

Sent: 06 October 2017 13:16

To: Planning

Subject: R/213/17/HH

Dear Sirs,

I have today perused the submitted plans for number 33 Knightscroft Avenue, but am unable to ascertain if the intended front elevation will contravene the Covenant attached to all houses on the Cudlow Estate.

I have attached a scan of the Covenant which is attached to all house deeds and lodged with the Land Registry.

Assuming the front building line is not compromised, the proposal can only improve the look of the road.

Yours sincerely,

Christine Stacey
Secretary Knightscroft Freeholders Association.

1. A Conveyance of the land in this title dated 3 February 1930 made between (1) Arthur Hugh Colquhoun (Vendor) (2) James Henry Cheeseman and (3) Edmund Honess Lowe and Phoebe Elliman (Purchasers) contains covenants details of which are set out in the schedule of restrictive covenants hereto.
2. (19 November 2002) REGISTERED CHARGE dated 16 September 2002 to secure the moneys including the further advances therein mentioned.
3. (19 November 2002) PROPRIETOR: PORTMAN BUILDING SOCIETY of Portman House, Richmond Hill, Bournemouth BH2 6EP.

Schedule of Restrictive Covenants

1. The following are details of the covenants contained in the Conveyance dated 3 February 1930 referred to in the Charges Register:-

"THE Purchasers to the intent and so that this covenant shall (so far as the law permits) be binding on the said land into whosoever hands the same may come but not so as to render the Purchasers or either of them or other the trustees for sale for the time being thereof personally liable in damages for any breach hereof after they or any of them shall have parted with all interest in the premises in respect of which such breach shall occur hereby jointly and severally covenant with the Vendor to observe and perform the conditions restrictions and stipulations contained in the first Schedule hereto so far as the same apply to and affect the land hereby conveyed

THE FIRST SCHEDULE above referred to

1. The Purchaser is from time to time as required to maintain the necessary fences or hedges enclosing the land sold on the sides shown thus "T" on the plan within the boundary. No fence in front of the building line shall exceed four feet in height.
2. Not more than one house shall be erected on any Plot and no house shall be of less value than £500 and the value shall be taken to be the net first cost of labour and materials alone and to be exclusive of the cost of any fences garage stabling or outbuildings.
3. No building shall be used otherwise than as a private dwellinghouse or professional residence but not for the reception of persons of unsound mind or of feeble intellect or for patients suffering from infectious diseases and not for any purpose which may be or grow to be in any way a nuisance damage grievance or annoyance to the Vendors and his successors in title or the owners or tenants of any of the neighbouring plots or which may tend to depreciate or lessen the value of the said Estate or any part thereof as a residential property
4. No building shall be erected on any part of the land otherwise than in accordance with plans and elevations and in the position on the plots previously approved by the Vendor. No corrugated iron shall be used in the construction of any house or building. No temporary building shed house on wheels caravan or hut shall be erected or placed on the land or any part thereof except for the purpose of building. No garage or other outbuilding detached from a house shall be erected except at the rear of

Module of Restrictive Covenants continued

back to the Building Line shall be of the same style and construction as the fences erected by the Vendor on the said Estate.

No building shall be erected in front of the Building Line shown on the Estate Plan. The Building Line for Plots Nos A and B 22, 40, 41, 42, 43, 70, 71, 72, 73, 97, 98, 99 and 100 shall be 35 feet from the boundary fronting the road. The Building Line for the remaining plots shall be 25 feet from the boundary fronting the road.

The Purchaser shall not excavate any gravel sand clay stone or earth except for the purpose of erecting any building on the said land and shall not use the said land for the purpose of making or burning bricks tiles or ballast.

The Purchaser shall at his own cost repair and maintain the footpath and a moiety of the road upon which the property abuts co-extensive herewith after the same shall have been constructed by the Vendor until such road and footpath are taken over by the Local Authority.

Any existing hedges forming the Boundary of any plot shall not be cut down grubbed up or broken through but shall be kept neatly clipped and trimmed by the Purchasers of such Plots.

