

Response to objections against the registration of the parcel of land to the west of Sennings lane Romaldkirk.

The decision to apply to register this parcel of land which historically had always been known and used as part of the village green was agreed by all Parish Council members when it was disclosed that this land had been mistakenly omitted from the 1967 registration plan.

I have both lived and operated my property business from my home in Romaldkirk since 1998, initially moving to the village in 1985. The access to my home and workplace passes the land in question and in addition to this, a parcel of my land is accessed by the western entrance to Sennings Lane, situated directly adjacent to this parcel of land. As a result of living and working in the village, using the Greens for recreation such as walking of dogs, using the Post Office at the Kirk Inn until its closure and thereafter walking to the top of the village to the Post Box and generally being active in village life, I have had ample opportunity to observe what has taken place on the land on a daily basis, including both my own use and that by others. The uses to which I have seen the land put on a regular basis include dog walking, and ramblers accessing Sennings lane on a daily basis. Other activities have been covered in my previous evidence.

I understand that Mr & Mrs Webb have objected on the basis that they have never seen anybody use the land in question apart from themselves and their family. I can accept that this may be the case but would point out that the area in question is obscured from their view by a substantial wall (8 feet at an estimate) which would make the monitoring of the area virtually impossible. I would also consider that Mr Webb is in full time employment which sees him leave the village at around 7.30 Am, not returning until after 5 Pm, thus leaving a large period of time in which he could not monitor the use of the land. I would also note that Mr & Mrs Webb have provided a significant amount of evidence of their recreational use of the land, given that they do not own the land in question I

would suggest this constitutes clear and cogent evidence that parishioners have used there area for recreation.

I feel that the objections have taken an unfortunately personal note. While this is regrettable I would point out that the registration of this area protects the land abutting Mr & Mrs Webbs property, so that they too may continue to enjoy recreational use of that area. As a result of the personal nature of the objections I would hold that their content has little bearing on the true facts as supplied by the Parish Chairwoman Lesley Cutting & sworn under oath in addition to any other supporting statements by other villagers.

As a footnote, I observe that the other objectors supporting Mr & Mrs Webb's statements have not lived in the village on a permanent basis and as such may struggle to offer useful evidence of the areas use.

Gillian Carter

The Hall

Romaldkirk

The area in question was identified as part of Romaldkirk Village Green under the Law of property Act 1925 on the 30<sup>th</sup> of September 1930 by the then Lord of the Manor, Claud Snaishall.

The reason for doing this historically Romaldkirk had two fairs a year but these were horse fairs not as our present day one, things started to get out of hand with the visitors and it was decided to stop them, registering as Village Green was a means to do this.

Pictures of fairs attached and reference from the Short History of Romaldkirk.

Canon Lee registered the Village Green again in 1969 but the boundaries were miss drawn on the handmade map coursing confusion, this hadn't been picked up on until recently, but it has always been an open space freely available for residents to use as green.

We bought our property in Romaldkirk in 1976, by 78 our son had made friends with the other boys of the village of a similar age, at least a dozen at the time, some lived at Hollin Crescent and would come down the track, Sennings lane and meet up with the others at the bottom, one game was for them to race down through the mud and finish up on the green, at the time there was a bench on the corner near the Footpath signpost on the area in question.

I can remember Willam Icton sitting on the bench chatting to people and sometimes just sharpening his scythe.

After the passing of Canon Lee the management of the village green was given to the Parish Council, they bought 2 lawn mowers available for residents to use to cut the greens outside their property the large areas were taken by a local farmer for hay, this went on for a number of years until the Reverend Roy Boff , as Lord of the Manor took over the responsibilities of the Village Greens.

Reverend Boff created a committee to help him manage the greens, myself and my partner were part of this committee and held a fundraiser at our house to get funds for grass cutting contractors etc, this stayed in place until Reverend Derek Dalton handed the Village Greens back to the Parish Council in 1997.

I joined the Parish Council then so I could still be involved in the care of the greens.

I was a member of the Parish Fair committee from the 80's, I mainly organized the Fancy Dress Parade and putting up the Bunting, I made new bunting to go around the village, with Health and Safety issues the fair was focused to the Lower Green, the bunting hung around the trees and tied off at the Footpath sign on the green outside Rose Stile but this disappeared mysteriously 2010?? But can be clearly seen on Google street view 2009.

