

THE ROTHERHAM METROPOLITAN BOROUGH COUNCIL (3-7 CORPORATION STREET) COMPULSORY PURCHASE ORDER 2023

**Section 226(1)(a) of the Town and Country Planning Act 1990
and the Acquisition of Land Act 1981**

and

Section 13 of the Local Government (Miscellaneous Provisions) Act 1976

and

Section 4 of the Compulsory Purchase (Vesting Declarations) Act 1981

GENERAL VESTING DECLARATION No.1

This GENERAL VESTING DECLARATION is executed on the 17 day of December 2024 by Rotherham Metropolitan Borough Council ('the Authority').

WHEREAS:

- (1) On 28 November 2023 an order entitled the Rotherham Metropolitan Borough Council (3-7 Corporation Street) Compulsory Purchase Order 2023 was confirmed by Rotherham Metropolitan Borough Council (the Council) under the powers conferred on it by the Acquisition of Land Act 1981 authorising the Authority to acquire land and new rights over land as specified in the Schedule hereto.
- (2) Notice of the confirmation of the order was first published in accordance with section 15 of the Acquisition of Land Act 1981 on 14 December 2023.
- (3) That notice included the statement and form prescribed under section 15(4)(e) and (f) of the Acquisition of Land Act 1981.

NOW THIS DEED WITNESSETH that, in exercise of the powers conferred on them by section 4 of the Compulsory Purchase (Vesting Declarations) Act 1981 ('the Act'), the Authority hereby declare as follows:

1. The new rights over land described in Part 1 of the Schedule hereto (being new rights over land which are authorised to be acquired by the order) and more particularly delineated on the plan annexed hereto and shown shaded in blue, together with the right to enter and exercise the new rights over land, shall vest in the Authority as from the end of the period of 3 months from the date on which the service of notices required by section 6 of the Act is completed.
2. For the purposes of section 2(2) of the Act (where it applies) the specified period on relation to the land comprised in this Declaration is one year and one day.

SCHEDULE

Number on Plan	Description of new rights over land being acquired
5	<p>The right for the acquiring authority and its lessees, licensees, successors in title, assigns and all such persons they may authorise, in 25 square metres or thereabouts, of private car park, situated to the south of 7 Corporation Street, Rotherham, S60 1NP, to acquire new rights to:</p> <ul style="list-style-type: none"> • enter and remain on the land and pass and re-pass across the land with or without vehicles, machinery, equipment and materials for all purposes in connection with the construction, maintenance, use, renewal, repair, removal and replacement of land, property and buildings and service media adjacent to or abutting the land; • erect, secure and use scaffolding and/or hoardings on the land or land adjoining or abutting the boundaries of the land for the purpose of construction, maintenance and repair of land, structures, and buildings adjacent to or abutting the land; • carry out and maintain works to protect Structures on the land, to underpin foundations on the land, to carry out works to re-grade, resurface and landscape the land and to repair and maintain the land, and reinstate boundary walls between the land; • demolish/partially demolish the boundary/retaining walls as required, to construct new boundary/retaining walls as required; • undertake the necessary works to the Premises required to complete the scheme <p>Freehold Title: SYK409957; Leasehold title: SYK253746</p>
6	<p>The right for the acquiring authority and its lessees, licensees, successors in title, assigns and all such persons they may authorise, in 11 square metres or thereabouts, of private car park, situated west of 36 Bridgegate, Rotherham, S60 1PQ, to acquire new rights to:</p> <ul style="list-style-type: none"> • enter and remain on the land and pass and re-pass across the land with or without vehicles, machinery, equipment and materials for all purposes in connection with the construction, maintenance, use, renewal, repair, removal and replacement of land, property and buildings and service media adjacent to or abutting the land; • erect, secure and use scaffolding and/or hoardings on the land or land adjoining or abutting the boundaries of the land for the purpose of construction, maintenance and repair of land, structures, and buildings

