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Kuit Steinart Levy LLP
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Environmental Protection Team
Leeds City Council
Millshaw Park Way
Leeds
LS11 0LS

Contact: Mr Mark Everson
Tel: 07891 277043
Fax:
mark.everson@leeds.gov.uk
Our reference: 15/20582/EPLA01
23 April 2015

Dear Ms Topping

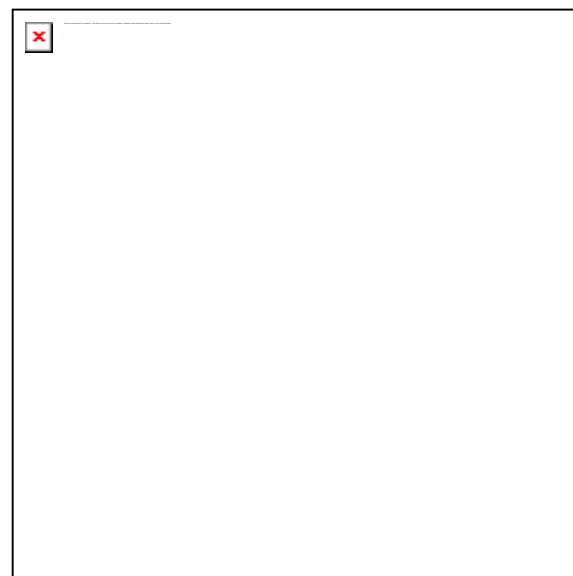
Licensing Act 2003

Name and Address of Premises: Turtle Bay, Unit A14, 14 The Light, The Headrow, Leeds, LS1 8TL

We refer to your licensing application for the above premises. We believe you have not given enough information about how you intend to meet a licensing objective, which is to prevent public nuisance. We therefore submit a formal objection to your application.

www.leeds.gov.uk

general enquiries 0113 222
4444



You could meet the objective by agreeing to certain measures that we suggest are reasonable and relevant to your application. Please see part 1 of the enclosed document.

If you agree with the measures please complete and sign part 2 of the enclosed form and return it to us as soon as possible. Once we receive the form we will take it that you wish the licensing authority to amend your operating schedule to include those measures as conditions on the licence. If you disagree with the suggested measures then please complete part 3 and return it to us as soon as possible.

If you feel we should consider anything else or you have any questions please do not hesitate to contact us.

If the opening hours you propose under this application differ to those on the current planning approval then you should also apply to Planning Services to vary the hours. If you operate without planning permission you may have not met the relevant planning condition. You can contact Planning Services on 0113 222 4409.

Yours sincerely

Mr Mark Everson
Environmental Health Officer

PART 1

Leeds City Council's Environmental Action Service

Proposed Controlled Measures under the Licensing Act 2003

Name and Address of Premises: Turtle Bay, Unit A14, 14 The Light, The Headrow, Leeds, LS1 8TL

The premises are located on the Albion Street elevation of The Light leisure complex. Whilst the area is predominately commercial in nature there are around 80 residential flats located within the K2 building at 125 Albion Street. Having considered the application under the Licensing Act 2003 for the above premises, we consider that the following measures are relevant and reasonable in order to meet the following aim of the licence:

- Prevention of public nuisance

Noise and Vibration

1. Noise from a licensable activity at the premises will not be audible at the nearest noise sensitive premises at K2, 125 Albion Street between 11pm and 7am the following day
2. There shall be no external loudspeakers
3. Bottles will not be placed in any external receptacle between 11 pm and 7 am the following day to minimise noise disturbance to neighbouring properties.
4. Noise from plant or machinery shall not be audible at the nearest noise sensitive premises during the operation of the plant or machinery. Plant and machinery shall be regularly serviced and maintained to meet this level.
5. The PLH/DPS will ensure patrons using external areas in a manner which does not cause disturbance to nearby residents and business in the vicinity. Patrons will not use such areas after 11 pm including the external dining area

Litter

6. The PLH/DPS shall ensure that litter arising from people using the premises is cleared away regularly and that promotional materials such as flyers do not create litter.

Transport / Pedestrian Movement

7. Clear and legible notices will be displayed at exits and other circulatory areas requesting patrons to leave the premises quietly having regard to the needs of local residents, in particular emphasising the need to refrain from shouting, slamming car doors, sounding horns and loud use of vehicle stereos and anti-social behaviour.
8. A facility will be provided for customers to order hackney taxis/private hire vehicles. Telephone numbers for taxi firms/private hire companies will be displayed in a prominent position on the premises.

Nelson, Matthew

From: Everson, Mark
Sent: 19 May 2015 16:43
To: Entertainment Licensing
Subject: Turtle Bay Leeds - Premises Application - PREM/03610/001

Please see below an agreement in respect of the Turtle Bay application. I would therefore like to withdraw our objection in respect of public nuisance.

Mark

Mark Everson MCIEH
Environmental Health Officer
Leeds City Council
Millshaw Parkway
Leeds
LS11 0LS
Tel: 07891 277043

From: Everson, Mark
Sent: 19 May 2015 16:41
To: 'Rebecca Ingram'
Subject: RE: Turtle Bay Leeds - Premises Application

Becki

Thank you for this. I'll let my colleagues know in Entertainment Licensing and therefore I will be withdrawing my objection to the application.

Regards

Mark Everson MCIEH
Environmental Health Officer
Leeds City Council
Millshaw Parkway
Leeds
LS11 0LS
Tel: 07891 277043

From: Rebecca Ingram [<mailto:RebeccaIngram@kuits.com>]
Sent: 19 May 2015 16:08
To: Everson, Mark
Cc: Anthony Lyons
Subject: RE: Turtle Bay Leeds - Premises Application

Hi Mark,

Thank you for your email below, I can confirm that our client is happy to agree to the conditions proposed below.

Kind regards,

Becki

From: Everson, Mark [<mailto:Mark.Everson@leeds.gov.uk>]

Sent: 15 May 2015 11:14

To: Rebecca Ingram

Subject: Turtle Bay Leeds - Premises Application

Becky

Thank you for your email of 14 May 2015. Following your feedback I have revised the conditions and would suggest the following:

Noise and Vibration

1. Noise from amplified sound or voices will not cause a nuisance to occupants of nearby premises
2. There shall be no external loudspeakers
3. Bottles will not be placed in any external receptacle between 11pm and 7am the following day to minimise noise disturbance to neighbouring properties
4. Noise from plant or machinery shall not cause a nuisance at the nearest noise sensitive premises during operation. Plant and machinery shall be regularly serviced and maintained
5. The PLH/DPS will ensure patrons using external areas do so in a manner which does not cause disturbance to nearby residents and businesses in the vicinity. Patrons will not use such areas after 11pm including the external dining area, with the exception of smoking

Litter

6. The PLH/DPS shall ensure that litter arising from people using the premises is cleared away regularly

Transport / Pedestrian Movement

7. Clear and legible notices will be displayed at exits and other circulatory areas requesting patrons to leave the premises quietly having regard to the needs of local residents, in particular emphasising the need to refrain from shouting, slamming car doors, sounding horns and loud use of vehicle stereos and anti-social behaviour.
8. A facility will be provided for customers to order hackney taxis/private hire vehicles. Telephone numbers for taxi firms/private hire companies will be displayed in a prominent position on the premises.

If you would kindly check these conditions with your client and hopefully confirm that they are acceptable. I will then forward these to my colleagues in Entertainment Licensing.

Regards

Mark Everson MCIEH
Environmental Health Officer
Leeds City Council
Millshaw Parkway

Leeds
LS11 0LS
Tel: 07891 277043

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Rebecca Ingram

licensing

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