

Planning Application 3/2016/0243

Great Mitton and Bashall Eaves Parish Council Response

We have considered the application for the removal of and have the following comments;

The Parish Council has no objection, in principle, the permission being granted for what is effectively a change of use from a Training Venue to one allowing for the number of weddings the applicant has requested.

However, there is considerable resistance to the plans from local residents who are particularly concerned about noise impact and traffic management. These are 3 key issues that RVBC must address with the applicant.

- The traffic management plans and assessments are unconvincing, we find it hard to agree that the increase in weddings with an average of 130 guests have the negligible impact on the volume of traffic as the current usage the report indicates. We reiterate our previous point that Cross Lane is an unsuitable access route to the venue and cannot understand why the applicant would like to route traffic down two routes when the access through Bashall Eaves Village is more suitable.
- The Noise Management is also another critical aspect of the application to be considered. We have received comments from residents in the area that music and conversation can be clearly heard coming from events to the extent that the individual songs being played can be identified – not just outside but also in their houses. This is obviously a disturbance and negatively impacts on the residents' quality of life.

We would like to see a restriction on the evening's music to, say 11pm, with the event ceasing completely at 12 midnight.

- Clarification as to what is meant by '40 days' is crucial. We understand that each separate day is to be taken into account, not each separate event – therefore a wedding starting on Friday and concluding Saturday is TWO days from the 40, likewise any event running past midnight takes up two days. This needs to be clear and understood by all, and a plan by RVBC as to how it will be managed agreed,

Despite the above, we feel the application would be broadly beneficial to the area and local businesses but feel the current traffic and noise management to be ineffective.

We would be keen to the traffic management revisited and a response from LCC as to their comments on the consultant's reply to their summary.

We would like to see robust noise management with a commitment from the applicant and RVBC to minimise noise impact by the fitting of the noise limiters recommended in the report and active noise reduction on site by keeping the doors closed whenever practical and reduction of external noise.

Without these measures being in place and clarification of the meaning of '40 days' we do not feel we can support the application.