



Ministry of Housing,
Communities &
Local Government

Katharine Reed
Southwark Council
Regeneration & Development Team
PO BOX 64529
London
SE1P5LX

Please ask for: Rachael Beard
Tel:
Email: Rachael.beard@communities.gov.uk

Your ref:

Our ref: PCU/CPOP/A5840/3369214

Date: 30 July 2025

Dear Katharine Reed

Notification of Power to Confirm, Section 14A of the Acquisition of Land Act 1981

The London borough of Southwark (Ledbury estate, Phase 2) Compulsory Purchase Order 2025 (“the Order”)

This letter accompanies a notice under section 14A of the Acquisition of Land Act 1981 empowering the London Borough of Southwark to confirm the above Order.

The notice is served by the Secretary of State for Housing Communities & Local Government on the basis that all the notice requirements of sections 11 and 12 of the 1981 Act in relation to the order have been met, that the order is unopposed – there having been no objections and that it is capable of confirmation without modification and as a single order (ie not in stages).

The London Borough of Southwark council now needs to decide whether or not to confirm the Order.

The London Borough of Southwark council does not have the authority to modify the Order on confirmation, or to confirm it in stages.

If the London Borough of Southwark council becomes aware of a defect in the Order which could be corrected by a modification on confirmation, the order should be

referred back to this office with details so that such a modification can be considered by the Secretary of State if she decides to confirm the Order.

As the notice explains, if the London Borough of Southwark council decide to confirm it, the sealed Order (returned herewith) needs to be endorsed as such. A possible wording is given in the notice. The endorsement needs to be authenticated and dated by a person properly authorised by the London Borough of Southwark council to do so. The map does not need to be endorsed.

If the Order is confirmed, no formal decision letter is required, as the case for its making will already have been explained in the Statement of Reasons and other documentation which accompanied the Order when it was submitted for confirmation. Notices of confirmation will, however, need to be served, advertised and affixed on the order land in accordance with section 15 of the 1981 Act. Form 11 in the Schedule to the Compulsory Purchase of Land (Prescribed Forms) (Ministers) Regulations 2004 prescribes the format for such a notice.

This office should be notified of the decision on the order as soon as reasonably practicable and, if it is confirmed, two copies of the endorsed Order should also be sent to us for formal archiving. If the order is confirmed, please also inform this office of the date on which notice of confirmation of the order was first published in the press.

The Secretary of State recognises the importance of minimising uncertainty in relation to interests in land included in compulsory purchase orders, and it is therefore her policy that all Orders should be determined as quickly as practicable. If, therefore, this office has not received notification of a decision on the order within 6 weeks of the date of the section 14A notice, consideration will be given to whether that notice should be revoked.

The London Borough of Southwark council should be aware that it is possible for other circumstances to arise which would necessitate the exercise of the power to revoke the section 14A notice before the order to which it relates is decided. An example might be where someone who is not named in the Order schedule alleges he is a qualifying person for its purposes, and that he has been denied the opportunity to object because notices were not served on him. Such an allegation would need to be investigated, and it would therefore not be appropriate for the order to be confirmed by the acquiring authority whilst it was outstanding.

From the date on which the confirmation of the Order is first published, the provisions of section 23 of the 1981 Act enabling an aggrieved person to challenge it in the High Court will apply.

Yours sincerely

Rachael Beard 'Decision Officer'
Senior Planning Manager

Planning Casework unit



Ministry of Housing,
Communities &
Local Government

Katharine Reed
Southwark Council
Regeneration & Development Team
PO BOX 64529
London
SE1P5LX

Please ask for: Rachael Beard
Tel:
Email: Rachael.beard@communities.gov.uk
Your ref: LEG/RS010/140835/KR
Our ref: PCU/CPOP/A5840/3369214

Date: 30 July 2025

NOTICE

The London Borough of Southwark (Ledbury Estate Phase 2) Compulsory Purchase Order 2025

Notice is hereby given by the Secretary of State of Housing, Communities & Local Government under section 14A of the Acquisition of Land Act 1981 that the power to confirm [insert order title] may be exercised by The London Borough of Southwark council subject to the restrictions and requirements of that section.

I will forward the sealed order and map to which it refers.

If the order is confirmed this should be indicated on the sealed order by means of an endorsement with words to that effect (e.g. "The London Borough of Southwark council hereby confirms this order"), duly dated and authenticated by a person with authority to do so.

