

cc. Richard Dovegrave
Pollution Control
BDC.

Yours faithfully,

We are particularly concerned about these issues, I was born in Alvechurch so I have some knowledge of this area, we are not opposed to the occasional 'Knees-up' after all we have the Morris men at the Crown pub and Withybed residents have a summer party, fireworks etc, but the thought of loud music banging on every week-end upsets me especially as one of us has just had a heart attack and need some peace and quiet.

As I have worked in the wedding venue business I am more aware than most of what it entails they are usually a 3 day event especially where marquees have to be erected (the day before) then the sound and lighting systems have to be installed and tested, and the large catering vehicles all these things are going to cause considerable disruption and noise especially to close neighbours. There will be extra traffic beeping of car horns late at night, people talking laughing and sometimes shouting, all of this is normal behaviour at happy events when the drinks have been flowing and of course perfectly acceptable at the right venue and we feel the Woodlands situated on the top of the hill and with very close neighbours not to be so.

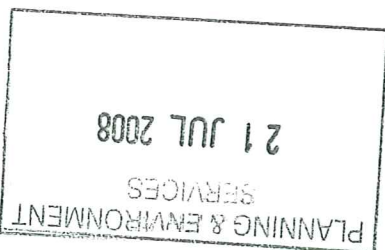
Alvechurch is situated in a valley our house and those in Withybed Green are at the very bottom, so consequently any noise in or around the perimeter carry and magnify. For example, last September there was music till the early hours 4.00am if I recall correctly we thought it was coming from Foxhill Barns but later discovered from neighbours it had come from the Woodlands, apparently it was a wedding party, we had double glazed windows which were closed and we could sing the words to the music if we wanted, this music may not have been on full volume but it certainly sounded it due to the acoustics!

With reference to the above application, we would like to object mainly on the prevention of public nuisance.

Ref: Application for Premises License at Woodlands, Cooper Hill, Alvechurch

Sharon Smith
Licensing Section
Bromsgrove District Council
Bromsgrove

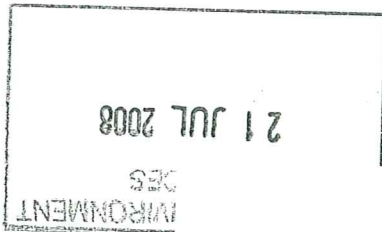
16th July 2008



Appendix A

cc. Richard Lovegrove
Pollution Control, BDC

18th July 2008



Sharon Smith
Licensing Section
Bromsgrove District Council
Bromsgrove
B60 1AA

Ref: Application for Premises License at Woodlands, Cooper Hill,
Alvechurch

I am writing regarding the above application for The Woodlands, I am most concerned about this application the reason being the noise levels it will create, we are in a bowl and any sound is carried round and appears louder than it probably is, in the past any parties in the surrounding houses above Withybed Green as proved to be extremely noisy. With big events ie. live bands, parties etc lots of people gathered together will have an enormous effect on us here in fact unbearable by past experiences.

We may have the motorway nearby but this is passing traffic which we obviously can hear from time to time but the amount of traffic this will generate especially cars, taxis and the occasional coach will I feel be far too noisy. And there is also the prospect if the license is granted that they will open this venue up to live music concerts which are very fashionable at the moment.

When considering this application could you please bear these points in mind, or could there be restrictions imposed?

Yours sincerely

Having received notification from a neighbour concerning the above license application, we must strongly object to the grant of this license.

Firstly, may we point out that we do not actually own this property, number 5, Foxhill Lane, so any objection bears absolutely no relation on the present or future value of this property - although our landlord may have some concern on this point. Our house does, however, back on to fields above the Woodlands property (which can be seen from our house between November and May), so this license would affect us considerably in terms of noise pollution.

