



Media Release

Lynne Mee

Direct line 01423 556022

Communications and Media Manager Direct fax 01423 561154 not 24 hrs

24 hour fax “ 556010

Mobile 07884 226409

Email lynne.mee@harrogate.gov.uk

www.harrogate.gov.uk

pr1099.Compulsory Purchase in Ripon.doc DATE:11 January 2005

LAND WEST OF THE MARKET SQUARE, RIPON

LAND needed to complete the re-development of west of the Market Square in Ripon could be the subject of compulsory purchase by Harrogate Borough Council.

Councillor Richard Cooper, Cabinet Member for Planning is recommending to cabinet and the full council that the authority seeks powers to secure the success of the scheme proposed by Maple Grove Developments Ltd in conjunction with North Yorkshire County Council.

Both Maple Grove Developments Ltd and North Yorkshire County Council are already contracted to purchase the majority of the site but there are other parts needed to complete their proposed scheme and also for the new road. These areas of the site are in multiple ownership and, in the event that negotiations fail or are unduly delayed, the joint developers have requested Harrogate Borough Council to be in a position to instigate compulsory purchase.

The Area Planning Committee approved the scheme in principle in the spring of 2004. The scheme includes proposals for a superstore, retail units, residential accommodation, a 185-space car park and a road link from Blossomgate to Coltsgate Hill.

In recommending that the council be in a position to act quickly if negotiations fail, Councillor Richard Cooper, Cabinet Member for Planning said: “The success of the redevelopment could give a real boost to Ripon for many years to come so it is essential that the Borough Council uses all means at its disposal to get the best possible deal for the city. Whilst negotiations to acquire the necessary parcels of land are progressing satisfactorily we need to do whatever is possible to safeguard the interests of Riponians.”

A report will be going to the cabinet (2 February) and council (9 February) seeking powers to compulsory purchase any parcels of land or relevant interests within the proposed development area.

Councillor Cooper added: “A lot of momentum has been gained and we are keen to see it continue for a proposed start on site in the spring. The use of compulsory purchase powers is not an attempt to strong-arm anyone into a particular course of action. It is a means of ensuring that the viability of the city is not undermined if, unexpectedly, negotiations fail.” ENDS

FURTHER INFORMATION: Councillor Richard Cooper is available for comment on 07957 844380. Further technical information is available from Mr Bernard White, Chief Estates Surveyor 01423 556027.