The Fancy Dress parade meat outside the Reading Rooms to be judged then walk along Sennings Lane to the Lower Green, it is quite common to see people stood on the area of green in question applauding,

taking photos, this area lends itself most suitable as it is wider and slightly elevated- a perfect open space to spectate more so then earlier parts which are very narrow or there are cars parked.

I am concerned that since the application was made public there have been wheelie bins, garden waste bags and cars parked on the Green area plus several conifer trees planted which in time will obstruct access to the track, highway and green area, I feel the area would be best cared for as part of the Village Greens and under the protection, management, Public Liability cover etc the Parish Council has in place.

With regards to the slanderous accusations made in Mr and Mrs Webbs statement I am aware they have CCTV cameras up and down the Public Foot path surely that would show me poisoning plants? Which I most certainly didn't.

I hadn't been aware how extensive their surveillance was at the front and I'm not sure if that meets the guidelines set on the GOV.UK website but that isn't relevant to this matter.

I would say it was impossible, even with the CCTV, to say nobody had made use of this area, their boundary wall is at least 6 foot then with the shrubs growing up and over at least 7 foot, I'm 5' 3" children less? I've chatted to people at Rose Stile's gate, many of the team have been on it when setting up the Fair, there has been signs there for the Open gardens and other events.

With regards to the Bonfire Night, it became a victim of it's own success, so many people coming from surrounding area for the free event, the village was mobbed with people and cars, the bonfire and fireworks were on Low Green the top, west, end was cordoned off for H&S sake, an awful lot of spectators were in the area it was inevitably people stood in front of Hall cottage, Rose Stile round to the Kirk it would be impossible to say who was or wasn't stood where people were milling about all over.

Lesley Olivia Jane Cutting

Romaldkirk Parish Council Chair.

James Bayles were rogues and thieves. In 1714 John Bainbridge appeared before the court to confess that he "did misbehave in meddling with and talking to a witness while he did give his evidence in a case there and that upon being reproved by the Steward gave ill language contrary to the behaviour that became (him) in that place." Numerous bye-laws clarified the regulations of the agricultural community: fining "any person for the future stopping and retracing watercourses" 2s. 6d.; "any person neglecting to cut ditch and scour their hedges against the high roads" 10s. 6d.; "any person that suffers his swine or pig to go into the Townstreet of Romaldkirk on Sundays" 6s. 8d.; "persons that keep scabbed horses upon the Town Moor" 10s. 6d.

Romaldkirk School was destroyed by fire in 1875 and a new school with two cottages for the master and mistress erected later. Outstanding scholars could go to Bowes School where there was a Scholarship to Cambridge. There were also private schools in the village. About 1815 Mr. Wright had a private school in Black Moor Lane, where pupils were entered as young as seven years old. There was also Mr. Simpson's school at Wodencroft which must have given a sound education. The great anti-Corn Law and Radical, Richard Cobden, is supposed to have spent some time there. Of three Helmer brothers who were educated there about 1819, two became doctors and were among the earliest medical students at University College, London, while the third became a solicitor. In 1819 the fees for a nine-year-old child (Thomas Helmer) were £4 4s. 0d. per half-year, with 17s. for books, quills and ink, and 3s. for cyphering and spelling books.

The Village Green played an important part in the life of the village in those days. References are made to a Maypole being set up at 9.00 a.m. on September 7th, 1770, and again in 1793. Toby Tree (a large tree on the village green), named after Tobias Bayles who died about 1652, was used for pinning up important notices. A great attraction in the 19th century was the Village Fair held for one day twice a year in April and October. The caravans came from Brough Hill fair and pitched on the Low and Middle Greens. Opposite the "Rose and Crown" there were stalls with all kinds of goods for sale, including a popular toffee called "cure all." Horses on leading reins ran up and down the road to show off their points. Hurdles were put up on the Middle Green and from Toby Tree to Rose Stile for sheep pens. It was necessary for some of the houses to fasten their gates with rope to prevent the animals getting into the gardens especially on Top Green where the cows used to put their heads over the garden gates. In the 20th century the occasion seems to have been jeopardized by the gypsies and the fair was stopped in 1930.

