

DEPOSIT OF STATEMENT AND MAP

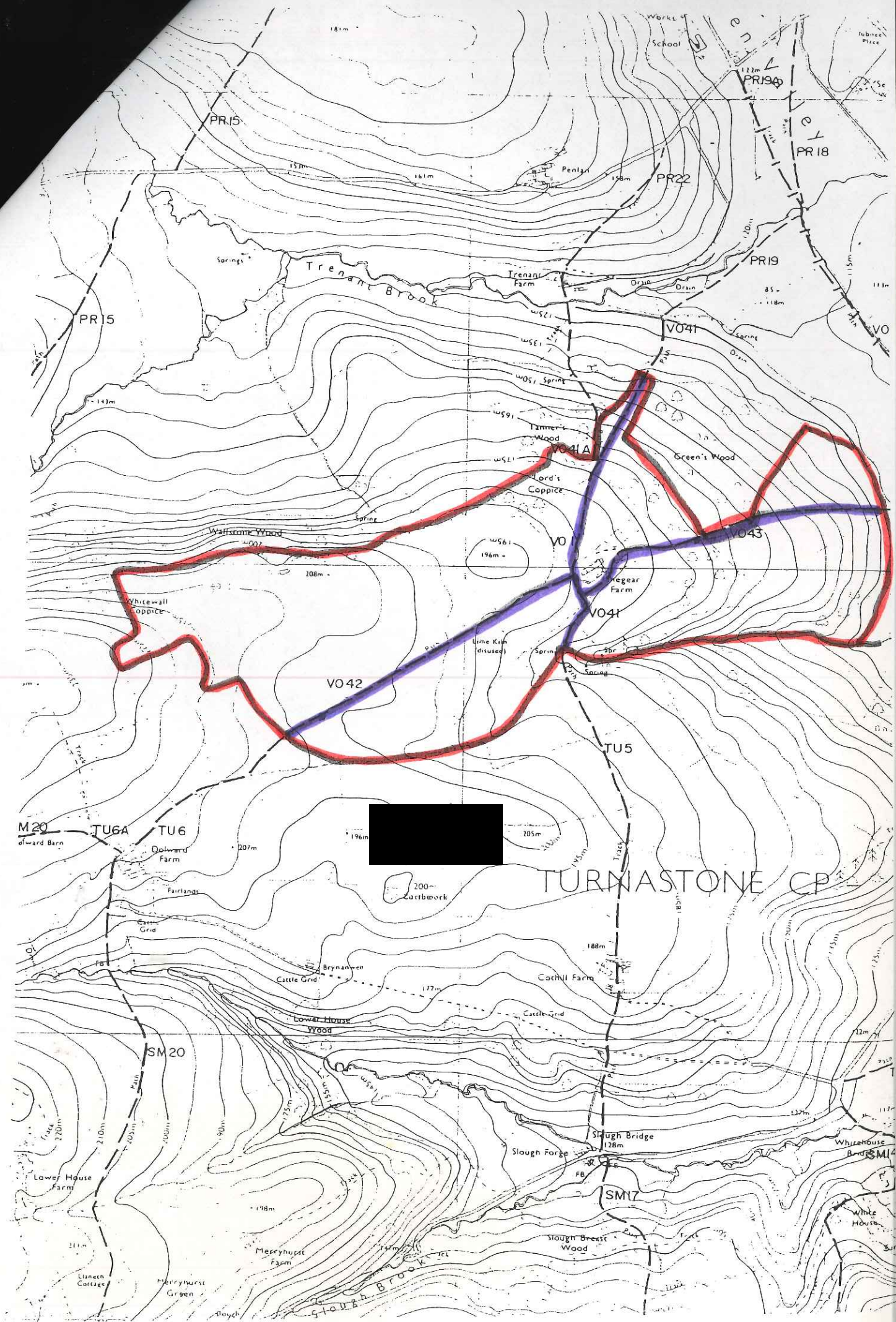
SECTION 31 (6) OF THE HIGHWAYS ACT 1980

TO: Herefordshire Council, Public Rights of Way, Queenswood Country Park, Dinmore Hill,
Leominster, Herefordshire HR6 9OY

