



In the Matter of Kingsmead (part), Hertford,  
Hertfordshire

DECISION

This reference relates to the question of the ownership of land known as Kingsmead (part), Hertford, being the part of the land comprised in the Land Section of Register Unit No. CL 256 in the Register of Common Land maintained by the Hertfordshire County Council of which no person is registered under section 4 of the Commons Registration Act 1965 or under the Land Registration Acts 1925 to 1966 as the owner.

Following upon the public notice of this reference the Thames Water Authority claimed to be the freehold owner of the land in question and no other person claimed to have information as to its ownership.

I held a hearing for the purpose of inquiring into the question of the ownership of the land at Bishop's Stortford on 11 July 1984.

At the hearing the Thames Water Authority was represented by Mr K Heale, Solicitor, and the Hertford Town Council by Mrs A Kirby, the Town Clerk.

The land the subject of the reference consists of eleven parcels in respect of which the Thames Water Authority hold title deeds, the earliest of them being a Conveyance to the New River Company in 1670, together with three small areas for which no deeds can be found, but which are mentioned in some of the Authority's deeds as being in the ownership of the New River Company.

Mr G C Burton, who is the Authority's Area Surveyor (North and East) produced the relevant documents and identified by reference to a plan the area to which each of them related. Mr Burton must have spent a considerable amount of time on his task, and I am grateful to him for the care with which he carried it out. However, since there is no conflicting claim, I will not set out in this decision what would in effect be a copy of much of his proof, and I will content myself by saying that on the evidence I am satisfied that the Thames Water Authority is the owner of all the land the subject of the reference, and I shall accordingly direct the Hertfordshire County Council, as registration authority, to register that Authority as the owner of the land under section 8(2) of the Act of 1965.

I am required by regulation 30(1) of the Commons Commissioners Regulations 1971 to explain that a person aggrieved by this decision as being erroneous in point of law may, within 6 weeks from the date on which notice of the decision is sent to him, require me to state a case for the decision of the High Court.

Dated this

27th

day of

July

1984

  
Chief Commons Commissioner