

Case Decision

Definitive Map Modification Order Case 430

Alleged public right of way between Rectory Lane and St Nicholas Church in Addlethorpe

Summary of Decision: To make a definitive map modification order to record a public footpath between Rectory Lane and St Nicholas Close in Addlethorpe

The Modification Order Application

1. The Modification Order Application (“the application”) was made by Addlethorpe Parish Council on 20 May 2021 seeking the addition to the Definitive Map and Statement for the area, the legal record of public rights of way, a footpath running between Rectory Lane and the west entrance to St Nicholas Church via St Nicholas Close in Addlethorpe. This route will be referred to hereafter as “the application route”. A copy of the application and plan can be viewed at [Addlethorpe DMMO 430 - Register of DMMO applications](#), and plan ref. DMMO/430/Addlethorpe attached shows the application route with a solid red line between points A-B-C-D-E (Appendix 1).
2. Appendix 2 to this report lists the documents the County Council has consulted and taken into consideration in reaching this decision.

Requirements and tests of the legislation

3. Section 53 of the Wildlife and Countryside Act 1981 (“the 1981 Act”) requires the County Council as the Surveying Authority for Lincolnshire to keep the Definitive Map and Statement under continuous review. This is achieved through the making of definitive map modification orders.
4. The main issue which is relevant here is whether the evidence demonstrates that a public right of way subsists or is reasonably alleged to subsist over the route applied for to warrant the making of a definitive map modification order under section 53(3)(c)(i) of the 1981 Act for it to be added to the Definitive Map and Statement.

5. The County Council must base its decision exclusively on the evidence. Therefore, should a definitive map modification order be made, it must record the route and status of the public right of way that is shown to exist by the evidence, even if this differs from that applied for. Conversely, if the evidence fails to demonstrate the existence of a public right of way, no order shall be made.

St Nicholas Close

6. Part of the application route runs along St Nicolas Close, which was adopted as a cul-de-sac public carriage road by Lincolnshire County Council in May 2010. A public carriage road includes a public right of way on foot, with horses, and motor and non-motor propelled vehicles, but this is not a type of highway that can be recorded in the Definitive Map and Statement. This means that a modification order cannot be made seeking to record this part of the application route as a public right of way, but an order can be made seeking to record a public right of way over the other parts of the application route that do not run along St Nicholas Close (i.e., the passageway between Rectory Lane and St Nicholas Close and a route between St Nicholas Close and the west entrance to the church) should the evidence support this.

Documentary Evidence

7. Historical documents may provide evidence supporting that a public right of way had been created or dedicated in the past. If a public right of way is shown to have been dedicated or created, then the public right of way will continue to exist indefinitely¹ unless it is shown to have been stopped up, extinguished or diverted by virtue of a statutory provision such as a public path diversion or extinguishment order made under the Highways Act 1980 or the Town and Country Planning Act 1990, for example.
8. The County Series Maps, 1:25,000 Scale Provisional Edition Map and 1:10,000 Scale Map published by the Ordnance Survey over the period 1888-1971 show a route running between Rectory Lane and an area of land abutting the western boundary of St Nicholas Church on which cottages were located. The majority of the maps show the route as a footpath. The footpath/route shown in these maps lies on a different alignment to the application route. All but the 1888 Ordnance Survey County Series First Edition Without Contours Map display the disclaimer, '*The representation on this map of a Road, Track or Footpath, is no evidence of the existence of a right of way.*' This means that the representation of a footpath in these maps alone is not indicative of a public right of way.
9. The Finance (1909/1910) Act 1910 imposed a tax known called the 'incremental value duty' on any increases in the value of land and property subject to sale, grants of leases or on the death of an owner. Assessments were undertaken to determine the value of the land on which duty could be levied on any increase in value at the point of sale, transfer, or death of an owner. The draft valuation plan is an Ordnance Survey County

¹ The judgement *Dawes v Hawkins (1860)* held that '*it is also an established maxim, once a highway always a highway: for the public cannot release their rights, and there is no extinctive presumption or prescription*'.

Series Second Edition Map of the scale 25 inches to 1 mile, colour-washed with the individual hereditaments. The footpath shown in the historical Ordnance Survey maps outlined in paragraph 8 above, is shown crossing hereditaments 89 and 246. The valuation book records no deductions for *public rights of way or user* against either of these hereditaments, so this is not supportive of the existence of a public right of way over the footpath or the application route.