1. **I RICHARD PERCY JAMES** of Poston Court Peterchurch Herefordshire am and have been since 19 September 1990 the joint owner with my brother **WILFRED PRYCE JAMES** and since 27 June 1997 with my brother **WILLIAM THOMAS JAMES** of the land known as Shegaer Farm more particularly delineated on the map accompanying this statement and thereon edged red. I am duly authorised to deposit the Statement by my brothers as aforesaid.
2. The aforementioned land lies in the Parish of Vowchurch
3. The ways coloured purple on the map have been dedicated as footpaths
4. No other ways over the land have been dedicated as highways
5. The deposit shall comprise this statement and accompanying map.

Signed..... [REDACTED]
RICHARD PERCY JAMES
DATE 11 DECEMBER 2009

Signed (witness) [REDACTED]
Name of witness HANNAH M. LEWIS
Address 18, CASTLE STREET
HATTON WYE, HERFORD
Occupation TRAINEE SOLICITOR



STATUTORY DECLARATION
SECTION 31(6) OF THE HIGHWAYS ACT 1980

I RICHARD PERCY JAMES of POSTON COURT PETERCHURCH HEREFORD DO SOLEMNLY AND SINCERELY DECLARE as follows:

1. I am and have since 30 March 1995 been joint owner with my brothers **WILFRED PRYCE JAMES** and **WILLIAM THOMAS JAMES** of the land known as Poston Court and Pentwyn Lands Peterchuch more particularly delineated on the map accompanying this Declaration and thereon edged red and in addition myself and my brothers have occupied the land shown coloured yellow on the attached plan marked "RPJ1" since 30 March 1995. I am duly authorised to make this statement on behalf of my brothers as aforesaid.
2. On the 28 day of May 1997 I together with my brothers **WILFRED PRYCE JAMES** and **WILLIAM THOMAS JAMES** deposited with Hereford and Worcester County Council, being the appropriate Council, a Statement accompanied by a map delineating my property by red edging which stated that the ways coloured green on the map accompanying this Declaration had been dedicated as bridleways and the ways coloured purple on the said map and on the map accompanying this Declaration had been dedicated as footpaths and no other ways have been dedicated as highways over my property.
3. No additional ways have been dedicated on the land edged red on the map accompanying this Declaration since the Statement dated 28 day of May 1997 referred to in Number 2 above other than those bridleways and footpaths marked in the appropriate colour on the map accompanying this Declaration and at the present time I have no intention of dedicating any more public rights of way over my property.
4. It is my belief that although footpath number V043 is and has previously been incorrectly shown on the Definitive Map between the points marked "A" and "B" on plan "RPJ1", the route of V043 shown would need to scale two stone walls; the front wall measuring not less than 4 feet in height and the back wall measuring not less than 6 feet in height, which were in existence prior to the preparation of the Definitive Map and have remained continuously in existence until the present day. There is now produced and shown to me and marked "RPJ2" a copy of the photograph contained in a set of 1912 Auction Sale

Particulars for Poston Court which indicate that at least one of the walls was in existence at that time.

5. The possibility of a diversion or modification has been under negotiation with the Hereford and Worcester County Council (now Herefordshire County Council) since October 1997. A plan on which there is shown coloured green the route of an informal diversion agreed with the Herefordshire County Council Footpaths Officer is now produced and shown to me and marked "RPJ3".
6. There is now produced and shown to me and marked "RPJ4" a notice which I erected in 1997 to inform users that the use of the part V043 was in dispute between points A and B on the plan "RPJ1".
7. Following discussions with a footpath officer called Miss Lisa Hughes at the Hereford and Worcester County Council the alternative path shown coloured green on the plan now produced and shown to me and marked "RPJ3" has been used by the user groups on a permissive basis since 1997 up until the present day.

