



COMMONS REGISTRATION ACT 1965

Reference No. 25/D/104

In the Matter of Foreshore and Saltings,  
Titchwell, Norfolk

---

DECISION

This dispute relates to the registrations at Entries Nos. 1 to 116 (excluding No. 98) in the Rights Section of register Unit No. CL 122 in the Register of Common Land maintained by the Norfolk County Council and is occasioned by Objection No. 37B made by John A Davison on behalf of Titchwell Marshes Limited and noted in the Register on 1 May 1970.

I held a hearing for the purpose of inquiring into the dispute at King's Lynn on 6 December 1979. The hearing was attended by Miss Sheila Cameron, of Counsel, appearing on behalf of a number of the applicants (or their successors) for registration in the Rights Section viz. those at the Entries whose numbers are set out in the First Schedule and in Part I of the Second Schedule below: and by Mr N LePoidevin of Counsel, appearing on behalf of the Royal Society for the Protection of Birds ("R.S.P.B"), the successor to the Objector. There were no other appearances.

Agreement has been reached between Miss Cameron's clients and R.S.P.B, under which certain of the Entries are to be cancelled and ~~the remainder~~ modified. Those to be modified and the detailed modifications are set out in the First Schedule, and I confirm the registrations at the Entries whose numbers appear in the first column of that Schedule with the modifications and additions set out in the Schedule. The Entries to be cancelled are those whose numbers appear in Part I of the Second Schedule and I refuse to confirm those registrations.

As regards the applicants for registration in the Rights Section who did not appear or were not represented, in the absence of evidence to support the registrations, I refuse to confirm them: the relevant Entry Numbers are set out in Part II of the Second Schedule.

In this part "substitute" in relation to a Column means "substitute for the existing words in the column", or where the column is blank means "Insert".

Rights Entry No.      In Column 3 Substitute      In Column 4 Substitute      In Column 5 Substitute      Add as a Note

1		A right to take from the whole of the land comprised in this Register Unit shell-fish, samphire, estovers, fish, sea lavender	Buildings and land known as 11 Castle Cottages, Thornham	Formerly also registered under Entry No. 26
2		A right to take from the whole of the land comprised in this Register Unit, samphire, fish, estovers sea lavender	Buildings and land known as Pine Cottage, High Street, Thornham	
3		A right to take from the whole of the land comprised in this Register Unit shell-fish, samphire, fish, estovers, sea lavender, bait	Buildings and land known as 15 Castle Cottages, Thornham	
4		A right to take from the whole of the land comprised in this Register Unit shell-fish, samphire, sea weed, sand and shingle, fish, estovers, sea lavender, bait	Buildings and land known as 8 Castle Cottages, Thornham	Formerly also registered under Entry Nos. 47 and No. 116
5		A right to take from the whole of the land comprised in this Register Unit shell-fish, estovers, sea lavender, bait	Buildings and land known as Sea View, The Green, Thornham	Formerly also registered under Entry No. 27
6		A right to take from the whole of the land comprised in this Register Unit shell-fish, samphire, seaweed, fish, sand and shingle, estovers, sea lavender, bait	Buildings and land known as Red Brick Farm, Hall Road, Thornham	

*sea weed, shingle, sand and shingle (sic)*

<p>3 right to take from the whole of the land comprised in this Register Unit shellfish, samphire, seaweed, sand and shingle, fish, estovers, sea lavender</p>	<p>Buildings and land known as 3 Green Lane, Thornham</p>	<p>Formerly also registered under Entries Nos. 44 and 112</p>
<p>A right to take from the whole of the land comprised in this Register Unit shellfish, samphire, fish, sea lavender, seaweed, sand and shingle, estovers, bait</p>	<p>Buildings and land known as The Haven, Church Street, Thornham</p>	<p>Formerly also registered under Entry No. 11</p>
<p>M R Snare and M C Snare (successors to applicant)</p>	<p>Buildings and land known as Thornham Stores, High Street, Thornham</p>	<p>Formerly also registered under Entry No. 11</p>
<p>A right to take from the whole of the land comprised in this Register Unit samphire, shellfish, sea lavender, estovers</p>	<p>Buildings and land known as Marsh Gate, Main Road, Thornham</p>	<p>Formerly also registered under Entry No. 11</p>
<p>A right to take from the whole of the land comprised in this Register Unit shellfish, samphire, seaweed, sand and shingle, estovers, bait</p>	<p>Buildings and land known as 28 Castle Cottages, Thornham</p>	<p>Formerly also registered under Entry No. 58</p>
<p>A right to take from the whole of the land comprised in this Register Unit shellfish, samphire, seaweed, sea lavender, sand and shingle, estovers, piscatorial</p>	<p>Buildings and land known as 2 School Cottages, Thornham</p>	<p>Formerly also registered under Entry No. 58</p>

