

**IMPORTANT: THIS COMMUNICATION AFFECTS INTERESTS IN PROPERTY**

**COMPULSORY PURCHASE OF LAND IN PORTHCRAWL  
IN BRIDGEND COUNTY BOROUGH**

**THE BRIDGEND COUNTY BOROUGH COUNCIL (PORTHCRAWL WATERFRONT  
REGENERATION) COMPULSORY PURCHASE ORDER 2021**

**The TOWN AND COUNTRY PLANNING ACT 1990, SECTION 226 and  
the ACQUISITION OF LAND ACT 1981**

Notice is hereby given that Bridgend County Borough Council (the “acquiring authority”) has made The Bridgend County Borough Council (Porthcawl Waterfront Regeneration) Compulsory Purchase Order 2021 under section 226(1)(a) of the Town and Country Planning Act 1990. It is about to submit this order to the Welsh Ministers for confirmation, and if confirmed, the order will authorise the acquiring authority to purchase compulsorily the land described below for the purpose of facilitating the carrying out of a mixed use development comprising housing, leisure and retail uses, a school, public open space and ancillary highway and public realm improvements.

A copy of the order and of the accompanying map may be seen at all reasonable hours at Porthcawl Library, Church Place, Porthcawl CF36 3AG or may be inspected online at <https://www.bridgend.gov.uk/my-council/equalities-and-engagement/consultations/current-consultations/porthcawl-cpo/>

Any objection to the order must be made in writing to The Planning Inspectorate Wales, Specialist Case Work, Government Building, Cathays Park, Cardiff CF10 3NQ or by email to [wales@planninginspectorate.gov.uk](mailto:wales@planninginspectorate.gov.uk) on or before 12 November 2021 and state the title of the order, the grounds of objection and the objector’s address and interests in the land.

In submitting an objection, it should be noted that your personal data and correspondence will be passed by The Planning Inspectorate Wales to the acquiring authority to enable your objection to be considered. Where the order becomes the subject of Public Inquiry procedures, all correspondence is copied to the Inspector conducting the Inquiry and will be kept in the Public Inquiry library, where it is publicly available. If you do not wish your personal data to be forwarded, please state your reasons when submitting your objection and The Planning Inspectorate Wales will copy your representations to the acquiring authority with your name and address removed.

**DESCRIPTION OF THE LAND**

<b>Plot No</b>	<b>Description</b>
1	All interests other than those interests (whether legal or equitable) of Funfair Sites Limited, Jenoot Limited and Barclays Security Trustee Limited in 37,116.56 square metres of the former Coney Beach Amusement Park located east of Eastern Promenade and west of Mackworth Road (Part of Freehold Title Number WA166414).
1A	All interests other than those interests (whether legal or equitable) of Funfair Sites Limited, Jenoot Limited and Barclays Security Trustee Limited in 2,177.74 square metres of part of Sandy Bay Beach located east of Eastern Promenade and south of the former Coney Beach Amusement Park (Part of Freehold Title Number WA166414).
1B	All interests other than those interests (whether legal or equitable) of Funfair Sites Limited and Jenoot Limited in 58.34 square metres of land comprising a gated vehicular access, part of a wall and stepped revetment located between the southern end of Mackworth Road and the foreshore of Sandy Bay Beach.
2	11.35 square metres of land forming the site of an electricity substation located east of Eastern Promenade and Griffin Park Tennis Courts and west of the former Coney Beach Amusement Park (Freehold Title Number WA414880).

3	All interests other than those of Bridgend County Borough Council in 1,964.95 square metres of part of Mackworth Road road and footway located south of the property at 48 Mackworth Road and north of the gated vehicular access from Mackworth Road to the foreshore of Sandy Bay Beach.
4	78.28 square metres of part of Sandy Bay Beach located south-east of Mackworth Road and south-west of the premises known as the Hi Tide Inn.
5	All interests other than those interests (whether legal or equitable) of Jenoot Limited and Funfair Sites Limited in 10,648.73 square metres of land known as the former Model Village Leisure Park located east of Mackworth Road and west of Sandy Lane (Freehold Title Number CYM363522).
6	140.65 square metres of part of the western verge of Sandy Lane and rear access to the property at 2 Mackworth Road located south-west of the junction between Mackworth Road and Sandy Lane.
7	421.33 square metres of part of Sandy Lane road and footway located south of its junction with Mackworth Road and south-west of Newton Primary School.
8	39.03 square metres of part of the western verge of Sandy Lane and driveway fronting the property at 1 Sandy Lane located south of the junction between Mackworth Road and Sandy Lane and south-west of Newton Primary School.
9	37.72 square metres of part of the western verge of Sandy Lane and driveway fronting the property at 2 Sandy Lane located south of the junction between Mackworth Road and Sandy Lane and south-west of Newton Primary School.
10	All interests other than those of Bridgend County Borough Council in 129.86 square metres of land on the eastern side of Sandy Lane forming a car parking area used in connection with Newton Primary School located south-east of the junction between Mackworth Road and Sandy Lane.
10A	All interests other than those of Bridgend County Borough Council in 23.4 square metres of land on the eastern side of Sandy Lane forming a vehicular access to the rear of Newton Primary School located south-east of the junction between Mackworth Road and Sandy Lane.
11	3,504.37 square metres of Rhych Avenue road, verge and turning areas and part of the lane from Rhych Avenue to the premises known as the Hi Tide Inn located south of the property named Hayward House on Rhych Avenue and the rear of 216 New Road and west of Trecco Bay Holiday Park (Part of Freehold Title Number CYM374885).
11A	61.01 square metres of the western footway of Rhych Avenue located south-west of its junction with New Road, east of the property at 214 New Road and north-west of Trecco Bay Holiday Park.
11B	432.39 square metres of Rhych Avenue road and eastern footway located south of its junction with New Road between the properties at 214 and 216 New Road and north-west of Trecco Bay Holiday Park.

**Dated: 21 October 2021**

**Kelly Watson  
Head of Legal and Regulatory Services  
Bridgend County Borough Council  
Civic Offices  
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