

DATED 7 June **2023**

NATIONAL HIGHWAYS LIMITED

**THE M25 JUNCTION 10/A3 WISLEY INTERCHANGE DEVELOPMENT CONSENT
ORDER 2022**

GENERAL VESTING DECLARATION No. 16

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ORDER 2022**

GENERAL VESTING DECLARATION No. 16

This **GENERAL VESTING DECLARATION** is executed on the *7th* day of *June* 2023 by National Highways Limited (company number: 09346363) ("the Acquiring Authority").

WHEREAS:

- (1) On 12 May 2022 an order entitled the M25 Junction 10/A3 Wisley Interchange Development Consent Order 2022 ("the Order") was made by the Secretary of State for Transport under the powers conferred on him by sections 114, 115, 117, 120 and 122 of, and paragraphs 1 to 3, 10 to 15, 17, 19 to 23, 26, 33, 36 and 37 of Part 1 of Schedule 5 to the Planning Act 2008 ("the 2008 Act") authorising the Acquiring Authority to acquire the land and rights specified in the First Schedule hereto.
- (2) Notice of the authorisation of compulsory acquisition was first published in accordance with section 134 of the 2008 Act on 20 May 2022.
- (3) That notice included the statement and form prescribed under section 134(7)(cza) (i) and (iii) of the 2008 Act.
- (4) Article 29(1) of the Order provides that the Compulsory Purchase (Vesting Declarations) Act 1981 ("the 1981 Act") shall apply as if the Order were a compulsory purchase order and Article 29(2) provides that the 1981 Act shall have effect subject to modifications.

NOW THIS DEED WITNESSETH that, in exercise of the powers conferred on them by section 4 of the 1981 Act, as applied by Article 29(1) and modified by Article 29(2) of the Order the Acquiring Authority hereby declare-

1. The land specified in column 1 of, and described in column 2 of, Part 1 of the First Schedule hereto (being part of the land authorised to be acquired by the Order) and more particularly delineated and shaded pink on the plans annexed hereto, together with the right to enter and take possession of the land, save for any interests in the land belonging to any Excluded Persons set out in the Second Schedule, shall vest in the Acquiring Authority on such date as is the end of the period of 3 months from the date on which the service of notices required by section 6 of the 1981 Act is completed.
2. The rights specified in column 3 of Part 2 of the First Schedule hereto, over the land specified in column 1 of, and described in column 2 of, Part 2 of the First Schedule hereto (being part of the land authorised to be acquired by the Order) and more particularly delineated and shaded blue on the plans annexed hereto, together with the right to enter and take possession of the rights, save for any interests in the land belonging to any Excluded Persons set out in the Second Schedule hereto, shall vest in the Acquiring Authority on such date as is the end of the period of 3 months from the date on which the service of notices required by section 6 of the 1981 Act is completed.
3. For the purposes of section 2(2) of the 1981 Act, the specified period in relation to the land comprised in this declaration is one year and one day.

4. In this Deed "statutory undertaker" has the same meaning as in the Order and includes utility undertakers and operators as defined in Schedule 9 of the Order.

FIRST SCHEDULE

Part 1 - Land to be vested

(1) Plot No. as shown edged red and shaded pink on the plan annexed hereto	(2) Description of the Plot	(3) Title Number(s) (for the purposes of assisting with land registration only)
7/2	All interests and rights in 2319 square metres, or thereabouts, of private accessways and wooded area situated to the south of Seven Hills Hotel and to the west of New Farm House, in the Borough of Elmbridge, designated as a registered park and garden.	SY807040
7/7	All interests and rights in 491 square metres, or thereabouts, of wooded area situated to the south of Seven Hills Hotel and to the north east of Heyswood Girl Guide Camp, in the Borough of Elmbridge, designated as a registered park and garden.	SY807040
9/5b	All interests and rights in 23 square metres, or thereabouts, of an electrical site situated to the north east of St George's Nursing Home and to the south west of Squirrel Wood, in the Borough of Elmbridge.	SY619331 SY522097

