

Notice of Meeting

Licensing Sub-Committee

Monday, 8th August, 2011 at 10.00 am

in Committee Room 1 Council Offices
Market Street Newbury

Members Interests

Note: If you consider you may have an interest in any Application included on this agenda then please seek early advice from the appropriate officers.

Date of despatch of Agenda: Friday 29 July 2011

FURTHER INFORMATION FOR MEMBERS OF THE PUBLIC

If you require further information about this Agenda, or to inspect any background documents mentioned in the reports, please contact Moira Fraser on 01635 519045 or mfraser@westberks.gov.uk.

Further information and Minutes are also available on the Council's website at www.westberks.gov.uk

The Starting Gate, 75 Brummell Road, Speen



Agenda - Licensing Sub-Committee to be held on Monday, 8 August 2011 *(continued)*

To: Councillors Jeff Beck, Billy Drummond and Geoff Mayes

Substitutes: Councillors Manohar Gopal

Agenda

Part I	Page No.
1 Declarations of Interest To receive any declarations of interest from Members.	
2 Schedule of Licensing Applications	
(1) Application No. and Ward: 11/000973/LQN The Starting Gate, 75 Brummell Road, Newbury, RG14 1SG	
3 Application to Vary Premise Licence	1 - 22
4 Objection from Speen Parish Council	23 - 26
5 Objection from Residents (Fisher, Brown, MacWilliam, Harper, Smith, Hindley, Pavier, Willcox)	27 - 28
6 Maps	29 - 32

Andy Day
Head of Policy and Communication

West Berkshire Council is committed to equality of opportunity. We will treat everyone with respect, regardless of race, disability, gender, age, religion or sexual orientation.

If you require this information in a different format, such as audio tape, or in another language, please ask an English speaker to contact Moira Fraser on telephone (01635) 519045, who will be able to help.



Agenda Item 3

Application to vary a premises licence under the Licensing Act 2003

PLEASE READ THE FOLLOWING INSTRUCTIONS FIRST

Before completing this form please read the guidance notes at the end of the form.
If you are completing this form by hand please write legibly in block capitals. In all cases ensure that your answers are inside the boxes and written in black ink. Use additional sheets if necessary.

You may wish to keep a copy of the completed form for your records.

I/We **Punch Taverns Plc**

(Insert name(s) of applicant)

being the premises licence holder, apply to vary a premises licence under section 34 of the Licensing Act 2003 for the premises described in Part 1 below

Premises licence number 13217

Part 1 – Premises Details

Postal address of premises or, if none, ordnance survey map reference or description Starting Gate 75 Brummell Road Speen

Post town	Newbury	Post code	RG14 1SG
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Telephone number at premises (if any)	01635 479 47944
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Non-domestic rateable value of premises	£20000
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Part 2 – Applicant details

Daytime contact telephone number	01283 501 600
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E-mail address (optional)	n/a
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Current postal address if different from premises address	Jubilee House Second Avenue
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Post Town	Burton Upon Trent	Postcode	DE14 2WF
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Part 3 - Variation

Please tick yes

Do you want the proposed variation to have effect as soon as possible?

If not do you want the variation to take effect from

Day	Month	Year

Please describe briefly the nature of the proposed variation (Please see guidance note 1)

To permit the sale of alcohol, live music, recorded music and karaoke Sunday to Thursday 11:00h until 00:00h and Friday and Saturday 11:00h until 01:00h (current permission Monday to Thursday 11:00h until 23:30h, Friday and Saturday 11:00h until 00:30h and Sunday 12:00h until 23:30h).

To permit the provision of facilities for dancing Sunday to Thursday 11:00h until 00:00h and Friday and Saturday 11:00h until 01:00h (currently no permission).

To permit late night refreshment Sunday to Thursday 23:00h until 00:00h and Friday and Saturday 23:00h until 01:00h (currently no permission).

For the above a further additional hour into the morning following every, Friday, Saturday, Sunday and Monday for each May Bank Holiday, Spring/Whitsun Bank Holiday and every August Bank Holiday weekend. A further additional hour into the morning following every Thursday, Friday, Saturday, Sunday and Monday for the Easter Bank Holiday weekend. A further additional hour every Christmas Eve and Boxing Day. From the start of permitted hours New Years Eve to the close of permitted hours New Years Day.

To maintain an additional thirty minutes drinking up time on top of the last permitted sale of alcohol.

Remove condition 9 titled "The supply of alcohol is to be permitted between the following hours".

Remove condition 10 titled "Premises to be open to the public during the following hours".

Remove condition 11 "Regulated entertainment can be provided during the hours when the premises is authorised for the sale of alcohol".

All other hours, activities and conditions are to remain unchanged.

If your proposed variation would mean that 5,000 or more people are expected to attend the premises at any one time, please state the number expected to attend

0

Part 4 Operating Schedule

Please complete those parts of the Operating Schedule below which would be subject to change if this application to vary is successful.

