

Representations from members of the public**1. Ms Sarah Carr**

I wish to make a representation against the granting of a premises licence application at 24 Godstone Road, Lingfield due to concerns that the substantially large area allowed for seating in the outside covered area and late opening hours will create a public nuisance to nearby residents.

The application describes the main purpose of the premises as being a wine merchant/deli holding occasional "wine and cheese pairing events" however, with more than 50% of the total floor area designated for seating/consumption, 2 bars (with spirit dispensers) and regular hours similar to that of a public house, the intended use appears to be more akin to a wine/cocktail bar which seems inappropriate with residential gardens surrounding the outside boundaries of the premises.

2. Martin & Claudette Edwards

In relation to the proposed premises licence application on 24 Godstone road, I have some huge concerns on how this, if approved, will directly affect my quality of life at home, my children's health & Safety as well as my general concern for the immediately effected neighbours and roads. My garden immediately co-joins with 24 Godstone road and therefore I hugely object to any garden activity.

I have attached a few images so you can see how close to my property/my children the proposed outdoor seating & bar would be, as well as the surrounding gardens which are also all residential with young families. I will also add that the images are taken from out of the babies' windows which are both at the back of the house, directly over the proposed area. We only moved into the property in April, and I am in absolute bits that we have literally just moved here with our young family (one of 2 years & one of 3 months old) and now a potential bar being put at the bottom of my garden.

I am a big supporter of improving our village and high street, and if the proposal was for a retail wine merchants & deli supplying meats and cheese etc only, that you can purchase alcohol up to closing retail time of 6pm, to be consumed off the property, then this would be lovely. However, I do not see, how in such a residential area with a mix of young families and elderly, how an outside wine bar, in the middle of family gardens, ANY day of the week is acceptable. The footprint on the application also shows the outside bar to be more than double the size of the indoor bar insinuating that it would be an outdoor drinking bar with the inside smaller deli as an afterthought. As does the title 'The Drunken Cow'

When looking at the other establishments in the village that serve alcohol, both the pubs are dated from the 16th century, so anyone who currently lives close by (unless over 400 years old) will have known there was a pub there before buying the property. The Star backs onto a field with no immediate neighbours and the Greyhound onto a car park, again with no immediate neighbours. All the Indian/Thai restaurants have no outdoor seating, therefore privacy and noise effecting neighbouring gardens in not effected. They also serve full meals not just 'deli nibbles' so will attract a different demographic. The one establishment that serves alcohol, that has a small handful of outdoor tables (Chef's Cuisine) which is 90% indoors and 10% outdoors. Again, being a restaurant attracts diners and is not in the centre of family gardens, as it is on the road with a car park at the rear not disturbing any residents' rights to peace & tranquillity.

I have therefore listed below my reasons/concerns for objection which I will send to the Licensing Team as advised:

Prevention of Crime and Disorder

- Whilst I am sure measures will be put in place inside the premises, drunkenness and anti-social behaviour once visitors have left the premises cannot be monitored, which could therefore result in additional crime, disruption and criminal damage in the local vicinity, due to inebriated patrons, leaving at all through the day and at closing time.

Public Safety

- No concern

Public Nuisance

Due to our house & Garden being literally the other side of the fence (co-joining), we feel this is not only public nuisance but also personally to our family and the other families immediately attached.

- **Noise Pollution** - We will have absolutely no peace & quiet to enjoy our garden as a family
- The daily noise will be distressing for our dog who will be on the other side of the fence.
- The noise will disrupt my children's sleep (as they are very young, they still nap in the day so having garden drinkers will affect my children in the day time, not just evening)
- The noise once the bar is shut also hugely concerns me, whilst visitors wait for taxis, or walk up residential roads, which they have had to park on, due to no parking for the proposed bar. this will be particularly noisy in summer when bedroom windows will be left open.

