

# Public Document Pack

## Licensing Sub-Committee

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Meeting Venue  
**By Teams**

Meeting Date  
**Tuesday, 13 July 2021**

Meeting Time  
**10.00 am**



County Hall  
Llandrindod Wells  
Powys  
LD1 5LG

For further information please contact  
**Carol Johnson**  
01597 826206  
carol.johnson@powys.gov.uk

29 June 2021

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Mae croeso i chi siarad yn Gymraeg neu yn Saesneg yn y cyfarfod.  
Rhowch wybod pa iaith rydych am ei defnyddio erbyn hanner dydd, ddua ddiwrnod gwaith cyn y cyfarfod.  
You are welcome to speak Welsh or English in the meeting.  
Please inform us of which language you wish to use by noon, two working days before the meeting.

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## AGENDA

**The Sub-Committee Members are required to attend a private Briefing meeting at 9.45 a.m.**

### **1. APPLICATION FOR PREMISES LICENCE**

#### **1.1. Sub-Committee procedures**

To receive introductions by the Chair and an explanation of the Sub-Committee's procedures by the Principal Solicitor.  
**(Pages 3 - 6)**

#### **1.2. Application for a licence**

To consider an application for a licence from 4 Seasons Country and Leisure Park, Trefeglwys, SY17 5QZ.  
**(Pages 7 - 42)**

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# 1.a

## POWYS COUNTY COUNCIL

### LICENSING ACT 2003

#### **Licensing Sub-Committees – Procedural Guidelines for the conduct of hearings in accordance with the Licensing Act 2003 (Hearings) Regulations 2005 (“the Regulations”)**

#### **Introduction**

**The four licensing objectives, as set out in the Licensing Act 2003 are:**

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

**Each application that comes before a sub committee of the Authority will be treated on its own merits and this licensing authority will take its decision based upon the merits of the application, taking into account the need to promote the four licensing objectives. This Authority will also have regard to its Statement of Licensing Policy and the guidance issued under section 182 of the Licensing Act 2003.**

1. The hearing will normally be held in public. However, the sub committee may exclude the public from all or part of a hearing where it considers that the public interest in so doing outweighs the public interest in the hearing, or that part of the hearing, taking place in public.
2. The hearing shall take the form of a discussion led by the Licensing sub committee and cross examination will not be permitted except at the discretion of the sub committee if it is required to consider the application or representations. This is in accordance with Regulation 23 of the Regulations. A party wishing to cross examine another party must make an application to the sub committee.
3. The procedure at the hearing shall be determined by the sub committee, normally in accordance with the following guidelines.
4. The sub committee shall appoint a Chairman.
5. The Chairman will welcome everyone to the hearing and will introduce him/herself and the other members of the sub committee.
6. The Legal Adviser to the sub committee will ask everyone present to introduce themselves and will explain the procedure to be followed. He/she will ask the applicant, if unaccompanied, if he/she was aware of the right to be represented. The sub committee will also consider any

request made by a party under Regulation 8(2) for permission for another person to appear at the hearing as a witness.

7. The Licensing Officer will present a report outlining the nature of the application to be considered, any relevant representations and policy statements. The sub committee may ask any relevant questions of the officer through their Legal Adviser.
8. The applicant (or his/her representative) will be invited to put his/her case. The applicant may call witnesses to support the case provided that the sub committee have given permission to do so. The sub committee and other parties who have made relevant representations may ask any relevant questions of the applicant or of persons representing them. The sub committee should ask questions through their Legal Adviser.
9. The Chairman will then invite those parties making representations to address the sub committee. The sub committee may ask relevant questions of those parties making representations through their Legal Adviser. The applicant or his/her representative may also ask relevant questions of those parties making representations.
10. The Chairman will invite the applicant (or his/her representative), and any parties making representations, to briefly summarise their points if they wish.
11. The sub committee may ask relevant questions of any party during the hearing through their Legal Adviser, but should refrain from any discussion of the merits of the case.
12. The sub committee will retire with their Legal Adviser to deliberate in private. If it is necessary to recall any party to provide further information or clarification, all parties at the hearing will be asked to return.
13. When the sub committee has reached its conclusion, the parties will be recalled and the decision will be announced to the applicant by the Legal Adviser to the sub committee, accompanied by, as appropriate, a description of any conditions which are to be attached to the grant of a licence and the licensing objectives that they relate to. Reasons will be given for the decision. That information will also be given to the applicant in writing as soon as is practicable and he/she will be told of any statutory rights of appeal that are available. In cases where a decision cannot be given at the end of a hearing, the applicant and those parties present will be notified of the decision within five working days.

**PLEASE NOTE:**

- Any person attending the hearing, who, in the opinion of the Chairman, is behaving in a disruptive manner, may be required to leave.
- Late additions to representations and evidence will only be considered with the agreement of all parties present
- The sub committee may allow a maximum period of time for each party to make all relevant statements in support of their written representations. The sub committee would request that all parties avoid repetition and keep the discussion moving in the interests of efficiency.
- Decisions will generally be taken regardless of whether the applicant or those who have made written representations are present. All notices and written representations received from absent parties will be considered. However if a party is unable to attend a hearing due to unforeseen circumstances and would wish to be present, that party should contact the relevant Licensing Officer or Committee Clerk by telephone in order to explain the circumstances. In such a case, the sub committee may be prepared to adjourn the hearing.

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# 1.b

## CYNGOR SIR POWYS COUNTY COUNCIL

Licensing Sub-Committee 18/05/2021

**REPORT BY:** Natalie Jones      Licensing Officer

**SUBJECT:** Application for a Premises Licence for 4 Seasons Country and Leisure Park, Trefeglwys, SY17 5QZ

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**REPORT FOR: DECISION**

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### 1. APPLICATION

- 1.1 On the 21/05/2021, an application for a Premises Licence was received from Lisa Hughes on behalf of company 4 Seasons Country and Leisure Park, Trefeglwys, SY17 5QZ.
- 1.2 A location map of the premises is set out at **Annex A**. It should be noted that this is a new development, which has yet to open to the public. (previously was the Mid Wales Shooting Ground)
- 1.3 A copy of the application and a plan of the premises are reproduced at **Annex B**.
- 1.3 The Proposed Premise licence will largely be focused on licensable activities within the Clubhouse (sale of alcohol, entertainment and late night refreshment). However, the licence applied for is for the whole site, which will allow the premise to use the outdoor area of the site on occasion without the need for temporary licences.
- 1.4 The applicant & The Licensing Authority satisfied procedural obligations by consulting the Responsible Authorities and advertising the application. The Notice was observed displayed at the premise entrance.
- 1.5.1 The Applicant has applied for a Premises Licence to authorise the sale of alcohol, provision of regulated entertainment (indoor and outdoor) and late night refreshment. (See **Annex C** for breakdown of application showing the licensable activities and times applied for)

### 2. REPRESENTATIONS

#### 2.1 Responsible Authorities

There were No Objections from any of the Responsible Authorities.