19	C W Waterfield (successor to applicant)	A right to take from the whole of the land comprised in this Register Unit shell-fish, samphire, seaweed, fish, estovers, sea lavender, bait, sand and shingle	Buildings and land known as "The Saltings", Staithe Lane, Thornham	Formerly also registered under Entry No. 113
22	D H Theobald (successor to applicant)	A right to take from the whole of the land comprised in this Register Unit shell-fish, samphire, seaweed, sand and shingle, fish, estovers, sea lavender, bait	Buildings and land known as Dorwyn, The Green, Thornham	
23		A right to take from the whole of the land comprised in this Register Unit samphire, estovers, shell-fish, sea lavender, wood	Buildings and land known as 19 Castle Cottages, Thornham	Formerly also registered under Entry No. 76
24		A right to take from the whole of the land comprised in this Register Unit shell-fish, samphire, sand and shingle, fish, estovers, sea lavender, bait	Buildings and land known as 2 Clock Row, Main Road, Thornham	Formerly also registered under Entry No. 66
25		A right to take from the whole of the land comprised in this Register Unit shell-fish, samphire, seaweed, sand and shingle, fish, estovers, sea lavender, bait	Buildings and land known as Orchard Cottage, Drove House, Thornham	Formerly also registered under Entry No. 42
28		A right to take from the whole of the land comprised in this Register Unit shell-fish, samphire, seaweed, sand and shingle, fish, estovers, sea lavender, bait	Buildings and land known as Peartree Cottage, Main Road, Thornham	

9	A right to take from the whole of the land comprised in this Register Unit shell-fish, samphire, seaweed, sand and shingle, fish, estovers, sea lavender, bait	Buildings and land known as Blue Railings, Titchwell, King's Lynn	Formerly also registered under Entry No. 31
10	A right to take from the whole of the land comprised in this Register Unit shell-fish, samphire, seaweed, sand and shingle, fish, estovers, sea lavender, bait	Buildings and land known as 2 Malthouse Cottages, Main Road, Thornham	Formerly also registered under Entry No. 31
12	D Smith (successor to applicant)	Buildings and land known as 7 Castle Cottages, Thornham	Formerly also registered under Entry No. 82
14	A right to take from the whole of the land comprised in this Register Unit shell-fish, samphire, fish, sea lavender, sand and shingle, bait, estovers	Buildings and land known as 3 Shepherds Pightle, Thornham	Formerly also registered under Entry Nos. 84 and 85
15	A right to take from the whole of the land comprised in this Register Unit shell-fish, samphire, seaweed, sand and shingle, fish, estovers, sea lavender, bait	Buildings and land known as The Retreat, The Green, Thornham	
17	J M Hunt (successor to applicant)	Buildings and land known as 2 Red Ridge, The Green, Thornham	

