



(L)BEFORE AND
NOW 2026 (R)



Date: 24 September 2026

To: business.licence@brent.gov.uk

Dear Licensing Team,

Re: **The Lodge, Roe Green Park, Kingsbury, NW9 9HA (Application No. 39409).**

I am writing as a local resident to make a formal objection to the new premises licence application, especially as the applicant has a history of running a premises that has been subject to a licence review, and that that licence was only retained by strict conditions being placed upon it (<https://moderngov.harrow.gov.uk/mgAi.aspx?ID=67915>). Presuming this is the same owner of the lease sold to him by the Council, meetings were held originally and unfortunately, residents have been let down over the years, so it is hard to believe that an application for an alcohol licence is going to improve the situation in the future.

The photographs show the total neglect and disrespect to the Council by avoiding planning restrictions that were placed on what was an historical building within Roe Green Park.

A full inspection of the premises as it is now, is a reflection on how the applicant has no respect for the rules and regulations Council made with this application. It was a park warden's cottage that had potential to be converted into a café or something the community could be proud of. Sadly, the applicant did not keep to his word and consequently, over the years, the property has been neglected to the point of becoming a health and safety issue as is evident from the photographs. It has not been maintained since the last occupier, although I believe, under the same owner.

The situation of the property is within a park and not conducive to what became a night club. The applicant appeared to sublet without any responsibility of its outcome. This has had a negative impact on the park and local area.

Licensing proceedings were recorded on multiple occasions and local residents complained of persistent noise nuisance and repeated breaches of licence conditions all ignored by the current applicant. No doubt the Metropolitan Police hold records on the times they were called regarding these concerns.

The park is not a suitable location for a business to be running late into the night and especially unsuitable for an application for an alcohol licence. There are signs up in the park banning drinking, so to have an application for alcohol in the area does not make sense.

For many years the Lodge was left to the elements – empty, gradually being vandalised, and with rats as its only occupants. In 2014, Brent Council decided to advertise the Lodge on a long lease at a nominal ground rent, giving permission to make alterations within planning restrictions. A 'Change of Use' was also applied, so the existing Lodge could be converted into a much-needed cafe in the park.

The community began to look forward to this conversion. By February 2022, construction work had begun and the community watched with concern as this historic lodge began to change dramatically. Although the plans stated that much of the original exterior should be retained, it became clear that the reconstruction was not in line with the planning application. At this stage, Roe Green Village Residents' Association stepped in to try and protect the building, as the park is an extension of the Roe Green Village Conservation area.

Since the building was taken over, it has had a number of owners. It was never a cafe; when it was eventually up and running, the owner applied for an alcohol licence, which was granted by Brent Council. Since then, owners have come and gone, but its current transformation has been the worst so far. Referred to as a nightclub, The Alaturca, was open until the early hours of the morning, regularly attracting the Police. The latest occupier had an alcohol licence which was suspended for repeated violations; the owner has appealed this decision.

Extract from <https://londongardenstrust.org/2024/08/28/research-focus/>

I would hope this application for an alcohol licence is refused and the location taken into account for suitability. However, should Council ignore the previous record held by the applicant, I see no reason why the same conditions that were imposed on the applicant when the licence was refused, should be applied where applicable to this new licence.

I would appreciate confirmation of receipt of my objection to this application.

Sincerely,

