

Licensing Sub-Committee

Thursday 1 June 2017
10.00 am

Ground Floor Meeting Room G02C - 160 Tooley Street, London SE1 2QH

Membership

Councillor Renata Hamvas (Chair)
Councillor Sunil Chopra
Councillor Sunny Lambe

Reserves

Councillor Adele Morris

INFORMATION FOR MEMBERS OF THE PUBLIC

Access to information

You have the right to request to inspect copies of minutes and reports on this agenda as well as the background documents used in the preparation of these reports.

Babysitting/Carers allowances

If you are a resident of the borough and have paid someone to look after your children, an elderly dependant or a dependant with disabilities so that you could attend this meeting, you may claim an allowance from the council. Please collect a claim form at the meeting.

Access

The council is committed to making its meetings accessible. Further details on building access, translation, provision of signers etc for this meeting are on the council's web site: www.southwark.gov.uk or please contact the person below.

Contact

Andrew Weir on 020 7525 7222 or email: andrew.weir@southwark.gov.uk

Members of the committee are summoned to attend this meeting

Eleanor Kelly
Chief Executive
Date: 23 May 2017



Licensing Sub-Committee

Thursday 1 June 2017
10.00 am

Ground Floor Meeting Room G02C - 160 Tooley Street, London SE1 2QH

Order of Business

Item No.	Title	Page No.
	PART A - OPEN BUSINESS	
1.	APOLOGIES	
	To receive any apologies for absence.	
2.	CONFIRMATION OF VOTING MEMBERS	
	A representative of each political group will confirm the voting members of the committee.	
3.	NOTIFICATION OF ANY ITEMS OF BUSINESS WHICH THE CHAIR DEEMS URGENT	
	In special circumstances, an item of business may be added to an agenda within five clear days of the meeting.	
4.	DISCLOSURE OF INTERESTS AND DISPENSATIONS	
	Members to declare any interests and dispensation in respect of any item of business to be considered at this meeting.	
5.	LICENSING ACT 2003: ROCK ISLAND (THOMAS A BECKET), 320-322 OLD KENT ROAD, LONDON SE1 5UE	1 - 86
6.	LICENSING ACT 2003: DARWIN COURT CAFÉ, 1 CRAIL ROW, LONDON SE17 1AD	87 - 120
7.	REVOCATION OF TRADING LICENCE	121 - 133

ANY OTHER OPEN BUSINESS AS NOTIFIED AT THE START OF THE MEETING AND ACCEPTED BY THE CHAIR AS URGENT.

PART B - CLOSED BUSINESS

EXCLUSION OF PRESS AND PUBLIC

The following motion should be moved, seconded and approved if the sub-committee wishes to exclude the press and public to deal with reports revealing exempt information:

“That the public be excluded from the meeting for the following items of business on the grounds that they involve the likely disclosure of exempt information as defined in paragraphs 1-7, Access to Information Procedure rules of the Constitution.”

8. REVOCATION OF TRADING LICENCE

ANY OTHER CLOSED BUSINESS AS NOTIFIED AT THE START OF THE MEETING AND ACCEPTED BY THE CHAIR AS URGENT.

Date: 23 May 2017

Item No. 5.	Classification: Open	Date: 1 June 2017	Meeting Name: Licensing Sub-Committee
Report title:		Licensing Act 2003: Rock Island (Thomas A Becket), 320 - 322 Old Kent Road, London SE1 5UE	
Ward(s) or groups affected:		East Walworth	
From:		Strategic Director of Environment and Social Regeneration	

RECOMMENDATION

1. That the licensing sub-committee considers an application made by Mr Paul Anthony Scarborough to vary the premises licence granted under the Licensing Act 2003 in respect of the premises known as: Rock Island (Thomas A Becket) 320 - 322 Old Kent Road, London SE1 5UE.
2. Notes:
 - The application seeks to vary the premises licence held under current legislation in respect of the premises known as: Rock Island (Thomas A Becket) 320 - 322 Old Kent Road, London SE1 5UE, under section 34 of the Licensing Act 2003. Existing permitted licensable activities are not under consideration at this meeting. The variation application is subject to outstanding representations submitted by local residents and is therefore referred to the sub-committee for determination.
 - Paragraph 8 of this report provides a summary of the existing premises licence. A copy of the existing premises licence is attached at Appendix A.
 - Paragraphs 9 to 11 of this report provide a summary of the application under consideration by the sub-committee. A copy of the full application is attached as Appendix B. A map showing the location of the premises is attached as Appendix H.
 - Paragraphs 13 to 21 of this report deal with the representations submitted in respect of the application. Copies of the representations for responsible authorities and local residents are attached in Appendices C and D.

BACKGROUND INFORMATION

The Licensing Act 2003

3. The Licensing Act 2003 provides a licensing regime for:
 - The sale of and supply of alcohol
 - The provision of regulated entertainment
 - The provision of late night refreshment.
4. Within Southwark, this council wholly administers the licensing responsibility.

5. The Act requires the licensing authority to carry out its functions under the Act with a view to promoting the four stated licensing objectives. These are:
 - The prevention of crime and disorder
 - The promotion of public safety
 - The prevention of nuisance
 - The protection of children from harm.

6. In carrying out its licensing functions, a licensing authority must also have regard to:
 - The Act itself
 - The guidance to the act issued under Section 182 of the Act
 - Secondary regulations issued under the Act
 - The licensing authority's own statement of licensing policy
 - The application, including the operating schedule submitted as part of the application
 - Relevant representations.

7. The premises licence application process involves the provision of all relevant information required under the Act to the licensing authority with copies provided by the applicant to the relevant responsible bodies under the Act. The application must also be advertised at the premises and in the local press. The responsible authorities and other interested parties within the local community may make representations on any part of the application where relevant to the four licensing objectives.

KEY ISSUES FOR CONSIDERATION

The current premises licence

8. The current premises licence issued in respect of the premises known as the Rock Island (Thomas A Becket) 320 - 322 Old Kent Road, London SE1 5UE was issued on 27 February 2017 and allows the following licensable activities:
 - The sale of alcohol to be consumed on the premises:
Monday to Sunday from 11:00 to 23:30

 - The provision of late night refreshment (indoors):
Monday to Sunday from 23:00 to 23:30

 - Opening hours:
Monday to Sunday from 11:00 to 00:00 (midnight).

The variation application

9. On 4 March 2017 Mr Paul Anthony Scarborough applied under section 34 of the Licensing Act 2003 to this council to vary the premises licence issued in respect of the premises known as Rock Island (Thomas A Becket) 320 - 322 Old Kent Road, London SE1 5UE.

10. The application is summarised as follows:
 - The supply of alcohol for consumption on the premises:
 - Sunday to Thursday from 11:00 to 00:30 (the following day)
 - Friday and Saturday from 11:00 to 02:00 (the following day)

- The provision of late night refreshment (indoors):
 - Sunday to Thursday from 23:00 to 01:00 (the following day)
 - Friday and Saturday from 23:00 to 02:30 (the following day)
- The opening hours:
 - Sunday to Thursday from 07:00 to 01:00 (the following day)
 - Friday and Saturday from 07:00 to 02:30 (the following day)
- Removal of Condition 847:
 - That intoxicating liquor shall not be sold or supplied on the premises otherwise than to persons taking table meals and for consumption by such persons as an ancillary to their meal or awaiting to be seated within a designated waiting area with a maximum of 15 at any time.
- Amend the Condition 842 from:
 - That the premises have a maximum accommodation limit of 120 patrons made up of: 85 seated patrons and 15 waiting patrons inside the premises and also, 16 seated patrons outside the premises.

to:

 - That the premises have a maximum accommodation limit of 150 patrons and also, 25 seated patrons outside the premises.

11. A copy of the application is attached to this report as Appendix B.

Designated premises supervisor

12. The designated premises supervisor (DPS) under the existing premises licence is Ms Claire Joy Steele, holding a personal licence with the London Borough of Hackney.

Representations from responsible authorities

13. The Metropolitan Police have made a representation. The police raise concerns that the applicant's previously granted application was brought before the Southwark licensing sub-committee only on 30 January 2017. The conditions that the applicant has requested be removed/amended, were intentionally placed there as a result of considerable conciliation with the responsible authorities. The police believe that the hours applied for are excessive since these have been imposed by the sub-committee, yet the applicant failed to appeal this decision.
14. The police have concerns of the premises location in relation to residential properties. They believe that insufficient time has passed for the current licence holder to establish their ability to dutifully manage the premises and any associated historical issues.
15. The Southwark environmental protection team (EPT) have made a representation. The concerns raised are in relation to the proximity to residential addresses and the egress of noise. EPT point to the history of the premises and believe that the

application has not fully addressed the potential for reoccurrences of public nuisance. The overriding concern is that the removal of conditions will lead the venue to be run as a club.

16. Public health have also made a representation. They draw members' attention to the hours being outside of the Southwark licensing policy and the potential affect that may lead to alcohol-related harm. Further, that inadequate time has passed since the granting of the current premises licence.
17. The licensing authority (LA) have made representations. The LA draws members' attention to the fact that the venue has previously been run as a nightclub, which subsequently had its licence revoked in March 2015 following an expedited review submitted by the Metropolitan Police under serious crime and disorder. The current licence was granted with a view to the premises operating as a restaurant. The current applied hours fall significantly outside of the Southwark Licensing Policy. Since the current licence was granted, a subsequent inspection by the Licensing Authority found breaches of nine of the conditions applied by the Southwark licensing sub-committee, for which a written warning has been provided.
18. Copies of all the representations made by responsible authorities are available in Appendix C.

Representations from other persons

19. Representations have been received from nine residential addresses. These are available in Appendix D.
20. There are concerns regarding the times for the sales of alcohol being extended, the proximity of the premises to residential accommodation and the potential for noise egress as a result of licensable activities taking place.
21. The prevailing concern is a return to the premises being run as a nightclub and the associated anti-social behaviour. There are also complaints that since the granting of the current licence, there are ongoing issues with public nuisance emanating from the premises.

Conciliation

22. Copies of representations were provided to the applicant's agent on 4 May 2017. A response was received from the agent that they would like to arrange conciliation meetings with local residents on 17 May at 19:00 and 20 May at 16:00. These dates were duly provided to all objecting residents, as requested by the agent. Only one resident responded saying that they did not want to attend any conciliation meetings. The applicant's agent asked for an 'adjournment' until all parties had been met. As at least one party has informed the authority of a refusal to meet at all, the grounds to demand an adjournment may be insufficient. For a copy of this exchange of these emails, please see Appendix E.
23. At the point of publication of this report, the applicant had not addressed the concerns of the responsible authorities.

Operating history

24. On 5 August 2016 Paul Anthony Scarborough applied for a new premises licence in respect of this premises. The hours applied for were 11:00 until 02:00 the following

day each day of the week and for late night refreshment until 02:00 the following day each day of the week.

25. This application was met with representations from both responsible authorities and other persons. The application was withdrawn after discrepancies between the hours applied for and the hours advertised was noted.
26. On 13 September 2016 another application was made and met with similar objection, this application was also withdrawn as the plans submitted at a later stage did not comply with permissions sought.
27. On 15 November 2016 Paul Anthony Scarborough applied for the grant of a premises licence in respect of Rock Island, (Thomas A Becket), 320 - 322 Old Kent Road, SE1 5UE. The premises was described as a restaurant. The applicant was partnered up with the Rock Island Cyprus with the intention to turn the venue into a premises like *TGI Friday* or *Steak House*. This application received representations and went to a hearing of the Southwark licensing sub-committee on 30 January 2017. A copy of that decision notice is available in Appendix F.
28. On 9 February 2017, Paul Anthony Scarborough applied for a minor variation to the premises licence, describing the premises as a 'restaurant/pub'. The application was to remove a condition stating "...that intoxicating liquor shall not be sold or supplied on the premises otherwise than to persons taking table meals and for consumption by such persons as an ancillary to their meal or awaiting to be seated within a designated waiting area with a maximum of 15 at any time." This application was rejected by the licensing authority stating that a full variation would be required. In addition, a warning was given that the premises was advertising as a bar. A copy of this email is available in Appendix G.
29. The current premises licence in respect of the premises was issued on 27 February 2017.
30. On 4 March 2017 Mr Paul Anthony Scarborough applied to vary the premises licence granted under the Licensing Act 2003 in respect of the premises known as: Rock Island (Thomas A Becket) 320 - 322 Old Kent Road, London SE1 5UE.
31. On 11 March 2017 a visit was conducted at the premises by the licensing authority. Multiple breaches of the licence were discovered. This is detailed in the representation of the licensing authority as referred to in paragraph 15 and available in Appendix C.
32. No recent complaints have been received about the premises, with the exception of weekend noise egress referred to in a local resident's supplementary representation.

Map

33. A map of the area is attached to this report as Appendix H. There are a few licensed premises in the immediate vicinity:

Super Pizza – 292 Old Kent Road, London SE1 5UE

- The provision of late night refreshment (indoors):
 - Sunday to Thursday from 23:00 to 01:00 (the following day)
 - Friday and Saturday from 23:00 to 02:00 (the following day)

Tesco, 107 Dunton Road, London SE1 5HG

- The sale by retail of alcohol to be consumed off the premises:
 - Monday to Saturday from 07:00 to 23:00
 - Sunday from 10:00 to 22:30

Pizza Mania, 356 Old Kent Road, SE1 5AA

- The provision of late night refreshment (indoors):
 - Sunday to Thursday from 23:00 to 01:00 (the following day)
 - Friday and Saturday from 23:00 to 02:00 (the following day)

Lush Bar and Restaurant, 280 Old Kent Road, London SE1 5UE

- The sale by retail of alcohol to be consumed on the premises
 - Sunday to Wednesday from 12:00 to 23:30
 - Thursday from 12:00 to 00:00 (midnight)
 - Friday and Saturday from 12:00 to 01:30 (the following day)
- The provision of late night refreshment (indoors):
 - Sunday to Wednesday from 23:00 to 23:30
 - Thursday from 23:00 to 00:00 (midnight)
 - Friday and Saturday from 23:00 to 01:30 (the following day)
- The provision of regulated entertainment in the form of live music (indoors):
 - Monday to Sunday from 12:00 to 23:00
- The provision of regulated entertainment in the form of recorded music (indoors):
 - Sunday Wednesday from 12:00 to 23:30
 - Thursday from 12:00 to 00:00 (midnight)
 - Friday and Saturday from 12:00 to 01:30 (the following day).

Southwark council statement of licensing policy

34. Council assembly approved Southwark's statement of licensing Policy 2016 -2020 on 25 November 2015. The policy came into effect on 1 January 2016. Sections of the statement that are considered to be of particular relevance to the sub-committee's consideration are:
- Section 3 - Purpose and scope of the policy. This reinforces the four licensing objectives and the fundamental principles upon which this authority relies in determining licence applications
 - Section 5 - Determining applications for premises licences and club premises certificates. This explains how the policy works and considers issues such as location; high standards of management; and the principles behind condition setting.

- Section 6 - Local cumulative impact policies. This sets out this authority's approach to cumulative impact and defines the boundaries of the current special policy areas and the classifications of premises to which they apply. To be read in conjunction with Appendix B to the policy
 - Section 7 - Hours of operation. This provides a guide to the hours of licensed operation that this authority might consider appropriate by type of premises and (planning) area classification.
 - Section 8 – The prevention of crime and disorder. This provides general guidance on the promotion of the first licensing objective
 - Section 9 – Public safety. This provides general guidance on the promotion of the second licensing objective
 - Section 10 – The prevention of nuisance. This provides general guidance on the promotion of the third licensing objective
 - Section 11 – The protection of children from harm. This provides general guidance on the promotion of the fourth licensing objective.
35. The purpose of Southwark's statement of licensing policy is to make clear to applicants what considerations will be taken into account when determining applications and should act as a guide to the sub-committee when considering the applications. However, the sub-committee must always consider each application on its own merits and allow exceptions to the normal policy where these are justified by the circumstances of the application.

Cumulative impact zone (CIZ)

36. The premises is not situated in a CIZ. The premises is situated in a residential area.
37. Under the Southwark Statement of Licensing policy 2016 - 2020 the following closing times are recommended as appropriate within this area for these categories of premises:
- Closing time for restaurants and cafes: Monday to Sunday 23:00
 - Closing time for public houses wine bars or other drinking establishments: Monday to Sunday 23:00.

Resource implications

38. A fee of £190.00 being the statutory fee payable for premises within non-domestic rateable value band A has been paid by the applicant company in respect of this application.

Consultation

39. Consultation has been carried out in respect of this application in accordance with the provisions of the Licensing Act 2003. A public notice was published in a local newspaper twice (there was an error on the initial advert; however, this was republished within the specified time period to the satisfaction of the licensing authority). A similar notice exhibited at the premises for a period of 28 consecutive

days. This was inspected by a licensing officer during the consultation period and found to be compliant.

Community impact statement

40. Each application is required by law to be considered upon its own individual merits with all relevant matters taken into account.

SUPPLEMENTARY ADVICE FROM OTHER OFFICERS

Director of Law and Democracy

41. The sub-committee is asked to determine the application to vary the premises licence under Section 34 of the Licensing Act 2003.
42. The principles which sub-committee members must apply are set out below.

Principles for making the determination

43. Section 35 of the Licensing Act 2003 sets out the licensing authority's powers and duties in considering the determination of an application for variation.
44. The general principle is that applications for variation must be granted unless relevant representations are received. This is subject to the proviso that the applicant has complied with regulations in advertising and submitting the application.
45. Relevant representations are those which:
 - Are about the likely effect of the granting of the application on the promotion of the licensing objectives
 - Are made by an other party or responsible authority
 - Have not been withdrawn
 - Are not, in the opinion of the relevant licensing authority, frivolous or vexatious.
46. If relevant representations are received then the sub-committee must have regard to them, in determining whether it is necessary for the promotion of the licensing objectives to:
 - Add to, omit, and/or alter the conditions of the licence or,
 - Reject the whole or part of the application for variation.

Conditions

47. The sub-committee's discretion is thus limited. It can only modify the conditions put forward by the applicant, or refuse the variation, if it is necessary to do so. Conditions must be necessary and proportionate for the promotion of one of the four licensing objectives, and not for any other reason. Conditions must also be within the control of the licensee, and should be worded in a way which is clear, certain, consistent and enforceable.
48. The four licensing objectives are:
 - The prevention of crime and disorder
 - Public safety
 - The prevention of nuisance

- The protection of children from harm.
49. Members should note that each objective is of equal importance. There are no other licensing objectives, and the four objectives are paramount considerations at all times.
 50. Conditions will not be necessary if they duplicate a statutory position. Conditions relating to late night refreshment and take away aspect of the licence must relate to the night time operation of the premises and must not be used to impose conditions which could not be imposed on day time operators.
 51. The Licensing Act requires mandatory conditions in respect of supply of alcohol, the exhibition of films and in respect of door supervisors. The Licensing Act 2003 (Mandatory Licensing Conditions) Order 2003 introduced three new conditions in respect of irresponsible promotions, the oral dispensing of alcohol and free tap water. In October 2010 an additional two conditions will come into force: age verification policy and smaller measures for alcoholic drinks.
 52. Members are also referred to the Home Office revised guidance on conditions.

Reasons

53. If the sub-committee determines that it is necessary to modify the conditions, or to refuse the application for to vary the premises licence, it must give reasons for its decision.

Hearing procedures

54. Subject to the licensing hearing regulations, the licensing committee may determine its own procedures. Key elements of the regulations are that:
 - The hearing shall take the form of a discussion led by the authority. Cross examination shall not be permitted unless the authority considered that it is required for it to consider the representations
 - Members of the authority are free to ask any question of any party or other person appearing at the hearing
 - The committee must allow the parties an equal maximum period of time in which to exercise their rights to:
 - Address the authority
 - If given permission by the committee, question any other party.
 - In response to a point which the authority has given notice it will require clarification, give further information in support of their application.
 - The committee shall disregard any information given by a party which is not relevant to the particular application before the committee and the licensing objectives
 - The hearing shall be in public, although the committee may exclude the public from all or part of a hearing where it considers that the public interest in doing so outweighs the public interest in the hearing, or that part of the hearing, taking place in private.

- In considering any representations or notice made by a party the authority may take into account documentary or other information produced by a party in support of their application, representations or notice (as applicable) either before the hearing or, with the consent of all the other parties, at the hearing
55. This matter relates to the determination of an application to vary a premises licence under section 34 of the Licensing Act 2003. Regulation 26(1) (a) requires the sub-committee to make its determination at the conclusion of the hearing.

The council's multiple roles and the role of the licensing sub-committee

56. Sub-committee members will note that, in relation to this application, the council has multiple roles. Council officers from various departments have been asked to consider the application from the perspective of the council as authority responsible respectively for environmental health, trading standards, health and safety and as the planning authority.
57. Members should note that the licensing sub-committee is meeting on this occasion solely to perform the role of licensing authority. The sub-committee sits in quasi-judicial capacity, and must act impartially. It must offer a fair and unbiased hearing of the application. In this case, members should disregard the council's broader policy objectives and role as statutory authority in other contexts. Members must direct themselves to making a determination solely based upon the licensing law, guidance and the council's statement of licensing policy.
58. As a quasi-judicial body the licensing sub-committee is required to consider the application on its merits. The sub-committee must take into account only relevant factors, and ignore irrelevant factors. The decision must be based on evidence, that is to say material, which tends logically to show the existence or non-existence of relevant facts, or the likelihood or unlikelihood of the occurrence of some future event, the occurrence of which would be relevant. The licensing sub-committee must give fair consideration to the contentions of all persons entitled to make representations to them.
59. The licensing sub-committee is entitled to consider events outside of the premises if they are relevant, i.e. are properly attributable to the premises being open. The proprietors do not have to be personally responsible for the incidents for the same to be relevant. However, if such events are not properly attributable to the premises being open, then the evidence is not relevant and should be excluded. Guidance is that the licensing authority will primarily focus on the direct impact of the activities taking place at the licensed premises on members of the public, living, working or engaged in normal activity in the area concerned.
60. Members will be aware of the council's code of conduct which requires them to declare personal and prejudicial interests. The code applies to members when considering licensing applications. In addition, as a quasi-judicial body, members are required to avoid both actual bias, and the appearance of bias.
61. Under the Human Rights Act 1998, the sub committee needs to consider the balance between the rights of the applicant and those making representations to the application when making their decision. The sub-committee has a duty under section 17 Crime and Disorder Act 1998 when making its decision to do all it can to prevent crime and disorder in the borough.

62. Other persons, responsible authorities and the applicant have the right to appeal the decision of the sub-committee to the Magistrates' Court within a period of 21 days beginning with the day on which the applicant was notified by the licensing authority of the decision to be appealed against.

Guidance

63. Members are required to have regard to the Home Office revised guidance in carrying out the functions of licensing authority. However, guidance does not cover every possible situation, so long as the guidance has been properly and carefully understood, members may depart from it if they have reason to do so. Full reasons must be given if this is the case.

Strategic Director of Finance and Governance

64. The head of regulatory services has confirmed that the costs of this process over and above the application fee are borne by the service.

BACKGROUND DOCUMENTS

Background Papers	Held At	Contact
Licensing Act 2003 Home Office Guidance to the Act Secondary Regulations Southwark statement of licensing policy Case file	Southwark Licensing, C/O Community Safety & Enforcement, 160 Tooley Street, London, SE1 2QH	Mrs Kirty Read Tel: 020 7525 5748

APPENDICES

Name	Title
Appendix A	Copy of the existing premises licence
Appendix B	Copy of the application
Appendix C	Copies of representations from responsible authorities:
Appendix D	Copies of the representations (anonymised) submitted by local residents
Appendix E	Email exchange regarding attempted conciliation
Appendix F	Copy of Southwark sub-committee decision notice from 30 January 2017
Appendix G	Copy of email rejecting a minor variation
Appendix H	Map of the local area

AUDIT TRAIL

Lead Officer	Deborah Collins, Strategic Director of Environment and Social Regeneration	
Report Author	Andrew Heron, Principal Licensing Officer	
Version	Final	
Dated	10 May 2017	
Key Decision?	No	
CONSULTATION WITH OTHER OFFICERS / DIRECTORATES / CABINET MEMBER		
Officer Title	Comments sought	Comments included
Director of Law and Democracy	Yes	Yes
Strategic Director of Finance and Governance	Yes	Yes
Cabinet Member	No	No
Date final report sent to Constitutional Team		18 May 2017

Licensing Act 2003 Premises Licence

APPENDIX A



Regulatory Services
Licensing Unit
Hub 1, 3rd Floor
PO Box 64529
London, SE1P 5LX

Premises licence number

856653

Part 1 - Premises details

Postal address of premises, or if none, ordnance survey map reference or description	
Rock Island Thomas A Becket 320-322 Old Kent Road London SE1 5UE	
Ordnance survey map reference (if applicable), 178319533630	
Post town London	Post code SE1 5UE
Telephone number [REDACTED]	

Where the licence is time limited the dates

Licensable activities authorised by the licence

Late Night Refreshment - Indoors
Sale by retail of alcohol to be consumed on premises

The opening hours of the premises

For any non standard timings see **Annex 2**

Monday	11:00 - 00:00
Tuesday	11:00 - 00:00
Wednesday	11:00 - 00:00
Thursday	11:00 - 00:00
Friday	11:00 - 00:00
Saturday	11:00 - 00:00
Sunday	11:00 - 00:00

Where the licence authorises supplies of alcohol whether these are on and/ or off supplies

Sale by retail of alcohol to be consumed on premises

The times the licence authorises the carrying out of licensable activities

For any non standard timings see Annex 2 of the full premises licence

Late Night Refreshment - Indoors

Monday	23:00 - 23:30
Tuesday	23:00 - 23:30
Wednesday	23:00 - 23:30
Thursday	23:00 - 23:30
Friday	23:00 - 23:30
Saturday	23:00 - 23:30
Sunday	23:00 - 23:30

Sale by retail of alcohol to be consumed on premises

Monday	11:00 - 23:30
Tuesday	11:00 - 23:30
Wednesday	11:00 - 23:30
Thursday	11:00 - 23:30
Friday	11:00 - 23:30
Saturday	11:00 - 23:30
Sunday	11:00 - 23:30

Part 2

Name, (registered) address, telephone number and email (where relevant) of holder of premises licence

Paul Anthony Scarborough

[REDACTED]

Registered number of holder, for example company number, charity number (where applicable)

Name, address and telephone number of designated premises supervisor where the premises licence authorises for the supply of alcohol

Claire Joy Steele

[REDACTED]

Personal licence number and issuing authority of personal licence held by designated premises supervisor where the premises licence authorises for the supply of alcohol

[REDACTED]

Licence Issue date 27/02/2017

[REDACTED]

Head of Regulatory Services
Hub 2, 3rd Floor
PO Box 64529
London, SE1P 5LX
020 7525 5748
licensing@southwark.gov.uk

Annex 1 - Mandatory conditions

100 No supply of alcohol may be made under the Premises Licence -

- (a). At a time when there is no Designated Premises Supervisor in respect of the Premises Licence; or
- (b). At a time when the Designated Premises Supervisor does not hold a Personal Licence or his Personal Licence is suspended.

