

REIGATE AND BANSTEAD BOROUGH COUNCIL (MARKETFIELD WAY) COMPULSORY  
PURCHASE ORDER 2018

SECTION 226(1)(a) TOWN AND COUNTRY PLANNING ACT 1990

ACQUISITION OF LAND ACT 1981

SECTION 13 LOCAL GOVERNMENT (MISCELLANEOUS PROVISIONS) ACT 1976

1. Reigate and Banstead Borough Council ("the Council") on the 23<sup>rd</sup> day of February 2018 made the Reigate and Banstead Borough Council (Marketfield Way) Compulsory Purchase Order 2018 ("the Order") under section 226 (1) (a) of the Town and Country Planning Act 1990 and section 13 of the Local Government (Miscellaneous Provisions) Act 1976. It is about to submit this Order to the Secretary of State for Housing, Communities and Local Government for confirmation, and if confirmed, the Order will authorise the Council to purchase compulsorily the land described below for the purpose of development, redevelopment and improvement of a significant part of Redhill Town Centre through the provision of a new mixed use site including anchor cinema, retail and residential development.
2. A copy of the Order and of the map referred to therein have been deposited at Town Hall, Castlefield Road, Reigate, RH2 0SH and may be seen at all reasonable hours. Copies of these documents can also be viewed at [www.reigate-banstead.gov.uk/marketfieldway](http://www.reigate-banstead.gov.uk/marketfieldway)
3. If no relevant objection as defined in section 13(6) of the Acquisition of Land Act 1981 is made, or if all such objections made are withdrawn, or if the confirming authority is satisfied that every objection made either relates exclusively to matters of compensation which can be dealt with by the Upper Tribunal (Lands Chamber) or amounts in substance to an objection to the provisions of the development plan defining the proposed use of any land comprised in the order, the confirming authority may confirm the Order with or without modifications.
4. In any other case where a relevant objection has been made which is not withdrawn or disregarded, the confirming authority is required, before confirming the Order either:-
  - (a) To cause a public local inquiry to be held; or
  - (b) To afford to the objector an opportunity of appearing before and being heard by a person appointed by the confirming authority for the purpose; or
  - (c) With the consent of the objector to follow a written representations procedure.
5. The confirming authority may then, after considering the objection and the report of the person who held the inquiry or hearing or considered the written representations, confirm the Order with or without modifications. In the event that there is no objection, whether by a qualifying person or otherwise, the confirming authority may in certain circumstances permit the Council to determine confirmation of the Order.

6. Any objection to the Order must be made in writing to the Secretary of State for Housing, Communities and Local Government, National Planning Casework Unit, 5 St Philip's Place, Colmore Row, Birmingham, B3 2PW by 23<sup>rd</sup> March 2018 and should state the title of the Order, the grounds of objection and the objector's address and interests in the land

#### DESCRIPTION OF LAND AND THE NEW RIGHTS

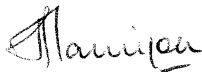
##### LAND TO BE ACQUIRED:

Land, including all interests not already owned by the Council, in the area of Reigate and Banstead Borough Council which lies within the town centre and urban area of Redhill, Surrey. It is situated between High Street to the west, Station Road to the north, Marketfield Way to the east, and Marketfield Road to the south, opposite the main entrance to the Belfry Centre on the High Street and falls within the Redhill Town Centre Primary Shopping Area. The land is located in close proximity to Redhill bus station and railway station and includes the sub soil of parts of the highway.

##### NEW RIGHTS TO BE ACQUIRED

New rights are being sought over the land for the purpose of providing a pedestrian access to and from the High Street to the rear of Marylebone House and the rear of properties on the south side of Station Road.

Date: 23<sup>rd</sup> February 2018



Authorised Signatory: