

Licensing Sub-Committee

Tuesday 26 November 2024

10.00 am

Online/Virtual

Membership

Councillor Renata Hamvas (Chair)
Councillor Barrie Hargrove
Councillor Sunny Lambe

Reserves

Councillor Suzanne Abachor

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. For details on building access, translation, provision of signers or any other requirements for this meeting, please contact the person below.

Contact

Andrew Weir by email: andrew.weir@southwark.gov.uk

Members of the committee are summoned to attend this meeting

Althea Loderick

Chief Executive

Date: 18 November 2024



Licensing Sub-Committee

Tuesday 26 November 2024
10.00 am
Online/Virtual

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: ARCH 4, CRUCIFIX LANE, LONDON SE1 3JW	1 - 70
6.	LICENSING ACT 2003: ARCH 5, CRUCIFIX LANE, LONDON SE1 3JW	71 - 141

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.”

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

Date: 18 November 2024

Meeting Name:	Licensing Sub-Committee
Date:	26 November 2024
Report title:	Licensing Act 2003: Arch 4, Crucifix Lane, London SE1 3JW
Ward(s) or groups affected:	London Bridge and West Bermondsey
Classification:	Open
Reason for lateness (if applicable):	Not applicable
From:	Acting Strategic Director of Environment, Sustainability and Leisure

RECOMMENDATION

1. That the licensing sub-committee considers an application made The Arch Companies Properties Limited for a premises licence to be granted under the Licensing Act 2003 in respect of the premises known as Arch 4, Crucifix Lane, London SE1 3JW.
2. Notes:
 - a) This application is for a premises licence and has been submitted under Section 17 of the Licensing Act 2003. The application is subject to outstanding representations from two responsible authorities and nine 'other persons' and is therefore referred to the licensing sub-committee for determination.
 - b) Paragraphs 8 to 13 of this report provide a summary of the application. A copy of the application submitted with the application are attached to this report as Appendix A.
 - c) Paragraphs 14 to 20 of this report deal with the representations submitted in respect of the application. The representations from the Other Persons are attached as Appendix C. A map showing the location of the premises is attached to this report as Appendix D.
 - d) A copy of the council's approved procedure for hearings of the sub-committee in relation to an application made under the Licensing Act 2003, along with a copy of the hearing regulations, has been circulated to all parties to the meeting.

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, the licensing responsibility is wholly administered by this council.
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 persons 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 premises licence application

8. On 30 September 2024 The Arch Companies Properties Limited applied to this Council for a premises licence to be granted under the Licensing Act 2003 in respect of the premises known as Arch 4, Crucifix Lane, London SE1 3JW

9. The hours applied for are summarised as follows:

- The sale by retail of alcohol (both on and off sales):
 - Sunday to Wednesday: 08:00 to 00:30
 - Thursday to Saturday: 08:00 to 01:30
- The provision of regulated late night refreshment (both indoors and outdoors):
 - Sunday to Wednesday: 23:00 to 00:30
 - Thursday to Saturday: 23:00 to 01:30
- The provision of regulated entertainment in the form of live and recorded music (indoors):
 - Sunday to Wednesday: 08:00 to 00:30
 - Thursday to Saturday: 08:00 to 01:30
- Opening hours:
 - Sunday to Wednesday: 08:00 to 01:00
 - Thursday to Saturday: 08:00 to 02:00
- Non-standard hours:
 - From the end of permitted hours New Years Day to the start of permitted hours New Years Eve.

10. The premises, and the intended operation of the premises, are described in the application simply as follows:

“The Arch Company is the UK’s largest small business landlord, serving thousands of business owners who make a unique and vital contribution to the UK economy. With a property portfolio of approximately 5,200 railway arches, business estates, former station buildings and other properties, The Arch Company is proud to be the landlord to a diverse, passionate group of small business owners, entrepreneurs and community organisations across England and Wales. Arches 4 & 5 Crucifix Lane are newly refurbished commercial units in the hear [sic] of Southwark.

These premises are small in size and the application seeks hours similar to the framework hours suggested within the policy. The locations are not residential and provide an opportunity to develop sites which are currently vacant.

Conditions have been offered within the application which we believe to be proportionate and adequate for the style and size of the operations.

Due to the reasons listed above we believe the application promotes the Licensing Objectives.

The applicant is the landlord who will not operate the premises but will transfer to a suitable tenant when identified.

We are making the application because, in challenging economic times, it is more attractive to an independent operator to take a premises with a premises licence thus avoiding the time and costs involved in making the application.”

11. The premises licence application form provides the applicant’s operating schedule. Parts A, B, E, F, G, H, J, K, L, and M of the operating schedule set out the proposed licensable activities, operating hours and operating control measures in full, with reference to the four licensing objectives as stated in the Licensing Act 2003. Should a premises licence be issued in respect of the application the information provided in part M of the operating schedule will form the basis of conditions that will be attached to any licence granted subsequent to the application.
12. A copy of the application is attached to this report as Appendix A.

Designated premises supervisor (DPS)

13. There is no current proposed designated premises supervisor, an application to vary the DPS will be required in order to sell alcohol.

Representations from responsible authorities

14. There were two representations from the responsible authorities, namely the Metropolitan Police Service (licensing division) and the council’s licensing responsible authority.
15. The representation from the police points to the premises being situated in the Borough and Bankside cumulative impact area (CIA). Please note that this is incorrect, it lies just outside of the CIA boundary. The police object to the granting of this licence in its current form as the control measures offered do not address the licensing objectives sufficiently in particular that of prevention of crime and disorder. There is concern that the hours applied for are outside those of those recommended in the Southwark statement of licensing policy.
16. The representation from licensing as responsible authority states that the premises lies within the Bankside, Borough, London Bridge Strategic Cultural and London Bridge District Town Centre Area and that the hours applied for are outside those of those recommended in the Southwark statement of licensing policy. If Members were minded to grant the licence despite its locality, the representation asks for a raft of additional conditions.
17. The representations are available in Appendix B.

Representations from other persons

18. A representation has been submitted by nine Other Persons. The representations come from both local residents and businesses and point to the following concerns:

- The proximity of the premises to residential addresses
- The premises lying within a CIA (which is incorrect)
- The late hours applied for at the venue
- The risk of increased antisocial behaviour and nuisance in the locality
- Potential disruption caused by patrons arriving at and leaving the premises.

19. The representations are available in Appendix C. It should be noted that two objectors have raised concerns with the blue notices at the premises. The notices were checked at the beginning of the consultation and following the complaints. It is the view of the administrator of this application that it has been advertised correctly and members should therefore disregard any reference to 'procedural lapse'. Other person A also refers to Jacks Bar, which was in fact previously in Arch 7.

Conciliation

20. All representations were sent to the applicant. None of the representations had been conciliated at the point of this report being written.

Premises history

21. This is a development of existing arches. It has not been licenced previously.

22. There have been no recent complaints or temporary event notices.

Map

23. A map showing the location of the premises is attached to this report as Appendix D. While the area is within a CIA and there are many licensed premises locally, there are few in the immediate vicinity (100 metres) of the premises application:

Kin and Deum, 2 Crucifix Lane, London SE1 3JW, licenced for:

- The sale by retail of alcohol (on and off sales):
 - Monday to Sunday: 10:00 to 01:00
- The provision of late night refreshment (indoors):
 - Monday to Sunday: 23:00 to 01:00

Globe House, 37 Bermondsey Street, London SE1 3XF, licenced for:

- The sale by retail of alcohol (on sales):
 - Monday to Sunday: 12:00 to 00:00
 - Sunday: 09:00 to 23:00

Lahpet Larder – 39-45 Bermondsey Street, SE1 3XF, licenced for:

- The sale by retail of alcohol (on sales):
 - Monday to Tuesday: 08:00 to 01:00
 - Wednesday to Saturday: 08:00 to 02:00
 - Sunday: 08:00 to 00:00
- The sale by retail of alcohol (off sales):
 - Monday to Sunday: 08:00 to 22:00
- The provision of late night refreshment (indoors):
 - Monday to Tuesday: 23:00 to 01:00
 - Wednesday to Saturday: 23:00 to 02:00
 - Sunday: 23:00 to 00:00
- The provision of regulated entertainment in the form of recorded music (indoors):
 - Monday to Tuesday: 08:00 to 01:00
 - Wednesday to Saturday: 08:00 to 02:00
 - Sunday: 08:00 to 00:00

Bermondsey Bar and Kitchen, 40 Bermondsey Street, London SE1 3UD, licenced for:

- The sale by retail of alcohol (on and off sales):
 - Monday to Sunday: 11:00 to 01:00
- The provision of late night refreshment (indoors):
 - Monday to Sunday: 23:00 to 01:00
- The provision of regulated entertainment in the form of recorded music (indoors):
 - Monday to Sunday: 11:00 to 07:00

Sixes Social Club, 46-50 Bermondsey Street, London SE1 3UD, licenced for:

- The sale by retail of alcohol (on and off sales):
 - Monday to Sunday: 10:00 to 02:00
- The provision of late night refreshment (indoors):
 - Monday to Sunday: 23:00 to 02:30
- The provision of regulated entertainment in the form of plays, films, live and recorded music (indoors):
 - Monday to Friday: 17:00 to 02:00
 - Saturday to Sunday: 15:00 to 02:00.

Southwark Council statement of licensing policy

24. Council assembly approved Southwark's statement of licensing policy 2021-2026 on 25 November 2020 and it came into effect on 1 January 2021.

25. 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 licenses 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.
26. 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.
27. Members should take into consideration both the Southwark statement of licensing policy and the Section 182 Guidance when making decisions. The links for these are below.
- Southwark policy:
<https://www.southwark.gov.uk/business/licences/business-premises-licensing/licensing-and-gambling-act-policy>
 - Section 182 Guidance:
<https://www.gov.uk/government/publications/explanatory-memorandum-revised-guidance-issued-under-s-182-of-licensing-act-2003>

Cumulative impact area (CIA)

28. The premises is located outside of a cumulative impact area (CIA), but lies within the Bankside, Borough and London Bridge Strategic Cultural and London Bridge District Town Centre.
29. The recommended closing hours for public houses under the statement of licensing policy for that location are:
- Sunday to Thursday: 23:00
 - Friday and Saturday: 00:00
30. The recommended closing hours for restaurants under the statement of licensing policy for that location are:
- Sunday to Thursday: 00:00
 - Friday and Saturday: 01:00
31. The recommended closing hours for nightclubs under the statement of licensing policy for that location are:
- Monday to Thursday: 01:00
 - Friday and Saturday: 03:00
 - Sunday: 00:00.

Climate change implications

32. Following council assembly on 14 July 2021, the council is committed to considering the climate change implications of any decisions.
33. Climate change is not a legal factor in the consideration of a grant of a premises license under the current licensing objectives, however members can make enquiries and request an agreement from applicants to promote the reduction of the impact of climate change that may be caused by the operation of the premises.
34. Examples of such an agreement may be:
 - Not to use single use plastics, such as disposable plastic glasses, when selling alcohol at the premises.
 - Encourage patrons not to drive to venues by providing details of public transport on their webpages/tickets.
35. The council's climate change strategy is available at:

<https://www.southwark.gov.uk/assets/attach/48607/Climate-Change-Strategy-July-2021-.pdf>

Community, equalities (including socio-economic) and health impacts

Community impact statement

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

Equalities (including socio-economic) impact statement

37. This report does not result in a policy decision and each application is required to be considered upon its own individual merits with all relevant matters taken into account. In considering the recommendations of this report, due regard must be given to the public sector equality duty set out in section 149 of the Equality Act 2010. This requires the council to consider all individuals when carrying out its functions.
38. Importantly, the council must have due regard to the need to eliminate discrimination, harassment, victimisation, or other prohibited conduct; advance equality of opportunity and foster good relations between people who have protected characteristics and those who do not. The relevant protected characteristics are age, disability, gender reassignment, pregnancy and maternity, race, religion or belief, sex, sexual orientation. The public sector equality duty also applies to marriage and civil partnership, but only in relation to the need to eliminate discrimination, harassment, victimisation, or other prohibited conduct.

39. The equalities impact statement for licensing decisions is contained within the Southwark statement of licensing Policy 2021 – 2026 at:

<https://www.southwark.gov.uk/business/licences/business-premises/licensing/licensing-and-gambling-act-policy>

40. The equalities impact assessment is available at:

<https://moderngov.southwark.gov.uk/documents/s92016/Appendix%20F%20-%20Equalities%20Impact%20Assessment.pdf>

Health impact statement

41. Health impacts cannot be considered by law when making decisions under the Licensing Act 2003.

Resource implications

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

Consultation

43. Consultation has been carried out on this application in accordance with the provisions of the Licensing Act 2003. A public notice was published in a local newspaper and similar notices were exhibited outside of the premises for a period of 28 consecutive days.

SUPPLEMENTARY ADVICE FROM OTHER OFFICERS

Assistant Chief Executive - Governance and Assurance

44. The sub-committee is asked to determine the application for a premises licence under Section 17 of the Licensing Act 2003.
45. The principles which sub-committee members must apply are set out below.

Principles for making the determination

46. The sub-committee is asked to determine the application for a premises licence under section 17 of the Licensing Act 2003.
47. The principles which sub-committee members must apply are set out below.
48. The general principle is that applications for premises licence applications 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.

49. 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 interested party or responsible authority
- Have not been withdrawn
- Are not, in the opinion of the relevant licensing authority, frivolous or vexatious.

50. 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:

- To grant the licence subject to:
 - The conditions mentioned in section 18 (2)(a) modified to such extent as the licensing authority considers necessary for the promotion of the licensing objectives
 - Any condition which must under section 19, 20 or 21 be included in the licence.
- To exclude from the scope of the licence any of the licensable activities to which the application relates.
- To refuse to specify a person in the licence as the premises supervisor.
- To reject the application.

Conditions

51. The sub-committee's discretion is thus limited. It can only modify the conditions put forward by the applicant, or refuse the application, 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.

52. The four licensing objectives are:

- The prevention of crime and disorder
- Public safety
- The prevention of nuisance
- The protection of children from harm.

53. 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.

54. Conditions will not be necessary if they duplicate a statutory position. Conditions relating to night café and take away aspect of the license must relate to the night time operation of the premises and must not be used to impose conditions which could not be imposed on daytime operators.

55. Members are also referred to the Home Office Revised Guidance issued under section 182 of the Licensing Act 2003 on conditions, specifically section 10.

Reasons

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

Hearing procedures

57. 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.
58. This matter relates to the determination of an application for a premises licence under Section 17 of the Licensing Act 2003. Regulation 26(1) (a) requires the sub-committee to make its determination at the conclusion of the hearing.

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

59. 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.
60. 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.
61. 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.
62. 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.
63. 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.
64. The sub-committee can only consider matters within the application that have been raised through representations from other persons and responsible authorities. Interested parties must live in the vicinity of the premises. This will be decided on a case to case basis.
65. 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.

66. 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.

Strategic Director of Resources

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

APPENDICES

Name	Title
Appendix A	Copy of the application
Appendix B	Representations from responsible authorities
Appendix C	Representations from other persons against the application
Appendix D	Map of locality

AUDIT TRAIL

Lead Officer	Toni Ainge, Acting Strategic Director Environment, Sustainability and Leisure	
Report Author	Andrew Heron, Principal Licensing Officer	
Version	Final	
Dated	5 November 2024	
Key Decision?	No	
CONSULTATION WITH OTHER OFFICERS / DIRECTORATES / CABINET MEMBER		
Officer Title	Comments Sought	Comments Included
Assistant Chief Executive - Governance and Assurance	Yes	Yes
Strategic Director of Resources	No	No
Cabinet Member	No	No
Date final report sent to Constitutional Team		5 November 2024

**Application for a premises licence to be granted
under the Licensing Act 2003**

PLEASE READ THE FOLLOWING INSTRUCTIONS FIRST

Before completing this form please read the guidance notes at the end of the form. If you are completing this form by hand please write legibly in block capitals. In all cases ensure that your answers are inside the boxes and written in black ink. Use additional sheets if necessary.

You may wish to keep a copy of the completed form for your records.

We THE ARCH COMPANY PROPERTIES LIMITED

apply for a premises licence under section 17 of the Licensing Act 2003 for the premises described in Part 1 below (the premises) and I/we are making this application to you as the relevant licensing authority in accordance with section 12 of the Licensing Act 2003

Part 1 – Premises Details

Postal address of premises or, if none, ordnance survey map reference or description			
Arch 4 Crucifix Lane London Bridge			
Post town	London	Post code	SE1 3JW

Telephone number at premises (if any)	
Non-domestic rateable value of premises	£Not Rated.

Part 2 - Applicant Details

Please state whether you are applying for a premises licence as
Please tick yes

- | | | |
|--|-------------------------------------|-----------------------------|
| a) an individual or individuals * | <input type="checkbox"/> | please complete section (A) |
| b) a person other than an individual * | | |
| i. as a limited company | <input checked="" type="checkbox"/> | please complete section (B) |
| ii. as a partnership | <input type="checkbox"/> | please complete section (B) |
| iii. as an unincorporated association or | <input type="checkbox"/> | please complete section (B) |
| iv. other (for example a statutory corporation) | <input type="checkbox"/> | please complete section (B) |
| c) a recognised club | <input type="checkbox"/> | please complete section (B) |
| d) a charity | <input type="checkbox"/> | please complete section (B) |
| e) the proprietor of an educational establishment | <input type="checkbox"/> | please complete section (B) |
| f) a health service body | <input type="checkbox"/> | please complete section (B) |
| g) a person who is registered under Part 2 of the Care Standards Act 2000 (c14) in respect of an independent hospital | <input type="checkbox"/> | please complete section (B) |
| ga) a person who is registered under Chapter 2 of Part 1 of the Health and Social Care Act 2008 (within the meaning of that Part) in an independent hospital in England | <input type="checkbox"/> | please complete section (B) |

- h) the chief officer of police of a police force in please complete section (B)
England and Wales

* If you are applying as a person described in (a) or (b) please confirm:

Please tick yes

- I am carrying on or proposing to carry on a business which involves the use of the premises for licensable activities; or
- I am making the application pursuant to a
 - statutory function or
 - a function discharged by virtue of Her Majesty's prerogative

(A) INDIVIDUAL APPLICANTS (fill in as applicable)

Mr <input type="checkbox"/>	Mrs <input type="checkbox"/>	Miss <input type="checkbox"/>	Ms <input type="checkbox"/>	Other Title (for example, Rev)	
Surname			First names		
Date of Birth old or over		I am 18 years		<input type="checkbox"/> Please tick yes	
Nationality					
Current residential address if different from premises address					
Post Town				Postcode	
Daytime contact telephone number					
E-mail address (optional)					
Where applicable (if demonstrating a right to work via the Home Office online right to work checking service), the 9-digit 'share code' provided to the applicant by that service (please see note 15 for information)					

SECOND INDIVIDUAL APPLICANT (if applicable)

Mr <input type="checkbox"/>	Mrs <input type="checkbox"/>	Miss <input type="checkbox"/>	Ms <input type="checkbox"/>	Other Title (for example, Rev)	
Surname			First names		
Date of Birth old or over		I am 18 years		<input type="checkbox"/> Please tick yes	
Nationality					
Current residential address if different from premises address					

Post Town		Postcode	
Daytime contact telephone number			
E-mail address (optional)			
Where applicable (if demonstrating a right to work via the Home Office online right to work checking service), the 9-digit 'share code' provided to the applicant by that service (please see note 15 for information)			

(B) OTHER APPLICANTS

Please provide name and registered address of applicant in full. Where appropriate please give any registered number. In the case of a partnership or other joint venture (other than a body corporate), please give the name and address of each party concerned.

Name The Arch Company Properties Limited
Address 6th Floor Watling House, 33 Cannon Street, London, EC4M 5SB
Registered number (where applicable) 11516452
Description of applicant (for example, partnership, company, unincorporated association etc.) Limited Company
Telephone number (if any) -
E-mail address (optional) -

Part 3 Operating Schedule

When do you want the premises licence to start?

Day	Month	Year
A	S	A P

If you wish the licence to be valid only for a limited period, when do you want it to end?

Day	Month	Year

A

Please give a general description of the premises (please read guidance note 1)

Background Purposes Only.

The Arch Company is the UK's largest small business landlord, serving thousands of business owners who make a unique and vital contribution to the UK economy. With a property portfolio of approximately 5,200 railway arches, business estates, former station buildings and other properties, The Arch Company is proud to be the landlord to a diverse, passionate group of small business owners, entrepreneurs and community organisations across England and Wales. Arches 4 & 5 Cruxifix Lane are newly refurbished commercial units in the hear of Southwark.

Southwark Policy.

These premises are small in size and the application seeks hours similar to the framework hours suggested within the policy. The locations are not residential and provide an opportunity to develop sites which are currently vacant.

Conditions have been offered within the application which we believe to be proportionate and adequate for the style and size of the operations.

Due to the reasons listed above we believe the application promotes the Licensing Objectives.

Application.

The applicant is the landlord who will not operate the premises but will transfer to a suitable tenant when identified.

We are making the application because, in challenging economic times, it is more attractive to an independent operator to take a premises with a premises licence thus avoiding the time and costs involved in making the application.

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

N/A

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

(Please see sections 1 and 14 of the Licensing Act 2003 and Schedules s1 and 2 to the Licensing Act 2003)

- Provision of regulated entertainment** (please read guidance note 2) **Please tick all that apply**
- a) plays (if ticking yes, fill in box A)
 - b) films (if ticking yes, fill in box B)
 - c) indoor sporting events (if ticking yes, fill in box C)
 - d) boxing or wrestling entertainment (if ticking yes, fill in box D)
 - e) live music (if ticking yes, fill in box E)
 - f) recorded music (if ticking yes, fill in box F)
 - g) performances of dance (if ticking yes, fill in box G)
 - h) anything of a similar description to that falling within (e), (f) or (g) (if ticking yes, fill in box H)
- Provision of late night refreshment** (if ticking yes, fill in box I)
- Supply of alcohol** (if ticking yes, fill in box J)

In all cases complete boxes K, L and M

A

Plays Standard days and timings (please read guidance note 7)			<u>Will the performance of a play take place indoors or outdoors or both – please tick</u> (please read guidance note 3)	Indoors	<input type="checkbox"/>
				Outdoors	<input type="checkbox"/>
Day	Start	Finish		Both	<input type="checkbox"/>
Mon			<u>Please give further details here</u> (please read guidance note 4)		
Tue					

Wed			State any seasonal variations for performing plays (please read guidance note 5)
Thur			
Fri			Non standard timings. Where you intend to use the premises for the performance of plays at different times to those listed in the column on the left, please list (please read guidance note 6)
Sat			
Sun			

B

Films Standard days and timings (please read guidance note 7)			Will the exhibition of films take place indoors or outdoors or both – please tick (please read guidance note 3)	Indoors	<input type="checkbox"/>
				Outdoors	<input type="checkbox"/>
Day	Start	Finish		Both	<input type="checkbox"/>
Mon			Please give further details here (please read guidance note 4)		
Tue					
Wed			State any seasonal variations for the exhibition of films (please read guidance note 5)		
Thur					
Fri			Non standard timings. Where you intend to use the premises for the exhibition of films at different times to those listed in the column on the left, please list (please read guidance note 6)		
Sat					
Sun					

C

Indoor sporting events Standard days and timings (please read guidance note 7)			Please give further details (please read guidance note 4)		
Day	Start	Finish			
Mon					
Tue			State any seasonal variations for indoor sporting events (please read guidance note 5)		
Wed					
Thur			Non standard timings. Where you intend to use the premises for indoor sporting events at different times to those listed in the column on the left, please list (please read guidance note 6)		
Fri					
Sat					

Sun		

D

Boxing or wrestling entertainments Standard days and timings (please read guidance note 7)			<u>Will the boxing or wrestling entertainment take place indoors or outdoors or both – please tick</u> (please read guidance note 3)	Indoors	<input type="checkbox"/>
				Outdoors	<input type="checkbox"/>
				Both	<input type="checkbox"/>
Day	Start	Finish			
Mon			<u>Please give further details here</u> (please read guidance note 4)		
Tue					
Wed			<u>State any seasonal variations for boxing or wrestling entertainment</u> (please read guidance note 5)		
Thur					
Fri			<u>Non standard timings. Where you intend to use the premises for boxing or wrestling entertainment at different times to those listed in the column on the left, please list</u> (please read guidance note 6)		
Sat					
Sun					

E

Live music Standard days and timings (please read guidance note 7)			Will the performance of live music take place indoors or outdoors or both – please tick (please read guidance note 3)	Indoors	<input checked="" type="checkbox"/>
				Outdoors	<input type="checkbox"/>
				Both	<input type="checkbox"/>
Day	Start	Finish	Please give further details here (please read guidance note 4)		
Mon	08:00	00:30			
Tue	08:00	00:30	State any seasonal variations for the performance of live music (please read guidance note 5)		
Wed	08:00	00:30			
Thur	08:00	01:30	Non standard timings. Where you intend to use the premises for the performance of live music at different times to those listed in the column on the left, please list (please read guidance note 6)		
Fri	08:00	01:30			
Sat	08:00	01:30	From the end of permitted hours New Years Day to the start of permitted hours New Years Eve.		
Sun	08:00	00:30			

F

Recorded music Standard days and timings (please read guidance note 7)			Will the playing of recorded music take place indoors or outdoors or both – please tick (please read guidance note 3)	Indoors	<input checked="" type="checkbox"/>
				Outdoors	<input type="checkbox"/>
				Both	<input type="checkbox"/>
Day	Start	Finish	Please give further details here (please read guidance note 4)		
Mon	08:00	00:30			
Tue	08:00	00:30	State any seasonal variations for the playing of recorded music (please read guidance note 5)		
Wed	08:00	00:30			
Thur	08:00	01:30	Non standard timings. Where you intend to use the premises for the playing of recorded music at different times to those listed in the column on the left, please list (please read guidance note 6)		
Fri	08:00	01:30			
Sat	08:00	01:30	From the end of permitted hours New Years Day to the start of permitted hours New Years Eve.		
Sun	08:00	00:30			

G

Performances of dance Standard days and timings (please read guidance note 7)			<u>Will the performance of dance take place indoors or outdoors or both – please tick</u> (please read guidance note 3)	Indoors	<input type="checkbox"/>
				Outdoors	<input type="checkbox"/>
				Both	<input type="checkbox"/>
Day	Start	Finish	<u>Please give further details here</u> (please read guidance note 4)		
Mon					
Tue					
Wed					
Thur					
Fri					
Sat					
Sun					
			<u>State any seasonal variations for the performance of dance</u> (please read guidance note 5)		
			<u>Non standard timings. Where you intend to use the premises for the performance of dance at different times to those listed in the column on the left, please list</u> (please read guidance note 6)		

H

Anything of a similar description to that falling within (e), (f) or (g) Standard days and timings (please read guidance note 7)			<u>Please give a description of the type of entertainment you will be providing</u>		
Day	Start	Finish	<u>Will this entertainment take place indoors or outdoors or both – please tick</u> (please read guidance note 3)	Indoors	<input type="checkbox"/>
Mon				Outdoors	<input type="checkbox"/>
				Both	<input type="checkbox"/>
Tue			<u>Please give further details here</u> (please read guidance note 4)		
Wed					
Thur					
			<u>State any seasonal variations for entertainment of a similar description to that falling within (e), (f) or (g)</u> (please read guidance note 5)		
			<u>Non standard timings. Where you intend to use the premises for the entertainment of a similar description to that falling within (e), (f) or (g) at different times to those listed in the column on the left, please list</u> (please read guidance note 6)		

Late night refreshment Standard days and timings (please read guidance note 7)			Will the provision of late night refreshment take place indoors or outdoors or both – please tick (please read guidance note 3)	Indoors	<input type="checkbox"/>
Day	Start	Finish		Outdoors	<input type="checkbox"/>
Mon	23:00	00:30	Please give further details here (please read guidance note 4)	Both	<input checked="" type="checkbox"/>
Tue	23:00	00:30			
Wed	23:00	00:30		State any seasonal variations for the provision of late night refreshment (please read guidance note 5)	
Thur	23:00	01:30			
Fri	23:00	01:30		Non standard timings. Where you intend to use the premises for the provision of late night refreshment at different times, to those listed in the column on the left, please list (please read guidance note 6)	
Sat	23:00	01:30			
Sun	23:00	00:30			From the end of permitted hours New Year's Day to the start of permitted hours New Year's Eve.

