

NOT PROTECTIVELY MARKED

Leeds District Licensing Department
First Floor
Elland Road DHQ
Elland Road
Leeds
LS11 8BU

Tel: 0113 3859414
Email:
catherine.arkle@westyorkshire.pnn.police.uk

16th September 2014

Mr.Christopher Rees-Gay
Woods Whur 2014 Ltd
Devonshire House
38, York Place
Leeds
LS1 2ED

cc. Entertainment Licensing Section. Leeds City Council, Civic Hall, Leeds. LS1 1UR

**RE:GROUND FLOOR & LOWER GROUND FLOOR, CORN EXCHANGE, CALL LANE, LEEDS,
LS1 7BR
APPLICATION FOR NEW PREMISES LICENCE – LICENSING ACT 2003:
POLICE – LETTER OF REPRESENTATION – CUMULATIVE IMPACT POLICY:**

Thank you for submitting your application for the above premises, received at the address above on 20th August 2014.

The application relates to premises which fall within one of the areas of Leeds currently subject to a policy of cumulative impact, as detailed in the present Statement of Licensing Policy 2014-2018, issued by Leeds City Council as the licensing authority.

The area concerned in this particular case is **Area 1 Leeds City Centre**.

Therefore, in line with the current statutory guidance issued by the Secretary of State under Section 182 Licensing Act 2003, West Yorkshire Police make representations based on the cumulative impact policy of the area concerned and highlighted above, where the licensing objectives and particularly the prevention of crime and disorder and prevention of public nuisance objectives, are being adversely affected.

The proposed premises are located in the current red zone in the cumulative impact area. The Council's policy states:

NOT PROTECTIVELY MARKED

NOT PROTECTIVELY MARKED

“The council will seek to refuse all applications in these red areas on the basis that the impact on the licensing objectives are at such a level that the area cannot support any more premises opening or extending their hours no matter how impressive the concept or application is. The council will only grant applications in the red zone in exceptional cases”, and

“This applies to alcohol led premises such as bars, pubs, and nightclubs, and for premises seeking late night refreshment such as takeaways and late opening restaurants”.

The location of this venue intersects Call Lane which is an alcohol related violent crime hotspot. Call Lane has been in the top three streets for committed crime in the night time economy over consecutive years from 2010, 2011 and 2012. Extra police resources are deployed to this area on Friday and Saturday evenings, and over Bank Holiday weekends, in an attempt to help reduce the crime and disorder associated with people frequenting the plethora of licensed premises in the immediate area. These crimes/incidents range from thefts and robberies to public order offences, assaults, serious disorder and also sexual offences.

The saturation of the area is such that determining which venues may bear some responsibility for the issues is practically impossible, and means that they cannot be dealt with by way of review or enforcement meetings. A strong Cumulative Impact Policy is therefore imperative to prevent already existing venues extending their licensable hours, and to prevent further premises licences being granted in that area which would add to the considerable impact already being felt.

The general description of the premises in the current application is that they will operate as a conference facility, exhibition space, events space and wedding venue. There is also the undertaking that the maximum number of events for the premises licence would be 100 per year. That would equate roughly to 2 events per week which is quite considerable given the hours applied for and the number of customers the venue could accommodate at any one time – 500.

We are conscious that this application differs from the majority of other venues in the area and have given due regard to this. A relatively recent application which was refused at the initial hearing was later granted on appeal when the applicants pulled their terminal hour back to a midnight finish. The reduction in hours effectively took the application outside the peak times for alcohol related violent crime. The current application seeks a terminal hour of 01:30 hours across the whole week with the potential for 500 customers exiting the venue into the red zone in ‘full swing’. The added alcohol element of the application, along with events such as weddings, presents the same risks as a late night bar operation, which is effectively what it would be, coupled with dancing and music at any such event.

Apart from its location at the intersection of the two halves of Call Lane, the Corn Exchange is also located at the front of Crown Street and Assembly Street where further licensed premises exist, including Chilli White, Syn (the old Mezz), Paipa (the old Superna), Safari and Brew Dog. All of these, except Brew Dog, are nightclubs and are at their busiest from midnight onwards, as is Call Lane. There is a direct correlation between when the clubs are at their busiest and when crime and disorder is at its peak – from midnight onwards in this particular area.

In relation to the measures offered in the application to address the prevention of crime and disorder licensing objective, the only ones which differ from a standard good application are those listed at Section M, box a).

1. Licensable activities will only take place at a pre booked event.
2. The maximum number of events per year for this premises licence is restricted to 100

NOT PROTECTIVELY MARKED

NOT PROTECTIVELY MARKED

3. All events must be pre-booked and West Yorkshire Police given 14 days prior notice of each event.
4. Events will be limited to either the ground floor or the basement and not both at the same time.
5. The maximum capacity for the ground floor is 500 customers and the maximum capacity for the basement is 500 customers.

These 5 measures, in my opinion, do not make the application or proposed operation an exceptional case.

At the very least further consideration needs to be given to:

- i) The times applied for.
- ii) The necessity for door staff.
- iii) How the general public will be exempted from the venue if indeed these events are to be private.
- iv) The frequency of events.
- v) What purpose the offer to notify the police serves.
- vi) How the dispersal of 500 customers will be managed at 01:30 hours without negative impact.

Therefore, in terms of location (RED ZONE) and in terms of applying to operate until 01:30hrs for a maximum of 100 events per year, with the supply of alcohol and a variety of other licensable activities West Yorkshire Police consider that this application implicates the current policy of cumulative impact for Leeds City Centre in the red area, and would rely on the relevant paragraphs of the current Section 182 guidance in making this representation.

*PC Cath Arkle
Leeds District Licensing Officer
West Yorkshire Police*

NOT PROTECTIVELY MARKED