Provision of regulated entertainment

Please tick yes

- | | |
|--|-------------------------------------|
| a) plays (if ticking yes, fill in box A) | <input type="checkbox"/> |
| b) films (if ticking yes, fill in box B) | <input type="checkbox"/> |
| c) indoor sporting events (if ticking yes, fill in box C) | <input type="checkbox"/> |
| d) boxing or wrestling entertainment (if ticking yes, fill in box D) | <input type="checkbox"/> |
| e) live music (if ticking yes, fill in box E) | <input checked="" type="checkbox"/> |
| f) recorded music (if ticking yes, fill in box F) | <input checked="" type="checkbox"/> |
| g) performances of dance (if ticking yes, fill in box G) | <input type="checkbox"/> |
| h) anything of a similar description to that falling within (e), (f) or (g)
(if ticking yes, fill in box H) | <input type="checkbox"/> |

Provision of entertainment facilities:

- | | |
|--|-------------------------------------|
| i) making music (if ticking yes, fill in box I) | <input type="checkbox"/> |
| j) dancing (if ticking yes, fill in box J) | <input checked="" type="checkbox"/> |
| k) entertainment of a similar description to that falling within (i) or (j)
(if ticking yes, fill in box K) | <input checked="" type="checkbox"/> |

Provision of late night refreshment (if ticking yes, fill in box L)

Sale by retail of alcohol (if ticking yes, fill in box M)

In all cases complete boxes N, O and P

A

Plays Standard days and timings (please read guidance note 6)			<u>Will the performance of a play take place indoors or outdoors or both – please tick</u> (please read guidance note 2)	Indoors	<input type="checkbox"/>
				Outdoors	<input type="checkbox"/>
				Both	<input type="checkbox"/>
Day	Start	Finish			
Mon			<u>Please give further details here</u> (please read guidance note 3)		
Tue					
Wed			<u>State any seasonal variations for performing plays</u> (please read guidance note 4)		
Thur					
Fri			<u>Non standard timings. Where you intend to use the premises for the performance of plays at different times to those listed in the column on the left, please list</u> (please read guidance note 5)		
Sat					
Sun					

B

Films Standard days and timings (please read guidance note 6)			Will the exhibition of films take place indoors or outdoors or both – please tick (please read guidance note 2)	Indoors	<input type="checkbox"/>
				Outdoors	<input type="checkbox"/>
				Both	<input type="checkbox"/>
Day	Start	Finish	Please give further details here (please read guidance note 3)		
Mon					
Tue			State any seasonal variations for the exhibition of films (please read guidance note 4)		
Wed					
Thur			Non standard timings. Where you intend to use the premises for the exhibition of films at different times to those listed in the column on the left, please list (please read guidance note 5)		
Fri					
Sat					
Sun					

C

Indoor sporting events Standard days and timings (please read guidance note 6)			<u>Please give further details</u> (please read guidance note 3)
Day	Start	Finish	
Mon			<u>State any seasonal variations for indoor sporting events</u> (please read guidance note 4)
Tue			
Wed			
Thur			<u>Non standard timings. Where you intend to use the premises for indoor sporting events at different times to those listed in the column on the left, please list</u> (please read guidance note 5)
Fri			
Sat			
Sun			

D

Boxing or wrestling entertainments Standard days and timings (please read guidance note 6)			Will the boxing or wrestling entertainment take place indoors or outdoors or both – please tick (please read guidance note 2)	Indoors	<input type="checkbox"/>
				Outdoors	<input type="checkbox"/>
				Both	<input type="checkbox"/>
Day	Start	Finish	Please give further details here (please read guidance note 3)		
Mon					
			State any seasonal variations for boxing or wrestling entertainment (please read guidance note 4)		
Tue					
			Non standard timings. Where you intend to use the premises for boxing or wrestling entertainment at different times to those listed in the column on the left, please list (please read guidance note 5)		
Wed					
Thur					
Fri					
Sat					
Sun					

E

Live music Standard days and timings (please read guidance note 6)			<u>Will the performance of live music take place indoors or outdoors or both – please tick</u> (please read guidance note 2)	Indoors	<input checked="" type="checkbox"/>
				Outdoors	<input type="checkbox"/>
				Both	<input type="checkbox"/>
Day	Start	Finish	<u>Please give further details here</u> (please read guidance note 3) As per current licence permission.		
Mon	11:00	00:00			
Tue	11:00	00:00	<u>State any seasonal variations for the performance of live music</u> (please read guidance note 4)		
Wed	11:00	00:00			
Thur	11:00	00:00			
Fri	11:00		<u>Non standard timings. Where you intend to use the premises for the performance of live music at different times to those listed in the column on the left, please list</u> (please read guidance note 5) A further additional hour into the morning following every, Friday, Saturday, Sunday and Monday for each May Bank Holiday, Spring/Whitsun Bank Holiday and every August Bank Holiday weekend. A further additional hour into the morning following every Thursday, Friday, Saturday, Sunday and Monday for the Easter Bank Holiday weekend. A further additional hour every Christmas Eve and Boxing Day. From the start of permitted hours New Years Eve to the close of permitted hours New Years Day.		
Sat		01:00			
	11:00				
Sun		01:00			
	11:00	00:00			

