

GREATER MANCHESTER POLICE - REPRESENTATION

About You

Name	PC Alan Isherwood
Address including postcode	1 st Floor Manchester Town Hall Extension Lloyd Street Manchester
Contact Email Address	[REDACTED]
Contact Telephone Number	[REDACTED]

About the Premises

Application Reference No.	LPA 287791
Name of the Premises	TBC
Address of the premises including postcode	241 Barlow Moor Road, Manchester M21 7QL

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 in relation to the above premises on the grounds of Prevention of Crime and Disorder and the Prevention of Public Nuisance, Public Safety and the Protection of Children from Harm.

The operating schedule which accompanies the application offers very little in terms of enforceable conditions. The conditions that have been offered are very vague and generic which gives the impression that the applicant has a limited understanding of the Licensing Objectives, which raises concerns about how the premises will be operated.

The likely effect of the grant of the Premises Licence with such a scant operating schedule is that all 4 of the Licensing Objectives will be undermined.

We therefore ask that this application is refused.



Licensing & Out of Hours Compliance Team - Representation

Name	Gemma Hunt
Job Title	Licensing & Out of Hours Compliance Officer
Department	Licensing and Out of Hours Compliance Team
Address	Hammerstone Road Depot, Gorton M18 8EQ
Email Address	[REDACTED]
Telephone Number	[REDACTED]

Premise Details

Application Ref No	287791
Name of Premises	(TBC)
Address	241 Barlow Moor Road, Manchester, M21 7QL

Representation

Outline your representation regarding the above application below. This representation should describe the likely effect of the grant of the licence/certificate on the licensing objectives and on the vicinity of the premises.

The Licensing & Out of Hours (LOOH) Team have assessed the application taking into consideration; the hours and activities applied for, the location of the premises and any effect the granting of the licence could have on any of the four licensing objectives.

The applicant has applied for a licence to sell alcohol & play recorded music from 11am until 11pm daily (although recorded music would be deregulated.) The applicant states there will be seating for 150 customers.

The premises is situated in a heavily residential area. The operating schedule is very limited and does not demonstrate that The Prevention of Public Nuisance objective has been considered. With such a large customer base there is a high potential for disturbance to neighbours, such as when they are arriving, on dispersal, and when smoking outside.

There is also a question around the proposed DPS living in Sheffield and a concern that the premises may operate with the DPS not being in day-to-day control.

In its current form the LOOH team object to the grant of the application. However, we remain open to negotiation should the applicant be able to propose mitigation to the above concerns.

Recommendation: Refuse Application

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)

ABOUT YOU		PLEASE NOTE: LICENSING OFFICERS, LICENSING COMMITTEE MEMBERS AND THE APPLICANT CAN VIEW THE INFORMATION PROVIDED ON THIS FORM
Your first name (required)	Your last name (required)	
Stuart	Wild	
Your address including postcode (required)		
Trading Standards Service 1 Hammerstone Road Manchester M18 8EQ		
Contact email address	Contact phone no	
[REDACTED]	[REDACTED]	

ABOUT THE PREMISES
Application Ref No. (if known):
LPA 287791
Name of the Premises about which you would like to make a representation:
TBC
Address of the Premises (including postcode if known):
241 Barlow Moor Road, Manchester, M217QL

YOUR REPRESENTATION
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)
<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 licence to sell alcohol within a restaurant.</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 the following conditions are applied to the licence.</p> <ol style="list-style-type: none"> 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.

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.)

241 Barlow Moor Road Application for premises licence

Premises Licensing

To: Bryan Johnson
Fri 04/08/2023 08:40

From: Mandie Shilton Godwin [REDACTED]
Sent: 03 August 2023 18:35
To: Premises Licensing <Premises.Licensing@manchester.gov.uk>
Cc: Joanna Midgley [REDACTED] Dave Rawson
Subject: 241 Barlow Moor Road Application for premises licence

Good evening

I write on behalf of the Chorlton Park councillors to support residents' objections to this licence as given the proposed scale of the business in this quiet location where there is little public transport residents are very worried about any antisocial behaviour it will attract.

Therefore we object on the grounds that there is a potential risk of public nuisance from people leaving the premises late at night, including in vehicles, so starting engines, etc, past 11 pm on a street where there are many families with young children .

We request that if the licence is granted that conditions are attached to reflect and mitigate the local impact that this will have.