Supply of alcohol Standard days and timings (please read guidance note 7)			Will the supply of alcohol be for consumption (Please tick box) (please read guidance note 8)	On the premises	<input type="checkbox"/>
Day	Start	Finish		Off the premises	<input type="checkbox"/>
Mon	08:00	00:30	State any seasonal variations for the supply of alcohol (please read guidance note 5)	Both	<input checked="" type="checkbox"/>
Tue	08:00	00:30			
Wed	08:00	00:30			
Thur	08:00	01:30		Non standard timings. Where you intend to use the premises for the supply of alcohol at different times to those listed in the column on the left, please list (please read guidance note 6)	
Fri	08:00	01:30			
Sat	08:00	01:30		From the end of permitted hours New Year's Day to the start of permitted hours New Year's Eve.	
Sun	08:00	00:30			

State the name and details of the individual whom you wish to specify on the licence as premises supervisor (Please see declaration about the entitlement to work in the checklist at the end of the form):

Name N/A
Date of birth N/A

Address N/A	
Postcode	N/A
Personal Licence number (if known) N/A	
Issuing licensing authority (if known) N/A	

K

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)
N/A

L

Hours premises are open to the public Standard days and timings (please read guidance note 7)			<u>State any seasonal variations</u> (please read guidance note 5)
Day	Start	Finish	
Mon	08:00	01:00	
Tue	08:00	01:00	
Wed	08:00	01:00	
Thur	08:00	02:00	
Fri	08:00	02:00	
Sat	08:00	02:00	
Sun	08:00	01:00	
			From the end of permitted hours New Year's Day to the start of permitted hours New Year's Eve.

M Describe the steps you intend to take to promote the four licensing objectives:

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

1. The premises shall install and maintain a comprehensive CCTV system as per the minimum requirements of the Southwark Police Licensing Team.
 - a) All entry and exit points will be covered enabling frontal identification of every person entering in any light condition.
 - b) The CCTV system shall continually record whilst the premises is open for licensable activities and during all times when customers remain on the premises and will include the external area immediately outside the premises entrance.

- c) All recordings shall be stored for a minimum period of 31 days with date and time stamping.
 - d) Viewing of recordings shall be made available immediately upon the request of Police or authorised officer throughout the entire 31-day period.
2. A staff member from the premises who is conversant with the operation of the CCTV system shall be on the premises at all times when the premises is open. This staff member must be able to provide a Police or authorised council officer copies of recent CCTV images or data with the absolute minimum of delay when requested.
 3. No noise generated on the premises, or by its associated plant or equipment, shall emanate from the premises nor vibration be transmitted through the structure of the premises which gives rise to a nuisance.
 4. All windows and external doors shall be kept closed after (23:00) hours, or at any time when regulated entertainment takes place, except for the immediate access and egress of persons.
 5. There shall be no admittance or re-admittance to the premises after (23.00) hours except for patrons permitted to temporarily leave the premises (e.g. to smoke, make a phone call).
 6. Notices shall be prominently displayed at all exits requesting patrons to respect the needs of local residents and businesses and leave the area quietly.
 7. Notices shall be prominently displayed at any area used for smoking requesting patrons to respect the needs of local residents and use the area quietly.
 8. No waste or recyclable materials, including bottles, shall be moved, removed from or placed in outside areas between (23.00) hours and (08.00) hours on the following day.
 9. No deliveries to the premises shall take place between (23.00) and (08.00) hours on the following day.
 10. A Challenge 21 or Challenge 25 proof of age scheme shall be operated at the premises where the only acceptable forms of identification are recognised photographic identification cards, such as a driving licence, passport or proof of age card with the PASS Hologram.
 11. A record shall be kept detailing all refused sales of alcohol. The record should include the date and time of the refused sale and the name of the member of staff who refused the sale. The record shall be available for inspection at the premises by the police or an authorised officer of the City Council at all times whilst the premises is open.
 12. An incident log shall be kept at the premises, and made available on request to an authorised officer of the City Council or the Police. It must be completed within 24 hours of the incident and will record the following:
 - (a) all crimes reported to the venue
 - (b) all ejections of patrons
 - (c) any complaints received concerning crime and disorder
 - (d) any incidents of disorder
 - (e) all seizures of drugs or offensive weapons

b) The prevention of crime and disorder

Please see box a).

c) Public safety

Please see box a).

d) The prevention of public nuisance

Please see box a).

e) The protection of children from harm

Please see box a).

Please tick yes

- I have made or enclosed payment of the fee or
- I have not made or enclosed payment of the fee because the application has been made in relation to the introduction of the late night levy
- I have enclosed the plan of the premises
- I have sent copies of this application and the plan to responsible authorities and others where applicable
- I have enclosed the consent form completed by the individual I wish to be designated premises supervisor, if applicable
- 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
- ***[Applicable to all individual applicants, including those in a partnership which is not a limited liability partnership, but not companies or limited liability partnerships]*** I have included documents demonstrating my entitlement to work in the United Kingdom or my share code issued by the Home Office online right to work checking service (please read note 15).

IT IS AN OFFENCE, UNDER SECTION 158 OF THE LICENSING ACT 2003, TO MAKE A FALSE STATEMENT IN OR IN CONNECTION WITH THIS APPLICATION. THOSE WHO MAKE A FALSE STATEMENT MAY BE LIABLE ON SUMMARY CONVICTION TO A FINE OF ANY AMOUNT.

IT IS AN OFFENCE UNDER SECTION 24B OF THE IMMIGRATION ACT 1971 FOR A PERSON TO WORK WHEN THEY KNOW, OR HAVE REASONABLE CAUSE TO BELIEVE, THAT THEY ARE DISQUALIFIED FROM DOING SO BY REASON OF THEIR IMMIGRATION STATUS. THOSE WHO EMPLOY AN ADULT WITHOUT LEAVE OR WHO IS SUBJECT TO CONDITIONS AS TO EMPLOYMENT WILL BE LIABLE TO A CIVIL PENALTY UNDER SECTION 15 OF THE IMMIGRATION, ASYLUM AND NATIONALITY ACT 2006 AND PURSUANT TO SECTION 21 OF THE SAME ACT, WILL BE COMMITTING AN OFFENCE WHERE THEY DO SO IN THE KNOWLEDGE, OR WITH REASONABLE CAUSE TO BELIEVE, THAT THE EMPLOYEE IS DISQUALIFIED.

Part 4 – Signatures (please read guidance note 11)

Signature of applicant or applicant's solicitor or other duly authorised agent (See guidance note 11). If signing on behalf of the applicant please state in what capacity.

Declaration	<ul style="list-style-type: none"> [Applicable to individual applicants only, including those in a partnership which is not a limited liability partnership] I understand I am not entitled to be issued with a licence if I do not have the entitlement to live and work in the UK (or if I am subject to a condition preventing me from doing work relating to the carrying on of a licensable activity) and that my licence will become invalid if I cease to be entitled to live and work in the UK (please read guidance note 15) The DPS named in this application form is entitled to work in the UK (and is not subject to conditions preventing him or her from doing work relating to a licensable activity) and I have seen a copy of his or her proof of entitlement to work, or have conducted an online right to work check using the Home Office online right to work checking service which confirmed their right to work (please see note 15)
Signature	[REDACTED]
Date	30/09/2024
Capacity	[REDACTED] – Solicitors for and on behalf of the applicant

For joint applications signature of 2nd applicant or 2nd applicant's solicitor or other authorised agent. (please read guidance note 13). If signing on behalf of the applicant please state in what capacity.

Signature	[REDACTED]
Date	[REDACTED]
Capacity	[REDACTED]

Contact name (where not previously given) and postal address for correspondence associated with this application (please read guidance note 14)			
[REDACTED]			
Post town	[REDACTED]	Post code	[REDACTED]
Telephone number (if any)	[REDACTED]		
If you would prefer us to correspond with you by e-mail your e-mail address (optional)			
[REDACTED]			

Notes for Guidance

- Describe the premises, for example the type of premises, its general situation and layout and any other information which could be relevant to the licensing objectives.

Where your application includes off-supplies of alcohol and you intend to provide a place for consumption of these off-supplies, you must include a description of where the place will be and its proximity to the premises.

2. In terms of specific regulated entertainments please note that:
 - Plays: no licence is required for performances between 08:00 and 23.00 on any day, provided that the audience does not exceed 500.
 - Films: no licence is required for 'not-for-profit' film exhibition held in community premises between 08.00 and 23.00 on any day provided that the audience does not exceed 500 and the organiser (a) gets consent to the screening from a person who is responsible for the premises; and (b) ensures that each such screening abides by age classification ratings.
 - Indoor sporting events: no licence is required for performances between 08.00 and 23.00 on any day, provided that the audience does not exceed 1000.
 - Boxing or Wrestling Entertainment: no licence is required for a contest, exhibition or display of Greco-Roman wrestling, or freestyle wrestling between 08.00 and 23.00 on any day, provided that the audience does not exceed 1000. Combined fighting sports – defined as a contest, exhibition or display which combines boxing or wrestling with one or more martial arts – are licensable as a boxing or wrestling entertainment rather than an indoor sporting event.
 - Live music: no licence permission is required for:
 - a performance of unamplified live music between 08.00 and 23.00 on any day, on any premises.
 - a performance of amplified live music between 08.00 and 23.00 on any day on premises authorised to sell alcohol for consumption on those premises, provided that the audience does not exceed 500.
 - a performance of amplified live music between 08.00 and 23.00 on any day, in a workplace that is not licensed to sell alcohol on those premises, provided that the audience does not exceed 500.
 - a performance of amplified live music between 08.00 and 23.00 on any day, in a church hall, village hall, community hall, or other similar community premises, that is not licensed by a premises licence to sell alcohol, provided that (a) the audience does not exceed 500, and (b) the organiser gets consent for the performance from a person who is responsible for the premises.
 - a performance of amplified live music between 08.00 and 23.00 on any day, at the non-residential premises of (i) a local authority, or (ii) a school, or (iii) a hospital, provided that (a) the audience does not exceed 500, and (b) the organiser gets consent for the performance on the relevant premises from: (i) the local authority concerned, or (ii) the school or (iii) the health care provider for the hospital.
 - Recorded Music: no licence permission is required for:
 - any playing of recorded music between 08.00 and 23.00 on any day on premises authorised to sell alcohol for consumption on those premises, provided that the audience does not exceed 500.
 - any playing of recorded music between 08.00 and 23.00 on any day, in a church hall, village hall, community hall, or other similar community premises, that is not licensed by a premises licence to sell alcohol, provided that (a) the audience does not exceed 500, and (b) the organiser gets consent for the performance from a person who is responsible for the premises.
 - any playing of recorded music between 08.00 and 23.00 on any day, at the non-residential premises of (i) a local authority, or (ii) a school, or (iii) a hospital, provided that (a) the audience does not exceed 500, and (b) the organiser gets consent for the performance on the relevant premises from: (i) the local authority concerned, or (ii) the school proprietor or (iii) the health care provider for the hospital.

- Dance: no licence is required for performances between 08.00 and 23.00 on any day, provided that the audience does not exceed 500. However, a performance which amounts to adult entertainment remains licensable.
 - Cross activity exemptions: no licence is required between 08.00 and 23.00 on any day, with no limit on audience size for:
 - any entertainment taking place on the premises of the local authority where the entertainment is provided by or on behalf of the local authority;
 - any entertainment taking place on the hospital premises of the health care provider where the entertainment is provided by or on behalf of the health care provider;
 - any entertainment taking place on the premises of the school where the entertainment is provided by or on behalf of the school proprietor; and
 - any entertainment (excluding films and a boxing or wrestling entertainment) taking place at a travelling circus, provided that (a) it takes place within a moveable structure that accommodates the audience, and (b) that the travelling circus has not been located on the same site for more than 28 consecutive days.
3. Where taking place in a building or other structure please tick as appropriate (indoors may include a tent).
 4. For example the type of activity to be authorised, if not already stated, and give relevant further details, for example (but not exclusively) whether or not music will be amplified or unamplified.
 5. For example (but not exclusively), where the activity will occur on additional days during the summer months.
 6. For example (but not exclusively), where you wish the activity to go on longer on a particular day e.g. Christmas Eve.
 7. Please give timings in 24 hour clock (e.g. 16.00) and only give details for the days of the week when you intend the premises to be used for the activity.
 8. If you wish people to be able to consume alcohol on the premises, please tick 'on the premises'. If you wish people to be able to purchase alcohol to consume away from the premises, please tick 'off the premises'. If you wish people to be able to do both, please tick 'both'.
 9. Please give information about anything intended to occur at the premises or ancillary to the use of the premises which may give rise to concern in respect of children, regardless of whether you intend children to have access to the premises, for example (but not exclusively) nudity or semi-nudity, films for restricted age groups or the presence of gaming machines.
 10. Please list here steps you will take to promote all four licensing objectives together.
 11. The application form must be signed.
 12. An applicant's agent (for example solicitor) may sign the form on their behalf provided that they have actual authority to do so.
 13. Where there is more than one applicant, each of the applicants or their respective agent must sign the application form.
 14. This is the address which we shall use to correspond with you about this application.
 15. Entitlement to work/immigration status for individual applicants and applications from partnerships which are not limited liability partnerships:

A licence may not be held by an individual or an individual in a partnership which is not a limited liability partnership who is resident in the UK who:

- does not have the right to live and work in the UK; or
- is subject to a condition preventing him or her from doing work relating to the carrying on of a licensable activity.

Any licence issued in respect of an application made on or after 6 April 2017 will become invalid if the holder ceases to be entitled to work in the UK.

Applicants must demonstrate that they have an entitlement to work in the UK and are not subject to a condition preventing them from doing work relating to the carrying on of a licensable activity. They do this in one of two ways:

1. by providing with this application copies or scanned copies of the documents which an applicant may provide to demonstrate their entitlement to work in the UK (which do not need to be certified) that are published on GOV.UK and in guidance issued under section 182 of the Licensing Act 2003.
2. by providing their 'share code' to enable the licensing authority to carry out a check using the Home Office online right to work checking service (see below)

Home Office online right to work checking service

As an alternative to providing a copy of original documents, applicants may demonstrate their right to work by allowing the licensing authority to carry out a check with the Home Office online right to work checking service.

To demonstrate their right to work via the Home Office online right to work check service, applicants should include in this application their 9-digit share code (provided to them upon accessing the service at <https://www.gov.uk/prove-right-to-work>) which, along with the applicant's date of birth (provided within this application), will allow the licensing authority to carry out the check.

In order to establish the applicant's right to work, the check will need to indicate that the applicant is allowed to work in the United Kingdom and is not subject to a condition preventing them from doing work relating to the carrying on of a licensable activity.

An online check will not be possible in all circumstances because not all applicants will have an immigration status that can be checked online. The Home Office online right to work checking service sets out what information and /or documentation applicants will need in order to access the service. Applicants who are unable to obtain a share code from the service should submit copies of documents as set out above.

Your right to work will be checked as part of your licensing application and this could involve us checking your immigration status with the Home Office. We may otherwise share information with the Home Office. Your licence application will not be determined until you have complied with this guidance.



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/24/1194

Date: 04/10/2024

Dear Sir/Madam

Re:- The Arch Companies Properties Limited Arch 4 Crucifix Lane London Bridge
SE1 3JW

Police are in possession of an application from the above for a new premises licence to provide late night refreshment, supply of alcohol and regulated entertainment.

The applicant describes the premises as follows:

Background Purposes Only.

The Arch Company is the UK's largest small business landlord, serving thousands of business owners who make a unique and vital contribution to the UK economy. With a property portfolio of approximately 5,200 railway arches, business estates, former station buildings and other properties, The Arch Company is proud to be the landlord to a diverse, passionate group of small business owners, entrepreneurs and community organisations across England and Wales. Arches 4 & 5 Crucifix Lane are newly refurbished commercial units in the heart of Southwark.

Application.

The applicant is the landlord who will not operate the premises but will transfer to a suitable tenant when identified.

We are making the application because, in challenging economic times, it is more attractive to an independent operator to take a premises with a premises licence thus avoiding the time and costs involved in making the application.

The Hours requested are:

Open to the public

Sun-Wed-0800hrs-0100hrs

Thurs-Sat-0800hrs-0200hrs

Late Night Refreshment

Sun-Thurs-2300hrs-0030hrs

Thurs-Sat-2300hrs-0130hrs

Supply of Alcohol
Sun-Wed-0800hrs-0030hrs
Thurs-Sat-0800hrs-0130hrs

Live Music
Sun-Wed-0800hrs-0030hrs
Thurs-Sat-0800hrs-0130hrs

Recorded Music
Sun-Wed-0800hrs-0030hrs
Thurs-Sat-0800hrs-0130hrs

The venue is located in Bankside, Borough, London Bridge Strategic Cultural Area. The applicant has not afforded us with a clear description of the venues operation and there is no mention of capacity, therefore we are unable to comment on whether the hours requested are suitable. Police do note that the hours requested reflect that of nightclub or similar establishment and as such we would expect to see robust conditions to address the licensing objectives, even with robust conditions police would have concerns in regards to another alcohol led venue and its effect on crime and disorder in an already saturated part of the Borough.

The Southwark Statement of Licensing policy recommends the latest Terminal hour for a non-nightclub venue to be 0100hrs and this would be a restaurant and control measures should reflect this.

The applicant has provided a number of control measures however most are basic and due to the lack of information on the how the venues will operate we cannot risk assess the operation and therefore cannot comment on their suitability to address all the licensing objectives.

The Home office guidance issued under Sec 182 of the licensing Act 2003 'General principles' state that it is important in setting the parameters within which the premises may operate. Conditions must be precise and enforceable.

Police therefore object to this application on the grounds that in its current form it would have a negative impact on the licensing objectives, in particular the prevention of crime and disorder. Police would ask that the applicant addresses the previous mentioned concerns in regards to hour, venue operation and conditions, if this is achieved then there may be an opportunity to conciliate these applications.

Submitted for your consideration.
Yours Sincerely

PC Mark Lynch

Licensing Officer
Southwark Police Licensing

To: Licensing Unit	From: Wesley McArthur wesley.mcarthur@southwark.gov.uk 020 7525 5779 (on behalf of the Licensing Unit in its role as a responsible authority)	Date: 23 October 2024
Subject:	Representation	
Act:	The Licensing Act 2003 (the Act)	
Premises:	Arch 4, Crucifix Lane, London Bridge, London, SE1 3JW	
Application number:	884162	
Location ID:	201992	Ward: London Bridge & West Bermondsey

We object to the grant of an application for a premises licence, submitted by The Arch Company Properties Limited under The Licensing Act 2003 (the Act), in respect of the premises known as Arch 5, Crucifix Lane, London Bridge, London, SE1 3JW.

1. The application

The application is to allow for the provision of the following licensable activities and opening hours:

Live music and recorded music (both indoors) –

- **Sunday - Wednesday: 08:00 – 00:30**
- **Thursday - Saturday: 08:00 – 01:30**

Late night refreshment (indoors and outdoors) –

- **Sunday - Thursday: 23:00 – 00:30**
- **Friday & Saturday: 23:00 – 01:30**

The sale of alcohol for consumption both on and off the premises as follows –

- **Sunday - Thursday: 23:00 – 00:30**
- **Friday & Saturday: 23:00 – 01:30**

The proposed opening hours of the premises are –

- **Sunday - Thursday: 08:00 – 01:00**
- **Friday & Saturday: 08:00 – 02:00**

Non standard timings for licensable activities and opening hours –

- From the end of permitted hours New Year's Eve to the start of permitting hours New Year's Day

The premises, and its intended operation, are described in the application as follows (verbatim):

- **"Background Purposes Only.**

The Arch Company is the UK's largest small business landlord, serving thousands of business owners who make a unique and vital contribution to the UK economy. With

a property portfolio of approximately 5,200 railway arches, business estates, former station buildings and other properties, The Arch Company is proud to be the landlord to a diverse, passionate group of small business owners, entrepreneurs and community organisations across England and Wales.

Arches 4 & 5 Crucifix Lane are newly refurbished commercial units in the heart of Southwark.

Southwark Policy.

These premises are small in size and the application seeks hours similar to the framework hours suggested within the policy. The locations are not residential and provide an opportunity to develop sites which are currently vacant.

Conditions have been offered within the application which we believe to be proportionate and adequate for the style and size of the operations.

Due to the reasons listed above we believe the application promotes the Licensing Objectives.

Application.

The applicant is the landlord who will not operate the premises but will transfer to a suitable tenant when identified.

We are making the application because, in challenging economic times, it is more attractive to an independent operator to take a premises with a premises licence thus avoiding the time and costs involved in making the application.”

2. The Statement of Licensing Policy (SoLP)

According to section 7 of this council’s statement of licensing policy 2021 – 2026 (the SoLP), the premises fall within London Bridge Strategic Cultural Area.

A copy of the SoLP is available via:

<https://www.southwark.gov.uk/assets/attach/7473/Statement-of-Licensing-Policy-2021-2026.pdf>

The following closing times are recommended in our SoLP in respect of various types of licensed premises located in London Bridge Strategic Cultural Area as stated -

Restaurants and cafes:

Sunday - Thursday: 00:00 (midnight)
Friday & Saturday: 01:00

Public houses, wine bars or other drinking establishments and bars in other types of premises

Sunday - Thursday: 23:00
Friday & Saturday: 00:00

Night clubs (with ‘sui generis’ planning classification)

Monday – Thursday: 01:00

Friday & Saturday: 03:00
 Sunday: 00:00

Take-away establishments providing late night refreshment

Sunday - Thursday: 00:00 (midnight)
 Friday & Saturday: 01:00

Event premises / spaces where sale of alcohol is included in, and ancillary to, range of activities including meals

Sunday - Thursday: 00:00
 Friday & Saturday: 01:00

3. The Locale

The premises are located on Crucifix Lane which is a moderately busy road behind London Bridge Rail and Underground Station.

Crucifix Lane is of mixed use, housing many commercial premises including offices, licensed premises, vehicle hire and sale and other types of commercial premises. There are also some residential premises on Crucifix Lane, including residential properties **directly opposite**, and very close to, the premises.

London Bridge Station is one of the busiest train stations in Europe, serving many thousands of commuters a week.

There are a high number of licensed premises serving alcohol in the immediate and wider vicinity.

During the evening and late at night Crucifix Lane is quiet with low levels of vehicular traffic.

Figure 1: View showing the close proximity of arches on Crucifix Lane to residential properties directly opposite the arches.



4. Our objection

Our objection relates to the promotion of all of the licensing objectives.

In part 'M' of the application, the applicant has proposed various measures to address the licensing objectives. We welcome these measures, but do not feel that they sufficiently address the licensing objectives and say that further conditions are required.

Paragraph 1.16 (Licence conditions – general principles) of the Guidance to the Licensing Act 2003 issued by the Secretary of State under section 182 of the Licensing Act 2003 states that conditions –

- *“must be precise and enforceable;”*
- *“must be unambiguous and clear in what they intend to achieve;”*

We note that the applicant states the following regarding the premises:

- “These premises are small in size and the application seeks hours similar to the framework hours suggested within the policy. The locations are not residential and provide an opportunity to develop sites which are currently vacant.

Conditions have been offered within the application which we believe to be proportionate and adequate for the style and size of the operations.”

Firstly, we say that although of mixed use, Crucifix Lane houses residential properties – some of which are directly opposite the premises. Further to this, in the wider locale there are numerous residential properties and two large high density housing estates (see appendix 1).

Therefore, to say that the locations are not residential, is not entirely accurate.

Secondly, we say that it is impossible to say whether the conditions offered are proportionate, because at this time the applicant themselves do not know what type of tenant will take of the premises, or how that tenant will operate the premises.

We therefore recommend that, should the licensing sub-committee be minded to grant this application, the following conditions be included in any premises licence issued subsequent to this application, in addition to those stated in the application.

A. General – all four licensing objectives:

1. That all relevant staff shall be trained in their responsibilities under the Licensing Act 2003, the promotion of the licensing objectives and the terms and conditions of this licence. Records pertaining to such training ('the staff training logs') shall be kept at the premises, shall be updated every 6 months and shall be made immediately available to responsible authority officers on request. The training logs shall include the trainee's name (in block capitals), the trainer's name (in block capitals), the date(s) of training and a declaration that the training has been received and understood by the trainee. If the staff training logs are a paper hardcopy, then the signature of the trainee, the signature of the trainer shall be included.
2. That any 'off sales' of alcohol shall be provided in sealed containers to be taken away from the premises.

3. That, to discourage 'street drinking' in the locale by customers of the premises, clearly legible signage shall be prominently displayed where it can easily be seen and read by customers at all exits requesting to the effect that customers do not consume alcoholic drinks bought at the premises, in the vicinity of the premises. Such signage shall be kept free from obstructions at all times.

