

# **A46 Newark Bypass**

**Scheme Number: TR010065**

## **7.17 Schedule of Changes to the Book of Reference**

**Planning Act 2008  
Rule 8(1)(c)**

**Infrastructure Planning (Examination Procedure) Rules 2010**

**October 2024**

Infrastructure Planning

Planning Act 2008

**The Infrastructure Planning  
(Examination Procedure)  
Rules 2010**

**A46 Newark Bypass**  
Development Consent Order 202[x]

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**SCHEDULE OF CHANGES TO THE BOOK OF  
REFERENCE**

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<b>Regulation Number:</b>	Rule 8(1)(c)
<b>Planning Inspectorate Scheme Reference</b>	TR010065
<b>Examination Document Reference</b>	7.17
<b>Author:</b>	A46 Newark Bypass Project Team, National Highways

<b>Version</b>	<b>Date</b>	<b>Status of Version</b>
Rev 1	October 2024	Schedule of changes following s56 notice delivery
Rev 2	October 2024	Schedule of changes at examination deadline 1

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# **1 Introduction**

## **1.1 Purpose of this document**

- 1.1.1 This Schedule of Changes to the Book of Reference (this “Schedule”) relates to an application made by National Highways (the “Applicant”) on 26 April 2024 to the Secretary of State for Transport via the Planning Inspectorate (the “Inspectorate”) under the Planning Act 2008 (the “2008 Act”) for a Development Consent Order (DCO). The application was accepted for examination on 23 May 2024. If made, the DCO would grant consent for the A46 Newark Bypass (the “Scheme”). A detailed description of the scheme can be found in the Introduction to the application (**TR010065/APP/1.3**) and in Chapter 2 of the Environmental Statement (**TR010065/APP/6.1**).
- 1.1.2 This Schedule should be read in conjunction with the most recent Book of Reference (**TR010065/APP/4.3**) and Land Plans (**TR010065/APP/2.2**). This Schedule details changes in land ownership information identified through ongoing engagement with landowners and a land registry edition date check.

## 2 Schedule of Changes

Plot Number(s)	Details as at Following s56 notice service July 2024	Details as at Examination Deadline October 2024	Comments
3/2c	N/A	Trustees of Newark Ransome and Marles Cricket Club c/o Luc Chignell 19 Bancroft Road Newark Nottinghamshire NG24 1SJ (as reputed owner)	Added as reputed owner and as an occupier and removed rights of access as requested during relevant representations September 2024.
3/5a	<p>Andrew Jonathan Fearn 4 Falstone Avenue Newark NG24 1SH</p> <p>Patrick John Burke 32 Bentinck Road Newark NG24 4HT</p> <p>Luc Chignell 19 Bancroft Road Newark Nottinghamshire NG24 1SJ</p>	Trustees of Newark Ransome and Marles Cricket Club c/o Luc Chignell 19 Bancroft Road Newark Nottinghamshire NG24 1SJ	Removed trustees names as requested during relevant representations September 2024.

Plot Number(s)	Details as at Following s56 notice service July 2024	Details as at Examination Deadline October 2024	Comments
	<p>Robert Doncaster  Cromwell House  11 Bullpit Road  Balderton  Newark  NG24 3PT</p>		
3/7b	<p>Andrew Jonathan Fearn  4 Falstone Avenue  Newark  NG24 1SH  (in respect of rights of access)</p> <p>Patrick John Burke  32 Bentinck Road  Newark  NG24 4HT  (in respect of rights of access)</p> <p>Luc Chignell  19 Bancroft Road  Newark  Nottinghamshire  NG24 1SJ  (in respect of rights of access)</p>	<p>Trustees of Newark Ransome and Marles Cricket Club  c/o Luc Chignell  19 Bancroft Road  Newark  Nottinghamshire  NG24 1SJ  (in respect of rights of access)</p>	<p>Removed trustees names as requested during relevant representations September 2024.</p>