Notification of the order decision should be sent to the Planning Casework Unit as soon as reasonably practicable after its determination. If the order is confirmed, two copies of the confirmed order should be enclosed with the notification.

This notice may be revoked at any time prior to the determination of the order and notification to the Secretary of State.

The requirements of section 15 of the 1981 Act in relation to notices after confirmation of an order apply to the order concerned.

Yours sincerely
Rachael Beard
Senior Planning Manager

Signed by authority of the Secretary of State for Housing, Communities & Local Government

Legal Services

04 AUG 2025

The London Borough of Southwark (Ledbury Estate Phase 2) Compulsory Purchase Order 2025

Section 226(1)(a) of the Town and Country Planning Act 1990

and the Acquisition of Land Act 1981

The London Borough of Southwark (in this order called “the acquiring authority”) makes the following order –

1. Subject to the provisions of this order, the acquiring authority is under section 226(1)(a) of the Town and Country Planning Act 1990 hereby authorised to purchase compulsorily the land described in paragraph 2 for the purpose of facilitating the carrying out of development, redevelopment or improvement on or in relation to that land, namely a redevelopment comprising the demolition of three residential towers and the construction of four new residential buildings and amenity space, landscaping, playspace and parking, with ancillary infrastructure works.
2. The land authorised to be purchased compulsorily under this order is the land described in the Schedule and delineated and shown edged red and 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 Southwark (Ledbury Estate Phase 2) Compulsory Purchase Order 2025”.
3. The acquiring authority may not serve a notice to treat or execute a general vesting declaration in respect of this order after the end of the period of three years beginning with the day on which the compulsory purchase order becomes operative.

THE LONDON BOROUGH OF SOUTHWARK (LEDBURY ESTATE PHASE 2) COMPULSORY PURCHASE ORDER 2025

Table 1

Number on map (1)	Extent, description and situation of the land (2)	Qualifying persons under section 12(2)(a) 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
1	All interests in respect of approximately 10096 metres squared of Hardstanding and shared access surrounding blocks of flats, Tenants and Residents Hall and electricity substation (Peterchurch House, Sarnesfield House and Skenfrith House, Commercial Way)	Southwark Council PO Box 64529 London SE1P 5LX	None	None	Southwark Council PO Box 64529 London SE1P 5LX
2	All interests in respect of approximately 349 metres squared of Flats (1-56 Sarnesfield House, Pencraig Way)	Southwark Council See Address at Plot 1	Elyamine Khoudour Flat 38 Sarnesfield House Pencraig Way London SE15 1ND <i>(in respect of Flat 38, Sarnesfield House, Pencraig Way, London, SE15 1ND)</i> Folakemi Folarera Roberts St. Olaves Vicarage Woodberry Down London N4 2TW <i>(in respect of Flat 44, Sarnesfield House, Pencraig Way, London, SE15 1ND)</i> Jacek Empel Flat 129	Abayomi Awonaiké Flat 44 Sarnesfield House Pencraig Way London SE15 1ND <i>(in respect of Flat 44, Sarnesfield House, Pencraig Way, London, SE15 1ND)</i> Claire Mark Flat 14 Sarnesfield House Pencraig Way London SE15 1ND <i>(in respect of Flat 14, Sarnesfield House, Pencraig Way, London, SE15 1ND)</i> Diana Farhatova	Abayomi Awonaiké Flat 44 Sarnesfield House Pencraig Way London SE15 1ND <i>(in respect of Flat 44, Sarnesfield House, Pencraig Way, London, SE15 1ND)</i> Claire Mark Flat 14 Sarnesfield House Pencraig Way London SE15 1ND <i>(in respect of Flat 14, Sarnesfield House, Pencraig Way, London, SE15 1ND)</i> Diana Farhatova

Table 1

Table 1

Table 1

THE LONDON BOROUGH OF SOUTHWARK (LEDBURY ESTATE PHASE 2) COMPULSORY PURCHASE ORDER 2025

Number on map map (1)	Extent, description and situation of the land (2)	Qualifying persons under section 12(2)(a) of the Acquisition of Land Act 1981 - name and address (3)		
		Owners or Reputed Owners	Lessees or reputed lessees	Occupiers
</				

