

Briefing Note
Full Council Monday 12th April 2021
Right of Way to Griggs Field

The Parish Council has a Right of Way leading to Griggs Field, as shown on the attached map, the right of way is reserved by a conveyance dated 25th March 1969 and has been transferred to the Parish Council. It states that

“Excepting and reserving unto the Vender and his successors in title a right of way at all times and for all purposes with or without vehicles over and along that portion of the property shown coloured brown and green on the said plan to the minimum width required for the construction of a roadway to obtain access to the land retained by the Vendor (now known as Griggs Field) together with a right for the Vendor to enter upon the said land coloured brown and green within eighty years from the date hereof for the purpose of making up a roadway and footpaths to the specification of the Local Authority”.

The Parish Council has considered two previous requests to relinquish this right of way both of which have been refused. The first request was from a developer and the second from the homeowner who had purchased the land in 2015 the Parish Council’s decision was:

“It was **resolved**, with one vote to the contrary and three abstentions, to retain the Right of Way. The Right of Way is the only official access for agricultural use to Griggs Field, the Parish Council wishes to protect its right.”

A solicitor would need to be instructed to relinquish the Right of Way and there would be a cost implication.

Recommendation

If the Parish Council is inclined to relinquish its Right of Way I would recommend that legal advice is sought before any agreement is made.

V Woodhouse
April 2021

