

## Cooke, Lesley

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**From:**  
**Sent:** 03 November 2021 21:12  
**To:**  
**Cc:** licensing@york.gov.uk  
**Subject:** Re: Clifton Bridge Guest House

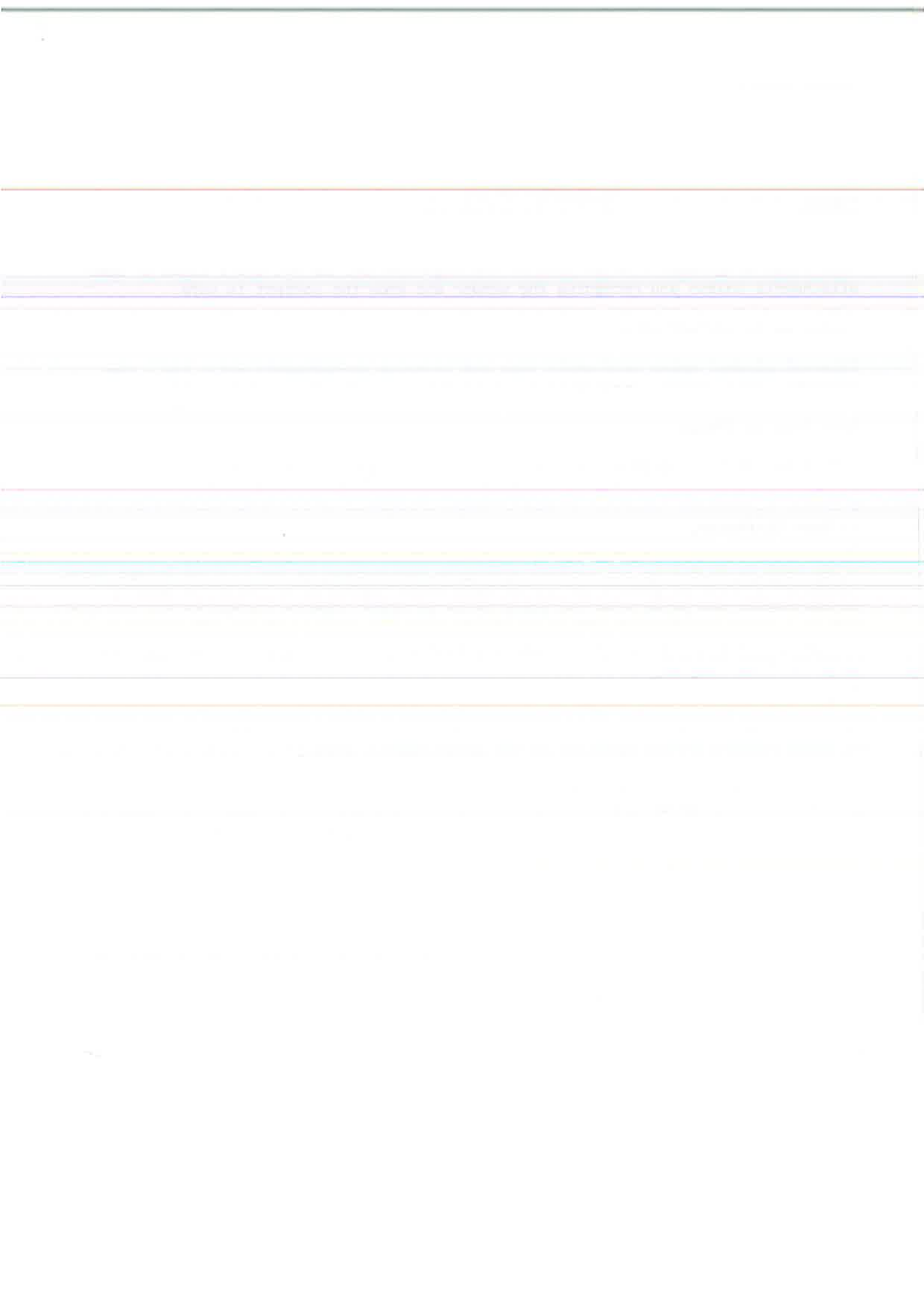
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Follow up to correct error

External alcohol being sold until 11pm and in house refreshments until 1am - the argument still stands. There will be no respite from the damage this will cause.

Sent from my iPhone

> On 3 Nov 2021, at 8:18 pm,   
>   
>   
>> Dear Sir/Madam,   
>>   
>> We wish to object to the alcohol licensing application by the Clifton Bridge Guest House. As a close neighbour, we are already woken regularly by the noise made by people coming and going from the guest house at night. Adding alcohol to the mix until 1am in a quiet residential street is simply not appropriate and it will result in even greater disruption to the local community (who often have small children and need to work the following day)   
>   
>> The 1am deadline on a residential street would undoubtedly be a source of increased late night noise and an increase in anti-social behaviour on the neighbouring streets. It would cause a public nuisance in the early hours 7 days a   
>   
>> On a personal level, our son has a severe disability and the level of noise pollution this proposal would cause is likely to disrupt his already precarious sleep patterns and cause very tangible harm to his well-being and that of his family and carers. Late night loud noises cause extreme distress, self-harm and break sleep patterns which are almost impossible to restore. The level of distress and sleep disruption the Clifton Bridge Guest House would inevitably inflict, would be unbearable.   
>   
>> There are other venues serving alcohol within easy walking distance (as well as the impending opening of the White Horse on Clifton Green) to make this application entirely unnecessary.   
>>   
>> Best wishes,   
>>   
>`   
>>   
>> Sent from my iPhone



**Cooke, Lesley**

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**From:**  
**Sent:** 04 November 2021 17:43  
**To:** licensing@york.gov.uk  
**Subject:** Alcohol licence for Clifton Bridge Hotel

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I wanted to write to register my concern about the application for an alcohol licence until 11pm for Clifton Bridge Hotel.

I have already witnessed a number of fights and drunken and aggressive behaviour outside the hotel, and a late alcohol licence would undoubtedly make this much worse, particularly in what is otherwise a quiet residential road with a lot of young families.

I would like to strongly object to this application.

Best regards,



5

**Cooke, Lesley**

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**From:**  
**Sent:** 04 November 2021 18:04  
**To:** licensing@york.gov.uk  
**Subject:** Clifton ton Bridge Hotel, Water End

This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.

To whom it may concern,

I am writing to object to the application for a license for Clifton Bridge Hotel. My concerns are many but I am particularly concerned that this establishment has already been the scene of public disorder without a license. If a license is granted I am concerned that there would be further, and possibly increased, disorder.

In addition, Westminster Road and Water End are residential streets where there are many young families with children and elderly residents. Many of the residents and visitors to Homestead Park would need to walk past the premises and the driveway which is very close to a busy junction. In short, I feel the position of the premises is dangerously situated having witnessed 'near misses' already before adding alcohol into the mix.

Yours faithfully,

Sent from my iPhone



**Cooke, Lesley**

---

**From:**  
**Sent:** 04 November 2021 18:08  
**To:** licensing@york.gov.uk  
**Subject:** Clifton Bridge Hotel

This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.

