

Ms Grace Musinga
25 Haslewood Mews
Leeds
LS9 7RP



Environmental Protection Team
Leeds City Council
Knowsthorpe Gate
Cross Green
Leeds LS9 0NP

Contact: Mrs. Vanessa Holroyd
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Our reference: PREM/03106/001
11 November 2011

Dear Ms Musinga

Licensing Act 2003

Name of Premises: Listce Bar/Nightclub
Address: 8 Church Walk, Leeds, LS2 7EG

Thank you for submitting your application for the above premises.

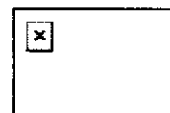
The application premise is situated in the end railway arch of Church Walk. Church Walk comprises 8 arches that have recently been redeveloped by network rail. They are not all let yet but are being advertised as offices/retail units and share a large gated courtyard.

The premise is completely glass fronted with single glazing, there is no effective lobby and is therefore acoustically weak. The premise is located in Cumulative Impact Policy area 1 and is in close proximity to housing with flats to the rear (Bookbinders, 22 Back York Street and New York Apartments, 1 Cross York Street). There are also flats opposite that are in line of sight (Chantrell Court).

This application is for a bar/nightclub with opening hours on Sunday from 10:00 to 00:30 the following day, Monday, Tuesday and Wednesday from 10:00 to 02:30 hours the following day, Thursday and Friday from 10:00 to 03:30 hours the following day and on Saturday from 10:00 to 04:30 hours the following day.

The type of entertainment and hours applied (e.g. Live music 10:00 to 04:30 hours) for are likely to give rise to public nuisance. I appreciate that you have selected appropriate conditions as part of your Proforma Risk Assessment and your operating schedule concerning the prevention of public nuisance but we are of the opinion that you will not be able to meet some of those conditions.

Namely, 'Noise will be inaudible at the nearest noise sensitive premises (where entertainment takes place on a regular basis' and 'The use of beer gardens will not commence before the start of normal trading hours and will cease at dusk or 22:00 hours, which ever is the earlier'.



Therefore, in view of the above circumstances and that the premise is in a Cumulative Impact Area, this Department fully objects to the application being granted.

Yours sincerely

Mrs. Vanessa Holroyd
Senior Environmental Health Officer