

**PLANNING DECISION NOTICE**

**TOWN AND COUNTRY PLANNING ACT, 1990  
TOWN AND COUNTRY PLANNING (GENERAL PERMITTED DEVELOPMENT ORDER), 1995**

**CASTLE MORPETH BOROUGH COUNCIL**

**Ref. No Application 00/D/444**

To. L. McCluskey  
Per E. Newsham - Architect  
1 Jesmond Business Court  
217 Jesmond Road  
Newcastle upon Tyne NE2 1LA

**IN PURSUANCE** of their powers under the above-mentioned Act the Borough Council **HEREBY PERMIT** the carrying out of the following development:-

Erection of detached dwelling with detached double garage at 1 Walled Garden, Matfen (as amended plans and letter received 3<sup>rd</sup> October 2000)

as described in your application for planning permission received 2<sup>nd</sup> August 2000

and in the plans and drawings attached thereto, subject to compliance with the relevant bylaws and statutory provisions and with the following condition(s):-

1. The development hereby permitted shall not be carried out otherwise than in complete accordance with the approved plans and specifications.
2. The development hereby permitted shall be begun before the expiration of five years from the date of this permission.

The reason(s) for the imposition of the condition(s) specified above is/are:

1. In order to ensure that the development is carried out in accordance with the approved plans.
2. To ensure that the development is commenced within a reasonable period of time from the date of this permission.

Cont/  
Date 10th day of OCTOBER 2000

  
Director of Environmental and Planning Services

**NOTE**

Failure to adhere to any details shown on the plans forming part of the application for which permission is hereby granted, and/or failure to comply with any conditions attached to this permission, may constitute a contravention of the provision of the Town and Country Planning Act, 1990, in respect of which enforcement action might be taken.

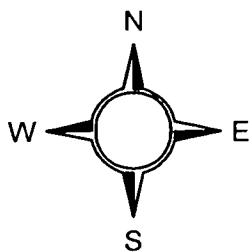
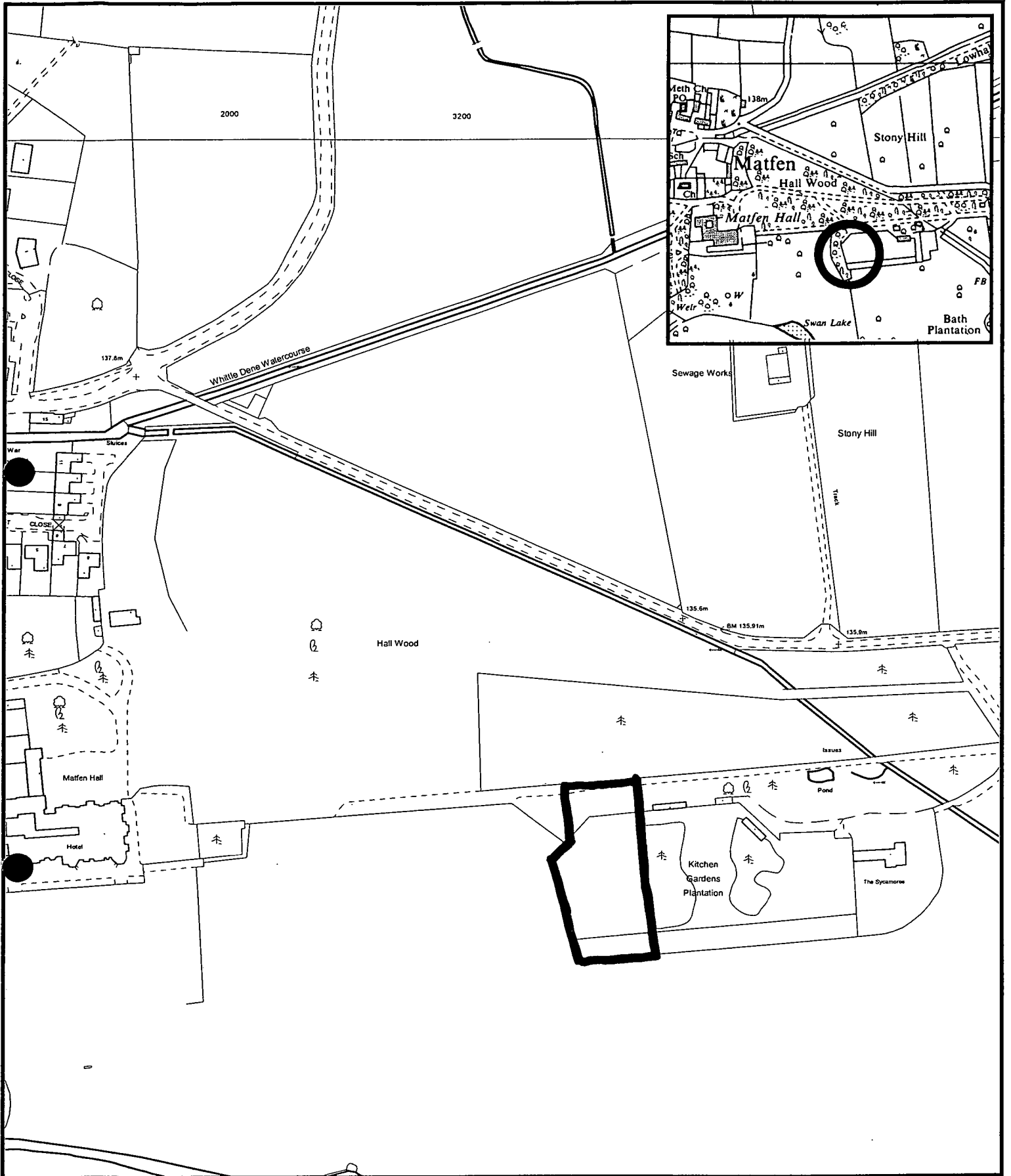
**Your attention is drawn to the notes overleaf.**

**CONTINUATION SHEET****00/D/444****CONDITIONS CONTINUED**

3. Notwithstanding the description of the materials in the application, no development shall be commenced until precise details of the materials to be used in the construction of the external walls and roof(s) of the building(s) have been submitted to and approved by the Local Planning Authority. All roofing and external facing materials used in the construction of the development shall conform to the materials thereby approved.
4. Before any development commences the applicant shall submit to and have approved by the Local Planning Authority a landscaping scheme for the site, including the planting of trees. Thereafter the said scheme, including tree planting, shall be carried out as agreed not later than the next planting session immediately following the commencement of any development and shall be maintained thereafter and replaced as may be necessary for a period of two years from the date of completion of the planting to the satisfaction of the Local Planning Authority.
5. Notwithstanding the provisions of Article 3 and Schedule 2 of the Town and Country Planning (General Permitted Development Order 1995) details of all fences and boundary walls to be constructed shall be submitted to and approved by the Local Planning Authority before work on the site is commenced.
6. Notwithstanding the provisions of the Town and Country Planning General Permitted Development Orders 1995 Schedule 2 Part 1 Classes A-H, no future development shall be carried out other than expressly authorised by this permission, without the prior written consent of the Local Planning Authority.
7. During the construction period, there should be no noisy activity, ie. audible at the site boundary, on Sundays or Bank Holidays or outside the hours: Monday - Friday - 0.800 - 1800, Saturday 0800-1300. Any repeatedly noisy activity at any time may render the developer liable to complaints which could result in investigation as to whether a statutory nuisance is being caused.
8. No development shall commence until full details of foul and surface water drainage have been submitted to and approved by the Local planning Authority.
9. No trees on the site shall be felled, lopped or topped until full details have been submitted to and approved in writing by the local planning Authority, the form of a detached tree survey showing these trees to be retained and removed and those to be managed.

**REASONS CONTINUED**

3. To retain control over the external appearance of the development in the interests of amenity.
4. In the interests of visual amenity.
5. In the interests of the amenity of the area.
6. To retain control over the development of the site, in the interests of
7. In order to protect the amenity of the existing residents.
8. To ensure proper site drainage and to prevent off site flooding or pollution.
9. In the interests of preserving the appearance of the area.