10. In 1951, Addlethorpe Parish carried out a parish path survey as part of the statutory process used to prepare the Definitive Map and Statement under the National Parks and Access to the Countryside Act 1949. It details a route numbered 281, which incorporates the footpath shown in the preceding historical Ordnance Survey maps. The survey form and map suggest that the route ran west from St Nicholas Church to the Church Cottages and then over the footpath that runs through the allotments situated on Ordnance Survey Field No. 240 before meeting with Rectory Lane. The majority of this route follows a different line to the application route. The part of the form which asks for the grounds on which the route is believed to be public has been left unanswered, but the table summarising the information from the Addlethorpe Parish Path Survey suggests that the path has been subject to 20 years' use and that it had been '*in use for many years.*' However, it is worth noting that path 281 was a longer route than that being considered in this case decision, as the survey form and map show it continued west of Rectory Lane, and that part of it is recorded as a public footpath in the Definitive Map.
11. The legislation then required the draft and provisional maps to be prepared showing the public rights of way that subsisted or were reasonably alleged to subsist, after which the Definitive Map and Statement were prepared. The footpath shown in the preceding historical Ordnance Survey maps is included as part of Addlethorpe Footpath 281 in the draft map that was published in 1956, but the route is not shown continuing to St Nicholas Church or Old Church Road. In April 1963, Lindsey County Council provided Addlethorpe Parish Council with an Ordnance Survey map marked with all the routes included in the Draft Map; this included Addlethorpe Footpath 281 and showed the route continuing east and then south to meet Old Church Road. The Provisional Map has not survived, but for reasons unknown this part of Addlethorpe Footpath 281 was not included on the Definitive Map, the legal record of public rights of way. The County Council has no record of any objections having been lodged against the inclusion of the route on the draft map; however, because the records relating to the statutory process used to draw up the Definitive Map and Statement are not comprehensive, it cannot be ruled out that an objection was made.
12. The legal principle of *presumption of regularity* – which assumes that statutory processes were properly followed in the absence of evidence to the contrary – applies to the omission of the footpath from the Definitive Map and Statement. Also, the judgment *Burrows v Secretary of State for Environment, Food and Rural Affairs* [2004] EWHC 132 (Admin) held that evidence considered during the statutory process for drawing up the Definitive Map and Statement can only be reconsidered if new or previously unconsidered evidence is discovered. However, no new evidence has been

discovered in respect of the section of the footpath that was omitted from the Draft Map.

13. An aerial photograph taken on 14 April 1972 appears to show a worn path running between Rectory Lane and St Nicholas Church. It is shown running west from Rectory Lane along the field boundary and between some cottages before continuing through the churchyard towards the tower of St Nicholas Church. This path follows a different alignment to the footpath shown in the historical Ordnance Survey maps of the period 1888-1971 and the middle part of the application route. It is not possible to ascertain from the aerial photograph alone whether this path was established by public use or by private use, such as by the owners or occupiers of the cottages.
14. A Surveyors' report by Simons & Co. Chartered of 21 June 1984, written on behalf of the Charity Commissioners for the Addlethorpe Parochial Charities for the sale of their land between Rectory Lane and St Nicholas Church, references that it is subject to a "public footpath". A map attached to the report shows a route along the field boundary on a different alignment from both the footpath depicted in the historical Ordnance Survey maps and the route considered during the statutory process used for drawing up the Definitive Map and Statement. However, it does correspond with the western third of the application route and with the worn path visible in the aerial photograph taken on 14 April 1972. A letter from Addlethorpe Parish Council of 18 May 1985 suggests that the Trustees of the Addlethorpe Parochial Charities acknowledged the existence of a public right of way.
15. The County Council's response to Addlethorpe Parish Council of 7 June 1985 also included a map showing the route in question as a hand drawn dashed line running along the field boundary between Rectory Lane and the land on which cottages were located. The County Council confirmed that the route was not recorded as a public right of way but stated that the "evidence" suggests that a public right of way exists. However, it is not possible to determine from the correspondence what evidence (if any) had been considered in arriving at this conclusion. The County Council advised that it would be preferable for the Trustees of the Addlethorpe Parochial Charities to dedicate the route as a public footpath rather than claiming it by a modification order application.
16. Correspondence of 1986 between Simons & Co. Chartered Surveyors and Emerton & Co. Solicitors, both acting on behalf of the Trustees to Addlethorpe Parochial Charities, suggests that a dedication of the route as a public footpath was initially considered until the Charity Commission advised that the Trustees did not have the power to dispose of the land in this manner. The sales particulars for the auction of the land refer to the existence of a '*a right of way in the form of a public footpath exists between Church Lane and Rectory Lane.*' However, no modification order application or public path creation agreement was subsequently made to record or dedicate the route as a public right of way.

