

THE LONDON BOROUGH OF HILLINGDON (HAYES TOWN CENTRE) COMPULSORY PURCHASE ORDER 2021

**THE TOWN AND COUNTRY PLANNING ACT 1990
THE ACQUISITION OF LAND ACT 1981
THE COMPULSORY PURCHASE (VESTING DECLARATIONS) ACT 1981**

GENERAL VESTING DECLARATION No. 2

This GENERAL VESTING DECLARATION is executed on the 12 day of April 2024 by the London Borough of Hillingdon ("the Authority").

WHEREAS:

- (1) On 22 March 2022 an order entitled the London Borough of Hillingdon (Hayes Town Centre) Compulsory Purchase Order 2021 ("Order") was confirmed by the Authority under the powers conferred on them by section 14A of 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 30 March 2022.
- (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-

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 of 3 months and two weeks from the date on which the service of notices required by section 6 of the Act is completed.

SCHEDULE

Number on Map (1)	Extent, description and situation of the land (2)
1	All interests in approximately 11439 square metres of public highways and footways (Crown Close, Austin Road and Silverdale Road), car parks, communal areas, accessway (Western View), shrubbery and play area; east of Station Road and west of Little Road except those owned by the Acquiring Authority
2	All interests in approximately 83 square metres of public footway, grassed area and public highway (Austin Road) except those owned by the Acquiring Authority
26	All interests in approximately 103 square metres of car park and residential premises (104, 105 and 107 Austin Road, Hayes, UB3 3DN) except those owned by the Acquiring Authority
27	All interests in approximately 100 square metres of car park and residential premises (105, 106 and 107 Austin Road, Hayes, UB3 3DN) except those owned by the Acquiring Authority
28	All interests in approximately 106 square metres of car park and residential premises (108 and 109 Austin Road, Hayes, UB3 3DN & 111 Austin Road, Hayes, UB3 3DW) except those owned by the Acquiring Authority

Number on Map (1)	Extent, description and situation of the land (2)
29	All interests in approximately 100 square metres of car park and residential premises (109 and 110 Austin Road, Hayes, UB3 3DN & 111 Austin Road, Hayes, UB3 3DW) except those owned by the Acquiring Authority
35	All interests in approximately 85 square metres of residential premises (15 Austin Road, Hayes, UB3 3DB and 64 Austin Road, Hayes, UB3 3DQ) except those owned by the Acquiring Authority
36	All interests in approximately 84 square metres of residential premises (16 Austin Road, Hayes, UB3 3DB and 63 Austin Road, Hayes, UB3 3DQ) except those owned by the Acquiring Authority
37	All interests in approximately 80 square metres of residential premises (17 Austin Road, Hayes, UB3 3DB and 62 Austin Road, Hayes, UB3 3DQ) except those owned by the Acquiring Authority
38	All interests in approximately 81 square metres of residential premises (18 Austin Road, Hayes, UB3 3DB and 61 Austin Road, Hayes, UB3 3DQ) except those owned by the Acquiring Authority
39	All interests in approximately 85 square metres of residential premises (19 Austin Road, Hayes, UB3 3DB and 60 Austin Road, Hayes, UB3 3DG) except those owned by the Acquiring Authority
40	All interests in approximately 103 square metres of car park, storage and residential premises (112 Austin Road, Hayes, UB3 3DW) except those owned by the Acquiring Authority
41	All interests in approximately 10 square metres of car park and electricity substation; east of Crown Close and west of Austin Road except those owned by the Acquiring Authority
42	All interests in approximately 103 square metres of car park, electricity substation and residential premises (113 Austin Road, Hayes, UB3 3DW) except those owned by the Acquiring Authority
43	All interests in approximately 104 square metres of car park and residential premises (114 Austin Road, Hayes, UB3 3DW) except those owned by the Acquiring Authority
44	All interests in approximately 104 square metres of car park and residential premises (115 Austin Road, Hayes, UB3 3DW) except those owned by the Acquiring Authority
45	All interests in approximately 103 square metres car park and residential premises (116, 117 and 119 Austin Road, Hayes, UB3 3DW) except those owned by the Acquiring Authority
46	All interests in approximately 103 square metres of car park and residential premises (117, 118 and 119 Austin Road, Hayes, UB3 3DW) except those owned by the Acquiring Authority
47	All interests in approximately 104 square metres of car park and residential premises (120, 121 and 123 Austin Road, Hayes, UB3 3DW) except those owned by the Acquiring Authority
48	All interests in approximately 103 square metres of car park and residential premises (121, 122 and 123 Austin Road, Hayes, UB3 3DP) except those owned by the Acquiring Authority
49	All interests in approximately 127 square metres of residential premises (20 Austin Road, Hayes, UB3 3DB & 54 and 55 Austin Road, Hayes, UB3 3DG) except those owned by the Acquiring Authority
50	All interests in approximately 130 square metres of residential premises (21 Austin Road, Hayes, UB3 3DD & 53 and 56 Austin Road, Hayes, UB3 3DG) except those owned by the Acquiring Authority
51	All interests in approximately 118 square metres of residential premises (22 Austin Road, Hayes, UB3 3DD & 52 and 57 Austin Road, Hayes, UB3 3DG) except those owned by the Acquiring Authority
52	All interests in approximately 116 square metres of residential premises (23 Austin Road, Hayes, UB3 3DD & 51 and 58 Austin Road, Hayes, UB3 3DG) except those owned by the Acquiring Authority
53	All interests in approximately 119 square metres of residential premises (24 Austin Road, Hayes, UB3 3DD & 50 and 59 Austin Road, Hayes, UB3 3DG) except those owned by the Acquiring Authority

