

Dave Packham

Subject: FW: Comments for Licensing Application 18/01001/LAPRE

From: publicaccess@sevenoaks.gov.uk [<mailto:publicaccess@sevenoaks.gov.uk>]

Sent: 23 April 2018 11:50

To: Licensing

Subject: Comments for Licensing Application 18/01001/LAPRE

Licensing Application comments have been made. A summary of the comments is provided below.

Comments were submitted at 11:49 AM on 23 Apr 2018 from Mr Peter jefferies.

Application Summary

Address: Ridsen Farm Ridsen Lane Sandhurst Cranbrook Kent
TN18 5DU

Proposal: Premises Licence

Case Officer: Dave Packham

[Click for further information](#)

Customer Details

Name: Mr Peter jefferies

Email:

Address: Birch Barn, Water Lane, Hawkhurst Cranbrook, Kent
TN18 5DE

Comments Details

Commenter Type: Member of the Public

Stance: Customer objects to the Licensing Application

Reasons for comment:

- Noise Disturbance
- Opening Hours
- Prevention of Public Nuisance
- Public Safety
- Traffic

Comments: 11:49 AM on 23 Apr 2018 I wish to object to this application in the strongest possible manner.

It is totally open ended with the possibility of noise disturbance being created throughout the year if allowed to proceed without restriction.

The location is a tranquil site between Hawkhurst and Sandhurst and noise emanating from festivals etc will cause distress to many local residents.

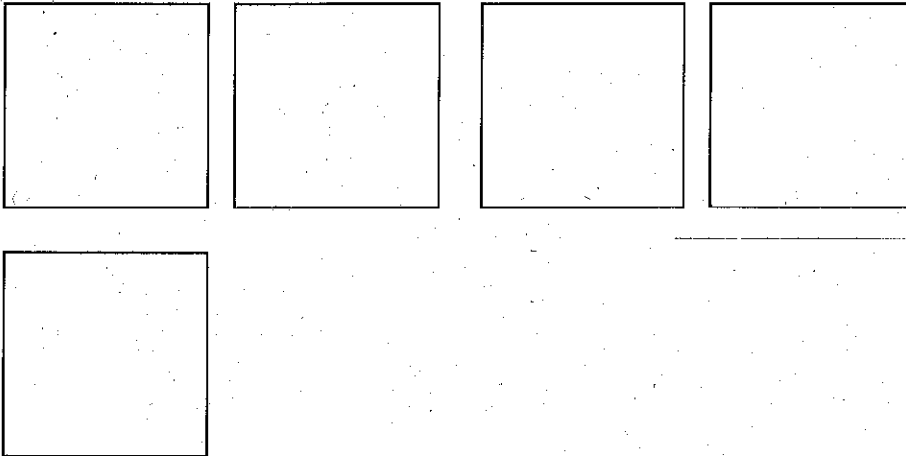
The entrance from Ridsen Lane onto the A268 Rye road is extremely dangerous and is close to Four Throws where three people were killed recently and yet another accident occurred this weekend. Any further increase in

traffic volume, particularly at night, will be inviting further tragedy.

Risden Lane itself is extremely narrow and totally unsuitable for accessing events of this nature or whatever else is proposed where significant traffic volume is likely to be generated.

The quality of life for many local residents is likely to be marred by events emanating from this application and must be viewed as the possibility of long term disturbance to residents and wildlife in an AONB which deserve robust protection.

The application should be rejected in total.



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Dave Packham

Subject: FW: Comments for Licensing Application 18/01001/LAPRE

From: publicaccess@sevenoaks.gov.uk [mailto:publicaccess@sevenoaks.gov.uk]

Sent: 23 April 2018 13:37

To: Licensing

Subject: Comments for Licensing Application 18/01001/LAPRE

Licensing Application comments have been made. A summary of the comments is provided below.

Comments were submitted at 1:37 PM on 23 Apr 2018 from Mr Robert Ayley.

Application Summary

Address: Ridsen Farm Ridsen Lane Sandhurst Cranbrook Kent
TN18 5DU

Proposal: Premises Licence

Case Officer: Dave Packham

[Click for further information](#)

Customer Details

Name: Mr Robert Ayley

Email:

Address: Little Box Grove, Foxhole Lane, Hawkhurst Cranbrook,
Kent TN18 5DT

Comments Details

Commenter Type: Neighbour

Stance: Customer objects to the Licensing Application

Reasons for comment:

- Noise Disturbance
- Opening Hours
- Parking
- Prevention of Public Nuisance
- Protection of Children from Harm
- Public Safety
- Received Late
- Safety of Premises
- Traffic

Comments: 1:37 PM on 23 Apr 2018 No information was posted to local residents who would have had no idea of the application other than through word of mouth. Many will not have time to reply - a chance email alerted me to this just today.
There are many nearby hitherto quiet rural residential properties which were effected last year on just one day - now a proposal for 10.00 am to midnight 7 days a week?
This proposal effects an area of outstanding beauty -

gives rise to additional traffic on a busy main road. The proposal it is wholly unsuited to a rural location with many neighbouring residential properties.

The consumption of alcoholic beverages by those who of necessity will drive to this location encourages drink driving, further the safety of those residents in the area will be affected by this and any associated 'recreational' drug use likely to take place in such a venue.

The planned noise disturbance all day and evening until after most are in bed, will make living in the area a misery and blight properties which many have worked hard to own.

This proposal has not come to the attention of the Parish Council - how can this be?

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Dave Packham

Subject: FW: Comments for Licensing Application 18/01001/LAPRE

From: publicaccess@sevenoaks.gov.uk [mailto:publicaccess@sevenoaks.gov.uk]

Sent: 23 April 2018 13:44

To: Licensing

Subject: Comments for Licensing Application 18/01001/LAPRE

Licensing Application comments have been made. A summary of the comments is provided below.

Comments were submitted at 1:44 PM on 23 Apr 2018 from Dr Alex Preston.

Application Summary

Address: Ridsen Farm Ridsen Lane Sandhurst Cranbrook Kent
TN18 5DU

Proposal: Premises Licence

Case Officer: Dave Packham

[Click for further information](#)

Customer Details

Name: Dr Alex Preston

Email:

Address: The Rectory, Bodiam Road, Sandhurst Cranbrook, Kent
TN18 5LE

Comments Details

Commenter Type: Member of the Public

Stance: Customer objects to the Licensing Application

Reasons for comment: - Noise Disturbance
- Opening Hours

Comments: 1:44 PM on 23 Apr 2018 To Whom it May Concern -
We wish to object to the above-cited proposal.
Whilst not having a problem with much of what is suggested here, I'd point out two key factors that prompt us to object. Firstly, whilst not immediately proximate to Ridsen Farm, it should be noted that there is very little save open fields between the property and Sandhurst, meaning that, particularly on the still summer evenings when events have been held thus far, sound carries extraordinarily clearly. We are often unable to leave our windows open even on warm nights and several times the noise from Ridsen has woken my children well past the advertised cut-off time.
This leads on to my second point, which is that the owners of the property have shown scant regard for reasonable or regulated hours. I've twice had to call the police with music loud enough to be heard clearly - and even lyrics distinguished - through shut and double-

glazed windows at 2 or 3 in the morning.

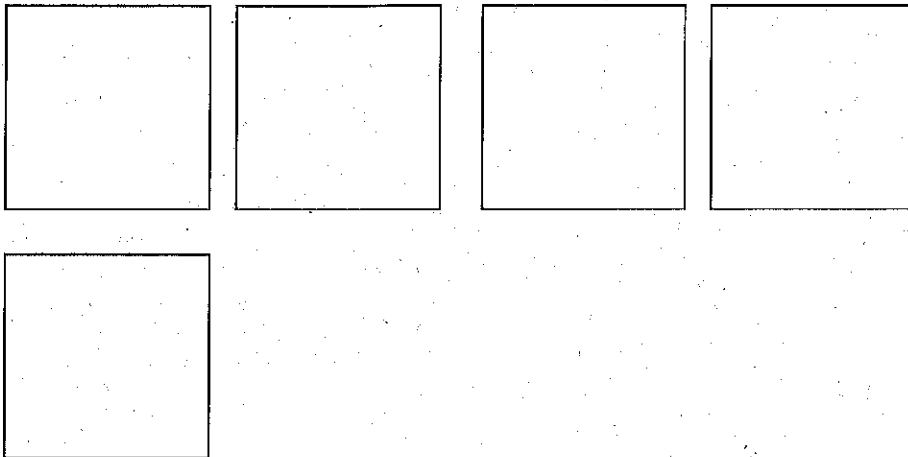
I do think that villagers in Sandhurst have a reasonable expectation of quiet at night after a certain hour. I would suggest that one a.m. is far too late and indicates that the farm will be run as a nightclub on weekends.

We are keen to support a sustainable and well-managed enterprise at this location, but prior experience means that we have no alternative but to object at this point.

We will be bringing the situation - which, by the way, has been shamefully ill-advertised - to the attention of our local representatives and will watch for further updates with great interest.

Faithfully,

Dr Alex Preston.



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Dave Packham

Subject: FW: Comments for Licensing Application 18/01001/LAPRE

From: publicaccess@sevenoaks.gov.uk [mailto:publicaccess@sevenoaks.gov.uk]

Sent: 22 April 2018 22:50

To: Licensing

Subject: Comments for Licensing Application 18/01001/LAPRE

Licensing Application comments have been made. A summary of the comments is provided below.

Comments were submitted at 10:50 PM on 22 Apr 2018 from Mr Alec Travers.

Application Summary

Address: Ridsen Farm Ridsen Lane Sandhurst Cranbrook Kent
TN18 5DU

Proposal: Premises Licence

Case Officer: Dave Packham

[Click for further information](#)

Customer Details

Name: Mr Alec Travers

Email:

Address: White Rose Cottage, Conghurst Lane, Hawkhurst
Cranbrook, Kent TN18 5DZ

Comments Details

Commenter Type: Neighbour

Stance: Customer objects to the Licensing Application

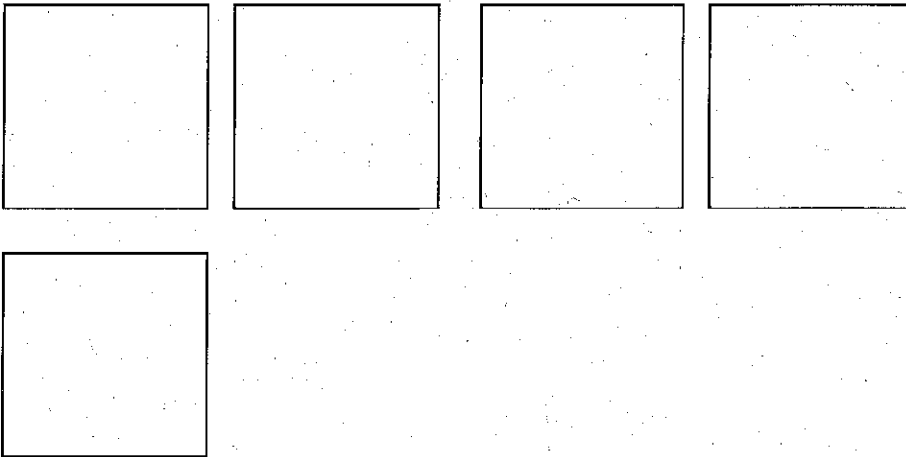
Reasons for comment:

- Noise Disturbance
- Opening Hours
- Parking
- Prevention of Public Nuisance
- Public Safety
- Traffic

Comments: 10:50 PM on 22 Apr 2018 We live in the nearby Conghurst Lane and run a Bed & Breakfast facing the area applying for the licence. We consider there will be an adverse risk to our business and to our own enjoyment of our residence due to noise and traffic congestion. We consider that the scope of the application is far too wide-ranging and is open to abuse and to encourage anti-social behaviour. There is no evidence that we have come across for the need or demand for such a facility or service. Both Ridsen and Conghurst Lanes are narrow, unlit and totally inadequate to cope with any volume of traffic and both discharge on to a fast-moving main road. The risk to traffic safety due to

large numbers of vehicles entering or exiting these lanes is, we think, high. Indeed, only today there has been another traffic accident at the cross-road junction of Conghurst Lane and the main road, and this in broad daylight. We consider that this application is likely to lead to many social problems and to pose both risks and disruption to the lives and well-being of neighbours and others living in the area. We oppose this application whole-heartedly and request that this application be rejected in its totality by the Licensing Authorities.

Alec & Helen Travers, White Rose Cottage, Conghurst Lane, Hawkhurst, TN18 5DZ



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Dave Packham

Subject: FW: Ref 18/01001/LAPREF license application Ridsen Lane Hawkhurst

From: Mark Hargrave-Smith

Sent: 22 April 2018 21:07

To: Licensing; Godfrey.bland@tunbridgewells.gov.uk; Tom.dawlings@tunbridgewells.gov.uk

Cc: Sarah

Subject: Re: Ref 18/01001/LAPREF license application Ridsen Lane Hawkhurst

Re: Ref 18/01001/LAPREF license application Ridsen Lane Hawkhurst

Dear Sir / Madam,

Despite living within a few hundred yards of the site, I have only just been made aware of the above application for a music and alcohol license at Ridsen Farm by local neighbours - although I understand that a notice has been posted by the access to the site, it is not clearly evident as I have just walked passed and couldn't find it. The access is also down a single lane, so will not be seen by many people at all, despite the wide reaching impact of the application.

I have tried over the weekend to register my objections online, however the website repeatedly shows an error message (using either Chrome or Safari - screenshot attached).

I am therefore assuming that I have the correct e-mail addresses to correspond with, but please let me know by return if this is not the case.

I would like to register my objections to the application on the following grounds:

1 - Access

- Access to the site is down a narrow single lane road (pot holes / grass down the centre etc).
- Access to Ridsen Lane via Conghurst Lane is via a traffic accident hotspot at the junction with the A268, on the brow of a hill. **This junction has seen many accidents including recent tragic fatalities.** In fact it was the scene of a nasty accident at lunchtime today when driving conditions and visibility were perfect - see attached photo.
- The other access is at another difficult junction with the straight and exceptionally fast B2244
- It is therefore not appropriate to increase traffic at these junctions
- The location also makes access for emergency services difficult - which given the nature of the application must be a concern

2. Noise pollution

- This is a rural community and an area of outstanding natural beauty
- It is therefore totally inappropriate to allow for late night music
- In the past, when an event has been held, we have assumed it was for a family celebration (wedding / 21st etc) and therefore decided not to make a formal complaint. **However it is impossible to sleep until the music stops**
- Being a rural community, many people in the locality work farm hours and therefore need to be working early - 7 days a week

3. Lack of public transport

- There is no public transport available to the site
- There is no public transport remotely close to the site late evening
- This therefore means the majority of attendees will need to drive
- This presents obvious concerns with the level of traffic down such narrow lanes, as well as the nature of the music festivals combined with alcohol
- The location is also inappropriate for coaches to access, for the reasons stated above

In summary

- Access is very poor, effecting the local area, accident hot spots and emergency service access
- Noise pollution will effect many people, in the heart of a previously quiet and peaceful rural community
- The combination of the need to drive with availability of late night alcohol will increase the likelihood that drink-driving will occur
- There is a probability the nature of the venue and the late night drinking will lead to anti-social behaviour

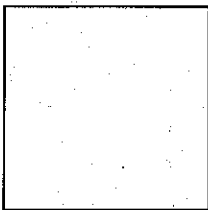
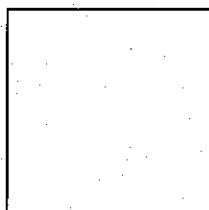
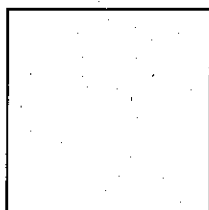
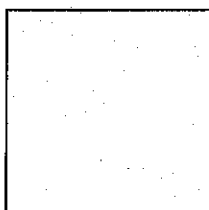
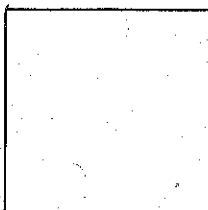
And finally, there are several other venues in the surrounding area where the appropriate infrastructure already exists, including Bowl Water, Bedgebury and The Hop Farm at Paddock Wood.

As I have been unable to register online, could you please confirm receipt of this e-mail and keep me informed of any further actions I am able to take,

Many thanks for your help,

Mark and Sarah Hargrave-Smith

Field Green Lodge,
Foxhole Lane,
Sandhurst
Kent
TN18 5NL



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Dave Packham

Subject: FW: Comments for Licensing Application 18/01001/LAPRE

From: publicaccess@sevenoaks.gov.uk [mailto:publicaccess@sevenoaks.gov.uk]

Sent: 22 April 2018 17:22

To: Licensing

Subject: Comments for Licensing Application 18/01001/LAPRE

Licensing Application comments have been made. A summary of the comments is provided below.