The poor of the parish were catered for in the Almshouses or Hospital established by the will of William Hutchinson, Esq., dated September 30th, 1693. This made provision for six poor people to have accommodation provided that they came from villages within the Parish; were of the Protestant religion; attended Church on Sundays;



My name is Trevor Addison, I am a retired auctioneer and farmer, having lived most of my life in Romaldkirk, farming land to the north and south of the village.

Since retiring I catch moles for the Parish Council on all greens within the village -

Romaldkirk is a busy village with being on the Teesdale way, many walkers stopping to rest or a picnic on the greens.

Several big attractions are held in the village each year which attract a considerable amount of people utilizing all the village greens to full.

Over the last twenty years I have seen people from the village and walkers using the land (land to west of Sennings house) for recreational use.

To the best of my knowledge this parcel of land has always been part of the village greens and used accordingly.



THE OAKS  
ROMALDKIRK,  
BARNARD CASTLE  
CO. DURHAM DN2 9EH.

18/2/2017

Lieutenant Colonel D M F Singer  
Beckwath  
Low Green  
Romaldkirk  
Barnard Castle

Clerk of the Parish  
Romaldkirk Parish Council  
Romaldkirk  
Barnard Castle

17 February 2017

Dear Madam,

**GRASSED AREA WEST OF SENNING'S LANE ENTRANCE: RECOGNITION AS VILLAGE GREEN**

I am writing in support of the recent application to establish the above mentioned area as recognised "Village Green". Given its location out with the boundaries of adjacent properties as well as its obvious identification both historically and through current usage as part of the Village Green known as "Low Green", I would have expected such recognition to be beyond doubt.

I personally have walked my dog over this area since my arrival in the village 18 months ago - as have others - without let or hindrance as, both by its appearance and its continuity with the area of Village Green to the east of the Senning's Lane entrance, its identification as Village Green patently logical. Furthermore, the formal recognition of this grassed area, as Village Green, would seem to me to ensure the protection and common utility of this area without in any way adversely affecting those living in adjacent properties.

Yours faithfully,

*{signed on original}*

Lt Col D M F Singer  
MB, ChB, MSc, FRCS, MRCGP, Dip CS, RAMC

Sunnybank  
Romaldkirk  
Barnard Castle  
DL12 9DZ

To whom it may concern

We wish to give support to the Parish Council in their application to register the area of green in front of Rose Stile as village green as I have assumed it was all my life.

My family are from Romaldkirk and as a girl I would spend time with my maternal Grandmother who lived in April Cottage, south side of Low Green, the village with it's large area of greens it was a lovely place to play safely.

When my mother's health deteriorated, she wanted to come back to the village, they bought Sunnybank Farm, my own daughter Racheal would come and stay with them again enjoying the village like I did and playing with the other children, which at that time were quite a lot compared to now and mainly boys, there was always someone about winter or summer. The popular place was on the lower greens away from the traffic, they were all over the place playing tag, piggy back fights, hide and seek especially on a Friday evening there could be 12 to 15 young teenagers just larking about enjoying themselves, some came down Sennings Lane from Hollin Crescent and they would meet up at the bottom to make plans, I always knew they were safe there.

After my father passed away I inherited their house and have now lived here some 30 years I regularly drive around the village with my husband and we are concerned with the mess that has appeared on what we have always regarded as village green and used by myself, my daughter and her friends and other the villagers a such, that's why we are happy to support the Parish Council in this.

Yours sincerely

Mr and Mrs F Marshall



The Rectory  
Water Gap  
Romaldkirk  
Barnard Castle  
DL12 9EE

19 February 2017

Dear Sir,

**Romaldkirk Parish Council application to formally register land in front of Rose Stile  
Cottage as village green**

With regard to the above application I would like to add my support to the above application. As a resident since 2012 I have always assumed the open green areas within the village to be village green owing to the use by all residents of these areas. As a result, it seems sensible for it to be formally registered by the Parish Council (PC) to ensure continuity of its use by residents and visitors alike.

The land is maintained by the PC and used by villagers during annual events, including the traditional fete that is held each year in August. The main stalls are set up on the lower green so this additional land area for participants and observers alike is always walked upon. Additionally, I have myself, and observed others, crossed it directly as it is directly adjacent to Sennings Lane public footpath and bridleway which is highly popular with walkers and dog walkers alike.

The PC has always ensured the lands in the village are properly maintained and I am therefore content this piece of land when registered will remain in good hands.