> To whom it may concern,

>

> I am writing to object to the application for a license for Clifton Bridge Hotel. My concerns are many but I am particularly concerned that this establishment has already been the scene of public disorder without a license. If a license is granted I am concerned that there would be further, and possibly increased, disorder.

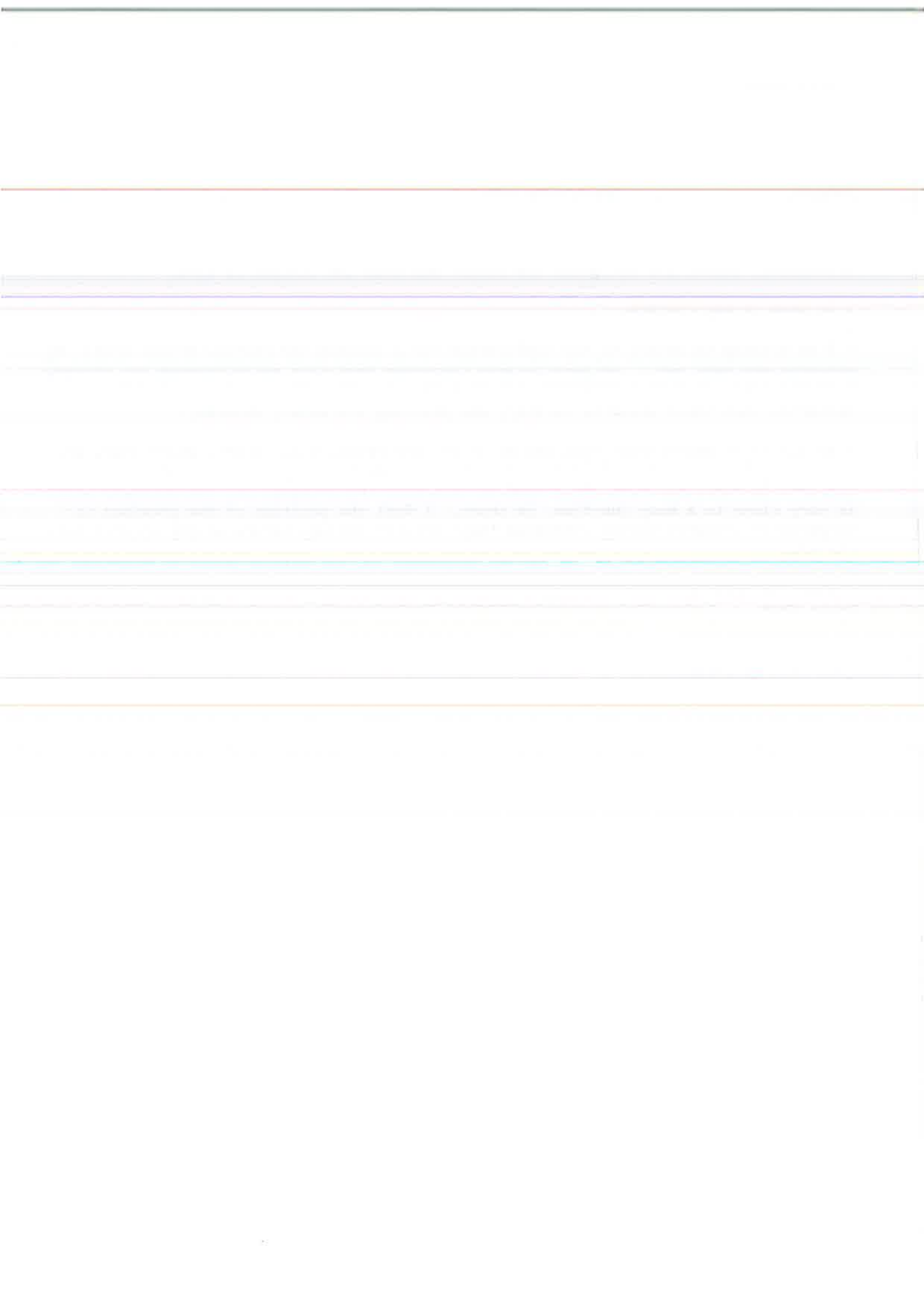
>

> In addition, Westminster Road and Water End are residential streets where there are many young families with children and elderly residents. Many of the residents and visitors to Homestead Park would need to walk past the premises and the driveway which is very close to a busy junction. In short, I feel the position of the premises is dangerously situated having witnessed 'near misses' already before adding alcohol into the mix.

>

> Yours faithfully,

Sent from my iPhone



**From:**  
**Sent:** 05 November 2021 11:28  
**To:** licensing@york.gov.uk  
**Subject:** Re: Opposing licensing application for 23 Water End Lane Hotel

This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Hello.

Please find my personal details below:

Sent from my iPhone

> On 5 Nov 2021, at 08:56, licensing@york.gov.uk wrote:  
>  
> Dear Sir  
>  
> Thank you for your representation. We are unable to accept it without your full name  
and address. If you could reply with your details.  
>  
> Kind regards  
>  
> Licensing Section  
> t: 01904 552422 | e: licensing@york.gov.uk  
>  
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>  
> City of York Council | Public Protection Place Directorate, Hazel  
> Court Eco Depot, James Street, York, YO10 3DS [www.york.gov.uk](http://www.york.gov.uk) |  
> [facebook.com/cityofyork](https://facebook.com/cityofyork) |@CityofYork  
>  
> Please be advised that following the latest Government advice regarding the outbreak  
of Coronavirus (COVID-19), the Licensing Section will be working from home where  
possible. Emails and calls will still be responded to but it may take a little longer  
than usual. We apologise in advance for any inconvenience this may cause. It would  
help us greatly if you could communicate by email wherever possible.  
>  
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>  
> We take your privacy seriously. For details of the information we  
> collect, how we use it and who we may share it with please see the  
> Public Protection Privacy Policy on our website, [www.york.gov.uk](http://www.york.gov.uk)

>  
>  
>  
>  
> -----Original Message-----  
> From:  
> Sent: 04 November 2021 21:02  
> To: licensing@york.gov.uk  
> Subject: Opposing licensing application for 23 Water End Lane Hotel  
>  
> This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.  
>  
> To whom it may concern.  
>  
> I wish to oppose to the application for an alcohol license at 23 Water End Lane Hotel for the following reasons:  
>  
> I have been inside the premises when a friend came to stay and I was shocked that there were several Fire Risks apparent. I have a background in Fire Safety and Health and Safety and can state with some accuracy that the building does not conform to the Fire Regs. Basic fire precautions are not being addressed such the sighting of fire extinguishers. The routes are too narrow and there is insufficient lighting, fire doors and signage and fire exits, etc for guests to use in an emergency. The building has clearly been worked upon since these Regs became effective which should have triggered a Legal requirement to amend the property so that it conforms to the said legislation. I have established fire risk management in public areas before and have had several signed off by the local fire authority. The major concern the fire staff rightly brought attention to is that the said building would never conform to fire regs (it was a grade 1 listed building in this example) but that what I proposed was suitable and sufficient given this. The introduction of alcohol rendered the fire risk management plan unusable because of the unpredictable nature of people when in drink. Not only does 23 Water End Lane have insufficient fire protection in its current guise but that it would only become a greater fire risk should a license be awarded. In short, the site is a high enough fire risk in its current layout and therefore should not receive an alcohol license.  
>  
> I'm aware that this hotel is used by a lot of suffering individuals with addiction challenges. I'm not sure if this is a Council/social care opportunity for the unfortunate but I find the idea that an alcohol license being awarded to the premises nothing short of handing a loaded gun to these guests. The point of enabling addicts a safe place to sleep is defeated if alcohol is on offer. I fear that this would risk more anti-social behaviour in the immediate vicinity.  
>  
> I would be grateful if I could receive an acknowledgment to ensure this message has been received given the alarming Health and Safety concerns raised.  
>  
> Thank you  
>  
>  
> Sent from my iPhone  
> \* \* \* \* \*  
> \* \* \* \* \* Help protect the environment! - please don't print this email unless you really need to.  
> \* \* \* \* \*  
> \* \* \* \* \*  
>  
> This communication is from City of York Council.

