



OBJECTION TO APPLICATION 6/2021/2571/FULL

JUDGES, NORTHAW HILL, EN6 4NL

I am the Chair of the Northaw and Cuffley Residents Association. We have several strong objections to the above application.

History

This business opened in November 2017 and has been the subject of several previous applications, including 6/2019/1277/FULL and 6/2019/1769/LB. These were refused and an appeal was rejected in April 2021. Judges was given six months from 26 April 2021 to dismantle the alleged “temporary” structure on the site of the present application to build a permanent structure there. The “temporary” structure still stands after around nine months!

We understand that when enforcement action was previously taken by the Council and the then structure was taken down, within two days a large marquee was erected on the same spot and within weeks the structure was largely reassembled. Planning Permission for that was denied in 2019.

We also understand that there is a history of action by Environmental Health Officers regarding noise nuisance, including the issue of more than one Noise Abatement Order and the confiscation of relevant audio equipment.

Present Application

The applicant now seeks permission for a permanent structure where the alleged “temporary” structure still exists despite the order to take it down.

Noise

Given the nature of their business, noise would be an even greater problem if they are allowed to extend their premises even closer to nearby homes. Not only will the noise be intolerable during the events but also as patrons leave the premises, often very late at night after having had plenty to drink.

We are aware that Environmental Health have lodged a major objection to this application and we hope the Council take full account of that.

Parking

The space for parking on Judges' site is already totally inadequate. Permanently removing what could otherwise be additional parking space will not improve the present hazardous parking which reduces Vineyards Road to a single lane and/or blocks the use of pavements by pedestrians. Patrons even park on the Village Green, or wherever they can find just enough room to squeeze in whether or not they leave room for others to be able to pass by, or for others to get out of a confined space if insufficient room has been left available. There have been instances where nearby residents have found vehicles parked across the exit from their homes and we know from experience that the police rarely have the manpower to attend on such occasions.

Designated Conservation Area

The premises are in a DCA. The present application is intended to increase the use of the site for parties, discos and similar events with the associated disruption and inconvenience to local residents. This is entirely inconsistent with what residents expect when living in a DCA.

Conclusion

We believe the blatant contraventions of decisions of the Council and the rejection of their appeal should be borne in mind when assessing this present application. We urge the Council to reject the application.

MICHAEL GREEN

CHAIR