Scale: 1:2500

Application Ref:-00/D/444

Title:- Plot 1 Walled Gdn, Matfen

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Castle Morpeth Borough Council  
License No: LA077453  
Date:

**J A Woodcock BA MRTPI**  
Dir. Env and  
Planning Services  
**The Kylins**  
**Morpeth**  
**Northumberland**  
**NE61 2EQ**



**Appendix 10**

**1968 OS Plan**

NZ07SW - A

Surveyed / Revised: 1962 to 1967, Published: 1968

Size: map 47-50 x 47-50 cm (ca. 19 x 20 inches), on sheet ca. 68 x 58 cm (27 x 23 inches)

[Home](#) > [Ordnance Survey](#) > [National Grid maps, 1944-1970](#)



Back

**Appendix 11**

**Photograph of Woodland Path**

**Holly**

Informational icons and text on a sign, including a person icon, a clock icon, and a warning icon.



**Appendix 12**

**S31(6) Statement and Plan - 1993**



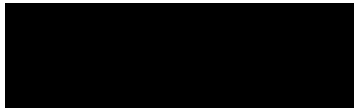
DEPOSIT OF STATEMENT AND PLAN

SECTION 31(6) OF THE HIGHWAYS ACT 1980

To Tynedale Council and Castle Morpeth Borough Council

1. I am and have been since 11.2.76 the owner within the meaning of the above section of the land known as Matfen Settled Estate more particularly delineated on the plan accompanying this statement and thereon edged red.
2. The aforementioned land lies in the Parishes/Communities of Matfen and Corbridge, Great Whittington
3. The ways coloured green on the said plan Have been dedicated as bridleways.
4. The ways coloured in pink on the said plan have been dedicated as footpaths.
5. No ways over the land have been dedicated as highways.
6. The deposit shall comprise this statement and accompanying plan.

Signed (Landowner)



Name (of Landowner)

H.F. Blackett

Address

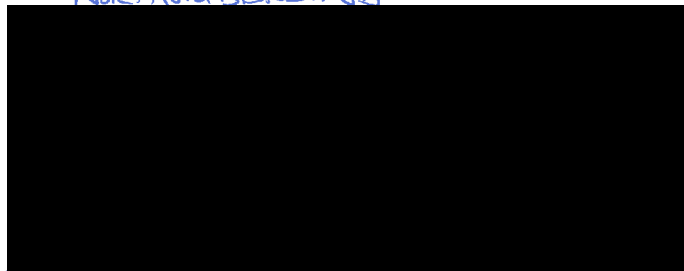
HARLOW CASTLE  
CORBRIDGE

Date

30/4/93

NORTHUMBRIA

Signed (Witness)



Name (of Witness)

Address

5, HENCOLES  
HEXHAM

Occupation

LAND AGENT

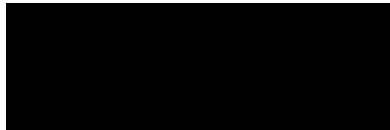
DEPOSIT OF STATEMENT AND PLAN

SECTION 31(6) OF THE HIGHWAYS ACT 1980

To Tynedale Council and Castle Morpeth Borough Council

1. I am and have been since 22.1.89 the owner within the meaning of the above section of the land known as H.F. Blakett Estate more particularly delineated on the plan accompanying this statement and thereon edged red.
2. The aforementioned land lies in the Parishes/Communities of Matfen and Corbridge, Great Whittington
3. The ways coloured green on the said plan have been dedicated as bridleways.
4. The ways coloured pink on the said plan have been dedicated as footpaths.
5. No ways over the land have been dedicated as highways.
6. The deposit shall comprise this statement and accompanying plan.

Signed (Landowner)



Name (of Landowner)

H.F. Blakett

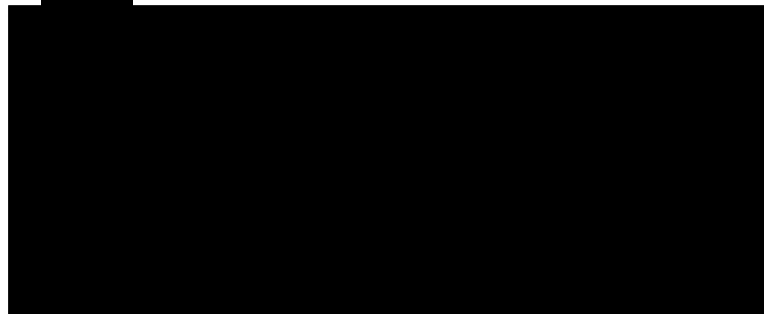
Address

HALTON CASTLE  
CORBRIDGE  
NORTHUMBERLAND

Date

30/1/93

Signed (Witness)



Name (of Witness)

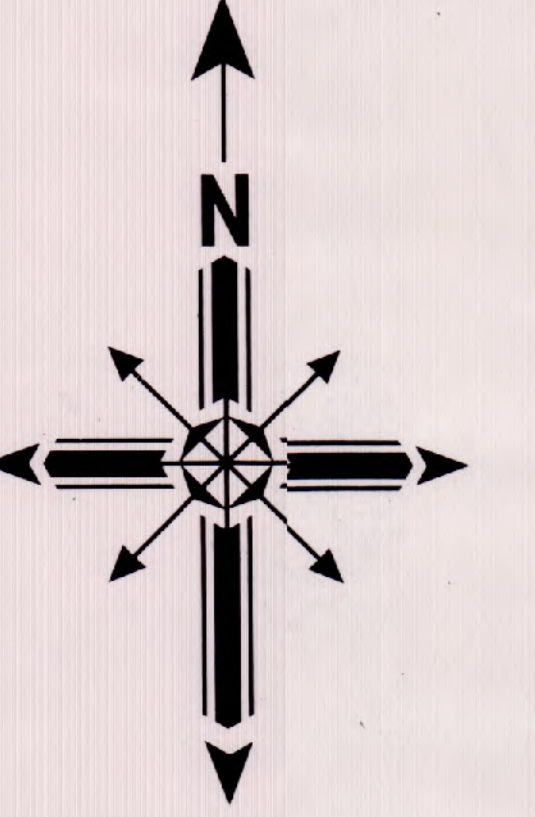
Address

5, HENCOPES, HEXHAM

Occupation

LAND AGENT

# MATFEN ESTATE



DRG No: MF 3422  
ORD REP  
Reproduced from the Ordnance  
Survey Map with the Permission  
of the Controller of  
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Scale: 1 : 10 000

ORIGINAL PLAN PREPARED BY:  
**J.M. Clark & Partners**  
CHARTERED SURVEYORS  
LAND AGENTS, VALUERS, ESTATE AGENTS  
NEWCASTLE, HEXHAM, HALTWHISTLE,  
BRAMPTON

**Appendix 13**

**S31(6) Statutory Declaration - 1994**

STATUTORY DECLARATION

SECTION 31(6) OF THE HIGHWAYS ACT 1980

I DO SOLEMNLY AND SINCERELY DECLARE as follows:

1. I am and have been since 11th February 1976 the owner of the land known as Matfen Settled Estate more particularly delineated on the plan accompanying this declaration and thereon edged in red.
2. On the first day of December 1993 I deposited with Tynedale Council and Castle Morpeth Borough Council, being the appropriate Council, a statement accompanied by a plan delineating my property by red edging which stated that the ways coloured green on the said plan and on the plan accompanying this declaration had been dedicated as bridleways the ways coloured pink on the said plan and on the plan accompanying this declaration had been dedicated as footpaths no ways had been dedicated as highways over my property.
3. No additional ways have been dedicated over the land edged red on the plan accompanying this declaration since the statement dated 1st December 1993 referred to in 2. above.

AND I MAKE this solemn declaration on the 13<sup>th</sup> day of January 1994 conscientiously believing it to be true and by virtue of the Statutory Declarations Act 1835.

