

Registration of Drinkstone Parish Lands

At its October meeting, Cllrs considered a report on progress toward registering Parish Lands for Drinkstone (**DPC19.10.05**). Councillors further noted the Solicitors' advice with respect to the likely complexity and cost of establishing the Parish's Title over the track and determined that the right of access track leading across Parish Lands at Rattlesden Road should be re-established at the 8' width. Cllrs Moss and Holborn to report back with measurements of the existing width of the track to the Clerk. The meeting agreed therefore, that the substantive proposal below:

To instruct the John Casson Chartered Surveyor undertake a valuation of land at Rattlesden Road and authorise the cost of this work up to £400 plus VAT.

be withdrawn until accurate measurements were available.

A site visit undertaken by Cllrs Holborn & Moss, confirmed that the gate and subsequent width of the track is currently 14feet 5inches, approximately 23metres long. In order to comply with the current driveway regulations, the land owner behind (Lucy Blake) would need an access of 9.8 feet with an 8m entrance from the road.

The visibility splays in order to comply would mean that approximately 14m of hedging either side of access would need to be reduced down to 1m high. This is Parish hedging and would be something that needs to be addressed should the matter arise at a later stage.

Guidance on visibility splays is attached overleaf.

The Clerk has contacted the solicitors to ask whether it is possible to establish from the existing Land Registration how much is stated as owned by Lucy Blake.

Recommendation:

To instruct the John Casson Chartered Surveyor undertake a valuation of land at Rattlesden Road and authorize the cost of this work up to £400 plus VAT.

19.10.15

19.09.15

19.08.E05

19.04.17

19.02.17.2 & 17.3

18.11.15 Original Plan prepared based on 1848 Inclosure award

NOTES

- It is an offence to carry out any works within the public highway without permission of the Highway Authority.
- Any conditions which the Local Planning Authority may give relating to any of this drawing do NOT give the applicant permission to carry out works within the Public Highway.
- Unless otherwise agreed in writing all works within the Highway will be carried out by the County Council at the applicant's expense.
- The County Council Area Manager must be contacted if the address shown opposite.
- Area to be submitted to the satisfaction of the Local Planning Authority in consultation with the County Council or Highway Authority.
- Visibility Splay must be to the true face of all obstructions to visibility exceeding 1.50m carriageway level.
- Sufficient appropriate drainage will be required to prevent surface water entering the Highway.
- Gates should be set back at least 1m from edge of carriageway and open inward.
- Depending upon construction specification and location there may be a necessity for ground anchors/locking rings to be installed to the side and rear of the screen area to retain the construction.

Dimensions in Metres (m)

| | | |
|----------------------------|---|------|
| Distance from kerb to gate | 1 | 2.0 |
| Visibility height | h | 2.0 |
| Visibility Splay (at kerb) | Y | 2.1* |

* Unless indicated otherwise

| | | | |
|----------------|--------------|---------------|--------------|
| | Single lanes | Shared routes | Double lanes |
| Distance Width | 1 | 1.5 | 2.0 |
| Access Width | 2 | 1 | 1 |

| | | | | | |
|------------------|--------------|-----------------------------------|--------|--------|--------|
| Speed limit: | Single (MTP) | Single (where MTP does not apply) | Single | Single | Single |
| Visibility Splay | 11 & 12 | 4.5/2.0 | 9.0 | 1.80 | 1.80 |

CONTACT LOCAL AREA MANAGERS

East Area Manager:
County Buildings,
Street Farm Road,
Sussanham,
DPO 14,
Tel: 01753 810408
east.area@suffolk.gov.uk

West Area Manager:
West Suffolk House,
Wymen Way,
Bury St Edmunds,
IP20 2JH,
Tel: 01384 758660
west.area@suffolk.gov.uk

Central Area Manager:
Phoenix House,
3 Dorkford Road,
Ipswich,
IP1 3AP,
Tel: 01473 341414
central.area@suffolk.gov.uk

South Area Manager:
Phoenix House,
5 Goodford Road,
Ipswich,
IP1 3AP,
Tel: 01473 341414
south.area@suffolk.gov.uk

APPROVED FOR CONSTRUCTION

| | | | | | |
|------------|-------------|----------------|------------|------------|---------------|
| DATE: | APPROVED: | CHECKED (DATE) | DATE: | DATE: | PROJECT FILE: |
| 19/12/2019 | [Signature] | BDJ (19) | 19/12/2019 | 19/12/2019 | 19/12/2019 |
| | | | | | |
| | | | | | |
| | | | | | |
| | | | | | |

SYMBOLIC VEHICULAR ACCESS LAYOUT
No kerbs present

Suffolk County Council
Division of Highway, 1400 & Embankment,
Suffolk County Council
Enterprise House
Riverside Road
Ipswich
Suffolk IP1 2JG

Hilary Workman
Clerk & RFO
November 2019