

Bromford Housing Association Limited
INITIAL DEMOLITION NOTICE
HOUSING ACT 1985 as amended by the Housing Act 2004
NOTICE PURSUANT TO SCHEDULE 5A
(The “Notice”)

Dear,

Bromford Housing Association Limited (“the Landlord”) hereby gives notice of its intention to demolish house numbers 1 to 40 inclusive, Berkeley Close, South Cerney, Glos GL7 5UN and 41 to 62 Berkeley Close, South Cerney, Glos GL7 5UW (“the relevant premises”). This is to allow for the building of new homes as part of Bromford’s Regeneration Programme.

The demolition of the relevant premises is required to secure the comprehensive redevelopment of Berkeley Close, South Cerney. The reason for the demolition is due to the home’s construction being non-traditional and within close proximity to other similar properties that enables Bromford to undertake regeneration of the wider area.

It is the Landlords intention that the demolition of the relevant premises will be carried out within the period 30 June 2021 and 29 June 2028. This Notice will remain in force up to and including 29 June 2028 unless revoked or otherwise terminated under or by virtue of paragraph 3 and 3A of Schedule 5A of the Housing Act 1985.

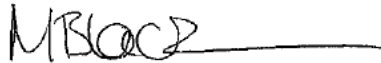
Whilst the notice remains in force, the Landlord will not be under any obligation to make a freehold transfer or lease under Section 138(1) of the Housing Act 1985 in respect of any claim to exercise the right to buy in respect of any dwelling-house that is contained in the relevant premises.

This Notice does not prevent the making of a claim under the right to buy or the taking of any steps under this part in connection with any such claim up to the point where section 138(1) would otherwise operate in relation to the claim or the operation of that provision in most circumstances where the notice ceases to be in force but if the Landlord subsequently serves a final demolition notice in respect of the relevant premises, the right to buy will not arise in respect of it while that notice is in force and any existing claim will cease to be effective.

There may be a right to compensation under Section 138C of the Housing Act 1985 in respect of certain expenditure incurred in respect of any existing claim to right to buy. Details of the right to compensation and how this may be exercised are set out in the attached notes (if applicable).

The operative date of this notice is 30th June 2021, which is the date a copy of this notice was served on the tenants and occupiers of the properties at Berkeley Close, South Cerney.

Signed

A handwritten signature in black ink, appearing to read 'M Blackman', followed by a horizontal line extending to the right.

Martyn Blackman
Executive Director of New Homes
For and on behalf of Bromford Housing Association Ltd
Exchange Court, Brabourne Avenue
Wolverhampton Business Park
Wolverhampton, WV10 6AU

Dated 30th June 2021

You may obtain further information about this Notice from:

Claire Thomas
Regeneration Manager
Bromford Housing Association Ltd
Exchange Court, Brabourne Avenue
Wolverhampton Business Park
Wolverhampton, WV10 6AU
Tel: 07979 707156
Claire.Thomas@bromford.co.uk