B. The prevention of crime and disorder:

4. That a digital CCTV system shall be installed at the premises, shall be maintained in full working order and shall be continually recording at all times that the premises are in use. The CCTV system must be capable of capturing a clear facial image of every person who enters the premises. The CCTV system shall be correctly time and date stamped. The CCTV system shall cover all interior and exterior areas of the premises, including the frontage of the premises, and shall collect clearly defined / focused footage.
5. That all CCTV footage shall be kept for a period of thirty-one (31) days and shall be made immediately available to authorised officers on request.
6. That a member of staff who is trained in the use of the CCTV system and who is able to view, and download to a removable storage device, CCTV footage at the immediate request of authorised officers shall be on duty at all times that the premises are in use.
7. That clearly legible signage shall be prominently displayed where it can easily be seen and read by customers advising to the effect that CCTV is in operation at the premises. The signage shall be kept free from obstructions at all times.
8. That clearly legible signage shall be prominently displayed where it can easily be seen and read by customers in the toilets advising to the effect that the taking of illegal drugs will not be tolerated at the premises. These notices shall be kept free from obstructions at all times.
9. That an incident log shall be kept at the premises to record details of any of the following occurrences at the premises:
 - a) Instances of anti-social or disorderly behaviour
 - b) Calls to the police or other emergency services
 - c) Any complaints received
 - d) Ejections of people from the premises
 - e) Visits to the premises by the local authority or emergency services
 - f) Any malfunction in respect of the CCTV system
 - g) All crimes reported by customers, or observed by staff
 - h) Any seizures of drugs or weapons
 - i) Any other relevant incidents

The incident log shall record the time, date, location in the premises and description of each incident, details of any action taken in respect of the incident and the printed name of the person reporting the incident. Details of incidents shall be recorded contemporaneously. The incident log shall be available / be accessible at the premises at all times that the premises are in use and shall be made immediately available to responsible authority officers on request. Details of incidents shall be recorded contemporaneously. If the incident log is a paper hardcopy, then the signature of the person reporting the incident in the log shall also be included. All relevant staff employed at the premises shall be trained in the use of the incident log. Details of such training, including the printed name(s) of the trainee(s) and the date(s) that the training was given, shall be recorded in the staff training logs at the premises.

<<The above is to replace condition 12 in the application>>

10. That any 3rd parties / members of the public using the premises for a promoted or private event must complete a venue hire agreement as written and supplied by the premises licence holder. The venue hire agreement shall include the full name and address of the hirer, copy of valid photo identification of the hirer (kept on file in accordance with data protection requirements), the hirer's signature and the date that the venue hire agreement has been signed. The venue hire agreement shall include all of the licensee's terms of hire. Such agreements shall be kept on file for 6 months from the date of the event and be made immediately available to responsible authority officers on request.

11. That door supervisors will be employed as follows:

- a) That a minimum of two (2), SIA registered door supervisors will be employed at the premises at all times after 22:00 hours on any day that the premises will shut at 00:00 (midnight) or after, at any time that the premises are being used for DJ or music led events and at any time when major sporting events are to be shown at the premises.
- b) The door supervisors will be employed to control entry to the premises, to deal with the searching / scanning of customers, to deal with any anti-social or disorderly behaviour at the premises, to de-escalate confrontations, to assist with emergency escape from the premises, to deal with the ejection of people from the premises, to assist management in liaising with the police regarding instances of crime and to assist with ensuring that the premises' dispersal policy is adhered to.
- c) The door supervisors shall remain at the premises until all patrons have vacated the premises and until at least 30 minutes after the premises close.
- d) The door supervisors shall be easily identifiable.
- e) That when SIA security staff are deployed at the premises they shall be supplied with, and shall use, metal detectors (either metal detection arches or handheld metal detectors) to search all customer entries or re-entries to the premises. Prior to the premises opening the metal detectors shall be checked to ensure that they are in full working order. A log of such checks shall be kept at the premises and shall include the name of the person who undertook the check, the outcome of the check, and the time and date of the check. The log shall be made immediately available to responsible authority officers on request.

12. That an entry policy will be devised and maintained at the premises. A copy of the entry policy shall be kept at the premises with the premises licence and shall be made immediately available for inspection to authorised officers on request. The entry policy shall cover (but not necessarily be limited to):

- a) Safe customer entry to the premises,
- b) If / when applicable searching / scanning of attendees,
- c) The barring of customer entry to the premises for any reason,
- d) Restricted items (e.g. weapons / drugs or any other items restricted by the licensee),
- e) Pre-opening safety checks of the premises,
- f) Dealing with overcrowding and / or crowd surges
- g) Dealing with suspect packages

All relevant staff shall be trained in the implementation of the latest version of the entry policy and details of such training shall be recorded in the staff training logs at the premises.

C. Public Safety

13. That the maximum number of people permitted on the premises at any one time (the 'accommodation limit') is X people (excluding staff). The accommodation limit shall be known by all staff and shall not be exceeded at any time.

<<The applicant is to provide the accommodation limit>>

14. That counting devices shall be used by the staff who are controlling customer entry to the premises to keep an accurate count of the number of people at the premises and to ensure that the premises' accommodation limit is never exceeded. Staff using the counting devices should be able to determine the number of people at the premises immediately on the request of authorised officers.

15. That illuminated emergency escape route and emergency exit signage ('emergency lighting') shall be installed at the premises, be maintained in full working order, be operational at all times that the premises are in use and shall be maintained free from obstruction at all times.

16. That all emergency exits, emergency escape routes and entry / exit doors at the premises shall be kept free from obstructions at all times that the premises are in use.

17. That no identified emergency exits shall be kept locked / bolted shut at any time that the premises are in use.

18. That appropriate first aid equipment / materials shall be kept at the premises in a dedicated first aid box / boxes. The first aid box(es) shall be kept easily accessible and unobstructed at all times. All staff shall be made aware of where the first aid boxes are located.

19. That an accident book / recording system shall be maintained at the premises and be available and in use at all times that the premises are in operation. The accident book / recording system shall meet all current legislative requirements. Details of any accidents will be recorded in the accident book / recording system contemporaneously. The accident book / recording system shall be made immediately available to responsible authority officers on request. Relevant staff shall be trained in this, and details of such training including the printed name(s) of the trainee(s), and the date(s) that the training was given, shall be recorded in the staff training logs at the premises.

20. That 'Ask for Angela' posters (or posters relating to whatever similar scheme may be recommended at any time) shall be displayed in the female toilet facilities and kept free from obstructions at all times. All staff shall be trained in the 'Ask for Angela' scheme (or similar scheme) and shall perform the appropriate course of action in the event of a customer requesting assistance. Details of such training, including the printed name(s) of the trainee(s), and the date(s) that the training was given, shall be recorded in the staff training logs at the premises.

21. That all drinks shall be sold in cans or plastic bottles or will be decanted into recyclable polycarbonate (or a similar material), or recyclable cardboard drinking receptacles. Glass drinking receptacles will not be used at the premises at any time.

D. The prevention of public nuisance

22. That a sound limiting device (or similar equipment) shall be installed at the premises, be maintained in full working order and be in use at all times that the premises are in operation under this licence. All amplification equipment, entertainment devices and amplified instruments shall be routed through the sound limiting device (or similar equipment) which shall be calibrated so that the sound level of amplified sound at the premises does not cause a statutory or public nuisance. Only the licensee, premises manager, sound engineering staff, or other person(s) nominated in writing by the licensee, shall have access to the sound limiting device (or similar equipment) and shall be able to demonstrate that it is in use at the immediate request of responsible authority officers.
23. That a log with details of the calibration of any sound limiting device (or similar equipment), including who calibrated the device, what time it was calibrated, any internal and external sound level measurements taken, whether external measurements were taken with the premises' windows and doors open, and any other relevant technical details shall be kept at the premises and be signed off by the person who calibrated the device. The log shall be made immediately available to authorised officers on request.
24. That only the licensee, premises' manager, sound engineering staff, or other person(s) nominated in writing by the licensee, shall have access to any amplification equipment and the sound limiting device (or similar equipment) at the premises, and only such staff shall be permitted to change any control settings on said equipment.
25. That a log of persons permitted access to the amplification equipment and the sound limiting device (or similar equipment) at the premises shall be kept at the premises and provided to authorised officers on request.
26. That a dispersal policy to assist with patrons leaving the premises in an orderly and safe manner shall be devised and maintained regarding the premises. A copy of the dispersal policy shall be accessible at the premises at all times that the premises are in operation. The policy should include (but not necessarily be limited to) the following:
- a) Details as to how customer / staff egress at the premises shall be managed to minimise causing nuisance.
 - b) Details of public transport in the vicinity and how customers will be advised in respect of it.
 - c) Details of the management of taxis to and from the premises.
 - d) Details of the management of any 'winding down' period at the premises.
 - e) Details of the use of security and stewarding in respect of managing customer dispersal from the premises.
 - f) Details of any cloakroom facility at the premises and how it is managed.
 - g) Details of road safety in respect of customers leaving the premises.
 - h) Details of the management of ejections from the premises.
 - i) Details as to how any physical altercations at the premises are to be managed
 - j) Details of how refuse / waste in the local vicinity arising through the operation of the premises will be cleared up (e.g. flyer clean up, post event clean up).

All relevant staff employed at the premises shall be trained in the latest version of the dispersal policy. Details of such training, including the printed name(s) of the trainee(s) and the date(s) that the training was given, shall be recorded in the staff training logs at the premises. If the dispersal policy is a paper document, then the signature of the trainees shall also be included. The dispersal policy shall be made immediately available to responsible authority officers on request.

27. That any advertising, marketing or media relating to the premises (including websites) will advise customers that there is no readily available parking in the vicinity of the premises, shall list public transport options available in the vicinity and shall advise customers to refrain from driving to the premises.
28. That the management shall assign a designated pick-up spot / 'pick up pin' with all current online taxi hailing services (e.g. Uber, Bolt etc.).
29. That clearly legible signage shall be prominently displayed where it can easily be seen and read by customers, at all exits from the premises and in any external areas, requesting to the effect that customers leave the premises and locale in a quiet and orderly manner with respect to local residents. Such signage shall be kept free from obstructions at all times.

<<The above is to replace condition 6 in the application>>

30. That any litter caused by the operation of the premises shall be cleared away from the immediate vicinity of the premises periodically throughout operating hours, and at the end of trade, on each day that the premises are in operation. Relevant staff shall be trained in this, and details of such training including the printed name(s) of the trainee(s), and the date(s) that the training was given, shall be recorded in the staff training logs at the premises.
31. That suitable external containers for customer's cigarette butts shall be provided at all times that the premises are in use. Such containers shall be emptied regularly to ensure that they can be used at all times that the premises are in use, and so that they do not overflow and cause cigarette butt litter in the vicinity.
32. That external waste handling (including recyclable materials and glass / bottles), collections of goods from the premises, deliveries of goods to the premises and the cleaning of external areas shall only occur between the 07:00 hours and 20:00 hours.

<<The above is to replace conditions 8 & 9 in the application>>

33. That any external areas of the premises will be closed to customers between 22:00 hours and 08:00 hours the following day except for up to a maximum of 5 people at any one time using the external areas after 22:00 hours to smoke only. Any outdoor furniture to the premises' frontage must be packed away, or rendered unusable, by 22:00 hours each day.
34. That, if and when required, staff shall interact with customers to ensure that customers behave at the premises in a quiet and orderly manner and also leave the premises and locale in a quiet and orderly manner. Customers deemed by staff to be engaging in anti-social behaviour shall be asked to leave the premises. All relevant staff shall be trained in this, and details of such training including the printed name(s) of the trainee(s), and the date(s) that the training was given, shall be recorded in the staff training logs at the premises.

E. The prevention of children from harm

35. That no person under 16 years old shall be permitted on the premises unless they are accompanied by an adult.
36. That a child protection / vulnerable persons policy will be devised and maintained at the premises. A copy of the child protection / vulnerable persons policy shall be kept at the premises with the premises licence and shall be made immediately available

for inspection to council and / or police officers on request. All staff shall be trained in the implementation of the latest version of the child protection policy and details of such training including the printed name of the trainee and the date of the training, shall be recorded in the staff training logs at the premises.

37. That a challenge 25 scheme shall be maintained requiring that staff selling or delivering alcohol request that any customer who looks under 25 years old, and who is attempting to purchase or take receipt of alcohol, provides valid photographic identification proving that the customer is at least 18 years old. Valid photographic identification is composed of a photo driving licence, passport, UK armed services photo ID card, any Proof of Age Standards Scheme (PASS) accredited card (such as the Proof of Age London (PAL) card) or any age verification card accredited by the Secretary of State.
38. That all staff involved in the sale of alcohol shall be trained in the prevention of sales of alcohol to underage persons (including the prevention of 'proxy sales') and the challenge 25 scheme in operation at the premises. Details of such training, including the printed name(s) of the trainee(s) and the date(s) that the training was given, shall be recorded in the staff training logs at the premises and shall be made immediately available for inspection at the premises to responsible authority officers on request.
39. That clearly legible signs shall be prominently displayed where they can easily be seen and read by customers stating to the effect that a challenge 25 policy is in operation at the premises, that customers may be asked to provide proof of age and stating what the acceptable forms of proof of age are. Such signage shall be displayed at all entrances, points of sale and in all areas where alcohol is displayed for sale. The signage shall be kept free from obstructions at all times.
40. That a register of refused sales of alcohol shall be maintained at the premises at all times. The register shall be clearly and legibly marked on the front cover as a register of refused alcohol sales, with the address of the premises and the name of the licence holder. The register shall be used to record details of all refused sales of alcohol. The register shall be kept / be accessible at the premises at all times. The register shall be made immediately available for inspection at the premises to responsible authority officers on request.
41. That no deliveries from the premises of alcohol shall be permitted.

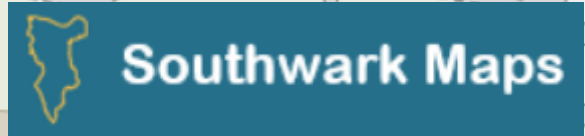
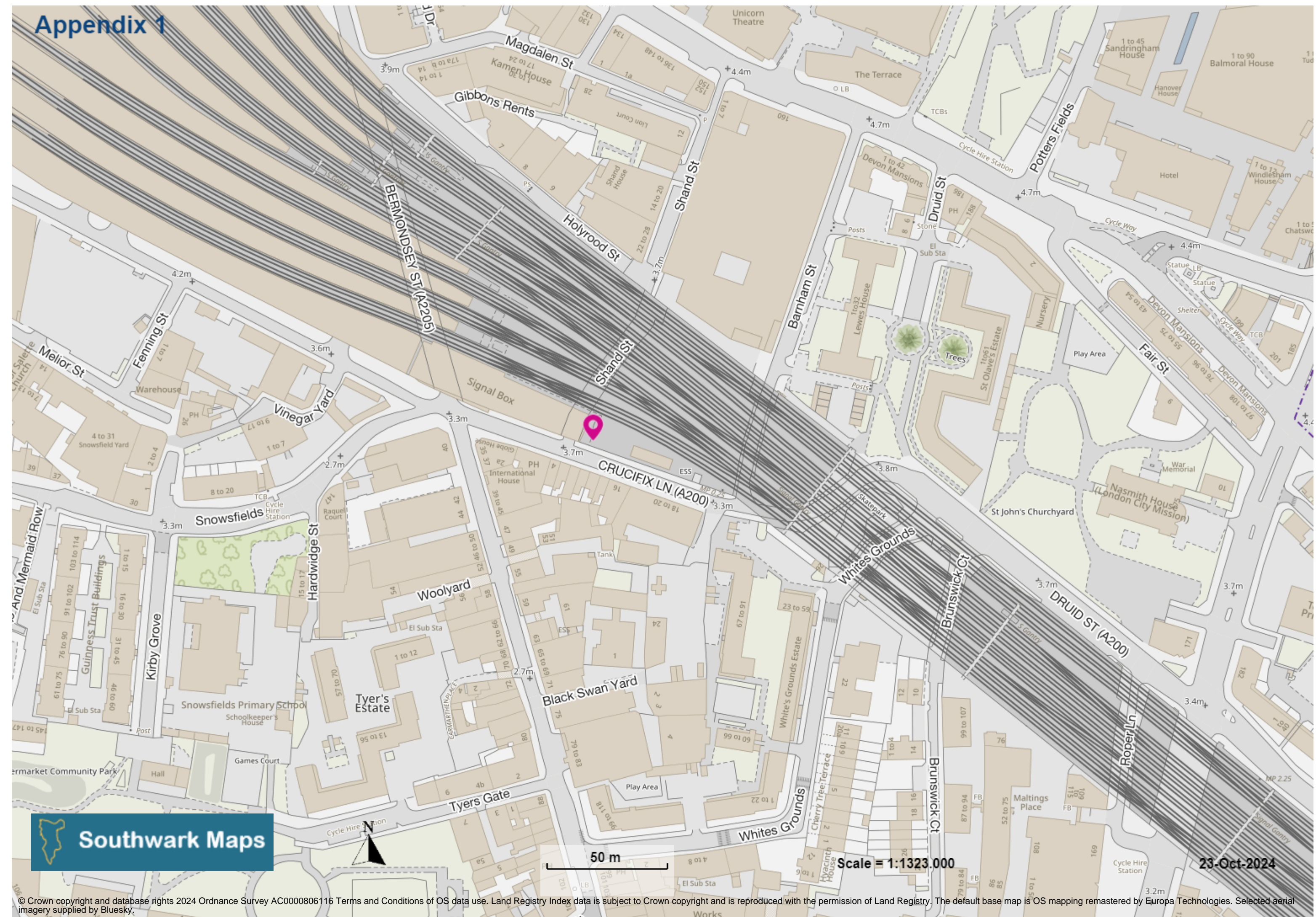
We advise that once the exact style of operation of the premises is known, and if a premises licence is granted regarding this application, an application to vary any of the above conditions could be submitted to ensure that any licence conditions are congruent with the operation of the premises.

Should the applicant wish to discuss the above, we advise them to contact us as soon as possible.

If the applicant agrees to all of the proposed conditions, then we will withdraw this representation.

Yours sincerely,

Wesley McArthur
Principal Enforcement Officer



50 m

Scale = 1:1323,000

23-Oct-2024

From: [REDACTED]
Sent: Friday, October 25, 2024 6:15 PM
To: Heron, Andrew <Andrew.Heron@southwark.gov.uk>; Regen, Licensing <Licensing.Regen@southwark.gov.uk>
Subject: Re: FW: Objection to Premises Licence Number: 884161 and 884162

Objection to Premises Licence Arch 4 and Arch 5, Crucifix Lane, SE1 3JW
Licence Number: 884161 and 884162

Procedural lapse

The blue notices do not comply with the legislation as presently both notices are secured to the doors of Arch 5 when they should have been secured to respective arches. This amounts to misleading the public / residents that only one arch is being applied for. Therefore, **the consultation should be restarted following the correct procedure and guidelines**. Photos have been sent on 22nd October but the council does not seem to understand the basic requirement. The legislation is clear that the notices have to be displayed , see below

*The Licensing Act 2003 (Premises licences and club premises certificates)
Regulations 2005*

25.(ii) in all cases, prominently at or on the premises to which the application relates where it can be conveniently read from the exterior of the premises and in the case of a premises covering an area of more than 50 metres square, a further notice in the same form and subject to the same requirements every fifty metres along the external perimeter of the premises abutting any highway.

Objection

In terms of objection, the hours of operation are far too excessive. The south side of crucifix lane is predominantly residential comprising 14 households. The other uses are 5 offices and 1 restaurant. I have been a resident [REDACTED] opposite to the application arches for more than 11 years and during that time suffered nuisance from the Underdog gallery and Jacks Club (Arch 4 was home to Jacks until 2015) who operated in the most inconsiderate manner. I do not want to be subject to the same nuisance again especially since my family has grown with [REDACTED] kids both

attending [REDACTED] and my wife is a [REDACTED] who works late at night preparing for her [REDACTED]. I know of other neighbours with young kids.

The application is perfunctory and does not provide details of waste collection, highway management, sound attenuation measures as well as justification for such late hours.

We/all residents would want the hours of operation limited to 23:00 and music and sale of alcohol closed by 22.00 during weekdays. On weekends the arches can operate till 23:00 however music and alcohol sales need to stop by 22:30 to ensure peaceful living for residents.

The suggested conditions by the applicant are of minimum standard and does not take account of site-specific challenges/issues. I have summarised some additional conditions that are required to ensure the operator does not misuse the licence.

Additional Conditions

- Patrons permitted to temporarily leave and then re- enter the premises e.g. to smoke, shall not be permitted to take drinks or glass containers with them.
- Notices shall be prominently displayed at any area used for smoking requesting patrons to respect the needs of local residents and use the area quietly.
- Clearly legible notices shall be displayed at all exits from the premises requesting patrons to respect the needs of local residents and to leave the premises and area quietly.
- All waste is to be properly presented and placed out for collection no earlier than 30 minutes before the scheduled collection times.
- No waste or recyclable materials, including bottles, shall be moved, removed from or placed in outside areas between 23.00 hours and 08.00 hours on the following day.

- A direct telephone number for the manager at the premises shall be publicly available at all times the premises is open. This telephone number is to be made available to residents and businesses in the vicinity.
- Flashing or particularly bright lights on or outside the premises shall not cause a nuisance to nearby properties (save insofar as they are necessary for the prevention of crime)
- In order to minimise the amount of time any waste remains on the public highway in readiness for collection, the Licensee will ensure the timeframe within which it may expect its waste carrier to collect is adhered to.
- The Licensee shall instruct member of staff to make regular checks of the area immediately outside the premises and remove any litter, bottles and glasses emanating from the premises, when female only staff working, checks must be made during daylight hours, and one check first thing in the morning at 0800.
- The Licensee shall provide a safe receptacle for cigarette ends to be placed outside for the use of customers, such receptacle being carefully placed so as not to cause an obstruction or trip.
- A written dispersal policy shall be submitted to and be approved by the Licensing Service and the Environmental Protection Team. The written copy of the dispersal policy, shall be kept on the premises and be made available to police or other authorised officer upon request.
- The total capacity of the premises shall be limited to no more than 150 patrons at any one time in total, with the maximum of 50 patrons on the mezzanine at any one time.
- It is the responsibility of the Premises Licence Holder and/or its management to organise and hold quarterly meetings with the local residents about any special event, which is to take place at the premises, with the Council's Licensing Service also being invited to these meetings.
- The designated smoking area shall be limited to a specific external area in Shand Street indicated by signage and ground markings.
- The premises shall install and maintain a comprehensive CCTV system as per the minimum requirements of a Metropolitan Police Crime Prevention Officer. All public areas and each entry and exit points will be covered enabling frontal identification of every person entering in any light condition.

The CCTV system shall continually record whilst the premises is open for licensable activities and during all times when customers remain on the premises. All recordings shall be stored for a minimum period of 31 days with date and time stamping. Recordings shall be made available immediately upon the request of Police or authorised officer.

- There shall be a staff member from the premises who is conversant with the operation of the CCTV system on the premises at all times when the premises are open to the public. This staff member must be able to show a Police or authorised council officer recent data or footage when requested.
- Alcohol shall only be served as an Ancillary to restaurant use. This premises shall not be operated as a club or bar.
- All instances of crime and disorder to be reported by the Designated Premises Supervisor or responsible member of staff to an agreed police contact point, as agreed with the police.
- All staff shall receive training on the legislation relating to the sales of alcohol to underage persons and drunken persons and shall have refresher training every 12 months. There shall be written records of such training which will be kept on the premises and produced to a police officer or other authorised officer upon request.
- The premises licence holder or designated premises supervisor to ensure that all management and staff who are not personal licence holders be fully trained and briefed on the four licensing objectives and challenge 25.
- No accumulation of combustible rubbish, dirt, surplus material or stored goods shall be permitted to remain in any part of the premises except in an appropriate place and of such quantities so as not to cause a nuisance, obstruction or other safety hazard.
- The means of escape provided for the premises shall be maintained unobstructed, free of trip hazards, be immediately available and clearly identified in accordance with the plans provided.
- All emergency doors shall be maintained effectively self-closing and not held open other than by an approved device.
- There shall be no direct access from the street to any bar.
- No external seating, awnings or shades are permitted on public footpath.

From: [REDACTED]
Sent: Monday, October 28, 2024 12:47 PM
To: Regen, Licensing <Licensing.Regen@southwark.gov.uk>
Subject: Objection to Application for Premises Licence Numbers 884161 and 884162 Arch 4 and Arch 5, Crucifix Lane, London SE1 3JW
Importance: High

Dear Sirs,

I live on [REDACTED] a few buildings away towards Bermondsey Street.

I strongly object to the Premises Licence application numbers 884161 and 884162 which are seeking a wide ranging and unfettered licence for an indeterminate number of people (no more than 5,000!), 7 days a week, for the longest hours starting from 8 am every day to closing hours ranging from 1am to 2am (Arch 5) and 12.30am to 1.30am (Arch 4).

The application shows a scandalous disregard for where the Arches are located nor any appreciation of its residents. This an area of some mixed use but Crucifix Lane has a significant number of residential units on its southern flank opposite the railway arches - terraced houses and flats including the flats on the White Grounds Estate. This and the need for extreme caution when granting licences in the Bermondsey Street, Tower Bridge Road and Arches triangle has been recognised by the Council in its Licensing Policy Document and as such at the very least only residential operating hours should apply to the Arches 4 and 5.

1 Late opening hours present a tremendous public nuisance to the residents that live around premises. There is a loud talking, laughter and shouting from patrons, often standing, smoking and drinking outside the premises all evening which is stressful for the residents. Many bedrooms face Crucifix Lane and allowing the premises to stay open till the early hours of the morning will mean that the residents are prevented from sleeping till well after closing time as the patrons do not clear for at least an hour after or walk a few feet away from the premises (so that the premises obligations are met) and then stand with their drinks talking shouting and causing major noise disturbance for a long time after.

2 Fights break out and often lead rowdy and disorderly behaviour.

3 The noise from additional traffic and cars and taxis occasioned by the late opening hours adds to the nuisance. We experience a constantly stream of cars and taxis, that block the road, blow horns and idle waiting to pick up passengers. Patrons also wait outside till the taxis arrive adding to the noise nuisance. Ubers and rented cars currently already stop and park on Crucifix Lane in anticipation of picking up patrons in the area.

4 The whole street is negatively impacted by the late opening hours and adds to the constant stream of drunken shouting and shrieking as people make their way along the street. Late night drinking encourages littering, broken glass and

rubbish on the street and we often have people urinating or vomiting on our doorstep. We as resident routinely must clean up outside our houses/ building

We are not new to late licensing and premises which allow live and recorded music which have caused extreme distress and disturbance for the residents. We have experienced this on Bermondsey Street and with the Underdog Gallery and Jacks Club on Crucifix Lane. With Jacks we have experienced first fights and violence to which even the police had to be called to control the affray. On a review the live music was removed from the Underdog Gallery Premises Licence as it was recognised that neither the sound nor the noise levels of people can be controlled when the premises are so close to the residential units, in this case some would be only some 10 metres.

