

The Old Gables
East Wellow
Romsey
SO51 6DR

14th April 2023

Ref: LICENSING ACT 2003 - Public Notice

Keepers Lodge, Whinwhistle Coarse Fishery, Whinwhistle Road, East Wellow,
Romsey SO51 6BE

An application has been received from Woodington Fisheries (2020) Ltd for a new Premises Licence in respect of Keepers Lodge, Whinwhistle Coarse Fishery, Whinwhistle Road, East Wellow, Romsey SO51 6BE. The premises are an existing café/bistro located on a fishery and camping site. The application also includes the external beer garden area. The application seeks:

- 1) Provision of live and recorded music from 0800 to 2300 hours daily indoors and outdoors.**

- 2) Sale of alcohol for consumption both on and off the premises from 0800 to 2330 hours daily.**

Dear Licensing Manager, I share a significant land boundary with Whinwhistle Coarse Fishery and a long-term resident of the area. I wish to inform you of the severe disturbance and possible lawlessness that approval of this application would create to the immediate locality, many neighbouring residential properties on Romsey Road and Hackleys Lane. Also wider noise disturbance to residents of Wellow Village and St Margaret's church.

The Blackwater river valley in this area is a tranquil, rural space well suited to quiet country pursuits such as fishing, and limited camping connected with fishing activities. It is consistent with this that the site also provides a fishing tackle shop and a café to serve its customers.

As it stands these services do not disturb the amenity of neighbouring properties. However both the "Provision of live and recorded music from 0800 to 2300 hours daily indoors and outdoors", and the "Sale of alcohol for consumption both on and off the premises from 0800 to 2330 hours daily" **are completely inconsistent with the current use and will be severely detrimental to the immediate site and the wider locality.**

I am concerned about the extreme noise disturbance to a quiet area of countryside bordering the Black water river. Sale of alcohol and music until late at night would encourage drunkenness, possibly drugs and pollution of the river . The noise pollution would be horrendous for the local wildlife and residents. Usage could also creep towards outdoor music events and festivals.

The access to the site is narrow with restricted visibility on a difficult junction, known locally for its high rate of traffic accidents. Regarding Woodington Rd, It is a matter of public safety – Cyclists, Horse riders and walkers already take their lives in their hands on that section of road.

There are already dangerous tailbacks here just waiting for the site to open in the morning. It will create a public nuisance through overspill from on-site activity and from noise pollution to neighbouring properties and St Margaret's church.

I also note there has been no associated Planning Application for the change of use or additional facilities that would clearly be needed. **This application should be refused.**

Yours faithfully

Claire Butson

Dear Michael

Thank you for your email detailing the restrictions. To date the cafe and camping operation at Wellow Fisheries has been low impact and appropriate for a rural, riverside location.

Campers are able to purchase supplies and alcohol from two local shops in the village, which is good for the local businesses. There are also two other established local cafes.

I see no advantage to the local area of selling alcohol on the premises. Local ,non-fishing , traffic to the cafe is very minimal, if at all. There is already a very well supported cafe at Headlands Fisheries which is situated more conveniently in the middle of the village and an incredibly busy cafe and ice cream parlour at Carlos just around the corner from the Fisheries entrance.

Re live music, this doesn't seem to relate to the core operation on the site, which is Fishing. There are a lot of fishing lakes locally which all take a lot of care to preserve the quiet nature of their environment for the pleasure of this country pursuit.

The core activity of Wellow Fisheries is Fishing, which is, by its nature, a very quiet sport. I have huge concerns about the effect on the riverside wildlife if any live music or noisy evening activity's were introduced into the environment. It also seems to go directly against the wider reasons why people fish - they appreciate the natural , quiet environment.

As a local resident of over 30 years, that shares a boundary with the Fisheries, I am resistant to any increase in activity that will threaten the peace of the wildlife and the local environment.

We are able to hear very well any music at Broadlands and the folk festival In Landford , both several miles away. Also, the agricultural workers living in caravans situated on Tutus Lane, (1.2 miles away) sometimes play music and that is clearly heard in our garden.

We live near St Margaret's Church, which is elevated from the river and village. Sound travels up the hill and we already hear clearly voices and louder play during football matches on the grounds in the middle of the village, over a mile away. This is all during the day and part of a positive village life.

Wellow Fisheries is much closer to us and I value highly quiet afternoons and evenings sitting outside. We would definitely be able to hear music , played inside or out and it would ruin the experience having someone's bass line pounding in the background.

We have spent decades planting trees , developing marginal woodland and grassland to encourage wildlife. We have two resident barn owl families, king fishers and a few ground nesting species too. All of these birds and the accompanying wildlife require a quiet , undisturbed environment which we wish to preserve. For all of the above reasons, my objection stands.

Regards

Claire Butson