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1st June 2020

Paul Martin
31 West Drive
Ferring
West Sussex
West Sussex
BN12 5QZ

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:

OWPC27360

My objection is not specifically about the conversion of the pub to living accommodation, but that the planning application has made no provision for a replacement of the current public house (The Tudor Close).

The pub itself is, and has always been a central feature of the community in Ferring. Unlike so many modern bars & restaurants, the Tudor Close is very much in the traditional role of a community pub, being the hub of community life for many of the villagers.

To see it disappear is a genuinely sad day for the village and yet, it has become clear that the spiralling costs of maintenance, running, rates & rent have forced the owner's hands.

However, while there is clearly an attempt to maximise the profitability of this conversion through the creation of far too many domestic dwellings, there has been no attempt to provide the community with a replacement for the vital role that the pub plays.

It seems to me that any council planning department should be looking at the environmental and sociological impact that any development has on its surrounding area and community. In this instance, granting planning permission without requiring a smaller (possible micro-pub) as part of the development conditions, is a dereliction of this responsibility.

I would therefore urge the council to consider adding the inclusion of a small bar/pub as part of the development plans as a caveat for granting the domestic dwelling planning permission.

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.