

REPRESENTATIONS

NEW PREMISES LICENCE APPLICATION

**ABEL HOUSE, UNIT 1 & 2, STATION ROAD, ROWLANDS GILL, NE39
1QD**

Rebecca L Sparrow

From: Phil McCarthy
Sent: 18 May 2017 11:40
To: Rebecca L Sparrow
Subject: Abel House - Unit 1 & 2, Station Road, Rowlands Gill

Rebecca,

I am aware that an application for the Grant of a Premises Licence has been received for the above premises. The application is to open a 'micro pub'.

I can confirm that the proposal would require the benefit of planning permission. At the time of writing the Local Planning Authority has not received a planning application. If a planning application was to be received, it would be determined whilst having regard to all material planning considerations. Consultations would be carried out as part of the planning application process.

I hope the above is clear, if you require anything else just let me know.

Phil

Phillip McCarthy
Assistant Development Manager - Development Management
Development and Public Protection
Gateshead Council
Civic Centre, Regent Street, Gateshead, NE8 1HH
Email: [REDACTED]
Tel: [REDACTED]
www.gateshead.gov.uk

IMPORTANT NOTE: The Council has adopted the Community Infrastructure Levy (CIL) and has commenced charging the Community Infrastructure Levy (CIL) from 1st January 2017.

All Planning approvals issued after the commencement date will be potentially liable to pay the levy in accordance with the Council's charging schedule.

To enable the Council to calculate the levy liability, additional information will be required to validate applications.

Further details of CIL including the charging schedule can be found at
<http://www.gateshead.gov.uk/Building%20and%20Development/Community-Infrastructure-Levy/Community-Infrastructure-Levy.aspx>.

The Council's website will continue to be updated in the coming weeks.



From: Rebecca L Sparrow
Sent: 18 May 2017 10:39
To: Phil McCarthy
Subject: Representation form

Hi Phil

Further to yesterday's meeting please find attached the representation form we talked about.

MR T. E. BROWN

~~_____~~
STATION ROAD
ROWLANDS GILL
~~_____~~

Refs application for licensed
premises of :-

ABEL HOUSE

UNIT 1+2.

STATION RD.,

ROWLAND GILL

NE 39 17 P.

(1) I object on the grounds that
the proposed premises, are approximately
~~only~~ only 250 yds from the rear
of the Rowlands Gill Social Club.

Does the village need
another licensed premises so
badly.

(2) I and my wife reside
virtually opposite the premises and
we going to be bothered with
live music seven days a week

~~_____~~

05 MAY 2017

LICENSING SECTION

GATESHEAD COUNCIL

CIVIC CENTRE

REGENT STREET

GATESHEAD

NE8 1HH

STATION ROAD

ROWLANDS GILL

3rd MAY 2017LICENSING APPLICATION FOR ABEL HOUSE UNIT 1 & 2 STATION ROAD

Dear Sirs,

I refer to the very helpful conversation that my wife had yesterday with Dan Lines regarding the above Licensing Application for this property in Rowlands Gill. We recognize that the Licensing Section has fully met its notification requirements as set down in regulations but these are hardly broadscale and may actually result in applications slipping through unopposed because of lack of awareness on the part of affected parties. We only heard about this application via village gossip prompted by social media coverage and, interestingly, conversations held yesterday with many local residents most likely to be impacted revealed that NONE of them had heard anything about the application.

We recognise that there may well be significant support in Rowlands Gill for a pub. Indeed, my wife and I would be in favour of an appropriate pub development, as it would undoubtedly enhance the village. If we are going to have a pub, however, let's make it a proper pub on a proper site with car-parking etc where people can drink and enjoy music without serious impact on local residents' quality of life.

The plan for Abel House does NOT constitute an appropriate development, however. It is more naked opportunism on the part of the applicant than a benefit to the community. We recognize that your remit in licensing is quite narrow and some of the obvious objections to this application technically fall outside your remit but we will share all our concerns with you in the hope

that they will convey the deep-rooted unease that we feel (and which others locally share) and perhaps persuade you to include them in your assessment or simply pass them on to the planners, who will surely have to consult on the plan.

Our understanding is that there are Covenants in place which prevent this kind of development happening. Presumably Gateshead Council will ensure that the Trustees of these Covenants are made aware of the application?

There are so many reasons why this application should be turned down.

First and foremost is the question of noise. Rowlands Gill is a quiet village generally and our house, which overlooks the property involved in the application is in a cluster of houses where the average age of residents is 70+. There is also sheltered accommodation-type property within yards of Abel House. The proposed development is small in size and the prospect is very real that the noise from live bands, recorded music and general revelry will seriously impact on the quality of life of those living nearby. If the development enjoys any success, the crowds turning up will mean that the doors are constantly being opened to allow people to cool down etc, which will mean even louder noise.

There is no provision for car parking at the site, so this will inevitably result in an increase in adjacent side-street parking. This is already a significant problem for us and other residents nearby, due to shoppers and others parking, and we do not believe it is reasonable to expect us to put up with more.

The site of the proposed development is also in a very dangerous place with regard to road safety. It is on a busy main road and is situated between two dangerous bends. The prospect of inebriated customers spilling out of the premises onto the pavement and into the road is very real and very frightening!