Kind Regards

Joanne Nixon

**Jill Errington**

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**From:** [redacted]  
**Sent:** 19 [redacted], 2017/ 21:36  
**To:** Jill Errington  
**Subject:** Fwd: Village Greens - Romaldkirk

Sent from my iPhone

Begin forwarded message:

**From:** Charles Goodall <[redacted]@[redacted].uk>  
**Date:** 10 [redacted]  
**To:** "[redacted]"  
**Subject:** [redacted]

**To whom it may concern**

I write to confirm that I lived in the village of Romaldkirk between 1982 to 1986.

During my residency, I had a business cutting lawns in the village. At the time, a number of the properties in the village were used as holiday homes and I used to maintain the lawns outside the holiday periods.

One of my clients were the Mason family who lived at Rose Style Cottage but lived abroad, returning during the holiday periods. I was employed to cut the garden to the rear of the property, the front garden (which enclosed by a stone wall) and the open land between the road and the wall, which was regarded as part of the Village Green.

At the time, the open land had a wooden bench next to the Mason's boundary wall and a public footpath sign near the road pointing to Sennings Lane). My role for the open land was to remove rubbish often left by walkers near the bench, remove dog muck, cut the grass and trim the grass around the base of the sign. In those days there was no Village green management and owners of properties assumed responsibility for maintaining areas of land in front of the property and also there was no responsibility of dog walkers to tidy after their dogs. This particular area of green was used as a short cut towards Sennings lane from the middle of the village so was in frequent use and required regular tidying.

The public access was acknowledged by the Masons and it was for this reason, my role extended for this piece of land extended beyond grass cutting.

Given the land has remained open in nature and there has been unrestricted public access for over 30 years (and I believe many years before hand) , I don't believe there is any doubt that it forms part of Romaldkirk Village Greens.

I understand management of Village greens has been passed to the Parish Council who are looking to record all the areas which form part of the Village Green for maintenance and insurance purposes. I hope that my past involvement helps to provide some clarity on the correct boundaries of Village Green.

Regards

Charles Goodall

Charles Goodall MRICS  
Director



**Jill Errington**

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**From:** Gillcarter3  
**Sent:** 19 February 2017 21:35  
**To:** Jill Errington  
**Subject:** Fwd: Land Registration - West of Sennings Lane

Sent from my iPhone

Begin forwarded message:

**From:** sarah wall <[redacted]>  
**Date:** 19 February  
**To:** Gillian Carter 3  
**Subject:** Land Registration - West of Sennings Lane

To whom it may concern,

I lived all my childhood in Romaldkirk on the family farm at the bottom of the village (Low Green Farm) and returned as an adult in 2010 to raise my own children here. One of the most wonderful things about the village is the amount of open and communal space.

I am therefore in full support of the parish registering the land to the west of Sennings lane. I have walked my dog and children down that lane for many years and often walk over and play on that area. I believe it should be registered as parish land so villagers can enjoy it for years to come.

Kind Regards  
Sarah Wall



**Jill Errington**

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**From:** Gillcarter:  
**Sent:** 19 February 2007  
**To:** Jill Errington  
**Subject:** Fwd: Romaldkirk Village Greens

Sent from my iPhone

Begin forwarded message:

**From:** Wally Walton  
**Date:**  
**To:** "  
**Subj:**

**FAO Durham County Council**

I have lived in the village of Romaldkirk for over 20 years now. I have a small cottage right in the middle of the village surrounded by the village green. As our house backs onto the Church, we..... in fact have no garden or outside space, so we consider the village green our garden. When we first moved here our children were small, so they spent many an hour playing on the greens around the village. I now have a dog and walk most days down Sennings Lane... the green to the west of the lane, in front of Rose Stile and Rose Stile Cottage I certainly would assume were part of the village green.