Part 2 - Rights to be vested

(1) Plot No. as shown edged red and shaded blue on the plan annexed hereto	(2) Description of the Plot	(3) Rights to be vested	(4) Title Number(s) (for the purposes of assisting with land registration only)
9/3	Acquisition of rights over and temporary possession and use of 1319 square metres, or thereabouts, of wooded area situated to the north east of St George`s Nursing Home and to the south of Squirrel Wood, in the Borough of Elmbridge.	Such rights for the Acquiring Authority, its lessees, licensees, successors in title, assigns and those authorised by any of these, and any statutory undertaker, as may be required in relation to the development authorised by the M25 Junction 10/A3 Wisley Interchange Development Consent Order 2022 (Work No. 46 and Work No. 16): (1) To construct an access and use as a private means of access; (2) To access, inspect and maintain a retaining wall.	SY231459
11/6	Acquisition of rights over and temporary possession and use of 170 square metres, or thereabouts, of wooded area situated to the south east of Buxton Wood and to the north west of Woolger's Wood, in the Borough of Guildford, designated as Common Land.	Such rights for the Acquiring Authority, its lessees, licensees, successors in title, assigns and those authorised by any of these, and any statutory undertaker, as may be required in relation to the development authorised by the M25 Junction 10/A3 Wisley Interchange Development Consent Order 2022 (Work No. 49): (1) To construct, a bridleway, and filter drain.	SY623942
11/14a	Acquisition of rights over and temporary possession and use of 50 square metres, or thereabouts, of woodland and private track situated to the south east of Buxton Wood and to the north of Woolger's	Such rights for the Acquiring Authority, its lessees, licensees, successors in title, assigns and those authorised by any of these, and any statutory undertaker, as may be required in relation to the development authorised by the M25 Junction 10/A3 Wisley Interchange Development Consent	SY178627 SY171875

	Wood, in the Borough of Guildford, designated as a Site of Special Scientific Interest.	<p>Order 2022 (Work No. 49 and Work No. 61(b)):</p> <p>(1) To construct a bridleway and use as a maintenance access;</p> <p>(2) To construct, operate, access and maintain an environmental barrier;</p> <p>(3) For use as a maintenance access for the authorised development.</p>	
11/19	Acquisition of rights over and temporary possession and use of 2954 square metres, or thereabouts, of woodland and public footpath (FP 11) situated to the north of Woolger's Wood and to the south east of Buxton Wood, in the Borough of Guildford, designated as a Site of Special Scientific Interest and Common Land.	<p>Such rights for the Acquiring Authority, its lessees, licensees, successors in title, assigns and those authorised by any of these, and any statutory undertaker, as may be required in relation to the development authorised by the M25 Junction 10/A3 Wisley Interchange Development Consent Order 2022 (Work No. 49 and Work No. 61(b)):</p> <p>(1) To construct a bridleway and use as a maintenance access;</p> <p>(2) To construct, operate, access and maintain a soakaway, pre-earthwork ditch and environmental barrier;</p> <p>(3) For use as a maintenance access for the authorised development;</p> <p>the width of the new rights within the plot not to exceed 3.5 metres.</p>	SY845546 SY845545
11/19a	Acquisition of rights over and temporary possession and use of 1087 square metres, or thereabouts, of woodland situated to the north of Woolger's Wood and to the south east of Buxton Wood, in the Borough of Guildford, designated as a Site	<p>Such rights for the Acquiring Authority, its lessees, licensees, successors in title, assigns and those authorised by any of these, and any statutory undertaker, as may be required in relation to the development authorised by the M25 Junction 10/A3 Wisley Interchange Development Consent Order 2022 (Work No. 46 and Work No. 16):</p>	SY845546 SY845545

