



L I C E N S I N G S U B C O M M I T T E E C

Tuesday, 11th July, 2017

at 7.00 pm

Adjourned from Tuesday 6th June 2017

**Council Chamber, Hackney Town Hall, Mare
Street, London E8 1EA**

Councillors sitting:

**Cllr Sade Etti and Cllr Emma Plouviez
(Substitute)**

**TIM SHIELDS
Chief Executive**

Contact:
Jessica Feeney, Governance Services Officer
020 8356 1266
jessica.feeney@hackney.gov.uk

The press and public are welcome to attend this meeting

AGENDA

Tuesday, 11th July, 2017

ORDER OF BUSINESS

Title	Ward	Page No
1 Election of Chair		
2 Apologies for Absence		
3 Declarations of Interest - Members to declare as appropriate		
4 Minutes of the Previous Meeting		(Pages 1 - 4)
5 Licensing Sub-Committee Hearing Procedure		(Pages 5 - 6)
6 Application for a Premises Licence - 4 Decking areas on the First Floor Boxpark, 2-10 Bethnal Green Road, E1 6GY	Hoxton East & Shoreditch	(Pages 7 - 88)
<ul style="list-style-type: none"> a <u>Boxpark - Additional Items submitted for the Meeting held on the 6 June 2017</u> b <u>Boxpark- Additional Items submitted for the meeting to be held on the 11 July 2017</u> 		(Pages 89 - 214) (Pages 215 - 314)

Licensing Sub-Committee Hearings

This guide details the procedure for Licensing Sub-Committee hearings under the Licensing Act 2003. Whilst this will be used in most cases, the procedure will be altered in exceptional circumstances and when for example Personal Licences, Temporary Event Notices and Reviews are considered.

A Licensing Sub-Committee will be held if:

- The applicant has applied for a Premises Licence, Provisional Statement, Club Premises Certificate or expressed their intention to vary their existing licence/certificate and has advertised this in a local newspaper and displayed a distinctive blue notice at the premises, following which representations have been made by a Responsible Authority or Other Person/s.
- A Review has been requested by a Responsible Authority or Other Person/s and the Review has been advertised by displaying a distinctive blue notice at the premises and also at the Council's office and website.
- An application is made to transfer a Premises Licence or for interim authority and the Police have issued an objection
- The applicant has made a Personal Licence application and the Police have objected to the Licence being granted.
- A Temporary Event Notice has been given and the Police and/or those in the Council that exercise environmental health functions have issued an objection.

Prior to your item being heard:

- The Licensing team upon receiving representations will form a view as to whether the representations are irrelevant, frivolous, vexatious or for review applications; repetitious.
- The Licensing team would have provided written notice to all parties in advance of the hearing and would have responded to any request relating to personal details being removed from the agenda.

If you do not believe this to have happened, please contact the Licensing Service on 020 8356 4970 or email licensing@hackney.gov.uk as soon as possible. For further information on the application process, please see the guidance notes at www.hackney.gov.uk/licensing.

Making decisions on the items being heard:

Hearings will normally be held in public unless the Sub-Committee believe it not to be in the public interest to do so. Although the Chair will try to make the proceedings as informal as possible, these hearings are of a quasi-judicial nature, and the rules of natural justice shall apply.

Only those Responsible Authorities and Other Persons who have made a relevant representation in writing at the consultation stage **can register to speak at a subsequent hearing**. Applicants, Other Persons and Responsible Authorities will all be given a fair opportunity to put their case and the Sub-Committee will take these representations into account when making their decision. The Sub-Committee may still make a decision on any matter even if any party fails to attend the hearing. However, in these circumstances, it will only be that party's written representation that may be taken into account.

For new applications relating to Premises Licences and Club Premises Certificates, Members can grant with additional conditions attached to the licence, exclude any licensable activities, refuse a Designated Premises Supervisor (DPS) if appropriate or reject the application.

Members when making decisions on variation applications regarding a Premises Licence or Club Premises Certificate, can modify (add, delete or amend) conditions on the licence or reject the application in whole or part. Members will be considering the request for a variation and the impact that this may have. Therefore, representations should be focused on the impact of the variation, although concerns relating to the existing terms of the licence may be relevant in considering the track record of the applicant. However, Members may consider other issues which relate to the promotion of the licensing objectives, although only if it is reasonable and proportionate to do so.

For Provisional Statements, Members can consider any steps that are necessary having regard to the representations made in order to ensure the licensing objectives are not undermined.

Members when deciding a Review application can modify (add, delete or amend) the conditions of the licence, exclude any licensable activities, remove a DPS if appropriate, suspend the licence/certificate for up to 3 months or revoke the licence/certificate completely.

For transfer of Premises Licences, interim authority requests and Personal Licence applications Members can only refuse or grant the application.

Members when deciding on an objection made against a Temporary Event Notice (TEN) will determine whether or not to issue a Counter Notice, which if issued will prevent the proposed event from proceeding. If a TEN has been given for a premises that already has a licence/certificate, Members may impose any of those conditions from the existing licence/certificate to the TEN.

Before the meeting starts:

The Sub-Committee Members are requested to report for business no more than half an hour before the meeting starts to deal with any administrative/procedural issues. This will allow Members to consider;

- the appointment for any substitutes if required
- the appointment of the chair
- any procedural issues
- obtain the list of attendees
- late documents delivered prior to the meeting and to ensure all the paperwork is in order

The Sub-Committee will not be considering any of the actual points raised within the Report itself and no Responsible Authority or Other Person/s shall be present when the Sub-Committee deal with the above issues.

Attending the hearing that concerns you:

All Applicants, Other Persons and Responsible Authorities involved will be informed in writing of the date and time that their application will be considered by the Licensing Sub-Committee. Please contact the Licensing Service on 020 8356 4970 or email licensing@hackney.gov.uk to confirm whether you wish to attend and/or register to speak at the Sub-Committee hearing or if you wish for someone else to speak on your behalf. If you are unable to attend, the application may be heard in your absence.

All parties should arrive promptly at the outset of the scheduled meeting regardless of when the item is listed to be heard on the agenda.

Please contact the Licensing Service for advice within 4 working days from the date on the notice letter if any of the following apply;

- you have special requirements to help make your representation, because of a disability or you need a translator for example
- you wish to supply additional [documentary] information such as photographs and videos/DVDs

Please note that if you wish to provide additional relevant information, this should be given at least **5 working days** before the hearing. Any additional information provided once the hearing has started will only be accepted if all parties agree. Please note that the use of videos/DVDs is at the Sub-Committee's discretion – requests to show these should be made in advance to the Committee Officer.

Timings

In most cases the application will last no longer than 1 hour, and the times to be allocated to each section are shown on the relevant hearing procedure. If you think that your evidence is likely to exceed this time period, please let the Licensing Service know **within 4 working days of the date on the notice letter** and the Sub-Committee will be advised. If your request is agreed, all parties will also be granted the same extension of time.

Rights of Press and Public to Report on Meetings

Where a meeting of the Council and its committees are open to the public, the press and public are welcome to report on meetings of the Council and its committees, through any audio, visual or written methods and may use digital and social media providing they do not disturb the conduct of the meeting and providing that the person reporting or providing the commentary is present at the meeting.

Those wishing to film, photograph or audio record a meeting are asked to notify the Council's Monitoring Officer by noon on the day of the meeting, if possible, or any time prior to the start of the meeting or notify the Chair at the start of the meeting.

The Monitoring Officer, or the Chair of the meeting, may designate a set area from which all recording must take place at a meeting.

The Council will endeavour to provide reasonable space and seating to view, hear and record the meeting. If those intending to record a meeting require any other reasonable facilities, notice should be given to the Monitoring Officer in advance of the meeting and will only be provided if practicable to do so.

The Chair shall have discretion to regulate the behaviour of all those present recording a meeting in the interests of the efficient conduct of the meeting. Anyone acting in a disruptive manner may be required by the Chair to cease recording or may be excluded from the meeting. Disruptive behaviour may include: moving from any designated recording area; causing excessive noise; intrusive lighting; interrupting the meeting; or filming members of the public who have asked not to be filmed.

All those visually recording a meeting are requested to only focus on recording councillors, officers and the public who are directly involved in the conduct of the meeting. The Chair of the meeting will ask any members of the public present if they have objections to being visually recorded. Those visually recording a meeting are asked to respect the wishes of those who do not wish to be filmed or photographed. Failure by someone recording a meeting to respect the

wishes of those who do not wish to be filmed and photographed may result in the Chair instructing them to cease recording or in their exclusion from the meeting.

If a meeting passes a motion to exclude the press and public then in order to consider confidential or exempt information, all recording must cease and all recording equipment must be removed from the meeting room. The press and public are not permitted to use any means which might enable them to see or hear the proceedings whilst they are excluded from a meeting and confidential or exempt information is under consideration.

Providing oral commentary during a meeting is not permitted.

Lobbying of Councillors

If a person or an organisation wants to make a representation to the Licensing Sub-Committee, they must **NOT** contact Sub-Committee Members directly. Licensing Sub-Committee Members have to retain an open mind on any application and determine it on its merits. Members can not be in anyway biased towards a party. Therefore, if a Member of the Sub-Committee has had any prior involvement they must ensure that they come to the hearing with an open mind.

Local ward councillors may be able to speak on behalf of objectors if requested to do so, provided that if they have a disclosable pecuniary interest they leave the meeting room when the application is being considered unless they have been granted dispensation.

Reports

Agendas and Reports for Licensing Sub-Committees are published on the Council's website (www.hackney.gov.uk) 5 working days before the hearing takes place. Copies are also available by contacting Governance Services on 0208 356 3578 or email governance@hackney.gov.uk. Copies of applications together with the detail of any objections will be included in the report.

Appeals

Applicants or any party to the hearing can appeal against the decision made by the Sub-Committee. The appeal to the Thames Magistrates Court must be made within 21 days of the decision being sent formally in writing. However, TEN's have the added restriction that no appeals can be made later than 5 working days before the event is scheduled to take place.

Withdrawal of an Item or Cancellation of a Hearing

An item may be withdrawn from the agenda of a Licensing Sub-Committee meeting at short notice due to the withdrawal or resolution of the representations or objections to an application or notice. A hearing by the Licensing Sub-Committee may therefore be cancelled at short notice if there are no substantive items remaining on the agenda.

As much advance notice as is practicable of the withdrawal of an item on the agenda or cancellation of a meeting of the Licensing Sub-Committee will be provided on the Council's website but please note that this might be as little as a few hours before the hearing if the applicant chooses to leave it that late to satisfactorily address any representation or objection giving rise to the need for a hearing.

Facilities

There are public toilets available, with wheelchair access, on the ground floor of the Town Hall. Induction loop facilities are available in the Assembly Halls, rooms 101, 102 & 103 and the Council Chamber. Access for people with mobility difficulties can be obtained through the ramp on the side to the main Town Hall entrance.

Contacts

If you have a query about Licensing Sub-Committee procedures and protocols then please contact Governance Services –

Governance Services
2nd Floor Maurice Bishop House
17 Reading Lane
London, E8 1HH

Telephone: 020 8356 3578
E-mail: governance@hackney.gov.uk

If your query relates general licensing matters or to specific applications then you are advised to speak to the Licensing Service. They can be contacted at:

Licensing Service
Hackney Service Centre
1 Hillman Street
London E8 1DY

Telephone: 020 8356 4970
Fax: 020 8356 4974
E-mail: licensing@hackney.gov.uk

ADVICE TO MEMBERS ON DECLARING INTERESTS

Hackney Council's Code of Conduct applies to **all** Members of the Council, the Mayor and co-opted Members.

This note is intended to provide general guidance for Members on declaring interests. However, you may need to obtain specific advice on whether you have an interest in a particular matter. If you need advice, you can contact:

- The Corporate Director of Legal, HR and Regulatory Services;
- The Legal Adviser to the committee; or
- Governance Services.

If at all possible, you should try to identify any potential interest you may have before the meeting so that you and the person you ask for advice can fully consider all the circumstances before reaching a conclusion on what action you should take.

