

**Stacey Walsham**

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**From:** Heard, Jim [Jim.Heard@uk.bp.com]  
**Sent:** 05 October 2011 14:04  
**To:** Licensing  
**Subject:** Objections to the Licensing Request of the John Paul II Centre, the Causeway, Bicester, OX26 6AN  
**Importance:** High  
**Attachments:** Objections to the Licensing Request of John Paul II Centre Bicester.doc

Sir / Madam,

As advised by the Licensing Office:

Please find attached the formal objections of the legal owners of 2 Church Street, Bicester, OX26 6AZ for the proposed licensing request by the John Paul II Centre, The Causeway Bicester, OX26 6AN.

Please can you acknowledge receipt of this e-mail and the attachment by return e-mail at your earliest convenience.

Kindest Regards,

Jim Heard msc

**Head of Security Governance**

**Strategy & Operational Excellence**

BP International | 5 The Square | Stockley Park | Uxbridge | Middlesex | UB11 1ET | United Kingdom |

**(Office)** +44 (0)20 3057 6626

**(Cell)** +44 (0)7768 428532

**(E-mail)** [Jim.heard@uk.bp.com](mailto:Jim.heard@uk.bp.com)

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The Licensing Authority  
Cherwell District Council  
Banbury  
Oxfordshire  
OX15 4AA

2 Church Street  
Bicester  
Oxfordshire  
OX26 6AZ

5<sup>th</sup> October 2011

**OBJECTIONS TO THE PROPOSED LICENCING REQUEST BY THE JOHN PAUL II CENTRE**

Dear Sir / Madam

We wish to raise objections to the proposed unrestricted licensing request by the John Paul II Centre, The Causeway, Bicester, Oxfordshire, OX26 6AN. We would query the appropriateness of the license, in accordance with the Licensing Objectives stipulated in the United Kingdom Licensing Act 2003:

1. Prevention of Crime and Disorder:

- a) Currently there are already two establishments located on Church Street (within a close proximity of the location of proposed site) with licenses to supply alcohol. Church Street is also a main highway through Bicester and its residents currently have to deal with the vandalism and destruction of property as a result of individuals being intoxicated. We have already reported 1 incident that involved property damage and 3 further non-emergency calls to local police within the last 9 months. As a resident of Church Street and the closest family to the John Paul II (JP II) Centre we have concerns about further disturbances which might be brought about by any license awarded there.

2. Prevention of Public Nuisance

- a) It is accepted that The JP II Centre is a modern building utilizing modern construction techniques, however its ability to reduce sound disturbances from within the building is currently unclear. Due consideration should be given to the location of the JP II Centre, surrounded by residential properties, next to a Conversation Area and two UK Heritage Grade II listed buildings (No's 2 & 4 Church Street respectively). The residents of these listed buildings are severely restricted in being able to apply authorized changes to reduce noise and excessive light generated from the Centre (Number 4 Church Street was declined Listed Building consent early this year to refurbish existing sash windows with Double Glazing by the Conservation Office, Cherwell DC). The John Paul II Centre is located to the rear of both of these listed buildings and both properties have two bedrooms overlooking the Centre (within 25 metres of the front entrance). Even the current use of the Centre has shown that patrons and the owners have not respected that the surrounding area is wholly residential, with an increase in traffic, loitering outside of the Centre and light pollution from a halogen light affixed to the Church. It is unclear to the residents of 2 Church Street how, if the license is given, would the owners of the Centre negate these disturbances. Indeed what assurances can be given that any patrons entering and leaving the Centre who do not take heed of any warning notices regarding the residential area at unsociable hours would be moved on in quiet and safe manner.

- b) Church Street is a narrow road, with limited parking for residents. The road contains two Churches which, during the weekday and weekend, attendees use for parking. The knock-on effect of these existing activities causes Church Street to become a single lane. With the licensing proposal as it stands it is logical to assume that the JP11 Centre will be utilized even more frequently. This situation has also been exacerbated by the reduction of car parking spaces at the Church by the building of the JP11 Centre itself. Therefore with the resultant increased level of traffic on Church Street, coupled with patrons using Church Street for parking, issues for residents in terms of traffic noise, pollution and unheeded access to their family dwellings will arise.
- c) As stated in Paragraph 1a there are two existing licensed establishments within close proximity of the JP11 Centre and ergo 2 Church Street. Throughout the week and specifically on Saturday evenings there is an associated increase in litter as a result of intoxicated individuals leaving these establishments both in Church Street and from the Town, depositing their litter and waste within the property boundaries of 2 Church Street. With the proposed request for licensing it is logical to assume an increase in litter as the location of the proposed licensed site is in closer proximity to the aforementioned property.

It is understood that having a centre for the local community to use is positive and progressive for Bicester. However the use of this Centre in the unrestricted way proposed would inhibit or have a sustained and detrimental effect on family life of the residents who live within close proximity to the JP11 Centre. As a young professional couple we specifically moved to Bicester to start a family in a safe and peaceful Oxfordshire town. If the license is agreed as proposed this would cause a significant nuisance with the increase level of traffic, noise and light during the entire week.

It would be agreeable to the residents of 2 Church Street for a license to be awarded on an extremely limited basis. Weekday entertainment is inappropriate in such a residential area. As an absolute maximum once a quarter on a Friday or on a Saturday night to midnight (i.e. in total four times a year) would be satisfactory.

We request that we are informed of the date and time of any public hearing arranged by Cherwell DC regarding the aforementioned licensing request by JP11 Centre and look forward to representing our objections at this forum.

Regards,

Mr. J. A. Heard MSc  
Dr L. M. Houseman