Kind regards

Councillor Mandie Shilton Godwin
Labour and Co-operative Member for Chorlton Park
Chair, Environment, Climate Change and Neighbourhood Scrutiny Committee
Lead Member for Active Travel
Manchester City Council
Members Services
Town Hall
Manchester M60 2LA
[REDACTED]

LPA287791 Premises Licence (new): (TBC), 241 Barlow Moor Road, Manchester, M21 7QL, (Chorlton Park ward) – APPLICATION RESTARTED

Premises Licensing
To: Bryan Johnson
Tue 15/08/2023 11:39

From: [REDACTED]
Sent: 15 August 2023 11:21
To: Premises Licensing <Premises.Licensing@manchester.gov.uk>
Subject: Re: LPA287791 Premises Licence (new): (TBC), 241 Barlow Moor Road, Manchester, M21 7QL, (Chorlton Park ward) – APPLICATION RESTARTED

Good morning,

I wish to register my opposition to the above licence application on the basis of public nuisance as there is absolutely no provision for on-site parking, which clearly means customers will park on surrounding roads and in particular the top of Aldermay Road which has had double yellow lines installed with its junction with Barlow Moor road which I believe was intended to prevent congestion at the junction of Barlow Moor Road and Aldermay Road which will not be improved with restaurant customers ignoring yellow lines which is already a regular occurrence at the moment.

Add to this late night noise from customers leaving the restaurant, from car engines doors banging etc and residents returning home from work unable to find parking spaces close to their homes and I believe it will compound the existing parking issues with office staff, cemetery parking and the overuse of the area by driving instructors carrying out parking manoeuvres .

I would have to question why a license would be granted to an establishment in a quiet residential area which has made no effort to provide customer parking and in fact have removed parking spaces by adding an extension to the property without planning permission.

Regards

[REDACTED]

Sent from my iPad

241 Barlow Moor Road - Proposed license

From: [REDACTED]

Sent: 30 July 2023 20:05

To: Premises Licensing <Premises.Licensing@manchester.gov.uk>

Subject: 241 Barlow Moor Road-proposed licensed

Dear Sir/Madam

I am writing in reference to the above proposed premises licence. As a homeowner and resident in the area I am very concerned about the impact that this licence can have on the surrounding area, such as parking, noise level from the music, congestion, in particular going in or out of Aldermary Road.

Parking in this residential area is already a problem due to cars from near-by offices occupying all parking spaces on Aldermary and Callington Road. The opening times are very inappropriate for such a residential area. The vans from builders that are carrying out the work are already causing congestion by parking on double yellow lines on both sides of Aldermary Road which is obstructing traffic and the view for drivers going out in particular.

I would urge you to reconsider your decision for the benefit of the environment and the residents who live around the premises in question.

Thank you

Regards

[REDACTED]

[REDACTED]

License for 241 Barlow Moor Road M21 7QL

From: [REDACTED]

Sent: 02 August 2023 17:49

To: Premises Licensing <Premises.Licensing@manchester.gov.uk>; Joanna Midgley

[REDACTED]; Dave Rawson [REDACTED]

Mandie Shilton Godwin [REDACTED]

Subject: License for 241 Barlow Moor Road M21 7QL

I would like to object to the licensing of 241 Barlow Moor Road Manchester M21 7QL aka Shy Bar.

This is, and has always been, a relatively quiet residential area with many families bringing up young children. However it is an area that is not without problems - antisocial behaviour, particularly speeding drivers are a regular concern alongside parking issues. There have been numerous issues with parking at the junction of Barlow Moor Road and Aldermary Road - where this bar is to be located - that have made it dangerous. Yellow lines are routinely ignored, cars parked across residents driveways etc. This proposed bar has extremely limited parking and residents are concerned about the impact upon neighbouring streets. Councillors are well aware of these issues that residents have faced and have worked hard to support action on these issues.

There are also concerns about the impact of the noise of customers leaving late at night/ noise from entertainment. As mentioned this is a residential area with a number of families with small children. Whilst alcohol maybe served only until 11pm customers would probably not leave until significantly later creating a disturbance as they do so.

Other anti-social behaviour in the vicinity includes drug dealing - openly on the street and in the cemetery, dumping of untaxed/stolen cars - all of which we are trying to tackle and this therefore seems like a backwards step that will attract yet more antisocial behaviour.

Historically the site was a stone masons and this would be a complete change of use that is not required - there are plenty of bars within walking distance. The development of this site was beset with antisocial bullying and harassment behaviour from the builders and the residential element has become an Air BNB type endeavour which again is causing issues - overflowing bins that are not emptied as clients have put the wrong items in them, drunken noisy behaviour etc.

I have cc'd in the local councillors as there are serious concerns around how this development has been managed from the start.

Regards

[REDACTED]

RES4

From: [REDACTED]

Sent: 05 August 2023 10:12

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

Cc: Dave Rawson [REDACTED]; Mandie Shilton Godwin [REDACTED]; Joanna Midgley [REDACTED]

Subject: Enquiry into planning permission at 241 Barlow Moor road

Hello there,

I would like to raise an enquiry into the proposed planning application at 241 Barlow moor road, which indicates a change in licensing to allow for music to be played until 11pm as well as alcohol served.

As resident [REDACTED] and with a young family I am concerned about the impact this change may have on the nearby community of which is entirely residential. In particular I would like to address the potential that music being played until 11pm, if loud, would be disruptive to the neighbors and an unnecessary nuisance.

Secondly, if alcohol is to be served until late this may also lead to anti social behaviour in the neighbouring streets.