F

Recorded music Standard days and timings (please read guidance note 6)			Will the playing of recorded music take place <u>indoors or outdoors or both – please tick</u> (please read guidance note 2)	Indoors	<input checked="" type="checkbox"/>
Day	Start	Finish		Outdoors	<input type="checkbox"/>
Mon	11:00	00:00	Please give further details here (please read guidance note 3) As per current licence permission.	Both	<input type="checkbox"/>
Tue	11:00	00:00			
Wed	11:00	00:00	State any seasonal variations for the playing of recorded music (please read guidance note 4)		
Thur	11:00	00:00			
Fri	11:00		Non standard timings. Where you intend to use the premises for the playing of recorded music at different times to those listed in the column on the left, please list (please read guidance note 5) A further additional hour into the morning following every, Friday, Saturday, Sunday and Monday for each May Bank Holiday, Spring/Whitsun Bank Holiday and every August Bank Holiday weekend. A further additional hour into the morning following every Thursday, Friday, Saturday, Sunday and Monday for the Easter Bank Holiday weekend. A further additional hour every Christmas Eve and Boxing Day. From the start of permitted hours New Years Eve to the close of permitted hours New Years Day.		
Sat		01:00			
	11:00				
Sun		01:00			
	11:00	00:00			

G

Performances of dance Standard days and timings (please read guidance note 6)			<u>Will the performance of dance take place indoors or outdoors or both – please tick</u> (please read guidance note 2)	Indoors	<input type="checkbox"/>
				Outdoors	<input type="checkbox"/>
				Both	<input type="checkbox"/>
Day	Start	Finish	<u>Please give further details here</u> (please read guidance note 3)		
Mon					
			<u>State any seasonal variations for the performance of dance</u> (please read guidance note 4)		
Tue					
			<u>Non standard timings. Where you intend to use the premises for the performance of dance at different times to those listed in the column on the left, please list</u> (please read guidance note 5)		
Wed					
Thur					
Fri					
Sat					
Sun					

H

<p>Anything of a similar description to that falling within (e), (f) or (g) Standard days and timings (please read guidance note 6)</p>			<p><u>Please give a description of the type of entertainment you will be providing</u></p>		
Day	Start	Finish	<p><u>Will this entertainment take place indoors or outdoors or both – please tick</u> (please read guidance note 2)</p>	Indoors	<input type="checkbox"/>
Mon				Outdoors	<input type="checkbox"/>
				Both	<input type="checkbox"/>
Tue			<p><u>Please give further details here</u> (please read guidance note 3)</p>		
Wed					
Thur			<p><u>State any seasonal variations for entertainment of a similar description to that falling within (e), (f) or (g)</u> (please read guidance note 4)</p>		
Fri					
Sat			<p><u>Non standard timings. Where you intend to use the premises for the entertainment of a similar description to that falling within (e), (f) or (g) at different times to those listed in the column on the left, please list</u> (please read guidance note 5)</p>		
Sun					

Provision of facilities for making music Standard days and timings (please read guidance note 6)			<u>Please give a description of the facilities for making music you will be providing</u>	
			<u>Will the facilities for making music be indoors or outdoors or both – please tick</u> (please read guidance note 2)	
Day	Start	Finish	Indoors	<input type="checkbox"/>
			Outdoors	<input type="checkbox"/>
			Both	<input type="checkbox"/>
Mon			<u>Please give further details here</u> (please read guidance note 3)	
Tue			<u>State any seasonal variations for the provision of facilities for making music</u> (please read guidance note 4)	
Wed			<u>Non standard timings. Where you intend to use the premises for provision of facilities for making music at different times to those listed in the column on the left, please list</u> (please read guidance note 5)	
Thur				
Fri				
Sat				
Sun				

J

Provision of facilities for dancing Standard days and timings (please read guidance note 6)			Will the facilities for dancing be indoors or outdoors or both – please tick (see guidance note 2)	Indoors	<input checked="" type="checkbox"/>
				Outdoors	<input type="checkbox"/>
				Both	<input type="checkbox"/>
			Please give a description of the facilities for dancing you will be providing Permission for customers to dance within the premises.		
Day	Start	Finish	Please give further details here (please read guidance note 3)		
Mon	11:00	00:00			
Tue	11:00	00:00	State any seasonal variations for providing dancing facilities (please read guidance note 4)		
Wed	11:00	00:00			
Thur	11:00	00:00	Non standard timings. Where you intend to use the premises for the provision of facilities for dancing at different times to those listed in the column on the left, please list (please read guidance note 5) A further additional hour into the morning following every, Friday, Saturday, Sunday and Monday for each May Bank Holiday, Spring/Whitsun Bank Holiday and every August Bank Holiday weekend. A further additional hour into the morning following every Thursday, Friday, Saturday, Sunday and Monday for the Easter Bank Holiday weekend. A further additional hour every Christmas Eve and Boxing Day. From the start of permitted hours New Years Eve to the close of permitted hours New Years Day.		
Fri	11:00				
Sat		01:00			
Sun		01:00			
	11:00	00:00			

K

Provision of facilities for entertainment of a similar description to that falling within i or j Standard days and timings (please read guidance note 6)			<u>Please give a description of the type of entertainment facility you will be providing</u> As per current licence permission.		
Day	Start	Finish	<u>Will the entertainment facility be indoors or outdoors or both – please tick</u> (please read guidance note 2)	Indoors	<input checked="" type="checkbox"/>
Mon	11:00	00:00		Outdoors	<input type="checkbox"/>
				Both	<input type="checkbox"/>
Tue	11:00	00:00	<u>Please give further details here</u> (please read guidance note 3)		
Wed	11:00	00:00			
Thur	11:00	00:00	<u>State any seasonal variations for the provision of facilities for entertainment of a similar description to that falling within i or j</u> (please read guidance note 4)		
Fri	11:00				
Sat		01:00	<u>Non standard timings. Where you intend to use the premises for the provision of facilities for entertainment of a similar description to that falling within i or j at different times to those listed in the column on the left, please list</u> (please read guidance note 5)		
	11:00				
Sun		01:00	A further additional hour into the morning following every, Friday, Saturday, Sunday and Monday for each May Bank Holiday, Spring/Whitsun Bank Holiday and every August Bank Holiday weekend. A further additional hour into the morning following every Thursday, Friday, Saturday, Sunday and Monday for the Easter Bank Holiday weekend. A further additional hour every Christmas Eve and Boxing Day. From the start of permitted hours New Years Eve to the close of permitted hours New Years Day.		
	11:00	00:00			

