

Wigan Borough Council

HIGHWAYS ACT 1980

AND

ACQUISITION OF LAND ACT 1981

WIGAN BOROUGH COUNCIL
(M58 ORRELL – PEMBERTON LINK ROAD, WIGAN)
COMPULSORY PURCHASE ORDER 2018

WIGAN BOROUGH COUNCIL (M58 ORRELL - PEMBERTON LINK ROAD, WIGAN)
COMPULSORY PURCHASE ORDER 2018

HIGHWAYS ACT 1980
AND
ACQUISITION OF LAND ACT 1981

Wigan Borough Council (in this order called "the Acquiring Authority") hereby make the following Order:-

1. Subject to the provisions of this Order, the Acquiring Authority are, under Sections 239, 240 and 260 of the Highways Act 1980 hereby authorised to purchase compulsorily for the purpose of:-
 - a) the construction and improvement of highway between J26 M6 Orrell and A49 Warrington Road, Wigan;
 - b) the construction of other highways, the improvement of existing highways and the provision of private means of access in pursuance of The Wigan Borough Council (M58 Orrell – Pemberton Link road, Wigan) (Classified Road) (Side Roads) Order 2018; and
 - c) use by the Acquiring Authority in connection with the construction and improvement of highways and the provision of new access to premises aforesaid
of the land which is described in the schedule hereto and is delineated and shown coloured pink on the map hereinafter mentioned. The map is a map consisting of 7 sheets numbered Plan 1 to Plan 3 with separate inset plans numbered Plan 1a, Plan 1b, Plan 3a and Plan 3b.
2. The map is a map prepared in duplicate, sealed with the Common Seal of the Acquiring Authority and marked "map referred to in The Wigan Borough Council (M58 Orrell – Pemberton Link Road, Wigan) Compulsory Purchase Order 2018". One duplicate of the map is deposited in the offices of the Secretary of State for Transport.
3. Parts 2 and 3 of Schedule 2 to the Acquisition of Land Act 1981 are hereby incorporated with this order.

SCHEDULE

Table 1

Number on map (1)	Extent, description and situation of the land (2)	Qualifying persons under section 12(2)(a) of the Acquisition of Land Act 1981 - name and address (3)			
		Owners or reputed owners	Lessees or reputed lessees	Tenants or reputed tenants (other than lessees)	Occupiers
1.	All interests in 3633 square metres of verge together with part of the major road known as junction 26 M6 registered at H.M. Land Registry with Freehold title under title number MAN320127	Highways England Company Ltd Bridge House, 1 Walnut Tree Close, Guildford GU1 4LZ			Owner
2.	All interests except those of the Acquiring Authority in 1961 square metres of land used as sports fields and playing fields lying to the south of Redwood Avenue, Orrell, Wigan except interests already owned by the Acquiring Authority registered at H.M. Land Registry with freehold title under title number MAN157901 and including those interests registered at H.M. Land registry with leasehold title under title numbers MAN243692	Wigan Borough Council, Town Hall, Library Street, Wigan WN1 1YN	David Livesley of 2 Rugby Close, Orrell, Wigan WN5 8UY and Michael Horrocks of 7 Highgate Crescent, Appley Bridge, Wigan WN6 9JE as trustees.		Lessee
3.	All interests except those of the Acquiring Authority in 6972 square metres of agricultural land to the south of playing fields off Redwood Avenue, Orrell registered at H.M. Land Registry with freehold title under title number MAN256329	Wigan Borough Council, Town Hall, Library Street, Wigan WN1 1YN			Owner

4.	All interests in 2674 square metres of unregistered pasture land to the south of playing fields off Redwood Avenue accessed from Brook lane, Orrell	Timothy Guy Bankes of 9 Cavendish Crescent, Bath, BA1 2UG		Unknown	Tenant
5.	All interests in 162 square metres of unregistered track/access at Brook Lane, Orrell	Unknown			-
6.	All interests except those of the Acquiring Authority in 481 square metres of residential land forming part of the property know as 133 Brook Lane, Orrell registered at H.M. Land Registry with freehold title under title number MAN186884	Wigan Borough Council, Town Hall, Library Street, Wigan WN1 1YN			Owner
7.	All interests except those of the Acquiring Authority in 2 square metres square metres of residential land forming part of the property know as 131 Brook Lane, Orrell registered at H.M. Land Registry with freehold title under title number GM956476	Wigan Borough Council, Town Hall, Library Street, Wigan WN1 1YN			Owner
8.	All interests except those of the Acquiring Authority in 832 square metres square metres of residential land forming part of the property know as 133 Brook Lane, Orrell registered at H.M. Land Registry with freehold title under title number MAN188103	Wigan Borough Council, Town Hall, Library Street, Wigan WN1 1YN			Owner