1. Do you have a disclosable pecuniary interest in any matter on the agenda or which is being considered at the meeting?

You will have a disclosable pecuniary interest in a matter if it:

- relates to an interest that you have already registered in Parts A and C of the Register of Pecuniary Interests of you or your spouse/civil partner, or anyone living with you as if they were your spouse/civil partner;
- relates to an interest that should be registered in Parts A and C of the Register of Pecuniary Interests of your spouse/civil partner, or anyone living with you as if they were your spouse/civil partner, but you have not yet done so; or
- affects your well-being or financial position or that of your spouse/civil partner, or anyone living with you as if they were your spouse/civil partner.

2. If you have a disclosable pecuniary interest in an item on the agenda you must:

- Declare the existence and nature of the interest (in relation to the relevant agenda item) as soon as it becomes apparent to you (subject to the rules regarding sensitive interests).
- You must leave the room when the item in which you have an interest is being discussed. You cannot stay in the meeting room or public gallery whilst discussion of the item takes place and you cannot vote on the matter. In addition, you must not seek to improperly influence the decision.
- If you have, however, obtained dispensation from the Monitoring Officer or Standards Committee you may remain in the room and participate in the meeting. If dispensation has been granted it will stipulate the extent of your involvement, such as whether you can only be present to make representations, provide evidence or whether you are able to fully participate and vote on the matter in which you have a pecuniary interest.

3. Do you have any other non-pecuniary interest on any matter on the agenda which is being considered at the meeting?

You will have 'other non-pecuniary interest' in a matter if:

- i. It relates to an external body that you have been appointed to as a Member or in another capacity; or
- ii. It relates to an organisation or individual which you have actively engaged in supporting.

4. If you have other non-pecuniary interest in an item on the agenda you must:

- i. Declare the existence and nature of the interest (in relation to the relevant agenda item) as soon as it becomes apparent to you.
- ii. You may remain in the room, participate in any discussion or vote provided that contractual, financial, consent, permission or licence matters are not under consideration relating to the item in which you have an interest.
- iii. If you have an interest in a contractual, financial, consent, permission or licence matter under consideration, you must leave the room unless you have obtained a dispensation from the Monitoring Officer or Standards Committee. You cannot stay in the room or public gallery whilst discussion of the item takes place and you cannot vote on the matter. In addition, you must not seek to improperly influence the decision. Where members of the public are allowed to make representations, or to give evidence or answer questions about the matter you may, with the permission of the meeting, speak on a matter then leave the room. Once you have finished making your representation, you must leave the room whilst the matter is being discussed.
- iv. If you have been granted dispensation, in accordance with the Council's dispensation procedure you may remain in the room. If dispensation has been granted it will stipulate the extent of your involvement, such as whether you can only be present to make representations, provide evidence or whether you are able to fully participate and vote on the matter in which you have a non pecuniary interest.

Further Information

Advice can be obtained from Yinka Owa, Director of Legal, on 020 8356 6234 or email Yinka.Owa@hackney.gov.uk



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Relevant Extracts from Hackney's Statement of Licensing Policy

Please find below relevant extracts from the Statement of Licensing Policy 2011.

LP1 Planning

Licence applications should normally be from premises where:

- (a) The activity to be authorised by the licence is a lawful planning use or is a deemed permitted development pursuant to the General Permitted Development Order (1995)
- (b) The hours sought do not exceed those authorised by any planning permission.

Note- Where the appropriate planning consent has not been obtained in advance and relevant representations are made, applicants will need to demonstrate that the operation of the premises would not be detrimental to the promotion of the licensing objectives.

LP2 Provisional Statements

The principles to be applied for provisional statements are similar to those applied for premises licences.

The application form for provisional statements is to include:

- Clear plans of the proposed structure
- An operating schedule including details of:
 - The activities to take place there
 - The time at which such activities will take place
 - The proposed hours of opening
 - Where the applicant wishes the licence to have effect for a limited period, that period
 - The steps to be taken to promote the licensing objectives, and
 - Where the sale of alcohol is involved, whether supplies are proposed to be for consumption on or off the premises (or both) and the name of the designated premises supervisor the applicant wishes to specify.

LP3 The Application Form and Operating Schedule (minimum requirements)

The application form is to outline the operations of the entire licensed business or event and must include:

- (a) Prescribed plans
- (b) A general description of the style and character of the business or event to be conducted at the premises or venue, e.g. supermarket, restaurant, cinema, nightclub, or street party

- (c) An indication of the type of entertainment available
- (d) The relevant licensable activities to be undertaken at the premises or event, preferably with a risk assessment in respect of these activities
- (e) The times during which each of the proposed licensable activities are to take place
- (f) Any other times during which it is proposed that the premises or event be open to the public
- (g) Where the applicant wishes the licence to have effect for a limited period, that period to be specified
- (h) Whether alcohol is to be supplied for consumption on or off the premises or both
- (i) Where alcohol is to be supplied, details of the designated premises supervisor (not necessary for premises holding club premises certificates unless alcohol is to be sold rather than supplied to members)
- (j) Whether they propose to have sexual entertainment involving nudity or striptease or any other activity involving full or partial nudity, e.g. topless waitresses etc, or sex related entertainment such as the showing of films or other recordings with an 18 restricted category. This will need to be licensed as a sex establishment under the Local Government (Miscellaneous Provisions) Act 1982, as amended. The applicant must demonstrate that they hold the relevant licence
- (k) The steps which are proposed to promote the licensing objectives. In doing this, applicants are strongly encouraged to address the LPs as applicable.

Note:

- The conditions that are necessary for the promotion of the licensing objectives should normally emerge initially from a prospective licence or certificate holder's application.
- If the application has been granted the details of the application will be incorporated into the licence as conditions. Breach of these conditions could result in prosecution or a review and ultimately revocation.
- Where representations are made and the matter progresses to a Licensing Sub Committee, if the Sub Committee have:
 - i) Doubts about the applicant's ability to promote the licensing objectives and comply with the terms of a licence (for example, proposed conditions, and how licensable activities will be conducted during the operation of the licence)

- ii) Doubts around the track record of the management and suitability of the DPS,
 - iii) Been notified of any actions taken by responsible authorities or the licensing authority in relation to the premises
 - iv) Been notified of recent or historical complaints
- the Council may not grant the permission as sought.

LP4 Crime and Disorder

Applicants are expected to demonstrate within their application measures to prevent crime and disorder, such as:

- (a) Details of registered door supervisors and other staff to be provided including their relevant qualifications or registrations, the number of such staff, their location whilst working at the premises and the times they will be on duty. All door supervisors are to be licensed by the Security Industry Authority (www.the-sia.org.uk)
- (b) Locations of any physical security features to protect the premises, customers and staff, such as CCTV equipment, alarms systems, secure window locks to be used inside/outside the premises. When referring to CCTV, identify its coverage of the interior and exterior of the premises, that it is to be recordable, kept for a minimum of 31 days and made available to the Police and Licensing Authority on request. When details of security measures are provided, they will be kept out of the public domain
- (c) Provision of adequate search facilities where appropriate to the use of the premises. This may include use of technology such as club scan, weapon arches and search wands
- (d) Measures proposed to prevent possession, supply or consumption of illegal drugs and possession of weapons. For example, designing out areas or surfaces where there is a risk of crime, drug detection and confiscation policies, internal patrols
- (e) Measures to be implemented to promote sensible drinking and prevent binge drinking. For instance, by the display of safe drinking material or legal warnings
- (f) Arrangements for any promotional events such as “happy hours” or special offers should be avoided having regard to the mandatory conditions. If any such event is undertaken, careful consideration should be given to their duration, times, location within premises and any additional measures (such as increased security), to minimise crime and disorder
- (g) Location of lighting inside/outside the premises
- (h) Other measures aimed at preventing crime and discouraging anti-social behaviour. Careful regard should be given to the Council applying its borough wide DPPO (“Controlled Drinking Area”). Depending on the

circumstances, this may for example include the restricted sale of low cost, high strength alcohol (which may be indicated by wording such as “super” on the drinks packaging) and the display of signage highlighting that the premises is located in a Controlled Drinking Area

- (i) Whether or not the premises will be serving alcohol in glass or plastic containers; if serving alcohol in glass containers, identify what measures will be implemented to ensure patrons cannot take glass outside the premises
- (j) Whether the premises belongs to a local Pub Watch scheme or has complied with a Police Club Industry Minimum Operating Standards (CIMOS) report
- (k) The availability of drinking water
- (l) The location of any toughened glass to be installed at the premises
- (m) The details of any proof of age scheme to be implemented
- (n) The maximum capacity figure for the premises and a statement demonstrating the premises’ ability to accommodate the predicted number of patrons safely and how this is managed, for example by way of door supervision or counting mechanisms such as clickers
- (o) Whether the premises has undertaken a Police Drug Ion Itemiser Tracker assessment or cooperated with any other Police investigation in order to detect crime and disorder. Where premises have taken part in such activity, an explanation of the outcomes, including any actions taken in addressing the issues raised is encouraged
- (p) Whether queue management arrangements are in place. This may include door supervision and/or the use of barriers where these do not obstruct the public highway
- (q) Whether staff training on the licensing objectives is provided and recorded
- (r) Whether other socially responsible practices are employed, such as anti spiking measures, use of hand bag clips, notices and designated driver schemes
- (s) Whether other management practices are employed, such as maintenance of incident and accident logs, refusal of sales logs, refusal of entry logs, server training, provision of emergency contact numbers to regulatory agencies should contact with management be required as a matter of importance
- (t) Whether appropriate safeguards are in place to address the potential risks and impacts of gang related activity, particularly where the area and/or the premises are renowned for being a source of or associated with gang related activity.

LP5 Public Nuisance

Applicants are expected to demonstrate within their application that problems such as noise, light, smoke, odour, litter, anti-social behaviour, human waste, fly posting and highways/footpath obstructions can be minimised through steps they propose.

For example, the application should where necessary:

- (a) Demonstrate that, between 11.00 pm and 7.00 am:
 - No noise is audible a metre from the façade of the nearest noise sensitive premises, or
 - No noise is audible within the nearest noise sensitive premises.
 - There is no discharge of glass recycling bins and no waste/recycling collectionsDepending on the individual circumstances, the Council may request the provision of an acoustic report
- (b) Provide details of the location and types of noise attenuation measures used to minimise noise and vibration escaping the premises and car parking areas. Such measures may include sound-proofing, acoustic lobbies and sound limitation devices
- (c) Demonstrate measures to avoid vehicular queuing on the carriageway and disturbances from patrons queuing on the footpath
- (d) Illustrate the location of any taxi ranks, bus stops, train or tube stations in relation to the premises
- (e) Provide details of the location of gardens, open-air areas and the number of tables and chairs (where relevant) within the property boundary for use by patrons drinking, eating, smoking, queuing or congregating outside, and the hours of use of such areas

Provide details of how outside areas will be managed, in particular:

- The hours of use of any outside area where for example smoking, eating and drinking will be permitted. These may explain that use of the area is prohibited after a certain time to avoid disturbance late at night where residents are located nearby
- Measures to prevent drinks being spiked where people leave these unattended
- Where there is payment for admission, how re-entry can be managed – for example by the use of wrist bands
- Measures to ensure that patrons outside do not create nuisance from noise, smoke, obstruction or litter to neighbours or members of the general public
- Use of any physical security features and CCTV
- Use of door supervisors to monitor the area and people's behaviour
- Clear delineation of outside areas in consultation with Environmental Enforcement Services and Public Realm to

avoid the obstruction of any public highway

- Provision of regular glass collection and cleaning patrols
- Any offer of a waited table service

Demonstrate that there are effective dispersal policies in place, such as:

- Door supervision
- Notices and posters asking patrons to enter and exit the premises quietly
- “Winding down” periods

NOTE:

For good practice guidance on managing the end of a night, applicants may wish to refer to the NOCTIS Dispersal Policy available at: www.noctisuk.org

- (f) Provide details of permissions where relevant (for example, planning permission or a street trading licence) for any gardens, open-air areas or tables and chairs to be used by patrons
- (g) Provide details of the refuse and waste management arrangements and collection times in place at the premises, including where on the premises refuse and recycling will be stored before collection. Give details of trade waste agreements that exist for the premises
- (h) Identify whether the activity will generate additional litter (including flyposters and/or illegal placards) in the vicinity of the premises, and the measures to deal with any such litter

LP6 The Protection of Children from Harm

- (a) Applicants are expected to demonstrate within their application that those factors that have the potential to harm children have been addressed. These include the potential for children to:
 - (i) Purchase, acquire or consume alcohol. (details of any proof of age schemes should be provided)
 - (ii) Be exposed to drugs, drug taking or drug dealing
 - (iii) Be exposed to gambling
 - (iv) Be exposed to activities of an adult or sexual nature including the exhibition of film, or transmission of programmes or videos that include strong language and/or sexual content
 - (v) Be exposed to incidents of violence or disorder
 - (vi) Be exposed to environmental pollution such as excessive noise
 - (vii) Be exposed to hazards

- (viii) Purchase cigarettes from vending machines. The Council expects these machines to be in sight and under the supervision of bar staff

Note – This is not intended to be an exhaustive list.

