

Licensing Section
Dover District Council
White Cliffs Business Park
Kent CT14 3PJ

Dear Licensing

Monday 26 April 2021

Planning Application

Aspendos, Quarterdeck, 41-45 Beach Street, Deal, Kent - OBJECTION

Please note the following objections in respect of the above planning application.

UNNEIGHBOURLY

Personally, this proposal would severely affect my ability to work from home due to the proposed out-door eating being directly underneath my home office. The proposed hours would mean noise, smells from food and cigarette smoke will completely ruin any chance of having open windows and feed through my kitchen extractor outlet located above this passageway. Additionally, the nature of my work which with my HQ being on the USA, West Coast means my working day continues through to midnight with my home office in my guest bedroom being in use long into the night. My home office is also my guest bedroom and having an outside dining area below would again impact this use. This would also make having windows open in my open plan living area unpleasant and impossible.

I also feel it worth nothing that since opening there has been a significant increase in litter directly outside of the restaurant, with cigarette butts and wrappers from the complimentary sweets available outside.

LIGHT POLLUTION

Although not mentioned in the application details, I would object to any additional lighting being installed.

NOISE POLLUTION

Noise is amplified in this throughfare due to the buildings either side of this passage.

Residents have been affected by late night and early morning noise from revellers from near by establishments with anti-social behaviour being a particular issue during summer months.

Anti-Social behaviour has had adverse effects on health and well-being.

Due to the residential nature of the Quarterdeck development, directly above this site, noise has be to the primary concern due to bedrooms directly above, kitchen extractor fan outlets that allow for the noise to carry directly into open plan living areas, windows above the passage way have had to be closed to obscure noise with a take-away only service, having a restaurant and drinking venue using this passage way from 11am to 11pm, seven days a week is nothing short of anti-social, unneighbourly and would have serious effects on residents well-being and peaceful quality of life

Music from the venue has been an issue at times, requiring windows to be closed during the day and evening.

ACCESS ISSUES

Given that this passageway is a throughfare from the Middle Street Car Park to an already busy part of the seafront, the reduced pedestrian right of way would impact access into the Apartments on 37-

39 Beach Street. Prior to COVID this was already an issue during busy summer months and now being further reduced due to Salentino's using the rear garden entrance and soon to be main restaurant entrance – on the same side as the apartments, I believe having a 12 hour outside dining area would negatively impact access both day-to-day and in the unfortunate event of Emergency Services needing to attend the properties, make it an unsafe situation for the residents.

CONCLUSION

Article 8 of the Human Rights Act says "a person has a right to enjoyment of all their possessions which includes their home and other land".

This proposal would make the above extremely difficult for the reasons detailed in this objection. The sole use of this passage has always been a thoroughfare and access point for the restaurants and most importantly residential access. It would be unfortunate if this application was to be approved as it would negatively affect my home by taking it from a mostly quiet and pleasant place to live to one of daily, nightly disruption to my well-being and health. Please consider this letter a well informed and considered objection.

Yours Sincerely

Mr Cameron Arthur
Apartment 12, 37-39 Beach Street, Deal, Kent. CT14 6HY