
Re: Meadow View Country Park (BH21 7JH) – Premises Licensing Application Representations

From Licensing <licensing@dorsetcouncil.gov.uk>

Date Tue 10/02/2026 15:21

To [REDACTED]

 3 attachments (2 MB)

Tezza-1409.JPG; IMG_8072.jpg; Tezza-9768.JPG;

Dear [REDACTED] may I first apologise for not coming back to sooner, however, Ryan Bunting, the application informed me that he had not advertised the application in the local paper and therefore, we had to restart the consultation period again, the notice went into the Bournemouth Echo on 29 January which means the end date for objections is now 25 February.

Mr Bunting, however, has responded to your comments as follows:

Thank you for sending this. I think we can guess at the neighbour, as unfortunately his property is the only property that effectively sits so close to the park. Please see attached with the blue cross (this was not attached).

We do actually have a good relationship with the gentleman and are more than happy to reassure him on things. We will not be hosting live music on Fridays, Saturdays and Sundays - music would be for adhoc occasions across the year, by no means disrupting multiple days of every weekend. We would be more than happy to notify them and all neighbours well in advance of any dates. As a business in tourism, I think it's inevitable that the owners would want to grow and offer some kind of leisure facility to guests at some point, but we are happy to be transparent with neighbours about plans so that hopefully they want to support rather than find disruptive.

In terms of weddings - we do not have any bookings and would not entertain any bookings until we are clear on the premises licence. Currently we are listing with multiple sites for advertising purposes and to drive online traffic. As we are new, traffic driving is essential considering the park was closed for several years. Again, if we were to entertain a wedding (which can only be considered for guests that glamp and camp with us) dates would be extremely limited as being a tranquil, rural campsite on key dates in our season is the core of our business. Again, we would look to notify neighbours well in advance.

Anything as you know would be limited to the barn, as that's the only area we're seeking a licence for.

Do you have any advice on his concern on lighting? The festoon lights are not industrial, they're rather more cosmetic and well inside the barn. At night the barn omits very little light. Please see a few photos for reference. Also apart from New Years Eve, if the barn is in use the doors are shut by 9pm.

All advice greatly appreciated and we would really rather work with the neighbour - we love our rural location too and the last thing we want is to create anything that conflicts with that.

Just a thought, could you please add that we'd love to arrange an informal meeting with our neighbours. As mentioned, we have a good relationship to date so this wouldn't come as unusual. We saw them as recently as New Years Eve where we actually chatted through plans and invited them across, this was all met positively we felt.

The purpose of the meeting would simply be to reassure them the entertainment they're concerned by will be

sporadic and we can provide as much advance warning as possible and / or a calendar. The meeting would be with myself, my wife and business partner Sarah and Matt our site manager whom they know well.

I am required under the Licensing Act to ask if the above points have, or have not, alleviated your concerns and if you are now satisfied with the application. Due to the time constraints surrounding an application I would be grateful if you could please let me know by **18 February 2026** whether or not you wish to have your representation withdrawn.

If you wish to continue with your representation, I will arrange for a Licensing Sub Committee hearing to take place at Dorset Council Offices, County Hall, Dorchester, DT1 1XJ, a formal invite with a date and time will be sent out to you in due course

I would also like to inform you that any premises that holds a licence under the Licensing Act 2003, can be subject to a review at any time if an establishment fails to satisfy one or all of the four licensing objectives. (The prevention of crime and disorder, public safety, prevention of public nuisance and the protection of children from harm). A review would be heard at a Licensing Sub Committee where conditions or restrictions may be added to the licence to resolve outstanding issues.

Please do not hesitate to contact me if you have any additional queries or would like to discuss the matter further.

Many thanks

Kathryn Miller
Senior Licensing Officer
Public Health & Prevention

Dorset Council

[01305 838028](tel:01305838028)
dorsetcouncil.gov.uk

Lines are open:

Mon – Friday - 9am-12pm



From: Licensing [REDACTED]
Sent: Monday, January 05, 2026 15:31
To: [REDACTED]
Subject: Re: Meadow View Country Park (BH21 7JH) – Premises Licensing Application Representations

Dear [REDACTED] we have received your representation for the new premises licence application for Reset Escapes, Meadow View, Wigbeth. The contents of your representation will now be sent to the applicant for them to consider. If they respond we will forward their comments onto you.

If relevant representations remain at the end of the consultation period of 28 days, we will arrange a committee hearing. At this point your representation in full must be given to the applicant, including your name and address.

Relevant representations relate to one or more of the four licensing objectives, and these are, Crime and Disorder, Prevention of Public Nuisance, Protection of Children from Harm and Public Safety.

Matters regarding highways, be this traffic levels, parking or amenity will not be considered in the decision process as decisions are based on what takes place within the licensable area that is being applied for and not for concerns that may or may not take place outside of it. Highways are not a responsible authority under the Licensing Act 2003, these applications are not consulted with the Highways authority.

