


Environmental Health Consultation Response		Officer	Hannah Kent
Detail: Proposed change of use of part of the ground floor to bar		Flare SRU:	048233
Address:	The Old Corn Mill Warwick Street Longridge Preston Lancashire PR3 3EB		 Ribble Valley Borough Council www.ribblevalley.gov.uk
Application Ref:	3/2022/0622	Case Officer: Ms Kathryn Hughes	
Response Ref:	3/2022/0622/ENV/01	Issue Date: 2 August 2022	

General Comments/Observations	
1.1	The proposed bar has the potential to disturb neighbouring dwellings as a result of noise from within the venue, and also from patrons using areas external to the bar as a smoking area and particularly when leaving the premises late in the evening.
1.2	The proposed development is expected to have some music entertainment consisting of singers, duos and acoustic instruments.
1.3	An acoustic report has been provided reference Report No: 2305-1, dated June 2022. The report is an acoustic assessment to support the application for the conversion of the current storage unit into a micro bar. The report concludes that internal sound levels at the venue will not result in any adverse impact to the neighbouring properties and that patrons leaving the site will not exceed recommended sound levels.
1.4	I do not accept the above conclusion and anticipate that patrons leaving the venue at the end of the night, may result in disturbance to the occupants of neighbouring dwellings. Stanley street is a narrow street enclosed on three sides by two storey buildings (or greater), which may result in raised noise levels reflecting and reverberating in the area. Up to 60 patrons could be leaving the site at the end of an event. With up to 60 patrons leaving, it is highly likely that raised voices will be disturbing to neighbouring residents with the venue having little control over patrons after they leave the venue.
Suggestions/Mitigation	
2.1	A finish time that ensures the venue will be closed by 10pm will prevent late night noise disturbances to the residents of Stanley Street.
Conclusions/Suggested Conditions	
2.2	The above observations have been provided on the basis of the level of information submitted and the comments contained within this response represent officer opinion only, at the time of writing, without prejudice.
2.3	Should you be minded to approve the application, notwithstanding other considerations, I would suggest that the following conditions be attached should you feel they are relevant and justified: <ul style="list-style-type: none"> • Condition 01 - Hours of Operation In order to minimise disturbance to the neighbouring residential dwellings, the premise shall close no later

than 22:00 hrs.

Reason: To safeguard the amenities of the occupiers of nearby properties in accordance parts 12 & 15 of the NPPF.

- **Condition 02 – Venue Signage**

The erection of signage asking patrons to be mindful of the residential area and neighbours shall be provided within the venue near the entrance/exit and within the toilet facilities. Signage in these location shall also ask that anyone waiting for a taxi should do so inside or away from the venue on Berry Lane.

Reason: To safeguard the amenities of the occupiers of nearby properties in accordance parts 12 & 15 of the NPPF.

	Officer:	Hannah Kent
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