17. The Parish Church of St Nicholas Addlethorpe's letter of 25 February 1993 to East Lindsey District Council concerning the proposed development of the land between Rectory Lane and the church states, '*there is a used ancient right of way from the west door leading through the aforesaid hedge to Rectory Lane – under no circumstances must this be blocked*'. Addlethorpe Parochial Charities letter of 9 June 2001 to Lincolnshire County Council suggests that one of the trustees can testify to the route being used for 80 years. The trustee named in the letter has completed a user evidence form in support of the application. Addlethorpe Parish Council's letter of 20 July 2001 refers to letters from two named residents who can provide evidence of use of the path for over 75 years, and one of the residents named has also completed a user evidence form.
18. The user evidence forms of 15 people provide qualifying use of the field-edge route during the period 1945 and 2001, which was when the route was closed to enable the construction of St Nicholas Close. However, just four users reported use of only the field-edge route from Rectory Lane to west boundary of the churchyard or the west entrance to the church (i.e., route A-B-D-E in the plan at Appendix 1) for varying periods between 1953 and 2001, with frequencies including up to 5 days a week, 4 times a year, approximately 10 times a year, and 24-30 times a year. Six users reported use of only the field-edge route from Rectory Lane to Old Church Road (i.e., route A-B-D-F) for varying periods between 1945 and 2001, with frequencies including weekly, most summer days, 12 times a year, twice or thrice weekly, monthly, and 'too numerous to mention'. A further three users reported use of the field-edge route, showing the route used ending at what is now St Nicholas Close (i.e., route A-B-D), which did not exist at the time. The remaining two users reported use of part of the field-edge route which follows the current route on the ground, starting from Rectory Lane, passing between what are now numbers 3 and 4 St Nicholas Close, and continuing along St Nicholas Close to Old Church Road (i.e., route A-B-C-D-F).
19. Taking this evidence together with the correspondence outlined in paragraphs 14 to 17 above, there has not been a sufficient level of use of a single, consistent route from Rectory Lane to either the churchyard/church or Old Church Road to *reasonably allege* that a public right of way has arisen by statutory or common law dedication prior to the closure of the route in 2001.

User Evidence

20. Evidence forms completed by 16 people reporting use of the application route were submitted in support of the application. The evidence of use by one individual has been discounted because they reported using the route in secrecy, which cannot give rise to a public right of way. Therefore, the evidence of use of the remaining 15 people can be taken into consideration in establishing if a public right of way has arisen.

