



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 1JL

Tel: 020 7232 6756

Email: SouthwarkLicensing@met.police.uk

**Our reference:** MD/21/3163/18

**Date:** 2<sup>nd</sup> July 2018

Dear Sir/Madam

**Re:- Rinneroon, 130 Druid Street, London SE1 2HH**

Police are in receipt of an application from the above for a new premises licence.

The premises are located in a railway arch in a mainly residential street and there are large residential blocks opposite. The premises does not benefit from an outside area on Druid Street and opens directly onto the pavement/loading bay which is a public highway with no border to the road. The area the premises is located is becoming saturated with licensed premises and the use of outside areas is having a cumulative impact on the area causing public nuisance to local residents including public urination and obstructions to passing traffic putting people in danger.

I have attached two images taken from street view indicating the outside area and the close proximity to residential premises.

Any use of outside area as shown on plans will only cause further public nuisance to the resident opposite and possibly obstruct the highway and possibly be hazardous to traffic and customers due to passing traffic.

The application described the operation as follows:- A community running club to be used to store merchandise, running related food and beverages with an office.

The area has a considerable amount of brewery, food and alcohol lead type venues with groups of people moving between the different licensed premises having consumed alcohol leading to a high possibility of intoxication within the area.

We object to the granting of the licence unless the outside area is removed from the plans and further conditions are placed on the licence to negate complaints about anti-social behaviour, noise nuisance and crime and disorder. The applicant has offered a number of control measure within the application which we welcome and would like to see the wording we have suggested to avoid ambiguity.

1. That a CCTV system be installed at the premises and be maintained in good working order and be continually recording at all times the premises are in use under the licence. The CCTV System must be capable of capturing a clear facial image of every person who enters the premises and all areas the public have access including outside areas.
2. All CCTV footage be kept for a period of 31 days and shall on request be made immediately available to officers of the police and the council.
3. A member of staff should be on duty at all times the premises is open that is trained in the use of the CCTV and able to view and download images to a removable device on request of Police or council officer.
4. That all staff are trained in their responsibilities under the licensing act 2003 and training records to be kept and updated every 6 months and shall, upon request, be made immediately available to Officers of the Police and the Council.
5. No customers should be allowed to take drinks from the licensed area other than to take away and they must be in a sealed container.
6. Customers shall use no outside area other than those who temporarily leave the premises to smoke a cigarette and No more than 5 people at one any time.
7. After 22.30hrs only off sales may be made and must be sold in sealed containers and opened away from the premises.

We would welcome the opportunity to conciliate with the applicant. If they wish to contact me on the above email.

Kind Regards

**PC Graham White 288MD**  
Licensing Officer  
Southwark Police Licensing Unit  
0207 232 6756



**From:** Earis, Richard  
**Sent:** Tuesday, July 03, 2018 11:39 AM  
**To:** Regen, Licensing  
**Subject:** Objection to new License application- Rinneroon Ltd 130 Druid Street

**RE: New License application- Rinneroon Ltd 130 Druid Street - licence reference number 863537**

Please could you pass these comments on to the applicant? No email address has been provided.

I have considered the above application and I would like to object on the grounds that the controls listed in the application are insufficient to ensure the prevention of public nuisance licensing objective. Specifically I am concerned about noise and nuisance from people externally and dispersal from the premises affecting residents directly opposite. Further, there is no usable external area to the premises as this opens directly onto a loading bay which forms part of the carriageway.

I would be happy to withdraw my objections if the applicant can agree to the following conditions:

**FIRST OF ALL THANK YOU FOR CONSIDERING ALL MATTERS. I HOPE MY RESPONSES BELOW WILL PROVIDE YOU WITH SUFFICIENT COMFORT. OUR ENTIRE MODEL IS BASED ON ADDING VALUE TO THE COMMUNITY SO WE WILL BE TAKING ALL MATTERS SERIOUSLY TO ENSURE WE DO NOT CAUSE ANY NEGATIVE IMPACT. STAFF WILL ACTIVELY ENSURE THAT CUSTOMERS ACT IN ACCORDANCE WITH OUR STRONG COMMUNITY VALUES, AND HAVE A MINIMAL IMPACT ON OUR NEIGHBOURING BUSINESSES AND RESIDENTS.**

- That customers shall not use any outside area to the front of the premises other than those who temporarily leave the premises to smoke, and no more than 5 people shall be permitted to do so at any one time. No drinks shall leave the premises other than off sales that are sold in a sealed container for consumption away from the premises.