Number on Map (1)	Extent, description and situation of the land (2)
54	All interests in approximately 81 square metres of residential premises (25 Austin Road, Hayes, UB3 3DD and 49 Austin Road, Hayes, UB3 3DF) except those owned by the Acquiring Authority
55	All interests in approximately 80 square metres of residential premises (26 Austin Road, Hayes, UB3 3DD and 48 Austin Road, Hayes, UB3 3DF) except those owned by the Acquiring Authority
56	All interests in approximately 80 square metres of residential premises (27 Austin Road, Hayes, UB3 3DD and 47 Austin Road, Hayes, UB3 3DF) except those owned by the Acquiring Authority
57	All interests in approximately 81 square metres of residential premises (28 Austin Road, Hayes, UB3 3DD and 46 Austin Road, Hayes, UB3 3DF) except those owned by the Acquiring Authority
58	All interests in approximately 76 square metres of residential premises (29 Austin Road, Hayes, UB3 3DD and 45 Austin Road, Hayes, UB3 3DF) except those owned by the Acquiring Authority
59	All interests in approximately 103 square metres of car park and residential premises (124 Austin Road, Hayes, UB3 3DP) except those owned by the Acquiring Authority
60	All interests in approximately 4 square metres of storage for 31 Austin Road; fronting 125 Austin Road, Hayes, UB3 3DP except those owned by the Acquiring Authority
61	All interests in approximately 101 square metres of car park and residential premises (125 Austin Road, Hayes, UB3 3DP) except those owned by the Acquiring Authority
62	All interests in approximately 102 square metres of car park, storage and residential premises (126 Austin Road, Hayes, UB3 3DP) except those owned by the Acquiring Authority
63	All interests in approximately 102 square metres of car park, storage and residential premises (127 Austin Road, Hayes, UB3 3DP) except those owned by the Acquiring Authority
64	All interests in approximately 103 square metres of car park and residential premises (128 Austin Road, Hayes, UB3 3DB, 129 Austin Road, Hayes, UB3 3DP and 131 Austin Road, Hayes, UB3 3DR) except those owned by the Acquiring Authority
65	All interests in approximately 103 square metres of car park and residential premises (129 Austin Road, Hayes, UB3 3DP, 130 Austin Road, Hayes, UB3 3DP and 131 Austin Road, Hayes, UB3 3DR) except those owned by the Acquiring Authority
66	All interests in approximately 103 square metres of car park and residential premises (132, 133 and 135 Austin Road, Hayes, UB3 3DR) except those owned by the Acquiring Authority
67	All interests in approximately 104 square metres of car park and residential premises (133, 134 and 135 Austin Road, Hayes, UB3 3DR) except those owned by the Acquiring Authority
68	All interests in approximately 130 square metres of residential premises (30 Austin Road, Hayes, UB3 3DD & 39 and 40 Austin Road, Hayes, UB3 3DE) except those owned by the Acquiring Authority
69	All interests in approximately 116 square metres of residential premises (31 and 38 Austin Road, Hayes, UB3 3DE & 41 Austin Road, Hayes, UB3 3DF) except those owned by the Acquiring Authority
70	All interests in approximately 118 square metres of residential premises (32 and 37 Austin Road, Hayes, UB3 3DE & 42 Austin Road, Hayes, UB3 3DF) except those owned by the Acquiring Authority
71	All interests in approximately 125 square metres of residential premises (33 and 36 Austin Road, Hayes, UB3 3DE & 43 Austin Road, Hayes, UB3 3DF) except those owned by the Acquiring Authority
72	All interests in approximately 124 square metres of residential premises (34 and 35 Austin Road, Hayes, UB3 3DE & 44 Austin Road, Hayes, UB3 3DF) except those owned by the Acquiring Authority
73	All interests in approximately 136 square metres of public highway, footway and grassed area (Crown Close) except those owned by the Acquiring Authority
74	All interests in approximately 83 square metres of residential premises (1 and 50 Silverdale Road, Hayes, UB3 3BX) except those owned by the Acquiring Authority