**From:**  
**Sent:** 12 November 2021 20:31  
**To:** licensing@york.gov.uk  
**Subject:** Clifton Bridge Hotel - 23 Water End

**Follow Up Flag:** Follow up  
**Flag Status:** Flagged

**This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.**

Dear Sirs/Madam

I wish to make observations in relation to the application for alcohol licencing of the above hotel on grounds of the potential for public nuisance.

The hotel occupies a prominent and busy corner of Water End and Westminster Road and is neighbouring residential development. The hotel appears to have been going through a period of investment including refurbishment which is welcomed. This has included improvements to the outside area fronting the main road on Water End with a seating/entertainment area.

The concern relates to the potential for noise and antisocial behaviour from the front of the hotel (outside area) which has the potential to be more prevalent during the summer months. It is also unclear whether the bar would be open to members of the public, rather than hotel guests only. The latter would give rise to concerns as to the potential for numbers of people to congregate outside of the hotel if not limited.

Regards



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**Cooke, Lesley**

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**From:** licensing@york.gov.uk  
**Sent:** 18 November 2021 12:45  
**To:** Kettlestring, Jemma  
**Subject:** FW: Clifton Bridge Hotel 23 Water End YO30 6LL

**From:** ..  
**Sent:** 18 November 2021 11:41  
**To:** licensing@york.gov.uk  
**Subject:** Clifton Bridge Hotel 23 Water End YO30 6LL

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Clifton Bridge Hotel 23 Water End YO30 6LL

Dear Sir/Madam

We wish to make the following considerations relating to the application for alcohol licencing of the above hotel on grounds of the potential for public nuisance, public safety, and noise issues.

The hotel is situated in a prominent position on an extremely busy corner of two main roads, Water End and Westminster Road where all of the housing is of a residential nature. It has very limited parking and at present guests sometimes have to park on Westminster Road. The hotel has recently undergone a refurbishment with particular emphasis on the outside areas.

Our considerations relate to the potential for antisocial behaviour, excessive noise and public safety, around and outside of the hotel.

It is not clear in the application whether vertical drinking, with or without food, by hotel guests and/or members of the public would be allowed.

Should vertical drinking be allowed by members of the public, there is a concern regarding the numbers of people present, and drinking spreading onto both Water End and Westminster Road causing public nuisance, public safety and noise issues.



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**Cooke, Lesley**

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**From:**  
**Sent:** 24 November 2021 16:42  
**To:** licensing@york.gov.uk  
**Cc:**  
**Subject:** Alcohol licence application Clifton Bridge Hotel

Dear Licensing Team

We would like to formally object to the application for a licence for the supply of alcohol both on and off sales for Clifton Bridge Hotel Ltd. The basis for this opposition is that granting a licence for these premises will not promote the licensing objectives, particularly the prevention of crime, disorder and antisocial behaviour.

The Hotel is situated in a residential area.

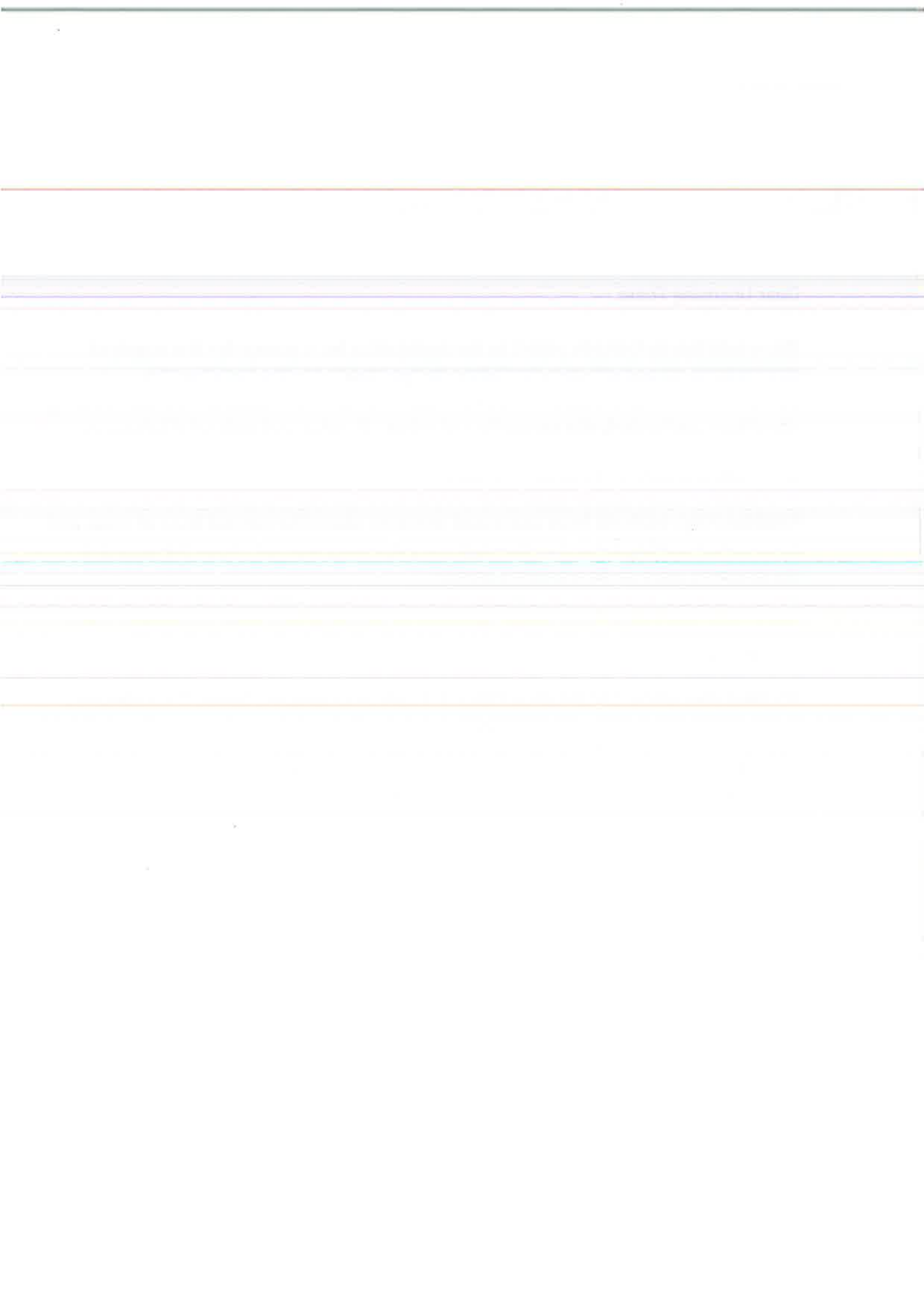
Neighbouring residents have expressed concerns about the current level of noise and disturbance coming from the Hotel but are extremely worried about the impact if the property were to be granted a licence.