**WE AGREE WITH THIS BUT WE WOULD REQUEST THAT THE RESTRICTION ON THE MAXIMUM NUMBER OF PEOPLE OUTSIDE BE RESTRICTED TO 20 AT ANY ONE TIME AND WE'LL CORDON OFF THE AREA. WE WILL DO EVERYTHING NECESSARY TO ENSURE THAT PEOPLE FOLLOW ALL RULES AND REGULATIONS AND DO NOT CAUSE ANY NEGATIVE IMPACT OR NOISE NUISANCE TO THE NEIGHBOURS. WE FEEL THIS IS A REASONABLE LIMIT TO HAVE IN OUR OPERATING SCHEDULE, BASED ON THE SIZE OF OUR VENUE AND ANTICIPATED PATRONAGE.**

- That alcohol for consumption off the premises is not sold for immediate consumption in the area around the premises and is supplied in sealed containers that require a tool such as a bottle opener or corkscrew to be opened.

**AGREED**

- External waste handling, collections, deliveries and the cleaning of external areas shall only occur between the hours of 08.00 and 20.00.

**AGREED**

- Clearly legible signage shall be prominently displayed at all exits where it can easily be seen and read, requesting that customers leave the premises in a quiet and orderly manner that is respectful to neighbours.

**AGREED**

- Noise from plant, patrons and activities at the premises shall be managed to ensure that public nuisance shall not be caused in the vicinity of the premises or intrude inside the nearest or most exposed noise sensitive premises.

**AGREED**

- All external doors and doors to noise lobbies used by patrons to enter the premises shall have self-closers to the doors in accordance with BS 6459 Pt. 1 1984.

**AGREED**

Kind Regards,

Richard

**Richard Earis**

Principal Environmental Protection Officer

**Environmental Protection Team**

**020 7525 2469**

Postal address: Southwark Council | Environmental Protection Team | Regulatory Services | 3rd Floor Hub 1 | PO Box 64529 | London | SE1P 5LX.

Office address (By appointment only): Southwark Council | Environmental Protection Team | Regulatory Services | 3rd Floor Hub 1 | 160 Tooley Street | London | SE1 2QH

[www.southwark.gov.uk](http://www.southwark.gov.uk)

visit: <http://www.southwark.gov.uk/air-quality>

<image001.jpg>

Please consider the environment - do you really need to print this email?

**From:** Tim Jones [<mailto:> ]  
**Sent:** Wednesday, July 18, 2018 2:00 PM  
**To:** Earis, Richard  
**Cc:** Mills, Dorcas  
**Subject:** Re: Premises Licence Application - Rinneroon, 130 Druid Street, London S~E1

Dear Richard,

Please find attached a more detailed plan which illustrates the extent of the licensable area. This will not encompass any part of the loading bay. The planning consent is in process and we agree to all of the conditions you've detailed below. All staff will be trained to enforce these conditions.

Kind regards

Tim

On 16 Jul 2018, at 10:10, Earis, Richard <[Richard.Earis@southwark.gov.uk](mailto:Richard.Earis@southwark.gov.uk)> wrote:

Dear Tim,

Thank you for your email.

We have a solution in principle but please could you clarify – is the 'cordon' marked on the plan the extent of your demise? i.e. please confirm this area does not encompass any of the loading bay.

I would suggest you need to resubmit the plan to clarify exactly which area will be used for external drinking (i.e. hatch or shade in red on plan) and with a red boundary line marking the total extent of the licensable area. You need to amend a proper plan as attached rather than the sketch it is too inaccurate to be clear and enforceable for everyone involved.

Please could you also confirm whether you have Planning Consent for change of use of the arch (and the proposed physical works to the facade) and/or if you do not, whether you are in the process of applying for this?

Subject to the above I will be happy to withdraw my objections on the basis that the external area is fully within the licensable area of the premises and does not intrude onto the loading bay, also subject to the following final list of conditions:

- That customers shall not use any area outside the licensable area of the premises, other than those who temporarily leave the premises to smoke, and no more than 5 people shall be permitted to do so at any one time.  
**Agreed and staff will be trained on this**
- No drinks shall leave the licensable area of the premises other than off sales. Alcohol for consumption off the premises shall not be sold for immediate consumption in the area around the

premises and shall be supplied in sealed containers that require a tool such as a bottle opener or corkscrew to be opened.

Agreed

- That no more than 20 patrons shall use the external licensed area of the premises (marked on the submitted plan) at any time and that the external area shall be closed to patrons and fully empty by 21.30 on any day.

