

Sean OMeara

Subject: FW: Micro Pub Lodge Road Brereton

From: -----
Sent: 03 February 2022 09:14
To: LicensingUnit CCDC <LicensingUnit@cannockchasedc.gov.uk>
Subject: Micro Pub Lodge Road Brereton

CAUTION: This email originated from outside of the Council. Do not click links or open attachments unless you recognise the sender and know the content is safe.

To Whom it may concern

I have been made aware of an application for a micro pub at 65-67 Lodge Road Brereton Rugeley.

As a resident at ----- which is part of the housing estate where this proposed micro pub will be I would like to voice my concerns and would like this email to be used as my objection to this license approval

The 5 Oaks housing estate has never had a pub on it since it was built in the 70s and feel that there is no requirement for one, Rugeley and the surrounding areas have sufficient pubs and bars around for people to use an support with a few nice ones in Rugeley town Centre which is a better place for this kind of venture.

I do appreciate that the run down shops that are proposed to be used do need something doing with them but feel that a Micro pub is not something I would put at the top of the list.

Below are some of my concerns and things that I would request you take into consideration when reviewing this application.

1. If this was to be accepted what would the trading hours be and is it possible to force a 10pm close so reduce excessive late night noise
2. For people walking to and from this location which routes would they take, as I live on Thompson road I believe this will be a prime route for anyone coming from Armitage road and the town this would increase traffic and pedestrian noise onto what is a small quiet street.
3. Where would people part for this location, at present there is a small strip of available parking at the from which would hold a few cars but this is also used by the shop, any spill over from this parking would be around the local streets.
4. As a resident of Thompson road for 20 years I have seen the values of the property on this estate rise, with the addition of a micro pub I believe this will have a negative affect to property prices.

On a final note, maybe its possible to look at similar ventures in the country that have opened on housing estates and see what feedback there has been, this will give people and the council an idea of what the future would be like, I'm sure that the council will not want to be inundated with noise complaints as this just becomes a burden to an already stretched system

If there is any public information about this license request could you please email me a link where i can read and review this, or maybe there is a public place where I can submit an official complaint about this application

Kind Regards

Sean OMeara

From: _____
Sent: 03 February 2022 12:45
To: LicensingUnit CCDC
Subject: MICRO PUB/NEIGHBOURHOOD BAR LODGE ROAD BRERETON RUGELEY

CAUTION: This email originated from outside of the Council. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Dear Sir/Madam

We are concerned with this Pub and cannot see why the council are even considering such a project, that it is even being considered on a housing estate.

We already have in walking distance 3 PUBS ALREADY.

THE MINERS ARMS

THE RED LION

THE ASH TREE

There is already a small pub on BRERETON PARK where football is played.

ALSO

We have a Premier Store only doors away already selling beer etc, also the CO-OP STORE in Redbrook lane a short walk away.

We have already heard and listened to local people in Lodge Road worrying about noise, car parking, delivery vehicles, and other issues on beer cans rubbish that may be chucked in gardens.

We already have the noise, banging (not all the time) from the HGV lorry park at the bottom of Thompson Road to deal with.

We think due consideration should be made on all the points raised before any PUB comes into operation.

If this happens we would expect our rates to be reduced.

Sean OMeara

Subject: FW: 65-67 Lodge road Brereton Micro pub WS151HR

From: -----
Sent: 03 February 2022 13:23
To: LicensingUnit CCDC <LicensingUnit@cannockchasedc.gov.uk>
Subject: 65-67 Lodge road Brereton Micro pub WS151HR

CAUTION: This email originated from outside of the Council. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Dear Sir /Madam

I, ----- My parents ----- of ----- Brereton Rugeley
We are writing to you to Strongly Object to the planning application to the micro pub opposite our home at 65-67 lodge road.

Our Objections as follows

1. Parking ... There is no way near enough parking for the shops at times as it is and With out the micro pub going a head this is going to become a nightmare, People park outside the houses now and half on the pavement , when there are no spaces available , As our house is on a mini roundabout and on a junction i find this an accident ready to happen.
Also with deliveries coming to the shops all day and hopefully when our buses back on our estate one day i believe this will be a hard place to pass with parked cars and vans on the road/pavement.
This is and will become a worse problem for people who use mobility scooters and push chairs who want to pass by parked vehicles.
The area just does not have the parking spaces and if / when the other shops open this will be a massive problem for all concerned .
2. Noise Every drinking establishment from time to time will make a noise leaving the premises and we feel this will be no different at night .Not every night but sometimes .
But with mainly OAPs living opposite or very close by this can only mean a scary situation for them and the mental health issues it can cause .
There are some families close by too with children and they will find this disturbing too.
- 3.Smoking ...We are concerned about the smokers from the pub and where they will smoke , A gathering outside or on the side of the pub Deeply alarms us never mind the cigarette butts and litter they will leave behind.
4. House value....With a pub opposite our home and the problems a pub brings to a area i can only see the property de valuing and no fault of ours .

