

THE HYNDBURN BOROUGH COUNCIL (BURTONS CHAMBERS, ACCRINGTON) COMPULSORY PURCHASE ORDER 2024

Section 226 (1) (a) Town and Country Planning Act 1990

and

The Acquisition of Land Act 1981

Hyndburn Borough Council (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 (as amended) hereby authorised to purchase compulsorily the land as described in paragraph 2 for the purpose of facilitating the development of the land as an improvement and re-development of Burtons Chambers to create a co-working and events space;
2. The land authorised to be purchased compulsorily under this Order is the land described in the Schedule below and delineated and shown coloured pink on the Order Map, prepared in duplicate, sealed with the common seal of the Acquiring Authority and marked "Map referred to in The Hyndburn Borough Council (Burtons Chambers, Accrington) Compulsory Purchase Order 2024" (the "Order Map");
3. Parts 2 and 3 of Schedule 2 to the Acquisition of Land Act 1981 are hereby incorporated into the Order.

SCHEDULE

Table 1

Qualifying persons under section 12(2)(a) of the Acquisition of Land Act 1981 – name and address (3)					
Number on Map (1)	Extent, description and situation of the land (2)	Owners or reputed owners	Lessees or reputed lessees	Tenants or reputed tenants (other than lessees)	Occupiers
1	All interests, except those of the acquiring authority, in 166 square metres of part of three storey building known as 77 to 79 (odd) Blackburn Road and adjoining drainage channel, except mines and minerals, both being part of Burtons Chambers, 61 to 79 (odd) Blackburn Road	Hyndburn Borough Council Scaitcliffe House Ormerod Street Accrington BB5 0PF <i>(the acquiring authority)</i>	-	-	Hyndburn Borough Council Scaitcliffe House Ormerod Street Accrington BB5 0PF <i>(the acquiring authority)</i>
2	All interests, except those of the acquiring authority and Lancashire County Council as highway authority, in 1 square metre of pavement, drainage channel and part of three storey building known as 79 Blackburn Road above, except mines and minerals, all being part of Burtons Chambers, 61 to 79 (odd) Blackburn Road	Hyndburn Borough Council Scaitcliffe House Ormerod Street Accrington BB5 0PF <i>(the acquiring authority)</i>	-	-	Hyndburn Borough Council Scaitcliffe House Ormerod Street Accrington BB5 0PF <i>(the acquiring authority)</i> Lancashire County Council County Hall Preston Lancashire PR1 8XJ <i>(in respect of pavement, as highway authority)</i>

Qualifying persons under section 12(2)(a) of the Acquisition of Land Act 1981 – name and address (3)					
Number on Map (1)	Extent, description and situation of the land (2)	Owners or reputed owners	Lessees or reputed lessees	Tenants or reputed tenants (other than lessees)	Occupiers
3	All interests, except those of the acquiring authority, in 6 square metres of part of three storey building known as 77 to 79 (odd) Blackburn Road and adjoining drainage channel, except mines and minerals, both being part of Burtons Chambers, 61 to 79 (odd) Blackburn Road	Hyndburn Borough Council Scaitcliffe House Ormerod Street Accrington BB5 0PF <i>(the acquiring authority)</i>	-	-	Hyndburn Borough Council Scaitcliffe House Ormerod Street Accrington BB5 0PF <i>(the acquiring authority)</i>
4	All interests, except those of the acquiring authority, in 252 square metres of three storey building, except mines and minerals, known as 71 to 75 (odd) Blackburn Road, being part of Burtons Chambers, 61 to 79 (odd) Blackburn Road	Hyndburn Borough Council Scaitcliffe House Ormerod Street Accrington BB5 0PF <i>(the acquiring authority)</i>	-	-	Hyndburn Borough Council Scaitcliffe House Ormerod Street Accrington BB5 0PF <i>(the acquiring authority)</i>
5	All interests, except those of the acquiring authority, in 91 square metres of passageway and apparatus, except mines and minerals, situated between Dutton Street and St James' Street and adjoining Burtons Chambers, 61 to 79 (odd) Blackburn Road, 3 to 5 (odd) St James' Street and 4 to 6 (even) Dutton Street	Hyndburn Borough Council Scaitcliffe House Ormerod Street Accrington BB5 0PF <i>(the acquiring authority)</i>	-	-	Hyndburn Borough Council Scaitcliffe House Ormerod Street Accrington BB5 0PF <i>(the acquiring authority)</i>