We have lived at number 5 as tenants for eight years this October, and the reason for our continued lengthy rental of the property has been for the peace and quiet and lovely surroundings. We also are people who enjoy lengthy sleep, and are in bed at a time well before 12:30am, even at the weekends. Any obstruction on this seriously affects our quality of life. Since a child, I have slept throughout the year, whatever weather, with my bedroom window open, so disruption to our sleep would be inevitable, and do not see why I should change my lifetime habit of enjoying fresh air while I sleep for the sake of a neighbour seeking to make a profit.

It is unfair and naive of Mr Impey to assume that by holding a one-off event last year that we would not mind frequent events of this kind. Any reasonable neighbour would not object to another holding a celebration party once in a while, but we are strongly against this type of event happening on a regular basis, and at any time, and without prior warning.

In the several years we have been here, there have been occasional 'marquee' type parties held by neighbours around Foxhill Lane, of which all took place with polite prior warning by letter. Despite this, they were all disruptive on sleep until the early hours of the morning, from our neighbour and landlord at Foxhill Farm House in our lane, to other residents on Cobley Hill and Wheeley Road/Scarfield Hill. However, once in a while is acceptable, but it would be entirely selfish of any resident to inflict this kind of disruption on a regular basis on neighbours in the vicinity.

Re: Application for Premises License at Woodlands, Coopers Hill, Alvechurch

Dear Ms Smith

Sharon Smith
 Licensing Section
 Bromsgrove District Council
 Burcot Lane
 Bromsgrove
 Worcs B60 1AA



The simple fact is, this is a residential area, despite being surrounded by semi-rural countryside, there are homes directly adjacent to Woodlands on Coopers Hill, homes in Foxhill Lane, homes in Withybed and also in Aqueduct Lane in Bant Green (where there is also an elderly Care Home), all of which I would expect noise from such events would be experienced.

In terms of noise carrying, as we do sleep with windows open, I can categorically confirm that at any time of the day, and depending on wind direction (which is stronger here as we are situated on top of the hill and exposed to the wind travelling across the 'valley' of Alvechurch) that we can hear noise from not only The Crown public house at the bottom of the hill (1 mile away) on certain occasions - Alvechurch Allight and Mummings events at New Year, the bells of St Laurence Church on Sundays and during the night (1.2 miles away) but also maintenance work and indeed continued hum of traffic from the M42 between both junctions 3/2 and joining Bromsgrove in the other direction. Last weekend there was a field bike event at Weatheroak (approx. 4 miles) which we heard quite clearly all day Sunday from 9:30am.

As well as noise pollution, the roads are narrow (indeed lanes in most cases) and whilst they are used by thoroughfare traffic between Bromsgrove and Bant Green/Alvechurch, they are also not maintained to the standard of main or residential roads in Alvechurch or Bant Green and therefore would not support the amount of traffic ensuing from regular large wedding parties.

We would be concerned about proposed parking arrangements, as well, whether it would be in one of the applicant's own fields/land or along the lane of Cobley Hill itself. If it is the latter, the lane is barely wide enough for two vehicles to pass without slowing. I would question the public safety of further narrowing the lane with parked vehicles - both for walkers/dog walkers, cyclists and of course, drivers travelling past. And for residents living on Coopers Hill this would also have a detrimental effect on their access.

In essence, should the application be granted we will be forced to re-consider our tenancy here, which we would be distraught to do so, and ask that it please be rejected to allow ourselves and our neighbours to continue to enjoy the tranquillity of the surroundings in which we live.

Yours sincerely,

Burcot Lane
Bromsgrove
B60 1AA



Email

20/07/2008

Ms Sharon Smith
Licensing Section
Bromsgrove District Council
Burcot Lane
Bromsgrove
Worcestershire
B60 1AA

Dear Ms Smith

Re: - Application for premises license at Woodlands, Coopers Hill, Alvechurch.

Please accept this letter as confirmation that we are objecting to the above application, in the strongest possible terms.

Contrary to his claims, Mr Impey as shown no respect for his neighbours regarding reasonable noise levels during previous events held on his premises.