- (b) Alcohol is not to be served to under 18s, except in the limited circumstances allowed for by the Licensing Act 2003. For example children aged between 16 and 18 are only permitted to consume beer, wine or cider on licensed premises if accompanied by an individual aged 18 or over and if eating a table meal (this excludes bar snacks). (This excludes venues holding a club premises certificate where over 18s only are allowed alcohol.)
- (c) Where relevant representations have been made, the Council will not normally permit children to be admitted where:
 - (i) Entertainment of an adult or sexual nature is commonly provided
 - (ii) There have been convictions for serving alcohol to under 18s
 - (iii) Certain gambling activities take place (see Council guidance note)
 - (iv) There have been convictions of harbouring drug dealings or the premises has a known association with drug dealers

Note - The Act details a number of measures designed to protect children in licensed premises. The Council will work closely with the Police and its partners to ensure appropriate enforcement of the law, in line with the Council's Enforcement Policy

- (d) Where limiting access to children is considered necessary, the Council will consider the following options:
 - (i) A limit on the hours when children may be present
 - (ii) An age limitation (for under 18s)
 - (iii) A limitation or exclusion when certain activities are taking place
 - (iv) A requirement for children to be accompanied by an adult
 - (v) Access may be limited to certain parts of the premises
- (e) No conditions will be imposed requiring that children be admitted to any premises and, where no limitation is imposed, this will be left to the discretion of the individual licensee
- (f) Events provided primarily for children will not be permitted to sell alcohol on or from the premises
- (g) Where internet access is provided measures may be put in place to ensure children are suitably supervised in those areas.

LP7 Access to Cinemas, Theatres, Auditoriums and similar premises

- (a) Licensees are required to restrict children from viewing age-restricted films according to the recommendations of the British Board of Film Classification or, where relevant, any age restriction agreed by the Council. The licensee should state in the operating schedule what measures are to be put in place to control such access
 - (b) For regulated entertainment especially presented for children, the Council will, where relevant representations have been made, require the following arrangements in order to control entry to and exit from the premises to ensure their safety:
 - (i) An adult member of staff to be stationed in the vicinity of every exit, subject to there being a minimum of one member of staff per 50 children or part thereof
 - (ii) No child, unless accompanied by an adult, to be permitted in the front two rows of any balcony
 - (iii) No standing to be permitted in any part of the auditorium during the performance
- Note The Council will expect these issues to be satisfactorily addressed in operating schedules. The Council will consider attaching conditions to licences and permissions to prevent harm to children.

LP8 Public Safety

Applicants are expected to demonstrate within their application measures to protect public safety, including:

- (a) A current fire risk assessment as required by the Regulatory Reform (Fire Safety) Order 2005. If this has not been undertaken, the Fire Authority are likely to make a relevant representation on public safety grounds
- (b) Safe use of special effects/equipments (lasers, smoke machines, strobe lights etc) which may affect public safety (particularly in music and dance venues and similar premises)
- (c) The availability of up-to-date public transport and car parking information at the premises
- (d) A detailed plan that identifies all existing and proposed fire safety features, including smoke detectors, emergency lighting, sprinkler systems and other safety features. All fire safety measures to be compliant with relevant standards
- (e) All exits to be kept unobstructed, easy to open and clearly signed
- (f) Adequate measures to be in place for disabled people to allow their safe evacuation in the event of an emergency

- (g) The availability of first aid equipment and arrangements for training staff in its use
- (h) Any equipment or fixtures of a particular standard used on the premises to be maintained and inspected with details of checks recorded in a log book.

LP9 Premises Safety

- (a) Applicants are expected to demonstrate the safety of their premises by ensuring records are kept detailing maintenance checks thereafter in respect of:
 - (i) Periodic electrical inspection
 - (ii) Annual inspection of fire alarm
 - (iii) Annual inspection of hand fire appliances
 - (iv) Emergency lighting inspection and test
- (b) Premises wishing to provide regulated entertainment, or who do not currently adequately ensure safety under current legislation, may also need to comply with prescribed standards. These may include (but are not limited to) additional certificates such as battery discharge, gas safety, passenger lifts, stage equipment, ceilings, and generators.

LP10 Personal Licences

- (a) When determining a contested application the Council will consider whether the grant of the licence promotes the crime and disorder objective. It will consider the:
 - (i) Seriousness and relevance of any conviction(s)
 - (ii) The period that has elapsed since committing the offence(s)
 - (iii) Any mitigating circumstances.

LP11 Temporary Event Notices

- (a) The Police have indicated that they will normally object to TENs where:
 - The TEN does not provide sufficient information to alleviate Police concerns
 - The TEN has not been completed fully
 - Insufficient notice has been given for the Police to satisfy themselves that the event would not undermine the crime and disorder objective
 - The premises has a history of complaints or incidents linked to the crime and disorder objective. Alternatively, the premises has had a one off serious incident affecting the crime and disorder objective
 - Previous TENs by the premises user have caused issues of Police concern
 - The premises user has failed to comply with previous advice and recommendations given by the Police with regard to the management of the premises/ event
 - Crime and disorder issues have arisen as a result of previous

temporary events linked to the organiser and/or the premises

- The venue does not already possess a premises licence, or if the event involves a departure from the terms of the premises licence, applicants have not sufficiently demonstrated that the management of the event will meet the requirements set out in the LPs as applicable and proportionate to the nature of the event
- A risk assessment of the event in consultation with and to the satisfaction of the Police has not been provided to the Police 14 days in advance of the event. The Police recommend completion of a Form 696 to help satisfy this.

The Licensing Authority treats the Police as its main source of advice on crime and disorder and so is likely to treat the advice of the Police in matters concerning TENs as worthy of significant weight.

Therefore, applicants are strongly encouraged to have regard to the factors above and provide the following data when notifying the Police and Council of a TEN:

- Accurate premises user contact details as well as alternative contact details to ensure that contact can be made
- Full details of all acts/performers
- Confirmation that the owner of the land/building has consented, preferably in writing, to the TEN
- Confirmation that the building/land are deemed suitable for the proposed TEN both in terms of patron safety and neighbouring premises and occupants safety.

- (b) The premises user is reminded that a fire risk assessment is to be completed or should be in place. Failure to do so may lead to the Fire Authority prohibiting use of the premises under their separate powers
- (c) The freeholder or leaseholder of the premises (where relevant) should have given their permission for the use of the premises for the temporary event
- (d) When the Police have made an objection based on crime and disorder and a Licensing Sub Committee uphold the objection at a hearing, a counter notice will be issued.

LP12 Licensing Hours

Where relevant representations have been made, the Council adopts the following principles.

- (a) The Council supports the principle of flexibility in its approach to licensing hours and will consider the merits of each individual application. The licensing hours fixed will always reflect the individual merits of the application, the relevant representations received and the requirement to promote the licensing objectives.
- (b) Earlier hours may be set if the individual circumstances require it. Later hours will be set where it can be demonstrated by the applicant that there would be no breach of the licensing objectives. In residential areas the Council will not normally grant licences beyond 12 midnight, unless the applicant can demonstrate that operating hours beyond this will not cause

undue disturbance to local residents.

- (c) The Council would expect premises wishing to trade for longer hours to site themselves in places where they will not create disturbances to residential accommodation, and will take a stricter approach to licensing hours in residential areas.
- (d) The Council may impose conditions limiting the hours of usage of an outside area or preventing drinks being taken to the outside area beyond the stated terminal hour.

LP13 Special Policy Area – Shoreditch

It is the Council's policy that where a relevant representation is made to any application within the area of the Shoreditch SPA, the application will be refused unless there are exceptional circumstances. This policy is to be strictly applied.

The Council expects that any exceptional circumstances offered by the applicant should be genuinely exceptional and so would not include reference to:

- The quality and track record of the management
- The good character of the applicant
- The extent of any variation sought.

LP14 Special Policy Area – Dalston

All **new or variation** applications within the Dalston SPA will have to show:

- High standards of management
- The quality and track record of the management
- The good character of the applicant

Notwithstanding the above, where a relevant representation is made the policy will be to refuse any new or variation application which seeks to:

- Increase the capacity of an existing premises,
- Extend the hours of operation of an existing premises, or
- Permit any activity/use not identified or allowed for in the table below or,
- Permit any activity/use where there is a genuine concern that the proposal will have a negative impact in the area. For example this may include premises that have a large capacity or are mainly outdoors.

The policy is directed at the concentration of persons in the area and particularly those who have been drinking late at night. Therefore any application will need to demonstrate that it does not add to the issues of cumulative impact in the Dalston area.

[✓ = yes * = no]

	Sun-Thurs Up to 23.00	Sun-Thurs Up to midnight	Fri& Sat Up to 23.00	Fri& Sat Up to midnight	Mon – Sun Post midnight
Restaurant (with alcohol)	✓	*	✓	✓	*
Restaurant (without alcohol)	n/a	*	✓	✓	*
Takeaways	n/a	*	n/a	*	*
Pubs and Bars	✓	*	✓	✓	*
Nightclubs	*	*	*	*	*
Off Licences	✓	*	✓	*	*
Theatres	✓	✓	✓	✓	*
Cinemas	✓	✓	✓	✓	*
Combined Uses	✓	✓	✓	✓	*
Qualifying Clubs	✓	✓	✓	✓	*

LP15 Cumulative Impact – General

The Council will give due regard to any relevant representations received where concerns are raised and supported around the negative cumulative impact the proposed application has on one or more of the licensing objectives.

LP16 The Olympic and Paralympic Games 2012

(a) Where, as a result of representation(s) made, it is identified that a licence, certificate or proposed event presents a risk that the licensing objectives will be undermined, it is likely that such applications will not be granted.

(b) Careful consideration will be given to representations from responsible authorities in relation to licence applications for activities before, during and after the Games which refer to the safety and security of the public.

(c) Particular regard will be given to representations received which highlight that the resources of the Police and other emergency/ regulatory services are insufficient to deal with the risks presented.

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MINUTES OF A MEETING OF THE LICENSING SUB COMMITTEE E

TUESDAY, 6TH JUNE, 2017

Councillors Present: Cllr Emma Plouviez in the Chair

Cllr Sade Etti (Substitute)

Apologies: Councillor Simche Steinberger

Officers in Attendance: Mike Smith, Principal Licensing Officer.
David Tuit, Licensing Officer
Butta Singh, Licensing Solicitor

Also in Attendance: Ms Sarah Le Fevre – Counsel for the Applicant
Mr Roger Wade – CEO Boxpark Ltd
Ms Agee Rose – Retail Director
Mr Michael Murrant – DPS
Mr Sean Keelan – Director MJB Group Ltd
Mr Richard Vivian – Principal Acoustician Big Sky Acoustics Ltd
Kerrie Ryan PC
Many residents who made representations.

3 Declarations of Interest - Members to declare as appropriate

There were no declarations of interest.

4 Licensing Sub-Committee Hearing Procedure

Member noted the Licensing Sub Committee hearing procedure.

5 Application for a Premises Licence - Weino BIB, 39 Balls Pond Road, N1 4BW

This application was approved under delegated authority.

6 Application for a Premises Licence - B'Acino, Basement And Ground Floor 54-56 Scrutton Street, EC2A 4PH

This application was approved under delegated authority.

