

Members are requested to:

- NOTE the registration of the land (previously notified at the April meeting) an CONSIDER the recommendation
- NOTE and CONSIDER the next steps/way forward for the land.

Update on Land Registry

The Land Registry have now completed the application for registration in respect of the Recreation Ground and The Mews. Both parcels have been registered under the one title number.

The Land Registry carried out a full land charges search in respect of the property which revealed an entry in respect of a Conveyance dated 15 April 1983 which appears to show restrictive covenants in respect of the land and, therefore, the registration has been completed with two additional entries in the Charges Register at C3 and C4 in respect of that Conveyance. We have not been supplied with a copy of that Conveyance so do not know what those covenants are.

The entries can be removed if additional evidence, by way of a copy of the Conveyance.

An application can be made to remove the entries but a further application fee will be payable. Please let me know if you wish to make an application to remove entries C3 and C4

As you will see from the title need – there is a need to change the address.

As this Solicitor's already act for the Council, they could submit the application to change the Council's address at the Land Registry and deal with the removal of entries C3 and C4 which would remove any need for an ID2 to be completed.

If that would assist, our fees for dealing with this would be in the region of £250-£350.

Clerks Recommendation

As this Solicitor is already familiar with the work that has been completed and the last elements for completion, it is recommended that they are instructed to finish his piece of work at a maximum cost of £350.00. Funds met from Professional Fees code 4055.

Outstanding on Clerks Report

13.20 Play Equipment at The Mews - A decision to be made on what to do with old play equipment (since this decision the equipment now decommissioned). In 2020, the Council earmarked £15k to upgrade. Feedback from the Community Meeting was for a Community or Memorial, Garden/Wildlife Area, Benches

Emails received from Resident in The Mews Area

A long time ago before "fencegate" at the small play area (which was were local residents decided they could nab some of the park for their garden), new play equipment was discussed/ bench / flower planters. Along, came the pandemic so nothing has happened. It would be good if it could as there are a lot of new families with small children.

I presume that the Parish adopted the land as it was proven that Wiltshire Council did own it and fences were then promptly put back to there original places. If the play equipment / bench/ planter could be raised. My husband and I were more than happy to look after the planter and we would plant it up too.

Recommendation

Members to CONSIDER the next steps/ way forward for future use and enhancement of The Mews, perhaps a wooden parklet or a large border planter. See links below for suggestions.

https://plantscapeuk.com/wp-content/uploads/fly-images/26384/IMG_0781-800x600-c.png

<https://plantscapeuk.com/wp-content/uploads/fly-images/25030/wood-1-800x600-c.jpg>