101 Every supply of alcohol under the Premises Licence must be made, or authorised by, a person who holds a Personal Licence.

485 (1) The responsible person must ensure that staff on relevant premises do not carry out, arrange or participate in any irresponsible promotions in relation to the premises.

(2) In this paragraph, an irresponsible promotion means any one or more of the following activities, or substantially similar activities, carried on for the purpose of encouraging the sale or supply of alcohol for consumption on the premises -

(a) games or other activities which require or encourage, or are designed to require, encourage, individuals to -

- (i) drink a quantity of alcohol within a time limit (other than to drink alcohol sold or supplied on the premises before the cessation of the period in which the responsible person is authorised to sell or supply alcohol), or
- (ii) drink as much alcohol as possible (whether within a time limit or otherwise);

(b) provision of unlimited or unspecified quantities of alcohol free or for a fixed or discounted fee to the public or to a group defined by a particular characteristic in a manner which carries a significant risk of undermining a licensing objective;

(c) provision of free or discounted alcohol or any other thing as a prize to encourage or reward the purchase and consumption of alcohol over a period of 24 hours or less in a manner carries a significant risk of undermining a licensing objective;

(d) selling or supplying alcohol in association with promotional poster or flyers on, or in the vicinity of, the premises which can reasonably be considered to condone, encourage or glamorise anti-social behaviour or to refer to the effects of drunkenness in any favourable manner; and

(e) dispensing alcohol directly by one person into the mouth of another (other than where that other person is unable to drink without assistance by reason of disability).

487 The responsible person must ensure that free potable water is provided on request to customers where it is reasonably available.

488 (1) The premises licence holder or club premises certificate holder must ensure that an age verification policy is adopted in respect of the premises in relation to the sale or supply of alcohol.

(2) The designated premises supervisor in relation to the premises licence must ensure that the supply of alcohol at the premises is carried on in accordance with the age verification policy.

(3) The policy must require individuals who appear to the responsible person to be under 18 years of age (or such older age as may be specified in the policy) to produce on request, before being served alcohol, identification bearing their photograph, date of birth and either

- (a) a holographic mark; or
- (b) an ultraviolet feature.

489 The responsible person shall ensure that -

(a) Where any of the following alcoholic drinks is sold or supplied for consumption on the premises (other than alcoholic drinks sold or supplied having been made up in advance ready for sale or supply in a securely closed container) it is available to customers in the following measures -

- (i) Beer or cider: 1/2 pint;
- (ii) Gin, rum, vodka or whisky: 25 ml or 35 ml; and
- (iii) Still wine in a glass: 125 ml;

(b) these measures are displayed in a menu, price list or other printed material which is available to customers on the premises; and

(c) where a customer does not in relation to a sale of alcohol specify the quantity of alcohol to be sold, the customer is made aware that these measures are available,

491 1. A relevant person shall ensure that no alcohol is sold or supplied for consumption on or off the premises for a price which is less than the permitted price.

2. For the purpose of the condition set out in paragraph (1):

- (a) "duty" is to be construed in accordance with the Alcoholic Liquor Duties Act 1979;
- (b) "permitted price" is the price found by applying the formula

$$P = D + (D \times V),$$

where-

- (i) P is the permitted price,
- (ii) D is the amount of duty chargeable in relation to the alcohol as if the duty were charged on the date of the sale or supply of the alcohol, and
- (iii) V is the rate of value added tax chargeable in relation to the alcohol as if the value added tax were charged on the date of the sale or supply of the alcohol;
- (c) "relevant person" means, in relation to premises in respect of which there is in force a premises licence -
 - (i) the holder of the premises licence;
 - (ii) the designated premises supervisor (if any) in respect of such a licence; or
 - (iii) the personal licence holder who makes or authorises a supply of alcohol under such a licence;
- (iv) "relevant person" means, in relation to premises in respect of which there is in force a club premises certificate, any member or officer of the club present on the premises in a capacity which enables the member or officer to prevent the supply in question; and
- (v) "value added tax" means value added tax charged in accordance with the Value Added Tax Act 1994.

3. Where the permitted price given by paragraph (b) of paragraph 2 would (apart from this paragraph) not be a whole number of pennies, the price given by that sub-paragraph shall be taken to be the price actually given by that sub-paragraph rounded up to the nearest penny.

4. (1) Sub-paragraph (2) applies where the permitted price given by paragraph (b) of paragraph 2 on a day ("the first day") would be different from the permitted price on the next day ("the second day") as a result of a change to the rate of duty or value added tax;

(2) the permitted price which would apply on the first day applies to sales or supplies of alcohol which take place before the expiry of the period of 14 days beginning on the second day.

Annex 2 - Conditions consistent with the operating Schedule

340 That empty bottles and non - degradable refuse will remain in the premises at the end of trading hours and taken out to the refuse point at the start of the working day so not to disturb the neighbours.

341 That a phone number of the premises shall be made available if required.

305 Signs shall be displayed requesting patrons to respect the neighbours and behave in a courteous manner.

4AA The premises shall operate an agecheck "Challenge 25" policy whereby customers purchasing alcohol who look or appear to be under 25 years of age will be asked for an approved form of proof to verify their age. Approved forms shall include a driving licence, passport or a PASS approved proof of age card such as the Proof of Age London (PAL) card.

4AB All staff involved in the sale of alcohol shall attend a recognised training scheme which will include training in the agecheck "Challenge 25" policy. They must obtain a certificate of competence. A record of their training, including the dates that each member of staff is trained, shall be available for inspection at the premises on request by the council's authorised officers or the police.

4AC Agecheck or "Challenge 25" signage shall be displayed at entrances to the premises, areas where alcohol is displayed for sale and at points of sale to inform customers that an agecheck "Challenge 25" policy applies and proof of age may be required.

342 All refusals of the sale of alcohol shall be recorded. The register shall be available for inspection at the premises on request by the council's authorised officers or the police.

Annex 3 - Conditions attached after a hearing by the licensing authority

840 That all of the previous management of Thomas A Becket Leisure Investments Limited namely: Kazi Hasnat Abdul, Abdul Kashim, Abdul Baian, Hatem Yavuz, Mahfuz Chowdhury, Apeksha Dandekar and Richard Devlin be prohibited from the premises at all times. The same individuals are prohibited to have any involvement whatsoever in the running of the premises or be a director or shareholder of Rock Island Food and Leisure Limited.

841 That should either Rock Island Food and Leisure Limited or Kazi Hasnat Abdul, Abdul Kashim and Abdul Baian terminate the lease dated 14 December 2016 to the premises (Ground Floor Thomas A Becket, 320-322 Old Kent Road, SE1 5UE) terminate the lease before its expiry (in December 2031) by serving a break notice, the premises licence holder will surrender the premises licence to the licensing authority on expiry of the break notice.

842 That the premises have a maximum accommodation limit of 120 patrons made up of: 85 seated patrons and 15 waiting patrons inside the premises and also, 16 seated patrons outside the premises.

843 That the garden/outside area will be closed and clear of patrons by 22:30 daily after which only a maximum of 5 smokers may enter the garden at any one time. No drinks are permitted in the garden area after 22:30.

844 That a written dispersal policy is provided to the licensing authority and shall be kept at the premises and made immediately available for inspection by the police and authorised council officers.

845 That the premises will install a CCTV system and maintain this system in good working order, the system will be of evidential quality in all lighting conditions and should be able to capture a clear facial image of all persons that enter the venue. All public areas will be covered including the bar and smoking areas. All CCTV footage will be kept for a period of thirty one (31) days and shall, upon request, be made immediately available for inspection to officers of the police or the council.

846 That there shall be at least one member of staff on duty at all times the premises are in operation under its licence trained and proficient in the operation of the CCTV system capable of operating and retrieving footage on request of the police or other authorised officer.

847 That intoxicating liquor shall not be sold or supplied on the premises otherwise than to persons taking table meals and for consumption by such persons as an ancillary to their meal or awaiting to be seated within a designated waiting area with a maximum of 15 at any time.

848 That all staff concerned in the sale or supply intoxicating liquor undergoes a training scheme for such duties. Records of such training will be kept and made available for inspection, immediately on request by police or other authorised officer.

849 That all incidents of violence and or disorder that result in an injury to another will be reported to the police as soon as practicable. The reasoning behind any delayed report will be recorded in the incident report book. This report book will be made available for inspection immediately by any authorised officer from the police or council.

850 That a personal licence holder is on the premises and on duty at all times after 20:00 when intoxicating liquor is supplied.

851 That two SIA registered door supervisors will be engaged when the premises are in operation. They will be employed Thursday, Friday, Saturday and Sunday after 20:00 until the end of business and all patrons have vacated the premises. They will be engaged to monitor admission and re-admission to the premises, security, protection, screening, dealing with conflict and ensure that conditions related to the use of the outside area are adhered to and that the dispersal policy for the premises is implemented.

852 That SIA when engaged at the premises will be issued mechanical counting devices to ensure that the maximum accommodation limit of the premises is not exceeded.

853 That no spirits (alcohol containing more than 20% ABV) shall be sold by the bottle or the half bottle.

854 That all spirits (alcohol containing more than 20% ABV) shall be sold by the measure of 25ml or 35ml at a maximum of 2 measures per container/glass.

855 That all children on the premises shall be accompanied by a responsible adult.

856 There shall be no entry or re-entry to the premises after 23:00.

857 That there will be no deliveries of stock made to the premises between 22:00 and 08:00 on any day.

Annex 4 - Plans - Attached

Licence No. 856653
Plan No. N/A
Plan Date 01/11/2016

APPENDIX B

04/04/2017

Business - Application to vary a premises licence under the Licensing Act 2003

Ref No. 794078

Please enter the name(s) of the premises licence holders who is applying to vary a premises licence under section 34 of the Licensing Act 2003 for the premises described in Part 1 below

	Mr Paul Anthony Scarborough
Premises licence number	856653

Non-domestic rateable value of premises in order to see your rateable value click here (opens in new window)

£	20100
---	-------

Postal address of premises or, if none, ordnance survey map reference or description

Address Line 1	THOMAS A BECKET
Address Line 2	320-322 OLD KENT ROAD
Town	LONDON
County	
Post code	SE1 5UE
Ordnance survey map reference	
Description of the location	
Telephone number	██████████

Please select the capacity in which you are applying to convert your existing licence

Daytime contact telephone number	██████████
Email address	██████████
Postal Address if different from premises address	
Town / City	
Postcode	

Do you want the premises licence to have effect as soon as possible?

Please tick	Yes
-------------	-----

If not from what date do you want the variation to take effect?

Provision of late night refreshment

	i) Late night refreshment
--	---------------------------

Supply of alcohol

	j) Supply of alcohol
--	----------------------

Will the provision of late night refreshment take place indoors or outdoors or both? (Please read guidance note 3)

	Indoors
--	---------

Please give further details here (Please read guidance note 4)

	no further information
--	------------------------

Standard days & timings for Late night refreshment (Late night start time is from 23.00, see guidance notes 7)

Day	Start	Finish
Mon	23:00	01:00
Tues	23:00	01:00
Wed	23:00	01:00
Thur	23:00	01:00
Fri	23:00	02:30
Sat	23:00	02:30
Sun	23:00	01:00

State any seasonal variations for the provision of late night refreshment (Please read guidance note 5)

	None
--	------

Non standard timings. Where you intend to use the premises for the provision of late night refreshment at different times, to those listed. Please list, (Please read guidance note 6)

	None
--	------

Will the supply of alcohol be for consumption (Please read guidance note 8)

	On the premises
--	-----------------

Standard days and timings for Supply of alcohol (Please read guidance note 7)

Day	Start	Finish
Mon	11:00	00:30
Tues	11:00	00:30
Wed	11:00	00:30
Thur	11:00	00:30
Fri	11:00	02:00
Sat	11:00	02:00
Sun	11:00	00:30

State any seasonal variations for the supply of alcohol (Please read guidance 5)

	None
--	------

Non standard timings. Where you intend to use the premises for the supply of alcohol at different times to those listed. Please list, (Please read guidance note 6)

	None
--	------

Please highlight any adult entertainment or services, activities, other entertainment or matters ancillary to the use of the premises that may give rise to concern in respect of children (Please read guidance note 9)

	none
--	------

Hours premises are open to the public (standard timings Please read guidance note 7)

Day	Start	Finish
Mon	07:00	01:00
Tues	07:00	01:00
Wed	07:00	01:00
Thur	07:00	01:00
Fri	07:00	02:30
Sat	07:00	02:30
Sun	07:00	01:00

State any seasonal variations (Please read guidance note 5)

	none
--	------

Non standard timings. Where you intend to use the premises to be open to the public at different times from those listed. Please list, (Please read guidance note 6)

	none
--	------

Please identify those conditions currently imposed on the licence which you believe could be removed as a consequence of the proposed variation you are seeking.

	<p>Removal of condition no 847 (That intoxicating liquor shall not be sold or supplied on the premises otherwise than to persons taking table meals and for consumption by such persons as an ancillary to their meal or awaiting to be seated within a designated waiting area with a maximum of 15 at any time.)</p> <p>And amend the condition no 842</p> <p>from (That the premises have a maximum accommodation limit of 120 patrons made up of: 85 seated patrons and 15 waiting patrons inside the premises and also, 16 seated patrons outside the premises.)</p> <p>to</p> <p>(That the premises have a maximum accommodation limit of 150 patrons and also, 25 seated patrons outside the premises)</p>
--	-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------

a) General - all four licensing objectives (b,c,d,e) (Please read guidance note 10)

	The applicant does not propose and new condition with this application.
--	-------------------------------------------------------------------------

b) the prevention of crime and disorder

	The current conditions of the Premises Licence sought to be sufficient to promote the Prevention of Crime and Disorder objective.
--	-----------------------------------------------------------------------------------------------------------------------------------

c) public safety

	The current conditions of the Premises Licence sought to be sufficient to promote the Public Safety
--	-----------------------------------------------------------------------------------------------------

d) the prevention of public nuisance

	The current conditions of the Premises Licence sought to be sufficient to promote the Prevention of Public Nuisance
--	---------------------------------------------------------------------------------------------------------------------

e) the protection of children from harm

	The current conditions of the Premises Licence sought to be sufficient to promote the Protection of Children from harm.
--	-------------------------------------------------------------------------------------------------------------------------

If the plan of the premises are varying please upload a plan of the premises,

Upload proposed plans	320-322-Old-Kent-Road-Proposed-Ground-Floor.pdf
Upload existing plans	

Checklist

	I understand that I must now advertise my application. I understand that if I do not comply with the above requirements my application will be rejected.
--	-------------------------------------------------------------------------------------------------------------------------------------------------------------

I agree to the above statement

	I agree
PaymentDescription	200003372312, ,
AuthCode	664927
LicenceReference	LPV-94212-68
PaymentContactEmail	

Please provide name of applicant (the current premises licence holder) or applicant's solicitor or other duly authorised agent (please read guidance note 12). If completing on behalf of the applicant, please state in what capacity.

Full name	Mr Mahir Kilic
Date (DD/MM/YYYY)	04/04/2017
Capacity	Licensing Agent

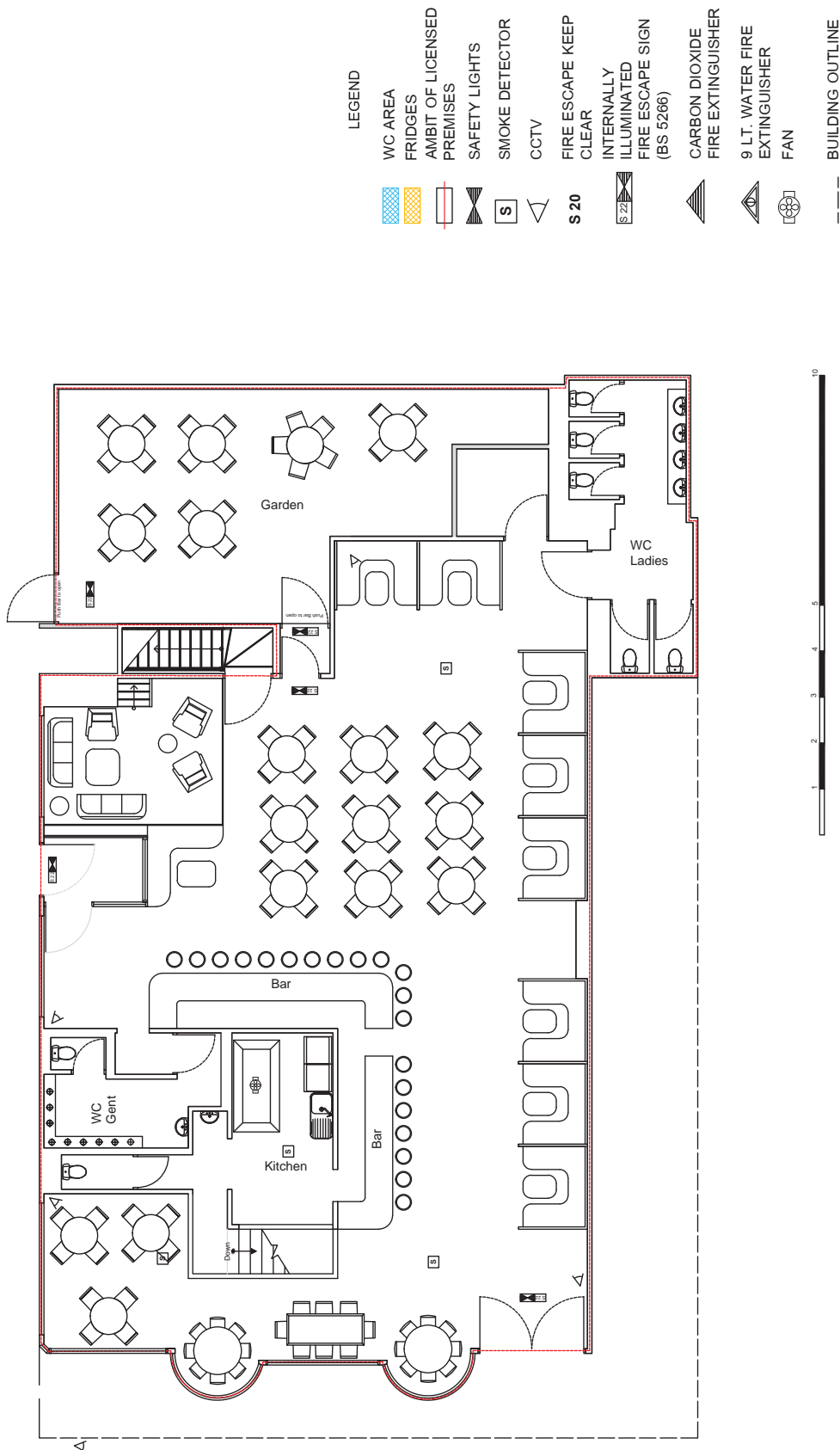
Where the premises licence is jointly held, please enter the 2nd applicants name (the current premises licence holder) or 2nd solicitor or other authorised agent (please read guidance note 13). If completing on behalf of the applicant, please state i

Full name	
Date (DD/MM/YYYY)	
Capacity	

Contact name (where not previously given) an address for correspondence associated with this application (please read guidance note 14)

Contact name and address for correspondence	NARTS 53 Stoke Newington High Street London N16 8EL
Telephone No.	██████████
If you prefer us to correspond with you by e-mail, your email address (optional)	████████████████████

The information you provide will be used fairly and lawfully and Southwark Council will not knowingly do anything which may lead to a breach of the Data Protection Act 1998.



Copyright © Narts Architecture. is the subject of Intellectual Property Rights including copyright and design right and shall not be reproduced, copied, loaned or submitted to other party without the written consent of Narts Architecture. Only figured dimensions to be taken. Any Discrepancies to be reported to Narts Architecture prior to setting out or ordering of any materials.

RevNo	Revision note	Date	Itemref	Quantity	Title/Name, designation, material, dimension etc	Reference
			Designed by EDE		Checked by MHR	Filename SE15UE
					Approved by - date 01/11/2016	Date 01/11/2016
			Proposed Ground Floor Plan		Total Area 203sqm	Scale 1:100 @A3
					Sheet 4	

APPENDIX C

The Licensing Unit
 Floor 3
 160 Tooley Street
 London
 SE1 2QH

Metropolitan Police Service
Licensing Office
 Southwark Police Station
 323 Borough High Street
 LONDON,
 SE1 2ER

Our reference: MD/21/2951/17
 Date: 2nd May 2017

Dear Sir/Madam

Rock Island, Thomas A Becket, 320-322 Old Kent Road SE1 5BA

Police are in receipt of an application from the above for a variation to the premises licence to be granted under the licensing act 2003 for the following hours

Premises open to the public

Sun -Thurs 07.00hrs – 01.00hrs

Fri – Sat 07.00hrs – 02.30hrs

Sale/Supply of alcohol on the premises

Sun -Thurs 11.00hrs – 00.30hrs

Fri – Sat 11.00hrs – 02.00hrs

Late Night Refreshment

Sun -Thurs 07.00hrs – 01.00hrs

Fri – Sat 07.00hrs – 02.30hrs

The Applicant was only granted the current Licence on the 30th January 2017 by the licensing sub-Committee and it was issued on the 27th February 2017. This application was received by Southwark Council Licensing on the 4th April 2017 only 35 days after on the original licence was issued.

The application has applied for the removal of two conditions that were placed on the licence after considerable conciliation between the applicant and the responsible authorities. Both conditions were fully explained to the applicant and his representative and they agreed. The applicant has also applied to extend the hours to later than applied for and not granted by the sub-committee in the original application. No appeal was put in against the original decision by the applicant for either the hours granted or conditions placed on the licence.

The police object to the granting of the current variation in full for the following reasons.

The premises is situated in a designated residential area as set out in the Southwark Statement of Licensing policy and the current hours are later than that recommended in the policy for restaurants or public houses which the removal of condition 847 would allow the premises to operate as.

The time the current licence has been in operation has not been sufficient to establish the current licence holder's ability to manage the premises and the associated problems. The current hours were only granted by the licensing subcommittee on the 30th January 2017 after a full hearing.

The removal of the conditions requested in the application would change the permitted operation from that of a restaurant to a bar, which the police would require more stringent conditions including More SIA and ID Scan. This is not what the original application was described as in the operating schedule and we would object to any change of operation.

The operation of a restaurant where patrons are seated for a table meal and the consumption of alcohol is ancillary to this, is far less likely to have a detrimental impact of the prevention of crime and disorder than a vertical drinking establishment.

Police object to this application to vary the premises licence as it is highly likely to have a negative impact on crime and disorder.

Submitted for consideration

PC Graham White 288MD
Southwark Police Licensing Unit

MEMO: Environmental Protection Team

To Regen.licensing; **Date** 02/05/17

Copies Andrew Heron

From Ken Andrews [REDACTED] [REDACTED] [REDACTED] [REDACTED]

Email [REDACTED]

Subject **Rock Island 320-322 Old Kent Road SE1 5UE- Application to vary premises licence-CMU 851894**

The Environmental Protection Responsible Authority (EPRA) has considered an application to vary the premises licence at the above-mentioned address. On behalf of the Responsible Authority, I wish to make representation under the prevention of public nuisance licensing objectives.

The applicant wants to extend the hours of operation for sale of late night refreshment and alcohol to 01:00 on Sundays –Thursday and up to 02:30 on Fridays and Saturdays. The restaurant is close to residential premises, in particular, the residential accommodation that occupies the floors above the venue.

Previous assessments carried out by Environmental Health officers have indicated that the building has problems with flanking transmission of noise between the commercial and residential premises.

The address has a long history of causing public nuisance both from the music/noise transmission, and people noise from patrons congregating outside and having loud music blasting out of cars etc. Environmental Protection, and Noise Team have received several complaints

I understand that the premises are now under different managerial control, but the applicant has not provided any information that will address public nuisance concerns. Statement 150, in the Statement of Licensing Policy document, sets out matters that will be taken into consideration when deciding the merits of the application. It states that applicants for licences incorporating hours that fall outside of those set out in Table 2 (page 38) are expected to explain fully within their application, the arrangements intended to be put in place to ensure that the premises does not add to cumulative impact, including detailed measures specified in the operating schedule to mitigate against public nuisance.

This requirement was not addressed in the application. The applicant referred to the current conditions and felt that they were sufficient to promote the Prevention of Public Nuisance.

However the measures in place can only be considered appropriate for the current hours of operation.

The applicant also apply to remove condition 847 (That intoxicating liquor shall not be sold or supplied on the premises otherwise than to persons taking table meals and for consumption by such persons as an ancillary to their meal or awaiting to be seated within a designated waiting area with a maximum of 15 at any time.)

Removing this condition will change the character of the venue from a predominant restaurant to bar/night club. Also the proposed amendment to condition 842 will result in an increase of patrons using the outside area and the number of people allowed at the venue. This can lead to an increase in people related noise and further disturbances.

Taking the above into consideration, EPRA recommends that the current times and conditions remain unchanged.

If the sub-committee is minded to grant this application, I would ask that no regulated entertainment take place past 23:00 hours which is in line with the Licensing Authority's policy.