L

Late night refreshment Standard days and timings (please read guidance note 6)			<u>Will the provision of late night refreshment take place indoors or outdoors or both – please tick</u> (please read guidance note 2)	Indoors	<input checked="" type="checkbox"/>
				Outdoors	<input type="checkbox"/>
				Both	<input type="checkbox"/>
Day	Start	Finish			
Mon	23:00	00:00	Please give further details here (please read guidance note 3) Hot food and drink served on the premises.		
Tue	23:00	00:00			
Wed	23:00	00:00	State any seasonal variations for the provision of late night refreshment (please read guidance note 4)		
Thur	23:00	00:00			
Fri	23:00		Non standard timings. Where you intend to use the premises for the provision of late night refreshment at different times, to those listed in the column on the left, please list (please read guidance note 5) A further additional hour into the morning following every, Friday, Saturday, Sunday and Monday for each May Bank Holiday, Spring/Whitsun Bank Holiday and every August Bank Holiday weekend. A further additional hour into the morning following every Thursday, Friday, Saturday, Sunday and Monday for the Easter Bank Holiday weekend. A further additional hour every Christmas Eve and Boxing Day. From the start of permitted hours New Years Eve to the close of permitted hours New Years Day.		
Sat		01:00			
	23:00				
Sun		01:00			
	23:00	00:00			

M

Supply of alcohol Standard days and timings (please read guidance note 6)			Will the supply of alcohol be for consumption (Please tick box) (please read guidance note 7)	On the premises	<input type="checkbox"/>
				Off the premises	<input type="checkbox"/>
Day	Start	Finish		Both	<input checked="" type="checkbox"/>
Mon	11:00	00:00	State any seasonal variations for the supply of alcohol (please read guidance note 4)		
Tue	11:00	00:00			
Wed	11:00	00:00			
Thur	11:00	00:00	Non-standard timings. Where you intend to use the premises for the supply of alcohol at different times to those listed in the column on the left, please list (please read guidance note 5) A further additional hour into the morning following every, Friday, Saturday, Sunday and Monday for each May Bank Holiday, Spring/Whitsun Bank Holiday and every August Bank Holiday weekend. A further additional hour into the morning following every Thursday, Friday, Saturday, Sunday and Monday for the Easter Bank Holiday weekend. A further additional hour every Christmas Eve and Boxing Day. From the start of permitted hours New Years Eve to the close of permitted hours New Years Day.		
Fri	11:00				
Sat		01:00			
	11:00				
Sun		01:00			
	11:00	00:00			

N

Please highlight any adult entertainment or services, activities, other entertainment or matters ancillary to the use of the premises that may give rise to concern in respect of children (please read guidance note 8)
As per existing licence.

O

Hours premises are open to the public Standard days and timings (please read guidance note 6)			State any seasonal variations (please read guidance note 4)
Day	Start	Finish	
Mon		00:30	
	11:00		
Tue		00:30	
	11:00		
Wed		00:30	
	11:00		
Thur		00:30	
	11:00		
Fri		00:30	
	11:00		
Sat		01:30	
	11:00		
Sun		01:30	
	11:00		

Non standard timings. Where you intend the premises to be open to the public at different times from those listed in the column on the left, please list (please read guidance note 5)
 A further additional hour into the morning following every, Friday, Saturday, Sunday and Monday for each May Bank Holiday, Spring/Whitsun Bank Holiday and every August Bank Holiday weekend. A further additional hour into the morning following every Thursday, Friday, Saturday, Sunday and Monday for the Easter Bank Holiday weekend. A further additional hour every Christmas Eve and Boxing Day. From the start of permitted hours New Years Eve to the close of permitted hours New Years Day.

Please identify those conditions currently imposed on the licence which you believe could be removed as a consequence of the proposed variation you are seeking

Remove condition 9 titled "The supply of alcohol is to be permitted between the following hours".

Remove condition 10 titled "Premises to be open to the public during the following hours".

Remove condition 11 "Regulated entertainment can be provided during the hours when the premises is authorised for the sale of alcohol".

