



Arun District Council
Arun Civic Centre
Maltravers Road
Littlehampton
West Sussex BN17 5LF
Planning & Building Control General Enquiries
Tel: (01903) 737756 Fax: (01903) 730442
Dx: 57406 Littlehampton
Minicom: 01903 732765
e-mail: planning@arun.gov.uk
website: www.arun.gov.uk/planning

6th December 2021

Mr Carlyle
1 Solway Close
Littlehampton
BN17 6QR

Case Officer: Amber Willard
Telephone: 01903 737500 x37445
Email: amber.willard@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: FP/246/21/PL
Site Address: 26 Felpham Road Felpham PO22 7AZ
Description of works: Change of Use from retail shop to cafe, including installation of new external kitchen extract duct and bifold doors. This application is in CIL Zone 4 (zero rated) as other development.

Thank you for your internet representation made on 4th December 2021 which has been recorded as an objection with the comments as follows:

OWPC42365

I wish to object to these plans because of the following.

Works that would need to be done to obtain the A3 license needed to open a cafe/restaurant for example at present there is only one toilet that would open directly into the restaurant area. The extraction unit planned mentions no carbon unit to remove the smells produced from cooking and with the block of flats and houses directly next to the back of the premises all of the air pollution will be going straight into there top windows as well as blocking there line of sight.

In the village we have the following cafes, The lobster pot, Boathouse, Carlyles, Bondwood and Deligo as well as two post offices and 3 convenience stores, The Beachcomber Inn, The Fox Inn, The Thatched House, The George Inn all of which are all ready competing for trade. So I believe another cafe would saturate the area and devalue the other businesses as well as putting already struggling businesses at even more risk of closing there doors and is just not needed in the area.

At present the application is not being displayed anywhere as it should be on show for people to see.

There is also a lot of parking issues around this area so any more traffic would only make this worse.

I was also told by the owner, landlord and a note placed in there window stating that they where opening a Tapas bar and would not be selling anything that i already do in my cafe across the road (Carlyles Cafe) as well as not wanting to step on any one's toes but looking at the plans this seems not to be true at all as it states that they want to open for Breakfast, lunches, drinks etc everything that myself and the other cafes in village already do and in fact only open for Tapas in the evening on a Thursday, Friday and Saturday evening, so much for not wanting to step on anyone's toes.

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 including your name and address 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/what-happens-next](https://www.arun.gov.uk/what-happens-next).

Some applications will be determined by the Planning 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/planning-application-search>

Any comments that are received after the agenda has been finalised will be separately reported to the members of the Planning 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 <https://www.arun.gov.uk/privacy-policy/>

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.

To register to receive notification of planning applications in your area, please go to
<https://www1.arun.gov.uk/planning-application-finder>