7 Application for a Premises Licence, Stokey Bears, 29 Stoke Newington High Street, , N16 0PH

This application was approved under delegated authority.

8 Application for a Premises Licence - 4 Decking areas on the First Floor, Boxpark, 2-10 Bethnal Green Road, E1 6GY

The Principal Licensing Officer informed the committee that Boxpark Limited had made an application for a premises licence under the Licensing Act 2003: To supply alcohol for consumption on and off the premises. The applicant proposed Measures that could be converted to conditions.

Members were advised that the premises had held a licence for regulated entertainment since July 2012. The permitted activities and hours were, Plays, Films and Performance of dance Mon- Sat from 11:00 to 21:00 and Sun from 10:00 to 18:00, Live music, Recorded music and other entertainment similar Thu from 18:00 to 21:00 and Sun from 13:00 to 16:00. Supply of alcohol 12:00 to 23:00 Monday to Saturday and 12:00 to 20:30 on Sunday.

The barrister acting on behalf of the applicant gave a brief overview of the application. It was highlighted to members that in the past month all the separate units at Boxpark had their clauses renewed which resulted in law binding measures for each box. Members were also enlightened that Boxpark were not allowing alcohol off sales. It was added further that the premises CCTV system had been refurbished.

Councillor Etti asked for clarification in relation to entertainment noise levels at the venue and how this would be set. The Solicitor acting on behalf of the applicant explained that a noise limiter would be set, The Principal Acoustician Big Sky Acoustics Ltd Mr. Vivien was introduced to provide further clarity. Mr Vivien explained that a separate sound limiter would be installed in the event music system and background music system which would be set at a level to ensure the absence of noise nuisance to residents in the local vicinity.

The Applicant explained that complaints had been received since January 2017 from Mr Johnson a nearby resident, it was highlighted that the majority of his complaints were concerning Sunday evenings, the applicant stated that whilst exploring the new application for Boxpark they decided to eliminate the risk of nuisance on Sunday evenings by reducing the hours of operation.

The barrister on behalf of the applicant explained that it would be possible to impose relevant conditions that would result in certainty and lines of responsibility that allows for a review if the conditions were not abided by.

The Police were invited to the committee to make a statement. It was requested that SIA Door Staff were to be in operation on each entrance to the premises. Further discussion took place around the maximum capacity of 300 persons and how the numbers would be controlled, the Applicant clarified this by explaining that each individual would be counted when entering the premises and once the maximum capacity was reached there would be a one in one out policy.

The responsible authority representing Licensing was invited to make his statement it was highlighted that the area of Shoreditch where the site was located was a popular night-time destination area in London, with a large number of licensed premises attracting high volumes of people. The following points were raised:

- As a result, the Service receive general complaints of noise and other forms of anti-social behaviour.

- Evidence gathered during the recent policy review shows high volumes of crime, disorder, anti-social behaviour and ambulance call outs which appear to correlate with the locations of alcohol licensed premises.
- Officers had concerns about Boxpark overall due to the number of individually licensed units which effectively result in the entire site operating as a single large destination venue, adding to the cumulative impact in the area.
- The fear is that any increase in the availability of alcohol would further exacerbate the problems already being experienced.

Residents that had made written representations were invited to the committee to make their statements: the following key concerns were raised.

- Noise Nuisance until 2pm at night.
- Violence.
- The Area was currently overpopulated with alcohol licences, an extended licence would further the effect on residents.
- Protection against harm in relation to children was engaged, as there was often glass, vomit and urine on the streets, residents feared for the safety of their children.
- Located near the Special Policy Area.

The Committee asked if all the current licences could be surrendered, The Applicants explained that they were unable to suspend or facilitate the surrender of the individual licences for each unit. It was also questioned if sales of alcohol could cease at 9pm. The applicants responded by stating that all the tenants could trade up until 11pm, it was not possible to reduce this to 9pm as it was felt that there would be a risk of being sued by the tenants.

The barrister acting on behalf of the applicant summed up, it was stated that the application was to regularise the current licenced area. Members were informed that if the individual units were to break their lease conditions their lease would be terminated. It was also explained that there would be permanent seating areas outside on the decking.

DECISION

The decision

The Sub-Committee has agreed to an adjournment to 6th or 11th July 2017 (depending on availability of those who attended the hearing today).

Reasons for the decision

The Sub-Committee has agreed to adjourn consideration of the application in order to allow the representatives of BoxPark a further opportunity to put in place the measures that have been discussed at the hearing today along with allowing for additional consultation with residents and responsible authorities.

2 Temporary Event Notices - Standing Item

Duration of the meeting: 5.01pm

Signed

.....

Tuesday, 6th June, 2017

Chair of Committee

Contact:

Governance Services Officer:

Tel 020 8356 8407

Agenda Item 5

Licensing Sub-Committee hearings, under the Licensing Act 2003 & Local Government (Miscellaneous Provisions) Act 1982 – Type A [Re; Premises Licence, Club Premises Certificate, Provisional Statement & Sex Establishment Licence]

<p>Step 1 Appointment of Chair and introduction</p>	<p>The Sub-Committee will appointment a Chair.</p> <p>The Chair will introduce the Sub-Committee, announce the item, and establish the identity of those taking part.</p> <p>The Sub-Committee will consider any requests to depart from normal procedure, such as holding a private session if it is considered to be in the public interest to do so or if a deferral/adjournment is requested for the item.</p> <p>The Chair (or Legal Adviser if asked by the Chair) will briefly outline how the hearing will proceed. However, Members may seek clarification on any issue raised during the hearing if required and if requested.</p>	<p>5 minutes</p>
<p>Step 2 Licensing Officer</p>	<p>The Licensing Officer will outline the report.</p>	<p>5 minutes</p>
<p>Step 3 Applicant's Case</p>	<p>The Applicant will present their case in support of their application.</p>	<p>5 minutes</p>
<p>Step 4 Responsible Authorities' Case</p>	<p>The Chair will invite the relevant Responsible Authorities in attendance to highlight their reasons for objecting to the application as contained within the report.</p>	<p>5 minutes each</p>
<p>Step 5 Other Persons' Case</p>	<p>The Chair will invite the Other Persons in attendance to present their case, highlighting their reasons for objecting or supporting the application as contained in their written submissions.</p>	<p>5 minutes each</p>
<p>Step 6 Discussion</p>	<p>The Chair will structure and lead a discussion on the information presented enabling Sub-Committee Members to clarify any points raised and ask questions if necessary.</p>	<p>15 minutes</p>
<p>Step 7 Closing remarks</p>	<p>The Chair will ask Responsible Authorities, Other Persons, Applicants and the Licensing Officer if they have any final comments to make. These comments can <u>only</u> be in relation to issues raised during the discussion. These remarks should be brief.</p>	<p>10 minutes</p>
<p>Step 8 - Final clarification</p>	<p>Licensing Sub-Committee Members will have a final opportunity to seek clarification on any points raised, following which the Chair will conclude the discussion.</p>	<p>5 minutes</p>
<p>Step 9 Consideration</p>	<p>The Sub-Committee will normally withdraw to consider the evidence that has been presented to them with the Committee Officer and Legal Adviser in order that the Sub-Committee can reach a decision and obtain legal advice if required.</p> <p>The Legal Adviser will repeat any legal advice given to Members upon returning to the public hearing.</p> <p>In simple cases the Sub-Committee may not consider it necessary to retire.</p>	<p>10 minutes</p>
<p>Step 10 Chair announces the decision</p>	<p>The Sub-Committee will return and the Chair will announce the decision. Reasons for their decision will be given, if appropriate.</p> <p>The Licensing Officer will draw attention to any restrictions which will affect the running of the premises and provide a written record of the decision, which will be sent to the applicant.</p>	<p>5 minutes</p>

The Council's procedure rules are also incorporated into these hearing procedures in so far as it does not conflict the procedures as set out above. The Licensing Hearing Regulations can also be viewed by following the link below – <http://www.legislation.gov.uk/ukxi/2005/44/contents/made>

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REPORT OF GROUP DIRECTOR, NEIGHBOURHOODS AND HOUSING		
LICENSING SUB-COMMITTEE: 06/06/2017	Classification DECISION	Enclosure
Application for a Premises Licence 4 Decking areas on the First Floor Boxpark, 2-10 Bethnal Green Road, E1 6GY	Ward(s) affected Hoxton East & Shoreditch	

1. SUMMARY

Applicant(s) Boypark Limited	InSPA: No
Date of Application 21/03/2017	Period of Application Permanent
Proposed licensable activity Supply of Alcohol (On and Off Premises)	
Proposed hours of licensable activities	
Supply of Alcohol	Standard Hours: Mon 12:00-23:00 Tue 12:00-23:00 Wed 12:00-23:00 Thu 12:00-23:00 Fri 12:00-23:00 Sat 12:00-23:00 Sun 12:00-20:30
The opening hours of the premises	
	Standard Hours: Mon 08:00-23:30 Tue 08:00-23:30 Wed 08:00-23:30 Thu 08:00-23:30 Fri 08:00-23:30 Sat 08:00-23:30 Sun 10:00-21:00

Capacity: Not known	
Policies Applicable	LP3 (Operating Schedule), LP4 (Crime and Disorder), LP5 (Public Nuisance), LP6 (Protection of Children from Harm), LP8 (Public Safety) and LP15 (Cumulative Impact).
List of Appendices	A – Application for a premises licence and supporting documents B – Representations from responsible authorities C – Representations from other persons D – Location map
Relevant Representations	<ul style="list-style-type: none"> • Police • Licensing Authority • Other Persons

2. APPLICATION

- 2.1 Boypark Limited has made an application for a premises licence under the Licensing Act 2003:
- To supply alcohol for consumption on and off the premises
- 2.2 The application is attached as Appendix A. The applicant has proposed measures that could be converted to conditions (see paragraph 8.1 below).

3. CURRENT STATUS / HISTORY

- 3.1 The premises have held a licence for regulated currently since July 2012. The permitted activities and hours are, Plays, Films and Performance of dance Mon- Sat from 11:00 to 21:00 and Sun from 10:00 to 18:00, Live music, Recorded music and other entertainment similar Thu from 18:00 to 21:00 and Sun from 13:00 to 16:00. The licence is subject to the following conditions:

Door Supervision

1. Each individual who is to carry out a security activity at the premises must be licensed by the Security Industry Authority.

Conditions consistent with the Operating Schedule

2. No noise nuisance shall be caused to any noise sensitive premises whose frontages are visible from the licensed premises along Bethnal Green Road and Shoreditch High Street.
3. Steps will be taken to ensure that no alcohol is consumed on the ground floor cobbled square during any period of regulated entertainment.
4. A sound limiter will be installed in the background music system and set at a level so as to ensure the absence of noise nuisance to residents in the local vicinity.

5. A separate sound limiter will be installed in the event music system set at a level so as to ensure the absence of noise nuisance to residents in the local vicinity.
6. All events and performances will use the in-house sound system.
7. Any sound equipment used by external performers must be routed through the sound limiter.
8. Live music and recorded music on Thursdays between 18.00 and 21.00 will be limited to the central terrace (see plan).
9. Live music and recorded music on Sundays between 13.00 and 16.00 and on Bank Holidays between 13.00 and 21.00 will be limited to the terrace and cobbled square with sound levels being monitored.
10. The need for SIA staff will be risk assessed on an event by event basis. Where that risk assessment deems it appropriate a minimum of two SIA registered door personnel will be employed with additional staff based on a ratio of 1:100.
11. The premises shall maintain a comprehensive CCTV system as per the minimum requirements of a Metropolitan Police Crime Prevention Officer. All public areas 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. 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 are open to the public. This staff member shall be able to show Police recent data or footage with the absolute minimum of delay when requested.
12. An incident log shall be kept at the premises, and made available on request to an authorised officer of Hackney Council or the Police, which will record the following:
 - i. all crimes reported to the venue
 - ii. all ejections of patrons
 - iii. any complaints received
 - iv. any incidents of disorder
 - v. any visit by a relevant authority or emergency service.
13. Police require an agreed risk assessment, specific for every licensable event taking place at the premises for the duration of the premises licence, this must include a single point of contact for the event and a comprehensive list of performers and promoters. The risk assessment must outline security arrangements identifying the SIA registered company used and hours employed. SIA numbers, full names, company name, times worked and duty performed to be entered into an occurrence book and made available to police immediately upon request.