	<p>adjacent to or abutting the land;</p> <ul style="list-style-type: none"> • carry out and maintain works to protect Structures on the land, to underpin foundations on the land, to carry out works to re-grade, resurface and landscape the land and to repair and maintain the land, and reinstate boundary walls between the land; • demolish/partially demolish the boundary/retaining walls as required, to construct new boundary/retaining walls as required; • undertake the necessary works to the Premises required to complete the scheme. <p>Freehold Title: SYK516866</p>
7	<p>The right for the acquiring authority and its lessees, licensees, successors in title, assigns and all such persons they may authorise, in 7 square metres or thereabouts, of private access to retail premises known as The County Public House, 2 Bridgegate, Rotherham, S60 1PL, to acquire new rights to:</p> <ul style="list-style-type: none"> • erect, secure and use scaffolding and/or hoardings on the land or land adjoining or abutting the boundaries of the land for the purpose of construction, maintenance and repair of land, structures, and buildings adjacent to or abutting the land; • carry out and maintain works to protect Structures on the land, to underpin foundations on the land, to carry out works to re-grade, resurface and landscape the land and to repair and maintain the land, and reinstate boundary walls between the land; • demolish/partially demolish the boundary/retaining walls as required, to construct new boundary/retaining walls as required; • clean, improve and repair the exterior of the Premises and maintain and renew such works; • undertake the necessary works to the Premises required to complete the scheme. <p>Title: unregistered</p>
8	<p>The right for the acquiring authority and its lessees, licensees, successors in title, assigns and all such persons they may authorise, in 3 square metres or thereabouts, private access to retail premises known as The County Public House, 2 Bridgegate, Rotherham, S60 1PL, to acquire new rights to:</p> <ul style="list-style-type: none"> • erect, secure and use scaffolding and/or hoardings on the land or land adjoining or abutting the boundaries of the land for the purpose of construction, maintenance and repair of land, structures, and buildings

	<p>adjacent to or abutting the land;</p> <ul style="list-style-type: none"> • carry out and maintain works to protect Structures on the land, to underpin foundations on the land, to carry out works to re-grade, resurface and landscape the land and to repair and maintain the land, and reinstate boundary walls between the land; • demolish/partially demolish the boundary/retaining walls as required, to construct new boundary/retaining walls as required; • clean, improve and repair the exterior of the Premises and maintain and renew such works; • undertake the necessary works to the Premises required to complete the scheme. <p>Freehold Title: SYK410398</p>
9	<p>The right for the acquiring authority and its lessees, licensees, successors in title, assigns and all such persons they may authorise, in 19 square metres or thereabouts, of lean-to connected to the rear of commercial premises known as 26 to 30 (evens) Bridgegate, Rotherham, S60 1PQ, to acquire new rights to:</p> <ul style="list-style-type: none"> • erect, secure and use scaffolding and/or hoardings on the land or land adjoining or abutting the boundaries of the land for the purpose of construction, maintenance and repair of land, structures, and buildings adjacent to or abutting the land; • clean, improve and repair the exterior of the Premises and maintain and renew such works. • undertake the necessary works to the Premises required to complete the scheme; • swing the jib of a crane, loaded or unloaded, through the airspace over the land/premises. <p>Freehold Title: SYK218762; Leasehold title: SYK650636 and SYK654953</p>
10	<p>The right for the acquiring authority and its lessees, licensees, successors in title, assigns and all such persons they may authorise, in 5 square metres, or thereabouts, of commercial premises known as 36 Bridgegate, Rotherham, S60 1PQ, to acquire new rights to swing the jib of a crane, loaded or unloaded, through the airspace over the land/premises.</p> <p>Freehold Title: SYK189525</p>
11	<p>The right for the acquiring authority and its lessees, licensees, successors in title, assigns and all such persons they may authorise, in 2 square metres, or</p>