- Noise of bottle/barrels being delivered/refilled.
- **Litter pollution** - Potential litter being put over our fence (including bottles & Cigarette butts)
- **Light Pollution** - I presume there would be outdoor lighting for the outdoor seated area, which would come through not only my children's bedroom windows but our kitchen diner, which we relax in every evening. Come winter I presume there would be outdoor heaters which again would be additional light pollution.
- **Smell pollution** - in an outdoor drinking setting there is always a number of people that smoke, due to the close proximity to my house/Garden we would be able to smell this. There is also the potential of food smell too (which we already get from the Baguette Bar)

Protection of children from harm

Although there seems to be measures in place to protect children from harm visiting the premises, there has been an oversight at protecting children as a result of the premises opening.

- Littering - Hugely concerned at the risk of litter, bottles & cigarette butts being thrown over fence where my children play. They are at an age of picking up and putting things in their mouths which is a health & safety concern
- Exposing my children to potential inappropriate conversation and swearing which comes with drinking alcohol. My children are at a very impressionable age.
- Disrupting my children's sleep, with their bedroom windows being only metres away. Not only by noise but also light, as in the winter months there will no doubt be outside garden lighting/patio heaters. My children have day time naps and sleep is hugely detrimental to their health and wellbeing.
- Smell pollution into my garden from smoking, is again an effect on my children and the surround gardens with children.

On Lingfield race days, the village is already disturbed with drunk & disorderly behaviour from unsavoury characters that flood up to the establishments that serve alcohol, after drinking all day, and as you can imagine their first spot would be a wine bar with a massive sunny garden, especially on summer days, instead of inside a curry house, and this would just be absolutely awful for my family on the other side of the fence, who would most likely be having a quiet bbq or the kids be in the paddling pool. It gives me huge anxiety and I am losing sleep over it.

This will also de-value our house as any potential buyer will surely have the same concerns as we do, regarding the close proximity of a venue serving alcohol all day and evening. We moved to Headland Way as it is a quiet, family orientated residential road, with a mixture of young families and elderly, which we imagined to be a great place for our kids to grow up, however with the proposed plans being set out, I am in fear that this will no longer be the case.

As previously stated, we would welcome a new shop, which is selling local produce and wines, to be consumed off site, in the comfort of people's homes, however, the reality of a wine bar that serves alcohol to be drunk at the end of our garden until 11pm at night on Fridays and Saturdays, and 9pm through the other days of the week, and everything that comes with this type of establishment, we believe, is completely unacceptable and would completely ruin our way of life, peace, privacy and children's health & wellbeing.





3. Ms Venetia Jagoe

I am objecting to the above application due for several reasons.

Firstly, it is going to cause a problem with the strong possibility of noise and disturbance of an evening. We have enough of this around the area from the Greyhound Public House.

We have five shops in the Village which sell wine and alcohol, one of which is the Post Office next door to the proposed which could mean they would not be able to continue trading and we could then lose the Post Office which is a lifeline for us here as there are so many elderly people who are unable to travel, I know how difficult it is.

We had a shop selling wine a few years ago and through lack of custom closed down.

Another is parking as it is already a problem and although in Jenny Lane we have our designated parking bays, the public think they can come and park without thought of the residents. Also, the worry about crime as we are just a small area and any disorderly people could easily cause a problem, something we have experienced in the past requiring police attendance.

There is also the safety of children who are picked up and dropped off near the proposed venue.

4. Mr. Andrew Lawrence

As a very local resident to the application for 24 Godstone Road Lingfield to be turned into the drunken cow I am very concerned.

Firstly I'm all for new local businesses but not this one in this location, we have no qualms with the shop being a deli /wine merchants to sell to passing customers but the idea that they can be serving alcohol on the premises and be open until 11pm is not really acceptable.

Additional noise , drunken unsociable behaviour with local residents to deal with some of whom have young children.

Then to mention the parking , anybody trying to visit the shop and staying for anytime will just park wherever they please on an already dangerous road we're everybody just parks in the bus stops , disabled bays , blocking people's driveways (mine included).

As mentioned prior I think the shop as a whole is a good idea but not for it to be a bar that's going to put a lot of local residents noses out of joint and it is certainly not the correct location for it.

5. Mrs Sara Nogosek

I would like to register my objection to the licensing application for the wine bar/deli at 24 Godstone Road.

