

Hewitt, Andre

From: city <[REDACTED]>
Sent: 22 April 2013 23:33
To: COL - EB - DES - Licensing
Cc: Green, Andrew
Subject: Application for the variation of a premises licence - Cos Bar, 148 Queen Victoria Street, EC4V 4BY (Ward -Castle Baynard)

I write to object to the application to extend the Cos Bar trading hours to 3.00am on Friday and Saturday evenings, ie into the early hours of Saturday and Sunday mornings. Current trading hours are to 12.00 midnight. I am a Member of the Court of Common Council for Castle Baynard, the Ward within which these premises are located.

There are a number of residences close to the subject premises in St Andrew's Hill, including seven flats above Shaws Booksellers (a wine bar, despite its name) at 31/34 St Andrew's Hill, the Rectory at 35 St Andrew's Hill and four flats at 36 St Andrew's Hill. St Andrew-by-the-Wardrobe Church is nearby as are apartments at The Kings Wardrobe (for which a planning application has been made to change of use from short term serviced apartments to full time residential).

One of the occupiers of a flat at 31/34 St Andrew's Hill had cause to leave his flat and go and complain to the premises supervisor in the early hours of 16 February 2013 (a Sunday morning about one month before this application was submitted) when the DJ at a promoted event was playing music so loudly that the base line was shaking the whole block. The Cos Bar owner apologised and said that having learned of the effect on neighbours she would not allow additional loud speakers to be used again, but residents are understandably concerned. Residents are entitled to expect peace and quiet, so they can sleep, between 11.00 pm and 7.00am, as set out in paragraph 57 of the City's (amended) licensing policy. Paras 84 and 85 of the licensing policy are also directly relevant when considering this application.

There are other residential properties on the other side of St Andrew's Hill, in Farringdon Within Ward, which may also be affected by noise from the Cos Bar, which has entrances/exits on both Queen Victoria Street and St Andrew's Hill.

Carter Lane is nearby, at the top of St Andrew's Hill, where there are a number of licensed premises, some of which have caused local residents sufficient nuisance to apply for, and obtain, a review of their licences. If trading hours at the Cos Bar are extended to 3.00am then there is clearly a risk that patrons of licensed premises in Carter Lane will walk the short distance to the Cos Bar and, if inebriated, make noise on their way to continue drinking, causing disturbance and public nuisance to the nearby residents contrary to licensing objectives (i) and (iii), the prevention of crime and disorder (specifically here disorder) and the prevention of public nuisance. With or without patrons from Carter Lane establishments, the comings and goings (dispersal of patrons as mentioned in para 34 of the licensing policy) from licensed premises open until 3.00am creates a serious risk of public nuisance to nearby residents.

The requirement for smokers to leave the licensed premises (often temporarily) generates noise whilst they smoke and talk outside the premises. I refer you to paras 79 to 81 of the City's licensing policy. Such noise extending to 3.00 am is not an acceptable thing to impose on my residential constituents.

I am not aware that an acoustic report was submitted with the application (there appears to be no mention of one) as required by para 33 of the City's licensing policy.

I submit that in this case the balance between nearby residents and the premises owners, required to be struck by para 59 of the licensing policy, requires this extension to be refused, and I ask the licensing committee to refuse it.

Regards

Michael Hudson
A Member for Castle Baynard.

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