It is unclear to me what sort of venue is being constructed but I would appreciate some clarity and formal response to the questions raised.

Further to this, I would like to reiterate the existing issue of parking on Aldermary road which is already in short supply, particularly since the introduction of the new yellow lines. This new commercial enterprise will likely only exacerbate this issue more.

Thanks and looking forward to hearing from you. Please accept apologies for missing the official deadline for comments (by 10 hours)

Regards

[REDACTED]

[REDACTED]

RES 5

From: [REDACTED]

Sent: 05 August 2023 10:28

To: Premises Licensing <Premises.Licensing@manchester.gov.uk>

Cc: Dave Rawson [REDACTED]

[REDACTED]; Joanna Midgley [REDACTED]; Mandie Shilton
Godwin [REDACTED]

Subject: Enquiry into planning permission at 241 Barlow Moor road

Hello there,

I would like to raise an enquiry into the proposed planning application at 241 Barlow moor road, which indicates a change in licensing to allow for music to be played until 11pm as well as alcohol served.

As resident [REDACTED] and with a young family I am concerned about the impact this change may have on the nearby community of which is entirely residential. In particular I would like to address the potential that music being played until 11pm, if loud, would be disruptive to the neighbours and an unnecessary nuisance.

Secondly, if alcohol is to be served until late this may also lead to antisocial behaviour in the neighbouring streets.

It is unclear to me what sort of venue is being constructed but I would appreciate some clarity and formal response to the questions raised.

Further to this, I would like to reiterate the existing issue of parking on Aldermay road which is already in short supply, particularly since the introduction of the new yellow lines. This new commercial enterprise will likely only exacerbate this issue more.

Thanks and looking forward to hearing from you. Please accept apologies for missing the official deadline for comments (by 10 hours)

Regards

[REDACTED]

[REDACTED]

RES 6

From: [REDACTED]

Sent: 19 August 2023 15:01

To: Premises Licensing <Premises.Licensing@manchester.gov.uk>

Subject: Objection to proposed licensable activities of 241 Barlow Moor Road.

Objection to the proposed licence activities for 241 Barlow Moor Road Manchester M21 7QL.

We would like to object to the proposed licence activities. The initial planning permission we were given due warning about - ref no 120217/FO/2018 - advised that the planning permission was for: "Erection of a two storey rear extension following demolition of existing extension, elevational and roof alterations to existing building to two number self contained apartments and three floors of commercial floorspace classes A1, A2 and B1 with associated car parking, refuse storage, boundary treatment and landscaping."

None of the above classes permit food and drink to be served upon the premises (class A1 allows for the sale of cold food for consumption off premises). However, the building already has signs up announcing it will be a Café & Restaurant.

If building was renovated to be a restaurant and to serve food and alcohol until 11pm we believe this should have been declared as part of the initial proposal in 2018. Furthermore, we haven't received any communications informing us of planning permission in relation to the premises being used for anything other than the above-mentioned classes. Our landlord has been advised that no application has been made since 2019 which leads us to believe that the premises are not licensed for the activities declared on the signage. If there has been no application for the necessary activities of a Café and Restaurant it's presumptuous to put up signage without first seeking permission from the Council.

We didn't raise objections previously as the outlined options for A1, A2 and B1 suggested the premises would be used for office hours, with little to no noise pollution. The proposal to remain open Monday to Sunday 11am – 11pm with music and the serving of alcohol does not match the initial proposal.

There are several practical considerations as to why the premises are unsuitable for a Café & Restaurant.

This is a quiet residential area. There will be noise pollution from patrons, staff, music, deliveries & extractor fans. Several of those sources will continue past the 11pm opening time as the business will need to clean down prior to closing. In particular, noise past 11pm will impact local residents trying to sleep and would likely constitute a statutory noise nuisance.

There are no loading areas for good vehicles. A Café & Restaurant will require frequent deliveries in order to restock. There are no allocated loading areas and it's difficult to see where deliveries could be received without causing repeated inconvenience to local residents or a dangerous obstruction on the roads.

There is already very limited parking around the premises. Many of the patrons of a Café & Restaurant would likely wish to park in proximity to the site. The absence of a dedicated car park means patrons would be parking in spaces typically occupied by local residents. The competition for parking would be a nuisance to local residents and patrons alike.

A Café & Restaurant could result in nuisance odours. Given the proximity of 241 to other residences the adjacent buildings will not be able to avoid the smells emanating from the premises. Refuse will be consolidated prior to collection, many of the patrons could be smokers and commercial kitchens output a variety of odours. [REDACTED] [REDACTED] [REDACTED]
[REDACTED]

The combination of the above factors could also have a negative impact on the valuation of local properties and the appeal of rented accommodations. Potential homeowners/tenants are unlikely to look favourably on property that is adjacent to a noisy, smelly property with limited parking.

We would like to strongly object to this last minute, significant change of what we were notified of.

Kind regards,

[REDACTED]