

**WHITE HORSE PUB, CHURCH ROAD, FELIXSTOWE  
APPLICATION FOR LISTING AS AN ASSET OF COMMUNITY VALUE**

**ATTACHMENT 1 - Part 3 Community Value notes**

1. The local community need and value this public house: as demonstrated by over 350 formal objections to the Planning Application to demolish the building. Over 540 local people signed a petition and a number of people attended the Felixstowe Town Council meeting in person or via Zoom to lodge objections. There is also a Facebook page: Save The White Horse with 562 members.
2. The pub has been successful for many years: it was forced to close during Covid, during which time the tenants paid full rent to Punch.
3. The new tenants are keen to succeed. They canvassed local opinion and have other successful pubs in Suffolk; they provided takeaways during the Covid lockdown.
4. The pub has been used for: beer, cider and sausage festivals, and a music venue. Private parties are often held there including “wakes” after a funeral at the church opposite. Previous tenants have run it as a gastro pub with great success. It is a popular hostelry for many local residents. Dog walkers often meet there.
5. The pub is a key community asset which is appropriate for the area. The Campaign for Pubs state that pubs play a vital role in establishing a community spirit and provide a source of information and assistance for residents, while also helping to reduce mental health issues related to loneliness and isolation. The Felixstowe Town Council state that the building has social and communal value. It is part of the local identity and has been for more than a century.
6. The White Horse is the only such venue in the area: the nearest ones are the Grosvenor (1.2 miles) and the Ferryboat Inn (1.8 miles). The Fludyers Hotel is nearer (0.6 miles) but is a hotel and restaurant without a local pub atmosphere. The White Horse is also within the catchment area of the new housing developments at Ferry Road and Gulpher Road. Over 200 houses are being constructed in the initial development.
7. The pub is part of a local village-type community outside the main town of Felixstowe: nearby is a park, a Grade 2\* listed church, and the Old Felixstowe Community Association with tennis courts.
8. The building has strong aesthetic value: it was designed in the “arts and crafts” style by local architect Thomas Cotman for Messrs Cobbold & Co and constructed in 1904. The original drawings are held by the Suffolk Records Office. Cotman’s contribution to the townscape of Felixstowe is significant; he designed many of the town’s most important buildings. Cotman died in 1925 and is buried in the church opposite the building.
9. There has been a pub on this site since the 1700s and in this building since 1904. The outbuildings were formerly riding stables and the names of horses kept there are still inscribed on the walls.
10. The Suffolk Coastal Local Plan (2020) sets out to protect community facilities (SECTION 8.6) Its guidance is as follows: consult local community, consider if there is access to similar services, and is there demonstrably a community need.