

HIGH SPEED RAIL (LONDON – WEST MIDLANDS) ACT 2017

HIGH SPEED RAIL (LONDON – WEST MIDLANDS) GENERAL VESTING DECLARATION No. 798

This **GENERAL VESTING DECLARATION** is executed on
by the Secretary of State for Transport (“the Acquiring Authority”).

20 December 2021

WHEREAS:

- (1) On 23 February 2017 the High Speed Rail (London – West Midlands) Act 2017 (“the High Speed Rail Act”) received Royal Assent authorising the Acquiring Authority to acquire the land specified in the Schedule hereto.
- (2) Section 4(1) of the High Speed Rail Act authorises the Acquiring Authority to acquire compulsorily so much of the land within the limits of the High Speed Rail Act as may be required for Phase One purposes¹.
- (3) Section 4(4) of the High Speed Rail Act provides that the Compulsory Purchase (Vesting Declarations) Act 1981 (“the 1981 Act”) applies as if the High Speed Rail Act were a compulsory purchase order and paragraph 3² of Schedule 6 to the High Speed Rail Act provides that the 1981 Act shall have effect subject to the modifications specified in that paragraph.
- (4) Notice pursuant to section 3A³ of the 1981 Act was first published on 18 November 2021. That notice included the particulars specified in section 3A(3) of the 1981 Act.
- (5) By paragraph 4(2) of Schedule 6 to the High Speed Rail Act, Parts 2 and 3 of Schedule 2 to the Acquisition of Land Act 1981 (exception of minerals from compulsory purchase and regulation of working of mines and minerals underlying an authorised undertaking) have effect in relation to land to which Section 4(1) of the High Speed Rail Act applies as if it were comprised in a compulsory purchase order providing for the incorporation with that Order of those Parts of that Schedule.
- (6) Paragraph 2(1) of Part 2 of Schedule 2 to the Acquisition of Land Act 1981 provides that an acquiring authority⁴ shall not be entitled to any mines under the land comprised in the compulsory purchase order unless they have been expressly purchased, and all mines under the land are to be deemed to be excepted out of the conveyance of that land unless expressly named and conveyed. Paragraph 3 of Part 3 of Schedule 2 to the Acquisition of Land Act 1981 makes provision where the owner of any mines or minerals in the land desires to work them.

1 Phase One Purposes has meaning given by section 67 of the High Speed Rail Act.

2 Paragraph 3 as substituted by section 11 of, and paragraph 6 of Schedule 14 to, the High Speed Rail Act.

3 Section 3A of the 1981 Act as inserted by paragraph 3(a) of Schedule 6 to the High Speed Rail Act as substituted by section 11 of, and paragraphs 6 and 7 of Schedule 14 to, that Act.

4 Paragraph 4(3) of Schedule 6 to the High Speed Rail Act provides for Parts 2 and 3 of the Acquisition of Land Act 1981 to have effect as if references to the acquiring authority were to the Nominated Undertaker appointed under section 45(1) of the High Speed Rail Act.

- (7) It is expedient that such mines and minerals should be vested in the Acquiring Authority and the Acquiring Authority is to expressly purchase the Land and the freehold mines and minerals comprised in the Land, together with the right to take possession of the mines and minerals, to win and work them and all related ancillary rights.

NOW THIS DEED WITNESSETH that, in exercise of the powers conferred on it by section 4 of the 1981 Act, the Acquiring Authority hereby declares:-

1. The Land and the freehold mines and minerals comprised in the Land described in the Schedule hereto (being part of the land authorised to be acquired by the High Speed Rail Act) and more particularly delineated and shown coloured pink on the plan annexed hereto, together with the right to enter upon and take possession of the land and mines and minerals, to win and work such mines and minerals and all related ancillary rights comprised therein⁵, shall vest in the Acquiring Authority as from the end of the period of 3 months from the date on which the service of notices required by section 6⁶ of the 1981 Act is completed.