The Police, trading Standards and Fire Service responded with “no objections”

Senior Environmental Health Officer (noise pollution) offered no objections and gave additional comments in his response, which are found in **Annex D**.

## 2.2 Other Persons

### Objections

2 Representations have been received from the public and the details of these representations are detailed and attached at **Annex E**. Both are residents located in the proximity of the new premise.

## 3. OPTIONS

- 3.1 In determining the application for the Premises Licence, the Sub-Committee must take such steps as are considered appropriate to promote the licensing objectives;
  - i) The Prevention of Crime and Disorder
  - ii) Public Safety
  - iii) The Prevention of Public Nuisance
  - iv) The Protection of Children from Harm
- (3.2 If appropriate make reference to LA03 guidance or our Licensing policy if it relates to any of the points raised by objectors)
- 3.3 The options are to;
  - a) grant the application as submitted by the applicant without modification, with the exception of the inclusion of mandatory conditions made under Section 19, Licensing Act 2003 (Supply of Alcohol); or
  - b) grant a licence with modified conditions; or
  - c) reject the whole or part of the application.

## 4. DETERMINATION

- 4.1 The Licensing Sub-Committee is requested to determine the application.

## List of Annexes

**ANNEX A – LOCATION MAP (Ariel and Geo)**

**ANNEX B – APPLICATION WITH PLANS**

**ANNEX C – LIST OF LICENSABLE ACTIVITIES  
WITH TIMINGS**

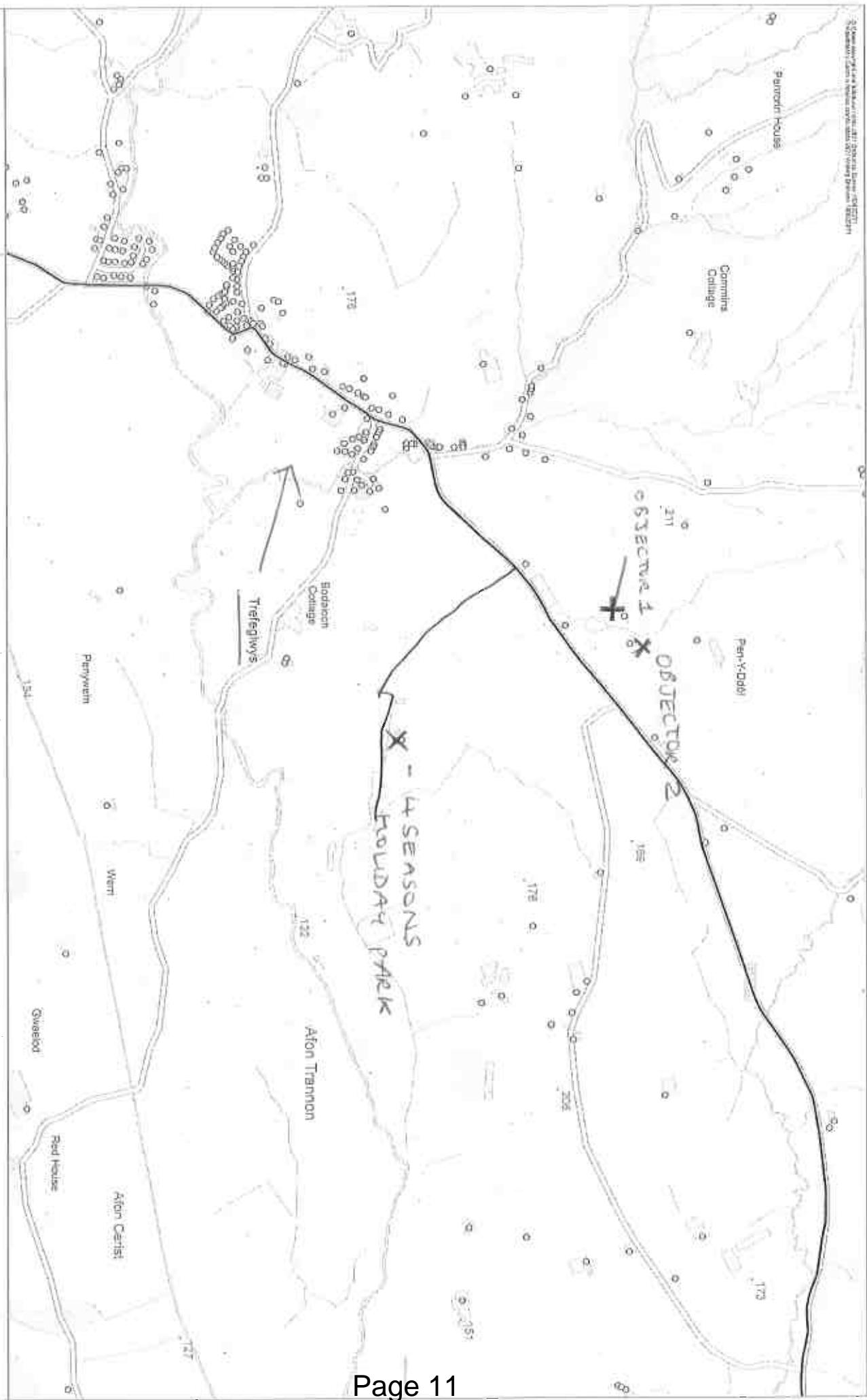
**ANNEX D – RESPONSIBLE AUTHORITY  
RESPONSES**

**ANNEX E – LIST OF OBJECTORS (X2)**

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**ANNEX A**

THE BOSTONIAN, APRIL 1, 1851.





# ANNEX B.

## Cyngor Sir Powys County Council

JRM 9



### Application for a premises licence to be granted under the Licensing Act 2003

#### PLEASE READ THE FOLLOWING INSTRUCTIONS FIRST

Before completing this form please read the guidance notes at the end of the form.

If you are completing this form by hand please write legibly in block capitals. In all cases ensure that your answers are inside the boxes and written or typed in black ink. Use additional sheets if necessary.

Once completed please send your application to:-

#### CYNGOR SIR POWYS COUNTY COUNCIL The Licensing Officer

Council Offices	Council Offices	Council Offices
Neuadd Brycheiniog	Y Gwalia	Neuadd Maldwyn
Cambrian Way	Ithon Road	Severn Road
Brecon	Llandrindod Wells	Welshpool
Powys	Powys	Powys
LD3 7HR	LD1 6AA	SY21 7AS

Contact: 0845 602 7037 and ask to speak to an Officer

You may wish to keep a copy of the completed form for your records

(We ... LISA MARY HUGHES .....

(Insert name of applicant / applicants)

apply for a premises licence under section 17 of the Licensing Act 2003 for the premises described in Part 1 below (the premises) and I / we are making this application to you as the relevant licensing authority in accordance with section 12 of the Licensing Act 2003

#### Part 1 – Premises Details

Postal address of premises if any or if none Ordnance Survey map reference or description.

