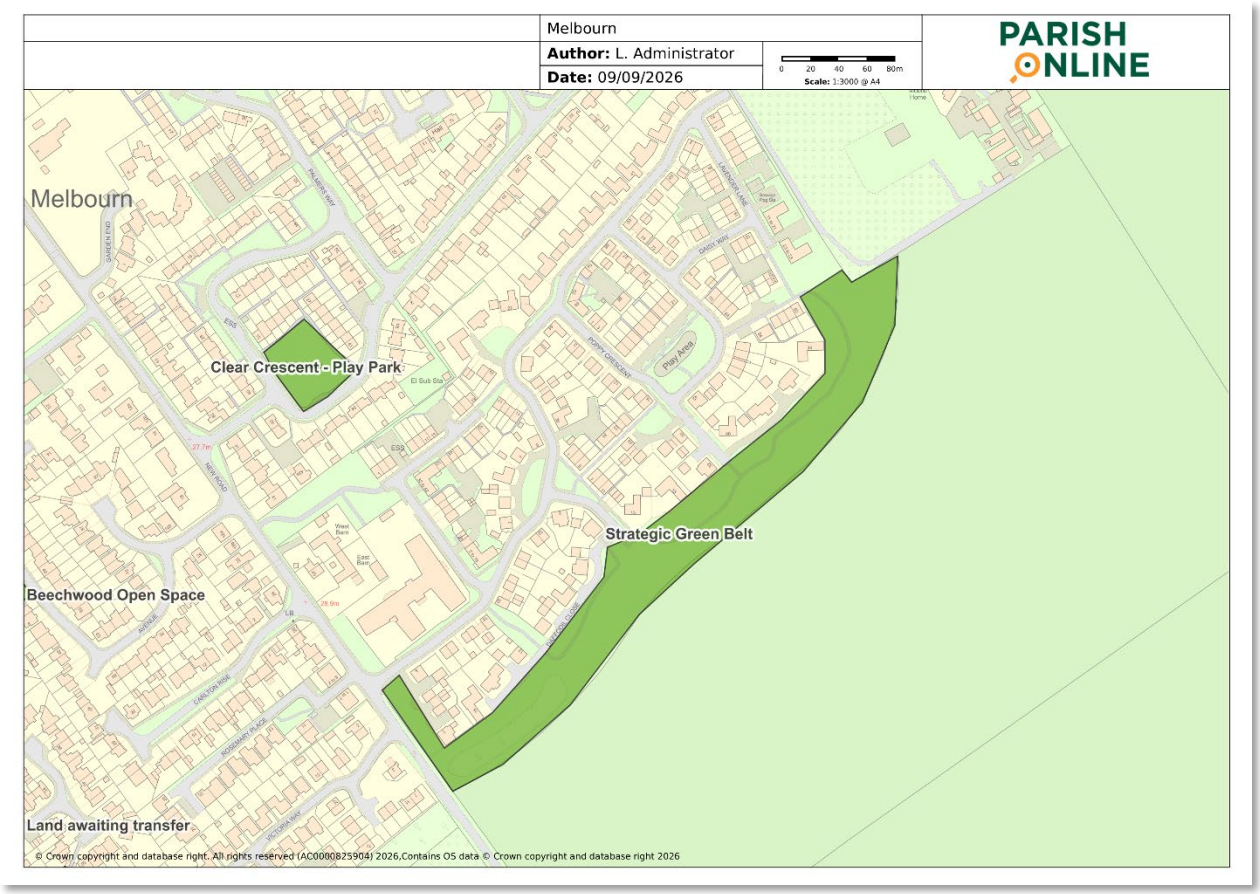
MA096 2627a) Clover Way – Dogs

Correspondence to raise concern around off lead dogs around the Hopkins Homes development – request to install signage.



7 September 2026 – Contact from resident

I live at X Clover Way and am near to the public path that borders the estate. The path is used by a lot of dog walkers and many do not have their dogs on leads. This is against the covenant / land registry of the estate and has led to multiple incidents of dogs coming onto our lawn to chase our cat and is a likely root cause of the regular fouling. There is no signage to explain that dogs must be kept on leads so I would like to request that signs be added at appropriate points along the path.

