

**THE LONDON BOROUGH OF MERTON**  
**(RAVENSBURY NO.1)**  
**COMPULSORY PURCHASE ORDER 2022**  
**TOWN & COUNTRY PLANNING ACT 1990**  
**LOCAL GOVERNMENT (MISCELLANEOUS PROVISIONS) ACT 1976**  
**HOUSING AND PLANNING ACT 2016**  
**AND**  
**ACQUISITION OF LAND ACT 1981**

**THE ORDER**

The London Borough of Merton (in this Order called the "Acquiring Authority") makes the following Order:

**1** Subject to the provisions of this Order the Acquiring Authority is, under sections 226(1)(a) of the Town and Country Planning Act 1990 (as amended), section 13 of the Local Government (Miscellaneous Provisions) Act 1976 and section 203 of the Housing and Planning Act 2016, hereby authorised to purchase compulsorily the land and the new rights over land described in paragraph 2 for the purpose of:

**(i)** Facilitating the carrying out of development, redevelopment or improvement of land which the Acquiring Authority considers will contribute to the achievement of the promotion and/or improvement of the economic, social or environmental well-being of the Acquiring Authority's area by enabling the delivery of residential-led development including affordable and market dwellings, re-provision of larger community centre, new and improved public realm and amenity spaces, landscaping, lighting, cycle parking, car parking and associated highway and other infrastructure, drainage, servicing and works; and

**(ii)** Executing works to facilitate the development or use of the land.

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**2 (i)** The interests in land authorised to be purchased compulsorily under this Order are described in the Schedule and delineated and shown coloured pink on a map prepared in duplicate, sealed with the common seal of the Acquiring Authority and marked 'Map referred to in The London Borough of Merton (Ravensbury No.1) Compulsory Purchase Order 2022' (the Order Map).

**(ii)** The existing rights authorised to be purchased compulsorily under this Order are described in the Schedule, being rights over the land shown edged in red on the Order Map.

**(iii)** The new rights to be purchased compulsorily under this Order are described in the Schedule, being rights over the land shown coloured blue on the Order Map.

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THE LONDON BOROUGH OF MERTON (RAVENSBURY NO.1) COMPULSORY PURCHASE ORDER 2022

Table 1

Number on map (1)	Extent, description and situation of the land (2)	Qualifying persons under section 12(2)(a) or other qualifying persons under section 12(2A)(b) of the Acquisition of Land Act 1981 - name and address (3)			
		Owners or reputed owners	Lessees or reputed lessees	Tenants or reputed tenants (other than lessees)	Occupiers
	of hardstanding access to 13 and 14 Hatfeild Close, Mitcham CR4 4DT	Merton Civic Centre London Road Morden SM4 5DX  <b>Clarion Housing Association Limited</b> Level 6 6 More London Place London SE1 2DA			(in respect of parking) ██████████ 14 Ravensbury Grove Mitcham CR4 4DT (in respect of parking)
3	All interests, other than those of Clarion Housing Association Limited, in 57.5 square metres, or thereabouts, of residential premises known as 26 Ravensbury Grove, Mitcham CR4 4DL	<b>Clarion Housing Association Limited</b> Level 6 6 More London Place London SE1 2DA	██████████ 15 Brackenlands Wigton CA7 9JX	██████████ 26 Ravensbury Grove Mitcham CR4 4DL  ██████████ 26 Ravensbury Grove Mitcham CR4 4DL	██████████ 26 Ravensbury Grove Mitcham CR4 4DL  ██████████ 26 Ravensbury Grove Mitcham CR4 4DL
4	All interests, in 445.5 square metres or thereabouts, of residential premises known as 14 Hatfeild Close, Mitcham CR4 4DT	██████████ 14 Hatfeild Close Mitcham CR4 4DT  ██████████ 14 Ravensbury Grove Mitcham CR4 4DT	-	-	██████████ 14 Hatfeild Close Mitcham CR4 4DT  ██████████ 14 Ravensbury Grove Mitcham CR4 4DT



**THE LONDON BOROUGH OF MERTON (RAVENSBURY NO.1) COMPULSORY PURCHASE ORDER 2022**

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		Owners or reputed owners	Lessees or reputed lessees	Tenants or reputed tenants (other than lessees)	Occupiers
5	All interests in 203.4 square metres, or thereabouts, of residential premises known as 217 Morden Road, Mitcham CR4 4DJ	<p>██████████ 217 Morden Road Mitcham CR4 4DJ</p>	-	-	<p>██████████ 217 Morden Road Mitcham CR4 4DJ</p> <p>██████████ 217 Morden Road Mitcham CR4 4DJ</p> <p>██████████ 217 Morden Road Mitcham CR4 4DJ</p> <p>██████████ 217 Morden Road Mitcham Road CR4 4DJ</p>
6	All interests, in 11.8 square metres, or thereabouts, of hardstanding access to 13 and 14 Hatfeild Close, Mitcham CR4 4DT	<p>██████████ 14 Hatfeild Close Mitcham CR4 4DT</p> <p>██████████ 14 Hatfeild Close Mitcham CR4 4DT</p>	-	-	<p>██████████ 14 Hatfeild Close Mitcham CR4 4DT</p> <p>██████████ 14 Hatfeild Close Mitcham CR4 4DT</p>

