

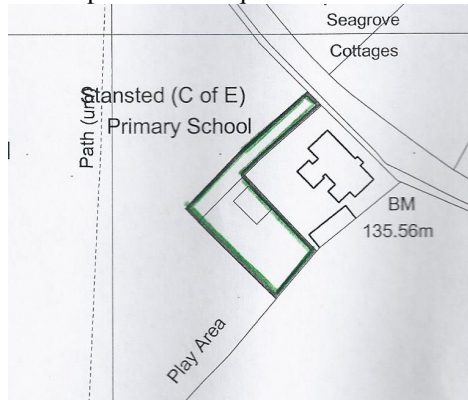
Stansted Parish Council

53 Capelands • New Ash Green • Longfield • Kent DA3 8LQ

tel: 01474 872729 • mobile: 07956 677731 • e-mail: clerk@stanstedpc.kentparishes.gov.uk
www.stanstedpc.kentparishes.gov.uk

To whom it may concern.

We understand that you may be interested in purchasing Stansted School. So that there is no misrepresentation or misunderstanding, we would like to advise you that there is a dispute on the ownership of the playground. The disputed land in question is outlined in green on the plan.



The reason that Stansted Parish Council believe they have ownership can be summarised as follows:-

- a) The church sold the land to Stansted Parish Council in 1939 as part of the village recreation ground – original sale document currently with the land registry. In 1939 the title for the school that is being sold stood on land that had boundaries defined as 90ft x 89 ft and 93 ft – Stanley Hicks will be able to provide you with a copy of this.
- b) In the early 2000's Kent County Council (KCC) agreed to expand the existing school to its present size – thereby filling the majority of the footprint referred to above. This expansion could only happen if a new playground was created to support the school because the existing playground would be covered by the new building.

In order to have a suitable playground for the enlarged school, this required asking Stansted Parish Council for some of the land that was sold in 1939. Stansted Parish Council would only agree to the expansion on the basis that an appropriate lease was entered into with KCC (who were in charge of the school) to recognise their underlying ownership of the land. The school governors (acting on behalf of the owners) who were in charge of the building were fully aware of this stipulation.

- c) KCC entered into two leases as follows:-
 - a. In 2004 - The creation of a temporary playground and area for mobile homes during the school building works. This was superseded by:
 - b. A revised lease (dated 18 August 2006) to reflect the playground that now surrounds the school (the area shown in green on the plan shown above). Stanley Hicks have a copy of this lease.
- d) We can provide full testimony to the above sequence of events to confirm our claim on the land in question from the following bodies \ people:-
 - a. KCC – they were not legally allowed to enter into a lease if Stansted Parish Council were not the legal owners of the ground in question.
 - b. The members of the parish council who negotiated the lease at the time of the school building. They would not let the building works progress without an appropriate lease in place.
 - c. The members of the school governing body (including the Chair at the time) who were fully aware of the need for leases to protect the parish land. As the school

Clerk to the Council: Mrs Roxana Brammer

governing body represented the building's owner this de facto shows that the owner knew about the Parish Councils ownership to the land in dispute.

Full documentary evidence can be provided to support our position and we would be happy to talk this through with you good selves to ensure that you fully understand the scale of the dispute.

Harry Bott
Chairman
Stansted Parish Council,
07769 900042