

From: [REDACTED]
Sent: Mon, 19 Feb 2024 13:57:50 +0000 (UTC)
To: Entertainment Licensing
Subject: License application 123, Albion St,

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REF: The Glee Club, Unit 2, 123 Albion Street, Leeds LS2 8ER

To Whom it may concern,

[REDACTED]

With regard to the license application for "The Glee Club" I would like to lodge vehement opposition to the proposal of a nightclub [REDACTED]

It should be known that over the last 22 years [REDACTED] have been subjected to various nightclubs being located in different units of the commercial part of the building, ALL of them without exception have led to the following very serious issues:

1. Loud bass noise reverberating up the building - audible even on the top floors late at night.
2. Ongoing conflicts with residents making complaints to the nightclubs who's DJ's simply do not adhere to reasonable noise levels.
3. Dangerous and problematic entry and exit to our building for residents - most of which are young Arabic girls who are in Leeds to study and do not partake in the consumption of alcohol or be subjected to it at such close range.
4. Crowds of drunk people sitting on the doorstep of the residential entrance, leaving drinks, litter, broken glass and vomit.
5. The reputation of our building being massively effected, landlords having objections from tenants who cannot sleep, refusing to pay rent and not wishing to stay as this is a breach of the "quiet enjoyment" clause in standard tenancy agreements.

I appreciate that living in the centre of Leeds is not required to be noise free, but this will go far in excess of what would be considered acceptable.

I trust you will take the above points into serious consideration and not grant this application which will inevitably lead to a lot of upset.

Warm regards

[REDACTED]

From: [REDACTED]
Sent: Tue, 20 Feb 2024 17:56:26 +0000
To: Entertainment Licensing
Subject: Planning Application, The Glee Club

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[REDACTED] We are objecting the planning application for The Glee club as we are concerned about noise, nuisance and bad behaviour arising from the visitors of the club affecting our quality of life and personal safety.

[REDACTED] who are against the planning application.

Please also note below concerns;

***1/ the noise nuisance generated by music etc from the premises being transmitted through the building structure and through the air to the residential flats.
the increased disturbance in the street caused by noisy patrons after their dispersal from the premises.***

***2/ the increased detritus (e.g. vomit, bottles, glasses, broken glass) in the street outside the premises
the security risk to tenants of K2 exiting and accessing their flats and having to pass by the premises during the hours of operation.***

3/ the likely breach of the terms of the licence by failing to comply with the requirement of the premises to be 'inaudible at the nearest noise sensitive premises' (e.g. K2 flats)

Thank you for your consideration.

Best regards

[REDACTED]

From: [REDACTED]

Sent: Thu, 8 Feb 2024 11:53:31 +0000

To: Entertainment Licensing

Subject: Objection to the Grant of Premises Licence under Section 17 of the Licensing Act 2003 in respect of the Premises known as The Glee Club, Unit 2, 123 Albion Street, Leeds LS2 8ER.

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Non-Business

Good Afternoon,

I am writing to object to the granting of a Premises Licence in respect to the Premises known as The Glee Club, Unit 2, 123 Albion Street, Leeds LS2 8ER.

[REDACTED]

The grounds for my objection are as follows:

- the noise nuisance generated by music etc from the premises being transmitted through the building structure and through the air to the residential flats;
- the increased disturbance in the street caused by noisy patrons after their dispersal from the premises;
- the increased detritus (e.g. vomit, bottles, glasses, broken glass) in the street outside the premises;
- the security risk to tenants of K2 exiting and accessing their flats and having to pass by the premises during the hours of operation;
- from experience of previous tenants in the same premises and by tenants (both past and present) of other nearby similar premises, the potential breach of the terms of the licence by failing to comply with the requirement of the premises to be inaudible at the nearest noise sensitive premises (e.g. K2 flats).

Please let me know if you need any further information.

Yours sincerely,

[REDACTED]

From: [REDACTED]
Sent: Mon, 19 Feb 2024 10:32:26 +0000
To: Entertainment Licensing
Subject: (The Glee Club, Unit 2, 123 Albion Street, Leeds LS2 8ER)

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To whom it may concern

Hope you're well and I'm writing to you with regards the glee club. [REDACTED]
[REDACTED] and I would like to object against the permission for that club to open on 123 Albion street. Please see below the reasons for my objection.

the noise nuisance generated by music etc from the premises being transmitted through the building structure and through the air to the residential flats.
the increased disturbance in the street caused by noisy patrons after their dispersal from the premises.
the increased detritus (e.g. vomit, bottles, glasses, broken glass) in the street outside the premises
the security risk to tenants of K2 exiting and accessing their flats and having to pass by the premises during the hours of operation.
the likely breach of the terms of the licence by failing to comply with the requirement of the premises to be 'inaudible at the nearest noise sensitive premises' (e.g. K2 flats)

I would like to be updated on the status of the permission to this club please and any ongoing communications

[REDACTED]

From: [REDACTED]
Sent: Mon, 19 Feb 2024 10:34:57 +0000 (UTC)
To: Entertainment Licensing
Subject: The Glee Club, Unit 2, 123 Albion Street, Leeds LS2 8ER

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To whoever it may concern,

I have been notified that a business called 'The Glee Club' has requested planning permission to open a nightclub within the K2 building.