Another concern that will be shared by all the local residents is the risk of increased anti-social behaviour. In the days of the Towneley Arms, our properties were routinely prey to rowdiness and vandalism to gardens, fences, hedges etc and even now we all get heartily sick of picking litter, beer

cans and bottles out of our Station Road frontages that passers-by think it is OK to throw away into our gardens etc. Allowing a licence to this property will undoubtedly risk a return to the bad old days!

Finally, we actually struggle to see the justification for granting an alcohol and music licence to Abel House when there is another business less than 200 yards away (The Vale Of Derwent Club) which offers these facilities.

We recognize that there is a fashion fad at present for micro pubs of this type but potential popularity should not override public concern in determining their locations. They should NEVER be allowed where there is a safety risk or likely diminution in quality of life for nearby residents.

I hope you find the above arguments persuasive and that you will reject the licensing application or, at minimum , pass on these serious concerns to , say the Planning Department, for whom they may be somewhat more relevant in terms of remit

Thanks you for taking time to read this

Yours faithfully



Lindsay J Williams (Mr)



08 MAY 2017

Representations on a Current Application for a Grant/Variation/Review of a Premises Licence or Club Premises Certificate under The Licensing Act 2003

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 (Insert name) Robert Allan Steele

Wish to make representation about the application for variation/grant for a premises licence/club premises certificate (delete as applicable)

PART 1 – PREMISES OR CLUB PREMISES DETAILS

Postal Address of Premises or Club Premises, or if none, ordnance survey map reference or description Abel House, Unit 1 & 2 Station Road	
Post Town Rowlands Gill	Post Code NE39 1QD

Name of premises licence holder or club holding club premises certificate (if known) Mr Stephen Olver

Number of premises licence or club premise certificate (if known)

PART 2 – DETAILS OF PERSON MAKING REPRESENTATION

Please Tick ✓

- | | | |
|----|---------------------------------------------------------------------------------------|-------------------------------------|
| 1) | A responsible authority (please complete (C) below) | <input type="checkbox"/> |
| 2) | A member of the club to which this representation relates (please complete (A) below) | <input type="checkbox"/> |
| 3) | Other persons (Please complete (A) or (B) below) | <input checked="" type="checkbox"/> |

DETAILS OF INDIVIDUAL MAKING REPRESENTATION (fill in as applicable)

Mr Mrs Miss Ms Other Title (for example, Rev)

Surname

First Names

I am 18 years old or over Yes (Please Tick)

Current Address	<input type="text" value="The Avenue"/>		
Post Town	Rowlands Gill	Post Code	<input type="text" value=""/>

Daytime contact telephone number

E-mail address (optional)

(B) DETAILS OF OTHER PARTY MAKING REPRESENTATION (e.g Body or Business)

Name and Address

Telephone Number (If any)	<input type="text" value=""/>
E-Mail address (optional)	<input type="text" value=""/>

(C) DETAILS OF RESPONSIBLE AUTHORITY MAKING REPRESENTATION

Name and Address

Telephone Number (If any)	<input type="text" value=""/>
E-Mail address (optional)	<input type="text" value=""/>

representation relates to the following licensing objective(s)

1. The Prevention of Crime and Disorder
2. Public Safety
3. The Prevention of Public Nuisance
4. The Protection of Children From Harm

Please Tick ✓

-
-
-
-

Please state the ground(s) for representation (please read guidance note 1)

The premises, which are proposed for licensing are very close to bungalows both adjacent to and particularly behind Abel House who would suffer Public Nuisance from noise if a licence for live music was granted. The vast majority of residents are elderly and would not welcome this nuisance. There is also an issue of Public Safety if customers stand outside and smoke on the pavement whilst drinking (which happens outside most pubs) on a very busy main road.

Please provide as much information as possible to support the representation

(Please read guidance note 2)

In the past when Booze Busters was open on the corner of Station Road and Taylor Avenue groups of teenagers often gathered outside drinking and throwing litter into gardens.

Please Tick ✓

Have you made any representation relating to these premises before?

If Yes, please state the date of that representation

Day		Month		Year			

If you have made representation before relating to this premises please state what they were and when you made them.

How We Collect And Use Information

The information collected, on this form and from supporting evidence, by Gateshead Council will be used to process your application. The information may be passed to other Enforcement Agencies as permitted by law.

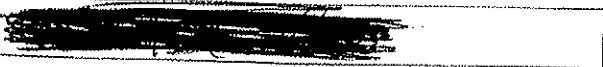
We may check information provided by you, or information about you provided by a third party, with other information held by us. We may also get information from certain third parties, or give information to them to check the accuracy of information, to prevent or detect crime, or to protect public funds in other ways, as permitted by law. These third parties include Government Departments and local authorities.

Will not disclose information about you to anyone outside Gateshead Council nor use information about you for other purposes unless the law permits us to.

Gateshead Council is the Data Controller for the purposes of the Data Protection Act 1998. If you want to know more about what information we have about you, or the way we use your information, you can ask at Civic Centre, Regent Street, Gateshead, NE8 1HH

Part 3 – Signatures (Please read guidance note 3)

Signature of representative or representatives solicitor or other duly authorised agent. (See guidance note 4) If signing on behalf of the representative please state in what capacity.