Comments were submitted at 5:21 PM on 22 Apr 2018 from Mr Ian Miles.

Application Summary

Address: Ridsen Farm Ridsen Lane Sandhurst Cranbrook Kent
TN18 5DU

Proposal: Premises Licence

Case Officer: Dave Packham

[Click for further information](#)

Customer Details

Name: Mr Ian Miles

Email:

Address: Field Green Oast, Sponden Lane, Sandhurst Cranbrook,
Kent TN18 5NP

Comments Details

Commenter Type: Neighbour

Stance: Customer objects to the Licensing Application

Reasons for comment:

- Crime Objections
- Noise Disturbance
- Opening Hours
- Parking
- Prevention of Public Nuisance
- Protection of Children from Harm
- Traffic

Comments: 5:21 PM on 22 Apr 2018 TO WHOM IT MAY CONCERN
As we understand from the license application the applicant is requesting the ability to carry out the following activities on any day and every day throughout the whole year up until 12 midnight or 1am.
Selling alcohol
Providing live and recorded music
Performing plays
Screening films
Supplying late night refreshments
This is totally unacceptable in the countryside close to residential properties.

Granting this license would allow events at least every weekend over the whole year which is completely unacceptable.

This is not a suitable use in the countryside.

The provision of alcohol will potentially encourage antisocial behaviour.

Highways and traffic issues - Risden Lane is a poorly maintained single track country lane with numerous pot holes which will be made worse by additional traffic.

There are very few passing places along the lane.

Provision of alcohol at events where there is no public transport could lead to an increased possibility of drinking and driving.

THERE IS NO PUBLIC TRANSPORT AT RISDEN LANE AT 12 MIDNIGHT AND CERTAINLY NOT AT 1AM!!

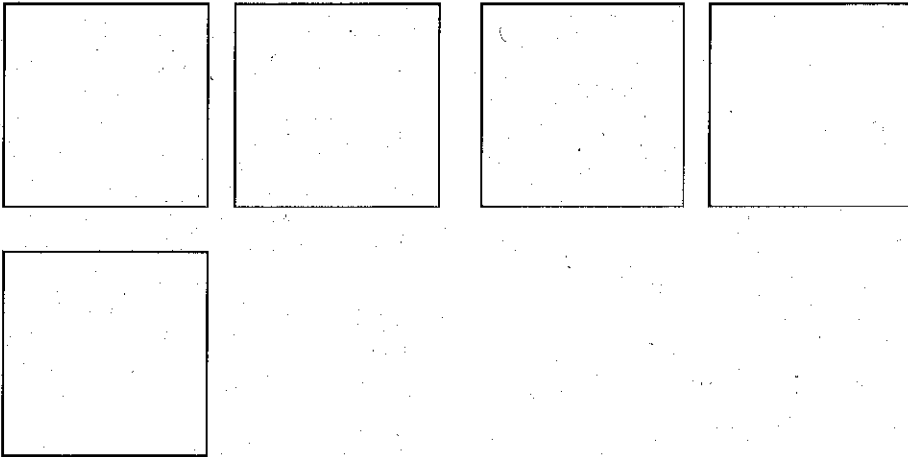
Fire engines would struggle to get to the site in an emergency due to the size of the road and the likelihood of additional traffic on the road at an event.

The application does not define the exact location on the premises where events would take place. It could apply to the whole farm!

Previous noise levels from the event have been excessively loud and have kept neighbouring families awake at night.

We object to this application on the grounds stated above and particularly as there is no limitation on the number of events and the lateness of the end time for the selling of alcohol.

Ian & Cathy Miles



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Dave Packham

Subject: FW: Comments for Licensing Application 18/01001/LAPRE

From: publicaccess@sevenoaks.gov.uk [mailto:publicaccess@sevenoaks.gov.uk]

Sent: 22 April 2018 08:59

To: Licensing

Subject: Comments for Licensing Application 18/01001/LAPRE

Licensing Application comments have been made. A summary of the comments is provided below.

Comments were submitted at 8:58 AM on 22 Apr 2018 from Mrs anna hayes.

Application Summary

Address: Ridsen Farm Ridsen Lane Sandhurst Cranbrook Kent
TN18 5DU

Proposal: Premises Licence

Case Officer: Dave Packham

[Click for further information](#)

Customer Details

Name: Mrs anna hayes

Email:

Address: Dellside, Tongswood Drive, Hawkhurst Cranbrook, Kent
TN18 5DS

Comments Details

Commenter Type: Member of the Public

Stance: Customer objects to the Licensing Application

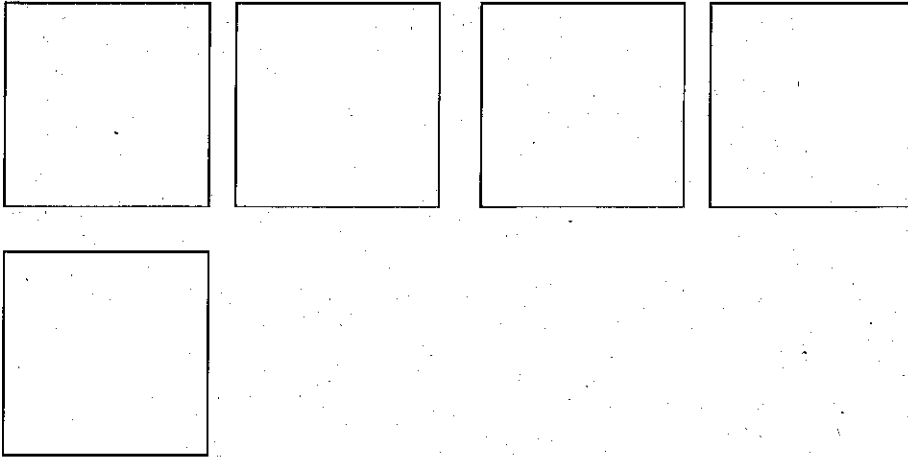
Reasons for comment:

- Crime Objections
- Noise Disturbance
- Opening Hours
- Parking
- Prevention of Public Nuisance
- Traffic

Comments: 8:58 AM on 22 Apr 2018 Whilst I don't object to a temporary license for a single event I think that this location is not suitable for a premises license for 52 weeks of the year.
This is a peaceful rural location which residents have chosen to live in for that reason. Sound travels large distances over this landscape; concerts at Bedgebury can be heard clearly in Hawkhurst and beyond, so sound from Ridsen Farm will create significant noise disturbance in the area. Playing of music/films/associated event noise until 1 am thursday to saturday is antisocial for all local residents.
Hawkhurst is notorious for traffic congestion already,

which will only worsen with the current significant level of housing development, and events which aim at attracting people from outside the area will increase these problems.

There will be potential for public nuisance in and around Hawkhurst and Sandhurst from people coming to events, and potentially crime, particularly with the consumption of alcohol at the events. There is not sufficient local policing to manage this on a frequent basis.



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Dave Packham

Subject: FW: 18/01001/LAPRE Woodlands rep

From: leslie anderson
Sent: 19 April 2018 16:01
To: Licensing (TWBC)
Subject: Fwd: Concern about license application - 18/01001/LAPRE - on Sevenoaks system - but in TWBC area

Begin forwarded message:

Dear Sir

We are most concerned about a local licensing matter which has only just been brought to our attention.

An application has been raised, on the Sevenoaks planning system, for an premises license for a piece of woodland right in the middle of the High Weald AONB in TWBC borough.

Near to (but not actually at) postcode TN18 5DU

Application details are:-

Application reference 18/01001/LAPRE

<https://pa.sevenoaks.gov.uk/online-licensing/centralDistribution.do?caseType=LicencingApplication&keyVal=P68U6NTT03600>

This has not been well advertised

The application seeks permission to host open air events with live amplified music until 1.00am on weekends and weekdays.

We strongly object to this application - it will directly affect our lives as there has been past noise and nuisance from this site in to the small hours causing considerable angst. The application implies amplified music for shows, concerts and movies. Even a "drive in" is planned. This is along a country lane with no real access.

One off occasional events are one thing, but the nature of this application is for a permanent license. This is not something that can be allowed. Surely the local Borough Council has to be involved and surely an application of this magnitude needs more than just a license.

What about traffic, safe access, watercourse pollution (there is a lake on the plot) and hosts of other things that a "permanent" place of entertainment needs?

Would you kindly please record our objection and also advise if you are able to assist in any other way to ensure rights of nearby residents of the borough are not compromised by this application .

Sorry i forgot my postal address at the bottom

Yours,

Les Anderson

Little Fribbery
Downgate Farmj
Silverden Lane
Sandhurst
Kent
TN18 5NU

Dave Packham

Subject: FW: 18/01001/LAPRE - Woodlands

From: Richard Cutchey

Sent: 18 April 2018 14:52

To: Licensing (TWBC); EH Admin

Subject: Concern about license application - 18/01001/LAPRE - on Sevenoaks system - but in TWBC area

Dear Sir

We are most concerned about a local licensing matter which has only just been brought to our attention.

An application has been raised, on the Sevenoaks planning system, for an premises license for a piece of woodland right in the middle of the High Weald AONB in TWBC borough.

Near to (but not actually at) postcode TN18 5DU

Application details are:-

Application reference 18/01001/LAPRE

<https://pa.sevenoaks.gov.uk/online-licensing/centralDistribution.do?caseType=LicencingApplication&keyVal=P68U6NTT03600>

This has not been well advertised

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We strongly object to this application - it will directly affect our lives as there has been past noise and nuisance from this site in to the small hours causing considerable angst. The application implies amplified music for shows, concerts and movies. Even a "drive in" is planned. This is along a country lane with no real access.

One off occasional events are one thing, but the nature of this application is for a permanent license. This is not something that can be allowed. Surely the local Borough Council has to be involved and surely an application of this magnitude needs more than just a license.

What about traffic, safe access, watercourse pollution (there is a lake on the plot) and hosts of other things that a "permanent" place of entertainment needs?

Would you kindly please record our objection and also advise if you are able to assist in any other way to ensure rights of nearby residents of the borough are not compromised by this application .

Regrettably the deadline for the consultation is the 25th April so swift action is paramount.

Yours,

Richard Cutchey

Downgate Cottage

Rye Road
Sandhurst
Kent
TN18 5HP

Dave Packham

Subject: FW: Comments for Licensing Application 18/01001/LAPRE

From: publicaccess@sevenoaks.gov.uk [mailto:publicaccess@sevenoaks.gov.uk]

Sent: 17 April 2018 13:23

To: Licensing

Subject: Comments for Licensing Application 18/01001/LAPRE

Licensing Application comments have been made. A summary of the comments is provided below.

Comments were submitted at 1:22 PM on 17 Apr 2018 from Mr Adam Rawlinson.

Application Summary

Address: Risden Farm Risden Lane Sandhurst Cranbrook Kent
TN18 5DU

Proposal: Premises Licence

Case Officer: Dave Packham

[Click for further information](#)

Customer Details

Name: Mr Adam Rawlinson

Email:

Address: Westfield Farm, Risden Lane, Sandhurst Cranbrook, Kent
TN18 5DU

Comments Details

Commenter Type: Neighbour

Stance: Customer objects to the Licensing Application

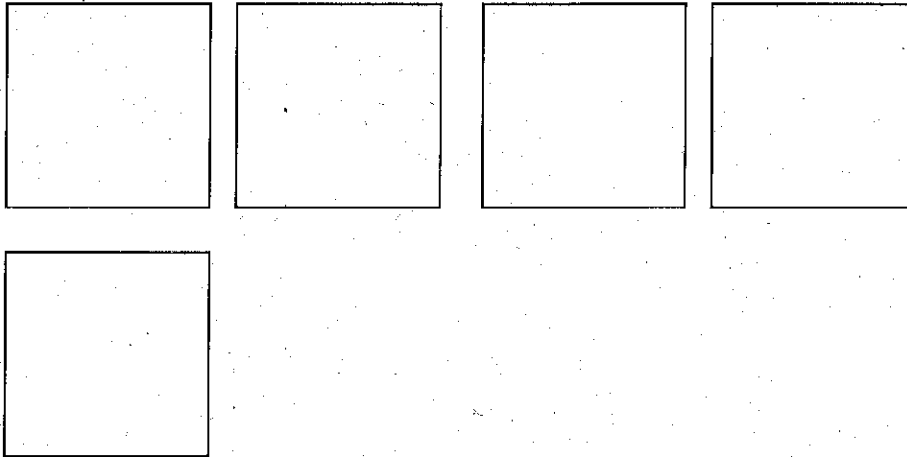
Reasons for comment:

- Noise Disturbance
- Opening Hours
- Prevention of Public Nuisance

Comments: 1:22 PM on 17 Apr 2018 We strongly object to this application on grounds of noise. This site has been used before for parties and entertainments which have caused considerable nuisance into the small hours. The sound directly affects us and will affect our quiet rightful enjoyment of our home.
It will also affect the peacefully environment of this AONB.
The 1.00am cut off noted on the form is totally unacceptable as this is the middle of the night. It will be during summer months when it is not even possible to close the window.
NO AMPLIFIED MUSIC OR NOISE should be allowed after 11.00pm which is the latest is it is reasonable to keep people awake at night.
A one off event in June is one thing - an open ended

licence to create public nuisance through noise is another.

We request that environmental considerations are considered here and that strict limits to noise at the boundary are imposed.



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Dave Packham

Subject: FW: Comments for Licensing Application 18/01001/LAPRE

From: publicaccess@sevenoaks.gov.uk [mailto:publicaccess@sevenoaks.gov.uk]

Sent: 24 April 2018 21:35

To: Licensing

Subject: Comments for Licensing Application 18/01001/LAPRE

Licensing Application comments have been made. A summary of the comments is provided below.

Comments were submitted at 9:35 PM on 24 Apr 2018 from Mr Chris Austen.

Application Summary

Address: Risden Farm Risden Lane Sandhurst Cranbrook Kent
TN18 5DU

Proposal: Premises Licence

Case Officer: Dave Packham

[Click for further information](#)

Customer Details

Name: Mr Chris Austen

Email:

Address: Arran, Theobalds, Hawkhurst Cranbrook, Kent TN18 4AJ

Comments Details

Commenter Type: Member of the Public

Stance: Customer objects to the Licensing Application

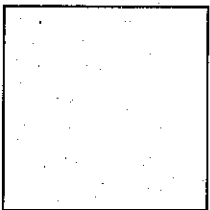
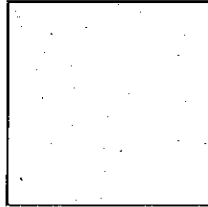
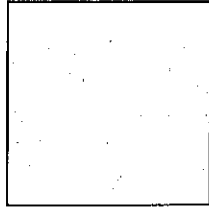
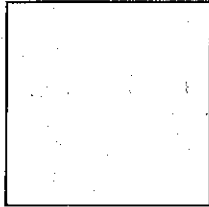
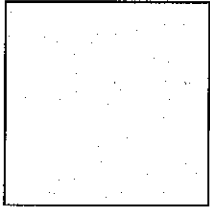
Reasons for comment:

- Noise Disturbance
- Opening Hours
- Prevention of Public Nuisance
- Public Safety
- Traffic

Comments: 9:35 PM on 24 Apr 2018 We would like to object to the proposed licensing application at Risden Farm, Risden Lane, Hawkhurst TN18 5DU
The proposed site is down a very narrow rural lane which at various points can only take one car. The access to the site is not suitable for a lot of vehicles which there would be if the owner of the field was to put on a music festival or similar which is what has been suggested by their plans. This would result in Public Safety being compromised. The actual access road to the site off Risden Lane is very unclear from the map and doesn't look adequate enough to take a large number of vehicles which also adds to Public Safety being compromised. Loud music and a lot of traffic would also result in there

being a Public Nuisance and this application should be refused on this ground also. This is a very quiet area of the village and this application suggests the potential for loud music every night of the week and up until 1.00am for three evenings. This excessive noise surely should constitute a Public Nuisance.

We urge the Planning Department to refuse this application



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Dave Packham

Subject: FW: Panning Ref. 18/01001/LAPRE

From: Alexis WYLIE T/A The Rainbird
Sent: 24 April 2018 22:15
To: Licensing (TWBC)
Subject: Panning Ref. 18/01001/LAPRE

Dear Sirs

My husband & I are most concerned about a local licensing matter which has only just been brought to our attention.

An application has been raised, on the Sevenoaks planning system, for an premises license for a piece of woodland right in the middle of the High Weald AONB in TWBC borough.

Near to (but not actually at) postcode TN18 5DU

Application details are:-

Application reference 18/01001/LAPRE

<https://pa.sevenoaks.gov.uk/online-licensing/centralDistribution.do?caseType=LicencingApplication&keyVal=P68U6NTT03600>

This has not been well advertised.

The application seeks permission to host open air events with live amplified music until 1.00am on weekends and weekdays.

