

Representation form for 'Interested Person/ Body'

Your Name/ Company Name	Emily Jones
Full Postal Address	1A Meadow Lane, Over, Cambridge
Post Code	CB24 5NF
Telephone number	██████████
Email address	████████████████████

Name of premises you are making a representation about	The Duxford Lodge Ltd
Address of premises you are making a representation about	The Duxford Lodge Hotel, Ickleton Road, Duxford, Cambridgeshire, CB22 4RT

Name of body you represent (please tick one)	
1. A person living in the vicinity of the Premises	<input checked="" type="checkbox"/>
2. A body representing persons who live in the vicinity of the Premises	<input type="checkbox"/>
3. A person involved in a business in the vicinity of the Premises	<input type="checkbox"/>
4. A body representing persons involved in businesses in the vicinity of the Premises	<input type="checkbox"/>

Licensing Objectives

If you wish to make a representation, then the issue must relate to one of the following licensing objectives or it will not be valid.

Prevention of Crime and disorder - This relates to any crime, disorder or anti-social behaviour related to the management of the premises. The licence-holder cannot be responsible for the conduct of individuals once they leave the vicinity of the premises.

Public safety - This relates to the safety of the public on the premises, such as fire safety, lighting and fire exits

Prevention of public nuisance - This can relate to hours of operation, noise and vibration, noxious smells, light pollution and litter.

Protection of children from harm - This relates to protecting children from the activities carried out on the premises whilst they are on the premises. The law does provide Specific protection for children, such as making it illegal for children under 18 to buy alcohol.

Please detail the evidence supporting your representation under the relevant headings below. It is important that you detail all matters that you wish to be considered, use additional sheets if necessary.

When considering Representations, the Local Authority may consider documentary or other information produced by the party either before the hearing or, with the consent of all parties, at the hearing.

The Prevention of Crime and Disorder

My comments in relation to the Prevention of Public Nuisance are repeated here. As with the risk of Public Nuisance, there is a risk that should The Lodge be permitted to serve alcohol outside with late night music and opening hours, members of the public will likely engage in anti-social behaviour when leaving the venue in the evening or early hours of the morning.

My comments below are intrinsically linked with the prevention of crime and disorder/.

The Prevention of Public Nuisance

I make this representation as I used to live part-time with my partners family across the street from The Lodge (for 4 years up until September 2021). Whilst I no longer permanently live in Duxford, I frequently visit friends and family that still live in the village and use the facilities – such as The Lodge, the Community Centre and both pubs.

It is obvious that The Lodge is marketing itself as a ‘trendy’ boutique cocktail venue and event venue. Whilst their marketing campaign seems to have been relative successful, judging from my various visits to The Lodge in the last 12 months, it is evident that The Lodge is disregarding the local communities’ feelings and concerns, to make a profit.

I recall on several occasions last summer and autumn that I was woken up by shouting, swearing, heckling, and laughing from guests at the venue – these were guests still being served and guests leaving the venue. Due to the venue being in close proximity to neighbouring residential properties, any noises that are above a reasonable level, travel across the immediate vicinity into neighbouring properties. This is also particularly evident when The Lodge is using a “DJ” to play music on Friday and Saturday evenings. Unfortunately, whilst this is bringing in business for the lodge, it creates anti-social behaviour fuelled by alcohol.

There are no local taxi ranks or other venues where guests of The Lodge can move onto after closing. As such, this means that those leaving the venue tended to hang around, chat, finish their drinks outside and slowly meander to their homes, cars or pick up locations. Whilst this happened, I was awoken and then prevented from going back to sleep should I wish to sleep with my window open.

The venue has been previously made aware of the noise, but their attitude has appeared blasé and uninterested. This is now evidenced in The Lodge's latest application for an updated and amended licence.

I note that The Lodge has applied for a licence which (in brief):

- Permits the sale of alcohol indoors and outdoors –
 - o Monday – Thursday: 11:00 – 23:00
 - o Friday: 11:00 – 00:00
 - o Saturday: 10:00 – 00:00
 - o Sunday: 10:00 – 23:00
- Permits the provision of live music indoors and outdoors –
 - o Monday – Saturday: 12:00 – 00:00
 - o Sunday: 12:00 – 22:00
- Permits the provision of recorded music indoors and outdoors –
 - o Monday – Thursday: 07:00 – 00:00
 - o Friday - Saturday: 07:00 - 00:30
 - o Sunday: 07:00 – 00:00
- General opening hours to the public –
 - o Monday - Thursday: 07:00 - 00:00
 - o Friday - Saturday: 07:00 - 00:30
 - o Sunday: 07:00 - 00:00

I note there are other requests and variations which take into consideration days of celebration (e.g., New Years Eve). I have not listed these due these particular days being infrequent.

Firstly, I draw your attention to the historic licences that have been applied for by The Lodge –

1. Application for a Variation from 18.9.20 to 15.11.20 -
https://licensing.scams.gov.uk/PAforLalpacLIVE/1/LicensingActPremises/Search/504/Detail?APP_ID=63948
2. Two temporary licences on 5.9.21 and 11.9.21 which I presume were for one off events.

With reference to (1), the application for variation, there were very stringent “Additional Conditions” which were put in place to ensure that the neighbouring community would not suffer as a result of the variation. I particularly refer the Council to the fact that no live or recorded music was permitted post 9:30pm, checks should be completed by the Council during opening hours to ensure compliance, a sound limiter was to be used, alcohol outside was restricted until 9:30pm, and all guests to leave by 11pm.

By including such conditions in the 2020 licence, I cannot recall that there was ever a need to complain or raise concern as to the conduct of The Lodge and this guests. This ties in with the fact that the only time I have ever complained to The Lodge, was in 2021 when they increased their music level and brought in a DJ for the weekends (incl. Fridays).

I am most certain that the Council will be aware, but The Plough pub is situated behind The Lodge. As with The Lodge, The Plough is located amongst residential properties and is open to the same criticisms. However, I have never had a need to complain about the visitors of The Plough, their music or any related activity. It cannot be a coincidence that this is as a result of their licencing restrictions. Specifically –

1. They are not licenced to play any music outdoor
2. They are only licenced to play music indoors until 11pm (both live and recorded)

https://licensing.scambs.gov.uk/PAforLalpacLIVE/1/LicensingActPremises/Search/730/Detail?APP_ID=67611

Moreover, the John Barleycorn on Moorfield Road within Duxford, although is situated away from The Plough and The Lodge, is still nestled within a residential area. As with The Plough, the John Barleycorn has no licence to play any outdoor music and is licenced to play music (both live and recorded) indoors only until midnight.


https://licensing.scambs.gov.uk/PAforLalpacLIVE/1/LicensingActPremises/Search/495/Detail?APP_ID=9363

It must be the case that the Council, at the time of granted the licence to The Plough and John Barleycorn, recognised that a public nuisance would be created by permitting outside music and drinking.

Public Safety

Protection of Children from Harm

If the Licensing Authority considers that relevant representations are made the Licensing team will consider mediation meeting between the relevant parties to try and reach a settlement. If this informal process is unsuccessful a hearing before the Licensing Sub-Committee will follow unless the interested parties withdraw their representations.

Print Name	Emily Jones
Signed	
Date	28 FEBRUARY 2022

Please return this form with any additional sheets to licensing@scambs.gov.uk Or
by post to:

Licensing
South Cambridgeshire District Council
South Cambridgeshire Hall
Cambourne Business Park
Cambourne, Cambridge

CB23 6EA