

**PAVEMENT LICENCE OBJECTIONS ASSOCIATED WITH THE
CHEQUERS, COTTENHAM**

To: **Highways and Community Infrastructure Committee**

Meeting Date: **23rd September 2014**

From: **Executive Director: Economy, Transport &
Environment**

*Electoral
division(s):* **Cottenham, Histon & Impington**

Forward Plan ref: **N/A** *Key decision:* **No**

Purpose: **To determine objections received to the pavement
Licence application associated with The Chequers,
High Street, Cottenham**

Recommendation: **a) Approve and issue a Pavement Licence for the
proposal
b) Inform the objectors accordingly**

<i>Officer contact:</i>
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1. BACKGROUND

- 1.1 The Chequers public house is located at the junction of High Street and Denmark Road, Cottenham (**Appendix 1**).
- 1.2 There is an area of highway between The Chequers and the war memorial which is used for informal car parking and can accommodate four cars.
- 1.3 The landlord submitted an application for three picnic benches to be placed on public highway along the south west frontage (**Appendix 2**).
- 1.4 There are six existing benches in the beer garden at the rear of the premise, which is privately owned.

2. PAVEMENT LICENCE PROCESS

- 2.1 The Pavement Licence procedure is a statutory consultation process that requires the Highway Authority to advertise, on-street, a public notice stating the proposal. The notice invites the public to comment on the proposals in writing within a twenty eight day notice period.
- 2.2 The Pavement Licence was advertised on-street on 8th July 2014. The statutory consultation period ran from 8th July – 5th August 2014.
- 2.3 The statutory consultation resulted in 5 responses comprising of 2 objections and 3 in support.
- 2.4 A local County Member, Councillor David Jenkins, a district councillor and the parish council support the proposal. The responses received and officer comments are detailed in **Appendix 3**.
- 2.5 On the basis of this analysis, it is recommended that a pavement licence is issued for three benches.

3. ALIGNMENT WITH CORPORATE PRIORITIES

Developing the local economy for the benefit of all

A Pavement licence will enable the business to make the best use of their location and attract customers.

Helping people live healthy and independent lives

There are no significant implications for this priority.

Supporting and protecting vulnerable people

There are no significant implications for this priority.

SIGNIFICANT IMPLICATIONS

Resource Implications

There are no significant implications within this category.

Statutory, Risk and Legal Implications

The statutory process for this Pavement Licence has been followed. Should the objections not be determined by this Committee, it may be necessary to hold a public enquiry.

Equality and Diversity Implications

There are no significant implications within this category.

Engagement and Consultation Implications

The statutory consultees have been consulted – the County Councillors, Police, City Council Environmental Health and Planning services. In addition the ambulance and fire service and district councillors have been consulted.

A notice was displayed outside the premise.