Ken Andrews - Principal Environmental Health Officer

Ken Andrews
Principal Environmental Health Officer

Heron, Andrew

From: Regen, Licensing
Sent: 02 May 2017 17:26
To: McCarthy, Debbie
Cc: Heron, Andrew
Subject: FW: Major Variation for Rock Island

From: Sharpe, Carolyn **On Behalf Of** Public Health Licensing
Sent: Tuesday, May 02, 2017 5:05 PM
To: Regen, Licensing
Cc: Public Health Licensing
Subject: RE: Major Variation for Rock Island

To whom it may concern:

Re: Rock Island, Thomas A Becket, 320-322 Old Kent Road, London SE1 5BA

On behalf of the Director of Health and Wellbeing (incorporating the role of Director of Public Health) for Southwark (a responsible authority under the Licensing Act 2003) I wish to make representation in respect of the above.

The representation is made in respect of the following licensing objective(s):

- The prevention of crime and disorder
- Prevention of public nuisance
- Public safety

General Comments

The applicant requests a variation to their current premises licence to extend the sale of alcohol on the premise to between the hours of 11:00 and 00:30 Sundays –Thursdays and 11:00-02:00 Fridays and Saturdays. I have concerns regarding the hours of alcohol sales requested. Research suggests that increased hours of alcohol sales are associated with increased alcohol consumption, increased alcohol-related injuries, and increased alcohol-related harm. Further, the hours requested fall outside what is recommended in Southwark's Statement of Licensing Policy which is 23:00 daily.

The applicant's current licence was granted only very recently on 27th February 2017. This application has applied for the removal of two conditions that were placed on the licence after considerable conciliation between the applicant and the responsible authorities. The time the current licence has been in operation has not been sufficient to establish the current licence holder's ability to manage the premises and the associated problems.

Recommendations

- I recommend this application is rejected in full

If you have any further questions, please do not hesitate to contact me.

Yours faithfully,

Carolyn Sharpe

on behalf of Professor Kevin Fenton, Director of Health and Wellbeing (incorporating the role of Director of Public Health)

Carolyn Sharpe | [REDACTED]

Public Health Policy Officer (People & Health Intelligence), London Borough of Southwark, 160 Tooley Street, London SE1 2QH

[REDACTED]

[REDACTED]

[REDACTED]

MEMO: Licensing Unit

To	Licensing Unit	Date	2 May 2017	
Copies				
From	Jayne Tear	Telephone	020 7525 0396	Fax
Email	[REDACTED]			

Subject Re: Rock Island (aka Thomas A Beckett), 320-322 Old Kent Road, London, SE1
5UE - Application to vary the premises licence

I write with regards to the above application for the grant of a premises licence under the Licensing Act 2003 submitted by Paul Anthony Scarborough which seeks the following licensable activities:

- To extend the provision of late night refreshment (indoors) on Sunday to Thursday from 23:30 to 01:00 the following day and on Friday and Saturday from 23:30 to 02:30 the following day
- To extend the supply of alcohol (on the premises) on Sunday to Thursday from 23:30 to 00:30 the following day and on Friday and Saturday from 23:30 to 02:00 the following day
- Overall opening times shall be from on Sunday to Thursday from 11:00 to 01:00 the following day and on Friday and Saturday from 11:00 to 02:30 the following day
- To remove the following condition **847** which states:
'That intoxicating liquor shall not be sold or supplied on the premises otherwise than to persons taking table meals and for consumption by such persons as an ancillary to their meal or awaiting to be seated within a designated waiting area with a maximum of 15 at any time'.
- To amend the following condition **842** which states:
'That the premises have a maximum accommodation limit of 120 patrons made up of: 85 seated patrons and 15 waiting patrons inside the premises and also, 16 seated patrons outside the premises'.
To be replaced with the following wording: *'That the maximum accommodation limit of 150 patrons and also, 25 seated patrons outside the premises'*

This premises has previously held a licence and operated as a nightclub. The previous licence was revoked by the licensing sub-committee on 10 March 2015 following an expedited review submitted by the Metropolitan Police under serious crime and disorder. There were further representations regarding persistent breaches of the premises licence and antisocial behaviour associated with the premises. The licensee at this time was Thomas A Becket Leisure Investments Ltd.

A new premises licence application was submitted by Paul Anthony Scarborough on 16 November 2016 and the premises was described within that application as:

'The premises will be used as a restaurant. The applicant is partnered up with the Rock Island Cyprus to turn the venue a premises like TGI Fridays OR Steak House without losing its heritage.'

The applicant was granted generous hours with conditions by the Licensing Sub Committee on 30 January 2017. I attach a copy of the notice of decision. Mr Scarborough did not appeal this decision.

My representation is based on the Southwark Statement of Licensing policy 2016 – 2020 and relates to the licensing objectives for the prevention of crime and disorder and the prevention of public nuisance.

This premises is situated within a **residential area** and under the Southwark Statement of Licensing Policy the closing times for **public houses, wine bars or other drinking establishments and restaurants and cafes is 23:00 hours daily**. Night clubs (with sui generis planning classification) are not considered appropriate for this area.

The applicant has asked to further increase the hours of all licensable activities and operation and remove/replace conditions, which could change the nature of the premises as originally described on the original application to that of a night club as before and would have a negative impact upon the licensing objectives.

Furthermore the current premises licence was issued on 27 February 2017 and on 11 March 2017 a licensing officer visited to carry out an inspection and found breaches of nine of the conditions imposed by the LSC. A warning letter was sent to the applicant on 21 March 2017 which I attach to this representation.

I therefore submit this representation and recommend that the application is refused.

Jayne Tear
Principal Licensing officer
In the capacity of the Licensing Responsible Authority

Attached: Notice of Decision from 30 January 2017
Warning letter sent on 21 March 2017

NOTICE OF DECISION

LICENSING SUB-COMMITTEE – 30 JANUARY 2017

LICENSING ACT 2003: ROCK ISLAND (FORMERLY THOMAS A BECKET), 320-322 OLD KENT ROAD, LONDON SE1 5UE.

1. Decision

That the application made by Paul Anthony Scarborough for a premises licence to be granted under the Licensing Act 2003 in respect of the premises known as Rock Island (formerly Thomas A Becket), 320-322 Old Kent Road, London SE1 5UE is granted as follows:

Licensable activity	Hours
Sale and supply of alcohol (on the premises)	11:00 to 23:30 Monday to Sunday
Late night refreshment	23:00 to 23:30 Monday to Sunday
Opening hours	11:00 to 00:00 Monday to Sunday
Non standard timings: None	

2. Conditions

The operation of the premises under the licence shall be subject to relevant mandatory conditions, conditions derived from the operation schedule highlighted in Section M of the application form, the conciliated conditions agreed with the responsible authorities and the following additional conditions agreed by the sub-committee:

1. That all of the previous management of Thomas A Becket Leisure Investments Limited namely: Kazi Hasnat Abdul, Abdul Kashim, Abdul Baian, Hatem Yavuz, Mahfuz Chowdhury, Apeksha Dandekar and Richard Devlin be prohibited from the premises at all times. The same individuals are prohibited to have any involvement whatsoever in the running of the premises or be a director or shareholder of Rock Island Food and Leisure Limited.
2. That should either Rock Island Food and Leisure Limited or Kazi Hasnat Abdul, Abdul Kashim and Abdul Baian terminate the lease dated 14 December 2016 to the premises (Ground Floor Thomas A Becket, 320-322 Old Kent Road, SE1 5UE) terminate the lease before its expiry (in December 2031) by serving a break notice, the premises licence holder will surrender the premises licence to the licensing authority on expiry of the break notice.

3. That the premises have a maximum accommodation limit of 120 patrons made up of: 85 seated patrons and 15 waiting patrons inside the premises and also, 16 seated patrons outside the premises.
4. That the garden/outside area will be closed and clear of patrons by 22:30 daily after which only a maximum of 5 smokers may enter the garden at any one time. No drinks are permitted in the garden area after 22:30.
5. That a written dispersal policy is provided to the licensing authority and shall be kept at the premises and made immediately available for inspection by the police and authorised council officers.
6. That the premises will install a CCTV system and maintain this system in good working order, the system will be of evidential quality in all lighting conditions and should be able to capture a clear facial image of all persons that enter the venue. All public areas will be covered including the bar and smoking areas. All CCTV footage will be kept for a period of thirty one (31) days and shall, upon request, be made immediately available for inspection to officers of the police or the council.
7. That there shall be at least one member of staff on duty at all times the premises are in operation under its licence trained and proficient in the operation of the CCTV system capable of operating and retrieving footage on request of the police or other authorised officer.
8. That intoxicating liquor shall not be sold or supplied on the premises otherwise than to persons taking table meals and for consumption by such persons as an ancillary to their meal or awaiting to be seated within a designated waiting area with a maximum of 15 at any time.
9. That all staff concerned in the sale or supply intoxicating liquor undergoes a training scheme for such duties. Records of such training will be kept and made available for inspection, immediately on request by police or other authorised officer.
10. That all incidents of violence and or disorder that result in an injury to another will be reported to the police as soon as practicable. The reasoning behind any delayed report will be recorded in the incident report book. This report book will be made available for inspection immediately by any authorised officer from the police or council.
11. That a personal licence holder is on the premises and on duty at all times after 20:00 when intoxicating liquor is supplied.
12. That two SIA registered door supervisors will be engaged when the premises are in operation. They will be employed Thursday, Friday, Saturday and Sunday after 20:00 until the end of business and all patrons have vacated the premises. They will be engaged to monitor admission and re-admission to the premises, security, protection, screening, dealing with conflict and ensure that conditions related to the use of the outside area are adhered to and that the dispersal policy for the premises is implemented.

13. That SIA when engaged at the premises will be issued mechanical counting devices to ensure that the maximum accommodation limit of the premises is not exceeded.
14. That no spirits (alcohol containing more than 20% ABV) shall be sold by the bottle or the half bottle.
15. That all spirits (alcohol containing more than 20% ABV) shall be sold by the measure of 25ml or 35ml at a maximum of 2 measures per container/glass.
16. That all children on the premises shall be accompanied by a responsible adult.
17. There shall be no entry or re-entry to the premises after 23:00.
18. That there will be no deliveries of stock made to the premises between 22:00 and 08:00 on any day.

3. Reasons

The reasons for the decision are as follows:

The licensing sub-committee heard from the applicant who advised that the would be a restaurant and he had partnered up with the Rock Island Cyprus and intended to turn the venue into a premises similar to TGI Friday or Steak House without losing its heritage. The premises became an asset of community value in 2015 following the revocation of the previous premises licence. The previous premises licence holder(s) and the applicant are unconnected. A lease had been granted by the freehold owners and as a result, the Rock Island Cyprus was a separate legal entity and agreed that if the lease to the premises terminated for whatever reason, the premises licence would be surrendered upon the termination of the lease. The applicant was also agreeable to prohibit any of the previous management to enter the premises or have any involvement in the running of the business. The premises would have an emphasis on good quality American food that would celebrate the boxing heritage of the premises.

The licensing sub-committee heard from the Metropolitan Police Service representative who advised that the operating schedule indicated that whilst the application was for a restaurant, the premises is subject to a community order and designated an asset of community value and should remain a public house. Public houses are permitted to serve food but the schedule indicates that the venue would solely be for food and alcohol only served as ancillary to food. Unless the community order is removed and the planning permission changed then the operation as described would not be allowed under the order. The officer also referred to Southwark's statement of licensing policy and highlighted that the proposed hours fell outside of the closing hours suggested in the statement of licensing policy. The representation has suggested conditions that should be in place regardless of terminal hour and also conditions that should be in place if the terminal hour falls after midnight.

The licensing sub-committee heard from the licensing responsible authority officer who referred to issues that led to the revocation of the previous premises licence (to Thomas A Beckett). The officer sought assurances that the previous licensees or management or have any control over the premises and/or the licensable activities that may take place at the premises. The officer also recommended that the closing time be brought into line with Southwark statement of licensing policy.

The officer for licensing as a responsible authority called the Chair of the Walworth Society who advised the sub-committee that the premises became an asset of community value in June 2015 as residents were concerned with that the premises would be sold, and would lose a further licensed premises in the area. The applicant felt assured that the crime and disorder and public nuisance previously associate to the premises would not re-occur and was pleased with the proposals to bring back the asset into the community's usage.

The licensing sub-committee heard from the environmental protection officer who advised that the hours applied for exceeded the recommended hours for a restaurant or pubic house within the Southwark statement of licensing policy. The premises were structurally connected to residential premises and that the proposed conditions to prevent public nuisance did not address the officer's concerns who sought a terminal hour of 23:00.

The licensing sub-committee heard from the public health authority officer who advised that that the increased hours of alcohol sales, such as those detailed in the application are associated with increased alcohol consumption, alcohol related injuries and alcohol related harm. Public health sought an earlier end time in regards to the sale of alcohol and that they are brought in line with Southwark's statement of licensing policy.

The licensing sub-committee noted the representations from other persons who were not present.

The licensing sub-committee considered all of the oral and written representations before it and were of the opinion and recognised that the premises had been unused since the licence revocation in 2014. A significant period of time had passed and the local community could be satisfied that the crime and disorder previously associated with the premises would not occur again.

The premises would be run by totally new management who were agreeable to prohibit any of the previous management entering the premises or being involved in the running of the business. Rock Island has demonstrated that they are committed to taking advantage of the heritage and bringing the premises back into the community. With the strict conditions imposed, this licensing sub-committee are satisfied that a premises licence should be granted and that Rock Island can make a success of its venture.

In reaching this decision the sub-committee had regard to all the relevant considerations and the four licensing objectives and considered that this decision was appropriate and proportionate.

4. Appeal rights

The applicant may appeal against any decision:

- a) To impose conditions on the licence
- b) To exclude a licensable activity or refuse to specify a person as premises supervisor.

Any person who made relevant representations in relation to the application who desire to contend that:

- a) The licence ought not to be been granted; or
- b) That on granting the licence, the licensing authority ought to have imposed different or additional conditions to the licence, or ought to have modified them in a different way

may appeal against the decision.

Any appeal must be made to the Magistrates' Court for the area in which the premises are situated. Any appeal must be commenced by notice of appeal given by the appellant to the justices' clerk for the Magistrates' Court within the period of 21 days beginning with the day on which the appellant was notified by the licensing authority of the decision appealed against.

Issued by the Constitutional Team on behalf of the Director of Law and Democracy.

Date: 30 January 2017

Mr A. Lisowski,
Licensing Enforcement Officer,
Environment and Housing Department.
alexander.lisowski @southwark.gov.uk

Tel: 020 7525 7531

Date: 21 March 2017

Mr P.A. Scarborough,
C/O Rock Island,
320-322 Old Kent Road,
London, SE1 5UE.

Dear Mr Scarborough,

Breach of Premises Licensing Conditions for Rock Island, 320-322 Old Kent Road, London, SE1 5UE.

I am writing to you in your capacity as the premises licence holder for Rock Island, 320-322 Old Kent Road, London, SE1 5UE. On Saturday, 11th March, 2017, at 19.30pm, I visited your venue to do a premises licence inspection.

The following conditions from the premises licence were not being complied with:

Condition 289. "That the premises will install a CCTV system and maintain the system in good working order, the system will be of evidential quality in all lighting conditions and should be able to capture a clear facial image of all persons that enter the venue. All public areas will be covered including the bar and smoking areas. All CCTV footage will be kept for a period of thirty one (31) days and shall, upon request, be made immediately available for inspection to officers of the police or council."

Condition 288. "That there shall be at least one member of staff on duty at all times the premises are in operation under its licence trained and proficient in the operation of the CCTV system capable of operating and retrieving footage on request of the police or other authorised officer."

When I visited, neither you nor any of your staff were abler to operate the CCTV.

Condition 345. "That a written dispersal policy is provided to the licensing authority and shall be kept at the premises and made immediately available for inspection by the police and authorised council officers."

When I visited you were unable to show me your dispersal policy.

Condition 293. "That all staff concerned in the sale or supply intoxicating liquor undergoes a training scheme for such duties. Records of such training will be kept and made available for inspection, immediately on request by police or other authorised officer."

Condition 4AB. "All staff involved in the sale of alcohol shall attend a recognised training scheme which will include training in the agecheck "Challenge 25" policy. They must obtain a certificate of competence. A record of their training, including the dates that each member of staff is trained, shall be available for inspection at the premises on request by the council's authorised officers or the police.

When I visited you were unable to show me any training records.

Condition 346. "That all incidents of violence and or disorder that result in an injury to another will be reported to the police as soon as practicable. The reasoning behind any delayed report will be recorded in the incident report book. This report book will be made available for inspection immediately by any authorised officer from the police or council."

When I visited you were unable to show me the incident report book.

Condition 4AC. "Agecheck or "Challenge 25" signage shall be displayed at entrances to the premises, areas where alcohol is displayed for sale and at points of sale to inform customers that an agecheck "Challenge 25" policy applies and proof of age may be required."

When I visited no such signs were displayed at the venue.

Condition 353. "All refusals of the sale of alcohol shall be recorded. The register shall be available for inspection at the premises on request by the council's authorised officers or the police."

When I visited you were unable to show me the refusals register.

Condition 305. "Signs shall be displayed requesting patrons to respect the neighbours and behave in a courteous manner."

When I visited no such signs were displayed.

On Friday evening 17th March, 2017, one of my Council colleagues visited your venue. Although he didn't do a full inspection, you were not unable to show him previous CCTV footage for the venue. You were also unable to show him staff training records when requested to do so.

Not complying with the conditions of your premises licence is an offence contrary to The Licensing Act, 2003. This letter is a formal warning that you have breached the conditions of your licence. A copy of it will be kept in my Department's records. If further breaches of the licence are discovered, this letter will be taken into account when deciding what action to take about those breaches.

Yours sincerely,

Mr A. Lisowski,
Licensing Enforcement Officer,
The London Borough of Southwark.

**APPENDIX D
PARTY A**

The Licensing Service
C/O Southwark Environmental Health and Trading Standards
3rd Floor Hub 2
160 Tooley Street
London
SE1 5LX
E-mail: licensing@southwark.gov.uk



Dear Sirs,

I am / We are a local resident(s) of a flat next to the Thomas-a-Becket public house on Old Kent Road.

A licence application for the premises at 320 Old Kent Road to open as public house has been submitted and ~~I~~/we wish to make representations to oppose a licence being granted on the grounds of:

- The prevention of crime and disorder
- The prevention of public nuisance
- The protection of children from harm (we are next to Walworth Academy)
- Public safety

The problems that have been previously been experienced by residents when a late licence was granted include:

- Noise nuisance when people leave the public house
- Trespass in to the car park at the rear of Riddell Court

- Litter being left, including ⁴⁷broken bottles, flyers, used condoms and syringes
- People urinating in our car park
- People having sex in our car park and public areas in the vicinity of our property
- Noisy conversations / arguments / swearing / fighting in the car park, near residents windows
- Loud music from cars parked up waiting for others to leave the premises at all hours
- Cars double parked in Shornecliffe Road so that taxi drivers have to sound their horns to pass

In addition, some residents moved and/or sold their properties due to feeling intimidated by the clientele and lack of support from the management / owners. This was exacerbated by reports of violent (almost to the point of fatality) behaviour regularly exhibited at the premises due to excessive drinking and drug taking that was not controlled by the licensee or appointed personnel.

~~I~~/We note that the new licence application proposal is to remove need to serve food when selling alcohol and extend opening hours and alcohol sale hours. Due to the anti-social behaviour, noise issues, crime and public safety concerns that lead to stress of residents, this is a major concern. We are strongly against a licence being granted, particularly with the proposed opening hours.

To date, the owners of the premises have not changed. We have no confidence that the new licensee will be any different to the previous licensee, particularly in respect of being family-friendly or community oriented and this is supported by the proposed opening hours.

I would be grateful if you note ~~my~~/our objections to this application and sincerely hope that the licence is not granted.

Yours faithfully



[Insert your name]

PARTY B

The Licensing Service
C/O Southwark Environmental Health and Trading Standards
3rd Floor Hub 2
160 Tooley Street
London
SE1 5LX
E-mail: licensing@southwark.gov.uk



Dear Sirs,

We a local resident(s) of a flat next to the Thomas-a-Becket public house on Old Kent Road.

A licence application for the premises at 320 Old Kent Road to open as public house has been submitted and we wish to make representations to oppose a licence being granted on the grounds of:

- The prevention of crime and disorder
- The prevention of public nuisance
- The protection of children from harm (we are next to Walworth Academy)
- Public safety

The problems that have been previously been experienced by residents when a late licence was granted include:

- Noise nuisance when people leave the public house
- Trespass in to the car park at the rear of Riddell Court
- Litter being left, including broken bottles, flyers, used condoms and syringes
- People urinating in our car park
- People having sex in our car park and public areas in the vicinity of our property
- Noisy conversations / arguments / swearing / fighting in the car park, near residents windows
- Loud music from cars parked up waiting for others to leave the premises at all hours
- Cars double parked in Shornecliffe Road so that taxi drivers have to sound their horns to pass

In addition, some residents moved and/or sold their properties due to feeling intimidated by the clientele and lack of support from the management / owners. This was exacerbated by reports of violent (almost to the point of fatality) behaviour regularly exhibited at the premises due to excessive drinking and drug taking that was not controlled by the licensee or appointed personnel.

We note that the new licence application proposal is to remove need to serve food when selling alcohol and extend opening hours and alcohol sale hours. Due to the anti-social behaviour, noise issues, crime and public safety concerns that lead to stress of residents, this is a major concern. We are strongly against a licence being granted, particularly with the proposed opening hours.

To date, the owners of the premises have not changed. We have no confidence that the new licensee will be any different to the previous licensee, particularly in respect of being family-friendly or community oriented and this is supported by the proposed opening hours.

I would be grateful if you note our objections to this application and sincerely hope that the licence is not granted.

Yours faithfully

A solid black rectangular redaction box covering the signature area.

(PARTY B)**Heron, Andrew**

From: [REDACTED]
Sent: 09 May 2017 16:27
To: Heron, Andrew; Regen, Licensing
Cc: 'property383'
Subject: RE: Rock Island (Thomas A Becket) - 320-322 Old Kent Road, London, SE1 5UE

Thanks Andrew,
I won't attend these sessions, nor will I attend the hearing in person.

One thing I wanted to add to my objection is that for the last two weeks, Rock Island have continually using a DJ on Friday and Saturday nights with the entrance door on Old Kent Road wide open and the music blaring out. I don't see why they have to have the door open, or the music so loud for a restaurant but it is a bit of a noise nuisance. I am still yet to see anyone there being made to have food with their drinks, and often people are camped up having a few drinks at the bar or tables. I have no issue with this as they aren't causing any public disturbance but it goes against their current licence?

From: Heron, Andrew [<mailto:Andrew.Heron@southwark.gov.uk>]

Sent: 09 May 2017 16:18

Subject: FW: Rock Island (Thomas A Becket) - 320-322 Old Kent Road, London, SE1 5UE

From: Heron, Andrew

Sent: Tuesday, May 09, 2017 4:16 PM

Subject: Rock Island (Thomas A Becket) - 320-322 Old Kent Road, London, SE1 5UE

Dear Objector,

As you are aware, the above premises has applied to vary their licence to extend hours and to remove conditions.

The Applicant has advised that they will hold two drop in sessions, should you wish to attend to discuss their application with them in attempt to mediate. They will be at the venue:

- 17th May at 19:00hrs
- 20th May at 16:00hrs

Please be advised that there is no obligation to attend either of these. Should you wish to add to your representation or withdraw it, please do so in writing to licensing@southwark.gov.uk.

The hearing will take place at the council offices on Thursday 1st June 2017 at 10:00hrs in Room G02C, 160 Tooley Street, SE1 2TZ. Please let me know if your wish to attend, or if you wish to send a representative in your place, your formal invite is attached.

Regards,

Andrew Heron

Principal Licensing Officer
London Borough of Southwark
Regulatory Services – Environment & Leisure
020 7525 5767

Address: Licensing Unit, Hub 1, Floor 3, 160 Tooley Street, London, SE1 2QH

Switchboard: 020 7525 5000

Website: www.southwark.gov.uk

The email you received and any files transmitted with it are confidential, may be covered by legal and/or professional privilege and are intended solely for the use of the individual or entity to whom they are addressed. If you have received this in error please notify us immediately. If you are not the intended recipient of the email or the person responsible for delivering it to them you may not copy it, forward it or otherwise use it for any purpose or disclose its contents to any other person. To do so may be unlawful. Where opinions are expressed in the email they are not necessarily those of Southwark Council and Southwark Council is not responsible for any changes made to the message after it has been sent.



This email has been checked for viruses by AVG antivirus software.

www.avg.com

PARTY C

The Licensing Service
 C/O Southwark Environmental Health and Trading Standards
 3rd Floor Hub 2
 160 Tooley Street
 London
 SE1 5LX
 E-mail: licensing@southwark.gov.uk



Dear Sirs,

We are a local resident(s) of a flat next to the Thomas-a-Becket public house on Old Kent Road.

A licence application for the premises at 320 Old Kent Road to open as public house has been submitted and we wish to make representations to oppose a licence being granted on the grounds of:


- The prevention of crime and disorder
- The prevention of public nuisance
- The protection of children from harm (we are next to Walworth Academy)
- Public safety

The problems that have been previously been experienced by residents when a late licence was granted include:

- Noise nuisance when people leave the public house
- Trespass in to the car park at the rear of Riddell Court
- Litter being left, including broken bottles, flyers, used condoms and syringes
- People urinating in our car park
- People having sex in our car park and public areas in the vicinity of our property
- Noisy conversations / arguments / swearing / fighting in the car park, near residents windows
- Loud music from cars parked up waiting for others to leave the premises at all hours
- Cars double parked in Shornecliffe Road so that taxi drivers have to sound their horns to pass

In addition, some residents moved and/or sold their properties due to feeling intimidated by the clientele and lack of support from the management / owners. This was exacerbated by reports of violent (almost to the point of fatality) behaviour regularly exhibited at the premises due to excessive drinking and drug taking that was not controlled by the licensee or appointed personnel.

We note that the new licence application proposal is to remove need to serve food when selling alcohol and extend opening hours and alcohol sale hours. Due to the anti-social behaviour, noise issues, crime and public safety concerns that lead to stress of residents, this is a major concern. We are strongly against a licence being granted, particularly with the proposed opening hours.



To date, the owners of the premises have not changed. We have no confidence that the new licensee will be any different to the previous licensee, particularly in respect of being family-friendly or community oriented and this is supported by the proposed opening hours.

I would be grateful if you note our objections to this application and sincerely hope that the licence is not granted.