<p>5</p> <p>whole of the land comprised in this Register Unit shellfish, samphire, seaweed, estovers, sea lavender</p> <p>A right to take from the whole of the land comprised in this Register Unit shellfish, samphire, seaweed, sand and shingle, fish, estovers, sea lavender, bait</p>	<p>11 Green Lane, Thornham</p>	<p>Formerly also registered under Entry No. 54</p>
<p>5</p> <p>A Wilson and J B Wilson (successors to applicant)</p>	<p>Buildings and land known as 10 Green Lane, Thornham</p>	
<p>3</p>	<p>Buildings and land known as Bay Tree Cottage, Thornham</p>	
<p>3</p> <p>A right to take from the whole of the land comprised in this Register Unit shellfish, samphire, fish, estovers, sea lavender</p> <p>A right to take from the whole of the land comprised in this Register Unit shellfish, samphire, seaweed, sand and shingle, fish, estovers, sea lavender and bait</p>	<p>Buildings and land known as Twin Cottage, High Street, Thornham</p> <p>Buildings and land known as Bank House, The Green, Thornham</p>	
<p>1</p> <p>A right to take from the whole of the land comprised in this Register Unit shellfish, samphire, seaweed, fish, estovers, sea lavender, bait</p>	<p>Buildings and land known as "Homelea", The Green, Thornham</p>	<p>Formerly also registered under Entry No. 80</p>

A right to take from the whole of the land comprised in this Register Unit shellfish, samphire, seaweed, sand and shingle, fish, estovers, sea lavender, bait

A D Cooke  
(successor to applicant)

Buildings and land known as The Bungalow, High Street, Thornham

Buildings and land known as Ashdale, Church Street, Thornham

A right to take from the whole of the land comprised in this Register Unit shellfish, samphire, sea lavender, estovers, sand and shingle, seaweed, bait

J E Matthews and  
F H Matthews  
(successors to applicant)

Buildings and land known as 12 Green Lane, Thornham

Formerly also registered under Entry No. 59

A right to take from the whole of the land comprised in this Register Unit shellfish, samphire, seaweed, estovers, sea lavender

Buildings and land known as The Nest, High Street, Thornham

A right to take from the whole of the land comprised in this Register Unit shellfish, samphire, sand and shingle, estovers

Buildings and land known as High Street, Thornham

R Sadler  
(successor to applicant)

Buildings and land known as 2 Green Lane, Thornham

Formerly also registered under Entry No. 100

[?]

52		A right to take from the whole of the land comprised in this Register Unit samphire, shellfish, sea lavender, estovers, sand and shingle, bait, fish	Buildings and land known as The Cabin, High Street, Thornham	Formerly also registered under Entry No. 102
67	V F Goff (successor to applicant)	A right to take from the whole of the land comprised in this Register Unit shellfish, samphire, seaweed, sand and shingle, fish, estovers, sea lavender, bait	Buildings and land known as 1 Clock Row, Thornham	Formerly also registered under Entry No. 68
69	M W Howard (successor to applicant)	A right to take from the whole of the land comprised in this Register Unit, samphire, shellfish, seaweed, sand and shingle, fish, estovers, sea lavender	Buildings and land known as Woodside, High Street, Thornham	
72		A right to take from the whole of the land comprised in this Register Unit shellfish, samphire, sea lavender, seaweed, bait	Buildings and land known as White House, Church Street, Thornham	
73		A right to take from the whole of the land comprised in this Register Unit shellfish, samphire, sea lavender	Buildings and land known as Chalen Cottage, Church Street, Thornham	
77		A right to take from the whole of the land comprised in this Register Unit shellfish, sea lavender, estovers, samphire, seaweed, fish, bait	Buildings and land known as Dix Cottage, Thornham	Formerly also registered under Entry No. 91
78		A right to take from the whole of the land comprised in this Register Unit shellfish, samphire, sea lavender	Buildings and land known as Claire Cottage, Shepherds Pightle, Thornham	



A right to take from the whole of the land comprised in this Register Unit shell-fish, samphire, seaweed, sand and shingle, fish, estovers, sea lavender, bait

A right to take from the whole of the land comprised in this Register Unit shell-fish, samphire, seaweed, fish, estovers, sea lavender, bait

A right to take from the whole of the land comprised in this Register Unit shell-fish, samphire, fish, sea lavender

A right to take from the whole of the land comprised in this Register Unit estovers, samphire, shell-fish, seaweed, sea lavender, sand and shingle, bait, fish

A right to take from the whole of the land comprised in this Register Unit shell-fish, samphire, seaweed, sand and shingle, fish, estovers, sea lavender, bait