Please tick yes

- I have enclosed the premises licence
- I have enclosed the relevant part of the premises licence

If you have not ticked one of these boxes please fill in reasons for not including the licence, or part of it, below

Reasons why I have failed to enclose the premises licence or relevant part of premises licence

P Describe any additional steps you intend to take to promote the four licensing objectives as a result of the proposed variation:

a) General – all four licensing objectives (b,c,d,e) (please read guidance note 9)

As per existing licence save for the conditions requested to be removed.

b) The prevention of crime and disorder

c) Public safety

d) The prevention of public nuisance

e) The protection of children from harm

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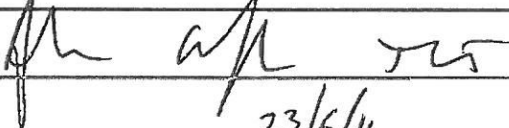
Please tick yes

- I have made or enclosed payment of the fee
- I have sent copies of this application and the plan to responsible authorities and others where applicable
- I understand that I must now advertise my application
- I have enclosed the premises licence or relevant part of it or explanation
- I understand that if I do not comply with the above requirements my application will be rejected

IT IS AN OFFENCE, LIABLE ON CONVICTION TO A FINE UP TO LEVEL 5 ON THE STANDARD SCALE, UNDER SECTION 158 OF THE LICENSING ACT 2003 TO MAKE A FALSE STATEMENT IN OR IN CONNECTION WITH THIS APPLICATION

Part 5 – Signatures (please read guidance note 10)

Signature of applicant (the current premises licence holder) or applicant's solicitor or other duly authorised agent (please read guidance note 11). If signing on behalf of the applicant please state in what capacity.

Signature	
Date	23/6/11
Capacity	Solicitor to Applicant

Where the premises licence is jointly held signature of 2nd applicant (the current premises licence holder) or 2nd applicant's solicitor or other authorised agent (please read guidance note 12). If signing on behalf of the applicant please state in what capacity.

Signature	
Date	
Capacity	

Contact name (where not previously given) and address for correspondence associated with this application (please read guidance note 13)

Barry Richards
TLT Solicitors
One Redcliff Street

Post town	Bristol	Post code	BS1 6TP
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Telephone number (if any)	0117 917 7612
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If you would prefer us to correspond with you by e-mail your e-mail address (optional) barry.richards@tltsolicitors.com

Notes for Guidance

This application cannot be used to vary the licence so as to extend the period for which the licence has effect or to vary substantially the premises to which it relates. If you wish to make that type of change to the premises licence you should make a new premises licence application under section 17 of the Licensing Act 2003.

1. Describe the premises. For example the type of premises, its general situation and layout and any other information which could be relevant to the licensing objectives. Where your application includes off-supplies of alcohol and you intend to provide a place for consumption of these off-supplies you must include a description of where the place will be and its proximity to the premises.
2. Where taking place in a building or other structure please tick as appropriate. Indoors may include a tent.
3. For example state type of activity to be authorised, if not already stated, and give relevant further details, for example (but not exclusively) whether or not music will be amplified or unamplified.
4. For example (but not exclusively), where the activity will occur on additional days during the summer months.
5. For example (but not exclusively), where you wish the activity to go on longer on a particular day e.g. Christmas Eve.
6. Please give timings in 24 hour clock (e.g. 16:00) and only give details for the days of the week when you intend the premises to be used for the activity.
7. If you wish people to be able to consume alcohol on the premises please tick on, if you wish people to be able to purchase alcohol to consume away from the premises please tick off. If you wish people to be able to do both please tick both.
8. Please give information about anything intended to occur at the premises or ancillary to the use of the premises which may give rise to concern in respect of children regardless of whether you intend children to have access to the premises, for example (but not exclusively) nudity or semi-nudity, films for restricted age groups, the presence of gaming machines.
9. Please list here steps you will take to promote all four licensing objectives together.
10. The application form must be signed.
11. An applicant's agent (for example solicitor) may sign the form on their behalf provided that they have actual authority to do so.
12. Where there is more than one applicant, both applicants or their respective agents must sign the application form.
13. This is the address which we shall use to correspond with you about this application.

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SPEEN PARISH COUNCIL

ack & agent notified
22/7/11

Clerk: Mrs Ruth Jones, 7 Horse Guards Way, Thatcham, Berkshire, RG19 4PE
E-mail: clerk@speen.gov.uk or Telephone: 07584435656

West Berkshire District Council
Property & Public Protection
Environmental Health (Licensing)
Faraday Road
Newbury
RG14 2AF



Thursday 21st July 2011

Re: Application 11/000973/LON The Starting Gate, 75 Brummell Road, Speen, Newbury, RG14 1SG

Variation to a premises licence under the Licensing Act 2003

Speen Parish Council wishes to make the following representation:

The Council objects to the application to extend the hours for the sale of alcohol, live music, recorded music, karaoke and the provision of late night refreshments, along with the application to permit the facilities for dancing on the grounds that it would have an adverse effect on crime and disorder, public safety and public nuisance.

The Starting Gate Public House is situated at the junction of Brummell Road and the A4. It backs onto a large residential area, which is referred to as Speen Estate, and is located directly opposite Robert Sandilands Primary School. Across the A4 is another residential area comprising Speen Lodge Court, Speen Lane, Speen Place, Speen Hill Court, Battle Close and Pound Lane. There are a large number of elderly residents within this community and the Parish Council is aware that the Licensing Authority should consider the social demographic characteristics of the community. Speen Parish Council does not think this is a suitable venue for an extension of hours or for the provision of a dance licence.

Alcohol related crime has a major impact on the quality of people's lives. There are already several areas within that part of the Parish of Speen and the neighbouring roads that come under Newbury Town Council, which have been highlighted as areas of concern by the Parish Council, Speen Shaw & Donnington Neighbourhood Action Group and the Neighbourhood Police Team:

1. The newly provided children's play area in Digby Road Recreation Ground (just the other side of Robert Sandilands School) has been subjected to several incidents of late night vandalism. Witnesses have seen young men in the park at around 11.30 p.m., which is the current closing time for the Starting Gate. Thames Valley Police have been unable to allocate more resources to monitoring the park late at night. Speen has one PCSO and one PC to cover the whole area of Speen, Shaw &

Donnington and our PC and PCSO often have to cover areas in Newbury Town further reducing our Police coverage.