Yours faithfully



PARTY D

The Licensing Service
C/O Southwark Environmental Health and Trading Standards
3rd Floor Hub 2
160 Tooley Street
London
SE1 5LX
E-mail: licensing@southwark.gov.uk



Dear Sirs,

I am a local resident(s) of a flat next to the Thomas-a-Becket public house on Old Kent Road.

A licence application for the premises at 320 Old Kent Road to open as public house has been submitted and I wish to make representations to oppose a licence being granted on the grounds of:

- The prevention of crime and disorder
- The prevention of public nuisance
- The protection of children from harm (we are next to Walworth Academy)
- Public safety

The problems that have been previously been experienced by residents when a late licence was granted include:

- Noise nuisance when people leave the public house
- Trespass in to the car park at the rear of Riddell Court
- Litter being left, including broken bottles, flyers, used condoms and syringes
- People urinating in our car park
- People having sex in our car park and public areas in the vicinity of our property
- Noisy conversations / arguments / swearing / fighting in the car park, near residents windows
- Loud music from cars parked up waiting for others to leave the premises at all hours
- Cars double parked in Shorncliffe Road so that taxi drivers have to sound their horns to pass

In addition, some residents moved and/or sold their properties due to feeling intimidated by the clientele and lack of support from the management / owners. This was exacerbated by reports of violent (almost to the point of fatality) behaviour regularly exhibited at the premises due to excessive drinking and drug taking that was not controlled by the licensee or appointed personnel.

I note that the new licence application proposal is to remove need to serve food when selling alcohol and extend opening hours and alcohol sale hours. Due to the anti-social behaviour, noise issues, crime and public safety concerns that lead to stress of residents, this is a major concern. We are strongly against a licence being granted, particularly with the proposed opening hours.

To date, the owners of the premises have not changed. We have no confidence that the new licensee will be any different to the previous licensee, particularly in respect of being family-friendly or community oriented and this is supported by the proposed opening hours.

I would be grateful if you note my **objections** to this application and sincerely hope that the licence is not granted.

Yours faithfully



PARTY E

The Licensing Service
 C/O Southwark Environmental Health and Trading Standards
 3rd Floor Hub 2
 160 Tooley Street
 London
 SE1 5LX
 E-mail: licensing@southwark.gov.uk



Dear Sirs,

I am a local resident(s) of a flat next to the Thomas-a-Becket public house on Old Kent Road.

A licence application for the premises at 320 Old Kent Road to open as public house has been submitted and I wish to make representations to oppose a licence being granted on the grounds of:

- The prevention of crime and disorder
- The prevention of public nuisance
- The protection of children from harm (we are next to Walworth Academy)
- Public safety

The problems that have been previously been experienced by residents when a late licence was granted include:

- Noise nuisance when people leave the public house
- Trespass in to the car park at the rear of Riddell Court
- Litter being left, including broken bottles, flyers, used condoms and syringes
- People urinating in our car park
- People having sex in our car park and public areas in the vicinity of our property
- Noisy conversations / arguments / swearing / fighting in the car park, near residents windows
- Loud music from cars parked up waiting for others to leave the premises at all hours
- Cars double parked in Shornecliffe Road so that taxi drivers have to sound their horns to pass

In addition, some residents moved and/or sold their properties due to feeling intimidated by the clientele and lack of support from the management / owners. This was exacerbated by reports of violent (almost to the point of fatality) behaviour regularly exhibited at the premises due to excessive drinking and drug taking that was not controlled by the licensee or appointed personnel.

I note that the new licence application proposal is to remove need to serve food when selling alcohol and extend opening hours and alcohol sale hours. Due to the anti-social behaviour, noise issues, crime and public safety concerns that lead to stress of residents, this is a major concern. We are strongly against a licence being granted, particularly with the proposed opening hours.

To date, the owners of the premises have not changed. We have no confidence that the new licensee will be any different to the previous licensee, particularly in respect of being family-friendly or community oriented and this is supported by the proposed opening hours.

I would be grateful if you note my objections to this application and sincerely hope that the licence is not granted.

Yours faithfully



PARTY F

The licensing service
C/O Southwark Environmental health and trading standards
3rd floor hub 2
160 Tooley street
London
SE1 5LX



9 April 2017

Dear sirs,

My husband and I recently bought a flat next to the Thomas-a-Becket public house on Old Kent road.

I am aware that a license alteration for the premises at 320 Old kent road to extend opening hours and be able to sell alcohol without serving food has been submitted and I would like to make representations to oppose a license being granted on the grounds of:

1. The prevention of crime and disorder
2. The prevention of public nuisance
3. The protection of children from harm (we are next to Walworth Academy)
4. Public safety

I have also been made aware that the problems previously experienced by residents when a late licence was granted include some of the below:

1. Noise nuisance when people leave the public house
2. Trespass into the car park at the back of Riddell court
3. Litter being left behind, including broken bottles, flyers, used condoms and syringes
4. People urinating in our car park
5. People having sex in our car park and public areas in the vicinity of our property
6. Noisy conversations/arguments/swearing/fighting in the car park.
7. Loud music from cars parked up waiting for others to leave the premises at all hours
8. Cars double parked in Shorncliffe road, so that taxi drivers had to sound their horns to pass.

In addition, some residents moved and/or sold their properties due to feeling intimidated by the clientele and lack of support from the management/owners. This was exacerbated by reports of violent (almost to the point of fatality) behaviour regularly exhibited at the premises due to excessive drinking and drug taking that was not controlled by the licensee or appointed personnel.

To date, the owners of the premises have not changed, and they have requested extended opening hours. We have no confidence that the new licensee will be any different to the previous licensee, particularly in respect of being family-friendly or community oriented, and this is supported by the proposed opening ours (which extend to up to 2am from Thursday to Saturday) and the request to be able to sell alcohol without serving food.

My husband and I have been living quite happily in the area for the last 2 years, and have been feeling positive about the great improvement we've seen so far in the Bermondsey/Camberwell/Southwark area, including the development of Burgess park and new young families moving in the area. We are also looking forward to start a family soon, and I just can't conceive raising a young child in an environment like the one described above.

I would be very grateful if you note my objections to this application and sincerely hope that the license is not granted.

Yours faithfully,



The Licensing Service
 C/O Southwark Environmental Health and Trading Standards
 3rd Floor Hub 2
 160 Tooley Street
 London
 SE1 5LX
 E-mail: licensing@southwark.gov.uk

PARTY G



Tuesday 11th April 2017

Dear Licensing Team

We are local residents of a flat adjacent to the Thomas-A-Becket aka Rock Island (situated at 320 Old Kent Road) and oppose application for variation to the premises licence in respect of removal of Condition no 847

“That intoxicating liquor shall not be sold or supplied on the premises otherwise than to persons taking table meals and for consumption by such persons as an ancillary to their meal or awaiting to be seated within a designated waiting area with a maximum of 15 at any time.”

We also oppose the amendment to Condition no 842 from

“That the premises have a maximum accommodation limit of 120 patrons made up of: 85 seated patrons and 15 waiting patrons inside the premises and also, 16 seated patrons outside the premises.”

to

“That the premises have a maximum accommodation limit of 150 patrons and also, 25 seated patrons outside the premises.”

Extra patrons outside the premises will lead to more noise.

We are also in opposition to the application to extend the hours of the operation for sale of late night refreshment and alcohol.

A notice has been placed in the window of Rock Island over the last couple of days stating that the above has been applied for. We note that there are discrepancies between what the notice says and what is listed on the council website (please see attached). None-the less, our opposition stands regardless of which opening times are the ones being applied for.

We wish to make representations to oppose the licence variation being granted in respect of the following:

- The prevention of crime and disorder

The licence conditions agreed play a key role in both preventing and controlling alcohol related crime and anti-social behaviour by ensuring, amongst other things, that alcohol consumption is well-managed. Removing condition 847 suggests that non-diners could patronise the establishment purely to consume alcohol and this significantly reduces confidence that crime and disorder would be prevented.

- The prevention of public nuisance

Allowing patrons to consume alcohol without the requirement to purchase food and allowing higher numbers of patrons to be seated outside the premises increases the likelihood of public nuisance. The former will inevitably lead to occasions where intoxicated patrons leave the premises with impaired judgement and lack of inhibition, resulting in noise, nuisance and anti-social behaviour.

The current licence appears to be based on a documented strategy to prevent recurrence of previous issues we have experienced, particularly any noise at unsociable hours and the consequences of drunken behaviour. This variation would diminish the prospect of achieving the objectives in the strategy.

- The protection of children from harm

There are children resident in the flats and we are also next to Walworth Academy. Children should not be exposed to any moral, psychological or physical harm from activities resulting from intoxication at the premises. This would include exposure to expletives, fighting and sexual activity of patrons; broken glass and litter. These behaviours are more likely if patrons are frequenting the venue purely to drink alcohol.

We are concerned that removal of Condition 847 could allow the premises to scale back their operating as a restaurant and focus more on alcohol sales and operating as a bar.

With regards to amending the opening hours, we are already disappointed that the current license allows the premises to remain open until 12am despite various recommendations that they close at 11pm. It is unclear from the minutes and determination why this decision was taken, particularly as it was acknowledged that it contravenes Southwark Council's own policy for such premises.

We would also like to add that the premises still has the late night opening times displayed outside (open until till 5am) which may lead to patrons coming to the venue in an attempt to enter at inappropriate hours.

We strongly suspect that the intention from the licensee from the start has been to scale back the restaurant part of the premises and operate as a bar/nightclub. Previous applications for TENS and this current application support this theory.

Finally, we would like to draw your attention to the attached Facebook and Twitter posts from Rock Island's own pages, using a recent incident of an armed raid as publicity. It is actually the top tweet on its Twitter account. This is hardly behaviour fitting of a responsible business purporting to be family-friendly and TGI like. (Evening Standard version of events in link below for your convenience)

<https://www.google.co.uk/amp/www.standard.co.uk/news/crime/big-brother-star-chelsea-singh-and-director-charged-over-fake-guns-on-gangster-film-set-a3482336.html%3famp>

We would be grateful if you note our objections to this application and sincerely hope that the variation to the licence is not granted.

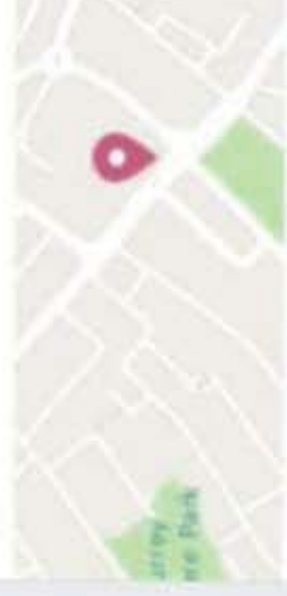
Yours faithfully

[Redacted signature]

897 people like this and 92 this

165 people have been here

About



Rock Island Bar and Grill @ the Becket, 320 Old Kent Road SE1 5UE London

07432 711447

Typically replies within a day Message Now

Restaurant

Hours 12:00 - 23:30 Open now

Visitor Posts



Rock Island SE1 6 March

Never a Dull moment at Rock Island SE1. Big Brother star Chelsea Singh manage to finish his Meal at Rock Island London.



Big Brother star charged over 'fake guns' on gangster film set

A millionaire former Big Brother housemate filming a gangster movie sparked an... STANDARD.CO.UK | BY LONDON EVENING STANDARD

Like Comment Share

Rock Island SE1 and 21 others

Chronological

nd SE1

Bar & Grill

TWEETS 36 FOLLOWING 18 FOLLOWERS 31 LIKES 42

Follow

Tweets Tweets & replies Media



Rock Island @RockIslandSE1 - Mar 6



Big Brother star Chelsea Singh and director charged over 'fake g...
A millionaire former Big Brother housemate filming a gangster movie sparked an armed police response after two fake guns were allegedly di...
standard.co.uk

Reply Retweet Like 3

Who to follow - Refresh - View all

Jayne Connerly @JayneConnerly
Follow

Evelyn Ellis @javelinellis
Follow

Andy West @AndyWest
Follow

Find your friends

Trends - Change

#SUMMUN

13.9K Tweets

Marouane Fellaini

Fellaini is captaining Manchester United for the first time

#brightonmarathon

It's a gorgeous day for the Brighton Marathon

:tail bar and grill

2017

Message

know

videos



News > Crime

Big Brother star Chelsea Singh and director charged over 'fake guns' on gangster film set

Two men charged after fake guns were allegedly discovered in boot of his Bentley

DANIEL O'MAHONY | Monday 6 March 2017 10:35 GMT

   **581**
shares

Like Click to follow
The Evening Standard



Director Wayne Moseley is handcuffed by police

A millionaire former Big Brother housemate filming a gangster movie sparked an armed police response after two fake guns were allegedly discovered in the boot of his Bentley.

Nightclub owner Chelsea Singh, a contestant on last year's series of the reality show, was dining with director Wayne Moseley after a day on set when armed police stormed the restaurant in Old Kent Road.

The pair had allegedly been spotted outside Rock Island placing two guns, used as props, in the boot of Mr Singh's black Bentley convertible, leading a member of the public to dial 999.

The two men explained the replica firearms - an Uzi and a handgun - had been used earlier in the day while filming Mr Singh's cameo in British gangster flick "Little Bastards".



Chelsea Singh and Wayne Moseley were arrested and charged with possession of an imitation firearm

The director, whose works under the name "Yuppie Wayne", said: "We took a couple of shots with the guns in Camberwell, and then went to have dinner down Old Kent Road.

"We put the guns in the boot, rather than leave them on the seat of the car.

News Election 2017

0:00 / 1:09

Chelsea Singh's VT on Celebrity Big Brother 2016

“We’d just finished our meal and they rushed through with guns.”

Pictures from the raid on Thursday show at least six officers, some carrying machine guns, surround the pair inside the restaurant.

They were taken to Walworth police station where they were both charged with possession of an imitation firearm.





They were filming Mr Singh's cameo in British gangster flick "Little Bastards"

Both have been bailed and are due to appear in court later this month.

The director, 45, said the guns were an Uzi-style BB gun and a silver handgun.

He added: "We had a convertible Bentley outside and the guns were in the boot. We couldn't shoot up the restaurant – the guns were in the car, so that doesn't make sense.

"Nobody's had that reaction before. I've had film sets where there have been 20 guns, and police turn up and just say: 'What are you filming?'"

Mr Moseley said officers had confiscated his camera equipment, adding: "They did me over. They put me out of work.

"I run youth projects with kids, I'm not the guy they're trying to portray me as."

The incident took place at Rock Island, a Cypriot restaurant which opened last year on the site of historic pub the Thomas A Beckett.



Chelsea Singh and Katherine Ryan in a trailer for new TV show 'How did you get so rich?'

Mr Singh, 49, was the fifth contestant to be evicted from the Big Brother house on last year's series of the Channel 5 show.

He will appear on new Channel 4 show "How Did You Get So Rich?" tonight, which sees comedian Katherine Ryan speak to wealthy individuals to discover the secret of their success.

A promotional video for the show features a clip of Mr Singh sitting in a black convertible, believed be the same car involved in last week's incident.

He describes himself on his website as a "multi-millionaire with business interests ranging from photographic studios to restaurants to consultancy to hotels to new inventions".

When contacted by the Standard, he said: "If I saw two people, and I thought there were firearms, I would have reported them as well.

“In the world that we live in with all the terrorism, if they didn’t take action, then think about what could have happened?”

The businessman said he was “pi**ed off” by the arrest, but added: “I’m still going to do the film. I think it’s a good film.”

Mr Moseley said “Little Bastards” was due to be released later this year, featuring appearances from former Irish bare-knuckle boxer Paddy Doherty and Judith Jacob, who played health visitor Carmel Roberts in EastEnders.

A Met spokesman said both men had been bailed to appear at Camberwell magistrates court on March 30, both charged with one count of possession of an imitation firearm.

More about: | [Crime](#)



Reuse content

Sponsored Links by Taboola

The £20 Tights That Are Becoming the Must-Have Fashion Item for ...

Heist Studios

This WWII Quiz Stumps Most Europeans! Can You Pass?

Zoo.com

People Who Had Credit Cards Between 1990-2004 - Read This

MyBankClaim

Suprise £3.7bn Takeover sees Tesco Shares Bounce.

IW

Heartbreaking Real Titanic Photos You Never Saw

StandardNews

What Happened After This Man Taunted A Crocodile Will Shock Y...

OMG LANE

PARTY H

The Licensing Service
C/O Southwark Environmental Health and Trading Standards
3rd Floor Hub 2
160 Tooley Street
London
SE1 5LX
E-mail: licensing@southwark.gov.uk



Dear Sirs,

I am a local resident(s) of [REDACTED] o the Thomas-a-Becket public house on Old Kent Road.

A licence application for the premises at 320 Old Kent Road to open as public house has been submitted and I wish to make representations to oppose a licence being granted on the grounds of:

- The prevention of crime and disorder
- The prevention of public nuisance
- The protection of children from harm (we are next to Walworth Academy)
- Public safety

The problems that have been previously been experienced by residents when a late licence was granted include:

- Noise nuisance when people leave the public house
- Trespass in to the car park at the rear of Riddell Court
- Litter being left, including broken bottles, flyers, used condoms and syringes
- People urinating in our car park
- People having sex in our car park and public areas in the vicinity of our property
- Noisy conversations / arguments / swearing / fighting in the car park, near residents windows
- Loud music from cars parked up waiting for others to leave the premises at all hours
- Cars double parked in Shornecliffe Road so that taxi drivers have to sound their horns to pass

In addition, some residents moved and/or sold their properties due to feeling intimidated by the clientele and lack of support from the management / owners. This was exacerbated by reports of violent (almost to the point of fatality) behaviour regularly exhibited at the premises due to excessive drinking and drug taking that was not controlled by the licensee or appointed personnel.

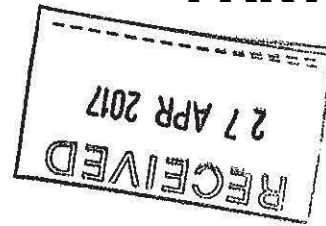
I note that the new licence application proposal is to remove need to serve food when selling alcohol and extend opening hours and alcohol sale hours. Due to the anti-social behaviour, noise issues, crime and public safety concerns that lead to stress of residents, this is a major concern. We are strongly against a licence being granted, particularly with the proposed opening hours.

To date, the owners of the premises have not changed. We have no confidence that the new licensee will be any different to the previous licensee, particularly in respect of being family-friendly or community oriented and this is supported by the proposed opening hours.

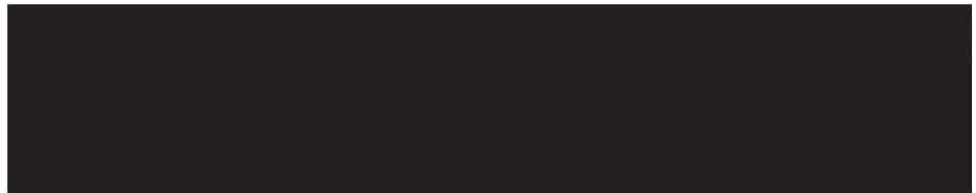
I would be grateful if you note my objections to this application and sincerely hope that the licence is not granted.

Yours faithfully

A solid black rectangular redaction box covering the signature area.

PARTY I

The Licensing Service
C/O Southwark Environmental Health and Trading Standards
3rd Floor Hub 2
160 Tooley Street
London
SE1 5LX
E-mail: licensing@southwark.gov.uk



Dear Sirs,

I am / We are a local resident(s) of a flat next to the Thomas-a-Becket public house on Old Kent Road.

A licence application for the premises at 320 Old Kent Road to open as public house has been submitted and I/we wish to make representations to oppose a licence being granted on the grounds of:

- The prevention of crime and disorder
- The prevention of public nuisance
- The protection of children from harm (we are next to Walworth Academy)
- Public safety

The problems that have been previously been experienced by residents when a late licence was granted include:

- Noise nuisance when people leave the public house

- Trespass in to the car park at the rear of Riddell Court
- Litter being left, including broken bottles, flyers, used condoms and syringes
- People urinating in our car park
- People having sex in our car park and public areas in the vicinity of our property
- Noisy conversations / arguments / swearing / fighting in the car park, near residents windows
- Loud music from cars parked up waiting for others to leave the premises at all hours
- Cars double parked in Shornecliffe Road so that taxi drivers have to sound their horns to pass

In addition, some residents moved and/or sold their properties due to feeling intimidated by the clientele and lack of support from the management / owners. This was exacerbated by reports of violent (almost to the point of fatality) behaviour regularly exhibited at the premises due to excessive drinking and drug taking that was not controlled by the licensee or appointed personnel.

I/We note that the new licence application proposal is to remove need to serve food when selling alcohol and extend opening hours and alcohol sale hours. Due to the anti-social behaviour, noise issues, crime and public safety concerns that lead to stress of residents, this is a major concern. We are strongly against a licence being granted, particularly with the proposed opening hours.

To date, the owners of the premises have not changed. We have no confidence that the new licensee will be any different to the previous licensee, particularly in respect of being family-friendly or community oriented and this is supported by the proposed opening hours.

I would be grateful if you note my/our objections to this application and sincerely hope that the licence is not granted.

Yours faithfully



APPENDIX E**Heron, Andrew**

From: Heron, Andrew
Sent: 09 May 2017 16:59
To: 'NARTS - Licensing Team'
Subject: RE: Rock Island - Premises Licence Application
Attachments: Committee Procedures..pdf; Hearing Invite APP.pdf

Categories: Egress Switch: Unprotected

Dear Mr Kilic,

Thank you for your email.

As you are aware, your client's application has received representations from Responsible Authorities. You have previously received copies of those objections, which include their full contact details; I have not been made aware that you have attempted any contact with them to date.

You have also received anonymised representations from local residents. I have already forwarded your meeting invite dates to all objectors. I have already received contact from at least one local resident objector stating that that do not wish to attend either conciliation meeting. Therefore, even if all other representations were to be withdrawn, on the strength of that individual's objection alone, the hearing will go ahead.

Please make sure that staff will be available at the premises on 17th May at 19:00 and one on 20th May at 16:00, should any residents attend; these are dates which you have already formally arranged, which have been liaised to residents at your prior request.

Please find attached the formal hearing invite. I would suggest that as we are already are fully aware that a resident does not wish to meet with your client before the Hearing, there are insufficient grounds for adjournment.

Regards,

Andrew Heron
Principal Licensing Officer
London Borough of Southwark
Regulatory Services – Environment & Leisure
020 7525 5767

Address: Licensing Unit, Hub 1, Floor 3, 160 Tooley Street, London, SE1 2QH

Switchboard: 020 7525 5000

Website: www.southwark.gov.uk

From: NARTS - Licensing Team [REDACTED]
Sent: Tuesday, May 09, 2017 4:27 PM
To: Heron, Andrew
Subject: Re: Rock Island - Premises Licence Application

I kindly ask for an adjournment so we can arrange a meeting with everyone who made representation. You are the only person who can liaise with residents. What date would you list our matter as we have to wait for your return

from your holiday to contact with residents?

Kind Regards,
Mr. Mahir Kilic
53 Stoke Newington High Street, London N16 8EL

On 9 May 2017, at 16:17, Heron, Andrew <Andrew.Heron@southwark.gov.uk> wrote:

Dear Mr Kilic,

All resident representations are anonymised. We do not share with you names and addresses of objectors.

Regards,

Andrew Heron
Principal Licensing Officer
London Borough of Southwark
Regulatory Services – Environment & Leisure
020 7525 5767

Address: Licensing Unit, Hub 1, Floor 3, 160 Tooley Street, London, SE1 2QH

Switchboard: 020 7525 5000

Website: www.southwark.gov.uk

From: NARTS - Licensing Team [REDACTED]
Sent: Tuesday, May 09, 2017 4:16 PM
To: Heron, Andrew
Subject: Re: Rock Island - Premises Licence Application

Hi

Can I please have copies of original reps without tamper on their addresses so we can respond?

Kind Regards,
Mr. Mahir Kilic
53 Stoke Newington High Street, London N16 8EL

On 9 May 2017, at 15:52, Heron, Andrew <Andrew.Heron@southwark.gov.uk> wrote:

Dear Mr Kilic,

Thank you for your email.

I will be on leave from 13th to 30th June, therefore there are going to be difficulties with me arranging meetings with objectors, simply because if they contact me to say that they are attending/not attending; I wouldn't be able to pass that on to you.

I will still write to each of the objectors to advise that the meetings are available at the venue, but I will not be able to revert any responses. Your client may then have to see if any objectors turn up on each day.

I would therefore suggest that you also write a letter for me to forward to each objector, explaining your client's business model and why they have sought the extension of hours by way of an explanation.

Regards,

Andrew Heron
Principal Licensing Officer
London Borough of Southwark
Regulatory Services – Environment & Leisure
020 7525 5767

Address: Licensing Unit, Hub 1, Floor 3, 160 Tooley Street, London, SE1 2QH
Switchboard: 020 7525 5000
Website: www.southwark.gov.uk

From: Mahir Kilic [REDACTED]
Sent: Thursday, May 04, 2017 3:19 PM
To: Heron, Andrew
Subject: re: Rock Island - Premises Licence Application

Dear Andrew,

Thank you for providing all the reps. We would like to set a date to have a meeting with the residents through yourself. We will be happy to hold a meeting at the venue with any individual who made a representation on any date which suits them.

I propose to have one on 17th May at 19:00 and one on 20th May at 16:00.

I look forward to hear from you soon.

Kind Regards,
Mahir.

----- **Original Message** -----

From: "Heron, Andrew" <Andrew.Heron@southwark.gov.uk>
To: 'Yuksel Uyan' [REDACTED]
Cc:
Date: Thu, 4 May 2017 10:03:33 +0000
Subject: **Rock Island - Premises Licence Application**

Dear Mr Kilic,

Further to your client's application for a variation to the premises licence at 320-322 Old Kent Road, please be advised that the application has attracted a significant number of representations from local residents and responsible authorities. Please find attached copies for your records. Should you wish to conciliate with a responsible authority, please contact them directly and copy me in to any agreements. Should you wish to contact the local residents, I am happy to forward any communication, unless you wish to arrange a meeting with them.

I will be in contact at a future date with a time and date for the hearing.