Declared at [address]

(signature of landowner)

Hexham

Before me

~~[Commissioner for Oaths or a  
Justice of the Peace or Solicitor]~~

High Plan

STATUTORY DECLARATION

SECTION 31(6) OF THE HIGHWAYS ACT 1980

I DO SOLEMNLY AND SINCERELY DECLARE as follows:

- 1. I am and have been since 22nd January 1989 the owner of the land known as H.F. Blakett Estate more particularly delineated on the plan accompanying this declaration and thereon edged in red.
- 2. On the first day of December 1993 I deposited with Tynedale Council and Castle Morpeth Borough Council, being the appropriate Council, a statement accompanied by a plan delineating my property by red edging which stated that the ways coloured green on the said plan and on the plan accompanying this declaration had been dedicated as bridleways the ways coloured pink on the said plan and on the plan accompanying this declaration had been dedicated as footpaths no ways had been dedicated as highways over my property.
- 4. No additional ways have been dedicated over the land edged red on the plan accompanying this declaration since the statement dated 1st December 1993 referred to in 2. above.

AND I MAKE this solemn declaration on the 13<sup>th</sup> day of January 1994 conscientiously believing it to be true and by virtue of the Statutory Declarations Act 1835.

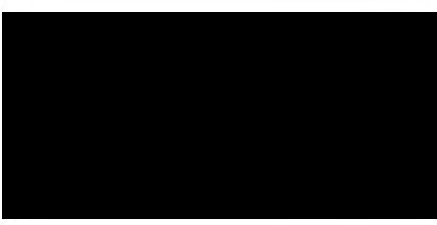
Declared at [address]

(signature of landowner)

Hexham

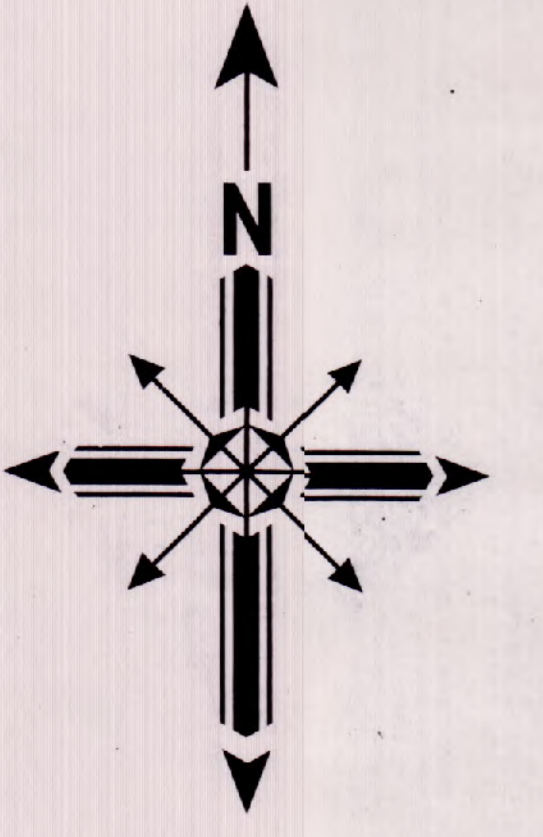


Before me



~~[Commissioner for Oaths or a Justice of the Peace or Solicitor]~~

# MATFEN ESTATE



DRG NO: MF 3422  
OLD REP  
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Licence No. BS 757808

Scale: 1 : 10 000

3.1.94

ORIGINAL PLAN PREPARED BY:  
**J.M. Clark & Partners**  
CHARTERED SURVEYORS  
LAND AGENTS, VALUERS, ESTATE AGENTS,  
NEWCASTLE, HEXHAM, BALTWHISTLE,  
BRAMPTON.

**Appendix 14**

**S31(6) Deposit and Statement - 2019**



## Application Form

**Form CA16****Application Form for deposits under section 31(6) of the Highways Act 1980 and section 15A(1) of the Commons Act 2006****Please read the following guidance carefully before completing this form**

1. *Guidance relating to completion of this form is available from <https://www.gov.uk/town-and-village-greens-how-to-register>. Please refer to these separate notes when completing this form.*
2. *Parts A and F must be completed in all cases.*
3. *The form must be signed and dated by, or by a duly authorised representative of, every owner of land to which the application relates who is an individual, and by the secretary or some other duly authorised officer of every owner of land to which the application relates which is a body corporate or an unincorporated association.*
4. *In the case of land in joint ownership all the joint owners must complete paragraphs 2 and 3 of Part A and complete and sign the application in Part F, unless a duly authorised representative completes and signs the form on behalf of all of the owners of the land. Paragraph 3 should be completed in full to clearly explain the capacity of each applicant e.g. trustee, landowner's managing agent, executor.*
5. *'Owner' is defined in section 61(3) of the Commons Act 2006 and section 31(7) of the Highways Act 1980 and means, broadly, a legal owner of the freehold interest in the land.*
6. *Where the application relates to more than one parcel of land, a description of each parcel should be included in Paragraph 4 of Part A and the remainder of the form should be completed to clearly identify which statement and/or declaration relates to which parcel of land. This may require the insertion of additional wording. See separate notes for further guidance. Multiple parcels of land should be clearly identified by coloured edging on any accompanying map.*
7. *Where a statement or declaration requires reference to colouring shown on an accompanying map or previously lodged map, the colouring must be clearly specified and must match that shown on the relevant map. For example, if a footpath is specified in a Part C declaration as shown coloured brown, the accompanying map or previously deposited map referred to must reflect that colouring.*
8. *An application must be accompanied by an ordnance map, or (in respect of declarations under Part C or statements under Part D of this form) refer to a map previously deposited in accordance with the Commons (Registration of Town or Village Greens) and Dedicated Highways (Landowner Statements and Declaration) (England) Regulations 2013 or (if deposited before 1st October 2013) in accordance with section 31(6) of the Highways Act 1980. Any accompanying map must be an ordnance map at a scale of not less than 1:10,560 showing the boundary of the land to which the application relates in coloured edging.*
9. *An application must be accompanied by the requisite fee – please ask the appropriate authority for details.*

10. 'Appropriate authority' means (a) in relation to a map or statement deposited or declaration lodged under section 31(6) of that Act, an appropriate council (as defined in section 31(7) of the Highways Act 1980); and (b) in relation to a statement and map deposited under section 15A(1) of the 2006 Act, a commons registration authority (defined in section 4 of the Commons Act 2006 and section 2 of the Commons Registration Act 1965). In practice, the appropriate council and commons registration authority will usually be the same body.

**PART A: Information relating to the applicant and land to which the application relates**  
**(all applicants must complete this Part)**

1. Name of appropriate authority to which the application is addressed:  
Northumberland County Council

2. Name and full address (including postcode) of applicant:  
Miss Claire Noble  
Strutt & Parker  
1-3 Oldgate  
Morpeth  
Northumberland  
NE61 1PY

3. Status of applicant (tick relevant box or boxes):

I am

- (a)  the owner of the land(s) described in paragraph 4.  
(b)  making this application and the statements/declarations it contains on behalf of *Sir Hugh Blackett Bt* who is the owner of the land(s) described in paragraph 4 and in my capacity as *Agent*.

4. Insert description of the land(s) to which the application relates (including full address and postcode):  
The Matfen Estate  
Matfen  
Newcastle upon Tyne  
NE20 0RQ

Please note satellite parcels at Ryal West Side (Grid reference NZ004749) and Fenwick (NZ054728)

5. Ordnance Survey six-figure grid reference(s) of a point within the area of land(s) to which the application relates (if known): NZ031712

6. This deposit comprises the following statement(s) and/or declarations (*delete Parts B, C, or D where not applicable*): Part B

**PART B: Statement under section 31(6) of the Highways Act 1980**

Sir Hugh Blackett is the owner of the land described in paragraph 4 of Part A of this form and shown *outlined in red* on the map accompanying this statement.

Ways shown *blue* on the accompanying map are byways open to all traffic.  
Ways shown *pink* on the accompanying map are public bridleways.  
Ways shown *orange* on the accompanying map are public footpaths.

No other ways over the land shown *outlined in red* on the accompanying map have been dedicated as highways

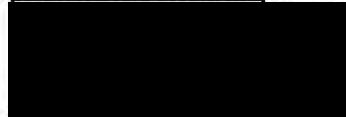
**PART E: Additional information relevant to the application**  
*(insert any additional information relevant to the application)*

**PART F: Statement of Truth**  
*(all applicants must complete this Part)*

**WARNING:** If you dishonestly enter information or make a statement that you know is, or might be, untrue or misleading, and intend by doing so to make a gain for yourself or another person, or to cause loss or the risk of loss to another person, you may commit the offence of fraud under section 1 of the Fraud Act 2006, the maximum penalty for which is 10 years' imprisonment or an unlimited fine, or both.