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		Owners or reputed owners	Lessees or reputed lessees	Tenants or reputed tenants (other than lessees)	Occupiers
7	All interests, other than those of Clarion Housing Association Limited, in 11.9 square metres, or thereabouts, of hardstanding access to 13 and 14 Hatfeild Close, Mitcham CR4 4DT	<b>Clarion Housing Association Limited</b> Level 6 6 More London Place London SE1 2DA	-	-	[REDACTED] 13 Hatfeild Close Mitcham CR4 4DT
8	All interests, other than those of Clarion Housing Association Limited, in 7.3 square metres, or thereabouts, of hardstanding access to 13 and 14 Hatfeild Close, Mitcham CR4 4DT	<b>Clarion Housing Association Limited</b> Level 6 6 More London Place London SE1 2DA	-	-	[REDACTED] 13 Hatfeild Close Mitcham CR4 4DT
9	All interests, in 132.2 square metres, or thereabouts, of footpath lying to the west of Rutter Gardens, Mitcham	<b>Unknown</b> <b>Clarion Housing Association Limited</b> Level 6 6 More London Place London SE1 2DA (as presumed freeholder)	-	-	<b>Unknown</b> [REDACTED] Merton Civic Centre London Road Morden SM4 5DX
All plots Note: Potential rights of light/daylight claimants are	Potential right of light/daylight for the benefit of premises known as Flat 1, Island House, 200 Wandle Road, Morden SM4 6AU	[REDACTED] 14 Wilton Road Salisbury SP2 7EE	[REDACTED] Flat 1 Island House 200 Wandle Road Morden	-	[REDACTED] Flat 1 Island House 200 Wandle Road Morden

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		Owners or reputed owners	Lessees or reputed lessees	Tenants or reputed tenants (other than lessees)	Occupiers
potentially affected by the development as a whole and have therefore not been listed against specific plot numbers on the CPO map		<p>[REDACTED]                      3 Thomas More Square                      London                      E1W 1WY                      (as mortgagee on registered freehold title number TGL104525)                      (mortgagor [REDACTED]                      [REDACTED] 14                      Wilton Road, Salisbury SP2 7EE)                      (Mortgage dated 13 September 2013)</p>	SM4 6AU		SM4 6AU
All plots cont	<p><del>Potential right of light/daylight for the benefit of known as Flat 2, Island House, 200 Wandle Road, Morden, SM4 6AU.</del></p>	<p><del>[REDACTED]                      14 Wilton Road                      Salisbury                      SP2 7EE</del></p> <p><del>[REDACTED]                      3 Thomas More Square                      London                      E1W 1WY                      (as mortgagee on registered freehold title number TGL104525)                      (mortgagor [REDACTED]                      [REDACTED] 14                      Wilton Road, Salisbury SP2 7EE)</del></p>	<p><del>[REDACTED]                      Flat 2                      Island House                      200 Wandle Road                      Morden                      SM4 6AU</del></p> <p><del>[REDACTED]                      The Mound                      Edinburgh                      EH1 1YZ                      (as mortgagee on registered leasehold title number TGL123047)                      (mortgagor: [REDACTED]                      [REDACTED]                      Flat 2, Island House,</del></p>	-	<p><del>[REDACTED]                      Flat 2                      Island House                      200 Wandle Road                      Morden                      SM4 6AU</del></p>



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		Owners or reputed owners	Lessees or reputed lessees	Tenants or reputed tenants (other than lessees)	Occupiers
		<del>(Mortgage dated 13 September 2013)</del>	<del>200 Wandle Road, Morden SM4 6AU (Mortgage dated 7 February 2020)</del>		
All plots cont	<del>Potential right of light/daylight for the benefit of premises known as Flat 3, Island House, 200 Wandle Road SM4 6AU</del>	<del> <p>[REDACTED] 14 Wilton Road Salisbury SP2 7EE</p> <p>[REDACTED] 3 Thomas More Square London E1W 1WY (as mortgagee on registered freehold title number TGL104625) (mortgagor: [REDACTED]) [REDACTED] 14 Wilton Road, Salisbury SP2 7EE) (Mortgage dated 13 September 2013)</p></del>	<del> <p>[REDACTED] Flat 3 Island House 200 Wandle Road Morden SM4 6AU</p> <p>[REDACTED] 1 Churchill Place London E14 5HP (as mortgagee on registered leasehold title number TGL111221) (mortgagor: [REDACTED]) [REDACTED] Flat 3, Island House, 200 Wandle Road, Morden SM4 6AU) (Mortgage dated 20 May 2014)</p></del>	-	<del> <p>[REDACTED] Flat 3 Island House 200 Wandle Road Morden SM4 6AU</p></del>
All plots cont	Potential right of light/daylight for the benefit of premises known as Flat 4, Island House, 200 Wandle Road, Morden SM4 6AU	<del>[REDACTED]</del> 14 Wilton Road Salisbury	<del>[REDACTED]</del> Swallow Barn Loxwood Road Rudgwick	-	-



