

Dear Residents,

We have read through each objection carefully and we would like to take this opportunity to allay your valid fears and understandable assumptions, as best we can. Firstly, we would not like to upset any of our local neighbours and we would like to deal with all the concerns individually, as soon as we can. We have always listened to any objections our neighbours have and actioned them accordingly. We've moved grass cuttings on request, we've removed trees, we've changed the nursery plans to suit a neighbour's preferences and we will continue to work with residents to find an outcome that suits everyone, no matter what the issue is.

We are passionate about supporting our local community and improving the town as best we can. All our tenants are local businesses and many of them were startups when they first took up their tenancy with us. We are a local business with a vested interest in business development and we hope to increase interest in using our centre as a northern meeting point for businesses travelling between our local nearby cities. We focus on providing flexible terms, so that growing or new businesses are able to take up a tenancy in our offices and we hire out training, meeting and event space at the centre, to enable us to do this. In turn, more small businesses have a place to operate and more people, therefore making use of the local facilities at Mexborough.

We are very particular about the types of events we host here at the centre, as we feel it is important to maintain the professionalism of our brand. It would certainly not be in our interest, or in keeping with our brand's reputation to hold late night parties, especially during the week. It would not support our core business, which is to provide a first-rate business environment for our tenants and for the varied organisations who rent space from us.

Any events we host at the centre will be dealt with on a case by case basis and a decision whether to accept an event booking reached with all these considerations in mind, which will always be conducive to maintaining a clean, noise free environment for everyone. As a respectable member of Mexborough's Business Forum, we also work in support of several local charities and business partners, all intent on improving the town and its reputation.

When we purchased the business centre, back in 2015, it was on the verge of collapse and would have ended up as a derelict shell, having no other interested buyers, apart from ourselves willing to take the centre on. This building would have joined the very many empty, falling down sites already scattered about Mexborough. Instead, we have worked tirelessly to create a thriving business in the heart of this community, of which we are very proud. As a considerate business owner, we will always look at the bigger picture, especially when making and taking bookings for any of our events.

We feel it is imperative to this application, to state that we anticipate no great increase or decrease to the activities that have been happening here, at the centre, over the last 24 months. There are no loud, late night parties planned or any change to the types or timetable of events that have already taken place here over that time period. The only reason we applied for the licence was down to ease of administration and to consolidate the

financial output. We worked out that it would be much more cost effective to have a yearly licence, rather than keep applying for the temporary licenses, that we have always been granted.

We have never received any complaints about any of our events and its reasonable to say, they have all been very civilized and low key, the biggest of which is the yearly Ted Hughes festival that we host at the centre over a summer weekend. This attracts positive attention from artists, poets and media personalities, helping to raise the profile of the town and give it a much-needed economic boost.

To give a flavour of the type of events that have been happening here during this time and likely to continue are:

Christmas and Easter events hosted by the Life Church

Carol services

A Christmas special including a gospel choir

The Ted Hughes Festival, held over a summer weekend in June

Business exhibitions during business hours

A drama event that finished at 10.00pm and attracted 50 people coming and going over a period of 5 hours.

A children's Irish dance competition held over two days, finishing at 8.00pm

A psychic event that was held on a Friday night that attracted under 100 people and finished at 11.00pm with no music and limited noise.

A poetry event hosted by a local writing group that finished at 10.30pm

A wedding (we've hosted 2 historically) because we are choosy about the nature of the wedding itself; we restrict the amount of people and the hours of licensing, as per the additional agreement (as previously mentioned.)

The majority of our night time events are on a weekend. The exception to this rule was during the festive period; we hosted one business party, (Slimming World) which was very contained and was mainly women coming together for a few nibbles, a glass of wine and a good chat.

We really hope the residents would like to be a part of the growing business, here at Mexborough. What we see as vital to this community is an upturn in its economy and this includes attracting the right kind of visitors.

It is not in our interest to attract any kind of unwanted anti-social or noisy behaviour. We run a tight, orderly ship and we pride ourselves on the calibre of our tenants and those who use our facilities.

We would rarely host any late-night week day events and have none booked at the moment. We have already signed an official document, verified by South Yorkshire Police

that commits us to a set of restrictions, in order to uphold rules that are community friendly and which hopefully tackle the objections raised by our fellow residents. We are eager, if possible, to meet face to face with the residents concerned in order to talk about their individual concerns and make any necessary changes to our activities to protect their privacy and their rights.

We also wanted to highlight our parking capacity. We have ample car parking space provided for the events we host, and we are careful not to over subscribe on numbers of attendees. We have room for over 120 cars and over flow room for another 60 none of our night time events have ever needed any more than this. At the Ted Hughes festival, most of the attendees were interested in looking around the Centre, it being the ex-grammar school Ted Hughes attended, and looking around the area in order to understand the inspiration of one of Britain's greatest poets. We hope residents would support and even join in with this kind of event in the future, as a celebration of the town.

We understand most of the parking along the roadside, particularly at the bottom of the road, near College Court is connected with the co-op. We also notice most of this traffic is transient and temporary and certainly not connected with us after business hours.

In hindsight, we should have originally specified that the licensing hours would end at 12.00am midweek. This was a mistake on our part and we have since sent correspondence to the council to amend this to a 12.00am deadline.

Thank you for taking the time in putting forward your concerns. If, having read this letter, you are satisfied with the information and no longer wish to object to our licensing application, please could you contact the licensing department in writing, to inform them. If you still have concerns and you would like to meet with us to discuss them further, we'd be more than happy to do that.

Our contact details are as follows:

Phone - [REDACTED]

Email - [REDACTED]

Kind regards,

Peter Newman

Owner of Mexborough Business Centre