Statutory dedication – section 31(1) of the 1980 Act

21. Under section 31(1) of the Highways Act 1980, a route may be deemed to have been dedicated as a public right of way if it has been *used and enjoyed by the public as of right* – that is without force, secrecy or permission – and *without interruption* for a full period of 20 years immediately prior to the date when its status was brought into question. This presumption can be rebutted if the landowner provides sufficient evidence of a lack of intention to dedicate during that period. This process is known as “statutory dedication”.
22. It is important to identify when the public's right to use the route was brought into question so that the 20-year statutory term can be calculated retrospectively from that date. For the public's right to use the application route to have been brought into question, the landowner must have challenged that use in a way that makes it clear to the public that their right is being disputed, so that they are informed of the challenge and have a reasonable opportunity to respond.² The landowner can challenge the public's right to use the route by putting a barrier across it, locking a gate or by putting up a notice forbidding the public to use the path, for example. Not every user needs to be aware of the challenge, but whatever means are used must be sufficient to make it likely that some of the users of the application route are made aware that the landowner has challenged their right to use it.³
23. The closure of the field-edge route – from Rectory Lane to west boundary of the churchyard, the west entrance to St Nicholas Church, or Old Church Lane (i.e., routes A-B-D-E and A-B-D-F in the plan at Appendix 1) – in 2001 for the construction of St Nicholas Close was sufficient to have brought the public's right to use the route into question. Calculating 20 years retrospectively from this date gives rise to the statutory term 1981-2001. However, a public right of way cannot be *reasonably alleged* to have arisen over this route by statutory dedication owing to the inconsistency in the routes that were used, as outlined in paragraphs 18 and 19 above.
24. There were 11 user witnesses using the route up to 2020, four of whom recorded dates after 2020. The majority suggest that the application route was obstructed by a fence reportedly erected by a neighbouring property owner in July 2020. A photograph taken on 31 July 2020, submitted with one of the evidence forms, shows a fence obstructing the application route bearing a sign stating '*private no access*' at the point where the passageway meets with St Nicholas Close (i.e., point C in the plan at Appendix 1). A small number of users suggest that the gate that was present on the application route was locked for a brief period immediately prior to the erection of the fence. Calculating 20 years retrospectively from 2020 gives rise to a further statutory term 2000-2020. However, due to the change in the route used by the witnesses caused by the closure and construction of St Nicholas Close in 2001, there

² Lord Denning in *Fairey v Southampton CC (CA)* [1956] 2 All ER 843

³ Mr Justice Dyson in *R v Secretary of State for the Environment, Transport and the Regions ex parte Dorset CC* [1999] EWHC Admin 582, para.17

has not been use of the whole of the application route throughout 20-year statutory term 2000-2020. Therefore, a public right of way cannot be *reasonably alleged* to have arisen over the application route by statutory dedication for this period.

Common law dedication

25. As a public right of way cannot be shown to have arisen by statutory dedication, common law dedication must be considered. Unlike statutory dedication, there is no fixed period of use required under common law, although shorter periods generally require evidence of a greater level of public use. The evidence must show that the route was used by the *public at large, as of right*, and that the landowner intended to dedicate it – either expressly or impliedly. The landowner must have had the legal capacity to dedicate the route throughout the period relied upon, and their actions or inaction toward users are important in determining whether a public right of way has arisen.
26. Two distinct periods relevant to common law dedication have been identified. The first spans 2002 to May 2010, covering the time from when the passageway between Rectory Lane and the newly constructed St Nicholas Close was provided until its adoption by the County Council as a public carriage road. The second runs from May 2010 to April 2020, beginning with the County Council’s adoption of St Nicholas Close and ending when a hand gate on the passageway between Rectory Lane and St Nicholas Close was locked for a couple of days in April 2020. According to user evidence forms, this was followed by challenges reportedly made by the owner of a neighbouring property towards attempts to use the passageway, and ultimately by its closure through the erection of fencing across the entrance to the route from St Nicholas Close in July 2020. The passageway is shown as a red line between points A-B-C in the plan at Appendix 1.
27. The Trustees of Addlethorpe Parochial Charities’ letter of 9 June 2001 and G Barker & Sons’ letter of 11 October 2002 indicate that G Barker & Sons purchased the land and constructed the dwellings now forming St Nicholas Close. Unlike the neighbouring dwellings, the passageway’s ownership is not registered with the Land Registry. Correspondence between the County Council and Addlethorpe Parish Council of October and November 2022 suggests the Parish Council tried to acquire the passageway or enter into a dedication agreement with G Barker & Sons. This suggests that G Barker & Sons has owned the passageway since the development of St Nicholas Close, covering both common law periods, and no evidence has been discovered showing they lacked the capacity to dedicate it as a public right of way or that they had prevented the use of the route by the public.
28. Evidence forms of 13 people who used the application route between 2002 and its closure in 2020 indicate they had used it without force, secrecy, or permission. Their use included visiting relatives, accessing the church, cemetery, and bus stop, commuting to work, walking (including dog walking), and for leisure and convenience. This demonstrates *use by the public at large, as of right*.