**I BELIEVE THAT THE FACTS AND MATTERS CONTAINED IN THIS FORM ARE TRUE**

Signature (of the person making the statement of truth):



Print full name: Claire Noble

Date: 4<sup>th</sup> June 2019

You should keep a copy of the completed form

**Data Protection Act 1998 - Fair Processing Notice**

The purpose of this Fair Processing Notice is to inform you of the use that will be made of your personal data, as required by the Data Protection Act 1998.


The appropriate authority (see explanation of definition in above guidance notes) in England is the data controller in respect of any personal data that you provide when you complete this form.

The information that you provide will be used by the appropriate authority in its duties to process applications to deposit statements, maps and declarations under section 31(6) the Highways Act 1980 and statements under section 15A(1) of the Commons Act 2006. The information you provide will also be used by the appropriate authority in its duty to update the registers in which details of such deposits are recorded under the Dedicated Highways (Registers under Section 31A of the Highways Act 1980) (England) Regulations 2007 and the Commons (Registration of Town or Village Greens) and Dedicated Highways (Landowner Statements and Declarations) (England) Regulations 2013.

The appropriate authority is required by the legislation above to maintain a register which holds information provided in this form, which can be inspected online or in person by members of the public on request. It may also be required to release information, including personal data and commercial information, on request under the Environmental Information Regulations 2004 or the Freedom of Information Act 2000. However, the appropriate authority will not permit any unwarranted breach of confidentiality nor will they act in contravention of their obligations under the Data Protection Act 1998.



The Matfen Estate



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Drawing N0388-14 Date 24.04.19

Scale 1:10,000 @ A0

**Form CA17**

**Notice of landowner deposits under section 31 (6) of the Highways Act 1980  
Northumberland County Council**

An application to deposit a Map and Statement under section 31(6) of the Highways Act 1980 has been made in relation to the land described below and shown highlighted in red on the accompanying maps.

**PLEASE NOTE:**

**This deposit may affect rights over the land described below. Deposits made under section 31(6) of the Highways Act 1980 may prevent deemed dedication of public rights of way over such land under section 31 (1) of that Act. Please see guidance at <http://www.defra.gov.uk/rural/protected/greens> for further information.**

Description of the land(s):

**The Matfen Estate, Matfen, Newcastle upon Tyne, NE20 0RQ**

Name of Parish(es) in which the land(s) is situated:

**Matfen, Corbridge, Whittington.**

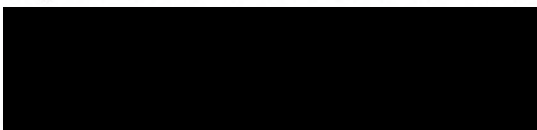
The deposit was submitted by Strutt & Parker and was received by this authority on 5th June 2019.

The authority maintains a register of maps, statements and declarations deposited under section 31A of the Highways Act 1980 and section 15B of the Commons Act 2006.

This register can be accessed online at [www.northumberland.gov.uk/default.aspx?page=16632](http://www.northumberland.gov.uk/default.aspx?page=16632) or can be inspected free of charge at the relevant address below at the times indicated below:

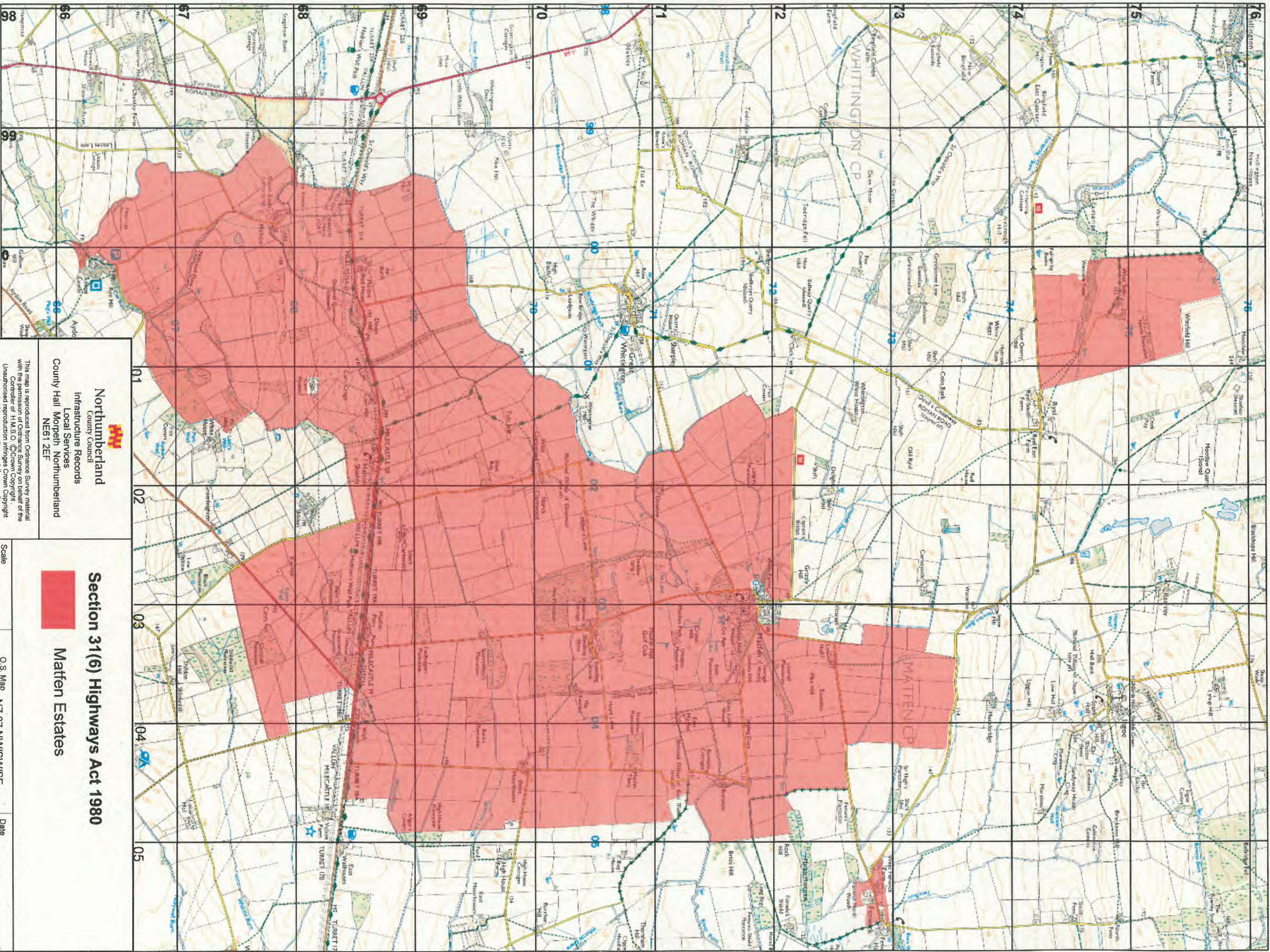
**The Section 31(6) element:** Infrastructure Records Management Team, County Hall, Morpeth, NE61 2EF (9 am to 5 pm Monday to Thursday, and 9 am - 4:30 pm on Fridays)

Signed on behalf of Northumberland County Council



Liam Henry


Legal Services Manager, Northumberland County Council, Morpeth, Northumberland, NE61 2EF  
13<sup>th</sup> August 2019



  
**Northumberland**  
 County Council  
 Infrastructure Records  
 Local Services  
 County Hall Morpeth Northumberland  
 NE61 2EF

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 Northumberland County Council  
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**Section 31(6) Highways Act 1980**

 **Matfen Estates**

Scale	1:28,000	O.S. Map	NZ 07 NW/SW/SE NZ 06 NW/ NW 96 NE	Date	June 2019
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## Application Form

