

**BURGHILL PARISH COUNCIL
COMMONS MANAGEMENT PLAN**

Management Plan Introduction

As the registered land owner of the commons the Burghill Parish Council (BPC) has put in place a management plan for these three areas of the common land within the parish.

Background Information on the Land and Commoners Rights

The Land:

The Burghill Parish Council (BPC) is the owner of three parcels of land within the parish, which are registered as "Common Land".

These land parcels are known as:

- Tillington Common
- Whitmoorpool Common
- The Bird Pool

Commoners Rights:

The BPC is aware of the recorded rights of the commoners for both grazing and access for these areas and these are summarised in the document entitled, "The Burghill Parish Council Commons Schedule of those who have Commoners' Rights of Access and Grazing". This document can be found on the Parish Council Website or made available by written request to the Parish Clerk.

Any management plan must respect the rights of commoners for both access and grazing. Nothing can be done by the landowner (BPC), which would materially harm these recorded rights.

Specific details of registered Common Land in Burghill Parish

Tillington Common	Registered as CL19 (11.281 acres/4.56hectares) comprising permanent and established grassland and a pond located in the north of the parish and to the south of the C1095 road.
Whitmoorpool Common	Registered as CL20 (1.784 acres/0.598hectares) comprising permanent and established grassland, with a small pool near the eastern boundary, located in the mid part of the parish just to the west of the Burghill Academy and south of the C1095 road.
The Bird Pool	Registered as CL21 (Front Part only) (0.33 acres/0.13hectares) comprising part of an ancient pool with a grassed apron and wooded fringes located just north east of the junction between the C1095 road and the Tillington Village Road at Whitmore Cross.

Burghill Parish Council The Commons Management Plan 2024		Additional Information
1.	The BPC will respect the recorded rights of the registered commoners for grazing and access onto the common land.	Information on the recorded rights of the registered commoners can be found on the Parish Council website or by written request to the Parish Clerk.
2.	The BPC may lease out Common Land or the grazing rights on the common land. BPC may decide to allow specific areas to be maintained by volunteer groups in order for the whole community to enjoy. Should the BPC decide that it is seasonally appropriate to take this action and subject to the rights of Commoners. Any leasing agreement will be authorised by the BPC.	Further information on leased land can be found through written request to the Parish Clerk.
3.	The BPC will carry out at least one annual inspection of the common land and its trees and boundaries. With every three years a formal inspection of the trees to be completed by a qualified third party.	Information on these inspections can be found through to written request to the Parish Clerk.
4.	The BPC, as the landowner, will seek to register the common land with DEFRA, or other organisations or agencies, for the purpose of gaining appropriate and supporting grant aid to defray the management costs of the common land.	Information on this can be found through to written request to the Parish Clerk.
5.	The BPC will have an annual insurance policy to indemnify the BPC against third party claims arising from those using the common land.	Information on this can be found through to written request to the Parish Clerk.
6.	The grassland of Tillington Common and Whitmoor pool Common will be managed in a way to support local wildlife in the event that it is not grazed. When feasible the Commons will be cut for Hay, as this prevents a buildup of soil fertility and so encourages wild flowers and grasses, rather than brambles, docks and nettles. In the event that Hay cannot be made, the Common will be flail mown end of July or August. This work will be authorised by the BPC.	From a farming perspective, cutting for Hay should be allowed after mid-July, before grass becomes too old and thistles seed. However, it is noted that flexibility is required, due to requiring a week's fine weather for this task.
7.	In order to fulfil the BPC's responsibility regarding public footpaths, the pathways will be cut in the grassland	Information on Burghill Parish Footpaths can be found on Parish Council website.

	of Tillington Common along the lines of the two public footpaths Nos. BX24 & BX23. This band along the line of the footpaths will be cut at appropriate intervals during the growing season. The grass cuttings will not be collected, but left on the common land to decay naturally. This work will be authorised by the BPC.	If you spot any issues or damaged stiles, please report this to the Parish Clerk.
8.	Grass will not be regularly cut under the canopies of established trees, other than where the footpath line passes near to these trees. This will allow scrub to develop naturally in many cases and although it may look a bit 'messy' to human eyes it is providing a great food source and nesting site for lots of wildlife.	Ultimately if left alone that scrub would turn into woodland and therefore to maintain the scrub border it will need to cut back every few years to keep it at a reasonable level.
9.	Hedgerows will be maintained as necessary this includes being cut, trimmed or replanted, as required or as authorised by the BPC.	Where feasible, BPC will allow patches of scrub to develop in front of boundary hedgerows. To help maintain a wildlife corridor and provide a good foraging site for bats and owls who like to feed along linear features. To ensure the scrub is managed and does not grow unchecked a balance with wildlife, it will be cut back sporadically – approximately every two to three years.
10.	Trees will not be felled or pruned, unless required for reasons of; tree health; public safety; or for access onto the common land and as authorised by the BPC.	
11.	Any plant clearance, weeding, planting or sowing of any species, as seasonally appropriate for the management of the grassland and hedgerows, will be authorized by the BPC.	

12.	Fencing or other containment or perimeter obstructions either within the common land or on the perimeter of the common will neither be erected nor removed without the authorisation of the BPC.	
13,	Aside from dogs used by commoners for live-stock control, dogs will only be permitted on the common land when kept under control and accompanied by a responsible person. Dog faeces must be Collected by the person managing the dog(s) and disposed of in an appropriate and lawful manner.	
14.	Only the following types of motorised vehicles will be allowed onto the common land: • Vehicles required by the BPC as landowner for the management of the drainage ditches, grassland, trees or hedges on the common land. • Vehicles required by commoners for the management or transportation of livestock. • Vehicles required by the commoners when exercising their rights of access. • Motorised disability vehicles or wheelchairs. • Police vehicles or vehicles used by the emergency services. • Vehicles used by those who have a prescriptive right of access over the common land • Any vehicle, including propelled machinery, driven on the land with the lawful authority of the BPC.	
15.	The drainage ditch running alongside the C1095 Tillington Road will be cleaned when necessary and the surplus material left on the common land to decay naturally. This work will be authorised by the BPC.	
16.	The BPC will neither fund nor carry out any maintenance work to that part of the drainage ditch which runs to the south of the properties fronting the C1095 Tillington Road. (Note: Due to the discharge entering this ditch from private gardens and the ditch crossing points constructed by residents; the BPC considers that the maintenance of this drainage ditch has become the responsibility of the riparian land owners on its northern side.)	

17.	The BPC will neither fund nor carry out any maintenance, improvement or engineering works to the metalled track on Tillington Common which provides access for those registered as commoners with rights of access. Any work to this access track will need to be authorised by the BPC.	
18.	The lighting of fires will not be permitted on the common land.	
19.	The dumping of rubbish or other surplus material on the common land will not be permitted.	
20.	The discharging of liquid or solid waste onto the common land from swimming pools, sewage treatment plants, septic tanks, cess-pools or any other type of tank or storage device will not be permitted	
21.	The BPC requests that any observed breaches of the above management plan are reported to The Parish Clerk.	
22.	The BPC reserves the right to update or amend this management plan for the commons at any time and as considered appropriate by the BPC.	This management plan will be reviewed annually.

Additional Information	
Note	In the above text the words: "Authorised by the BC" or "Lawful authority of the BPC", will be understood as meaning either a letter or email from The Clerk to The Burghill Parish Council. Mrs Paulette Scholes The Clerk Burghill Parish Council

References The Commons Act 2006 <https://www.legislation.gov.uk/ukpga/2006/26/contents>