It has been our first-hand experience that even with best dispersal policies (though most often these policies are limited to polite notices to leave quietly!!). The reality is very different from any ostensible assurances and limitations placed on the licence.

Additionally, the onus is shifted on the residents to prove disturbance and nuisance with calls to the Noise Team and delays in attendance because there increasingly more and more licensed premises in Southwark.

The noise has often moved on by the time they arrive and other than music we are repeatedly told that the noise of people and the general disruption and upset caused by them is not part of their remit.

Residents are left helpless to address this imposition on their lives.

The only way this can be resolved is to restrict the opening hours. The premises should not under any circumstances be open beyond 11pm.

5 The opening hours (particularly the ability to serve alcohol in the mornings must also be restricted. The premises must not be allowed to open before 11am and alcohol served only later in the day.

6 It is not enough that there is a dispersal policy and that it is available for display. The licensee must ensure that no patrons are allowed to stand and linger outside the premises once it is closed. It is our experience that patrons linger up to an hour after closing- drinking, smoking, waiting for taxis and making a noise long after the venue closes disturbing the residents.

The licence must provide that staff must ensure that no patrons should remain outside the premises 10 minutes after closing times.

7 No smoking should be allowed outside the premises as this leading to congregation of people and noise. Limiting numbers does not work and never enforced.

8 The opening hours and the licence to serve alcohol from 8am to closing time which is 2am on some days suggests that the premise would be able to function as a club/ dance venue/ night club/ music venue which is not appropriate for the residents of Crucifix Lane.

Their location is not suitable as a musical/ dance events venue for a large gathering of people. We re-iterate that there are families with very young children living on the street, some directly opposite, exposing them at such close quarters to excessive

consumption of alcohol and late-night revelry at close quarters is very bad for their physical and mental health.

We particularly object to the premises being given permission to hold live music indoors. Again we draw your attention to the difficulties with Underdog Gallery and the eventual withdrawal of the live music licence.

9 Food should not be permitted to be served outdoors particularly on Crucifix Lane which is a narrow road. The noise levels are greatly increased when this is permitted. There results in a loud steady drone of uncontrolled voices shouts laughter and noise.

10 It is also not acceptable that the premises be open 7 days a week. There should be at least one day a week which the residents who have lived on the street for some 20 years should be allowed to have one day off without the onslaught of noise, drinking, music and general noise and disturbance. The residents are surely entitled enjoy their homes and family life without a constant intrusion from the street, even on a Sunday.

This particularly as the licence is being sought to stay open at night.

11 The premises must not be allowed to sell alcohol OFF the premises as this encourages loitering and drinking on the street till the late hours and antisocial behaviour.

12 It is necessary when considering licences in residential areas that attention also be paid to the fact that increasingly people are working from home and spend more time in their homes both working and living in the same space. Allowing a premises selling alcohol to remain open for some 12-14 hours a day is damaging to our well-being and mental health.

Some of us are long standing residents from long before the area became a watering hole for tourists and out of towners. Due regard must be had that to the fact that we are entitled to a reasonable enjoyment of our homes without being constantly exposed to public nuisance and further exposing our children to activities that are inappropriate and cause them harm.

13 Over the last 10-15 years more and more premises have been given licences to operate and sell alcohol till late on Bermondsey Street, St Thomas Street, Tooley Street Druid Street and its surrounding areas. It has now reached saturation point and negatively impacted the area. What was once a unique atmospheric lively area which had retained its old Victorian character with a good mix of restaurants, bars and galleries has been destroyed by this over licensing. The area, at night particularly, transforms into a solely alcohol driven economy attracting a crowd intent on the unavoidable excesses and resulting in drunken anti-social behaviour, fouled streets.

The residents are bearing the brunt of these decisions.

The health and well-being of the residents must be protected and balanced with any other 'cultural' objectives that the Council wishes to pursue.

[REDACTED]

[REDACTED] [REDACTED]

[REDACTED] [REDACTED]

OTHER PERSON C

From: [REDACTED]
Sent: Monday, October 28, 2024 10:57 PM
To: Regen, Licensing <Licensing.Regen@southwark.gov.uk>
Subject: Opposition to license applications 884161 and 884162

28 October 2024

Dear Southwark Council,

I strongly object to the absurd license applications 884161 and 884162.

I am the owner and habitant of [REDACTED] Permitting the license requested would represent a radical nuisance to my life at home, and a totally unacceptable disregard for the Council Licensing Plan which recognises the sensitivity around licenses considering the residential properties surrounding the arches.

The entrances to arches 4&5 are less than 10m from my bedroom window. Permitting the sale of alcohol and live entertainment/music until 00:30 every day (and 01:30 from Thursday?!!) will be inconceivably harmful to my physical and mental health. You must recognise that it is no exaggeration to suggest that attempting to sleep 10m from such a venue would be a near impossible feat during its operating hours. In my case, I work 6 days a week. At best, assuming an impossible immediate cease to disruption at closing time (1am (Monday-Thursday) and 2am (Friday-Sunday)), I would be left with 6 hours sleep on 4 of those days, and 5 hours on the other 2. Permitting this kind of license, every single day of the week, would render mine an impossible living situation. And I am not alone. Crucifix Lane is a predominantly residential road, home to multiple families with young children. The premises must be limited to a typical 11pm license like the many other successful pubs, bars, restaurants, and event spaces across London.

Having lived on Bermondsey Street before, I am acutely familiar with the kind of disruption that can be caused by late night/alcohol licenses. Drunkards loiter, shout, sing, urinate and vomit on front doors, long after the close of the premises that fostered them. Already I find cigarette butts, half empty plastic cups of beer, and general rubbish, strewn across Crucifix Lane as a consequence of the overspill from the revelry on Bermondsey Street. Every single day I have to commit time to cleaning their rubbish up. Considerable more noise and congestion would be created as Taxis stop to pick up the late-night spew of patrons – again something that is already a regular issue with traffic building up, and cars sounding their horns and idling on our doorsteps.

- *There shall be no admittance or re-admittance to the premises after (23.00) hours except for patrons permitted to temporarily leave the premises (e.g. to smoke, make a phone call).*

From: [REDACTED]
Sent: Wednesday, October 23, 2024 11:25 AM
To: Regen, Licensing <Licensing.Regen@southwark.gov.uk>
Subject: Objection to Licensing Arch 4 and arch 5 Crucifix Lane

Date: 23/10/2024

For the attention of The Licensing Team and Regulatory Services

Dear sir/madam,

I am writing to you with an objection and concerns for the Premises License-application from The Arch Company Properties for Arch 4 and 5, Crucifix Lane.

I live [REDACTED] I have lived here for almost 10 years. Crucifix Lane is a residential street with a close community consisting of several families with schoolgoing-children, professionals and pets.

The current License application has greatly worried me and the neighbours alike. Especially the late night alcohol/live music/recorded music request. We already have issues with the overspill from the Bermondsey street-revellers and the Shard. Drunken disorderly behaviour outside our doors. Smoking, vomiting, loitering, leaving/smashing glasses on windows, properties vandalised, electric bikes left blocking entrances etc. Another great nuisance is the taxis standing idle, blocking the pavement and talking loudly on their speaker-phones late at night.

The great worry is that all this will escalate hugely with a late alcohol and live music-license right opposite us all. Especially the noise-pollution aspect. We've had big issues with the clubs that preceded in the premises. It would be a great shame to have to experience that again and disrupt family-lives.

Of course we want the beautiful arches to come alive and be used. But with something that would blend in and enhance the community surrounding Bermondsey street. The residential part. The heart and soul of Bermondsey Village.

Thank you for your consideration.

Kind regards,
[REDACTED]

[REDACTED]
[REDACTED]
[REDACTED]



RECEIVED

29 OCT 2024



THE LICENSING TEAM
REGULATORY SERVICES
3RD FLOOR HVB
1, PO BOX 64529
LONDON
SE1P 5LX


21ST OCT 2024

To Whome it may concern,

I would like to submit representation against the notice application to grant premises under section 17 of the licensing act 2003, applied for by The Arch Company Properties Ltd. for arch 4 Crucifix Lane, SE13 5W.

Crucifix Lane is a small residential street with several families, like my own, with young children. We already suffer anti social behaviour and noise pollution due to the late licences on Bermondsey Street that we live in close proximity to. The idea

2. idea of my family having to live with a late licence so very close with all the associated problems until so late into the night fills me with anxiety and dread. I can't believe that this is being considered for such a residential area. The litter, broken glass, alcohol and drug fuelled behaviour, loud live music and bone line beats so late would be catastrophic for me and my family and would stop me being able to raise my children in the street that they were born. I am looking to you to ~~support~~ apply a researched approach to ensure that our community has businesses appropriate to our area, operating at reasonable times.

Additionally, I am not happy that, living  opposite, I received not a single letter about these plans. Instead I had to search

3. for a small, A4 notice on the window to know about these plans. There is also no note outside arch 5 at all. Also I am only able to raise my concerns via a letter in 2024 - no email or website with further details is available.

I look forward to hearing back shortly to confirm receipt of this letter and to hear that any licence will not go beyond 11pm at the latest.

Yours faithfully,

[REDACTED]

([REDACTED], parent and long term resident

[REDACTED]

[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]

28 October 2024

Southwark Council
160 Tooley Street
PO BOX 64529
London
SE1P 5LX

Dear Southwark Council Planning Committee,

Subject: Objection to Planning Application 884161 and 884162

I am writing to formally object to the planning application for the proposed bar / live music venue located at Arch 4 and 5, Crucifix lan. The proposed venue is directly [REDACTED] [REDACTED] [REDACTED] While I appreciate the need for diverse social venues in our community, I have significant concerns about the potential impact of this establishment on the quality of life of local residents.

1. **Noise Pollution:** The introduction of a bar in this location will lead to increased noise levels, particularly during the late evening hours. I note the late closing times on weekdays of 00:30, allowing alcohol sale until this time. For the weekends, the closing time and sale of alcohol until 01:30 is listed, an extremely late proposal for a residential road. The closing time of 01:30 will be inevitably extended by the patrons who we are familiar with from Bermondsey street, who remain on the street far past closing time, intoxicatedly singing and yelling.

This is a residential area, and the associated noise from patrons, music, and outdoor activities could significantly disrupt the peace and quiet of our homes. Having lived near Bermondsey Street for 4 years, we are familiar with the screaming, fights (verbal and physical), and raucous caused by intoxicated individuals. Having accepted this noise on one side of our house upon our moving in, having the noise introduced on the only remaining quiet side of our flat would be detrimental to our rest and sleep, mental wellbeing of having a safe and quiet place to rest, and physically safe entrance to our house away from intoxicated patrons (as the proposed planning would be opposite our front door). We sometimes experience false calls on our flat intercom, and we fear that when the patrons of the proposed location pour out onto the street, they will continue to ring our bell in the early hours of the morning and cause fear and disruption.

It should be noted that living in a Grade II listed building, we have single glazed windows, providing no noise barrier to the outside and heavily disrupting our sleep where alcohol induced noise is generated far into the early hours of the morning. There is also two tunnels either side of our house, that where intoxicated patrons leave, the noise causes extreme echoing lasting the length of the tunnel.

2. Traffic Issues: Upon the late closing, the hailing of cars to Crucifix lane will cause an influx of cars to the road again increasing noise pollution, concerns as raised above.

3. Public Safety Concerns: Increased foot traffic and potential altercations, especially late at night, could create safety issues for residents. I am concerned about the implications for our community's security, particularly for those living alone or with families. I have witnessed many physical fights, or intoxicated individuals who are threatening at night leaving from Bermondsey Street.

I sincerely and profoundly urge and plea for the council to carefully consider these points and the potential ramifications of approving this application. I believe it is essential to prioritize the needs and the physical and mental well-being of the residents in our community who have chosen to live on a residential road,

Thank you for taking the time to consider my objections. I hope to see a decision that reflects the best interests of our neighbourhood.

Sincerely,

██████████

[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
28 October 2024

Southwark Council
160 Tooley Street
PO BOX 64529
London
SE1P 5LX

Dear Southwark Council Planning Committee,

Subject: Objection to Planning Application 884161 and 884162

I am writing to formally object to the planning application for the proposed bar / live music venue located at Arch 4 and 5, Crucifix lan. The proposed venue is [REDACTED]

[REDACTED] While I appreciate the need for diverse social venues in our community, I have significant concerns about the potential impact of this establishment on the quality of life of local residents.

1. **Noise Pollution:** The introduction of a bar in this location will lead to increased noise levels, particularly during the late evening hours. I note the late closing times on weekdays of 00:30, allowing alcohol sale until this time. For the weekends, the closing time and sale of alcohol until 01:30 is listed, an extremely late proposal for a residential road. The closing time of 01:30 will be inevitably extended by the patrons who we are familiar with from Bermondsey street, who remain on the street far past closing time, intoxicatedly singing and yelling.

This is a residential area, and the associated noise from patrons, music, and outdoor activities could significantly disrupt the peace and quiet of our homes. Having lived near Bermondsey Street for 4 years, we are familiar with the screaming, fights (verbal and physical), and raucous caused by intoxicated individuals. Having accepted this noise on one side of our house upon our moving in, having the noise introduced on the only remaining quiet side of our flat would be detrimental to our rest and sleep, mental wellbeing of having a safe and quiet place to rest, and physically safe entrance to our house away from intoxicated patrons (as the proposed planning would be opposite our front door). We sometimes experience false calls on our flat intercom, and we fear that when the patrons of the proposed location pour out onto the street, they will continue to ring our bell in the early hours of the morning and cause fear and disruption.

It should be noted that living in a Grade II listed building, we have single glazed windows, providing no noise barrier to the outside and heavily disrupting our sleep where alcohol induced noise is generated far into the early hours of the morning. There is also two tunnels either side of our house, that where intoxicated patrons leave, the noise causes extreme echoing lasting the length of the tunnel.

2. Traffic Issues: Upon the late closing, the hailing of cars to Crucifix lane will cause an influx of cars to the road again increasing noise pollution, concerns as raised above.

3. Public Safety Concerns: Increased foot traffic and potential altercations, especially late at night, could create safety issues for residents. I am concerned about the implications for our community's security, particularly for those living alone or with families. I have witnessed many physical fights, or intoxicated individuals who are threatening at night leaving from Bermondsey Street.

I sincerely and profoundly urge and plea for the council to carefully consider these points and the potential ramifications of approving this application. I believe it is essential to prioritize the needs and the physical and mental well-being of the residents in our community who have chosen to live on a residential road,

Thank you for taking the time to consider my objections. I hope to see a decision that reflects the best interests of our neighbourhood.

Sincerely,

████████████████████

OTHER PERSON H

From: Shiva Ltd [REDACTED]
Sent: Tuesday, October 29, 2024 2:09 PM
To: Regen, Licensing <Licensing.Regen@southwark.gov.uk>; Heron, Andrew <Andrew.Heron@southwark.gov.uk>
Subject: - Objection - Licence Numbers: 884161 and 884162

**Licensing sub-committee
London Borough of Southwark**

**- Objection –
Premises Licence Arch 4 and Arch 5, Crucifix Lane, SE1 3JW
Licence Numbers: 884161 and 884162**

Dear Sirs

I write on behalf of Shiva Ltd. to object to the terms of the licence applied for at Arches 4 & 5 Crucifix Lane by The Arch Co. Shiva owns 5 residential properties in Crucifix Lane: Flats [REDACTED] Located [REDACTED] opposite the two arches concerned.

Firstly, I am concerned that the statutory notices for both arches are displayed only in Arch 5. Without looking very carefully at the notices nobody would know that there are two separate applications for two separate arches. So I expect to hear from you that any representations received by the Council in relation to the applications will be taken to apply to both arches. Unless this is confirmed you will be falling below the required standards of clarity for application notices, making the consultation legally invalid.

Secondly, I note that the applicant has claimed that the location of the arches is not a residential area. This is entirely wrong. Every building in Crucifix Lane bar two, Nos. 8 and 24, is wholly or partially in residential use. So in considering the applications the Council will need to treat the location as unambiguously residential.

Shiva's objection to the terms of the licences applied for is predominantly in relation to public nuisance, particularly to the residential occupiers of Crucifix Lane. Residents have in many cases been in the street for many years and those that have recall the extreme anti-social activities that have in the past taken place in the arches. These most notably include Jack's and Cable nightclubs and the Underdog Bar. All were late night operations that caused unacceptable noise and an anti-social behaviour into the early hours of the morning. The problems for residents were late night noise, drunken disturbances on the street, litter, broken glass and urine on their doorsteps.

The licence applications are in the broadest terms possible in the case of both range of licensed activities and operating hours. Such breadth on both counts is incompatible with the residential character of Crucifix Lane.

It is notable that the drawings presented in the applications do not correctly identify the floor areas and configurations of the arches. It is also clear that the licence applications are not for any actual operator but purely speculative on the part of the

Arch Co. to offer an additional attraction to prospective tenants who will always be pleased to know that there is already an existing licence in place in the premises.

However, granting a licence to premises without there being any details available to neighbours of the kind of operators who will take on leases on the arches makes it impossible to properly consider the exceptional hours and the exceptionally wide range of licenced activities proposed. Any such extended hours and broad classes of activities should not be included in any initial licence granted. Once a new tenant is in place, with a specific business to bring in, extended hours and additional activities can be considered in a meaningful, informed consultation with the local community.

Any licence granted prior to the local residents being made aware of the operator and its specific intended licensable activities should be limited to a 'baseline' licence for standard restaurant use. i.e alcohol sales for consumption on the premises only, limited to standard operating hours such as midday to 23:00 on Monday to Saturday and 22:30 on Sunday.

In summary our primary concerns include but are not limited to:

- Noise nuisance
- Increase in Antisocial behaviour
- Damage to our historic buildings
- Harmful Environmental impact

Regards

[REDACTED]
[REDACTED]

Shiva Ltd

[REDACTED]
[REDACTED]
[REDACTED]



Southwark Licensing Committee

24th October 2024

Dear Members of the Licensing Committee

**Objection to Premises License Application 884162
Arch 4 Crucifix Lane, SE1 3JW**

I am writing on behalf of United St Saviour's to object to the licence application for the above address on the following grounds:

prevention of crime and disorder
prevention of public nuisance
public safety
protection of children from harm

United St Saviour's owns and occupies the property directly opposite the applicant's premises. We occupy the 2nd floor office. There are 4 tenanted residences occupying the fourth, fifth and sixth floors. Crucifix Lane is a residential street, including families with young children.

The principle objection is the proposed closing times of 00.30 Sun-Wed and 01.30 Thur-Sat. This is a large premises and there will be large numbers of customers spilling out onto the street at all times. This will cause public nuisance and create disorder. We ask you to impose closing times of 23.00 Sun-Sat.

This licence application is only from the freeholder (Arch Co), and the eventual occupier will apply for a shadow licence in due course. We expect the Council to recognize this and apply their standard policy conditions around Shadow licences.

Furthermore, we would like the Council to consider imposing the following licensing conditions, which have been recently applied in local locations. These conditions have been adapted from other consented applications the council has issued in similar locations in Park St and Stoney St (example is licence 877483)

- That customers shall not be permitted to drink alcohol in Crucifix Lane or Shand St or to remove open vessels of alcohol from the premises
- That no external tables and chairs are ever to be permitted on external pavements

16 Crucifix Lane, London SE1 3JW

T: 020 7089 9014

E: info@ustsc.org.uk

W: www.ustsc.org.uk



- That customers and staff are not permitted to smoke/vape/congregate outside their unit after 22.00 hours, and at anytime on the opposite pavement (below the residential premises) on Crucifix Lane. Security staff should be employed to actively monitor and supervise this.
- That no loudspeakers shall be positioned externally, or in a place/direction that causes a noise nuisance to residents
- A sound limiting device shall be installed, set and maintained, to control maximum levels of amplified sound inside the premises so as to ensure entertainment noise from the premises does not cause a public nuisance in the vicinity of the premises, and in particular is not audible inside any nearby noise sensitive premises. • All audio and musical equipment used in the premises, permitted under the Licensing Act 2003 or the Live Music Act 2012, shall be played through the installed sound limiting device. • • Any additional amplification equipment imported on to the premises by third parties, permitted under the Licensing Act 2003 or the Live Music Act 2012, shall be connected to and use the installed sound limited device/circuit
- That taxis/cabs and cars providing journeys home for customers shall be given clear instructions to use their vehicles in a responsible manner so as not to cause a nuisance to any residents or generally outside the licensed premises, not to obstruct the highway and not to raise their voices in a manner that disturbs residents.
- That no customers shall be permitted to queue on the public highway.
- That no live sports events shall be screened at the premises.
- The premises shall be adequately mechanically ventilated and comfort cooled to allow doors and windows to remain closed during licensed entertainment.
- That the operational management plan includes: The licensee and future shadow licensee shall employ a taxi marshal or marshals in accordance with a written risk assessment. The marshalls shall ensure customers and their vehicles comply with the Red Route and Bus Stand restrictions on Crucifix Lane.
- That the operational management plan includes: There shall be a designated taxi drop off point at Shand St for customers of the units in Stoney Street and Park Street
- That toilets within the premises must remain open until the last customer has left the premises.
- That the operational management plan includes: Security shall assist in encouraging customers and buskers creating a nuisance on the immediate periphery to move on.
- That the operational management plans includes: The Arch Co must deploy sufficient SIA's and/or street marshalls, in accordance with a risk assessment, to ensure that customers using the licensed premises do not create a nuisance to nearby residents.

16 Crucifix Lane, London SE1 3JW

T: 020 7089 9014

E: info@ustsc.org.uk

W: www.ustsc.org.uk



- That save for immediate access and egress, the doors on Crucifix shall be kept closed after 21:00. At all other times the licence holder must risk assess the need to close the doors so as to avoid noise nuisance to nearby residents.
- Clearly legible notices shall be displayed at all exits from the premises requesting patrons to respect the needs of local residents and to leave the premises and area quietly.
- A dedicated telephone number for the Designated Premises Supervisor or the duty manager shall be maintained for use by any person who may wish to make a complaint.

Yours sincerely



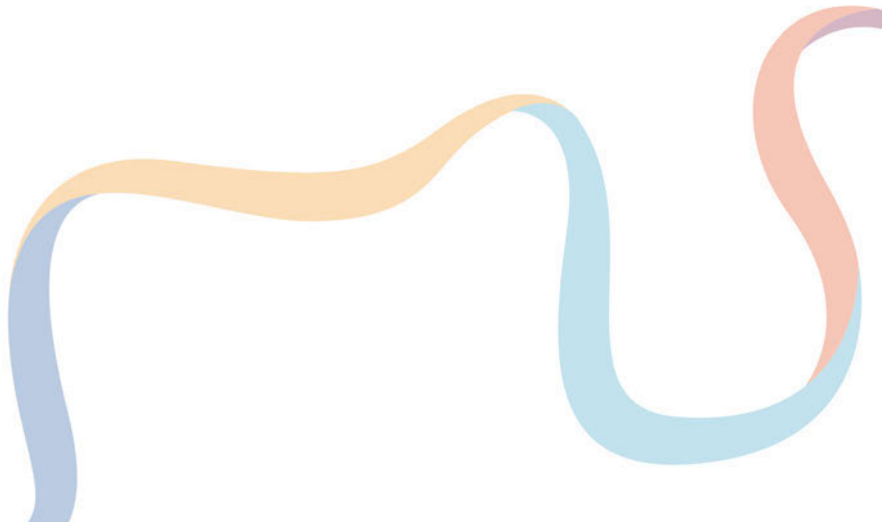
16 Crucifix Lane, London SE1 3JW

T: 020 7089 9014

E: info@ustsc.org.uk

W: www.ustsc.org.uk

United St Saviour's Charity is a limited company registered in England and Wales (05092710) and a Registered Charity (1103731)



ARCH 4 CRUCIFIX LANE LONDON SE1 3JW

BERMONDSEY ST (A2205)



Signal Box

3.3m

CRUCIFIX LN (A200)

40

Globe House

35
37

2a

PH

4

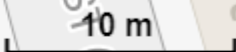
International House

39 to 45

BERMONDSEY ST (A2205)

Scale = 1:332.640

4-Nov-2024



Meeting Name:	Licensing Sub-Committee
Date:	26 November 2024
Report title:	Licensing Act 2003: Arch 5, Crucifix Lane, London SE1 3JW
Ward(s) or groups affected:	London Bridge and West Bermondsey
Classification:	Open
Reason for lateness (if applicable):	Not applicable
From:	Acting Strategic Director of Environment, Sustainability and Leisure

RECOMMENDATION

1. That the licensing sub-committee considers an application made The Arch Companies Properties Limited for a premises licence to be granted under the Licensing Act 2003 in respect of the premises known as Arch 5, Crucifix Lane, London SE1 3JW.
2. Notes:
 - a) This application is for a premises licence and has been submitted under Section 17 of the Licensing Act 2003. The application is subject to outstanding representations from two responsible authorities and nine 'other persons' and is therefore referred to the licensing sub-committee for determination.
 - b) Paragraphs 8 to 13 of this report provide a summary of the application. A copy of the application submitted with the application are attached to this report as Appendix A.
 - c) Paragraphs 14 to 20 of this report deal with the representations submitted in respect of the application. The representations from the other persons are attached as Appendix C. A map showing the location of the premises is attached to this report as Appendix D.
 - d) A copy of the council's approved procedure for hearings of the sub-committee in relation to an application made under the Licensing Act 2003, along with a copy of the hearing regulations, has been circulated to all parties to the meeting.

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, the licensing responsibility is wholly administered by this council.
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 persons 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 premises licence application

8. On 30 September 2024 The Arch Companies Properties Limited applied to this Council for a premises licence to be granted under the Licensing Act 2003 in respect of the premises known as Arch 5, Crucifix Lane, London SE1 3JW.

9. The hours applied for are summarised as follows:

- The sale by retail of alcohol (both on and off sales):
 - Sunday to Wednesday: 08:00 to 00:30
 - Thursday to Saturday: 08:00 to 01:30
- The provision of regulated late night refreshment (both indoors and outdoors):
 - Sunday to Wednesday: 23:00 to 00:30
 - Thursday to Saturday: 23:00 to 01:30
- The provision of regulated entertainment in the form of live and recorded music (indoors):
 - Sunday to Wednesday: 08:00 to 00:30
 - Thursday to Saturday: 08:00 to 01:30
- Opening hours:
 - Sunday to Wednesday: 08:00 to 01:00
 - Thursday to Saturday: 08:00 to 02:00
- Non-standard hours:
 - From the end of permitted hours New Years Day to the start of permitted hours New Years Eve.

