

## Planning Application 269203/CT4

Tue 22/02/2022 12:08

To: Premises Licensing <Premises.Licensing@manchester.gov.uk>; [REDACTED]

Dear Licensing Approvals

[REDACTED] would like to place on record our objection to the above application to sell and serve alcohol at the Alpine Tearoom, The Croft, Millgate Lane, Didsbury, M20 2SW on the following grounds:

### Public Safety

- This is a public park and has been a public haven during the Covid Pandemic . It is a public space given to the people of Didsbury and is not an Outlet with customers, walking and milling around with glasses and bottles. Possibly sharing their patronage with the 3 other licensed and dining establishments within 150 metres.
- There is no reference to deliveries facilities which should be made via the Millgate Lane entrance and not the already damaged Wilmslow Road entrance which is already full of potholes and currently puddles. The path does not cater for people with disabilities, or parents with children in prams. Recently pallets have been laid down as an added obstacle.
- The application does not advise any security or safety operations including CCTV or age challenge to customers normally associated with bars and public houses.
- There is no reference to the number of table covers, or the proposed area of operation. As it is an outdoor area in a public space what controls will be in operation to prevent table creep as the Cafe has no priority over this public area which they use. The public should always have priority over this prime position, especially families.

### Public Nuisance

- This significant change to the area will require addal management of the area. As alcohol brings an additional and a new set of problems. There will be additional noise problems. There does not seem to be a policy for drinking up time and the clearing of the area after 5pm.

Importantly, there are lots of questions which are not being asked regarding this application and the justification to sell alcohol. The application also seems to be abridged and without much of the necessary detail applicable to a normal licensed premises. For example there are no outdoor restrictions such as plastic bottles and glasses especially in a public open area.

- The cafe was always regarded as a place to have a drink during a park visit rather than an al fresco dining facility and a must that the public are insisting on.
- Is the licensing of this facility a necessity, when there are already several facilities within 150 yards of this proposal.
- The toilets and hand washing facilities are already not large enough for the user numbers. Quite frankly the toilets are appalling with no disabled or children's changing facilities available. This must be a priority even if not granted.
- This application appears to be a commercial consideration and not an amenity and would it be a boost to footfall or a deterrent.
- Will other local park cafes require the same arrangements.
- The park facility was for the benefit of the public not a full blown commercial venture. Why is it required?

- The Cafe originally operated out of the Croft, now it has taken over more or less the whole of the raised area. Many people just want to sit and relax. in this area rather than being subject to a noisy drinking area.
- There is no reference to delivery facilities which should be made via the Millgate Lane entrance and not the already damaged Wilmslow Road entrance which is already full of potholes and currently puddles. The path does not cater for people with disabilities, or parents with children in prams. Recently pallets have been laid down as an added obstacle.

Finally, does this application bring any tangible value to the Didsbury Heritage Area?

Yours sincerely

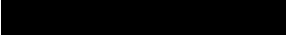


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**Reference: 269203/CT4**

Fri 18/02/2022 17:06

To: Premises Licensing &lt;Premises.Licensing@manchester.gov.uk&gt;

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Manchester City Planning  
Reference: 269203/CT4  
Fletcher Moss Park



To the Chief Planning Officer re above application  
I wish to raise my objections to licensed premises in Fletcher Moss Park.

Opening remarks: -

- \*Fletcher Moss Park was donated to the people of Didsbury for families to enjoy.
- \*Many have come to see it as a place of respite and regard it fondly - hence the number of memorial benches for loved ones. There is a sense of peace about the whole park and volunteers are pleased to help with it's maintenance.
- \*Local schools hold fund-raising trails.
- \*There is an emphasis on nature and quiet enjoyment.
- \*Anyone who submits a liquor license application singularly fails to under stand the significance of the park in the community.
- \*It was never intended as a private commercial opportunity.
- \*There are two pubs serving food, with outdoor facilities, within yards of the park.

The Alpine Tearoom was ,originally, regarded as a welcome addition to the park.

However as lockdown progressed several changes took place: -

- \* Many local people stopped visiting - the cafe attracted customers form far and wide, parking on the surrounding roads worsened conditions for local residents.
- \*The memorial benches were moved - anywhere.
- \* The grass became trampled, pools of mud appeared, it was dangerous to walk through the gates on Wilmslow Road which were potholed by heavy vans continually driving through.
- \* There was no sense of quiet enjoyment.
- \*The owners of the tearoom have already shown their disregard for the previous users.