THE LONDON BOROUGH OF SOUTHWARK (LEDBURY ESTATE PHASE 2) COMPULSORY PURCHASE ORDER 2025

Table 1

Number on map (1)	Extent, description and situation of the land (2)	Qualifying persons under section 12(2)(a) 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)
				Sarnesfield House, Pencraig Way, London, SE15 1ND) Susan Slaughter Flat 40 Sarnesfield House Pencraig Way London SE15 1ND (in respect of Flat 40, Sarnesfield House, Pencraig Way, London, SE15 1ND) Talenk Nkwela Flat 44 Sarnesfield House Pencraig Way London SE15 1ND (in respect of Flat 40, Sarnesfield House, Pencraig Way, London, SE15 1ND) Talenk Nkwela Flat 44 Sarnesfield House Pencraig Way London SE15 1ND (in respect of Flat 40, Sarnesfield House, Pencraig Way, London, SE15 1ND)
3	All interests in respect of approximately 344 metres squared of Flats (1-56 Skenfrith House, Commercial Way)	Southwark Council See Address at Plot 1	Alice Cecelia Morah 13 Columbine Road Rochester ME2 2XZ (in respect of Flat 5, Skenfrith House, Commercial Way, London, SE15 1NE) Amechi Godwin Morah 13 Columbine Road	Frances Ennis Flat 29 Skenfrith House Commercial Way London SE15 1NE (in respect of Flat 29, Skenfrith House, Commercial Way, London, SE15 1NE) Kevin Patrick Gillespie

THE LONDON BOROUGH OF SOUTHWARK (LEDBURY ESTATE PHASE 2) COMPULSORY PURCHASE ORDER 2025

Table 1

Number on map (1)	Extent, description and situation of the land (2)	Qualifying persons under section 12(2)(a) 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
			Rochester ME2 2XZ <i>(in respect of Flat 5, Skenfrith House, Commercial Way, London, SE15 1NE)</i> Chukwudi Benjamin Morah 13 Columbine Road Rochester ME2 2XZ <i>(in respect of Flat 5, Skenfrith House, Commercial Way, London, SE15 1NE)</i> Frances Ennis Flat 29 Skenfrith House Commercial Way London SE15 1NE <i>(in respect of Flat 29, Skenfrith House, Commercial Way, London, SE15 1NE)</i> Isa Nas 89 St. Joseph's Road London N9 8NU <i>(in respect of Flat 47, Skenfrith House, Commercial Way, London, SE15 1NE)</i> Keith Ian Smith		Flat 46 Skenfrith House Commercial Way London SE15 1NE <i>(in respect of Flat 46, Skenfrith House, Commercial Way, London, SE15 1NE)</i> Khadija Saney Flat 23 Skenfrith House Commercial Way London SE15 1NE <i>(in respect of Flat 23, Skenfrith House, Commercial Way, London, SE15 1NE)</i> The Occupier Flat 5 Skenfrith House Commercial Way London SE15 1NE <i>(in respect of Flat 5, Skenfrith House, Commercial Way, London, SE15 1NE)</i> The Occupier Flat 47 Skenfrith House Commercial Way London SE15 1NE

THE LONDON BOROUGH OF SOUTHWARK (LEDBURY ESTATE PHASE 2) COMPULSORY PURCHASE ORDER 2025

Table 1

Number on map (1)	Extent, description and situation of the land (2)	Qualifying persons under section 12(2)(a) 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)
			Dale House Weaverlake Drive Yoxall Burton-on-Trent Staffordshire DE13 8AD (in respect of Flat 2, Skenfrith House, Commercial Way, London, SE15 1NE) Kevin Patrick Gillespie Flat 46 Skenfrith House Commercial Way London SE15 1NE (in respect of Flat 46, Skenfrith House, Commercial Way, London, SE15 1NE) Penelope Jane Smith Dale House Weaverlake Drive Yoxall Burton-on-Trent Staffordshire DE13 8AD (in respect of Flat 2, Skenfrith House, Commercial Way, London, SE15 1NE) Thomas Ennis Flat 29	(in respect of Flat 47, Skenfrith House, Commercial Way, London, SE15 1NE) Thomas Ennis Flat 29 Skenfrith House Commercial Way London SE15 1NE (in respect of Flat 29, Skenfrith House, Commercial Way, London, SE15 1NE) Walter Alfonso Echezona Morah Flat 5 Skenfrith House Commercial Way London SE15 1NE (in respect of Flat 5, Skenfrith House, Commercial Way, London, SE15 1NE)