10. The premises, and the intended operation of the premises, are described in the application simply as follows:

“The Arch Company is the UK’s largest small business landlord, serving thousands of business owners who make a unique and vital contribution to the UK economy. With a property portfolio of approximately 5,200 railway arches, business estates, former station buildings and other properties, The Arch Company is proud to be the landlord to a diverse, passionate group of small business owners, entrepreneurs and community organisations across England and Wales. Arches 4 & 5 Crucifix Lane are newly refurbished commercial units in the hear [sic] of Southwark.

These premises are small in size and the application seeks hours similar to the framework hours suggested within the policy. The locations are not residential and provide an opportunity to develop sites which are currently vacant.

Conditions have been offered within the application which we believe to be proportionate and adequate for the style and size of the operations.

Due to the reasons listed above we believe the application promotes the Licensing Objectives.

The applicant is the landlord who will not operate the premises but will transfer to a suitable tenant when identified.

We are making the application because, in challenging economic times, it is more attractive to an independent operator to take a premises with a premises licence thus avoiding the time and costs involved in making the application.”

11. The premises licence application form provides the applicant’s operating schedule. Parts A, B, E, F, G, H, J, K, L, and M of the operating schedule set out the proposed licensable activities, operating hours and operating control measures in full, with reference to the four licensing objectives as stated in the Licensing Act 2003. Should a premises licence be issued in respect of the application the information provided in part M of the operating schedule will form the basis of conditions that will be attached to any licence granted subsequent to the application.
12. A copy of the application is attached to this report as Appendix A.

Designated premises supervisor (DPS)

13. There is no current proposed designated premises supervisor, an application to vary the DPS will be required in order to sell alcohol.

Representations from responsible authorities

14. There were two representations from the responsible authorities, namely the Metropolitan Police Service (licensing division) and the council’s licensing responsible authority.
15. The representation from the police points to the premises being situated in the Borough and Bankside cumulative impact area (CIA). Please note that this is incorrect, it lies just outside of the CIA boundary. The police object to the granting of this licence in its current form as the control measures offered do not address the licensing objectives sufficiently in particular that of prevention of crime and disorder. There is concern that the hours applied for are outside those of those recommended in the Southwark statement of licensing policy.
16. The representation from licensing as responsible authority states that the premises lies within the Bankside, Borough, London Bridge Strategic Cultural and London Bridge District Town Centre Area and that the hours applied for are outside those of those recommended in the Southwark statement of licensing policy. If Members were minded to grant the licence despite its locality, the representation asks for a raft of additional conditions.
17. The representations are available in Appendix B.

Representations from other persons

18. A representation has been submitted by ten other persons. The representations come from both local residents and businesses and point to the following concerns:
- The proximity of the premises to residential addresses
 - The premises lying within a CIA (which is incorrect)
 - The late hours applied for at the venue
 - The risk of increased antisocial behaviour and nuisance in the locality
 - Potential disruption caused by patrons arriving at and leaving the premises.
19. The representations are available in Appendix C. It should be noted that two objectors have raised concerns with the blue notices at the premises. The notices were checked at the beginning of the consultation and following the complaints. It is the view of the administrator of this application that it has been advertised correctly and members should therefore disregard any reference to 'procedural lapse'. Other person A also refers to Jacks Bar, which was in fact previously in Arch 7.

Conciliation

20. All representations were sent to the applicant. None of the representations had been conciliated at the point of this report being written.

Premises history

21. This is a development of existing arches. It has not been licenced previously.
22. There have been no recent complaints or temporary event notices.

Map

23. A map showing the location of the premises is attached to this report as Appendix D. While the area is within a CIA and there are many licensed premises locally, there are few in the immediate vicinity (100 metres) of the premises application:

Kin and Deum, 2 Crucifix Lane, London SE1 3JW, licenced for:

- The sale by retail of alcohol (on and off sales):
 - Monday to Sunday: 10:00 to 01:00
- The provision of late night refreshment (indoors):
 - Monday to Sunday: 23:00 to 01:00

Globe House, 37 Bermondsey Street, London SE1 3XF, licenced for:

- The sale by retail of alcohol (on sales):
 - Monday to Sunday: 12:00 to 00:00
 - Sunday: 09:00 to 23:00

Lahpet Larder – 39-45 Bermondsey Street, SE1 3XF, licenced for:

- The sale by retail of alcohol (on sales):
 - Monday to Tuesday: 08:00 to 01:00
 - Wednesday to Saturday: 08:00 to 02:00
 - Sunday: 08:00 to 00:00
- The sale by retail of alcohol (off sales):
 - Monday to Sunday: 08:00 to 22:00
- The provision of late night refreshment (indoors):
 - Monday to Tuesday: 23:00 to 01:00
 - Wednesday to Saturday: 23:00 to 02:00
 - Sunday: 23:00 to 00:00
- The provision of regulated entertainment in the form of recorded music (indoors):
 - Monday to Tuesday: 08:00 to 01:00
 - Wednesday to Saturday: 08:00 to 02:00
 - Sunday: 08:00 to 00:00

Bermondsey Bar and Kitchen, 40 Bermondsey Street, London SE1 3UD, licenced for:

- The sale by retail of alcohol (on and off sales):
 - Monday to Sunday: 11:00 to 01:00
- The provision of late night refreshment (indoors):
 - Monday to Sunday: 23:00 to 01:00
- The provision of regulated entertainment in the form of recorded music (indoors):
 - Monday to Sunday: 11:00 to 07:00

Sixes Social Club, 46-50 Bermondsey Street, London SE1 3UD, licenced for:

- The sale by retail of alcohol (on and off sales):
 - Monday to Sunday: 10:00 to 02:00
- The provision of late night refreshment (indoors):
 - Monday to Sunday: 23:00 to 02:30
- The provision of regulated entertainment in the form of plays, films, live and recorded music (indoors):
 - Monday to Friday: 17:00 to 02:00
 - Saturday to Sunday: 15:00 to 02:00.

Southwark Council statement of licensing policy

24. Council assembly approved Southwark's statement of licensing policy 2021-2026 on 25 November 2020 and it came into effect on 1 January 2021.
25. 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 licenses 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.
26. 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.
27. Members should take into consideration both the Southwark statement of licensing policy and the Section 182 Guidance when making decisions. The links for these are below.
- Southwark policy:
<https://www.southwark.gov.uk/business/licences/business-premises-licensing/licensing-and-gambling-act-policy>
 - Section 182 Guidance:
<https://www.gov.uk/government/publications/explanatory-memorandum-revised-guidance-issued-under-s-182-of-licensing-act-2003>

Cumulative impact area (CIA)

28. The premises is located outside of a cumulative impact area (CIA), but lies within the Bankside, Borough and London Bridge Strategic Cultural and London Bridge District Town Centre.
29. The recommended closing hours for public houses under the statement of licensing policy for that location are:
- Sunday to Thursday: 23:00
 - Friday and Saturday: 00:00
30. The recommended closing hours for restaurants under the statement of licensing policy for that location are:
- Sunday to Thursday: 00:00
 - Friday and Saturday: 01:00
31. The recommended closing hours for nightclubs under the statement of licensing policy for that location are:
- Monday to Thursday: 01:00
 - Friday and Saturday: 03:00
 - Sunday: 00:00.

Climate change implications

32. Following council assembly on 14 July 2021, the council is committed to considering the climate change implications of any decisions.
33. Climate change is not a legal factor in the consideration of a grant of a premises license under the current licensing objectives, however members can make enquiries and request an agreement from applicants to promote the reduction of the impact of climate change that may be caused by the operation of the premises.
34. Examples of such an agreement may be:
 - Not to use single use plastics, such as disposable plastic glasses, when selling alcohol at the premises.
 - Encourage patrons not to drive to venues by providing details of public transport on their webpages/tickets.
35. The council's climate change strategy is available at:

<https://www.southwark.gov.uk/assets/attach/48607/Climate-Change-Strategy-July-2021-.pdf>

Community, equalities (including socio-economic) and health impacts

Community impact statement

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

Equalities (including socio-economic) impact statement

37. This report does not result in a policy decision and each application is required to be considered upon its own individual merits with all relevant matters taken into account. In considering the recommendations of this report, due regard must be given to the public sector equality duty set out in section 149 of the Equality Act 2010. This requires the council to consider all individuals when carrying out its functions.
38. Importantly, the council must have due regard to the need to eliminate discrimination, harassment, victimisation, or other prohibited conduct; advance equality of opportunity and foster good relations between people who have protected characteristics and those who do not. The relevant protected characteristics are age, disability, gender reassignment, pregnancy and maternity, race, religion or belief, sex, sexual orientation. The public sector equality duty also applies to marriage and civil partnership, but only in relation to the need to eliminate discrimination, harassment, victimisation, or other prohibited conduct.

39. The equalities impact statement for licensing decisions is contained within the Southwark statement of licensing Policy 2021 – 2026 at:

<https://www.southwark.gov.uk/business/licences/business-premises/licensing/licensing-and-gambling-act-policy>

40. The equalities impact assessment is available at:

<https://moderngov.southwark.gov.uk/documents/s92016/Appendix%20F%20-%20Equalities%20Impact%20Assessment.pdf>

Health impact statement

41. Health impacts cannot be considered by law when making decisions under the Licensing Act 2003.

Resource implications

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

Consultation

43. Consultation has been carried out on this application in accordance with the provisions of the Licensing Act 2003. A public notice was published in a local newspaper and similar notices were exhibited outside of the premises for a period of 28 consecutive days.

SUPPLEMENTARY ADVICE FROM OTHER OFFICERS

Assistant Chief Executive - Governance and Assurance

44. The sub-committee is asked to determine the application for a premises licence under Section 17 of the Licensing Act 2003.
45. The principles which sub-committee members must apply are set out below.

Principles for making the determination

46. The sub-committee is asked to determine the application for a premises licence under section 17 of the Licensing Act 2003.
47. The principles which sub-committee members must apply are set out below.
48. The general principle is that applications for premises licence applications 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.

49. 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 interested party or responsible authority
- Have not been withdrawn
- Are not, in the opinion of the relevant licensing authority, frivolous or vexatious.

50. 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:

- To grant the licence subject to:
 - The conditions mentioned in section 18 (2)(a) modified to such extent as the licensing authority considers necessary for the promotion of the licensing objectives
 - Any condition which must under section 19, 20 or 21 be included in the licence.
- To exclude from the scope of the licence any of the licensable activities to which the application relates.
- To refuse to specify a person in the licence as the premises supervisor.
- To reject the application.

Conditions

51. The sub-committee's discretion is thus limited. It can only modify the conditions put forward by the applicant, or refuse the application, 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.

52. The four licensing objectives are:

- The prevention of crime and disorder
- Public safety
- The prevention of nuisance
- The protection of children from harm.

53. 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.

54. Conditions will not be necessary if they duplicate a statutory position. Conditions relating to night café and take away aspect of the license must relate to the night time operation of the premises and must not be used to impose conditions which could not be imposed on daytime operators.

55. Members are also referred to the Home Office Revised Guidance issued under section 182 of the Licensing Act 2003 on conditions, specifically section 10.

Reasons

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

Hearing procedures

57. 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.
58. This matter relates to the determination of an application for a premises licence under Section 17 of the Licensing Act 2003. Regulation 26(1) (a) requires the sub-committee to make its determination at the conclusion of the hearing.

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

59. 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.
60. 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.
61. 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.
62. 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.
63. 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.
64. The sub-committee can only consider matters within the application that have been raised through representations from other persons and responsible authorities. Interested parties must live in the vicinity of the premises. This will be decided on a case to case basis.
65. 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.

66. 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.

Strategic Director of Resources

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

APPENDICES

Name	Title
Appendix A	Copy of the application
Appendix B	Representations from responsible authorities
Appendix C	Representations from other persons against the application
Appendix D	Map of locality

AUDIT TRAIL

Lead Officer	Toni Ainge, Acting Strategic Director Environment, Sustainability and Leisure	
Report Author	Andrew Heron, Principal Licensing Officer	
Version	Final	
Dated	5 November 2024	
Key Decision?	No	
CONSULTATION WITH OTHER OFFICERS / DIRECTORATES / CABINET MEMBER		
Officer Title	Comments Sought	Comments Included
Assistant Chief Executive - Governance and Assurance	Yes	Yes
Strategic Director of Resources	No	No
Cabinet Member	No	No
Date final report sent to Constitutional Team		5 November 2024

**Application for a premises licence to be granted
under the Licensing Act 2003**

PLEASE READ THE FOLLOWING INSTRUCTIONS FIRST

Before completing this form please read the guidance notes at the end of the form.
If you are completing this form by hand please write legibly in block capitals. In all cases ensure that your answers are inside the boxes and written in black ink. Use additional sheets if necessary.

You may wish to keep a copy of the completed form for your records.

We THE ARCH COMPANY PROPERTIES LIMITED

apply for a premises licence under section 17 of the Licensing Act 2003 for the premises described in Part 1 below (the premises) and I/we are making this application to you as the relevant licensing authority in accordance with section 12 of the Licensing Act 2003

Part 1 – Premises Details

Postal address of premises or, if none, ordnance survey map reference or description			
Arch 5 Crucifix Lane London Bridge			
Post town	London	Post code	SE1 3JW

Telephone number at premises (if any)	
Non-domestic rateable value of premises	£Not Rated.

Part 2 - Applicant Details

Please state whether you are applying for a premises licence as

Please tick yes

- | | | |
|---|-------------------------------------|-----------------------------|
| a) an individual or individuals * | <input type="checkbox"/> | please complete section (A) |
| b) a person other than an individual * | | |
| i. as a limited company | <input checked="" type="checkbox"/> | please complete section (B) |
| ii. as a partnership | <input type="checkbox"/> | please complete section (B) |
| iii. as an unincorporated association or | <input type="checkbox"/> | please complete section (B) |
| iv. other (for example a statutory corporation) | <input type="checkbox"/> | please complete section (B) |
| c) a recognised club | <input type="checkbox"/> | please complete section (B) |
| d) a charity | <input type="checkbox"/> | please complete section (B) |
| e) the proprietor of an educational establishment | <input type="checkbox"/> | please complete section (B) |
| f) a health service body | <input type="checkbox"/> | please complete section (B) |
| g) a person who is registered under Part 2 of the Care Standards Act 2000 (c14) in respect of an independent hospital | <input type="checkbox"/> | please complete section (B) |
| ga) a person who is registered under Chapter 2 of Part 1 of the Health and Social Care Act 2008 (within the meaning of that Part) in an independent hospital in England | <input type="checkbox"/> | please complete section (B) |

- h) the chief officer of police of a police force in England and Wales please complete section (B)

* If you are applying as a person described in (a) or (b) please confirm:

Please tick yes

- I am carrying on or proposing to carry on a business which involves the use of the premises for licensable activities; or
- I am making the application pursuant to a
 - statutory function or
 - a function discharged by virtue of Her Majesty's prerogative

(A) INDIVIDUAL APPLICANTS (fill in as applicable)

Mr <input type="checkbox"/>	Mrs <input type="checkbox"/>	Miss <input type="checkbox"/>	Ms <input type="checkbox"/>	Other Title (for example, Rev)	
Surname			First names		
Date of Birth old or over			I am 18 years <input type="checkbox"/> Please tick yes		
Nationality					
Current residential address if different from premises address					
Post Town				Postcode	
Daytime contact telephone number					
E-mail address (optional)					
Where applicable (if demonstrating a right to work via the Home Office online right to work checking service), the 9-digit 'share code' provided to the applicant by that service (please see note 15 for information)					

SECOND INDIVIDUAL APPLICANT (if applicable)

Mr <input type="checkbox"/>	Mrs <input type="checkbox"/>	Miss <input type="checkbox"/>	Ms <input type="checkbox"/>	Other Title (for example, Rev)	
Surname			First names		
Date of Birth old or over			I am 18 years <input type="checkbox"/> Please tick yes		
Nationality					
Current residential address if different from premises address					

Post Town		Postcode	
Daytime contact telephone number			
E-mail address (optional)			
Where applicable (if demonstrating a right to work via the Home Office online right to work checking service), the 9-digit 'share code' provided to the applicant by that service (please see note 15 for information)			

(B) OTHER APPLICANTS

Please provide name and registered address of applicant in full. Where appropriate please give any registered number. In the case of a partnership or other joint venture (other than a body corporate), please give the name and address of each party concerned.

Name The Arch Company Properties Limited
Address 6th Floor Watling House, 33 Cannon Street, London, EC4M 5SB
Registered number (where applicable) 11516452
Description of applicant (for example, partnership, company, unincorporated association etc.) Limited Company
Telephone number (if any) -
E-mail address (optional) -

Part 3 Operating Schedule

When do you want the premises licence to start?

Day	Month	Year
A	S	A P

If you wish the licence to be valid only for a limited period, when do you want it to end?

Day	Month	Year

A

Please give a general description of the premises (please read guidance note 1)

Background Purposes Only.

The Arch Company is the UK's largest small business landlord, serving thousands of business owners who make a unique and vital contribution to the UK economy. With a property portfolio of approximately 5,200 railway arches, business estates, former station buildings and other properties, The Arch Company is proud to be the landlord to a diverse, passionate group of small business owners, entrepreneurs and community organisations across England and Wales. Arches 4 & 5 Cruxifix Lane are newly refurbished commercial units in the hear of Southwark.

Southwark Policy.

These premises are small in size and the application seeks hours similar to the framework hours suggested within the policy. The locations are not residential and provide an opportunity to develop sites which are currently vacant.

Conditions have been offered within the application which we believe to be proportionate and adequate for the style and size of the operations.

Due to the reasons listed above we believe the application promotes the Licensing Objectives.

Application.

The applicant is the landlord who will not operate the premises but will transfer to a suitable tenant when identified.

We are making the application because, in challenging economic times, it is more attractive to an independent operator to take a premises with a premises licence thus avoiding the time and costs involved in making the application.

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

N/A

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

(Please see sections 1 and 14 of the Licensing Act 2003 and Schedules s1 and 2 to the Licensing Act 2003)

Provision of regulated entertainment (please read guidance note 2)

Please tick all that apply

- a) plays (if ticking yes, fill in box A)
- b) films (if ticking yes, fill in box B)
- c) indoor sporting events (if ticking yes, fill in box C)
- d) boxing or wrestling entertainment (if ticking yes, fill in box D)
- e) live music (if ticking yes, fill in box E)
- f) recorded music (if ticking yes, fill in box F)
- g) performances of dance (if ticking yes, fill in box G)
- h) anything of a similar description to that falling within (e), (f) or (g) (if ticking yes, fill in box H)

Provision of late night refreshment (if ticking yes, fill in box I)

Supply of alcohol (if ticking yes, fill in box J)

In all cases complete boxes K, L and M

A

Plays Standard days and timings (please read guidance note 7)			<u>Will the performance of a play take place indoors or outdoors or both – please tick</u> (please read guidance note 3)	Indoors	<input type="checkbox"/>
Day	Start	Finish		Outdoors	<input type="checkbox"/>
Mon			<u>Please give further details here</u> (please read guidance note 4)	Both	<input type="checkbox"/>
Tue					

Wed			State any seasonal variations for performing plays (please read guidance note 5)
Thur			
Fri			Non standard timings. Where you intend to use the premises for the performance of plays at different times to those listed in the column on the left, please list (please read guidance note 6)
Sat			
Sun			

B

Films Standard days and timings (please read guidance note 7)			Will the exhibition of films take place indoors or outdoors or both – please tick (please read guidance note 3)	Indoors	<input checked="" type="checkbox"/>
				Outdoors	<input type="checkbox"/>
Day	Start	Finish		Both	<input type="checkbox"/>
Mon			Please give further details here (please read guidance note 4)		
Tue					
Wed			State any seasonal variations for the exhibition of films (please read guidance note 5)		
Thur					
Fri			Non standard timings. Where you intend to use the premises for the exhibition of films at different times to those listed in the column on the left, please list (please read guidance note 6)		
Sat					
Sun					

C

Indoor sporting events Standard days and timings (please read guidance note 7)			Please give further details (please read guidance note 4)		
Day	Start	Finish			
Mon					
Tue			State any seasonal variations for indoor sporting events (please read guidance note 5)		
Wed					
Thur			Non standard timings. Where you intend to use the premises for indoor sporting events at different times to those listed in the column on the left, please list (please read guidance note 6)		
Fri					
Sat					

Sun		
-----	--	--

D

Boxing or wrestling entertainments Standard days and timings (please read guidance note 7)			Will the boxing or wrestling entertainment take place indoors or outdoors or both – please tick (please read guidance note 3)	Indoors	<input type="checkbox"/>
				Outdoors	<input type="checkbox"/>
				Both	<input type="checkbox"/>
Day	Start	Finish			
Mon			Please give further details here (please read guidance note 4)		
Tue					
Wed			State any seasonal variations for boxing or wrestling entertainment (please read guidance note 5)		
Thur					
Fri			Non standard timings. Where you intend to use the premises for boxing or wrestling entertainment at different times to those listed in the column on the left, please list (please read guidance note 6)		
Sat					
Sun					

E

Live music Standard days and timings (please read guidance note 7)			<u>Will the performance of live music take place indoors or outdoors or both – please tick</u> (please read guidance note 3)	Indoors	<input checked="" type="checkbox"/>
				Outdoors	<input type="checkbox"/>
				Both	<input type="checkbox"/>
Day	Start	Finish			
Mon	08:00	00:30	<u>Please give further details here</u> (please read guidance note 4)		
Tue	08:00	00:30			
Wed	08:00	00:30	<u>State any seasonal variations for the performance of live music</u> (please read guidance note 5)		
Thur	08:00	01:30			
Fri	08:00	01:30	<u>Non standard timings. Where you intend to use the premises for the performance of live music at different times to those listed in the column on the left, please list</u> (please read guidance note 6) From the end of permitted hours New Years Day to the start of permitted hours New Years Eve.		
Sat	08:00	01:30			
Sun	08:00	00:30			

F

Recorded music Standard days and timings (please read guidance note 7)			<u>Will the playing of recorded music take place indoors or outdoors or both – please tick</u> (please read guidance note 3)	Indoors	<input checked="" type="checkbox"/>
				Outdoors	<input type="checkbox"/>
				Both	<input type="checkbox"/>
Day	Start	Finish			
Mon	08:00	00:30	<u>Please give further details here</u> (please read guidance note 4)		
Tue	08:00	00:30			
Wed	08:00	00:30	<u>State any seasonal variations for the playing of recorded music</u> (please read guidance note 5)		
Thur	08:00	01:30			
Fri	08:00	01:30	<u>Non standard timings. Where you intend to use the premises for the playing of recorded music at different times to those listed in the column on the left, please list</u> (please read guidance note 6) From the end of permitted hours New Years Day to the start of permitted hours New Years Eve.		
Sat	08:00	01:30			
Sun	08:00	00:30			

G

Performances of dance Standard days and timings (please read guidance note 7)			<u>Will the performance of dance take place indoors or outdoors or both – please tick</u> (please read guidance note 3)	Indoors	<input checked="" type="checkbox"/>
Day	Start	Finish		Outdoors	<input type="checkbox"/>
Mon				Both	<input type="checkbox"/>
Tue				<u>Please give further details here</u> (please read guidance note 4)	
Wed			<u>State any seasonal variations for the performance of dance</u> (please read guidance note 5)		
Thur					
Fri			<u>Non standard timings. Where you intend to use the premises for the performance of dance at different times to those listed in the column on the left, please list</u> (please read guidance note 6)		
Sat					
Sun					

H

Anything of a similar description to that falling within (e), (f) or (g) Standard days and timings (please read guidance note 7)			<u>Will this entertainment take place indoors or outdoors or both – please tick</u> (please read guidance note 3)	Indoors	<input type="checkbox"/>
Day	Start	Finish		Outdoors	<input type="checkbox"/>
Mon				Both	<input type="checkbox"/>
Tue				<u>Please give further details here</u> (please read guidance note 4)	
Wed					
Thur			<u>State any seasonal variations for entertainment of a similar description to that falling within (e), (f) or (g)</u> (please read guidance note 5)		
Fri					
Sat			<u>Non standard timings. Where you intend to use the premises for the entertainment of a similar description to that falling within (e), (f) or (g) at different times to those listed in the column on the left, please list</u> (please read guidance note 6)		
Sun					

I

Late night refreshment Standard days and timings (please read guidance note 7)			Will the provision of late night refreshment take place indoors or outdoors or both – please tick (please read guidance note 3)	Indoors	<input type="checkbox"/>			
				Outdoors	<input type="checkbox"/>			
				Both	<input checked="" type="checkbox"/>			
Day	Start	Finish	Please give further details here (please read guidance note 4)					
Mon	23:00	00:30						
Tue	23:00	00:30						
Wed	23:00	00:30				State any seasonal variations for the provision of late night refreshment (please read guidance note 5)		
Thur	23:00	01:30						
Fri	23:00	01:30				Non standard timings. Where you intend to use the premises for the provision of late night refreshment at different times, to those listed in the column on the left, please list (please read guidance note 6)		
Sat	23:00	01:30						
Sun	23:00	00:30	From the end of permitted hours New Year's Day to the start of permitted hours New Year's Eve.					

J

Supply of alcohol Standard days and timings (please read guidance note 7)			Will the supply of alcohol be for consumption (Please tick box) (please read guidance note 8)	On the premises	<input type="checkbox"/>			
				Off the premises	<input type="checkbox"/>			
				Both	<input checked="" type="checkbox"/>			
Day	Start	Finish	State any seasonal variations for the supply of alcohol (please read guidance note 5)					
Mon	08:00	00:30						
Tue	08:00	00:30						
Wed	08:00	00:30						
Thur	08:00	01:30				Non standard timings. Where you intend to use the premises for the supply of alcohol at different times to those listed in the column on the left, please list (please read guidance note 6)		
Fri	08:00	01:30						
Sat	08:00	01:30				From the end of permitted hours New Year's Day to the start of permitted hours New Year's Eve.		
Sun	08:00	00:30						

State the name and details of the individual whom you wish to specify on the licence as premises supervisor (Please see declaration about the entitlement to work in the checklist at the end of the form):

Name N/A
Date of birth N/A

Address N/A	
Postcode	N/A
Personal Licence number (if known) N/A	
Issuing licensing authority (if known) N/A	

K

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)
N/A

L

Hours premises are open to the public Standard days and timings (please read guidance note 7)			State any seasonal variations (please read guidance note 5)
Day	Start	Finish	
Mon	08:00	01:00	Non standard timings. Where you intend the premises to be open to the public at different times from those listed in the column on the left, please list (please read guidance note 6) From the end of permitted hours New Year's Day to the start of permitted hours New Year's Eve.
Tue	08:00	01:00	
Wed	08:00	01:00	
Thur	08:00	02:00	
Fri	08:00	02:00	
Sat	08:00	02:00	
Sun	08:00	01:00	

M Describe the steps you intend to take to promote the four licensing objectives:

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

1. The premises shall install and maintain a comprehensive CCTV system as per the minimum requirements of the Southwark Police Licensing Team.
 - a) All entry and exit points will be covered enabling frontal identification of every person entering in any light condition.
 - b) The CCTV system shall continually record whilst the premises is open for licensable activities and during all times when customers remain on the premises and will include the external area immediately outside the premises entrance.