4 SEASONS ~~BLAENAU Gwent~~ \* COUNTRY + LEISURE PARK  
FFINNANT  
TREFECHLWYS.  
POWYS

Post town

Post code

SY17 ~~XXXXXX~~ 5QZ

Telephone number of premises (if any)

~~XXXXXXXXXX~~

£ Non-domestic rateable value of premises

£

~~XXXXXX~~

<b>Part 2 - Applicant Details</b>		
<b>Please state whether you are applying for a premises licence as</b>	<b>Please Tick or insert "YES" in the relevant box</b>	<b>Next Step</b>
a). An individual or individuals.	YES.	Please complete Section (A)
b). A person other than an individual. i. as a limited company		Please complete Section (B)
ii. as a partnership		Please complete Section (B)
iii. as an unincorporated association or		Please complete Section (B)
iv. other (for example a statutory corporation)		Please complete Section (B)
c) A recognised club		Please complete Section (B)
d) A charity		Please complete Section (B)
e) The proprietor of an educational establishment		Please complete Section (B)
f) A Health Service Body		Please complete Section (B)
g) A person who is registered under Chapter 2 of Part 1 of the Health and Social Care Act 2008 (within the meaning of that Part) in an independent hospital in England		Please complete Section (B)
h) The chief officer of police of a police force in England and Wales		Please complete Section (B)

<b>*If you are applying as a person described in (a) or (b) please confirm:</b>	
(Please state whether you are applying for a premises licence as)	Please tick ✓
I am carrying on or proposing to carry on a business which involves the use of the premises for licensable activities; or	Yes ✓
I am making this application pursuant to a Statutory function	Yes
A function discharged by virtue of Her Majesty's prerogative	Yes

**A. INDIVIDUAL APPLICANTS (fill in as applicable)****Your personal details**

Name LISA MARY HUGUES.

**Delete as appropriate: Mr. Mrs. Miss. Ms. Other title (for example, Rev)**

Surname HUGUES

Forenames LISA MARY

Are you over 18

Yes 

No

Date of Birth

DD/MM/YYYY

Place of Birth LLANIDLOES.

**CURRENT ADDRESS if different from premises address**

TREFECHYNYS  
CAERPHILLY  
WALES  
PENYNA

Post Town

Post Code

Daytime contact telephone number

E-mail Address if any (optional)

**SECOND INDIVIDUAL APPLICANT (fill in as applicable)****Your personal details**

Name

**Delete as appropriate: Mr. Mrs. Miss. Ms. Other title (for example, Rev)**

Surname

Forenames

Are you over 18

Yes

No

Date of Birth

DD/MM/YYYY

Place of Birth

**CURRENT ADDRESS if different from premises address**

Post Town

Post Code

Daytime contact telephone number

E-mail Address if any (optional)

**B. OTHER APPLICANTS (fill in as applicable)**

Please provide name and registered address of applicant in full. Where appropriate please give any registered number. In case of partnership or joint venture (other than a body corporate), please give the name and address of each party concerned.

Name

Address

Post Town

Post Code

Registered number (where applicable)

Description of applicant (for example, partnership, company, unincorporated association etc.)

Telephone number (if any)

E-mail address (optional)

**Part 3 Operating Schedule**

Day      Month      Year

When do you want the premises licence to start?

01072021

If you wish the licence to be valid only for a limited period, when do you want it to end?

If 5,000 or more people are expected to attend the premises at any one time please state the number expected to attend.

Please give a general description of premises (Please read guidance note 1)

BAR + RESTAURANT ON HOLIDAY PARK.  
(clubhouse)

**What licensable activities do you intend to carry on from the premises?**  
**(Please see sections 1 and 14 of the Licensing Act 2003 and Schedule 1 and 2 to the Licensing Act 2003)**

<b>Provision of regulated entertainment</b>		<b>Please tick ✓</b>	
a) plays (if ticking yes, fill in box A)		YES	NO <input checked="" type="checkbox"/>
b) films (if ticking yes, fill in box B)		YES <input checked="" type="checkbox"/>	NO <input checked="" type="checkbox"/>
c) indoor sporting events (if ticking yes, fill in box C)		YES <input checked="" type="checkbox"/>	NO <input checked="" type="checkbox"/>
d) boxing or wrestling entertainment (if ticking yes, fill in box D)		YES	NO <input checked="" type="checkbox"/>
e) live music (if ticking yes, fill in box E)		YES <input checked="" type="checkbox"/>	NO
f) recorded music (if ticking yes, fill in box F)		YES <input checked="" type="checkbox"/>	NO
g) performances of dance (if ticking yes, fill in box G)		YES <input checked="" type="checkbox"/>	NO
h) anything of a similar description to that falling within (e), (f) or (g) (if ticking yes, fill in box H)		YES	NO <input checked="" type="checkbox"/>
<b>Provision of late night refreshment (if ticking yes, fill in box I)</b>		<b>Please tick ✓</b>	
Sale / Supply of alcohol (if ticking yes, fill in box J)		YES <input checked="" type="checkbox"/>	NO

**IN ALL CASES PLEASE COMPLETE BOXES K, L, AND M BELOW**

[BOX A] PLAYS Standard days and timings (please read guidance note 6)			Will the performance of a play take place indoors or outdoors or both - Please Tick or insert "YES" in the relevant box. (please read guidance note 2)	Indoors	Outdoors
Day	Start	Finish		Both	
Mon					
Tue					
Wed					
Thur					
Fri					
Sat					
Sun					
			Please give further details here (please read guidance note 3)		
			State any seasonal variations for performing plays (please read guidance note 4)		
			Non-standard timings. Where you intend to use the premises for the performance of plays at different times to those listed in the column on the left, please list. (please read guidance note 5)		

[BOX B] FILMS Standard days and timings (please read guidance note 6)			Will the exhibition of films take place indoors or outdoors or both – Please Tick or insert "YES" in the relevant box. (please read guidance note 2)	Indoors	
Day	Start	Finish		Outdoors	
Mon	10.00	22.00	<u>Please give further details here (please read guidance note 3)</u>	Both	<input checked="" type="checkbox"/>
Tue					
Wed			<u>State any seasonal variations for the exhibition of films (please read guidance note 4)</u>		
Thur					
Fri			<u>Non-standard timings. Where you intend to use the premises for the exhibition of films at different times to those listed in the column on the left, please list. (please read guidance note 5)</u>		
Sat					
Sun					

↓      ↓

[BOX C] INDOOR SPORTING EVENTS Standard days and timings (please read guidance note 6)			<u>Please give further details here (please read guidance note 3)</u>
Day	Start	Finish	
Mon	10.00	22.00	
Tue			<u>State any seasonal variations for indoor sporting events (please read guidance note 4)</u>
Wed			
Thu			<u>Non-standard timings. Where you intend to use the premises for indoor sporting events at different times to those listed in the column on the left, please list. (please read guidance note 5)</u>
Fri			
Sat			
Sun			