We strongly object to this application - it will directly affect our lives as there has been past noise and nuisance from this site in to the small hours causing considerable angst. The application implies amplified music for shows, concerts and movies. Even a "drive in" is planned. This is along a country lane with no real access.

One off occasional events are one thing, but the nature of this application is for a permanent license. This is not something that can be allowed. Surely the local Borough Council has to be involved and surely an application of this magnitude needs more than just a license.

What about traffic, safe access, watercourse pollution (there is a lake on the plot) and hosts of other things that a "permanent" place of entertainment needs?

Would you kindly please record my objection and also advise if you are able to assist in any other way to ensure rights of nearby residents of the borough are not compromised by this application .

Regrettably the deadline for the consultation is the 25th April so swift action is paramount.

I look forward to hearing from you

Yours sincerely

Alexis Wylie

Fergus Wylie

Alexis Wylie Interior Design
t/a The Rainbird
Bourne Farm, Sandhurst Cross
Kent, TN18 5NT

Dave Packham

Subject: FW: Comments for Licensing Application 18/01001/LAPRE

From: publicaccess@sevenoaks.gov.uk [mailto:publicaccess@sevenoaks.gov.uk]

Sent: 24 April 2018 13:17

To: Licensing

Subject: Comments for Licensing Application 18/01001/LAPRE

Licensing Application comments have been made. A summary of the comments is provided below.

Comments were submitted at 1:17 PM on 24 Apr 2018 from Mrs Helen Edwards.

Application Summary

Address: Ridsen Farm Ridsen Lane Sandhurst Cranbrook Kent
TN18 5DU

Proposal: Premises Licence

Case Officer: Dave Packham

[Click for further information](#)

Customer Details

Name: Mrs Helen Edwards

Email:

Address: Little Sponden, Sponden Lane, Sandhurst Cranbrook,
Kent TN18 5NR

Comments Details

Commenter Type: Member of the Public

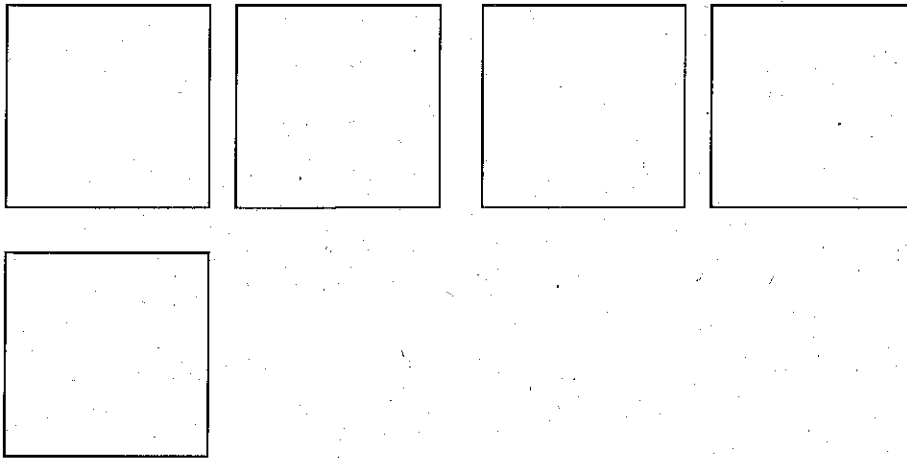
Stance: Customer objects to the Licensing Application

Reasons for comment:
- Noise Disturbance
- Opening Hours

Comments: 1:17 PM on 24 Apr 2018 The type of activity proposed in the licence application may be acceptable for a once yearly festival, but not on a permanent basis. The level of noise and disturbance that would be created by the use of the site as proposed and for the hours applied for would be unacceptable for surrounding residents. The festival that was held last year at this site has given us a first hand experience of the level of noise disturbance that would be created, and we would not wish to have the peaceful countryside in which we have chosen to live be disturbed in such a way on a regular basis. The amplified music noise travels and could quite clearly be heard from our property, some distance away from the site.

I trust our views will be taken into account and reiterate it is the extent of the hours and use proposed that

concerns us.



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Dave Packham

Subject: FW: Comments for Licensing Application 18/01001/LAPRE

From: publicaccess@sevenoaks.gov.uk [mailto:publicaccess@sevenoaks.gov.uk]

Sent: 24 April 2018 21:59

To: Licensing

Subject: Comments for Licensing Application 18/01001/LAPRE

Licensing Application comments have been made. A summary of the comments is provided below.

Comments were submitted at 9:59 PM on 24 Apr 2018 from Miss Sandra Styles.

Application Summary

Address: Ridsen Farm Ridsen Lane Sandhurst Cranbrook Kent
TN18 5DU

Proposal: Premises Licence

Case Officer: Dave Packham

[Click for further information](#)

Customer Details

Name: Miss Sandra Styles

Email:

Address: Cherry Tree Cottage, Bodiam Road, Sandhurst
Cranbrook, Kent TN18 5LR

Comments Details

Commenter Type: Member of the Public

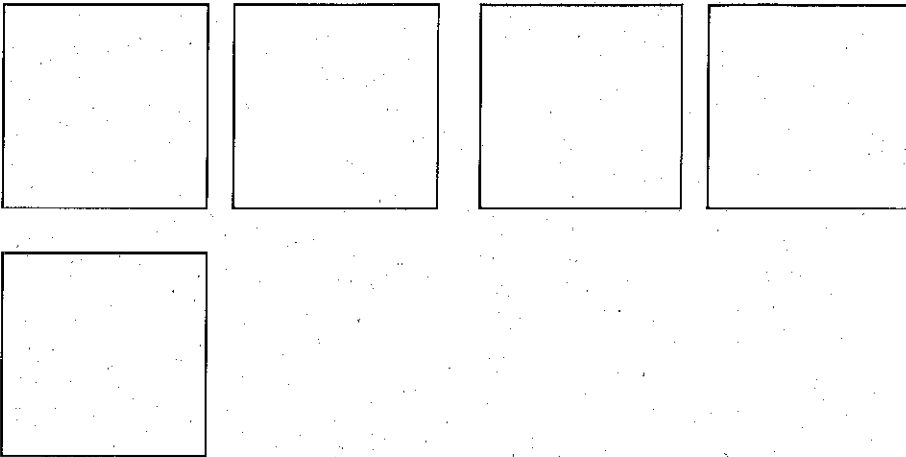
Stance: Customer objects to the Licensing Application

Reasons for comment:

- Noise Disturbance
- Opening Hours
- Prevention of Public Nuisance
- Public Safety
- Traffic

Comments: 9:59 PM on 24 Apr 2018 Please accept my objection to this licence application. As a nearby resident, I am very concerned about the impact on both the environment and the local area and roads that regular unlimited events such as these will bring. Many of the lanes around the proposed site which I walk and drive along regularly as a local resident, are narrow country roads which will not withstand the anticipated increase in traffic, wear and tear, and no doubt, litter, should these events go ahead. Not to mention the increased safety risk of increased traffic in a currently peaceful rural area at all hours of the day and night. I also feel strongly that the potential for noise disturbance over an unlimited 7 day a week period is just not acceptable. Having lived close to

Bedgebury Pinetum in the past, I know first hand how noise from live events can travel. The plans show parking for 500 vehicles and camping for 150 tents which is a huge number for such a small rural community to cope with, not to mention the access road/s to the site. My biggest concern is not the fact that this company and the land owner are trying to set up a business, but that there appears to be no limit to how many events they propose to hold. In fact, it would appear that they would like to hold as many as possible, in order to enhance their business/income, with absolutely no consideration as a London based company, for the impact on the people or the environment closest to the venue.



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Dave Packham

Subject: FW: Comments for Licensing Application 18/01001/LAPRE

From: publicaccess@sevenoaks.gov.uk [<mailto:publicaccess@sevenoaks.gov.uk>]

Sent: 24 April 2018 22:31

To: Licensing

Subject: Comments for Licensing Application 18/01001/LAPRE

Licensing Application comments have been made. A summary of the comments is provided below.

Comments were submitted at 10:30 PM on 24 Apr 2018 from Dr Jeremy Allgrove.

Application Summary

Address: Risden Farm Risden Lane Sandhurst Cranbrook Kent
TN18 5DU

Proposal: Premises Licence

Case Officer: Dave Packham

[Click for further information](#)

Customer Details

Name: Dr Jeremy Allgrove

Email:

Address: Fairwinds, Tongswood Drive, Hawkhurst Cranbrook, Kent
TN18 5DS

Comments Details

Commenter Type: Neighbour

Stance: Customer objects to the Licensing Application

Reasons for comment:

- Crime Objections
- Fitness of Licence Applicant
- Noise Disturbance
- Opening Hours
- Parking
- Prevention of Public Nuisance
- Public Safety
- Traffic

Comments: 10:30 PM on 24 Apr 2018 We own a property not far from the proposed venue. Whilst we understand that this licence does not necessarily mean that they would operate every night of the week and weekends, it would give them the opportunity to do so whenever they wished without having to seek a special licence. We strongly object because

- 1) The applicant is not a local resident, but lives in London, and therefore has no personal involvement in the local community and will not be affected by the disruption, noise pollution and increased traffic that such

a licence would cause

2) The noise from current events held in this location carries a long distance and at times is very intrusive

3) The local roads are very narrow and, particularly at weekends, are extremely busy - there have been two fatalities on the Rye Road near Ridsen Lane in recent months.

4) Ridsen Lane itself is totally unsuitable to sustain the increase in traffic that would inevitably arise from granting such a licence, not to mention the fact that it is pockmarked with potholes which would only worsen in the event of an increase in traffic.

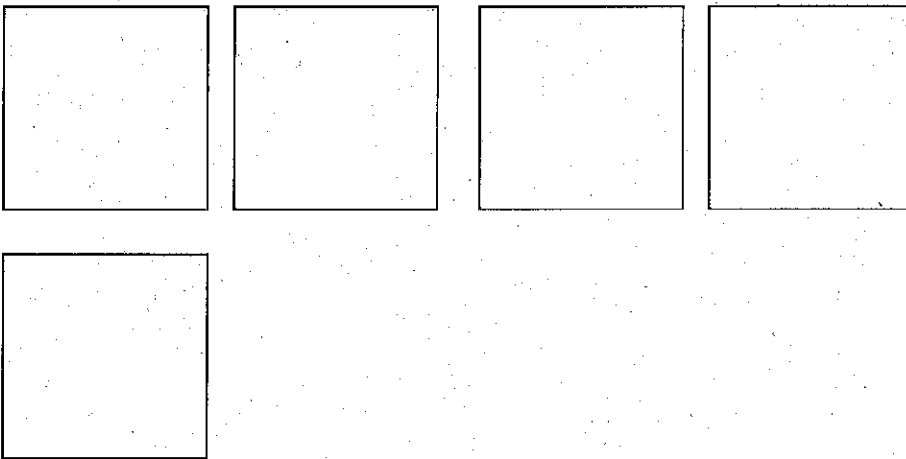
5) Granting such a licence would inevitably change the nature of the area by increasing noise pollution and traffic

6) There is only a limited local police presence so, in the event of disturbances, it would be difficult to access police help in these situations

7) The junction of Ridsen Lane and Rye Road has very poor visibility and, due to the speed of traffic on the Rye Road, exiting Ridsen Lane can be very dangerous.

8) We feel that granting a licence for 365 days of the year until 1am is totally unreasonable, as it would give the applicants carte blanche to hold events at any time during the year, possibly causing great disturbance to local residents. To grant such a licence would be completely disrespectful and disregards the lives and peace of the local community.

Jeremy and Natalie Allgrove



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Dave Packham

Subject: FW: Comments for Licensing Application 18/01001/LAPRE

From: publicaccess@sevenoaks.gov.uk [<mailto:publicaccess@sevenoaks.gov.uk>]

Sent: 24 April 2018 11:48

To: Licensing

Subject: Comments for Licensing Application 18/01001/LAPRE

Licensing Application comments have been made. A summary of the comments is provided below.

Comments were submitted at 11:47 AM on 24 Apr 2018 from Mrs Genevieve Horan.

Application Summary

Address: Ridsen Farm Ridsen Lane Sandhurst Cranbrook Kent
TN18 5DU

Proposal: Premises Licence

Case Officer: Dave Packham

[Click for further information](#)

Customer Details

Name: Mrs Genevieve Horan

Email:

Address: Ethnam Cottage, Ethnam Lane, Sandhurst Cranbrook,
Kent TN18 5PS

Comments Details

**Commenter
Type:** Neighbour

Stance: Customer objects to the Licensing Application

**Reasons for
comment:**

- Crime Objections
- Noise Disturbance
- Opening Hours
- Parking
- Prevention of Public Nuisance
- Public Safety
- Safety of Premises
- Traffic

Comments: 11:47 AM on 24 Apr 2018 I object to this proposal on the basis that Ridsen Lane is an unsuitable location for the proposed site, based on the following:

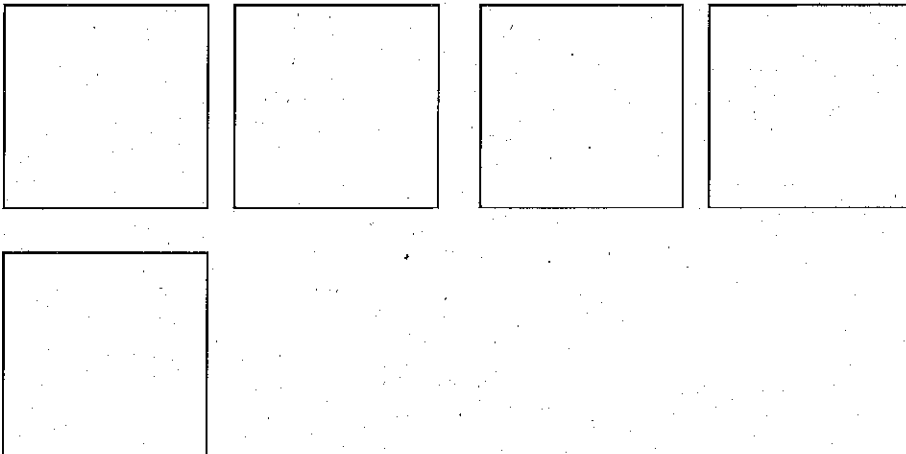
Vehicular access. The road junction of Ridsen Lane onto the A268 is incredibly dangerous. It is a hazardous spot where visibility is poor. There has only recently been a number of accidents on this road one being fatal.

Emergency services: Police presence in this area is non-existent therefore heighten opportunity for crime and

slow intervention by the police should there be any public disturbance. Should there be any medical emergency, ambulance services would be slow to attend.

Noise pollution: A three day event held at the site last summer could be heard even as far as my property in Ethnam Lane.

We are already losing a great deal of our green space to huge developments, there has already been an increase of traffic which the roads just cannot cope with. Please do not let our countryside be blighted any further by non-residents wanting to make money. We choose to live in the countryside for peace and tranquility accepting that we have to travel some distance of amenities. We choose this way of life and we want it to stay this way. We need to protect our countryside. This leisure proposal is of no advantage to the local community what's so ever, it will only cause traffic, noise pollution and attract crime and disturbance to the area. It will not enhance the community or inject any revenue to the community, only line the pocket of people who live miles away.



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Dave Packham

Subject: FW: Comments for Licensing Application 18/01001/LAPRE

From: publicaccess@sevenoaks.gov.uk [mailto:publicaccess@sevenoaks.gov.uk]

Sent: 24 April 2018 09:02

To: Licensing

Subject: Comments for Licensing Application 18/01001/LAPRE

Licensing Application comments have been made. A summary of the comments is provided below.

Comments were submitted at 9:01 AM on 24 Apr 2018 from Mr Adrian Plant.

Application Summary

Address: Ridsen Farm Ridsen Lane Sandhurst Cranbrook Kent
TN18 5DU

Proposal: Premises Licence

Case Officer: Dave Packham

[Click for further information](#)

Customer Details

Name: Mr Adrian Plant

Email:

Address: Clayhill, Rye Road, Hawkhurst Cranbrook, Kent TN18 5DR

Comments Details

Commenter Type: Neighbour

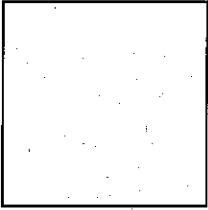
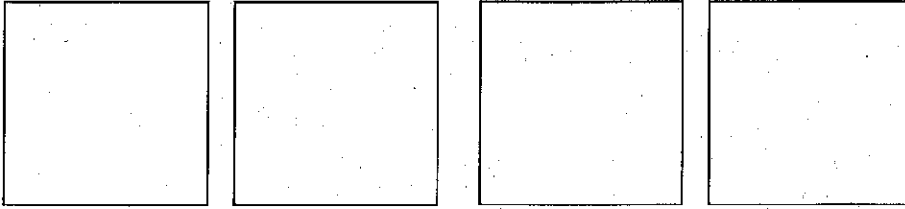
Stance: Customer objects to the Licensing Application

Reasons for comment:

- Noise Disturbance
- Opening Hours
- Prevention of Public Nuisance
- Traffic

Comments: 9:01 AM on 24 Apr 2018 As neighbours of this venue, the noise pollution from last years event was noticeable. During the summer months we sleep with windows open and the noise will disturb sleep. With two young children, sleep and rest is important to them as it is to us. We moved from London to the country in search of peace and quiet. The hours of operation at this venue would be totally unacceptable as they would cause continuous disruption, not to mention the traffic in and out of Ridsen Lane, on a blind corner of a 60mph road (A268). Ridsen Lane itself is unfit for the purpose of access to the venue. I believe that while the venue is advertised as a "Family Venue", families with young children will leave or retire to sleep before the music entertainment begins. The venue will therefore attract younger, more alcohol consuming focused consumers that will ultimately

generate more noise, disturbance and public nuisance. I fear that this venue could cause disruption to our quiet neighbourhood and therefore strongly object to it going ahead.



