

Ray
42a Barnham Road
Barnham
Bognor Regis
PO22 0ES

Your Ref: OWPC19576
Our Ref: EG/43/18/PL 15-06-2018
Please ask for:
Mr S Davis

10th August 2018

Dear Sir/Madam

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

Change of use from shop (A1 Shops) to micro-pub (A4 Drinking Establishment).
42 Barnham Road Eastergate

Thank you for your internet representation made on 10th August 2018 which has been recorded as '**an objection**' with the comments as follows:

Just to be very clear we are fully aware of the concept model of a 'micropub' along with its progressive and rapidly growing trend with 513 micro-pubs already in and around the UK and with a potential growth target of around 800 by the end of 2018.

As I understand it the predicted eventual overall target of 15.000 to 17.000 micro-pubs as stated by the micropub association could be reached in the UK.

We are also very supportive in the promotion and growth of New Small Business in and around the country and especially in the local areas, It is extremely healthy.

124.00 sq.meters with 40 - 60 people shoehorned into an area of that size has the potential to create high levels of fluctuating and resonating background noise, therefore, having a detrimental impact on the existing residents dwelling in the two flats above.

The proposed seating area for 8 people will cause a hazardous obstruction and a potential risk by protruding on to the pavement and will therefore significantly narrow the public pathway/walkway and almost blocking access to the dropped kerbs which are situated on the corner on both sides of the road at the entrance of Saxby close. The dropped kerbs are there to serve an important purpose and are extremely crucial to people with mobility/disability issues such as the blind, parents with children and pushchairs, mobility scooters and the elderly.

There is also, the delivery driver's to consider who operate in and out of Saxby close with very fast and sometimes dangerous driving.

A clear route/walkway should be maintained at all times for passing pedestrians without causing hindrance or obstruction, The layout of the seating area should not protrude on to the public walkway so much so that it narrows or develops a hazardous obstruction/restriction, therefore, forcing the passing pedestrians dangerously close to an already busy fast moving road.

As stated in Section 20 of the Application for Planning Permission form. The proposed long opening hours requested are as follows (A4) (Monday to Friday 11:00 AM to 23:30 PM - Saturday 11:00 AM to 23:30 PM and Sunday and Bank Holidays 11:00 AM to 23:00 PM) In a 7 Day week period.

The requested opening hours would seem to fall outside of the concept of the micropub model, (micropub = micro-hours).

The long opening hours would be highly irregular and would present a constant conveyor belt of drinkers for over twelve and half hours a day seven days a week. This would be highly unsociable for a small village. There are already high levels of existing parking and delivery problems with a busy road close by which consists of a pelican crossing and a regular influx of passing school children to and from their journey home in term-time this would be highly unacceptable and inappropriate.

Long hours of drinking has the potential to promote and attract anti-social behaviour from in and around the local area. Residents have already had to endure this kind of distressing ordeal through drunken anti-social behaviour from past experience and subsequently, we still are and this will only make matters even worse and more unbearable.

Although a good concept most of the support comments posted are that of non-residents of Barnham village.

I am a long-standing resident of Barnham and have been for some years now so I am completely aware of everyday life in the village.

The consideration of Health, Safety and Security in the local community and for its residents is Paramount.

Everything stated here by me is FACT and well researched and in no way unfounded!

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