↓      ↓

<b>[BOX D] BOXING OR WRESTLING ENTERTAINMENT</b> Standard days and timings (please read guidance note 6)			Will the boxing or wrestling entertainment take place indoors or outdoors or both – Please Tick or insert "YES" in the relevant box (please read guidance note 2)	<input type="checkbox"/> Indoors	
<b>Day</b>	<b>Start</b>	<b>Finish</b>		<input type="checkbox"/> Outdoors	
Mon				<input type="checkbox"/> Both	
Tue			<u>Please give further details here (please read guidance note 3)</u>		
Wed			<u>State any seasonal variations for boxing or wrestling entertainment</u> (please read guidance note 4)		
Thur					
Fri			<u>Non-standard timings. Where you intend to use the premises for boxing or wrestling entertainment at different times to those listed in the column on the left, please list. (please read guidance note 5)</u>		
Sat					
Sun					

<b>[BOX E] LIVE MUSIC</b> Standard days and timings (please read guidance note 6)			Will the performance of live music take place indoors or outdoors or both – Please Tick or insert "YES" in the relevant box (please read guidance note 2)	<input type="checkbox"/> Indoors	
<b>Day</b>	<b>Start</b>	<b>Finish</b>		<input type="checkbox"/> Outdoors	
Mon	12.00	00.00	<u>Please give further details here (please read guidance note 3)</u>	<input checked="" type="checkbox"/> Both	✓
Tue					
Wed			<u>State any seasonal variations for the performance of live music (please read guidance note 4)</u>		
Thur			NEW YEARS EVE – 01.00 (INDOOR)		
Fri			<u>Non-standard timings. Where you intend to use the premises for the performance of live music at different times to those listed in the column on the left, please list. (please read guidance note 5)</u>		
Sat					
Sun	↓	↓			

<b>[BOX F] RECORDED MUSIC</b> Standard days and timings (please read guidance note 6)			Will the playing of recorded music take place indoors or outdoors or both - Please Tick or insert "YES" in the relevant box (please read guidance note 2)	Indoors	
Day	Start	Finish		Outdoors	
Mon	12.00	00.00	Please give further details here (please read guidance note 3)		
Tue					
Wed			<u>State any seasonal variations for playing recorded music (please read guidance note 4)</u>		
Thur			NEW YEARS EVE - 01.00 (INDOOR)		
Fri			<u>Non-standard timings. Where you intend to use the premises for the playing of recorded music at different times to those listed in the column on the left, please list. (please read guidance note 5)</u>		
Sat					
Sun					

<b>[BOX G] PERFORMANCE OF DANCE</b> Standard days and timings (please read guidance note 6)			Will the performance of dance take place indoors or outdoors or both - Please Tick or insert "YES" in the relevant box (please read guidance note 2)	Indoors	
Day	Start	Finish		Outdoors	
Mon	12.00	00.00	Please give further details here (please read guidance note 3)		
Tue					
Wed			<u>State any seasonal variations for the performance of dance (please read guidance note 4)</u>		
Thur			NYE - 01.00 (INDOOR)		
Fri			<u>Non-standard timings. Where you intend to use the premises for the performance of dance at different times to those listed in the column on the left, please list. (please read guidance note 5)</u>		
Sat					
Sun					

<b>[BOX H] ANYTHING OF A SIMILAR DESCRIPTION TO THAT FALLING WITHIN (E), (F) or (G). Standard days and timings (please read guidance note 6)</b>			<b>Please give a description of the type of entertainment you will be providing</b>		
<b>Day</b>	<b>Start</b>	<b>Finish</b>	Will the entertainment be taking place indoors or outdoors or both – Please Tick or insert “YES” in the relevant box (please read guidance note 2)		
<b>Mon</b>			<input type="checkbox"/> Indoors	<input type="checkbox"/> Outdoors	<input type="checkbox"/> Both
<b>Tue</b>			<b>Please give further details here (please read guidance note 3)</b>		
<b>Wed</b>					
<b>Thu</b>			<b>State any seasonal variations for entertainment of a similar description to that falling within (e), (f) or (g) (please read guidance note 4)</b>		
<b>Fri</b>					
<b>Sat</b>			<b>Non-standard timings. Where you intend to use the premises for the entertainment of a similar description to that falling within (e), (f) or (g) at different times to those listed in the column on the left, please list. (please read guidance note 5)</b>		
<b>Sun</b>					

<b>[BOX I] LATE NIGHT REFRESHMENT</b> Standard days and timings (please read guidance note 6)			Will the provision of late night refreshment take place indoors or outdoors or both – Please Tick or insert “YES” in the relevant box (please read guidance note 2)		
<b>Day</b>	<b>Start</b>	<b>Finish</b>	<input type="checkbox"/> Indoors	<input type="checkbox"/> Outdoors	<input checked="" type="checkbox"/> Both
<b>Mon</b>	23.00	00.00			
<b>Tue</b>			<b>Please give further details here (please read guidance note 3)</b>		
<b>Wed</b>			<b>State any seasonal variations for the provision of late night refreshment (please read guidance note 4)</b>		
<b>Thur</b>					
<b>Fri</b>			<b>Non-standard timings. Where you intend to use the premises for the provision of late night refreshment at different times to those listed in the column on the left, please list. (please read guidance note 5)</b>		
<b>Sat</b>					
<b>Sun</b>	✓	✓			

[BOX J] <b>SUPPLY OF ALCOHOL</b> Standard days and timings (please read guidance note 6)			Will the sale of alcohol be for consumption on or off the premises or both – Please Tick or insert "YES" in the relevant box (please read guidance note 7)	On	
Day	Start	Finish		Off	
Mon	10.00	01.00		Both	<input checked="" type="checkbox"/>
Tue			<u>State any seasonal variations for the supply of alcohol (please read guidance note 4)</u>		
Wed					
Thur			<u>Non-standard timings. Where you intend to use the premises for the supply of alcohol at different times to those listed in the column on the left, please list. (please read guidance note 5)</u>		
Fri			<i>* [REDACTED]</i>		
Sat					
Sun	↓	↓			

State the Name and Details of the Individual whom you wish to specify on your licence as the - Designated Premises Supervisor (DPS)  
(A DPS is required to be a Personal Licence Holder)

Delete as appropriate: Mr. Mrs. Miss. Ms. Other title (for example, Rev)

Surname	HUANES		
Forenames	LISA MARY		
Are you over 18	Yes <input checked="" type="checkbox"/>	No	Date of Birth DD/MM/YYYY

Place of Birth	CURRENT ADDRESS of Designated Premises Supervisor if different from premises address		
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[REDACTED]  
TREFEGLOWYS

Post Town	Post Code	[REDACTED]
Personal Licence Number of DPS (if any)		
Issuing Licensing Authority, if applicable		

[BOX K] Please highlight any adult entertainment or services, activities, other entertainment or matters ancillary to the use of the premises that may give rise to concern in respect of children (Please Read Guidance Note 8)

**[BOX L] HOURS PREMISES ARE OPEN TO THE PUBLIC**  
Standard days and timings  
(please read guidance note 6)

Day	Start	Finish
Mon	08.00	01.30
Tue		
Wed		
Thu		
Fri		
Sat		
Sun		

**State any seasonal variation (please read guidance note 4)**

NEW YEARS EVE - all through.