14. The licence holder or their representative shall conduct regular assessments of the noise coming from the premises on every occasion the premises are used for regulated entertainment and shall take steps to reduce the level of noise where it is likely to cause a disturbance to local residents. A written record shall be made of those assessments in a log book kept for that purpose and shall include, the time and date of the checks, the person making them and the results including any remedial action.

3.2. In addition, individual units within Boxpark have their own separate licences for sale of alcohol.

3.3 Temporary Event Notices for the 4 decking areas have been given in 2017 to date as follows:.

Date of the event(S)	Hours
17/03/2017	18:00-21:00
08/03/2017	18:00-21:00

4. REPRESENTATIONS: RESPONSIBLE AUTHORITIES

From	Details
Environmental Health Authority (Environmental Protection)	No representation received
Environmental Health Authority (Environmental Enforcement)	No representation received
Environmental Health Authority (Health & Safety)	Have confirmed no representation on this application
Weights and Measures (Trading Standards)	Have confirmed no representation on this application
Planning Authority	No representation received
Area Child Protection Officer	Have confirmed no representation on this application
Fire Authority	Have confirmed no representation on this application
Police (Appendix B1)	Representation received on the grounds of The Prevention of Crime and Disorder, Public Safety and Prevention of Public Nuisance.
Licensing Authority (Appendix B2)	Representation received on the grounds of The Prevention of Crime and Disorder, Prevention of Public Nuisance and Cumulative Impact.
Health Authority	No representation received

5. REPRESENTATIONS: OTHER PERSONS

From	Details
20 representation received from and on behalf of local residents. (Appendix C1-C20)	Representation received on the grounds of The Prevention of Crime and Disorder, Public Safety, Prevention of Public Nuisance, The Protection of Children from Harm and Cumulative Impact.

6. GUIDANCE CONSIDERATIONS

- 6.1 The Licensing Authority is required to have regard to any guidance issued by the Secretary of State under the Licensing Act 2003.

7. POLICY CONSIDERATIONS

- 7.1 Licensing Sub-Committee is required to have regard to the London Borough of Hackney's Statement of Licensing Policy ("the Policy") adopted by the Licensing Authority.
- 7.2 The Policy applies to applications where relevant representations have been made. With regard to this application, policies, LP3 (Operating Schedule), LP4 (Crime and Disorder), LP5 (Public Nuisance), LP6 (Protection of Children from Harm), LP8 (Public Safety) and LP15 (Cumulative Impact).

8. OFFICER OBSERVATIONS

- 8.1 If the Sub-Committee is minded to approve the application, the following conditions should be applied the licence:

Supply Of Alcohol (On/Both)

1. No supply of alcohol may be made under the premises licence:
 - (a) At a time when there is no designated premises supervisor in respect of the premises licence.
 - (b) At a time when the designated premises supervisor does not hold a personal licence or his personal licence is suspended.
2. Every supply of alcohol under the premises licence must be made or authorised by a person who holds a personal licence.
3.
 - (1) The responsible person must ensure that staff on relevant premises do not carry out, arrange or participate in any irresponsible promotions in relation to the premises.
 - (2) In this paragraph, an irresponsible promotion means any one or more of the following activities, or substantially similar activities, carried on for the purpose of encouraging the sale or supply of alcohol for consumption on the premises -
 - (a) games or other activities which require or encourage, or are designed to require or encourage, individuals to;
 - (i) drink a quantity of alcohol within a time limit (other than to drink alcohol sold or supplied on the premises before the cessation of the period in which the responsible person is authorised to sell or supply alcohol), or
 - (ii) drink as much alcohol as possible (whether within a time limit or otherwise);
 - (b) provision of unlimited or unspecified quantities of alcohol free or for a fixed or discounted fee to the public or to a group defined by a particular characteristic in a manner which carries a significant risk of undermining a licensing objective;
 - (c) provision of free or discounted alcohol or any other thing as a prize to encourage or reward the purchase and consumption of alcohol over

a period of 24 hours or less in a manner which carries a significant risk of undermining a licensing objective;

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

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

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

5. 5.1. The premises licence holder or club premises certificate holder must ensure that an age verification policy is adopted in respect of the premises in relation to the sales or supply of alcohol.

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

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

(a) a holographic mark or

(b) an ultraviolet feature

6. The responsible person must ensure that:

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

• beer or cider: 1/2 pint;

• gin, rum, vodka or whisky: 25ml or 35ml; and

• still wine in a glass: 125ml; and

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

quantity of alcohol to be sold, the customers is made aware that these measures are available.

Minimum Drinks Pricing

7. 7.1 A relevant person shall ensure that no alcohol is sold or supplied for consumption on or off the premises for a price which is less than the permitted price.

7.2 For the purposes of the condition set out in paragraph 7.1 above -

(a) "duty" is to be construed in accordance with the Alcoholic Liquor Duties Act 1979;

(b) "permitted price" is the price found by applying the formula - $P = D + (D \times V)$

Where -

(i) P is the permitted price,

(ii) D is the rate of duty chargeable in relation to the alcohol as if the duty were charged on the date of the sale or supply of the alcohol, and
(iii) V is the rate of value added tax chargeable in relation to the alcohol as if the value added tax were charged on the date of the sale or supply of the alcohol;

(c) "relevant person" means, in relation to premises in respect of which there is in force a premises licence -

(i) the holder of the premises licence,

(ii) the designated premises supervisor (if any) in respect of such a licence, or

(iii) the personal licence holder who makes or authorises a supply of alcohol under such a licence;

(d) "relevant person" means, in relation to premises in respect of which there is in force a club premises certificate, any member or officer of the club present on the premises in a capacity which enables the member or officer to prevent the supply in question; and

(e) "value added tax" means value added tax charged in accordance with the Value Added Tax Act 1994.

7.3 Where the permitted price given by Paragraph 7.2(b) above would (apart from this paragraph) not be a whole number of pennies, the price given by that sub-paragraph shall be taken to be the price actually given by that sub-paragraph rounded up to the nearest penny.

7.4 (1) Sub-paragraph 7.4(2) below applies where the permitted price given by Paragraph 7.2(b) above on a day ("the first day") would be different from the permitted price on the next day ("the second day") as a result of a change to the rate of duty or value added tax.

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

Conditions derived from operating schedule

8. The premises shall install and maintain a comprehensive CCTV system as per the minimum requirements of a Metropolitan Police Crime Prevention Officer. All 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 throughout the preceding 31-day period.
9. 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.
10. Signs will be prominently displayed at all exit points reminding customers to leave quietly and respect local residents.

11. A 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 driving licence or passport.
12. There shall be a personal licence holder on duty whenever alcohol is being sold.
13. An incident log shall be kept at the premises, and made available on request to an authorised officer of the council or the police, which will record the following.
 - a. All crimes reported:
 - b. All ejections of patrons
 - c. Any complaints received.
 - d. Any incidents of disorder.
 - e. Seizure of drugs or offensive weapons.
 - f. Any faults in the CCTV system or searching equipment or scanning equipment.
 - g. Any refusal of the sale of alcohol.
 - h. Any visit by a relevant authority or emergency service.
14. Premises to operate zero tolerance policy to drugs and comply with Hackney Police Drugs, Weapons and Theft policy where appropriate.
15. All staff will be given refresher training every twelve months on the legislation relating to the sales of alcohol to underage persons and drunken persons.
16. No noise shall emanate from the premises nor vibration be transmitted through the structure of the premises which gives rise to a nuisance.
17. The Premises Licence Holder shall not permit the use of the premises to which this Premises Licence relates for the consumption of alcohol outside of the hours permitted by the Premises Licence for the sale by retail of alcohol save for an additional 30 minutes "drinking up time" at the end of permitted hours each day.

9. REASONS FOR OFFICER OBSERVATIONS

- 9.1 Conditions 8 to 17 above are derived from the applicant's operating schedule. No conditions have been proposed by the Responsible Authorities.

10. LEGAL COMMENTS

- 10.1 The Council has a duty as a Licensing Authority under the Licensing Act 2003 to carry out its functions with a view to promoting the following 4 licensing objectives;
 - The Prevention of Crime and Disorder
 - Public Safety
 - Prevention of Public Nuisance
 - The Protection of Children from Harm

10.2 It should be noted that each of the licensing objectives have equal importance and are the only grounds upon which a relevant representation can be made and for which an application can be refused or terms and conditions attached to a licence.

11. HUMAN RIGHTS ACT 1998 IMPLICATIONS

- 11.1 There are implications to;
- **Article 6** – Right to a fair hearing
 - **Article 14** – Not to discriminate
 - Balancing: **Article 1**- Peaceful enjoyment of their possession (i.e. a licence is defined as being a possession) with **Article 8** – Right of Privacy (i.e. respect private & family life) to achieve a proportionate decision having regard to the protection of an individuals rights against the interests of the community at large.

12. MEMBERS DECISION MAKING

- A. **Option 1**
That the application be refused
- B. **Option 2**
That the application be approved, together with any conditions or restrictions which Members consider necessary for the promotion of the Licensing objectives.

13. CONCLUSION

13.1 That Members decide on the application under the Licensing Act 2003.

Group Director, Neighbourhoods and Housing	Kim Wright
Lead Officer (holder of original copy):	Shan Uthayasangar Licensing Officer Licensing Service 2 Hillman Street E8 1FB Telephone: 020 8356 2431

LIST OF BACKGROUND PAPERS RELATING TO THIS REPORT

The following document(s) has been relied upon in the preparation of the report.

Description of document	Location
Office File: 4 Decking areas on the First Floor Boxpark, 2-10 Bethnal Green Road, E1 6GY	Licensing Service 2 Hillman Street London E8 1FB

Printed matter
Licensing Act 2003
LBH Statement of Licensing Policy

APPENDIX A

↳ Hackney

LA01

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.

I/We Mr Boxpark Limited

(Insert name(s) of applicant)

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

BOXPARK
2 10 BETHNAL GREEN ROAD
HACKNEY
LONDON

Post town	LONDON	Post code	E1 6GY
-----------	--------	-----------	--------

Telephone number at premises (if any)	██████████
Non-domestic rateable value of premises	£5600

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 *	<input type="checkbox"/>	

	i.	as a limited company	<input checked="" type="checkbox"/>	please complete section (B)
	ii.	as a partnership	..	please complete section (B)
	iii	as an unincorporated association or	..	please complete section (B)
	iv	other (for example a statutory corporation)	..	please complete section (B)
c)		a recognised club	..	please complete section (B)
d)		a charity	..	please complete section (B)
e)		the proprietor of an educational establishment	..	please complete section (B)
f)		a health service body	..	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 in Wales	..	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	..	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)

Title Mr			
Surname		First names	
I am 18 years old or over .. Please tick yes			
Current postal address if different from premises address		UK-England	
Post Town		Postcode	
Daytime contact telephone number			
E-mail address (optional)			

SECOND INDIVIDUAL APPLICANT (if applicable)

Title Mr			
Surname		First names	
I am 18 years old or over .. Please tick yes			
Current postal address if different from premises address		UK-England	
Post Town		Postcode	
Daytime contact telephone number			

E-mail address (optional)	
-------------------------------------	--

(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 Boxpark Limited
Address 20 REGENT STREET BRIGHTON BN1 1UX UK-England
Registered number (where applicable) 7236390
Description of applicant (for example, partnership, company, unincorporated association) Company
Telephone number (if any) [REDACTED]
E-mail address (optional) [REDACTED]

Part 3 Operating Schedule

When do you want the premises licence to start?	31-03-2017
---	------------

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

<p>Please give a general description of the premises (please read guidance note 1)</p> <p>Retail mall with bar/restaurant facilities</p>
--

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

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

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

	Provision of regulated entertainment	Please tick any that apply
a)	plays (if ticking yes, fill in box A)	<input type="checkbox"/>
b)	films (if ticking yes, fill in box B) <input type="checkbox"/> <input type="checkbox"/>	..
c)	indoor sporting events (optional, fill in box C)	..
d)	boxing or wrestling entertainment (if ticking yes, fill in box D)	..
e)	live music (optional, fill in box E) <input type="checkbox"/>	..
f)	recorded music (if ticking yes, fill in box F)	..
g)	performances of dance (optional, 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 L)

..