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		Owners or reputed owners	Lessees or reputed lessees	Tenants or reputed tenants (other than lessees)	Occupiers
		SP2 7EE [REDACTED] 3 Thomas More Square London E1W 1WY (as mortgagee on registered freehold title number TGL104525) (mortgagor [REDACTED] [REDACTED] 14 Wilton Road, Salisbury SP2 7EE) (Mortgage dated 13 September 2013)	Horsham RH12 3BP [REDACTED] Swallow Barn Loxwood Road Rudgwick Horsham RH12 3BP [REDACTED] Kingsgate 62 High Street Redhill RH1 1SG (as mortgagee on registered leasehold title number TGL112114) (mortgagor: [REDACTED] [REDACTED] and [REDACTED] [REDACTED] Swallow Barn, Loxwood Road, Rudgwick, Horsham RH12 3BP) (Mortgage dated 20 November 2015) [REDACTED] Oakfield House Binley House		

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		Owners or reputed owners	Lessees or reputed lessees	Tenants or reputed tenants (other than lessees)	Occupiers
			Harry Weston Road Coventry CV3 2TQ (as mortgagee on registered leasehold title number TGL112114) (mortgagor: [REDACTED] [REDACTED] and [REDACTED] [REDACTED]) Swallow Barn, Loxwood Road, Rudgwick, Horsham RH12 3BP) (Mortgage dated 27 November 2020)		
All plots cont	<del>Potential right of light/daylight for the benefit of premises known as Flat 5, Island House, 200 Wandle Road, Morden SM4 6AU</del>	<del>[REDACTED]                      14 Wilton Road                      Salisbury                      SP2 7EE</del> <del>[REDACTED]                      3 Thomas More Square                      London                      E1W 1WY                      (as mortgagee on registered freehold title number TGL104525)                      (mortgagor: [REDACTED]                      [REDACTED] 14                      Wilton Road, Salisbury SP2 7EE)</del>	<del>[REDACTED]                      Swallow Barn                      Loxwood Road                      Rudgwick                      Horsham                      RH12 3BP</del> <del>[REDACTED]                      Swallow Barn                      Loxwood Road                      Rudgwick                      Horsham                      RH12 3BP</del> <del>[REDACTED]                      Kingsgate</del>	-	-

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		Owners or reputed owners	Lessees or reputed lessees	Tenants or reputed tenants (other than lessees)	Occupiers
		<del>(Mortgage dated 13 September 2013)</del>	<del>62 High Street Redhill RH1 1SG (as mortgagee on registered leasehold title number TGL111884) (mortgagor: [REDACTED] and [REDACTED]) Swallow Barn, Loxwood Road, Rudgwick, Horsham RH12 3BP) (Mortgage dated 20 November 2015)</del> <del>[REDACTED] Oakfield House Binley House Harry Weston Road Coventry CV3 2TQ (as mortgagee on registered leasehold title number TGL111884) (mortgagor: [REDACTED] and [REDACTED]) Swallow Barn, Loxwood Road, Rudgwick, Horsham RH12 3BP) (Mortgage dated 27</del>		

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		Owners or reputed owners	Lessees or reputed lessees	Tenants or reputed tenants (other than lessees)	Occupiers
			<del>November 2020</del>		
All plots cont	Potential right of light/daylight for the benefit of premises known as Flat 6, Island House, 200 Wandle Road, Morden SM4 6AU	<p>[REDACTED] 14 Wilton Road Salisbury SP2 7EE</p> <p>[REDACTED] 3 Thomas More Square London E1W 1WY (as mortgagee on registered freehold title number TGL104525) (mortgagor [REDACTED] 14 Wilton Road, Salisbury SP2 7EE) (Mortgage dated 13 September 2013)</p>	<p>[REDACTED] Flat 6 Island House 200 Wandle Road Morden SM4 6AU</p>	-	<p>[REDACTED] Flat 6 Island House 200 Wandle Road Morden SM4 6AU</p>
All plots cont	Potential right of light/daylight for the benefit of premises known as Flat 7, Island House, 200 Wandle Road, Morden SM4 6AU	<p>[REDACTED] 14 Wilton Road Salisbury SP2 7EE</p> <p>[REDACTED] 3 Thomas More Square London</p>	<p>[REDACTED] Flat 7 Island House 200 Wandle Road Morden SM4 6AU</p> <p>[REDACTED] The Mound</p>	-	<p>[REDACTED] Flat 7 Island House 200 Wandle Road Morden SM4 6AU</p>