Number on Map (1)	Extent, description and situation of the land (2)
75	All interests in approximately 82 square metres of residential premises (2 and 49 Silverdale Road, Hayes, UB3 3BX) except those owned by the Acquiring Authority
76	All interests in approximately 82 square metres of residential premises (3 and 48 Silverdale Road, Hayes, UB3 3BX) except those owned by the Acquiring Authority
77	All interests in approximately 80 square metres of residential premises (4 and 47 Silverdale Road, Hayes, UB3 3BX) except those owned by the Acquiring Authority
78	All interests in approximately 90 square metres of residential premises (5 and 46 Silverdale Road, Hayes, UB3 3BX) except those owned by the Acquiring Authority
79	All interests in approximately 85 square metres of residential premises (6 and 45 Silverdale Road, Hayes, UB3 3BX) except those owned by the Acquiring Authority
80	All interests in approximately 77 square metres of residential premises (7 and 44 Silverdale Road, Hayes, UB3 3BX) except those owned by the Acquiring Authority
81	All interests in approximately 80 square metres of residential premises (8 and 43 Silverdale Road, Hayes, UB3 3BX) except those owned by the Acquiring Authority
82	All interests in approximately 79 square metres of residential premises (9 and 42 Silverdale Road, Hayes, UB3 3BX) except those owned by the Acquiring Authority
83	All interests in approximately 78 square metres of residential premises (10 and 41 Silverdale Road, Hayes, UB3 3BX) except those owned by the Acquiring Authority
84	All interests in approximately 79 square metres of residential premises (11 and 40 Silverdale Road, Hayes, UB3 3BX) except those owned by the Acquiring Authority
85	All interests in approximately 78 square metres of residential premises (12 and 39 Silverdale Road, Hayes, UB3 3BX) except those owned by the Acquiring Authority
86	All interests in approximately 81 square metres of residential premises (13 and 38 Silverdale Road, Hayes, UB3 3BX) except those owned by the Acquiring Authority
87	All interests in approximately 23 square metres of electricity substation; north of Skeffington Court and west of Silverdale Road except those owned by the Acquiring Authority
88	All interests in approximately 591 square metres of public highway, footway, grassed area, trees and shrubbery (Silverdale Road) except those owned by the Acquiring Authority
89	All interests in approximately 441 square metres of residential premises (1 to 45 Skeffington Court, 51 Silverdale Road, Hayes, UB3 3BY and 46 to 75 Skeffington Court, 51 Silverdale Road, Hayes, UB3 3AZ) except those owned by the Acquiring Authority
90	All interests in approximately 97 square metres of car park and residential premises (14 Silverdale Road, Hayes, UB3 3BX) except those owned by the Acquiring Authority
91	All interests in approximately 104 square metres of car park and residential premises (15 Silverdale Road, Hayes, UB3 3BX) except those owned by the Acquiring Authority
92	All interests in approximately 100 square metres of car park and residential premises (16 Silverdale Road, Hayes, UB3 3BX) except those owned by the Acquiring Authority
93	All interests in approximately 99 square metres of car park, storage and residential premises (17 Silverdale Road, Hayes, UB3 3BX) except those owned by the Acquiring Authority
94	All interests in approximately 99 square metres of car park and residential premises (18 Silverdale Road, Hayes, UB3 3BX) except those owned by the Acquiring Authority
95	All interests in approximately 103 square metres of car park and residential premises (19 Silverdale Road, Hayes, UB3 3BX) except those owned by the Acquiring Authority
96	All interests in approximately 100 square metres of car park and residential premises (20 Silverdale Road, Hayes, UB3 3BX) except those owned by the Acquiring Authority
97	All interests in approximately 101 square metres of car park, residents meeting hall and residential premises (21 Silverdale Road, Hayes, UB3 3BX) except those owned by the Acquiring Authority