Plot Number(s)	Details as at Following s56 notice service July 2024	Details as at Examination Deadline October 2024	Comments
	<p>Robert Doncaster  Cromwell House  11 Bullpit Road  Balderton  Newark  NG24 3PT  (in respect of rights of access)</p> <p>Newark Ransome and Marles Cricket Club  19 Bancroft Road  Newark  Nottinghamshire  NG24 1SJ  (in respect of rights of access)</p>		
3/7c	<p>Andrew Jonathan Fearn  4 Falstone Avenue  Newark  NG24 1SH  (in respect of rights of access)</p> <p>Patrick John Burke  32 Bentinck Road  Newark  NG24 4HT  (in respect of rights of access)</p>	<p>Trustees of Newark Ransome and Marles Cricket Club  c/o Luc Chignell  19 Bancroft Road  Newark  Nottinghamshire  NG24 1SJ  (in respect of rights of access)</p>	<p>Removed trustees names as requested during relevant representations September 2024.</p>

Plot Number(s)	Details as at Following s56 notice service July 2024	Details as at Examination Deadline October 2024	Comments
	<p>Luc Chignell  19 Bancroft Road  Newark  Nottinghamshire  NG24 1SJ  (in respect of rights of access)</p> <p>Robert Doncaster  Cromwell House  11 Bullpit Road  Balderton  Newark  NG24 3PT  (in respect of rights of access)</p> <p>Newark Ransome and Marles Cricket Club  19 Bancroft Road  Newark  Nottinghamshire  NG24 1SJ  (in respect of rights of access)</p>		
3/14a	N/A	Pending application for title NT227294	Pending application found during Land Registry edition date check October 2024.
3/14a1	N/A	Pending application for title NT227294	Pending application found during Land Registry edition date check October 2024.



Plot Number(s)	Details as at Following s56 notice service July 2024	Details as at Examination Deadline October 2024	Comments
3/14b	N/A	Pending application for title NT227294	Pending application found during Land Registry edition date check October 2024.
3/14b1	N/A	Pending application for title NT227294	Pending application found during Land Registry edition date check October 2024.
3/14c	N/A	Pending application for title NT227294	Pending application found during Land Registry edition date check October 2024.
3/14d	N/A	Pending application for title NT227294	Pending application found during Land Registry edition date check October 2024.
3/14e	N/A	Pending application for title NT227294	Pending application found during Land Registry edition date check October 2024.
3/14f	N/A	Pending application for title NT227294	Pending application found during Land Registry edition date check October 2024.
3/14g	N/A	Pending application for title NT227294	Pending application found during Land Registry edition date check October 2024.
3/14h	N/A	Lincoln College Monks Road Lincoln LN2 5HQ (in respect of part)  Leasehold title NT577545	Leasehold title added to description and new interest identified during a Land Registry edition date check October 2024.
3/14i	N/A	Pending application for title NT227294	Pending application found during Land Registry edition date check October 2024.
3/14j	N/A	Pending application for title NT227294	Pending application found during Land Registry edition date check October 2024.
3/14k	N/A	Pending application for title NT227294	Pending application found during Land Registry edition date check October 2024.

Plot Number(s)	Details as at Following s56 notice service July 2024	Details as at Examination Deadline October 2024	Comments
4/6a	Nether Dutton Hydro Limited Wellington House 273-275 High Street London Colney St. Albans AL2 1HA (Co. Reg. 10105554)	Nether Dutton Hydro Limited Wellington House 273-275 High Street London Colney St. Albans AL2 1HA (Co. Reg. 10105554) <i>(in respect of access)</i>	Further information regarding rights of access was provided by Canal and River Trust following Relevant Representations September 2024.
5/1h	N/A	Leasehold title in respect of mines and minerals – NT581227  Hanson Quarry Products Europe Limited Second Floor Arena Court Crown Lane Maidenhead SL6 8QZ (Co.Reg. 00300002) <i>(in respect of mines and minerals)</i> <i>(in respect of part)</i>	Leasehold title added to description and new interest identified during a Land Registry edition date check October 2024.