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		Owners or reputed owners	Lessees or reputed lessees	Tenants or reputed tenants (other than lessees)	Occupiers
		E1W 1WY (as mortgagee on registered freehold title number TGL104525) (mortgagor: [REDACTED] 14 Wilton Road, Salisbury SP2 7EE) (Mortgage dated 13 September 2013)	Edinburgh EH1 1YZ (as mortgagee on registered leasehold title number TGL111879) (mortgagor: [REDACTED] [REDACTED] Flat 7, Island House, 200 Wandle Road, Morden SM4 6AU) (Mortgage dated 27 March 2006)		
All plots cont	Potential right of light/daylight for the benefit of premises known as Flat 8, Island House, 200 Wandle Road, Morden SM4 6AU	[REDACTED] 14 Wilton Road Salisbury SP2 7EE  [REDACTED] 3 Thomas More Square London E1W 1WY (as mortgagee on registered freehold title number TGL104525) (mortgagor: [REDACTED] 14 Wilton Road, Salisbury SP2 7EE) (Mortgage dated 13 September 2013)	[REDACTED] 15 Woodlands Close Merstham Redhill RH1 3FU  [REDACTED] Nationwide House Pipers Way Swindon SN38 1NW (as mortgagee on registered leasehold title number TGL114537) (mortgagor: [REDACTED] 15 Woodlands Close, Merstham, Redhill	-	-

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		Owners or reputed owners	Lessees or reputed lessees	Tenants or reputed tenants (other than lessees)	Occupiers
			RH1 3FU) (Mortgage dated 3 March 2016)		
All-plots cont	Potential right of light/daylight for the benefit of premises known as Flat 9, Island House, 200 Wandle Road, Morden SM4 6AU	<p><del>14 Wilton Road Salisbury SP2 7EE</del></p> <p><del>3 Thomas More Square London E1W 1WY (as mortgagee on registered freehold title number TGL104525) (mortgagor: <del>                    </del>)</del></p> <p><del>                    14 Wilton Road, Salisbury SP2 7EE) (Mortgage dated 13 September 2013)</del></p>	<p><del>Swallow Barn Loxwood Road Rudgwick Horsham RH12 3BP</del></p> <p><del>Swallow Barn Loxwood Road Rudgwick Horsham RH12 3BP</del></p> <p><del>                    14 Kingsgate 62 High Street Redhill RH1 1SG (as mortgagee on registered leasehold title number TGL120284) (mortgagor: <del>                    </del> <del>                    </del> and <del>                    </del>)</del></p> <p><del>Swallow Barn, Loxwood Road, Rudgwick,</del></p>	-	-

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			<del>Horsham RH12 3BP)</del> <del>(Mortgage dated 20 November 2015)</del>  <div style="background-color: black; width: 100px; height: 20px; margin-bottom: 5px;"></div> <del>Oakfield House</del> <del>Binley House</del> <del>Harry Weston Road</del> <del>Coventry</del> <del>CV3 2TQ</del> <del>(as mortgagee on registered leasehold title number TGL120284)</del> <del>(mortgagor: [REDACTED])</del> <del>[REDACTED] and [REDACTED]</del> <del>[REDACTED]</del> <del>Swallow Barn, Loxwood Road, Rudgwick, Horsham RH12 3BP)</del> <del>(Mortgage dated 27 November 2020)</del>		
<del>All plots cont</del>	<del>Potential right of light/daylight for the benefit of premises known as Flat 10, Island House, 200 Wandle Road, Morden SM4 6AU</del>	<div style="background-color: black; width: 100px; height: 20px; margin-bottom: 5px;"></div> <del>14 Wilton Road</del> <del>Salisbury</del> <del>SP2 7EE</del>  <div style="background-color: black; width: 100px; height: 20px; margin-bottom: 5px;"></div> <del>8 Thomas More Square</del> <del>London</del>	<div style="background-color: black; width: 100px; height: 20px; margin-bottom: 5px;"></div> <del>Flat 10</del> <del>Island House</del> <del>200 Wandle Road</del> <del>Morden</del> <del>SM4 6AU</del>  <div style="background-color: black; width: 100px; height: 20px; margin-bottom: 5px;"></div>	-	<div style="background-color: black; width: 100px; height: 20px; margin-bottom: 5px;"></div> <del>Flat 10</del> <del>Island House</del> <del>200 Wandle Road</del> <del>Morden</del> <del>SM4 6AU</del>

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		<del>E1W 1WY (as mortgagee on registered freehold title number TGL104525) (mortgagor: [REDACTED] 14 Wilton Road, Salisbury SP2 7EE) (Mortgage dated 13 September 2013)</del>	<del>[REDACTED] PO Box 101 Manchester M60 4EP (as mortgagee on registered leasehold title number TGL111133) (mortgagor: [REDACTED]) Flat 10, Island House, 200 Wandle Road, Morden SM4 6AU) (Mortgage dated 8 June 2021)</del>		
All plots cont	Potential right of light/daylight for the benefit of premises known as Flat 11, Island House, 200 Wandle Road, Morden SM4 6AU	[REDACTED] 14 Wilton Road Salisbury SP2 7EE  [REDACTED] 3 Thomas More Square London E1W 1WY (as mortgagee on registered freehold title number TGL104525) (mortgagor [REDACTED] 14 Wilton Road, Salisbury SP2 7EE)	[REDACTED] Flat 11 Island House 200 Wandle Road Morden SM4 6AU  [REDACTED] 25 Gresham Street London EC2V7HN (as mortgagee on registered leasehold title number TGL113058) (mortgagor: [REDACTED]) [REDACTED] Flat 11, Island House, 200	-	[REDACTED] Flat 11 Island House 200 Wandle Road Morden SM4 6AU



