

APPENDIX C

From: Morris, Adele
Sent: Tuesday, September 08, 2020 2:44 PM
To: Mills, Dorcas; Noakes, David; Chamberlain, Victor
Subject: RE: New Premises application- Arch 45 Wardens Grove, One Night Records

Dear Licensing

I write in response to the above licensing application.

The applicant needs to show that they are able to adequately sound insulate the premises and manage the ingress and egress of patrons, to minimise any impact on nearby residents and in order to satisfy the licensing objective of the prevention of nuisance .

I understand that this application has a time limited (1 year) planning application and it would alleviate the concerns of nearby residents if the licence was restricted to the current applicants or time limited, to avoid the licence being used by any subsequent occupiers without going through an application process.

Best wishes

Councillor Adele Morris
Borough & Bankside Ward
Liberal Democrat Spokesperson for Regen and Planning,
Vice Chair, Licensing Committee, Southwark Council

Deputy Chair, EEHT Board, Local Government Association

0207 525 4377
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From: [REDACTED]

Sent: Monday, September 07, 2020 3:48 PM

To: Regen, Licensing

Subject: OBJECTION - 873053

Premises License Application: 873053 - One Night Records Ltd, Arch 45 Wardens Grove.

I wish to **object** to the above premises license due to the following reasons:

1. Public nuisance

The premises is in immediate proximity to residential property with open railway arches facing apartment windows and the Union Street entrance to the premises tunnelling through Rosler Building apartments. Residents have very serious concerns around noise and nuisance from live music events, rowdy patrons, disposal of bottles, inadequate soundproofing in the arches and the entrance through Rosler Building being used as an exit and smoking area for staff and customers. The events would also cause increased crowd and vehicle traffic on Union Street particularly at closing time which causes further disturbance from car horns, stereos, slamming doors, as well as anti social behaviour and littering from drunken patrons.

2. Public safety

I also feel it is completely inappropriate and reckless to subject local residents to an increased risk of Covid infection from large numbers of attendees, given that our building entrance and apartment windows are within metres of the arches.

Thank you for your consideration.

Name: [REDACTED]

Address: [REDACTED]

Date: 7 September 2020

[REDACTED]

[REDACTED]

From:

Sent: Sunday, September 06, 2020 9:31 PM

To: Regen, Licensing

Cc: Morris, Adele; Noakes, David

Subject: Licensing application 873053 for Arches 45-51 Wardens Grove. Objection.

I am writing under the authority of the Rosler Residents' Association, which is the registered association of the 51 flats of Rosler Building, 85 Ewer Street, SE1 0FT. Our interest in this application is the prevention of nuisance to our residents, arising from noise disturbance caused by the use of the above premises for the provision of regulated entertainment and the retail sale of alcohol.

We believe it is **inappropriate to issue such a licence** until the premises have been authorised for a change of use to permit live entertainment with amplified music, as proposed. This requires a planning application with accompanying sound assessment. We understand the application has not yet been made; certainly it does not appear on the Council's planning website.

We are concerned that the applicant is marketing tickets for this venue, with performances commencing 2 Oct 2020. Construction works are proceeding apace. We do not expect that change of use permission will have been issued by that date, hence our request to delay the issue of a licence.

When we see the change of use application, we are minded to suggest conditions to ensure that:

1. The permission is personal to One Night Records, who shall not be permitted to sublet or transfer the permission to other parties.
2. The sound mitigation measures are adequate. We have a number of concerns on plans we have seen to date.
3. Deliveries shall not be permitted through Arch 51, which is accessed by a tunnel under the apartments in Rosler Building.

As a general point, opinions in our Association are divided between those who object to any such licensing/change of use on ground of potential disturbance, and those who support the concept providing adequate safeguards are in place. Our request to delay the issue of a licence will permit further scrutiny by both camps once full details are revealed in the change of use application.

This submission is made with the authority of the Executive Committee of the Association, approved unanimously by email. Email evidence is available if required.

Secretary

Rosler Residents' Association

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