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Dave Packham

Subject: FW: Comments for Licensing Application 18/01001/LAPRE

From: publicaccess@sevenoaks.gov.uk [mailto:publicaccess@sevenoaks.gov.uk]

Sent: 24 April 2018 09:37

To: Licensing

Subject: Comments for Licensing Application 18/01001/LAPRE

Licensing Application comments have been made. A summary of the comments is provided below.

Comments were submitted at 9:37 AM on 24 Apr 2018 from Mrs A J Tall.

Application Summary

Address: Ridsen Farm Ridsen Lane Sandhurst Cranbrook Kent
TN18 5DU

Proposal: Premises Licence

Case Officer: Dave Packham

[Click for further information](#)

Customer Details

Name: Mrs A J Tall

Email:

Address: The Bungalow, Field Green, Sandhurst Cranbrook, Kent
TN18 5NL

Comments Details

Commenter Type: Neighbour

Stance: Customer objects to the Licensing Application

Reasons for comment:

- Crime Objections
- Noise Disturbance
- Opening Hours
- Prevention of Public Nuisance
- Public Safety
- Safety of Premises
- Traffic

Comments: 9:37 AM on 24 Apr 2018 I object to this application. It's location is on a farm, right in the middle of AONB, and there is absolutely no requirement for a business of this type locally.
Noise disturbance would be an issue, as it has previously been very loud when they have had things on temporarily so heaven only knows what it would be like daily, until the early hours.
Opening hours are ludicrous. There is nothing at all within miles which opens to these hours, which would only make the loud noise disturbance worse, and longer. Again no local requirement for this.
Any increase in traffic would be to the detriment of other

road users and would cause safety issues. It is a single track road and there have been many accidents and deaths near one of the exits onto Rye Road.

Public safety would be compromised, not only from the potential increase in traffic accidents, but due to the inability of emergency services to gain easy and prompt access to the site, in the middle of a rural farm down a single track road.

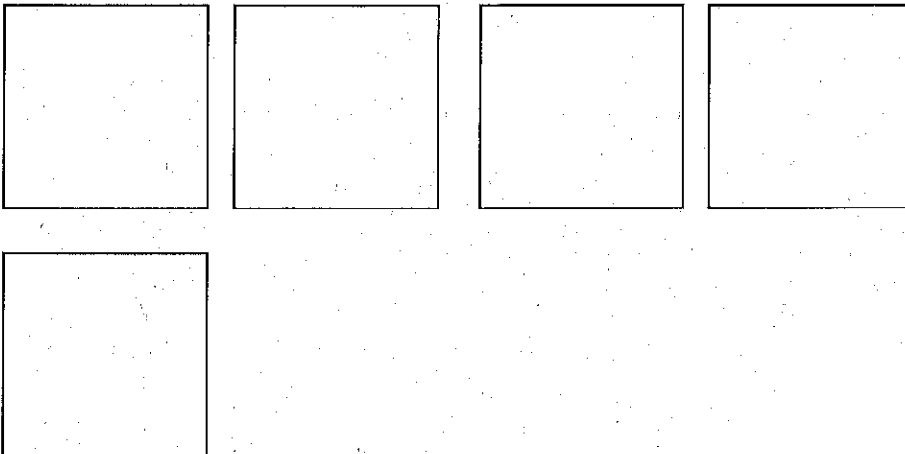
I call into question the safety of the premises themselves, as none exist (there is no planning application for this site to build anything?).

There would be a public nuisance with hundreds of cars arriving daily, causing a further noise nuisance to residents as they descend on the area and then leave in the early hours. There would be an increase in litter thrown from cars - already a big problem along Rye Road.

There would be the added public nuisance, leading to crime issues, due to the drunken arguments, possibly leading to physical altercations, which seem to be prevalent when hundreds of people regularly come together to consume alcohol. We rarely see a policeman in this part of Kent, with our closest police station over 20 miles away.

Further crime issues could be an issue, with potential for drug use leading to an increase in petty crime.

Local children could be exposed to this drug use, or petty crime, which exposes them to harm, not protect them.



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Dave Packham

Subject: FW: Comments for Licensing Application 18/01001/LAPRE

From: publicaccess@sevenoaks.gov.uk [<mailto:publicaccess@sevenoaks.gov.uk>]

Sent: 24 April 2018 09:41

To: Licensing

Subject: Comments for Licensing Application 18/01001/LAPRE

Licensing Application comments have been made. A summary of the comments is provided below.

Comments were submitted at 9:40 AM on 24 Apr 2018 from Mrs Yvonne Tall.

Application Summary

Address: Ridsen Farm Ridsen Lane Sandhurst Cranbrook Kent
TN18 5DU

Proposal: Premises Licence

Case Officer: Dave Packham

[Click for further information](#)

Customer Details

Name: Mrs Yvonne Tall

Email:

Address: Field Green House, Field Green, Sandhurst Cranbrook,
Kent TN18 5NL

Comments Details

**Commenter
Type:** Neighbour

Stance: Customer objects to the Licensing Application

**Reasons for
comment:**

- Crime Objections
- Noise Disturbance
- Opening Hours
- Prevention of Public Nuisance
- Protection of Children from Harm
- Public Safety
- Safety of Premises
- Traffic

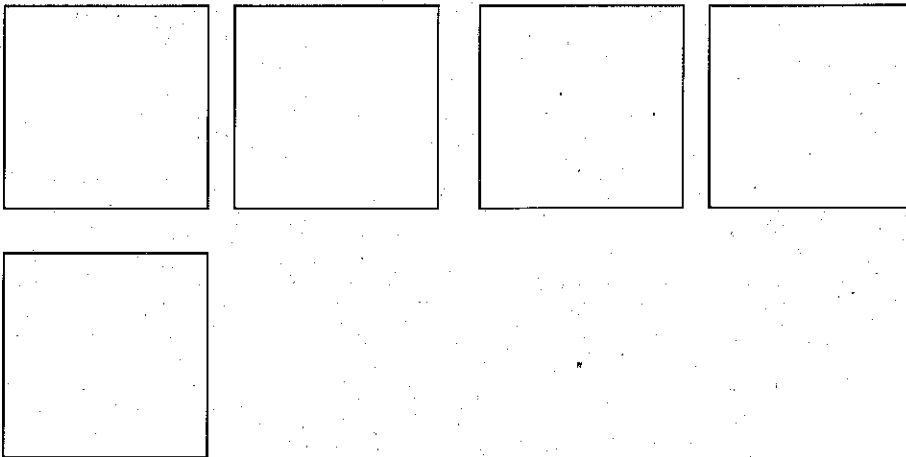
Comments: 9:40 AM on 24 Apr 2018 I object to this application.
Noise disturbance/opening hours: I was previously disturbed by incredibly loud music from this site for a whole weekend last June. It is within an AONB and to consider an application which would allow this disturbance on an ongoing daily basis is ridiculous.
Road safety/Traffic: Ridsen Lane is a single track, exiting onto a blind bend on Rye Road, or further up via Conghurst Lane (single track) onto Rye Road which is an accident black spot, with an accident as recently as Saturday and multiple fatalities within the last year.
Increased traffic would congest local single track roads

and increase the risk of serious accidents for all. There is no place for an enterprise of this size and type, on a farm, without the appropriate planning application, in the heart of an AONB, down a woefully inadequate road.

Prevention of public nuisance: aside from the aforementioned noise nuisance there is a clear public nuisance of potentially hundreds of vehicles entering the site daily, and exiting late into the night which will absolutely cause a nuisance to local residents. In addition, my neighbours and I already collect 2 sacks of discarded rubbish from the hedges and verges which is thrown from cars every week at Field Green, which is an additional nuisance which would no doubt be increased.

Safety of Premises/Public safety: The premises cannot be deemed safe, as none exist, it is merely farmland which has only ever held temporary events, in temporary structures. One therefore assumes that any application for a licence should go hand in hand with a proper planning application. Until this is achieved it cannot be deemed safe. Public safety is therefore an issue, and the limited single track access hinders access for emergency services in any case.

Crime/prevention of children from harm: increased risk of petty crime, risk of local children being exposed to drugs/drug paraphernalia discarded from cars or on public footpaths.



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Dave Packham

Subject: FW: Comments for Licensing Application 18/01001/LAPRE

From: publicaccess@sevenoaks.gov.uk [mailto:publicaccess@sevenoaks.gov.uk]

Sent: 23 April 2018 16:51

To: Licensing

Subject: Comments for Licensing Application 18/01001/LAPRE

Licensing Application comments have been made. A summary of the comments is provided below.

Comments were submitted at 4:50 PM on 23 Apr 2018 from Mr Victor Silvey.

Application Summary

Address: Ridsen Farm Ridsen Lane Sandhurst Cranbrook Kent
TN18 5DU

Proposal: Premises Licence

Case Officer: Dave Packham

[Click for further information](#)

Customer Details

Name: Mr Victor Silvey

Email:

Address: Faircrest, Conghurst Lane, Hawkhurst Cranbrook, Kent
TN18 5DZ

Comments Details

**Commenter
Type:** Neighbour

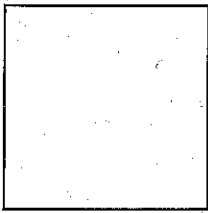
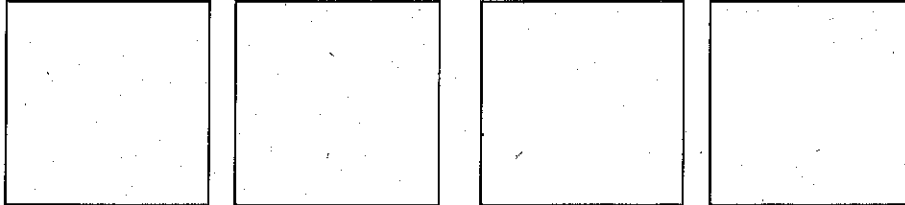
Stance: Customer objects to the Licensing Application

**Reasons for
comment:**

- Crime Objections
- Noise Disturbance
- Opening Hours
- Parking
- Prevention of Public Nuisance
- Protection of Children from Harm
- Public Safety
- Safety of Premises
- Traffic

Comments: 4:50 PM on 23 Apr 2018 I strongly object to this licence application for the following reasons
The premises are in an Area of outstanding natural beauty and the proposed activities and inevitable noise will affect the wildlife and residents alike.
Ridsen Lane and Conghurst Lane are subject to width restriction and already have traffic issues due to inappropriate traffic and speed. Both these Lanes are used as rat runs to avoid traffic congestion in Hawkhurst. Further traffic will make matters worst and dangerous especially for the residents and children living in

Conghurst Lane. Hawkhurst and the surrounding area is already plagued with traffic using what used to be quiet country Lanes as cut throughs, further vehicles particularly cars driven at night by people with no local knowledge will without doubt cause issues and even accidents



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Visit the Council at WWW.SEVENOAKS.GOV.UK

Dave Packham

Subject: FW: Comments for Licensing Application 18/01001/LAPRE

From: publicaccess@sevenoaks.gov.uk [<mailto:publicaccess@sevenoaks.gov.uk>]

Sent: 23 April 2018 18:17

To: Licensing

Subject: Comments for Licensing Application 18/01001/LAPRE

Licensing Application comments have been made. A summary of the comments is provided below.

Comments were submitted at 6:17 PM on 23 Apr 2018 from Mr Ken Davis.

Application Summary

Address: Risden Farm Risden Lane Sandhurst Cranbrook Kent
TN18 5DU

Proposal: Premises Licence

Case Officer: Dave Packham

[Click for further information](#)

Customer Details

Name: Mr Ken Davis

Email:

Address: The Rose Cottage, Conghurst Lane, Hawkhurst
Cranbrook, Kent TN18 4RL

Comments Details

Commenter Type: Neighbour

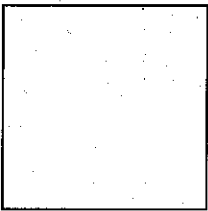
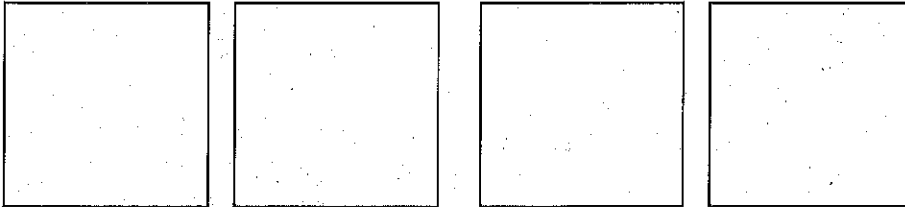
Stance: Customer objects to the Licensing Application

Reasons for comment:

- Crime Objections
- Noise Disturbance
- Opening Hours
- Parking
- Prevention of Public Nuisance
- Protection of Children from Harm
- Public Safety
- Traffic

Comments: 6:17 PM on 23 Apr 2018 I object in the strongest possible terms. Conghurst and Risden Lane are areas of outstanding natural beauty and certainly not suitable for the use intended. Both lanes are narrow and used beyond their capacity and certainly cannot take any more traffic. The traffic is already well beyond capacity and will be very dangerous, especially at night. This was a quiet country Lane and is now used as a cut through making it extremely dangerous to all residents. We have increased traffic to Conghurst Farm because of the digesters and the Lane cannot take any more. My wife and I object in the strongest possible terms and we urge

to not to allow this application in an area not suitable for it in any way. The traffic lights are bad enough in the village due to the additional developments and to encourage any additional vehicles for such an unsuitable application would be madness. The noise it would encourage in such a lovely area is also totally unacceptable.



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Visit the Council at WWW.SEVENOAKS.GOV.UK

Dave Packham

Subject: FW: Licensing application 18/01001 - Objection.

From: Colin Tall

Sent: 24 April 2018 08:35

To: licensing@sevenoaks.gov.uk; Licensing (TWBC)

Cc: Tom Dawlings (Cllr); Godfrey Bland (Cllr); Terry Hannocks (Parish Chairmen); Paul Atherton; Robert Ayley; Ian Miles; Mark Hargrave-Smith;

Subject: Licensing application 18/01001 - Objection.

Dear Sirs

I am writing to lodge an objection to licensing application 18/01001. I have had to send this objection via email, as I spent almost two hours on your website last night, twice being "timed out" forcing me to write the whole objection again, twice, and then constantly stating there is an error with your system (copy screen shot below) which is preventing me lodging my objection. I am aware of many neighbours who have also reported various issues and problems with your website, in trying to view and/or lodge objections. In addition, like many others, I have only been made aware of this application within the last few days and, as it has the potential to massively disrupt and disturb the whole area, I believe you should consider extending the deadline for objections beyond 25th April, and that there should be a formal planning application for the site prior to considering any licensing application.

I object to this application on multiple grounds.

Noise disturbance/opening hours: Loud music noise disturbance has been a previous issue from this site. It is within an AONB and to consider an application which would allow this disturbance on an ongoing daily basis is ridiculous.

Road safety/Traffic: Ridsen Lane is a single track road, exiting onto a blind bend on Rye Road, or further up via Conghurst Lane (single track) onto Rye Road which is an accident black spot, with an accident as recently as Saturday and multiple fatalities within the last year. Increased traffic would congest local single track roads and increase the risk of serious accidents for all. There is no place for an enterprise of this size and type, on a farm, without the appropriate planning application, in the heart of an AONB, down a woefully inadequate road.

Prevention of public nuisance: aside from the aforementioned noise nuisance there is a clear public nuisance of potentially hundreds of vehicles entering the site daily, and exiting late into the night which will absolutely cause a nuisance to local residents. In addition, my neighbours and I already collect 2 sacks of discarded rubbish from the hedges and verges which is thrown from cars every week at Field Green, which is an additional nuisance which would no doubt be increased.