There have been several incidents reported at the Hotel that have resulted in Police involvement.

We have also spoken to the local Police Officers who have expressed their concerns about a licence for Clifton Bridge Hotel.

In addition to this Clifton Bridge Hotel is located close to a quiet riverside walk which does not have a great deal of lighting and we have concerns about public safety particularly when alcohol would be available to purchase so near to the river.

Ward Councillors for Clifton



**From:**  
**Sent:** 25 November 2021 10:26  
**To:** licensing@york.gov.uk  
**Subject:** RE: License Application by Clifton Bridge Hotel, York

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The Clifton Green Hotel (Guest House) occupies a prominent position on the busy corner between Water End and Westminster Road essentially in the heart of a residential area. It has been going through considerable refurbishment and development over a long period including the installation of a 'bar and entertaining area' that sit facing Water end and Westminster Road junction. It seems clear that this will be used for its apparent purpose once licensing is granted resulting in noise and antisocial behaviour in the area. It seems more than likely that this would be more prevalent during spring, summer and autumn months but would not exclude it happening in winter months as well. Such a circumstance would have the potential to draw crowds to the property with the likelihood of spilling over onto the street.

I would hope that my concerns will be taken into account when the license is considered.

Yours

**From:** licensing@york.gov.uk <licensing@york.gov.uk>  
**Sent:** 25 November 2021 09:48  
**To:**  
**Subject:** RE: License Application by Clifton Bridge Hotel, York

Good Morning,

In order to accept your representation as a valid rep we would require some further information. If you could please expand on how it relates to one or more of the licensing objectives – what was the rowdiness (noise, ASB), how did it impact yourself and the local residents etc.

Please find attached representation guidance.

Regards

Licensing


Licensing  
t: 01904 552422 | e: [Licensing@york.gov.uk](mailto:Licensing@york.gov.uk)

**City of York Council** | Public Protection  
Place Directorate | Eco Depot, Hazel Court, James Street | York YO10 3DS  
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<image001.jpg>

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Please be advised that following the latest Government advice regarding the outbreak of Coronavirus (COVID-19), the Licensing Section will be working from home where possible. Emails and calls will still be responded to but it may take a little longer than usual. We apologise in advance for any inconvenience this may cause. It would help us greatly if you could communicate by email wherever possible.

**From:**   
**Sent:** 20 November 2021 14:08  
**To:** [licensing@york.gov.uk](mailto:licensing@york.gov.uk)  
**Subject:** License Application by Clifton Bridge Hotel, York

This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.

I note the application for an extension to the existing licence for Clifton Bridge Hotel. I wish to object to the application as it is in what is essentially a residential area, has adequate licensed premises fairly close by, not least at the Youth Hostel opposite and would encourage drinking in the garden, close to the busy Water End road.

There is also some evidence of rowdiness on the premises in recent days and granting such an extension to the licence can only exacerbate the situation.

My Name and address are:



Sent from [Mail](#) for Windows

\*\*\*\*\*  
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**Cooke, Lesley**

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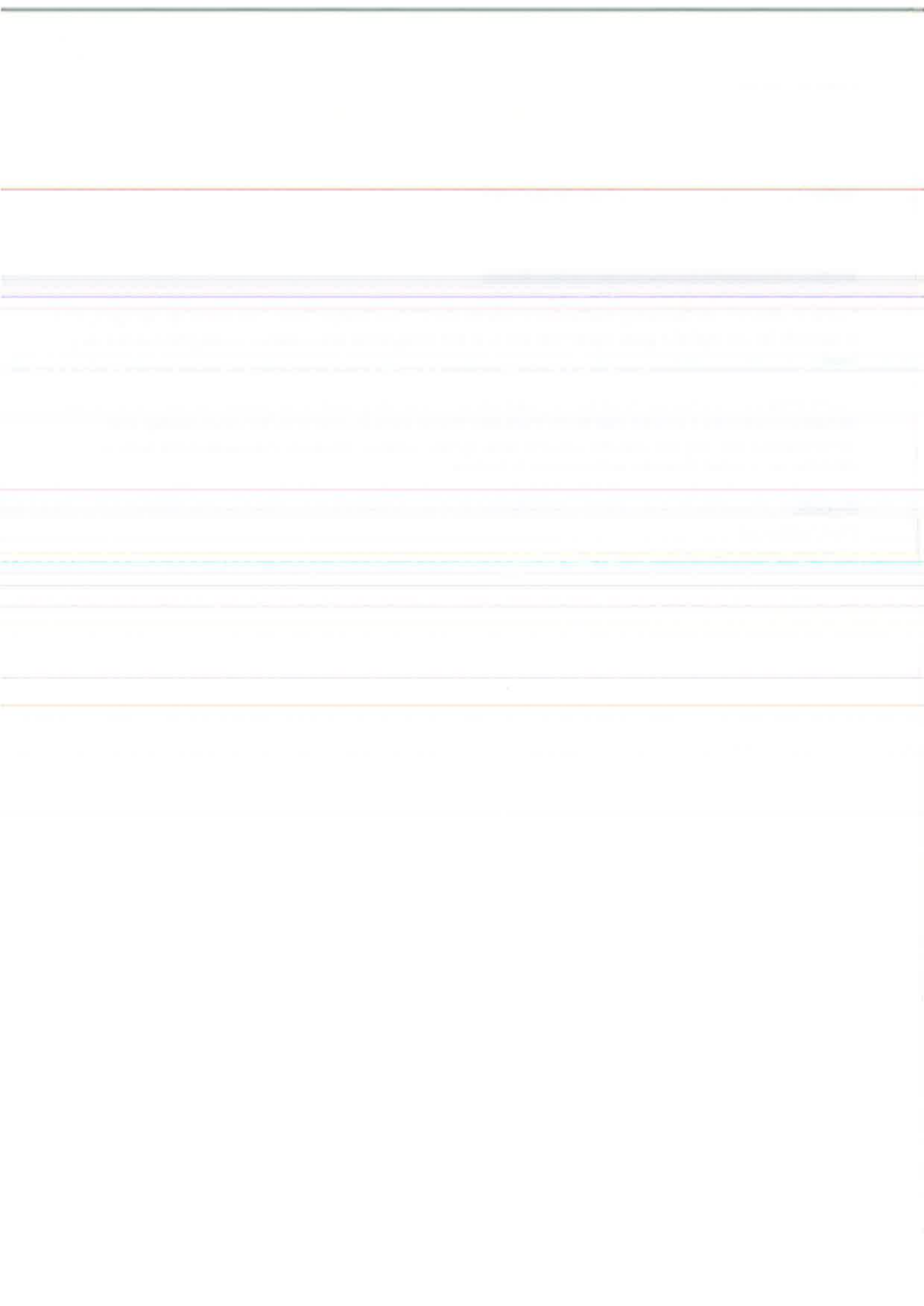
**From:**  
**Sent:** 16 November 2021 16:44  
**To:** [licensing@york.gov.uk](mailto:licensing@york.gov.uk)  
**Subject:** Clifton Bridge Hotel

This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.