AND I MAKE this solemn declaration conscientiously believing the same to be true and by virtue of the Statutory Declarations Act 1835

Declared by the said)
)
RICHARD PERCY JAMES)
)
at *Hay on Wye*)
)
in the County of *Powys*)
this *11th* day of *December 2009*)



Before me 
Solicitor/Commissioner for Oaths

This is Exhibit "RPJ1"
referred to
in the Statutory Declaration of
RICHARD PERCY JAMES

Declared this 11th day of December 2009

Before me



Solicitor/Commissioner for Oaths

The Woodland Davies Partnership LLP
Solicitors
18 Castle Street
Hay-on-Wye
Hereford
HR3 5DF
(EAD.HML.J0171003)



This is Exhibit "RPJ2"
referred to
in the Statutory Declaration of
RICHARD PERCY JAMES

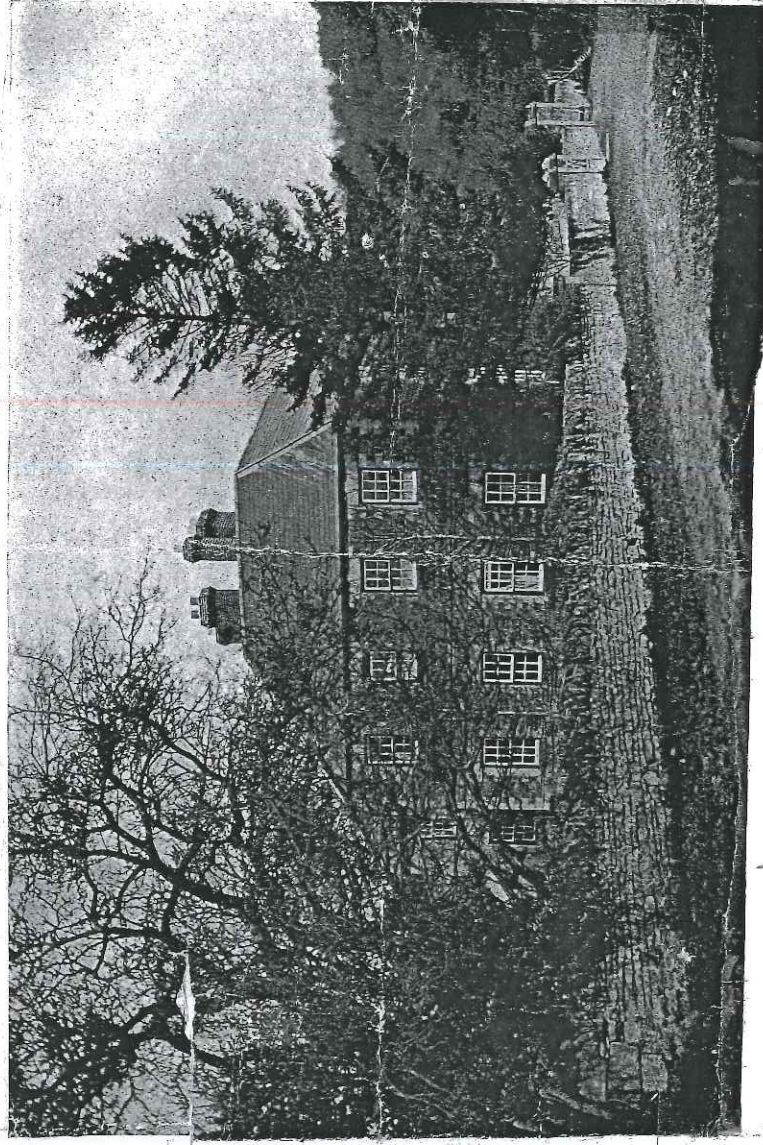
Declared this 14th day of December 2009

Before me



Solicitor/Commissioner for Oaths

The Woodland Davies Partnership LLP
Solicitors
18 Castle Street
Hay-on-Wye
Hereford
HR3 5DF
(EAD.HML.J0171003)



"Poston Court" Farm House.

