

REPORT TO LICENSING PANEL SUB COMMITTEE

CONSIDERATION OF APPLICATION FOR A PREMISES LICENCE UNDER THE LICENSING ACT 2003

LICENSING PANEL SUB COMMITTEE: 7th January 2010

OFFICER REPORTING: Alan Barwise - Team Leader, Licensing

A) THE APPLICATION

APPLICANT: Nick Billingham & Mike Clark

PREMISES: Cookham Moor, Cookham, Berkshire

Licence Application

For one day only on the 22nd May 2010

Relevant licensable activities:

1. supply of alcohol
2. provision of regulated entertainment - outdoors only

Hours of licensable activities

Supply of alcohol – 12:30 – 22:00

Provision of regulated entertainment – 12:00 – 22:30

Other times, premises proposes to be open:

N/A

Designated Premises Supervisor:

Matt Smith

Supply of Alcohol is for consumption on or off the premises

On the premises only

Steps to promote licensing objectives

- a) Crime and Disorder

See attached copy application

- b) Public Safety
See attached copy application
- c) Public Nuisance
See attached copy application
- d) Child Protection
See attached copy application

B. RELEVANT REPRESENTATIONS

Responsible Authorities:

- a) Police
None
- b) Environmental Health
None
- c) Fire Officer
None
- d) Planning Officer
None
- e) Child Protection Agency
None

Interested Parties

1. Attached are the objections from local residents.

Nick Baker, Suffolk Cottage, Cookham
Mr & Mrs Edge, Triboges House, Berries Road, Cookham
Lisa Fletcher, Coombe End Cottage, High Street, Cookham
Stephen Devereux, Cookham
Peter and Irene Gaines, Rosemary, School Lane, Cookham
Mrs J Gorge, Salters, School Lane, Cookham
Fiona Hewer, 1 Hawthorn Cottages, High Road, Cookham
Richard James, Apple House, Halldore Hill, Cookham
Mr & Mrs N Jefferies, Moor End, Cookham Village
Mr & Mrs D Joynes, 1 Keeleys Cottages, High Street, Cookham
Porteur Keene, Chapel Haus, The Old Cricket Common, Cookham
Liz Kwantes MBE, 3 Hillside Cottages, New Road, Cookham
Clive Lambden, Cookham
Perry Linton, 2 Southview Cottages, High Road, Cookham
Alan McGee,
Roland McGill, Hockett Cottage, Hocket Lane, Cookham Dean
Graeme Milne, Touch Properties Limited, The Croft, Winter Cottage,
Mike & Tracie Nickels, Gables, Lower Road, Cookham
Keith Patterson, 1 Hatch Place, Lower Road, Cookham
Alison Peck, Danes Oak, Danes Gardens, Cookham
Ms L Platten, Jewellery Workshop & Showroom of Cookham, Eastflint House, Cookham
Mrs M N Pleming, Apple Tree Cottage, High Road, Cookham Rise
Mr P E Pleming, Apple Tree Cottage, High Road, Cookham Rise
Ms C Power, 7 Hamfield Cottages, Lower Road, Cookham
Sam Seghi, Cherry Tree Cottage, Popes Lane, Cookham Dean
Ann Smith, The Vicarage, Church Gate, Cookham
Father Michael Smith, Cookham
Ms L Stone, Mead Cottage, School Lane, Cookham
Pippa Strasser-Ganderton, Shelleys, High Street, Cookham
Paul Stratford, Stratford's Wine Agencies, High Street, Cookham
Peter Walker, 175 Whyteladyes Lane, Cookham
Ossie & Daphne Wardell-Yerburgh, Hunters Lodge, The Pound, Cookham
Nigel Weller, Shelleys, High Street, Cookham

C) IT IS CONSIDERED THAT THE FOLLOWING POLICIES HAVE A BEARING UPON THE APPLICATION

The following is taken from the Council's Licensing Policy:

The Council maintains that licensing is about the control of licensed premises, qualifying clubs and temporary events with the terms of the 2003 Act and any terms and conditions attached to licences will be focused on matters which are within the control of individual licensees and other granted relevant permissions, centring on the premises and their vicinity. In addressing the issue of "vicinity", the Council will primarily focus on the direct impact of the activities at the premises on members of the public living, working or engaged in normal activities in the area concerned".

Licensing is not the primary mechanism for controlling anti-social behaviour away from premises and beyond the control of operators. However, it is a key aspect of such control

and the licensing law is part of the holistic approach to the management of the evening and night-time economy in town and city centres.

The Council will only grant a licence or extend the hours of operating of an existing licence where this would not result in unreasonable disturbance to neighbours.

In considering the affect on neighbours, the Authority will take into account:

1. The nature of the activity
2. The character of the surrounding area
3. Measures for limitation of noise emissions from the premises. This may include as appropriate;
 - Noise limitation devices,
 - Sound insulation,
 - Whether windows are to be opened
 - The installation of acoustic lobbies
 - Double glazing
 - Measures to deal with queuing, where necessary
 - Use of outdoor areas
 - Measures to deal with dispersal of customers from the premises as necessary, including the employment of door supervisors, use of dedicated Hackney Carriage/Private Hire firms, notices in the premises requesting customers to respect neighbours.
 - Winding down periods, particularly in public houses and night clubs, etc.

