[redacted]

Subject: 25/00015/FUL
Date: 15 January 2025 13:38:37
Attachments: image001.png

Dear Planning,

25/00015/FUL|Retrospective application for mixed development comprising of agricultural & B2, B8 & B1 uses

Thank you for consulting with the Definitive Map team at the County Council on the above planning application.

Public footpath, Number 2, Kings Ripton, runs within the redline boundary of the development and runs along the main access to the site to the south. To view the location of the ROW please view our interactive map online which can be found at http://my.cambridgeshire.gov.uk/myCambridgeshire.aspx.

Whilst the Definitive Map Team has **no objection** to this proposal, the footpath must remain open and unobstructed at all times.

Informatives:

Should you be minded to grant planning permission we would be grateful that the following informatives are included:

Obstruction

DMapI 01 Public footpath, Number 2, Kings Ripton must remain open and unobstructed at all times. Building materials must not be stored on Public Rights of Way and contractors' vehicles must not be parked on it (it is an offence under s 137 of the Highways Act 1980 to obstruct a public Highway).

Access

DMapI 02 The Public footpath must not be used to access the development site unless the applicant is sure they have lawful authority to do so (it is an offence under S34 of the Road Traffic Act 1988 to drive on a Public footpath without lawful authority)

Surface

DMapI 03 No alteration to the footpath's surface is permitted without our consent (it is an offence to damage the surface of a public footpath under s 1

of the Criminal Damage Act 1971).

Boundary Maintenance

DMapI 04 Landowners are reminded that it is their responsibility to maintain boundaries, including trees, hedges and fences adjacent to Public Rights of way, and that any transfer of land should account for any such boundaries (s154 Highways Act 1980).

Obstruction

DMapI 05 The granting of planning permission does not entitle a developer to obstruct a Public Right of Way (Circular 1/09 para 7.1).

Dominant Rights

DMapI 06 Members of the public on foot, have the dominant right of passage along the public footpath; private vehicular users must 'give way' to them

Maintenance

DMapI 09 The Highway Authority has a duty to maintain Public Rights of Way in such a state as to be suitable for its intended use (S41 Highways Act 1980 and S66 Wildlife & Countryside Act 1981). If the surface of the footpath is damaged as a result of increased motorised vehicle usage, the Highways Authority is only liable to maintain it to a footpath standard. Those with private vehicular rights will therefore be liable for making good the surface of the Public Right of Way.

Protection of Ecosystems

DMap 10 It is the responsibility of the Applicant to ensure that any works which may result in a material loss of established vegetation and/or damage to existing ecosystems (including potentially both habitats and protected species) within the existing public right of way or adjoining land, comply with relevant legislation and that any supplementary permits or permissions are secured prior to undertaking their public rights of way works.

Furthermore, the applicant may be required to temporarily close public rights of way whilst construction work is ongoing. Temporary Traffic Regulation Orders (TTROs) are processed by the County Council's Street Works Team and further information regarding this can be found on the County Council's website at https://www.cambridgeshire.gov.uk/residents/travel-roads-and-parking/roads-and-pathways/highway-licences-and-permits/

Kind regards,

[redacted]

Definitive Map Officer
Asset Management, Design and Delivery Service

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