The location of Mr Impey's domestic dwelling is in a peaceful hillside location which other residents highly value, for its peace and tranquillity. I suspect many, like ourselves, specifically chose to live here because of these characteristics

We are in line of site of Woodlands and have found that the noise is very clearly audible to us. Of course this destroys the key benefits of our tranquil, residential setting. We consider this to be a considerable nuisance with regard to both Light & Noise pollution, particularly if such events were regularly held and went on to after 10.30 pm.

As you can appreciate, a wedding marquee doesn't stop any noise whatsoever, so DJ's, live bands have a devastating effect on the local environment, as we have already experienced.

The narrow lane of Coopers hill can be difficult dangerous to negotiate with normal traffic, let alone the increased traffic that would inevitably result from visitors arriving for functions. Not to mention leaving in the early hours. It would cause considerable congestion and considerably increase the chances of an accident, especially when taking into account that the high numbers of horse owners and dog walkers who regularly use the lane.

There is nowhere really suitable to park visitor's vehicles. As demonstrated recently at the Fairford Air Display, surrounding fields can be very wet, and could result in vehicles being bogged down – leading to further noise and nuisance.

This is a completely residential area. As well as the barns, there is the entire small community of Withybed Green that is very close to Mr Impney's property. It also would also be subjected to this unwanted intrusion, affecting the peaceful environment of hundreds of people, many with young families.

This area is already well served for Wedding Venues with the Arc in Alvechurch as one of the newest, not to mention several nearby hotels. There would be no benefit to the area and it would cause severe noise nuisance to numerous residents.

I would welcome the opportunity to present my objections to this application & would certainly appeal if such a licence is granted.

Yours Sincerely

CC. Richard Lovegrove

Pollution Control
Environmental Health Dept.
Bromsgrove District Council
Burcot Lane
Bromsgrove
B60 1AA

17th July 2008

Ms Sharon Smith
Licensing Section B48 7BY
Bromsgrove District Council
Burracot Lane
Bromsgrove
Worcestershire
B60 1AA

Dear Ms Smith

Re: Application for premises Licence Woodlands, Coopers Hill, Alvechurch

I am writing in relation to the recent application for the above premises, The Woodlands to hold public events every Friday and Saturday. I would like you to take this letter as my objection on the grounds of extreme noise pollution and nuisance.

With reference to the recent notification relating to Mr Impey application, the section relating to the party he held last September 2007, says that he advised all the local residents regarding the function, well, I can certainly say that I had no notification of this particular function but certainly heard the music until early hours of the morning. Within reason nobody really objects to the odd party being held locally once in a blue moon with suitable notification to near by neighbours, and to have reasonable noise levels but the party Mr Impey had in September was certainly not in consideration for all the near bye properties and to have functions every Friday and Saturday throughout the year is out of the question. Why should the surrounding area be spoilt with noise and pollution. We are in the countryside for the calm and tranquillity to admire the silence, hearing the wildlife, and not stressing the wild life.

The additional cars that would be involved for these functions would cause excessive congestion and pollution down the lane and surrounding area, if the cars were being parked on the Woodlands land they could get stuck and a tractor will be needed and then the ground gets churned, rutted. It's bad enough with the motorway which you can hear on a daily basis. Coopers Hill can barely take two cars side by side as it is. There are still some very fast drivers who like to race and this certainly does not need any encouragement. The lane is also very popular with horse owners, dog walkers, cyclists and ramblers and this would certainly increase the risk for there public safety. Then there is the local horse show which takes place first weekend of the month, basically increasing the traffic and this on top of Mr Impey function traffic it will be like a town high street and this is not on, I've come to the countryside to get away from the hustle and bustle of traffic. The speed of some of the drivers is bad enough but additional drivers drunk or otherwise would cause more devastation. I could go on giving my comments why this should not go ahead but I cannot think of any advantages to having this

licence granted. So please decline this application to Mr Impey.

Yours Truly

s)

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PLANNING & ENVIRONMENT
SERVICES
18 JUL 2008

En

17/07/2008

For Attention of Sharon Smith
Licensing Section
Bromsgrove District Council
Burmot Lane
Bromsgrove
Worcestershire
B60 1AA
Dear Ms Smith

Ret: - Application for premises License at Woodlands, Coopers Hill, Alvechurch.
Please accept this letter as an official objection to the above application on the following grounds.

