B

Mr Trevor Wickson
20 Kingston Way
Shoreham By Sea
West Sussex
BN43 6YA

MOST URGENT Further Objection

Mr Peter Barnett
Case Officer
Worthing Planning Department
Portland House, 44 Richmond Road,
Worthing, BN11 1HS

30th Nov 2021

Re: The Schooner – AWDM – 1327 – 01

Subject: Serious Omissions in your Assessments and Recommendations

Application for Conversion from Historic Tavern to Private Dwelling

Dear Mr Barnett,

Thank you for your new revelations, comments in our phone call yesterday.

We have looked again at the details on the Planning Site and see that one of the reasons given for a total "U" turn in the Planning Department's recommendations has been a slight ambiguity in Policy 33. Where it is assumed that the "OR" in the definitions erroneously opens the way to give approval. Yet, no mention is made of Paragraph 84 the National Planning Policy Framework, which was a fundamental requirement in your original objection. Why have these requirements now been excluded?

Moreover, one also has to consider that single Policy 33 in the context of what the Schooner is. It is NOT "just another pub". It is an historic Tavern and part of the Marine Conservation Area in Southwick. As such there are NO other "options" in the area – or even the extended area. That is, obviously, the whole point of having a Conservation area. A factor which has been totally ignored in your latest assessments. Again, why have these fundamental issues and requirements been ignored? Specifically the continued social use of this building as a Community and Heritage Asset for current and future citizens.

We are surprised and, if we may say disappointed, that the Planning Department have totally reversed their analysis of this Application. A distorted view now based entirely on one minor point – out of all the major points in Mr Chris Jones' damning earlier report – in which he **totally demolished the grounds for the Application** on several points of both National and Local Policies – to which you subscribe. It is also clear that it is the only point which might even be one of dispute. The others remain damning and outstanding reasons for rejection.

This therefore raises concerns that there may be other factors involved which we do not yet see in the published comments on the site. Of course, it is essential that all factors involved are made fully visible to the Public so that the Planning Committee's consideration for the Application is done in a completely transparent way.

POSTPONEMENT REQUEST

In the circumstances we request a postponement of the intended decision on this Application at the 6th December Planning Committee Meeting. This postponement being pending proper legal investigation into the interpretations and the misunderstandings of your Council's Policy and the National Requirements, as highlighted in the earlier report.

Yours sincerely,

Trevor Wickson