

[Redacted]

Saunton
Braunton
EX33 1LG

[Redacted]

[Redacted]

11th March 2024

The Licensing Team
North Devon District Council
Lynton House
Commercial Road
Barnstaple
EX31 1DG

Dear Sirs,

Grant of Premises Licence Application, Ref. 057849

The above application has been advertised on gateposts and hedgerows surrounding the premises recently established as Saunton Vineyard. The premises consist of an agricultural field newly planted with vines and containing two small sheds, what seems to be the back end of a lorry and two picnic tables. There appear to be no facilities normally associated with the supply of alcohol, such as a building, toilets, electricity, drainage, parking etc.

If facilities were intended to be provided, we would expect to see applications for building and a change of use but we have seen neither and it is unlikely that these would be approved.

It is conceivable that the intention is to market the wine made from the grapes of the vineyard but it seems that production of wine is some years away and the facilities presently on-site are inadequate to achieve this. Further, if this were the intent, why would such long trading hours be needed?

Vehicle access to the vineyard is from Broad Lane, that is a single track lane with high banks on each side. The exit from Broad Lane onto the B3221 (Saunton Road) is notoriously dangerous, with very limited visibility in either direction. It is not a good idea to encourage further business activities that rely on this lane for access. It would adversely affect the residents of the hamlet of Lobb who rely on Broad Lane for access.

As described above, I believe that grant of a licence would affect Public Safety and create a Public Nuisance. I suggest that you visit the site before making judgement.

Yours faithfully,



Roger Abbott

REPRESENTATION FORM

See NOTES overleaf. Boxes marked * are mandatory, any forms with these incomplete will be automatically refused

| | |
|--|--|
| *Your full name | ROGER KINGSLEY ABBOTT |
| *Postal address | [REDACTED] SAUNTON BRAUNTON EX33 1LG |
| *Email address | [REDACTED] |
| Contact telephone number | [REDACTED] |
| *Name of the premises you are making a representation about | SAUNTON VINEYARD |
| *Address of the premises you are making a representation about | BROAD LANE BRAUNTON EX33 1JF |
| *Which of the four licensing objectives does your representation relate to? | Please detail the evidence supporting your representation. Or the reason for your representation, use separate sheets if necessary |
| To prevent crime and disorder | |
| Public safety | PREMISES ARE INADEQUATE. VEHICULAR ACCESS IS DANGEROUS SEE LETTER. |
| To prevent public nuisance | ACCESS WILL BE A NUISANCE TO LOCAL RESIDENTS. SEE LETTER. |
| To protect children from harm | |
| I/We fully understand that this Representation will be made available to the applicant and included in the Sub Committee's Hearing papers which are publically accessible documents, and any subsequent appeal court proceedings. See NOTES for further information. | |
| Signed*: | RIC Abbott |
| Date*: | 11/3/24 |
| This form must be returned within the Statutory Period, which ends on: 25/3/24 | |