2. Almost 30 cars have been vandalised late at night in Speen Lodge Court over the past 12 -18 months. The Neighbourhood Police Team is currently carrying out a police operation in the area. The vandalism has constituted damage to tyres with nails. The residents are thinking of trying to raise the money to pay for CCTV coverage.

3. Kersey Crescent is another priority area because of the high incidents of anti-social behaviour, public nuisance and crime. Requests by PCSO Adrian Coggins for the loan of CCTV have been turned down this year as this limited resource is already in use in other areas. This request followed a series of events of car windows being smashed, a car being overturned and two violent assaults taking place in Kersey Crescent late at night.

4. Speen Recreation Ground has recently suffered from fire damage to the artificial basketball surface.

5. There is a longstanding problem of late night ASB and noise in Goldwell Park. Residents have had fences damaged and items stolen and have considered CCTV which they would also need to fund themselves.

Speen Parish Council has become so concerned about anti-social behaviour and public nuisance within the Parish that, starting in April this year, it now funds through the precept a Neighbourhood Warden for 18 hours a week.

The introduction of a licence for dancing would only serve to aggravate the problems already being experienced by the local community. It is well known that music levels tend to increase as an event progresses. Dance and disco music in particular rely on a strong bass beat, which can create a booming noise in neighbouring premises. Loud music can be particularly problematic at night, as low frequency noise (bass) can often be heard some distance from the noise source. The original application for a licence under the Licensing Act 2003 includes details of the steps that the Starting Gate will take to promote the four licensing objectives but obviously does not include anything particularly pertaining to dance. What new steps would be put in place to address the four objectives in relation to dancing?

It is not only people and music that cause a disturbance. Vehicles can also create noise through stereos, slamming doors, revving engines, the horn or screeching tyres for example. Customers would be leaving the premises either very late at night or in the early hours of the morning, considerably increasing the disturbance and nuisance residents already suffer at present.

Within that original application it is stated that the public house is a detached property with no adjoining neighbours, which means that the noise transference is minimised. It may be a detached property, but as previously stated it is situated very close to a residential area. It also states that there is no other pub in the vicinity. The Hare & Hounds is only about 500 metres further west along the A4, resulting in a cumulative effect on noise, nuisance and anti-social behaviour.

About a hundred metres to the west of the Starting Gate and across the A4 is a Shell Garage. They have a sign up which states that they are situated in a residential area and therefore requesting that customers keep quiet!

When introducing the Police Reform & Social Responsibility Bill into the House of Commons the Home Secretary, Theresa May, stated that:

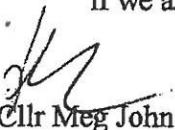
“The benefits promised by the 24 hour drinking “café culture” have failed to materialize and in its place we have seen an increase in the number of alcohol related incidents and drink-fuelled crime and disorder”. The present Government is committed to rebalancing the Licensing Act 2003 in favour of local communities.

Speen Parish Council consider that it is not unreasonable to request that the opening hours at the Starting Gate should be restricted to the current hours, and that dancing should not be permitted. The local residents should not have to suffer from the negative impact of noise, nuisance, crime and disorder even longer into the small hours of the morning than they do already.

We ask the Licensing Authority as well to bear in mind that when the Starting Gate was visited by myself and two other Councillors on the afternoon of 19th July there were no notices to be seen on the external perimeter of the premises abutting the highway, although there was a notice inside a window of the premises facing the car park. The guidance notes issued by the Department for Culture, Media & Sport states that notices must be placed every 50 metres on the external perimeter.

In conclusion, we would ask the Licensing Authority to bear in mind that Speen Parish Council only received notification of this application by e-mail timed and dated 16.46 on Thursday 14th July. It informed us that representations had to be received no later than 22nd July, giving us 8 days in which to respond. The Guidance for Interested Parties from the DCMS states that interested parties should have 28 consecutive days from the day after the day on which the application was given to make representations. This means that the Licensing Authority must have received the application on 24th June, 18 days before Speen Parish Council received the notification. As a result the Council has had a very limited time in which to respond or gather information. For instance:

- a) We understand that the land upon which the Starting Gate is situated is actually owned by West Berkshire Council and we would like to be able to ensure that this application to vary the licence does not contravene any of the terms and conditions of the lease agreement.
- b) The original application stated that regular noise monitoring is undertaken. We would like to know who has monitored this, when and how frequently and if we are permitted to view the results of the monitoring?


Cllr Meg John
Chair
Speen Parish Council

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EST & L
20 JUL 2011
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19/7/2011 22/7/11

Dear sirs,



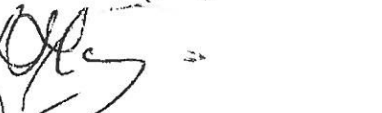


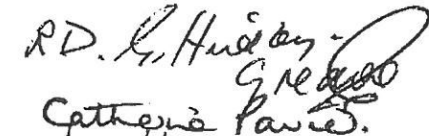
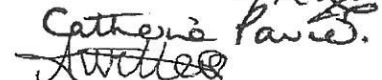
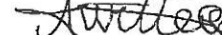
with regard to the application made by Punch Taverns for various amendments to the license as detailed in a public notice displayed in the Newbury Weekly News at the premises known as The Starting Gate , Brummell Road, Newbury, Berkshire we as local residents as detailed below would like to ask for your consideration to our previous concerns and issues before agreeing to the request.