**Non-standard timings. Where you intend to use the premises to be open to the public at different times to those listed in the column on the left, please list. (please read guidance note 5)**

**[BOX M] Please describe the steps you intend to take to promote the four licensing objectives:**

a) General – all four licensing objectives (b,c,d,e) (please read guidance note 9)

This premise will primarily be for the use of customers to the site (caravaners) but will be open to the public. Proof of age scheme in place at all times and operate a no unaccompanied children in clubhouse policy

b) The prevention of crime and disorder

- CCTV will be installed + made available to the Police or Lic Officer on request
- For any outdoor alcohol sales, plastic glasses will be used.

c) Public safety

- First Aid kit will be kept on site and staff are trained.
- RCD's (use standard wording) - will be installed
- Broken glass will be cleared immediately

**d) The prevention of public nuisance**

- Notices will be displayed asking customers to leave quietly

**e) The protection of children from harm**

- Proof of age policy will be adopted. C21
- All children u14s must be accompanied by an adult
- No gaming machines

**CHECKLIST:** Please Tick or insert "YES" in the boxes below to indicate agreement

• I have made or enclosed payment of the fee	<input checked="" type="checkbox"/>
• I have enclosed a plan of the premises	<input checked="" type="checkbox"/>
• I have sent copies of this application to responsible authorities and others where applicable	<input checked="" type="checkbox"/>
• I have enclosed the consent form completed by the individual I wish to be the Designated Premises Supervisor, if applicable	<input checked="" type="checkbox"/>
• I understand that I must now advertise my application	<input checked="" type="checkbox"/>
• I understand that if I do not comply with the above requirements my application will be rejected	<input checked="" type="checkbox"/>

**IT IS AN OFFENCE, LIABLE ON CONVICTION TO A FINE UP TO LEVEL 5  
ON THE STANDARD SCALE, UNDER SECTION 158 OF THE LICENSING  
ACT 2003 TO MAKE A FALSE STATEMENT IN OR IN CONNECTION WITH  
THIS APPLICATION**

**Part 4 – Signatures (please read guidance note 10)**

Signature of applicant or applicant's solicitor or other duly authorised agent. (See guidance note 11) If signing on behalf of the applicant please state in what capacity.

Signature	
Date	21.05.21
Capacity	DIRECTOR,
For joint applications signature of 2nd applicant or 2nd applicant's solicitor or other authorised agent. (please read guidance note 12) If signing on behalf of the applicant please state in what capacity.	
Signature	
Date	
Capacity	

Contact name (where not previously given) and postal address for correspondence associated with this application (please read guidance note 13)

Post Town		Postcode
Telephone number		
E-mail address (optional)		

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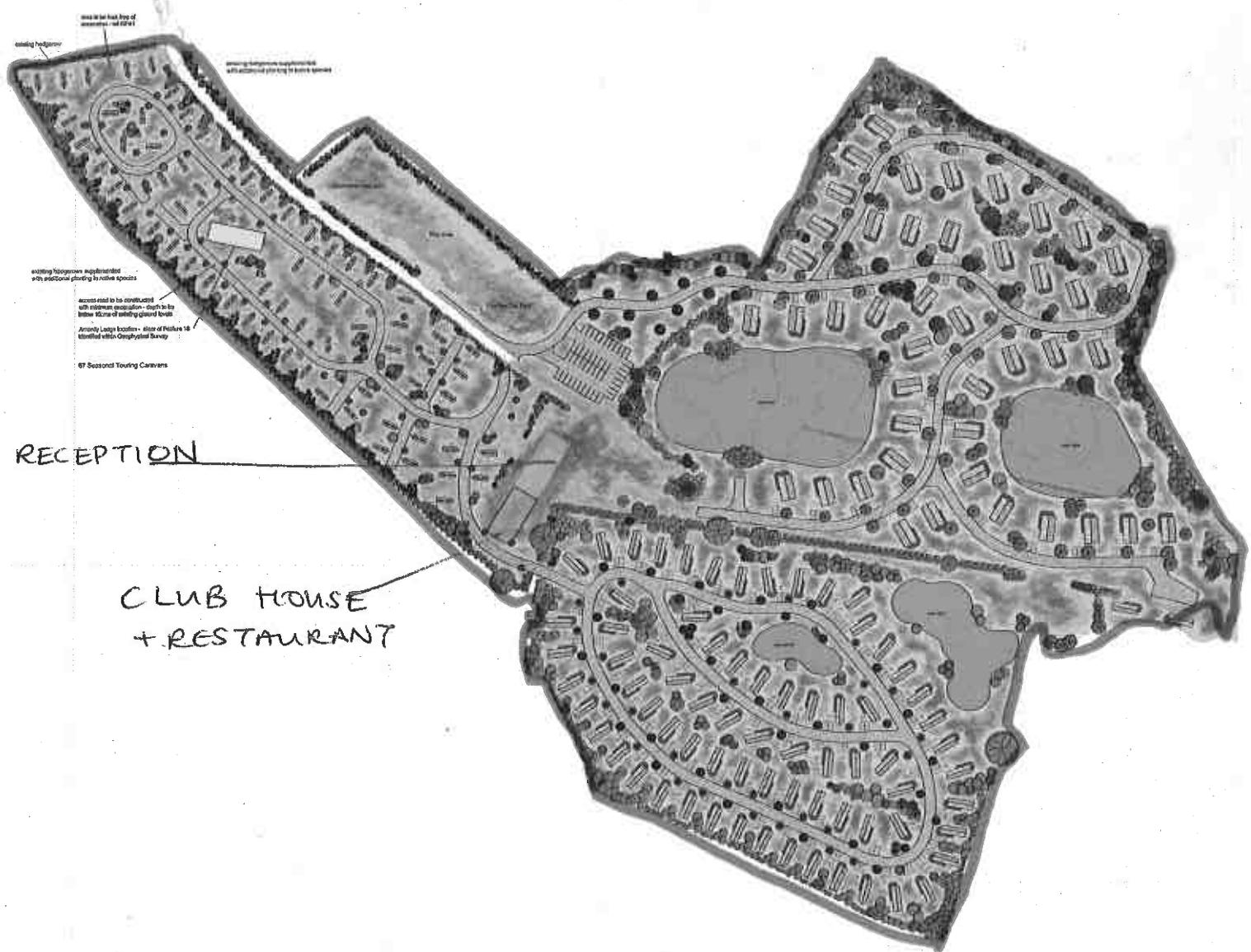
# ANNEX B

Please note all dimensions must be checked on site.