Safety of Premises/Public safety: The premises cannot be deemed safe, as none exist, it is merely farmland which has only ever held temporary events, in temporary structures. One therefore assumes that any application for a licence should go hand in hand with a proper planning application. Until this is achieved it cannot be deemed safe. Public safety is therefore an issue, and the limited single track access hinders access for emergency services in any case.

Crime: there would be an increased risk of petty crime, and of drugs in an ongoing festival environment.

Protection of children from harm: risk of local children being exposed to drugs/drug paraphernalia discarded from cars entering or exiting the site and using local roads or on public footpaths within the vicinity of the site.

For the record, I would also like to point out that there was a three day festival at this site over a weekend in June last year with music playing until midnight which stopped us sleeping (even with windows closed) or going into the garden and ruined our whole weekend due to the thumping music booming across the countryside. It is not what one expects when going into a country garden in an AONB on a summers

afternoon. The only reason I did not complain at the time was because I had no idea where the music was coming from (as it was so loud it was like surround sound, coming from every direction), or who to complain to, as we were not even aware it was a commercial venture until after the event took place, possibly because the organisers (the same lady as the applicant in this case I believe, so you can get some idea as to how they regard the locals) had not even had the courtesy to inform immediate locals of the event, even though they had been selling tickets for months prior. We just thought it must be a large, private, outdoor wedding or something. On the following Monday I took it up with one of our parish councillors, who found out the details of the event for me, which it turned out had been held under a T.E.N., and contacted Sevenoaks licensing, who responded to him to say that they hadn't received any noise complaints. However, that is not a surprise, given that it was not common knowledge what the event was, or where it was being held. Can you imagine phoning the noise abatement team at Sevenoaks and reporting loud music coming from "somewhere in Sandhurst or Hawkhurst"? (After all, it appears we cannot even rely on a functioning website, so I can guess what sort of response we would have received). However, since this recent application has come to light, it has become apparent from neighbours comments that I was not alone in having been disturbed that weekend, it seems we all were and, just like me, others assumed it was a private event, and had no idea who to complain to anyway. So we must be mindful of the fact that local people WERE ABSOLUTELY disturbed by this event, despite the lack of complaints received. And that was over a single weekend, not potentially 7 days per week.

As I understand that this festival is advertised to go ahead again this year, over the weekend of 8,9,10 June, please advise what we need to do to prevent this event going ahead at all? Failing that, if there is nothing we can do at this stage to prevent it, perhaps you could provide the best out of hours contact details for the noise nuisance team to enable us to make any noise complaints we may have this time, at the time, whilst the event is taking place?

Yours sincerely

Colin Tall
Field Green House
TN18 5NL

Janet Lockie

From: publicaccess@sevenoaks.gov.uk
Sent: 25 April 2018 12:41
To: Licensing
Subject: Comments for Licensing Application 18/01001/LAPRE

Licensing Application comments have been made. A summary of the comments is provided below.

Comments were submitted at 12:41 PM on 25 Apr 2018 from Mrs Annie Mayers.

Application Summary

Address: Risden Farm Risden Lane Sandhurst Cranbrook Kent
TN18 5DU

Proposal: Premises Licence

Case Officer: Dave Packham

[Click for further information](#)

Customer Details

Name: Mrs Annie Mayers

Email: [REDACTED]

Address: Risden Oast, Risden Lane, Sandhurst Cranbrook, Kent
TN18 5DU

Comments Details

Commenter Type: Neighbour

Stance: Customer objects to the Licensing Application.

Reasons for comment:

- Noise Disturbance
- Observations only
- Opening Hours
- Parking
- Public Safety
- Traffic

Comments: 12:41 PM on 25 Apr 2018 I live in the immediate vicinity of this application site. Access from the main road is via a single-track public road used by many, including residents.

One concern is the amount of traffic arising from any of these events that have been indicated and applied for on the application form, 500+ parking bays already allocated!

Inevitably this will incur its own noise disturbance added to any music or general noise that will be emitted by those attending at any given time. Congestion and residence accessibility would be a concern. Pollution and added wear and tear to a lane that is already full of pot-holes and deep subsidence to its verges can only be a negative.

Secondly, there has been a lack of information to the public. Initially, a poster in a local free paper only gave

information of attending Tunbridge Wells Council offices in order to see the original application. In this day and age public accessibility should be easier than this, considering distance, local bus availability, etc. A yellow leaflet on the gate entrance on a side road is not sufficient notice to the general public of this area. It was brought to my attention yesterday by a local residence that the license was applied through Sevenoaks council which now added to the general confusion and inaccessibility of actual information.

Having now accessed and read the documents available on SEVENOAKS council website giving precise details of the actual application, I am more aware of the actual nature of this application. It is not for a one-off event in the summer but an actual application to hold various types of events, with an alcohol license, seven days a week, 52 weeks of the year from 10:00 in the morning to midnight and 01:00 hours on certain days. This is a step too far. It is too wide-ranging and generalised in hours and actual events that will be held. Therefore, I object to the volume of cars and people, hours and alcohol applied for at this particular location.

**'APPLEWAITES' TONGSWOOD DRIVE
HAWKHURST KENT TN18 5DS**

Telephone: [REDACTED] e-mail: [REDACTED]

TUNBRIDGE WELLS
BOROUGH COUNCIL

25 APR 2018

LICENSING

22nd April 2018

The Licensing Section
Tunbridge Wells Borough Council
Mount Pleasant Road
Tunbridge Wells TN1 1RD

Dear Sirs

Ref: Woodlands Festival, Ridsen Farm, Ridsen Lane, Hawkhurst TN18 5DU,
ref: 18/01001/LAPRE

This application has just been brought to our notice but, despite many attempts, we have been unable to reach the appropriate web pages on this matter. In consequence, our objections to this licence given below may lack certain details.

As we are located adjacent to the Rye Road, we consider that this application must be considerably reduced to one for three days per week, i.e. Thursday, Friday and Saturday, with 1 a.m. closing applicable only to Saturday nights. Failure to introduce such limits could eventually lead to the site being used without numbers and activities being strictly controlled.

These restrictions should only be lifted once any detrimental effects have been thoroughly assessed e.g. noise, public disorder and traffic impact. As it stands, the present application means that this site could even be used on Christmas Day!

Yours truly

M E and N V Cox

M E and N V Cox.

TUNBRIDGE WELLS
BOROUGH COUNCIL

25 APR 2018

LICENSING

Tunbridge Wells Borough Council
Licensing Section.
Mount Pleasant Road,
Royal Tunbridge Wells.
Kent. TN1 1RD.

Scamperdale
Conghurst Lane
Hawkhurst
Cranbrook. Kent.
TN18 4RJ

Ref. 18/01001/LAPRE

HTTPS// Sevenoaks .guv. UK

Dear Sirs,

Regarding the application for a licence to supply
Alcohol at a festival site situated at Ridsen Farm TN18 5DU.

I wish to oppose this as I consider a music festival
as such with the late night sale of alcohol very unwise as
Ridsen lane is very narrow and the exit into the Aye road A268 is
a blind turning as is the exit into Conghurst lane and both would
need considerable expenditure on road works to make them safe.

Should an exit through the woods be considered into the
A268, this comes out on a fast section of road and I would
remind you that four people have been killed on this section in
the last few months.

It would be far better to use existing venues such as
Bowl Water or Bedgebury.

Much easier for the police to monitor.

Yours R.J.C. Worthington.

RJC Worthington

20-4-2018

Dave Packham

Subject: FW: Comments for Licensing Application 18/01001/LAPRE

From: publicaccess@sevenoaks.gov.uk [<mailto:publicaccess@sevenoaks.gov.uk>]

Sent: 25 April 2018 17:58

To: Licensing

Subject: Comments for Licensing Application 18/01001/LAPRE

Licensing Application comments have been made. A summary of the comments is provided below.

Comments were submitted at 5:58 PM on 25 Apr 2018 from Mrs Maria Lawrence.

Application Summary

Address: Ridsen Farm Ridsen Lane Sandhurst Cranbrook Kent
TN18 5DU

Proposal: Premises Licence

Case Officer: Dave Packham

[Click for further information](#)

Customer Details

Name: Mrs Maria Lawrence

Email: [REDACTED]

Address: Bodiam Road, Sandhurst, Sandhurst Cranbrook, Kent
TN18 5LS

Comments Details

Commenter Type: Neighbour

Stance: Customer objects to the Licensing Application

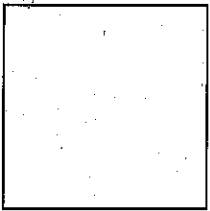
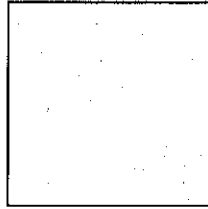
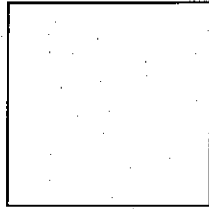
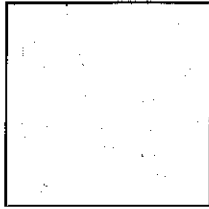
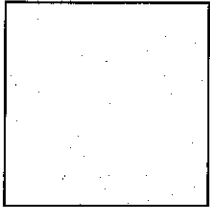
Reasons for comment:

- Crime Objections
- Noise Disturbance
- Opening Hours
- Prevention of Public Nuisance
- Public Safety
- Traffic

Comments: 5:58 PM on 25 Apr 2018 I and my husband want to object to this licence being granted.
Why spoil the peace and quiet that people move to the countryside for. I'm at the other end of the village but noise travels.
I think there are enough things going on in the area with similar events at Bedgbury and Bewl, only 2 miles away. This will lead to large numbers of people visiting the site, and the traffic impact, means that a change of use of the land is occurring without the necessary planning permission in place, in breach of the regulations.
Aside from the quite obvious noise levels which will occur

this is an important environmental matter, there will be various animal habitats across the site which have the potential to be disturbed/displaced/destroyed, with hundreds of cars and people on the site daily.

If allowed to go ahead crime and disorder will come to the area and cause a public nuisance. The nearest police station is over 17miles away on country roads which will delay any response and is a concern for public safety.



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Dave Packham

Subject: FW: Application for a Licence 18/01001/LAPRE Ridsen Lane, Hawkhurst

From: Beverley Palmer (Cllr)
Sent: 25 April 2018 17:23
To: Dave Packham
Subject: RE: Application for a Licence 18/01001/LAPRE Ridsen Lane, Hawkhurst

Dear Dave

The venue is an open air site in the rural areas where sound carries across a wide area. If this was a one off then residents would only be inconvenienced for one night but this looks like an open ended arrangement where they could hold events every weekend! This would soon become a major issue for all the residents in the area which we would have not control over because they would have a valid licence that gives them carte blanche to do as they please.

Bev

Cllr Bev Palmer
Hawkhurst/Sandhurst Ward
Tunbridge Wells Borough Council

From: Dave Packham
Sent: 25 April 2018 17:13
To: Beverley Palmer (Cllr)
Subject: RE: Application for a Licence 18/01001/LAPRE Ridsen Lane, Hawkhurst

Dear Cllr Palmer,

Your objection must identify and provide evidence of how the licensable activities authorised by a premises licence if granted, will contravene the prevention of public nuisance. Representations which speculate that this may be the case without providing supporting evidence are unlikely to carry as much weight when considered by the Licensing Sub-Committee.

regards

Dave



David Packham
Licensing Officer

T: [REDACTED]
E: [REDACTED]

Town Hall, Royal Tunbridge Wells, Kent, TN1 1RS

www.tunbridgewells.gov.uk



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From: Beverley Palmer (Cllr)
Sent: 25 April 2018 17:10
To: Dave Packham; 'Bev Palmer'
Cc: Sharon Degiorgio
Subject: RE: Application for a Licence 18/01001/LAPRE Ridsen Lane, Hawkhurst

Thank you for your email. In this case I would be objecting on the grounds of the prevention of public nuisance.

Bev

**Cllr Bev Palmer
Hawkhurst\Sandhurst Ward
Tunbridge Wells Borough Council**

From: Dave Packham
Sent: 25 April 2018 09:44
To: 'Bev Palmer'; Beverley Palmer (Cllr)
Cc: Sharon Degiorgio
Subject: RE: Application for a Licence 18/01001/LAPRE Ridsen Lane, Hawkhurst

Dear Cllr Palmer,

Thank you for your email. The consultation period for this application closes at midnight tonight, therefore any of the responsible authorities or other persons can make a representation providing it is received by the Council by that time. In cases where valid representations are received the application must be referred to a Licensing Sub-Committee to determine.

To be considered valid a representation objecting to an application for a premises licence must identify and provide evidence of how the licensable activities authorised by a premises licence if granted, will contravene one or more of the licensing objectives. The licensing objectives are as follows:

- The prevention of crime and disorder;
- Public safety;
- The prevention of public nuisance; and
- The protection of children from harm.

Representations which speculate that this may be the case without providing supporting evidence are unlikely to carry as much weight when considered by the Licensing Sub-Committee.

Each application for a premises licence must be treated on its own merits and in the case of a premises which has not previously been licensed, the statutory guidance to licensing authorities issued by the Home Office advises that unless compelling evidence is available indicating that contraventions of the licensing objectives will occur the application should be granted.

Responsible Authorities and other persons can apply for a review of the premises licence should evidence of contravention of the licensing objectives be obtained once the premises is operating.

Full details of the application can be viewed at <https://pa.sevenoaks.gov.uk/online-licensing/simpleSearchResults.do?action=firstPage>

regards

Dave



David Packham

Dave Packham

Subject: FW: Comments for Licensing Application 18/01001/LAPRE

From: publicaccess@sevenoaks.gov.uk [mailto:publicaccess@sevenoaks.gov.uk]

Sent: 25 April 2018 15:50

To: Licensing

Subject: Comments for Licensing Application 18/01001/LAPRE

Licensing Application comments have been made. A summary of the comments is provided below.

Comments were submitted at 3:49 PM on 25 Apr 2018 from Ms Karen Ogilvie-White.

Application Summary

Address: Risden Farm Risden Lane Sandhurst Cranbrook Kent
TN18 5DU

Proposal: Premises Licence

Case Officer: Dave Packham

[Click for further information](#)

Customer Details

Name: Ms Karen Ogilvie-White

Email: [REDACTED]

Address: The Browning, Rye Road, Hawkhurst Cranbrook, Kent
TN18 5DW

Comments Details

Commenter Type: Neighbour

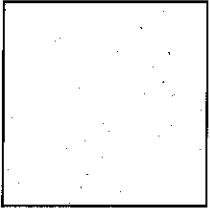
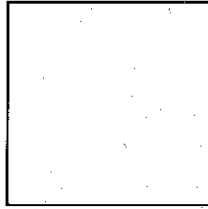
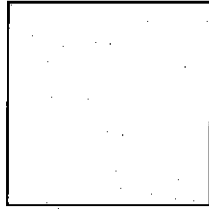
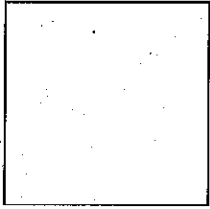
Stance: Customer objects to the Licensing Application

Reasons for comment:

- Noise Disturbance
- Opening Hours
- Prevention of Public Nuisance
- Public Safety

Comments: 3:49 PM on 25 Apr 2018 I object to this application because 1. With respect to public safety, the venue is located on Risden Lane with dangerous access onto the Rye Road. The increase of traffic to and from Risden Lane is very likely to increase the probability of accidents and fatalities. 2. With respect to Noise Disturbance 3. Opening hours, 4 prevention of public Nuisance - the venue is located next to a quiet residential area, formerly the small hamlet of Four Throws, in an Area of Outstanding Natural beauty. The blight of noise from live or recorded music, entertainment and alcohol fuelled festival goers on a nightly basis, Sun- Weds until midnight and Thurs-Sat to 1am will have a negative impact on surrounding residents and further afield as noises travels. On a every night basis this will impact on

our mental health. It will also devalue our homes.
Please value my objection.



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Dave Packham

Subject: FW: Application 18/01001/LAPRE

From: Helen Fletcher [REDACTED]
Sent: 25 April 2018 10:43
To: Licensing; [REDACTED]
Cc: [REDACTED]
Subject: Application 18/01001/LAPRE

Dear Madam/Sir
Licensing Application 18/01001/LAPRE

We would like to make some observations, and objections concerning the above licensing application.

Given where this venue is sited in a rural setting with surrounding neighbours the request for an extension of facilities to cover around six days of the week with entertainment, music, food and drink served up to 1 am raises quite a few issues of concern.

1. Noise and congestion from the number of vehicles arriving and leaving.
Noise from music and audience participation resonating across the neighbouring countryside causing disturbance late into the night and the early hours. There has to be a earlier cut off time as practised by establishments such as pubs that respect the comfort of neighbours.
2. Conghurst Lane is very narrow with passing places and overhanging hedges. There has to be concern for the safety of pedestrians, horse riders, walkers and other road users along the lanes with the increase of traffic approaching and leaving the venue throughout the day and night.