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		(Mortgage dated 13 September 2013)	Wandle Road, Morden SM4 6AU (Mortgage dated 1 April 2019)		
All plots cont	Potential right of light/daylight for the benefit of premises known as Flat 12, Island House, 200 Wandle Road, Morden SM4 6AU	<p>██████████ 14 Wilton Road Salisbury SP2 7EE</p> <p>██████████ 3 Thomas More Square London E1W 1WY (as mortgagee on registered freehold title number TGL104525) (mortgagor ██████████)</p> <p>██████████ 14 Wilton Road, Salisbury SP2 7EE) (Mortgage dated 13 September 2013)</p>	<p>██████████ Flat 12 Island House 200 Wandle Road Morden SM4 6AU</p> <p>██████████ Nationwide House Pipers Way Swindon SN38 1NW (as mortgagee on registered leasehold title number TGL112125) (mortgagor: ██████████)</p> <p>██████████ Flat 12, Island House, 200 Wandle Road, Morden SM4 6AU) (Mortgage dated 27 November 2015)</p>	-	<p>██████████ Flat 12 Island House 200 Wandle Road Morden SM4 6AU</p>
	Potential right of light/daylight for the benefit of premises known as Flat 13,	██████████	██████████ Flat 13	-	██████████ Flat 13

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	Island House, 200 Wandle Road, Morden SM4 6AU	14 Wilton Road Salisbury SP2 7EE  [REDACTED] 3 Thomas More Square London E1W 1WY (as mortgagee on registered freehold title number TGL104525) (mortgagor Secure Reversions Limited, 14 Wilton Road, Salisbury SP2 7EE) (Mortgage dated 13 September 2013)	Island House 200 Wandle Road Morden SM4 6AU		Island House 200 Wandle Road Morden SM4 6AU
All plots cont	<del>Potential right of light/daylight for the benefit of premises known as Flat 14, Island House, 200 Wandle Road, Morden SM4 6AU</del>	<del>[REDACTED]</del> <del>14 Wilton Road</del> <del>Salisbury</del> <del>SP2 7EE</del>  <del>[REDACTED]</del> <del>3 Thomas More Square</del> <del>London</del> <del>E1W 1WY</del> <del>(as mortgagee on registered freehold title number TGL104525)</del> <del>(mortgagor: [REDACTED])</del>	<del>[REDACTED]</del> <del>19 Willmore End</del> <del>London</del> <del>SW19 3DE</del>  <del>[REDACTED]</del> <del>The Mound</del> <del>Edinburgh</del> <del>EH1 1YZ</del> <del>(as mortgagee on registered leasehold title number TGL111886)</del> <del>(mortgagor: [REDACTED] - 19 Willmore End, London</del>	-	-

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		Owners or reputed owners	Lessees or reputed lessees	Tenants or reputed tenants (other than lessees)	Occupiers
		<del>14 Wilton Road, Salisbury SP2 7EE</del> (Mortgage dated 13 September 2013)	<del>SW19 3DE</del> (Mortgage dated 1 September 2017)		
All plots cont	Potential right of light/daylight for the benefit of premises known as Flat 15, Island House, 200 Wandle Road, Morden SM4 6AU	<del>14 Wilton Road Salisbury SP2 7EE</del> <del>3 Thomas More Square London E1W 1WY</del> (as mortgagee on registered freehold title number TGL104525) (mortgagor: <del>14 Wilton Road, Salisbury SP2 7EE</del> ) (Mortgage dated 13 September 2013)	<del>Flat 15 Island House 200 Wandle Road Morden SM4 6AU</del> <del>Nationwide House Pipers Way Swindon SN38 1NW</del> (as mortgagee on registered leasehold title number TGL112130) (mortgagor: <del>Flat 15, Island House, 200 Wandle Road, Morden SM4 6AU</del> ) (Mortgage dated 13 November 2020)	-	<del>Flat 15 Island House 200 Wandle Road Morden SM4 6AU</del>



