

Please see below four photographs (taken on two separate occasions) exemplifying the limited size of the Fox Car Park. It is clear that, as previously stated in our objection, more than **thirteen** cars cannot be parked in such a limited space. It is unacceptable for double (and indeed triple) parking to be utilised, as well as cars being parked so as to completely block the entrance to the new houses.

Three of the images show **twenty** parked cars. **Three** of the cars are parked across the entrance to the new houses. **Five** are parked in such a way as to be double parked with each other and triple parked to block in eight of the cars that have been correctly parked along the sides. Only **twelve** of these cars are parked appropriately.

The residual upper car park has only ever held thirteen cars, six to the left (houses side) and seven to the right (road side). An extended car park of **twenty-four** or **twenty-six** spaces was promised to the residents of Ryton by the applicant and formed part of the Design and Access Statement for 14/00701/FUL. It is depicted in all but of the detailed approved plans and drawings for that application.

The applicant submitted supporting documentation for 14/00701/FUL, explicitly stating that there would be a 24/26 space car park. The planning committee debated the parking provision and deemed this size to be “sufficient”. Promises of three overflow car parks were false in the case of two of them and unfeasible for the third.

The revised boundary proposed in 17/01790/FUL takes away all of the required land to extend the car park, giving it over to the housing development. No new spaces could be created. The photographs show that the pub clearly needs the extra parking and if 17/01790/FUL is granted then both the spirit and the fact of the judgements and determinations of the planning committee re 14/00701/FUL will have been overturned.

Brendan Mallon  
Ryton Supporters of Community Assets