Yours sincerely

Mrs Alison Walton

The Shielling

Romaldkirk

Barnard Castle

**Jill Errington**

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**From:** Gillcarter  
**Sent:** 19 February 2017 21:35  
**To:** Jill Errington  
**Subject:** Fwd: Romaldkirk Village Greens

Sent from my iPhone

Begin forwarded message:

**From:** " [redacted] <[redacted]@o.uk>  
**Date:** 19 February 2017 at 21:02:26 GMT  
**To:** [redacted] <[redacted]@om  
**Subject:** Romaldkirk Village Greens

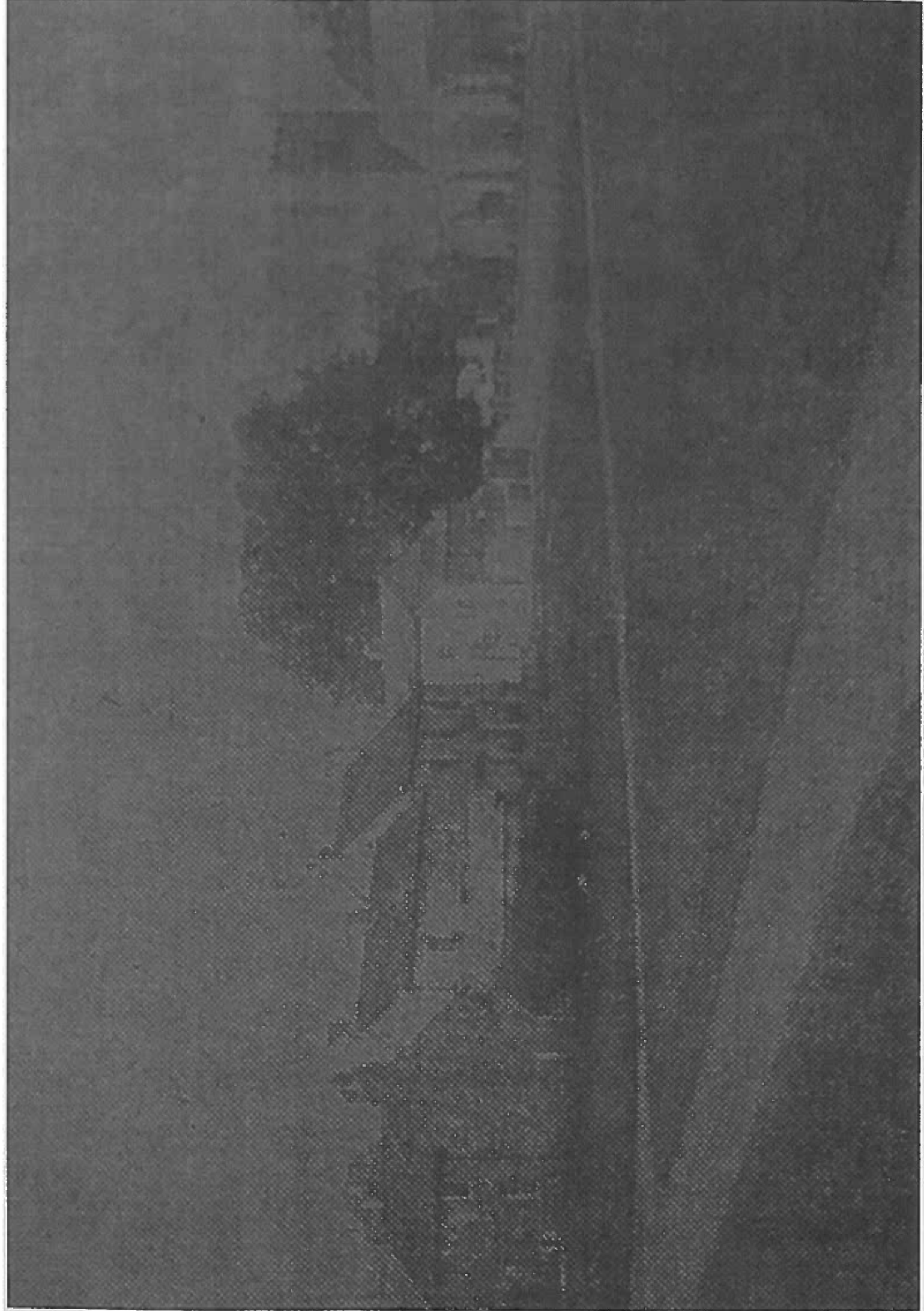
FAO Durham County Council

My wife and I have lived in Romaldkirk for over 30 years. Although we have a lovely garden we regularly stroll around the village greens. I have always kept active doing a lot of walking and walk my daughters dog every day. I regularly walk down Sennings Lane and walk over the green area to the west of the lane which I have always considered to be part of the village greens.