We have in the past under various managers suffered from loud noise and nuisance behavior when customers have exited at such late times and whilst it is pleasing to say that the current management of Miss Seymour controls these areas in a very respectable manner to all parties we would not like to see a return to poor management in the future should she decide for whatever reason to vacate her position.

We would therefore ask for the application to be approved with the following conditions ,

1. That the extended times are only allowed whilst Miss Seymour is the license holder and in situ at the said premises and in the event that this should be terminated by either party then a new application is made and considered on its individual merits.
2. That the application be approved for a term of 12 months with annual reviews taking into consideration any history of noise disturbance issues to local residents.

Yours faithfully,

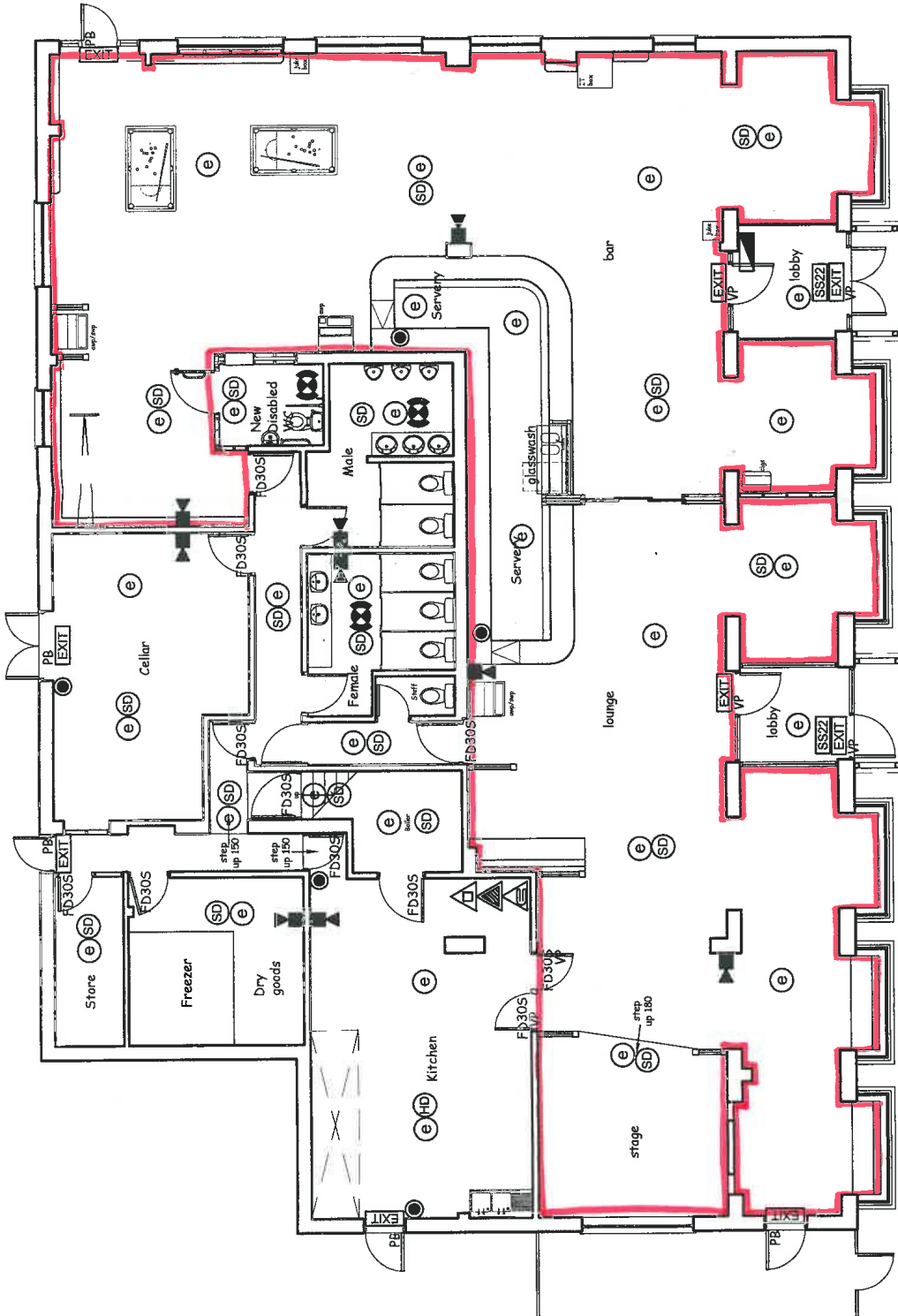
Name	Address	Signature
M. + P. Fisher	48. Brummell Road	
Mr. + Mrs. K. Bram	44, Brummell Road	
Mr & Mrs K MacWilliam	3, Coxeter Road	
Mrs Hooper	1 Coxeter Rd	
Mr J. Smith	46 Brummell Road	
Mrs. S. Hindley	Graves, 42 Brummell Rd.	
Mrs. C. Parier	50 Brummell Road	
Ms. A. Willcox	73 Brummell Road	

