

**THE LONDON BOROUGH OF TOWER HAMLETS (CHRISP STREET) COMPULSORY
PURCHASE ORDER 2021
SECTION 226(1A) TOWN AND COUNTRY PLANNING ACT 1990, SECTION 13 OF THE
LOCAL GOVERNMENT (MISCELLANEOUS PROVISIONS) 1976 AND
ACQUISITION OF LAND ACT 1981**

CHRISP STREET, LONDON E14, REGENERATION SCHEME

1. The London Borough of Tower Hamlets has made on the 2 February 2021 The London Borough of Tower Hamlets (Chrisp Street) Compulsory Purchase Order 2021 under s.226 (1) (a) Town and Country Planning Act 1990, s.13 of the Local Government (Miscellaneous Provisions) Act 1976 and Acquisition of Land Act 1981. 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 and new rights described below for the purpose of development, redevelopment and improvement of Chrisp Street District Centre and its immediate environs for a comprehensive mixed-use redevelopment scheme known as Chrisp Street Regeneration Scheme.
2. A copy of the order, the accompanying map, the Statement of Reasons and appendices may be seen at all reasonable hours at the offices of the London Borough of Tower Hamlets at Town Hall, Mulberry Place, 5 Clove Crescent, London E14 2BG.
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objection as defined in section 13(6) of The Acquisition of Land Act 1981 is made, or if all such objections made are withdrawn, or if the confirming authority is satisfied that every objection made relates exclusively to matters of compensation which can be dealt with by the Lands Tribunal, the confirming authority may confirm the order with or without modifications.

In any other case where a relevant objection has been made which is not withdrawn or disregarded, the confirming authority is required, before confirming the order either—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.
4. 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 acquiring authority to determine confirmation of the order.
 5. 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 before 1 April 2021 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:

The commercial premises included are:

1. Nos 159 – 185 East India Dock Road
2. Nos 1 – 20 Vesey Path (excluding 1 – 15 odd Vesey Path)
3. Nos 8 - 34 Market Square
4. Nos 1 – 27 and No 52 Market Way
5. Nos 1 – 27; Nos 63A - 63D Market Square – lock up units
6. 57 to 73 Chrisp Street - Co-Operative Foodstore
7. 75 Chrisp Street - Poplar Boys' and Girls' Club
8. The Young Prince – former Public House in Market Way

The residential properties included which are to be demolished, comprising 169 dwellings, are:

9. Nos 1 - 73 Fitzgerald House
10. Nos 2 – 30 (Even) Kerbey Street
11. Nos 1 - 8 Aurora House
12. Nos 1 – 16 Clarissa House
13. Nos 35 – 59 Market Square
14. Nos 1 – 16 Ennis House
15. Nos 1 – 16 Kilmore House

Ancillary buildings which are to be demolished are:

16. Garage block on Kerbey Street
17. Garages and store sheds situated to the east of 60 Cordelia Street
18. Toilet block in Market Square

43 homes, known as the Festival of Britain homes, which are to be retained are:

19. Nos 40 – 84 (Even) Kerbey Street
20. Nos 26-50 Market Way
21. Nos 26-50 Market Way

Other land interests to be acquired / extinguished pursuant to the order are:

22. Electricity sub stations at base of Fitzgerald House
23. Rights of way
24. Wayleaves
25. Rights to light

NEW RIGHTS TO BE ACQUIRED

26. Oversailing rights. Crane oversailing of residential and commercial units to be retained within the scheme will take place and it is anticipated that oversailing of the public highway will also be required.

Dated this 2 day of FEBRUARY 2021

Signed by:

Rita Bange

Principal Property and Regeneration Solicitor for and on behalf of the London Borough of
Tower Hamlets

Contact Officers: Monju Ali or Rita Bange - ChripStreet.CPO@towerhamlets.gov.uk