

PLANNING APPLICATION REF. 18/00489/FULL

**DESCRIPTION OF DEVELOPMENT:
CHANGE OF USE FROM PUBLIC FOOTWAY TO OUTDOOR SEATING
AREA FOR PUBLIC HOUSE**

AT

CORN EXCHANGE MARKET PLACE ARBROATH DD11 1HR

REPRESENTATIONS

Comments for Planning Application 18/00489/FULL

Application Summary

Application Number: 18/00489/FULL

Address: Corn Exchange Market Place Arbroath DD11 1HR

Proposal: Change of Use from Public Footway to Outdoor Seating Area for Public House

Case Officer: Fraser MacKenzie

Customer Details

Name: Mrs Irene Mitchell

Address: 21 Cliffturn Road Eskdale Arbroath

Comment Details

Commenter Type: Member of Public

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: I own Ferriers Florist, 25 Market Place, Arbroath. I wish to object to this application as I need access to my shop all day as I supply a delivery service to my customers and this application would obstruct my access.

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Case Officer: Fraser MacKenzie

Customer Details

Name: Mrs Lesley Firth

Address: 27 Marketplace Arbroath

Comment Details

Commenter Type: Miscellaneous

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: With regards to this change I would like to strongly object.

As a tenant of this beautiful and self managed conservation area I feel that it is a detrimental move that will cause a negative impact for the rest of us independent traders.

Firstly there is the physical barrier that this implementation may cause. From the bottom step to the beginning of my wheelchair access ramp it is 6metres. We take deliveries daily and this will be affected by the limited access. There are also mail vans delivering/collecting from the post office which will cause a bottle neck in this small pedestrian precinct. There is also the access for emergency vehicles to be taken into consideration. I appreciate there will not likely be all these vehicles at once but if it becomes a regular interference with the public footpath thoroughfare then customers to our establishments may decide to shop in alternative shopping areas. Business for independent retailers is hard enough in this climate without big impersonal chains monopolising the conveniences.

Secondly there is the air pollution and intimidation. Unfortunately, we are not in an area with great café culture. We don't have the best weather so ultimately this outdoor eating/drinking areas can be an excuse to get drunk, smoke and let the children run amok on the staircases. We already have to put up with loud inebriated weatherspoons clients yelling and swearing after a few drinks out for a smoke. At times presently and without the seating area this can be quite uncomfortable with external pub patrons.

Thirdly, the seagulls. It has already become a bit of a nuisance if plates aren't cleared soon enough we can have these scavengers pick at the plates. More tables could cause more seagulls looking for scraps.

To conclude, I do think it is an unfair suggestion when it will, and already does cause a negative impact on this area. Surely it is a compromise to keep as is and where else has to enter their place of business via a beer garden!