

### Seal's Cove Journey so far...

Seal's Cove is a family-owned and operated business whom, over the past 8-9 years has embarked on a transformative journey. The premises have been owned and maintained by the current family for the past 25 years who are wanting to develop this lovely green space to continue uniting the community.



As we continue to expand our offerings, we aim to create an outdoor area that serves as a picnic and amenity space for our customers, local residents and passersby to further enhance our goal of being a central hub for the community. We hope to bring more people together and support the local people/charities. Several local community groups have asked if they could use the facility for fund raising events and this use would fit in well with the community orientated use of the leisure facilities at Seal's Cove. Our vision includes providing refreshments (teas, coffees and cakes) for both customers and passers-by, creating a community based atmosphere and supporting local charities by hosting these fundraising events.

The Paddock area behind Seal's Cove since being owned by the family has undergone significant enhancements, elevating its overall appeal and aesthetics. Previously, the paddocks were overgrown by bramble bushes, overran with dog mess and litter and required considerable hard work and dedication put in by the family to have it looking the way we all know it today. Due to this hard work and dedication, we are only hoping to improve this area and have a space for everyone to enjoy its natural beauty. To maintain its beauty, we painted the building to blend in with the environment to make it less of an eyesore and more aesthetically pleasing, we plan to do the same with the boat. The way the boat currently looks is not its final look. It will be painted to look attractive and to blend in with its surroundings, so, despite it currently being an eyesore, this is not how it will look in the end. It is in all of our interest to keep the area looking as attractive and welcoming as possible in keeping with the improvements and development of the area that the family has already made, which is currently enjoyed by many local walkers and residents.

The open grassland areas will remain as they are and no trees or hedges will be impacted by our future plans, in fact we are aiming to support the local insect communities by planting wildflowers (i.e. Elderflower bushes) within the paddocks in which the boat is located. Wildflowers such as Elderflowers are a vital source of food for pollinators such as bees, butterflies, and other insects. The berries also are a food source for birds and mammals. We hope to do our part to reduce the decline of bee and other insect populations by having a dedicated area where these bushes are planted. We would support local businesses by sourcing the seeds/shrubs from them. The grass areas will continue to be maintained to ensure the natural beauty remains.



The family's goal of uniting the community has also been reflected by placing the two benches on their private property, for the public's enjoyment which I'm sure many of you have sat on to enjoy your lunch or the nature. Additionally, the family installed 3 dog poo bins along the river, which they diligently maintained and changed every day until the council took over this responsibility after 3 months. Furthermore, we fitted brand new fencing around the perimeter of the Paddock to mark out the dedicated cycle path. Our overarching objective is to foster a clean and welcoming environment

that all visitors can relish and enjoy.

The Family's plan for the area is to be a safe space for families to enjoy the nature alongside a refreshment, to ensure it is a safe area we have CCTV cameras around the building covering the Paddocks at the back and we will have additional CCTV by the boat, both of which are equipped with audio capabilities and speakers to deter any anti-social behaviour. Whilst open the area will always be overwatched by staff members who will be monitoring and ensuring that anti-social behaviour is kept under control and to a minimum as this is not how we want the area to be used. Whilst we are seeking a license for music, our intention is not to host frequent live music events but rather occasional background music at a respectful volume. Decibel readers will be installed to ensure that volume stays below a respectable decibel to ensure no disruption will come to the local residents. We have also agreed to some guidelines with the Environmental Protection Agency to minimise public nuisance. We will ensure that the area will be emptied of patrons before 10pm each night, any live performances in the garden will only be acoustic so there is no amplification of sorts to minimise disruption to local residents and that any internal regulated entertainment stays indoors. We will also of course have legible clear signs placed in a prominent position to remind patrons to respect our neighbours and to leave quietly. Off-sales allows for the sale of alcohol for consumption elsewhere not just where it has been sold from. Our application for an off-sales license aims to offer visitors and holidaymakers the opportunity to purchase souvenirs and gifts at the end of their visit rather than for people to buy takeaway alcohol and consume it on the grassy area, this area will be monitored by staff who will ensure any anti-social activity is managed and kept to a minimum. We would also like to point out, we have a successful track record of holding an alcohol license for 2 years without any issues or complaints.

To conclude, we are wanting to continue to improve the development of the grassy area and create a community hub for everyone to enjoy. We are very mindful of our neighbours and want to ensure that the natural beauty is maintained, if not improved for the benefit of the passing community and the wildlife that inhabit the area. The family only want to create a new addition that benefits the whole community improving the surrounding area.