Previous experience has demonstrated that Mr Impey shows no respect for his neighbours regarding reasonable noise levels during public events held on his premises.

The location of Mr Impey's domestic dwelling is located in one of the most beautiful examples of a Worcestershire wooded hillside you can find and should be respected & preserved for all to enjoy the peace and tranquillity it offers. The property is surrounded by public foot paths that are in constant use by all.

From where I live in Foxhill Lane I can see Woodlands across the Valley and can confirm that noise travels across such a space and any public events held there would be considered as a considerable nuisance with regard to both Light & Noise pollution, particularly if such events were to extend beyond 10.30 pm on any day.

Coopers Hill is a narrow lane that can be dangerous to negotiate with normal traffic flow, if you add to that public arriving for functions that could include Limousines, coaches, buses, taxi's etc this would seriously add to the possibility of an accident. The lane is also popular with horse owners and dog walkers who would also be put at considerable risk.

I would also like to know where quantities of vehicles would be parked.
Surrounding fields can be very wet, movement of such vehicles could be a major
problem as there is no space for parking on Coopers Hill.
I would welcome the opportunity to present my objections to this application &
would appeal if such a licence is granted.

Yours Sincerely

CC. Richard Lovegrove
Pollution Control
Environmental Health Dept.
Bromsgrove District Council
Burcot Lane
Bromsgrove
B60 1AA

PLANNING & ENVIRONMENT
SERVICES
21 JUL 2008

For the attention of Sharon Smith

Licensing Section

Bromsgrove District Council

Burcot Lane

Bromsgrove

Worcs.

B60 1AA

18.07.2008.

Dear Ms Smith

Ref: Application for premises Licence, Woodlands Coopers Hill, Alvechurch.

We are writing to object to the above application made by Mr. J. D. Impey to sell alcohol and provide live and recorded music in a marquee on the lawns to the rear of his property on the grounds of extreme public nuisance.

Our home the directly adjacent to Woodlands and our bedroom in close proximity to Mr. Impeys lawn (approx. 50 metres), the access drive and parking area is approx. 2 metres from our boundary wall.

Coopers Hill is located in green belt area, the semicircular contours of the surrounding countryside provide a natural amphitheatre reverberating any loud music to an intolerable level of endurance, preventing any normal life e.g. sleep to take place.