	of Special Scientific Interest and Common Land.	<p>(1) To construct a bridleway and use as a maintenance access;</p> <p>(2) To construct, operate, access and maintain an environmental barrier;</p> <p>(3) To construct, inspect, access and maintain a retaining wall;</p> <p>(4) For use as a maintenance access for the authorised development.</p>	
13/9b	Acquisition of rights over and temporary possession and use of 80 square metres, or thereabouts, of woodland (Breach Hill Wood) situated to the east of Sandpit Hill and to the north west of The Cottage, in the Borough of Elmbridge.	<p>Such rights for the Acquiring Authority, its lessees, licensees, successors in title, assigns and those authorised by any of these, and any statutory undertaker, as may be required in relation to the development authorised by the M25 Junction 10/A3 Wisley Interchange Development Consent Order 2022 (Work No. 26, Work No. 35(e) and Work No. 61(c)):</p> <p>(1) To construct, access and maintain a pre earthworks ditch and environmental barrier.</p>	SY723801
13/9c	Acquisition of rights over and temporary possession and use of 801 square metres, or thereabouts, of woodland (Breach Hill Wood) situated to the east of Sandpit Hill and to the north west of The Cottage, in the Borough of Elmbridge.	<p>Such rights for the Acquiring Authority, its lessees, licensees, successors in title, assigns and those authorised by any of these, and any statutory undertaker, as may be required in relation to the development authorised by the M25 Junction 10/A3 Wisley Interchange Development Consent Order 2022 (Work No. 26, Work No. 35(e) and Work No. 61(c)):</p> <p>(1) To construct, access and maintain a filter drain and environmental barrier.</p>	SY723801

SECOND SCHEDULE

Excluded Persons of general application

Affinity Water Limited

National Grid Electricity Transmission PLC

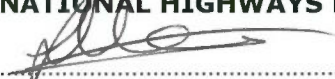
National Highways Limited

Southern Gas Networks PLC

South Eastern Power Networks PLC (in respect of electrical apparatus only)

