



Arun District Council
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1st June 2020

Suzanne Harmsworth
25 Upper West Drive, Ferring
Worthing
BN12 5RG

Case Officer: Andrew Wood
Telephone: 01903 737768
Email: andrew.wood@arun.gov.uk

Dear Sir/Madam,

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

Application No: FG/46/20/PL
Site Address: The Tudor Close Public House Ferringham Lane Ferring BN12 5NQ
Description of works: Conversion of the existing Public House (Class A4) to create 7 No residential units comprising 5 No 1-bedroom units & 2 No 2-bedroom units & the erection of 2 No 2-bedroom semi-detached chalet bungalows with associated car parking & landscaping. This application may affect a Public Right of Way.

Thank you for your internet representation made on 31st May 2020 which has been recorded as an objection with the comments as follows:

OWPC27350

The Tudor Close Pub is an integral part of the community and would be a huge loss to Ferring. To allow the premises to be converted into residential use would have a detrimental effect to the village. The existing nearby flats at South Point, newly built, still have 2 unsold.

I realise the owner has had the property on the market to sell as a going concern. However the pricing of the property has been unrealistic as in recent years the business has been set up to fail. Very little investment in the property has been made, which has allowed the building to fall into neglect, and therefore the hygiene rating is zero....this does not happen overnight. This together with mostly inexperienced tenants has clearly achieved a failing business.

It seems that the owner's intention has been to run down the business in preparation to redevelop the site. I notice that plans for building to The Tudor Close were approved conditionally in 2008. These plans may be more suitable to the building.

Your views as made above will be considered before the application is determined.

Please be aware that Planning Services operate an 'open file' policy and will publish your comments on the website. Please make sure that you have only provided information that you are happy will be published in this way. If you have supplied information belonging to a third party, you must make sure you have their permission to do so. If you do not wish your comments to appear on the website or on the file you will need to confirm this by emailing to planning@arun.gov.uk and I will arrange for it to be destroyed although this means that the content will then be disregarded.

The majority of applications are determined under delegated powers by officers. Further information on the decision making process can be found on the website at :<https://www.arun.gov.uk/planning-decision-process>.

Some applications will be determined by the Development Control Committee, and I shall write and inform you of the date of the meeting and the procedures for public speaking if this is the case. However, if your representation has been received after the agenda for the meeting has been finalised and the notifications have been generated, you will not receive notification. In this case, you will need to track the progress of the application on the council's website <https://www.arun.gov.uk/weekly-lists>

Any comments that are received after the agenda has been finalised will be separately reported to the members of the Development Control Committee.

Regardless of how the application is determined I will notify you of the decision.

Yours sincerely



Neil Crowther
Group Head of Planning

For details of how the Council will deal with your data please refer to our privacy notices on the website www.arun.gov.uk/planning-privacy-statements

If you have provided an email address, all correspondence including the decision notice will be sent by email. It is therefore important that you keep us informed if this changes during the course of this application.