

APPENDIX 5—COMMENTS OF INTERESTED PARTIES

Olson Kendra

From: Barrett Daliah
Sent: 26 January 2012 13:17
To: Olson Kendra
Subject: Fw: Premises licence by Turkish Traditional Cafe House at rear of 63 Grand Parade, Green Lanes, N4 1AF.

Follow Up Flag: Follow up
Flag Status: Completed

Attachments: 63 Green Lanes Turkish Cafe-GRA Objection with picts.pdf



63 Green Lanes
Turkish Cafe-GR...

----- Original Message -----

From: gra [mailto:gra@ballay1.demon.co.uk]
Sent: Thursday, January 26, 2012 01:01 PM
To: Barrett Daliah
Subject: RE: Premises licence by Turkish Traditional Cafe House at rear of 63 Grand Parade, Green Lanes, N4 1AF.

Dear Daliah Barrett

Please find enclosed the Gardens Residents Association's objection with regard to the Licensing application in reference.

Please let me know when the hearing will take place.

Yours sincerely

Francois Ballay
Chair Gardens Residents Association

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- the prevention of public nuisance.
- the prevention of crime and disorder

In the absence of any information by the applicant on the concept of a Traditional Turkish Café House, we can only assume from experience elsewhere on Green Lanes that it will be yet another social club for men who drink and play cards inside and spend much time smoking and talking outside. This café will not be aimed at local residents.

THE PREVENTION OF PUBLIC NUISANCE: NOISE

This in itself would not be an issue if the applicant's premises were not located in a residential area, deep inside a private blind alley at the rear of Green Lanes, below residential flats and within 2 meters of the rear windows of a private residential house (*1 Stanhope Gardens*), 7 meters of those at *3 Stanhope Gardens*, 12 meters of *5 Stanhope Gardens*, 17 meters of *7 Stanhope Gardens* with families, including babies, young children and old people.

The location of the premises next door (two meters) to the back door of the outside smoking area of Café Mezzo is also of a great concern as it will be impossible to prevent customers to move from one building to the other even with the best intention or CCTV system, unless both doors are permanently guarded by respective staff, who will of course have conversations and possibly arguments and confrontations as people move from one café to the other.

The noise made by people coming and leaving will be unbearable at any time of the day for the residents across the alley and at night, when the general sound level falls down, for all the residents overlooking the back gardens between Stanhope Gardens and Rutland Gardens and in the flats above the premises at the rear of Green Lanes. This will obviously has a similar impact on nearby residents in Stanhope Gardens as patrons and staff make their way back to Green Lanes or their cars.

THE PREVENTION OF CRIME AND DISORDER: SAFETY

The alley has a history of loitering, smoking, drinking, eating, drug dealing. It can be threatening for people walking home, especially after dark. The situation has however improved since metal gates were installed and are normally locked from outside after 9pm. Should the licensing application be granted after 9pm, these gates will have to remain open and the situation will inevitably worsen again creating a feeling of danger for residents.

You will be aware that some years ago there was a major problem of crime and disorder on Green Lanes, which had arisen from the Council's *laissez-faire* attitude that let social clubs develop anywhere in the Green Lanes area and

culminate in a fatal shooting in 2002, and that ever since the formation of the Green Lanes Strategy Group eight years ago, local residents and businesses have worked closely together with councillors, council officers and the local police to improve the neighbourhood and have successfully reduced crime and nuisance in this area. We are deeply concerned that if permission is granted for this application, we will lose the gains that have been made, and crime and disorder will once again return to Green Lanes.

We believe the following statements in the Borough's Licensing Policy 2011 support our objections:

'the Council considers that licensing law plays a key role in both preventing and controlling ... alcohol related crime and anti-social behaviour ... by regulating and applying conditions to affect the number,... location and hours of premises' [2.4]

'the council will have special regard to the local impact of licensing on related crime and disorder ... particularly when considering the location, impact, operation and management of all proposed licenses, applications, renewals and variations of conditions' [8.6]

'licensed premises, especially those operating late at night and in the early hours of the morning, can cause a wide range of nuisances that can impact on the people living, working or sleeping in the vicinity of the licensed premises. The Council is committed to protecting the residents ... in the vicinity of these licensed premises.' [14.1]