Also we would like to add, Most of us living close by have done so for decades and never thought something like this would get passed .
Having see four local pubs close in the last few years i cannot see why this pub will be any different but it will cause a lot of grief to the REAL neighbours and not some family and friends who live streets away.

Hopefully you will please take our points on board and dismiss planning for the micro pub .

Yours Sincerely

CCDC

DN 31 JAN 2022

POST ROOM

JANNOCK CHASE COUNCIL
ENVIRONMENTAL HEALTH

31 JAN 2022

PASSED TO

Re-APPLICATION FOR A PREMISES
LICENCING UNDER SECTION 17 OF
OF LICENCING ACT 2003
FOR 65-67 LODGE RD BRERETON WS15 1HR.
RUGLEY STAFFS. FOR.
MICRO PUB / NEIGHBORHOOD BAR

I WOULD LIKE TO OPPOSE THIS
APPLICATION ON THE GROUNDS OF

- 1) LACK OF PARKING AS WHEN THE
EXISTING SHOP IS BUSY MOST OF THE
FRONT PARKING IS TAKEN UP
- 2) THIS IS A QUIET AREA AND THE
NOISE OF SINGING AND MUSIC UNTIL
23.00 HRS WOULD BE DISTURBING
- 3) THERE WILL BE WAGONS LOADING
AND UNLOADING GOODS
- 4) DISTURBING RESIDENCE WITH
CARS THAT WILL BE PARKING
STARTING UP REVING AFTER THE 23.00 HRS.
- 4) DANGER TO CHILDREN
- 5) VALUATION OF OUR PROPERTY
WILL DEMINISH DRASTICLY

CONT

2

(6). IF ANYONE WISHES TO PURCHASE
SPIRITS ETC THE PREMISES NEXT DOOR
SELLS THEM UNTILL 8.00 PM

Sean OMeara

From: LicensingUnit CCDC
Sent: 03 February 2022 14:39
To: Sarah Flavahan
Subject: FW: Micro brewery at 65-67 Lodge Road BRERETON

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

From: -----
Sent: 03 February 2022 13:49
To: LicensingUnit CCDC <LicensingUnit@cannockchasedc.gov.uk>
Subject: Micro brewery at 65-67 Lodge Road BRERETON

CAUTION: This email originated from outside of the Council. Do not click links or open attachments unless you recognise the sender and know the content is safe.

We would like to give our support to the proposed micro brewery in Lodge Road. We think it will improve our neighbour hood after these premises have been left to go derelict for a number of years and might encourage other retailers to take up the other empty units. This block of units has been an eyesore on our estate for many many years and this can only improve that.

Regards

Sent from my iPad

Sean OMeara

From: _____
Sent: 03 February 2022 18:53
To: LicensingUnit CCDC
Subject: 65-67 lodge road , micro pub

CAUTION: This email originated from outside of the Council. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Dear to whom it may concern

I have been on and off resident in Rugeley consistently for the past 10years (due to work commitments). I have been living in the brereton area all these years. I have always noticed and been a strong believer that the abandoned units that are proposed for the micro pub have been an eyesore and stain on the local area. I personally would support the change into a micro pub strongly and feel it would be a strong and positive asset to the local community bringing people together in a relaxed and mature environment.

I hope this can be achieved and wish the applicant the best of luck.

Kind regards

Sean OMeara

From: _____
Sent: 03 February 2022 22:24
To: LicensingUnit CCDC
Subject: 65-67 Lodge Road, Brereton, Rugeley - Application for Micro Pub / Neighbourhood Bar

CAUTION: This email originated from outside of the Council. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Dear Sir/Madam,

I would like to formally lodge my objection to the above application for a Micro Pub / Neighbourhood Bar at 65-67 Lodge Road, Brereton, Rugeley. My reasons are that it's situated only 150 yards from my house, and I do not wish to live next to a pub. There will be increased noise, litter and traffic. There is an alley right by the side of our property that we are constantly picking up litter and dog mess from. I've no doubt this will become a more frequently used route, and subsequently noisier and even more littered. There are a lot of older residents that live in the immediate surrounding area that would be disturbed and upset, and I would say intimidated if there are drinkers/smokers outside. People get a lot louder when inebriated, I see this as being an inevitable.

There's also the impact it will have on the desirability and sale prices of our properties, and a reduced ability to sell. There are several places that can host such venues, closed pubs, social clubs etc. I'm quite sure no one on the committee would want such an enterprise on their own doorstep, so I appeal to you all to think of the residents that live here and have lived here fifty years and the impact it will have on us all.