2023/0431

EXECUTED as a DEED
By affixing the common seal of
NATIONAL HIGHWAYS LIMITED


.....
Director or Authorised Signatory

L. SELLERS

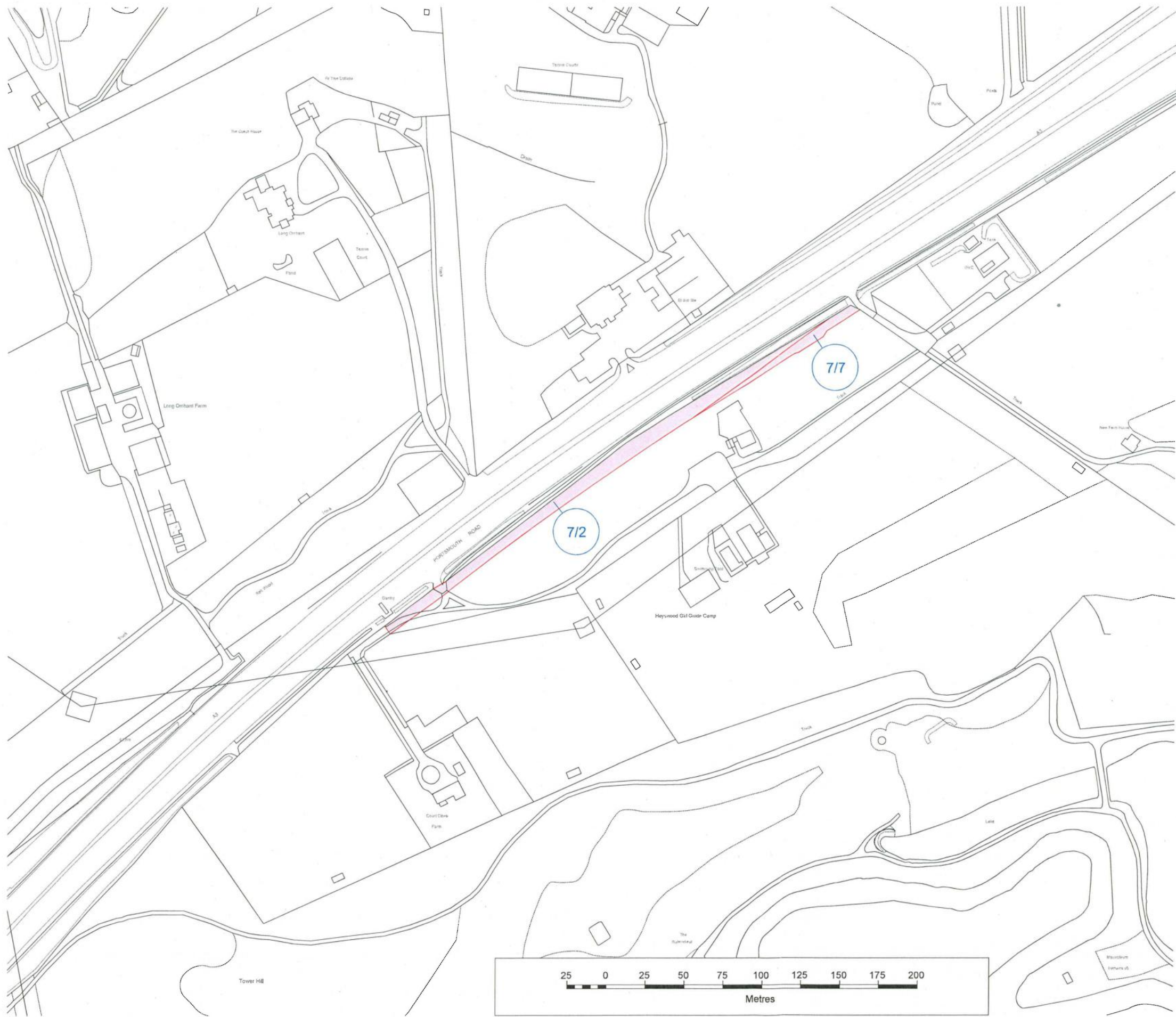
STET

.....
Director or Company Secretary or Authorised
Signatory

J. SAUNDERS



M25 Junction 10 improvement scheme Development Consent Order 2022 Plan referred to in General Vesting Declaration (No.16)



National Highways Limited
Bridge House
1 Walnut Tree Close
Guildford
GU1 4LZ

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Key:

Land to be acquired

Rights to be acquired

N

Business Unit:
Land Referencing

Status:
Draft

Approved By
KPA

Date Approved
28/04/2023

Checked By
BMC

Date Checked
28/04/2023

Drawn By
BMCC

Date Drawn
28/04/2023

Title:
M25 Junction 10 improvement scheme Development
Consent Order 2022

Plan referred to in General Vesting Declaration (No.16)

Sheet 1 of 4

Date of Issue:
28/04/2023

Project Code:
1733-7826

Scale
1:2,500 @A3

Drawing Reference:
1733-7826-GVD16

Version
v1.0

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NATIONAL HIGHWAYS LIMITED


Authorised Signatory


Authorised Signatory

2023/0431

This is a detailed black and white map of a residential area in Farnham, Surrey. The map shows a network of streets including Byfleet Road (A245), Farnham Road, and Farnham Road (A245). Key locations labeled include St George's Nursing Home, Farnham School, Farnham Station, Farnham Park, and Farnham House. A specific area is highlighted in blue and labeled '9/3' and '9/5b'. A scale bar at the bottom indicates distances in metres (0 to 200). A north arrow is located in the top left corner.