- c) All recordings shall be stored for a minimum period of 31 days with date and time stamping.
 - d) Viewing of recordings shall be made available immediately upon the request of Police or authorised officer throughout the entire 31-day period.
- 2. A staff member from the premises who is conversant with the operation of the CCTV system shall be on the premises at all times when the premises is open. This staff member must be able to provide a Police or authorised council officer copies of recent CCTV images or data with the absolute minimum of delay when requested.
- 3. No noise generated on the premises, or by its associated plant or equipment, shall emanate from the premises nor vibration be transmitted through the structure of the premises which gives rise to a nuisance.
- 4. All windows and external doors shall be kept closed after (23:00) hours, or at any time when regulated entertainment takes place, except for the immediate access and egress of persons.
- 5. There shall be no admittance or re-admittance to the premises after (23.00) hours except for patrons permitted to temporarily leave the premises (e.g. to smoke, make a phone call).
- 6. Notices shall be prominently displayed at all exits requesting patrons to respect the needs of local residents and businesses and leave the area quietly.
- 7. Notices shall be prominently displayed at any area used for smoking requesting patrons to respect the needs of local residents and use the area quietly.
- 8. No waste or recyclable materials, including bottles, shall be moved, removed from or placed in outside areas between (23.00) hours and (08.00) hours on the following day.
- 9. No deliveries to the premises shall take place between (23.00) and (08.00) hours on the following day.
- 10. A Challenge 21 or Challenge 25 proof of age scheme shall be operated at the premises where the only acceptable forms of identification are recognised photographic identification cards, such as a driving licence, passport or proof of age card with the PASS Hologram.
- 11. A record shall be kept detailing all refused sales of alcohol. The record should include the date and time of the refused sale and the name of the member of staff who refused the sale. The record shall be available for inspection at the premises by the police or an authorised officer of the City Council at all times whilst the premises is open.
- 12. An incident log shall be kept at the premises, and made available on request to an authorised officer of the City Council or the Police. It must be completed within 24 hours of the incident and will record the following:
 - (a) all crimes reported to the venue
 - (b) all ejections of patrons
 - (c) any complaints received concerning crime and disorder
 - (d) any incidents of disorder
 - (e) all seizures of drugs or offensive weapons

b) The prevention of crime and disorder

Please see box a).

c) Public safety

Please see box a).

d) The prevention of public nuisance

Please see box a).

e) The protection of children from harm

Please see box a).

Please tick yes

- I have made or enclosed payment of the fee or
- I have not made or enclosed payment of the fee because the application has been made in relation to the introduction of the late night levy
- I have enclosed the plan of the premises
- I have sent copies of this application and the plan to responsible authorities and others where applicable
- I have enclosed the consent form completed by the individual I wish to be designated premises supervisor, if applicable
- 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
- ***[Applicable to all individual applicants, including those in a partnership which is not a limited liability partnership, but not companies or limited liability partnerships]*** I have included documents demonstrating my entitlement to work in the United Kingdom or my share code issued by the Home Office online right to work checking service (please read note 15).

IT IS AN OFFENCE, UNDER SECTION 158 OF THE LICENSING ACT 2003, TO MAKE A FALSE STATEMENT IN OR IN CONNECTION WITH THIS APPLICATION. THOSE WHO MAKE A FALSE STATEMENT MAY BE LIABLE ON SUMMARY CONVICTION TO A FINE OF ANY AMOUNT.

IT IS AN OFFENCE UNDER SECTION 24B OF THE IMMIGRATION ACT 1971 FOR A PERSON TO WORK WHEN THEY KNOW, OR HAVE REASONABLE CAUSE TO BELIEVE, THAT THEY ARE DISQUALIFIED FROM DOING SO BY REASON OF THEIR IMMIGRATION STATUS. THOSE WHO EMPLOY AN ADULT WITHOUT LEAVE OR WHO IS SUBJECT TO CONDITIONS AS TO EMPLOYMENT WILL BE LIABLE TO A CIVIL PENALTY UNDER SECTION 15 OF THE IMMIGRATION, ASYLUM AND NATIONALITY ACT 2006 AND PURSUANT TO SECTION 21 OF THE SAME ACT, WILL BE COMMITTING AN OFFENCE WHERE THEY DO SO IN THE KNOWLEDGE, OR WITH REASONABLE CAUSE TO BELIEVE, THAT THE EMPLOYEE IS DISQUALIFIED.

Part 4 – Signatures (please read guidance note 11)

Signature of applicant or applicant’s solicitor or other duly authorised agent (See guidance note 11). **If signing on behalf of the applicant please state in what capacity.**

Declaration	<ul style="list-style-type: none"> • [Applicable to individual applicants only, including those in a partnership which is not a limited liability partnership] I understand I am not entitled to be issued with a licence if I do not have the entitlement to live and work in the UK (or if I am subject to a condition preventing me from doing work relating to the carrying on of a licensable activity) and that my licence will become invalid if I cease to be entitled to live and work in the UK (please read guidance note 15) • The DPS named in this application form is entitled to work in the UK (and is not subject to conditions preventing him or her from doing work relating to a licensable activity) and I have seen a copy of his or her proof of entitlement to work, or have conducted an online right to work check using the Home Office online right to work checking service which confirmed their right to work (please see note 15)
Signature	[Redacted]
Date	30/09/2024
Capacity	Poppleston Allen – Solicitors for and on behalf of the applicant

For joint applications signature of 2nd applicant or 2nd applicant's solicitor or other authorised agent. (please read guidance note 13). If signing on behalf of the applicant please state in what capacity.

Signature	[Redacted]
Date	[Redacted]
Capacity	[Redacted]

Contact name (where not previously given) and postal address for correspondence associated with this application (please read guidance note 14)			
[Redacted]			
[Redacted]			
[Redacted]			
Post town	[Redacted]	Post code	[Redacted]
Telephone number (if any)	[Redacted]		
If you would prefer us to correspond with you by e-mail your e-mail address (optional)			
[Redacted]			

Notes for Guidance

1. Describe the premises, for example the type of premises, its general situation and layout and any other information which could be relevant to the licensing objectives.

Where your application includes off-supplies of alcohol and you intend to provide a place for consumption of these off-supplies, you must include a description of where the place will be and its proximity to the premises.

2. In terms of specific regulated entertainments please note that:
 - Plays: no licence is required for performances between 08:00 and 23.00 on any day, provided that the audience does not exceed 500.
 - Films: no licence is required for 'not-for-profit' film exhibition held in community premises between 08.00 and 23.00 on any day provided that the audience does not exceed 500 and the organiser (a) gets consent to the screening from a person who is responsible for the premises; and (b) ensures that each such screening abides by age classification ratings.
 - Indoor sporting events: no licence is required for performances between 08.00 and 23.00 on any day, provided that the audience does not exceed 1000.
 - Boxing or Wrestling Entertainment: no licence is required for a contest, exhibition or display of Greco-Roman wrestling, or freestyle wrestling between 08.00 and 23.00 on any day, provided that the audience does not exceed 1000. Combined fighting sports – defined as a contest, exhibition or display which combines boxing or wrestling with one or more martial arts – are licensable as a boxing or wrestling entertainment rather than an indoor sporting event.
 - Live music: no licence permission is required for:
 - a performance of unamplified live music between 08.00 and 23.00 on any day, on any premises.
 - a performance of amplified live music between 08.00 and 23.00 on any day on premises authorised to sell alcohol for consumption on those premises, provided that the audience does not exceed 500.
 - a performance of amplified live music between 08.00 and 23.00 on any day, in a workplace that is not licensed to sell alcohol on those premises, provided that the audience does not exceed 500.
 - a performance of amplified live music between 08.00 and 23.00 on any day, in a church hall, village hall, community hall, or other similar community premises, that is not licensed by a premises licence to sell alcohol, provided that (a) the audience does not exceed 500, and (b) the organiser gets consent for the performance from a person who is responsible for the premises.
 - a performance of amplified live music between 08.00 and 23.00 on any day, at the non-residential premises of (i) a local authority, or (ii) a school, or (iii) a hospital, provided that (a) the audience does not exceed 500, and (b) the organiser gets consent for the performance on the relevant premises from: (i) the local authority concerned, or (ii) the school or (iii) the health care provider for the hospital.
 - Recorded Music: no licence permission is required for:
 - any playing of recorded music between 08.00 and 23.00 on any day on premises authorised to sell alcohol for consumption on those premises, provided that the audience does not exceed 500.
 - any playing of recorded music between 08.00 and 23.00 on any day, in a church hall, village hall, community hall, or other similar community premises, that is not licensed by a premises licence to sell alcohol, provided that (a) the audience does not exceed 500, and (b) the organiser gets consent for the performance from a person who is responsible for the premises.
 - any playing of recorded music between 08.00 and 23.00 on any day, at the non-residential premises of (i) a local authority, or (ii) a school, or (iii) a hospital, provided that (a) the audience does not exceed 500, and (b) the organiser gets consent for the performance on the relevant premises from: (i) the local authority concerned, or (ii) the school proprietor or (iii) the health care provider for the hospital.

- Dance: no licence is required for performances between 08.00 and 23.00 on any day, provided that the audience does not exceed 500. However, a performance which amounts to adult entertainment remains licensable.
 - Cross activity exemptions: no licence is required between 08.00 and 23.00 on any day, with no limit on audience size for:
 - any entertainment taking place on the premises of the local authority where the entertainment is provided by or on behalf of the local authority;
 - any entertainment taking place on the hospital premises of the health care provider where the entertainment is provided by or on behalf of the health care provider;
 - any entertainment taking place on the premises of the school where the entertainment is provided by or on behalf of the school proprietor; and
 - any entertainment (excluding films and a boxing or wrestling entertainment) taking place at a travelling circus, provided that (a) it takes place within a moveable structure that accommodates the audience, and (b) that the travelling circus has not been located on the same site for more than 28 consecutive days.
3. Where taking place in a building or other structure please tick as appropriate (indoors may include a tent).
 4. For example the type of activity to be authorised, if not already stated, and give relevant further details, for example (but not exclusively) whether or not music will be amplified or unamplified.
 5. For example (but not exclusively), where the activity will occur on additional days during the summer months.
 6. For example (but not exclusively), where you wish the activity to go on longer on a particular day e.g. Christmas Eve.
 7. Please give timings in 24 hour clock (e.g. 16.00) and only give details for the days of the week when you intend the premises to be used for the activity.
 8. If you wish people to be able to consume alcohol on the premises, please tick 'on the premises'. If you wish people to be able to purchase alcohol to consume away from the premises, please tick 'off the premises'. If you wish people to be able to do both, please tick 'both'.
 9. Please give information about anything intended to occur at the premises or ancillary to the use of the premises which may give rise to concern in respect of children, regardless of whether you intend children to have access to the premises, for example (but not exclusively) nudity or semi-nudity, films for restricted age groups or the presence of gaming machines.
 10. Please list here steps you will take to promote all four licensing objectives together.
 11. The application form must be signed.
 12. An applicant's agent (for example solicitor) may sign the form on their behalf provided that they have actual authority to do so.
 13. Where there is more than one applicant, each of the applicants or their respective agent must sign the application form.
 14. This is the address which we shall use to correspond with you about this application.
 15. Entitlement to work/immigration status for individual applicants and applications from partnerships which are not limited liability partnerships:

A licence may not be held by an individual or an individual in a partnership which is not a limited liability partnership who is resident in the UK who:

- does not have the right to live and work in the UK; or
- is subject to a condition preventing him or her from doing work relating to the carrying on of a licensable activity.

Any licence issued in respect of an application made on or after 6 April 2017 will become invalid if the holder ceases to be entitled to work in the UK.

Applicants must demonstrate that they have an entitlement to work in the UK and are not subject to a condition preventing them from doing work relating to the carrying on of a licensable activity. They do this in one of two ways:

1. by providing with this application copies or scanned copies of the documents which an applicant may provide to demonstrate their entitlement to work in the UK (which do not need to be certified) that are published on GOV.UK and in guidance issued under section 182 of the Licensing Act 2003.
2. by providing their 'share code' to enable the licensing authority to carry out a check using the Home Office online right to work checking service (see below)

Home Office online right to work checking service

As an alternative to providing a copy of original documents, applicants may demonstrate their right to work by allowing the licensing authority to carry out a check with the Home Office online right to work checking service.

To demonstrate their right to work via the Home Office online right to work check service, applicants should include in this application their 9-digit share code (provided to them upon accessing the service at <https://www.gov.uk/prove-right-to-work>) which, along with the applicant's date of birth (provided within this application), will allow the licensing authority to carry out the check.

In order to establish the applicant's right to work, the check will need to indicate that the applicant is allowed to work in the United Kingdom and is not subject to a condition preventing them from doing work relating to the carrying on of a licensable activity.

An online check will not be possible in all circumstances because not all applicants will have an immigration status that can be checked online. The Home Office online right to work checking service sets out what information and /or documentation applicants will need in order to access the service. Applicants who are unable to obtain a share code from the service should submit copies of documents as set out above.

Your right to work will be checked as part of your licensing application and this could involve us checking your immigration status with the Home Office. We may otherwise share information with the Home Office. Your licence application will not be determined until you have complied with this guidance.



APPENDIX B POLICE

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/24/1195

Date: 04/10/2024

Dear Sir/Madam

Re:- The Arch Companies Properties Limited Arch 5 Crucifix Lane London Bridge
SE1 3JW

Police are in possession of an application from the above for a new premises licence to provide late night refreshment, supply of alcohol and regulated entertainment.

The applicant describes the premises as follows:

Background Purposes Only.

The Arch Company is the UK's largest small business landlord, serving thousands of business owners who make a unique and vital contribution to the UK economy. With a property portfolio of approximately 5,200 railway arches, business estates, former station buildings and other properties, The Arch Company is proud to be the landlord to a diverse, passionate group of small business owners, entrepreneurs and community organisations across England and Wales. Arches 4 & 5 Crucifix Lane are newly refurbished commercial units in the heart of Southwark.

Application.

The applicant is the landlord who will not operate the premises but will transfer to a suitable tenant when identified.

We are making the application because, in challenging economic times, it is more attractive to an independent operator to take a premises with a premises licence thus avoiding the time and costs involved in making the application.

The Hours requested are:

Open to the public

Sun-Wed-0800hrs-0100hrs

Thurs-Sat-0800hrs-0200hrs

Late Night Refreshment

Sun-Thurs-2300hrs-0030hrs

Thurs-Sat-2300hrs-0130hrs

Supply of Alcohol
Sun-Wed-0800hrs-0030hrs
Thurs-Sat-0800hrs-0130hrs

Live Music
Sun-Wed-0800hrs-0030hrs
Thurs-Sat-0800hrs-0130hrs

Recorded Music
Sun-Wed-0800hrs-0030hrs
Thurs-Sat-0800hrs-0130hrs

The venue is located in Bankside, Borough, London Bridge Strategic Cultural Area. The applicant has not afforded us with a clear description of the venues operation and there is no mention of capacity, therefore we are unable to comment on whether the hours requested are suitable. Police do note that the hours requested reflect that of nightclub or similar establishment and as such we would expect to see robust conditions to address the licensing objectives, even with robust conditions police would have concerns in regards to another alcohol led venue and its effect on crime and disorder in an already saturated part of the Borough.

The Southwark Statement of Licensing policy recommends the latest Terminal hour for a non-nightclub venue to be 0100hrs, this would be a restaurant type venue and control measures should reflect this.

The applicant has provided a number of control measures however most are basic and due to the lack of information on the how the venues will operate we cannot risk assess the operation and therefore cannot comment on their suitability to address all the licensing objectives.

The Home office guidance issued under Sec 182 of the licensing Act 2003 'General principles' state that it is important in setting the parameters within which the premises may operate. Conditions must be precise and enforceable.

Police therefore object to this application on the grounds that in its current form it would have a negative impact on the licensing objectives, in particular the prevention of crime and disorder. Police would ask that the applicant addresses the previous mentioned concerns in regards to hours, venue operation type and conditions, if this is achieved then there may be an opportunity to conciliate this application.

Submitted for your consideration.
Yours Sincerely

PC Mark Lynch

Licensing Officer
Southwark Police Licensing

To: Licensing Unit	From: Wesley McArthur wesley.mcarthur@southwark.gov.uk 020 7525 5779 (on behalf of the Licensing Unit in its role as a responsible authority)	Date: 23 October 2024
Subject:	Representation	
Act:	The Licensing Act 2003 (the Act)	
Premises:	Arch 5, Crucifix Lane, London Bridge, London, SE1 3JW	
Application number:	884161	
Location ID:	180217	Ward: London Bridge & West Bermondsey

We object to the grant of an application for a premises licence, submitted by The Arch Company Properties Limited under The Licensing Act 2003 (the Act), in respect of the premises known as Arch 5, Crucifix Lane, London Bridge, London, SE1 3JW.

1. The application

The application is to allow for the provision of the following licensable activities and opening hours:

Live music and recorded music (both indoors) –

- **Sunday - Wednesday: 08:00 – 00:30**
- **Thursday - Saturday: 08:00 – 01:30**

Late night refreshment (indoors and outdoors) –

- **Sunday - Thursday: 23:00 – 00:30**
- **Friday & Saturday: 23:00 – 01:30**

The sale of alcohol for consumption both on and off the premises as follows –

- **Sunday - Thursday: 23:00 – 00:30**
- **Friday & Saturday: 23:00 – 01:30**

The proposed opening hours of the premises are –

- **Sunday - Thursday: 08:00 – 01:00**
- **Friday & Saturday: 08:00 – 02:00**

Non standard timings for licensable activities and opening hours –

- From the end of permitted hours New Year's Eve to the start of permitting hours New Year's Day

The premises, and its intended operation, are described in the application as follows (verbatim):

- **"Background Purposes Only.**

The Arch Company is the UK's largest small business landlord, serving thousands of business owners who make a unique and vital contribution to the UK economy. With

a property portfolio of approximately 5,200 railway arches, business estates, former station buildings and other properties, The Arch Company is proud to be the landlord to a diverse, passionate group of small business owners, entrepreneurs and community organisations across England and Wales.

Arches 4 & 5 Crucifix Lane are newly refurbished commercial units in the heart of Southwark.

Southwark Policy.

These premises are small in size and the application seeks hours similar to the framework hours suggested within the policy. The locations are not residential and provide an opportunity to develop sites which are currently vacant.

Conditions have been offered within the application which we believe to be proportionate and adequate for the style and size of the operations.

Due to the reasons listed above we believe the application promotes the Licensing Objectives.

Application.

The applicant is the landlord who will not operate the premises but will transfer to a suitable tenant when identified.

We are making the application because, in challenging economic times, it is more attractive to an independent operator to take a premises with a premises licence thus avoiding the time and costs involved in making the application.”

2. The Statement of Licensing Policy (SoLP)

According to section 7 of this council’s statement of licensing policy 2021 – 2026 (the SoLP), the premises fall within London Bridge Strategic Cultural Area.

A copy of the SoLP is available via:

<https://www.southwark.gov.uk/assets/attach/7473/Statement-of-Licensing-Policy-2021-2026.pdf>

The following closing times are recommended in our SoLP in respect of various types of licensed premises located in London Bridge Strategic Cultural Area as stated -

Restaurants and cafes:

Sunday - Thursday:	00:00 (midnight)
Friday & Saturday:	01:00

Public houses, wine bars or other drinking establishments and bars in other types of premises

Sunday - Thursday:	23:00
Friday & Saturday:	00:00

Night clubs (with ‘sui generis’ planning classification)

Monday – Thursday:	01:00
--------------------	-------

Friday & Saturday: 03:00
 Sunday: 00:00

Take-away establishments providing late night refreshment

Sunday - Thursday: 00:00 (midnight)
 Friday & Saturday: 01:00

Event premises / spaces where sale of alcohol is included in, and ancillary to, range of activities including meals

Sunday - Thursday: 00:00
 Friday & Saturday: 01:00

3. The Locale

The premises are located on Crucifix Lane which is a moderately busy road behind London Bridge Rail and Underground Station.

Crucifix Lane is of mixed use, housing many commercial premises including offices, licensed premises, vehicle hire and sale and other types of commercial premises. There are also some residential premises on Crucifix Lane, including residential properties **directly opposite**, and very close to, the premises.

London Bridge Station is one of the busiest train stations in Europe, serving many thousands of commuters a week.

There are a high number of licensed premises serving alcohol in the immediate and wider vicinity.

During the evening and late at night Crucifix Lane is quiet with low levels of vehicular traffic.

Figure 1: View showing the close proximity of arches on Crucifix Lane to residential properties directly opposite the arches.



4. Our objection

Our objection relates to the promotion of all of the licensing objectives.

In part 'M' of the application, the applicant has proposed various measures to address the licensing objectives. We welcome these measures, but do not feel that they sufficiently address the licensing objectives and say that further conditions are required.

Paragraph 1.16 (Licence conditions – general principles) of the Guidance to the Licensing Act 2003 issued by the Secretary of State under section 182 of the Licensing Act 2003 states that conditions –

- *“must be precise and enforceable;”*
- *“must be unambiguous and clear in what they intend to achieve;”*

We note that the applicant states the following regarding the premises:

- “These premises are small in size and the application seeks hours similar to the framework hours suggested within the policy. The locations are not residential and provide an opportunity to develop sites which are currently vacant.

Conditions have been offered within the application which we believe to be proportionate and adequate for the style and size of the operations.”

Firstly, we say that although of mixed use, Crucifix Lane houses residential properties – some of which are directly opposite the premises. Further to this, in the wider locale there are numerous residential properties and two large high density housing estates (see appendix 1).

Therefore, to say that the locations are not residential, is not entirely accurate.

Secondly, we say that it is impossible to say whether the conditions offered are proportionate, because at this time the applicant themselves do not know what type of tenant will take of the premises, or how that tenant will operate the premises.

We therefore recommend that, should the licensing sub-committee be minded to grant this application, the following conditions be included in any premises licence issued subsequent to this application, in addition to those stated in the application.

A. General – all four licensing objectives:

1. That all relevant staff shall be trained in their responsibilities under the Licensing Act 2003, the promotion of the licensing objectives and the terms and conditions of this licence. Records pertaining to such training ('the staff training logs') shall be kept at the premises, shall be updated every 6 months and shall be made immediately available to responsible authority officers on request. The training logs shall include the trainee's name (in block capitals), the trainer's name (in block capitals), the date(s) of training and a declaration that the training has been received and understood by the trainee. If the staff training logs are a paper hardcopy, then the signature of the trainee, the signature of the trainer shall be included.
2. That any 'off sales' of alcohol shall be provided in sealed containers to be taken away from the premises.

3. That, to discourage 'street drinking' in the locale by customers of the premises, clearly legible signage shall be prominently displayed where it can easily be seen and read by customers at all exits requesting to the effect that customers do not consume alcoholic drinks bought at the premises, in the vicinity of the premises. Such signage shall be kept free from obstructions at all times.

B. The prevention of crime and disorder:

4. That a digital CCTV system shall be installed at the premises, shall be maintained in full working order and shall be continually recording at all times that the premises are in use. The CCTV system must be capable of capturing a clear facial image of every person who enters the premises. The CCTV system shall be correctly time and date stamped. The CCTV system shall cover all interior and exterior areas of the premises, including the frontage of the premises, and shall collect clearly defined / focused footage.
5. That all CCTV footage shall be kept for a period of thirty-one (31) days and shall be made immediately available to authorised officers on request.
6. That a member of staff who is trained in the use of the CCTV system and who is able to view, and download to a removable storage device, CCTV footage at the immediate request of authorised officers shall be on duty at all times that the premises are in use.
7. That clearly legible signage shall be prominently displayed where it can easily be seen and read by customers advising to the effect that CCTV is in operation at the premises. The signage shall be kept free from obstructions at all times.
8. That clearly legible signage shall be prominently displayed where it can easily be seen and read by customers in the toilets advising to the effect that the taking of illegal drugs will not be tolerated at the premises. These notices shall be kept free from obstructions at all times.
9. That an incident log shall be kept at the premises to record details of any of the following occurrences at the premises:
 - a) Instances of anti-social or disorderly behaviour
 - b) Calls to the police or other emergency services
 - c) Any complaints received
 - d) Ejections of people from the premises
 - e) Visits to the premises by the local authority or emergency services
 - f) Any malfunction in respect of the CCTV system
 - g) All crimes reported by customers, or observed by staff
 - h) Any seizures of drugs or weapons
 - i) Any other relevant incidents

The incident log shall record the time, date, location in the premises and description of each incident, details of any action taken in respect of the incident and the printed name of the person reporting the incident. Details of incidents shall be recorded contemporaneously. The incident log shall be available / be accessible at the premises at all times that the premises are in use and shall be made immediately available to responsible authority officers on request. Details of incidents shall be recorded contemporaneously. If the incident log is a paper hardcopy, then the signature of the person reporting the incident in the log shall also be included. All relevant staff employed at the premises shall be trained in the use of the incident log. Details of such training, including the printed name(s) of the trainee(s) and the date(s) that the training was given, shall be recorded in the staff training logs at the premises.

<<The above is to replace condition 12 in the application>>

10. That any 3rd parties / members of the public using the premises for a promoted or private event must complete a venue hire agreement as written and supplied by the premises licence holder. The venue hire agreement shall include the full name and address of the hirer, copy of valid photo identification of the hirer (kept on file in accordance with data protection requirements), the hirer's signature and the date that the venue hire agreement has been signed. The venue hire agreement shall include all of the licensee's terms of hire. Such agreements shall be kept on file for 6 months from the date of the event and be made immediately available to responsible authority officers on request.
11. That door supervisors will be employed as follows:
- a) That a minimum of two (2), SIA registered door supervisors will be employed at the premises at all times after 22:00 hours on any day that the premises will shut at 00:00 (midnight) or after, at any time that the premises are being used for DJ or music led events and at any time when major sporting events are to be shown at the premises.
 - b) The door supervisors will be employed to control entry to the premises, to deal with the searching / scanning of customers, to deal with any anti-social or disorderly behaviour at the premises, to de-escalate confrontations, to assist with emergency escape from the premises, to deal with the ejection of people from the premises, to assist management in liaising with the police regarding instances of crime and to assist with ensuring that the premises' dispersal policy is adhered to.
 - c) The door supervisors shall remain at the premises until all patrons have vacated the premises and until at least 30 minutes after the premises close.
 - d) The door supervisors shall be easily identifiable.
 - e) That when SIA security staff are deployed at the premises they shall be supplied with, and shall use, metal detectors (either metal detection arches or handheld metal detectors) to search all customer entries or re-entries to the premises. Prior to the premises opening the metal detectors shall be checked to ensure that they are in full working order. A log of such checks shall be kept at the premises and shall include the name of the person who undertook the check, the outcome of the check, and the time and date of the check. The log shall be made immediately available to responsible authority officers on request.
12. That an entry policy will be devised and maintained at the premises. A copy of the entry policy shall be kept at the premises with the premises licence and shall be made immediately available for inspection to authorised officers on request. The entry policy shall cover (but not necessarily be limited to):
- a) Safe customer entry to the premises,
 - b) If / when applicable searching / scanning of attendees,
 - c) The barring of customer entry to the premises for any reason,
 - d) Restricted items (e.g. weapons / drugs or any other items restricted by the licensee),
 - e) Pre-opening safety checks of the premises,
 - f) Dealing with overcrowding and / or crowd surges
 - g) Dealing with suspect packages
- All relevant staff shall be trained in the implementation of the latest version of the entry policy and details of such training shall be recorded in the staff training logs at the premises.

