

NORTH LANARKSHIRE COUNCIL

REPORT

To: POLICY & RESOURCES (REGENERATION & INFRASTRUCTURE) SUBCOMMITTEE		Subject: MR DOUGLAS MACGUIRE DEED OF SERVITUDE – SEWER CONNECTION TO DWELLINGHOUSE AT 2B BURNBRAE ROAD, AUCHINLOCH
From: HEAD OF LAND SERVICES		
Date: 12 AUGUST 2013	Ref: AMcR/FF	

1. INTRODUCTION

1.1 The purpose of this report is to seek Committee approval to enter into a formal Deed of Servitude between the Council and Mr Douglas MacGuire.

2. BACKGROUND

2.1 The Council has been approached by Mr MacGuire to enter into a new Deed of Servitude following the construction of Mr MacGuire's property known as 2b Burnbrae Road, Auchinloch. A sewerage connection to the public sewer is required across an adjacent area of land owned by North Lanarkshire Council to allow connection to the main public sewer at Burnbrae Road, Auchinloch.

3. DESCRIPTION

3.1 The Deed of Servitude for the sewer connection extends to a length of approximately 43 square metres or thereby across a flat grassed area of amenity land which is situated adjacent to the property at 2b Burnbrae Road.

4. TERMS

4.1 Negotiations have taken place and provisional agreement has been reached on a consideration of £1,000 (One Thousand Pounds) plus payment of the Council's reasonable legal expenses for the granting of the proposed Deed of Servitude.

5. CORPORATE CONSIDERATIONS

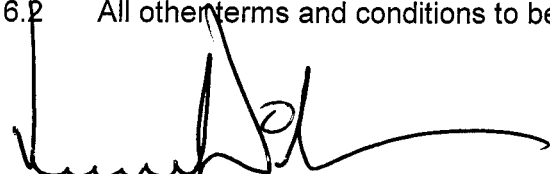
5.1 The proposed Deed of Servitude does not have an impact on the Council's operations.

5.2 The consideration for the granting of the proposed Deed of Servitude will be £1,000 (One Thousand Pounds) plus payment of the Council's reasonable legal expenses.

5.3 The area of ground affected by the proposed Deed of Servitude offers no commercial value as it is an area of amenity land.

6.. RECOMMENDATIONS

- 6.1 It is recommended that Committee agrees to the grant of a Deed of Servitude to Mr Douglas MacGuire to facilitate the connection to the main public sewer at Burnbrae Road, Auchinloch for the property known as 2b Burnbrae Road, Auchinloch on the terms outlined above.
- 6.2 All other terms and conditions to be adjusted by the Head of Land Services.



KENNETH WILSON
Head of Land Services

Members seeking further information on the contents of this report are asked to contact Mary Anne Robb, Section Manager, on 01236 632667

LOCATION PLAN - For Information Only

Title: Route of Servitude

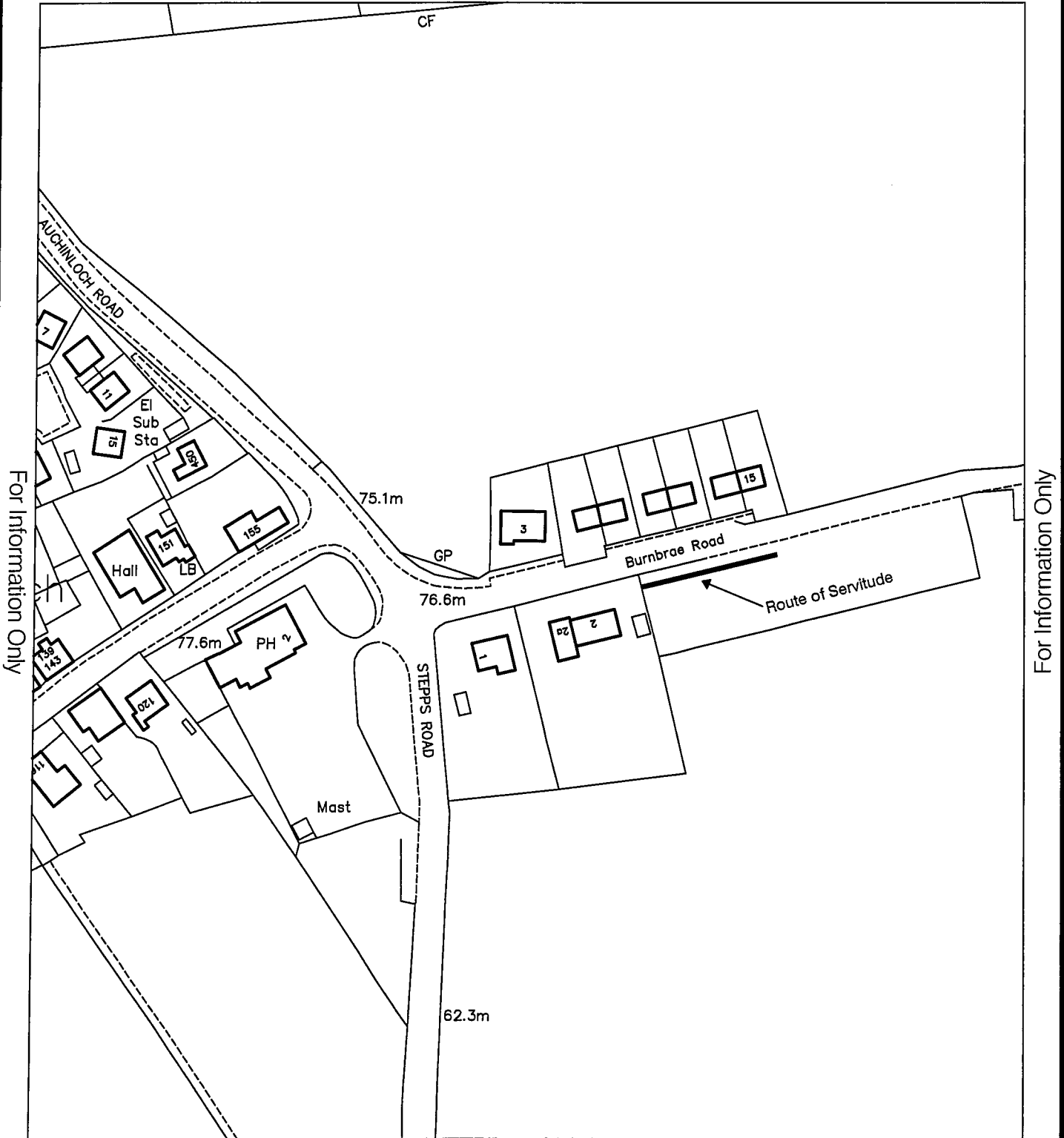
Scale 1:N.T.S.



Town: Auchinloch

Date: 08/08/2013

LAND SERVICES



CARTOGRAPHIC SERVICES

Reproduced from or based upon Ordnance Survey Mapping with the permission of the Controller of H.M. Stationery Office. Crown Copyright Reserved. Unauthorised reproduction infringes Crown Copyright and may lead to prosecution or civil proceedings. O.S. Licence Number LA 100023396

Head of Land Services
North Lanarkshire Council
Fleming House
2 Tryst Road, Cumbernauld, G67 1JW