Kindest regards,

Sean OMeara

From: _____
Sent: 03 February 2022 18:48
To: LicensingUnit CCDC
Subject: 65-67 Lodge Road- Micro Pub

CAUTION: This email originated from outside of the Council. Do not click links or open attachments unless you recognise the sender and know the content is safe.

To whom it may concern,

In regards to the planning for the micro pub located on 65-67 Lodge Road, Brereton, Rugeley.

I believe this would be an amazing opportunity for friends and family to gather in a warm and friendly environment.

I have lived in Rugeley for 27 years and I truly think this would be great for the local community. The area on Lodge Road is becoming run down, the shops look a mess and it could really do with a lift. As it would be a micro pub I have no concerns about noise levels or any other inconvenience. I have visited a micro-pub at the other end of Rugeley and it really is a great friendly place to catch up with friends and family.

This could potentially encourage more businesses to occupy the other empty shops on Lodge Road making the area desirable again. This is just what Brereton needs and I wish the applicant great success in his venture.

Kind Regards,

Sean OMeara

From: _____
Sent: 03 February 2022 19:28
To: LicensingUnit CCDC
Subject: Licensing application Mr James Brown pub 67 Lodge Road, Rugeley

CAUTION: This email originated from outside of the Council. Do not click links or open attachments unless you recognise the sender and know the content is safe.

To whom it may concern,

I want register my opposition to the above application.

My wife and I moved here while the estate was still being built, 50 yrs ago.
Our house is close to the shops where the pub wants to locate.
You may have guessed that we are mature residents and like where we live for its location, our neighbours and the quiet atmosphere.
We use the local shop daily and we walk our dog around the estate every day.

Our concerns are that the added customer traffic, vehicle parking, delivery traffic and noise from the proposed establishment would considerably affect our quiet enjoyment of this neighbourhood.
On the narrow section of the road, where the pub address is, already has numerous cars parked on the street, verges and pavements. This is by residents and their visitors.
The addition of customers vehicles and taxis would make this situation intolerable and possibly dangerous.
Also, there is no such thing as a quiet pub.
I'm sure there will be music, even if it's 'background music', raised voices (because that's what drinkers do), and it won't be confined to inside the building. There's certain to be an outside area for smokers and at closing time there'll be the usual loud banter at the very least.

We have no intention of living anywhere else but if this application is approved it would be to the detriment of the area and our quality of life.

yours faithfully,

Sean OMeara

Subject: FW: Application; Mr James Brown - Micro Pub / Neighbourhood Bar, 67 Lodge Road, WS15 1HR

From: [redacted]
Sent: 03 February 2022 22:19
To: LicensingUnit CCDC <LicensingUnit@cannockchasedc.gov.uk>
Cc: [redacted]

Subject: Application; Mr James Brown - Micro Pub / Neighbourhood Bar, 67 Lodge Road, WS15 1HR

CAUTION: This email originated from outside of the Council. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Dear Sir / Madam,

I would like to oppose the above application.

Lodge Road is a narrow estate road with a couple of chicanes. As with a lot of mature estates, parking was not a design consideration.

Many houses have more than one vehicle so parking for residents and visitors is often on the road. Parking outside the above address is very limited. This will have negative consequences for nearby properties. We live approx 40 metres from the proposed premises.

I take prescription medication for anxiety and to help me sleep.

The noise and boisterous behaviour of drinkers would be detrimental to my well being, particularly late at night. I assume there will be an open sided outdoor area for smokers to take their drinks to and associate in. Presumably, for safety, this area would also have to be well lit. There is no appropriate location for this without the noise and light pollution disrupting the peace and quiet of the immediate neighbours, which includes me.

Whenever my grandchildren visit, one of the things they like is to go over to the local shop to buy a comic, sweets or small toy.

This will become a far less appealing treat if they have to walk past a busy pub, with the added increase in vehicle traffic, next door to the shop.

The applicant has chosen a low cost option for his premises but the real cost will be felt by the neighbourhood in decreased property values.

Like many towns, Rugeley has a dying centre which would surely benefit from this proposed 'micro' pub. I do question the term 'micro' pub because the published images on social media of what Mr Brown intends, indicate something much larger.

In fact, his comments on Face book raise some worrying questions about his relationship with the licensing department.

He claims that he is getting feedback from the licensing officer about objections and is trying to whip up support to give a 'true picture' of local feeling. One of his well wishers, Steven Toy, says that he knows the Senior Licensing Officer well, and will 'have a word' with him!

Mr Browns' family and friends (who don't necessarily live nearby) are supportive. Unfortunately there are also reports of abuse to people who have voiced their opposition.

Clearly this is becoming a situation where residents who will suffer the most, living nearest to 67 Lodge Road, are opposed and those least, or even not affected, are less likely to object. I didn't chose to live here so that I could be next to a pub.