Signature		Date	3/09/17
Capacity			

Contact name (where not previously given) and address for correspondence associated with this representation. (Please read guidance note 5)	
Post Town	Post Code

Telephone Number (if any)	
E-mail Address (optional)	

Notes for Guidance

1. The ground(s) for representation **must** be based on one or more of the licensing objectives.
2. Please list any additional information or details for example dates of problems, which are included in the grounds for representation, if applicable.
3. The representation form must be signed.
4. A representative's agent (for example solicitor) may sign the form on their behalf provided that they have actual authority to do so.
5. This is the address which we shall use to correspond with you about this representation.
6. For further information about the Licensing Act 2003 please contact: The Licensing Act Section, Development & Public Protection, Civic Centre, Regent Street, Gateshead Tyne and Wear NE8 1HH
Tel: 0191 433 3918 or 0191 433 3178

COMMUNITIES & ENVIRONMENT

Station Road
Rowlands Gill
Tyne and Wear

11 MAY 2017

Licensing Section
Gateshead Council
Civic Centre
Regent Street
Gateshead
NE8 1HH

9th May 2017

Dear Sir or Madam

Re: License Applications - Abel House, Unit 1 & 2, Station Road, Rowlands Gill.

We are aware of the applications made on 21 April 2017 with regard to the above property in respect of:

Provision of regulated entertainment (live music)
Provision of regulated entertainment (recorded music and anything of a similar description)
Supply of alcohol.

We are close neighbours of the above property and would wish to object in the strongest terms to the proposed use of this property under this set of applications.

The property, as part of a small terrace of retail units, is closely surrounded on all sides by residential properties, and adjoins properties on The Avenue to the rear. Across Station Road further residential properties neighbour the property, together with accommodation for older people at Hollydene.

It is of course the case that there is no parking provision available for this venture, hence the already difficult parking position in Rowlands Gill would be made even worse by the granting of such an application. Clearly this would cause cars to be either parked in adjoining residential streets which do not have capacity, or to be illegally parked as happens already in the case of the existing retail units and the local betting shop just to the east of the property.

The opening of a venue to provide live and recorded music, together with the sale of alcohol represents a totally inappropriate use of the property and one which takes no heed of the requirements of local residents and the existing use of the surrounding streets and properties. It would, in view of its position, cause users of the property to park inappropriately and create noise and potential nuisance for immediate neighbours and wider residents alike.

Continued

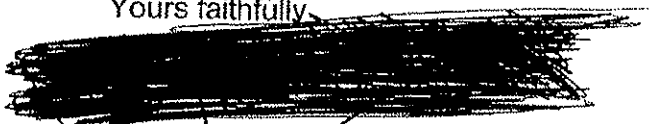
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It is the case that National Trust now offer food and drink experiences in the early evening on selected days of the week and promote music events to the wider community at Gibside throughout the year. This is to be applauded and represents an excellent way of offering such amenities in an appropriate venue with all the required room and facilities, rather than in a 'space- challenged' property with no parking and sitting on top of local residents.

We would urge the Licensing authority to reject these applications and to send a firm message that this is a residential area which is not appropriate for the imposition of evening entertainment.

We thank you for your assistance in this matter.

Yours faithfully,



Mr G and Mrs A Smith
Residents



Representations on a Current Application for a Grant/Variation/Review of a Premises Licence or Club Premises Certificate under The Licensing Act 2003

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 (insert name)

Graham Smith

Wish to make representation about the application for variation/grant for a premises licence/club premises certificate (delete as applicable)

PART 1 – PREMISES OR CLUB PREMISES DETAILS

Postal Address of Premises or Club Premises, or if none, ordnance survey map reference or description Abel House, Unit 1 & 2, Station Road,	
Post Town Rowlands Gill	Post Code NE39 1QD
Name of premises licence holder or club holding club premises certificate (if known) Not Known	
Number of premises licence or club premise certificate (if known) Not Known	

PART 2 – DETAILS OF PERSON MAKING REPRESENTATION

- | | |
|------------------------------------------------------------------------------------------|-------------------------------------|
| | Please
Tick ✓ |
| 1) A responsible authority (please complete (C) below) | <input type="checkbox"/> |
| 2) A member of the club to which this representation relates (please complete (A) below) | <input type="checkbox"/> |
| 3) Other persons (Please complete (A) or (B) below) | <input checked="" type="checkbox"/> |

(A) DETAILS OF INDIVIDUAL MAKING REPRESENTATION (fill in as applicable)

Mr Mrs Miss Ms Other Title (for example, Rev)

Surname
Smith

First Names
Graham

I am 18 years old or over Yes (Please Tick)

Current Address	[REDACTED] Station Road		
Post Town	Rowlands Gill	Post Code	[REDACTED]

Daytime contact telephone number [REDACTED]

E-mail address (optional) [REDACTED]

(B) DETAILS OF OTHER PARTY MAKING REPRESENTATION (e.g Body or Business)

Name and Address

Telephone Number (if any)	
E-Mail address (optional)	

(C) DETAILS OF RESPONSIBLE AUTHORITY MAKING REPRESENTATION

Name and Address

Telephone Number (if any)	
E-Mail address (optional)	

Representation relates to the following licensing objective(s)

- | | Please
Tick ✓ |
|-----------------------------------------|--------------------------|
| 1. The Prevention of Crime and Disorder | ✓ |
| 2. Public Safety | ✓ |
| 3. The Prevention of Public Nuisance | ✓ |
| 4. The Protection of Children From Harm | <input type="checkbox"/> |

Please state the ground(s) for representation (please read guidance note 1)

1. Prevention of Crime and Disorder

The opening of a venue to provide live and recorded music, together with the sale of alcohol represents a totally inappropriate use of the property and one which takes no heed of the requirements of local residents and the existing use of the surrounding streets and properties. It would, in view of its position, cause users of the property to park illegally, on the main 'Station Road' as happens with the bookmakers shop further east of the premises already, adding to the existing flouting of parking laws.

