

Dated *20th September* 2024

**THE DONCASTER (CITY GATEWAY – RAILWAY SQUARE AND PHASE 1) COMPULSORY  
PURCHASE ORDER 2023**

**GENERAL VESTING DECLARATION**

This **GENERAL VESTING DECLARATION** is executed on the day of *20th September* 2024 by the City of Doncaster Council (the **Authority**).

**WHEREAS:**

1. On 4 June 2024 an order entitled the Doncaster (City Gateway – Railway Square and Phase 1) Compulsory Purchase Order 2023 was confirmed by the Secretary of State under the powers conferred on them by the Town and Country Planning Act 1990 and the Acquisition of Land Act 1981 authorising the Authority to acquire the land 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 1 August 2024.
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:

- 1) The land described in the Schedule hereto (being part of the land authorised to be acquired by the order) and more particularly delineated on the plan annexed hereto, together with the right to enter and take possession of the land shall vest in the Authority as from the end of the period three months from the date on which the service of notices required by section 6 of the Act is completed.

# SCHEDULE

## Land

Plot Number	Extent, Description and Situation of Land	Land Acquired
1	2421.92 square metres of and forming an office complex and associated access and parking at 1 – 8 Trafford Court, Doncaster, DN1 1PN as registered on title SYK21229	All interests, easements and other rights comprised in or over the land other than: <ul style="list-style-type: none"> <li>those interests of British Transport Police</li> <li>those interests of Taskmaster Resources Limited</li> <li>those interests of Central Young Men's Christian Association</li> <li>those interests of Keltbray Rail Limited</li> <li>those interests of Leger Education Trust</li> <li>those interests of Occupiers</li> <li>those interests owned by the Authority</li> </ul> which are excluded.
2	127.35 square metres of land forming a retail unit, access and associated parking being land at 118 and 120 St Sepulchre Gate, Doncaster, DN1 3AB as registered on title SYK255456	All interests, easements and other rights comprised in or over the land, except those owned by the Authority.
3	1779.49 square metres of land forming a trade retail unit, access and associated parking being the Wolseley Plumb Centre on the North West side of West Street, Doncaster, DN1 1AA as registered on title SYK339072	All interests, easements and other rights comprised in or over the land except those owned by the Authority.
4	117.60 square metres of highway land being land at West Street, Doncaster as registered on title SYK507020	All interests, easements and other rights comprised in or over the land except those owned by the Authority.
5	64.51 square metres of highway land being land at West Street, Doncaster as registered on SYK507140	All interests, easements and other rights comprised in or over the land except those owned by the Authority.
6	205.25 square metres of highway	All interests, easements and other rights

	land and buildings being land at Trafford Way, Doncaster forming part of registered title SYK507239	comprised in or over the land, except those owned by the Authority.
7	5.47 square metres of highway land being land at Trafford Way, Doncaster forming part of title SYK516090	All interests, easements and other rights comprised in or over the land except those owned by the Authority.
8	142.80 square metres of highway land being land at West Street, Doncaster forming part of title SYK519605	All interests, easements and other rights comprised in or over the land except those owned by the Authority.
9	52.02 square metres of highway land being land on the south west side of Trafford Way, Doncaster as registered on title SYK558011	All interests, easements and other rights comprised in or over the land except those owned by the Authority.
10	31.05 square metres of unregistered highway land being on the corner of West Street to the South of Trafford Court.	All interests, easements and other rights comprised in or over the land except those owned by the Authority.
11	12.54 square metres of highway land being land lying to the West of Trafford Court, Doncaster as registered on SYK661263	All interests, easements and other rights comprised in or over the land except those owned by the Authority.
12	148.70 square metres of unregistered highway land lying between West Street and Trafford Way	All interests, easements and other rights comprised in or over the land except those owned by the Authority.
13	461.46 square metres of unregistered highway land forming West Street	All interests, easements and other rights comprised in or over the land except those owned by the Authority.
15	12.32 square metres of unregistered highway land being to the west of West Street	All interests, easements and other rights comprised in or over the land except those owned by the Authority.

In witness hereof

The **COMMON SEAL** of **CITY OF DONCASTER**

**COUNCIL** was hereunto affixed



in the presence of:

*R. Pritchard*  
RACHEL PRITCHARD

Authorised on behalf of the

Service Director of Legal and Democratic Services

Seal No. 73483

Dated: 20.9.2024