Yours sincerely

[redacted signature]

C C D C

DW 07 FEB 2022

POST ROOM

Dear Sir/Madam

I would like to make a complaint about the application for a Micro Pub/Neighbourhood Bar, at 65-67, Lodge Road.

Because I live a few yards away complaints are as follows
Cars parked outside my property increased noise, especially after 11 pm.

Extra delivery vehicles.

Houses considerably de-valued.

Yours Sincerely,

THURS 3/2/21

TO LICENSING UNIT
CANNOCK CHASE COUNCIL

I AM WRITING TO OBJECT TO
THE APPLICATION FOR A MICRO-PUB
AT 65-67 LODGE ROAD, BRERETON.

IN MY VIEW IT IS NOT
APPROPRIATE FOR LICENSED PREMISES
IN THESE UNITS.

C C D C

A H 04 FEB 2022

POST ROOM

CANNOCK CHASE COUNCIL
ENVIRONMENTAL HEALTH

- 7 FEB 2022

PASSED TO

Yours Sincerely

C C D C

DW 07 FEB 2022

F C I T R O O M

CAMERON CHASE LTD - ICHB
ENVIRONMENTAL HEALTH
- 7 FEB 2022
3/2/2022
PASSED TO

Dear Sir/Madam

RE: LICENSING APPLICATION FOR MICRO PUB 65-67
LODGE ROAD BRERETON RUDELEY STAFFS.

As a resident of very close proximity to the proposed micro pub I am very strongly against, and would like to oppose this application. I live and care for my 81 year old mother who has lived in this house for 50 years. I also work shifts which means very early morning starts for me, so I do not want to listen to car doors banging and people swearing and shouting whilst having a party outside this establishment (especially in the Summer months when our windows are open at night), believe me I know what I am talking about as I ran Public Houses all over the country for 20 years and I know you can not control some customers when they walk out of your doors. Parking facilities for the premises are limited

so people will be parking on the streets, this has always been a very quiet residential street which there is a lot of old age pensioners (that have lived here for years) and young families with young school children. This application for a Micro Pub has created an extremely uncomfortable situation, with some residents being sent vile and frightening messages. Public houses are closing their doors for good at a staggering rate, so there are many empty purpose built establishments available to rent, which are not going to have the devastating impact that we will feel on our quiet residential road. I am certainly not a Kill joy, neither is my man, but this is certainly not the right area for this business venture.

Many Thanks
for your time

Sean OMeara

From: _____
Sent: 04 February 2022 14:28
To: LicensingUnit CCDC
Cc: amanda.milling.mp@parliament.uk
Subject: Micro Pub/Neighbourhood bar, 65/67 lodge road

CAUTION: This email originated from outside of the Council. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Dear Sir/Madam

I would like to object to the planned Micro Pub at 65/67 Lodge Road, Brereton. I have lived in this area for 45 years and it has always been a pleasant, residential area, definitely not the area for a micro pub. There are a lot of children in this area and drinking in the day is not a good example to them.

A pub here would cause an increase in traffic and definitely more noise which would be very annoying in the evening. There is also a lack of parking spaces outside the premises. Deliveries would also cause a nuisance.

All the residents here purchased their homes as it is a residential area and very peaceful. To bring a micro pub here would definitely change the atmosphere of the area and I think also devalue some of the houses which is very unfair.

Yours faithfully

Sent from my iPad

Sean OMeara

From: _____
Sent: 04 February 2022 17:20
To: LicensingUnit CCDC
Subject: Objection to application for Micro Pub/ Neighborhood bar at 65 – 67 Lodge Rd, Brereton, Rugeley WS15 1HR

CAUTION: This email originated from outside of the Council. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Objection to application for Micro Pub/ Neighborhood bar at 65 – 67 Lodge Rd, Brereton, Rugeley WS15 1HR

Dear Sirs

Further to the notice of application above, as a resident of the Lodge Rd estate I would like to object to the proposal.

Reasons are as follows:

Noise Disturbance

The Lodge Rd estate is a quiet residential area, and within the immediate vicinity of the proposed location there are a number of families with small children, and also many pensionable age residents. Some of the houses are literally within 15 or 20 yards of the location.

The opening of a pub would make noise at all hours of the day, creating disturbance to residents.

As an example, having visited the other premises owned by the applicant, The Rusty Barrel, I observed customers going outside the front to smoke cigarettes and make phone calls. This again would cause noise disturbance, not mention mess from the discarding of cigarette butts.

Other than flats located above shops, the houses at the location of The Rusty Barrel are further away than the residential houses at Lodge Rd.

Customers leaving The Rusty Barrel are unlikely to disturb residents, whereas at Lodge Rd, they will.

Size

I noticed that The Rusty Barrel was sited within a single (and quite small) retail unit. The proposed site for Lodge Rd is a double unit.

