



In the photo above, *The Barn* is adjacent to the white van, to the right

A planning application was made in 2015 to change the use of *The Barn* from “Meeting room to function room for weddings, occasional tea room, events and meetings”. In spite of very strong opposition from local residents the application was granted on a temporary basis - opening hours 0900-17.00 Mon-Fri 1200 - 00.00 Saturday. An application (17/02094/FUL) for permanent change of use and an extension of hours was made in 2017. The Parish Council objected to the extension of hours and the application was granted with slight modification to the hours.

From the outset, many residents were opposed to the opening of a wedding event venue in the middle of a residential hamlet. (There was some earlier expectation that the Barn would be a training centre for Nursery and child care staff)). Concerns were expressed regarding the impact on local amenity in terms of noise, parking and the risk of disorderly conduct and public nuisance. There were also concerns that what started off as a wedding function room, with restricted hours, for pre-booked events with a temporary alcohol licence would be pursued to the status of a Pub. The current application for a permanent licence unrelated to pre-booked events, with off sales and hours of opening throughout the day and late into the evening is, in the view of the Parish Council, tantamount to the licensing conditions of a Pub.

Reasons for Opposing the Application

The Parish Council opposes the application on the grounds that it will fail to promote the objective of prevention of public nuisance. The venue is located in the midst of residential properties and one of the concerns expressed by the Parish Council to the initial planning application was concern about noise nuisance. In spite of the best efforts of the applicant, some (particularly elderly) residents have been distressed by noise coming from wedding events at *The Barn*. This is reported to have worsened since the use of the Courtyard Marquee. Some of our older residents do not have the tenacity to go through the official channels and their complaints are therefore not recorded, though frequently reported to Parish Councillors. Other residents have reported instances of noise nuisance to the Environmental Health Department and records should show this to be the case. On one specific occasion, when the noise was extremely loud, the applicant had the good grace to apologise through the Parish Council.