

## Appendix C12

Central Bedfordshire Council

Licensing Team

18 FEB 2019

The Gardens,

Central Bedfordshire Council

Stotfold.

Watling House, High Street North,

Public Protection

SG5 4HD

Dunstable. Beds LU6 1LF

16 February 2019

Dear Sirs,

**Re: Licence Application for MRH Stotfold, 67, Arlesey Road, Stotfold. SG5 4HB ( Esso Garage )**

I have a very strong interest in this application, because I live in [REDACTED] at the [REDACTED] of the Esso Garage, within sight and earshot of the Garage activities.

**Hence I express my absolute and vehement objections to the above referenced Application, on the Grounds stated below:**

### **Public Health & Safety:**

The intrusion & detrimental effect of **Lighting, noise and odours**, to mine & my neighbour's Residence's, arising from extending the Garage operations, during normal folk's sleeping periods.

The amount of paper litter, cans & bottles dumped adjacent to the Garage on pavements, roads and gardens of Residents in Arlesey Road and in The Gardens, is already a risk to Residents safety and property. The application for change of use and extended hours, would cause a significant increase in this trashing of our quiet environment.

Car parking by Garage visitors is already causing dangerous driving conditions for local residents. ( see attached photographs ). Having cars parked on Arlesey Road, near the entrance to The Gardens, creates " blind spots" for drivers getting out of, or into The Gardens. Whilst Garage visitors parking car at the top of the Gardens, prevents clear access for larger vehicles, such as Ambulances, Fire Engines, delivery vehicles.

### **Crime & Disorder:**

There are already regular Garage visitors in the evenings, who buy, then consume alcohol in their cars, which are parked in the quiet side road, alongside the Garage - The Gardens. The drinks litter and drugs paraphernalia that is dumped in Residences hedges, is not uncommon. **To extend opening hours, would 100% increase the risk of incidents, disorder and crime, to our quiet community.**

**Also, the increased risk of robbery, safety of staff & anxiety to adjacent residents is a serious concern.**

### **Public Nuisance:**

The Government, NHS & CBC have acknowledged the rising problems caused by Alcohol, so why provide another source of "out of hours" supply, which would act as a magnet, to those who need a " top up", after leaving the nearby Public House ( The Fox & Duck ) or the Stotfold Football Club, or any other Public House in the area. The noise disturbance & pollution from loud car engines and voices, in the midnight hours, is not what is needed, if you have to go to work the next day.

With extended opening hours, the use of chilled cabinet's will be intermittent, causing the external Condensing Units to work harder, with subsequent noise effect, to adjacent Residents, during the quiet hours.

**Protection of Children from harm:**

The sections of Pendleton Way cycle path & the pavements of Arlesey Road, leading to and from the Esso Garage are always littered with debris, but most seriously, with fragments of broken glass.

Both the Cycle path and Arlesey Road pavements are used by hundreds of School pupils each day and by users of the Sports Centre in the evening.

The proposed extended opening hours, by visitors with less than ideal care, will increase the risk of accident / injury to Pupils and local residents, who will be using these routes, in the early mornings.

**Note:**

I am also concerned by the suggested " Change in use " alterations to the premises, which I assume will be a separate Building Regulations application to CBC, by the Applicant ? Has an application for this matter been issued yet ?

Yours Sincerely,

[Redacted signature]

[Redacted signature]



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[Redacted signature]

[Redacted contact information]



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\* I am especially concerned at these proposed changes, as I am a Mobility Scooter user and have had several punctures, caused by glass.

Yours Sincerely,

[Redacted signature]

[Redacted name]

\* P.S. Also, very difficult access route for me, with such a small gap left on pavement.