The property has a frontage onto the main road and adjoins further units which allow for customers to gather around the side of the units, adjacent to residential properties, encouraging trespass, littering, and general anti-social behaviour with the benefit of drunkenness. This currently occurs without the addition of a unit selling alcohol and playing live and recorded music, which can only add to the issue.

The police would confirm that only two weeks ago they were called out at midnight as several youths were running through The Avenue into private gardens under the influence of alcohol. The approval of this opening would undoubtedly lead to more instances of this kind. It also has the propensity to encourage alcohol abuse for those under age.

2. Public Safety

The parking issues which this application raises have been covered above, however the absence of parking will undoubtedly lead to vehicles being parked in adjacent streets, specifically Taylor Avenue and Hollydene amongst others, as well as illegal parking on Station Road. Not only is this illegal in the case of Station Road but the parking of cars in surrounding streets challenges the safety of pedestrians, and particularly elderly residents in Hollydene.

The unit will also need to be supplied with the sale of alcoholic drinks, deliveries will be by van or lorry and this will clearly add to the public safety issue as pedestrians walk across the unit frontage.

The bookmakers is already an issue for public safety as the customers pay no heed to the yellow lines and park on Station Road, frequently across the path. This makes it difficult for pedestrians to get past the vehicles and oncoming traffic needs to overtake. Again, approval of this application would be disastrous for the local residents.

3. The property, as part of a small terrace of retail units, is closely surrounded \ sides by residential properties, and adjoins properties on The Avenue to the n. Across Station Road further residential properties neighbour the property, together with accommodation for older people at Hollydene.

There is already a culture of people gathering in and around the area of the proposed premises, drinking and then wandering up Station Road, making noise and throwing litter over residents' fences. This can only be increased with the addition of this license in the area.

Please provide as much information as possible to support the representation

(Please read guidance note 2)

Please
Tick ✓

Have you made any representation relating to these premises before?

No ✓

If Yes, please state the date of that representation

Day		Month		Year			

If you have made representation before relating to this premises please state what they were and when you made them.

How We Collect And Use Information

The information collected, on this form and from supporting evidence, by Gateshead Council will be used to process your application. The information may be passed to other Enforcement Agencies as permitted by law.


We may check information provided by you, or information about you provided by a third party, with other information held by us. We may also get information from certain third parties, or give information to them to check the accuracy of information, to prevent or detect crime, or to protect public funds in other ways, as permitted by law. These third parties include Government Departments and local authorities.

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Part 3 – Signatures (Please read guidance note 3)

Signature of representative or representatives solicitor or other duly authorised agent. (See guidance note 4) If signing on behalf of the representative please state in what capacity.

Signature		Date	17 May 2017
Capacity	Individual making representation		

Contact name (where not previously given) and address for correspondence associated with this representation. (Please read guidance note 5)	
Post Town	Post Code

Telephone Number (if any)	As above
E-mail Address (optional)	As above

Notes for Guidance

1. The ground(s) for representation **must** be based on one or more of the licensing objectives.
2. Please list any additional information or details for example dates of problems, which are included in the grounds for representation, if applicable.
3. The representation form must be signed.
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5. This is the address which we shall use to correspond with you about this representation.
6. For further information about the Licensing Act 2003 please contact: The Licensing Act Section, Development & Public Protection, Civic Centre, Regent Street, Gateshead Tyne and Wear NE8 1HH
Tel: 0191 433 3918 or 0191 433 3178

LICENSING

~~_____~~
The Crescent
Rowlands Hill
Syr. West
~~_____~~

Dear Sir

I strongly object to the premises of ABEL HOUSE UNIT 1 & 2 being changed into a licence club for Entertainment and live music.

I would think it would be very noisy and right on my doorstep

I cannot see to these premises being suitable at all

Yours faithfully
~~_____~~

GATESHEAD COUNCIL

101 12.0

LICENSING

~~Station Road~~
Rowlands Gill

~~12-5-17~~
12-5-17

Dear Sir or Madame,

I was shocked to hear that someone has applied for a licence for music and drinks, at Abel House Unit 1+2.

Station Road, Rowlands Gill.

I live opposite, I am an 88 year old widow. The prospect of all the noise and disturbance fills me with dread. But worse is the knowledge that drinkers who live in the Crescent will cut through my garden. Men who go out drinking will never walk further than they have to. I had that problem before they closed the Jowneley Arms.

It is on a busy main road, and there is no space at all for parking.