The Hearing

At a hearing, the applicant and anyone who has made a representation may attend either in person or virtually and address the Councillors to amplify their representation. New information cannot be added.

The decision will be made by three Councillors from the Licensing Committee of Dorset council. All parties involved will be given an opportunity to speak and to ask questions of other parties. The Licensing Sub-Committee can do any of the following:

- a) grant the licence subject to such conditions as the authority considers appropriate for the promotion of the licensing objectives, and the mandatory conditions
- b) exclude from the scope of the licence any of the licensable activities to which the application relates;
- c) refuse to specify a person in the licence as the designated premises supervisor;
- d) reject the application.

The invitations to any Sub-Committee will be send out at least 10 working days before the hearing, and if you wish to attend you will be required to advise us. A Sub-Committee hearing cannot be arranged until after the 28 day consultation period.

Many thanks

Kathryn Miller
Senior Licensing Officer
Public Health & Prevention
Dorset Council

[dorsetcouncil.gov.uk](https://www.dorsetcouncil.gov.uk)

Lines are open:

Mon – Friday - 9am-12pm



From: [REDACTED]

Sent: 02 January 2026 14:41

To: Licensing [REDACTED]

Subject: Meadow View Country Park (BH21 7JH) – Premises Licensing Application Representations

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Dear Dorset Council Licensing (FAO: Laura and Kathyrne),

Further to my telephone call with yourselves on the 17th December regarding this Premises license application, where you advised me that I had until the 7th January 2026 to raise any objections and concerns, I hereby wish to submit my representations and objections. I wish for these representations to be considered in relation to this license application and any and all future Temporary Event Notices and Premises applications.

In terms of background, my property [REDACTED] Meadow View land, with the roadside forming the frontage to both properties. This makes us the most directly affected neighbour of Meadow View, with the very close proximity of our house and land to activities coming from them.

I have very strong concerns on the current and future plans for entertainment within Meadow View, following their application for a Premises license. These activities will (and already have) severely impact(ed) the quiet enjoyment of my home to which I am entitled and falls under the licensing objective of Prevention of Public Nuisance within the 2003 Licensing Act.

The barnhouse, which is currently the focus of recent activities and houses the purpose-built bar. sits directly behind my garden (less than 100m away) and is directly visible from the back door of my house, with it being front-facing onto my property.

On the 13th December, a live band (which I believe was unlicensed from a TEN perspective) played in this barn through the afternoon (with children I believe in attendance for craft activities) and into the evening. The very loud and clear noise of amplified live music coming from the barn caused severe distress to myself, my partner and our animals, and ruined our day and weekend not knowing what further activity may be planned. Effectively it felt like we were at a concert! Whether alcohol was being sold at this event (with or without children in attendance), I cannot comment.

Further noise nuisance came from the loud conversations, screaming and shouting from patrons to this event, again clearly audible on our property. Light pollution/nuisance also emanates from the barn in the form of industrial-scale festoon lighting, clearly visible from our house and garden.

This is a rural area, with residents expecting a peaceful enjoyment of their properties. Original planning permission for Meadow View was granted for the siting of caravans and equestrian facilities, not for extensive commercial entertainment activities.

Enclosed are several screenshots of the relevant Facebook pages commenting on the event described above and video taken by myself from my garden (Audio enabled) to illustrate the impact and distress caused. This video was taken from the middle of my garden and I could have got far closer to the boundary and in reality the venue appears far larger than the video implies.

I believe the license application contains reference to live music being played on Fridays, Saturdays and Sundays – which are exactly when we wish to relax in the enjoyment of our home, both inside and outdoors and as such will continue to have maximum impact on us. If this is taking place in the Winter, I can only

surmise that these activities will have an even greater impact during the Spring and Summer months, when we wish to be enjoying the peaceful recreation of our property (and any day that this occurs will have a significant impact on us and our animals). The same potential impact may occur from the playing of recorded music, in addition to live music.

Future events are currently being advertised (https://www.hitched.co.uk/wedding-venues/the-barnhouse-at-meadow-view-country-park_395375.htm) whereby Weddings are planned to be undertaken in the Barn and 'in-house' bar, with up to 150 guests! Facilities are further advertised as with an Entertainment and alcohol license, for evening receptions, with live band facilities and as a festival venue.

These plans clearly indicate that despite initial TENs applying for events of up to 20 people, much larger activities are planned to take place, which will have an even more significant impact on us.

Regardless of whether alcohol is sold/consumed within the barn itself, the impact of this Premises license will cover the remainder of the site, whereby patrons will leave the barn and impact the areas surrounding our property in terms of noise nuisance. Additionally live music and alcohol consumption may not be limited to the Barn and may be placed even closer to our property with several fields having the potential for such use (especially during summer months).

Base on the above representations highlighting the significant impact of granting a premises license to Meadow View, I urge the council to reject this application and maintain the quiet enjoyment of our property that we expect.

I am available for further discussion should this be appropriate and look forward to hearing from you.

Sincerely