## Form CA16

**Application Form for deposits under section 31(6) of the Highways Act 1980 and section 15A(1) of the Commons Act 2006****Please read the following guidance carefully before completing this form**

1. *Guidance relating to completion of this form is available from <https://www.gov.uk/town-and-village-greens-how-to-register>. Please refer to these separate notes when completing this form.*
2. *Parts A and F must be completed in all cases.*
3. *The form must be signed and dated by, or by a duly authorised representative of, every owner of land to which the application relates who is an individual, and by the secretary or some other duly authorised officer of every owner of land to which the application relates which is a body corporate or an unincorporated association.*
4. *In the case of land in joint ownership all the joint owners must complete paragraphs 2 and 3 of Part A and complete and sign the application in Part F, unless a duly authorised representative completes and signs the form on behalf of all of the owners of the land. Paragraph 3 should be completed in full to clearly explain the capacity of each applicant e.g. trustee, landowner's managing agent, executor.*
5. *'Owner' is defined in section 61(3) of the Commons Act 2006 and section 31(7) of the Highways Act 1980 and means, broadly, a legal owner of the freehold interest in the land.*
6. *Where the application relates to more than one parcel of land, a description of each parcel should be included in Paragraph 4 of Part A and the remainder of the form should be completed to clearly identify which statement and/or declaration relates to which parcel of land. This may require the insertion of additional wording. See separate notes for further guidance. Multiple parcels of land should be clearly identified by coloured edging on any accompanying map.*
7. *Where a statement or declaration requires reference to colouring shown on an accompanying map or previously lodged map, the colouring must be clearly specified and must match that shown on the relevant map. For example, if a footpath is specified in a Part C declaration as shown coloured brown, the accompanying map or previously deposited map referred to must reflect that colouring.*
8. *An application must be accompanied by an ordnance map, or (in respect of declarations under Part C or statements under Part D of this form) refer to a map previously deposited in accordance with the Commons (Registration of Town or Village Greens) and Dedicated Highways (Landowner Statements and Declaration) (England) Regulations 2013 or (if deposited before 1st October 2013) in accordance with section 31(6) of the Highways Act 1980. Any accompanying map must be an ordnance map at a scale of not less than 1:10,560 showing the boundary of the land to which the application relates in coloured edging.*
9. *An application must be accompanied by the requisite fee – please ask the appropriate authority for details.*

10. 'Appropriate authority' means (a) in relation to a map or statement deposited or declaration lodged under section 31(6) of that Act, an appropriate council (as defined in section 31(7) of the Highways Act 1980); and (b) in relation to a statement and map deposited under section 15A(1) of the 2006 Act, a commons registration authority (defined in section 4 of the Commons Act 2006 and section 2 of the Commons Registration Act 1965). In practice, the appropriate council and commons registration authority will usually be the same body.

**PART A: Information relating to the applicant and land to which the application relates**  
*(all applicants must complete this Part)*

1. Name of appropriate authority to which the application is addressed:

Northumberland County Council

2. Name and full address (including postcode) of applicant:

Miss Claire Noble  
Strutt & Parker  
1-3 Oldgate  
Morpeth  
Northumberland  
NE61 1PY

3. Status of applicant (tick relevant box or boxes):

I am

(a)  the owner of the land(s) described in paragraph 4.

(b)  making this application and the statements/declarations it contains on behalf of *Sir Hugh Blackett Bt* who is the owner of the land(s) described in paragraph 4 and in my capacity as *Agent*.

4. Insert description of the land(s) to which the application relates (including full address and postcode):

Matfen Settled Estate  
Matfen  
Newcastle upon Tyne  
NE20 0RQ

5. Ordnance Survey six-figure grid reference(s) of a point within the area of land(s) to which the application relates (if known): NZ032713

6. This deposit comprises the following declaration

Part C



**PART C: Declaration under section 31(6) of the Highways Act 1980**

1. Sir Hugh Blackett Bt is the owner of the land described in paragraph 4 of Part A of this form and shown outlined red on the map lodged with Northumberland County Council on 4<sup>th</sup> June 2019.

2. On the 4<sup>th</sup> day of June 2019 I deposited with Northumberland County Council, being the appropriate council, a statement accompanied by a map showing Sir Hugh Blackett Bt's property outlined red which stated that:

the ways shown *blue* on that map had been dedicated as byways open to all traffic

the ways shown *pink* on that map had been dedicated as bridleways

the ways shown *orange* on that map had been dedicated as footpaths

no other ways had been dedicated as highways over *Sir Hugh Blackett Bt's* property.

4. No additional ways have been dedicated over the land outlined red on the map referenced in paragraph 1 above since the statement dated *4<sup>th</sup> June 2019* referred to in paragraph 2 above other than those byways open to all traffic, bridleways, footpaths marked in the appropriate colour on the map accompanying this declaration and at the present time Sir Hugh Blackett Bt has no intention of dedicating any more public rights of way over the property.

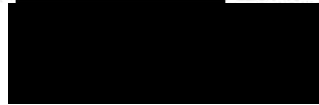
**PART E: Additional information relevant to the application**  
*(insert any additional information relevant to the application)*

**PART F: Statement of Truth**  
*(all applicants must complete this Part)*

**WARNING: If you dishonestly enter information or make a statement that you know is, or might be, untrue or misleading, and intend by doing so to make a gain for yourself or another person, or to cause loss or the risk of loss to another person, you may commit the offence of fraud under section 1 of the Fraud Act 2006, the maximum penalty for which is 10 years' imprisonment or an unlimited fine, or both.**

**I BELIEVE THAT THE FACTS AND MATTERS CONTAINED IN THIS FORM ARE TRUE**

**Signature (of the person making the statement of truth):**



**Print full name: Miss Claire Noble**

**Date: 19<sup>th</sup> August 2019**

**You should keep a copy of the completed form**

**Data Protection Act 1998 - Fair Processing Notice**

The purpose of this Fair Processing Notice is to inform you of the use that will be made of your personal data, as required by the Data Protection Act 1998.

The appropriate authority (see explanation of definition in above guidance notes) in England is the data controller in respect of any personal data that you provide when you complete this form.

The information that you provide will be used by the appropriate authority in its duties to process applications to deposit statements, maps and declarations under section 31(6) the Highways Act 1980 and statements under section 15A(1) of the Commons Act 2006. The information you provide will also be used by the appropriate authority in its duty to update the registers in which details of such deposits are recorded under the Dedicated Highways (Registers under Section 31A of the Highways Act 1980) (England) Regulations 2007 and the Commons (Registration of Town or Village Greens) and Dedicated Highways (Landowner Statements and Declarations) (England) Regulations 2013.

The appropriate authority is required by the legislation above to maintain a register which holds information provided in this form, which can be inspected online or in person by members of the public on request. It may also be required to release information, including personal data and commercial information, on request under the Environmental Information Regulations 2004 or the Freedom of Information Act 2000. However, the appropriate authority will not permit any unwarranted breach of confidentiality nor will they act in contravention of their obligations under the Data Protection Act 1998.

Form CA17

**Notice of landowner deposits under section 31 (6) of the Highways Act 1980  
Northumberland County Council**

An application to deposit a Declaration under section 31(6) of the Highways Act 1980 has been made in relation to the land described below and shown highlighted in red on the accompanying map.

**PLEASE NOTE:**

**This deposit may affect rights over the land described below. Deposits made under section 31(6) of the Highways Act 1980 may prevent deemed dedication of public rights of way over such land under section 31 (1) of that Act. Please see guidance at <http://www.defra.gov.uk/rural/protected/greens> for further information.**

Description of the land(s):

**The Matfen Estate, Matfen, Newcastle upon Tyne, NE20 0RQ**

Name of Parish(es) in which the land(s) is situated:

**Matfen, Corbridge, Whittington.**

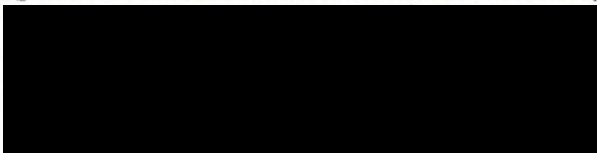
The deposit was submitted by Strutt & Parker and was received by this authority on 20th August 2019.