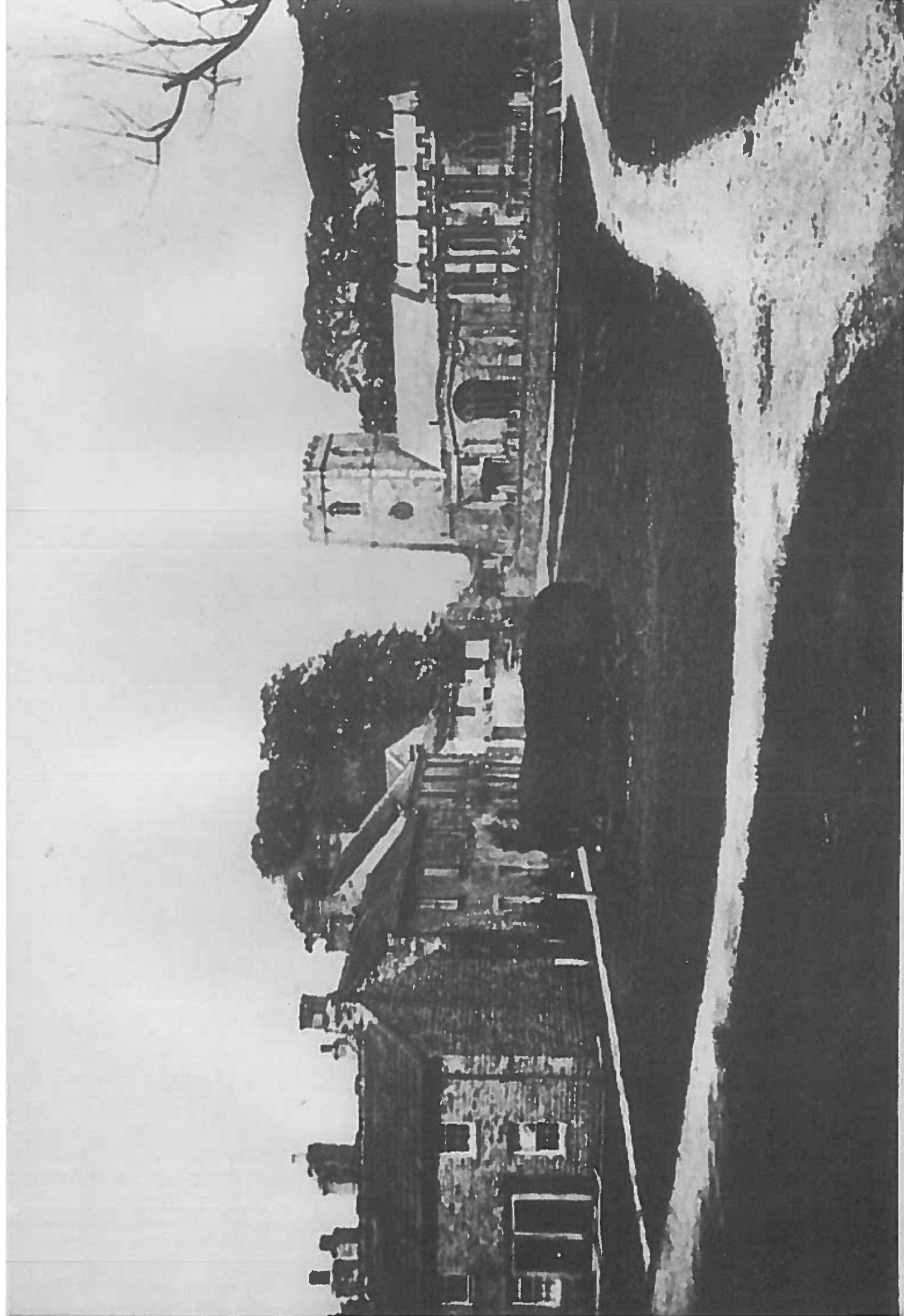
Regards,

Mr. N. E. Bond  
Greenholme  
Romaldkirk  
Barnard Castle



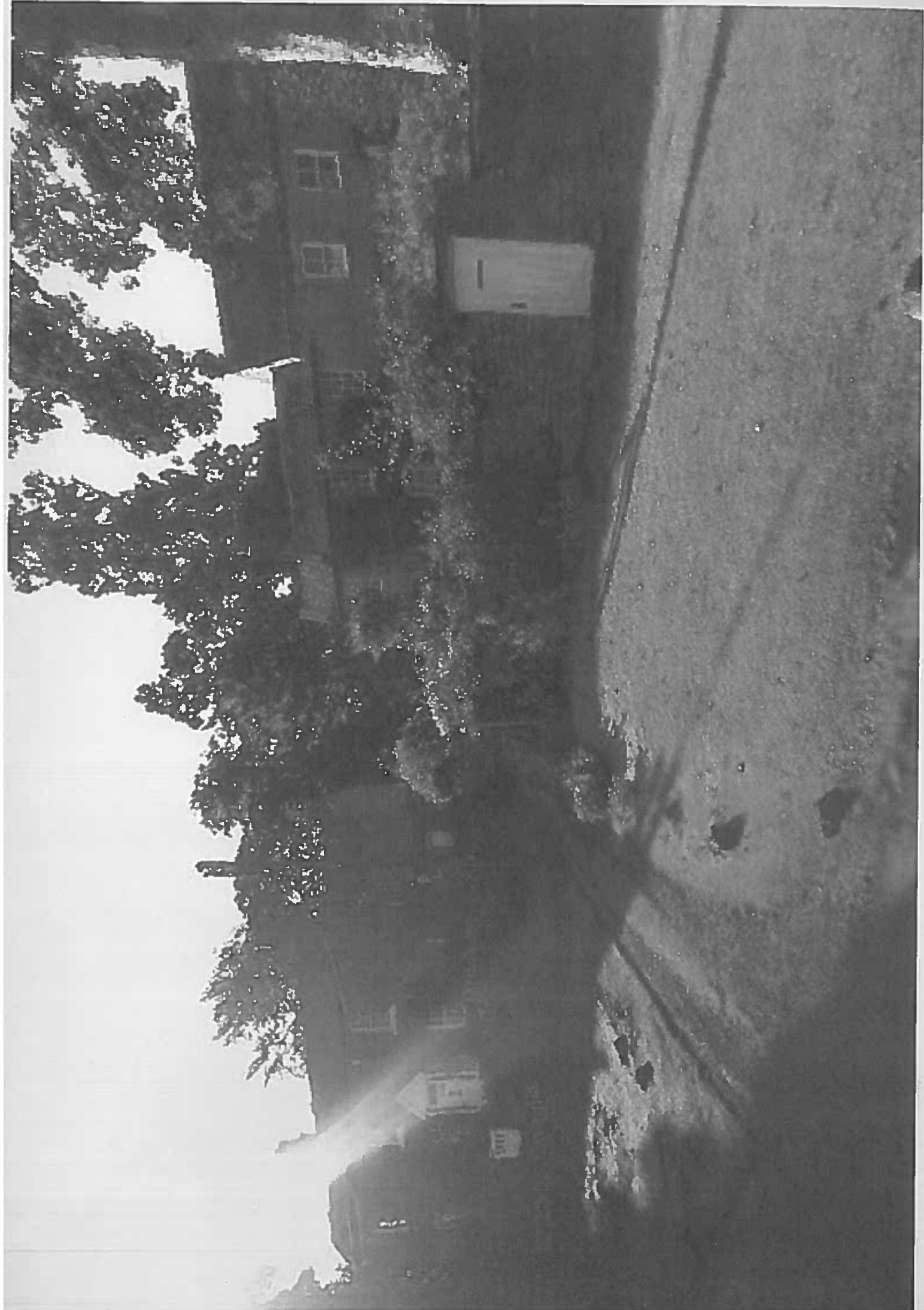