THE LONDON BOROUGH OF SOUTHWARK (LEDBURY ESTATE PHASE 2) COMPULSORY PURCHASE ORDER 2025

Table 1

Number on map (1)	Extent, description and situation of the land (2)	Qualifying persons under section 12(2)(a) 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
			Skenfrith House Commercial Way London SE15 1NE <i>(in respect of Flat 29, Skenfrith House, Commercial Way, London, SE15 1NE)</i> Walter Alfonso Echezona Morah Flat 5 Skenfrith House Commercial Way London SE15 1NE <i>(in respect of Flat 5, Skenfrith House, Commercial Way, London, SE15 1NE)</i>		
4	All interests in respect of approximately 360 metres squared of Flats (1-56 Peterchurch House, Commercial Way)	Southwark Council See Address at Plot 1	Munir Ahmed Popalzai Flat 21 Peterchurch House Commercial Way London SE15 1NF <i>(in respect of Flat 21, Peterchurch House, Commercial Way, London, SE15 1NF)</i> Nicole Sanchia Bailey Flat 43 Peterchurch House Commercial Way London	Jason Owen Gray Flat 16 Peterchurch House Commercial Way London SE15 1NF <i>(in respect of Flat 16, Peterchurch House, Commercial Way, London, SE15 1NF)</i>	Jason Owen Gray Flat 16 Peterchurch House Commercial Way London SE15 1NF <i>(in respect of Flat 16, Peterchurch House, Commercial Way, London, SE15 1NF)</i> Munir Ahmed Popalzai Flat 21 Peterchurch House Commercial Way London

THE LONDON BOROUGH OF SOUTHWARK (LEDBURY ESTATE PHASE 2) COMPULSORY PURCHASE ORDER 2025

Table 1

Number on map (1)	Extent, description and situation of the land (2)	Qualifying persons under section 12(2)(a) 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)
			SE15 1NF (in respect of Flat 43, Peterchurch House, Commercial Way, London, SE15 1NF) Penak Patel Flat 5 Peterchurch House Commercial Way London SE15 1NF (in respect of Flat 5, Peterchurch House, Commercial Way, London, SE15 1NF) Sangini Patel Flat 5 Peterchurch House Commercial Way London SE15 1NF (in respect of Flat 5, Peterchurch House, Commercial Way, London, SE15 1NF)	SE15 1NF (in respect of Flat 21, Peterchurch House, Commercial Way, London, SE15 1NF) Nicole Sanchia Bailey Flat 43 Peterchurch House Commercial Way London SE15 1NF (in respect of Flat 43, Peterchurch House, Commercial Way, London, SE15 1NF) Penak Patel Flat 5 Peterchurch House Commercial Way London SE15 1NF (in respect of Flat 5, Peterchurch House, Commercial Way, London, SE15 1NF) Sangini Patel Flat 5 Peterchurch House Commercial Way London SE15 1NF (in respect of Flat 5, Peterchurch House, Commercial Way, London, SE15 1NF)

THE LONDON BOROUGH OF SOUTHWARK (LEDBURY ESTATE PHASE 2) COMPULSORY PURCHASE ORDER 2025

Table 1

Number on map (1)	Extent, description and situation of the land (2)	Qualifying persons under section 12(2)(a) 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
5	All interests in respect of approximately 23 metres squared of Electricity Substation (Bird in Bush Road)	Southwark Council See Address at Plot 1	London Power Networks plc Newington House 237 Southwark Bridge Road London SE1 6NP	None	SE15 1NF London Power Networks plc Newington House 237 Southwark Bridge Road London SE1 6NP
6	All interests in respect of approximately 99 metres squared of Grassland adjacent to public footway (Old Kent Road, A2)	Unknown	None	None	Unknown

THE LONDON BOROUGH OF SOUTHWARK (LEDBURY ESTATE PHASE 2) COMPULSORY PURCHASE ORDER 2025

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	None	None	Abayomi Awonaiké Flat 44 Sarnesfield House Pencraig Way London SE15 1ND	in respect of rights of access
			Alice Cecelia Morah 13 Columbine Road Rochester ME2 2XZ	in respect of rights of access
			Amechi Godwin Morah 13 Columbine Road Rochester ME2 2XZ	in respect of rights of access
			Chukwudi Benjamin Morah 13 Columbine Road Rochester ME2 2XZ	in respect of rights of access