Agreed

- Premises management shall regularly monitor the external area to the premises and take all necessary steps to ensure that noise from patrons does not cause disturbance or public nuisance

Agreed this will be part of the training for all staff

- External waste handling, collections, deliveries and the cleaning of external areas shall only occur between the hours of 08.00 and 20.00.

Agreed, this will be part of the training for all staff

- Clearly legible signage shall be prominently displayed at all exits where it can easily be seen and read, requesting that customers leave the premises in a quiet and orderly manner that is respectful to neighbours.

Agreed, we have these signs ready to put up.

- Noise from plant, patrons and activities at the premises shall be managed to ensure that public nuisance shall not be caused in the vicinity of the premises or intrude inside the nearest or most exposed noise sensitive premises.

Agreed

- All external doors and doors to noise lobbies used by patrons to enter the premises shall have self-closers to the doors in accordance with BS 6459 Pt. 1 1984.

Agreed, this has been arranged with our builder



# MEMO: Licensing Unit

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To	Licensing Unit	Date	5 July 2018	
Copies				
From	Jayne Tear	Telephone	020 7525 0396	Fax
Email	jayne.tear@southwark.gov.uk			

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Subject Re: Rinneroon, 130 Druid Street, London, SE1 2HH

– Application for a premises licence

I write with regards to the above application for a premises licence submitted Rinneroon Limited under the Licensing Act 2003, which seeks the following licensable activities:

- Supply of alcohol (on the premises) on Monday to Sunday from 12:00 to 23:00
- Overall opening times shall be on Monday to Sunday from 12:00 to 23:00

The premises is described as

*'This is a Network Rail archway on Druid Street not far from Tower Bridge. It currently is completely empty other than one disused toilet. There is a small area outside the premises on the road that other businesses nearby have cordoned off for outside space. The archway will be turned into a home for our community led running club that has been going for 9 years. We've won various awards for volunteering. We'll store merchandise, have office space and have a section where running related foods and beverages can be sold'*

This premises is in a residential area and my representation is submitted under the prevention of crime and disorder and the prevention of public nuisance licensing objectives and has regard to the Southwark Statement of Licensing Policy.

Due to the limited information on the application form and to promote the licensing objectives I ask the applicant to provide the following information:

- An accommodation limit for the premises. (to be conditioned)
- To provide a written dispersal policy for the premises. (to be conditioned)

Furthermore the application has not left any time between the last sale of alcohol 'on sales' and the closing time when patrons should have left the premises, this can lead to conflict between staff and the customer having purchased an alcoholic drink for consumption on the premises minutes before closing time and being asked to either finish the drink or hand it back and to leave the premises. Additionally this will encourage patrons to rush consumption of alcoholic drinks at the same time of closing which can lead to antisocial behaviour problems when patron have left the premises.

Therefore I also ask the applicant to consider:

- Amending the licensable activities so that the 'on sales' of alcohol shall cease at least half hour before the closing time of the premises.(22:30)



To further promote the licensing objectives add the following conditions to the operating schedule as follows:

- That no drinks in opened containers shall be allowed outside the premises, which includes the area directly outside the front exit door
- The management shall provide information on the premises of local taxi companies

I therefore submit this representation and welcome any discussion with the applicant to consider the above representation

Southwark's Statement of Licensing Policy 2016 – 2020 can be found on the following link:

<http://lbs-mapweb-01:9080/connect/Includes/APPIMA/SSOLP1620.pdf>

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

# MEMO: Licensing Unit

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To           Licensing Department   Date           27<sup>th</sup> June 2018

Copies

From       Farhad Chowdhury       Telephone   020 7525 0398       Fax

Email      Farhad.chowdhury@southwark.gov.uk

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Subject:       **Rinneroon, 130 Druid Street London SE1 2HH**

I write in reference to the application submitted by Rinneroon, for a new premises Licence and I would make the following comments.

I have read the application and I would like some clarifications on the following;

- 1) **Explain how the applicant will deal with public safety, customers who want to sit outside drinking will be sitting on the public highway where cars drive by, there is a risk of vehicles driving into customers drinking outside in the proposed area. There is a serious risk of road accidents/collisions with on Druid street due to the number of vehicles using the road day and night. It is not a suitable to allow drinking outside on the public highway unless suitable measures are put in place.**
- 2) **A comprehensive site specific risk assessments to be done by a competent person and submitted to this Department.**

I therefore **Object** to this variation application on grounds of **Public Safety** until the matters above have been addressed properly.

**Farhad Chowdhury**  
**Principal Enforcement Officer**