

Mid Devon District Council – Licensing Act 2003

REPRESENTATION FORM

This representation is made about the premises to be licensed as detailed below:

Your full name	Lee Eric Thompson
The name of the organisation / body you represent (if appropriate)	Neighbour
Postal address	Five-Bridges, Cullompton, Devon, Ex15 1QP
Email address	
Contact telephone number	
Name of the premises you are making a representation about	Re:Fuel Southwest Ltd
Address of the premises you are making a representation about	Five-Bridges, Willand Road, Cullompton, Devon, EX15 1QP

Your representation must relate to one of the four Licensing Objectives

Licensing Objective	Yes Or No	Please detail the evidence supporting your representation or the reason for your representation. Please use separate sheets if necessary
To prevent crime and disorder		I fear the sale of Alcohol could lead to crime of Urinating on the premises where I live. Concern for this due to Re:Fuel premises not having adequate toilet facility or sewerage to cope with high volume of customers. (can provide details)
Public Safety		I fear the public will not be safe for multiple reasons. Individuals walking to and from the premises late at night will be at risk especially if drunk leaving the venue. There is no safe route to travel from Re:Fuel Southwest to Willand. No safe places to cross the road could lead to risk taking during dark late nights and could lead to an accident for drivers and pedestrians. Walking from Re:Fuel Southwest to Cullompton has a very thin pathway not suitable for pedestrians.(most recently a lady in wheelchair was stuck on this pathway traveling to Cullompton). There isn't adequate streetlighting in both directions or a suitable pathway. Road has history of accidents (fatalities). Throughout Re:Fuel's Sunday events there have been multiple occurrences of build of traffic on main road due to high volume. (can provide details) I fear this will only continue with evening to late night events. Fear for more dangerous driving leaving the venue. (can provide details). Fear of too much signage blowing over in high winds. (can provide details) Only a matter of time could be in main road causing accident. Young children leaving venue with family's in dark can be dangerous.
To prevent public nuisance		Currently there isn't adequate bins outside the front of the venue. Fear for more litter. Concerned for antisocial behaviour that may arrive with the sale of alcohol.
To protect children from harm		My main concern is for my own 2 children. Late night high volume of cars entering and leaving premises especially

	with high noise revving vehicles causing the disturbance of my children sleeping potentially impacting on their behaviours and education throughout the next day.
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If you are making a representation against a new application or full variation, please suggest any conditions that could be added to the licence to remedy your representation (or other suggestions you would like the Licensing Sub Committee to take into account).	This is a representation against the Application by Re:Fuel Southwest. I object the Application due to the reasons stated.
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Signed: Lee Thompson 

Date: 06/03/2025

06/03/2025

Please see notes on reverse

NOTES

If you are making a representation in relation to a 'new' premises or a 'full variation' please read the following notes:

1. If you do make a representation you will be able to attend a meeting of the Licensing Authority's Committee and any subsequent appeal proceeding. If you do not attend, the Committee will consider any representations that you have made in your absence.
2. This form must be returned within the statutory period of 28 days following submission of a valid application to the Licensing Authority.
3. You may make a representation wherever you live in relation to the premises but your representation must be relevant.
4. Representations can only relate to the four licensing objectives.
5. Your representation will be passed to the applicant, to allow them the opportunity of addressing your concerns. Your representations will be published in the report available to the Licensing Committee, which will be publicly available.
6. Please return this form when completed to:

Licensing, Mid Devon District Council, Phoenix House, Phoenix Lane,
Tiverton, Devon, EX16 6PP.

Alternatively, you can email it to licensing@middevon.gov.uk.

If you are making a representation in relation to a 'minor variation' please read the following notes:

1. If you do make a representation, you should be aware that the application will be determined by an Officer. There will be no hearing and there is no right of appeal.

Mid Devon District Council – Licensing Act 2003

REPRESENTATION FORM

This representation is made about the premises to be licensed as detailed below:

Your full name	Kenneth William Small
The name of the organisation / body you represent (if appropriate)	Neighbour & Company Director of K SMALL AND SON LIMITED
Postal address	Five-Bridges, Cullompton, Devon, EX151QP.
Email address	
Contact telephone number	
Name of the premises you are making a representation about	Land Registry Title Number DN375070 L M Bateman & Co Ltd / Stone Hill Layby / Recently Trading as Re:Fuel Southwest Limited
Address of the premises you are making a representation about	Five-Bridges, Willand Rd, Cullompton, Devon. EX151QP