29. The user evidence demonstrates qualifying public use (i.e., *use by the public at large and as of right*) of the passageway on foot between Rectory Lane and St Nicholas Close by 13 people during the first common law term (2002 to May 2010). Twelve of these individuals used it throughout the entire period, and one also used it by bicycle. Reported frequencies of use varied: two users daily; one user five times a week until 2008 and twice weekly thereafter; three users weekly; one monthly user; one who used it 12 times a year; one about 10 times a year; and one who described their use as '*too numerous to mention*'. One user did not specify a frequency, and another reported cycling the route four times a year.
30. However, public use of the passageway alone during this period cannot give rise to a public right of way at common law. This is because for a cul-de-sac public right of way to arise, one end must connect to a highway or other land with public access, and the other end must terminate at a place of popular resort or attraction such as a beach, park, or church, for example. Although Rectory Lane was a public road (i.e., a highway) throughout this period, St Nicholas Close, at the north end of the passageway, remained a private road until its adoption as a highway by the County Council in May 2010. It therefore cannot be considered a place of popular resort or attraction during this period.
31. Whilst six of the 13 users had continued along St Nicholas Close to Old Church Road - two having used it weekly, two monthly, one approximately ten times a week, and one '*too numerous to mention*' - there was not a sufficient level of use of the whole route between Rectory Lane and Old Church Road, via the passageway and St Nicholas Close, to *reasonably allege* that a public right of way had arisen by common law dedication over the period 2002 to May 2010.
32. The second common law term to be considered spans May 2010 to 2020. This period begins when St Nicholas Close was adopted as a public carriage road by the County Council and ends when public access along the passageway was blocked. During this period, both ends of the passageway between Rectory Lane and St Nicholas Close terminated at a highway, making it capable of being dedicated as a public right of way under common law.
33. The user evidence shows qualifying public use of the passageway by 11 users spanning the entire period and by two users for part of it (i.e., up to 2011 and 2019). All use was reported to be by foot, with one user having also used it for the whole period on a bicycle. Reported frequencies of use on foot varied: two users daily, one user 5 times per week until 2008 and twice weekly thereafter, three users weekly, one monthly, one 12 times a year, one about 10 times a year, and one described their use as '*too numerous to mention*'. One user did not provide a frequency, and another user reported cycling it 4 times a year.
34. This level of use is sufficient to show an intention by the landowner to dedicate the passageway as a public footpath, and acceptance of that dedication by the public.

This is, therefore, sufficient to *reasonably allege* that public footpath rights have arisen by common law dedication over the period May 2010 and April 2020.

35. Further evidence of G Barker & Sons' intention to dedicate the route as a public footpath includes:
- East Lindsey District Council's letter (1 March 1993) and accompanying block plan showing a proposed footpath in the location of the passageway.
 - G Barker & Sons' letter of 16 October 2002 suggesting the passageway was a replacement of a previous route that was subject to some public use.
 - Aerial photographs of 2005 and 2006, along with Google Street View images from June 2009, showing the passageway distinct from the curtilages of the adjacent properties. This is further supported by user evidence forms showing public use of the route until its closure in 2020.
 - Google Street View image of August 2022 showing the passageway still visible, though fenced at the St Nicholas Close end.
36. There is no evidence showing that the landowner of the passageway (G Barker & Sons) had acted to prevent public use of the passageway at any time following its construction in 2002.

Conclusion

37. **The evidence on whole suggests that the level of qualifying public use of the passageway on foot between May 2010 to April 2020 combined with the landowner's actions in having set out the route and not preventing its use, is sufficient to *reasonably allege* that public footpath rights have arisen by common law dedication. This therefore requires the making of a definitive map modification order under section 53(3)(c)(i) of the Wildlife and Countryside Act 1981.**

Widths

38. Paragraph 4.16 of the Department for Environment, Food and Rural Affairs' *Rights of Way Circular (1/09)*, which provides guidance for surveying authorities, suggests that a definitive map modification order should include information about the width that is to be added to a definitive map and statement.
39. A County Council site visit on 31 December 2002 found that the section of the passageway running west from Rectory Lane began at 1.7 metres wide between the boundaries, narrowing to 1.1 metres at the corner, before continuing north at a width of 1 metre to St Nicholas Close. A subsequent site inspection undertaken on 12 February 2026 recorded the width of the west–east section leading from Rectory Lane as varying between 1 metre and 1.5 metres. The south–north section of the

route, in the direction of St Nicholas Close, was found to be obstructed and was not passable at the time of the visit.

