Duke of Wellington pub, comments on notification for demolition of Civic Centre.

1 message

Jess Green [redacted] 7 December 2016 at 14:57
To: "planning@adur-worthing.gov.uk" <planning@adur-worthing.gov.uk>

Duke of Wellington Pub,

368 Brighton Road,

BN43 6RE

Development Management Section

Adur & Worthing Councils

Portland House

44 Richmond Road

Worthing,

W. Sussex,

BN11 1HS

Dear Sir/Madam

Re: Application for prior notification for demolition (Your Ref: AWDM/1646/16)

Thank you for the notification given regarding the demolition of the site neighbouring our property the Duke of Wellington pub.

We understand from previous discussions with Council officers at the Economy Directorate that the demolition will be undertaken in a manner that will minimise disturbances to neighbouring properties. We also accept that disturbances impacting on our business through noise, dust and smells are largely unavoidable, however it would be helpful to have some forewarning regarding the work schedule of contractors including:

1. Time of day contractors will begin/end work. (This is a particularly sensitive issue for the pub managers who live on the premises, working late hours in a highly demanding job. [redacted] Their preference would be for noise to be minimised before 9am).

2. Whether or not works will take place during weekends (our busiest time when the garden is frequently in use).

3. Time frame expected for demolition works to begin/end.

Information regarding the time frame of the demolition is especially relevant to us as we are intending to submit a planning application of our own: a two storey building situated at the end of our garden intended to house a micro-brewery. This project has been the subject of various meetings with the Economy directorate in the hope of purchasing a small area of the Council's land in order to preserve valuable garden space. Eventually, we have decided to develop plans for the brewery within our garden boundaries as the future of the Civic Centre site remains uncertain for the time being and officers have been unable to provide necessary assurances that our proposals could be accommodated.

If planning permission for our development is granted, our time frame would most likely need to take account of plans for the demolition as we will be requesting permission for access to the Civic Centre site in order to carry out essential works on foundations, erection of scaffolding etc. A pre-planning consultation meeting to discuss this further would therefore seem necessary. We expect initial architectural plans for the brewery to be completed soon, so perhaps a meeting could be arranged for the New Year?

Best wishes,

Rob Jones & Jess Green [redacted]