

LAND TRANSFERS

Please find below an update on current matters involving the Parish Council.

1. Upper Cambourne Village Green and Turf Maize – MCA (53)

An application to register the Transfer to the Parish Council is currently with the Land Registry.

2. GC23/GC26, Greenway – MCA (58)

No change since my last report.

3. Upper Cambourne Northern Greenway SIP –MCA (59)

I am ready to complete this matter and await hearing from Laytons in this regard.

4. Cambourne Cricket Pavillion – MCA (62)

No change since my last report.

5. Cambourne Youth Centre – MCA (63)

No change since my last report.

6. Wind Turbine Site – MCA (64)

I am pleased to advise that the Transfer of the Wind Turbine site has today (1st June 2018) been completed.

I will provide a scan of the same once I have received MCA's signed part, at which time I will arrange for the site to be registered at HM Land Registry.

7. Cambourne School Lease Variation – County Council (65)

I await hearing further from you/the County Council on this matter.
(County Council have instructed solicitors to prepare documentation)

8. POS – Persimmon Homes (67)

No change since my last report.

9. Meadowsweet Close and Cherry Court – David Wilson Homes (68)

I await hearing from you on the following query raised by my email of the 27th April:

“The draft Transfer from David Wilson Homes grants the Parish Council rights to use all Services, Service Media, Common Accesses, Boundary Structures, party walls, footpaths and any other things now or to be constructed by David Wilson Homes and intended for shared use by the Parish Council and the owners of any parts of the Estate.

The right is granted conditional upon the Parish Council paying a fair proportion of the costs incurred in the inspection, maintenance and renewal by David Wilson Homes or any person sharing their use.

I initially deleted the requirement on the Parish Council to contribute to these costs, however David Wilson Homes have indicated that it should be reinstated – are you happy with this?

I can understand David Wilson's stance on this, if the Parish Council are being granted the benefit of rights to use these items, then why should it not contribute to the costs of maintaining the same.

If we accept the wording, then I would suggest that it is a “fair and reasonable proportion” and that we should tie this provision in more clearly with the rights granted to the Parish Council in the Transfer.”
(Meeting being arranged)

10. POS – Bovis Homes (71)

No change since my last report.

11. Land Parcels LC02, LC05, LC09 and LC14 – Taylor Wimpey (72)

No change since my last report.

Kind regards,

Allison

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for Mills & Reeve LLP