The authority maintains a register of maps, statements and declarations deposited under section 31A of the Highways Act 1980 and section 15B of the Commons Act 2006.

This register can be accessed online at [www.northumberland.gov.uk/default.aspx?page=16632](http://www.northumberland.gov.uk/default.aspx?page=16632) or can be inspected free of charge at the relevant address below at the times indicated below:

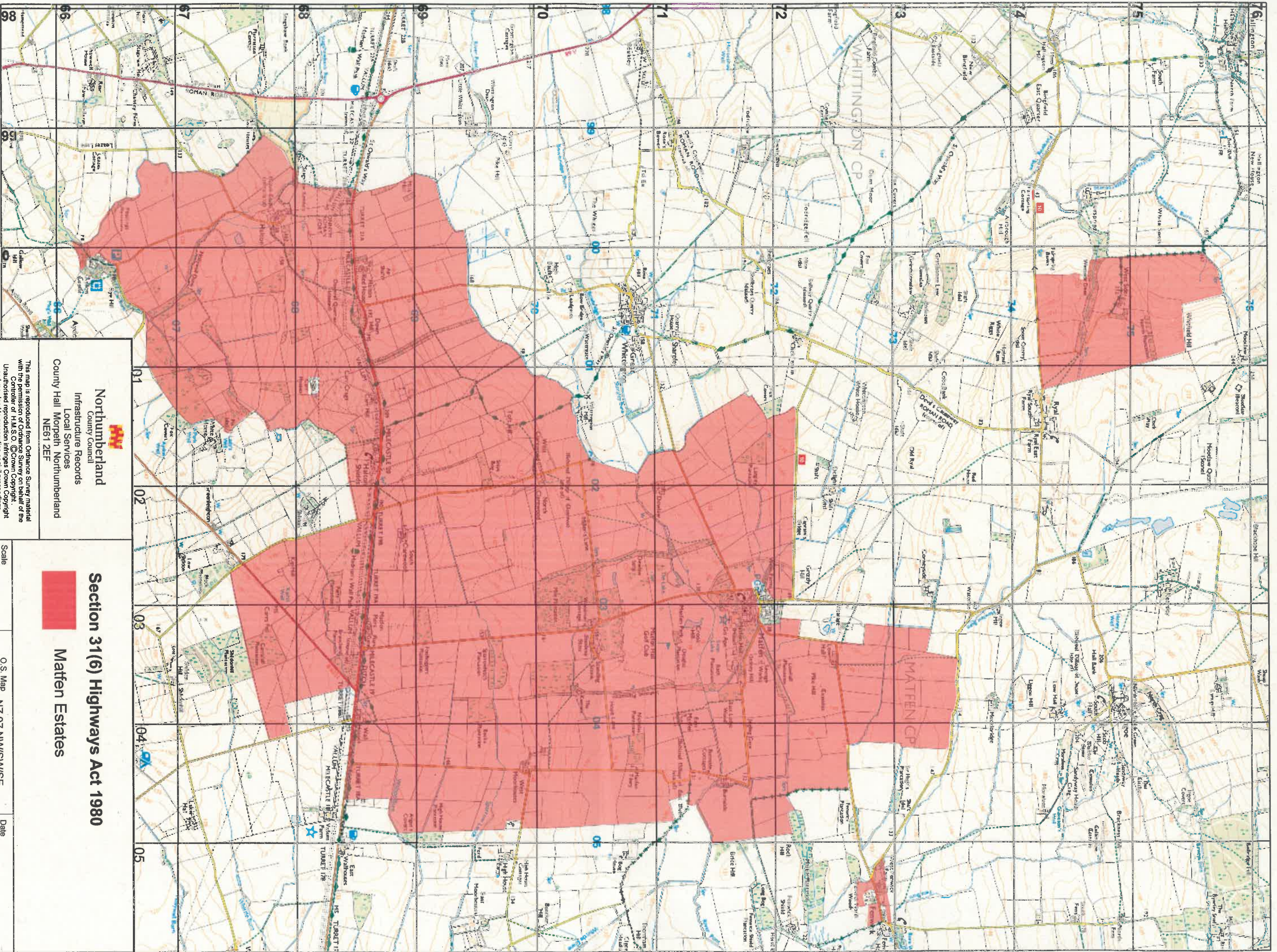
**The Section 31(6) element:** Infrastructure Records Management Team, County Hall, Morpeth, NE61 2EF (9 am to 5 pm Monday to Thursday, and 9 am - 4:30 pm on Fridays)


Signed on behalf of Northumberland County Council



Liam Henry

Legal Services Manager, Northumberland County Council, Morpeth, Northumberland, NE61 2EF  
21<sup>st</sup> August 2019




  
**Northumberland**  
 County Council  
 Infrastructure Records  
 Local Services  
 County Hall Morpeth Northumberland  
 NE61 2EF

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**Section 31(6) Highways Act 1980**


  
**Matfen Estates**

Scale	O.S. Map	Date
1:28,000	NZ 07 NW/SW/SE NZ 06 NW/ NY 96 NE	June 2019

# PHOTOGRAPHS FROM MATFEN ESTATES' CONSULTATION RESPONSE

*Private Sign – Walled Garden*



North Lodge Garden Fence



*Estate House Access Sign*



# DOCUMENTS FROM MATFEN ESTATES' CONSULTATION RESPONSE

## Walking Map New

All walks and jogging routes start from the Great Hall/East Wing Car Park. Follow the path north-east past the disused bungalow. Continue down the footpath of the Old East Drive through the wood to join the public road.....

### Walk 1 - 15 minutes and Jogging Route 1 Red Route

At the public road turn left and follow the road back to the village, turning left into the village, then left again, over a bridge and return to the hotel through the churchyard straight ahead.

### Walk 2 - 45 minutes, Black Route

At the public road turn right, after about 400 yds take the footpath into the field marked 'East Matfen 1/2'. Walk past the farmhouse, down the drive and then turn left back onto the public road. Keep on this road all the way back towards the village then turn left into the village and left again, over a bridge and return to the hotel through the churchyard straight ahead.

### Walk 3 - 1 1/4 hours, Green Route

At the public road turn right, after about 400 yds take the footpath into the field marked 'East Matfen 1/2'. Walk past the farmhouse, down the drive and then continue straight ahead onto the public gated road. Follow this road as it swings right-handed and through another gate. Continue past 2 houses then take the road to the right following this lane past the settlement of Standing Stone, note the stone which is on the left-hand grass verge. At the junction with the main road turn right towards Matfen but once through the wood take the footpath on the left which runs down the side of the golf course back towards the hotel.

### Walk 4 - 2 hours, Yellow Route

At the public road turn right, after about 400 yds take the footpath into the field marked 'East Matfen 1/2'. Walk past the farmhouse, down the drive and then continue straight ahead onto the public gated road. Follow this road as it swings right-handed and through another gate. Continue past 2 houses then take the road to the right following this lane past the settlement of Standing Stone, note the stone which is on the left-hand grass verge. At the junction with the main road turn right towards Matfen but after 50 yds take the Miller's Lane on the left signposted 'Gates'. Approx 1/2 mile down the lane take the footpath on the right signposted 'Matfen 3/4' towards Dewlaw Farm. At the junction with the public road turn right back towards the village.

### Jogging Route 2 - Brown Route

At the public road turn right. Keep on this public road continuing through the gated field, passing the two houses and then turning right towards Standing Stone. Once past this settlement turn right onto the main road back to Matfen taking the footpath on the edge of the golf course once through the wood.