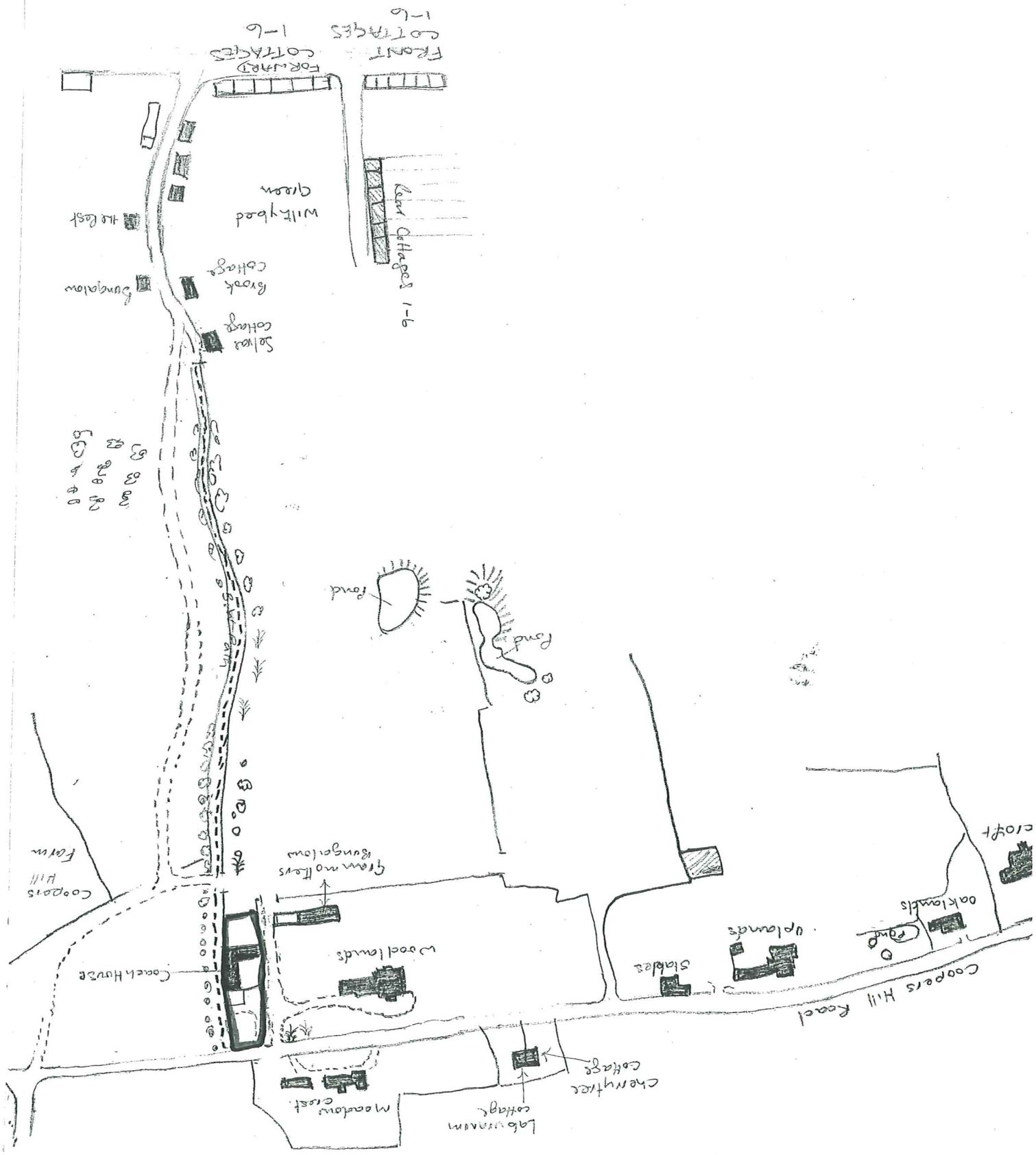
The increase to traffic flow arriving and departing the venue would be danger and a nuisance to all residents, Horse riders, dog walkers and ramblers as Coopers hill is a very narrow lane also the increase in air pollution from exhaust fumes as vehicles accelerates to leave the steep incline of the field (parking area) which could be difficult in wet weather.

It is impossible to see how this can provide any benefit to our small local community and shows lack of consideration for the neighbouring village Withybed Green and Fox Hill, especially all families with young children.

We strongly object to this application, and kindly request advise on how to appeal should the licence be granted.

Yours Faithfully,

Environmental Health Dept



1201 451 101

Sharon Smith
Licensing Section
Bromsgrove District Council
Burdot Lane
BROMSGROVE
Worcestershire
B60 1AA

Dear Ms Smith

**Re: Licensing Act 2003
Premises Licence Application – The Woodlands, Coopers Hill, Alvechurch.**

With reference to the Premises Licence Application which has been posted at the above premises I give notice that I most strongly object to the application by Mr John Donovan Impey.

On seeing the application I was vividly reminded of the last time a wedding took place at The Woodlands (presumably without a licence) on a Saturday afternoon and evening during the summer of 2007. The music and noise was horrendous and totally unacceptable in a residential area. The music started in the afternoon with a so called "live band rehearsal" and did not finish until approximately 2.00am the next morning.

