

Online Comment

Application H17-0622-20
Location Land adjacent 23 Stockhouse Lane Surfleet Spalding PE11 4AR
Proposal New detached dwelling with attached garage

Name Rights of Way & Countryside Access
Address Environmental Services - Andy Savage Lincolnshire County Council Unit 7, Witham Park House LN5 7JN

Date Submitted 11-08-20
For/Against Comments

PLANNING APPLICATION REFERENCE NO. H17 - 0622 - 20
Land Adjacent to 23 Stockhouse Lane, Surfleet

Thank you for your letter of 7th August 2020 regarding the above planning application. Surfleet Public Footpath No. 5 is affected by the proposed development.

Please note that although the Definitive Map and Statement proves the existence of any recorded rights of way, there may be further or higher rights that are not shown on this document that the County Council is not currently aware of. This would be especially relevant where the public has had informal access to the site or where there are references to routes across this in maps or other historic documents. As the County Council has received no application to recognise further rights of way affecting the site, no more informed guidance can be offered at this stage.

Comments;

- i/ It is expected that there will be no encroachment, either permanent or temporary, onto the right of way as a result of the proposal.
- ii/ The proposed development should not pose any dangers or inconvenience to the public using the right of way.
- iii/ A minimum width of 2m should be retained to accommodate the public footpath.
- iv/ The surface of the public footpath should not be disturbed without the prior consent of the County Council.
- v/ Further discussion is required regarding the surfacing of the section of public footpath which runs along the proposed drive. Pea gravel is considered to be an unsuitable surfacing material.
- v/ No gates should be erected across the public footpath or gate posts erected at either side of the public footpath.

If there is any doubt that any of these conditions may be breached then a temporary diversion or closure may be needed. Under these circumstances, please advise the applicant to contact Mr Andy Savage at this office at least 13 weeks prior to their proposed start date. Applicants should be aware that there is a cost in processing such Orders.

Yours faithfully

For Group Manager
-Environmental Services