
THE PROPOSED LONDON BOROUGH OF LEWISHAM (DEPTFORD WHARVES)
COMPULSORY PURCHASE ORDER 2017

THE LONDON BOROUGH OF LEWISHAM (DEPTFORD WHARVES) COMPULSORY PURCHASE ORDER 2017

The Town and Country Planning Act 1990
and the Acquisition of Land Act 1981

The London Borough of Lewisham (in this order called the "acquiring authority") makes the following order –

1. Subject to the provisions of this order, the acquiring authority is under section 226(1)(a) of the Town and Country Planning Act 1990 hereby authorised to purchase compulsorily the land for the purpose of facilitating the carrying out of development, redevelopment or improvement on or in relation to the land comprising the phased demolition of remaining existing buildings, the construction of up to 1,132 residential units, the provision of flexible commercial floorspace (Use Class B1), complementary retail floorspace (Use Classes A1 to A5), leisure and community facilities (Use Classes D1/D2), landscaping/public realm, parking and associated works, which is likely to contribute to the achievement of the promotion or improvement of the economic, social or environmental well-being of the acquiring authority's area..
2. The land authorised to be purchased compulsorily under this order is the land described in the Schedule and delineated and shown shaded pink on a map prepared in duplicate, sealed with the common seal of the acquiring authority and marked "Map referred to in the London Borough of Lewisham (Deptford Wharves) Compulsory Purchase Order 2017".

THE 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 approximately 5,783 square metres of land and commercial premises known as Crown Wharf, Grove Street, London except those owned by Lend Lease Deptford Limited	Lend Lease Deptford Limited 20 Triton Street Regent's Place London NW1 3BF (LN63478 and SGL159270)	–	–	Unoccupied
2	All interests in approximately 19,543 square metres of land and commercial premises known as the Victoria Public House, 177 Grove Street, Units 10, 13 and Yard, Yard A, Yard B, Units 12, 14 and 15 Victoria Wharf Timber Yard, Grove Street (B206), 125 and 127 and Units 6 to 9 Park Wharf, Evelyn Street (A200), London except those owned by Lend Lease Deptford Limited	Lend Lease Deptford Limited 20 Triton Street Regent's Place London NW1 3BF (TGL214423)	–	–	Unoccupied
3	All interests in approximately 4,454 square metres of land and commercial premises known as Units 16 and 17, Dragoon Road, London except those owned by Lend Lease Deptford Limited	Lend Lease Deptford Limited 20 Triton Street Regent's Place London NW1 3BF (TGL214423)	Spaces Personal Storage Limited c/o Safestore Holdings Limited Brittanic House Stirling Way Borehamwood WD6 2BT (TGL202127) Safestore Limited Brittanic House Stirling Way Borehamwood WD6 2BT (TGL333336)	–	Spaces Personal Storage Limited c/o Safestore Holdings Limited Brittanic House Stirling Way Borehamwood WD6 2BT Safestore Limited Brittanic House Stirling Way Borehamwood WD6 2BT

THE SCHEDULE

Table 1 (cont'd)

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
4	All interests in approximately 55 square metres of part of public adopted highway known as Dragoon Road, London, except those owned by the acquiring authority or Lend Lease Deptford Limited	London Borough of Lewisham Laurence House 1 Catford Road Old Town Hall Rushey Green London SE6 4RU (SGL407816)	–	–	London Borough of Lewisham Laurence House 1 Catford Road Old Town Hall Rushey Green London SE6 4RU (as highways authority)
5	All interests in approximately 56 square metres of residential premises and yard known as 151 Evelyn Street (A200), London except those owned by Lend Lease Deptford Limited	HTH Properties Limited 8B Ellingfort Road London E8 3PA (442984)	–	–	Unknown
6	All interests in approximately 815 square metres of land and commercial premises known as 121 and 123 Evelyn Street (A200), London except those owned by Lend Lease Deptford Limited	Lend Lease Deptford Limited 20 Triton Street Regent's Place London NW1 3BF (TGL214423)	Petrit Lekaj 121-123 Evelyn Street London SE8 5RJ (TGL202479)	–	Petrit Lekaj 121-123 Evelyn Street London SE8 5RJ
7	All interests in approximately 2,209 square metres of land and commercial premises known as Shell Parkside Garage, 101 to 111 (odd) Evelyn Street (A200), London except those owned by Lend Lease Deptford Limited	Shell U.K. Limited Shell Centre York Road London SE1 7NA (LN161519)	Shell U.K. Limited Shell Centre York Road London SE1 7NA (TGL285321)	–	Shell U.K. Limited Shell Centre York Road London SE1 7NA

THE SCHEDULE

Table 1 (cont'd)