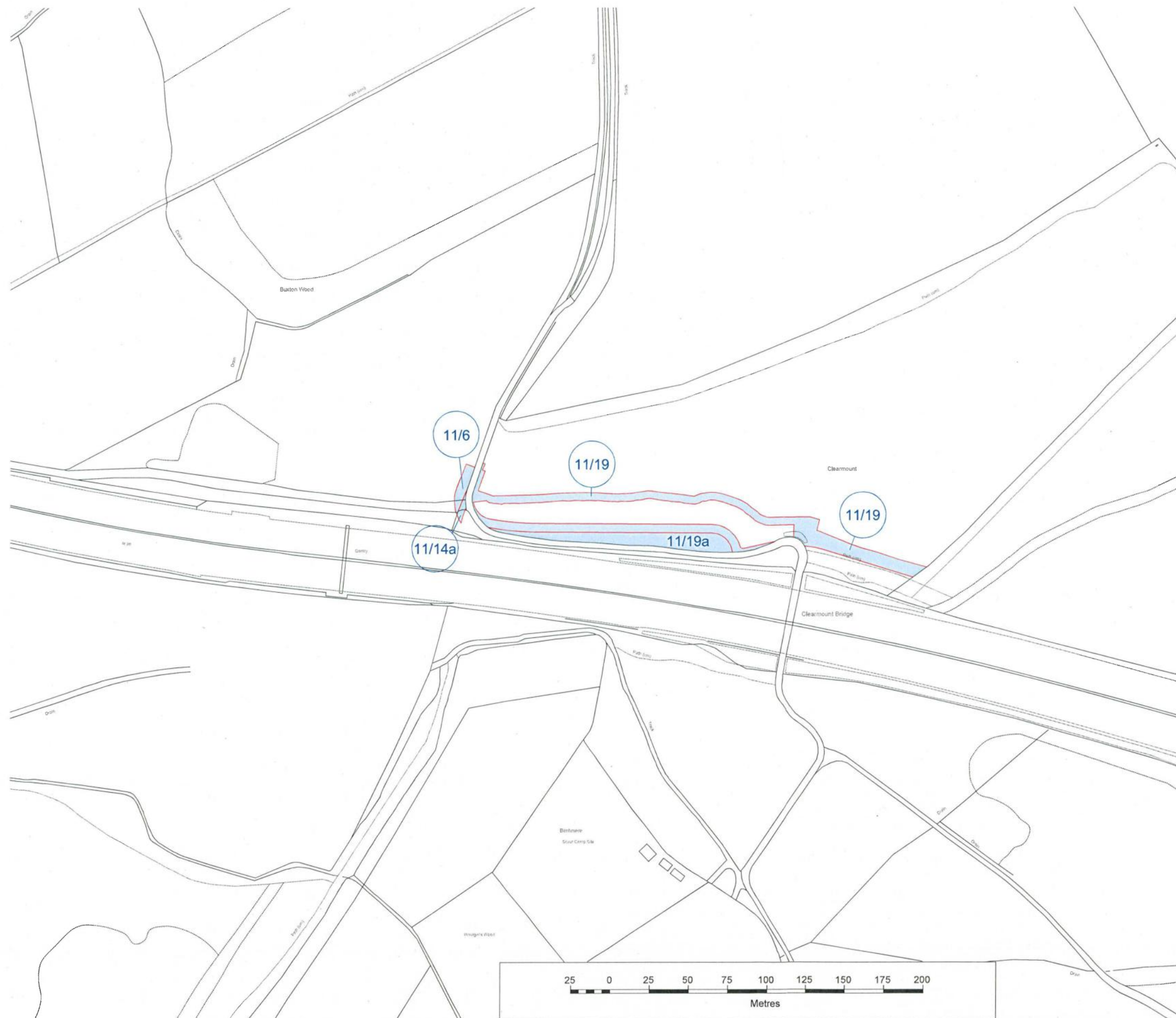

 Authorised Signatory


 Authorised Signatory

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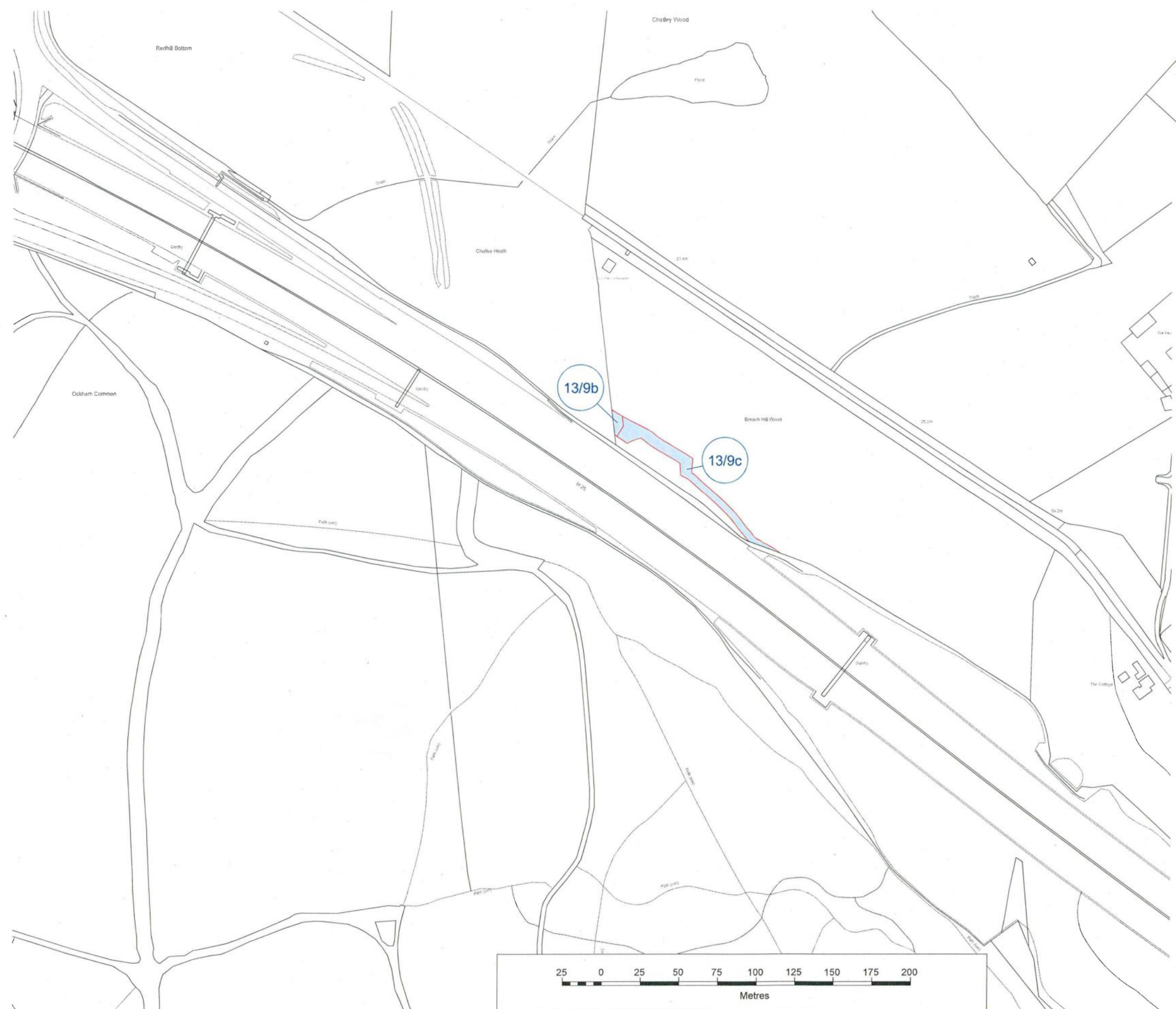
L. Sellers

J. Sanders

2023/0431



M25 Junction 10 improvement scheme Development Consent Order 2022 Plan referred to in General Vesting Declaration (No.16)



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