

Anne Marie Durrant
27 Peveril Drive, Sompting, BN15 0BJ
C/O Tea in the Square
BN16 4EF

Your Ref: OWPC26620
Our Ref: A/52/20/PL 17-03-2020
Please ask for:
Amy Myer

30th April 2020

Dear Sir/Madam

Town & Country Planning Act 1990 (as amended)
Town and Country Planning (Development Management Procedure) (England) Order 2015

Change of use from florist (A1 Shops) to barista coffee house/micro-bar (A3 Food & Drink & A4 Drinking Establishments). This application affects the character & appearance of the Angmering Conservation Area.

The Enchanted Florist The Square Angmering

Thank you for your internet representation made on 29th April 2020 which has been recorded as '**an objection**' with the comments as follows:

I have several concerns regarding the change of use of the above premises. Obviously as a local trader, it would be preferable for us to see a retail outlet occupy the space, something that would complement the existing shops and facilities and bring new trade to the village not yet another pub, we have many already plus an array of pubs/bars/micro pubs in nearby Rustington.

I am concerned that the premises were not marketed for any length of time as a possible retail outlet with a recognised commercial agent.

Brennan and Chatterton, the marketing agents, are a residential property agency, and though may occasionally market the odd retail outlet when the opportunity arises, the search engine on their website does not make it possible to search for any commercial property thus making the premises 'invisible' to anybody searching online for a retail unit. Although competition is to be seen as healthy during 'normal' times, is this really the time to be allowing another outlet to open practically outside the door of The Lamb? Are times not difficult enough for the existing businesses already occupying shops and pubs to reopen and gain the confidence of customers back into their premises once regulations allow? Apparently social distancing is going to continue for the foreseeable future, does this mean that customers of the micro bar are going to have to stand outside in order to observe this rule as it will only be large enough to accomodate 15 people? Not really in keeping with the village and the conservation area plus very intimidating for people walking past to use the local shops having to walk through groups of people smoking and drinking on the pavement.

The Lamb has been an institution within the village for generations and has an excellent reputation, why are there plans to call the micro pub The Ol' Wilkie? A local historian has already pointed out that he was in fact an ex landlord of The Lamb opposite , and one of their rooms there is already named that. Is this to make people believe that there is a link or association between the two premises? if so, is this legal?

Unfortunately it is not possible for the council to respond to each representation individually but your views will be considered before the application is determined and I shall write to inform you of any decision made.

If the application is to be determined at the Development Control Committee and your letter has been received after the agenda has been published, you will not receive a separate letter notifying you of the date of the meeting and the procedures for public speaking. In such circumstances, it is recommended that you track the progress of the application on the website or telephone for further information. Please be advised that any comments received after the the Development Control

Agenda has been produced will be reported to the meeting. Please also note that only a small number of all planning applications are determined at the Development Control Committee, most are determined by officers under delegated power.

All representations are published on our website so please make sure your views are clear and only include information that you are happy for the public to view. Do not include personal information or information from third parties unless you have their permission to do so. If a complaint is received that permission has not been given for comments included about a third party, the Council reserves the right to redact/remove all relevant information. Do not include information that is defamatory or breaches equality or other legislation. If you do not wish your comments to appear on the website and on the file, please confirm this in writing and I will arrange for it to be destroyed, although this does mean that its contents will be disregarded. For details of what we do with your personal information please refer to our privacy statement comments on planning applications which is available on our website www.arun.gov.uk/planning-privacy-statements.

In the event of a subsequent written representations appeal, against a refusal of planning permission on a householder application, any representations made on the application will be automatically forwarded to the Secretary of State. Unlike all other types of appeal, there will be no further opportunity to comment at the appeal stage.

Yours faithfully

Neil Crowther
Group Head of Planning