Table 2

THE LONDON BOROUGH OF SOUTHWARK (LEDBURY ESTATE PHASE 2) COMPULSORY PURCHASE ORDER 2025

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)	Description of the land for which the person in adjoining column is likely to make a claim
	Name and Address	Description of interest to be acquired		
			Claire Mark Flat 14 Sarnesfield House Pencraig Way London SE15 1ND	in respect of rights of access
			Diana Farhatova Flat 38 Sarnesfield House Pencraig Way London SE15 1ND	in respect of rights of access
			Elyamine Khoudour Flat 38 Sarnesfield House Pencraig Way London SE15 1ND	in respect of right of access
			Esther Gomersell Flat 31 Sarnesfield House Pencraig Way London SE15 1ND	in respect of right of access

THE LONDON BOROUGH OF SOUTHWARK (LEDBURY ESTATE PHASE 2) COMPULSORY PURCHASE ORDER 2025

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
			Fatumata Gassama Flat 16 Sarnesfield House Pencraig Way London SE15 1ND	in respect of rights of access
			Folakemi Folarera Roberts St. Olaves Vicarage Woodberry Down London N4 2TW	in respect of rights of access
			Frances Ennis Flat 29 Skenfrith House Commercial Way London SE15 1NE	in respect of rights of access
			Giulio Di Pietrantonio Flat 32 Sarnesfield House Pencraig Way London	in respect of rights of access

THE LONDON BOROUGH OF SOUTHWARK (LEDBURY ESTATE PHASE 2) COMPULSORY PURCHASE ORDER 2025

Table 2

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	Name and Address	Description of interest to be acquired		
		SE15 1ND		in respect of rights of access
		Hai Tao Li Flat 35 Sarnesfield House Pencraig Way London SE15 1ND		in respect of rights of access
		Isa Nas 89 St. Joseph's Road London N9 8NU		in respect of rights of access
		Jacek Empel Flat 129 Basque Court Garter Way London SE16 6XE		in respect of rights of access
		Jason Owen Gray Flat 16 Peterchurch House Commercial Way London SE15 1NF		in respect of rights of access

THE LONDON BOROUGH OF SOUTHWARK (LEDBURY ESTATE PHASE 2) COMPULSORY PURCHASE ORDER 2025

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
			Keith Ian Smith Dale House Weaverlake Drive Yoxall Burton-on-Trent Staffordshire DE13 8AD	in respect of rights of access
			Kevin Patrick Gillespie Flat 46 Skenfrith House Commercial Way London SE15 1NE	in respect of rights of access
			Khadija Saney Flat 23 Skenfrith House Commercial Way London SE15 1NE	in respect of rights of access
			London Power Networks plc Newington House 237 Southwark Bridge Road	in respect of rights of access

THE LONDON BOROUGH OF SOUTHWARK (LEDBURY ESTATE PHASE 2) COMPULSORY PURCHASE ORDER 2025

Table 2

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	Name and Address	Description of interest to be acquired	Name and Address	
			London SE1 6NP Luigi Di Pietrantonio Flat 32 Sarnesfield House Pencraig Way London SE15 1ND	in respect of rights of access
			Malgorzata Empel-Ferreira Apartamento 216 Condominio Villa dos Mares Rua das Gaivotas 1517 Ingleses Norte Florianopolis 88058 500 Santa Catarina Brazil	in respect of rights of access
			Munir Ahmed Popalzai Flat 21 Peterchurch House Commercial Way London SE15 1NF	in respect of rights of access
			Nicole Sanchia Bailey Flat 43	in respect of rights of access

THE LONDON BOROUGH OF SOUTHWARK (LEDBURY ESTATE PHASE 2) COMPULSORY PURCHASE ORDER 2025

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
			Peterchurch House Commercial Way London SE15 1NF	
			Omorakpowerin Austin Rerri Flat 35 Sarnesfield House Pencraig Way London SE15 1ND	in respect of rights of access
			Owolabi Badejo Flat 44 Sarnesfield House Pencraig Way London SE15 1ND	in respect of rights of access
			Penak Patel Flat 5 Peterchurch House Commercial Way London SE15 1NF	in respect of rights of access

