

	Online Comments
Application No:	18/04678/FUL
Comments:	<p>I would like to add the following comments to my objection to this planning application:</p> <p>At no point was the pub put on the open market. Wiltshire Core Strategy Policy 49 requires that a community facility should be marketed for at least six months before it can be demonstrated to be economically unviable. Planning inspectors generally wish to see a period of at least 12 months.</p> <p>The applicant paid £350,000 for the pub (source: Land Registry WT437639). This would appear to be significantly in excess of the market value of the pub, especially given the minimum sum that is likely to be required to bring it up to standard. The applicant is therefore under considerable pressure to get 'change of use' to a residential dwelling and to then get planning permission for additional dwellings on the parts of the car park not covered by this application.</p> <p>Although not illegal, I and other objectors have noted that the applicant has recently had the bar of the pub ripped out and walls demolished. Our interpretation of this is that the applicant is trying to deter potential buyers who would be interested in buying the pub as a business as it now becomes more costly to bring up to standard and will take longer to reopen.</p>
Name:	Mr. Gary Rawlinson
Address:	4 The Withies Burbage Marlborough SN8 3TT
Date:	6 July 2018
Case Officer:	Jonathan James