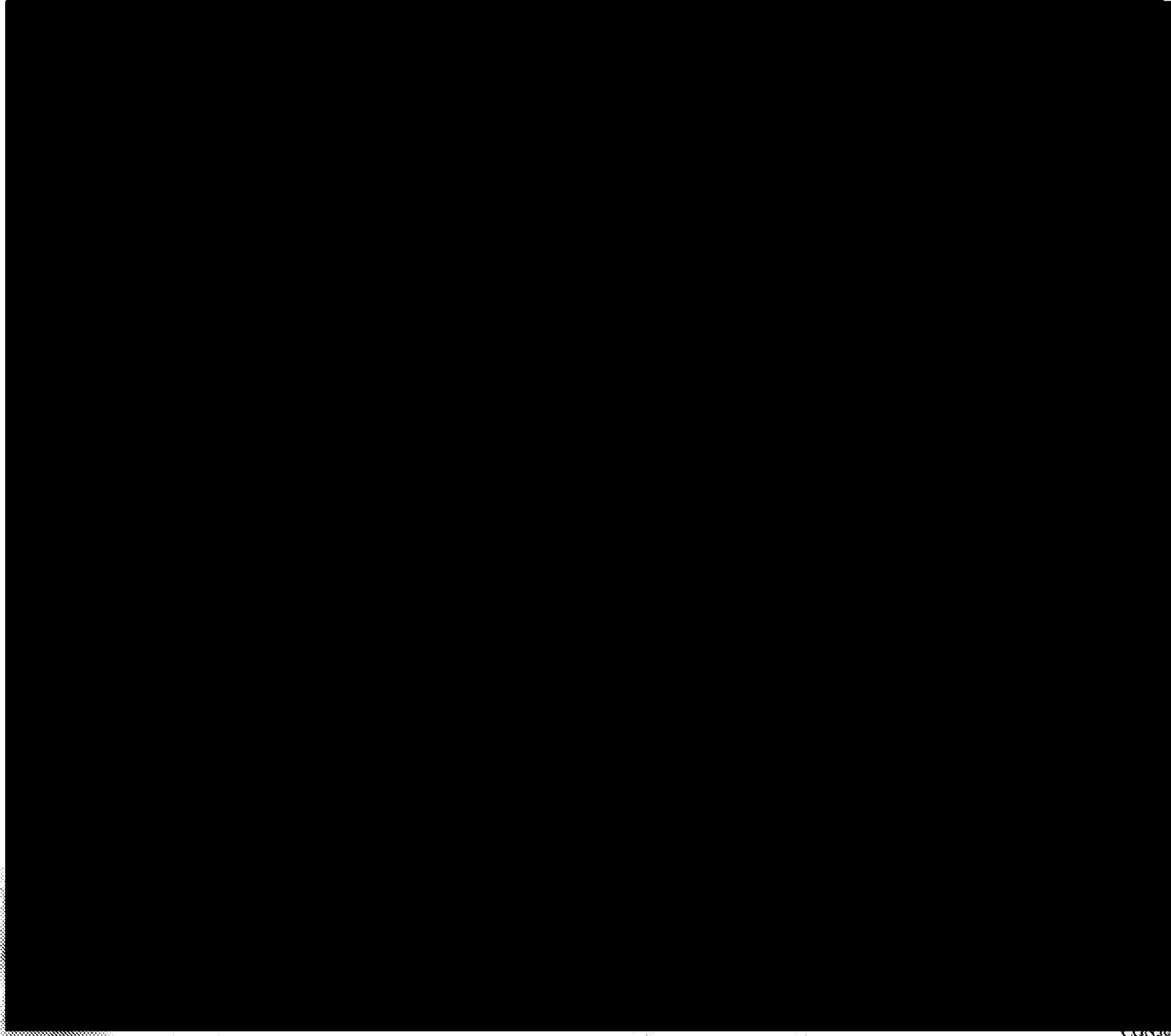
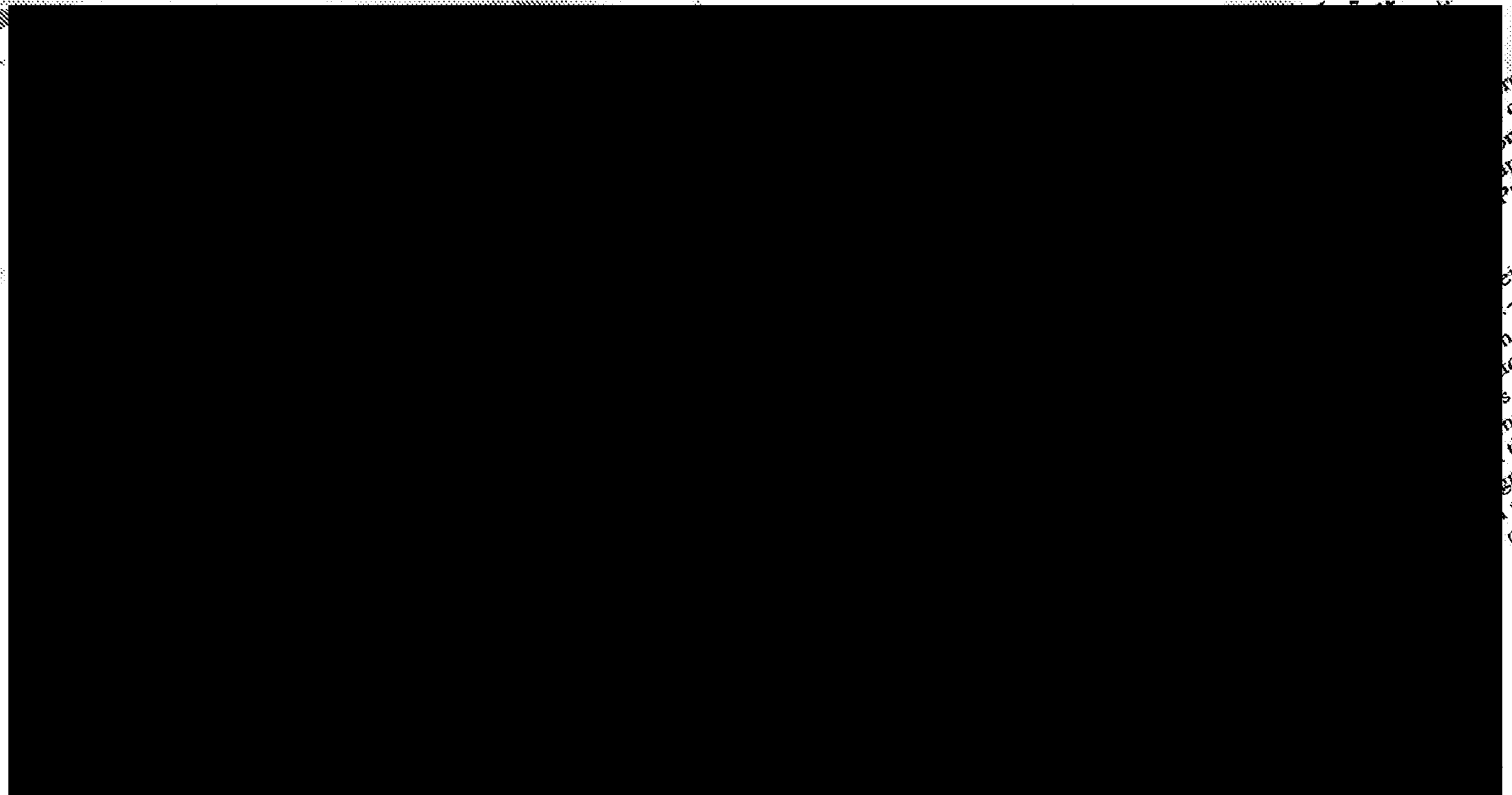
The Vendor reserves the right of altering the plotting of the Estate and of allowing a departure from or of altering or waiving these stipulations or any of them in any one or more cases or as to plots or portions of the Estate remaining unsold"