I wish to object to the licencing application made for the Clifton Bridge Hotel. I do not think the application is suitable for the end of a quiet residential street. It will bring noise and nuisance to neighbors at the very least.

I have lived on Westminster Road for 20 years and have seen the police at, or parked outside, the hotel on numerous occasions. I suggest that North Yorkshire Police are consulted as to the exact number and circumstances and why the clientele seem to attract police interest. Whatever the issues at the hotel it's unlikely that alcohol licensing will improve behaviour.

Regards,



**From:**  
**Sent:** 25 November 2021 19:58  
**To:** [licensing@york.gov.uk](mailto:licensing@york.gov.uk)  
**Subject:** Clifton Bridge Hotel alcohol licence objection

This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Dear licencing team,

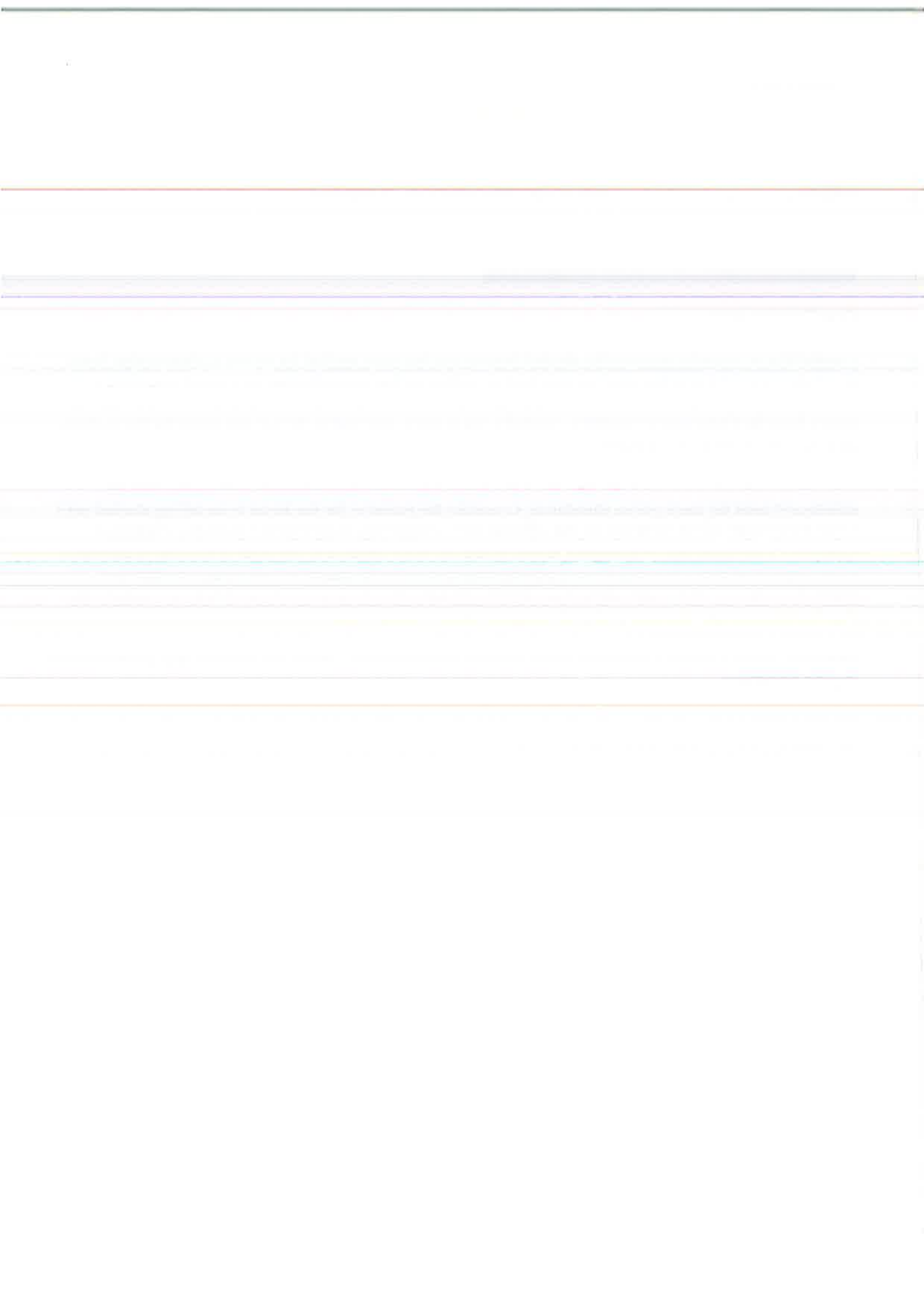
I would like to formally object to the alcohol licence that has been applied for by the Clifton Bridge Hotel (23 Water End, YO30 6LL), until recently named Clifton Bridge Guest House.

I am aware that there are often occasions when there are excessive levels of noise that comes from the Hotel and its residents, typically late at night, and that in the last few years the Police have attended on a number of occasions.

As a result I am are incredibly worried about escalations to the level of anti-social behaviour, and the subsequent need for more police attendance. I consider the potential for the Hotel to be selling alcohol until 11pm every night of the week for on and off sales to be completely inappropriate given the residential nature of its surroundings. Westminster Road, where the main entrance to the hotel is situated, is otherwise a very quiet road every evening. From a personal perspective as the parent of two young children and married to a doctor who commutes to Hull Royal Infirmary, the prospect of alcohol being consumed until 11pm each evening in an otherwise quiet neighbourhood horrifies me.

Therefore, I object to this application on the grounds of prevention of crime and disorder, and the prevention of public nuisance.

Kind regards,



**Cooke, Lesley**

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**From:**  
**Sent:** 27 November 2021 20:20  
**To:** licensing@york.gov.uk  
**Subject:** Re: Objection - Westminster road

This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Dear licencing team,

I would like to formally object to the alcohol licence that has been applied for by the Clifton Bridge Hotel (23 Water End, YO30 6LL), until recently named Clifton Bridge Guest House. As a nearby neighbour I am aware that there are often occasions when there are excessive levels of noise that comes from the Hotel and its residents, typically late at night, and that in the last few years the Police have attended on a number of occasions.