'in particular, late night activities cause much of this nuisance. Late night ... restaurants ... can have a number of adverse effects on the residents in the vicinity of these premises. Nuisance such as noise, litter, anti-social behaviour, lights and odour all contribute to the loss of amenity to the general public' [14.2]

'noise nuisance is of particular concern ... especially at night when the ambient noise level is low' [14.3]

'the conduct of customers leaving premises or spilling out into public and open spaces is often a source of disturbance and anti-social behaviour' [14.4]

'the potential for additional crime and disorder and/or public nuisance is increased with longer hours.' [19.1]

'when issuing a licence, stricter conditions with regard to noise control and/or limitations to opening hours may be imposed in the case of premises where relevant representations are made and that are situated in largely residential areas. Operating hours between 23.00 and 07.00 are considered to give greater potential for noise nuisance' [19.3]

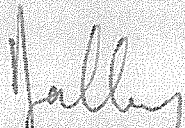
We are also aware that the premises have no planning use whatsoever, that they were built without any planning permission in the last two years, that a planning contravention enforcement against the premises has recently been issued, that moreover, Condition 5 of Planning Decision for application HGY/2008/0844 relating to the smoking room at the rear of Café Mezzo, 64 Grand Parade, Green Lanes, states:

5. The smoking area which is the subject of this permission, is to be access only from the main cafe building [on Green Lanes] and not the alleyway.

Reason: In order to protect the amenity of nearby residents.

making the granting of a future Planning application extremely unlikely for the Applicant's premises, under those circumstances and in view of our objections based on the key Licensing Objectives, the granting of a license to these premises, whatever the time of the day, would be totally inappropriate.

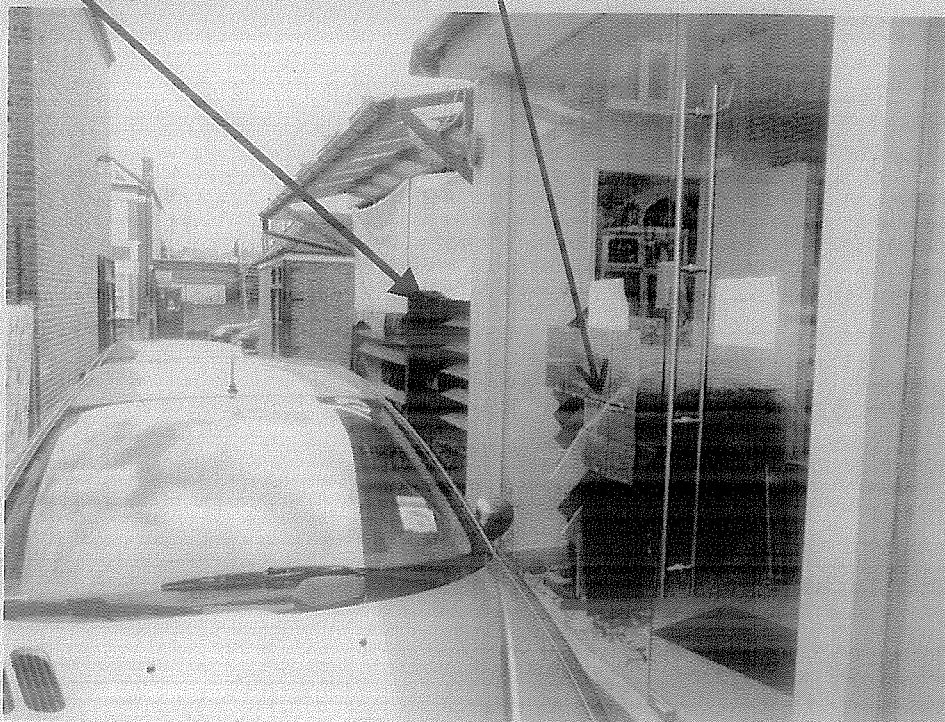
Yours sincerely



Francois Ballay
Chair, Gardens Residents Association
GRA@ballay1.demon.co.uk



Above: 1 Stanhope Gardens from the door of proposed café
Below: the proposed café with Licensing notice in window, next door: Mezzo smoking area



Below: the gates of the alleyway. On the right 1 Stanhope Gardens.

