

Sent from my iPhone

Begin forwarded message:

From: "Pritchard, Emma" <Emma.Pritchard@lancashire.police.uk>
Date: 5 September 2023 at 15:41:23 BST
To: Caroline Hannon <admin@mm-squared.co.uk>, "Cox, Nat" <Nat.Cox@lancashire.police.uk>
Subject: RE: Police Objection 83 Bond Street

Good Afternoon,

I have checked our system and cannot find any Police Licensing visits or warning letters for any off-licence on Bond Street within the last 3 years.

With thanks,

Emma

*PC 4107 Emma Pritchard
West Licensing Department
Bispham Police Station
Blackpool
01253 604073
07815 448093*

From: Caroline Hannon <admin@mm-squared.co.uk>
Sent: Tuesday, September 5, 2023 10:16 AM
To: Cox, Nat <Nat.Cox@lancashire.police.uk>; Pritchard, Emma <Emma.Pritchard@lancashire.police.uk>
Subject: Fwd: Police Objection 83 Bond Street

Good morning

I've sent this email to you both incase any of you are on leave etc.

Please could you tell me if there have been any licensing visits or warning letters for the off licenses operating on Bond St in the last 3 years?

Kindest regards

Caroline

From: info@mm-squared.co.uk
Date: 4 September 2023 at 15:27:29 BST

To: Caroline Hannon <admin@mm-squared.co.uk>
Subject: FW: Police Objection 83 Bond Street

From: Cox, Nat <Nat.Cox@lancashire.police.uk>
Sent: Thursday, August 31, 2023 7:59 AM
To: 'info@mm-squared.co.uk' <info@mm-squared.co.uk>
Cc: 'Lee Petrak' <Lee.Petrak@blackpool.gov.uk>
Subject: RE: Police Objection 83 Bond Street

Hi Mark

Hope you're well?

I'm not sure how the analyst obtains the data, but I will go back to her and see if I can get the log numbers – leave it with me.

Cheers

Nat

Nat Cox (3390)
West Licensing Sergeant
Bispham Police Station
Mobile 07970 336242
Phone 01253 604074
nat.cox@lancashire.police.uk
<image002.png>

From: info@mm-squared.co.uk <info@mm-squared.co.uk>
Sent: Thursday, August 31, 2023 1:15 AM
To: Cox, Nat <Nat.Cox@lancashire.police.uk>
Cc: 'Lee Petrak' <Lee.Petrak@blackpool.gov.uk>
Subject: Police Objection 83 Bond Street

Dear Nat

I have received your objection regarding 83 Bond Street, and note you have referred to data, not in the current CIA so wanted to understand a little more detail about the alcohol-related incidents.

The paragraph I am interested in is.

Bond Street

1. *During the period August 2022 - July 2023, there were 77 offences recorded on Bond Street, and 9 of the 77 (12%) were Alcohol-related offences.*

The applicant is entitled to understand more about these incidents to see if there is a link, even if it is just a casual one to the sale of alcohol from an Off Licence in the area.

We should only be talking about 9 logs so hopefully not too onerous of a task to produce these so we can examine the alcohol-related offences you refer to.

The importance of this application was summarised in my pre-application contact with Lee and Emma. I did speak with Lee over this, and he said he was going to relay our conversation to the Police, I have also discussed it very briefly with Emma at the time of submission.

Suffice it to say that the applicant is seeking to reallocate his business and not operate 89 and 83 simultaneously.

There is a provision in the Policy that would look favourably on such circumstances. See para 4.10.3 (bullet point 3) of Blackpool's Statement of Licensing Policy.

Number 82 Bond Street which has had a licence since 2014 has never been used as a functioning Off Licence since its grant, however, in the last week, it has now been fitted out and is about to open. The Landlord of 82 is also the applicant's landlord and his threat to open across the road has been made alongside the unreasonable rent increases he is applying to 89. At least part of his threat is now coming to fruition.

I will be obtaining a statement from the applicant to set out all the facts and both he and his wife will attend the hearing, I have asked for some evidence to demonstrate the pressure the landlord is exerting but in the applicant's words, he tells me he puts very little in writing and it is all via phone calls.

He is seeking only to save his business; he has operated in the area for 3 years without incident (so he tells me) and the absence of any specific details about 89 Bond Street in your representation suggests that he and his wife are not problematic operators.

He is a desperate man as you will probably glean from the frantic way, he was looking for property in the immediate vicinity first opting for a rental agreement on number 80 then a rushed purchase of the freehold of 83/85. To be fair you could have your pick of vacant property on Bond Street as it is certainly one of the most commercially barren and run-down locations in Blackpool.

It would seem the new operators at 82 may be the ones to watch as the area has limited commercial opportunities. The applicant on the other hand has already put the groundwork in and built up a local custom base that he expects to follow him to 83.

He can offer undertakings to surrender the licence and he can offer further promises to refuse to sign a consent form should someone try and reinstate 89 Bond Street but if the Council receives a valid transfer within 28 days of the surrender and a statement of reasons from that applicant why has not been able to obtain consent the Council would be left with little option but to reinstate 89 Bond Street.

Market forces would not allow this many shops to operate, there simply isn't the demand in this location. The Landlord could end up with a whole load of vacant shops but none of this is the applicant's doing he is simply looking for a viable exit route from this bizarre situation.

I do appreciate where you are coming from by lodging an objection and this story needs to be tested and examined in more detail so a hearing is possibly appropriate but given the importance of this matter to the applicant he has already committed to seeing the process through to the end so if we are discussing crime statistics it would be only fair to see the incidents that sit behind these statistics.

I will submit a raft of additional evidence and hope to have it submitted 5 days before the hearing.

Would it be possible to obtain redacted copies of the 9 logs from Bond Street within 7 days?

Best wishes

Mark Marshall

Director

01253 367100

07796 994786

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<https://www.mm-squared.co.uk>