Regards,

Andrew Heron
Principal Licensing Officer
London Borough of Southwark
Regulatory Services – Environment & Leisure
020 7525 5767

Address: Licensing Unit, Hub 1, Floor 3, 160 Tooley Street, London, SE1 2QH

Switchboard: 020 7525 5000

Website: www.southwark.gov.uk

The email you received and any files transmitted with it are confidential, may be covered by legal and/or professional privilege and are intended solely for the use of the individual or entity to whom they are addressed. If you have received this in error please notify us immediately. If you are not the intended recipient of the email or the person responsible for delivering it to them you may not copy it, forward it or otherwise use it for any purpose or disclose its contents to any other person. To do so may be unlawful. Where opinions are expressed in the email they are not necessarily those of Southwark Council and Southwark Council is not responsible for any changes made to the message after it has been sent.

The email you received and any files transmitted with it are confidential, may be covered by legal and/or professional privilege and are intended solely for the use of the individual or entity to whom they are addressed. If you have received this in error please notify us immediately. If you are not the intended recipient of the email or the person responsible for delivering it to them you may not copy it, forward it or otherwise use it for any purpose or disclose its contents to any other person. To do so may be unlawful. Where opinions are expressed in the email they are not necessarily those of Southwark Council and Southwark Council is not responsible for any changes made to the message after it has been sent.

The email you received and any files transmitted with it are confidential, may be covered by legal and/or professional privilege and are intended solely for the use of the individual or entity to whom they are addressed. If you have received this in error please notify us immediately. If you are not the intended recipient of the email or the person responsible for delivering it to them you may not copy it, forward it or otherwise use it for any purpose or disclose its contents to any other person. To do so may be unlawful. Where opinions are expressed in the email they are not necessarily those of Southwark Council and Southwark Council is not responsible for any changes made to the message after it has been sent.

NOTICE OF DECISION

LICENSING SUB-COMMITTEE – 30 JANUARY 2017

LICENSING ACT 2003: ROCK ISLAND (FORMERLY THOMAS A BECKET), 320-322 OLD KENT ROAD, LONDON SE1 5UE.

1. Decision

That the application made by Paul Anthony Scarborough for a premises licence to be granted under the Licensing Act 2003 in respect of the premises known as Rock Island (formerly Thomas A Becket), 320-322 Old Kent Road, London SE1 5UE is granted as follows:

Licensable activity	Hours
Sale and supply of alcohol (on the premises)	11:00 to 23:30 Monday to Sunday
Late night refreshment	23:00 to 23:30 Monday to Sunday
Opening hours	11:00 to 00:00 Monday to Sunday
Non standard timings: None	

2. Conditions

The operation of the premises under the licence shall be subject to relevant mandatory conditions, conditions derived from the operation schedule highlighted in Section M of the application form, the conciliated conditions agreed with the responsible authorities and the following additional conditions agreed by the sub-committee:

1. That all of the previous management of Thomas A Becket Leisure Investments Limited namely: Kazi Hasnat Abdul, Abdul Kashim, Abdul Baian, Hatem Yavuz, Mahfuz Chowdhury, Apeksha Dandekar and Richard Devlin be prohibited from the premises at all times. The same individuals are prohibited to have any involvement whatsoever in the running of the premises or be a director or shareholder of Rock Island Food and Leisure Limited.
2. That should either Rock Island Food and Leisure Limited or Kazi Hasnat Abdul, Abdul Kashim and Abdul Baian terminate the lease dated 14 December 2016 to the premises (Ground Floor Thomas A Becket, 320-322 Old Kent Road, SE1 5UE) terminate the lease before its expiry (in December 2031) by serving a break notice, the premises licence holder will surrender the premises licence to the licensing authority on expiry of the break notice.

3. That the premises have a maximum accommodation limit of 120 patrons made up of: 85 seated patrons and 15 waiting patrons inside the premises and also, 16 seated patrons outside the premises.
4. That the garden/outside area will be closed and clear of patrons by 22:30 daily after which only a maximum of 5 smokers may enter the garden at any one time. No drinks are permitted in the garden area after 22:30.
5. That a written dispersal policy is provided to the licensing authority and shall be kept at the premises and made immediately available for inspection by the police and authorised council officers.
6. That the premises will install a CCTV system and maintain this system in good working order, the system will be of evidential quality in all lighting conditions and should be able to capture a clear facial image of all persons that enter the venue. All public areas will be covered including the bar and smoking areas. All CCTV footage will be kept for a period of thirty one (31) days and shall, upon request, be made immediately available for inspection to officers of the police or the council.
7. That there shall be at least one member of staff on duty at all times the premises are in operation under its licence trained and proficient in the operation of the CCTV system capable of operating and retrieving footage on request of the police or other authorised officer.
8. That intoxicating liquor shall not be sold or supplied on the premises otherwise than to persons taking table meals and for consumption by such persons as an ancillary to their meal or awaiting to be seated within a designated waiting area with a maximum of 15 at any time.
9. That all staff concerned in the sale or supply intoxicating liquor undergoes a training scheme for such duties. Records of such training will be kept and made available for inspection, immediately on request by police or other authorised officer.
10. That all incidents of violence and or disorder that result in an injury to another will be reported to the police as soon as practicable. The reasoning behind any delayed report will be recorded in the incident report book. This report book will be made available for inspection immediately by any authorised officer from the police or council.
11. That a personal licence holder is on the premises and on duty at all times after 20:00 when intoxicating liquor is supplied.
12. That two SIA registered door supervisors will be engaged when the premises are in operation. They will be employed Thursday, Friday, Saturday and Sunday after 20:00 until the end of business and all patrons have vacated the premises. They will be engaged to monitor admission and re-admission to the premises, security, protection, screening, dealing with conflict and ensure that conditions related to the use of the outside area are adhered to and that the dispersal policy for the premises is implemented.

13. That SIA when engaged at the premises will be issued mechanical counting devices to ensure that the maximum accommodation limit of the premises is not exceeded.
14. That no spirits (alcohol containing more than 20% ABV) shall be sold by the bottle or the half bottle.
15. That all spirits (alcohol containing more than 20% ABV) shall be sold by the measure of 25ml or 35ml at a maximum of 2 measures per container/glass.
16. That all children on the premises shall be accompanied by a responsible adult.
17. There shall be no entry or re-entry to the premises after 23:00.
18. That there will be no deliveries of stock made to the premises between 22:00 and 08:00 on any day.

3. Reasons

The reasons for the decision are as follows:

The licensing sub-committee heard from the applicant who advised that the would be a restaurant and he had partnered up with the Rock Island Cyprus and intended to turn the venue into a premises similar to TGI Friday or Steak House without losing its heritage. The premises became an asset of community value in 2015 following the revocation of the previous premises licence. The previous premises licence holder(s) and the applicant are unconnected. A lease had been granted by the freehold owners and as a result, the Rock Island Cyprus was a separate legal entity and agreed that if the lease to the premises terminated for whatever reason, the premises licence would be surrendered upon the termination of the lease. The applicant was also agreeable to prohibit any of the previous management to enter the premises or have any involvement in the running of the business. The premises would have an emphasis on good quality American food that would celebrate the boxing heritage of the premises.

The licensing sub-committee heard from the Metropolitan Police Service representative who advised that the operating schedule indicated that whilst the application was for a restaurant, the premises is subject to a community order and designated an asset of community value and should remain a public house. Public houses are permitted to serve food but the schedule indicates that the venue would solely be for food and alcohol only served as ancillary to food. Unless the community order is removed and the planning permission changed then the operation as described would not be allowed under the order. The officer also referred to Southwark's statement of licensing policy and highlighted that the proposed hours fell outside of the closing hours suggested in the statement of licensing policy. The representation has suggested conditions that should be in place regardless of terminal hour and also conditions that should be in place if the terminal hour falls after midnight.

The licensing sub-committee heard from the licensing responsible authority officer who referred to issues that led to the revocation of the previous premises licence (to Thomas A Beckett). The officer sought assurances that the previous licensees or management or have any control over the premises and/or the licensable activities that may take place at the premises. The officer also recommended that the closing time be brought into line with Southwark statement of licensing policy.

The officer for licensing as a responsible authority called the Chair of the Walworth Society who advised the sub-committee that the premises became an asset of community value in June 2015 as residents were concerned with that the premises would be sold, and would lose a further licensed premises in the area. The applicant felt assured that the crime and disorder and public nuisance previously associate to the premises would not re-occur and was pleased with the proposals to bring back the asset into the community's usage.

The licensing sub-committee heard from the environmental protection officer who advised that the hours applied for exceeded the recommended hours for a restaurant or pubic house within the Southwark statement of licensing policy. The premises were structurally connected to residential premises and that the proposed conditions to prevent public nuisance did not address the officer's concerns who sought a terminal hour of 23:00.

The licensing sub-committee heard from the public health authority officer who advised that that the increased hours of alcohol sales, such as those detailed in the application are associated with increased alcohol consumption, alcohol related injuries and alcohol related harm. Public health sought an earlier end time in regards to the sale of alcohol and that they are brought in line with Southwark's statement of licensing policy.

The licensing sub-committee noted the representations from other persons who were not present.

The licensing sub-committee considered all of the oral and written representations before it and were of the opinion and recognised that the premises had been unused since the licence revocation in 2014. A significant period of time had passed and the local community could be satisfied that the crime and disorder previously associated with the premises would not occur again.

The premises would be run by totally new management who were agreeable to prohibit any of the previous management entering the premises or being involved in the running of the business. Rock Island has demonstrated that they are committed to taking advantage of the heritage and bringing the premises back into the community. With the strict conditions imposed, this licensing sub-committee are satisfied that a premises licence should be granted and that Rock Island can make a success of its venture.

In reaching this decision the sub-committee had regard to all the relevant considerations and the four licensing objectives and considered that this decision was appropriate and proportionate.

4. Appeal rights

The applicant may appeal against any decision:

- a) To impose conditions on the licence
- b) To exclude a licensable activity or refuse to specify a person as premises supervisor.

Any person who made relevant representations in relation to the application who desire to contend that:

- a) The licence ought not to be been granted; or
- b) That on granting the licence, the licensing authority ought to have imposed different or additional conditions to the licence, or ought to have modified them in a different way

may appeal against the decision.

Any appeal must be made to the Magistrates' Court for the area in which the premises are situated. Any appeal must be commenced by notice of appeal given by the appellant to the justices' clerk for the Magistrates' Court within the period of 21 days beginning with the day on which the appellant was notified by the licensing authority of the decision appealed against.

Issued by the Constitutional Team on behalf of the Director of Law and Democracy.

Date: 30 January 2017

APPENDIX G

To: [REDACTED]
Cc: [REDACTED]; Franklin, David; Regen, Licensing;
Allday, Debra; Tear, Jayne
Subject: Minor variation - rock Island , (formerly 320-322

I write with regards to the minor variation received. The application seeks to remove a condition put on by the licensing sub committee on 30 Jan 2017. We are still in the appeal period and the licence has as yet to be issued.

1. A full variation will be needed to remove such a condition, as such this minor variation is rejected.
2. As per the screen shot it is obvious that patrons are being invited to drink without a meal.

May I remind you that unannounced visits will be conducted to make sure that the premises adheres to conditions on the notice of decision and also the licence when issued.

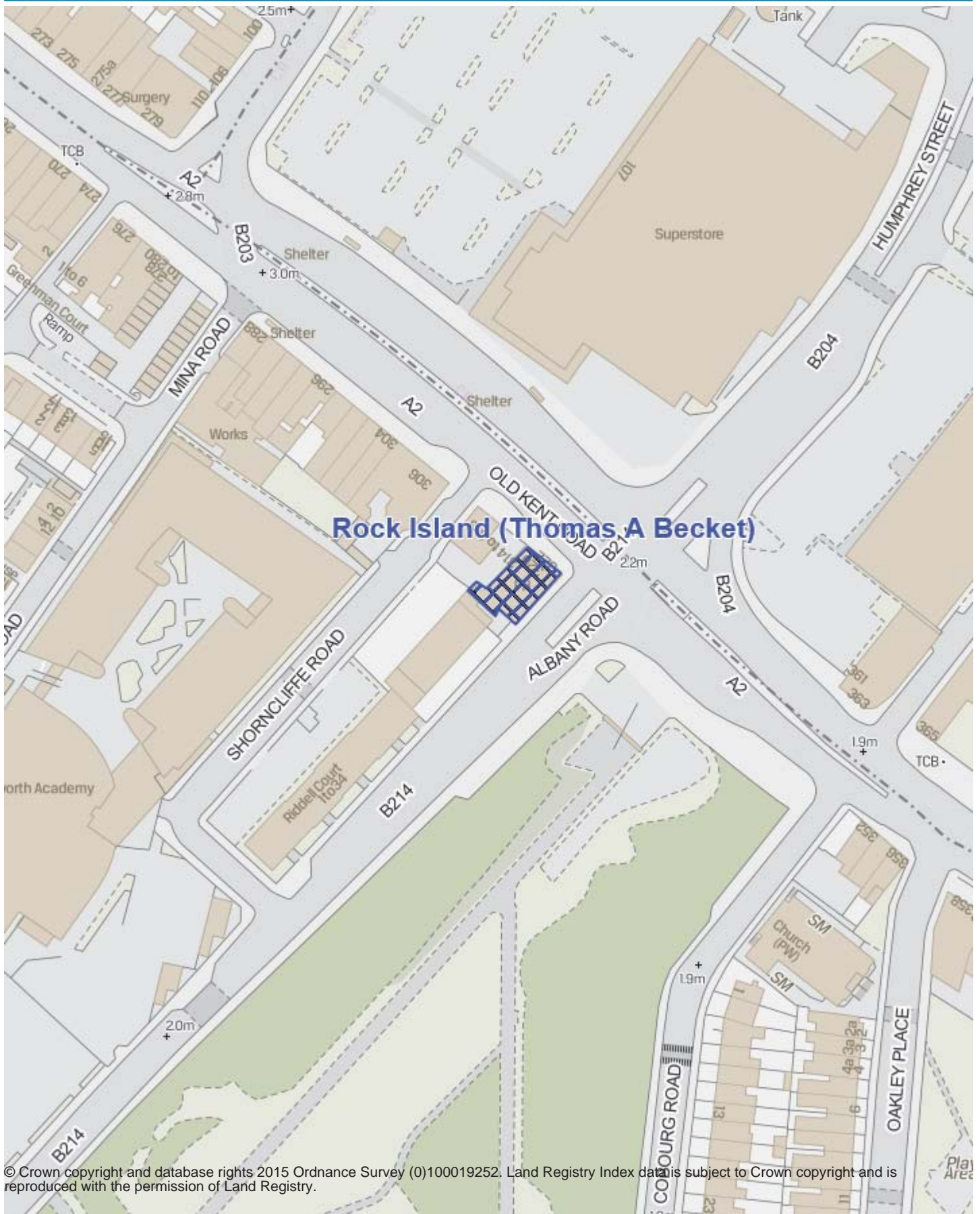
regards

Dorcas Mills
Principal Licensing Officer
London Borough of Southwark
E-mail: dorcas.mills@southwark.gov.uk
Phone: 020 7525 5698

Fax: 020 7525 5705



The screenshot shows a mobile phone interface with a status bar at the top displaying icons for silent mode, alarm, Wi-Fi, signal strength, 70% battery, and the time 22:09. Below the status bar is a blue navigation bar with a back arrow, the text "Most Recent", and a search icon. The main content is a Facebook post. At the top of the post is a photo of a wooden cutting board with a green pepper and some meat. Below the photo is a like button with the number "1". Underneath are three interaction buttons: "Like", "Comment", and "Share". The post itself is from "Rock Island SE1" and says "Rock Island SE1 is 😊 feeling excited." with a timestamp of "59 mins" and a public icon. The text of the post reads: "Our Grand Opening Day on February 14th is now fully booked for the 8pm sitting we still have availability for our afternoon sitting at 12pm until 6pm British Boxer Frank Bruno and The Worshipful mayor of southwark will be officially opening our brand new restaurant via a cutting of the ribbon at 12pm followed by meet and greet with Frank Bruno until 2pm. To Reserve a table please call the bookings line walk ins are welcome. To celebrate this event there will be free give aways Although we are fully booked for the evening we are still welcoming guest to come along and have drinks at the bar." Below the text is a like button with the text "Rock Island SE1 and 2 others" and a share button with the text "1 share". At the bottom are three interaction buttons: "Like", "Comment", and "Share".



Rock Island (Thomas A Becket)

© Crown copyright and database rights 2015 Ordnance Survey (0)100019252. Land Registry Index data is subject to Crown copyright and is reproduced with the permission of Land Registry.

Item No. 6.	Classification: Open	Date: 1 June 2017	Meeting Name: Licensing Sub-Committee
Report title:		Licensing Act 2003: Darwin Court Café, 1 Crail Row, London SE17 1AD	
Ward(s) or groups affected:		East Walworth	
From:		Strategic Director of Environment and Social Regeneration	

RECOMMENDATION

1. That the licensing sub-committee considers an application made by Julia Rose -Weir to vary the premises licence granted under the Licensing Act 2003 in respect of the premises known as: Darwin Court Café, 1 Crail Row, London SE17 1AD.
2. Notes:
 - The application seeks to vary the premises licence held under current legislation in respect of the premises known as: Darwin Court Café, 1 Crail Row, London SE17 1AD, under section 34 of the Licensing Act 2003. Existing permitted licensable activities are not under consideration at this meeting. The variation application is subject to outstanding representations submitted by local residents and is therefore referred to the sub-committee for determination.
 - Paragraph 8 of this report provides a summary of the existing premises licence. A copy of the existing premises licence is attached at Appendix A.
 - Paragraphs 9 to 11 of this report provide a summary of the application under consideration by the sub-committee. A copy of the full application is attached as Appendix B. A map showing the location of the premises is attached as Appendix E.
 - Paragraphs 14 and 15 of this report deal with the representations submitted in respect of the application. Copies of the representations are attached in Appendix C.

BACKGROUND INFORMATION

The Licensing Act 2003

3. The Licensing Act 2003 provides a licensing regime for:
 - The sale of and supply of alcohol
 - The provision of regulated entertainment
 - The provision of late night refreshment.
4. Within Southwark, this council wholly administers the licensing responsibility.
5. The Act requires the licensing authority to carry out its functions under the Act with a view to promoting the four stated licensing objectives. These are:

- The prevention of crime and disorder
 - The promotion of public safety
 - The prevention of nuisance
 - The protection of children from harm.
6. In carrying out its licensing functions, a licensing authority must also have regard to:
- The Act itself
 - The guidance to the act issued under Section 182 of the Act
 - Secondary regulations issued under the Act
 - The licensing authority's own statement of licensing policy
 - The application, including the operating schedule submitted as part of the application
 - Relevant representations.
7. The premises licence application process involves the provision of all relevant information required under the Act to the licensing authority with copies provided by the applicant to the relevant responsible bodies under the Act. The application must also be advertised at the premises and in the local press. The responsible authorities and other interested parties within the local community may make representations on any part of the application where relevant to the four licensing objectives.

KEY ISSUES FOR CONSIDERATION

The current premises licence

8. The current premises licence issued in respect of the premises known as Darwin Court Café, 1 Crail Row, London SE17 1AD was issued on 27 April 2012 and allows the following licensable activities:
- The sale of alcohol to be consumed on the premises:
Monday to Friday from 08:00 to 20:00
 - Opening hours:
Monday to Friday from 08:00 to 20:00

The variation application

9. On 14 March 2017 the Julia Rose-Weir applied under section 34 of the Licensing Act 2003 to this council to vary the premises licence issued in respect of the premises known as Darwin Court Café, 1 Crail Row, London SE17 1AD.
10. The application is summarised as follows:
- To extend the current licensable hours and opening times to: Monday to Saturday from 08:00 to 22:00.
11. A copy of the application is attached to this report as Appendix B.

Designated premises supervisor

12. The designated premises supervisor (DPS) under the existing premises licence is the licence holder and current applicant, Julia Rose-Weir.

Representations from responsible authorities

13. No representations or comments have been made by any responsible authority.

Representations from other persons

14. Representations have been received from two individual local residents. These are available in Appendix C.
15. There are concerns regarding the times for the sales of alcohol being extended, the proximity of the premises to residential accommodation and the potential for noise egress as a result of licensable activities taking place. Concern is raised that some local residents could be vulnerable and therefore may require additional protection.

Conciliation

16. The applicant wrote to tenants in the immediate vicinity on 26 April 2017 to advise as to the application. A meeting was held with residents on 3 May. Following the meeting, further correspondence was sent to the residents, dated 8 May. Information regarding the content of these letters is available in Appendix D. The representations from residents were received after the public meeting.
17. Anonymised copies of the representations of the local residents were supplied to the applicant. Further conciliation had not taken place at the point this report went to publication.

Operating history

18. The current premises licence in respect of the premises was issued on 27 April 2012.
19. On 14 March 2017 the Julia Rose-Weir applied under section 34 of the Licensing Act 2003 to this council to vary the premises licence issued in respect of the premises known as Darwin Court Café, 1 Crail Row, London SE17 1AD.
20. No complaints have been received by the licensing unit in regards to the premises.

Map

21. A map of the area is attached to this report as Appendix E. There are no other licenced premises in the immediate vicinity. However, looking further afield there is a club premises certificate granted:

Congreve Tenants Association – Doubtfire Hall, Tatum Street, London SE17 1QR

- The supply of alcohol to a member of a club (indoors):
 - Monday, Thursday, Friday and Saturday from 19:30 to 23:00
 - Tuesday and Wednesday from 11:00 to 23:00
 - Sunday from 12:00 to 14:30
- The provision of regulated entertainment in the form of live and recorded music (indoors):
 - Saturday from 20:00 to 23:00.

Southwark council statement of licensing policy

22. Council assembly approved Southwark's statement of licensing policy 2016 -2020 on 25 November 2015. The policy came into effect on 1 January 2016. Sections of the statement that are considered to be of particular relevance to the sub-committee's consideration are:

- Section 3 - Purpose and scope of the policy. This reinforces the four licensing objectives and the fundamental principles upon which this Authority relies in determining licence applications
- Section 5 – Determining applications for premises licences and club premises certificates. This explains how the policy works and considers issues such as location; high standards of management; and the principles behind condition setting.
- Section 6 – Local cumulative impact policies. This sets out this Authority's approach to cumulative impact and defines the boundaries of the current special policy areas and the classifications of premises to which they apply. To be read in conjunction with Appendix B to the policy
- Section 7 – Hours of operation. This provides a guide to the hours of licensed operation that this Authority might consider appropriate by type of premises and (planning) area classification.
- Section 8 – The prevention of crime and disorder. This provides general guidance on the promotion of the first licensing objective
- Section 9 – Public safety. This provides general guidance on the promotion of the second licensing objective
- Section 10 – The prevention of nuisance. This provides general guidance on the promotion of the third licensing objective
- Section 11 – The protection of children from harm. This provides general guidance on the promotion of the fourth licensing objective.

23. The purpose of Southwark's statement of licensing policy is to make clear to applicants what considerations will be taken into account when determining applications and should act as a guide to the sub-committee when considering the applications. However, the sub-committee must always consider each application on its own merits and allow exceptions to the normal policy where these are justified by the circumstances of the application.

Cumulative impact zone (CIZ)

24. The premises is not situated in a CIZ. The premises is situated in a residential area.

25. Under the Southwark statement of licensing policy 2016 - 2020 the following closing times are recommended as appropriate within this area for these categories of premises:

- Closing time for restaurants and cafes: Monday to Sunday 23:00

- Closing time for public houses, wine bars or other drinking establishments: Monday to Sunday 23:00.

Resource implications

26. A fee of £100.00 being the statutory fee payable for premises within non-domestic rateable value band A has been paid by the applicant company in respect of this application.

Consultation

27. Consultation has been carried out in respect of this application in accordance with the provisions of the Licensing Act 2003. A public notice was published in a local newspaper twice (there was an error on the initial advert; however, this was republished within the specified time period to the satisfaction of the licensing authority). A similar notice exhibited at the premises for a period of 28 consecutive days. This was inspected by a licensing officer during the consultation period and found to be compliant.

Community impact statement

28. Each application is required by law to be considered upon its own individual merits with all relevant matters taken into account.

SUPPLEMENTARY ADVICE FROM OTHER OFFICERS

Director of Law and Democracy

29. The sub-committee is asked to determine the application to vary the premises licence under Section 34 of the Licensing Act 2003.
30. The principles which sub-committee members must apply are set out below.

Principles for making the determination

31. Section 35 of the Licensing Act 2003 sets out the licensing authority's powers and duties in considering the determination of an application for variation.
32. The general principle is that applications for variation must be granted unless relevant representations are received. This is subject to the proviso that the applicant has complied with regulations in advertising and submitting the application.
33. Relevant representations are those which:
 - Are about the likely effect of the granting of the application on the promotion of the licensing objectives
 - Are made by an other party or responsible authority
 - Have not been withdrawn
 - Are not, in the opinion of the relevant licensing authority, frivolous or vexatious.
34. If relevant representations are received then the sub-committee must have regard to them, in determining whether it is necessary for the promotion of the licensing objectives to
 - Add to, omit, and/or alter the conditions of the licence or,
 - Reject the whole or part of the application for variation.

Conditions

35. The sub-committee's discretion is thus limited. It can only modify the conditions put forward by the applicant, or refuse the variation, if it is necessary to do so. Conditions must be necessary and proportionate for the promotion of one of the four licensing objectives, and not for any other reason. Conditions must also be within the control of the licensee, and should be worded in a way which is clear, certain, consistent and enforceable.
36. The four licensing objectives are:
 - The prevention of crime and disorder
 - Public safety
 - The prevention of nuisance
 - The protection of children from harm.
37. Members should note that each objective is of equal importance. There are no other licensing objectives, and the four objectives are paramount considerations at all times.
38. Conditions will not be necessary if they duplicate a statutory position. Conditions relating to late night refreshment and take away aspect of the licence must relate to the night time operation of the premises and must not be used to impose conditions which could not be imposed on day time operators.
39. The Licensing Act requires mandatory conditions in respect of supply of alcohol, the exhibition of films and in respect of door supervisors. The Licensing Act 2003 (Mandatory Licensing Conditions) Order 2003 introduced 3 new conditions in respect of irresponsible promotions, the oral dispensing of alcohol and free tap water. In October 2010 an additional 2 conditions will come into force – age verification policy and smaller measures for alcoholic drinks.
40. Members are also referred to the Home Office revised guidance on conditions.

