



WEST MALLING PARISH COUNCIL

Kent Rural Community of the Year 2012

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Clerk to the Parish Council: Carole D'Silva

20 May 2016

Licensing Services
Gibson Drive
Kings Hill
West Malling
Kent
ME19 4LZ

Dear Sirs

Re: Premises License Application in respect of The Farm House Public House, 97-99 High Street, West Malling, Kent, ME19 6NA by Heritage Taverns Ltd of 74 College Road, Maidstone, Kent, ME15 6SL

We write to submit representations in respect of the above application.

Members have been approached by a number of local residents wishing them to make representations on their behalf.

We would first wish to highlight the following facts:

- **A number of interested bodies, including the Chamber of Commerce and the Parish Council are very keen to promote West Malling as a destination for all of the family. We support responsible licensing practices which enable our 15 licensed premises to co-exist alongside numerous residential properties situated beside, between and above them.**
- The Farmhouse is situated in the centre of West Malling, in close proximity to a large number of residential properties, as well as a number of other licensed premises;
- The premises have significant open areas to the rear of the main building, including a courtyard with tables and chairs, covered beer garden and outbuildings now including a cocktail bar sales area;
- The pavement to the front of the premises is very narrow, with parking bays separating the pavement from traffic;
- The premises are situated adjoining the short-stay car park with a wide access gate to the public car park;
- The premises are also in close proximity to a number of sensitive sites, including the grounds of St Mary's Abbey which comprises a contemplative community of nuns who retire in the early evening and rise in the early hours. There are also residential facilities for periods of retreat available to non-residents.

In accordance with the licensing objectives set out in Part 2, section 4(2) of the Licensing Act 2003 we would wish to make the following observations in respect of the application and the facts above:

1. The prevention of crime and disorder

- Residents would wish to see the sale of alcohol restricted to the hours of 1100 to 2300 on all days in order to minimise the likelihood of disorder and noise arising from the excessive consumption of alcohol, particularly after 2300. We have had a number of issues in other establishments where they have been the only one open for refreshment after 2300 and disorder arising as a result;
- Residents have reported a number of incidents where police and/or ambulances have been called to the premises as the result of disorder. They would wish to see door supervisors being a mandatory requirement of the licence on Friday and Saturday nights, which must cover all entrances and exits to the premises, the bar and the outside courtyard and covered beer garden; and
- Residents would wish to see CCTV being required for the whole site, including all outside areas, exits on to the short-stay car park and on to the public highway.

2. Public safety

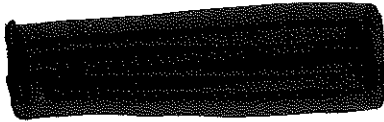
- Residents see no reason why customers to the premises should be allowed to congregate on the pavement to the front of the property at any time, forcing pedestrians, particularly those in wheelchairs or with pushchairs into oncoming traffic the other side of the parking bays. Residents would wish to see the license prohibit drinking to the front of the property and for door supervision to be a mandatory requirement on Friday and Saturday evenings in order to enforce this.

3. The prevention of public nuisance

- As a result of the premises being in a residential area, there is a concern from residents that the proposed hours may cause a public nuisance as a result of arriving and departing taxis, dispersing groups and music being played late into the evening. They would wish to see all licensable activities cease no later than 2300 on any night, with no provision for late night refreshment.

4. The protection of children from harm

- The short-stay car park which adjoins the premises is used for the local school walking bus. Residents are therefore concerned as to the potential impact of the premises being open for the sale of alcohol from 0800 on any day.
- Yours faithfully



Carole D'Silva
Clerk to West Malling Parish Council