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.

5 Paragraph 4(2) of Schedule 6 to the High Speed Rail Act applies Parts 2 and 3 of Schedule 2 to the Acquisition of Land Act 1981 (exception of minerals from compulsory purchase and regulation of working of mines or minerals underlying and authorised undertaking) to land to which Section 4(1) of the High Speed Rail Act applies, as if it were comprised in a compulsory purchase order providing for the incorporation with that Order of those Parts of that Schedule.

6 Section 6 as modified by paragraph 3(c) of Schedule 6 to the High Speed Rail Act, as substituted by section 11 of, and paragraph 6 of Schedule 14 to, that Act.

SCHEDULE

District of Warwick

(1) Plot No.	(2) Description
54813	All interests in 1,232.23 square metres, or thereabouts, of agricultural land (Wood End Lane) including all those mines and minerals beneath
54982	All interests in 23,641.61 square metres, or thereabouts, of agricultural land (A38) including all those mines and minerals beneath being part of HM Land Registry title number SF643843
55336	All interests in 238.25 square metres, or thereabouts, of agricultural land (Tuppenhurst Lane) including all those mines and minerals beneath
55337	All interests in 980.86 square metres, or thereabouts, of agricultural land (Tuppenhurst Lane) including all those mines and minerals beneath being part of HM Land Registry title number SF637474
55343	All interests in 628.55 square metres, or thereabouts, of agricultural land (Wood End Lane) including all those mines and minerals beneath being part of HM Land Registry title number SF594421
55344	All interests in 4,514.55 square metres, or thereabouts, of public road and verge (Wood End Lane) including all those mines and minerals beneath excluding any interests held by the Secretary of State for Transport
55345	All interests in 2,283.07 square metres, or thereabouts, of scrubland and private accessway (Wood End Lane) including all those mines and minerals beneath
55346	All interests in 292.76 square metres, or thereabouts, of agricultural land (Tuppenhurst Lane) including all those mines and minerals beneath being part of HM Land Registry title number SF289934
55347	All interests in 1,659.28 square metres, or thereabouts, of public road and footway (Tuppenhurst Lane and Shaw Lane) including all those mines and minerals beneath excluding any interests held by the Secretary of State for Transport
55413	All interests in 33,398.66 square metres, or thereabouts, of agricultural land, public footpath (Alrewas 44) and track (Wood End Lane) including all those mines and minerals beneath
55414	All interests in 72.96 square metres, or thereabouts, of watercourse (Wood End Lane) including all those mines and minerals beneath excluding any interests held by the Secretary of State for Transport
55415	All interests in 684.88 square metres, or thereabouts, of agricultural land (Wood End Lane) including all those mines and minerals beneath being part of HM Land Registry title number SF576214
55416	All interests in 15.26 square metres, or thereabouts, of woodland (Vicars Coppice) (Lichfield Road) including all those mines and minerals beneath being part of HM Land Registry title number SF576214
55417	All interests in 14.57 square metres, or thereabouts, of woodland (Vicars Coppice) (Lichfield Road) including all those mines and minerals beneath being part of HM Land Registry title number SF642775
55418	All interests in 859.3 square metres, or thereabouts, of agricultural land (Lichfield Road) including all those mines and minerals beneath being part of HM Land Registry title number SF576214
55419	All interests in 330.25 square metres, or thereabouts, of private access track (Lichfield Road) including all those mines and minerals beneath
55420	All interests in 6,419.06 square metres, or thereabouts, of agricultural land,

	pylon and overhead electricity cables (Lichfield Road) including all those mines and minerals beneath
55421	All interests in 258.92 square metres, or thereabouts, of agricultural land (Lichfield Road) including all those mines and minerals beneath
55448	All interests in 2,340.83 square metres, or thereabouts, of public road and roundabout (Wood End Lane) including all those mines and minerals beneath
55460	All interests in 533.55 square metres, or thereabouts, of public road and verges (Tewnals Lane, A515) including all those mines and minerals beneath
55805	All interests in 2,964.38 square metres, or thereabouts, of pond and agricultural land (Tewnals Lane, A515) including all those mines and minerals beneath

IN WITNESS WHEREOF the Secretary of State for Transport has hereunto set its corporate seal on the day in the year first written above.