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



Complete boxes K, L and M (optional)

A

Plays Standard days and timings (please read guidance note 6)			Will the performance of a play take place indoors or outdoors or both – please tick (please read guidance note 2)	Indoors	
Day	Start	Finish		Outdoors	
				Both	
Mon			Please give further details here (please read guidance note 3)		
Tue			State any seasonal variations for performing plays (please read guidance note 4)		
Wed			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 5)		
Thur					
Fri					
Sat					
Sun					

B

Films Standard days and timings (please read guidance note 6)			<u>Will the exhibition of films take place indoors or outdoors or both – please tick</u> (please read guidance note 2)	Indoors	
				Outdoors	
Day	Start	Finish		Both	
Mon			<u>Please give further details here</u> (please read guidance note 3)		
Tue			<u>State any seasonal variations for the exhibition of films</u> (please read guidance note 4)		
Wed			<u>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</u> (please read guidance note 5)		
Thur					
Fri					
Sat					
Sun					

C

Indoor sporting events Standard days and timings (please read guidance note 6)			<u>Please give further details</u> (please read guidance note 3)
Day	Start	Finish	
Mon			
Tue			<u>State any seasonal variations for indoor sporting events</u> (please read guidance note 4)
Wed			
Thur			<u>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</u> (please read guidance note 5)
Fri			
Sat			
Sun			

D

Boxing or wrestling entertainments Standard days and timings (please read guidance note 6)			<u>Will the boxing or wrestling entertainment take place indoors or outdoors or both – please tick</u> (please read guidance note 2)	Indoors	
				Outdoors	
Day	Start	Finish		Both	
Mon			<u>Please give further details here</u> (please read guidance note 3)		
Tue					
Wed			<u>State any seasonal variations for boxing or wrestling entertainment</u> (please read guidance note 4)		
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 5)		
Sat					
Sun					

E

Live music Standard days and timings (please read guidance note 6)			<u>Will the performance of live music take place indoors or outdoors or both – please tick</u> (please read guidance note 2)	Indoors	
Day	Start	Finish		Outdoors	
Mon				<u>Please give further details here</u> (please read guidance note 3)	
Tue					
Wed			<u>State any seasonal variations for the performance of live music</u> (please read guidance note 4)		
Thur					
Fri			<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 5)		
Sat					
Sun					

F

Recorded music Standard days and timings (please read guidance note 6)			<u>Will the playing of recorded music take place indoors or outdoors or both – please tick</u> (please read guidance note 2)	Indoors	
				Outdoors	
Day	Start	Finish		Both	
Mon			<u>Please give further details here</u> (please read guidance note 3)		
Tue			<u>State any seasonal variations for the playing of recorded music</u> (please read guidance note 4)		
Wed			<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 5)		
Thur					
Fri					
Sat					
Sun					

G

Performances of dance Standard days and timings (please read guidance note 6)			<u>Will the performance of dance take place indoors or outdoors or both – please tick</u> (please read guidance note 2)	Indoors	
Day	Start	Finish		Outdoors	
				Both	
Mon			<u>Please give further details here</u> (please read guidance note 3)		
Tue					
Wed			<u>State any seasonal variations for the performance of dance</u> (please read guidance note 4)		
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 5)		
Sat					
Sun					

H

Anything of a similar description to that falling within (e), (f) or (g) Standard days and timings (please read guidance note 6)			<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 2)	Indoors	
Mon				Outdoors	
				Both	
Tue			<u>Please give further details here</u> (please read guidance note 3)		
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 4)		
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 5)		
Sun					

I

Late night refreshment Standard days and timings (please read guidance note 6)			<u>Will the provision of late night refreshment take place indoors or outdoors or both – please tick</u> (please read guidance note 2)	Indoors	
				Outdoors	
Day	Start	Finish		Both	
Mon			<u>Please give further details here</u> (please read guidance note 3)		
Tue			<u>State any seasonal variations for the provision of late night refreshment</u> (please read guidance note 4)		
Wed			<u>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</u> (please read guidance note 5)		
Thur					
Fri					
Sat					
Sun					

J

Supply of alcohol Standard days and timings (please read guidance note 6)			Will the supply of alcohol be for consumption (Please tick box) (please read guidance note 7)	On the premises	
				Off the premises	
				Both	<input checked="" type="checkbox"/>
Day	Start	Finish	State any seasonal variations for the supply of alcohol (please read guidance note 4)		
Mon	12:00	23:00			
Tue	12:00	23:00			
Wed	12:00	23:00			
			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 5)		
Thur	12:00	23:00			
Fri	12:00	23:00			
Sat	12:00	23:00			
Sun	12:00	20:30			

State the name and details of the individual whom you wish to specify on the licence as designated premises supervisor:

Name :	
Mr MurrantMichael	
Address	
[REDACTED]	
[REDACTED]	
UK-England	
Postcode	[REDACTED]
Personal licence number (if known)	
[REDACTED]	
Issuing licensing authority (if known)	
[REDACTED]	

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 8).

None

L

Hours premises are open to the public Standard timings (please read guidance note 6)			<u>State any seasonal variations</u> (please read guidance note 4)
Day	Start	Finish	
Mon	08:00	23:30	
Tue	08:00	23:30	
Wed	08:00	23:30	<u>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</u> (please read guidance note 5)
Thur	08:00	23:30	

Fri	08:00	23:30	
Sat	08:00	23:30	
Sun	10:00	21:00	

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 9)

Please see the attached draft conditions

b) The prevention of crime and disorder

Please see the attached draft conditions

c) Public safety

Please see the attached draft conditions

d) The prevention of public nuisance

Please see the attached draft conditions

e) The protection of children from harm

Please see the attached draft conditions

Checklist:

Please tick to indicate agreement

- 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.

IT IS AN OFFENCE, LIABLE ON SUMMARY CONVICTION TO A FINE NOT EXCEEDING LEVEL 5 ON THE STANDARD SCALE, UNDER SECTION 158 OF THE LICENSING ACT 2003, TO MAKE A FALSE STATEMENT IN OR IN CONNECTION WITH THIS APPLICATION.

Part 4 – Signatures (please read guidance note 10)

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.**

Signature	Marcus Lavell
Date	2/3/2017
Capacity	Employed Barrister

For joint applications, signature of 2nd applicant or 2nd applicant’s solicitor or other authorised agent (please read guidance note 12). **If signing on behalf of the applicant, please state in what capacity.**

Signature	
------------------	--

Date	2/3/2017
Capacity	

Contact name (where not previously given) and postal address for correspondence associated with this application (please read guidance note 13)			
<p>Marcus Lavell, Gregg Latchams Ltd</p> <p>7 QUEEN SQUARE CITY CENTRE</p> <p>UK-England</p>			
Post town	BRISTOL	Postcode	BS1 4JE
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. Where taking place in a building or other structure please tick as appropriate (indoors may include a tent).
3. 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.
4. For example (but not exclusively), where the activity will occur on additional days during the summer months.
5. For example (but not exclusively), where you wish the activity to go on longer on a particular day e.g. Christmas Eve.
6. 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.
7. 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

**4 Decking areas on the First Floor
Boxpark
2-10 Bethnal Green Road
London
E1 6GY**

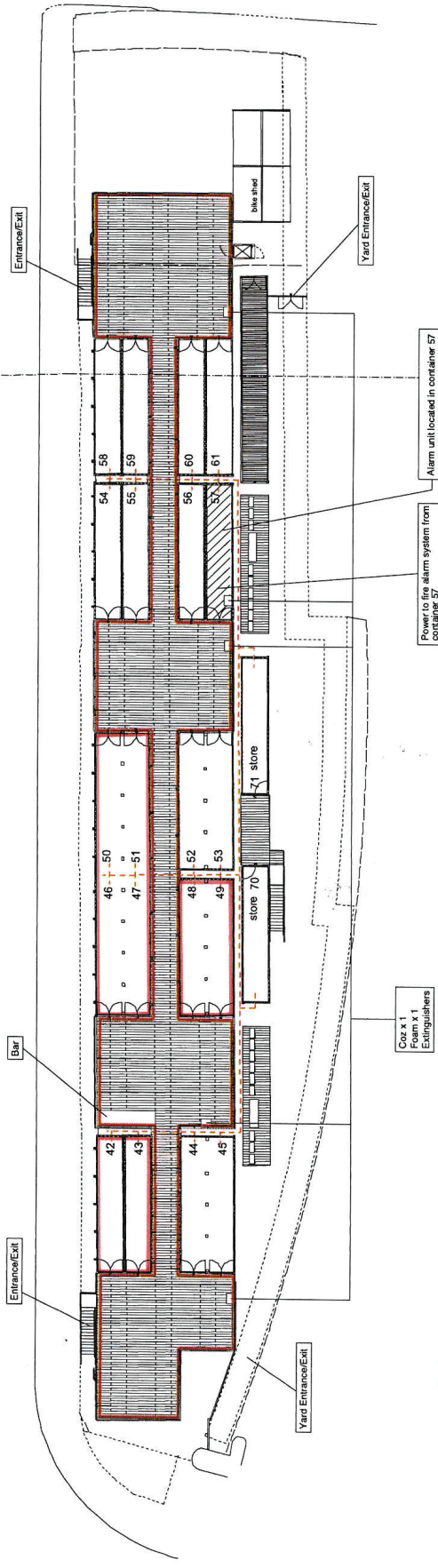
**PROPOSED DRAFT CONDITIONS
(For discussion with Police and Licensing Service)**

1. The premises shall install and maintain a comprehensive CCTV system as per the minimum requirements of a Metropolitan Police Crime Prevention Officer. All 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 throughout the preceding 31-day period.
2. 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.
3. Signs will be prominently displayed at all exit points reminding customers to leave quietly and respect local residents.
4. A 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 driving licence or passport.
5. There shall be a personal licence holder on duty whenever alcohol is being sold.
6. An incident log shall be kept at the premises, and made available on request to an authorised officer of the council or the police, which will record the following.
 - a. All crimes reported:
 - b. All ejections of patrons
 - c. Any complaints received.
 - d. Any incidents of disorder.
 - e. Seizure of drugs or offensive weapons.
 - f. Any faults in the CCTV system or searching equipment or scanning equipment.
 - g. Any refusal of the sale of alcohol.
 - h. Any visit by a relevant authority or emergency service.

7. Premises to operate zero tolerance policy to drugs and comply with Hackney Police Drugs, Weapons and Theft policy where appropriate.
8. All staff will be given refresher training every twelve months on the legislation relating to the sales of alcohol to underage persons and drunken persons.
9. No noise shall emanate from the premises nor vibration be transmitted through the structure of the premises which gives rise to a nuisance.
10. The Premises Licence Holder shall not permit the use of the premises to which this Premises Licence relates for the consumption of alcohol outside of the hours permitted by the Premises Licence for the sale by retail of alcohol save for an additional 30 minutes "drinking up time" at the end of permitted hours each day.

Disclaimer:
 This drawing is for information only and is not to be used for construction. It is the responsibility of the client to ensure that the information provided is accurate and complete. The client is advised to seek professional advice before using this drawing for any purpose. The client is also advised to ensure that the information provided is up-to-date and accurate. The client is responsible for any errors or omissions in this drawing. The client is also responsible for any costs incurred in connection with this drawing. The client is advised to seek professional advice before using this drawing for any purpose. The client is also advised to ensure that the information provided is up-to-date and accurate. The client is responsible for any errors or omissions in this drawing. The client is also responsible for any costs incurred in connection with this drawing.