Qualifying persons under section 12(2)(a) of the Acquisition of Land Act 1981 – name and address					
Number on Map (1)	Extent, description and situation of the land (2)	Owners or reputed owners	Lessees or reputed lessees	Tenants or reputed tenants (other than lessees)	Occupiers
6	All interests, except those of the acquiring authority, in 198 square metres of part of three storey building, except mines and minerals, known as 61 to 69 (odd) Blackburn Road and being part of Burtons Chambers, 61 to 79 (odd) Blackburn Road	Hyndburn Borough Council Scaitcliffe House Ormerod Street Accrington BB5 0PF <i>(the acquiring authority)</i>	Done Brothers (Cash Betting) Limited (registered company number 01277703) The Spectrum 56-58 Benson Road Birchwood Warrington Cheshire WA3 7PQ <i>(trading as Betfred in respect of part of ground floor and part of basement, 61 to 69 (odd) Blackburn Road)</i>	-	Hyndburn Borough Council Scaitcliffe House Ormerod Street Accrington BB5 0PF <i>(the acquiring authority)</i> Done Brothers (Cash Betting) Limited (registered company number 01277703) The Spectrum 56-58 Benson Road Birchwood Warrington Cheshire WA3 7PQ <i>(trading as Betfred in respect of part of ground floor and part of basement, 61 to 69 (odd) Blackburn Road)</i>

Qualifying persons under section 12(2)(a) of the Acquisition of Land Act 1981 – name and address					
Number on Map (1)	Extent, description and situation of the land (2)	Owners or reputed owners	Lessees or reputed lessees	Tenants or reputed tenants (other than lessees)	Occupiers
7	All interests, except those of the acquiring authority and Lancashire County Council as highway authority, in 14 square metres of accessway, pavement and part of three storey building, except mines and minerals, known as 61 to 69 Blackburn Street above, all being part of Burtons Chambers, 61 to 79 (odd) Blackburn Road	Hyndburn Borough Council Scaitcliffe House Ormerod Street Accrington BB5 0PF <i>(the acquiring authority)</i>	-	-	Hyndburn Borough Council Scaitcliffe House Ormerod Street Accrington BB5 0PF <i>(the acquiring authority)</i> Done Brothers (Cash Betting) Limited (registered company number 01277703) The Spectrum 56-58 Benson Road Birchwood Warrington Cheshire WA3 7PQ <i>(trading as Betfred in respect of accessway)</i> Lancashire County Council County Hall Preston Lancashire PR1 8XJ <i>(in respect of pavement as highway authority)</i>

Table 2

Number on Map (4)	Other qualifying persons under 12(2A)(a) of the Acquisition of Land Act 1981 (5)	Other qualifying persons under 12(2A)(b) of the Acquisition of Land Act 1981 – not otherwise shown in Tables 1 or 2 (6)
	Name and address	Name and address
	Description of interest to be acquired	Description of the land which the person in the adjoining column is likely to make a claim
1		
2		
3		
4		
5		<p>3 to 5 (odd) St James Street in respect of rights relating to apparatus placed in and over the passageway adjoining Burtons Chambers, 61 to 79 (odd) Blackburn Road, 3 to 5 (odd) St James' Street, and 4 to 6 (even) Dutton Street between Dutton Street and St James' Street</p> <p>National Westminster Bank Public Limited Company (registered company number 00929027) 250 Bishopsgate London EC2M 4AA</p> <p>Unknown</p> <p>Unspecified land with the benefit of rights of way over the passageway adjoining Burtons Chambers, 61 to 79 (odd) Blackburn Road, 3 to 5 (odd) St James' Street, 4 and 6 (even) Dutton Street between Dutton Street and St James' Street</p>
6		
7		

The Common Seal of)

HYNDBURN BOROUGH COUNCIL)

was hereunto affixed)

in the presence of:-)



Solicitor of the Council

No. in Seal Book.....15193

Date: 17th April 2024