[REDACTED] At present, the building is a quiet, mostly residential building with tenants paying high rents for the peace and quiet and safe and tranquil atmosphere. None of my tenants will want to live in the building if there is a nightclub in it. This will be noisy until late into the night. A nightclub in the building will severely affect the value of the flats within the building.

The chairman of the K2 building has raised the following concerns, and I am in complete agreement with them:

the noise nuisance generated by music etc from the premises being transmitted through the building structure and through the air to the residential flats.
the increased disturbance in the street caused by noisy patrons after their dispersal from the premises.
the increased detritus (e.g. vomit, bottles, glasses, broken glass) in the street outside the premises
the security risk to tenants of K2 exiting and accessing their flats and having to pass by the premises during the hours of operation.
the likely breach of the terms of the licence by failing to comply with the requirement of the premises to be 'inaudible at the nearest noise sensitive premises' (e.g. K2 flats)

I would like this planning application to be rejected outright as soon as possible and no appeals to be enabled.

Kind regards,

[REDACTED]

From: [REDACTED]
Sent: Mon, 19 Feb 2024 10:44:25 -0000
To: Entertainment Licensing
Subject: (The Glee Club, Unit 2, 123 Albion Street, Leeds LS2 8ER

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To the Licensing Department

[REDACTED] the proposed Glee Club, I would like to object to the planning permission on the following grounds.

the noise nuisance generated by music etc from the premises being transmitted through the building structure and through the air to the residential flats.

the increased disturbance in the street caused by noisy patrons after their dispersal from the premises.

the increased detritus (e.g. vomit, bottles, glasses, broken glass) in the street outside the premises

the security risk to tenants of K2 exiting and accessing their flats and having to pass by the premises during the hours of operation.

the likely breach of the terms of the licence by failing to comply with the requirement of the premises to be inaudible at the nearest noise sensitive premises (e.g. K2 flats)

Regards

[REDACTED]

From: [REDACTED]
Sent: Mon, 19 Feb 2024 12:45:30 +0000
To: Entertainment Licensing
Subject: ref. The Glee Club, Unit 2, 123 Albion Street, Leeds LS2 8ER

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To whom it may concern.

I am writing to make an objection to the application for planning permission for this venue to open at the stated address. [REDACTED]

[REDACTED] I am concerned that having an entertainment venue inside the building will have a significant negative impact on the quality of life for residents, in particular:

- increased noise and disturbance from patrons, especially late at night on weekends. There are already entertainment venues in the vicinity and many tall buildings in close proximity, resulting in sound travelling upwards. Having crowds of people entering / leaving the building will likely exacerbate this more so by being so close.
- reduced safety and cleanliness from having crowds of people, possibly drinking, coming and going, and loitering outside.

I appreciate that the area surrounding Albion street has plenty of entertainment venues but I think having one in a primarily residential building will cause significantly more disruption and issues for those of us living in it.

Thanks for you ritme.

[REDACTED]

From: [REDACTED]
Sent: Mon, 19 Feb 2024 21:38:07 +0000
To: Entertainment Licensing
Subject: The Glee club

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Reference: The Glee Club, Unit 2, 123 Albion Street, Leeds LS2 8ER

[REDACTED] I strongly object to the planning application for unit 2, 123 Albion Street, Leeds for the following reasons;

- Excessive noise generated by music
- Excessive noise generated by patrons when leaving the nightclub
- Litter and debris such as broken glass, bottles, vomit etc
- Unruly behaviour ie loud and bad language, fights, caused by patrons overindulging in alcohol
- Additional Security risk to K2 residents when exiting/accessing the K2 building

Should you require further information please do not hesitate to contact me

[REDACTED]

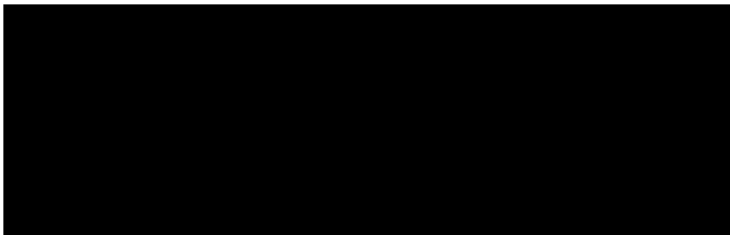
From: [REDACTED]
Sent: Mon, 26 Feb 2024 18:28:11 +0000 (GMT)
To: Entertainment Licensing
Subject: The Glee Club, Unit 2, 123 Albion Street, Leeds LS2 8ER

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I am writing in relation to the planning application for the above named venue. [REDACTED]
[REDACTED] I am concerned with regards to the impact that this development could have on the residents of the flats - for example noise from the venue and general street disturbance and litter. These would adversely impact the residents quiet enjoyment of their homes.

Please can you register my concerns in this respect.

Thank you



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