Specifically:

**Crime and Disorder:-**

- \*The link between alcohol/crime and disorder has long since been proven.

**Public Safety:-**

- \*Many single people\mothers with young children and other vulnerable groups walk through the park to the village. They are looking for a safe, pleasant route not to be subjected to rowdy behaviour from people suffering the effects of alcohol in the name of profit for a business.
- \*Wheelchair users with cares, walking aid users and people with prams cannot access the park over the wooden pallets laid over the mud at the gates.
- \*Heavy brewery wagons will worsen an already dangerous entrance.
- \* Access to the park - gates\roads etc as described above have already proved unsafe.
- \*Walking on Millgate Lane is not an option as it is dangerous.

\*The route along the old tennis courts is frequently flooded and impassible.

**Public Nuisance**

\*The noise, during the pandemic, was uncomfortable.

\*Access through the park was, sometimes, impossible - how much worse will it be with people coming for meals with alcohol?

**Protecting Children from harm**

\*Children of all ages use the park to walk - with families, with schools, alone or with friends - parents and teachers would not regard the park as a safe route anymore.

There is no benefit to the community of Didsbury by granting a license only to their detriment.

I hope you will consider my objections

Thank you.



# GREATER MANCHESTER POLICE - REPRESENTATION

## About You

Name	<b>PC Alan Isherwood</b>
Address including postcode	1 <sup>st</sup> Floor Manchester Town Hall Extension Lloyd Street Manchester
Contact Email Address	alan.isherwood@gmp.police.uk
Contact Telephone Number	<b>0161 856 6017</b>

## About the Premises

Application Reference No.	<b>LPA 269203</b>
Name of the Premises	<b>Alpine Tea Room</b>
Address of the premises including postcode	The Croft, Millgate Lane, Manchester M20 2SW

## Your Representation

Please outline your representation below and continue overleaf. This should describe the likely effect of the grant of the licence on the licensing objectives on and in the vicinity of the premises in question.

Please accept this as formal notification of the Greater Manchester Police objection to the premises licence application in relation to the above premises on the grounds of Prevention of Crime and Disorder, the Prevention of Public Nuisance, Public Safety and the Protection of Children from Harm.

The applicant has offered conditions within the Operating Schedule but they need to be worded more robustly to best demonstrate how the 4 Licensing Objectives will be upheld. If this licence was granted GMP would ask that the following conditions are attached to ensure that the 4 Licensing Objectives are upheld.

**The premises shall install and maintain a comprehensive digital colour CCTV system. All public areas of the licensed premises, including all public entry and exit points and the street environment will be covered, enabling facial identification of every person entering in any light condition. The CCTV cameras shall continually record whilst the premises are open to the public and recording shall be kept available and unedited for a minimum of 28 days with the date and time stamping. A staff member who is conversant with the operation of the CCTV system shall be present on the premises at all times when they are open to the public and must be able to produce / download / burn CCTV images upon request by a police officer or an authorised officer of the licensing authority. Any footage must be in a format so it can be played back on a standard personal computer or standard DVD player. Where the recording is on a removable medium (i.e. compact disc, flash card etc.), a secure storage system to store those recording mediums shall be provided.**

**An incident log (which may be electronically recorded) shall be kept at the premises for at least six months, and made available on request to the Police or an authorised officer of the licensing authority, which will record the following incidents including pertinent details:**

- (a) all crimes reported to the venue, or by the venue to the Police**
- (b) all ejections of patrons**
- (c) any incidents of disorder**
- (d) any faults in the CCTV system or searching equipment or scanning equipment**
- (e) any refusal of the sale of alcohol**
- (f) any visit by a relevant authority or emergency service**

**The Designated Premises Supervisor shall ensure that a written notice of authority is kept at the premises for all staff who sell alcohol. The notice shall be made available for inspection upon request of the police or an authorised officer of the licensing authority and all staff selling alcohol must be in possession of formal identification to enable to verify their identity against the notice.**

**The premises shall display prominent signage indicating at any point of sale, the entrance to the premises and in all areas where alcohol is located that it is an offence to buy, or attempt to buy, alcohol for a person under the age of 18.**