Localism and Local Member Involvement

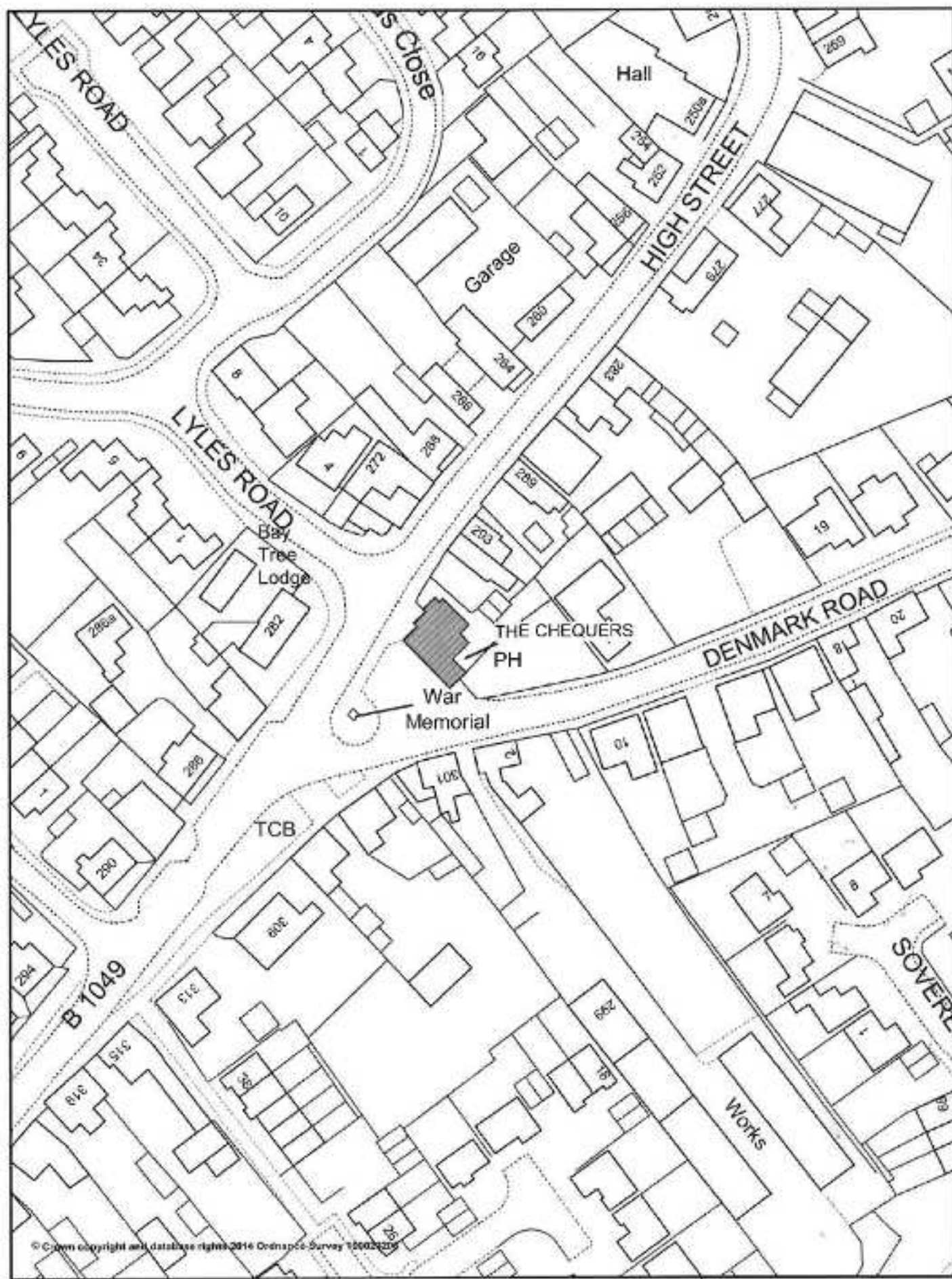
The local members were consulted and Councillor Jenkins supports the proposal. *Councillor Mason has been emailed for a view – to date no response.*

