

## Relevant Representations

1	Received on	From
	24 August 2022 10:27	
	We write to report our dismay at the event being held on the ground last year, the noise was intolerable and we beg it is not repeated on the same land again please.	

2	Received on	From
	24 August 2022 11:09	
	<p>The Lambing Shed is a completely unsuitable venue for the above event:- Noise levels were appalling, in and around the venue, upsetting local nearby residents, and beyond to Mobberley.</p> <p>Traffic congestion on the Chelford road was in evidence during the event causing delays for vehicles trying to get into Knutsford and beyond.</p> <p>Unauthorised parking for these type of events is always a problem and a potential hazard.</p> <p>"Noise emanating from the Premises because of entertainment or music shall not be clearly Audible at the boundary of the nearest residential premises. ". THIS WAS BLATANTLY BREACHED.</p>	

3	Received on	From
	27 August 2022 09:41	
	<p>Dear Sir/Madam</p> <p>As long term residents of XXXXXXXXXX, Knutsford, my daughter and I strongly support the Application for a Review of Cheshire Fest’s License. We would greatly appreciate the festival being held elsewhere and not at The Lambing Shed.</p> <p>This license was granted containing the condition, “Noise emanating from the premises because of entertainment or music shall not be clearly audible at the boundary of the nearest residential premises”. This was well and truly broken.</p> <p>We were appalled at the unacceptably intrusive noise of the Festival over several days of the June Bank Holiday, spoiling any enjoyment of gardening, sitting quietly outside, BBQ’s or enjoying the company of friends on Bank holiday. We were thankful we had not arranged for visitors during this time and could not imagine what it must have been like for those living nearer the site. It was bad enough half way down Goughs Lane!.</p> <p>We therefore have no confidence based on the above in the ability of Cheshire Fest Limited to deliver an event in the future in a way which will uphold the licensing objection of preventing public nuisance. This is clearly an unsuitable venue for the Cheshire Fest.</p>	

4	Received on	From
	29 August 2022 18:45	
	<p>Dear Sirs,</p> <p>We write in support of the Application for Review of the premises licence in respect of the premises known as Cheshire Fest @ The Lambing Shed, Moseley Hall Farm, Knutsford WA16 8RB, received by Cheshire East Borough Council on 18th August 2022.</p>	

We are aware that the grounds for the review application are the prevention of public nuisance, noise nuisance caused to local residents by the Cheshire Fest event. We live at XXXXXXXXXXXX from the Chelford roundabout, which is close to The Lambing Shed and the Cheshire Fest event.

As you know, the Cheshire Fest event took place over 4 days on the Jubilee Bank Holiday weekend on 2nd to 5th June 2022 (inclusive). We emailed the Licensing Section on 12 June 2022 (copy attached) to complain about the noise from this event across the 4 day weekend.

In summary:-

1. The noise substantially and unreasonably interfered with our use and enjoyment of our property across the Bank Holiday weekend. At 22.29 on the first evening of Day 1 of Cheshire Fest, Thursday 2nd June 2022, we emailed the Project Manager for Cheshire Fest, Mr Boyd, to point out that the noise was already an unwelcome intrusion, and stating that if we could hear it from our house, it was too loud. Mr Boyd's response the next day compared the production levels of Cheshire Fest favourably with the noise of planes taking off, and said that noise levels from his decibel meter readings averaged "far below the limits set by the environmental health office".

We have some recordings of the noise from our property, which demonstrate that noise from Cheshire Fest can clearly be heard at our property. It was too loud for us to sit in our garden, nor could we sit inside, even with windows closed, without hearing it.

2. In our view, the noise from Cheshire Fest amounted to public nuisance. Furthermore the Additional Condition regarding noise in the Premises Licence, namely, "Noise emanating from the Premises because of entertainment or music shall not be clearly audible at the boundary of the nearest residential premises" was clearly breached. This Additional Condition, which also required Cheshire Fest Limited to take steps "to reduce the level of noise where it is likely to cause a disturbance to local residents" reflected the concerns of Environmental Health in their Consultation Response dated 5 November 2021, to ensure that the licensing objective of public nuisance prevention is upheld.

