



Proprietor
85 Sackville Road Ltd
Of The Coach House
Ardingly Road
Lindfield
West Sussex RH16 2QY

date
11 February 2020

THIS COMMUNICATION AFFECTS YOUR PROPERTY

please contact

our ref

your ref

[redacted] n
[redacted] 03456080193

RWO/CR/cg

Dear Sirs

Commons Act 2006

Application to register land as a new town or village green

Land near to Charlwood Gardens, known as The Green & The Woods, RH15 0RD

The County Council as registration authority has received an application to register land as a Town or Village Green (TVG) pursuant to s15 Commons Act 2006 and the Commons (Registration of Town or Village Greens (England) Regulations 2014.

Pursuant to regulation 5(1)(a) the registration authority is obliged to give notice to every person whom the registration authority has a reason to believe to be an owner, lessee, tenant or occupier of the land affected by the application. Accordingly, as the registered landowner (copy enclosed for your ease of reference) I hereby serve Notice of the Application, please find enclosed a copy of the Notice which will be shortly advertised in the local press.

I enclose a copy of the application and supporting evidence for your consideration.

As landowner you have the opportunity to register the land as a TVG, below I set out the Law:

The Commons Act 2006 ('the Act') has a provision under Section 15(8) which allows for a landowner to apply to voluntarily register land as a town or village green without having to show that the land has met the usual qualifying criteria. Any land that is registered under Section 15(8) benefits from the same level of statutory protection as other registered village greens. Specifically, Section 15(8) states:

(8) The owner of any land may apply to the commons registration authority to register land as a town or village green.

This is subject to the caveat contained in Section 15(9):

(9) An application made under subsection (8) may only be made with the consent of any relevant leaseholder of, and the proprietor of any relevant charge over, the land.

The effect of registering land as TVG means that the residents of the locality will have the right to use the land for lawful sports and pastimes and the piece of land would be recorded in the legal document known as the Register of Town and Village Greens. There is no provision in law regarding maintenance of Village Greens and there is no obligation on the landowner to maintain the village green. When land is registered as a TVG, the ownership of the land does not change as it is solely for the recording of recreational rights over the land in question. Further



information can be found on DEFRA website at www.gov.uk/common-land-management-protection-and-registering-to-use#commons-registration

Should you not wish to voluntarily register the land as a TVG the Council is obliged to process the Application as it stands. This process involves

- An advert in the local press and on site allowing a period of six weeks for any objections/representations to be made.
- Any objections/representations will be sent to the applicant for comment
- The Application will be carefully considered by the Council and legal advice may be sought if needed.
- Report produced and presented to the Council's Town and Village Green Panel.

There would be three possible outcomes of the Panel;

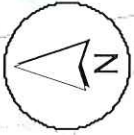
1. Application accepted and land registered as a TVG
2. Application referred to a Public Inquiry for further consideration, where an independent Inspector will make a recommendation which would then go back to the Council's TVG Panel for a determination to be made: or
3. Application rejected and not registered as a TVG.

I would be grateful if you could respond with 28 days of this letter. Should no response be forthcoming then the Application will be processed as described above.

Should you wish to discuss any of the above please do not hesitate to contact me. L

Yours faithfully


Legal Order Officer



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Scale: 1:761
 Date: 26/02/2020

Map
 Author:

Rupert Clubb

St Anne's Crescent

BEng (Hons) CEng MICE

Lewes

Director

East Sussex

BN7 1UE

[REDACTED]
Clerk to Wivelsfield PC
The Cock Inn
North Common Road
Wivelsfield Green
RH17 7RH

3 March 2020

CR/NM1363

Dear Sirs

Application to register a Town/Village Green – THE GREEN AND WOODS CHARLWOODS GARDENS, WIVELSFIELD GREEN, EAST SUSSEX RH15 0RD

Please find enclosed a copy of the above Application to add a town/village green.. Should the Parish Council have any comments or representation to make they will need to be received in this office by 27 April 2020. Should I not hear from the Parish Council by that date I will assume that no representations will be forthcoming.

The Application will be advertised on site and in the local press on 13 March 2020.

Yours faithfully

[REDACTED]
[REDACTED]
Legal Order Officer

T: [REDACTED]

E: [REDACTED]

PRIVACY

Please visit our website for information on how we can manage personal information:

www.eastsussex.gov.uk/privacy/rights-of-way-and-countryside

I confirm that no trigger or terminating event has occurred on the land

I confirm that a trigger event has occurred, but no corresponding terminating event has occurred on the land

I confirm that a trigger event has occurred but a corresponding terminating event has also occurred on the land

Further information (Please use this box to explain the type and date of the trigger or terminating events.)

Details of officer completing this form-

Name:
Address:
Email:
Phone:

Yours sincerely

[Redacted]

Legal Order Officer

T: [Redacted]

E: [Redacted]

PRIVACY

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I Colin Bird confirm that I am in agreement with the dedication route as shown between point A-G on the Agreement plan and no longer support the confirmation of the Order showing the route between points A-K.

Signed date.....2019