**THE LONDON BOROUGH OF MERTON (RAVENSBURY NO.1) COMPULSORY PURCHASE ORDER 2022**

**Table 1**

Number on map (1)	Extent, description and situation of the land (2)	Qualifying persons under section 12(2)(a) or other qualifying persons under section 12(2A)(b) of the Acquisition of Land Act 1981 - name and address (3)			
		Owners or reputed owners	Lessees or reputed lessees	Tenants or reputed tenants (other than lessees)	Occupiers
All plots cont	Potential right of light/daylight for the benefit of premises known as Flat 16, Island House, 200 Wandle Road, Morden SM4 6AU	<p>[REDACTED] 14 Wilton Road Salisbury SP2 7EE</p> <p>[REDACTED] 3 Thomas More Square London E1W 1WY (as mortgagee on registered freehold title number TGL104525) (mortgagor [REDACTED]) [REDACTED] 14 Wilton Road, Salisbury SP2 7EE) (Mortgage dated 13 September 2013)</p>	<p>[REDACTED] Flat 16 Island House 200 Wandle Road Morden SM4 6AU</p> <p>[REDACTED] Nationwide House Pipers Way Swindon SN38 1NW (as mortgagee on registered leasehold title number TGL112120) (mortgagor: [REDACTED]) [REDACTED] Flat 16, Island House, 200 Wandle Road, Morden SM4 6AU) (Mortgage dated June 2016)</p>	-	<p>[REDACTED] Flat 16 Island House 200 Wandle Road Morden SM4 6AU</p>
All plots cont	Potential right of light/daylight for the benefit of premises known as Flat 17, Island House, 200 Wandle Road, Morden SM4 6AU	<p>[REDACTED] 14 Wilton Road Salisbury SP2 7EE</p>	<p>[REDACTED] Flat 17 Island House 200 Wandle Road Morden</p>	-	<p>[REDACTED] Flat 17 Island House 200 Wandle Road Morden</p>





THE LONDON BOROUGH OF MERTON (RAVENSBURY NO.1) COMPULSORY PURCHASE ORDER 2022

Table 1

Number on map (1)	Extent, description and situation of the land (2)	Qualifying persons under section 12(2)(a) or other qualifying persons under section 12(2A)(b) of the Acquisition of Land Act 1981 - name and address (3)			
		Owners or reputed owners	Lessees or reputed lessees	Tenants or reputed tenants (other than lessees)	Occupiers
		<p>██████████ 14 Wilton Road, Salisbury SP2 7EE (Mortgage dated 13 September 2013)</p>	<p>registered leasehold title number TGL111888) (mortgagor: ██████████ ██████████ Flat 18, Island House, 200 Wandle Road, Morden SM4 6AU) (Mortgage dated 24 May 2018)</p>		
<del>All plots cont</del>	<del>Potential right of light/daylight for the benefit of premises known as Flat 19, Island House, 200 Wandle Road, Morden SM4 6AU</del>	<p>██████████ <del>14 Wilton Road Salisbury SP2 7EE</del></p> <p>██████████ <del>3 Thomas More Square London E1W 1WY</del> (as mortgagee on registered freehold title number TGL104525) (mortgagor: ██████████ ██████████ 14 Wilton Road, Salisbury SP2 7EE) (Mortgage dated 13 September 2013)</p>	<p>██████████ <del>Flat 19 Island House 200 Wandle Road Morden SM4 6AU</del></p> <p>██████████ <del>Nationwide House Pipers Way Swindon SN38 1NW</del> (as mortgagee on registered leasehold title number TGL112117) (mortgagor: ██████████ ██████████ Flat 19, Island House, 200 Wandle Road, Morden SM4 6AU)</p>	-	<p>██████████ <del>Flat 19 Island House 200 Wandle Road Morden SM4 6AU</del></p>

THE LONDON BOROUGH OF MERTON (RAVENSBURY NO.1) COMPULSORY PURCHASE ORDER 2022

Table 1

Number on map (1)	Extent, description and situation of the land (2)	Qualifying persons under section 12(2)(a) or other qualifying persons under section 12(2A)(b) of the Acquisition of Land Act 1981 - name and address (3)			
		Owners or reputed owners	Lessees or reputed lessees	Tenants or reputed tenants (other than lessees)	Occupiers
			(Mortgage dated 22 February 2019)		
All plots cont	Potential right of light/daylight for the benefit of premises known as Flat 20, Island House, 200 Wandle Road, Morden SM4 6AU	<p>[REDACTED] 14 Wilton Road Salisbury SP2 7EE</p> <p>[REDACTED] 3 Thomas More Square London E1W 1WY (as mortgagee on registered freehold title number TGL104525) (mortgagor [REDACTED]) [REDACTED] 14 Wilton Road, Salisbury SP2 7EE) (Mortgage dated 13 September 2013)</p>	<p>[REDACTED] Flat 20 Island House 200 Wandle Road Morden SM4 6AU</p> <p>[REDACTED] Flat 20 Island House 200 Wandle Road Morden SM4 6AU</p>	-	<p>[REDACTED] Flat 20 Island House 200 Wandle Road Morden SM4 6AU</p> <p>[REDACTED] Flat 20 Island House 200 Wandle Road Morden SM4 6AU</p>
All plots cont	Potential right of light/daylight for the benefit of premises known as Flat 21, Island House, 200 Wandle Road, Morden SM4 6AU	<p>[REDACTED] 14 Wilton Road Salisbury SP2 7EE</p> <p>[REDACTED] 3 Thomas More Square</p>	<p>[REDACTED] Flat 21 Island House 200 Wandle Road Morden SM4 6AU</p> <p>[REDACTED]</p>	-	<p>[REDACTED] Flat 21 Island House 200 Wandle Road Morden SM4 6AU</p>