As a result I am incredibly worried about escalations to the level of anti-social behaviour, and the subsequent need for more police attendance. I consider the potential for the Hotel to be selling alcohol until 11pm every night of the week for on and off sales to be completely inappropriate given the residential nature of its surroundings. Westminster Road, where the main entrance to the hotel is situated, is otherwise a very quiet road every evening. From a personal perspective as the parent of a very young child, the prospect of alcohol being consumed until 11pm each evening in an otherwise quiet neighbourhood horrifies me.

Therefore, I object to this application on the grounds of prevention of crime and disorder, and the prevention of public nuisance.

Sent from my iPhone

> On 16 Nov 2021, at 09:31, licensing@york.gov.uk wrote:  
 >  
 > Good Morning,  
 >  
 > I'm afraid we are unable to accept your email as a valid representation as it does not refer to any of the licensing objectives. You will also need to state which premises the representation is for.  
 > I have attached a representations guidance document. The last day we can receive representations is the 30/11/2021.  
 >  
 > Regards  
 >  
 > Licensing  
 >  
 > Licensing  
 > t: 01904 552422 | e: Licensing@york.gov.uk  
 >  
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> Please be advised that following the latest Government advice regarding the outbreak  
of Coronavirus (COVID-19), the Licensing Section will be working from home where  
possible. Emails and calls will still be responded to but it may take a little longer  
than usual. We apologise in advance for any inconvenience this may cause. It would  
help us greatly if you could communicate by email wherever possible.  
>  
>  
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>  
>  
>  
> -----Original Message-----  
> From:  
> Sent: 14 November 2021 09:54  
> To: [licensing@york.gov.uk](mailto:licensing@york.gov.uk)  
> Subject: Objection - Westminster road  
>  
> This email originated from outside of the organisation. Do not click links or open  
attachments unless you recognise the sender and know the content is safe.  
>  
> To whom it may concern,  
>  
> I'd like to formally object to the requested alcohol license for the guest  
house/hotel on Westminster road, YO30. We have recently moved to the area, chosen  
because we have a young family and wanted somewhere quiet and safe. An alcohol license  
would pose a threat not just to our family (children under 2) but to our elderly  
neighbours and the many other residents of the area. There are plenty of premises for  
patrons to drink nearer the city and still stay at the guest house.  
>  
> I am deeply concerned about this proposal and sincerely hope the correct decision is  
made to reject this request.  
>  
> Sincerely,  
>  
> Resident of Westminster road  
>  
> Sent from my iPhone  
> \* \* \* \* \*  
> \* \* \* \* \* Help protect the environment! - please don't print this email  
unless you really need to.  
> \* \* \* \* \*  
> \* \* \* \* \*  
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>

21.11.2021

To:  
The Manager,  
'Grant of Premises Licenses' Department,  
City of York Council Licensing Authority,  
James Street, Eco Department,  
York YO10 3DS

Dear Sir/Madam,

**City of York Council, Licensing Act 2003  
Notice of Application for the Grant of a Premises License**

**Applicant: Clifton Bridge Hotel Ltd.  
Address: 23 Water End, YO306LL**

I enclose herewith my Representation with regard to the above application with reasons for my objections to the granting of this license.

Unfortunately, owing to being in the Covid high vulnerability category – and with a recently broken femur – together with transport difficulties of getting across town to James Street, I am precluded from viewing the application document. My comments are based on the information accessed from the Notice on the Railings of the Clifton Bridge Hotel and the Licensing Applications Register: Licensing Act 2003, Advertisement of Applications, on the [york.gov.uk](http://york.gov.uk) site.

I should be most grateful if you could put my Representation before the Chairman of the Committee making a decision on this license for their thoughtful consideration.

With my thanks,

Yours sincerely,

**City of York Council  
Licensing Act 2003  
Notice of Application for the Grant of a Premises License**

**Applicant: Clifton Bridge Hotel Ltd.  
Address: 23 Water End, YO306LL**

**Representations must be made no later than 30/11/2021  
To City of York Council Licensing Authority**

**To: The Chairman and members of the Committee considering the  
above Application**

Dear Chair and Members,

As an \_\_\_\_\_ of the above premises, the representation below notes my considered comments and concerns which I hope will be taken into account when this application is considered. From the information available, the proposals represent a fundamental change in status of the Hotel from an "unpretentious guesthouse" ('Clifton Bridge Guesthouse' as advertised on the Net 15.11.21). Such a changed Establishment would be detrimental to the surrounding community and out of keeping with this Residential Area. For this reason, and the negative environmental impact of issues on safety, vehicle congestion, parking hazard, noise and residential intrusion, I feel I must object to the Application.

Yours sincerely,

20.11.2021

**Issues of Traffic/Parking**

*The Clifton Bridge Hotel is a Commercial Property located within a close-knit Community in a Residential Area. My first thoughts when I became aware of the Application were of the substantial increase in traffic that would be created at this busy and dangerous junction. Secondly, where could the additional engendered vehicles be parked on this congested part of Westminster Road? The Hotel has extremely limited parking facility for the size of the hotel and number of residents it can cater for; a severe, recurring problem over many years.*

P.T.O.

The proposed changes would increase deliveries of food and drink, as well as other daily servicing requirements, staffing and waste products. This would exacerbate the problem, both around the Hotel and around the junction as well as down Westminster Road, adding to on-going problems with traffic/parking and the hazard they pose. The Hotel's Commercial Waste Bin, seemingly parked permanently on Westminster Road, an additional threat to the safety of road users.

#### **Provision of Late night refreshment (Indoors)**

##### **Monday to Sunday: 23.00 to 01.00 hrs**

It is questionable whether the environmental noise and residential intrusion (including the coming and going of taxis, cars, chatter etc.) likely to emanate from kitchen and dining staff, guests of Hotel residents and/or 'reserved' Celebration Party guests, leaving the hotel in the early hours of the morning after Late Night Refreshment (with the potential to having consumed alcohol until 11 pm) could ever be acceptable within yards of homes, some with children, in such a Residential Area. The hotel can cater for a substantial number of residents so the numbers involved could be significant, unless exclusion is an embedded condition of the license.

#### **Sale by Retail of Alcohol: 'on and off' sales**

##### **Monday to Sunday: Midday to 23 hrs**

If my interpretation of the title of this section is correct it seems that alcohol could be permitted to be sold to non-residents of the Hotel for consumption both on and off the site, (in addition to residents of the Hotel); permitted both outdoors and indoors.