Number on Map (1)	Extent, description and situation of the land (2)
98	All interests in approximately 104 square metres of car park and residential premises (22 and 23 Silverdale Road, Hayes, UB3 3BX) except those owned by the Acquiring Authority
99	All interests in approximately 103 square metres of car park and residential premises (24 and 25 Silverdale Road, Hayes, UB3 3BX) except those owned by the Acquiring Authority
100	All interests in approximately 101 square metres of car park and residential premises (26 and 27 Silverdale Road, Hayes, UB3 3BX) except those owned by the Acquiring Authority
101	All interests in approximately 100 square metres of car park and residential premises (28 and 29 Silverdale Road, Hayes, UB3 3BX) except those owned by the Acquiring Authority
102	All interests in approximately 100 square metres of car park and residential premises (30 and 31 Silverdale Road, Hayes, UB3 3BX) except those owned by the Acquiring Authority
103	All interests in approximately 102 square metres of car park and residential premises (32 and 33 Silverdale Road, Hayes, UB3 3BX) except those owned by the Acquiring Authority
104	All interests in approximately 100 square metres of car park and residential premises (34 and 35 Silverdale Road, Hayes, UB3 3BX) except those owned by the Acquiring Authority
105	All interests in approximately 101 square metres of car park and residential premises (36 and 37 Silverdale Road, Hayes, UB3 3BX) except those owned by the Acquiring Authority

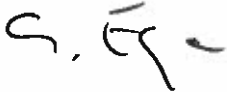
References to the plot numbers above refer to the plot numbers in the Map referred to in the Order.

Dated this 12 day of April 2024

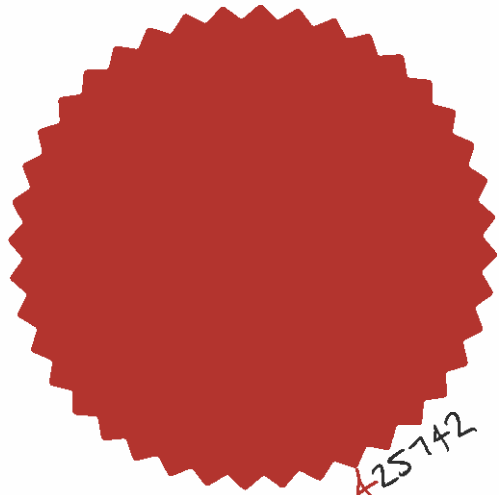
The COMMON SEAL of the
MAYOR AND BURGESSES OF THE
LONDON BOROUGH OF HILLINGDON
was hereunto affixed in the presence of:

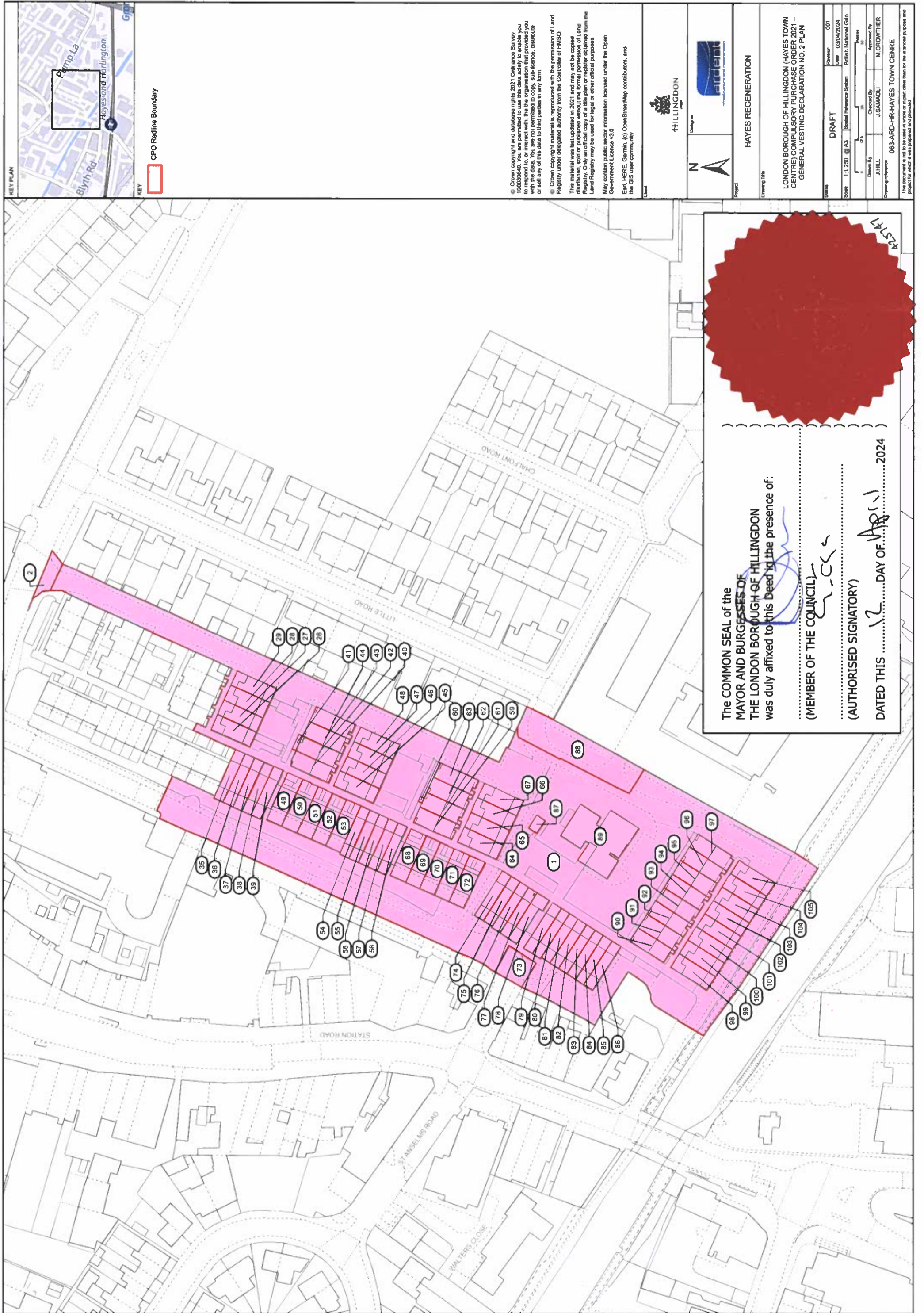


.....
Member of the Council



.....
Authorised Officer





The COMMON SEAL of the
MAYOR AND BURGESSES OF
THE LONDON BOROUGH OF HILLINGDON
was duly affixed to this Deed in the presence of:

.....
(MEMBER OF THE COUNCIL)

.....
(AUTHORISED SIGNATORY)

DATED THIS 12 DAY OF April 2024

42574



KEY
CPO Redline Boundary



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HILLINGDON
Logo

HAYES REGENERATION

Project Title

LONDON BOROUGH OF HILLINGDON (HAYES TOWN CENTRE) COMPULSORY PURCHASE ORDER 2021 - GENERAL VESTING DECLARATION NO. 2 PLAN

Revision: 001
Date: 03/04/2024

Scale: 1:1,250
Spatial Reference System: British National Grid

Drawn By: J. HILL
Checked By: J. SAMAOUI
Approved By: M. CROWTHER

Drawing Reference: 063-ARD-HR-HAYES TOWN CENTRE

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