

From: Sean Scott
Sent: 18 April 2023 00:06
To: Statutory
Subject: FW: 2022/685 - Land At The Old Cottage, Station Road, Lingfield, RH7 6PG (Lingfield FP381a)

Please save to file.

Sean Scott
Principal Planning Officer
Planning
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From: Mary Ann Edwards <maryann.edwards@surreycc.gov.uk>
Sent: 17 April 2023 16:39
To: Sean Scott <SScott@tandridge.gov.uk>
Subject: 2022/685 - Land At The Old Cottage, Station Road, Lingfield, RH7 6PG (Lingfield FP381a)

Dear Mr Scott

Thank you for inviting us to comment on the above application.

I gather there will be properties built on the north side of the public footpath (Lingfield FP381a). This is a very busy path used by children travelling from Station Road area into the village for school, and by commuters travelling to and from the railway station. We would therefore be very concerned for safety of path users should it be severed to allow vehicles to travel across it. We would require safety measures to be put in place to ensure that users of the public footpath have right of way, and requiring vehicles to stop before proceeding across the path. This should be agreed with the Countryside Access Officer prior to works commencing.

We would also request that the applicant undertake surface improvements to the public footpath within the land they have control of while development is under way. We would request a S106 contribution to enable SCC to carry out improvements on parts of the path outside land the applicant is responsible for. We would welcome the opportunity to work with the applicant to explore the possibility of acquiring greater width for the public footpath to enable the creation of a cycle path. Again, the Countryside Access Officer should be consulted regarding this.

We would also draw the applicant's attention to the following: -

- Safe public access must be maintained along the public footpath at all times and no access should be made via the footpath.
- Should the applicant feel they are unable to ensure public safety while work is underway, a temporary closure may be necessary. A minimum of 3 weeks' notice must be given and there is a charge. Please contact the Countryside Access Officer if this is required
- There are to be no obstructions on the public right of way at any time, this is to include vehicles, plant, scaffolding or the temporary storage of materials and/or chemicals.
- Any alteration to, or replacement of, the existing boundary with the public right of way, or erection of new fence lines, must be done in consultation with the Countryside Access Officer. Please give at least 3 weeks' notice.

- Contractor’s vehicles, plant or deliveries may only access along a right of way if the applicant can prove that they have a vehicular right. Surrey County Council will expect the applicant to make good any damage caused to the surface of the right of way connected to the development.
- Applicants are reminded that that the granting of planning permission does not authorise obstructing, diverting or interfering in any way with a public right of way.

Kind regards – Mary-Ann

Mrs Mary-Ann Edwards
Senior Countryside Access Officer (Maintenance & Enforcement)
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