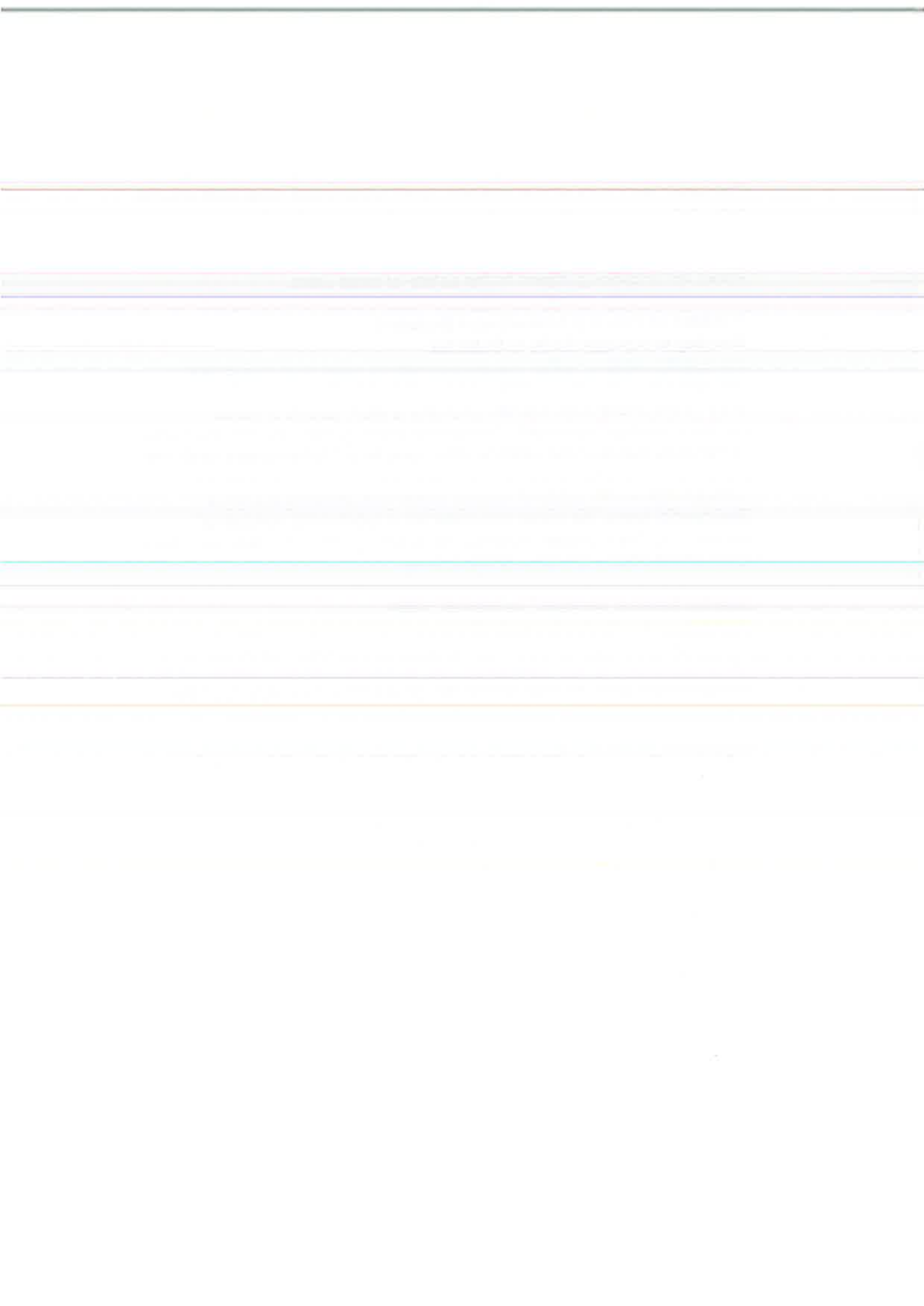
This could result in the very long and wide terrace (running across the full frontage of the Hotel along Water End and extending along the Westminster Road side of the Hotel) used as a Drinking Place from lunch time until 11 p.m? Alcohol consumption is notorious for the creation of anti-social behaviours, thoughtlessness, noise and nuisance, often requiring intervention. This type of Establishment has a history of boisterous and rowdy participants with potential for revellers to impact on a hard-pressed police force.

It could be legitimately argued that No. 23 Water End would be an inappropriate location for such a changed Establishment,

#### **Opening Hours. Monday to Sunday: Midday to 23.00 hrs**

The deleterious environmental impact from the fall-out of the proposed activities would be experienced every day for 7 days a week, a nightmare scenario for neighbours in this residential community.

Relevant to the Application, residents in this vicinity are well aware that Music played outdoors (recorded or live, licensed or unlicensed) can prove to be a most negative intrusion, detrimental to health and mental well being.



**Cooke, Lesley**

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**From:**  
**Sent:** 29 November 2021 17:19  
**To:** licensing@york.gov.uk  
**Subject:** RE: License for Clifton Bridge Hotel

**Importance:** High

This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Thank you for sending the information I requested from you.

I have to say that I am extremely surprised that I have not received a letter regarding this application, in view of the fundamental change of use to which it refers.

I have a serious objection to changing a "Bed and Breakfast" establishment into what is effectively a public house. I own and live in the property

The recent erection of a new, covered seating area, which I was not informed of, has also now provided an open facing side

I would also point out other reasons why this application is not acceptable :-

- There is limited parking onsite and all of these areas around the property are residents only parking, entrances to residents driveways and on the corner of an extremely busy main road (The three services have to drive extremely fast to attend to their jobs along this main highway) and this would be a nightmare for them and not acceptable on a corner such as this.
- As you are aware, this is a fully residential area and would be highly disruptive to all residents.
- This is a community of families with small children, I have a 1 year old granddaughter who stays here on a weekly basis and the potential for noise and, shall we say, boisterous patrons leaving late at night, would be very disruptive to families living locally and my family in particular. The potential for public nuisance is very real and unacceptable. Doors slamming, cabs, taxis and ubers delivering and collecting patrons would significantly increase noise pollution all day long.
- There is a risk to children in the area with potential numbers of inebriated patrons leaving the "Pub", and walking down the residential Westminster Road or Water End area. We all know that drink increases the boisterous nature of people and, if this is during the day, children could be out playing in the area and could be at risk. Police presence springs to mind and therefore causing more disruption.
- The potential for drinking glasses, glass bottles, cigarette waste and litter to be dropped in the vicinity and over my garden wall is real and probable.
- The application for an "off license" also does not seem appropriate when there are local off licenses already on Clifton Green and the Leeman Road area. As an "Off License" this would encourage people to "drop off" to buy alcohol and, as there is no parking to service this need, it would encourage illegal parking close by.
- None of this takes into account the potential for traffic issues in a purely residential area, with deliveries to the guest house having to park on a very difficult junction, in a residents only parking area. This would be disruptive to the residents of Westminster Road and the traffic on the main Water End road and any adjoining roads.

In conclusion, in so many ways, this application is highly inappropriate for the area in which it is situated.

Please acknowledge receipt of this objection.

Sent from Mail for Windows

**From:** [licensing@york.gov.uk](mailto:licensing@york.gov.uk)  
**Sent:** 16 November 2021 10:23  
**To:**  
**Subject:** RE: License for Clifton Bridge Hotel

Good Morning,

Please find attached a redacted version of the premises licence. If you have any further questions please do not hesitate to contact [licensing@york.gov.uk](mailto:licensing@york.gov.uk)

Regards

Licensing

Licensing  
t: 01904 552422 | e: [licensing@york.gov.uk](mailto:licensing@york.gov.uk)

City of York Council | Public Protection  
Place Directorate | Eco Depot, Hazel Court, James Street | York YO10 3DS  
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Please be advised that following the latest Government advice regarding the outbreak of Coronavirus (COVID-19), the Licensing Section will be working from home where possible. Emails and calls will still be responded to but it may take a little longer than usual. We apologise in advance for any inconvenience this may cause. It would help us greatly if you could communicate by email wherever possible.