Reasons

41. If the sub-committee determines that it is necessary to modify the conditions, or to refuse the application for to vary the premises licence, it must give reasons for its decision.

Hearing procedures

42. Subject to the licensing hearing regulations, the licensing committee may determine its own procedures. Key elements of the regulations are that:
 - The hearing shall take the form of a discussion led by the authority. Cross examination shall not be permitted unless the authority considered that it is required for it to consider the representations
 - Members of the authority are free to ask any question of any party or other person appearing at the hearing
 - The committee must allow the parties an equal maximum period of time in which to exercise their rights to:

- Address the authority
 - If given permission by the committee, question any other party.
 - In response to a point which the authority has given notice it will require clarification, give further information in support of their application.
- The committee shall disregard any information given by a party which is not relevant to the particular application before the committee and the licensing objectives
 - The hearing shall be in public, although the committee may exclude the public from all or part of a hearing where it considers that the public interest in doing so outweighs the public interest in the hearing, or that part of the hearing, taking place in private.
 - In considering any representations or notice made by a party the authority may take into account documentary or other information produced by a party in support of their application, representations or notice (as applicable) either before the hearing or, with the consent of all the other parties, at the hearing
43. This matter relates to the determination of an application to vary a premises licence under section 34 of the Licensing Act 2003. Regulation 26(1) (a) requires the sub-committee to make its determination at the conclusion of the hearing.

The council's multiple roles and the role of the licensing sub-committee

44. Sub-committee members will note that, in relation to this application, the council has multiple roles. Council officers from various departments have been asked to consider the application from the perspective of the council as authority responsible respectively for environmental health, trading standards, health and safety and as the planning authority.
45. Members should note that the licensing sub-committee is meeting on this occasion solely to perform the role of licensing authority. The sub-committee sits in quasi-judicial capacity, and must act impartially. It must offer a fair and unbiased hearing of the application. In this case, members should disregard the council's broader policy objectives and role as statutory authority in other contexts. Members must direct themselves to making a determination solely based upon the licensing law, guidance and the council's statement of licensing policy.
46. As a quasi-judicial body the licensing sub-committee is required to consider the application on its merits. The sub-committee must take into account only relevant factors, and ignore irrelevant factors. The decision must be based on evidence, that is to say material, which tends logically to show the existence or non-existence of relevant facts, or the likelihood or unlikelihood of the occurrence of some future event, the occurrence of which would be relevant. The licensing sub-committee must give fair consideration to the contentions of all persons entitled to make representations to them.
47. The licensing sub-committee is entitled to consider events outside of the premises if they are relevant, i.e. are properly attributable to the premises being open. The proprietors do not have to be personally responsible for the incidents for the same to be relevant. However, if such events are not properly attributable to the premises being open, then the evidence is not relevant and should be excluded. Guidance is that the licensing authority will primarily focus on the direct impact of the activities taking place at the licensed premises on members of the public, living, working or engaged in normal activity in the area concerned.

48. Members will be aware of the council's code of conduct which requires them to declare personal and prejudicial interests. The code applies to members when considering licensing applications. In addition, as a quasi-judicial body, members are required to avoid both actual bias, and the appearance of bias.
49. Under the Human Rights Act 1998, the sub committee needs to consider the balance between the rights of the applicant and those making representations to the application when making their decision. The sub-committee has a duty under section 17 Crime and Disorder Act 1998 when making its decision to do all it can to prevent crime and disorder in the borough.
50. Other persons, responsible authorities and the applicant have the right to appeal the decision of the sub-committee to the Magistrates' Court within a period of 21 days beginning with the day on which the applicant was notified by the licensing authority of the decision to be appealed against.

Guidance

51. Members are required to have regard to the Home Office revised guidance in carrying out the functions of licensing authority. However, guidance does not cover every possible situation, so long as the guidance has been properly and carefully understood, members may depart from it if they have reason to do so. Full reasons must be given if this is the case.

Strategic Director of Finance and Governance

52. The head of regulatory services has confirmed that the costs of this process over and above the application fee are borne by the service.

BACKGROUND DOCUMENTS

Background Papers	Held At	Contact
Licensing Act 2003 Home Office Guidance to the Act Secondary Regulations Southwark statement of licensing policy Case file	Southwark Licensing, C/O Community Safety and Enforcement, 160 Tooley Street, London, SE1 2QH	Mrs Kirty Read Tel: 020 7525 5748

APPENDICES

Name	Title
Appendix A	Copy of the existing premises licence
Appendix B	Copy of the application
Appendix C	Copies of the representation (anonymised) submitted by local residents
Appendix D	Copies of correspondence to local residents advising of the application; and supporting documentation
Appendix E	Map of the local area

AUDIT TRAIL

Lead Officer	Deborah Collins, Strategic Director of Environment and Social Regeneration	
Report Author	Andrew Heron, Principal Licensing Officer	
Version	Final	
Dated	10 May 2017	
Key Decision?	No	
CONSULTATION WITH OTHER OFFICERS / DIRECTORATES / CABINET MEMBER		
Officer Title	Comments sought	Comments included
Director of Law and Democracy	Yes	Yes
Strategic Director of Finance and Governance	Yes	Yes
Cabinet Member	No	No
Date final report sent to Constitutional Team		18 May 2017

Licensing Act 2003 Premises Licence

APPENDIX A



Environmental Health & Trading Standards
Licensing Unit
Hub 2, Floor 3
160 Tooley Street
London SE1 2QH

Premises licence number

837482

Part 1 - Premises details

Postal address of premises, or if none, ordnance survey map reference or description	
Darwin Court Cafe 1 Crail Row London SE17 1AD	
Ordnance survey map reference (if applicable), 178743532823	
Post town London	Post code SE17 1AD
Telephone number	

Where the licence is time limited the dates

Licensable activities authorised by the licence

Sale by retail of alcohol to be consumed on premises

The opening hours of the premises

For any non standard timings see **Annex 2**

Monday	08:00 - 20:00
Tuesday	08:00 - 20:00
Wednesday	08:00 - 20:00
Thursday	08:00 - 20:00
Friday	08:00 - 20:00

Where the licence authorises supplies of alcohol whether these are on and/ or off supplies

Sale by retail of alcohol to be consumed off premises

The times the licence authorises the carrying out of licensable activities


For any non standard timings see Annex 2 of the full premises licence

Sale by retail of alcohol to be consumed on premises

Monday	08:00 - 20:00
Tuesday	08:00 - 20:00
Wednesday	08:00 - 20:00
Thursday	08:00 - 20:00
Friday	08:00 - 20:00

Part 2**Name, (registered) address, telephone number and email (where relevant) of holder of premises licence**

Julia Rose-Weir on behalf of Peabody Estate
Darwin Court
1 Crail Row
London
SE17 1AD

**Registered number of holder, for example company number, charity number (where applicable)**

00206061

Name, address and telephone number of designated premises supervisor where the premises licence authorises for the supply of alcohol

Julia Rose-Weir

**Personal licence number and issuing authority of personal licence held by designated premises supervisor where the premises licence authorises for the supply of alcohol**

Licence Issue date 27/04/2012

.....
Community Safety Enforcement
Business Unit Manger
Hub 2, Floor 3
160 Tooley Street
London SE1 2QH
020 7525 5748
licensing@southwark.gov.uk

Annex 1 - Mandatory conditions

100 No supply of alcohol may be made under the Premises Licence -

a. At a time when there is no Designated Premises Supervisor in respect of the Premises Licence; or

b. At a time when the Designated Premises Supervisor does not hold a Personal Licence or his Personal Licence is suspended

101 Every supply of alcohol under the Premises Licence must be made, or authorised by, a person who holds a Personal Licence

485 (1) The responsible person shall take all reasonable steps to ensure that staff on relevant premises do not carry out, arrange or participate in any irresponsible promotions in relation to the premises.

(2) In this paragraph, an irresponsible promotion means any one or more of the following activities, or substantially similar activities, carried on for the purpose of encouraging the sale or supply of alcohol for consumption on the premises in a manner which carries a significant risk of leading or contributing to crime and disorder, prejudice to public safety, public nuisance, or harm to children

(a) games or other activities which require or encourage, or are designed to require, encourage, individuals to

(i) drink a quantity of alcohol within a time limit (other than to drink alcohol sold or supplied on the premises before the cessation of the period in which the responsible person is authorised to sell or supply alcohol), or

(ii) drink as much alcohol as possible (whether within a time limit or otherwise);

(b) provision of unlimited or unspecified quantities of alcohol free or for a fixed or discounted fee to the public or to a group defined by a particular characteristic (other than any promotion or discount available to an individual in respect of alcohol for consumption at a table meal, as defined in section 159 of the Act);

(c) provision of free or discounted alcohol or any other thing as a prize to encourage or reward the purchase and consumption of alcohol over a period of 24 hours or less;

(d) provision of free or discounted alcohol in relation to the viewing on the premises of a sporting event, where that provision is dependent on-

(i) the outcome of a race, competition or other event or process; or

(ii) the likelihood of anything occurring or not occurring;

(e) selling or supplying alcohol in association with promotional posters

or flyers on, or in the vicinity of, the premises which can reasonably be considered to condone, encourage or glamorise anti-social behaviour or to refer to the effects of drunkenness in any favourable manner.

486 The responsible person shall ensure that no alcohol is dispensed directly by one person into the mouth of another (other than where that person is unable to drink without assistance by reason of a disability).

487 The responsible person shall ensure that free tap water is provided on request to customers where it is reasonably available.

488 (1) The premises licence holder or club premises certificate holder shall ensure that an age verification policy applies to the premises in relation to the sale or supply of alcohol.

(2). The policy must require individuals who appear to the responsible person to be under 18 years of age (or such older age as may be specified in the policy) to produce on request, before being served alcohol, identification bearing their photograph, date of birth and a holographic mark.

489 The responsible person shall ensure that -

(a) Where any of the following alcoholic drinks is sold or supplied for consumption on the premises (other than alcoholic drinks sold or supplied having been made up in advance ready for sale or supply in a securely closed container) it is available to customers in the following measures -

(i) Beer or cider: ½ pint;

(ii) Gin, rum, vodka or whisky: 25 ml or 35 ml; and

(iii) Still wine in a glass: 125 ml; and

(b) Customers are made aware of the availability of these measures

Annex 2 - Conditions consistent with the operating Schedule

4AG A Challenge 21 policy requiring all those believed to be under the age of 21 to provide identification will be adopted and a poster on the premises will be displayed to this effect.

288 A CCTV system shall be installed and shall be maintained in good working condition and operable at all times.

289 That recordings taken by the CCTV system installed upon the premises shall be kept and made available for inspection by authorised officers for a period of thirty one (31) days

293 All bar staff shall be trained in the prevention of crime and disorder and a record of the dates and names of the staff trained kept.

336 All alcohol sales will be authorised by a personal licence holder and that authorisation shall be displayed in the bistro office

340 That monthly meeting during the summer and quarterly meetings be held during the winter period and with residents to deal with issues/concern with regards to noise in the garden area.

Annex 3 - Conditions attached after a hearing by the licensing authority

Annex 4 - Plans - Attached

Licence No. 837482
Plan No. N/A
Plan Date July 2001

APPENDIX B

10/04/2017

Business - Application to vary a premises licence under the Licensing Act 2003

Ref No. 798397

Please enter the name(s) of the premises licence holders who is applying to vary a premises licence under section 34 of the Licensing Act 2003 for the premises described in Part 1 below

	Julia Rose-Weir
Premises licence number	837482

Non-domestic rateable value of premises in order to see your rateable value click here (opens in new window)

£	0
---	---

Postal address of premises or, if none, ordnance survey map reference or description

Address Line 1	DARWIN COURT
Address Line 2	1 CRAIL ROW
Town	LONDON
County	
Post code	SE17 1AD
Ordnance survey map reference	178743532823
Description of the location	
Telephone number	██████████

Please select the capacity in which you are applying to convert your existing licence

Daytime contact telephone number	██████████
Email address	████████████████████
Postal Address if different from premises address	
Town / City	
Postcode	

Do you want the premises licence to have effect as soon as possible?

Please tick	Yes
-------------	-----

If not from what date do you want the variation to take effect?

(DD/MM/YYYY)	
--------------	--

Please describe briefly the nature of the proposed variation (see guidance note 2)

	To extend the current licence to Monday , Tuesday, Wednesday, Thursday, Friday and Saturday 8am - 10pm each day.
--	------------------------------------------------------------------------------------------------------------------

If 5,000 or more people attend the premises at any one time, please state the number

Please select number from range	Less than 5000
If your proposed variation would mean that 5,000 or more people are expected to attend the premises at any one time. Please state the number expected to attend	

What licensable activities do you intend to carry on from the premises?

	(Please see sections 1 and 14 of the Licensing Act 2003 and schedule 1 and 2 to the Licensing Act 2003)
--	---------------------------------------------------------------------------------------------------------

Provision of regulated entertainment

Provision of late night refreshment

--	--

Supply of alcohol

	j) Supply of alcohol
--	----------------------

Will the supply of alcohol be for consumption (Please read guidance note 8)

	On the premises
--	-----------------

Standard days and timings for Supply of alcohol (Please read guidance note 7)

Day	Start	Finish
Mon	08:00	22:00
Tues	08:00	22:00
Wed	08:00	22:00
Thur	08:00	22:00
Fri	08:00	22:00
Sat	08:00	22:00
Sun		

State any seasonal variations for the supply of alcohol (Please read guidance 5)

--	--

Non standard timings. Where you intend to use the premises for the supply of alcohol at different times to those listed. Please list, (Please read guidance note 6)

--	--

Please highlight any adult entertainment or services, activities, other entertainment or matters ancillary to the use of the premises that may give rise to concern in respect of children (Please read guidance note 9)

	<p>None</p> <p>Activities Provided – There is a range of activities carried out on the premises some free of charge (through other funding streams) and some for which a charge is made. The centre is open to a range of ages from babies to the very elderly. Activities include swimming, exercise classes, beauty treatments, complimentary therapies, coffee bar providing a breakfast and lunch service with light refreshments throughout the day. There is a training and employment service provided by Peabody. There is also a conference room and quiet area for meetings and hire.</p>
--	-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------

Hours premises are open to the public (standard timings Please read guidance note 7)

Day	Start	Finish
Mon	08:00	20:00
Tues	08:00	20:00
Wed	08:00	20:00
Thur	08:00	20:00
Fri	08:00	20:00
Sat	09:00	16:00
Sun		

State any seasonal variations (Please read guidance note 5)

	None - the activities will occur on days and within times stated above.
--	-------------------------------------------------------------------------

Non standard timings. Where you intend to use the premises to be open to the public at different times from those listed. Please list, (Please read guidance note 6)

	The only variation to the above timings is that any exclusive meetings/events being booked on any of the days Mon - Sat until 22:00 we plan retail supply of alcohol until 22:00 for the attendees of the function booked and the centre being closed to the public from 20:00 in line with standard opening hours.
--	---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------

Please identify those conditions currently imposed on the licence which you believe could be removed as a consequence of the proposed variation you are seeking.

--	--

a) General - all four licensing objectives (b,c,d,e) (Please read guidance note 10)

	<p>Description – The premises are owned by Peabody, a registered social landlord and registered charity. It is proposed that the sale of alcohol take place from the coffee bar situated within the resource centre which occupies all the ground floor of this 6 story building. The coffee bar sells food from a fixed counter which faces onto a large open plan dining space open to the public, the dining space contains tables and chairs for 80 covers. There is a small outdoor seating area contained within a walled garden used during summer months with an additional 16 covers. There are 2 permanent staff employed in the coffee bar including a coffee bar manager who oversees day to day operation and is a personal licence holder. No staff are under 18.</p> <p>Floors 1 to 5 comprises of 76 flats for social rent with their own entrances separate from the resource centre.</p> <p>The healthy living centre is open to the public and consists of a swimming pool, changing and toilet facilities, conference room, multi- purpose room (used for exercise classes), bistro with dining area, health suite and office space used by staff managing the resource centre and housing above. Two receptionists are based at the reception desk near the main entrance covering an early and late shift from opening until closing times. The Healthy Living Centre Manager has overall responsibility for the day to day management of the resource centre. The Darwin Court Services Manager manages the Healthy Living centre Manager, who in turn manages the Coffee Bar Manager, and is based in the centre for part of the week. She is also the designated premises supervisor and is a personal licence holder.</p> <p>Type of activities provided Activities Provided – There is a range of activities carried out on the premises some free of charge (through other funding streams) and some for which a charge is made. The centre is open to a range of ages from babies to the very elderly. Activities include swimming, exercise classes, beauty treatments, complimentary therapies, coffee bar providing a breakfast and lunch service with light refreshments throughout the day. There is a training and employment service provided by Peabody. There is also a conference room and quiet area for meetings and hire.</p> <p>Times licensable activities will take place The coffee bar is open from 8am until 6pm with the centre being open from 8am until 8pm. Although the coffee bar currently closes at 6pm our current licence is in place until 8pm in case opening hours of the coffee bar are extended on either a one off or permanent basis. We are applying to extend our licence for Saturdays also and as we now open every Saturday and extend it to 10pm each day as we are becoming increasingly busy and might host meetings or social exclusive events (closed doors)</p>
--	---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------

	<p>until 10pm. Opening times of Premises The premises are open from 8am until 8pm Monday to Friday and from 9am until 4pm on a Saturday.</p> <p>Name and Address of Designated Premises Supervisor The Designated Premises Supervisor is Julia Rose-Weir (Darwin Court Services Manager). She holds a personal licence registered with Epping District Council – personal licence number LN/210006377</p> <p>Retail Supply of Alcohol It is proposed that a limited range of alcohol be on sale to the public including wine, beer and cider. This will be for consumption on the premises.</p>
--	------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------

b) the prevention of crime and disorder

	<p>1. The prevention of crime and disorder</p> <ul style="list-style-type: none"> • CCTV is installed throughout the centre; this can be monitored by a screen based at the reception desk. There is a hard drive where CCTV images are stored for 28 days continuously; these can then be burnt to a memory stick if required. • There are a number of pull cords that can alert staff or a call centre (in the evenings) if there are issues. • There are panic buttons installed in various places around the building, including on reception with a direct police response. • Alcohol will not be served after 8pm in the evening. • The designated premises supervisor or any member of her management team has the right to bar a customer from using the resource centre if behaving in a violent or aggressive manner or in a way likely to cause offence to other customers.
--	-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------

c) public safety

	<p>2. Ensuring Public Safety</p> <ul style="list-style-type: none"> • There are good levels of internal lighting • There are good levels of lighting at all entrances/exits • The entrances are all level access without stairs to prevent trip hazards
--	------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------

d) the prevention of public nuisance

	<p>3. The prevention of public nuisance</p> <ul style="list-style-type: none"> • Whilst the centre is open throughout the day, there are unlikely to be significant numbers of people leaving the centre at any one time. • The enclosed seating area is situated behind a garden area which is enclosed by a wall of approximately 5 feet in height. • Staff have the discretionary right to temporarily bar anyone who is being disruptive from the premises. • The building has roads around it on all four sides and no adjacent neighbouring buildings.
--	--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------

e) the protection of children from harm

	<p>4. The protection of children from harm</p> <ul style="list-style-type: none"> • Whilst children are allowed unaccompanied into the Bistro they will not be permitted to purchase alcohol • A Challenge 21 policy (requiring all those believed to be under the age of 21 to provide identification) will be adopted and a poster on the premises will be displayed to this effect. • All staff selling alcohol will receive training on appropriate proof of age methods prior to starting work, or in the case of existing staff prior to the premises beginning to
--	-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------

	<p>retail alcohol.</p> <ul style="list-style-type: none"> • The centre closes to the public at 8pm (although it may take up to half an hour for the building to be empty) • CCTV will allow managers to review staff practices regarding sales of alcohol • There are two personal licence holders on the premises, the designated premises supervisor and the Coffee Bar Manager in the coffee bar. • All staff receives monthly 1:1s from the coffee bar manager when the protection of children from harm objective can be raised and discussed. • Safeguarding is also an agenda item in team meetings. • All alcohol sales will be authorised by a personal licence holder and that authorisation displayed in the coffee bar office.
--	--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------

If the plan of the premises are varying please upload a plan of the premises,

Upload proposed plans	
Upload existing plans	

Checklist

	<p>I understand that I must now advertise my application. I understand that if I do not comply with the above requirements my application will be rejected.</p>
--	------------------------------------------------------------------------------------------------------------------------------------------------------------------------------

I agree to the above statement

	I agree
PaymentDescription	10091666144, ,
AuthCode	096183
LicenceReference	LPV-94212-73
PaymentContactEmail	

Please provide name of applicant (the current premises licence holder) or applicant's solicitor or other duly authorised agent (please read guidance note 12). If completing on behalf of the applicant, please state in what capacity.

Full name	Julia Rose-Weir
Date (DD/MM/YYYY)	10/04/2017
Capacity	Darwin Court Services Manager

Where the premises licence is jointly held, please enter the 2nd applicants name (the current premises licence holder) or 2nd solicitor or other authorised agent (please read guidance note 13). If completing on behalf of the applicant, please state i

Full name	
Date (DD/MM/YYYY)	
Capacity	

Contact name (where not previously given) an address for correspondence associated with this application (please read guidance note 14)

Contact name and address for correspondence	
Telephone No.	
If you prefer us to correspond with you by e-mail, your email address (optional)	

The information you provide will be used fairly and lawfully and Southwark Council will not knowingly do anything which may lead to a breach of the Data Protection Act 1998.

APPENDIX C**Heron, Andrew**

From: Regen, Licensing
Sent: 08 May 2017 08:30
To: [REDACTED]
Cc: Heron, Andrew
Subject: RE: Objection to Licensing Application 858397

PARTY A

Kirty

Kirty Read – Processing Manger

Southwark Council | Licensing | Regulatory Services |

Tel: 0207 525 5748 | **Fax:** 020 7525 5705|**EHTS Helpline:** 020 7525 4261 | **Call Centre:** 020 7525 2000 |http://www.southwark.gov.uk/info/200063/licences/855/current_licence_applicationslink to the tens form:https://forms.southwark.gov.uk/ShowForm.asp?fm_fid=1274**W:** <http://app.southwark.gov.uk/licensing/licenseregister.asp>

In future if you wish to submit application, a quicker way would be to apply online.

W: <https://forms.southwark.gov.uk/ShowForm.asp> | **W:** www.southwark.gov.uk**Trading Standards:** Tradingstandards@Southwark.gov.uk**Food:** Food@Southwark.gov.uk**Health&Safety:** OHS@Southwark.gov.uk**HMO:** Resi@Southwark.gov.uk [visit the website](#)**Contaminated Land :**https://forms.southwark.gov.uk/ShowForm.asp?fm_fid=1454&np=1**Postal Address:**

Licensing Team | 3rd Floor, Hub 1 | PO Box 64529 | London | SE1P 5LX

Visitor's Address:

160 Tooley Street | London | SE1 2QH

Please visit www.planningportal.gov.uk for an application for change of use from A1 to A3

If you have any queries or questions, or require any further information, please do not hesitate to contact me.

From: [REDACTED]
Sent: Sunday, May 07, 2017 6:09 PM
To: licensing@southwark.gov.uk; Regen, Licensing
Subject: Objection to Licensing Application 858397

This is an objection to the Premises Application quoted above (No: 858397)

made by Julia Rose-Wier, to extend the drinks license at the Darwin Court Cafe till 22.00 on weekdays and to now include Saturdays.

The premises is not suitable for this extension. It is part of a residential block, with flats immediately above the cafe area.

This accommodation was specifically built for people over 50, to provide a quiet residence.

It was not indicated to tenants who moved in initially that would be above a licensed premises.

There is no way that residents can be protected from any ambient sound as there are entrance doors to the cafe area at the front of the building in Barlow Street, immediately below residents' flats; and the cafe opens onto a garden area at the back, again directly beneath where people live. There would be no way to safeguard residents from direct noise nuisance unless these doors were kept shut at all times: which is unlikely. Further if the purpose of this extension is for private events as is claimed there seems to be no provision to protect tenants from amplified sound that would accompany such events. There is not sufficient sound-proofing between the Ground and the First Floor; and sound easily carries externally to the higher floors. (A characteristic of the area is how easily sound carries from the ground level upwards and between buildings.)

A further nuisance to consider might be a degree of smoke pollution. The garden area at the back is used as a smoking area for cigarette smokers and this smoke reaches the flats above. One tenant on the 5th Floor reports cigarette smoke affecting his flat.

It was not indicated to tenants who moved in initially that part of the building they lived in would be a licensed premise. I cannot say how much information tenants who moved in more recently were given. Though residents have no control over the running of the Ground Floor - the Healthy Living Centre, as it is called - but it is an integral part of the building they live in. The building is full of older people, some of them infirm and on Housing Support, who moved here for a quiet residency, which is to be interrupted by noise.

There are further causes of concern. There is direct access to the residential part of the building through pass doors. These are usually locked and require a pass key but they are not always locked and this system is not foolproof. Children also use the area during the day. There is always a danger of some disturbance when alcohol is available. The management claim that there has been no incident so far under the current licence, but an extension must increase the possibility. Were this an independent licensed premise this may not matter; but it is not. It is part of a purpose built estate for the older people.

(The flats are also close to spaces where alcoholics collect - Paragon Gardens, the Old Kent Road bus stop. This proximity could make the quiet residential character of the area vulnerable.)

Further points that should be noted are the late notice given to tenants and it's confused or misleading nature. A letter was sent round to residents, written on 26 April, informing them of this application - that is 16 days after the application was posted. WE were told a meeting was scheduled at 17.00 on the 3rd May to consult with residents. The letter also said, and Mr Saunderson, who held the meeting confirmed that the end of the period of consultation and the date by which any representations had to be made was 10th May. In fact the information on your website says that any response has to be received by the 8th May; which you confirmed. It was suggested to Mr Saunderson that he alerted tenants to this error in his initial letter otherwise some tenants might miss the deadline through misinformation. But not such correction has gone out.

This gives affected residents very little time to respond, and some responses may be invalid because of date. So the right of objection is effectively taken away. This is especially so as several residents could only respond by post as they do not use or have computers.

The wishes expressed at the meeting suggested the tenants would rather there was no drinks license in the building and certainly did not want it extended; and certainly not into weekends.

However they were left with very little time to articulate this, as explained.