THE LONDON BOROUGH OF SOUTHWARK (LEDBURY ESTATE PHASE 2) COMPULSORY PURCHASE ORDER 2025

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)	Description of the land for which the person in adjoining column is likely to make a claim
	Name and Address	Description of interest to be acquired		
			Penelope Jane Smith Dale House Weaverlake Drive Yoxall Burton-on-Trent Staffordshire DE13 8AD	in respect of rights of access
			Sangini Patel Flat 5 Peterchurch House Commercial Way London SE15 1NF	in respect of rights of access
			Susan Slaughter Flat 40 Sarnesfield House Pencraig Way London SE15 1ND	in respect of rights of access

THE LONDON BOROUGH OF SOUTHWARK (LEDBURY ESTATE PHASE 2) COMPULSORY PURCHASE ORDER 2025

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
			Talenk Nkwela Flat 44 Sarnesfield House Pencraig Way London SE15 1ND	in respect of rights of access
			The Occupier Flat 5 Skenfrith House Commercial Way London SE15 1NE	in respect of rights of access
			The Occupier Flat 47 Skenfrith House Commercial Way London SE15 1NE	in respect of rights of access
			Thomas Ennis Flat 29 Skenfrith House Commercial Way	in respect of rights of access

THE LONDON BOROUGH OF SOUTHWARK (LEDBURY ESTATE PHASE 2) COMPULSORY PURCHASE ORDER 2025

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)	Description of the land for which the person in adjoining column is likely to make a claim
	Name and Address	Description of interest to be acquired		
			London SE15 1NE Walter Alfonso Echezona Morah Flat 5 Skenfrith House Commercial Way London SE15 1NE	in respect of rights of access
2	None	None	None	None
3	None	None	None	None
4	None	None	None	None
5	None	None	None	None
6	None	None	None	None

THE LONDON BOROUGH OF SOUTHWARK (LEDBURY ESTATE PHASE 2) COMPULSORY PURCHASE ORDER 2025

Table 2

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 –

Number(s) on Map	Name and Address	Special Category	Description
1, 2, 3, 4, 5	The Mayor and Burgesses of The London Borough of Southwark 160 Tooley Street London SE1 2QH	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
5	London Power Networks plc Newington House 237 Southwark Bridge Road London SE1 6NP	Section 17(2) of the Acquisition of land 1981	As statutory undertaker in respect of electricity substation

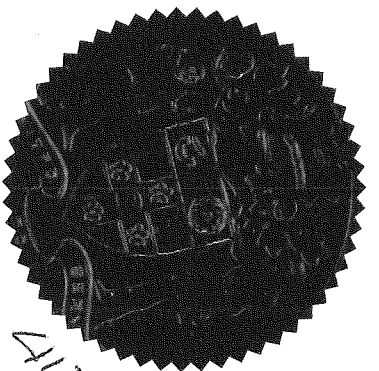
THE LONDON BOROUGH OF SOUTHWARK (LEDBURY ESTATE PHASE 2) COMPULSORY PURCHASE ORDER 2025

Table 3

Number on map (1)	Qualifying persons under section 1(2)(c) of the Acquisition of Land Act 1981 - name and address (3)
1	None
2	None
3	None
4	None
5	None

Date..... 20 May 2025

The Common Seal of THE MAYOR AND
BURGESSES OF THE LONDON BOROUGH
OF SOUTHWARK was hereunto affixed in the presence of :



41356

A stylized, handwritten signature in black ink, consisting of several loops and a long horizontal stroke at the end.