I estimate that the capacity of the double unit is at least double if not treble that of The Rusty Barrel. This is hardly meeting the definition of a Micro Pub which is deemed to be a "very small, modern, one room pub".

The potential capacity at Lodge Rd will be more than a number of pubs within the main Rugeley town centre.

Location/ Parking

The Rusty Barrel is sited in one unit, in a shopping precinct of approximately 15 units. Several of the units are takeaway food units and are open until late.

This is not the case at Lodge Rd, where there is very little traffic to the 3 double shop units.

At The Rusty Barrel location, there is ample parking for dozens of cars, as opposed to Lodge Rd where there are 5 or 6 spaces for vehicles visiting the shop units.

Extra vehicles to the location will result in cars parking on the street and side streets, and causing nuisance to residents.

Opening Hours

The Rusty Barrel has opening hours totaling 34 hours per week, and on all days it is closed by 22:00. This is in an area with traffic already constantly coming and going all day until late at night.

The proposed hours for Lodge Rd are 83 hours per week, with closing times of 23:00 on 6 out of 7 days. This is in an area which has no disturbances as night.

The proposal for Lodge Rd is not in keeping with a small, friendly micro pub. These hours are for a fully licensed, all hours opening pub, which should be in a town, not in the middle of a residential estate with houses less than 20 yards away.

Property Value

Allowing a pub at the proposed location will have an immediate and negative impact on the property values of those houses within the immediate vicinity.

Location of other Pubs

There are already 2 pubs within 5 minutes walk of the proposed location, The Red Lion, and also the Miners Arms. Additionally alcohol can be purchased at the mini store in Lodge Rd, (literally next door to the proposed site,) the garage on the main Rd, the Co-Op in Redbook lane and the mini store in St Michaels Drive.

Two other locations for the consumption of alcohol, (The Castle and the Cedar Tree,) have closed.

There is no need for another licensed location.

In closing, whilst it would be nice to see the shops at Lodge Rd put to good use, we need shops which are beneficial to the estate.

Sean OMeara

From: _____
Sent: 05 February 2022 10:24
To: LicensingUnit CCDC; amanda.milling.mp@parliament.uk
Subject: Micropub 65-67 Lodge Road

CAUTION: This email originated from outside of the Council. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Good morning, I am emailing you in relation to the micro pub that may be opening in Lodge Road, I have some serious concerns about this possibility.

First of all my main concern is noise pollution, Lodge road already is not a quiet street due to the amount of houses on the estate however, if a pub was to open up directly opposite my house this would be much worse. I may be kept up during the night when I have work or the children may be unsettled because of not only the comings and goings of people but also when drunk people make noise in the street as they do.

Another concern I have is parking, there is parking outside the shops which isn't owned by the residents in the street, I acknowledge this however, this piece of car parking becomes quickly full so I foresee customers of the pub and customers of any other premises that opens within one of the empty units parking throughout the street. Lodge road isn't a very large road and when cars park on the pavement the street quickly comes congested, as my house is directly opposite the shops im concerned that people will be parked not only directly outside my house but also blocking my drive thus preventing me from getting my car out.

This brings me onto my next concern which is damage, when people are intoxicated they often behave in an irrational manor, I spend a lot of money on my vehicles and I take much pride in them as I work very hard for what I have, I am concerned that drunks may damage these cars wether that be intentionally or unintentionally, who will be paying for this if this happens? As I don't feel its fair I should pay for damage done to my property because the council has allowed a pub to open over the road.

Another concern of mine is house values, if a pub or other premises such as a fast-food takeaway was to open over the road from my house this would seriously devalue the property, who will be paying for this loss? Why should I suffer financially for someone else to make a profit?

There are many pubs and other facilities that have closed down over recent years due to COVID and financial pressures, can one of these purpose built buildings not be used instead? I agree that the empty properties should be utilised and used as currently they are not pleasant to look at and there is no need to waste space.

My proposal would be for the downstairs shops in lodge road be turned to flats to match with the upstairs flats, there is currently a housing crisis and a lack of housing, if they would be turned into flats this would provide further accommodation for those that need it. This would also solve the problem and fears that many residents have.

If someone could get back to me in response to my email then I would appreciate it.