9.	All interests except those of the Acquiring Authority in 610 square metres square metres of residential land forming part of the properties know as 131 and 133 Brook Lane, Orrell registered at H.M. Land Registry with freehold title under title number MAN234370	Wigan Borough Council, Town Hall, Library Street, Wigan WN1 1YN			Owner
10.	All interests in 147 square metres of unregistered unadopted road known as Brook Lane, Orrell	Unknown			-
11.	All interests except those of the Acquiring Authority in 13178 square metres of adopted highway known as Leopold Street registered at H.M. Land Registry with freehold title under title number MAN229275	Wigan Borough Council, Town Hall, Library Street, Wigan WN1 1YN			Owner
12.	All interests except those of the Acquiring Authority in 1896 square metres of grass verge adjoining the adopted highway known as Leopold Street registered at H.M. Land Registry with freehold title under title number MAN233368	Wigan Borough Council, Town Hall, Library Street, Wigan WN1 1YN			Owner
13.	All interests except those of the Acquiring Authority in 203 square metres of adopted highway known as Meadowbrook and adjoining grass verge registered at H.M. Land Registry with freehold title under title number GM661471	Wigan Borough Council, Town Hall, Library Street, Wigan WN1 1YN			Owner

14.	All interests except those of the Acquiring Authority in 4 square metres of grass verge adjoining the highway known as Meadowbrook registered at H.M. Land Registry with freehold title under title number MAN170293	Wigan Borough Council, Town Hall, Library Street, Wigan WN1 1YN			Owner
15.	All interests except those of the Acquiring Authority in 823 square metres grass verge adjoining adopted highway known as Leopold Street registered at H.M. Land Registry with freehold title under title number MAN292227	Wigan Borough Council, Town Hall, Library Street, Wigan WN1 1YN			Owner
16.	All interests in 106 square metres of track off Leopold Street leading to Merton Road, Wigan	Unknown			-
17.	All interests except those of the Acquiring Authority in 9257 square metres of wasteland to the south of the adopted highway known as Leopold Street Registered at H.M. Land Registry with freehold title under title number GM566327	Wigan Borough Council, Town Hall, Library Street, Wigan WN1 1YN			Owner

18.	All interests except those of the Acquiring Authority in 148 square metres of highway verge adjoining the adopted highway known as Leopold Street registered at H.M. Land Registry with freehold title under title number GM663004	Wigan Borough Council, Town Hall, Library Street, Wigan WN1 1YN			Owner
19.	All interests except those of the Acquiring Authority in 87 square metres of adopted highway known as Leopold Street registered at H.M. Land Registry with freehold title under title number GM721598	Wigan Borough Council, Town Hall, Library Street, Wigan WN1 1YN			Owner
20.	All interests in 12 square metres of track/waste land to the south of Leopold Street	Unknown			-
21.	All interests in 303 square metres of substation compound registered at H.M. Land Registry with freehold title under title number MAN103681	Electricity North West Limited (Co. Regn. No. 2366949) of 304 Bridgewater Place, Birchwood Park, Birchwood, Warrington WA3 6XG.			Owner
22.	All interests in 42 square metres of footbridge over railway line from rear of properties 307-311 Billinge Road to rear of electricity substation compound off Leopold Street	Unknown			-

23.	All interests except those of the Acquiring Authority in 345 square metres of residential flats and associated car parking known as 1-11 (odd) Wesley Street, Pemberton registered at H.M. Land Registry with freehold title under title number GM549562	Wigan Borough Council, Town Hall, Library Street, Wigan WN1 1YN			Owner
24.	All interests in 14 square metres of waste land off Wesley Street registered at H.M. Land Registry with yearly rentcharge only under title number GM274894	Unknown			-
25.	All interests except those of the Acquiring Authority in 16 square metres of waste land off Wesley Street registered at H.M. Land Registry with freehold title/leasehold title under title number GM224923	Wigan Borough Council, Town Hall, Library Street, Wigan WN1 1YN			Owner
26.	All interests in 145 square metres of waste land off Wesley Street registered at H.M. Land Registry with a perpetual yearly rentcharge only under title number GM274894	Unknown			-
27.	All interests except those of the Acquiring Authority in 452 square metres of waste land off Wesley Street registered at H.M. Land Registry with freehold title under title number GM274527 and leasehold titles GM221369 and GM224923	Fairhold (Huddersfield) Limited, (Co. Regn No. 3037726) of Molteno House, 302 Regents Park Road, London N3 2JX	Wigan Borough Council, Town Hall, Library Street, Wigan WN1 1YN		Lessee