NOTE:
 FOR INFORMATION ONLY AND NOT FOR CONSTRUCTION

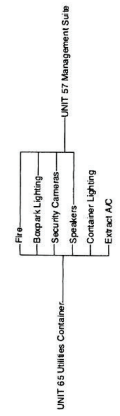


--- Fire Alarm System (to also run into storage containers)

Coz x 1
 Foam x 1
 Extinguishers

Power to fire alarm system from
 container 57

Alarm unit located in container 57



Revision	Date	Notes
A	09/08/11	ALL ELECTRICAL POWER TO 12V
B	12/01/11	CHANGES TO FIRE CONTAINERS

we like today
 12 Orange Row
 Brighton
 BN1 1UQ
 T: +44 (0) 1223 78077
 E: info@weliketoday.co.uk
 W: www.weliketoday.co.uk

Client: _____
 Design: _____
 Project: _____
 Drawn: _____
 Checked: _____

Drawn	Checked	Scale
JT	B	1:200 @ A1

Date	Job No./Draw No.	Issue Code
09/08/11	BN/18 014	P1/C

Issue Code per P - Preliminary; I - Information; C - Construction

APPENDIX B1

RESPONSIBLE AUTHORITY REPRESENTATION: APPLICATION UNDER THE LICENSING ACT 2003

RESPONSIBLE AUTHORITY DETAILS

NAME OF AUTHORITY	Metropolitan Police service
ADDRESS OF AUTHORITY	Licensing Unit, Stoke Newington Police Station 33 Stoke Newington High Street London N16 8DS
CONTACT NAME	PC 691GD Kerrie RYAN
TELEPHONE NUMBER	020 7275 3022
E-MAIL ADDRESS	hackneylicensing@met.police.uk

APPLICATION PREMISES

NAME & ADDRESS OF PREMISES	Boxpark 2-10 Bethnal Green Road London E1 6GY
NAME OF PREMISES USER	Boxpark Limited

COMMENTS

I make the following relevant representations in relation to the above application to vary the Premises Licence at the above address.

- 1) the prevention of crime and disorder ◆
- 2) public safety ◆
- 3) the prevention of public nuisance ◆
- 4) the protection of children from harm

Representations (which include comments and/or objections) in relation to:

Police make the following representations in relation to the application to for a new Premises Licence at BOXPARK, 2-10 BETHNAL GREEN ROAD, LONDON, E1 for the following reason(s):

Police have met with the management of Boxpark to discuss this application. There are several areas of concern as follows:

- This application looks to increase the area which is currently covered by a licence for regulated entertainment. A new licence application has been submitted instead of a variation, which essentially means that more than one licence would be operating at once during an event. Having discussed this concern with the applicant it appears that they plan to hold events in a number of the units once they become vacant. Regulated entertainment does not cover these units, only the decked areas. A separate licence for alcohol and regulated entertainment, could cause confusion, especially when it comes to any enforcement action, if necessary.
- Police feel that this application should encompass everything that Boxpark wish to use the space for. This would make it far simpler for the management and responsible authorities to deal with and manage.
- One of the decked areas is currently licensed to sell alcohol as it is attached to Units 48 and 49. Will this licence be surrendered? If so, when will that be the case? This application should not be granted whilst there is already an alcohol licence covering this area.
- The application does not mention any security or SIA door supervisors. As stated during our meeting, an event could host up to 300people. An event this size will need to be carefully managed and a suitable dispersal policy put in place, as it is most likely that the 300 people leaving Boxpark will make their way into the Shoreditch SPA and add to the problems that already exist there.
- The application asks for off sales of alcohol. Why is this required? It causes concerns for police that a customer could purchase a drink and take it off the premises onto the streets of Shoreditch.

Police look forward to hearing from the applicant soon in relation to the above concerns.

The above representations are supported by the following evidence and information.

Application submitted

Are there any actions or measures that could be taken to allay concerns or objections? If so, please explain.

Signed PC 691GD RYAN (By E-mail)

Name (printed)

APPENDIX B2

RESPONSIBLE AUTHORITY REPRESENTATION: APPLICATION UNDER THE LICENSING ACT 2003

RESPONSIBLE AUTHORITY DETAILS

NAME OF AUTHORITY	Licensing Authority
ADDRESS OF AUTHORITY	Licensing Service 2 Hillman St London E8 1FB
CONTACT NAME	David Tuitt
TELEPHONE NUMBER	020 8356 4942
E-MAIL ADDRESS	david.tuitt@hackney.gov.uk

APPLICATION PREMISES

NAME & ADDRESS OF PREMISES	Decked Area Boxpark 2-10 Bethnal Green Road E1 6JE
NAME OF APPLICANT	Boxpark Limited

COMMENTS

I make the following relevant representations in relation to the above application.

- the prevention of crime and disorder **x**
- public safety
- the prevention of public nuisance **x**
- the protection of children from harm

Representations (which include comments and/or objections) in relation to:

This premises is located in an area that suffers negatively from the large number of premises licensed for alcohol sales for consumption on, off and both on and off the premises.

- The area of Shoreditch where the site is located is a popular night-time destination area in London, with a large number of licensed premises attracting high volumes of people.
- As a result, the Service receive general complaints of noise and other forms of anti-social behaviour.
- Evidence gathered during the recent policy review shows high volumes of crime, disorder, anti-social behaviour and ambulance call outs which appear to correlate with the locations of alcohol licensed premises.
- Officers have concerns about Boxpark overall due to the number of individually licensed units which effectively result in the entire site operating as a single large destination venue, adding to the cumulative impact in the area.
- The fear is that any increase in the availability of alcohol would further exacerbate the problems already being experienced.

LP15 in the Council's licensing policy states:

Cumulative Impact – General

The Council will give due regard to any relevant representations received where concerns are raised and supported around the negative cumulative impact the proposed application has on one or more of the licensing objectives.

The above representations are supported by the following evidence and information.

The Licensing Act 2003, Statement of Licensing Policy 2016 and Guidance issued by the Home Office.

Are there any actions or measures that could be taken to allay concerns or objections? If so, please explain.

On 30 March 2017, I met with Agee ROSE (Boxpark Retail Director) at the site and discussed the following:

- The applicant plans to revise leases of the individual units which would forbid alcohol from being taken off the units.
- New lease terms would override licenses, breaches of lease could lead to termination.
- Current leases due to expire on 28 April 2017.
- Boxpark Limited would have responsibility for all alcohol sales on the decked area.

- Existing licence LBH-PRE-T-1312 would be surrendered.
- Boxpark Limited would be applying to transfer LBH-PRE-T-1397 to itself.
- The estimated capacity of the decked area is 350.
- Boxpark Limited prepared to give an undertaking to set new noise limits despite exemptions applying to live and recorded music.
- Refurbishment works are scheduled to take place from 29 April to 31 May 2017.

Subject to further discussion, liaison and consideration of further conditions, I think that the grant of a licence which would remove overlap, surrender of LBH-PRE-T-1312 and changes to leases could be advantageous. However, any measures taken should be appropriate for the promotion of the licensing objectives.

A summary of the current licences at Boxpark is attached. This will be updated to include conditions.

Name:

David Tuitt
Business Regulation Team Leader
(Licensing and Technical Support)

Date:

18/04/17

Licence Number	Premises	Licensee	DPS	Date Licence Effective	Activities authorised by the licence
LBH-PRE-T-1252	Arni's Unit 44 To 45, Boxpark 2-10 Bethnal Green Road London E1 6GY	Karin Braverman 76 Francklyn Gardens Edgware HA8 8SA	Karin Braverman	12/5/2011	Supply of Alcohol On and Off Premises Mon 08:00-22:30, Tue 08:00-22:30, Wed 08:00-22:30, Thu 08:00-22:30, Fri 08:00-22:30, Sat 08:00-22:30, Sun 08:00-21:30
LBH-PRE-T-1443	Thai Lao Street Food Unit 53, Boxpark 2-10 Bethnal Green Road London E1 6GY	Mrs Laurene Emilie Senathit 94 Market Street E6 2RB	Ms Laurene Emilie Senathit	10/8/2013	Supply of Alcohol On and Off Premises Mon 11:00-22:15, Tue 11:00-22:15, Wed 11:00-22:15, Thu 11:00-22:15, Fri 11:00-22:15, Sat 11:00-22:15, Sun 11:00-22:15
LBH-PRE-T-1423	Milk Tea & Pearl Unit 58 Boxpark 2-4 Bethnal Green Road E1 6GY	Milk Tea & Pearl 99 Montreal House Surrey Quays Road London SE16 7AP	Ms Nung Lin	7/16/2013	Supply of Alcohol On and Off Premises Mon 10:00-20:00, Tue 10:00-20:00, Wed 10:00-20:00, Thu 10:00-22:00, Fri 10:00-20:00, Sat 10:00-20:00, Sun 10:00-20:00
51507	Falafelicious Unit 59, Boxpark 2-4 Bethnal Green Road London E1 6JY	Falafelicious Limited 5-7 Cranwood Street London EC1V 9GR	Shalom Arni Gozlan	12/10/2013	Supply of Alcohol On and Off Premises Mon 08:00-23:00, Tue 08:00-23:00, Wed 08:00-23:00, Thu 08:00-23:00, Fri 08:00-23:00, Sat 08:00-23:00, Sun 08:00-22:00

Licence Number		Premises	Licensee	DPS	Date Licence Effective	Activities authorised by the licence
LBH-PRE-T-1251	Chicken Box Unit 42 To 43, Boxpark 2-10 Bethnal Green Road London E1 6GY	Boxpark Limited 20 Regent Street Brighton BN1 1UX	Zana Granakova	12/5/2011	<p>Supply of Alcohol On and Off Premises Mon 08:00-22:00, Tue 08:00-22:00, Wed 08:00-22:00, Thu 08:00-22:00, Fri 08:00-22:30, Sat 08:00-22:30, Sun 08:00-20:00</p> <p>Recorded Music Mon 08:00-20:00, Tue 08:00-20:00, Wed 08:00-20:00, Thu 08:00-22:00, Fri 08:00-20:00, Sat 08:00-20:00, Sun 08:00-20:00</p>	
LBH-PRE-T-1397	Boxpark Deck Areas Outside Units 48 & 49 and 46 & 47 2-10 Bethnal Green Road E1 6GY	Boxpark Limited 20 Regent Street Brighton BN1 1UX	Ms Zana Gramakova	4/30/2013	<p>Supply of Alcohol On Premises Mon 10:00-22:45, Tue 10:00-22:45, Wed 10:00-22:45, Thu 10:00-22:45, Fri 10:00-22:45, Sat 10:00-22:45, Sun 10:00-21:45</p>	
LBH-PRE-T-1312	Boxpark Boxpark Retail Park 2-4 Bethnal Green Road London E1 6GY	Boxpark Ltd 20 Regent Street Brighton BN1 1UX		7/19/2012	<p>Recorded Music Thu 18:00-21:00, Sun 13:00-16:00</p> <p>Films Mon 11:00-21:00, Tue 11:00-21:00, Wed 11:00-21:00, Thu 11:00-21:00, Fri 11:00-21:00, Sat 11:00-21:00, Sun 10:00-18:00</p> <p>Live Music Thu 18:00-21:00, Sun 13:00-16:00</p> <p>Performance of Dance Mon 11:00-21:00, Tue 11:00-21:00, Wed 11:00-21:00, Thu 11:00-21:00, Fri 11:00-21:00, Sat 11:00-21:00, Sun 10:00-18:00</p>	

Licence Number	Premises	Licensee	DPS	Date Licence Effective	Activities authorised by the licence
LBH-PRE-T-1257	Bukowski Unit 61, Boxpark Retail Park 2-4 Bethnal Green Road London London E1 6GY	Bukowski Limited 50-51 Berwick Street London W1F 8SJ	Roman Rusin	12/8/2011	Other Entertainment Similar to Live or Rec Music or Dance Performance Thu 18:00-21:00, Sun 13:00-16:00 Supply of Alcohol On and Off Premises Mon 10:00-23:00, Tue 10:00-23:00, Wed 10:00- 23:00, Thu 10:00-23:00, Fri 10:00-23:00, Sat 10:00-23:00, Sun 10:00-22:00 Recorded Music Mon 07:00-23:00, Tue 07:00-23:00, Wed 07:00- 23:00, Thu 07:00-23:00, Fri 07:00-23:00, Sat 07:00-23:00, Sun 08:00-22:00
BBH-PRE-T-1242	Cottons Unit 48 To 49, Boxpark 2-10 Bethnal Green Road London E1 6GY	Boxpark Limited 20 Regent Street Brighton BN1 1UX	Ms Zana Granakova	11/7/2011	Supply of Alcohol On and Off Premises Mon 10:00-23:00, Tue 10:00-23:00, Wed 10:00- 23:00, Thu 10:00-23:00, Fri 10:00-23:00, Sat 10:00-23:00, Sun 10:00-22:00 Recorded Music Mon 10:00-23:00, Tue 10:00-23:00, Wed 10:00- 23:00, Thu 10:00-23:00, Fri 10:00-23:00, Sat 10:00-23:00, Sun 10:00-22:00
LBH-PRE-T-1480	Pioneer Brewing Unit 8, Boxpark Retail Mall 2-4 Bethnal Green Road London E1 6GY	Pioneer Brewing Company Limited 500 Capability Green Luton Bedfordshire LU1 3LS	Trevor Stunden	1/9/2014	Supply of Alcohol Off Premises Mon 11:00-22:00, Tue 11:00-22:00, Wed 11:00- 22:00, Thu 11:00-22:00, Fri 11:00-22:00, Sat 11:00-22:00, Sun 11:00-22:00