The licensing authority will normally expect to see proven protective measures included in the operating schedule. Applicants are encouraged to consider the measures set out in this policy and the schedule in forming their operating schedules.

D) NATIONAL GUIDANCE

National guidance regarding public nuisance is as follows:

- 2.32 The 2003 Act requires licensing authorities (following receipt of relevant representations) and Responsible Authorities, representations, to make judgments about what constitutes public nuisance and what it is necessary to prevent it in terms of conditions attached to specific premises licences and Club premises certificates. It is therefore important that in considering the promotion of this licensing objective, licensing authorities and responsible authorities focus on the impact of the licensable activities at the specific premises on persons living and working (including doing business) in the vicinity that are disproportionate and unreasonable. The issues will mainly concern noise nuisance, light pollution, noxious smells and litter.
- 2.33 Public Nuisance is given a statutory meaning in many pieces of legislation. It is, however, not narrowly defined in the 2003 Act and retains its broad Common Law meaning. It is important to remember that the prevention of public nuisance could, therefore, include low-level nuisance, perhaps affecting a few people living locally as well as major disturbance affecting the whole of the community. It may also

include in appropriate circumstances the reduction of the living and working amenity and environment of interested parties (as defined in the 2003 Act) in the vicinity of licensed premises.

- 2.34 Conditions in relation to noise nuisance will normally concern steps necessary to control the levels of noise emanating from the premises. This might be achieved by a simple measure such as ensuring that windows and doors are kept closed after a particular time in the evening to a more sophisticated measures like the installation of acoustic curtains or rubber speaker mounts. Any conditions necessary to promote the prevention of public nuisance should be tailored to the style and characteristics of the specific premises. Licensing Authorities should be aware of the need to avoid unnecessary or disproportionate measures that could deter events that are valuable to the community, such as live music. Noise limiters, for example, are very expensive to purchase and install and are likely to be a considerable burden on small venues.
- 2.35 As with all conditions, it will be clear that conditions relating to noise nuisance may not be necessary in certain circumstances where the provisions of the Environmental Protection Act 1990, the Noise Act 1996, or the Clean Neighbourhood & Environment Act 2005 adequately protect those living in the vicinity of the premises. But as stated earlier in this guidance, the approach of licensing authorities and responsible authorities should be one of prevention and when their powers are engaged, licensing authorities should be aware of the fact that other legislation may not adequately cover concerns raised in relevant representations and additional conditions may be necessary.
- 2.36 Where applications have given rise to representations, any necessary or appropriate conditions should normally focus on the most sensitive periods. For example, music noise from premises usually occurs from mid-evening until either late evening or early morning when residents in adjacent properties may be attempting to go to sleep or are sleeping. Under these circumstances, conditions relating to noise in the immediate vicinity of the premises may also prove necessary to address any disturbance anticipated as customers enter and leave.
- 2.38 In the context of preventing public nuisance, it is again essential that conditions are focused on measures within the direct control of the licence holder or Club. Conditions relating to public nuisance caused by the anti social behaviour of customers once they are beyond the control of the licence holder, Club or premises management cannot be justified and will not serve to promote the licensing objectives.
- 2.39 Beyond the vicinity of the premises, these are matters of the personal responsibility of the individual under the law. An individual who engages in anti social behaviour is accountable in their own right. However, it would be perfectly reasonable for a licensing authority to impose a condition, following relevant representations, that requires the licence holder or Club to place signs at the exit of the building encouraging patrons to be quiet until they leave the area and to respect the rights of people living nearby to a peaceful night.

2.40 The cumulative effects of litter in the vicinity of premises carrying on licensable activities can cause public nuisance. For example, it may be appropriate and necessary for a condition on a licence for premises serving customers on take-aways and fast food outlets from 11pm to provide litter bins in the vicinity of the premises in order to prevent the accumulation of litter. Such conditions may be necessary and appropriate in circumstances where customers late at night may have been consuming alcohol and be inclined to carelessness and anti social behaviour.

E) OBSERVATIONS

The Sub Committee is obliged to determine this application with a review to promoting the licensing objectives which are:

- The prevention of crime and disorder;
- Public safety;
- The prevention of public nuisance
- The protection of children from harm

In making its decision, the Committee is also obliged to have regard to national guidance and the Council's own Licensing Policy.

Of course, the Committee must have regard to all of the representations made and the evidence it hears.

The Committee must take such of the following steps as it considers necessary for the promotion of the licensing objectives:

- a) grant the application as asked
- b) modify the conditions of the licence, by altering or omitting or adding to them
- c) Reject the whole or part of the application

The following comments are made on the representations raised:

First of all, Members should know that this event was held for the first time in 2009. On that occasion, the event overran and enforcement action has been taken since this constituted a breach of the conditions of the licence. For a representation to be relevant, it must be made by an interested party or a responsible authority. In this case, an interested party is someone living in the vicinity of the premises or a person who is involved in a business in that vicinity. Because of the nature of the event, the term 'vicinity' has been given a wide interpretation to include those in and around the village of Cookham. Due to the nature of the amplification being used, it is likely that a large number of residents would be affected.

On this occasion, it would appear there are a large number of representations both for and against the application. In addition, there is a petition from a number of local residents who would appear to be against the proposed event. Members must decide how much weight to attach to each individual representation.