



**Growth, Environment and
Transport**

**Public Rights of Way and Access
Service**

West Kent PROW Team
Worrall House
30 Kings Hill Avenue
Kings Hill
West Malling
Kent ME19 4AE

Direct Dial: 03000 412328
Ask For: Deborah Scott
Date: 14th July 2025

Alison Webster
Planning Services
Gravesham Borough Council

Dear Alison

REFERENCE NO. 20250660
PROPOSED DEVELOPMENT Alteration of boundary wall at Luddesdown
Court and other associated works
LOCATION Luddesdown Court, Luddesdown Road, Luddesdown,
Gravesend Kent

Thank you for your letter dated 1st July regarding the above planning application at Luddesdown Court.

Currently, the legal alignment of Public Right of Way NS228 remains through the existing driveway gates at the property. Kent County Council has indicated their willingness to make a Highways Act S.119 Diversion Order, provided certain conditions are met.

Specifically, Kent County Council has confirmed they will proceed with a Diversion Order (and confirm if no objections are received) if the applicant can provide evidence that they are able to create the required 2.0 metre wide gap to the side of the existing gates without any conservation consent issues.

However, should the applicant fail to provide this information, and consequently, this planning application is refused, then no Diversion Order will be made. In this scenario, the legal alignment of the path will remain through the driveway gates as it currently stands.

I enclose a copy of the Public Rights of Way network map showing the line of the path for your information.

It is important to note that the granting of planning permission confers no other permission or consent on the applicant. It is therefore important to advise the applicant that no works can be undertaken on a Public Right of Way without the express consent of the Highways Authority. In cases of doubt the applicant should be advised to contact this office before commencing any works that may affect the Public Right of Way. Should any temporary closures be required to ensure public safety then this office will deal on the basis that:

- The applicant pays for the administration costs.
- The duration of the closure is kept to a minimum.
- Alternative routes will be provided for the duration of the closure.
- A minimum of eight weeks' notice is required to process any applications for temporary closures.

This means that the Public Right of Way must not be stopped up, diverted, obstructed (this includes any building materials or waste generated during any of the construction phases) or the surface disturbed. There must be no encroachment on the current width, at any time now or in future and no furniture or fixtures may be erected on or across Public Rights of Way without consent.

Yours sincerely

A solid black rectangular box used to redact the signature of Deborah Scott.

Deborah Scott
Technical Support Officer
Public Rights of Way & Access Service