Mr Boyd was fully aware that the noise was an issue for us and for other local residents, and yet he failed to reduce noise to a level where it did not cause a disturbance to local residents. In the closing stages of the Event, with the end of Day 4 in sight, Mr Boyd appeared finally to acknowledge to another local resident that noise was an issue, but this was far too late to redress the nuisance caused to us over four days.

3. We emailed the Licensing Section again on 27 June 2022 (copy attached) with comments received from a sample of residents of properties on roads closest to the event as to how affected they were by the noise levels. This followed a leaflet drop by us and a couple of our neighbours to seek views on the noise, and a clear majority of those commenting on the noise found the noise levels unacceptable.

4. The Lambing Shed field is wholly unsuited to this type of event. Adjacent residential areas lie between 450m to 550m from the area that Cheshire Fest was using, and extend without interruption into Knutsford, (but these are not shown on the aerial photograph of The Lambing Shed on its website).

5. Cheshire Fest was very confident at the hearing of its application for the Premises Licence, that it could maintain the conditions proposed by the Environmental Health Officers. This turned out not to be the case.

Given the proximity of the Licensed Premises to residential areas, our experience of the noise nuisance caused to local residents over the 4 day June event, and the apparent inability/disinclination of Cheshire Fest to comply with the terms of the Premises Licence regarding noise, we support wholeheartedly the Application for Review, to ensure that the prevention of public nuisance is achieved and no further events of this type are permitted at The Lambing Shed field.

We would be grateful if you would acknowledge receipt of this email.

Yours faithfully,

5	Received on	From
	04 September 2022 16:54	
	<p>Dear Sir,</p> <p>Further to our complaint to your department of 11/07/22 regarding the above event, please now consider the following as part of your forthcoming licence review:-</p> <p>Our house is located approximately XXXXXXXX from the festival site.</p> <p>We found noise from the event to be seriously disruptive to the normal use of our house and garden particularly during periods when live music was being played.</p> <p>The repetitive bass boom which could be heard both inside and outside our house became a serious nuisance to us.</p> <p>Because of its proximity to many domestic properties like our own, we would request that you reconsider the suitability of the Lambing Shed site for events on this scale and to withdraw the licence for this particular event.</p> <p>Yours faithfully.</p>	

6	Received on	From
	06 September 2022 11:41	
	<p>Dear Sir/Madam</p> <p>I am writing about the Application for a Review of the Premises Licence for Cheshire Fest @ The Lambing Shed.</p> <p>I live on XXXXXX in Knutsford, about XXXX yards from where the Cheshire Fest event was held in June this year. The amount of noise from that event was far more than I and my family had been expecting, and was a substantial nuisance to us.</p> <p>We had known in advance that the event was happening, but we had understood that noise would not be clearly audible where we live. However, the noise began each day at lunchtime, it was far louder than we had expected, and this continued almost incessantly through to 11:00 in the evening (I think excepting the Sunday, when it continued till 9:00). We couldn't get away from it, despite keeping the (double-glazed) house windows closed to try to dampen the sound. It was very intrusive and completely unacceptable.</p> <p>The event did not seem to be consistent with what had been advertised, or what we expected from the license. For instance, one of the days was billed as a beer festival. I have been to beer festivals elsewhere. They often have music and other entertainment, at a reasonable sound level in keeping with the kind of event that a beer festival is. I would not have expected a noise nuisance problem from such an event. Certainly, I have never been to a beer festival where the music was remotely as loud as Cheshire Fest. I found it inexplicable.</p> <p>The beer festival was only one day, but the impact was just as bad or worse on all 4 days. I think that the information about the event overall that was provided beforehand was very misleading in comparison with what actually took place.</p> <p>I realise that the people who attended may have enjoyed it, and that there may have been some benefits for local businesses. However, those people could still have attended, and the businesses still obtained those benefits, if the event been in a more appropriate location, say, a few miles further away from residential areas.</p>	