THE LONDON BOROUGH OF MERTON (RAVENSBURY NO.1) COMPULSORY PURCHASE ORDER 2022

Table 1

Number on map (1)	Extent, description and situation of the land (2)	Qualifying persons under section 12(2)(a) or other qualifying persons under section 12(2A)(b) of the Acquisition of Land Act 1981 - name and address (3)			
		Owners or reputed owners	Lessees or reputed lessees	Tenants or reputed tenants (other than lessees)	Occupiers
		London E1W 1WY (as mortgagee on registered freehold title number TGL104525) (mortgagor [REDACTED] 14 Wilton Road, Salisbury SP2 7EE) (Mortgage dated 13 September 2013)	[REDACTED] Nationwide House Pipers Way Swindon SN38 1NW (as mortgagee on registered leasehold title number TGL111906) (mortgagor: [REDACTED] Flat 21, Island House, 200 Wandle Road, Morden SM4 6AU) (Mortgage dated 21 June 2013)		
All plots cont	Potential right of light/daylight for the benefit of premises known as Flat 22, Island House, 200 Wandle Road, Morden SM4 6AU	[REDACTED] 14 Wilton Road Salisbury SP2 7EE [REDACTED] 3 Thomas More Square London E1W 1WY (as mortgagee on registered freehold title number TGL104525) (mortgagor [REDACTED] 14 Wilton Road, Salisbury SP2	[REDACTED] Flat 22 Island House 200 Wandle Road Morden SM4 6AU [REDACTED] 2-3 Triton Square London NW1 3AN (as mortgagee on registered leasehold title number TGL112412) (mortgagor: [REDACTED] Flat 22,	-	[REDACTED] Flat 22 Island House 200 Wandle Road Morden SM4 6AU



**THE LONDON BOROUGH OF MERTON (RAVENSBURY NO.1) COMPULSORY PURCHASE ORDER 2022**

**Table 1**

Number on map (1)	Extent, description and situation of the land (2)	Qualifying persons under section 12(2)(a) or other qualifying persons under section 12(2A)(b) of the Acquisition of Land Act 1981 - name and address (3)			
		Owners or reputed owners	Lessees or reputed lessees	Tenants or reputed tenants (other than lessees)	Occupiers
		7EE) (Mortgage dated 13 September 2013)	Island House, 200 Wandle Road, Morden SM4 6AU) (Mortgage dated 10 August 2009)		
All plots cont	Potential right of light/daylight for the benefit of premises known as [REDACTED] Morden Road, Mitcham CR4 4DD	[REDACTED] Milton Gate 60 Chiswell Street London EC1Y 4AG  [REDACTED] Milton Gate 60 Chiswell Street London EC1Y 4AG (as mortgagee on registered freehold title number SGL105751) (mortgagor: [REDACTED] Milton Gate, 60 Chiswell Street, London EC1Y 4AG) (Mortgage dated 27 June 2013)  [REDACTED] Juxon House 100 St Paul's Churchyard	[REDACTED] Morden Road Mitcham CR4 4DD  [REDACTED] Morden Road Mitcham CR4 4DD	-	[REDACTED] Morden Road Mitcham CR4 4DD  [REDACTED] Morden Road Mitcham CR4 4DD

**THE LONDON BOROUGH OF MERTON (RAVENSBURY NO.1) COMPULSORY PURCHASE ORDER 2022**

**Table 1**

Number on map (1)	Extent, description and situation of the land (2)	Qualifying persons under section 12(2)(a) or other qualifying persons under section 12(2A)(b) of the Acquisition of Land Act 1981 - name and address (3)			
		Owners or reputed owners	Lessees or reputed lessees	Tenants or reputed tenants (other than lessees)	Occupiers
		London EC4M 8BU (as mortgagee on registered freehold title number SGL105751) (mortgagor: ██████████ ██████████ Milton Gate, 60 Chiswell Street, London EC1Y 4AG) (Mortgage dated 6 December 2017)			

**THE LONDON BOROUGH OF MERTON (RAVENSBURY NO.1) COMPULSORY PURCHASE ORDER 2022**

**Table 2**

Number on Map (4)	Other qualifying persons under section 12(2A)(a) of the Acquisition of Land Act 1981 (5)		Other qualifying persons under section 12(2A)(b) of the Acquisition of Land Act 1981 – not otherwise shown in Tables 1 & 2 (6)	
	Name and Address	Description of interest to be acquired	Name and Address	Description of the land for which the person in adjoining column is likely to make a claim
1	-	-	<b>Clarion Housing Association</b> Level 6 6 More London Place London SE1 2DA	in respect of rights of access
2	-	-	██████████ 14 Hatfeild Close Mitcham CR4 4DT	in respect of rights of access in a Transfer dated 17 May 2004
	-	-	██████████ 14 Ravensbury Grove Mitcham CR4 4DT	in respect of rights of access in a Transfer dated 17 May 2004
3	-	-	-	-
4	██████████ 1 Churchill Place London E14 5HP (as mortgagee on registered freehold title number SGL656041) (mortgagor: ██████████ ██████████ and ██████████ ██████████ 14 Ravensbury Grove, Mitcham CR4 4DT)	Mortgage dated 31 August 2004	-	-