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
8	All interests in approximately 11,011 square metres of land and commercial premises known as New Baltic Wharf, Units A, B, C and D, Oxestalls Road, London except those owned by Lend Lease Deptford Limited	Lend Lease Deptford Limited 20 Triton Street Regent's Place London NW1 3BF (TGL214423)	Veolia ES (UK) Limited 210 Pentonville Road London N1 9JY	–	Veolia ES (UK) Limited 210 Pentonville Road London N1 9JY
9	All interests in approximately 302 square metres of part of public adopted highway known as Oxestalls Road, London except those owned by the acquiring authority or Lend Lease Deptford Limited	Shell U.K. Limited Shell Centre York Road London SE1 7NA (as presumed owner of subsoil) Unknown (in respect of subsoil)	–	–	London Borough of Lewisham Laurence House 1 Catford Road Old Town Hall Rushey Green London SE6 4RU (as highways authority)
10	All interests in approximately 104 square metres of part of access road fronting commercial premises known as New Baltic Wharf, Oxestalls Road, London except, those owned by the acquiring authority or Lend Lease Deptford Limited	London Borough of Lewisham Laurence House 1 Catford Road Old Town Hall Rushey Green London SE6 4RU (as presumed owner) Unknown	–	–	Unknown

THE SCHEDULE

Table 1 (cont'd)

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
11	All interests in approximately 135 square metres of part of access road fronting commercial premises known as New Baltic Wharf, Oxestalls Road, London, except those owned by the acquiring authority or Lend Lease Deptford Limited	London Borough of Lewisham Laurence House 1 Catford Road Old Town Hall Rushey Green London SE6 4RU (SGL49820)	–	–	Unknown
12	All interests in approximately 98 square metres of land on the south side of Oxestalls Road, London except those owned by Lend Lease Deptford Limited	Lend Lease Deptford Limited 20 Triton Street Regent's Place London NW1 3BF (as presumed owner) Unknown	–	–	Unknown
13	All interests in approximately 157 square metres of land on the south side of Oxestalls Road, London, except those owned by the acquiring authority or Lend Lease Deptford Limited	London Borough of Lewisham Laurence House 1 Catford Road Old Town Hall Rushey Green London SE6 4RU (SGL49820)	–	–	Unknown

THE SCHEDULE

Table 1 (cont'd)

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
14	All interests in approximately 63 square metres of part of public adopted highway, land on the south side and beneath Oxestalls Road, London, except those owned by the acquiring authority or Lend Lease Deptford Limited	London Borough of Lewisham Laurence House 1 Catford Road Old Town Hall Rushey Green London SE6 4RU (SGL45755)	–	–	London Borough of Lewisham Laurence House 1 Catford Road Old Town Hall Rushey Green London SE6 4RU (as highways authority)
15	All interests in approximately 11 square metres of land being an electricity substation and transformer chamber on the south side of Oxestalls Road, London except those owned by Lend Lease Deptford Limited	London Borough of Lewisham Laurence House 1 Catford Road Old Town Hall Rushey Green London SE6 4RU (SGL185157)	–	London Power Networks plc Newington House 237 Southwark Bridge Road London SE1 6NP	Unknown
16	All interests in approximately 170 square metres of part of public highway known as Oxestalls Road and land beneath forming part of Crown Wharf, Oxestalls Road, London, except those owned by the acquiring authority or Lend Lease Deptford Limited	London Borough of Lewisham Laurence House 1 Catford Road Old Town Hall Rushey Green London SE6 4RU (SGL185157)	–	–	Unoccupied

THE SCHEDULE

Table 1 (cont'd)

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
17	All interests in approximately 27 square metres of part land forming part of Crown Wharf, Oxestalls Road, London, except those owned by the acquiring authority or Lend Lease Deptford Limited	London Borough of Lewisham Laurence House 1 Catford Road Old Town Hall Rushey Green London SE6 4RU (SGL45755)	–	–	Unoccupied
18	All interests in approximately 51 square metres of part of public adopted highway known as Oxestalls Road, London, except those owned by the acquiring authority or Lend Lease Deptford Limited	London Borough of Lewisham Laurence House 1 Catford Road Old Town Hall Rushey Green London SE6 4RU (LN205265)	–	–	London Borough of Lewisham Laurence House 1 Catford Road Old Town Hall Rushey Green London SE6 4RU (as highways authority)
19	All interests in approximately 42 square metres of part of public adopted highway known as Oxestalls Road, London, except those owned by the acquiring authority or Lend Lease Deptford Limited	Lend Lease Deptford Limited 20 Triton Street Regent's Place London NW1 3BF (as presumed owner)	–	–	Unknown

THE SCHEDULE

Table 2

Number on map (4)	Other qualifying persons under section 12(2A) (a) of the Acquisition of Land Act 1981 (5)		Other qualifying persons under section 12(2A)(b) of the Acquisition of Land Act 1981 – not otherwise shown in Table 1 or Table 2(5) (6)	
	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 be entitled to make a claim
1	–	–	–	–
2	London Borough of Lewisham Laurence House 1 Catford Road Old Town Hall Rushey Green London SE6 4RU	Provisions relating to the development of the land as detailed in Agreements dated 7 October 2014 and 14 August 2015	–	–

