

Rob Reichelt
[REDACTED] High Beech Road
Loughton
Essex IG10 4BL

[REDACTED]
[REDACTED]

6th May 2018

The Licensing Team
Epping Forest District Council
Civic Offices
High Street
Epping
Essex CM16 4BZ

Via email: licensing@eppingforestdc.gov.uk

Dear Sirs,

**Re: The Licensing Act 2003
Section 53A review of current premises Licence
LUXE ESSEX**

I am the registered proprietor of 18A High Beech Road, Loughton IG10 4BL and have lived here for over 15 years.

I submit that the sub-committee should take immediate and urgent steps to remove the Licence held by Luxe Essex.

I have a direct view of Luxe Essex across the adjacent car park and have witnessed numerous disturbing instances of violent, anti-social and criminal behavior exhibited by patrons of Luxe Essex. I can verify that Luxe Essex patrons cause these offences as I can see where they have come from as they cross the car park and enter High Beech Road.

Amongst numerous disturbing and frightening events, I have seen open and blatant drug dealing and drug taking in the car park, fights including with knives and broken bottles, harassment and assaults including of women, drunken or drugged behavior, gangs of youths screaming obscenities, running and shouting and creating havoc and fear when local residents including myself have been trying to sleep, often between 2.30am and 3.30am in the morning, long after the nearby pub has closed. Many of my neighbours have young children and babies and I have been told they have been disturbed by these alarming events. I have also experienced two instances of damage being caused to my car parked legally on the driveway of my own property.

I have been interviewed by the police on three occasions after such instances, usually enquiring if my CCTV covers the car park between Luxe Essex and my property. (It doesn't.) The police and ambulance service have been called to many of these instances of criminal behavior and I know that dangerous assaults including with knives, have been investigated.

Up until Luxe Essex began trading, going back to when it was The Royal Standard pub, there were no such instances of crime and violence that I was aware of. I and my friends and family felt totally secure walking around Loughton, even in the evenings, and did not live in fear of alarm and concern for my own safety or for the safety of my guests or my property. I now worry greatly, especially late at night at weekends, that there will be further violence and bloodshed, and it is greatly affecting my quality of life. In fact I have recently listed my property for sale, as I no longer feel safe living here.

I have never before lodged a complaint about any business, but given the seriousness of this situation I would urge you to do everything legally possible to put an end to this appalling nuisance which I know is also affecting many of my neighbours.

Yours faithfully,

A black rectangular redaction mark covering the signature of the sender.

R H Reichelt LL.B.