You should further consider that only one notice for the licensing extension went up, as far I I can see. This was beside the entrance to the coffee bar. As this is a door very few residents would use - they would either use the doors that lead more directly to the flats or come through the reception area in Crail Row. This posting may fulfil *legal* requirements but is not properly informative: it is not fit for purpose.

It is also notable that as the people ultimately applying for the license and the people who administer the residential area are the same they could have consulted properly with tenants before the notice was posted; but did not.

NB. *One last point. I note in the conditions for the new license - Condition 340 - there is an obligation on the licensee that there should be " monthly meetings during the summer and quarterly meetings during winter with residents to deal with issues/concerns with regards to noise in the garden area'. The current license - 837482 - carries the same condition. As far as I can ascertain these meetings have not taken place; which means they have been operating in breach of their license. And no mention of this provision was made at the meeting with regard to the new application which suggests it will be overlooked again.*



PARTY B**Heron, Andrew**

From: Regen, Licensing
Sent: 08 May 2017 16:02
To: Heron, Andrew
Subject: FW: licensing objections

From: [REDACTED]
Sent: Monday, May 08, 2017 3:53 PM
To: Regen, Licensing
Subject: licensing objections

Dear Sir/Madam

I am writing to you to object to the premises application license number 858397 in the name of Julia Rose Weir in east Walworth. The premises license is actually for a property in SE17 1AB which is an over 50s block of residential flats. I am objecting to the license because the flats are occupied by people not only of a venerable age but many are in poor health and we signed the tenancies in the Peabody Estate it was because the building was safe, secure and quiet. I am sorry for the late email but we only had a meeting with duty manager of the flats last week and we were told we had until the 10th May to object only to find out yesterday we had until today. In the meeting we were informed that the café would be applying for the alcohol to be in place from 8am – 10pm, and as the café is situated under the flats myself and the other residents are very concerned about the problems this is going to rise. There is the noise from the garden area along with the open access to the building, and the risk of smoking in the garden area and the rubbish it will cause

Regards

[REDACTED]

[REDACTED]

[REDACTED]

APPENDIX D**Heron, Andrew**

From: Mark Saunderson [REDACTED]
Sent: 08 May 2017 16:28
To: Heron, Andrew
Subject: Darwin Court Healthy Living Centre - Premises Alcohol License Variation Application - Resident Information Meeting and Outcomes
Attachments: Draft Resident Letter - Alcohol Licence Variation Meeting Outcomes 08 05 17.docx; Draft Resident Letter - Alcohol Licence Variation 25 04 17.docx

Dear Mr Heron,

Further to our conversation at the premises, please see attached letters issued to the residents at the centre with regards to the coffee bar's application to extend the licensing hours of the premises.

The invitation letter is supported by a FAQ sheet based upon the verbal questions and subsequent centre responses I had been asked up to the construction & issuing of the letter whilst the meeting outcome letter indicates additional questions and responses discussed in the meeting itself. Please be further advised that the invitation letter included an incorrect deadline for formal presentations to be made to LB Southwark but this was identified and recommunicated correctly on the 04/05/17. Formal notification of the application had also been display for the 28 day period leading up to today's deadline in compliance of the application process.

Happy to discuss in further detail if required.

Kind Regards,

Mark Saunderson | Healthy Living Centre Manager
 [REDACTED]

www.peabody.org.uk | Follow us on [Facebook](#) and [Twitter](#)

This email and any files transmitted with it are confidential and intended solely for the use of the individual to whom it is addressed. If you are not the intended recipient, please let Peabody know by calling 020 7021 4444. Any unauthorised use, dissemination, forwarding, printing, or copying of this email is strictly prohibited.

Peabody residents can carry out secure transactions via their online account at www.peabody.org.uk.

Any views or opinions presented in this email are solely those of the author and do not necessarily represent those of the Peabody Group.

Peabody Trust (an exempt charity and community benefit society (registration no. 07223) (HCA no. 4834), Gallions Housing Association Limited and Peabody Enterprises Limited are registered providers of social housing with the Homes and Communities Agency. Principal subsidiary company details are:

- Gallions Housing Association Limited, an exempt charity, community benefit society (registration no. 28979R) (HCA L4274)
- Peabody Enterprises Limited (registration no. 04190129) (HCA no. 4711)
- Peabody Land Limited (registration no. 04032536)
- Peabody (Services) Limited (registration no. 04627652)
- Peabody Community Foundation (charity no. 271731) (registration no. 01267728)
- Tilfen Land Limited (registration no. 03685753)

- Peabody Group Maintenance Limited (registration no. 04674826)

All of the above entities are registered in England, and their registered office address is 45 Westminster Bridge Road, London, SE1 7JB.

26 April 2017

Darwin Court Healthy Living Centre
1 Crail Road
London
SE17 1AD

Dear Resident,

R.E. Application to extend alcohol licensing hours by the Healthy Living Centre

Further to the erection of public consultation notices in the communal areas of the healthy living centre, I am writing to inform you that the coffee bar has applied to extend the licensing hours of the premises to the following:

Monday to Friday 08:00 to 22:00
Saturday 08:00 to 22:00

I have scheduled a meeting for the residents to raise views on this application on the 3rd May 2017 at 17:00 to 17:30 in the conference room and invite you to attend if you wish. I have made the lead licensing officer from Southwark council aware of this meeting and also confirm that the meeting will be held prior to the end of the public consultation period on the 10th May 2017.

If you are unable to attend the above meeting, you can make presentations in writing to me by 12:00pm on the 3rd May 2017.

I have also included a frequently asked questions document with this letter based on the verbal feedback supplied by residents and service users since the application notices have been displayed.

Yours Faithfully,

Mark Saunderson
Healthy Living Centre Manager
Darwin Court

Darwin Court Healthy Living Centre – Frequently Asked Questions – Alcohol Licence Extension Application April 2017

- **Why are you applying to extend the alcohol license of the premises?**

The centre has primarily applied to extend the alcohol license hours to accommodate alcohol sales on Saturdays which is currently prohibited under the current license. The centre has also applied to extend the current Monday to Friday licensing to 22:00 in order to accommodate alcohol sales at any private functions.

- **Will the change in alcohol licensing hours affect opening times of the centre?**

No - current centre operation times will remain the same

- **Will the change in licensing hours result in increased noise levels?**

The centre hosted 3 private hires, two of which were for residents of Darwin Court, last year that were outside of the normal operating hours of the centre. Staff were employed to manage noise and participants behaviour at each event and this arrangement will continue. The applied for hours are also below the licensed premises hours in effect in the Southwark area

- **How will you manage incidents of disorderly behaviour on the premises?**

The centre has procedures to deal with all eventualities of disorderly behaviour, including incidents where individuals are under the influence of alcohol, and staff are trained in these processes. This will include the refusal to sell alcohol to individuals who appear under the influence. The centre has recorded 0 incidents of anti-social behaviour resulting from alcohol purchased from the premises in the last 3 years.

- **How will you prevent alcohol sales to minors?**

The centre has adopted the “challenge 25” scheme principles (staff will ask for identification from individuals who appear to look under the age of 25 who wish to purchase alcohol) under the current license and will continue to do. Again, the centre has recorded 0 incidents of selling alcohol to minors at the premises in the last 3 years.

- **Will the product range of alcohol on sale at the premises change?**

No – the centre will continue to sell bottled beer and wine only

08 May 2017

Darwin Court Healthy Living Centre
1 Crail Road
London
SE17 1AD

Dear Resident,

**R.E. Application to extend alcohol licensing hours by the Healthy Living Centre –
Outcomes of Residential License Application Information Meeting 3rd May 2017**

Further to the above meeting, I am writing to confirm discussion points that were made within the meeting and the centre's responses to these discussion points. Please be advised, that due to the similar nature of several individual points raised, I have summarised both these points and responses in the below.

In terms of attendance, all residents were invited to attend the meeting, in writing, with 11 residents present during the meeting. Further, the centre invited written observations for those who could not attend, at time of meeting invitation, and 1 written observation was received by the residential community by the specified deadline (Note: no further written observations have been received by the centre).

Discussion Points Summary:

1. Who is the alcohol license holder for the premises?

Peabody is the named license holder for the premises. Additionally, both Robert and Julia hold alcohol licenses and act as the designated premises supervisors.

2. How will you manage noise levels in the surrounding area after individuals leave the premises?

The centre has processes in place for staff to manage this aspect for both normal and private hire events. Further, for private hires, there is a behaviour expectation set in the hire agreement form covering leaving the premises after an event and event staff are trained to enforce this. The centre will also make residents aware of events in writing 7 days prior to the event as agreed in the meeting.

3. How will the centre manage the interaction of individual's under the influence of alcohol and the children using the premises on a daily basis?

The centre has several processes in place to prevent a scenario occurring including the refusal to sell alcohol to an individual who appears to be under the influence of alcohol. Further the centre has processes to manage safeguarding incidents in line with current governing body processes and staff are trained to spot and manage these type of events. As stressed previously, the centre has recorded 0 incidents of anti-social behaviour resulting from alcohol purchased from the premises in the last 3 years.

4. You have stated that you have no plans to change or increase the range of alcohol products but can this be changed in the future if the amended license is granted?

The centre could introduce additional alcohol products, including draft beer and spirit optics, under its current alcohol licensing hours and also of those applied for. However, due to the cost – both in terms of monetary and space – this is highly unlikely.

The majority of the group then proposed that the centre consider changing the application hours to the following:

Mon to Fri – no change to current license

Sat – Alcohol sold only within the opening hours of the centre (09:00 to 16:00)

The discussion group also requested that private hires outside of the normal operating hours of the centre be limited to resident only hires with written notice provided to residents 7 days in advance of the event date.

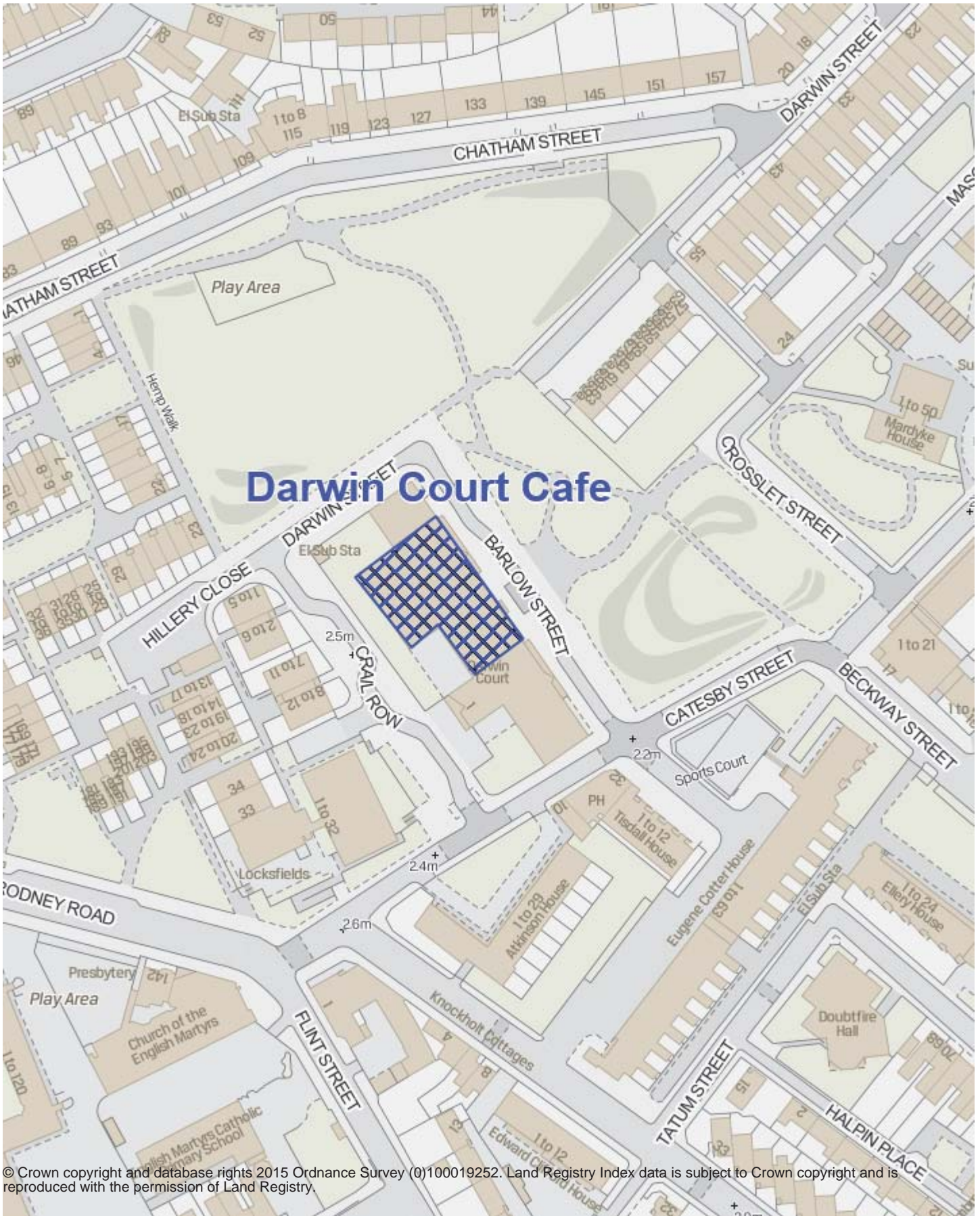
These recommendations were then discussed in further detail on the 05/05/17. After consideration the decision to pursue the original application was made on the following basis:

- 7 day advance notice of private hire events to residents in writing to be introduced with immediate effect.
- With the exception of private hires, the centre will not sell alcohol outside of opening hours of the centre.
- The track record of the centre over the last 3 years (0 incidents) with regards to incidents relating to alcohol sales from the premises.
- The processes in place at the centre will effectively manage and control incidents of anti-social behaviour including noise levels.

I will also ensure that the copies of both this and invitation letter will be sent to the lead licensing officer *from* the London Borough of Southwark, before the formal presentation deadline of the close of business of the 08/05/17, to ensure that both the views of the residents and the centre's responses are considered in the application.

Yours Faithfully,

Mark Saunderson
Healthy Living Centre Manager
Darwin Court



© Crown copyright and database rights 2015 Ordnance Survey (0)100019252. Land Registry Index data is subject to Crown copyright and is reproduced with the permission of Land Registry.

Item No. 7.	Classification: Open	Date: 1 June 2017	Meeting Name: Licensing Sub-Committee
Report title:		Revocation of Trading Licence	
Ward(s) or groups affected:		None	
From:		Strategic Director of Environment and Social Regeneration	

RECOMMENDATION

1. That the market trader's temporary market licence (number 2680 15) be revoked.

BACKGROUND INFORMATION

2. Markets established under Section 50 of the Food Act 1984, applicable to all markets listed in the schedule of market locations contained at Appendix A, operate under agreed byelaws for markets and under standard licence conditions.
3. Paragraph 8 of the Food Act, temporary trader standard licence conditions state 'If the council considers that a serious breach of a licence condition has occurred, the licence holder responsible for the alleged breach may be required to attend a hearing, regardless of the penalty point system.' The list of licence breaches also state that under BLC3 abusive or racist behaviour has a penalty of court proceedings, which could result in a prosecution for public order offences and/or an injunction. A copy of the standard temporary licence conditions is attached at Appendix B. For completeness, a copy of the council's byelaws for markets is attached at Appendix C.
4. The sub-committee can decide to:
 - a) Revoke the licence
 - b) Not revoke the licence.
5. A 'temporary licence' as defined in the standard licence conditions granted under the Act and valid for a single day to six months or as specified on the traders licence. A temporary trader is subject to an allocations process each trading day as the available stalls are allocated on the basis of seniority.
6. Traders trading on markets which are governed under the Food Act 1984 do not have a right of appeal at the magistrates' court.
7. If a street trading licence is revoked, the resultant vacancy will be advertised and the licence granted in accordance with council policy. Once the vacancy is filled then any revenue generated will be paid into the markets and street trading account.

KEY ISSUES FOR CONSIDERATION

Licence history

8. Trader A has held a licence as a street trader since 18 December 1986, during this period Trader A was a permanent licence holder. In December 2014 Trader A fully surrendered his permanent licence. It is important to note that at this point any seniority Trader A had accumulated ended with his licence surrender.

Details of the grant of licence number 2680 15

9. Trader A became a temporary trader in 28 January 2015 and traded on and off until 22 July 2016.
10. On 9 June Trader A requested special dispensation in regards to the allocation process. This request was declined by the street trading manager as it would have unduly given preferential treatment to Trader A over other traders who had more seniority. It was established that Trader A could attend allocations without any special arrangements.
11. On 16 July 2016, a serious incident occurred in which derogatory and offensive remarks were made of the market and street trading manager. Following the incident, on 20 July 2016 Trader A was advised by a market officer not to return to the market on account of his behaviour which was deemed wholly unacceptable. The officer advised Trader A that any issues should be addressed to the Market and Street Trading Manager. To this Trader A stated that he wanted nothing to do with The Markets and Street Trading Manager, nor did he have any intention of resolving his problem with them. Trader A was emailed and advised that he had been reported for a BLC3 offence for using abusive language towards the Markets Manager and advised not to return to the market.
12. On the 2 September 2016 a letter was sent to the markets and street trading manager, from Trader A's solicitor advising that he wished to challenge the decision taken and asserting that the behaviour of the trader was acceptable.
13. On 14 October 2016 the decision to revoke Trader A's licence was reviewed by the senior markets officer who concluded that Trader A's abusive language was a serious breach of the licence and that his licence remained revoked
14. Trader A's Solicitors emailed the senior markets officer directly on the 21 November, and again on 5 December. A formal response from the markets department was sent on 9 December 2016 advising that the decision to revoke the licence had been reviewed by the business unit manager who agreed with the decision.
15. On 12 December 2016 a stage one complaint was received. However, because the decision had already been reviewed and advice had already been provided from the markets and street trading team that the matter be escalated to a stage two complaint.
16. On 19 January 2017 the complaint was reviewed by Southwark's customer resolution team who accepted whilst there had been delays dealing with the matter, the substantive issue, concerning the licence revocation remained unchanged. The decision of temporary licences have always been made at officer level and that the standard conditions on the temporary street trading licence was incorrect, and that the council's constitution didn't address this anomaly.
17. On 30 January 2017 the business unit manager for markets and street trading further considered the licence revocation who also concluded that the incident warranted the revocation of Trader A's licence.
18. On 31 March 2017 Trader A's solicitor requested a review of the decision to revoke his temporary licence. It was clarified that the correct procedure was followed in accordance with the Food Act, but it was also accepted that in terms of the conditions detailed in the licence, the incorrect procedure was followed, in that the licence would need to be determined by the licensing committee. It was also confirmed that temporary traders licence conditions would need to be updated to make clear there was no recourse to appeal, in addition to the council's constitution. In view of this

Trader A could have the matter determined by the licensing sub-committee (as per the incorrect conditions in the temporary licence).

19. On 31 March a response to as stage 2 complaint was made concerning the decision to revoke Trader A's temporary licence. It was clarified that the correct procedure was followed in accordance with the Food Act, but it was also accepted that in terms of the conditions detailed in the licence, the incorrect procedure was followed, in that the licence would need to be determined by the licensing sub-committee. It was also confirmed that temporary traders licence conditions would need to be updated to make clear there was no recourse to appeal, in addition to the council's constitution. In view of this Trader A was given the option of having the matter determined by the licensing sub-committee (as per the incorrect conditions in the temporary licence).

Details of penalty points and warnings awarded to Trader A

Verbal warnings;			
18/05/13	BLC24		Failure to produce valid pitch plate when requested.
10/11/06	BLC18		Oversized trading
14/11/06	BLC 18		Oversized trading
23/11/00	5.1		Oversized trading
23/10/96	10.1		Vehicle left on Market
10/11/94	6.1		goods extending pitch area
Penalty points;			
17/01/09	BLC17		Vehicle left on market (5 points issued)
Fixed penalty notice issued			
FPN 25/11/06	8906	Depositing litter on East street market	£75 charge.

Inconsistencies of licence conditions, constitution and Food Act

20. It is acknowledged that the temporary licence conditions at the time contained a clerical error in that some rights that are only afforded to a permanent licence were also afforded to temporary traders who signed those conditions. The policy and procedures for temporary and permanent traders have been followed correctly throughout our dealings with this trader and as a result of this matter the licence conditions have now been corrected and updated.

London Borough of Southwark policy

21. To advise the committee of trader's non-compliance with his trading licence conditions, and to seek the committee's authority to revoke his street trading licence.

Resource implications

22. There is no fee for this application and the cost is to be met by the service.

Community impact statement

23. his decision has been judged to have no impact on local people and communities.

SUPPLEMENTARY ADVICE FROM OTHER OFFICERS

Director of Law and Democracy

24. Under part 3 of the council's constitution, decisions on the council's licensing policies and registration are reserved to licensing committee.
25. Markets established under section 50 of the Food Act 1984, operate under agreed byelaws for markets, and under standard licence conditions. A copy of the standard licence conditions are annexed at Appendix B. A copy of the byelaws for markets is at Appendix C.
26. Appendix 1 of the standard licence conditions provides that "If the council considers that a serious breach of a licence condition has occurred, the licence holder responsible for the alleged breach may be required to attend a hearing, regardless of the penalty point system.
27. The sub-committee must also be satisfied that the trader has been given 21 days notice in writing of the hearing, and take into account any representations received.
28. The sub-committee can decide to:
 - a. Revoke the licence
 - b. Not revoke the licence.
29. Traders trading on markets which are governed under the Food Act 1984 do not have a right of appeal at the magistrate's court.
30. The council must have due regard to its public sector equality duty ("PSED") under the Equality Act 2010 ("the 2010 Act"), in particular the need to eliminate discrimination, harassment and victimisation, advance equality of opportunity for those with protected characteristics and foster good relations between those with and without such characteristics. The list of protected characteristics is set out in the 2010 Act.

Strategic Director of Finance and Governance

31. It is noted that replacement casual traders should ensure no overall loss of income to the street trading account. Any variances will be identified during budget monitoring and action will need to be taken as appropriate.

BACKGROUND DOCUMENTS

Background Papers	Held At	Contact
The Food Act 1984	Street Trading Section SAST House Dawes Street London SE17 1EL	Lisa York 020 7525 6000
Byelaws	As above	As above
Standard licence conditions	As above	As above

APPENDICES

No	Title
Appendix A	Markets' schedule
Appendix B	Food Act 1984 Standard licence conditions
Appendix C	Byelaws

AUDIT TRAIL

Lead Officer	Nicky Costin, Road Network and Parking Business Manager	
Report Author	Hannah Lilley, Senior Market Officer	
Version	Final	
Dated	16 May 2017	
Key Decision?	No	
CONSULTATION WITH OTHER OFFICERS / DIRECTORATES / CABINET MEMBER		
Officer Title	Comments sought	Comments included
Director of Law and Democracy	Yes	Yes
Strategic Director of Finance and Governance	Yes	Yes
Cabinet Member	No	No
Date final report sent to Constitutional Team		22 May 2017

MARKETS SCHEDULE IN THE LONDON BOROUGH OF SOUTHWARK

LOCATION	COMMODITIES	TRADING DAYS
Bermondsey Antiques Market Bermondsey Square SE1 1UN	Antiques	Friday only
East Street Market East Street SE17 1EL	General	Tue – Sun
Westmoreland Road Market SE17 2AX	General / Bric-a-brac	Mon – Sat
The Blue Market Southwark Park Road SE16 3TT	General	Mon – Sat
Choumert Road Market Peckham SE15 4SE	General	Mon – Sat
Blackwood Street Flower Market Blackwood Street SE17 1DA	Flowers / Plants / Trees / Shrubs	Sunday only
Dawes Street SE17 1EL	General	Sunday only
London Bridge Approach SE1	General	Mon – Sat
Atwell Road Peckham SE15 4TW	General	Mon – Sat
Albion Street SE16	General	Mon – Sat
North Cross Road Market Northcross Road SE22 9EU	Arts & Craft / Handmade / Vintage / Organic	Mon – Sat
Highshore Road, Peckham, SE15	General	Mon - Sat
Parkstone Road, Peckahm SE15	General	Mon - Sat
Peckham Square SE15	Arts & Craft / Handmade / Vintage / Organic	Mon - Sun
Camberwell Green, London, SE5	General	Mon - Sat
Canada Water, London, SE16	General	Mon - Sat

Appendix 1

Penalty points system: procedure

If a licence holder breaks the licence conditions, the procedure below will be followed:

An officer will first issue a verbal warning. The verbal warning will be noted in the officer's notebook, dated, timed and (when possible) supported with photographic evidence. At this point the licence holder has the right to inspect the notes about the offence.

If a licence holder offends persistently, he or she will be informed that the matter will be reported by means of a penalty point notice.

The officer must complete a written warning slip at the time of the inspection and hand the white copy to the licence holder after offering them the opportunity to sign it. If they refuse to sign, then 'Refused to sign' is written where their signature would normally go.

If the Licence holder's behaviour makes it impossible for the officer to hand the white copy to the licence holder, both the white copy and the pink copy should be handed to the Markets and Street Trading Manager. In all other circumstances the pink copy only is handed to the Markets and Street Trading Manager.

The Markets and Street Trading Manager will write to the licence holder within three days of receipt pointing out the nature of the breach, the number of penalty points and the likely outcome of future breaches, ie licence revoked.

The administration officer will record on the penalty points database the details of the licence holder and the number of penalty points incurred. If the total penalty points reaches or exceeds the number stated for the licence holder to be called before the council, then the Markets and Street Trading Manager will inform the administration officer, if he or she is not already aware, so that a hearing can be arranged.

If the council considers that a serious breach of a licence condition has occurred, the licence holder responsible for the alleged breach may be required to attend a hearing, regardless of the penalty point system.

At the hearing, council officers should note that they may be required to attend in person to give evidence of the breach of licence conditions.