Kind Regards

Sean OMeara

From: [REDACTED]
Sent: 06 February 2022 18:33
To: LicensingUnit CCDC
Subject: Micro Pub / Neighbourhood Bar at 65-67 Lodge Road - Objection Letter
Attachments: Objection letter .pdf

CAUTION: This email originated from outside of the Council. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Dear Sir / Madam

Please find attached my objection letter regards the Micro Pub / neighbourhood Bar at 65-67 Lodge Road

Kindest Regards

[REDACTED]

Dear Sir / Madam,

RE: Licensing application for a Micropub / neighbourhood bar 65 – 67, Lodge Road, Rugeley, WS15 1HR

As a resident living in close proximity to the proposed Micropub / neighbourhood bar 65 – 67, Lodge Road, Rugeley, WS15 1HR I would like to formally oppose this proposal and suggest that more empathy is given to the people who live in this area and the impact that these opening hours will have on their daily lives

If we have wanted to live near a public house we would have not purchased a home in a quiet residential area, we are aware that some homes are near pubs however it is usually a case that a person has chosen to buy a home in the knowledge and understanding of the impact a pub would have on their lives, rather than have this imposed on what is currently a quiet and peaceful home for families. Our homes will be significantly devalued, and our lives disrupted.

This is a quiet residential area which is used by children and residence who live locally, we are concerned that the increased traffic will lead to further accidents in the area and place our children and neighbours at risk.

There is limited parking in the vicinity, the parking at the front of this premises is minimum and shared between 6 shops, meaning there is only enough space of 2 car park spaces per unit. It is our concern that the roads will become congested due to the increased traffic in the area whilst people are parking or taxis are collecting the customers from the "bar". The area is made up with many side roads and the increase of parking will lead to reduced vision at junctions and when residents are pulling on and off their driveways which in turn is putting pedestrians and other road users at risk.

There are many of us in this area who are living with young children or waking up early to go to work and it is not reasonable to be subjected to increased traffic, congestion, noise, and increased activity from people under the influence of alcohol from 11am until 11pm 7 days a week. This is a peaceful residential area and we do not want the noise pollution of drunken people and cars starting up at all hours if serving is stopped at 23:00, and the sound of taxi's travelling to and from the venue, we are also concerned at the noise that increased delivery's using lorries and or vans may have on the residents.

In 2020 more than 2000 pubs closed, there must be lots of purpose-built premises available to buy or rent which are not disrupting family homes. Each resident is going to be negatively affected by this proposal and we would hope that any decisions which are made are in the interest to the current residents and their lives.

Kindest Regards

Sean OMeara

From: [REDACTED]
Sent: 06 February 2022 19:06
To: LicensingUnit CCDC
Subject: Micro Pub

CAUTION: This email originated from outside of the Council. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Hi I'm a little concerned about a new Micro Pub on my estate at Lodge Road Brereton What about Car parking at this Pub how's that going to work also noise when people come out of this Pub I really don't think it should be on an estate I'm sure premises are available elsewhere

Sent from my Galaxy

Sean OMeara

From: [REDACTED]
Sent: 06 February 2022 19:22
To: LicensingUnit CCDC
Subject: Lodge Road Micro Pub objection

CAUTION: This email originated from outside of the Council. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Dear Sir/Madam,

I am writing to object to plans to open a micro pub on lodge road in Brereton, we live close by and have two young children so we are concerned about the increased noise and traffic, cars parked in the street, and the decreased value of our property.

Kind Regards

[REDACTED]

Sean OMeara

From: _____
Sent: 06 February 2022 19:20
To: LicensingUnit CCDC
Subject: Micr bar lodge road

CAUTION: This email originated from outside of the Council. Do not click links or open attachments unless you recognise the sender and know the content is safe.

I am writing in relation to the proposed liscence for the Micro Bar on 67 Lodge road, Brereton, Rugeley, Staffs.

Having lived in the castle and being brought up around the community of Brereton in which the castle was at the heart. Many gatherings for the family and lots of community run events for charity.

I think since the closing of many bars such as the castle and talbot which attracted a more mature clientel there has been a hole left in the community.

The premises has been left empty for years and it looks run down and makes the area look less than desirable.

I think the idea of a micro pub is perfect for this area as it will take in consideration the residents of the local area and provide an area for people to meet and for the community to gather for a drink both alcoholic and non alcoholic and could also be used for community events.

I have lived on the 5 oaks estate for most of my life and think this would be a welcome addition.

Kind regards

Sean OMeara

From: _____
Sent: 06 February 2022 23:12
To: LicensingUnit CCDC
Subject: Opposition to licence for 65 to 67 Lodge Rd Brereton ws15 1hr

CAUTION: This email originated from outside of the Council. Do not click links or open attachments unless you recognise the sender and know the content is safe.

To whom it may concern. I would like to lodge my opposition to these premises being used as a micro pub. I feel very strongly that this location is not a suitable place for a micro pub due to the noise factor that will inevitably increase at late hrs of the day where residents very close to and opposite to the proposed site have to rise early for work, and would inevitably suffer with the disruption. As you know smoking is now banned indoors so again the noise factor would become a problem as these smokers would inevitably gather outside the property. I would also like to draw your attention to the limited parking spaces available which are to be shared with visitors to the general store already located here. This I feel would result with vehicles being parked partly on the pavements and possibly blocking or partly blocking residents drives. Also as a resident who purchased my home on the basis that these 6 premises were to be used for small businesses ie fruit and veg, pet shop, carpet shop, plumbing supplies etc which finished trading each day at a reasonable time, as has been since we moved here in 1983. Hopefully you will fully appreciate my concerns as are the concerns of the other residents and factor these into your decision.