Plot Number(s)	Details as at Following s56 notice service July 2024	Details as at Examination Deadline October 2024	Comments
5/1i	N/A	<p>Leasehold title in respect of mines and minerals – NT581227</p> <p>Hanson Quarry Products Europe Limited  Second Floor  Arena Court  Crown Lane  Maidenhead  SL6 8QZ  (Co.Reg. 00300002)  (in respect of mines and minerals)  (in respect of part)</p>	<p>Leasehold title added to description and new interest identified during a Land Registry edition date check October 2024.</p>
5/3k	N/A	<p>Leasehold title in respect of mines and minerals – NT581227</p> <p>Hanson Quarry Products Europe Limited  Second Floor  Arena Court  Crown Lane  Maidenhead  SL6 8QZ  (Co.Reg. 00300002)  (in respect of mines and minerals)  (in respect of part)</p>	<p>Leasehold title added to description and new interest identified during a Land Registry edition date check October 2024.</p>

Plot Number(s)	Details as at Following s56 notice service July 2024	Details as at Examination Deadline October 2024	Comments
5/3l	N/A	<p>Leasehold title in respect of mines and minerals – NT581227</p> <p>Hanson Quarry Products Europe Limited  Second Floor  Arena Court  Crown Lane  Maidenhead  SL6 8QZ  (Co.Reg. 00300002)  <i>(in respect of mines and minerals)</i></p>	<p>Leasehold title added to description and new interest identified during a Land Registry edition date check October 2024.</p>
5/14a	N/A	<p>Energy Assets Networks Limited  Ship Canal House  98 King Street  Manchester  M2 4WU  (Co Reg. 10068882)</p> <p>Leasehold title  NT582700</p>	<p>Leasehold title added and new interest identified during a Land Registry edition date check October 2024.</p>
5/15c	N/A	<p>Hanson Quarry Products Europe Limited  Second Floor  Arena Court  Crown Lane  Maidenhead  SL6 8QZ  (Co.Reg. 00300002)  <i>(in respect of mines and minerals)</i></p>	<p>New interest identified during a Land Registry edition date check October 2024.</p>

Plot Number(s)	Details as at Following s56 notice service July 2024	Details as at Examination Deadline October 2024	Comments
7/1a	Canal & River Trust National Waterways Museum Ellesmere Port South Pier Road Ellesmere Port Cheshire CH65 4FW (Co. Reg. 07807276) <i>(in respect of navigation authority)</i>	N/A	Interest confirmed they are not the navigation authority on this plot in relevant representative response September 2024.
7/3a	Canal & River Trust National Waterways Museum Ellesmere Port South Pier Road Ellesmere Port Cheshire CH65 4FW (Co. Reg. 07807276) <i>(in respect of navigation authority)</i>	N/A	Interest confirmed they are not the navigation authority on this plot in relevant representative response September 2024.

### Category 3 Land

Plot Number(s)	Details as at Following s56 notice service July 2024	Details as at Examination Deadline October 2024	Comments
N/A	Christopher Huw Wright, 8 Trent Villas, Farndon Road, Newark, NG24 4SL	Shar Katie Jones, 8 Trent Villas, Farndon Road, Newark, NG24 4SL	Land Registry edition date check undertaken in October 2024 identified a change in the freehold ownership of the property 8 Trent Villas, Farndon Road
N/A	Holly Samantha Parker, 24 Sandhills Park, Newark, NG24 1DG In respect of: 24 Sandhills Park, Newark, NG24 1DG	Ellie Louise Eastwood, 24 Sandhills Park, Newark, NG24 1DG In respect of: 24 Sandhills Park, Newark, NG24 1DG	Land Registry edition date check undertaken in October 2024 identified a change in the freehold ownership of the property 24 Sandhills Park
N/A	N/A	Oliver Michael Wells, 24 Sandhills Park, Newark, NG24 1DG In respect of: 24 Sandhills Park, Newark, NG24 1DG	Land Registry edition date check undertaken in October 2024 identified a change in the freehold ownership of the property 24 Sandhills Park
N/A	Danny Shane Knowles, 4 Green Park, Tolney Lane, Newark, NG24 1DA In respect of: Paddock 4, Tolney Lane, Newark Land lying to the north-west of 4 Green Park, Tolney Lane, Newark, NG24 1DA	Danny Shane Knowles, 4 Green Park, Tolney Lane, Newark, NG24 1DA In respect of: Land lying to the north-west of 4 Green Park, Tolney Lane, Newark, NG24 1DA	Land Registry edition date check undertaken in October 2024 identified a change in the freehold ownership of the property Paddock 4, Tolney lane.
N/A	N/A	Florence Gray, 4 Green Park, Tolney Lane, Newark, NG24 1DA In respect of: Paddock 4, Tolney Lane, Newark	Land Registry edition date check undertaken in October 2024 identified a change in the freehold ownership of the property Paddock 4, Tolney lane.