GATESHEAD COUNCIL

LICENSING

Station Rd,
Rowlands Gill,
Tyne & Wear

14.5.2017

To Whom It May Concern,

We find it unbelievable that an application has been made for Abel House Units 1 & 2 on Station Road, Rowlands Gill to be converted to club licensing premises with provision for regulated entertainment (recommended music and anything of a similar description)

Please note that we **STRONGLY OBJECT** to this application and trust that Gateshead Council Licensing Authority will turn it down.

Our main objection is that this proposed club is very close to our bungalow and the bungalows of our neighbours who like ourselves are all pensioners !!

We also believe that the premises are unsuitable for club use because :-

a) There is extremely limited parking. (Even for a small club)

b) The premises are very small so presumably the licence would permit only a very limited number of customers.

c) Because of the limited space there would be a potential customer overspill onto the relatively narrow footpath on a busy main road.

d) Also because of the limited space the toilet facilities will also be very limited.

We look forward to hearing a favourable outcome to our objection.

Yours sincerely

COMMUNITIES & ENVIRONMENT

17 MAY 2017

CITIZENSHIP COUNCIL

17 MAY 2017
LICENSING

Station Road
Rowlands Gill

15th May 2017

To whom it may concern re:
Application for license for the provision of alcohol and live music at
Unit 1&2 Able House
Station road
Rowlands Gill

I wish to put forward an objection to the granting of a licence for the serving of alcohol and provision of music at the above venue.

The venue is on an incline and a blind bend on the main road which cuts through the village. It would be a serious distraction to drivers passing through the village.


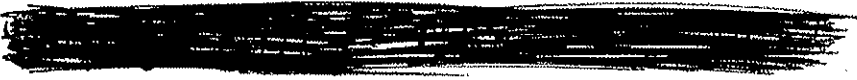
It is a very busy road with heavy traffic travelling along it throughout the day. It would be a very dangerous place for pedestrians to cross to access or leave the premises, particularly after the consumption of alcohol.

In a matter of a few hundred yards to the rear of the property there is the Vale of Derwent Social Club which offers alcohol and music. This is open to members of the public. Another such facility in the village would not add to the amenities offered.

I believe there is an old covenant on the land hereabouts which does not allow the sale of alcohol within its boundaries.

As a long term resident of a property opposite the proposed venue I am appalled to discover this has not been brought to my notice officially and purely by chance I was made aware of the proposals. I hope the council will consider these objections seriously and the impact this could have on the village itself.

Yours sincerely,



Station Road,
Rowlands Gill,
Tyne and Wear,

Licensing section,
Gateshead Council,
Civic centre,
Regent Street, Gateshead,
NE8 1HH.

GATESHEAD COUNCIL
1
LICENSING

Dear Sirs,

Abel House, Units 1 & 2, Station Road, Rowlands Gill, NE39 1QD

I wish to lodge a formal objection to the application for a drinks and music licence for the above property on the following grounds:-

Prevention of Public Nuisance.

The inclusion of regulated entertainment would create noise and disturbance to residents living very close Abel House. We already have past experience of such nuisance from the days when the Towneley Arms Public House existed. Music could be heard from here and there was further noise, disruption and litter when customers left later in the evening.

Public Safety.

The proposed site constitutes a threat to public safety when goods are being delivered, since it lies between two bends on an extremely busy main road with double yellow lines. We already see the effect of delivery vehicles on the straight stretch of road outside village shops causing traffic congestion, irate motorists and pedestrian inconvenience.

I hope that due consideration will be given to these objections, which we know are endorsed by other residents living nearby and we feel that it is an unsuitable site for the proposed development.

Yours faithfully,


Neville and Sheila Stoddart.,

GATESHEAD COUNCIL

13/11/2017

LICENSING

[REDACTED]
Station Road,
Rowlands Gill,
Tyne and Wear,
[REDACTED]

Licensing section,
Gateshead Council,
Civic centre,
Regent Street, Gateshead,
NE8 1HH

Dear Sirs,

Abel House, Units 1 & 2, Station Road, Rowlands Gill, NE39 1QD

I wish to lodge a formal objection to the application for a drinks and music licence for the above property.

The site is on a bend in the main road, very close to residential properties to the north and south of the property and would constitute a nuisance in noise and disruption.

There is already a working men's club a few hundred metres to the east of these premises and two outlets selling alcohol a few hundred metres to the west of the premises, with a further club half a mile to the west.

We who live on Station Road have in the past experienced noise, disruption, litter and indiscriminate car parking in surrounding streets when there was a wine shop on the corner opposite to Lloyds Bank. Although a planning issue, Abel House has very limited car parking.

I hope that due consideration will be given to these objections, which we know are endorsed by other residents living nearby.

Yours faithfully,

[REDACTED]

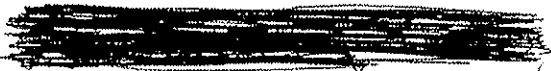

COMMUNITIES & ENVIRONMENT

18 MAY 2017

GATESHEAD COUNCIL

1 MAY 2017

LICENSING


 Rowlands Gill


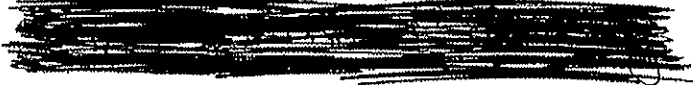
17th May 2017

Dear Sirs,

Having discovered quite by accident yesterday evening of the proposal to grant permission for a micro pub to be sited at the shop unit to be let on Station Road, Rowlands Gill, I would like to lodge my objection to the granting of a license for the sale of alcohol, the playing of music and the change of use of these premises.