**In addition to any other training, the premises licence holder shall ensure all staff are trained to prevent underage sales, to be aware of and prevent proxy sales, to maintain the refusals log, enter sales correctly on the tills so the prompts show as appropriate and monitor staff to ensure their training is put into practice. Documented records of training completed shall be kept for each member of staff. Training shall be regularly refreshed and at no greater than 6 monthly intervals.**

**PLEASE NOTE: ALL REPRESENTATIONS AND SUPPORTING EVIDENCE MUST BE SUBMITTED TO MANCHESTER CITY COUNCIL WITHIN 28 DAYS, STARTING THE DAY AFTER THE PREMISES IN QUESTION MAKES AN APPLICATION (TO FIND OUT THE CLOSING DATE CALL THE LICENSING UNIT ON 0161 234 4512)**

<b>ABOUT YOU</b>		<b>PLEASE NOTE: LICENSING OFFICERS, LICENSING COMMITTEE MEMBERS AND THE APPLICANT CAN VIEW THE INFORMATION PROVIDED ON THIS FORM</b>	
<b>Your first name (required)</b>	<b>Your last name (required)</b>		
Bernard	McMenamin		
<b>Your address including postcode (required)</b>			
Trading Standards Service 1 Hammerstone Road Manchester M18 8EQ			
<b>Contact email address</b>		<b>Contact phone no</b>	
Bernard.McMenamin@manchester.gov.uk		0161 234 1589	

<b>ABOUT THE PREMISES</b>
<b>Application Ref No. (if known):</b>
LPA 269203
<b>Name of the Premises about which you would like to make a representation:</b>
Alpine Tearoom
<b>Address of the Premises (including postcode if known):</b>
The Croft, Millgate Lane, Didsbury, Manchester, M20 2SW

<b>YOUR REPRESENTATION</b>
<b>Please outline your representation below and continue overleaf. This should be the likely effect of the grant of the licence / certificate on the licensing objectives on and in the vicinity of the premises in question. (Please continue on a separate sheet of paper if necessary)</b>
<p>The Trading Standards Team have assessed the likely impact of the granting of this application taking into account a number of factors, including the conditions offered and times applied for and any potential risk that the granting of this application could lead to issues which do not uphold the licensing objectives specifically the protection of children from harm.</p> <p>The application is for a Tea Room and two catering trailers, providing alcohol for consumption based in a park located in a suburb of Manchester.</p> <p>When considering the application, the Trading Standards Team have given consideration to Manchester City Councils Statement of Licensing Policy 2021 – 2026.</p> <p>The original application addresses few points relating to the Licensing Objectives especially in protecting children from harm.</p> <p>Giving consideration to the above application, the Trading Standards Team therefore recommend that should the application be successful, the following conditions are attached.</p>



1. The Challenge 25 scheme must be operated to ensure that any person who appears to be under the age of 25 shall provide documented proof that he/she is over 18 years of age. Proof of age shall only comprise a passport, photo card driving licence, an HM Forces warrant card, or a card bearing the PASS hologram.
2. All staff engaged in the sale of alcohol will be trained with regards to the Challenge 25 policy and sales by proxy. This training will be documented, and training should be refreshed at no greater than 6 monthly Intervals.
3. The Premises Licence Holder will ensure that signage demonstrating the Challenge 25 policy as well as selling alcohol to children by proxy are placed at the entrance to the premises as well as being displayed in all areas serving alcohol.
4. A log shall be kept and record all instances when alcohol has been refused for the reasons that the person(s) is, or appear to be, under 18 years of age. The log shall record the date and time of the refusal and the name of the member of staff who refused the sale. The log will be available on request by the police or an authorised officer of Manchester City Council. The log shall be checked on a regular basis by the Designated Premises Supervisor to ensure that it is being used by staff and each check shall be recorded in the log.
5. The Premise Licence Holder will also ensure regular checks are made around the inside and outside of the premises for underage persons encouraging adults to buy alcohol for them.

**Supporting Evidence:** In addition to your own written / oral testimony to the Licensing Sub-Committee, you may wish to provide evidence to support your representation. You will need to show how this evidence relates to the premises in question. Examples of supporting evidence include oral testimony, written testimony, noise records, video or photographic material, crime and disorder data, other statistical data, reports etc.)