## Appendix \*\*

	<p>I believe, from looking at the Internet, that another Cheshire Fest event is planned for 2023. It is not completely clear what the venue is to be, but the Lambing Shed is mentioned on the webpage. I cannot see how it is an appropriate venue for this sort of event. The impact on the nearby residential areas is unacceptable. I feel that I was misled about the 2022 event, and so I have no reason to believe, and I cannot have any confidence, that the organisers will change their approach so that the noise level is sufficiently reduced so that it is genuinely not a nuisance.</p> <p>If the event is to continue, I hope that a different venue will be used that has substantially less impact on residential areas. I strongly urge the revoking of the license for it being held at the Lambing Shed, as the event is wholly inappropriate for a location so close to a residential area.</p> <p>Yours sincerely,</p>
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7	Received on	From
	07 September 2022 16:15	
	<p>Dear Sir/Madam,</p> <p>I am writing in response to your notice regarding the noise levels and disturbance caused by the Cheshire Fest event held over the jubilee holiday earlier this year.</p> <p>I live at XXXXXX and so quite some distance from the event, however the noise levels we experienced were completely unacceptable. The sound tests started very early in the day and were extremely loud. The noise then continued for the whole day until very late and kept us awake. Considering the distance we are away the fact we could hear very clearly every word of every song that was being belted out I think demonstrates how loud it was. We were unable to sit out in our garden the whole weekend which completely ruined it for us.</p> <p>I enjoy live music and go to concerts regularly but I would not expect them to be hosted effectively outdoors in a residential area, it's really not fair on local residents.</p> <p>Best regards,</p>	

8	Received on	From
	10 September 2022 11:09	
	<p>I write in response to a notice that there is a review of the Lambing Shed's permit for Cheshire Fest.</p> <p>I live at XXXXXXX, Knutsford, Cheshire, XXXXXXX.</p> <p>A few months ago a note was posted re Cheshire Fest from a disgruntled neighbour, asking for views on the event. I presume that such disgruntled neighbours are the source of the review into the permit. I submitted feedback, but I suspect that it will not have been passed on to you. Hence why I write today.</p> <p>I would like you to note that I am perfectly happy for Cheshire Fest to continue and would be happy if this was the case.</p> <p>I have young children, who I put to bed in rooms at the back of the house (facing the festival), with our windows open. They were not at all disturbed by the noise of the concert. None of us were. Of course, we could hear the concert, but it was not a nuisance.</p> <p>Further, I would like you to note that the event organisers were incredibly thoughtful and proactive in ensuring that our road was not affected. The cones and patrol people ensuring no one parked on our road was excellent. It was easier to use our road than usual.</p>	