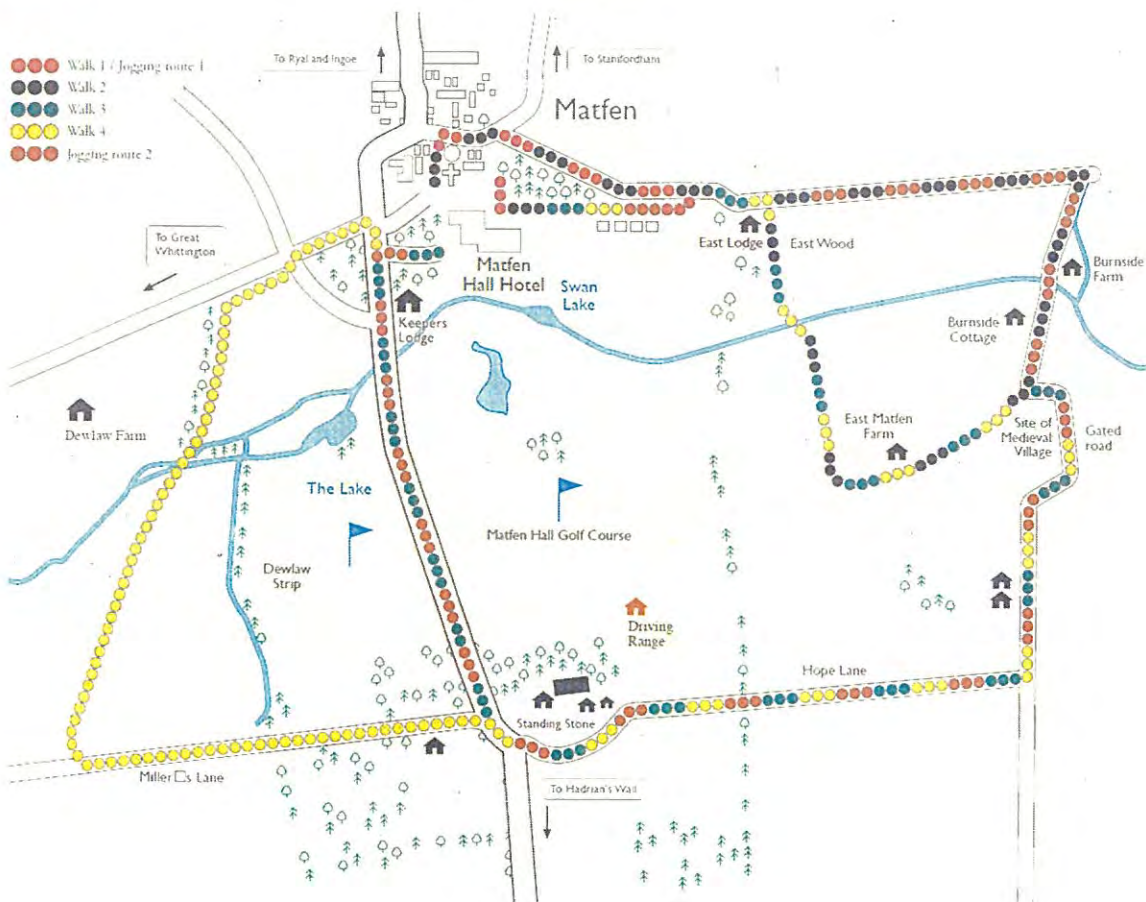


## SHORT WALKS AND JOGGING ROUTES

### PACKED LUNCH

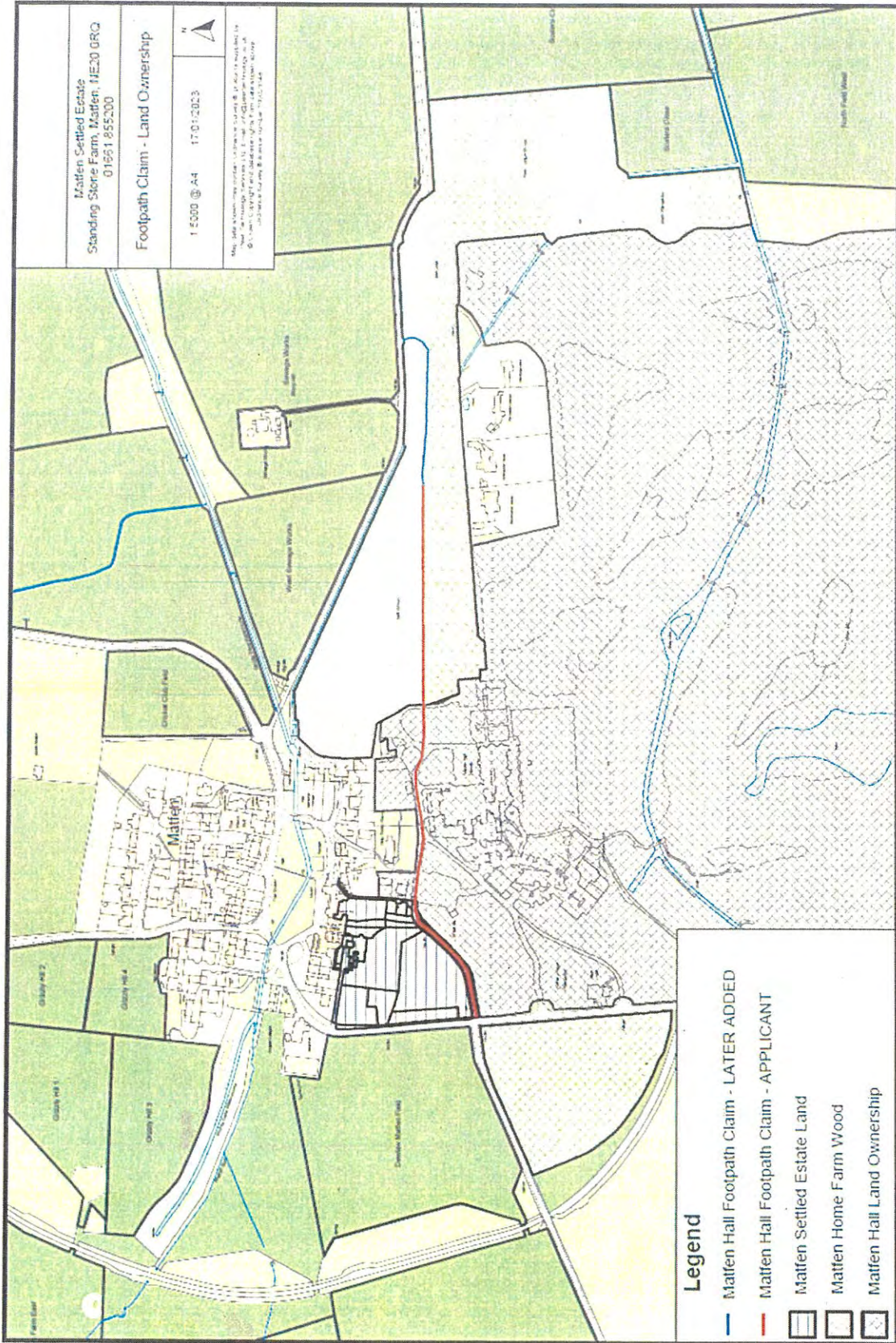
Please inform reception if you require our chef to provide you with a packed lunch.

Matfen Hall, Matfen, Newcastle upon Tyne, NE20 0RH  
Tel: 01661 886 800 email: info@matfenhall.com  
www.matfenhall.com