THE HOMESTEAD BUILDINGS

comprise:—Good brick built and slated Granary, with Cellar under; Trap House Stable for Five, Loose Box, and Cider Mill.

QUAINT OLD CIRCULAR PIGEON TOWER built of brick, fitted with nests built in the walls, very useful as a Lamb House or Wood store; stone built and slated Open Cattle Shed and Yard, Cart-House Stable for Five, and Loose Box.

Timber built and slated Range of Two-bay Barn with flag floor; Cattle Shed for Fourteen, with feeding gangway, Calving Pen, Chaff House and Root House.

Well placed on the upland portion of the Farm are

A SET OF USEFUL BUILDINGS

and

Pair of Roomy Cottages

formerly a separate Farm House and Homestead known as

"SHEGEAR"

NOTE.—This portion of the Lot could readily be let off with these Buildings if desired; and form a compact holding.

THE OLD FARM HOUSE

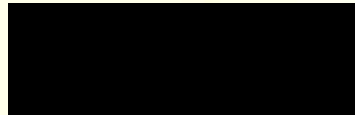
(Now two Cottages), is stone built with stone tiled roof, and contains on one side: Two Living Rooms, Back Kitchen and Lumber Room; and on the other: Living Room, Three Bed Rooms, Out-house, Covered Implement Shed and Wood House. The Buildings of stone and brick, comprise Barn, Cart Horse Stable for Six; Two Calving Pens, Root House, old Barn, French Barn and Chaff House, Granary, Extensive Open Cattle Shed or "Boosey," with two fold yards; Cart Shed.

'RPT2'

This is Exhibit "RPJ3"
referred to
in the Statutory Declaration of
RICHARD PERCY JAMES

Declared this 11th day of December 2009

Before me



Solicitor/Commissioner for Oaths

The Woodland Davies Partnership LLP
Solicitors
18 Castle Street
Hay-on-Wye
Hereford
HR3 5DF
(EAD.HML.J0171003)

"RPT3"



PUBLIC FOOTPATH
 PUBLIC BRIDLEWAY
 BYWAY OPEN TO ALL TRAFFIC



**LOCATION PLAN -PERMISSIVE PATH
FROM VO88 TO JUNCT TO VO45 & VO 46**



SCALE 1:2500

Herefordshire Council
 Public Rights of Way
 PO Box 41
 Leominster
 HR6 02A
 Tel.: (01432) 260000
 Fax.: (01432) 260579

© Crown copyright. All rights reserved (100024166) (2008)
 This information is based on that currently available to the County of Herefordshire District Council from the Definitive map and Statement and other public records.
 It is given on the strict understanding that neither the Council nor any of its officers will be responsible for the accuracy of this information or accept any liability whatsoever for any error or omission therein for any loss or damage arising from interpretation or use of the information supplied. The inquirer should rely on the results of their own investigations.

This is Exhibit "RPJ4"
referred to
in the Statutory Declaration of
RICHARD PERCY JAMES

Declared this 17th day of December 2009

Before me



Solicitor/Commissioner for Oaths

The Woodland Davies Partnership LLP
Solicitors
18 Castle Street
Hay-on-Wye
Hereford
HR3 5DF
(EAD.HML.J0171003)

RPT-4

NOTICE


THE PUBLIC FOOTPATH THROUGH POSTON COURT FARM IS IN DISPUTE. UNTIL THIS DISPUTE IS RESOLVED HEREFORD AND WORCESTER COUNTY COUNCIL AND THE OWNERS HAVE AGREED THAT AN ALTERNATIVE ROUTE SHOULD BE PROVIDED.