Authorised Signatory D. Gooch

Date..... 20 May 2025

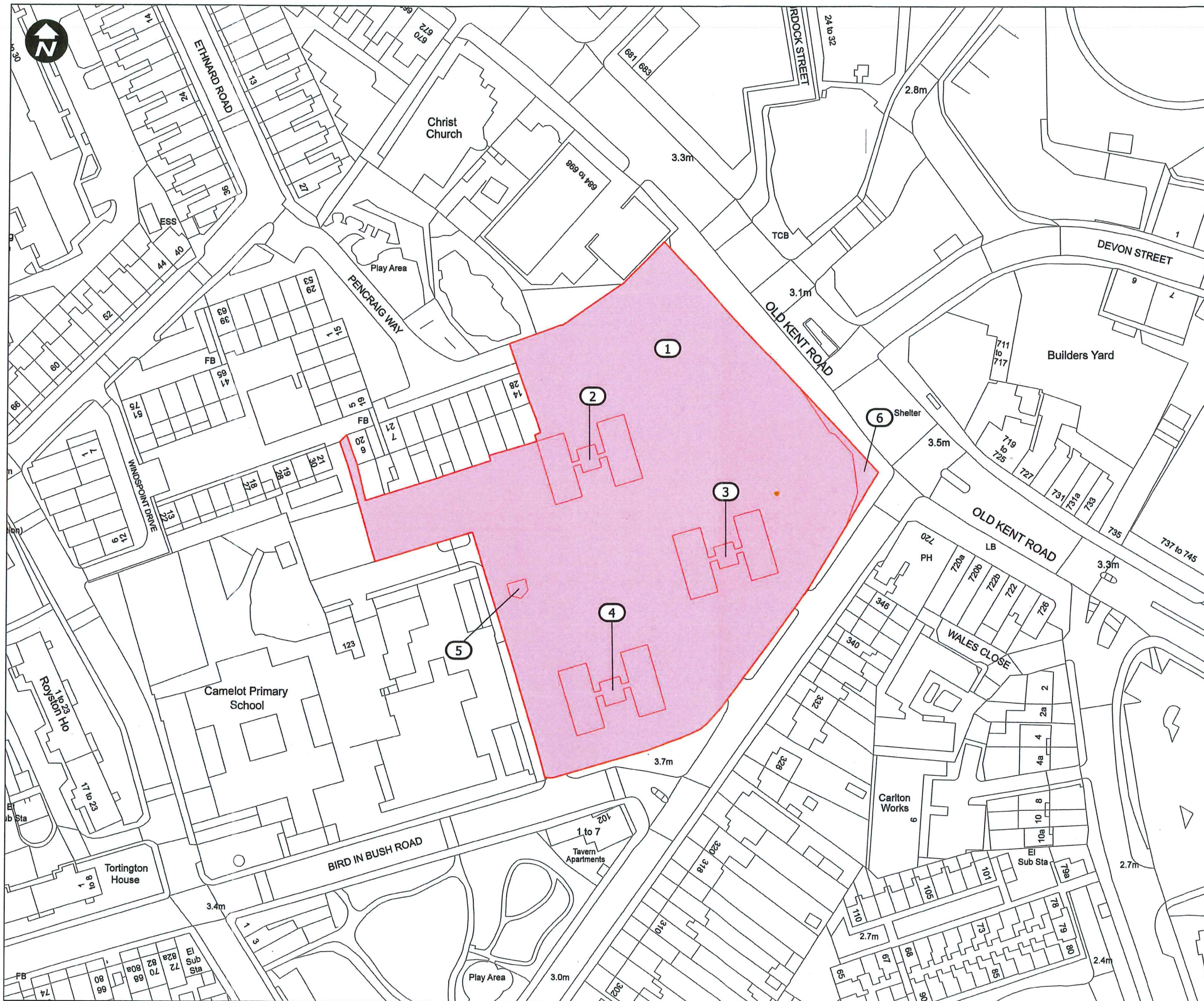
The Common Seal of THE MAYOR AND
BURGESSES OF THE LONDON BOROUGH
OF SOUTHWARK was hereunto affixed in the presence of :



Authorised Signatory D. Goch .



43317





Peckham

1:25,000

Key:

- Project Boundary
- Freehold Acquisition

The Common Seal of the Mayor and Burgesses of the London Borough of Southwark Was hereunto affixed In the presence of :



Authorised Signatory *D. Gooch*

Coordinate System: British National Grid
Projection: Transverse Mercator
Datum: OSGB 1936
Units: Metre

Scale at A1: 1:500
Scale at A3: 1:1000

Plan center: 534665.08E 177567.16N

Paper size: A1

A	AG	JH	LC	15/04/2025
REVISION	DRAWN	CHECKED	APPROVED	DATE

SCALE: 1:500

0 10 20 40 Metres

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Southwark Council

DRAWING TITLE

Map referred to in the London Borough of Southwark (Ledbury Estate Phase 2)
Compulsory Purchase Order 2025

DRAWING STATUS

FINAL

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