Apart from this group of small commercial units, such a proposition of licensed premises in such a small venue in an area of residential bungalows, flats and housing, would be totally inappropriate and create much nuisance with regard to noise, parking and perhaps anti-social behaviour.

Yours faithfully,



Mrs Elaine Rudman
Licensing Section
Gateshead Council
Civic Centre
Regent Street
Gateshead
Tyne & Wear
NE8 1HH

GATESHEAD COUNCIL

13
LICENSING

10th May 2017

Dear Sir/Madam

We would like to put forward our objection to the application by Mr Stephen Olver for a licence and planning development to open a Micro pub, sell alcohol and provide 'entertainment' at Abel House. Unit 1 & 2 Station Road, Rowlands Gill. Tyne & Wear.

This building is adjacent to our land and this close proximity, with the ensuing constant loud music (electronic or otherwise) means that the innocent peace and enjoyment we benefit from our garden and home at present will be stolen from us.



Apart from the fact there is a covenant on this land relating to alcohol and noise, this proposed site is on a bend on a particularly very busy road with no available parking, resulting in extra inconvenience to the public.

It is our opinion, the noise and nuisance level from this establishment will have repercussions not only on the immediate vicinity but on the peace, character and the community of the village as a whole.

Alcohol can be purchased at FIVE (and consumed at THREE) other premises on Station Road. Is another one really necessary?

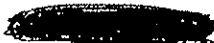
We cordially invite the members of the committees to our property to assess for themselves the impact this venue will have on our lives.

Yours faithfully,

William & Heather Woods


The Avenue
Rowlands Gill
Tyne & Wear


TEL: 

Rebecca L Sparrow

From: Heather Woods [REDACTED]
Sent: 19 May 2017 15:05
To: Rebecca L Sparrow
Subject: Objection re application to open a Micro Pub in Rowlands Gill

Further to our letter of objection to above which we hand delivered to the Licensing Office. Thursday 18TH May 2017.

Having seen the Plan we would like to add other concerns:

There is only ONE entrance/exit door which opens directly onto a well used public footpath alongside the busy main road.

Only ONE toilet is provided which inevitably could lead to patrons urinating in the public area outside the premises, exacerbating a recurring problem at the other end of this block of buildings.

Delivering and collection of stock will create extra hazards for pedestrians and road traffic.
Concerns re Noise when delivering stock and collection of bottles etc.
Where will the bottle bin be sited?

Smoking related litter

Noisy revellers entering and leaving the premises causing a public nuisance.

Constant loud noise from amplified music again causing a public nuisance.

.....

Heather & William Woods

Mrs Elaine Snell

[REDACTED]
Station Road
Rowlands Gill
[REDACTED]

17 May 2017

To whom it may concern

I am writing to you to lodge my objection to the proposed change of use of Abel House, Unit 1 & 2, Station Road, Rowlands Gill, NE39 1QD from a retail unit to a club licensed to serve alcohol and the provision of regulated entertainment (live music).

The reasons for my objection are as follows:

- The proposed club is in close proximity to a well-established residential area. The noise and increased number of people in the locality will have a negative impact on the quality of life of those residents living in close proximity to the establishment.
- It is proposed that live music will take place between the hours of 17.00 – 20.00 on a Sunday evening, a time of day when local residents should not be subjected to noise disruption.
- There is no available parking for those visiting the establishment which will add to the parking problems that already exist in the surrounding streets. For example, despite there already being double yellow lines outside Lloyds Bank these are ignored on a daily basis causing congestion problems when accessing the junction from Station Road onto Taylor Avenue.
- The door of the proposed site opens directly onto the pavement which is the main access route to and from the village and adjacent to a busy main road. This route is used by a significant number of pedestrians and the increased numbers of people entering and exiting the premises at peak times will only add to the congestion.

Yours faithfully,

[REDACTED]
Elaine Snell



Representations on a Current Application for a Grant/Variation/Review of a Premises Licence or Club Premises Certificate under The Licensing Act 2003

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 (insert name) **JANET BRONIE**

Wish to make representation about the application for variation/grant for a premises licence/club premises certificate (delete as applicable)

PART 1 – PREMISES OR CLUB PREMISES DETAILS

Postal Address of Premises or Club Premises, or if none, ordnance survey map reference or description ABEL HOUSE UNIT 1+2 STATION ROAD, ROWLANDS GILL NE39 1QB	
Post	Post Code NE39 1QB

Name of premises licence holder or club holding club premises certificate (if known)

Number of premises licence or club premise certificate (if known)

PART 2 – DETAILS OF PERSON MAKING REPRESENTATION

- | | |
|------------------------------------------------------------------------------------------|-------------------------------------|
| | Please Tick ✓ |
| 1) A responsible authority (please complete (C) below) | <input type="checkbox"/> |
| 2) A member of the club to which this representation relates (please complete (A) below) | <input type="checkbox"/> |
| 3) Other persons (Please complete (A) or (B) below) | <input checked="" type="checkbox"/> |

