



COMMONS REGISTRATION ACT 1965

Reference No 16/U/106

In the Matter of part of The Avenue,  
Great North Road, Welwyn, Welwyn  
Hatfield District, Hertfordshire

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DECISION

This reference relates to the question of the ownership of part ("the Referred Part") hereinafter defined of the land which is part of The Avenue, Great North Road, Welwyn and Hatfield District and which is the land comprised in the Land Section of Register Unit No CL. 137 in the Register of Common Land maintained by the Hertfordshire County Council. The Referred Land means the part of the said land which is not registered under the Land Registration Acts 1925 to 1966 at HM Land Registry under Title no P 14404 and of which no person is registered under section 4 of the Commons Registration Act 1965 as the owner.

Following upon the public notice of this reference no person claimed to be the freehold owner of the Referred Land and no 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 Referred Land at Hertford on 8 June 1978. At the hearing Welwyn Parish Council were represented by Mr W Bonner their clerk.

The land ("the Unit Land") in this Register Unit is (according to the Register map) approximately square with sides about 40 feet long, situated on the north side of the junction of The Avenue with Danesbury Park Road. The Referred Land (a little less than one fifth of the Unit Land) is a strip along and within the southeast side. Mr P A Maidment who from 1947 to 1974 was clerk of the Parish Council, said that many years ago there was water on the Unit Land but this has disappeared and that the land in Title No P14404 may be an Electricity Substation.

In the absence of any evidence I am not satisfied that any person is the owner of the Referred Land, and it will therefore remain subject to protection under section 9 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 26<sup>th</sup> day of June — 1978

a. a. Baron Fuller

Commons Commissioner