

PLANNING REF : 261374
DATE SUBMITTED : 26/06/2026

PROPERTY ADDRESS : Fishponds Road
:

COMMENTS:

Point 5 - LPG Tank

The attached undated gas proposal without drawings, appears to be a quotation for the installation of a gas connection with the customer being responsible for a number of other work related issues, rather than evidence that any works have been commissioned or are due to commence.

The document does not appear to contain any indication of -

- Whether the quotation has been accepted by Bearwood Brewing - When the proposed works will commence
- When the proposed works will be completed
- No mention of the work required by the customer as mentioned in the quote
- When the existing LPG tank installation will be removed
- Any implementation programme or timescale for compliance

The subject of the LPG tank has been ongoing since June 2025, with commitments previously made and not met, along with dates not met and requested information still not provided. Given the history, and the time this is taking, I am concerned that the removal of the LPG tank is no further forward.

Point 4 - Parking Management Strategy

Estate Relations & Housekeeping

Forecourt Maintenance mentions "items in front of Unit 11"

Bearwood Brewing are aware that estate covenants advise "not to use the car parking spaces for any purpose other than the parking of one road worthy motor vehicle on each space" The large items mentioned, which have now become a permanent fixture, should also not be in the car parking space, next to the LPG tank.

Point 3 - Noise Attenuation Strategy

Outdoor Areas - Beer Terrace

We understood that as part of the Licence application, 4.0

Amendments : point 3, Bearwood Brewing removed the area for external seating as part of their application, so we are unclear on the seating outdoors and the point "seating hours reduced to 21:30" and not what was

requested on 5th November 2025 by 5th February 2026

: RG41 2AN

SUBMITTED BY : Mr Andy Goodwin

DATE SUBMITTED : 26/06/2026

COMMENTS:

Point 5 - LPG Tank

The attached undated gas proposal without drawings, appears to be a quotation for the installation of a gas connection with the customer being responsible for a number of other work related issues, rather than evidence that any works have been commissioned or are due to commence.

The document does not appear to contain any indication of -

- Whether the quotation has been accepted by Bearwood Brewing - When the proposed works will commence
- When the proposed works will be completed
- No mention of the work required by the customer as mentioned in the quote
- When the existing LPG tank installation will be removed
- Any implementation programme or timescale for compliance

The subject of the LPG tank has been ongoing since June 2025, with commitments previously made and not met, along with dates not met and requested information still not provided. Given the history, and the time this is taking, I am concerned that the removal of the LPG tank is no further forward.

Point 4 - Parking Management Strategy

Estate Relations & Housekeeping

Forecourt Maintenance mentions "items in front of Unit 11"

Bearwood Brewing are aware that estate covenants advise "not to use the car parking spaces for any purpose other than the parking of one road worthy motor vehicle on each space" The large items mentioned, which have now become a permanent fixture, should also not be in the car parking space, next to the LPG tank.

Point 3 - Noise Attenuation Strategy

Outdoor Areas - Beer Terrace

We understood that as part of the Licence application, 4.0

Amendments : point 3, Bearwood Brewing removed the area for external seating as part of their application, so we are unclear on the seating outdoors and the point "seating hours reduced to 21:30" and not what was

requested on 5th November 2025 by 5th February 2026