(A) DETAILS OF INDIVIDUAL MAKING REPRESENTATION (fill in as applicable)

Mr Mrs Miss Ms Other Title (for example, Rev)

Surname
Brodie

First Names
Janet

I am 18 years old or over Yes (Please Tick)

Current Address [REDACTED]	[REDACTED]		
Post Town	Rowlands Gill	Post Code	[REDACTED]

Daytime contact telephone number [REDACTED]

E-mail address (optional)

(B) DETAILS OF OTHER PARTY MAKING REPRESENTATION (e.g Body or Business)

Name and Address

Telephone Number (if any)	
E-Mail address (optional)	

(C) DETAILS OF RESPONSIBLE AUTHORITY MAKING REPRESENTATION

Name and Address

Telephone Number (if any)	
E-Mail address (optional)	

This representation relates to the following licensing objective(s)

- | | Please
Tick ✓ |
|-----------------------------------------|--------------------------|
| 1. The Prevention of Crime and Disorder | <input type="checkbox"/> |
| 2. Public Safety | <input type="checkbox"/> |
| 3. The Prevention of Public Nuisance | <input type="checkbox"/> |
| 4. The Protection of Children From Harm | <input type="checkbox"/> |

Please state the ground(s) for representation (please read guidance note 1)

Rowlands Gill is a peaceful village, no anti-social behaviour issues which is why most people have chosen to live there myself being one of them, moving from Whickham many years ago. The size of the premises and the position regarding the main road and surrounding area, I find it totally unreasonable that anyone would be given a license to sell alcohol and play music in this kind of neighbourhood.

I feel it would create anti-social behaviour as there are no public houses within the area therefore it would attract the wrong kind of people. Public safety would be an issue as the area is so near to the main road, where would the smokers go with their drinks!!!. How would people who were maybe going to the park or the shops get past. I think that people with pushchairs and children would be put at risk if they had to step on to the road. Would it create a litter issue as everyone knows that when smokers have finished they do not always put the cigarette ends in the bins provided, another issue is there room to put a bin which out causing an obstruction outside of the premises.

Another issue which I know is not mentioned would be the parking, would people park in the street opposite again this would cause a nuisance to people who already live there. The clear majority of the people who live opposite are elderly, would they want music and bands playing through the afternoon and early evening I don't think so. My parents are in their eighties and live opposite the premises and this is causing them great distress, they are worried about it effecting the price of their property, would people cut through their gardens at closing time, the noise and nuisance issues. My father is very ill and he is concerned of the mentioned issues which my Mother will have to deal with on her own which will make her feel unsafe in her own house.

What impact would it have on people driving through the village, the area is so small what about drivers safety when the premises close on a night would they spill out on to the main road.

As always, the decision will be made by someone who doesn't live in the area so it will not encroach on their lives, however I hope that there is enough objection to stop this bazaar idea going forward.

Please
Tick ✓

Have you made any representation relating to these premises before?

If Yes, please state the date of that representation

Day		Month		Year			

If you have made representation before relating to this premises please state what they were and when you made them.

How We Collect And Use Information

The information collected, on this form and from supporting evidence, by Gateshead Council will be used to process your application. The information may be passed to other Enforcement Agencies as permitted by law.

We may check information provided by you, or information about you provided by a third party, with other information held by us. We may also get information from certain third parties, or give information to them to check the accuracy of information, to prevent or detect crime, or to protect public funds in other ways, as permitted by law. These third parties include Government Departments and local authorities.

We will not disclose information about you to anyone outside Gateshead Council nor use information about you for other purposes unless the law permits us to.

Gateshead Council is the Data Controller for the purposes of the Data Protection Act 1998. If you want to know more about what information we have about you, or the way we use your information, you can ask at Civic Centre, Regent Street, Gateshead, NE8 1HH

Part 3 – Signatures (Please read guidance note 3)

Signature of representative or representatives solicitor or other duly authorised agent. (See guidance note 4) If signing on behalf of the representative please state in what capacity.

Signature		Date	18.05.2017
Capacity	REPRESENTATION		

Contact name (where not previously given) and address for correspondence associated with this representation. (Please read guidance note 5)	
Post Town	Post Code

Telephone Number (if any)	
E-mail Address (optional)	

Notes for Guidance

1. The ground(s) for representation **must** be based on one or more of the licensing objectives.
2. Please list any additional information or details for example dates of problems, which are included in the grounds for representation, if applicable.
3. The representation form must be signed.
4. A representative's agent (for example solicitor) may sign the form on their behalf provided that they have actual authority to do so.
5. This is the address which we shall use to correspond with you about this representation.
6. For further information about the Licensing Act 2003 please contact: The Licensing Act Section, Development & Public Protection, Civic Centre, Regent Street, Gateshead Tyne and Wear NE8 1HH
Tel: 0191 433 3918 or 0191 433 3178

We the undersigned strongly object to the opening of a Micro Pub on Station Road, Rowlands Gill.

We believe this will create extra traffic congestion with haphazard parking and noise which will detract from the peaceful nature and charm of the village.