The **CORPORATE SEAL** of the SECRETARY OF STATE FOR TRANSPORT hereunto affixed to this deed is authenticated by


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Authorised Signatory



Dated : 20 December 2021

SEAL REF
DFT GP / 995



The CORPORATE SEAL of the
SECRETARY OF STATE
hereunto affixed to this deed
is authenticated by

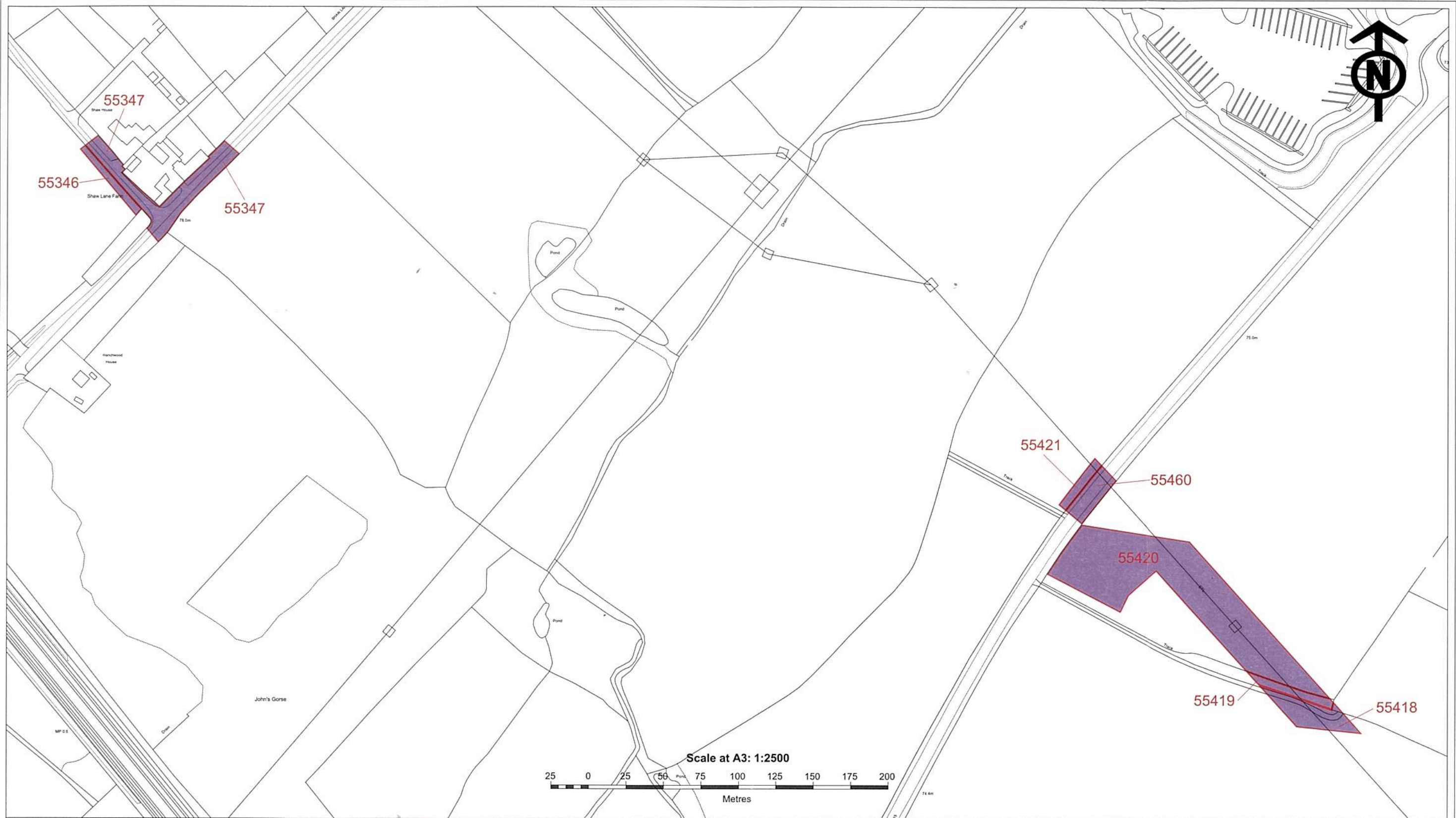