We have 3 small children and the premises are adjacent to our property. The noise and language that usually accompany such environments are not appropriate for impressionable young children. We moved to the village to enjoy the quiet family garden and would hate for this to be ruined by such a venue so close by.

We are also concerned about the rising crime and anti social behaviour that we seem to be experiencing in the village, which could only increase with a bar and late night drinking.

Please take this as our formal objection to the application.

6. Ms Philippa Osterfield

I am writing to stongly object to the proposed notice of application for new premises licence for the Drunken Cow, Walsall House, 24 Godstone Road, Lingfield.

I live nearby, which I purchased in April this year. My biggest concern is that will be a public nuisance for me and all the other houses near 24 Godstone Road. With the late licensing times I feel this will have many disruptions for all that live in the proximity of the new proposed establishment.

I have listed the examples:

- Noise pollution from the garden and the proposed outdoor bar area - with customers being loud and could be drunk
- Litter pollution
- Light pollution from lighting up of the back of the premises
- Smell pollution from smoke

There is already a shop (Post office)that sells alcohol next door, Tesco, Co-op, McColls and Bobby's convenience store do we really need 6?

We already have 3 Indian restaurants in Lingfield, which I never understood how the planning department allowed that, please don't make the mistake of having four establishments selling alcohol. I think we have enough problems of crime of property damage caused through alcohol abuse.

There are plenty of pubs and restaurants in and around Lingfield where food and alcohol can be consumed on site, we do not need another that comes at the expense of the privacy and peacefulness of the residences nearby.

I am all for having new trade for Lingfield, but I really feel that adding extra outlets for selling alcohol is not the answer.

7. Mr Rod Shorey & Mrs Gillian Shorey

In spite of this shop facing 4 competing liquor licences already issued within 100 meters, this application would be more palatable to its neighbours if it were just a retail wine merchants with a deli supplying more than meats, cheeses and snacks. Extending hours to 2300 hours on Friday and Saturday would be a problem. From the plan, it seems evident its main purpose is to be a Wine Bar, as the outside covered seating area served by a second bar is 2½+ times larger than the inside seating and then there is the garden in addition. Commenting on the Licensing Act 2003 objectives:

Prevention of crime & disorder

We do not doubt that the security arrangements and training proposed will be effective in mitigating any crime & disorder within the bars and shop, but they will have no legal means or effect over what might occur outside the premises, particularly when the opening hours are extended.

Public safety

No comment. The applicant's experience speaks for itself.

Public Nuisance

There is no doubt this will increase nuisance for the surrounding flats and houses. The previous three (failed) coffee shops catered mainly for mothers and pre-school age children, whose use of the covered area and garden mainly occurred when most neighbours were at work and activities and noise were restricted to school hours (when older siblings were collected), holidays and special party events for children. Peace reigned from 5pm onwards. Adults using the outside covered area and garden would be very different. There is sheltered housing, almshouses, over 65 age restricted housing - all within shouting distance of the bar. Jenny Lane opposite has a predominance of residents over the age of 60. There is no parking space allocated to the shop and evening parking on the slots and bays is used by residents of the flats and adjacent houses when they return from work. From current parking nuisance, it is clear that shoppers are unwilling to walk more than 50 meters to use this parade of shops. Double yellow lines and timed parking restrictions do not deter them.

Protection of children from harm

Actions proposed relate to the inside of the premises. It should be noted that the 2 bus stops and bus parking layby each side of the road outside the premises are used daily by multiple school buses and transport. Mornings would not be a problem but late afternoons and early evenings after school sporting activities / matches, would require extra vigilance.

8. Dr Graham Staunton

I would like to strongly object to the licensing of this property for its planned purpose as a wine merchant and deli, with alcohol consumed on and off the premises. I live nearby, and I am very concerned about the effect that such an establishment would have on the noise levels in the area; particularly around the night time as it is planned to stay open until 11pm. I believe it is likely to attract rowdy crowds and I understand it has outdoor seating. The disturbance this would cause is likely to affect me and all the neighbouring families that live nearby.

I would therefore like this representation to be considered in the application for the license.