

Thursday 22nd August 2013

Dear Sir or Madam,

I have recently had the pleasure of purchasing a property at the new Nascot Grange housing development on Colnhurst Road. We were told that instead of having a doctor and dentist surgery we were to have a Tesco Stores LTD. This was good news as it meant we would have a convenience store close by and were looking forward to the proposed bakery to purchase fresh goods.

However, it has come to our attention that the Tesco Stores LTD that is located within the Nascot Grange development would like to sell alcohol from an alarming 06.00am until 11.00pm. We do not object to Tesco Stores LTD selling alcohol, but we do object to the sale of alcohol at the specified times. The sale of alcohol should be limited to the more socially acceptable time of 09.00am until 10.00pm from Monday – Saturday, and on Sunday at normal trading hours of 10.00am to 4.00pm.

If the sale of alcohol were to be permitted from 06.00am until 11.00pm it would seriously impact local residents and more importantly it would put young children at serious risk. We object to the Tesco Stores LTD selling alcohol from 06.00am until 11.00pm on the following grounds:

1) Prevention of public nuisance

Due to the location of the Tesco Express we believe there would be serious ramifications for the sale of alcohol from 06.00am until 11.00pm. The Tesco Express is located:

- In a residential area (225 residential units)
- Opposite a park for young children which has several benches to sit on
- Underneath a residential block of flats and is also adjacent to a second block of flats and semi-detached houses

If we were to allow Tesco Express to start selling alcohol you will be putting the residents at risk of:

- Noise pollution
- Vandalism
- Litter and environmental damage
- Sleep disturbance

On the Government website (<https://www.gov.uk/alcohol-licensing#community-involvement-in-licensing>) it states that anyone who is licensed to sell alcohol will need to take responsibility for the sale and supply of alcohol due to the *"impact"* it has *"on the wider community, on crime and disorder, and antisocial behaviour."* It is clear that the sale of alcohol will have a dramatic impact on our community

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which is built up of mainly young families and professional workers. Tesco Stores LTD should be limited in the hours in which they should sell alcohol in a family orientated development – we want to maintain peace and social order.

In the planning permission application (Ref No 11/00835/var) that CALA Ventures Limited submitted, Watford Council made stipulations that Tesco Stores LTD were limited in the hours they were allowed to deliver goods to the store. The reasons you restricted their delivery hours were due to the *“interests of appearance of the site and the locality and the amenities of adjoining residential occupiers”*. As a Council you clearly had the compassion and understanding to realise that delivery hours and waste would affect the residents and the aesthetics of the area. It is imperative you make the same judicious decision to also restrict when Tesco Stores LTD should sell alcohol for the “interests of appearance” as well as the “residential occupiers” of Nascot Grange and the surrounding areas.

In the vicinity of Nascot Wood there are already enough pubs and off licences that sell alcohol. The typical hours for sale of alcohol in Watford are from 10.00am until 11.00pm. In the Nascot Wood/Cassiobury area the Essex Arms and Southern Cross pubs open from midday until 11.00pm. The Express Food Centre (off licence) at the end of Langley Road opens from midday until midnight – why should Tesco Stores LTD be allowed to have extended hours when the remainder of the local shops are not permitted to do so? It is not in keeping with the local area and it would set a precedent for other off licences to apply for extended hours to sell alcohol.

As residents we will be able to tell you of the number of street drinkers that haunt St Albans road and Langley road. These people buy alcohol and then sit on the benches to then consume it. We believe this issue will be exacerbated if street drinkers are allowed to commence their drinking from 06.00am in our area. A recent Meeting of the Community Safety Partnership Task Group, Monday, 30th January, 2012 7.00 pm (Item 13) reported that the way to deal with the problem of street drinkers was to deal with the *“outlets which sold them alcohol”*. Surely, the inexperience of Tesco Stores LTD in dealing with this community issue would increase the problem of street drinkers obtaining alcohol in the area? Not only this, the sale of alcohol from 06.00am would legitimise the street drinkers rights to buy alcohol at any time they want – Tesco Express would have no obligation to stop or deter them. The fact that Tesco Stores LTD have applied for a licence to commence at 06.00am, in our opinion, means they have not regarded the impact it will have on our community. It is purely for their profits and convenience.

2) Prevention of harm to children

One of the perks and beauty of the development was the park area which CALA Ventures Limited has spent a lot of money on landscaping. We do not think it is acceptable that anyone is able to buy alcohol before 09.00am and then be able to

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use the play area, which has several benches and shaded area, to potentially drink in relative comfort; to allow anyone to have the potential to drink from 06.00am near a play area is not only disturbing but morally incomprehensible and indefensible.

We have already started to see people, who do not live on the Nascot Grange estate, use the park area to drink during the day and the Tesco Stores LTD is not even open. We do not want street drinkers and fear to be a feature of our community and we believe it will become worse if alcohol can be served at the proposed times. Moreover, who will be responsible for the safety of residents and children? Tesco Stores LTD cannot be held accountable for the actions of their customers even if it is proven they have bought alcohol from their premises. We need to put our priorities in order and put in place an acceptable boundary for our community in order to preserve and protect it. Buying alcohol from 06.00am is not only unnecessary but encourages the drinking of alcohol at unsociable times and in the vicinity of vulnerable adults and children.

3) Prevention of crime and disorder

It is clear that Watford Council have made decisions to improve areas which have been severely affected by street drinkers, anti-social behaviour and drug users. We recall the objections that were raised on Queen's Road ([Error! Hyperlink reference not valid.](#)) and how the Council took steps to reduce crime in the area. Watford Council must now take steps to ensure that the sale of alcohol is limited so that the Nascot Grange development does not encourage crime to take place in an area which is meant for residents, in particular young children. If you allow alcohol to be sold from 06.00am until 11.00pm it will encourage:

- Crime
- Vandalism
- Anti-social behaviour
- Harassment

In conclusion, as residents we do not object to the sale of alcohol. However, it is clear that the sale of alcohol from 06.00am is not in keeping with the opening hours of other local stores in Nascot Wood and is grossly irresponsible due to the location of the Tesco Stores LTD opposite a play area.

It is up to Watford Council to protect the needs of the residents as well as the environment of this area. To allow the sale of alcohol from 06.00am until 11.00pm will encourage street drinkers, crime and anti-social behaviour in what should be a sophisticated, peaceful and aesthetically pleasing area. It is the Council's responsibility to decide what is acceptable and I hope that the decision is made with common sense and for the common good of the residents of Nascot Grange.

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Yours faithfully,

Name and address withheld