The increase in volume of traffic expected along the narrow lanes that serve this site and then out into the A268 will increase the congestion in Hawkhurst which already experiences traffic queues at its crossroads throughout the day.
3. What protection and security will there be to ensure the safe welfare of children on the site from drink, crime and unfortunately often the use of recreational drugs etc. It is well known that there is an influx of London based crime syndicates that are already targeting such opportunities in rural areas. This venue will surely be a target for these individuals and groups. We do not want to put our children and young people at risk.
4. There is a increased possibility of other crimes affecting sites and property in the vicinity of this proposed development. Unfortunately antisocial and unsavoury activities often follow excessive drinking that venues such as the proposed will surely attract.
5. We also have concerns about inevitable litter being strewn along the lanes and countryside and also within the venue. This is not only unsightly but a threat to wildlife.

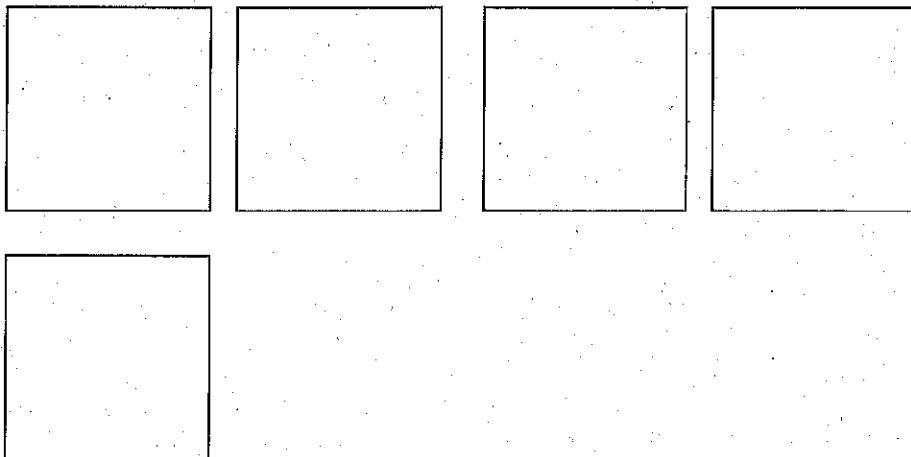
Venues such as these although sometimes welcomed by a proportion of the public and do serve some purpose must demonstrate a very high standard of business ethics together with a ongoing commitment to their social and environmental responsibilities which engage favourably with neighbours and the public in the area. This is key in small rural communities such as ours in Hawkhurst/Sandhurst. None of the above is in evidence in the Woodlands website.

Thank you.

Yours sincerely
Helen & Pam Fletcher

The Coach House
Little Fowlers
Rye Road
Hawkhurst Kent
TN18 5DA

Sent from my iPad



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Dave Packham

Subject: FW: 18/01001/LAPRE Licence Application

From: Susan [REDACTED]
Sent: 25 April 2018 11:21
To: Licensing
Subject: 18/01001/LAPRE Licence Application

Dear Sirs

I have been unable to submit my comments online, regarding the above Application, as I receive the following error:

Error while submitting your comments

- Your comments could not be submitted due to an error in the system.

I have been informed that my comments can be submitted to this email address, and I therefore show them below and in the attachment. I should be grateful if you would pass them on to the relevant parties.

Kind regards

Susan May

Make a Comment

You can make a comment supporting or objecting to this Licence application. Your comment will be submitted to the Licensing Authority for validation. Please be aware that failure to inform the Local Authority to the contrary your details will be made available for public consumption.

Application Reference:	18/01001/LAPRE
Address:	Risden Farm Risden Lane Sandhurst Cranbrook Kent TN18 5DU
Licence Category:	Premises Licence
Application Type:	New

Are your personal details correct? Click to [update my personal details](#).

Your Title: * Mrs
Your First Name: *
Your Surname: *
Your Address: * Paddocks, Stream Lane, Hawkhurst, Cranbrook TN18 4RD
Your Email Address: * [REDACTED]
Commenter Type: * Member of Public
Stance: * Object Support Representation
Reason for comment: Crime Objections
Fitness of Licence Applicant
No Objection
Noise Disturbance
Observations only
Opening Hours
Parking

Prevention of Public Nuisance
Protection of Children from Harm
Public Safety
Received Late
Safety of Premises
Supporter of Licence Application/Holder
Traffic

Comment:

Opening Hours

Whilst the licence states opening hours from 10:00 to midnight from Sunday to Wednesday and 10:00 to 01:00 from Thursday to Sunday, the Woodlands Festival is to be held from Friday 8/6/18 to Sunday 10/6/18, so why is the licence for every day of the week? Moreover the start date is given as 15/5/18, four weeks before the start of the Festival with no end date meaning there is potential for future events to be held at any time.

Noise Disturbance

In an AONB where people come to enjoy the beauty, peace and quiet of the countryside, loud music will spoil their enjoyment, especially with the base notes that travel further than the high ones.

Prevention of Public Nuisance

There is a significant litter problem along surrounding lanes, and this is likely to increase with an influx of people attending the festival as well as the potential for anti-social behaviour from visitors who have been drinking alcohol all day.

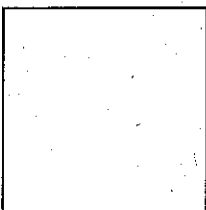
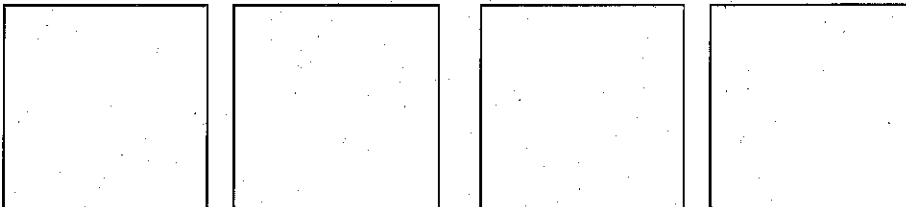
Traffic

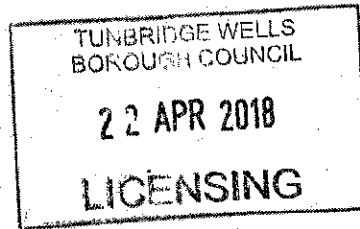
Hawkhurst has a large problem with the traffic lights, which leads to long queues in all directions, especially during the rush hour. A development of 62 houses on Highgate Hill will eventually increase the load. Adding the traffic for a festival, is likely to cause many problems for local residents, in queuing times at the lights and for residents on surrounding roads which are often used as shortcuts to avoid the lights.

Public Safety

Both exits from Risden Lane have very poor visibility and the increased traffic entering and leaving Risden Lane will also increase the risk of a serious accident on the A268 Rye Road, a very busy road, and on Conghurst Lane.

Whilst I appreciate that farmers need to diversify in these difficult times, large festivals need to be held where the local infrastructure can support the influx of people for short periods of time, and I fear that Hawkhurst cannot sustain this. Moreover it risks spoiling other farm diversification such as holiday cottages, where people come to enjoy the peace and quiet of the countryside.





Little Pipsden
Water Lane
Hawkhurst
TN18 5DF

22nd April 2018

Licensing Section
Tunbridge Wells Borough Council
Mount Pleasant Road
TUNBRIDGE WELLS
TN1 1RD

Ref: 18/01001/LAPRE Woodands Festival, Ridsen Farm TN18 5DU

Dear Sir/Madam.

We were visited yesterday by an obviously distraught neighbour, who enquired if we were aware of the above application, which, like most residents, we were not.

I can deeply sympathise with her, as we live next to The Oak and Ivy Pub, whose previous tenants thought serving alcohol into the early hours, and loud amplified music, were the way to go. The antisocial behaviour, fights and foul mouthed shouting into the night started immediately. We couldn't sleep for the noise, several projectiles were thrown over the seven foot hedge, including a complete parasol with metal pole which could have caused serious injury - even our roof tiles were smashed by thrown objects. Several revellers were leaving late at night, obviously under the influence. On one occasion our neighbour called the police when he witnessed a girl being beaten up in the car park amongst all the broken glass. On another occasion we had three bays of ranch fencing and a pedestrian gate taken out by a drunken (or drugged) driver who drove his truck the wrong way down our one way lane late at night, and lost control. During all of this, the tenant insisted that he was operating within the law, and made no attempt correct the situation.

The reason I am relating these facts is, in the real world, late licensing and loud music does attract this kind of behaviour, and, although we live further away from the above site than the neighbour who contacted us, we are certainly within earshot (we and other residents have previously been disturbed by an outdoor 'festival' which turned out to be a much greater distance away than Ridsen Lane), and we could definitely be affected by the mass evacuation after an event. Ridsen Lane is tiny, and most of the traffic would presumably exit on to A268 either at Four Throws or between Four Throws and Sandhurst. Neither of these

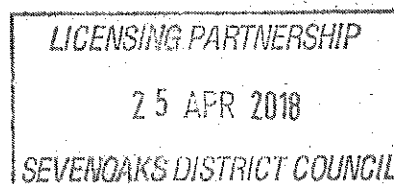
exits has good visibility, and the speed of traffic on this stretch is such that there were multiple fatalities last year.

To ask for a license for a three day festival is one thing – although annoying for residents it is at least a short term problem. To expect a license to allow amplified music to be played and alcohol to be served late into the night 365 days a year is totally unreasonable.

Please help us and other residents preserve what little peace we have left in Hawkhurst (I am going deaf – but not quickly enough), and please don't increase the hazardous nature of the Hawkhurst to Sandhurst stretch of road. For these reasons I am requesting that the above application be turned down.

Thanking you for your time and attention,

Chris Woodyer.



Dave Packham

Subject: FW: 18/01001/LAPRE

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

From: Alac Pengelly
Sent: 23 April 2018 09:56
To: Licensing
Subject: 18/01001/LAPRE

Dear Sir / Madam,

I would like to put a protest with regards to the above application for a 7 day a week music venue which is able to serve alcohol.

I'm primarily concerned about the following issues:

- significant increase in traffic during events. In the summer of 2017 the venue had an event this saw an increase in erratic and dangerous driving in the Local area. This at one point was close to causing an accident between the vehicle my whole family (2 adults, 3 children) was travelling in and a speeding vehicle driven by a younger driver. The road Woodlands is situated down is a narrow country lane, the target audience for the venue will be younger people who will have to drive to the venue because of the lack of public transport links.

Research indicates an increased mortality rate for younger drivers, alcohol, country lanes and speeding.

- an increase in general traffic in the Hawkhurst area due to events. The general traffic does not support a further increase congestion in the Hawkhurst area
- an increase in noise pollution in an area which is rural
- an increase in litter in the general area due to events
- an increase in antisocial and distributive behaviours during events and attributed to the sale and consumption of alcohol

Please can you ensure my points are taken into account particularly as my family and I live in the adjacent lane (it's not a Road, much like the lane Woodlands is situated on) Conghurst Lane.

Yours sincerely

Alac Pengelly

Sent from my iPhone

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Dave Packham

Subject: FW: Comments for Licensing Application 18/01001/LAPRE

From: publicaccess@sevenoaks.gov.uk [mailto:publicaccess@sevenoaks.gov.uk]

Sent: 21 April 2018 13:34

To: Licensing

Subject: Comments for Licensing Application 18/01001/LAPRE

Licensing Application comments have been made. A summary of the comments is provided below.

Comments were submitted at 1:33 PM on 21 Apr 2018 from Mr Richard Meddings.

Application Summary

Address: Ridsen Farm Ridsen Lane Sandhurst Cranbrook Kent
TN18 5DU

Proposal: Premises Licence

Case Officer: Dave Packham

[Click for further information](#)

Customer Details

Name: Mr Richard Meddings

Email:

Address: Downgate, Silverden Lane, Sandhurst Cranbrook, Kent
TN18 5NU

Comments Details

**Commenter
Type:** Neighbour

Stance: Customer objects to the Licensing Application

**Reasons for
comment:**

- Noise Disturbance
- Opening Hours
- Parking
- Prevention of Public Nuisance
- Received Late
- Traffic

Comments: 1:33 PM on 21 Apr 2018 Significant noise pollution, playing amplified music until midnight/1am. And licence is to do this every day!
Positioned on a difficult crossroads and accessible only via very narrow country lanes. There have been several fatalities here.
Surrounding woodland has rare species of bats, a population of glow worms and roaming deer.
There are cinemas in hawkhurst and Rye already and live music events available regularly at Bedgbury. There is no need to disrupt this community with significant noise pollution, increased traffic onto narrow country lanes and increased risk of more accidents.

Dave Packham

Subject: FW: Ref 18/01001/LAPRE

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

From: [REDACTED]
Sent: 21 April 2018 19:35
To: Licensing
Subject: Ref 18/01001/LAPRE

Dear sir/madam

I write to express my concerns over the licensing application ref 18/01001/LAPRE Concerning the 17 acre Field and part of The Dinglets Wood and its use in the application.

I live only 500 metres from this site and have lived here for 37 years. Ridsen Farm has changed a lot in this time and I understand farmers have had to diversify in order to keep their businesses afloat. The Farm is now mainly industrial units and I have no problem with that at all. However this latest application is beyond the pale, I have experienced very loud noise levels in the past from Mr Henderson's field and bitten my lip in the understanding it was only a couple of times a year.

This application is totally unacceptable. The noise levels are too high and on a sustained level they will have a serious impact upon my personal enjoyment and relaxation at my property.

I tend to go to bed at 10pm as I rise early for work so 12 pm curfew is really of no benefit to me.

The site is a designated area of outstanding natural beauty.

There is a plethora of wildlife inhabiting the woods and fields, Bats, Owls, Newts, Deer to name just a few. This excessive use of the field and woods for non farming related activities will have a negative impact upon these animals.

I would like to also raise the point of increased traffic on Ridsen Lane which is totally unsuitable for the kinds of activities outlined in the application.

Yours sincerely
Dan Britton

Rosemeadow Cottage
Ridsen Farm
Hawkhurst
Kent
TN185DU

Sent from my iPad

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Dave Packham

Subject: FW: *Possible SPAM* Application for woodland festival, risden farm

From: carol lonnborg

Sent: 22 April 2018 18:59

To: Licensing

Subject: *Possible SPAM* Application for woodland festival, risden farm

Re: Woodland Festivals, Risden Farm, Risden Lane, Hawkhurst. Tn185du. Ref 18/01001.

I write to this address because the link <http://pa.sevenoaks.gov.uk/online-licensing/search.do?action=simple> has been inaccessible when I have tried. Please make sure people have extra time to state their views on this application since this failure has not allowed a fair say.

I object to this application in the strongest possible terms. The area is an area of outstanding natural beauty and residents deserve to be undisturbed whilst enjoying the peace we have sought. The application is excessive in both the nature of its proposed activities and the extent of the time effecting the neighbourhood.

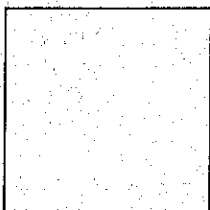
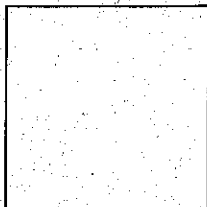
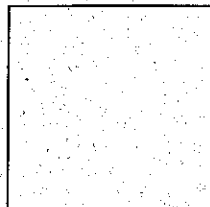
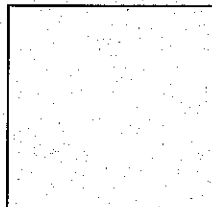
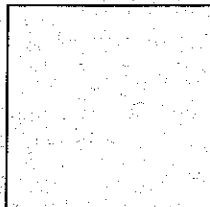
The roads and facilities are already stretched with long delays in the centre quite a lot of the time. Extra visiting vehicles will only exacerbate the friction already felt by people living here. We already have concerns about how the area will be affected by the new housing developments. One wonders why the owners of this farm would wish to disturb and aggravate their neighbours?

My home is only a mile from the proposed location and knowing how sound travels I am very worried about my life here changing.

Please pass my serious concerns and opposition to this application to the appropriate department.

Carol Lonnborg
Spring Cottage
Water Lane
Hawkhurst
TN185DE

Sent from Yahoo Mail on Android



Dave Packham

Subject: FW: Concerns about license application ref: 18/01001/LAPRE -

Help us to improve our service to you by completing our online [Customer Satisfaction Survey](#)

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

From: Elizabeth Cutchey

Sent: 22 April 2018 14:33

To: Licensing (TWBC)

Cc: EH Admin

Subject: Concerns about license application ref: 18/01001/LAPRE -

Dear Sirs,

I have been asked to write this on behalf of Mr Michael Alley who is unwell at present and unable to write himself.