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Authorised by the Secretary of State for Transport

Dated 20 DECEMBER 2021



995

CENTRE POINT: 409,664, 315,278



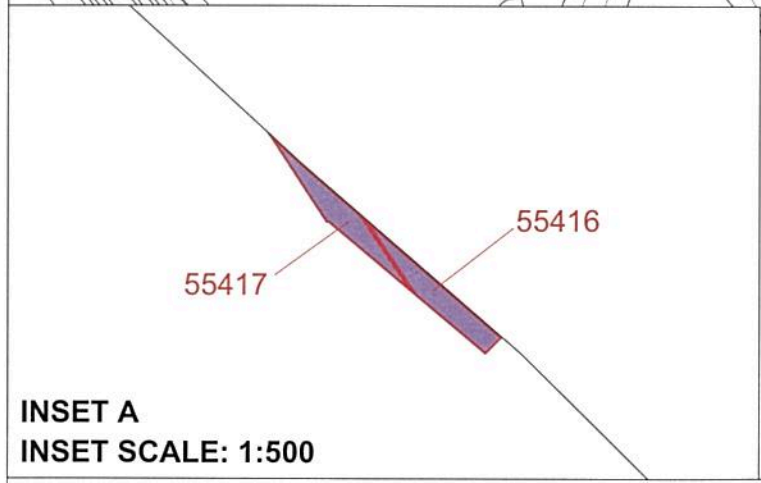
The CORPORATE SEAL of the
SECRETARY OF STATE
hereunto affixed to this deed
is authenticated by



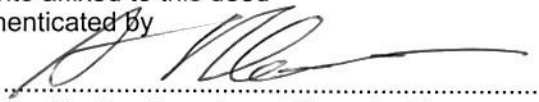
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Authorised by the Secretary of State for Transport