Your representation must relate to one of the four Licensing Objectives

Licensing Objective	Yes Or No	Please detail the evidence supporting your representation or the reason for your representation. Please use separate sheets if necessary
To prevent crime and disorder		I am concerned that the Licence Applicants Re:Fuel Southwest Limited, may not have the financial capacity to operate this large venture, which may require them to employ qualified security staff, to prevent crime and disorder, alcohol fuelled violence or drug taking or dealing, on the premises. If the Licence is for the Premises and Transferable, in the event of Re:Fuel SW Ltd going out business, who are the true owners of the property?
Public safety		The premises is situated on a very dangerous stretch of road, where there have been two separate recent fatalities. The Site was never designed to be used as a Café or Public House / Entertainment Venue, only ever having Planning Consent for a Business Connected to Agriculture. This can cause parking & traffic chaos, when events are held at the site, with a huge influx of vehicles with too few designated parking bays at the front of the premises, leading to cars being jammed up in the entrance and out in the main road. The Site is situated in a rural area, with no street lighting, which could be a danger to pedestrians walking to and from the premises from Cullompton or Willand at night. The proliferation at the site, of unauthorised signage at the roadside, (which should require planning applications) could be a distraction to road users, leading to possible road accidents.
To prevent public nuisance		Living right beside this unauthorised 7 Day a Week Café / Video Game Arcade & Car Meet Venue has personally been very distressing for me. My House was once a lovely quiet home, where myself and my family could relax and enjoy our life. Adding the sale of alcohol for consumption on or off the premises at this neighbouring property, late night opening, and un-organised events, are bound to cause an increase in noise, litter and anti-social behaviour, for me and my

		family and the other residents of Five-Bridges.
To protect children from harm		How will obtaining a new alcohol licence for this business benefit the health and wellbeing of children? Will Children be allowed in the public bar areas or only if having food? As the Premises were only built for an Agricultural Business, how will the Toilets & Baby Changing Facilities cope with a large influx of customers with children? Does it require the fitting of a proper sewerage system, to stop the overflowing of waste materials at the café entrance, which currently happens regularly?

If you are making a representation against a new application or full variation, please suggest any conditions that could be added to the licence to remedy your representation (or other suggestions you would like the Licensing Sub Committee to take into account).		This is a representation against this New Application by Re:Fuel Southwest Limited in its entirety. I would suggest that any hearing or decision for this application, should be deferred, until after a Retrospective Planning Application is made by the site owners and the businesses trading in breach of its current planning permission.
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Signed: 

Date: 27th February 2025

Please see notes on reverse

NOTES

If you are making a representation in relation to a 'new' premises or a 'full variation' please read the following notes:

1. If you do make a representation you will be able to attend a meeting of the Licensing Authority's Committee and any subsequent appeal proceeding. If you do not attend, the Committee will consider any representations that you have made in your absence.
2. This form must be returned within the statutory period of 28 days following submission of a valid application to the Licensing Authority.
3. You may make a representation wherever you live in relation to the premises but your representation must be relevant.
4. Representations can only relate to the four licensing objectives.
5. Your representation will be passed to the applicant, to allow them the opportunity of addressing your concerns. Your representations will be published in the report available to the Licensing Committee, which will be publicly available.
6. Please return this form when completed to:

Licensing, Mid Devon District Council, Phoenix House, Phoenix Lane, Tiverton, Devon, EX16 6PP.

Alternatively, you can email it to licensing@middevon.gov.uk.

If you are making a representation in relation to a 'minor variation' please read the following notes:

1. If you do make a representation, you should be aware that the application will be determined by an Officer. There will be no hearing and there is no right of appeal.
2. This form must be returned within the statutory period of 10 working days following submission of a valid application to the Licensing Authority.
3. You may make a representation wherever you live in relation to the premises but your representation must be relevant.
4. Representations can only relate to the four licensing objectives.
5. Please return this form when completed to:

Licensing, Mid Devon District Council, Phoenix House, Phoenix Lane,
Tiverton, Devon, EX16 6PP.

Alternatively, you can email it to licensing@middevon.gov.uk.

[REDACTED]
Five Bridges

Cullompton

EX15 1QP

25/02/25



RE – Licencing application for RE:Fuel Southwest Ltd at Five Bridges EX15 1QP

Dear Licencing Officer

I have recently become aware that a nearby business is applying for a drinks and entertainment licence.

As this is likely to affect the neighbourhood, I would have thought there would be some obligation on the applicants part to inform the neighbours.

It was only by luck that a friend saw a small notice and let me know.

You may not be aware of this location.

It is in a rural area and whilst the cafe itself is not a problem there are traffic and noise problems from the motorbike and car events with vehicles looping along the road and queueing to enter the car park.

There have been several accidents on this road, some of them fatal and the venue is near a blind corner with poor visibility.

With extra traffic waiting to gain entry into the car park, this could cause more traffic accidents.

Put into this mix alcohol and late night music and I feel there is potential for more serious problems.

As I have mentioned, this is a quiet rural area, and we feel it is not suitable for a night club type venue.

Yours sincerely
Mrs M and Mr P. Penny