London Borough of Southwark – Breach of Licence Conditions

Code	Type of breach	Penalty points
BLC1	Violent behaviour/assault	Court proceedings
BLC2	Non-compliance with food/health and safety acts	Court proceedings
BLC3	Abusive or racist behaviour	Court proceedings
BLC4	Offer for sale of falsely described, illegally copied or counterfeit goods	Court proceedings
BLC5	Trading on days and times other than on the licence	15
BLC6	Failure to display a licence name plate	10
BLC7	Failure to remove the stall in an emergency	10
BLC8	Setting up earlier than the starting time	10
BLC9	Selling commodities other than on the licence	10
BLC10	Not removing stalls and goods after trading	10
BLC11	Not displaying prices for goods on sale	10
BLC12	Using receptacles that are not approved by the council	10
BLC13	No amplified music unless playing goods sold	10
BLC14	Contravention to EPA 1990 regarding waste disposal	5
BLC15	Obstruction of the fire path	5
BLC16	Failure to produce a street trading licence within 7 days	5
BLC17	Licence holder's vehicle not removed or entering before time	5
BLC18	Oversized trading	5
BLC19	Failure to trade from the position indicated on the licence	5
BLC20	Failure to supply a copy of public liability insurance	5
BLC21	Staff not courteous and helpful	5
BLC22	Display of an advertisement other than for goods on sale	5
BLC23	Notification of change of address not given	5
BLC24	Notification of change of assistant not given	5
BLC25	Failure to give assistance to council officers	5
BLC26	Licensee not in personal attendance	5
BLC27	When approved, mobile electricity generator not positioned correctly	5
BLC28	Unfounded/malicious allegation	5
BLC29	Failure to notify the storage address details for a food stall	5
BLC30	Breach of any other standard licence condition not listed above	5

Reaching 30 penalty points

We will invite for interview licence holders receiving 30 penalty points within a rolling 12-month period. At this time we will consider whether special conditions should be attached to their licence or whether their licence should

be revoked. Licence holders should also note that we will charge a £50 administration fee against any licence holder called to such interview. In exceptional circumstances we may waive this charge.

Serious breaches of licence conditions

The licence holder responsible for a serious breach may be required to attend a hearing with the council, regardless of the penalty point system.

Serious breaches may result in legal action. If the licence holder is convicted, this could result in a fine of up to £1,000 per breach and the Market trading licence could then be revoked.

Appeals

Appeals against penalty points issued should be made in writing to the Markets and Street Trading Manager. The appeal will be placed before the council for consideration and the licence holder notified of the outcome of the appeal.

If you wish to see a large print copy of this document please contact the Street Trading Office on 020 7525 6000.

ترجمة باللغة العربية فالرجاء الإتصال بمكتب
إذا كنت ترغب في الحصول على صورة من هذه الوثيقة
0207 525 6000 على الرقم Street Trading

若你需要此份文件的中文版，請致電街市貿易辦事處(Street Trading Office) 電話0207 525 6000。

Si vous voulez voir une copie de ce document traduite en français veuillez contacter le bureau de Street Trading (commerce de rue) au 020 7525 6000

Haddii aad dooneysid inaad aragtid nuqul ama koobi dokumiintigaan oo laguugu tarjumay af soomaali fadlan la soo xiriir xafiiska baayacmushtarka dariiqyada oo laga helo Tel. 020 7525 6000

Si desea ver una copia de este documento traducida en español por favor contacte la oficina de Street Trading (comercio de calle) al 020 7525 6000

Eğer bu metnin Türkçe'ye çevirilmiş bir nüshasını görmek istiyorsanız lütfen 0207 525 6000 nolu telefondan Sokak Ticareti ofisini (Street Trading office) arayınız.

Nếu quý vị muốn xem bản dịch tiếng Việt của bản văn kiện này, xin hãy liên lạc văn phòng Mậu Dịch Đường Phố bằng điện thoại số 0207 525 6000.

These terms and conditions have been translated into several languages for the convenience of market traders and to help everyone understand their responsibilities. In the case of any dispute about the meaning of the terms the authoritative and official version is the English version agreed by the Council's Licensing Committee.



STANDARD LICENCE CONDITIONS

Appendix B

1.0 Definitions

In the Regulations, unless the context otherwise requires, the following expressions have the following meanings:

- 1.1 'The Act' means Part III Food Act 1984.
- 1.2 'Market' A place of 5 stalls or more.
- 1.3 'Market trading' has the meaning where traders trade in specific commodities.
- 1.4 'Market trading licence' means a licence granted under the Act and valid for the period specified by the licence; this will be at least six months and not more than 3 years.
- 1.5 'Temporary licence' means a licence granted under the Act and valid for a single day or for the period of six months or less specified in the licence.
- 1.6 'Licence holder' means you, a person who is licensed for market trading under Part III of the Act. It also includes your assistant.
- 1.7 'The council' means the Council of the London Borough of Southwark, also called 'we' in these conditions.
- 1.8 'Stall' means any structure you use to display goods or in connection with your business, which occupies a licensed street trading pitch. 'Stall' includes all goods offered or to be offered for sale and any additional structure or equipment used as part of the stall or business.
- 1.9 'Receptacle' includes a vehicle or stall or any other thing that is used (whether or not made or adapted for such use) to contain or display anything used in street trading.
- 1.10 'Assistant' means a person acting under your direction or with your implied authority for your benefit, whether or not you employ them and regardless of whether they receive payment, gain or reward for doing so.
- 1.11 'Awning' means a sheet of canvas or other material, used as protection against the weather, whether or not it projects as an extension of the roof beyond the structure of the stall.
- 1.12 'Refuse' includes any waste material.
- 1.13 'High-risk food' means food that will rapidly deteriorate in quality or pose a health hazard (or both) when incorrectly stored or displayed. 'High-risk food (non-packed)' includes all perishable foods that are stored, prepared, displayed or sold without individual wrapping or sealing and includes food for sale from catering stalls. 'High-risk food (prepared)' includes all perishable foods that are stored, displayed or sold fully wrapped or sealed where the wrapping or sealing does not take place at the stall.
- 1.14 'Low-risk food' includes all fresh fruit and vegetables, canned or dried foods and packaged food with an extended shelf life.
- 1.15 'Goods' means any article, thing or service, whether tangible or not, offered for sale or exposed, displayed or advertised at the pitch.
- 1.16 'Licensed market trading pitch' means a place in any street authorised as a site where street trading may take place. It includes any alternative place approved by the council or an authorised officer of the council.
- 1.17 'Pitch limits' means the authorised ground markings defining the area within which a street-trading stall is to be contained.
- 1.18 'Stall card' means a laminated card supplied by the council showing your photograph, name, pitch number and types of goods specified on the licence, with the current address and telephone number of the Street Trading Office.
- 1.19 'Sell' includes offering or exposing for sale and possession for the purposes of selling.

2.0 In these conditions:

- words such as 'he' and 'him' include 'she' and 'her' and vice versa;
- words in the singular include the plural and vice versa.
- 3.0 All other expressions are to be interpreted in accordance with Part III of the Act.
- 4.0 GENERAL
- 4.1 You (the licence holder) must at all times comply with these conditions. If you break any of the conditions of a market trading licence, you are guilty of an offence and your licence may be revoked (withdrawn).
- 4.2 Persistent breaches of these conditions will cause us to consider revoking your licence.
- 4.3 We operate a penalty points system for monitoring breaches of these conditions by licence holders. Full details on how this system operates are shown in appendix 1.
- 4.4 You should not regard the grant of a market trading licence as giving any approval or consent that you may need under any act, regulation or bye-law, apart from Part III of the Food Act 1984.
- 4.5 We may vary, modify or dispense with these conditions in any individual case by using a licence variation in accordance with the law.
- 4.6 If you wish any of the terms of a licence to be varied, you must apply in writing to us in accordance with the law.
- 4.7 If you wish to surrender your licence, you must do so in writing to us.
- 5.0 THE LICENCE
- 5.1 The licence is for the sole use of the licence holder named in the licence. (see 1.10, 'Assistants').
- 5.2 You must trade only from the location or position specified in the licence.
- 5.3 You must attend your stall personally for a major proportion of the trading time. This is defined as 60% of the trading time. At all other times the stall may be run only by an assistant whose name, address and date of birth have been registered with us.
- 5.4 Only those goods specified in the licence may be sold. You must have our prior written agreement to changes of goods.
- 5.5 Trading may take place only on the days and times specified in the licence.
- 5.6 A stall must not be brought onto the public highway before the time specified in the licence.
- 5.7 A stall must be removed from the public highway by the time specified in the licence.
- 5.8 An assistant may start to set up a stall only if you are present in person or if we have given prior written consent.
- 5.9 If you fail to attend your stall within one hour of the starting time specified in the licence, then you forfeit your right to trade that day.
- 5.10 You must contact the markets office within the core time (6-8am) if you are unable to trade on that day. If you do not, you will lose your right to trade that day.
- 5.11 You must tell us immediately if you change your address.
- 5.12 You must pay any other charges we may reasonably demand, such as damage to public furniture or collection of excessive refuse (pallets, trolleys and the like) within 14 days of receiving our bill.



6.0 THE LICENCE HOLDER

- 6.1 You (the licence holder) must pay all fees and charges due to us in connection with the street trading licence before starting to trade. You must pay us the administrative costs incurred in collecting any rent arrears. Charges must be paid regardless of sickness or holiday periods. Please read the notes about sickness waivers.
- 6.2 You must take out third-party public liability insurance cover with a liability of at least £1 million. You must produce satisfactory evidence of this Insurance on request. We will not grant or renew a licence without it.
- 6.3 You must show your National Insurance number and satisfactory evidence that the number given was issued to you. Temporary National Insurance numbers are not acceptable.
- 6.4 You must control what happens in your business and ensure that the public, other traders and officers of the council are treated fairly and courteously at all times.
- 6.5 You must give every assistance to council officers in carrying out their duty.
- 6.6 You or your assistant must immediately remove your stall and goods for as long as may be necessary if asked to do so by an authorised officer of the council or a police officer, in an emergency, or as required under the council's powers and duties.
- 6.7 At all times you must legibly and prominently display on your receptacle the stall card we have provided showing your name, photograph, commodity sold, licence holder number and pitch number.
- 6.8 You must immediately remove from your stall any goods that an authorised officer of the council or a police officer deems to be offensive, dangerous or pornographic or deems to breach any legislation.

7.0 STALLS

- 7.1 The maximum dimensions of a stall (excluding awnings) must be 12 feet in length, 1m (3 feet 6 inches) in width, and 3m (10 feet) in height measured from the ground. However, the maximum dimensions of coffee stalls, refreshment stalls and high-risk food stalls with specific exemption must be 3.65m (12 feet) in length, 2.13m (7 feet) in width, and 3m (10 feet) in height measured from the ground.
- 7.2 A stall must be easily and immediately removable without the receptacle having to be dismantled.
- 7.3 Except for existing traditional stalls fitted with steel-rimmed hub-and-spoke wheels, all stalls must be fitted with rubber wheels with a diameter of at least 7.62cm (9 inches).
- 7.4 You must not attach fittings or accessories to the stall which would be likely to cause damage to the street or represent a health-and-safety hazard to anyone.
- 7.5 You must not place your stall or allow it to stand in the carriageway of any market area within 91.5cm (3 feet) (measured along the length of the street) of another stall. You must keep this space (gangway) clear at all times so that people can pass without obstruction between the carriageway and the footway.
- 7.6 If the pitch is on the carriageway of a street, you must place your stall so that the back of the stall is directly above the kerb line.
- 7.7 Stalls may be fitted with awnings if they are a properly supported integral part of the stall structure. An awning must not project over a footway for more than 91.5cm (3 feet) or over the carriageway for more than 91.5cm (3 feet) at a height of less than 2.43m (8 feet) from the ground.
- 7.8 A stall from which high-risk food (non-prepacked) is sold must be suitably screened from the risk of contamination.
- 7.9 You must secure awning sheets, covers, screens, clips, ties or any other construction or means of support so that they do not cause a health-and-safety hazard or nuisance to anyone.

8.0 PITCH AREA

- 8.1 The pitch area must be specified in the licence.

- 8.2 During trading hours, the trading area must be no larger than the limits specified on the licence or marked out on the ground, except during re-stocking on site. Goods, boxes, containers, displays, waste or any other article must not be placed outside the perimeter or next to the pitch limits except during immediate re-stocking, and may never cover or obstruct any fire path or public facilities access point.

- 8.3 You must keep the pitch and surrounding area (30.5cm (12 inches) to each side of the pitch limits) clean and free of waste materials at all times.

9.0 DISPLAY AND SALE OF GOODS

- 9.1 All goods, containers, fixtures etc. must be contained within the pitch area and height and must not project beyond.
- 9.2 You must not hang or let anyone else hang goods or articles from an awning so as to reduce the headroom to less than 2.43m (8 feet) outside the permitted pitch area.
- 9.3 You must not place or let anyone else place any goods container or receptacle at a height of less than 45.68cm (1 foot 6 inches) from the ground.
- 9.4 You must satisfy yourself that all goods, including second-hand goods, are correctly described, are fit for the purpose and are of satisfactory quality. A notice in writing must clearly state if goods are being offered as seconds, soiled or damaged.
- 9.5 If you are involved in storing, preparing, selling or offering for sale high-risk food and low-risk food, you must comply with current food safety legislation.
- 9.6 You must not sell or offer for sale any foods that do not comply with relevant food labelling or packaging regulations.
- 9.7 Immediately next to your stall, you may have a container provided solely for the collection of refuse. It must not obstruct the gangway between stalls or any other passageway or supply route for services.
- 9.8 You may sell goods only in accordance with relevant trading standards legislation. This includes the following:

Weight and measures

Goods sold by weight or measure must be sold by reference to the metric system.

Weighing or measuring equipment used for trade must be calibrated and marked in metric quantities.

Weighing and measuring of goods must be carried out in front of the customer so that they can see what the scales or measuring equipment shows.

Price marking

The selling price of goods offered for sale must be shown in writing so that customers can see what they will have to pay for the goods without asking.

If the selling price is given as a price per unit of weight or measure, a metric unit price must be indicated (eg 99p per kg).

Metric unit prices must precede prices that use imperial weights or measures (eg 22p per kg/10p per lb).

Safety

Goods must be safe and comply with any product safety regulations.

- 9.9 Advertisements must not be displayed on the licensed pitch for any goods, commodities or services except those offered for sale or provided on that pitch, unless otherwise agreed by the council.
- 9.10 You must not mislead the public about their legal rights, either orally or by displaying signs such as "no refunds given".
- 9.11 You must not sell any goods that infringe trade mark legislation or intellectual property rights, eg counterfeit goods or illegal copies of CDs, DVDs and other copyright material.
- 9.12 You must not sell any BB gun, air gun or replica gun.

10.0 ELECTRICITY SUPPLY

- 10.1 You must ensure that any connection for supplying artificial light to your stall is readily detachable. It must be approved by the council and not obstruct the carriageway.
- 10.2 Except for any special arrangements for high-risk food stalls and refreshment stalls, electricity must be used only for lighting, operating electrical sales and tills, and testing electrical goods. Any other uses must have our written consent.

Note The use of fires and kettles of any description is forbidden. If you use or permit the use of such equipment, you will be guilty of gross misconduct and your licence will be revoked without further warning.

- 10.3 The electrical installation on each stall must be protected by an RCD (residual current device). All electrical cable and accessories must comply with the relevant British Standards. All electrical equipment must comply with the HSE Electricity at Work Regulations 1989, the IEE Wiring Regulations as amended (or any legislation that supersedes these rules) and the requirements of the electricity provider.
- 10.4 You will be held liable for any damage to any installation that we provide to supply electricity if the damage is shown to have been caused by your actions or neglect.
- 10.5 You must not use or permit to be used any radio or other audio equipment or public address system in any licensed street except to demonstrate a particular piece of equipment to a prospective buyer.
- 10.6 You must not use a mobile electricity generator without our written consent.

11.0 REFUSE

- 11.1 You or your assistant must put all refuse arising from your business in suitable containers that you or we supply. The containers must be kept exclusively for that purpose and must be removed or emptied from time to time as necessary into a vehicle or container provided for the purpose.
- 11.2 You or your assistant must ensure that all wastewater is collected in a secure container and discharged in a way that does not cause a nuisance.
- 11.3 You and your assistant(s) must give every assistance to any contractor employed in refuse or cleansing services.
- 11.4 Any arrangements we make to clean street-trading areas do not take away the responsibilities of you or your assistant(s) under the Environmental Protection Act 1990 (or any subsequent or superseding legislation).

12.0 VEHICLES

- 12.1 You must not leave your vehicle in the street where you trade except for loading and unloading. You must do this as quickly as possible and remove the vehicle as soon as you have finished.
- 12.2 You must not bring or leave or cause a vehicle to be brought or left in any licensed street between:
- 9am and 3pm weekdays
9am and 4pm Saturdays
9am and 2pm Sundays.
- 12.3 These conditions may not apply in exceptional circumstances, eg severe weather. The market officer alone will decide.
- 12.4 You must not leave or cause to be left any vehicle in any of the following places unless you have rights as a resident to do so:
- Bronti Close
• Any Southwark Council housing estate (or entrance to it)
• Peabody Trust Housing Estate (King Street and Queen Street)
• Market Square (Southwark Park Road)
• Market Plaza – Canada Water
- 13.0 ASSISTANTS
- 13.1 You may employ any other person to help with trading on your stall and must notify us in writing of their name and address or any other relevant information.

- 13.2 You must not employ any child, whether paid or not, in street trading, including putting out or stocking receptacles, clearing refuse, looking after the stall or any related activity, in accordance with the Children and Young Persons Act 1933. 'Child' means a person who is not over compulsory school age. A person is considered to be over compulsory school age as soon as they have reached sixteen years.

- 13.3 If an assistant employed by you fails to comply in any way with your street trading licence, you will be held as responsible as if the failure had been your own.

I have read the London Borough of Southwark's Standard Licence Conditions as set out above and agree to abide by them.

Signature: _____

Date: _____

NOTES

The council may revoke or vary or refuse to renew this licence if (1) on account of misconduct or any other sufficient reason, you are in our opinion unsuitable to hold it; or (2) the space available in the market is insufficient; or (3) the market specified is not a designated market; or (4) the articles specified are of a class which, under a resolution we have passed, may not be sold or exposed or offered for sale in the street specified; or (5) you have persistently refused or neglected to pay charges you owe us – these payments must be made in advance of trade; or (6) for at least four weeks you have not fully exercised your rights under the licence.

If you are aggrieved that we have refused, revoked or varied any details of the licence, you may appeal to us and the licensing committee.

You may employ someone else to help you run your business without needing a further licence, but you must not transfer the licence to anyone else nor alter or tamper with it in any way.

You must be present at the stall at all reasonable times while trade is taking place.

Regardless of any time specified in the final column of the Schedule, this licence does not authorise you to trade at any time in breach of any Order made under the Shops Acts or any other law or regulation.

If you cannot trade in the market because of ill health, you must send a medical certificate to the Markets Manager, as we will consider waiving the payment of the weekly charge. Payment waiver will be considered only for illness covered by a medical certificate and lasting for more than four weeks. You must provide the first certificate within two weeks of the first day of your illness, unless we decide there are special circumstances.

If you are not for the time being exercising your rights under the licence, we may grant someone else a temporary licence authorising street trading in the place stated on your licence. However, this will be on condition that the temporary licence will cease to be valid if you wish to return to trading while it is still in place. To return to trading, you must give us the appropriate notice. For the purposes of this subsection, 'the appropriate notice' means:

- 7 days' notice, if you have not exercised your rights under the licence for at least 14 days;
- 24 hours' notice in any other case.

You must carry the licence while trading and produce it to a police officer or authorised official of the borough council on demand. If you lose your licence, you must apply immediately for a duplicate. We will charge an administration fee for this.

LONDON BOROUGH OF SOUTHWARK BYELAWS FOR MARKETS

Byelaws for markets made by Southwark Council under section 60 of the Food Act 1984 with respect to all Markets listed in the Schedule attached to these byelaws.

INTERPRETATION

1. In these byelaws:

“the council” means Southwark Council

“goods” means anything brought into the market place for the purpose of sale;

“market” means any market maintained by the council and listed in the Schedule to these byelaws;

“market hours” means the hours on a market day appointed by the council for the holding of a market;

“market day” means a day appointed by the council for the holding of a market;

“market officer” means the person or persons appointed by the council to exercise general management, supervision and control of a market;

“sell” and “sale” include exposing and exposure for sale;

“pitch” includes any place or space used or intended to be used for the sale of goods;

“vehicle” means a mechanically propelled vehicle [whether or not] intended or adapted for use on roads but does not include an invalid carriage.

“standard licence conditions” means the regulations to be followed whilst occupying a pitch on Southwark’s markets governed by Food Act 1984

MARKET DAYS AND HOURS

2. No person shall sell in a market place any goods other than during market hours.
3. The market shall operate between the hours set down for that particular market location. There shall be no trading in the event of Christmas Day, Boxing Day or New Years Day falling on a market day unless a prior agreement has been reached with the market officer.
4. All traders must vacate the market area by the end of the market hours, including the packing up time. No trader shall vacate their pitch before 2:00pm other than Bermondsey Antiques Market which will be 1:00pm.
5. The markets officer shall have the right to close the market at his/her absolute discretion on the grounds of public safety. Refunds of pitch fees will only be made if the market is closed prior to 10.00am on the day of trading.

PREVENTION OF OBSTRUCTION

6. No person shall bring a vehicle or ride a cycle into the market place during market hours without reasonable excuse.
7. No person in charge of a vehicle shall, during market hours allow it be halted in the market place, or in its immediate approaches, for longer than is reasonably necessary for the loading or unloading of goods.
8. No person shall bring any goods into the market place more than one hour before the market hours begin or allow them to remain there more than one hour after the market hours end.
9. Any person loading or unloading their vehicles, shall not wilfully obstruct, disturb, hinder or annoy any person using the market. In particular traders must comply with such requirements to ensure emergency access as the market officer deems necessary.
10. No person shall allow or cause any goods to be placed on any pitch or space such that they encroach beyond the allotted limits of the pitch.
11. No person shall do or permit anything to be done which may be or become a nuisance to any person using the market and pitches must be used in a diligent and business like manner.
12. Pitches must be erected in accordance with the pitch layout held by the market officer and the terms of any arrangement to let or allocate the pitch.
13. Pitches are not to be moved from their respective markers or allocated space.
14. Any person carrying out construction, unloading, dismantling or loading operations must ensure that they carry out the operations in such a manner as to safeguard themselves and any person using the market.

AUTHORITY TO USE SPACE

15. No person shall occupy or take possession of any pitch or cause to be deposited any goods, equipment or utensils on any pitch unless and until such pitch has been duly let or otherwise allocated by the market officer for the use of such person.
16. No person shall set up or attempt to set up on a pitch in the market place without the permission of the market officer.
17. All persons occupying pitches shall abide by the Council's standard licencing conditions.
18. Where the council:
 - a) designates any part of the market place for the sale of particular goods or any class of goods, or for sales by auction, and

- b) display in a conspicuous place a public notice to that effect,
- c) no person shall sell goods, or hold sales by auction, except in accordance with the terms of that designation.

FOR PREVENTION OF SPREAD OF FIRE

- 19. No person shall smoke within the pitch area during market hours.
- 20. No person shall keep or sell any explosive or highly flammable substance in the market place

FOR PRESERVATION OF ORDER

- 21. No person shall ring any bell or blow any horn or use any other noisy instrument to attract the attention or custom of any person.
- 22. No persons shall post or display any bill, placard or poster, other than a description of goods advertised for sale, in any part of the market place except with the permission of the market officer.
- 23. No person in the market place or in its immediate approaches shall, except by way of sale, distribute or attempt to distribute to the public any printed matter except with the permission of the market officer.

ANIMALS

- 24. No person shall bring into or allow to remain in the market any dog or other animal belonging to him or in his charge unless it is attached to a lead, or otherwise kept sufficiently secured, and kept at all times under his control .
- 25. (a) No tenant or occupier of a pitch shall keep any dog or other animal at his pitch.

PENALTIES

- 26. Any person offending against any of these byelaws shall be liable on summary conviction to a fine not exceeding level 2 on the standard scale.
- 27. Other breaches of terms and conditions will be dealt with under penalty points system.

MARKETS SCHEDULE IN THE LONDON BOROUGH OF SOUTHWARK

LOCATION	COMMODITIES	TRADING DAYS
Bermondsey Antiques Market Bermondsey Square SE1 1UN	Antiques	Friday Only
East Street Market East Street SE17 1EL	General	Tue – Sun
Westmoreland Road Market SE17 2AX	General / Bric-a-brac	Mon – Sat
The Blue Market Southwark Park Road SE16 3TT	General	Mon – Sat
Choumert Road Market Peckham SE15 4SE	General	Mon – Sat
Blackwood Street Flower Market Blackwood Street SE17 1DA	Flowers / Plants / Trees / Shrubs	Sunday Only
Dawes Street SE17 1EL	General	Sunday Only
London Bridge Approach SE1	General	Mon – Sat
Atwell Road Peckham SE15 4TW	General	Mon – Sat
Albion Street SE16	General	Mon – Sat
North Cross Road Market Northcross Road SE22 9EU	Arts & Craft / Handmade / Vintage / Organic	Mon – Sat
Highshore Road, Peckham, SE15	General	Mon - Sat
Parkstone Road, Peckahm SE15	General	Mon - Sat
Peckham Square SE15	Arts & Craft / Handmade / Vintage / Organic	Mon - Sun

Camberwell Green, London, SE5	General	Mon - Sat
Canada Water, London, SE16	General	Mon - Sat

The COMMON SEAL OF THE
LONDON BOROUGH OF
SOUTHWARK was hereto affixed
In the presence of



Authorised Signatory

On the 23 day of January 2012



seal

This page is intentionally blank.

LICENSING SUB-COMMITTEE DISTRIBUTION LIST (OPEN) MUNICIPAL YEAR 2017-18

NOTE: Original held by Constitutional Team; all amendments/queries to Andrew Weir - Tel: 020 7525 7222

Name	No of copies	Name	No of copies
Members		Officers	
Councillor Renata Hamvas (Chair)	1	Debra Allday, legal team	1
Councillor Sunil Chopra	1	Andrew Heron, licensing team	1
Councillor Sunny Lambe	1	Jayne Tear, licensing team	1
Reserve		Ken Andrews, environmental protection team	1
Councillor Adele Morris	By email	Carolyn Sharpe, public health team	1
		Hannah Lilley, street markets team	1
		Lisa York, street markets team	1
		Andrew Weir (spares)	6
		Total printed copies:	16
		Dated: 23 May 2017	