	<p>thereabouts, of private car park, situated west of 36 Bridgegate, Rotherham, S60 1PQ to acquire new rights to swing the jib of a crane, loaded or unloaded, through the airspace over the land/premises.</p> <p>Freehold Title: SYK516866</p>
12	<p>The right for the acquiring authority and its lessees, licensees, successors in title, assigns and all such persons they may authorise, in 118 square metres, or thereabouts, of commercial premises known as 32 to 34 (evens) Bridgegate, Rotherham, S60 1PQ, to acquire new rights to swing the jib of a crane, loaded or unloaded, through the airspace over the land/premises.</p> <p>Freehold Title: SYK218159; Leasehold title: SYK626139</p>
13	<p>The right for the acquiring authority and its lessees, licensees, successors in title, assigns and all such persons they may authorise, in 16 square metres, or thereabouts, of commercial premises known as 32 to 34 (evens) Bridgegate, Rotherham, S60 1PQ, to acquire new rights to swing the jib of a crane, loaded or unloaded, through the airspace over the land/premises.</p> <p>Freehold Title: SYK218762; Leasehold title: SYK650636 and SYK654953</p>
14	<p>The right for the acquiring authority and its lessees, licensees, successors in title, assigns and all such persons they may authorise, in 223 square metres, or thereabouts, of commercial premises known as 26 to 30 (evens) Bridgegate, Rotherham, S60 1PQ, to acquire new rights to swing the jib of a crane, loaded or unloaded, through the airspace over the land/premises.</p> <p>Freehold Title: SYK218762; Leasehold title: SYK650636 and SYK654953</p>
15	<p>The right for the acquiring authority and its lessees, licensees, successors in title, assigns and all such persons they may authorise, in 193 square metres, or thereabouts, of commercial premises known as 18 to 20 (evens) and 18A Bridgegate, Rotherham, S60 1PQ to acquire new rights to swing the jib of a crane, loaded or unloaded, through the airspace over the land/premises.</p> <p>Freehold Title: SYK220006</p>
16	<p>The right for the acquiring authority and its lessees, licensees, successors in title, assigns and all such persons they may authorise, in 90 square metres, or thereabouts, of commercial premises known as 16 and 16A Bridgegate, Rotherham, S60 1PQ to acquire new rights to swing the jib of a crane, loaded or unloaded, through the airspace over the land/premises.</p> <p>Freehold Title: SYK222704</p>
17	<p>The right for the acquiring authority and its lessees, licensees, successors in title, assigns and all such persons they may authorise, in 261 square metres, or thereabouts, of commercial premises known as Unit 1, 10-14 Bridgegate,</p>

	<p>Rotherham, S60 1PQ and residential premises known as Apartments 1-7 (inclusive), 10-14 Bridgegate, Rotherham, S60 1PQ to acquire new rights to swing the jib of a crane, loaded or unloaded, through the airspace over the land/premises.</p> <p>Freehold Title: SYK397630</p>
18	<p>The right for the acquiring authority and its lessees, licensees, successors in title, assigns and all such persons they may authorise, in 237 square metres, or thereabouts, of retail premises known as The Angel Public House, 6 Bridgegate, Rotherham, S60 1PQ, to acquire new rights to swing the jib of a crane, loaded or unloaded, through the airspace over the land/premises.</p> <p>Freehold Title: SYK353140</p>
19	<p>The right for the acquiring authority and its lessees, licensees, successors in title, assigns and all such persons they may authorise, in 2 square metres or thereabouts, of retail premises known as The County Public House, 2 Bridgegate, Rotherham, S60 1PL, to acquire new rights to acquire new rights to swing the jib of a crane, loaded or unloaded, through the airspace over the land/premises.</p> <p>Freehold Title: SYK410398</p>

Date 17 December 2024

THE COMMON SEAL OF
ROTHERHAM METROPOLITAN BOROUGH COUNCIL
 is hereunto affixed in the presence of:

R. B. ...

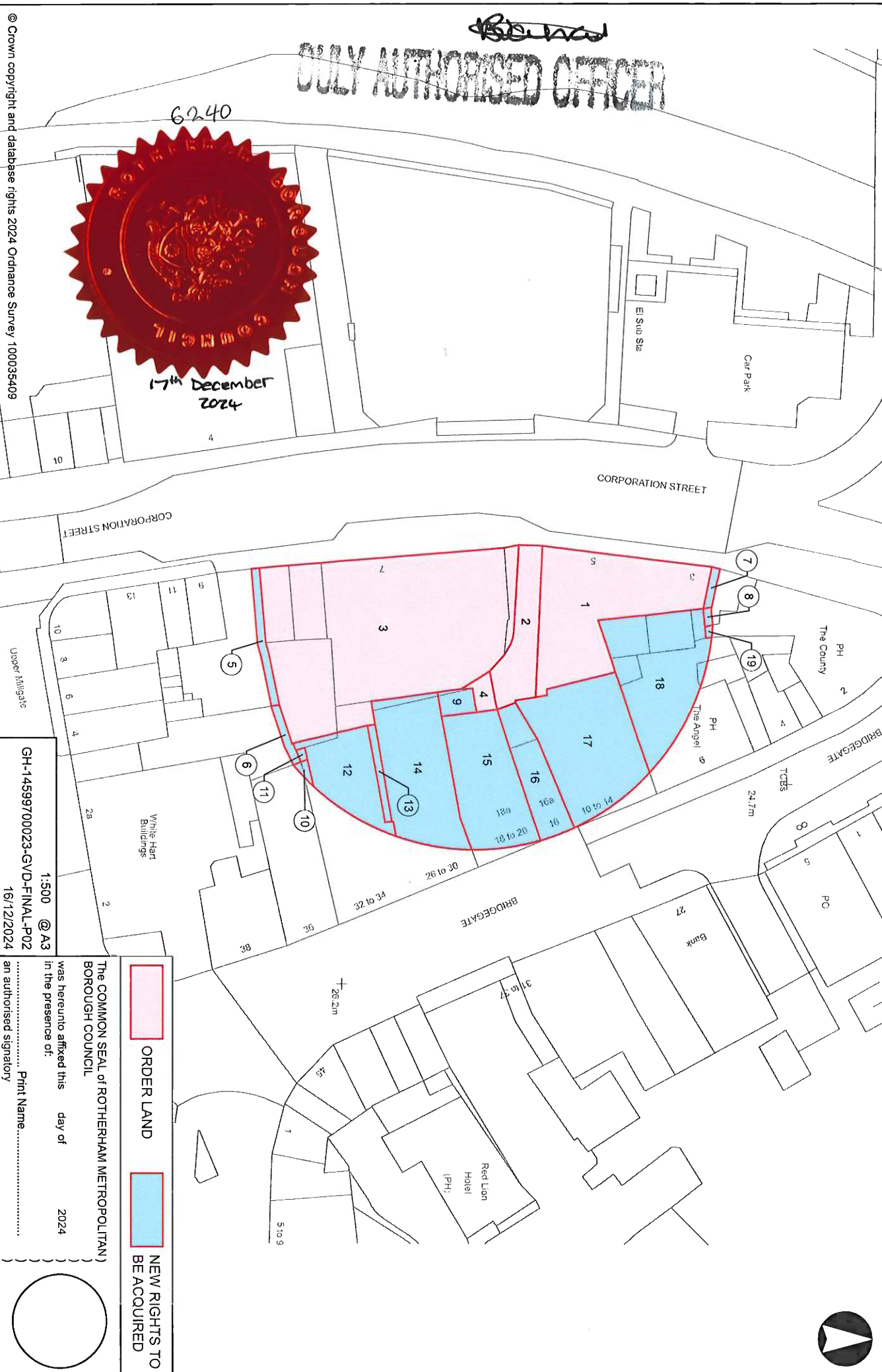


Authorised Signatory

THE ROTHERHAM METROPOLITAN BOROUGH COUNCIL (3-7 CORPORATION STREET)
 COMPULSORY PURCHASE ORDER 2023 - GENERAL VESTING DECLARATION NO. 1 – PLAN



Released
 ONLY AUTHORISED OFFICER



ORDER LAND NEW RIGHTS TO BE ACQUIRED

The COMMON SEAL of ROTHERHAM METROPOLITAN BOROUGH COUNCIL
 was hereunto affixed this day of 2024
 in the presence of:)
 Print Name)
 an authorised signatory)

