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our ref : 05:013 M11

08th June 2018

The Chairman,
Environmental & Planning Revision Tribunal
P.O. Box 172
Valetta CMR 02



Sir,

RE: PA 567/18

On behalf of my client, Ms Davinia Laferla Turner, I wish to lodge an appeal against the refusal issued by the EPC with respect to a request to regarding an application to change the use of an existing approved Class 4B shop to Class 3C premises, to be used for children's entertainment activities.

The reason given for refusal :- 'consequential increase in parking congestion' absolutely does not hold in this case. Our proposal specifically refers to the proposed use as an area to be used for **children's** entertainment activities, namely childrens' parties. Children are dropped off by parents & picked up at a later time. This should not considerably increase parking congestion more than the current approved class 4b shop.

The premises have a floor space of 107sqm, with the actual activity area limited to 63sqm. The proposed site is also within the secondary town centre, so use is compatible with zoning in local plan – as is also confirmed in case officer's DPAR.

The site is located in a wide road/piazza where pick-up/drop off can be carried out with ease with no obstruction of flowing traffic.

Adjacent shop was also recently changed to a children's dance/singing studio, and has been operating since with no issues (parking, traffic or otherwise) whatsoever - PA3522/15.

In view of the above, I, therefore respectfully ask your tribunal to revoke the refusal and recommend a granting of the development requested. Thank You.

Anthony Fenech Vella A&CE

Encl: Copy of Refusal/ Levy Payment/Site Plan/