C. Public Safety

13. That the maximum number of people permitted on the premises at any one time (the 'accommodation limit') is X people (excluding staff). The accommodation limit shall be known by all staff and shall not be exceeded at any time.

<<The applicant is to provide the accommodation limit>>

14. That counting devices shall be used by the staff who are controlling customer entry to the premises to keep an accurate count of the number of people at the premises and to ensure that the premises' accommodation limit is never exceeded. Staff using the counting devices should be able to determine the number of people at the premises immediately on the request of authorised officers.

15. That illuminated emergency escape route and emergency exit signage ('emergency lighting') shall be installed at the premises, be maintained in full working order, be operational at all times that the premises are in use and shall be maintained free from obstruction at all times.

16. That all emergency exits, emergency escape routes and entry / exit doors at the premises shall be kept free from obstructions at all times that the premises are in use.

17. That no identified emergency exits shall be kept locked / bolted shut at any time that the premises are in use.

18. That appropriate first aid equipment / materials shall be kept at the premises in a dedicated first aid box / boxes. The first aid box(es) shall be kept easily accessible and unobstructed at all times. All staff shall be made aware of where the first aid boxes are located.

19. That an accident book / recording system shall be maintained at the premises and be available and in use at all times that the premises are in operation. The accident book / recording system shall meet all current legislative requirements. Details of any accidents will be recorded in the accident book / recording system contemporaneously. The accident book / recording system shall be made immediately available to responsible authority officers on request. Relevant staff shall be trained in this, and details of such training including the printed name(s) of the trainee(s), and the date(s) that the training was given, shall be recorded in the staff training logs at the premises.

20. That 'Ask for Angela' posters (or posters relating to whatever similar scheme may be recommended at any time) shall be displayed in the female toilet facilities and kept free from obstructions at all times. All staff shall be trained in the 'Ask for Angela' scheme (or similar scheme) and shall perform the appropriate course of action in the event of a customer requesting assistance. Details of such training, including the printed name(s) of the trainee(s), and the date(s) that the training was given, shall be recorded in the staff training logs at the premises.

21. That all drinks shall be sold in cans or plastic bottles or will be decanted into recyclable polycarbonate (or a similar material), or recyclable cardboard drinking receptacles. Glass drinking receptacles will not be used at the premises at any time.

D. The prevention of public nuisance

22. That a sound limiting device (or similar equipment) shall be installed at the premises, be maintained in full working order and be in use at all times that the premises are in operation under this licence. All amplification equipment, entertainment devices and amplified instruments shall be routed through the sound limiting device (or similar equipment) which shall be calibrated so that the sound level of amplified sound at the premises does not cause a statutory or public nuisance. Only the licensee, premises manager, sound engineering staff, or other person(s) nominated in writing by the licensee, shall have access to the sound limiting device (or similar equipment) and shall be able to demonstrate that it is in use at the immediate request of responsible authority officers.
23. That a log with details of the calibration of any sound limiting device (or similar equipment), including who calibrated the device, what time it was calibrated, any internal and external sound level measurements taken, whether external measurements were taken with the premises' windows and doors open, and any other relevant technical details shall be kept at the premises and be signed off by the person who calibrated the device. The log shall be made immediately available to authorised officers on request.
24. That only the licensee, premises' manager, sound engineering staff, or other person(s) nominated in writing by the licensee, shall have access to any amplification equipment and the sound limiting device (or similar equipment) at the premises, and only such staff shall be permitted to change any control settings on said equipment.
25. That a log of persons permitted access to the amplification equipment and the sound limiting device (or similar equipment) at the premises shall be kept at the premises and provided to authorised officers on request.
26. That a dispersal policy to assist with patrons leaving the premises in an orderly and safe manner shall be devised and maintained regarding the premises. A copy of the dispersal policy shall be accessible at the premises at all times that the premises are in operation. The policy should include (but not necessarily be limited to) the following:
- a) Details as to how customer / staff egress at the premises shall be managed to minimise causing nuisance.
 - b) Details of public transport in the vicinity and how customers will be advised in respect of it.
 - c) Details of the management of taxis to and from the premises.
 - d) Details of the management of any 'winding down' period at the premises.
 - e) Details of the use of security and stewarding in respect of managing customer dispersal from the premises.
 - f) Details of any cloakroom facility at the premises and how it is managed.
 - g) Details of road safety in respect of customers leaving the premises.
 - h) Details of the management of ejections from the premises.
 - i) Details as to how any physical altercations at the premises are to be managed
 - j) Details of how refuse / waste in the local vicinity arising through the operation of the premises will be cleared up (e.g. flyer clean up, post event clean up).

All relevant staff employed at the premises shall be trained in the latest version of the dispersal policy. Details of such training, including the printed name(s) of the trainee(s) and the date(s) that the training was given, shall be recorded in the staff training logs at the premises. If the dispersal policy is a paper document, then the signature of the trainees shall also be included. The dispersal policy shall be made immediately available to responsible authority officers on request.

27. That any advertising, marketing or media relating to the premises (including websites) will advise customers that there is no readily available parking in the vicinity of the premises, shall list public transport options available in the vicinity and shall advise customers to refrain from driving to the premises.
28. That the management shall assign a designated pick-up spot / 'pick up pin' with all current online taxi hailing services (e.g. Uber, Bolt etc.).
29. That clearly legible signage shall be prominently displayed where it can easily be seen and read by customers, at all exits from the premises and in any external areas, requesting to the effect that customers leave the premises and locale in a quiet and orderly manner with respect to local residents. Such signage shall be kept free from obstructions at all times.

<<The above is to replace condition 6 in the application>>

30. That any litter caused by the operation of the premises shall be cleared away from the immediate vicinity of the premises periodically throughout operating hours, and at the end of trade, on each day that the premises are in operation. Relevant staff shall be trained in this, and details of such training including the printed name(s) of the trainee(s), and the date(s) that the training was given, shall be recorded in the staff training logs at the premises.
31. That suitable external containers for customer's cigarette butts shall be provided at all times that the premises are in use. Such containers shall be emptied regularly to ensure that they can be used at all times that the premises are in use, and so that they do not overflow and cause cigarette butt litter in the vicinity.
32. That external waste handling (including recyclable materials and glass / bottles), collections of goods from the premises, deliveries of goods to the premises and the cleaning of external areas shall only occur between the 07:00 hours and 20:00 hours.

<<The above is to replace conditions 8 & 9 in the application>>

33. That any external areas of the premises will be closed to customers between 22:00 hours and 08:00 hours the following day except for up to a maximum of 5 people at any one time using the external areas after 22:00 hours to smoke only. Any outdoor furniture to the premises' frontage must be packed away, or rendered unusable, by 22:00 hours each day.
34. That, if and when required, staff shall interact with customers to ensure that customers behave at the premises in a quiet and orderly manner and also leave the premises and locale in a quiet and orderly manner. Customers deemed by staff to be engaging in anti-social behaviour shall be asked to leave the premises. All relevant staff shall be trained in this, and details of such training including the printed name(s) of the trainee(s), and the date(s) that the training was given, shall be recorded in the staff training logs at the premises.

E. The prevention of children from harm

35. That no person under 16 years old shall be permitted on the premises unless they are accompanied by an adult.
36. That a child protection / vulnerable persons policy will be devised and maintained at the premises. A copy of the child protection / vulnerable persons policy shall be kept at the premises with the premises licence and shall be made immediately available

for inspection to council and / or police officers on request. All staff shall be trained in the implementation of the latest version of the child protection policy and details of such training including the printed name of the trainee and the date of the training, shall be recorded in the staff training logs at the premises.

37. That a challenge 25 scheme shall be maintained requiring that staff selling or delivering alcohol request that any customer who looks under 25 years old, and who is attempting to purchase or take receipt of alcohol, provides valid photographic identification proving that the customer is at least 18 years old. Valid photographic identification is composed of a photo driving licence, passport, UK armed services photo ID card, any Proof of Age Standards Scheme (PASS) accredited card (such as the Proof of Age London (PAL) card) or any age verification card accredited by the Secretary of State.
38. That all staff involved in the sale of alcohol shall be trained in the prevention of sales of alcohol to underage persons (including the prevention of 'proxy sales') and the challenge 25 scheme in operation at the premises. Details of such training, including the printed name(s) of the trainee(s) and the date(s) that the training was given, shall be recorded in the staff training logs at the premises and shall be made immediately available for inspection at the premises to responsible authority officers on request.
39. That clearly legible signs shall be prominently displayed where they can easily be seen and read by customers stating to the effect that a challenge 25 policy is in operation at the premises, that customers may be asked to provide proof of age and stating what the acceptable forms of proof of age are. Such signage shall be displayed at all entrances, points of sale and in all areas where alcohol is displayed for sale. The signage shall be kept free from obstructions at all times.
40. That a register of refused sales of alcohol shall be maintained at the premises at all times. The register shall be clearly and legibly marked on the front cover as a register of refused alcohol sales, with the address of the premises and the name of the licence holder. The register shall be used to record details of all refused sales of alcohol. The register shall be kept / be accessible at the premises at all times. The register shall be made immediately available for inspection at the premises to responsible authority officers on request.
41. That no deliveries from the premises of alcohol shall be permitted.

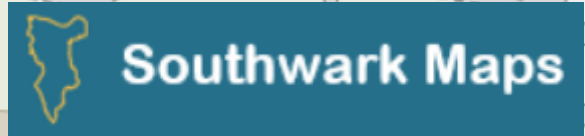
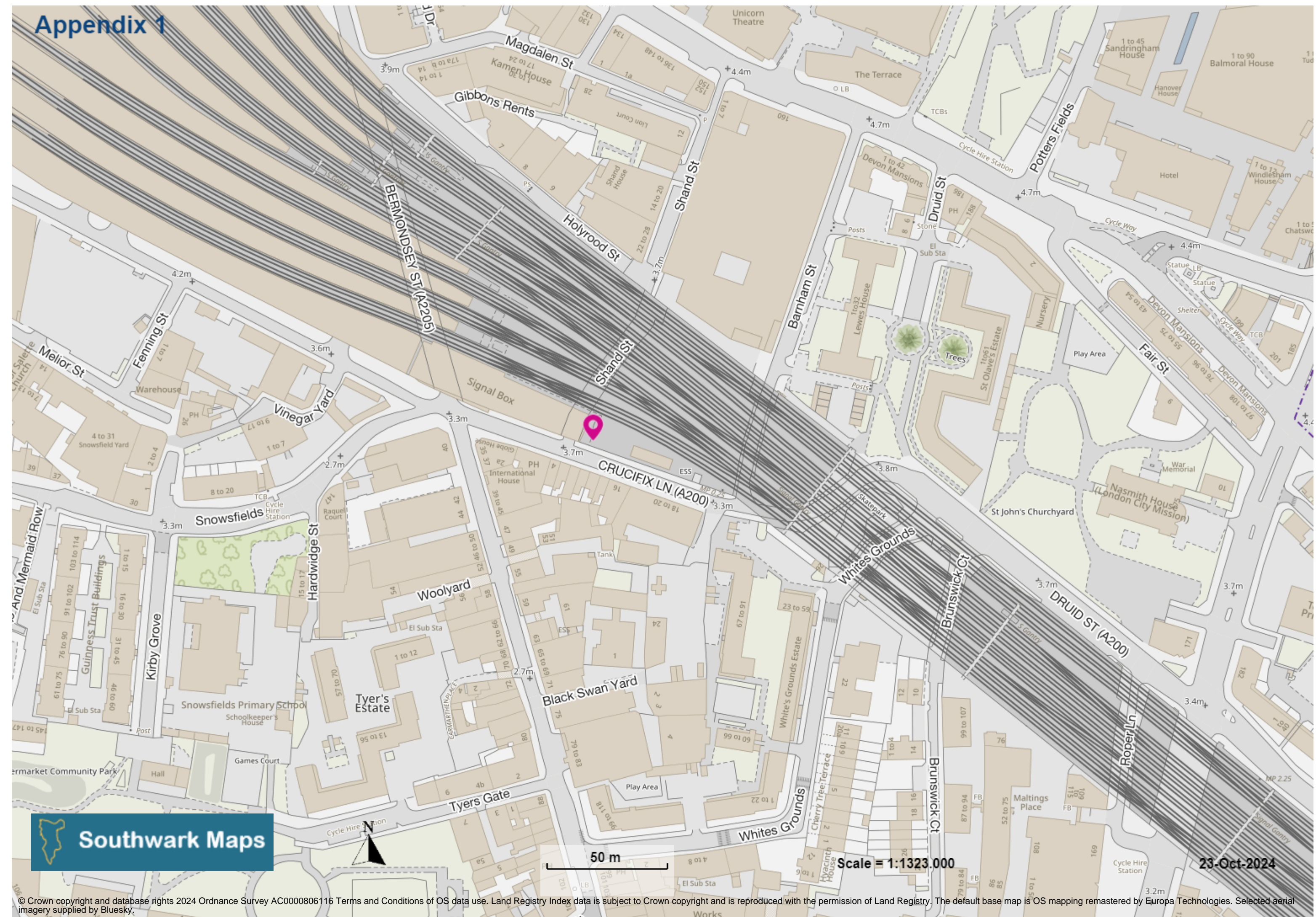
We advise that once the exact style of operation of the premises is known, and if a premises licence is granted regarding this application, an application to vary any of the above conditions could be submitted to ensure that any licence conditions are congruent with the operation of the premises.

Should the applicant wish to discuss the above, we advise them to contact us as soon as possible.

If the applicant agrees to all of the proposed conditions, then we will withdraw this representation.

Yours sincerely,

Wesley McArthur
Principal Enforcement Officer



50 m

Scale = 1:1323,000

23-Oct-2024

From: [REDACTED]
Sent: Friday, October 25, 2024 6:15 PM
To: Heron, Andrew <Andrew.Heron@southwark.gov.uk>; Regen, Licensing <Licensing.Regen@southwark.gov.uk>
Subject: Re: FW: Objection to Premises Licence Number: 884161 and 884162

Objection to Premises Licence Arch 4 and Arch 5, Crucifix Lane, SE1 3JW
Licence Number: 884161 and 884162

Procedural lapse

The blue notices do not comply with the legislation as presently both notices are secured to the doors of Arch 5 when they should have been secured to respective arches. This amounts to misleading the public / residents that only one arch is being applied for. Therefore, **the consultation should be restarted following the correct procedure and guidelines**. Photos have been sent on 22nd October but the council does not seem to understand the basic requirement. The legislation is clear that the notices have to be displayed , see below

*The Licensing Act 2003 (Premises licences and club premises certificates)
Regulations 2005*

25.(ii) in all cases, prominently at or on the premises to which the application relates where it can be conveniently read from the exterior of the premises and in the case of a premises covering an area of more than 50 metres square, a further notice in the same form and subject to the same requirements every fifty metres along the external perimeter of the premises abutting any highway.

Objection

In terms of objection, the hours of operation are far too excessive. The south side of crucifix lane is predominantly residential comprising 14 households. The other uses are 5 offices and 1 restaurant. I have been a resident [REDACTED] opposite to the application arches for more than 11 years and during that time suffered nuisance from the Underdog gallery and Jacks Club (Arch 4 was home to Jacks until 2015) who operated in the most inconsiderate manner. I do not want to be subject to the same nuisance again especially since my family has grown with [REDACTED] kids both

attending [REDACTED] school and my wife is a [REDACTED] who works late at night preparing for her [REDACTED]. I know of other neighbours with young kids.

The application is perfunctory and does not provide details of waste collection, highway management, sound attenuation measures as well as justification for such late hours.

We/all residents would want the hours of operation limited to 23:00 and music and sale of alcohol closed by 22.00 during weekdays. On weekends the arches can operate till 23:00 however music and alcohol sales need to stop by 22:30 to ensure peaceful living for residents.

The suggested conditions by the applicant are of minimum standard and does not take account of site-specific challenges/issues. I have summarised some additional conditions that are required to ensure the operator does not misuse the licence.

Additional Conditions

- Patrons permitted to temporarily leave and then re- enter the premises e.g. to smoke, shall not be permitted to take drinks or glass containers with them.
- Notices shall be prominently displayed at any area used for smoking requesting patrons to respect the needs of local residents and use the area quietly.
- Clearly legible notices shall be displayed at all exits from the premises requesting patrons to respect the needs of local residents and to leave the premises and area quietly.
- All waste is to be properly presented and placed out for collection no earlier than 30 minutes before the scheduled collection times.
- No waste or recyclable materials, including bottles, shall be moved, removed from or placed in outside areas between 23.00 hours and 08.00 hours on the following day.

- A direct telephone number for the manager at the premises shall be publicly available at all times the premises is open. This telephone number is to be made available to residents and businesses in the vicinity.
- Flashing or particularly bright lights on or outside the premises shall not cause a nuisance to nearby properties (save insofar as they are necessary for the prevention of crime)
- In order to minimise the amount of time any waste remains on the public highway in readiness for collection, the Licensee will ensure the timeframe within which it may expect its waste carrier to collect is adhered to.
- The Licensee shall instruct member of staff to make regular checks of the area immediately outside the premises and remove any litter, bottles and glasses emanating from the premises, when female only staff working, checks must be made during daylight hours, and one check first thing in the morning at 0800.
- The Licensee shall provide a safe receptacle for cigarette ends to be placed outside for the use of customers, such receptacle being carefully placed so as not to cause an obstruction or trip.
- A written dispersal policy shall be submitted to and be approved by the Licensing Service and the Environmental Protection Team. The written copy of the dispersal policy, shall be kept on the premises and be made available to police or other authorised officer upon request.
- The total capacity of the premises shall be limited to no more than 150 patrons at any one time in total, with the maximum of 50 patrons on the mezzanine at any one time.
- It is the responsibility of the Premises Licence Holder and/or its management to organise and hold quarterly meetings with the local residents about any special event, which is to take place at the premises, with the Council's Licensing Service also being invited to these meetings.
- The designated smoking area shall be limited to a specific external area in Shand Street indicated by signage and ground markings.
- The premises shall install and maintain a comprehensive CCTV system as per the minimum requirements of a Metropolitan Police Crime Prevention Officer. All public areas and each entry and exit points will be covered enabling frontal identification of every person entering in any light condition.

The CCTV system shall continually record whilst the premises is open for licensable activities and during all times when customers remain on the premises. All recordings shall be stored for a minimum period of 31 days with date and time stamping. Recordings shall be made available immediately upon the request of Police or authorised officer.

- There shall be a staff member from the premises who is conversant with the operation of the CCTV system on the premises at all times when the premises are open to the public. This staff member must be able to show a Police or authorised council officer recent data or footage when requested.
- Alcohol shall only be served as an Ancillary to restaurant use. This premises shall not be operated as a club or bar.
- All instances of crime and disorder to be reported by the Designated Premises Supervisor or responsible member of staff to an agreed police contact point, as agreed with the police.
- All staff shall receive training on the legislation relating to the sales of alcohol to underage persons and drunken persons and shall have refresher training every 12 months. There shall be written records of such training which will be kept on the premises and produced to a police officer or other authorised officer upon request.
- The premises licence holder or designated premises supervisor to ensure that all management and staff who are not personal licence holders be fully trained and briefed on the four licensing objectives and challenge 25.
- No accumulation of combustible rubbish, dirt, surplus material or stored goods shall be permitted to remain in any part of the premises except in an appropriate place and of such quantities so as not to cause a nuisance, obstruction or other safety hazard.
- The means of escape provided for the premises shall be maintained unobstructed, free of trip hazards, be immediately available and clearly identified in accordance with the plans provided.
- All emergency doors shall be maintained effectively self-closing and not held open other than by an approved device.
- There shall be no direct access from the street to any bar.
- No external seating, awnings or shades are permitted on public footpath.

- No queues are permitted in Shand street or Crucifix Lane.
- No live sports events shall be screened at the premises.

Regards

[REDACTED]

[REDACTED]

OTHER PERSON B

From: [REDACTED]
Sent: Monday, October 28, 2024 12:47 PM
To: Regen, Licensing <Licensing.Regen@southwark.gov.uk>
Subject: Objection to Application for Premises Licence Numbers 884161 and 884162 Arch 4 and Arch 5, Crucifix Lane, London SE1 3JW
Importance: High

Dear Sirs,

I live [REDACTED] Arches 4 and 5, a few buildings away towards Bermondsey Street.

I strongly object to the Premises Licence application numbers 884161 and 884162 which are seeking a wide ranging and unfettered licence for an indeterminate number of people (no more than 5,000!), 7 days a week, for the longest hours starting from 8 am every day to closing hours ranging from 1am to 2am (Arch 5) and 12.30am to 1.30am (Arch 4).

The application shows a scandalous disregard for where the Arches are located nor any appreciation of its residents. This an area of some mixed use but Crucifix Lane has a significant number of residential units on its southern flank opposite the railway arches - terraced houses and flats including the flats on the White Grounds Estate. This and the need for extreme caution when granting licences in the Bermondsey Street, Tower Bridge Road and Arches triangle has been recognised by the Council in its Licensing Policy Document and as such at the very least only residential operating hours should apply to the Arches 4 and 5.

1 Late opening hours present a tremendous public nuisance to the residents that live around premises. There is a loud talking, laughter and shouting from patrons, often standing, smoking and drinking outside the premises all evening which is stressful for the residents. Many bedrooms face Crucifix Lane and allowing the premises to stay open till the early hours of the morning will mean that the residents are prevented from sleeping till well after closing time as the patrons do not clear for at least an hour after or walk a few feet away from the premises (so that the premises obligations are met) and then stand with their drinks talking shouting and causing major noise disturbance for a long time after.

2 Fights break out and often lead rowdy and disorderly behaviour.

3 The noise from additional traffic and cars and taxis occasioned by the late opening hours adds to the nuisance. We experience a constantly stream of cars and taxis, that block the road, blow horns and idle waiting to pick up passengers. Patrons also wait outside till the taxis arrive adding to the noise nuisance. Ubers and rented cars currently already stop and park on Crucifix Lane in anticipation of picking up patrons in the area.

4 The whole street is negatively impacted by the late opening hours and adds to the constant stream of drunken shouting and shrieking as people make their way along the street. Late night drinking encourages littering, broken glass and

rubbish on the street and we often have people urinating or vomiting on our doorstep. We as resident routinely must clean up outside our houses/ building

We are not new to late licensing and premises which allow live and recorded music which have caused extreme distress and disturbance for the residents. We have experienced this on Bermondsey Street and with the Underdog Gallery and Jacks Club on Crucifix Lane. With Jacks we have experienced first fights and violence to which even the police had to be called to control the affray. On a review the live music was removed from the Underdog Gallery Premises Licence as it was recognised that neither the sound nor the noise levels of people can be controlled when the premises are so close to the residential units, in this case some would be only some 10 metres.

It has been our first-hand experience that even with best dispersal policies (though most often these policies are limited to polite notices to leave quietly!!). The reality is very different from any ostensible assurances and limitations placed on the licence.

Additionally, the onus is shifted on the residents to prove disturbance and nuisance with calls to the Noise Team and delays in attendance because there increasingly more and more licensed premises in Southwark.

The noise has often moved on by the time they arrive and other than music we are repeatedly told that the noise of people and the general disruption and upset caused by them is not part of their remit.

Residents are left helpless to address this imposition on their lives.

The only way this can be resolved is to restrict the opening hours. The premises should not under any circumstances be open beyond 11pm.

5 The opening hours (particularly the ability to serve alcohol in the mornings must also be restricted. The premises must not be allowed to open before 11am and alcohol served only later in the day.

6 It is not enough that there is a dispersal policy and that it is available for display. The licensee must ensure that no patrons are allowed to stand and linger outside the premises once it is closed. It is our experience that patrons linger up to an hour after closing- drinking, smoking, waiting for taxis and making a noise long after the venue closes disturbing the residents.

The licence must provide that staff must ensure that no patrons should remain outside the premises 10 minutes after closing times.

7 No smoking should be allowed outside the premises as this leading to congregation of people and noise. Limiting numbers does not work and never enforced.

8 The opening hours and the licence to serve alcohol from 8am to closing time which is 2am on some days suggests that the premise would be able to function as a club/ dance venue/ night club/ music venue which is not appropriate for the residents of Crucifix Lane.

Their location is not suitable as a musical/ dance events venue for a large gathering of people. We re-iterate that there are families with very young children living on the street, some directly opposite, exposing them at such close quarters to excessive

consumption of alcohol and late-night revelry at close quarters is very bad for their physical and mental health.

We particularly object to the premises being given permission to hold live music indoors. Again we draw your attention to the difficulties with Underdog Gallery and the eventual withdrawal of the live music licence.

9 Food should not be permitted to be served outdoors particularly on Crucifix Lane which is a narrow road. The noise levels are greatly increased when this is permitted. There results in a loud steady drone of uncontrolled voices shouts laughter and noise.

10 It is also not acceptable that the premises be open 7 days a week. There should be at least one day a week which the residents who have lived on the street for some 20 years should be allowed to have one day off without the onslaught of noise, drinking, music and general noise and disturbance. The residents are surely entitled enjoy their homes and family life without a constant intrusion from the street, even on a Sunday.

This particularly as the licence is being sought to stay open at night.

11 The premises must not be allowed to sell alcohol OFF the premises as this encourages loitering and drinking on the street till the late hours and antisocial behaviour.

12 It is necessary when considering licences in residential areas that attention also be paid to the fact that increasingly people are working from home and spend more time in their homes both working and living in the same space. Allowing a premises selling alcohol to remain open for some 12-14 hours a day is damaging to our well- being and mental health.