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THE SCHEDULE

Table 2 (cont'd)

Number on map (4)	Other qualifying persons under section 12(2A) (a) of the Acquisition of Land Act 1981 (5)		Other qualifying persons under section 12(2A)(b) of the Acquisition of Land Act 1981 – not otherwise shown in Table 1 or Table 2(5) (6)	
	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 be entitled to make a claim
3	<p>The Royal Bank of Scotland PLC 36 St. Andrew Square Edinburgh EH2 2YB</p> <p>The Royal Bank of Scotland PLC 36 St. Andrew Square Edinburgh EH2 2YB</p> <p>Unknown</p> <p>London Borough of Lewisham Laurence House 1 Catford Road Old Town Hall Rushey Green London SE6 4RU</p>	<p>As mortgagee to Spaces Personal Storage Limited as detailed in registered title TGL202127 in respect of Units 16 and 17, Dragoon Road, London, SE8 3NW</p> <p>As mortgagee to Safestore Limited as detailed in registered title TGL333336 in respect of Units 16 and 17, Dragoon Road, London, SE8 3NW</p> <p>Right of entry for the purpose of maintaining the boundary fences and walls as detailed in a Transfer dated 30 August 1985</p> <p>Provisions relating to the development of the land as detailed in Agreements dated 7 October 2014 and 14 August 2015</p>	–	–
4 to 5	–	–	–	–
6	<p>London Borough of Lewisham Laurence House 1 Catford Road Old Town Hall Rushey Green London SE6 4RU</p>	<p>Provisions relating to the development of the land as detailed in Agreements dated 7 October 2014 and 14 August 2015</p>	–	–

THE SCHEDULE

Table 2 (cont'd)

Number on map (4)	Other qualifying persons under section 12(2A)(a) of the Acquisition of Land Act 1981 (5)		Other qualifying persons under section 12(2A)(b) of the Acquisition of Land Act 1981 – not otherwise shown in Table 1 or Table 2(5) (6)	
	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 be entitled to make a claim
7	–	–	–	–
8	London Borough of Lewisham Laurence House 1 Catford Road Old Town Hall Rushey Green London SE6 4RU	Provisions relating to the development of the land as detailed in Agreements dated 7 October 2014 and 14 August 2015	–	–
9 to 10	–	–	–	–
11	–	–	–	–
12	–	–	–	–
13	–	–	–	–
14	–	–	–	–
15	–	–	–	–
16	–	–	–	–
17	–	–	–	–

THE SCHEDULE

Table 2 (cont'd)

Number on map (4)	Other qualifying persons under section 12(2A) (a) of the Acquisition of Land Act 1981 (5)		Other qualifying persons under section 12(2A)(b) of the Acquisition of Land Act 1981 – not otherwise shown in Table 1 or Table 2(5) (6)	
	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 be entitled to make a claim
18 to 19	–	–	–	–

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**THE SCHEDULE
GENERAL ENTRIES**

PARTY NAME	ADDRESS
British Telecommunications PLC	81 Newgate Street, London, EC1A 7AJ
Everything Everywhere Limited	Trident Place, Mosquito Way, Hatfield, AL10 9BW
Fulcrum Pipelines Limited	TBC
Global Crossing	TBC
GT / EPLSR / ENC	TBC
J.B. Riney & Co. Limited	Woodlands, 415 Limpsfield Road, Warlingham, CR6 9HA
Metric Group Limited	Metric House, Westmead Drive, Westmead Industrial Estate, Westlea, Swindon, SN5 7AD
National Grid Gas PLC	Grand Buildings, 1-3 Strand, London, WC2N 5EH
National Grid Electricity Transmission PLC	Grand Buildings, 1-3 Strand, London, WC2N 5EH
Network Rail Infrastructure Limited	1 Eversholt Street, London, NW1 2DN
O2 / CAIP	TBC
RM Property and Facilities Solutions Limited	Highbank House, Exchange Street, Stockport, SK3 0ET
Southern Gas Networks PLC	St. Lawrence House, Station Approach, Horley, RH6 9HJ
SSE Energy Supply Limited	55 Vastern Road, Reading, RG1 8BU
Bazalgette Tunnel Limited (operating as Thames Tideway Tunnel)	The Point, 37 North Wharf Road, Paddington, London, W2 1AF
Thames Water Utilities Limited	Clearwater Court, Vastern Road, Reading, RG1 8DB
Trueform	TBC
UKD	TBC
UK Power Networks (Operations) Limited	Newington House, 237 Southwark Bridge Road, London SE1 6NP
UKPS / ESP	TBC
Verizon	TBC
Virgin Media Limited	Media House, 10-14 Bartley Wood Business Park, Hook, RG27 9UP
Vodafone Limited	Vodafone House, The Connection, Newbury, RG14 2FN
Volker Highways Limited	Hertford Road, Hoddesdon, EN11 9BX

