



Thatcham Town Council

Town Clerk: Ms Mel Taylor

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Licensing Office
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West Berkshire Council
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Berkshire, RG14 5LD

12th October 2021

Dear Emilia,

Thatcham Town Council thank you for the opportunity to comment on the application below.

APPLICATION FOR REVIEW OF PREMISES LICENCE 20/00133/LQN

Ref No: 21/00786/LQN
Name of Applicant: Nigel Anthony Bryant
Name of Premise: Pinchington Hall
Address of Premise: Crookham Hill, Crookham Common, Thatcham, RG19 8DQ

The application for the review of the premises licence was considered at a meeting of Thatcham Town Council's Planning & Highways Working Party 28th September 2021. Following consideration by Councillors the Town Council should like to make the following comments in respect of the application.

Thatcham Town Council support the application for the review of the premises licence and should like the following comments to be considered during the review process.

1. Thatcham Town Council share the concerns of the residents regarding noise, nuisance, and issues with waste at Pinchington Hall which directly affect local residents. Councillors support the grounds for review as outlined in the application for review of the premises licence.



2. Councillors have received representations directly from residents and other parties about the issues outlined in the applicant's case.
3. Councillors have attended a meeting organised by the local residents about the impacts of the premises license on the local residents and surrounding area.
4. Thatcham Town Council understand Environmental Control have also been in attendance from a noise point of view.
5. Thatcham Town Council also note that the car parking on which this use depends has not received planning permission and is therefore not authorised, this was highlighted originally by the council in a previous response outlined below.

Additionally, Thatcham Town Council strongly objected to the to the application for change of use from residential C3 to a mixed use of a wedding venue and or residential under use class Sui Generis (21/01555/FULMAJ) when it came before them for the following reasons:

- 1) Plans submitted are deficient as do not show neighbouring properties correctly.
- 2) The car parking as shown on the plan does not appear to have received planning consent.
- 3) Thatcham Town Council agrees with the Environmental Health Officer that there would be noise nuisance to neighbouring residents in the new adjacent development and to existing houses further away, and that car parking would also become a nuisance to local residents.
- 4) Thatcham Town Council also understands the licensing conditions have not been complied with in previous events.

The application also asks for permission for the property to be used for residential use under use class sui generis.

Thatcham Town Council also strongly objects to use as a residential property without further details with regard to the intended proposed use and without this detail cannot agree to this change.

Thatcham Town Council should like to also express an interest in sending a representative to attend should there be a hearing regarding the review of the premises licence.

Please do not hesitate to contact Thatcham Town Council should you require any further clarification within this response.

Yours sincerely,

Trudy Blackney

Deputy Town Clerk