Although I am no longer a District Councillor I am a past Chairman of the District Council and people still complain to me when a problem or nuisance arrives, in the hope that I can bring it to the attention of the Local Authority, particularly as there is no longer a District Councillor living in the immediate area. At the time I pointed out that a family wedding very occasionally in a residential area is normally acceptable, subject to a good neighbour warning his neighbours, but I have subsequently discovered that this was a commercial wedding for a "third party" which is certainly not acceptable in a high class residential area.

My house, coloured red on the attached plan, is approximately 317 meters distance from The Woodlands, and is approximately 180 meters above sea level. The Woodlands is approximately 173 meters above sea level and the contour effect on the adjacent landscape has a "tunnel" effect and last summer the noise arrived on my pillow until the early hours of the next morning. The next day we received strong complaints from a number of our neighbours, who still remember the noise.

I should be grateful if you could tell me how I can bring my complaints before the Licensing Committee and how I can appeal against any decision which the Committee may take. I would also like the opportunity of appearing before the Committee with one or two of my neighbours, including from [redacted] suggest, if that is possible please.

Yours sincerely



Our Ref: LVC/CJM

LICENSING ACT 2003
REPRESENTATION FORM FROM A RESPONSIBLE AUTHORITY
OR AN INTERESTED PARTY

Responsible Authority/Interested Party	Name	Address	Contact telephone number

Name of the premises you are making a representation about	Address of premises
John Impy's Application for Premises licence	Woodlands, Coopers Hill, Alvechurch

Which of the four licensing objectives does your representation relate to?

Prevention of crime and disorder	2. CRIME & DISORDER. We all know what excess alcohol can do! We doubt very much that guests will stick to the recommended limit! When Mr Impy is offering more, this could well lead to PUBLIC SAFETY. Local residents may feel too scared to complain openly. These who don't risk threats, fights & braulng in the street
Public safety	3. PUBLIC SAFETY. Local residents may feel too scared to complain openly. These who don't risk threats, fights & braulng in the street
Prevention of public nuisance	1. NOISE POLLUTION! If we can hear peacocks from up there then imagine the din from noisy wedding parties. This could
Protection of children from harm	4. A negligible possibility but devastating to the one child affected. We don't know who's out there!

Lead to 2

PLANNING & ENVIRONMENT
SERVICES
25 JUL 2008

July 23rd 2008

Dear Sharon,

We would like to voice our concerns over Mr. John Impy's Application for a Premises licence at Woodlands, Cooper's Hill, Alvechurch.

We are horrified that a neighbour should wish to inflict such a noise nuisance on a quiet hamlet in the countryside! We think it is presumptuous of him to assume that because of a one off wedding party held last September we will be unconcerned about plans to license his premises. That could not be further from the truth.

The lie of the land is such that noise carries loud and fast. From the Bunglows we can hear peacocks from Coopers Hill. That we do not mind since it is a pleasant country sound. The din, on the otherhand from noisy wedding parties would be deafening and most unacceptable.

It would appear from all this that Mr. Impy holds no regard for his

THE UNIVERSITY OF CHICAGO

neighbours, which is ~~was~~ shame since
Woodlands would make the ideal
location for a quiet, country wedding.
In conclusion then, we send a big
NO to his request. Resounding

Yours faithfully

me.

PLANNING & ENVIRONMENT SERVICES
18 JUL 2008

bromsgrove council
www.bromsgrove.gov.uk



REPRESENTATION FORM FROM A RESPONSIBLE AUTHORITY OR AN INTERESTED PARTY

LICENSING ACT 2003

Responsible Authority/Interested Party	
Name	
Address	
Contact telephone number	
Name of the premises you are making a representation about	MR JOHN IMPEY
Address of premises	WOODLANDS COOPERS HILL ALVECLIFF

Which of the four licensing objectives does your representation relate to?
Prevention of crime and disorder
Public safety
Prevention of public nuisance
Protection of children from harm

Please detail your evidence or give reasons to support your representation(s). Please use a separate sheet if necessary.

