



The Licensing Unit
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Metropolitan Police Service
Licensing Office
Southwark Police Station,
323 Borough High Street,
LONDON,
SE1 1JL

Tel: 020 7232 6756
Email: SouthwarkLicensing@met.police.uk

Our reference: MD/21/2830 /16

Date: 30/06/ 2016

Re:- Colab Theatre Basement to first floors 74-84 Long Lane SE1 4AU

Dear Sir/Madam

Police are in receipt of an application from the above for a new premises licence open to the public for the provision of plays and the sale of alcohol for the following hours of operation.

Mon-Tue	18:00 to 23:00
Wed-Thu-Sun	15:00 to 23:00
Fri-Sat	18:00 to 22:00

These premises are situated within the cumulative impact area and as such require special consideration from the applicant as to how they intend to reduce any potential impact on the licensing objectives. The application does list a number of potential control measures but lacks specific detail and as such makes it difficult to provide full comment on the application.

It is also noted that the application does not address or provide sufficient detail as to why the hours for operation are substantially greater than those recommended by Southwark's 2016 Licensing Policy.

With the limited detail contained in the application I am reluctant at this stage to offer any suggestions as to suitable control measures. At this stage Police object to this application and await further detail and clarification as to the exact control measures the premises intend to put in place

Kind Regards

PC Ian Clements 362MD

MEMO: Licensing Unit

To Licensing **Date** 29 June 2016

Copies

From David Franklin **Telephone** 020 7525 5800

Email david.franklin@southwark.gov.uk

Subject Colab theatre, 74-84 Basement to First Floors Long Lane SE1 4AU

I make this representation with regards to the new application for a premises licence by Colab Theatre Ltd for Colab theatre, 74-84 Basement to First Floors Long Lane SE1 4AU under the grounds of prevention of public nuisance, prevention of crime and disorder and protection of children from harm.

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

The application describes the premises as a "cleared performance area within a disused warehouse on the lower floor of 84 Long Lane for the sake of theatre performances with the retail of alcohol".

The application asks for the licensable activities of Plays indoors and the Sale of alcohol on the premises for the following times:

	Mon	Tue	Wed	Thu	Fri	Sat	Sun
Activities	18:00 to 23:00	18:00 to 23:00	15:00 to 23:00	18:00 to 23:00	18:00 to 01:00	18:00 to 02:00	15:00 to 23:00
Opening hours	18:00 to 00:00	18:00 to 00:00	15:00 to 00:00	18:00 to 00:00	18:00 to 01:30	18:00 to 02:00	15:00 to 00:00

The applicant has provided conditions within the operating schedule with a view to rebut the presumption to refuse the licence and I ask that members consider if this information is sufficient to consider granting the application.

Should members consider that the operating schedule proposed by the operators are sufficient to prevent the operation of the premises contributing to crime and disorder and public nuisance within the policy area then I can confirm that under section seven (from page 137) of the statement of policy on hours of operation will apply.

The premises is within residential area, section 7 of the Southwark Statement of Licensing policy 2016 – 2020 recommends closing times for various categories of premises in table 2 (page 38/39).

The suggested closing times for Cinemas and Theatres in a residential area is 23:00 hours, this is exceeded on every day by the application.

I therefore recommend that the closing time for the premises should be 23:00 hours every day with licensable activities finishing 30 minutes earlier to allow patrons time to finish any drinks and leave the premises over a period of time.

The operating schedule offers actions that could be reworded into manageable conditions, including that the use will be for ticketed events, I would recommend therefore that the sale of alcohol is restricted only to audiences and participants of the theatrical performances.

David Franklin
Licensing Authority as a Responsible Authority

MEMO: Health & Safety Unit

To Licensing **Date** 30th June 2016

Copies

From Ian Farrington **Telephone** 020 7525 0227 **Fax** 020 7525 5705

Email ian.farrington@southwark.gov.uk

Subject: Colab Theatre – 74 Long Lane

I write in reference to the application made by **Colab Theatre Ltd** for a Licence for the premises:-

COLAB THEATRE
Basement to First Floors
74-84 Long Lane
London
SE1 4AU
ID: 21399.

I have read the application and visited this premises on 24th June, and I have concerns as to the suitability of this premises.

I understand that the intention is to use the space for rehearsal studios and immersive theatre.

At present I am not satisfied that there are suitable control measures in place for all hazards identified as part of the managements risk assessment.

In particular I am concerned by slip and trip hazards present, which may lead to a fall, and the presence of low ceilings caused by the mezzanine floors that pose a hazard to persons present.

General maintenance such as maintenance of the toilet facilities appeared to be poor.

There was no evidence of an electrical safety certificate for the premises, nor did the boiler appear to have a service record.

There does not seem to be any emergency lighting, and there was no clear explanation of the emergency evacuation procedure, including the evacuation of wheelchair users or others that need assistance.

Finally there does not appear to be a maximum accommodation level calculated for the venue, it is understood that the venue is more likely to be used for promenade performances rather than seated performances, this may lead to crowd control issues, and an indication of how this would be managed should be provided.

I would like to suggest that if a License is granted that it be on condition:-

That clarification on the above issues are addressed.

That any temporary structures are constructed in accordance with the Institute of Structural Engineers Guidance.

That before the commencement of any new production a thorough site specific risk assessment is carried out to assess the suitability of the production for the venue.

Until these matters are settled I would like you to take my representation into consideration when determining your departments decision on this application.

**Ian Farrington –
Principal Enforcement Officer**

Ian Farrington - Principal Enforcement Officer (Health and Safety)

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