He wishes to express his concern and objection to the above licensing application on the grounds that Downgate Wood, which is a private wood and not open to the general public, abuts the proposed venue, is a sanctuary for wildlife. There is a large variety of wild life in the woods including buzzards, various species of deer, woodcock and nightingales

If the licensing application is granted, the animals in the woods would be adversely affected. The Buzzards at present nesting in these woods would certainly not remain if there was loud music playing for long hours as would the nightingales. The deer, would also be affected and there is the possibility of driving them out on to the A268.

Risden Lane exits on to the A268 at a particularly difficult junction, on a tight bend, where drivers have restricted vision in both directions. This stretch of the A268 is de-restricted and traffic does not always adhere to the speed limit.

I hope when considering this licensing application you take my comments into consideration.

For and on behalf of Michael Alley
Downgate Farm.
Silverden Lane,
Sandhurst TN18 5NU

Dave Packham

Subject:

FW: 18/01001/LAPRE

From: Jane Pyne

Sent: 21 April 2018 07:35

To: Licensing (TWBC)

Subject: 18/01001/LAPRE

Dear Sir/Madam

Risden Farm Risden Lane, Sandhurst...18/01001/LAPRE

Failing to be able to make a comment on line over several days I am sending an email.

I strongly object to the application for licensing at the above address for the pleasure of drinking during Films, Plays and or Live music ie concerts.

This is not something that is required in this area with Bedgbury and Batemans and several outdoor events during the summer. The aforementioned are in general one off or weekend events not as I understand every night as this application indicates.

As other parts of the country have experienced they can end up as all weekend raves and the toll on the community is great.

This is not something that should let to even get off the ground.

Will this benefit the local people? I do not think so and will be tantamount for people to spoil the countryside and neighbouring villages with more noise and litter and being drunk and disorderly and drug use.

We have plenty of cinema's and Kino in Hawkhurst and public houses.

There is very little information here on the site and leaves one to conjecture.

Thank you for reading this and please apply to the planning site which is so reluctant to allow my voice.

Yours faithfully

Mrs Jane S E Pyne

Daubeney,

Woodbury Road

Hawkhurst

Kent

TN18 4BY

Jane Pyne

Dave Packham

Subject: FW: Comments for Licensing Application 18/01001/LAPRE

From: publicaccess@sevenoaks.gov.uk [mailto:publicaccess@sevenoaks.gov.uk]

Sent: 25 April 2018 09:40

To: Licensing

Subject: Comments for Licensing Application 18/01001/LAPRE

Licensing Application comments have been made. A summary of the comments is provided below.

Comments were submitted at 9:39 AM on 25 Apr 2018 from Mrs JULIA NEWMAN.

Application Summary

Address: Ridsen Farm Ridsen Lane Sandhurst Cranbrook Kent
TN18 5DU

Proposal: Premises Licence

Case Officer: Dave Packham

[Click for further information](#)

Customer Details

Name: Mrs JULIA NEWMAN

Email:

Address: Dragons, Moor Hill, Hawkhurst Cranbrook, Kent TN18
4QB

Comments Details

**Commenter
Type:** Councillor

Stance: Customer objects to the Licensing Application

**Reasons for
comment:** - Noise Disturbance
- Prevention of Public Nuisance

Comments: 9:39 AM on 25 Apr 2018 I am the Chairman of Hawkhurst Parish Council. There has been an "festival" event at this site before and (presumably) a licence granted. There was considerable public noise nuisance. My residents were unable to determine the source of the nuisance nor (therefore) who to complain to. As a parish adjacent to the site why were/are we not consulted? Why is the licence processed at Sevenoaks? It may be possible for individual events spaced apart (annually?) to be acceptable but an open-ended licence such as applied for here is not. The noise nuisance last time was considerable and this application if granted leaves it open for events 365 days per year including weekdays to cause just such a nuisance. We object.

Dave Packham

Subject: FW: 18/01001/LAPRE - OBJECTION

From: Jane Mitchell

Sent: 24 April 2018 21:54

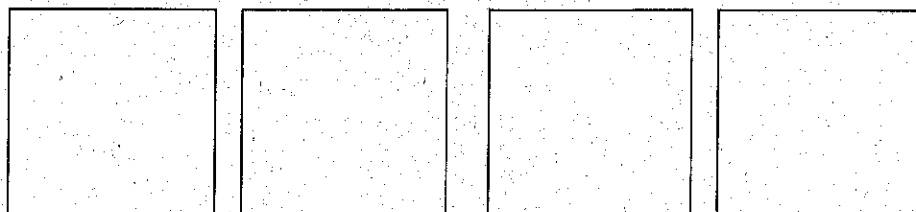
To: Licensing

Subject: 18/01001/LAPRE - OBJECTION

As your Sevenoaks District website seems to be out of action, we are writing to lodge a objection regarding Woodlands Festival, Ridsen Farm, Ridsen Lane, Sandhurst (Application reference as above).

- * Mainly traffic congestion in Hawkhurst in general/Hawkhurst Crossroads. The Village already lacks the necessary infrastructure for the 3 large housing developments currently being built, 2 of which are along the Rye Road which will be the main route for people accessing Ridsen Lane and from the A21.
- * Ridsen Lane - very narrow, how will the entrance/exit management of traffic work?
- * Noise to local residents
- * Pollution and waste management
- * There appears to be very vague description as to the amount of events proposed throughout the year with the word 'possible' being repeated throughout.
- * Why would anyone grant permission to allow 10am - 1am drinking, especially on a Sunday
- * If public houses can only have a licence until 11pm, why would this venue be granted 10am - midnight Mon to Weds and 10am to 1am Thurs to Sunday throughout the year. You can't have one rule for public houses and another for this venue.
- * The site layout on the portal is confusing in relation to the road/access

Nigel Radford & Jane Mitchell



Dave Packham

Subject: FW: Comments for Licensing Application 18/01001/LAPRE

From: publicaccess@sevenoaks.gov.uk [<mailto:publicaccess@sevenoaks.gov.uk>]

Sent: 24 April 2018 14:48

To: Licensing

Subject: Comments for Licensing Application 18/01001/LAPRE

Licensing Application comments have been made. A summary of the comments is provided below.

Comments were submitted at 2:47 PM on 24 Apr 2018 from Mr Norman Taylor.

Application Summary

Address: Ridsen Farm Ridsen Lane Sandhurst Cranbrook Kent
TN18 5DU

Proposal: Premises Licence

Case Officer: Dave Packham

[Click for further information](#)

Customer Details

Name: Mr Norman Taylor

Email:

Address: Weavers, Rye Road, Sandhurst Cranbrook, Kent TN18 5JF

Comments Details

Commenter Type: Neighbour

Stance: Customer objects to the Licensing Application

Reasons for comment:

- Noise Disturbance
- Opening Hours
- Parking
- Prevention of Public Nuisance
- Traffic

Comments: 2:47 PM on 24 Apr 2018 This huge development is totally inappropriate and unwanted in this rural area. The noise nuisance to local residents will be intolerable especially considering the 7 day opening hours. The narrow Ridsen Lane cannot possibly cope with 500+ vehicles in addition to traders' vehicles and motor homes. The main road between Sandhurst and Hawkhurst is already very busy with traffic speeding through Sandhurst and Hawkhurst is already often gridlocked with traffic. Wildlife in the adjacent woods will be severely affected. We neither need nor want a 7 day a week 'festival' with all the accompanying noise and disruption. This is the Weald of Kent not Glastonbury!

Dave Packham

Subject: FW: Comments for Licensing Application 18/01001/LAPRE

From: publicaccess@sevenoaks.gov.uk [<mailto:publicaccess@sevenoaks.gov.uk>]

Sent: 24 April 2018 14:21

To: Licensing

Subject: Comments for Licensing Application 18/01001/LAPRE

Licensing Application comments have been made. A summary of the comments is provided below.

Comments were submitted at 2:20 PM on 24 Apr 2018 from Mrs S Keyte.

Application Summary

Address: Ridsen Farm Ridsen Lane Sandhurst Cranbrook Kent
TN18 5DU

Proposal: Premises Licence

Case Officer: Dave Packham

[Click for further information](#)

Customer Details

Name: Mrs S Keyte

Email:

Address: Vine House, Theobalds, Hawkhurst Cranbrook, Kent TN18
4AJ

Comments Details

Commenter Type: Member of the Public

Stance: Customer objects to the Licensing Application

Reasons for comment:

- Crime Objections
- Noise Disturbance
- Opening Hours
- Parking
- Protection of Children from Harm
- Public Safety
- Traffic

Comments: 2:20 PM on 24 Apr 2018 The application is totally inappropriate due to location, access, 7 day opening, traffic, noise, and impact on immediate residents and further afield.

In particular the location will add to further destruction of the countryside in and around this area.

Traffic in the vicinity is increasing with new developments, and added traffic - 500+ cars and camper vans will create unacceptable levels, in particular where 3 fatalities in one car, occurred in September

Dave Packham

Subject: FW: Comments for Licensing Application 18/01001/LAPRE

From: publicaccess@sevenoaks.gov.uk [<mailto:publicaccess@sevenoaks.gov.uk>]

Sent: 24 April 2018 13:24

To: Licensing

Subject: Comments for Licensing Application 18/01001/LAPRE

Licensing Application comments have been made. A summary of the comments is provided below.

Comments were submitted at 1:23 PM on 24 Apr 2018 from Mrs Joanne Tucker.

Application Summary

Address: Risden Farm Risden Lane Sandhurst Cranbrook Kent
TN18 5DU

Proposal: Premises Licence

Case Officer: Dave Packham

[Click for further information](#)

Customer Details

Name: Mrs Joanne Tucker

Email:

Address: Bayford House, Queen Street, Sandhurst Cranbrook, Kent
TN18 5HR

Comments Details

Commenter Type: Member of the Public

Stance: Customer objects to the Licensing Application

Reasons for comment:

- Crime Objections
- Noise Disturbance
- Opening Hours
- Prevention of Public Nuisance
- Public Safety
- Traffic

Comments: 1:23 PM on 24 Apr 2018 This rural area is not suitable for this type of venue. The noise and traffic and risk of anti-social behaviour would be unacceptable. The venue has held a number of events in previous years and, because the area is so quiet and peaceful, the noise from live music can be heard clearly at our house which is approx 1 mile away. Occasionally (perhaps once a year) this is acceptable, but not on a full time basis as per this application.

Application Ref: 18/01001/LAP

Woodlands, Riseden Lane

We object to the granting of this license on the grounds that it would cause public nuisance in the following respects:

Whilst the original outline of the proposal sounds relatively benign with reference to a Family Event with live music in June, performance of a play, exhibition of a film, small events, weddings etc, it is clear from the actual application that permission is being sought for something far more ambitious with inevitable consequent severe disturbance and disruption for the neighbourhood.

- The application is for every day of the year from 10am till midnight or 1 am
- It refers to a drive in cinema
- It refers to amplified live and recorded music indoor and outdoor with no adequate provision to ensure noise is limited and controlled
- It refers to external lighting which is likely to cause light pollution
- They anticipate crowds of such size that special measures would be necessary for crowd controll
- Measures are to be taken to mitigate effect of drinks promotions appear inadequate
- Security staff appear to be required
- Measures are apparently required to deal with overcrowding

At no point does there appear to be a limit on the number of events, nor on the number of people attending, nor on the level of noise, nor on the light pollution.

Even if this begins as a small enterprise, granting a license as outlined in the application would enable an unlimited number of large, noisy events to take place which would be totally inappropriate in a tranquil rural area where sound travels far across the valleys which would be particularly disturbing on summer evenings. Riseden Lane itself and other surrounding lanes are far too narrow to take the 500 cars referred to in the parking plan, and inevitable ensuing congestion risks both being unsafe and causing pollution. Further, the departure of up to 500 cars at midnight or 1 a.m will of themselves cause unacceptable noise very late at night.

Were the project to be authorised, all these factors above would amount to a very considerable public nuisance, particularly the sound levels emanating from a largely outdoor venue late into the night, potentially 365 days a year.

Caroline Ure

(Lady Ure)

Netters Hall, Attwaters Lane, Hawkhurst, TN18 5AS

Emma Tindall

From: publicaccess@sevenoaks.gov.uk
Sent: 25 April 2018 10:04
To: Licensing
Subject: Comments for Licensing Application 18/01001/LAPRE

Follow Up Flag: Follow up
Flag Status: Flagged

Licensing Application comments have been made. A summary of the comments is provided below.

Comments were submitted at 10:04 AM on 25 Apr 2018 from Ms Sophie GRAHAM.

Application Summary

Address: Ridsen Farm Ridsen Lane Sandhurst Cranbrook Kent
TN18 5DU
Proposal: Premises Licence
Case Officer: Dave Packham
[Click for further information](#)

Customer Details

Name: Ms Sophie GRAHAM
Email: ~~XXXXXXXXXXXX@XXXXXX~~
Address: Cherry Orchard House, Rye Road, Hawkhurst Cranbrook,
Kent TN18 5DW

Comments Details

Commenter Type: Neighbour
Stance: Customer objects to the Licensing Application
Reasons for comment:
- Noise Disturbance
- Prevention of Public Nuisance
- Traffic
Comments: 10:04 AM on 25 Apr 2018 I am very concerned about the noise levels and the fact that if the licence is granted there will be loud music and the associated sounds of partying late into the night, which will disturb the neighbours' sleep - and we will not be able to do anything about it once it's agreed and goes ahead. This is a peaceful residential area and it should not be jeopardised by this application. There will also be an increase in traffic on an extremely dangerous stretch of road between Hawkhurst and Sandhurst (already a blackspot for accidents) with the possibility of people coming away from Woodlands having had a lot of alcohol so from a safety perspective this is also a concern.

Dave Packham

Subject: FW: Comments for Licensing Application 18/01001/LAPRE

From: publicaccess@sevenoaks.gov.uk [mailto:publicaccess@sevenoaks.gov.uk]

Sent: 25 April 2018 18:27

To: Licensing

Subject: Comments for Licensing Application 18/01001/LAPRE

Licensing Application comments have been made. A summary of the comments is provided below.

Comments were submitted at 6:26 PM on 25 Apr 2018 from Miss Henrietta Budd.

Application Summary

Address: Ridsen Farm Ridsen Lane Sandhurst Cranbrook Kent
TN18 5DU

Proposal: Premises Licence

Case Officer: Dave Packham

[Click for further information](#)

Customer Details

Name: Miss Henrietta Budd

Email: [REDACTED]

Address: Stevens Farm, Rye Road, Hawkhurst Cranbrook, Kent
TN18 5DW

Comments Details

Commenter Type: Member of the Public

Stance: Customer objects to the Licensing Application

Reasons for comment:

- Crime Objections
- Noise Disturbance
- Opening Hours
- Parking
- Public Safety
- Traffic

Comments: 6:26 PM on 25 Apr 2018 Access from Ridsen Lane onto A268 is very dangerous as visibility is very poor especially going towards Sandhurst. The lane is very narrow and it is difficult to pass oncoming traffic. The A268 has no pavements and no street lights so walkers are at great danger at night and even during the day due to speed of traffic. Noise travels a long way at night and will affect a large number of people especially with the late hours requested.

Dave Packham

Subject: FW: Comments for Licensing Application 18/01001/LAPRE

From: publicaccess@sevenoaks.gov.uk [mailto:publicaccess@sevenoaks.gov.uk]

Sent: 25 April 2018 22:49

To: Licensing

Subject: Comments for Licensing Application 18/01001/LAPRE

Licensing Application comments have been made. A summary of the comments is provided below.

Comments were submitted at 10:49 PM on 25 Apr 2018 from Mr Christopher Lerpiniere.

Application Summary

Address: Ridsen Farm Ridsen Lane Sandhurst Cranbrook Kent
TN18 5DU

Proposal: Premises Licence

Case Officer: Dave Packham

[Click for further information](#)

Customer Details

Name: Mr Christopher Lerpiniere

Email: [REDACTED]

Address: The Milton, Rye Road, Hawkhurst Cranbrook, Kent TN18
5DW

Comments Details

Commenter Type: Neighbour

Stance: Customer objects to the Licensing Application

Reasons for comment:

- Crime Objections
- Noise Disturbance
- Opening Hours
- Prevention of Public Nuisance
- Public Safety
- Received Late
- Traffic

Comments: 10:49 PM on 25 Apr 2018 This application will, if granted, expose the whole neighbourhood to unacceptable noise pollution and will significantly increase traffic congestion and risk of further road accidents.
Last year an outdoor party or festival was held in Ridsen Lane over several days and late into the evening and was very loud and disruptive and could be heard inside the house, even with double glazing. On a clear June night the Bedgebury concerts can be heard in Four Thtows so imagine how loud a festival nearby is.
I strongly object to this proposal.

Dave Packham

Subject: FW: Comments for Licensing Application 18/01001/LAPRE

From: publicaccess@sevenoaks.gov.uk [<mailto:publicaccess@sevenoaks.gov.uk>]

Sent: 25 April 2018 18:11

To: Licensing

Subject: Comments for Licensing Application 18/01001/LAPRE

Licensing Application comments have been made. A summary of the comments is provided below.