— WHOLE OF SITE TO BE LICENSED



— LOCATION OF CLUBHOUSE BAR  
+ RECEPTION AREA (SINGLE FRIDGE)



1:1000 A1

M: Jonathan Williams  
Mid Wales Shooting Centre  
Fforest Fawr  
Llanidloes  
SY17 9QY

Site ref: 1-1000 at A1

Planning number: Masterplan: MP2.0  
(MW/S2.3B & 23C)

Proposed 5\* mixed use  
Holiday Park

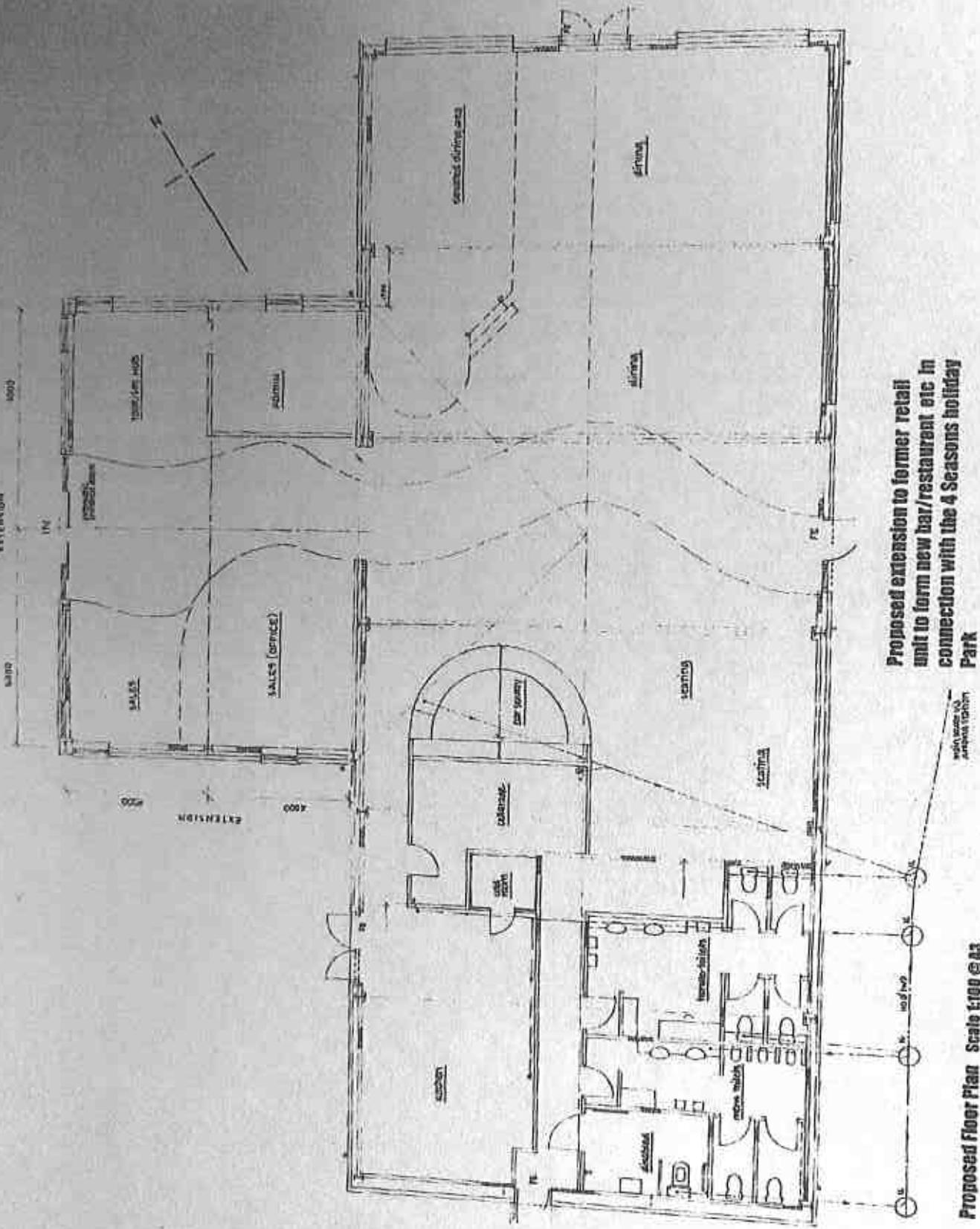
at Mid Wales Shooting Centre in lieu of existing  
Shooting Ground.



Lambe Planning & Design  
Consultants for Planning, Design and Landscape

Geofit  
Valerie Duck  
Cwmcaerau, Dwyryd LL55 1SQ

ANNEX B



**NEW PREMISE LICENCE APPLICATION – 4 Seasons,  
Trefeglwys**

**Sale of Alcohol (Mon-Sun)**      **10.00 - 01.00**

**Live & Recorded Music (mon -Sun)**      **12.00 – 00.00**

**Performance of Dance (mon-sun)**      **12.00 - 00.00**

**Indoor Sporting events (mon-sun)**      **10.00 - 22.00**

**Films (mon-Sun)**      **10.00 - 22.00**

**Provision of Late Night Refreshment**      **23.00 – 00.00**

**(all indoor & outdoor)**

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## **Responsible Authorities (Annex D)**

- 1. Paul Bufton – Senior Environmental Health Officer (Pollution)**
- 2. Rod Bowen – Police Licensing Officer**
- 3. Kelly Edwards – Trading Standards**
- 4. Rhys Mullan – Fire Service**

***No objections from any of the Responsible Authorities***

## Natalie Jones

---

**From:** Paul Bufton  
**Sent:** 21 June 2021 15:20  
**To:** Natalie Jones  
**Subject:** FW: New Premise Licence application - 4 Seasons, Trefeglwys  
**Attachments:** scan\_natalieb\_2021-05-21-13-18-36.pdf; scan\_natalieb\_2021-05-21-13-19-26 CONSENT DPS - 4 SEASONS.pdf; scan\_natalieb\_SITE PLAN 4 SEASONS.pdf; mail2021521\_154559\_amanda\_powys\_gov\_uk.htm; ADVERT NEW PREM LICENCE. 4 seasons trefeg.doc

Hi Natalie,

Thank you for the consultation, to which I can confirm that I have no representations to make.

The venue has not applied for excessive hours, there is a reasonable separation distance to noise sensitive properties and we have no history of complaint about licensed activities on this site.

Best regards

Paul  
Paul Bufton  
Uwch Swyddog Iechyd yr Amgylchedd (Gwarchod yr Amgylchedd) Senior Environmental Health Officer  
(Environmental Protection)  
(Gwarchod yr Amgylchedd) – Cyngor Sir Powys (Environmental Protection) – Powys County Council  
(01938 551273)  
([paul.bufton@powys.gov.uk](mailto:paul.bufton@powys.gov.uk))

Cysylltwch â ni yn Gymraeg neu yn Saesneg. Ni fydd cysylltu yn Gymraeg yn arwain at oedi.

Contact us in Welsh or in English. Contacting in Welsh won't lead to a delay.