Some of us are long standing residents from long before the area became a watering hole for tourists and out of towners. Due regard must be had that to the fact that we are entitled to a reasonable enjoyment of our homes without bring constantly exposed to public nuisance and further exposing our children to activities that are inappropriate and cause them harm.

13 Over the last 10-15 years more and more premises have been given licences to operate and sell alcohol till late on Bermondsey Street, St Thomas Street, Tooley Street Druid Street and its surrounding areas. It has now reached saturation point and negatively impacted the area. What was once a unique atmospheric lively area which had retained its old Victorian character with a good mix of restaurants, bars and galleries has been destroyed by this over licensing. The area, at night particularly, transforms into a solely alcohol driven economy attracting a crowd intent on the unavoidable excesses and resulting in drunken anti- social behaviour, fouled streets.

The residents are bearing the brunt of these decisions.

The health and well-being of the residents must be protected and balanced with any other 'cultural' objectives that the Council wishes to pursue.

[REDACTED]

[REDACTED] [REDACTED]

[REDACTED] [REDACTED]

OTHER PERSON C

From: [REDACTED]
Sent: Monday, October 28, 2024 10:57 PM
To: Regen, Licensing <Licensing.Regen@southwark.gov.uk>
Subject: Opposition to license applications 884161 and 884162

28 October 2024

Dear Southwark Council,

I strongly object to the absurd license applications 884161 and 884162.

I am the owner and habitant of [REDACTED] Permitting the license requested would represent a radical nuisance to my life at home, and a totally unacceptable disregard for the Council Licensing Plan which recognises the sensitivity around licenses considering the residential properties surrounding the arches.

The entrances to arches 4&5 are less than 10m from my bedroom window. Permitting the sale of alcohol and live entertainment/music until 00:30 every day (and 01:30 from Thursday?!!) will be inconceivably harmful to my physical and mental health. You must recognise that it is no exaggeration to suggest that attempting to sleep 10m from such a venue would be a near impossible feat during its operating hours. In my case, I work 6 days a week. At best, assuming an impossible immediate cease to disruption at closing time (1am (Monday-Thursday) and 2am (Friday-Sunday)), I would be left with 6 hours sleep on 4 of those days, and 5 hours on the other 2. Permitting this kind of license, every single day of the week, would render mine an impossible living situation. And I am not alone. Crucifix Lane is a predominantly residential road, home to multiple families with young children. The premises must be limited to a typical 11pm license like the many other successful pubs, bars, restaurants, and event spaces across London.

Having lived on Bermondsey Street before, I am acutely familiar with the kind of disruption that can be caused by late night/alcohol licenses. Drunkards loiter, shout, sing, urinate and vomit on front doors, long after the close of the premises that fostered them. Already I find cigarette butts, half empty plastic cups of beer, and general rubbish, strewn across Crucifix Lane as a consequence of the overspill from the revelry on Bermondsey Street. Every single day I have to commit time to cleaning their rubbish up. Considerable more noise and congestion would be created as Taxis stop to pick up the late-night spew of patrons – again something that is already a regular issue with traffic building up, and cars sounding their horns and idling on our doorsteps.

- *There shall be no admittance or re-admittance to the premises after (23.00) hours except for patrons permitted to temporarily leave the premises (e.g. to smoke, make a phone call).*

OTHER PERSON D

From: [REDACTED]
Sent: Tuesday, October 22, 2024 6:25 PM
To: Regen, Licensing <Licensing.Regen@southwark.gov.uk>
Subject: Application 884161 arch 5 Crucifix lane SE1 3JW

Dear Sir/Madam

I am writing to object to the above application for new premises on Crucifix lane.

The street is tiny and mostly residential. I cannot see how this is an appropriate location for this type of application, these arches are best served as office/retail or gallery space not nightlife venues.

There are already more than enough of this type of establishment in the area and it suffers a high level of noise and disruption as a result.

Previous licensed premises on the street led to a significant amount of disturbance, anti social behaviour and disruption to the immediate neighbourhood, particularly during evening hours.

Looking at this application I can see it seeks licensed hours to extend until 1:30am most of the week. I cannot see how this would not lead to significant disturbance of the little peace we receive outside of standard contrition/business hours.

Therefore please note my objection this application on the grounds of excessive licensed hours of operation.

Yours sincerely

[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]

OTHER PERSON E

From: [REDACTED]
Sent: Wednesday, October 23, 2024 11:25 AM
To: Regen, Licensing <Licensing.Regen@southwark.gov.uk>
Subject: Objection to Licensing Arch 4 and arch 5 Crucifix Lane

Date: 23/10/2024

For the attention of The Licensing Team and Regulatory Services

Dear sir/madam,

I am writing to you with an objection and concerns for the Premises License-application from The Arch Company Properties for Arch 4 and 5, Crucifix Lane.

I live [REDACTED] Arch 4/5. I have lived here for almost 10 years. Crucifix Lane is a residential street with a close community consisting of several families with schoolgoing-children, professionals and pets.

The current License application has greatly worried me and the neighbours alike. Especially the late night alcohol/live music/recorded music request. We already have issues with the overspill from the Bermondsey street-revellers and the Shard. Drunken disorderly behaviour outside our doors. Smoking, vomiting, loitering, leaving/smashing glasses on windows, properties vandalised, electric bikes left blocking entrances etc. Another great nuisance is the taxis standing idle, blocking the pavement and talking loudly on their speaker-phones late at night.

The great worry is that all this will escalate hugely with a late alcohol and live music-license right opposite us all. Especially the noise-pollution aspect. We've had big issues with the clubs that preceded in the premises. It would be a great shame to have to experience that again and disrupt family-lives.

Of course we want the beautiful arches to come alive and be used. But with something that would blend in and enhance the community surrounding Bermondsey street. The residential part. The heart and soul of Bermondsey Village.

Thank you for your consideration.

Kind regards,

[REDACTED]

[REDACTED]
[REDACTED]
[REDACTED]



RECEIVED

29 OCT 2024



THE LICENSING TEAM
REGULATORY SERVICES
3RD FLOOR HVB
1, PO BOX 64529
LONDON
SE1P 5LX

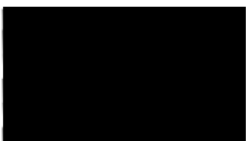
21ST OCT 2024

To Whome it may concern,

I would like to submit representation against the notice application to grant premises under section 17 of the licensing act 2003, applied for by The Arch Company Properties Ltd. for arch 5 Crucifix Lane, SE13 5W.

Crucifix Lane is a small residential street with several families, like my own, with young children. We already suffer anti social behaviour and noise pollution due to the late licences on Bermondsey Street that we live in close proximity to. The idea

130
idea of my family having to live with a late licence so very close with all the associated problems until so late into the night fills me with anxiety and dread. I can't believe that this is being considered for such a residential area. The litter, broken glass, alcohol and drug fuelled behaviour, loud live music and bone line beats so late would be catastrophic for me and my family and would stop me being able to raise my children in the street that they were born. I am looking to you to ~~support~~ apply a reformed approach to ensure that our community has businesses appropriate to our area, operating at reasonable times.

Additionally, I am not happy that, living  opposite, I received not a single letter about these plans. Instead I had to search

5. for a small, A4 notice on the window to know about these plans. There is also no note outside area 5 at all. Also I am only able to raise my concerns via a letter in 2024 - no email or website with further details is available.

I look forward to hearing back shortly to confirm receipt of this letter and to hear that any licence will not go beyond 11pm at the latest.

Yours faithfully,

[Redacted signature]

([Redacted] parent and long term resident of Crucifix Lane.)

[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]

28 October 2024

Southwark Council
160 Tooley Street
PO BOX 64529
London
SE1P 5LX

Dear Southwark Council Planning Committee,

Subject: Objection to Planning Application 884161 and 884162

I am writing to formally object to the planning application for the proposed bar / live music venue located at Arch 4 and 5, Crucifix lan. The proposed venue is [REDACTED] [REDACTED] [REDACTED] While I appreciate the need for diverse social venues in our community, I have significant concerns about the potential impact of this establishment on the quality of life of local residents.

1. **Noise Pollution:** The introduction of a bar in this location will lead to increased noise levels, particularly during the late evening hours. I note the late closing times on weekdays of 00:30, allowing alcohol sale until this time. For the weekends, the closing time and sale of alcohol until 01:30 is listed, an extremely late proposal for a residential road. The closing time of 01:30 will be inevitably extended by the patrons who we are familiar with from Bermondsey street, who remain on the street far past closing time, intoxicatedly singing and yelling.

This is a residential area, and the associated noise from patrons, music, and outdoor activities could significantly disrupt the peace and quiet of our homes. Having lived near Bermondsey Street for 4 years, we are familiar with the screaming, fights (verbal and physical), and raucous caused by intoxicated individuals. Having accepted this noise on one side of our house upon our moving in, having the noise introduced on the only remaining quiet side of our flat would be detrimental to our rest and sleep, mental wellbeing of having a safe and quiet place to rest, and physically safe entrance to our house away from intoxicated patrons (as the proposed planning would be opposite our front door). We sometimes experience false calls on our flat intercom, and we fear that when the patrons of the proposed location pour out onto the street, they will continue to ring our bell in the early hours of the morning and cause fear and disruption.

It should be noted that living in a Grade II listed building, we have single glazed windows, providing no noise barrier to the outside and heavily disrupting our sleep where alcohol induced noise is generated far into the early hours of the morning. There is also two tunnels either side of our house, that where intoxicated patrons leave, the noise causes extreme echoing lasting the length of the tunnel.

2. Traffic Issues: Upon the late closing, the hailing of cars to Crucifix lane will cause an influx of cars to the road again increasing noise pollution, concerns as raised above.

3. Public Safety Concerns: Increased foot traffic and potential altercations, especially late at night, could create safety issues for residents. I am concerned about the implications for our community's security, particularly for those living alone or with families. I have witnessed many physical fights, or intoxicated individuals who are threatening at night leaving from Bermondsey Street.

I sincerely and profoundly urge and plea for the council to carefully consider these points and the potential ramifications of approving this application. I believe it is essential to prioritize the needs and the physical and mental well-being of the residents in our community who have chosen to live on a residential road,

Thank you for taking the time to consider my objections. I hope to see a decision that reflects the best interests of our neighbourhood.

Sincerely,

██████████

OTHER PERSON H

[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
28 October 2024

Southwark Council
160 Tooley Street
PO BOX 64529
London
SE1P 5LX

Dear Southwark Council Planning Committee,

Subject: Objection to Planning Application 884161 and 884162

I am writing to formally object to the planning application for the proposed bar / live music venue located at Arch 4 and 5, Crucifix lan. The proposed venue is [REDACTED]

[REDACTED] While I appreciate the need for diverse social venues in our community, I have significant concerns about the potential impact of this establishment on the quality of life of local residents.

1. **Noise Pollution:** The introduction of a bar in this location will lead to increased noise levels, particularly during the late evening hours. I note the late closing times on weekdays of 00:30, allowing alcohol sale until this time. For the weekends, the closing time and sale of alcohol until 01:30 is listed, an extremely late proposal for a residential road. The closing time of 01:30 will be inevitably extended by the patrons who we are familiar with from Bermondsey street, who remain on the street far past closing time, intoxicatedly singing and yelling.

This is a residential area, and the associated noise from patrons, music, and outdoor activities could significantly disrupt the peace and quiet of our homes. Having lived near Bermondsey Street for 4 years, we are familiar with the screaming, fights (verbal and physical), and raucous caused by intoxicated individuals. Having accepted this noise on one side of our house upon our moving in, having the noise introduced on the only remaining quiet side of our flat would be detrimental to our rest and sleep, mental wellbeing of having a safe and quiet place to rest, and physically safe entrance to our house away from intoxicated patrons (as the proposed planning would be opposite our front door). We sometimes experience false calls on our flat intercom, and we fear that when the patrons of the proposed location pour out onto the street, they will continue to ring our bell in the early hours of the morning and cause fear and disruption.

It should be noted that living in a Grade II listed building, we have single glazed windows, providing no noise barrier to the outside and heavily disrupting our sleep where alcohol induced noise is generated far into the early hours of the morning. There is also two tunnels either side of our house, that where intoxicated patrons leave, the noise causes extreme echoing lasting the length of the tunnel.

2. Traffic Issues: Upon the late closing, the hailing of cars to Crucifix lane will cause an influx of cars to the road again increasing noise pollution, concerns as raised above.

3. Public Safety Concerns: Increased foot traffic and potential altercations, especially late at night, could create safety issues for residents. I am concerned about the implications for our community's security, particularly for those living alone or with families. I have witnessed many physical fights, or intoxicated individuals who are threatening at night leaving from Bermondsey Street.

I sincerely and profoundly urge and plea for the council to carefully consider these points and the potential ramifications of approving this application. I believe it is essential to prioritize the needs and the physical and mental well-being of the residents in our community who have chosen to live on a residential road,

Thank you for taking the time to consider my objections. I hope to see a decision that reflects the best interests of our neighbourhood.

Sincerely,

████████████████████

From: Shiva Ltd [REDACTED]
Sent: Tuesday, October 29, 2024 2:09 PM
To: Regen, Licensing <Licensing.Regen@southwark.gov.uk>; Heron, Andrew <Andrew.Heron@southwark.gov.uk>
Subject: - Objection - Licence Numbers: 884161 and 884162

**Licensing sub-committee
London Borough of Southwark**

**- Objection –
Premises Licence Arch 4 and Arch 5, Crucifix Lane, SE1 3JW
Licence Numbers: 884161 and 884162**

Dear Sirs

I write on behalf of Shiva Ltd. to object to the terms of the licence applied for at Arches 4 & 5 Crucifix Lane by The Arch Co. Shiva owns 5 residential properties in Crucifix Lane: Flats [REDACTED]. Located [REDACTED] opposite the two arches concerned.

Firstly, I am concerned that the statutory notices for both arches are displayed only in Arch 5. Without looking very carefully at the notices nobody would know that there are two separate applications for two separate arches. So I expect to hear from you that any representations received by the Council in relation to the applications will be taken to apply to both arches. Unless this is confirmed you will be falling below the required standards of clarity for application notices, making the consultation legally invalid.

Secondly, I note that the applicant has claimed that the location of the arches is not a residential area. This is entirely wrong. Every building in Crucifix Lane bar two, Nos. 8 and 24, is wholly or partially in residential use. So in considering the applications the Council will need to treat the location as unambiguously residential.

Shiva's objection to the terms of the licences applied for is predominantly in relation to public nuisance, particularly to the residential occupiers of Crucifix Lane. Residents have in many cases been in the street for many years and those that have recall the extreme anti-social activities that have in the past taken place in the arches. These most notably include Jack's and Cable nightclubs and the Underdog Bar. All were late night operations that caused unacceptable noise and an anti-social behaviour into the early hours of the morning. The problems for residents were late night noise, drunken disturbances on the street, litter, broken glass and urine on their doorsteps.

The licence applications are in the broadest terms possible in the case of both range of licensed activities and operating hours. Such breadth on both counts is incompatible with the residential character of Crucifix Lane.

It is notable that the drawings presented in the applications do not correctly identify the floor areas and configurations of the arches. It is also clear that the licence applications are not for any actual operator but purely speculative on the part of the

Arch Co. to offer an additional attraction to prospective tenants who will always be pleased to know that there is already an existing licence in place in the premises.

However, granting a licence to premises without there being any details available to neighbours of the kind of operators who will take on leases on the arches makes it impossible to properly consider the exceptional hours and the exceptionally wide range of licenced activities proposed. Any such extended hours and broad classes of activities should not be included in any initial licence granted. Once a new tenant is in place, with a specific business to bring in, extended hours and additional activities can be considered in a meaningful, informed consultation with the local community.

Any licence granted prior to the local residents being made aware of the operator and its specific intended licensable activities should be limited to a 'baseline' licence for standard restaurant use. i.e alcohol sales for consumption on the premises only, limited to standard operating hours such as midday to 23:00 on Monday to Saturday and 22:30 on Sunday.

In summary our primary concerns include but are not limited to:

- Noise nuisance
- Increase in Antisocial behaviour
- Damage to our historic buildings
- Harmful Environmental impact

Regards

[REDACTED]
[REDACTED]

Shiva Ltd

[REDACTED]
[REDACTED]
[REDACTED]



Southwark Licensing Committee

24th October 2024

Dear Members of the Licensing Committee

**Objection to Premises License Application 884161
Arch 5 Crucifix Lane, SE1 3JW**

I am writing on behalf of United St Saviour's to object to the licence application for the above address on the following grounds:

prevention of crime and disorder
prevention of public nuisance
public safety
protection of children from harm

United St Saviour's owns and occupies the property directly opposite the applicant's premises. We occupy the 2nd floor office. There are 4 tenanted residences occupying the fourth, fifth and sixth floors. Crucifix Lane is a residential street, including families with young children.

The principle objection is the proposed closing times of 00.30 Sun-Wed and 01.30 Thur-Sat. This is a large premises and there will be large numbers of customers spilling out onto the street at all times. This will cause public nuisance and create disorder. We ask you to impose closing times of 23.00 Sun-Sat.

This licence application is only from the freeholder (Arch Co), and the eventual occupier will apply for a shadow licence in due course. We expect the Council to recognize this and apply their standard policy conditions around Shadow licences.

Furthermore, we would like the Council to consider imposing the following licensing conditions, which have been recently applied in local locations. These conditions have been adapted from other consented applications the council has issued in similar locations in Park St and Stoney St (example is licence 877483)

- That customers shall not be permitted to drink alcohol in Crucifix Lane or Shand St or to remove open vessels of alcohol from the premises
- That no external tables and chairs are ever to be permitted on external pavements

16 Crucifix Lane, London SE1 3JW

T: 020 7089 9014

E: info@ustsc.org.uk

W: www.ustsc.org.uk



- That customers and staff are not permitted to smoke/vape/congregate outside their unit after 22.00 hours, and at anytime on the opposite pavement (below the residential premises) on Crucifix Lane. Security staff should be employed to actively monitor and supervise this.
- That no loudspeakers shall be positioned externally, or in a place/direction that causes a noise nuisance to residents
- A sound limiting device shall be installed, set and maintained, to control maximum levels of amplified sound inside the premises so as to ensure entertainment noise from the premises does not cause a public nuisance in the vicinity of the premises, and in particular is not audible inside any nearby noise sensitive premises. • All audio and musical equipment used in the premises, permitted under the Licensing Act 2003 or the Live Music Act 2012, shall be played through the installed sound limiting device. •• Any additional amplification equipment imported on to the premises by third parties, permitted under the Licensing Act 2003 or the Live Music Act 2012, shall be connected to and use the installed sound limited device/circuit
- That taxis/cabs and cars providing journeys home for customers shall be given clear instructions to use their vehicles in a responsible manner so as not to cause a nuisance to any residents or generally outside the licensed premises, not to obstruct the highway and not to raise their voices in a manner that disturbs residents.
- That no customers shall be permitted to queue on the public highway.
- That no live sports events shall be screened at the premises.
- The premises shall be adequately mechanically ventilated and comfort cooled to allow doors and windows to remain closed during licensed entertainment.
- That the operational management plan includes: The licensee and future shadow licensee shall employ a taxi marshal or marshals in accordance with a written risk assessment. The marshalls shall ensure customers and their vehicles comply with the Red Route and Bus Stand restrictions on Crucifix Lane.
- That the operational management plan includes: There shall be a designated taxi drop off point at Shand St for customers of the units in Stoney Street and Park Street
- That toilets within the premises must remain open until the last customer has left the premises.
- That the operational management plan includes: Security shall assist in encouraging customers and buskers creating a nuisance on the immediate periphery to move on.
- That the operational management plans includes: The Arch Co must deploy sufficient SIA's and/or street marshalls, in accordance with a risk assessment, to ensure that customers using the licensed premises do not create a nuisance to nearby residents.

16 Crucifix Lane, London SE1 3JW

T: 020 7089 9014

E: info@ustsc.org.uk

W: www.ustsc.org.uk



- That save for immediate access and egress, the doors on Crucifix shall be kept closed after 21:00. At all other times the licence holder must risk assess the need to close the doors so as to avoid noise nuisance to nearby residents.
- Clearly legible notices shall be displayed at all exits from the premises requesting patrons to respect the needs of local residents and to leave the premises and area quietly.
- A dedicated telephone number for the Designated Premises Supervisor or the duty manager shall be maintained for use by any person who may wish to make a complaint.

Yours sincerely



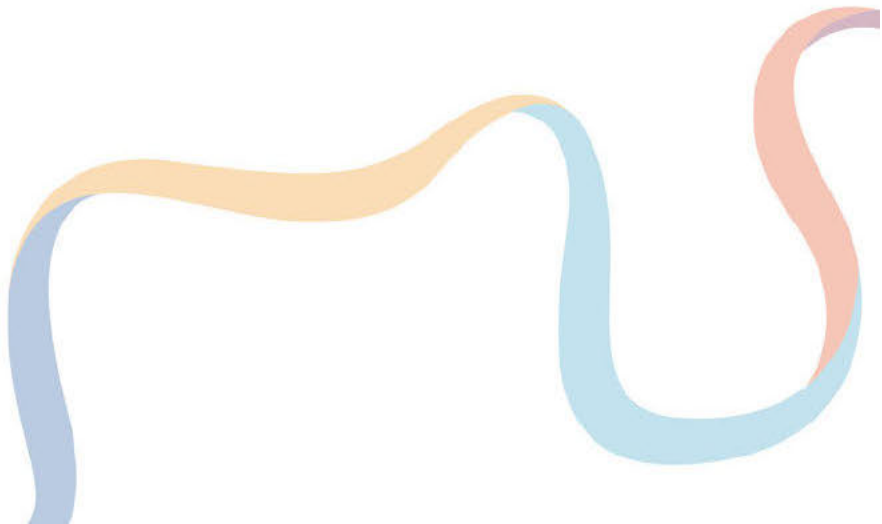
16 Crucifix Lane, London SE1 3JW

T: 020 7089 9014

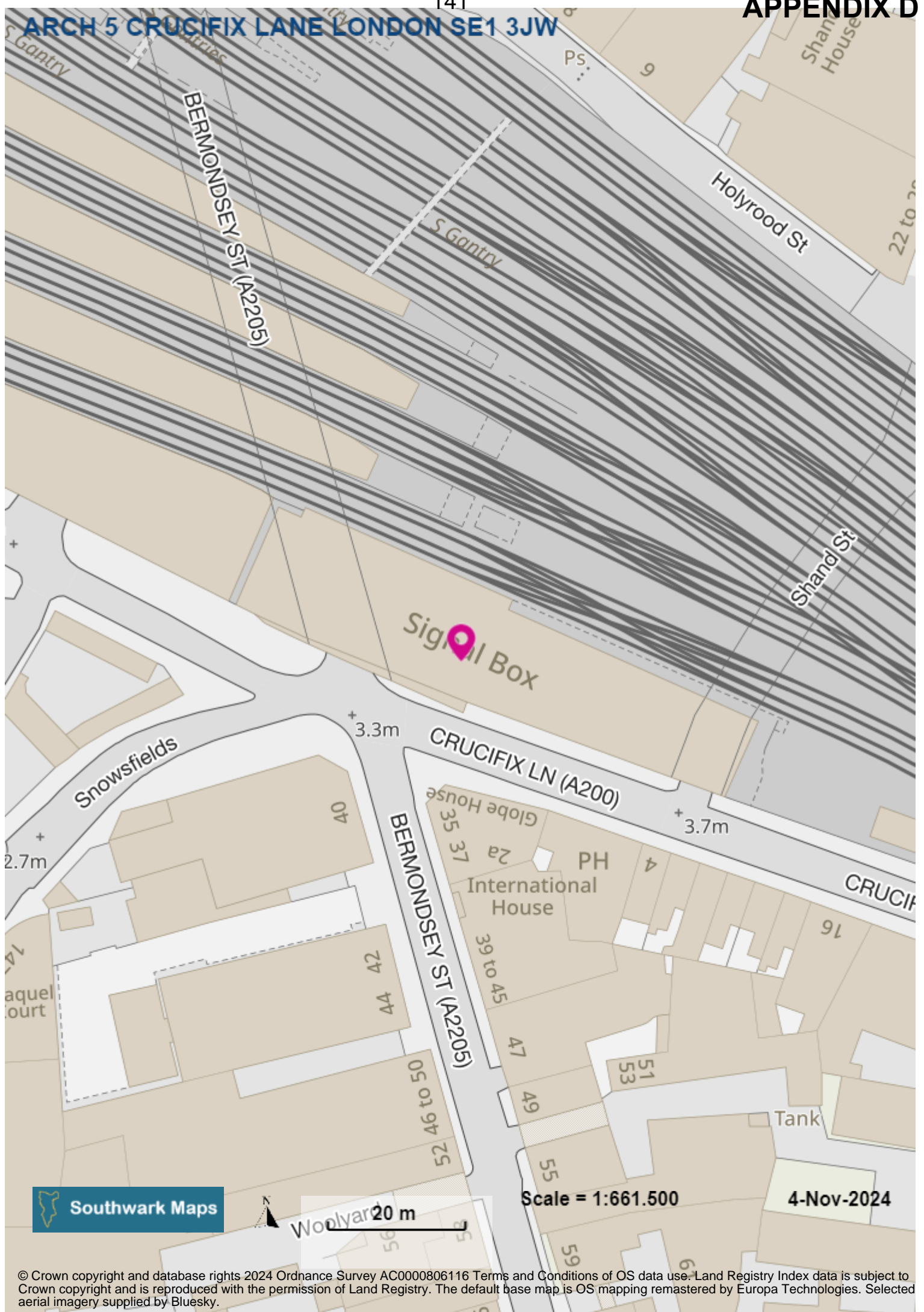
E: info@ustsc.org.uk

W: www.ustsc.org.uk

United St Saviour's Charity is a limited company registered in England and Wales (05092710) and a Registered Charity (1103731)



ARCH 5 CRUCIFIX LANE LONDON SE1 3JW



Southwark Maps

Woolyard 20 m

Scale = 1:661.500

4-Nov-2024

This page is intentionally blank.

LICENSING SUB-COMMITTEE DISTRIBUTION LIST (OPEN) MUNICIPAL YEAR 2024-25

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 (by email only)	
Councillor Renata Hamvas (Chair)	1	Debra Allday, legal team	
Councillor Barrie Hargrove	1	Toyin Calfos, legal team	
Councillor Sunny Lambe	1	Charlotte Precious, legal team	
		Andrew Heron, licensing team	
Reserve		Wesley McArthur, licensing team	
Councillor Suzanne Abachor	1	P.C. Mark Lynch, Metropolitan Police Service	
		Andrew Weir, constitutional team	
		Total printed copies: 4	
		Dated: 18 November 2024	