**THE LONDON BOROUGH OF MERTON (RAVENSBURY NO.1) COMPULSORY PURCHASE ORDER 2022**

**Table 2**

Number on Map (4)	Other qualifying persons under section 12(2A)(a) of the Acquisition of Land Act 1981 (5)		Other qualifying persons under section 12(2A)(b) of the Acquisition of Land Act 1981 – not otherwise shown in Tables 1 & 2 (6)	
	Name and Address	Description of interest to be acquired	Name and Address	Description of the land for which the person in adjoining column is likely to make a claim
5	<p>██████████ The Bailey Skipton BD23 1DN (as mortgagee on registered freehold title number TGL114281) (mortgagor: ██████████ 217 Morden Road, Mitcham CR4 4DJ)</p>	Mortgage dated 14 August 2007	-	-
6	<p>██████████ 1 Churchill Place London E14 5HP (as mortgagee on registered freehold title number SGL656041)  (mortgagor: ██████████ ██████████ and ██████████ ██████████ 14 Ravensbury Grove, Mitcham CR4 4DT)</p>	Mortgage dated 31 August 2004	<p><b>Clarion Housing Association Limited</b> Level 6 6 More London Place London SE1 2DA</p> <p>██████████ 13 Hatfeild Close Mitcham CR4 4DT</p>	<p>in respect of rights of access</p> <p>in respect of rights of access</p>
7	-	-	<p>██████████ 14 Hatfeild Close Mitcham CR4 4DT</p> <p>██████████ 14 Ravensbury Grove Mitcham CR4 4DT</p>	<p>in respect of rights of access</p> <p>in respect of rights of access</p>



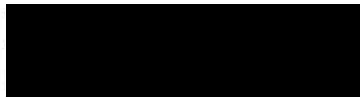
**THE LONDON BOROUGH OF MERTON (RAVENSBURY NO.1) COMPULSORY PURCHASE ORDER 2022**

**Table 2**

Number on Map (4)	Other qualifying persons under section 12(2A)(a) of the Acquisition of Land Act 1981 (5)		Other qualifying persons under section 12(2A)(b) of the Acquisition of Land Act 1981 – not otherwise shown in Tables 1 & 2 (6)	
	Name and Address	Description of interest to be acquired	Name and Address	Description of the land for which the person in adjoining column is likely to make a claim
8	-	-	<p>████████████████████ 14 Hatfeild Close Mitcham CR4 4DT</p> <p>████████████████████ 14 Ravensbury Grove Mitcham CR4 4DT</p>	<p>in respect of rights of access in a Transfer dated 17 May 2004</p> <p>in respect of rights of access in a Transfer dated 17 May 2004</p>
9	-	-	-	-

**THE LONDON BOROUGH OF MERTON (RAVENSBURY NO.1) COMPULSORY PURCHASE ORDER 2022**

This order includes land falling within special categories to which section 17(2), 18 or 19 of the Acquisition of Land Act 1981 applies, namely –

<b>Number on Map</b>	<b>Name and Address</b>	<b>Special Category</b>	<b>Description</b>
2	 Merton Civic Centre London Road Morden SM4 5DX	Paragraph 4 of Part II of Schedule 3 to the 1981 Act and section 17(2) of the Acquisition of Land Act 1981	Land owned by Local Authority

**THE LONDON BOROUGH OF MERTON (RAVENSBURY NO.1) COMPULSORY PURCHASE ORDER 2022**

Party name	Address
	1 Braham Street, London E1 8EE
	Millstream, Maidenhead Road, Windsor SL4 5GD
	15 Bedford Street, London WC2E 9HE
	Synergy House, Windmill Avenue, Woolpit IP30 9UP
	Synergy House, Windmill Avenue, Woolpit IP30 9UP
	260-266 Goswell Road, London EC1V 7EB
	Sixth Floor, Thames Tower, Station Road, Reading RG1 1LX
	1-3 Strand, London WC2N 5EH
	Kelvin House, 123 Judd Street, London WC1H 9NP
	66-74 London Road, Redhill RH1 1LJ
	Newington House, 237 Southwark Bridge Road, London SE1 6NP
	St Lawrence House, Station Approach, Horley RH6 9HJ
	Clearwater Court, Vastern Road, Reading RG1 8DB
	Newington House, 237 Southwark Bridge Road, London SE1 6NP
	7 Laxton Close, Attleborough NR17 1QY
	500 Brook Drive, Reading RG2 6UU
	Vodafone House, The Connection, Newbury RG14 2FN

**THE COMMON SEAL of THE  
LONDON BOROUGH OF MERTON**

was hereunto affixed in the presence of:

[REDACTED]  
Authorised Signatory officer

Dated 13 June 2022

Seal no. 324499



The Secretary of State for Levelling Up, Housing and Communities confirms the above order subject to the modifications shown on it in red ink.

Signed by authority of the Secretary of State for Levelling Up, Housing and Communities

[REDACTED]  
25 March 2024