NOTE: The Building Line is that referred to as 25 feet. The T marks are on the south and east boundaries.

END OF REGISTER

NOTE A: A date at the beginning of an entry is the date on which the entry was made in the Register.

NOTE B: This is a copy of the register on 19 November 2002 at 15:56:12.



the 1990s, the number of people in the UK who are employed in the public sector has increased by 1.5 million, from 2.5 million in 1980 to 4 million in 1995. The public sector has also become an important employer of women, with 50% of public sector employees being women in 1995, compared with 40% in 1980.

There are a number of reasons why the public sector has become an important employer of women. One reason is that the public sector has a high proportion of jobs that are traditionally held by women, such as teaching, nursing, and social work. Another reason is that the public sector has a high proportion of jobs that are part-time or flexible, which are more likely to be held by women. A third reason is that the public sector has a high proportion of jobs that are in the service sector, which is also a sector that is traditionally held by women.

The public sector has also become an important employer of women because of the increasing demand for public services. As the population ages, there is a need for more social care services, which are often provided by the public sector. There is also a need for more health care services, which are also often provided by the public sector. The public sector has also become an important employer of women because of the increasing demand for public services in the service sector, such as education and health care.

The public sector has also become an important employer of women because of the increasing demand for public services in the service sector, such as education and health care. The public sector has also become an important employer of women because of the increasing demand for public services in the service sector, such as education and health care. The public sector has also become an important employer of women because of the increasing demand for public services in the service sector, such as education and health care.

The public sector has also become an important employer of women because of the increasing demand for public services in the service sector, such as education and health care. The public sector has also become an important employer of women because of the increasing demand for public services in the service sector, such as education and health care. The public sector has also become an important employer of women because of the increasing demand for public services in the service sector, such as education and health care.

The public sector has also become an important employer of women because of the increasing demand for public services in the service sector, such as education and health care. The public sector has also become an important employer of women because of the increasing demand for public services in the service sector, such as education and health care. The public sector has also become an important employer of women because of the increasing demand for public services in the service sector, such as education and health care.

The public sector has also become an important employer of women because of the increasing demand for public services in the service sector, such as education and health care. The public sector has also become an important employer of women because of the increasing demand for public services in the service sector, such as education and health care. The public sector has also become an important employer of women because of the increasing demand for public services in the service sector, such as education and health care.

The public sector has also become an important employer of women because of the increasing demand for public services in the service sector, such as education and health care. The public sector has also become an important employer of women because of the increasing demand for public services in the service sector, such as education and health care. The public sector has also become an important employer of women because of the increasing demand for public services in the service sector, such as education and health care.

28 Knightscroft Avenue
Rustington
West Sussex
BN16 2HW

Ref: R/213/17/HH

Application single storey front extension, replacement roof to existing front extension, single storey rear extension

Dear Sirs,

As Secretary of the Knightscroft Freeholders Association I have perused the submitted plans. However I am unable to determine if the front extension includes infringement of the building line.

I have attached a scan of the Schedule of Restricted Covenants that is attached to the deeds of every house on the Cudlow Estate and lodged with the land registry.

Assuming that the plans do not impact on the Covenant we have no objections to the building.

Sincerely

Christine Stacey