PRINT NAME	SIGNATURE	ADDRESS
[REDACTED]	[REDACTED]	[REDACTED]
A BOWE	[REDACTED]	THE AVE R GILL
S HERBERT	[REDACTED]	THE AVE R GILL
P DUFFY	[REDACTED]	[REDACTED]
W. KELLS	[REDACTED]	[REDACTED]
G. KELLS	[REDACTED]	Taylor Ave R Gill
R. NEW	[REDACTED]	Taylor Ave R Gill
M. DEW	[REDACTED]	" "
N. ROSE	[REDACTED]	" "
G. LAWS	[REDACTED]	TAYLOR AVE
R. LAWS	[REDACTED]	TAYLOR AVE
S. WILLIAMS	[REDACTED]	[REDACTED]
A. KELLY	[REDACTED]	[REDACTED]
Peter W. Wilson	[REDACTED]	The Ave R Gill
LESTER WILSON	[REDACTED]	" "
[REDACTED]	[REDACTED]	[REDACTED]
MARGARET JACKSON	[REDACTED]	The Avenue.
JOHN JACKSON	[REDACTED]	THE AVENUE. R GILL
JOHN SPICKARD	[REDACTED]	[REDACTED]
JOHN YOUNG	[REDACTED]	WORTHY LANE, R. GILL
R. KNOLLO	[REDACTED]	R. GILL
G. EARLE	[REDACTED]	" "
M. WHARTON	[REDACTED]	" "

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PRINT NAME	SIGNATURE	ADDRESS
A WELSH	[REDACTED]	BUNOPPEL RD. ROWLANDS GILL
S ORMAN	[REDACTED]	BARKWOOD RP R/AM
C YOUNG	[REDACTED]	NORMAN RD R/GILL
M. BROWN	[REDACTED]	S/SHEWAN R/AM
D. SIMMONS	[REDACTED]	The Avenue
M. SIMMONS	[REDACTED]	THE AVENUE Rowland Gill
N. PARKY'S	[REDACTED]	BUNOPPEL ROAD
B. HALL	[REDACTED]	Southwood Crescent
R. HAMPSON	[REDACTED]	WINKATON
R HANDYIDE	[REDACTED]	Rowlands Gill
ROBERT YOUNG	[REDACTED]	SPRINFLE COTT
A. FAIRLESS	[REDACTED]	" " "
J. SIMMONS	[REDACTED]	BARKWOOD ROAD
S. MOSEY	[REDACTED]	BOWES TERR. DITON
B. WILLOUGHBY	[REDACTED]	Wansfield Gardens
J. WELSH	[REDACTED]	Rowlands Gill
A. FAIRLESS	[REDACTED]	Woodland Road
B. GILL	[REDACTED]	NORMAN RD
C. YOUNG	[REDACTED]	Rowland Burn Way
M. CARR	[REDACTED]	GIBSIDE COURT
P. LIGHTFOOT	[REDACTED]	BRIAR RD HAIFIELD
C. JOHNSON	[REDACTED]	BARKWOOD RP
J. BELL	[REDACTED]	WOODLEA R/
Andy Duce	[REDACTED]	BUNNSIDE ROAD
Philip Young	[REDACTED]	NORMAN RD
W. NIKSON	[REDACTED]	
D. WELSH	[REDACTED]	

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PRINT NAME	SIGNATURE	ADDRESS
Audrey Haddow Doris Redpath Anne Robson		Denaway Denaway Thornley Lane - do -
D. Robson Margaret Bennick HELEN BROWN		Blamie Crescent Domines Close
MARGARET WILLIAMS M. DAVIES C. PEACOCK R. Balfour J. Balfour		Station Road. THE CRESCENT STATION ROAD ROWLANDS GILL
I. Pearson A. SAKELBY C. WOODMAN Lynda Mair SARAH		Station Rd. " " " "
GUY HARRISON Kate Shalloo ALEXANDRA LAW		Station Rd. R. Gill Station Rd. R. Gill STATION ROAD R.G.

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PRINT NAME	SIGNATURE	ADDRESS
XXXXXXXXXX	XXXXXXXXXX	XXXXXXXXXX
DAVID BELL	XXXXXXXXXX	STATION RD ROWLANDS GILL
K JACKSON	XXXXXXXXXX	THE CRESCENT Rowlands Gill.
S HAWSON	XXXXXXXXXX	THE CRESCENT Rowlands Gill
B. M. GARR	XXXXXXXXXX	CRESCENT Rowlands Gill
G STEPHENSON	XXXXXXXXXX	THE CRESCENT R/GILL
P. STEPHANSON	XXXXXXXXXX	" " "
J SWINBURNE	XXXXXXXXXX	THE CRESCENT R/GILL
F SWINBURNE	XXXXXXXXXX	" " " "
ELIZABETH BELL	XXXXXXXXXX	STATION RD, ROWLANDS GILL
CAROLINE BENTHAM	XXXXXXXXXX	THE CRESCENT, ROWLANDS GILL
BEAYL GARDNER	XXXXXXXXXX	THE CRESCENT ROWLANDS GILL
XXXXXXXXXX	XXXXXXXXXX	XXXXXXXXXX

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PRINT NAME	SIGNATURE	ADDRESS
XXXXXXXXXX	XXXXXXXXXX	XXXXXXXXXX
CHARIS SNELL	XXXXXXXXXX	STATION Rd.
	485	