## Appendix \*\*

	<p>There are a lot of residents on this lane who have lived here a long time and object to change. That is one of the reasons that we do not have speed bumps, street lights or pavements to make this a safe road for our children.</p> <p>I truly hope that you make it possible for events such as Cheshire Fest to continue to enrich the cultural life of all of our residents, young and old.</p> <p>Yours sincerely</p>
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9	Received on	From
	13 September 2022 15:32	
	<p>Dear Sirs</p> <p>Please find the attached contribution in respect of the above.</p> <p>I would be grateful if you could acknowledge its safe receipt.</p> <p>I am planning to attend the review meeting and would like to speak. Perhaps you could advise me when you have arranged a date.</p> <p>Thanks and regards</p> <p>***** Attachment*****</p> <p>A local resident's contribution to the Licensing Department's Review of the Premises Licence granted to The Lambing Shed, Moseley Hall Farm, Chelford Road, Knutsford WA16 8RB. The Premises Licence was granted on 20/12/21 for a Music and Food Festival and Funfair Event ('Cheshire Festival') as held on 2-5 June 2022</p> <p>Dear Sirs</p> <p>I wish to express my support for the proposed Review of the Premises Licence previously issued to Cheshire Fest @ The Lambing Shed, Moseley Hall Farm, Knutsford WA16 8RB.</p> <p><b>In short, I believe the licence should be revoked - on the grounds of public nuisance.</b> This is mainly because the very high noise levels we experienced at our house over the 4-day Bank Holiday weekend of 2-5<sup>th</sup> June 2022 <b>clearly breached the first 'Additional Condition' attached to the Decision notice dated 20/12/21</b>, namely that "noise emanating from the Premises because of entertainment or music shall not be clearly audible at the boundary of the nearest residential premises". I have previously submitted a complaint to you about this event (sent by e-mail at 06.52 on 13/6/22) and make no apology for repeating some of the points I made then.</p> <p>My family and I live at XXXXXXXXXXXXXXXX . Rutherford Drive is the second turning on the right off Goughs Lane when entering Goughs Lane from the A537 roundabout, (which marked the boundary to the event). The entrance to Rutherford Drive is approximately 175 metres from the roundabout and the main Cheshire-Fest 'stage' was situated several hundreds of metres from the other side of the roundabout – so the total distance between the stage and our house would have been substantial. There are obviously several other residential properties closer to the event than ours.</p> <p><b>The noise which my family and I experienced from Cheshire Fest on the first weekend of June was frankly appalling.</b> Despite the organiser's assurances to the Licensing sub-committee regarding the planned re-positioning of the stage and the use of special directional(?) speakers etc, the very high levels of noise meant that</p>	

we were completely unable to sit out in our garden over the first three days\* of the Cheshire Fest event (Thursday to Saturday) during what should have been a very pleasant Jubilee Bank Holiday weekend. **We could also hear heavy drumbeats, recognisable melodies and in some cases, identifiable lyrics inside our house, with all the doors and windows shut.** To take just one example, at 16.43 on the Friday one of the bands played and sang a few lines of the National Anthem (as part of a longer set). This could be heard as clearly inside our house, with all the doors and windows shut, as if a TV was playing in an adjacent room.

Given that we not only had to endure three days(\*) of afternoon and evening performances but also had to put up with morning sound-checks (seemingly at full volume - and sometimes outside the previously published times, e.g. at 9.35 on the Saturday morning), it is probably fair to say that this disturbance/intrusion went on 'morning, noon and night'.

I e-mailed the Cheshire-Fest organiser, Mr Boyd of Orb Events at 09.29 on Sunday 5 June, summarising my concerns along the same lines as I have to you in the previous couple of paragraphs. Mr Boyd responded to me at 13.21 on Sunday 5 June. Whilst he attempted to explain the event's noise monitoring processes, e.g.

- "we are managing potential noise impacts within standard practices for outdoor events in the UK"
- "noise levels are [being] measured using sensitive professional equipment"
- "decibel meter readings are averaged over time, account for varying frequencies and logged using digital systems which cannot be altered (with timestamped images)", and
- "I know that you will hear some low-level music and vocals as you say, but the fact is there are in much lesser ambient volume than nearby road traffic, overhead aerospace traffic and the level of nuisance this causes is objective" etc,

...I felt he was "going through the motions" and wasn't taking my concerns seriously. He certainly didn't suggest coming over to my street/house to listen to what I was complaining about. Nor did he invite me to join either him or his sound monitoring people when they were next taking readings at say, the Goughs Lane roundabout (both of which Brand Events, the previous Pub in the Park organisers did – with some marginal improvement in their noise levels).

I responded to Mr Boyd at 13.55 on Sunday 5 June. (\*)I should perhaps mention that Sunday 5th June was turning out to be a very different day from the previous three - in the sense that the weather was poor (cold and rainy) and that the Cheshire Fest event was designed to be more 'child-centric' than 'adult focussed' on that final day. Whatever the reasons, the intrusion/disturbance on the Sunday was, in my personal opinion, generally rather less than on the Thursday, Friday and Saturday - but still enough for one of my St Georges Close neighbours (who only returned home at c18.30 on Sunday) to (independently) e-mail Mr Boyd about the noise that evening.