A right to take from the whole of the land comprised in this Register Unit shell-fish, samphire, seaweed, fish, estovers, sea lavender, bait

A right to take from the whole of the land comprised in this Register Unit shellfish, samphire, seaweed, sand and shingle, fish, sea lavender, bait, estovers

Buildings and land known as Honora, The Green, Thornham

Buildings and land known as 3 Johnson's Yard, High Street, Thornham

Buildings and land known as 21 Shepherds Pightle, Thornham

Buildings and land known as Red Brick Farm, Hall Road, Thornham  
Formerly also registered under Entry No. 88

Buildings and land known as Coast Guard Cottage, The Green, Thornham  
Formerly also registered under Entry No. 106

Buildings and land known as 1 Green Lane, Thornham

Buildings and land (a) known as 3 Clock Row, Thornham, (b) known as 1 School Row, Thornham, (c) on the east side of Church Street next to and north of the Church, Thornham, (d) 17 Castle Cottages, Thornham

T E Lane  
(successor to applicant)

A F Campbell  
(successor to applicant)

A right to take from the whole of the land comprised in this Register Unit samphire, shellfish, sand and shingle, bait, fish, estovers  
A right to take from the whole of the land comprised in this Register Unit samphire, shellfish, sand and shingle, bait, fish, estovers  
A right to take from the whole of the land comprised in this Register Unit samphire, shellfish, bait, fish, estovers

W Harbor and P Harbor  
(successors to applicant)

Formerly also registered under Entry No. 105

A right to take from the whole of the land comprised in this Register Unit samphire, shellfish, fish, estovers, bait, seaweed, sand and shingle, sea lavender

Buildings and land known as The Bakery, Church Street, Thornham

D Cobb  
(successor to applicant)

A right to take from the whole of the land comprised in this Register Unit shellfish, samphire, seaweed, estovers, fish, sea lavender, sand and shingle

Buildings and land known as "Hendor" Church Street, Thornham

27

A right to take from the whole of the land comprised in this Register Unit shellfish, samphire, seaweed, sand and shingle, fish, estovers, sea lavender, bait

Buildings and land known as Oldfield Farm, The Green, Thornham

28

A right to take from the whole of the land comprised in this Register Unit shellfish, samphire, seaweed, sand and shingle, fish, estovers, sea lavender, bait

Buildings and land known as "Casablanca" The Green, Thornham

M A Sibson  
(successor to applicant)

A right to take from the whole of the land comprised in this Register Unit shellfish, samphire, seaweed, sand and shingle, fish, estovers, sea lavender, bait

G H Leivers  
(successor to applicant)

A right to take from the whole of the land comprised in this Register Unit shellfish, samphire, seaweed, sand and shingle, estovers, sea lavender, bait, fish

A right to take from the whole of the land comprised in this Register Unit shellfish, samphire, seaweed, sand and shingle, fish, estovers, sea lavender, bait

A right to take from the whole of the land comprised in this Register Unit fish, samphire

Buildings and land known as Corston Cottage, Church Street, Thornham

Buildings and land known as Flint Cottage, Church Street, Thornham

Buildings and land known as 2 Johnsons Yard, Main Road, Thornham



The Second Schedule

Entries not confirmed

Part I

Entries Nos:- 11, 26, 27, 31, 42, 44, 47, 54, 58, 59, 66, 68, 76, 80,  
82, 84, 85, 88, 91, 100, 102, 105, 106, 112, 113, 116

Part II

Entries Nos:- 7, 12, 14, 15, 16, 20, 21, ~~26~~, 33, 36, 38, 40, 41, 45, 49,  
60, 63, 64, 65, 70, 71, 74, 75, 86, 89, 90, 101, 104, 111

I am required by regulation 30(1) of the Commons Commissioners Regulations 1971 to explain that a person aggrieved by this decision as being erroneous in point of law may, within 6 weeks from the date on which notice of the decision is sent to him, require me to state a case for the decision of the High Court.

Dated

22 December

1981

*L. J. Morris Smith*

Commons Commissioner