I am concerned about the noise of the music and people coming out late at night, having had plenty to drink, shouting, that the noise would travel across the fields, we knew it down we have to put up with the drinking of the M42 night and day and that is further away than Mt Impeys house



Date: 17th July 2008

C/o Ms Sharon Smith
Licensing Section
Bromsgrove District Council
Burcot Lane
Bromsgrove.
B60 1AA

CC: Mr Richard Lovegrove - Pollution Control Environmental Health Dept.

Reference: Application for Premises License at Woodlands, Coopers Hill, Alvechurch

Dear Ms Smith,

Please accept this correspondence as a formal register of objection, to the proposed application for a Premises License at Woodlands, Alvechurch.

My family and I have grave concerns on a number of aspects to this application.

1. Woodlands property is directly opposite our home, any outdoor entertainment would cause serious noise pollution and concern.
 2. Last year Mr Impy of Woodlands informed us of a Wedding party that they were holding in the grounds of their property. They informed us verbally on the afternoon of the event. Since we were informed that it was a one off event, we subsequently agreed. The party and music continued until about the early hours of the next morning. The music and noise from this event, caused my 6 year old daughter and I year old son to miss out on their sleep, as their bedrooms look directly over the Woodlands property. Had Mr Impy or a member of his family inquired after the event, then we would have informed them, of the nuisance and discomfort it had caused. However, the opportunity never arose, and since we had been informed it was a one off event, thought there was no need.
 3. The noise level on that evening caused us to sit in our house in September with all our windows shut. The music and base vibration could still be heard, though our double glazed windows. We already cannot open our rear windows at night, due to the road noise caused by the M42 at the back of our house. The last thing we need is additional noise at the front!
 4. We have 3 children living in our property, ages 15, 13 and 7. I have concerns for their safety and well being, where they can be in close proximity to guests of Woodlands that will be served alcohol. As we know, parties as such, are often conducive to excesses of alcohol being consumed. Since access to Woodlands is via gateways opposite our property, I am extremely concerned that my children may come up against inebriated guests of Woodlands. As my family have to walk past Woodlands property, if they wish to walk into Barn Green or Alvechurch village.
 5. Along with the issue of Alcohol, I have concerns that the levels of traffic will increase with any number of guests arriving and leaving Woodlands premise. Access to Woodlands premises will to pass the entrances to our property. Again there is the potential for increased road accidents, as we only live on a single carriage road that barely has room for two cars to pass. Along with the potential for party goers to "Drink and Drive". Again causing a major risk to my family.
- If Woodlands were to hold a private party once or twice a year, then this would never be an issue, as we enjoy a party as much as the next person. In this scenario it would mean that guests

attending Woodlands would be know to Woodlands owners. However this is very different... its being viewed as a business, so has the potential to be more than one or two a year. Also the people attending Woodlands would not be known to them personally, so therefore they could not vouch for their character or behavior.

I hope these items are enough for the Licensing committee to see, that there are some serious environmental issues that would be breached if you decide to agree this application. I've copied in Mr Richard Lovegrove from the Pollution Control Environmental Health Dept, so that he is aware of our environmental concerns.

I strongly recommend that the application is denied, on the grounds of the above.

Yours Sincerely,

A handwritten signature in blue ink, appearing to read "Richard Lovegrove".



PLANNING & ENVIRONMENT
SERVICES
15 JUL 2008

**REPRESENTATION FORM FROM A RESPONSIBLE AUTHORITY
OR AN INTERESTED PARTY**

Responsible Authority/Interested Party	Name	Address	Contact telephone number
	MFC		

Name of the premises you are making a representation about	Address of premises
The WOODLANDS	COOPERS HILL ALVEGURCH

Which of the four licensing objectives does your representation relate to?	Prevention of crime and disorder
	Public safety
	Prevention of public nuisance
	Protection of children from harm
Please detail your evidence or give reasons to support your representation(s). Please use a separate sheet if necessary.	TO PREVENT NOISE AND ROWDINESS IN THE LATE EVENING/EARLY MORNING IN A RESIDENTIAL AREA, ESPECIALLY RELATING TO THE ELDERLY AND THE YOUNG