

**Minutes of the Extraordinary Meeting of the Council on Monday 18th August 2025 in the Memorial Hall at 7.00pm**

**Present:** Mayor Cllr DJ Griffiths, Deputy Mayor Cllr S Foster, Cllr MC Gray, Cllr B Lloyd, Cllr S Minas, Cllr BT Price, Cllr R Price, Cllr S Sehmi, & Cllr RJ Thornton, with S Mann (Clerk).

**52 Apologies for Absence:** Members are requested to directly inform the Clerk of any absences, in order to formally register their apologies and keep an accurate record of attendance.

- a. Apologies Received for Approval: Cllrs W Chant, ES Evans, & FD John.

**53 Declarations of Interest:** Members are requested to declare both pecuniary interests (financial interests) and non-pecuniary interests (personal or prejudicial interests) that could influence their decision-making in relation to items on the agenda. This declaration ensures that other councillors and the public are aware of potential conflicts.

- a. Declarations Made: None.

**54 Public Representations:** Members of the public in attendance are given reasonable opportunity to make representations about items of business to be discussed.

- a. The Mayor welcomed members of the public and advised that representations would be limited to approximately 20 minutes collectively, with 3 minutes per speaker:

- b. Community Member 1

- i. Objected to the regularity and hours of proposed outdoor music rather than the principle
- ii. Concerned about frequency - potential for events "every week"
- iii. Worried about impact during school days vs holidays
- iv. Strong objection on grounds of Prevention of Public Nuisance
- v. Played audio recording of noise from inside house during previous Saturday event
- vi. Organising petition for submission by Friday 22 August deadline
- vii. Reported misleading information in application (incorrect County Hall address for viewing drawings) Contacted licensing office - spoke to helpful officer

- c. Community Member 2

- i. Called for independent environmental/social impact assessment
- ii. Highlighted profit motive of brewery vs community needs
- iii. Could hear music clearly from house during previous events
- iv. Emphasised need to protect peaceful enjoyment of residential properties
- v. Questioned why residents should have to defend against rather than brewery making case for community benefit

- d. Community Member 3
  - i. Described application as "intentionally vague" and incomplete
  - ii. Saturday event was a "wake-up call" to potential impacts
  - iii. Criticised application as effectively creating new outdoor music venue rather than licence variation
  - iv. Called for "reasonableness test" - application should be refused at any level of reasonableness
- e. Additional Points Raised:
  - i. Fire safety concerns - access routes, equipment, risk assessments
  - ii. No noise level limits specified in application
  - iii. Vague and open-ended terms allowing any type of events
  - iv. Children protection - amendment to condition allowing under-16s until 22:00 then requiring them to leave
  - v. Future Policy Development: Council to develop comprehensive guidance for future licensing applications to address character and proximity considerations specific to St Davids
  - vi. Appreciation expressed to councillors for hand-delivering application notices to residents given inadequate public notification by Pembrokeshire County Council

## **55 Grove Hotel Licensing Application - Consideration of Variation Application**

**(Ref: PEMBS/PREMS/V/0098)**

- a. To consider the licensing variation application submitted by Marston's PLC for Grove Hotel, High Street, St Davids, which seeks to:
  - i. Incorporate external areas (currently covered by marquee with constructed bar servery and proposed stage location) into the licensed premises
  - ii. Extend licensable activities to outdoor areas including films, live music, recorded music, performance of dance, late night refreshment and retail sale of alcohol
- b. To consider the proposed operating hours which significantly exceed the Council's current policy position of 22:00 for outdoor music activities:
  - i. Sunday to Thursday: Outdoor activities until 00:00 (midnight)
  - ii. Friday and Saturday: Outdoor activities until 01:00 (1:00am), with live music, recorded music and dance ceasing at 00:30
- c. To note that the application proposes:

- i. Live music, recorded music and dance performances from 12:00 daily
  - ii. Late night refreshment until 00:30 (Sun-Thu) and 01:30 (Fri-Sat)
  - iii. Alcohol sales from 10:00 until 00:00 (Sun-Thu) and 01:00 (Fri-Sat)
  - iv. Premises open to public from 07:30 until 00:30 (Sun-Thu) and 01:30 (Fri-Sat)
- d. To consider the application in relation to the four licensing objectives under the Licensing Act 2003:
  - i. Prevention of crime and disorder: Concerns raised about late-night activity impact
  - ii. Public safety: Fire safety issues highlighted, including access routes and equipment requirements
  - iii. Prevention of public nuisance: Primary concern - extensive evidence provided by residents of noise impact on residential area
  - iv. Protection of children from harm Protection of Children from Harm: Questioned effectiveness of proposed conditions
- e. To determine whether the Council wishes to make representations objecting to, supporting, or suggesting modifications to the application, noting that any representations must relate to the licensing objectives.

Following discussion, the Council noted:

- i. Application prepared with inadequate consideration of licensing objectives
  - ii. No additional conditions proposed by applicant for key licensing objectives
  - iii. Application unusually not discussed with licensing authority beforehand
  - iv. Strong community opposition based on legitimate concerns
- f. **RESOLVED:** That St Davids City Council objects to the application on the grounds that it fails to adequately address the licensing objectives, particularly Prevention of Public Nuisance, and conflicts with the Council's established 2014 policy limiting outdoor music to 22:00. The Clerk authorised to submit the Council's formal objection to Pembrokeshire County Council's Licensing Department by the deadline of Friday 22 August 2025.

There being no further business the meeting closed at 7:36pm

Signed .....

Date .....

Chair