#### -----Original Message-----

**From:**  
**Sent:** 14 November 2021 14:54  
**To:** [licensing@york.gov.uk](mailto:licensing@york.gov.uk)  
**Subject:** License for Clifton Bridge Hotel

This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.

I have been notified that Clifton Bridge Hotel, 23 Water End Clifton York, has applied for a license and cannot find the application on the York Council website, can you please send me a link as I live next door to this and have had no formal notification of this.

Regards

Sent from my iPhone

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Help protect the environment! - please don't print this email unless you really need to.

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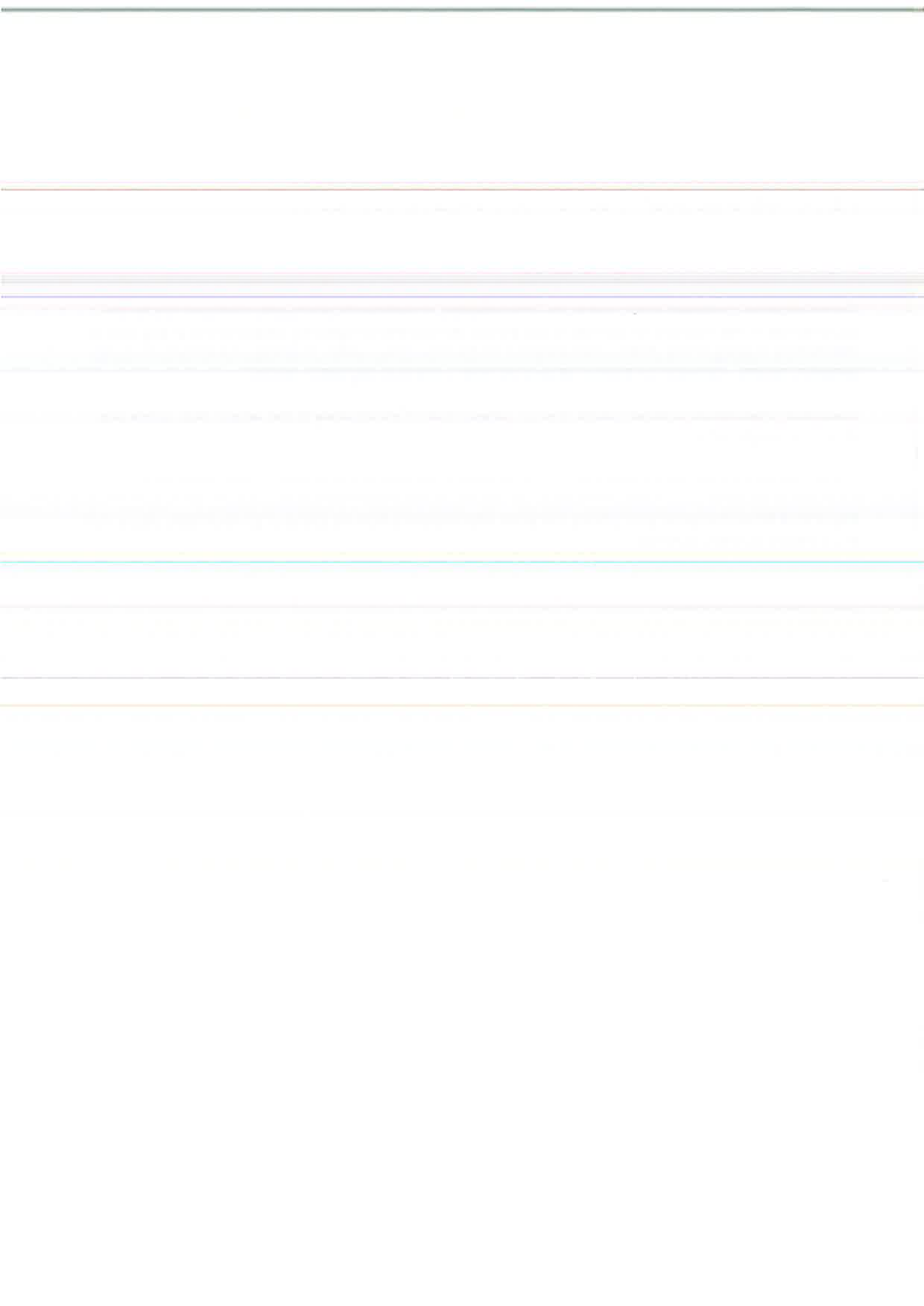
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**Cooke, Lesley**

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**From:**  
**Sent:** 30 November 2021 16:34  
**To:** licensing@york.gov.uk  
**Subject:** Fwd: Objection to issuing of licence

This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Sent from my iPad

Begin forwarded message:

**From:**  
**Date:** 30 November 2021 at 16:30:40 GMT  
**To:** licensing@york.gov.uk  
**Subject:** Objection to issuing of licence

Dear licensing team

I would like to formally object to the alcohol licence that has been applied for by the Clifton Bridge Hotel (23 Water End, YO30 6LL).

I am aware that there have already been occasions of excessive noise that comes from the Hotel and it's residents, typically late at night, and the Police have attended on a number of occasions.

I, and other neighbours, are concerned about escalating levels of anti-social behaviour, and the subsequent need for more Police attendance. I consider the issuing of a licence enabling the Hotel to sell alcohol every night of the week to 11pm inappropriate given the residential nature of the environment in which it's situated. The neighbourhood is otherwise a very quiet road. As a parent of a young child, this potential rise of anti-social behaviour, drain on Police resources, really concerns me.

I therefore object to this application on the grounds of prevention of crime and disorder, and on prevention of public nuisance.

Yours,

Sent from my iPad



**Cooke, Lesley**

---

**From:**  
**Sent:** 30 November 2021 20:00  
**To:** licensing@york.gov.uk  
**Subject:** Application for an alcohol license - Clifton Bridge Hotel

This email originated from outside of the organisation. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Dear licensing office

I understand that Clifton Bridge Hotel are applying for an alcohol license, and one that extends to 1.0am.

The Clifton area is already well-served by bars, with the Old Grey Mare very close by. It looks over a large non-residential area of open space, Clifton Green, and has both a bar and beer garden and is open to 23.00.

The Clifton Hotel sits at the top of Westminster Road, which, as you know, is a residential street in a residential area. There is no equivalent open space around it.

The Hotel bar is likely to attract non-residents, with non-permit parking available in Westminster Road after 6.0pm. In addition to the risk of noise and antisocial behaviour from late night drinkers coming to and leaving the hotel, I am concerned about the risks to those who go to drink at the hotel - potentially having been drinking at bars and pubs in the city centre. There is an open stretch of river very close by - with no protection or lighting. Late night drinkers have drowned in the Ouse in central York as you know - and the causeway from Water End runs down to river at a point that is much less clearly marked and lit. Both north and south of the Water End area of Clifton Bridge.

I do hope that your Committee will agree that York is already very well-served by bars serving alcohol late into the night and early morning. And does not need another in a residential area by a treacherous stretch of river.

Many thanks for your consideration