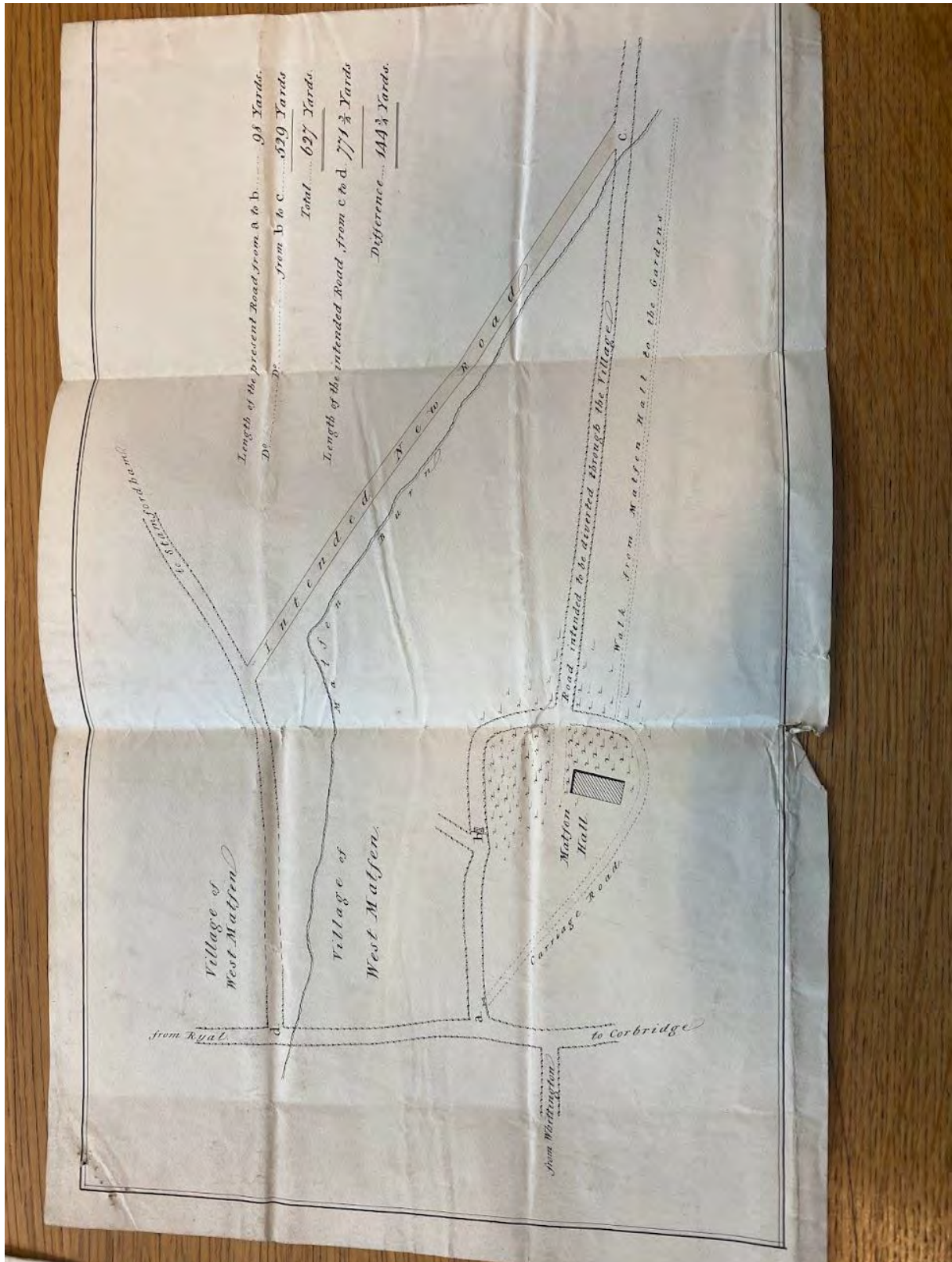




**Footpath Claim – Land Ownership**







I Dame Mary Anne Blackett of Matten Hall in the County of Northumberland Widow, Guardian of Sir Edward Blackett of the same Place Baronet, an Infant under the age of Twenty one years, to wit of the age of <sup>fourteen</sup> years or thereabouts, and as such Guardian being the Owner of the Lands described in the Plan hereunto annexed, through which that Part of one of the Branches of a certain Highway leading from the Village of Great Whittington to the Village of Stamfordham, both within the said County of Northumberland in that Part of the said Branch lying between the Northwest Gate of Matten Hall aforesaid and where Matten Burn crosses the said Branch at the Distance of about six hundred and twenty seven yards from the said Northwest Gate, is intended to be diverted and turned (in consideration of the said part of the said old Highway being exchanged and to be vested in me as such Guardian as aforesaid) do hereby consent to the making and continuing such new Highway through my said Lands. Given under my Hand and Seal the <sup>twenty seventh</sup> day of November in the Year of our Lord 1819. Mary Anne Blackett

We Henry Richmond and George Dalton Esquires two of his Majestys Justices of the Peace in and for the County of Northumberland do hereby appoint a Special Sessions for the Highways to be holden at the Crown Public House in West Mottin in the said County on Monday the Twenty ninth Day of November instant at Twelve o'Clock at Noon to take into Consideration the Propriety of diverting and turning a certain Part of one of the Branches of a certain Highway leading from the Village of Great Widdington to the Village of Stamfordham both within the said County in that Part of the said Branch lying between the Northwest Gate of Mottin Hall in the said County and where Mottin Burn crosses the said Branch at the distance of about Six hundred and twenty seven Yards from the said Northwest Gate and so as to make it more commodious to the public in lieu of a new Highway through the Lands and Grounds of Dame Mary Anne Blackett of Mottin Hall aforesaid Widow Guardian of Sir Edward Blackett of the same Place Baronet an Infant under the age of Twentyone Years to wit of the age of Fourteen Years or thereabouts and as such Guardian, owner of the said Lands, of the Length of Three hundred and ninety six Yards or thereabouts beginning near the Village of West Mottin and extending to Mottin Burn where it crosses the present Road and of the breadth of thirtythree feet or thereabouts Given under our Hands and Seals this Sixteenth Day of November in the Year of our Lord One thousand Eight hundred and nineteen.

Henry Richmond

G. D. Shafto

We whose Names are subscribed being the Justices of the Peace who have viewed the several Highways described in the Plan hereunto annexed and made an Order for diverting the old Highway and being satisfied that the new Highway therein described is properly made and fit for the Reception of Travellers do hereby order the said old Highway being of the Length of six hundred and twenty seven Yards and of the Breadth of thirty three Feet upon a medium as appears by the said Plan to be stopp'd up and the Land and Soil thereof to be by the Surveyor vested in Dame Mary Anne Blackett of Maffin Hall in the County of Northumberland Widow Guardian of Sir Edward Blackett of the same Place Baronet an Infant under the Age of Twenty one Years to wit of the Age of Fourteen Years or thereabouts and as such Guardian the Owner of the Lands adjoining thereto, and also, as such Guardian, Owner of the Lands through which the said new Highway has been made and is to be continued, for and in Exchange for the Land on which the said new Highway has been made. Given under our Hands and Seals at Heahan in the said County of Northumberland this seventh Day of December in the Year of our Lord One thousand eight hundred and nineteen

Simon Musburn

G D Hafto

Her Richmond

in  
the  
county  
of

Northumberland } Simon Newburn  
 & Henry Richmond and George Dalton Shafte  
 Esquires <sup>Justices</sup> of his Majesty's Justice of the Peace for  
 the county of Northumberland at a special Session held at  
 the Crown Public House ~~Matfen Hall~~ in West Matfen within  
 Kindale Ward in the said county on the twenty ninth day  
 of November in the year of our Lord one thousand eight  
 hundred and nineteen having upon view found that  
 a certain part of one of the Branches of a certain ~~an~~  
 Highway leading from the village of Great Whittington  
 to the village of Stamfordham both within the said county  
 in that part of the said Branch and where Matfen Burn  
 crosses the said branch at the distance of about six hundred  
 and twenty seven yards from the said North west Gate  
 and particularly described in the Plan hereunto annexed  
 may be diverted and turned so as to make it more ~~to~~  
 commodious to the public and having viewed the course  
 proposed for the new Highway in lieu thereof through the  
 lands and grounds of Dame Mary Anne Blackett of  
 Matfen Hall aforesaid Widow Guardian of Sir Edward  
 Blackett of the same place Baronet an Infant under the  
 age of Twenty one years or of the age of fourteen years  
 or thereabouts and as such Guardian owner of the said  
 lands of the length of three hundred and ninety six yards  
 or thereabouts beginning near the village of West Matfen  
 and extending to Matfen Burn where it crosses the present  
 Road and of the breadth of thirty three feet or thereabouts  
 also particularly described in the Plan hereunto annexed  
 and having received evidence of the consent of the said  
 Dame Mary Anne Blackett as such Guardian as aforesaid  
 to the said new Highway being made through her lands  
 hereinbefore described by writing under her Hand and Seal  
 we do hereby order that the said Highway be diverted and  
 turned through the lands aforesaid given under our  
 Hands and Seals the day and year first above written.

Simon Newburn

Henry Richmond

George Dalton Shafte

West Matfen Tithe Award  
1840