Mr Boyd replied to me at 16.20 on Sunday 5 June (i.e. as the event was moving into its final stages - and when most of the damage had been done). Apart from supplying a little more information about his noise monitoring process, his e-mail contained the following:

"Based on feedback received from you both [*I understand he was referring to a complaint from another resident who I knew had also been in touch with him over the weekend*] this morning:

- I have also today pulled the outdoor kids/acoustic stage based on weather and winding down site activity on this final day

- We've also pulled the DJ in the tipi tent and changed this to a silent disco - which was the only PA system (albeit a very small one) that was facing up towards the direction of your estate
- I've asked the fairground operators to reduce their PA volume on certain rides to help pull down any cumulative sound effect that's built up from multiple amplified sources
- Finally, you may have heard a drum troupe earlier on - I've pulled their 2nd planned performance later on to try and limit noise post-6pm
- Site curfew for music has been extended a touch, as we were slightly behind time today given the change of weather and a slower start for setup. This means that Big Top stage programme will run until just before 9pm but no later than the licensed closing time

**This appears to provide clear evidence that Mr Boyd was finally admitting that there'd been a problem with noise at the event.** He, of course, had previously assured the Licensing Sub-Committee that 'noise won't be a problem' (during the licence application process) and assured complainants that 'noise levels are within acceptable limits' (during the course of the event) – yet here he was, by 16.20 on the final day, finally taking specific actions to try and mitigate a problem which, up until that point, he hadn't even acknowledged.

Whilst writing I would like to make two further observations, please.

- 1) One of the problems with holding this type of event at this location over the end of May weekend is that it clashes with the timetable for public examinations (e.g. GCSEs and A-levels). I have spoken to several local residents since Cheshire Fest took place, many of whom have said that their children either couldn't get to sleep or were not able to revise for their exams (or both) because of the noise. My daughter certainly felt her studies were interrupted. I sometimes think that we forget about the particular needs of young people when considering the implications of Premises Licences etc and hope that you will be able to include these comments in your deliberations.
- 2) We have now experienced 3 events on Moseley Hall Farm/Lambing Shed land (two under the Pub in the Park brand and one as Cheshire Fest). Whilst all 3 caused problems (PITP for very poor traffic management/parking, anti-social behaviour and noise), **Cheshire Fest was significantly worse than either of the other two for noise.**

**In any case, I'm still of the opinion that this is the wrong event in the wrong place at the wrong time.**

**I therefore urge the sub-committee to revoke this licence – on the specific basis of public nuisance (i.e. noise) – in clear breach of the first Additional Condition.**

Thank you for the opportunity to share my/my family's views on this matter.

