide comparative electricity bills going forward, then the Panel would consider further claims for increased electricity costs.</p>

	All awards are subject to Tideway's Guidelines for Implementation of ICP decisions. https://www.tideway.london/media/4138/guidelines-for-implementation-of-icp-decisions_feb-2020.pdf
Further information required/actions arising	None
Information/action requested from Tideway	None

Item 5	Notes for the record
Applicant Reference	The Panel considered information pack 2350-TDWAY-TTTUN-990-ZZ-ZZ-733438
Relevant Tideway site	Chambers Wharf
Decision	DEFERRED
Details of the award	<p>The claimant sometimes works early mornings and late evenings. There is no medical information.</p> <p>The claimant has come back to the ICP in June 2021 again saying that she is disturbed by noise and light from the site. She reports noise like rocks being circulated in a cement mixer.</p> <p>The Panel are making a comprehensive site visit to Chambers Wharf and accordingly this claim is deferred until that visit has been made.</p> <p>All awards are subject to Tideway's Guidelines for Implementation of ICP decisions. https://www.tideway.london/media/4138/guidelines-for-implementation-of-icp-decisions_feb-2020.pdf</p>
Further information required/actions arising	None
Information/action requested from Tideway	Tideway & CVB to facilitate a site visit when the TBM is operational and all associate plant.

Item 6	Notes for the record
Applicant Reference	The Panel considered information pack 2350-TDWAY-TTTUN-990-ZZ-ZZ-733442
Relevant Tideway site	Hammersmith Pumping Station
Decision	AWARDED
Details of the award	<p>The claimant works from home and will continue to do so. Loud construction and vehicle noise have made it difficult for him to concentrate and has interrupted his work phone calls. He reports this is having a negative effect on his work performance and worries about losing his job as he has an elderly dependent. Because of the dust and debris, he has to keep his windows closed and because of the noise and temperature, he reports that he feels quite unwell and stressed at the end of the day.</p>

	<p>The Panel is aware of the location of the property and its proximity to the works. The Panel has reviewed the videos provided by the claimant which identifies the use of a pecker in relatively close proximity to his property.</p> <p>From previous assessments, residents have been informed by e-mail note that Tideway will be conducting some noisy activities in May, June and July 2021 as the site is dismantled and that these works may cause significant disturbance to the residents if their apartments adjoin or face the site.</p> <p>The latest s.61 indicates high construction noise levels are likely to occur at some receptors around the site. However, the works are programmed to last three months with July being the last month.</p> <p>Based upon previous claims in the area, access to offsite accommodation is awarded by the Panel until the end of July 2021, and one A/C unit.</p> <p><u>All awards are subject to Tideway's Guidelines for Implementation of ICP decisions.</u></p> <p><u>https://www.tideway.london/media/4138/guidelines-for-implementation-of-icp-decisions_feb-2020.pdf</u></p>
Further information required/actions arising	None
Information/action requested from Tideway	None

Item 7	Notes for the record
Applicant Reference	The Panel considered information pack 2350-TDWAY-TTTUN-990-ZZ-ZZ-733441
Relevant Tideway site	Hammersmith Pumping Station
Decision	PART AWARDED
Details of the award	<p>The claimant works from home. She says she has been disturbed a lot by noise over the last 12 months, but it is becoming worse this summer.</p> <p>The Panel is aware of the location of the property and its proximity to the works. The Panel has reviewed the photographs and audio file provided by the claimant.</p> <p>From previous assessments, residents have been informed by e-mail note that Tideway will be conducting some noisy activities in May, June and July 2021 as the site is dismantled and that these works may cause significant disturbance to the residents if their apartments adjoin or face the site.</p> <p>The latest s.61 indicates high construction noise levels are likely to occur at some receptors around the site. However, the works are programmed to last three months with July being the last month.</p> <p>The Panel does not consider that dust from the site activities would be at such a level as to require cleaning over and above normal</p>

	<p>cleaning requirements in a city area and therefore no award of cleaning costs is made.</p> <p>Based upon previous claims in the area, access to offsite accommodation is awarded by the Panel until the end of July 2021. Additionally, one A/C unit or air purifier.</p> <p><u>All awards are subject to Tideway’s Guidelines for Implementation of ICP decisions.</u></p> <p><u>https://www.tideway.london/media/4138/guidelines-for-implementation-of-icp-decisions_feb-2020.pdf</u></p>
<p>Further information required/actions arising</p>	<p>None</p>
<p>Information/action requested from Tideway</p>	<p>None</p>

I confirm that these minutes are an accurate record of the proceedings of the meeting.

Signed

Date 9 July 2021

Graham Parry
Chair, Independent Compensation Panel