40. The judgement *Harvey v Truro Rural District Council* (1903) suggests that where a path runs between physical boundaries, such as walls or fences, the presumption is that the entire space between those boundaries has been dedicated to the public. The modification order should therefore record the route with a width of 1 metre from Rectory Lane, gradually increasing to 1.3 metres at approximately 30 metres along the route, then reducing to 1 metre at 38 metres, before increasing again to 1.5 metres at 48 metres where the route turns north. The remainder of the route heading north towards St Nicholas Close should be recorded with a width of 1 metre.

Limitations

41. Eleven user witnesses reported the presence of a gate on the passageway near to its corner. Most of the witnesses recalled that it was a hand gate and that it was present from 2002 until the passageway's closure in 2020. The County Council's site visit of 31 December 2002 found a wooden hand gate on the route about 1 metre west of its corner. This evidence suggests the hand gate was present on the route and was not locked throughout the period May 2010 to April 2020, and the definitive map modification order should therefore include a limitation for a hand gate at this location.

Decision

42. **That a definitive map modification order be made under section 53(3)(c)(i) of the Wildlife and Countryside Act 1981 to add to the Definitive Map and Statement for the area a public footpath along the passageway between Rectory Lane and St Nicholas Close as shown by the red line between points A-B-C in Plan Ref. DMMO/430/Addlethorpe at Appendix 1 to this decision. The order is to record the route with the widths and the limitation of a hand gate as set out in paragraphs 40 and 41 above.**

Signed:



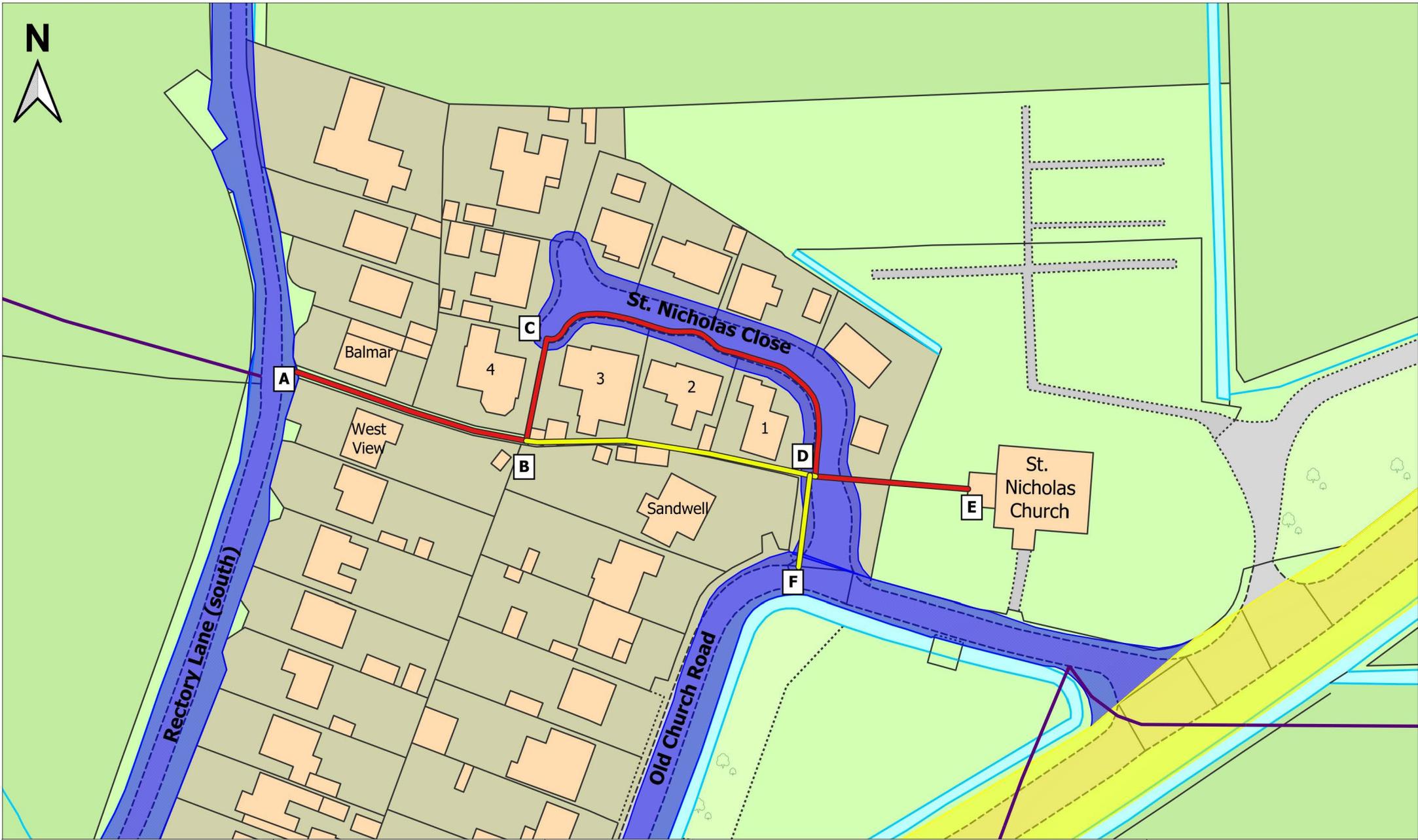
Name: Andrew Pickwell

Position: Senior Definitive Map Officer

Dated: 6 March 2026

Appendix 1

**A Plan showing the Application Route and an
Alternative Route used by the Public**



Plan showing the application route and alternative routes shown in User Evidence Forms, in addition to the publicly maintained highway

Ref: DMMO/430/Addlethorpe

Date: 10.02.2026

Scale: 1: 1,000 @ A4

Legend

	Public Footpath
	Application Route
	Alternative Routes
	Publicly maintained roads

Appendix 2

List of documents viewed which were taken into consideration for the decision of Definitive Map Modification Order Case 430

Appendix 2

Documents viewed that were taken into consideration on the decision of Definitive Map Modification Order Case 430

c.1860	Small plans (incl. Addlethorpe)
1888	Ordnance Survey County Series First Edition Without Contours – Lincolnshire Sheet [Parts of Lindsey] LXXVI.SW and LXXVI.SE (Scale 6":1mi / 1:10,560)
1906	Ordnance Survey County Series Second Edition Map – Lincolnshire Sheet [Parts of Lindsey] LXXVI.14 and LXXVI.15 (Scale 25":1mi / 1:2,500)
1906 & 1907	Ordnance Survey County Series Second Edition Map – Lincolnshire Sheet [Parts of Lindsey] LXXVI.SW and LXXVI.SE (Scale 6":1mi / 1:10,560)
1909 - 1910	Finance (1909-10) Act Draft Valuation Plans and Valuation Book
c.1949	Ordnance Survey Scale 1:25,000 or about 2½ Inches to 1 Mile Provisional Edition. Sheet 53/56
1948 & 1951	Ordnance Survey County Series Provisional Edition – Lincolnshire Sheet [Parts of Lindsey] LXXVI.SW and LXXVI.SE (Scale 6":1mi / 1:10,560)
1951	County of Lincoln [Part of Lindsey] Survey of Public Rights of Way for Addlethorpe (Parish Path Survey).
1953	Ordnance Survey Scale 1:25,000 or about 2½ Inches to 1 Mile Provisional Edition. Sheet TF 56 (53/56)
1956	Correspondence concerning a survey of public paths and a notice concerning availability for inspection of a map showing rights of way – Draft Definitive Map for Addlethorpe
1956	Ordnance Survey Scale Provisional Edition 1:10,560 or 6 Inches to 1 Mile Scale Map – Sheets TF 56 NW & TF 56 NE

1970 & 1971	Ordnance Survey Scale Provisional Edition 1:10,000 or 6 ¼ Inches to 1 Mile Scale Map – Sheets TF 56 NW & TF 56 NE.
1972	Aerial Photograph Run 55/0067 (HSL UK 7245)
1984 - 2001	Information received with the Application or from Addlethorpe Parish Council - Various extracts from a Surveyors Report, Minutes of Meetings from the Trustees of Addlethorpe Parochial Charities. Extracts from various correspondence.
1985 - 2002	Lincolnshire County Council Parish Files – Extracts of Letters and plans between the County Council and Addlethorpe Parochial Charities and the landowner/developer of St. Nicholas Close
2021 & 2024	16 User Evidence Forms
2024	Two Landowner Evidence Forms