With regards

[Sent from Yahoo Mail on Android](#)

Sean OMeara

From: _____
Sent: 07 February 2022 00:06
To: LicensingUnit CCDC
Subject: 65-67 Lodge Road micro pub.

CAUTION: This email originated from outside of the Council. Do not click links or open attachments unless you recognise the sender and know the content is safe.

To whom this may concern

In regards to the proposed opening of the micro pub/neighbourhood bar at Lodge Road, I am very much in favour of this concept and fully support the ideas which Mr brown has put forward.

The five oaks estate in which is micropub will be situated is not in close proximity to the town centre where most of the local pubs and bars are situated, meaning locals need to travel to access these establishments. Brereton has seen many pubs come and go such as the Hope and Anchor, the Castle and the Talbot, therefore Brereton would really benefit from a local micropub in the heart of brereton within walking distance which everybody would benefit from.

As this estate is very reputable, a quiet and sophisticated micro bar would attract desired cliental and avoid access noise, disruption and anti- social behaviour associated with regular pubs within Brereton, Rugeley and the surrounding areas. It promotes relaxed atmosphere where individuals can come to enjoy a quiet drink and socialise with friends and family-therefore bringing the community together. It would not only serve alcohol, but non alcoholic beverages along with tea and coffee to cater for everybody.

Some of the worries and anxieties voiced by some of the locals include: parking, excess noise, and deliveries, However these can be easily addressed. The micro bar is close enough to those living within the five oaks estate to walk to the premise therefore parking would not be an issue, however those choosing to drive have the option of 20 parking spaces outside the proposed location, which is more than enough to cater for a small micro bar. Although these spaces are shared, the other shops are not in use.

As for deliveries, I have lived on the five oaks Estate myself for several years and have seen the premises change over the years to different types of shops- all which would require deliveries of some sort, therefore lodge road and the residents of it should be more than use to this over the years.

Any qualms that are raised, I am sure that Mr brown will address them and ensure that the micro bar will be a success for all

Many thanks

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Sean OMeara

From: Parish Clerk <breandravpc@gmail.com>
Sent: 02 February 2022 09:33
To: Sean OMeara
Cc: _____
Subject: Licence Application-- 65-67 Lodge Road

CAUTION: This email originated from outside of the Council. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Good Morning Sean

I am writing to advise you that the Parish Council has no objection to the licence being granted as the proposed business will bring back in to use a currently vacant commercial unit and will provide a meeting place for the community where none exists at the moment in this part of the Parish

The Council is aware of worries expressed by some local residents about the potential for disturbance. However, it believes that imposition and enforcement of licensing conditions should overcome any of these concerns

Best wishes

On behalf of Brereton and Ravenhill Parish Council

Sean OMeara

From: James Brown
Sent: 29 January 2022 14:03
To: Sean OMeara
Subject: My Vision for 65-67 Lodge Road
Attachments: Bar_Area.jpg; Seating+wall.jpg

CAUTION: This email originated from outside of the Council. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Hello Sean,

Following on from our conversation on Friday (28/01/2022 2pm), I thought that I would put in writing my vision for the micro pub/neighbourhood bar at 65-67 Lodge Road.

The vision I have for micropub/neighbourhood bar is to have a place where the local community can come together with friends, family and the better halves to have a chin wag and a laugh in a friendly and welcoming atmosphere. There will be no noise disturbance to the neighbours, so no loud music, no fruit machines/gambling machines, just promoting good conversation. Hopefully I will be turning a run-down building that has been empty for many years into a place where we all can enjoy.

On offer will be a selection of cask ales and specialty beers and lagers sourced from local brewery's, wines, a wide selection of gins and a few select cocktails, along with non-alcoholic beverages and tea and coffee served through the day.

Also, I will be offering a variety of traditional pub snacks, then further down the road I may venturing into pub food.

Although the notice says open from 11.00 until 23.00 Mon-Sat & 11.00 until 22.00 Sun, the most probable time will be Tues-Thurs 16.00 until 22.00, Fri-Sat 11.00 until 23.00, Sun 11.00 until 22.00.

The last think that I want to do is create a disturbance to the neighbours, so I will look to insulate walls and ceilings where needed, double glazed windows at the front if the landlord will allow or pay for to reduce any noise.

I will not be providing a smoking area as I do not have the space, if customers do go outside foe a cigarette they will encourage to move away from the front of the premises. Also glasses will not be allowed outside to discourage any socializing outside. Cigarette bins will be provided to reduce the mess outside the premises. Also the outside will be swept daily if needed.

