



Antonio Carlos Duarte Soares
[REDACTED]

Environmental Health Services
Leeds City Council
Seacroft Ring Road Depot
Seacroft
Leeds
LS14 1NZ

Contact: Vanessa Holroyd
Tel: [REDACTED]

Our reference: PREM/04372/004
4 June 2024

Dear Mr Soares

Licensing Act 2003

Name and Address of Premises: 246 Dewsbury Road, Hunslet, Leeds, LS11 6JQ,

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 that includes information specifically associated with the premises and the area .

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
[REDACTED]

Vanessa Holroyd
Senior Environmental Health Officer

PART 1

To be completed by the responsible authority

Leeds City Council's Environmental Health Service

Proposed Controlled Measures under the Licensing Act 2003

Name and Address of Premises: 246 Dewsbury Road, Hunslet, Leeds, LS11 6JQ,

The application premises is a café bar located on a parade of commercial businesses several having flats above. The premises was originally an estate agent office that has single glazed windows and one entrance door. This application is to extend the sale of alcohol and late-night refreshment and to include an external area. Therefore, there is potential for public nuisance from noise due to patrons being allowed outside to consume food and drink until 2am Friday, Saturday, and Sunday.

There are many noise sensitive properties in close proximity with closest being the adjoining first floor flat 254 Dewsbury Road LS11 6JQ. Also, there is a long-standing history of noise complaints when the previous operator (running as a café bar/ restaurant) from loud music, patrons shouting outside and cars revving outside the premises despite not having regulated entertainment on their licence.

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. The PLH/DPS will ensure patrons use beer gardens, external areas and play areas in a manner which does not cause disturbance to nearby residents and business in the vicinity. Patrons will not use such areas after 10 pm except for smoking.
2. Clear and legible notices will be displayed at exits, car parks 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.

Signed: 

Dated: 4th June 2024

PART 2

To be completed by the applicant/applicant's representative

**Leeds City Council's Environmental Health Service
Proposed Controlled Measures under the Licensing Act 2003
Name and Address of Premises: 246 Dewsbury Road, Hunslet, Leeds, LS11 6JQ,**

I / We TONY CLARKE

confirm that I am / ~~we are the applicant~~ / the applicant's representative (*delete as appropriate*) for the premises as stated above.

In signing this document I / we agree with the measures proposed by Leeds City Council's Environmental Health Service, and we provide our consent for the licensing authority to incorporate the said measures into the operating schedule for the stated premises.

Signed: 

Dated: 04th JUNE 2024

PART 3

Name and Address of Premises: 246 Dewsbury Road, Hunslet, Leeds, LS11 6JQ,

I / We

confirm that I am / we are the applicant / the applicant's representative (*delete as appropriate*) for the premises as stated above.

I / We formally advise that we are not prepared to accept the proposed measures as suggested by Leeds City Council's Environmental Health Service.

In this instance we understand that Leeds City Council's Environmental Health Service will maintain their representation to my /our application, which will now proceed to a hearing before the licensing sub-committee.

Signed:

Dated:

Please return this document to:

Environmental Health Services
Leeds City Council
Seacroft Ring Road Depot
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