28.	All interests except those of the Acquiring Authority in 673 square metres of waste land to the west side of the junction of Enfield Street and Billinge Road registered at H.M. Land Registry with freehold title under title number GM265845	Wigan Borough Council, Town Hall, Library Street, Wigan WN1 1YN			Owner
29.	All interests in 200 square metres of waste land to the west side of the junction of Enfield Street and Billinge Road	Unknown			-
30.	All interests in 476 square metres of verge adjoining Billinge Road along with the full extent of the structure beneath the adopted highway and adjoining verges which spans the operational railway line to and from the adjoining Pemberton Station registered at H.M. Land Registry with leasehold title under title number MAN301156	Network Rail, Square One, 4 Travis Street, Manchester, M1 2NY	Arriva Rail North Limited (Co. Regn. No. 04337712) care of Arriva Plc, 1 Admiral Way, Doxford International Business Park, Sunderland SR3 3XP.		Owner
31.	All interests except those of the Acquiring Authority in 6 square metres of land housing a substation adjacent to 301 Billinge Road registered at H.M. Land Registry with freehold title under title number GM626275 and leasehold title under title number MAN176496	Wigan Borough Council, Town Hall, Library Street, Wigan WN1 1YN	Electricity North West Limited of 304 Bridgewater Place, Birchwood Park, Warrington WA3 6XG		Lessee
32.	All interests in 2583 square metres of highway to the southwest of the junction of Billinge Road and Foundry Lane along with the full extent of the structure beneath the adopted highway which spans the operational railway line to and from the adjoining Pemberton Station beneath the adopted highway	Unknown Network Rail, Square One, 4 Travis Street, Manchester, M1 2NY			-

33.	All interests in 501 square metres of grassed land adjacent to the highway known as Foundry Lane registered at H.M. Land Registry with freehold title under title number GM736540	Wainhomes (Northern) Limited (Co. Regn. No. 1056793) of Gate House, Turnpike Road, High Wycombe, Buckinghamshire HP12 3NR			Owner
34.	All interests in 14,159 square metres of open land being the former Pemberton colliery site registered at H.M. Land Registry with freehold title under title number MAN98084	Peel Investments (North Limited) of Peel Dome, The Trafford Centre, Manchester M17 8PL			Owner
35.	All interests in 95 square metres of unregistered open land being part of the former Pemberton colliery site	Unknown			-
36.	All interests except those of the Acquiring Authority in 530 square metres of open land being the former Pemberton colliery site registered at H.M. Land Registry with freehold title under title number MAN5316	Wigan Borough Council, Town Hall, Library Street, Wigan WN1 1YN			Owner

Table 2

(4) Number on map	(5) Other qualifying persons under section 12(2A)(a) of the Acquisition of Land Act 1981		(6) Qualifying persons under section 12(2A)(b) of the Acquisition of Land Act 1981 – not otherwise shown in Tables 1 & 2	
	Name and address	Description of interest to be acquired	Name and address	Description of the land for which the person in adjoining column is likely to make a claim
2.	The English Sports Council (Co. Regn. No. RC000766) of First Floor, 21 Bloomsbury Street, London WC1B 3HF.	Registered Charge dated 12 April 2016.		
24.	Fairhold (Huddersfield) Limited, (Co. Regn No. 3037726) of Moltano House, 302 Regents Park Road, London N3 2JX	Rentcharge (yearly) in respect of properties known as 2,4,6, 8 Leopold Street and 2, 4, 6, 10 & 14 Wesley Street		
26.	Fairhold (Huddersfield) Limited, (Co. Regn No. 3037726) of Moltano House, 302 Regents Park Road, London N3 2JX	Rentcharge (yearly) in respect of properties known as 2,4,6, 8 Leopold Street and 2, 4, 6, 10 & 14 Wesley Street		
34.	Lloyds Bank PLC (Co. Regn No. 00002065) of 25 Gresham Street, London EC2V 7HN	Registered Charge Dated 19 th September 2013		

Executed as a Deed by affixing the Common Seal
of Wigan Borough Council



ASSISTANT DIRECTOR - LEGAL



437/18

This the 14th day of September 2018