Follow us on Twitter @PowysEnvHealth Er mwyn cyflenwi gwaith Gwasanaeth Iechyd yr Amgylchedd, mae angen prosesu data personol yn unol â'r ddeddfwriaeth berthnasol. Bydd y wybodaeth hon yn cael ei chadw yn unol â'r ddeddfwriaeth, a rhestr cadw gwybodaeth y Cyngor. Os oes gennych unrhyw bryder yng Nghymru y defnydd a wneir o'ch data personol cysylltwch â'r Swyddog Diogelu Data trwy anfon e-bost at [Information.Compliance@powys.gov.uk](mailto:Information.Compliance@powys.gov.uk) neu fffoniwch 01597 826400. Sylwch fod modd dod o hyd i ragor o wybodaeth am Ddiogelu Data a Phreifatrwydd yn y cyfeiriad gwe canlynol: <http://www.powys.gov.uk/privacy>

In order to deliver the Environmental Health Service, it is necessary to process personal data in accordance with the relevant legislation. Information held will be retained in accordance with the legislation and the Council's retention schedule. If you have any concerns regarding the use of your personal data please contact the Data Protection Officer by email at [Information.Compliance@powys.gov.uk](mailto:Information.Compliance@powys.gov.uk) or by phone at 01597 826400. Please note that further information on the Data Protection and Privacy can be found at the following address:

<http://www.powys.gov.uk/privacy>

---

**From:** Zara Szpyt <[zara.szpyt@powys.gov.uk](mailto:zara.szpyt@powys.gov.uk)> **On Behalf Of Environmental Protection**

**Sent:** 24 May 2021 10:14

**To:** Paul Bufton <[paul.bufton@powys.gov.uk](mailto:paul.bufton@powys.gov.uk)>

**Subject:** FW: New Premise Licence application - 4 Seasons, Trefeglwys

Thanks

Natalie Jones

From: ~~Mark Weaver~~ ~~Mark.Weaver@dyfed-powys.pnn.police.uk~~ on behalf of Licensing  
<licensing@powys.gov.uk>  
Sent: 03 June 2021 09:06  
To: Nichola Baker; Veronica Richards  
Subject: FW: [SWYDDOGOL OFFICIAL] New Premise Licence application - 4 Seasons, Trefeglwys

From: Bowen Rod <~~rod.bowen@dyfed-powys.pnn.police.uk~~>  
Sent: 03 June 2021 08:58  
To: Licensing <licensing@powys.gov.uk>  
Subject: RE: [SWYDDOGOL OFFICIAL] New Premise Licence application - 4 Seasons, Trefeglwys

**SWYDDOGOL OFFICIAL**

Good Morning,

Having met with the applicant and having completed the appropriate Police checks I am happy to advise that there are NO POLICE OBJECTIONS to this application.

Regards

Rod

**SWYDDOGOL OFFICIAL**

**From:** Natalie Jones <[natalie.bennett@powys.gov.uk](mailto:natalie.bennett@powys.gov.uk)>  
**Sent:** 24 May 2021 09:18  
**To:** Bowen Rod <[rod.bowen@dyfed-powys.pnn.police.uk](mailto:rod.bowen@dyfed-powys.pnn.police.uk)>; Trading Standards <[trading.standards@powys.gov.uk](mailto:trading.standards@powys.gov.uk)>; Planning Consultations <[planning.consultations@powys.gov.uk](mailto:planning.consultations@powys.gov.uk)>; Environmental Health <[environmental.health@powys.gov.uk](mailto:environmental.health@powys.gov.uk)>; Environmental Protection <[environmental.protection@powys.gov.uk](mailto:environmental.protection@powys.gov.uk)>; Safeguarding Unit <[safeguarding.unit@powys.gov.uk](mailto:safeguarding.unit@powys.gov.uk)>; Powys@mawwfire.gov.uk; alcohol@homeoffice.gsi.gov.uk  
**Cc:** Licensing <[licensing@powys.gov.uk](mailto:licensing@powys.gov.uk)>; Councillor Phyl Davies <[cllr.phyl.davies@powys.gov.uk](mailto:cllr.phyl.davies@powys.gov.uk)>  
**Subject:** RE: New Premise Licence application - 4 Seasons, Trefeglwys

Please find attached NEW PREMISE LICENCE application for 4 Seasons Country & Leisure Park (Clubhouse), Trefeglwys.

Applicant does hold a Personal Licence (Issued by PCC last week, but can't access the system to put the number on until next week)

Any Representations should be made by **21<sup>st</sup> JUNE 2021** and sent to [licensing@powys.gov.uk](mailto:licensing@powys.gov.uk)

**FIRE SERVICE** – applicant is aware that their site plan will not be adequate for the Fire Service and they have advised that they will be able to obtain a more detailed plan.

Kind Regards

Natalie Jones  
Licensing Officer

Natalie Jones

**From:** Natalie Jones on behalf of Licensing  
**Sent:** 18 June 2021 14:36.  
**To:** Nichola Baker  
**Subject:** FW: RE: New Premise Licence application - 4 Seasons, Trefeglwys

**From:** Kelly Edwards ~~[kelly.edwards@powys.gov.uk](mailto:kelly.edwards@powys.gov.uk)~~  
**Sent:** 18 June 2021 12:55  
**To:** Licensing <[licensing@powys.gov.uk](mailto:licensing@powys.gov.uk)>  
**Cc:** Natalie Jones <[natalie.bennett@powys.gov.uk](mailto:natalie.bennett@powys.gov.uk)>  
**Subject:** RE: New Premise Licence application - 4 Seasons, Trefeglwys

**RE: 4 Seasons, Trefeglwys**

Trading Standards is in receipt of an application in respect of the above premises and does not wish to make any representations.

Regards

Kelly Edwards  
Swyddog Safonau Masnach (Business)  
Trading Standards Officer (Business)



Chartered Trading Standards  
Practitioner

- Trading Standards – Powys County Council, The Gwalia,  
Ithon Road, Llandrindod Wells, Powys, LD1 6AA
- Rhif ffôn / Tel no. 01597 826031
- Cyfeiriad ebost / email  
address: [kelly.edwards@powys.gov.uk](mailto:kelly.edwards@powys.gov.uk)



Cysylltwch â ni yn Gymraeg neu yn Saesneg. Ni fydd cysylltu yn Gymraeg yn arwain at oedi.  
Contact us in Welsh or in English. Contacting in Welsh won't lead to a delay.

Please note, this advice is subject to revision or amendment in light of new evidence/information. Our opinion is based on the evidence available and only the Courts can interpret statutory legislation with authority. / Noder y gallai'r cyngor hwn gael ei adolygu neu ei ddiwygio yn sgil dystiolaeth/gwybodaeth newydd. Mae ein barn yn seiliedig ar y dystiolaeth sydd ar gael a'r Llysoedd yn unig a all ddehongli deddfwriaeth statudol ag awdurdod.