Yours faithfully

10	Received on	From
	13 September 2022 12:09	
	<p>Dear Councillors,</p> <p>We wish to submit a Note to support the revocation of the above Premises Licence. It is attached to this letter setting out the reasons for our view.</p> <p>Thank you for considering our concerns.</p> <p>Yours truly,</p> <p>*****Attachment*****</p> <p>REVIEW OF PREMISES LICENCE: CHESHIRE-FEST@LAMBING SHED, KNUTSFORD WA16 8RB</p> <p>We OBJECT to any renewal of the Premises Licence for this type of Event on this site. Although we live some way away from the source of the music, it was loud enough, when combined with the thrumming of the bass beat, to be irksome and intrusive. As a constant background it distracted and interrupted concentration and rational thought. The sound checks in the morning ushered in, throughout the afternoon and evening, sustained bursts of incessant repetitive rhythms with higher frequency notes audible above.</p> <p>Unfortunately for the promoters, this area of the Legh Road Conservation Area is very quiet. Aircraft noise only affects the northernmost parts nearer to Knutsford Town Centre and then largely from planes landing. Cheshire-Fest was more noticeable in the south of the town because it was so out of character with what this residential area usually experiences, and it was incessant.</p> <p>The irritatingly invasive noise across these four days, particularly the first three (the Sunday was cloudy, wet and cold, and ended earlier) seemed to us to generate a public nuisance in contravention of Objective 3 of the Licensing Act.</p> <p>We believe these Premises are unsuitable for a Licence on the following grounds:</p> <p><b>Location:</b> The site is too close to family housing. Although housing is of relatively low density in the Legh Road Conservation Area and Manor Lane Ollerton, the estates north of Booths Hall - Chelford Road (east side), Fir Tree Avenue, Carrwood, Buckingham Drive, Hallside Park - are more densely packed and therefore more households are affected.</p> <p><b>Household Profile:</b> The Legh Road Conservation Area has a significant proportion of more mature residents, some of whom are not in good health and have family members to care for them. We and the great majority of other residents value highly the peace and quiet of the area. The other areas affected by the noise have a higher proportion of young families, some with infants for whom sleep is essential. It is unreasonable for any of us to be disturbed by noise into the late evening.</p> <p><b>Timing:</b> The Spring Bank Holiday might have seemed a good time to hold the Cheshire-Fest and especially so in HM Queen's Platinum Year. In 2022, the Bank Holiday occurred a weekend later usual. In future years, it will revert to the established pattern. In both cases, it is a sensitive weekend for many families, especially for those with children preparing for GCSE, A Level and final graduate examination. More generally, it is school pupils' half term break.</p> <p>Like many others, we had a family gathering. Although we stayed outdoors but we had to listen to someone else's choice of music. If a neighbour of ours had had a party with this volume and spread of noise, Environmental Health would have been asked to deal with the nuisance, particularly as the party went on for four days. In sum, this is a time for relaxing days and restful evenings.</p> <p><b>Replication:</b> Our concerns are that if this Premises Licence exists, it will be difficult to resist others wanting to hold similar events at this venue close to these residential areas. Although each licence application is judged on its merits in achieving the four Licensing Act objectives, the Cheshire-Fest licence establishes a precedent. The experience this year has</p>	



## Appendix \*\*

	<p>been that we relied on Environmental Health's additional protection for residents. Cheshire-Fest failed the test. Revocation of the current licence would establish that it is unreasonable to hold this type of event on these premises.</p> <p>We know that the wider community has assembled a detailed case for revoking the Premises Licence. This household wishes to add its support to that initiative. The commercial imperatives both for Cheshire-Fest and the Lambing Shed are understood, but the grant of Licence is based on the notion of the reasonableness of the activity in relation to the local community. In this case, the degree of unreasonableness through excessive noise has not gained the consent of the community.</p>
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11	Received on	From
	15 September 2022 20:40	
	<p>Dear Sirs</p> <p>Thank you for the Review of the Licence for the Lambing Shed Field granted for a Cheshire-Fest Event back in June. Myself and my Wife live very close to the event field, being on the corner of XXXXXXX and XXXXX backing on to Booths Park roundabout. The noise of the 4 day event was horrendous and definitely constituted a public nuisance and breached one of the objectives of the Licensing Act.</p> <p>The weather for the Jubilee 4 day event was fantastic and very hot, yet for 4 days we could not sit in our garden and cancelled a planned barbecue for friends and family as the noise was unbearable, we could not even hear road or plane noise as it was drowned out by the constant boom, boom from the music at the Lambing Shed. In the end we stayed indoors, could not open windows even though the heat in house was unbearable due to the noise nuisance.</p> <p>We believe the noise definitely constituted a public nuisance and breached one of the objectives of the Licensing Act and that it should be investigated, the field is too close to residential housing, due to there being nothing between the field and our property, the noise carried straight to our property and was as loud in our back garden as at the event. To prove this we walked to the field and the noise level was the same as our back garden. Considering that the event should have had noise monitoring, there was definitely none near properties, if there had been accurate sound monitoring, the sound would have been turned down and the noise impact would have been reduced.</p> <p>The other noticeable problem was the marshals for the event, most if not all were young people and when there was a problem at Booths Park with Travellers, they disappeared from outside my property allowing traffic to park on the restricted Goughs Lane.</p> <p>Please, please let events like this be at venues more suitable and further away from Residential properties.</p>	

	Received on	From