

## James Kirkham

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**From:** [REDACTED]  
**Sent:** 21 April 2022 09:01  
**To:** James Kirkham  
**Subject:** RE: North Arms

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Hi James

I noticed on the portal that Neil Hallett had posted an objection. Mr Hallett is the party referred to as Mr H in the marketing update. To note he has still not provided the solicitors details, paid the deposit etc etc. If he was a genuine buyer he would have done this, indeed he still could, but it is clear his intention was to put in an offer to try to thwart the planning application and his objection makes this clear. However, we would contest that his efforts only prove that we are open to any genuine buyer and would accept a genuine offer for the pub, but Mr Hallett is not. We would hope that this is clear in whatever planning decision you make, but if there is any doubt or further information on this false offer you require please let me know.

As regards to the planning decision could you confirm when this is likely to be made please

Many thanks

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**From:** [REDACTED]  
**Sent:** 12 April 2022 14:21  
**To:** 'James Kirkham' <James.Kirkham@Cherwell-DC.gov.uk>  
**Subject:** North Arms

Hi James

Please find attached a marketing update and comments on the valuation, a comparison property in the area and a diagram showing the trade area of the pub. The diagram is to show the extend of the trade area of the pub and that 25% of it can not have seating in it as it's a walk through between the kitchens and toilets.

Happy to discuss

Best regards