Fire - no obj  
- awaiting R/A

Annex D

Natalie Jones

**From:** Natalie Jones on behalf of Licensing  
**Sent:** 21 June 2021 10:34  
**To:** Nichola Baker  
**Subject:** FW: New Premise Licence application - 4 Seasons, Trefeglwys  
**Attachments:** LIC 4 Seasons Trefeglwys.pdf

Response from Fire

**From:** Mullan Rhys Powys Command <[rt.mullan@mawwfire.gov.uk](mailto:rt.mullan@mawwfire.gov.uk)>  
**Sent:** 21 June 2021 10:19  
**To:** lisa@4seasonsholidayresort.com  
**Cc:** Licensing <licensing@powys.gov.uk>; Thomas 4Seasons <thomas@4seasonsholidayresort.com>  
**Subject:** RE: New Premise Licence application - 4 Seasons, Trefeglwys

Good morning,

Please see attached in relation to the premises licence application. I have responded today to meet the timescale of the licencing consultation, but note that as yet, a Fire Risk Assessment has not been received.

Regards,

Rhys

**Rhys Mullan BSc (Hons)**  
**Rheolwr Gwylfa / Watch Manager**  
**Hadran Diogelwch Tân Busnesau / Business Fire Safety Department**  
**Allanol / External: 01792 705044**  
**Mewnol / Internal: 1195**  
**Ebost / Email: [rt.mullan@tancgc.gov.uk](mailto:rt.mullan@tancgc.gov.uk) / [rt.mullan@mawwfire.gov.uk](mailto:rt.mullan@mawwfire.gov.uk)**  
**Gwefan / Website: [www.tancgc.gov.uk](http://www.tancgc.gov.uk) / [www.mawwfire.gov.uk](http://www.mawwfire.gov.uk)**



Rydym yn croesawu galwadau yn y Gymraeg a'r Saesneg / We welcome calls in Welsh and English.

Rydym yn croesawu gohebiaeth yn y Gymraeg a'r Saesneg - byddwn yn ymateb yn gyfartal i'r ddau ac yn ateb yn eich dewis iaith heb oedi / We welcome correspondence in Welsh and English - we will respond equally to both and will reply in your language of choice without delay.

**From:** POWYS COMMAND <[rt.mullan@mawwfire.gov.uk](mailto:rt.mullan@mawwfire.gov.uk)>  
**Sent:** 24 May 2021 09:41  
**To:** Mullan Rhys Powys Command <[rt.mullan@mawwfire.gov.uk](mailto:rt.mullan@mawwfire.gov.uk)>; Wells Caren Powys Command <[rt.mullan@mawwfire.gov.uk](mailto:rt.mullan@mawwfire.gov.uk)>  
**Subject:** FW: New Premise Licence application - 4 Seasons, Trefeglwys

**Cofion / Regards**

**Laura Saunders**

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## **List of Objectors (annex E)**

**Tony Kelly (Objector 1)**

**Timothy & Susan Woodward (Objector 2)**



Natalie Jones

Anney E

(1)

**From:** Tony Kelly <[REDACTED]>  
**Sent:** 31 May 2021 21:24  
**To:** Natalie Jones  
**Subject:** new licence application Trefeglwys holiday park

**Importance:** High

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

Hello again Natalie,

I have followed your advice and just spotted the application below:

## Application for new premises licence

### Applicant:

LISA HUGHES , The Oaks, Trefeglwys, Caersws, SY17 5QY

### Premises:

4 SEASONS COUNTRY & LEISURE PARK, 4seasons Holiday Resort, Trefeglwys, Caersws, SY17 5QZ

### Activities:

- **Sale of Alcohol** , 10.00 - 01.00 (mon-sun)
- **Live & Recorded Music** , 12.00 - 00.00
- **Performance of dance** , 12.00 - 00.00
- **late night refreshment** , 23.00 - 00.00
- **Plays and films**, 10.00 - 22.00

**Closing date for representations: 21/06/2021**

This is much worse than my worst nightmare.

The prospect of noise disruption from morning until the early hours 7 days a week is frankly appalling. We are talking about 400+ residents (at peak capacity) carousing until the early hours only a few hundred meters away without any regulation. This is an unbearable prospect. The problem with Williams's gun club was noise disruption and this application has the prospect of being much worse.

I have tried to establish a dialogue with Williams, but have received only warning letter from his solicitor warning me off. Williams has a history of misleading local residents regarding the gun club and more recently the scale of the holiday park development – I fear the worst if this application is not subject to the upmost scrutiny and regulation.

I strongly object to this application on the grounds that Williams has no track record of managing a facility of this scale, he has refused to enter into dialogue with local residents (me in particular), has no plan to manage noise disruption and antisocial behaviour and is no doubt expecting PCC to nod through his latest extravagance with the same ease as planning permission was given despite opposition as to the scale of the project.

I would be perfectly prepared to make a personal representation at your offices at your convenience. Natalie – ultimately this has the potential to seriously adversely impact on our quality of our life and perhaps you would agree

that PCC's first responsibility is to provide for the wellbeing of ratepayers in general rather than to pander to the commercial greed of a single family.

Best Regards

Tony Kelly

**Natalie Jones**

**From:** Susan Woodward  
**Sent:** 04 June 2021 11:02  
**To:** Licensing; Natalie Jones  
**Subject:** NEW PREMISES LICENCE

(2)

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

Dear Sir/Madam,

We wish to make representations/objections to the following new premises licence application.

### **Application for new premises licence**

#### **Applicant:**

LISA HUGHES , The Oaks, Trefeglwys, Caersws, SY17 5QY

#### **Premises:**

4 SEASONS COUNTRY & LEISURE PARK, 4seasons Holiday Resort, Trefeglwys, Caersws,  
SY17 5QZ

#### **Activities:**

- **Sale of Alcohol** , 10.00 - 01.00 (mon-sun)
- **Live & Recorded Music** , 12.00 - 00.00
- **Performance of dance** , 12.00 - 00.00
- **late night refreshment** , 23.00 - 00.00
- **Plays and films**, 10.00 - 22.00

We do this on the grounds of excessive and intrusive noise pollution that this application would cause for us, and all the neighbours around the 4 Seasons Country & Leisure Park.

The planning application of the proposed premises for this licence is still pending consideration and is situated in the peaceful Trannon Valley, in the heart of rural Mid Wales. The valley itself amplifies sound, and at night this increases many fold.

To have live and recorded music from midday to midnight, seven days a week will be seriously disruptive and affect the lives of all those living nearby.

The number of hours serving and drinking alcohol is excessive, from 10am to 1am will further increase this noise, especially from outside tables and is bound to lead to rowdiness, anti-social behaviour, drunkenness and possible law breaking.

Surely such licensing does not fit in with the original planning ethos or sensibilities for what is called a Country and Leisure Park.

We would ask you to seriously consider all these points when granting this premises licence.

Yours faithfully,

Timothy & Susan Woodward

~~110002789881~~

Trefeglwys

Caersws

Powys SY27 5QY

Telephone ~~01686 450800~~