Comments were submitted at 6:11 PM on 25 Apr 2018 from Ms s chorley.

Application Summary

Address: Ridsen Farm Ridsen Lane Sandhurst Cranbrook Kent
TN18 5DU

Proposal: Premises Licence

Case Officer: Dave Packham

[Click for further information](#)

Customer Details

Name: Ms s chorley

Email: [REDACTED]

Address: The Barnyard, Rye Road, Hawkhurst Cranbrook, Kent
TN18 5DR

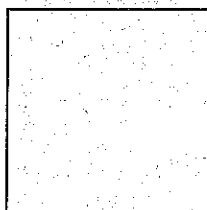
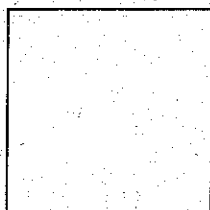
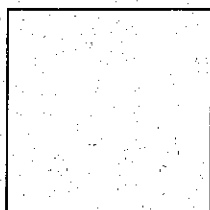
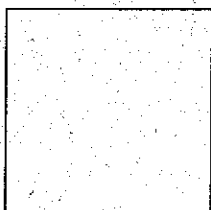
Comments Details

Commenter Type: Neighbour

Stance: Customer objects to the Licensing Application

Reasons for comment: - Noise Disturbance

Comments: 6:11 PM on 25 Apr 2018 Having only lived in the area for 16 months to be in the peace and tranquility of the countryside and having experienced the high level of noise this generated last year, this application would not be something I could support.



Dave Packham

Subject: FW: Comments for Licensing Application 18/01001/LAPRE

From: publicaccess@sevenoaks.gov.uk [<mailto:publicaccess@sevenoaks.gov.uk>]

Sent: 25 April 2018 15:05

To: Licensing

Subject: Comments for Licensing Application 18/01001/LAPRE

Licensing Application comments have been made. A summary of the comments is provided below.

Comments were submitted at 3:05 PM on 25 Apr 2018 from Miss Helen bratby.

Application Summary

Address: Risden Farm Risden Lane Sandhurst Cranbrook Kent
TN18 5DU

Proposal: Premises Licence

Case Officer: Dave Packham

[Click for further information](#)

Customer Details

Name: Miss Helen bratby

Email: [REDACTED]

Address: Clayhill, Rye Road, Hawkhurst Cranbrook, Kent TN18 5DR

Comments Details

Commenter Type: Neighbour

Stance: Customer objects to the Licensing Application

Reasons for comment:

- Noise Disturbance
- Opening Hours
- Prevention of Public Nuisance
- Traffic

Comments: 3:05 PM on 25 Apr 2018 I very strongly object to this proposal for this outdoor entertainment venue. Last year, the owners held a 3 day music festival, which we knew nothing about until the weekend itself. The music was incredibly loud and fairly continuous throughout the 3 days and well into the night. We all had trouble sleeping, including our 2 children as a result of the noise. We live in a listed house on the Rye road (which cannot be double glazed) and we could hear it very clearly. We chose to live in the countryside because we enjoy the peace. It would be very sad to spoil that for all the people living around the site.

Dave Packham

Subject: FW: Re. 18/01001/LAPRE

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

From: Mary Jefferies [REDACTED]
Sent: 25 April 2018 14:36
To: Licensing
Subject: Re. 18/01001/LAPRE

Application 18/01001/LAPRE

I wish to protest against the granting of a licence to provide alcohol at proposed events at Ridsen Lane. Hawkhurst. Kent

My reasons are that the area, location and proposed events where alcohol will be available are totally unsuitable.

Public safety will be comprised and at risk with the high possibility of drinking and driving, during and after these events. It must be noted that there are frequent road traffic accidents in the area which are of great concern to local residents and road users Particularly the A268. Rye Road, Hawkhurst. Kent and B2244, Hawkhurst to Sedlescombe.

An increase in the underage consumption of alcohol during events.

The consumption of alcohol may influence inappropriate behaviour amongst groups.

The risk of the misuse of drugs.

Loud music will cause sound pollution throughout the area and considerable disturbance to the local population. This will also effect wildlife.

Light pollution will effect the area and wildlife.

Please consider these concerns when making a decision Thank you M Jefferies

Sent from my iPad

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[IIP Platinum]

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Dave Packham

Subject: FW: 18/01001/LAPRE. - Ridsen Lane, Hawkhurst

From: Patrick Thomson [REDACTED]
Sent: 25 April 2018 13:29
To: Licensing
Cc: Alec Travers
Subject: 18/01001/LAPRE. - Ridsen Lane, Hawkhurst

Dear Sirs.

I write to express my concern at the application for a licence for sale of alcohol, entertainment and related activities which will inevitably mean excessively loud music which will carry across the Village of Hawkhurst at night.

Loud music in or around Hawkhurst can arise during the summer and is very often heard until the early hours of the morning, it does not have to be added to by venue whose purpose in life is to provide 'noise'.

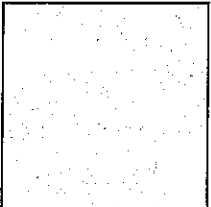
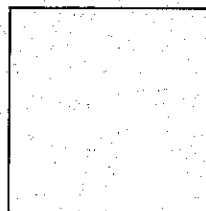
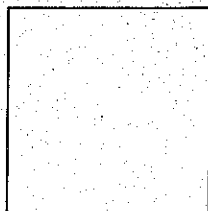
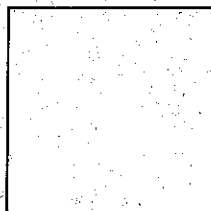
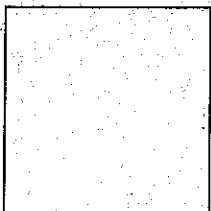
Ridsen Lane is a small road and the arrival and departure of vehicles to this venue will create problems as well as damage to the lane and I would strongly suggest that you ask for an opinion from Kent Highways.

I hereby register my objection to this application.

Yours sincerely,

Patrick Thomson
Amery House
Theobalds, Hawkhurst
Kent, TN18 4AJ

[REDACTED]



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Visit the Council at WWW.SEVENOAKS.GOV.UK

19th April, 2018

TUNBRIDGE WELLS
BOROUGH COUNCIL

23 APR 2018

LICENSING

Little Shift Hill Cottage
Conghurst Lane
Hawkhurst
Cranbrook
Kent
TN18 5DX

Licensing Section
Tunbridge Wells Borough Council
Mount Pleasant Road
Tunbridge Wells
Kent
TN1 1RD

LICENSING PARTNERSHIP

25 APR 2018

SEVENOAKS DISTRICT COUNCIL

By Post & E-mail

E-mail: licensing@sevenoaks.gov.uk

Dear Sir/Madam

Re: Woodlands Festival, Ridsen Farm, Ridsen Lane, Hawkhurst, TN18 5DU
Ref: 18/01001/LAPRE

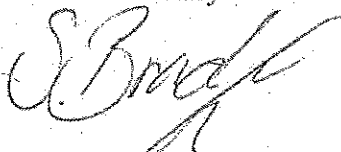
I am very sorry to learn of this application which is causing me great concern for the peaceful enjoyment of my home and garden.

The service vehicles required for the proposed events will be running from first thing every event day through to the guests/ticket holders numbering up to 500 with their vehicles coming and then leaving past my house into the small hours. This is a scary thought.

The entrance to my property is in Ridsen Lane (postal address notwithstanding) and unfettered and/or emergency access to my home could be compromised with the potentially large number of vehicles trying to squeeze along Ridsen Lane at various times. Ridsen Lane is mostly a single track lane and currently in a pretty poor state of repair following the winter and recent harsh weather. The additional traffic will only make this worse.

The Woodlands 3-day festival which is booked again for June 2018 at the property <https://www.woodlandsfestival.co.uk> has been known about by me for some time and I have absolutely no problem with something like this taking place on one week-end a year. However, the thought that potentially activities involving amplified music, and an enormous influx of vehicles could be happening frequently if not every summer week-end and doubtless occasionally in the winter too is of enormous concern. Therefore I must register my strong objection to this Licence being granted.

Yours faithfully



Sonja Brady

TUNBRIDGE WELLS
BOROUGH COUNCIL

23 APR 2018

LICENSING

Nightingale Cottage
Conghurst Lane, Hawkhurst
Cranbrook
KENT TN18 4RH

Tel: ~~01222 888888~~

E-mail: ~~conghurst@kent.gov.uk~~

LICENSING PARTNERSHIP

25 APR 2018

SEVENOAKS DISTRICT COUNCIL

17th April 2018

Licensing Section,
Tunbridge Wells Borough Council,
Mount Pleasant Road,
TUNBRIDGE WELLS
TN1 1RD

Dear Sir/Madam,

Woodlands Festival - Ridsen Farm

Ref: 18/01001/LAPRE

The above application for a licence to indulge in various activities at the above premises would, if granted, potentially seriously impact on the quality of life for those living within reasonable distance of the venue.

The site is within the designated Area of Outstanding Natural Beauty and this would be adversely affected by sound and light pollution.

In addition Ridsen Lane is effectively a single track road with a few passing places. Conghurst Lane, which is already suffering from increased traffic from the feed supplies to the Conghurst Farm anaerobic digesters and the use of it by many as a by-pass to avoid the frequent congestion at the Hawkhurst crossroads, would be adversely affected as its narrowness is not conducive to further traffic, let alone present volumes. Clearly, as access to the proposed site is via these two lanes, granting the licence will result in an unpleasant downturn in the quality of life of nearby residents.

I therefore request that this application should be rejected.

Yours faithfully,

C.A. Vernède

Mr C.A. Vernède

TUNBRIDGE WELLS
BOROUGH COUNCIL

23 APR 2018

LICENSING

Crawfords
Conghurst Lane
Fair Throws
Hawkhurst
Kent

TN18 5D2

19 April 2018

Tunbridge Wells Borough Council

Planning Applications

Town Hall

Tunbridge Wells

Kent TN1 1RS.

Dear Sirs

Ref: 18/01001/LAPRE - Woodlands / Risden Farm.

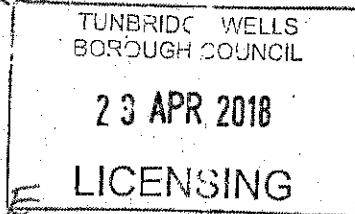
With reference to the above planning application for music, film & late night refreshments, I am writing to complain that this is unacceptable. Conghurst Lane is already used as a cut through to the station namely a rat run, heavy goods vehicles & tourist coaches coming through the lane with only 6"6 access, it has eroded banks by constant traffic, it is an area of outstanding beauty. The music will not only affect us but the whole area of Hawkhurst.

I strongly hope you will object to this application for the consideration of residents wishing for a peaceful life

Yours faithfully,

Susan & John Gentry

LICENSING SECTION
TUNBRIDGE WELLS BOROUGH COUNCIL
MOUNT PLEASANT ROAD.
ROYAL TUNBRIDGE WELLS
KENT. TN1 1RD.



MR & MRS. J & P. TAFFS.
OAKFIELD LODGE.
CONGHURST LANE.
HANKHURST. KENT
TN18 5DX.
16th APRIL 2018.

REF: 18/01001/LAPRE

RE - PUBLIC NOTICE - WEALDEN (ATTACHED) 6th APRIL '18.
CONCERNING APPLICATION, FOR SUPPLY OF ALCOHOL, FOR
PREMISES LICENCE, "WOODLANDS."

SITUATED AT:- RISDEN FARM.
RISDEN LANE.
HANKHURST. TN18 5DU.

BETWEEN THE 2 LANES RISDEN & CONGHURST, IS A SMALL
ORCHARD, SO WE WILL HEAR ALL THE NOISE, PLUS
VEHICLES, UP & DOWN THE LANES. WE ARE TOTALLY
AGAINST, THIS APPLICATION

YOURS FAITHFULLY

MR. J. TAFFS.

(ATTACHMENT.)

TUNBRIDGE WELLS
BOROUGH COUNCIL

22 APR 2018

LICENSING

by hand

Little Pipsden
Water Lane
Hawkhurst
TN18 5DF

22nd April 2018

Licensing Section
Tunbridge Wells Borough Council
Mount Pleasant Road
TUNBRIDGE WELLS
TN1 1RD

Ref: 18/01001/LAPRE Woodands Festival, Ridsen Farm TN18 5DU

Dear Sir/Madam.

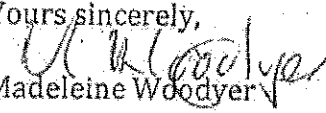
I am writing with reference to the above application. Ridsen Lane is extremely narrow with very few passing places. Even on a pushbike one has to stop and pull in to let a car pass. The lane is also badly maintained and full of potholes. Entering and exiting this lane at the Rye Road end (A268) is dangerous as the vision is very poor, there were fatalities only last year. The same applies to the other end of the lane, Conghurst Lane, which is used as a rat run by many, some at excessive speeds.

For the festivals to be viable there would need to be a huge number of people going there, far more than the village can provide, all travelling in cars and adding to the misery of Hawkhurst's traffic lights. Many of the residents moved here, to the country, for the rural peace and quiet, this will be completely ruined for many as the noise of amplified music can travel for miles.

As I understand it the applicant is offering a drive-in cinema, we have a cinema, they will offer alcohol and food, we have four pubs, one Indian Restaurant, one Chinese Restaurant, a fish & chip shop, two Chinese takeaways and a Kebab shop that also does pizzas. There is absolutely no need, or requirement, for what they have to offer. Although the applicant may provide adequate bins for rubbish on the premises they can't stop people taking their bottles, cans and polystyrene containers away with them and disposing of them out of the car window as and when they see fit. As residents of Water Lane, my husband and I already clear up the area around us, trying to keep it as pleasant as it was when we moved here 35 years ago.

As you may have gathered by now, I am completely against this application and will be very grateful if you turn it down.

Yours sincerely,


Madeleine Woodyer

Dave Packham

Subject: FW: Comments for Licensing Application 18/01001/LAPRE

From: publicaccess@sevenoaks.gov.uk [<mailto:publicaccess@sevenoaks.gov.uk>]

Sent: 25 April 2018 11:24

To: Licensing

Subject: Comments for Licensing Application 18/01001/LAPRE

Licensing Application comments have been made. A summary of the comments is provided below.

Comments were submitted at 11:24 AM on 25 Apr 2018 from Mr Philip Morey.

Application Summary

Address: Ridsen Farm Ridsen Lane Sandhurst Cranbrook Kent
TN18 5DU

Proposal: Premises Licence

Case Officer: Dave Packham

[Click for further information](#)

Customer Details

Name: Mr Philip Morey

Email: [REDACTED]

Address: Alderden Oast, Sponden Lane, Sandhurst Cranbrook,
Kent TN18 5NR

Comments Details

Commenter Type: Member of the Public

Stance: Customer objects to the Licensing Application

Reasons for comment:

- Noise Disturbance
- Parking
- Traffic

Comments: 11:24 AM on 25 Apr 2018 I am aware that this site has held festivals in prior years on a one off basis.

My major concern is that this license applies for a full week on an annual basis and as such could be used frequently throughout the year.

Access is from a narrow country lane not suitable for large volumes of traffic. It is also close to residential properties which would no doubt suffer from the noise of an event together with the increased traffic issues.

Dave Packham

Subject: FW: Comments for Licensing Application 18/01001/LAPRE

From: publicaccess@sevenoaks.gov.uk [mailto:publicaccess@sevenoaks.gov.uk]

Sent: 25 April 2018 10:13

To: Licensing

Subject: Comments for Licensing Application 18/01001/LAPRE

Licensing Application comments have been made. A summary of the comments is provided below.

Comments were submitted at 10:12 AM on 25 Apr 2018 from Mr Philip Godliman.

Application Summary

Address: Ridsen Farm Ridsen Lane Sandhurst Cranbrook Kent
TN18 5DU

Proposal: Premises Licence

Case Officer: Dave Packham

[Click for further information](#)

Customer Details

Name: Mr Philip Godliman

Email: [REDACTED]

Address: Lower Lamberden Cottage, Rye Road, Sandhurst TN18
5PH

Comments Details

Commenter Type: Member of the Public

Stance: Customer objects to the Licensing Application

Reasons for comment:

- Crime Objections
- Noise Disturbance
- Opening Hours
- Prevention of Public Nuisance
- Public Safety
- Received Late
- Traffic

Comments: 10:12 AM on 25 Apr 2018 This application is completely inappropriate for this quiet, beautiful, rural area. The site is on a very narrow, single track, winding country lane which is not suited to the amount of traffic that such a site would be likely to attract. The noise associated with such a site would travel all around the surrounding area, and on most days would carry on into the early hours of the morning. The fact that alcohol would be on sale for long periods every day could lead to drunken behaviour and an increase in crime which, at the moment, is almost non-existent in this post code.