PLEASE DO NOT GO THROUGH THIS GATE BUT TURN LEFT AND FOLLOW THE WAYMARKED ROUTE THROUGH THIS FIELD AND THROUGH THE GATE IN THE CORNER OF THE FIELD. GO OVER THE BRIDGE AT THE END OF THE FARM ROAD WHICH LEADS YOU ON TO THE PUBLIC BRIDLEWAY : THEN TURN LEFT FOR VOWCHURCH, RIGHT FOR PETERCHURCH OR GO STRAIGHT ON TO JOIN THE FOOTPATH TO SHEGEAR FARM .

THANK YOU FOR YOUR COOPERATION.

The owners do not intend to dedicate a public right of way along this alternative route

R James
Poston Court Farm



STATUTORY DECLARATION

SECTION 31(6) OF THE HIGHWAYS ACT 1980

I RICHARD PERCY JAMES of POSTON COURT PETERCHURCH HEREFORD DO SOLEMNLY AND SINCERELY DECLARE as follows:

1. I am and have since 19 September 1990 been joint owner with my brother **WILFRED PRYCE JAMES** and since 27 June 1997 with my brother **WILLIAM THOMAS JAMES** of the land known as Shegaer Farm Peterchurch more particularly delineated on the map accompanying this Declaration and thereon edged red. I am duly authorised to make this statement on behalf of my brothers as aforesaid.

2. On the 28 day of May 1997 I together with my brother **WILFRED PRYCE JAMES** deposited with Hereford and Worcester County Council, being the appropriate Council, a Statement accompanied by a map delineating my property by red edging which stated that the ways coloured green on the map accompanying this Declaration had been dedicated as bridleways and the ways coloured purple on the said map and on the map accompanying this Declaration had been dedicated as footpaths and no other ways have been dedicated as highways over my property.

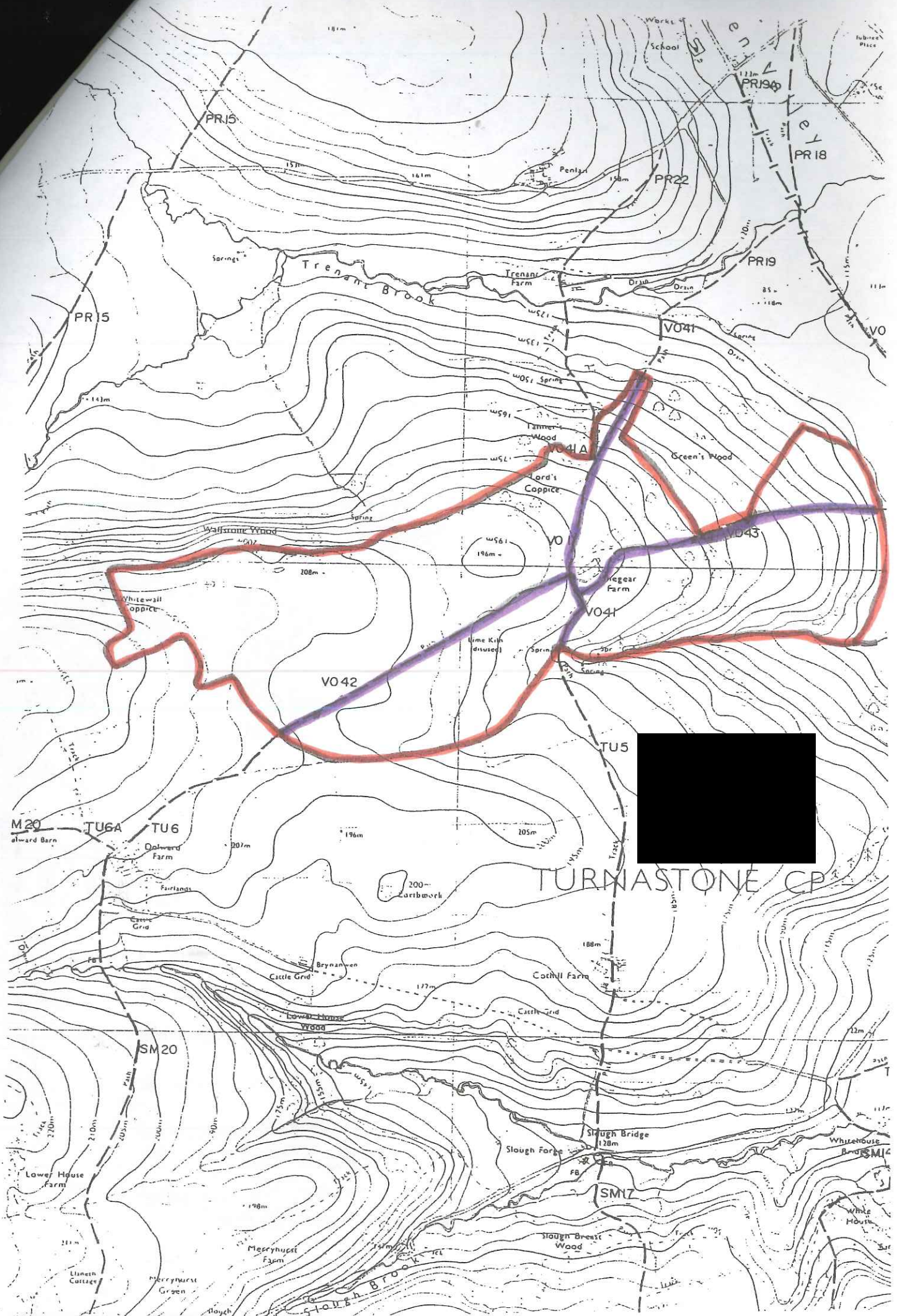
3. No additional ways have been dedicated on the land edged red on the map accompanying this Declaration since the Statement dated 28 day of May 1997 referred to in Number 2 above other than those bridleways and footpaths marked in the appropriate colour on the map accompanying this Declaration and at the present time I have no intention of dedicating any more public rights of way over my property.