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Agenda Item 6

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23 NOV 2005
11:23 AM

denotes 'Area of Licensable Activity'



key	description
SS22	Main Entrance doors to be securely pitted back during Trading hours.
△	Fire extinguisher: water type.
△	Fire extinguisher: dry powder.
△	Fire extinguisher: carbon dioxide gas.
△	Fire extinguisher: fire blanket.

key	description
FD305	30 min fire resistant doorset with intumescent strip, smoke seal & self closer.
FD605	60 min fire resistant doorset with intumescent strip, smoke seal & self closer.
PB	Push bar or single action fastening to be available when the premises are in use.
VP	Vision panel

key	description
●	Manual call point (bs 5839).
EXIT	Sign - Internally illuminated 'fire exit' or graphic equivalent - 75mm high letters (bs 5495) PB - push bar
⚡	Fire Precautions Fire Alarm Panel
⚡	area covered by visible warning indicator at high level

key	description
e	Area to covered by non-maintained emergency luminaire. (bs 5266)
HD	Area covered by heat detector (bs 5839).
SD	Area covered by smoke detector (bs 5839).
⚡	Area covered by warning sounder at high level (bs 5839 - Latest edition).

CREATIVE UNION DESIGN CONSULTANTS

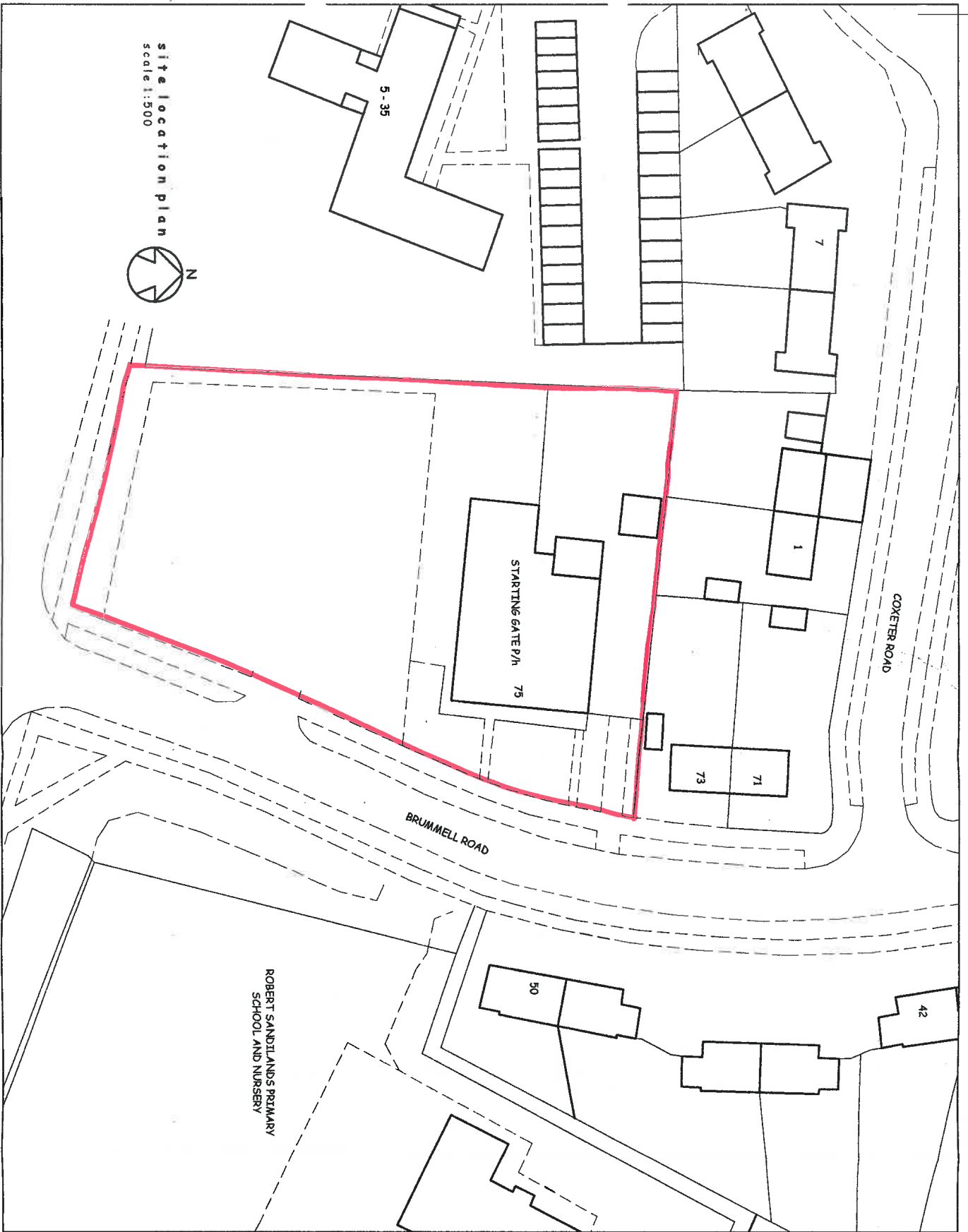
BRIDGE HOUSE, 1500 WASHINGTON BLVD, WASHINGTON DC 20005
 TEL: 01 843 288 800 FAX: 01 843 289 611
 WWW.CREATIVEUNION.COM

Client: PUNCH TALENTS

Job No: 0867/05
 Date: 11/08/05
 Drawing Title: PROPOSED PLAN - LICENSING

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