

Philip Bensted

From: Craig Knight <[REDACTED]@co.uk>
Sent: 07 July 2016 12:41
To: Philip Bensted; TDC Licensing
Cc: Philip Thorley
Subject: Objection to the Application for a New Premises Licence - Rokka Ramsgate

Dear Mr. Benstead

Thorley Taverns wish to object on behalf of The Oak Hotel, 66 Harbour Parade CT11 8LN to the application made by Rokka, 64 Harbour Parade, Ramsgate CT11 8LN for a new premises licence to increase the hours for licensable activities,.

The grounds for our objection are not related in any way to 'competition' and we feel an increase in the hours (until 4am) for the licensable activities will cause further noise disturbances to our customers staying in the bedrooms at the Oak Hotel, caused by noise emanating from both amplified music inside the venue and noise created by the patrons of Rokka standing and loitering outside the venue in the smoking area during opening time and thereafter.

This noise nuisance has and will increase the negative impact on the hotel business at the Oak Hotel. Further details will be made available at the hearing but in summary:

- Negative comments regarding noise disturbances from Rokka left on in-house customer comment cards.
- Negative comments regarding noise disturbances left by customers on internet based sites such as Trip Advisor and Booking.com
- Verbal negative comments regarding noise disturbances left by customers on check out made to the reception staff.

You will recall that Thorley Taverns attended on behalf of the Oak Hotel and gave evidence at the previous review hearing, regarding noise nuisance complaints created by Rokka.

We therefore feel that a further increase in the hours for licensable activities at Rokka will result in noise disturbances becoming later (until 4am) to our hotel guests and subsequently negatively impact future bookings at our hotel in the future.

As a fellow trader, Nick Pantelli is known personally to Thorley taverns and we would like to stress that this is not a personal objection but one based on the negative impact his proposals would, if granted, bring to our business next door to his venue.

Yours sincerely

Craig S. Knight
Operations Manager
Thorley Taverns Ltd