AND I MAKE this solemn declaration conscientiously believing the same to be true and by virtue of the Statutory Declarations Act 1835

Declared by the said)
)
RICHARD PERCY JAMES)
)
at *Hay on Wye*)
)
in the County of *Powys*)
this *11th* day of *December 2009*)



Before me 
Solicitor/Commissioner for Oaths



TURNASTONE CP

DEPOSIT OF STATEMENT AND MAP

SECTION 31 (6) OF THE HIGHWAYS ACT 1980


TO: Herefordshire Council, Public Rights of Way, Queenswood Country Park, Dinmore Hill,
Leominster, Herefordshire HR6 9OY

1. **I RICHARD PERCY JAMES** of Poston Court Peterchurch in the County of Herefordshire am and have been since 30 March 1995 the joint owner with my brothers **WILFRED PRYCE JAMES** and **WILLIAM THOMAS JAMES** of the land known as Poston Court and Pentwyn Lands more particularly delineated on the map accompanying this statement and thereon edged red and in addition I have been in occupation of the area shown shaded yellow since 30 March 1995. I am duly authorised to deposit the Statement by my brothers as aforesaid.
2. The aforementioned land lies in the Parish of Vowchurch.
3. The ways coloured green on the map have been dedicated as bridleways.
4. The ways coloured purple on the map have been dedicated as footpaths but subject to the issues identified in paragraphs 4 to 7 of the Statutory Declaration declared by me on the date of this statement and lodged in conjunction with the same.
5. No other ways over the land have been dedicated as highways.
6. The deposit shall comprise this statement and accompanying map.

Signed..... 

RICHARD PERCY JAMES

DATE 11 December 2009

Signed (witness)..... 

Name of witness: HANNAH M. LEWIS

Address: 18 CASTLE STREET

HAY-ON-WYE HEREFORD

Occupation: TRAINING SOLICITOR

