

Subject:FW: The Boston Tea Party - Alcohol Licence Application 17/00717/LAPRE (LI)

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From: Keith Mitchelson [REDACTED]

Sent: 05 June 2017 14:03

To: Laurence Foord

Subject: Re: The Boston Tea Party - Alcohol Licence Application 17/00717/LAPRE (LI)

Dear Mr Foord

I wish to formally object to the above mentioned application being granted.

It is pertinent that you should be appraised of the background to this property and the planning which has been granted. This I consider is relevant when you are making a judgement concerning the application.

1. Background

a. The property has Grade 2 conservation status. It is located within a designated Conservation Area (CA). The CA is predominately residential with many Grade 2 Georgian properties and indeed one Grade 1 property.

b. The objections to the planning application were many including all the local CDC Councillors; CCC Planning Committee (unanimous); Chichester Society ; CCAAC together with many residents in both the Newtown and Pallants Residents Associations.

c. The planning application passed on a 5 - 4 majority with one abstention. All the CDC Councillors who represented Chichester wards voted against. It was therefore highly contentious.

d. There are three residential properties for sale as a direct result of the decision.

Specific Licensing Objections:

The objections to granting a license straddle the prevention of disorder; public safety and prevention of public nuisance.

Individual challenges/ observations to the application are as follows:

a. The planning permit states that the premises must be closed by 7.30pm each evening. It is therefore illogical to be able to serve alcohol until 7.30 when the building is required to be clear of customers and staff by that time.

b. It has not been identified if BTP is applying for a licence to serve alcohol only with meals or whether they would also operate a separate bar. Should a licence be granted then I believe it should be restricted to: only with meals, solely within the building, 'last orders' to be 7pm

c. The planning permit also states that:

All refuse/ recycling between the hours of 0700 and 1930 Monday to Saturday to be from East Street only - not on Sundays/ Bank Holidays/ Public Holidays No deliveries outside the hours of 7-8am and 9am - 7.30pm Monday to Saturday - not permitted on Sundays/ Bank and Public Holidays All deliveries / pick ups must be made only at the commercial parking bay in Baffins Lane.

The Commentaries are:

a. I believe that a lot of the activity will actually occur in Newtown since it will be nearer the kitchen door and that the refuse bins/ recycling containers will end up in BTP's car park area and be picked up from there. Should this happen it will result in significant environmental/ traffic/ nuisance for residents b.it is illogical that deliveries can be made up until 7.30pm again when the property is closed and no customers/ staff are permitted to be in the building.

It should be noted that at the CDC Planning Committee meeting Councillor Ploughman challenged the Planning Officer on the opening hours. She specifically stated that 7.30pm meant that the building had to be closed by 7.30pm and vacant of all customers and staff I do hope that you consider that the objections raised are strong grounds for rejecting the application or failing that taking it to the next stage which I understand to be mediation between the parties.

Thank you.

Keith Mitchelson
Chairman
Newtown Residents Association