Dated *20 December 2021*

CENTRE POINT: 410,893, 314,322

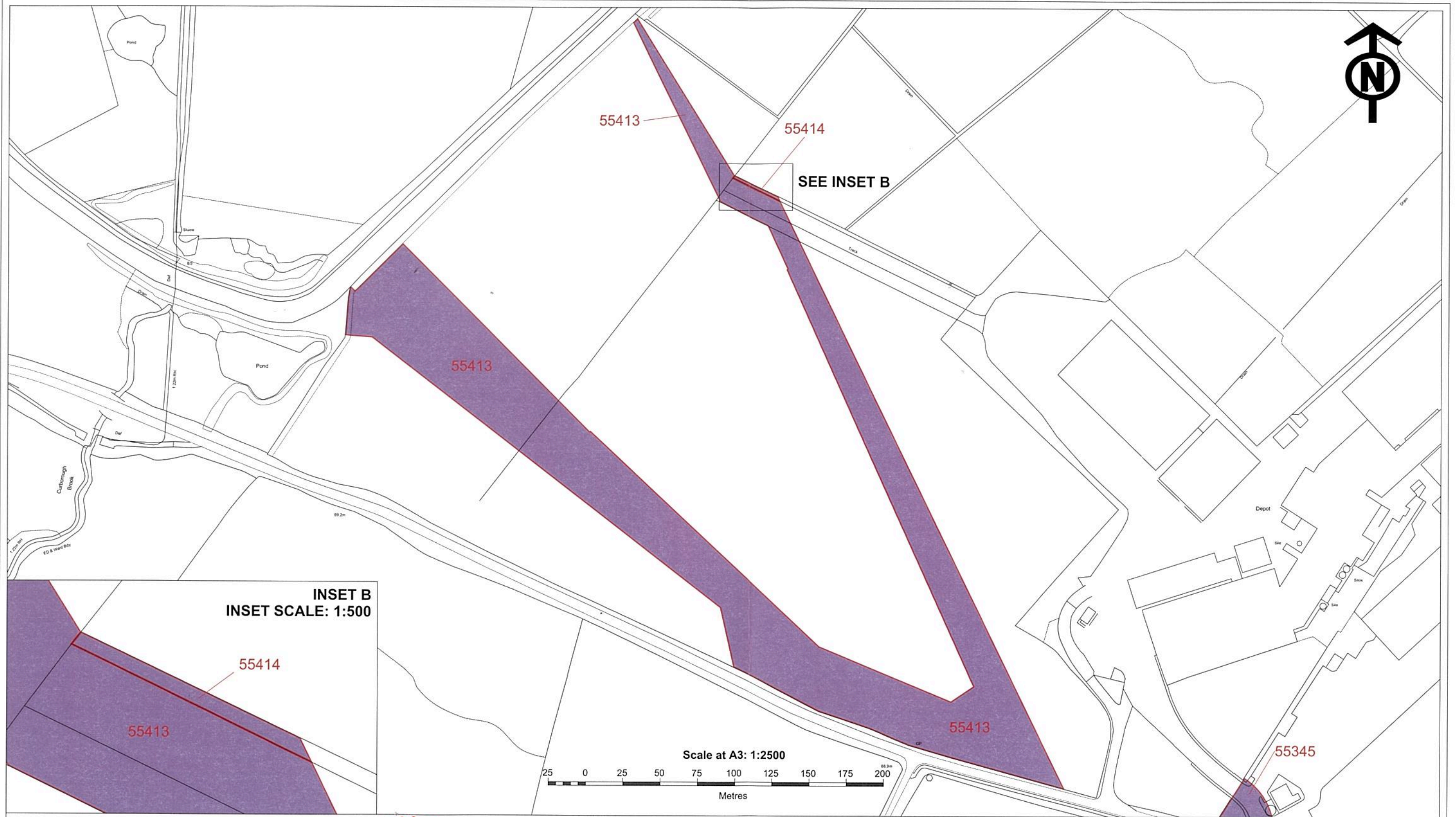


INSET A
INSET SCALE: 1:500

The CORPORATE SEAL of the
SECRETARY OF STATE
hereunto affixed to this deed
is authenticated by

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Authorised by the Secretary of State for Transport
Dated 20 December 2024



