

Linda van Bregt
16 Ferring Close
Ferring
Worthing
BN12 5QT

Your Ref: OWPC20204
Our Ref: FG/159/18/PL 19-08-2018
Please ask for:
Mrs A Gardner

15th October 2018

Dear Sir/Madam

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

Two-storey extension to the existing Cafe in order to provide increased internal seating, multi-purpose space, with improved service & food preparation area, disabled access & bike storage.

The Bluebird Cafe South Drive Ferring

Thank you for your internet representation made on 14th October 2018 which has been recorded as '**an objection**' with the comments as follows:

I strongly object to the proposed over development of the Bluebird Cafe. Ferring is known for being a quiet residential seaside village without pavements or street lighting with a large proportion of elderly residents. The roads are privately owned by the residents who pay an annual road maintenance fee to the Ferring Roads Association. The increase in traffic resulting from the expansion of the cafe would cause increased wear and tear of the road surface. It would endanger cyclists and pedestrians who share the road space. Invariably outside visitors have little concept of sharing the road with anyone other than other cars, often at unsuitable speed for the size of the roads. Most weekends and during holidays the beach car park, which incidentally does not belong to the cafe and is not just for their patrons' use) fills regularly causing the traffic to randomly park alongside the already narrow roads, endangering especially children and pets further. Residents' driveways are frequently obstructed. This would only become much worse. The local bus often struggles to pass and should there be a need for emergency ambulances or fire brigade lives could be put at risk. The 'well served' bus route does not run for a large part of the afternoon, when the bus is used for school pick up in Angmering. It also does not run on Sunday, a popular 'let's go for breakfast' day, resulting in high levels of road traffic. The large grass verges are actually privately owned by the house holders and often planted on and uneven. The noise of passing traffic is very noticeable in the peaceful village and will increase, affecting air quality and residents' quality of life. Equally, a larger venue will attract more evening functions with late night music and guests spilling onto the beach. With the prevailing South Westerly winds these functions already cause unacceptable noise pollution with music spilling over the entire village past most people's bed time. More frequent events, expansion is intending to attract, would affect quality of life for everyone living in South Ferring. Ferring is not wanting to be a major tourist magnet in need of a 'central attraction for the village and local community'. There is no other local business in the village likely to benefit from the increase in visitors to the Bluebird. The infrastructure cannot support it and there is no scope for improving this. The style of the new build is totally out of keeping with the original building and its surroundings. The owners of the Bluebird are not wishing to extend for the benefit of the village, but merely their own increase in profit.

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 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