After seeing the property I know you will appreciate that I have a lot of work to do with the refurbishment, and I will be putting a lot of my own money into this project.

Please see below a few images that I would like it to look like inside.

Thanks for your time

Kind Regards

Jim Brown



Sean OMeara

From: _____
Sent: 31 January 2022 15:18
To: LicensingUnit CCDC
Subject: Re 65/67 Lodge Road

CAUTION: This email originated from outside of the Council. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Sir/madam.

We wish to express our deep concern regarding the application of turning retail units at 65/67 Lodge Road, Brereton, WS15 into a licensed establishment.

We live directly opposite these units and have done since 2003. We chose to live here accepting that the 'shops over the road' were part and parcel of this wonderful and friendly estate. We certainly wouldn't have chose to live here if there was a pub of any description opposite our house.

Whilst we accept these units have been an eyesore for over a decade now (landlords had failed in their duties of maintaining them in our opinion) we totally believe that a bar is not suitable for this area.

Many of us that live within a few metres of the proposed are concerned for our peace, safety, security and well-being.

We have concerns about noise, cars pulling up, driving off, taxis etc, customers chat outside of the building etc. We have concerns about parking, living here for 18 years we have seen many incidents of cars being bumped into (including three of our own whilst parked outside our own house), we've seen a telegraph pole get knocked down, we've seen so many vehicles drive across the pedestrian area and still do! In fact we'd be holding our breaths in case a child came running or cycling through the alleyway between the shops whilst a van (which it normally is) drives from one end of the shops to the other on the pedestrian area.

We have concerns about smoking areas, we have asked Mr Brown on his Facebook post where smoking areas will be, unfortunately Mr Brown doesn't seem to want to interact with what could be his direct neighbours. We don't want to see people stood outside smoking and peering into our homes.

We are also concerned with mess and filth that may be left behind, again being here for 18 years we can tell you that the alleyways often get used as toilets, without exaggeration they are used at least twice a week. Yes even number two's have been found there!

We also have concerns about the sale of illegal drugs, the parking area at the front of the shops is a regular meeting spot for exchanges, we have informed police and sent video evidence of this on many occasions.

From a health point of view _____ suffers from _____ and _____ sleep is a premium, noise will be a huge factor in disturbing _____ sleep.

To finalise we are not 'moaning myrtles' as suggested by Mr Brown's daughter on a recent Facebook post, we are merely concerned and protective of the lovely, friendly and peaceful estate that we have lived upon for almost two decades, bringing up our children and now our grandchildren (whom all attended/attend the local school HobHill).

Regards

Petition to Cannock Chase Council and Cannock Chase Licensing Department

Date: 03.02.2022

Petition Organiser: — — — —

Address: — — — — —

Contact: As above

We, the undersigned, petition Council and Licensing Department to refuse the application for the proposed micropub / residential bar at 65-67 Lodge Road, Rugeley, WS15 1HR.

As residents living in close proximity to the proposed Micropub / neighbourhood bar 65 – 67, Lodge Road, Rugeley, WS15 1HR we would like to formally oppose this proposal and suggest that more empathy is given to the people who live in this area and the impact that these opening hours will have on their daily lives.

If we have wanted to live near a public house, we would have not purchased a home in a quiet residential area, we are aware that some homes are near pubs however it is usually a case that a person has chosen to buy a home in the knowledge and understanding of the impact a pub would have on their lives, rather than have this imposed on what is currently a quiet and peaceful home for families. Our homes will be significantly devalued, and our lives disrupted.

This is a quiet residential area which is used by children and residents who live locally, we are concerned that the increased traffic will lead to further accidents in the area and place our children and neighbours at risk.

There is limited parking in the vicinity, the parking at the front of this premises is minimal and shared between 6 shops, meaning there is only enough space of 2 car park spaces per unit. It is our concern that the roads will become congested due to the increased traffic in the area whilst people are parking or taxis are collecting the customers from the "bar".

The area is made up with many side roads and the increase in parking will lead to reduced vision at junctions. Also, when residents are pulling on and off their driveways pedestrians and other road users are at greater risk.

Many of us in this area are living with young children or waking up early to go to work. It is not reasonable to be subjected to increased traffic, congestion, noise, and other activities from people under the influence of alcohol from 11am until 11pm, 7 days a week.

This is a peaceful residential area and we do not want the extra noise pollution of drunken people and cars starting up at all hours if serving is stopped at 23:00, and the sound of taxi's travelling to and from the venue.

Another concern is the noise of increased delivery's using lorries and or vans may have on the residents.

In 2020 more than 2000 pubs closed, there must be lots of purpose-built premises available to buy or rent which are not disrupting family homes. Each resident is going to be negatively affected by this proposal and we would hope that any decisions which are made are in the interest of the current residents and their lives.

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