CENTRE POINT: 411,182, 313,899

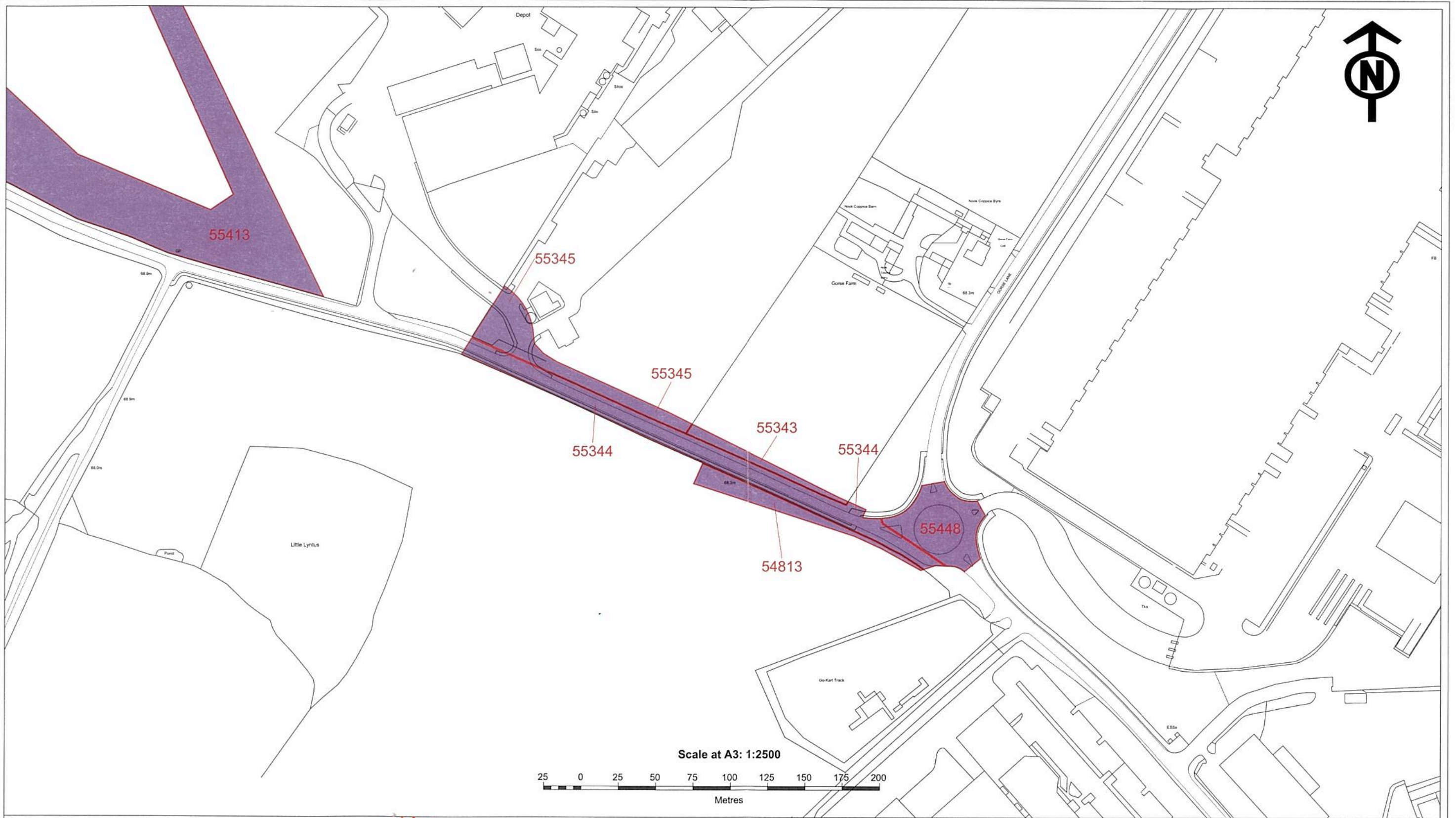


The CORPORATE SEAL of the
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[Signature]
Authorised by the Secretary of State for Transport

Dated 20 December 2021



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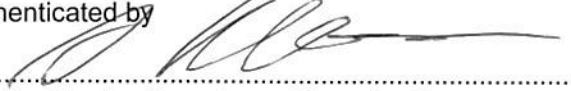
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Authorised by the Secretary of State for Transport

Dated 20 DECEMBER 2024

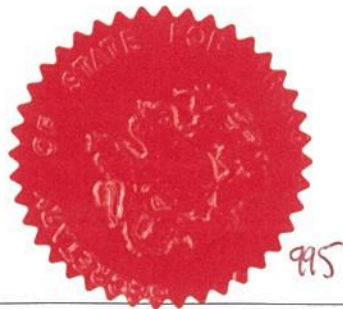
CENTRE POINT: 413,879, 312,851



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SECRETARY OF STATE
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Dated 20 DECEMBER 2024



CENTRE POINT: 414,013, 311,712