Public Health Implications

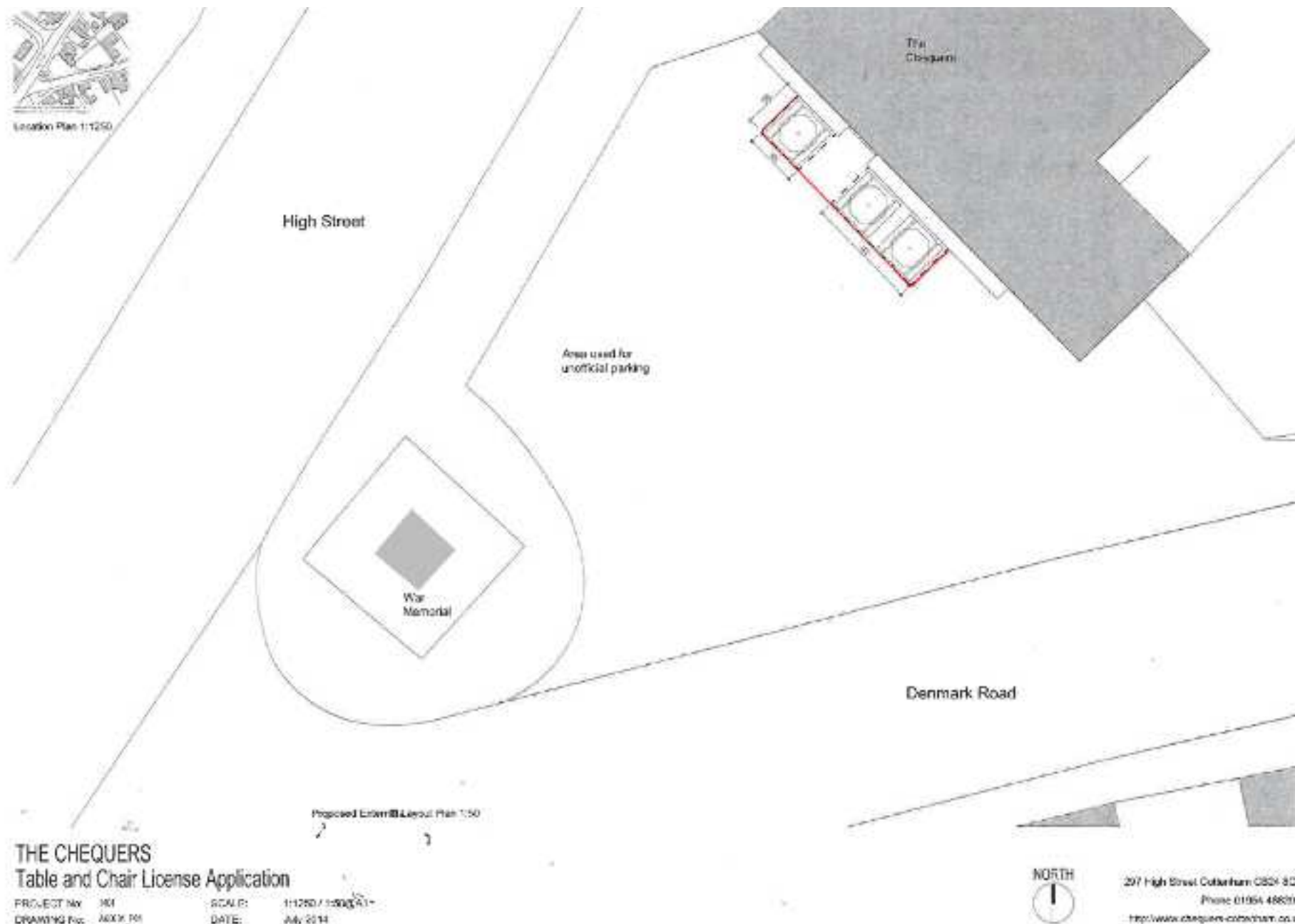
The South Cambridgeshire District Council Environmental Health team have been consulted and have no concerns.

Source Documents	Location
Consultation responses	Room:209 Shire Hall Castle Hill Cambridge,CB3 0AP

Appendix 1 – LOCATION PLAN



Appendix 2 – PROPOSED LAYOUT



Appendix 3 – RESPONSES RECEIVED

No.	RESPONSE RECEIVED	OFFICER RESPONSE
1.	<p>The picnic benches will allow customers to sit at the front of the pub and cause a disturbance to residents late at night.</p> <p>The picnic benches will result in the loss of a car parking space for drivers including those using the shop and takeaway.</p>	<p>The applicant has asked for the finish time for the licence to be 22:00 and has confirmed that he will monitor the use of the benches and will not allow them to be used after this time.</p> <p>Although there are double yellow lines in the High Street to the north east of the junction with Denmark Road, there is unrestricted parking in High Street to the south of the junction with Denmark Road, in Denmark Road and in Lyles Road.</p>
2.	<p>There are already issues with smoke and noise from the benches in the beer garden.</p>	<p>These benches are on private land. If there are similar issues with the benches within the Pavement Licence area we are able to amend the conditions or refuse renewal of the licence after the first year.</p>
3.4. 5.	<p>Support the application.</p>	<p>Support noted.</p>