

20 AUG 2014

Sue Cullen
24 Glebe Gardens
Harlington LU56PE

19th August 2014

Ref: 6 Lincoln Way, Harlington, Beds LU56NA

Dear Councillor,

I am writing to you in regard to my planning application for Change of Use at 6 Lincoln Way Harlington. I would like to change the use from "Suis Generis" Beauty Salon to A3 - Cafe with Deli & Curiosities.

Please find attached a copy of our planned menu and a leaflet outlining the benefits that this new business can bring to Harlington Village.

For environmental reasons, I have submitted one copy of a supportive petition to the Development Committee, along with a copy of our shop-layout and Fire Safety Plans as approved by Building Control for your perusal.

Kind regards,

Sue Cullen



Ask not what your village can do for you but what you can do for your village...

Much noise has been made about the “greasy spoon” that may be granted permission to open at 6 Lincoln Way, Harlington. Unnecessary upset has been caused to local residents by silly rumours so we would like to bust a few of those myths.

With permission, we shall open what is becoming known as a “Vintage Café”; offering homemade cakes & savouries, old-fashioned pots of tea with tea cosies, real china and proper service. We lost a very popular eatery when the coffee shop at Harlington Manor Leisure Centre closed down several years ago. Since then we have only had volunteer/charity group coffee mornings offering coffee & cake and The Carpenters Arms public house offering daytime meals. By supporting our “pop-up” shop every Tuesday in the village hall, Harlington residents have shown there is a genuine need for an eatery in the village that has no relationship to the Churches or involve the sale of alcohol.

We shall offer a space for young and old, rich and poor to come together. For company, to eat wholesome food, drink, play and learn new skills (during quiet times we shall have clubs such as knitting/crafts, internet for beginners, cake decorating etc) and all without having to leave the village. Harlington has a small but growing population of people suffering from intolerance to gluten & nuts, some who are diabetic and others who chose to eat a vegetarian or vegan diet. Along with a great selection of other affordable meals, we shall cater to these specialist dietary needs that are not currently met in Harlington or indeed any of the surrounding villages.

We are committed to using and selling locally sourced produce in our shop along with harder to find items like dealcoholized wine, fine cheeses, vegan and gluten-free goods. When the popular village butcher closed his door some years ago due to retirement, residents say that the social centre of the village was lost - along with the opportunity to purchase good quality meat, pies etc locally. Deacons Butchers of Westoning have agreed to install and stock a fridge for us with their pre-packaged items which will help to fill this void. The café itself will do the rest.

Over the past 18 months we have built up a wonderful clientele & support network with regular customers visiting our “pop-up” shop. To date we have 574 Facebook “friends”.

Over 300 people have signed to support our application via our petition and more than 50 wrote to the planning office in support (the planning office reported that some of these letters were sadly lost due to a “glitch” and so have not been added to the online total).

Number 6 has for many years been thought of as a “problem shop”. Businesses start and fail regularly in this unit. We believe this is because the previous businesses all offered luxury items. We would like to give residents a reason to visit the shop parade more than once per month for a manicure, eyebrow tint or bouquet. We strongly believe that our presence in Lincoln Way will invigorate the whole shop parade and encourage bi-weekly if not daily visits by residents, some of whom rarely use the shops at all at present.

Staff-wise, we have 6 potential part-time positions to offer - for which there is already a waiting list and we have been approached by one Vulnerable Adult from Harlington whom we wish to offer a work-placement to via the council. We shall also work with the Upper School & Sixth Form to offer work experience placements and Duke of Edinburgh volunteering opportunities.

We shall encourage and enable the pupils from all of the schools to make healthy eating choices outside of the school perimeter. We are vehemently opposed to the rising popularity of long-life, processed junk food & so-called “energy drinks” which include high levels of sugar and caffeine. By offering ‘reward points’ and installing recycle bins for take-away waste, we hope to improve the current litter problem at the front of the shops.

Working with Building Control, we have drawn up renovation plans that will open the unit up and transform it into an attractive and safe place. The tiny toilet is currently being extended to aid people with mobility issues and/or young children, new fire detection alarms will be fitted along with emergency lighting and signage.

The Environmental Health agency are overseeing our kitchen plans to ensure our neighbours will not be subjected to unpleasant cooking smells or noise. We shall take advice from the Food Hygiene and Safety department in regard to an efficient waste management and pest prevention system. In short, we are not applying to open a shop that will inconvenience, disturb or upset anybody. Our vision is to add a welcoming space to enrich our lovely village.

Finally - during our 18 months of opening every Tuesday at Harlington Village Hall, we only ever had one complaint. This complaint was repeated over and over and over again. “Why can’t you be open more than one day per week?” We would really love to be able to reply, “We are”.



Meals & Snacks

Soup of the Day £3.50

Toddler's Meal £1.80

Filled Roll £1.80

Deli items from £1.50*

Salad Bar Plate £3.50
(choose 3 x mixed salads from display)

Pick 'n' Mix Deli Deal £4.80
(choose 1 x Deli plus 3 x salads)*

Ploughmans Lunch £4.50

Baguette or Toastie £2.50

Doorstep Sandwich £3.50
(inc 1 x salad)

Take-Away Items

Salad Bowl (choose 3 x salads) £2.50

Jacket Potato & 1 x filling £2.80
(Add extra filling/salad for £1)

Choice of Deli Items from £1.50*

Filled Roll or Small Baguette £1.80

Large Baguette £2.50

Soup Cup £2.00

**Deli items include Homemade
Quiches, Scotch Eggs, Samosas,
Stuffed Peppers & more...*

Sweet Treats

Homemade Cakes from £1.50:

Victoria Sponge (G/F)

Coffee & Walnut (GF/Vegan)

Devils Chocolate Sponge (Vegan)

Sticky Triple Ginger Cake (Vegan)

Coffee/Tea & Cake Deal

*Cream Tea with Clotted Cream, Scone,
Tea or Coffee & Humbers Homemade
Strawberry Jam £3.50*

Ice-Cream Sundaes from £2.50

Strawberry Shortcake

Chocolate Brownie

Banana Split

Knickerbocker Glory

Coffee Cake & Caramel

Beverages

*English Breakfast, Decaffeinated
or Fruit Teas £1.80*

Filter or Decaffeinated Coffee £1.50

*Fancy Coffee £1.80 inc Latte,
Cappuccino, Mocha & Espresso
(Syrup or Whipped Cream 50p)*

*Hot Chocolate £2.80**
(made with real chocolate)

Juices, Water etc as priced

Kids Milk or Juice 50p

**Vegan version available*