

St Martha Parish Council

Parish Clerk
23 The Street
Albury, Guildford
Surrey GU5 9AB
07976 778864



clerk@stmarthaparishcouncil.co.uk

13th February 2024

The Licensing Team
Guildford Borough Council
Millmead House
Millmead
Guildford
GU2 4BB

Dear Sir

Street Trading Application - The Little Bean – 20370

St Martha Parish Council recommend that the above application under consideration should be refused. Our reasons for this recommendation are listed below:

Location

Councillors understand that following a meeting with the applicant and the Surrey County Council Countryside and Access Officer, that the 'coffee trailer' is to be located 'on the green' alongside the principal bridleway and footpath leading up to the church.

For this to happen the applicant will have a 'key' to the barrier which prevents cars driving onto the bridleway/footpath. There are other users with access to the barrier, which include Thames Water, Electricity Board, The Church and residents of St Martha's Priory. There is a real concern that an additional 'key holder' will compromise security, with the very real possibility of fly tipping and anti-social behaviour.

Parking

The car park in Halfpenny Lane is always 'busy' and full at weekends. At times visitors park on the access road that leads up to the church, and indeed it is not unusual for cars to be parked in front/near the two properties, Southernway and St Martha's Priory. We feel that the coffee trailer will attract more visitors, who will stay longer, and add to the congestion. The 'access road' should be kept clear should an emergency vehicle be needed, allowing for the width of a fire engine and ambulance.

Traffic

We are very concerned that a 4x4 vehicle pulling a horse trailer on and off the site up to 4 times a week will severely impact the environment. Erosion of the sandy track is a concern, and the 'green' area which is currently in a 'fragile' state.

Undoubtedly there will be a social media presence to the business which will attract more visitors from further afield. Halfpenny Lane already has too much traffic, being a short cut to Guildford, with courier/transit vans, food deliveries etc. Our concern is that the facility will attract more people.

Additionally, the lane is in a very poor' state, with environmental damage ongoing to the banks/verges. The applicant will be driving up and down the lane twice a day, and it only takes one inappropriately sized vehicle at a busy time of day to cause chaos, leading to more erosion, damage to the banks vegetation, and danger to the public.

Litter

This will not be confined to the parking area, our lanes and the 'hill' itself will undoubtedly become subject to coffee cups and detritus being disposed of inappropriately. The use of compostable cups/lids does not stop litter.

St Martha's Church

Volunteers operate a 'tea bar' from time to time in aid of the local food and hygiene bank. The 'green' area is also used by the church as additional parking for weddings and funerals.

In Conclusion

The location is in an Area of Outstanding Natural Beauty – AONB, and this proposal is likely to have an adverse impact on this particularly beautiful part of our Parish and therefore, on our residents. We see no obvious need for a coffee shop in this location.

St Martha Parish Council strongly oppose the application.

Yours sincerely

Anne Tait

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Parish Clerk for and on behalf of the St Martha Parish Councillors