8 September 2026 – response

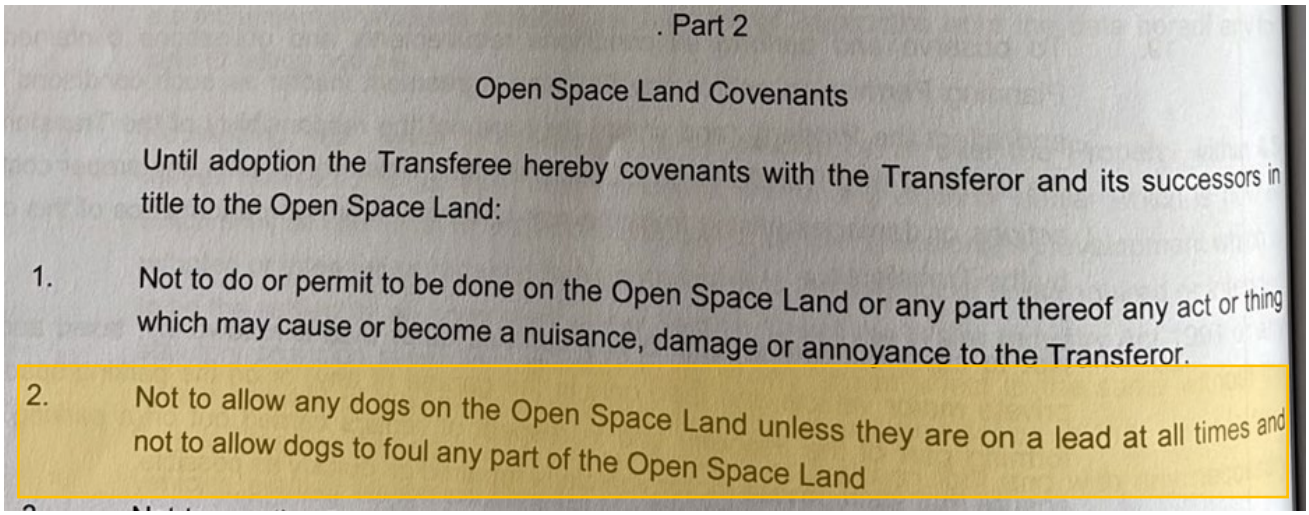
I am sorry to hear you are experiencing issues with dogs in the area.

Examining the Deed of Covenant and TP1 for the land (SGB as shown above) I cannot find any restrictions or covenants restricting dogs to being on the lead - if you have information to the contrary please could you share this with me so that I can present this to Council for consideration.

…

MA096 2627a) Clover Way – Dogs

8 September 2026 – response from resident



. Part 2

Open Space Land Covenants

Until adoption the Transferee hereby covenants with the Transferor and its successors in title to the Open Space Land:

1. Not to do or permit to be done on the Open Space Land or any part thereof any act or thing which may cause or become a nuisance, damage or annoyance to the Transferor.

2. Not to allow any dogs on the Open Space Land unless they are on a lead at all times and not to allow dogs to foul any part of the Open Space Land

Extract from homeowners TP1 document.

8 September 2026 – response

…I wonder if the TP1 conditions for the SGB (the land around the top end of the estate – that we currently own) are different from the main open spaces land? We are in the process of taking all the land over so it will be good to get consensus before we are in that position.

Notes

The restrictive covenant for keeping dogs on a lead in open spaces is currently a private agreement between the homeowner and Hopkins Homes – when MPC acquire the land any restrictive covenants will be noted in the TP1 and, if accepted, MPC will be bound to uphold them.

Members of the public (non-homeowners) using the space are not bound to abide to the restrictive covenant.

When MPC are responsible for the land signage could be installed – a Public Spaces Protection Order would be needed to enforce fines etc. To my knowledge, there is no prior precedent for this in the parish.

Committee to consider any further actions at this time.