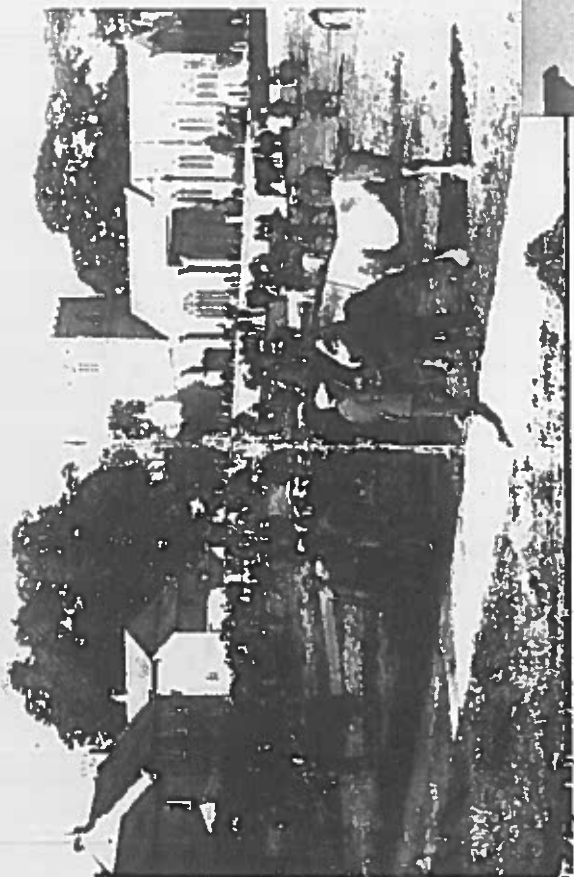




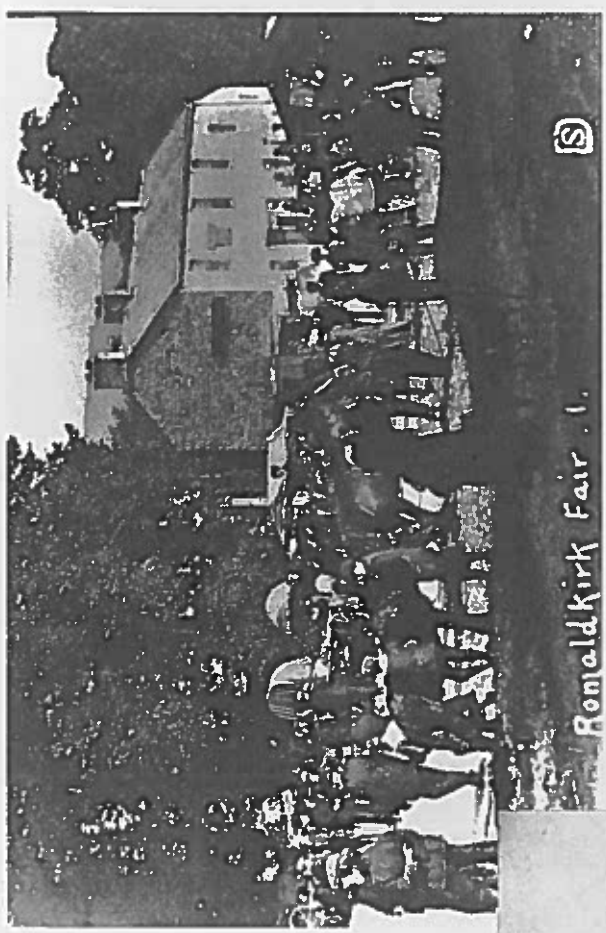
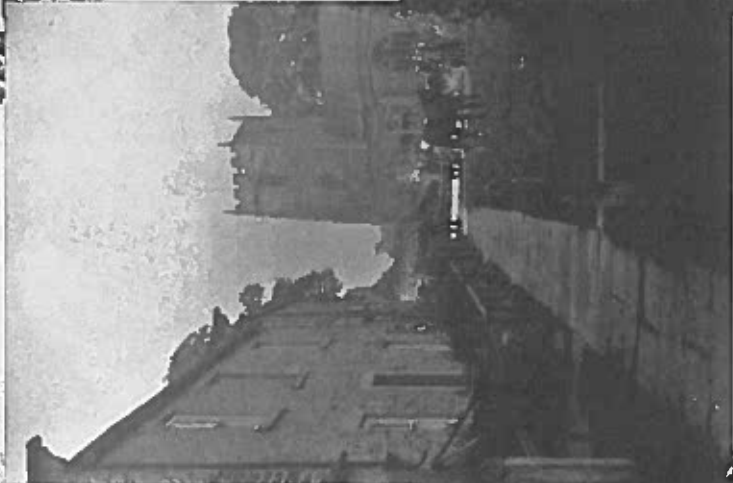








New Town  
 1861  
 Ronald Kirk Fair



Ronald Kirk Fair

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