<b>Category 3 Land</b>			
Plot Number(s)	Details as at Following s56 notice service July 2024	Details as at Examination Deadline October 2024	Comments
N/A	Louise Helen Patterson- Blyth, Lowwood, Gainsborough Road, Winthorpe, Newark, NG24 2NR  In respect of:  Lowwood, Gainsborough Road, Winthorpe, Newark, NG24 2NR  Land adjoining Lowwood, Gainsborough Road, Winthorpe, Newark, NG24 2NR	Louise Helen Paterson- Blyth, Lowwood, Gainsborough Road, Winthorpe, Newark, NG24 2NR  In respect of:  Lowwood, Gainsborough Road, Winthorpe, Newark, NG24 2NR  Land adjoining Lowwood, Gainsborough Road, Winthorpe, Newark, NG24 2NR	Surname amended to correct spelling following Land Registry edition date check October 2024.
N/A	N/A	Colin Grant Paterson, Lowwood, Gainsborough Road, Winthorpe, Newark, NG24 2NR  In respect of:  Lowwood, Gainsborough Road, Winthorpe, Newark, NG24 2NR  Land adjoining Lowwood, Gainsborough Road, Winthorpe, Newark, NG24 2NR	Land Registry edition date check undertaken in October 2024 identified a change in the freehold ownership of Lowwood, Gainsborough Road and land adjoining Lowwood. Additional freeholder added.
N/A	The Executor of Joan Mavis Hopkinson, 9 Barley Way, Newark, NG24 2FR  In respect of:  9 Barley Way, Newark, NG24 2FR	Cara Nicole Chamberlain, 9 Barley Way, Newark, NG24 2FR  In respect of:  9 Barley Way, Newark, NG24 2FR	Land Registry edition date check undertaken in October 2024 identified a change in the freehold ownership of 9 Barley Way, Newark.
N/A	N/A	Connor Mark Kristian Benitez, 9 Barley Way, Newark, NG24 2FR	Land Registry edition date check undertaken in October 2024 identified a change in the freehold ownership of 9 Barley Way, Newark.

Category 3 Land			
Plot Number(s)	Details as at Following s56 notice service July 2024	Details as at Examination Deadline October 2024	Comments
		In respect of: 9 Barley Way, Newark, NG24 2FR	
N/A	Patrick John Burke, 32 Bentinck Road, Newark, NG24 4HT  In respect of: Newark Cricket Ground and land on the south west side of Kelham Road, Newark	N/A	Removed trustees names as requested during relevant representations September 2024.
N/A	Luc Chignell, 19 Bancroft Road, Newark, Nottinghamshire, NG24 1SJ  In respect of: Newark Cricket Ground and land on the south west side of Kelham Road, Newark	Trustees of Newark Ransome and Marles Cricket Club, c/o Luc Chignell, 19 Bancroft Road, Newark, Nottinghamshire, NG24 1SJ  In respect of: Newark Cricket Ground and land on the south west side of Kelham Road, Newark	Removed trustees names as requested during relevant representations September 2024.
N/A	Robert Doncaster, Cromwell House, 11 Bullpit Road, Balderton, Newark, NG24 3PT  In respect of: Newark Cricket Ground and land on the south west side of Kelham Road, Newark	N/A	Removed trustees names as requested during relevant representations September 2024.



Category 3 Land			
Plot Number(s)	Details as at Following s56 notice service July 2024	Details as at Examination Deadline October 2024	Comments
N/A	Andrew Jonathan Fearn, 4 Falstone Avenue, Newark, NG24 1SH  In respect of:  Newark Cricket Ground and land on the south west side of Kelham Road, Newark	N/A	Removed trustees names as requested during relevant representations September 2024.