Licence Number	Premises	Licensee	DPS	Date Licence Effective	Activities authorised by the licence
60784	Korrigo Unit 54, Boxpark 2-10 Bethnal Green Road London E1 6GY	The Athenian Greek Street Food Ltd 19 Plumbers Row London E1 1AE	Efthymios Vasilakis	7/31/2014	Supply of Alcohol On Premises Mon 12:00-22:30, Tue 12:00-22:30, Wed 12:00-22:30, Thu 12:00-22:30, Fri 12:00-22:30, Sat 12:00-22:30, Sun 12:00-22:00
62997	Porky's BBQ Unit 46/47/50/51, Boxpark Retail Park 2-4 Bethnal Green Road London E1 6JE	Fogg's Restaurant Ltd T/A Porky's BBQ 50 Eastcastle Street London WC1W 8EA	Ms Kah Chew Ava Joy Kuok	11/13/2014	Supply of Alcohol On and Off Premises Mon 11:00-22:30, Tue 11:00-22:30, Wed 11:00-22:30, Thu 11:00-22:30, Fri 11:00-22:30, Sat 11:00-22:30, Sun 11:00-21:30
65816	Unit 52, Boxpark 2-10 Bethnal Green Road London E1 6GY	The Duck Truck Company Ltd Attleborough Road Old Buckenham Attleborough NR17 1RF	Edward Anthony Westley Farrell	1/29/2015	Supply of Alcohol On and Off Premises Mon 12:00-22:30, Tue 12:00-22:30, Wed 12:00-22:30, Thu 12:00-22:30, Fri 12:00-22:30, Sat 12:00-22:30, Sun 12:00-22:00
67135	Cook Daily UNIT 55 BOXPARK 2-4 BETHNAL GREEN ROAD LONDON E1 6GY	Lathadavang Senathit Goncalves	Laurene Emille Senathit	4/16/2015	Supply of Alcohol On Premises Mon 11:00-21:45, Tue 11:00-21:45, Wed 11:00-21:45, Thu 11:00-21:45, Fri 11:00-21:45, Sat 11:00-21:45, Sun 11:00-21:45

Licence Number	Premises	Licensee	DPS	Date Licence Effective	Activities authorised by the licence
67286	Voodoo Ray's Pizza Unit 1 To 3, Boxpark 2-10 Bethnal Green Road London E1 6GY	DMD Capital Limited 54 St Mary's Lane Upminster Essex RM14 2QP	Mr William Croxford	4/16/2015	Supply of Alcohol On and Off Premises Mon 12:00-22:30, Tue 12:00-22:30, Wed 12:00-22:30, Thu 12:00-22:30, Fri 12:00-22:30, Sat 12:00-22:30, Sun 12:00-21:30
72284	Sushilicious Unit 60, Boxpark 2-10 Bethnal Green Road London E1 6GY	Amir Boutrous 2-10 Bethnal Green Road London E1 6GY	Amir Boutrous	10/27/2015	Supply of Alcohol On and Off Premises Mon 12:00-22:00, Tue 12:00-22:00, Wed 12:00-22:00, Thu 12:00-22:00, Fri 12:00-22:00, Sat 12:00-20:00, Sun 12:00-20:00

Mike Smith

From: [REDACTED]
Sent: 30 March 2017 21:46
To: Licensing
Cc: [REDACTED]
Subject: Application for Boxpark, 2/10 Bethnal Green Road, London E1 6GY

Dear Committee,

I wish to object to above licence in the strongest possible terms as this site (so called 'Boxpark') has contributed immensely to the problems the residents now experience virtually everyday and night in our neighbourhood located directly north of the premises.

The applicant beguiled the residents into believing that in his original application for the construction of Boxpark there would be no licensed premises. Literally within weeks of opening and ongoing until now the entire upper deck has become an enormous arena for people to come to Shoreditch and get drunk. Many of the premises have served alcohol (with out food being served as per their licence) and over the past few years the streets immediately around Boxpark have become a nightly and out-of-control street festival with extremely noisy bands, buskers and drunken marauding revellers who then boisterously invade our neighbourhood shouting, urinating with often fights and disturbances breaking out. This deterioration of behaviour is in direct relation to the increase of licensed premises being granted at boxpark. Despite ongoing complaints to both the Council and the police the usual plea is there being a lack of resources to adequately police the area and very weak oversight from the Councils enforcing of their granting of licences and dealing with the breakouts of disturbing incidents

It needs to be pointed out that the premises is located very close to the Shoreditch Special Policy Area and the Brick Lane SPA. The Tower Hamlets CIZ policy is implemented to recognise and control to the damaging and significant impact of the overwhelming impact of having licences in this neighbourhood. The area is now beyond saturation and is quite simply now out of effective control with the current licensed businesses and if any further permissions are granted this is frankly going to unleash a further significant amount of more drunk people nightly into the neighbourhood.

There are 1500 residents directly north of the premises on the Boundary Estate who would be impacted.

One third of the site actually is in Tower Hamlets (the area south and East of the line of Ebor St). They have neither had planning nor licensing agree the current operation there. In fact this has been going on illegally and the loud events on Sundays and Thursday evenings have caused an ongoing major damaging impacted disturbance to the locals mental health. In fact Rachel Whiteread commented in the Guardian (26th March) "*We gradually got sick of buskers at three in the morning, coach parties surrounding our house, the constant fight about what would be built opposite us. The studio vibrated – it wasn't good for my mental health. So we moved to find some peace. And we miss it...*" The vibration she described was, in fact, the noise coming from Boxpark and the many Noise complaints made by Markus Taylor and Rachel Whiteread over a long period attest this problem. (these can be found lodged with both Tower Hamlets and Hackney Noise departments over many months). It was with great sadness that they felt forced to leave the area as a direct result of the night time licences at Boxpark and the building that they both lived and worked in has not been occupied since they left 18 months ago.

The fact that the premises is two thirds inside Hackney complicates the problem for the residents who surround the site who live in Tower Hamlets. It is a 'Kafkaesque' and demoralising situation when the Hackney Noise department reminds you, a day or more later after reporting an issue, that you are NOT IN THE BOROUGH... it is no wonder people give up complaining and simply give up and leave. It is important that the Committee understand the true reality of the consequences of permitting yet

more licences in this unique area. To continue is to risk destroying the very character of the area and reduce it to a low grade booze fair with out limits.

Our Sunday afternoons and Thursday evening are ruined by the noise coming from the events that are staged on the outdoor area and the general level of noise coming from the establishments at night drown out the local streets. This is intolerable and it is destroying our community. Nothing is being done to limit the unacceptable and unjustifiable impact of this operation at this site and no permission should be granted for its continuation.

We collectively recently approached the management of Boxpark to discuss the ongoing noise nuisance and the owner of the operation refused to allow the the management to meet with (We are offering to provide the email evidence to back this claim). There never has been any interest to serve but his own in his dealings with the neighbourhood and his actions do not make him fit to be given a licence.

I am pleading with the licensing committee and Hackney Council to please reject this application and also commence a complete licensing review of the current units which were given licences. I would also request that the permission granted to the outside events be immediately rescinded due to the ongoing horrific impact this is having on our neighbourhood. The responses to the complaints to date to Hackney Council to the many problems that arise from the nighttime economy have resulted in the area being regarded a the ONLY free-for-all zone left in London were you can get away with outrageous drunken behaviour. This application would simply increase the existing problem many fold.

Yours sincerely,

██████████
██████████ Old Nichol St
London
E2 ██████████
██

Mike Smith

From: [REDACTED]
Sent: 29 March 2017 20:59
To: Licensing
Subject: BOXPARK OBJECTION LETTER

Importance: High

BOXPARK, 2-19 Bethnal Green Road, London E1 6GY

Dear Hackney Licensing

I am writing to object to the recent licensing application from Boxpark, 2-10 Bethnal Green Road, London E1.

What is sad is that Boxpark, with it's original intention as a 'high end retail park', could have been an asset to Shoreditch and it's community.

But instead it has swiftly plummeted downmarket to become a huge, noisy beer tent that bombards the surrounding neighbourhood with very loud music and attracts heavy drinkers with it's regular offers of 'free beers'. If this application is approved then it will simply rubber stamp a 500 plus vertical boozing beer tent venue. The impact upon the neighbourhood will be appalling.

Attempts to meaningfully engage with Boxpark have proven difficult as the owners have instructed their management team not to meet with with members of the local community. This is on the record.

In fact, former members of Boxpark's staff / management have even confessed that local residents who complain about the noise nuisance are themselves dismissed by Boxpark's owners as a 'nuisance' that should be ignored.

Local residents such as myself are also derided as being "property developers trying to protect their assets" when we complain about being constantly disturbed in our own homes by Boxpark. This, despite the fact I have a single building in Shoreditch that I've lived and worked in for 30 years, whilst trying to raise a family in the area.

This is all massively disappointing as I clearly remember that when Boxpark's event license was controversially granted almost five years ago, the owner of Boxpark made a point of going around the licensing committee room and reassuring all local residents present that he would not allow the amenity of our homes to be ruined by noise pollution from his venue.

Since that fateful decision we have experienced continual noise pollution from Boxpark week after week, month after month, year after year. To the extent that our four year old child cannot get a decent night sleep many evenings each week.

What started out as noise pollution only on a Thursday evening and Sunday afternoon has now degenerated to the point where noise pollution is apparent every night of the week apart from Monday and Tuesday. This is due to the fact that Boxpark bars such as Arni's Grill place large speakers outside their premises and bombard the neighbourhood with loud music to attract more drinkers.

To counter this problem I have spent thousands of pounds installing triple and double glazing in windows and balcony doors. Yet even this has not worked! The low frequency beats from the Boxpark sound system just seeps through every nook and cranny of our building, especially our youngest child's bedroom.

Unless the noise pollution at Boxpark is professionally tackled at source with high grade sound-proofing then it is just not possible for local residents to protect themselves from this problem. This venue should be forced to professionally sound proof its premises so that no sound is audible outside of the property. They have proven time and time again they are incapable of properly policing themselves.

The clientele of Boxpark these days is increasingly made up of 'booze tourists' who flock to the venue for free beers and loud music. This is all to the detriment of the local community who have to suffer not only the continual noise pollution but also the associated petty crime and anti-social behaviour.

Boxpark was supposed to be a temporary structure - and was given an extremely soft ride by the Council in terms of noise levels and having no sound proofing whatsoever. But as it is now settling down to be a permanent feature in the area surely it must be held to the same standards as other bars and nightclubs and be forced to properly soundproof it's premises?

I honestly cannot imagine that any other Council in London - much less the UK as a whole - would tolerate their residents lives being made such a misery by a single venue. Even Camden Council have strict rules to deal with such appalling behaviour by venues. But for some unknown reason Hackney seem unwilling to properly tackle the growing blight of noise pollution from the night time economy upon the borough.

For the record I should also state that I have directly contacted Boxpark countless times. Their office phone number is never answered during the evenings so I am forced to e-mail instead. Sometimes they reply a few hours later. Sometimes a couple of days later. The replies I receive are not unfriendly or impolite but they are unyielding. The staff simply claim Boxpark are within their rights to play loud music across the neighbourhood. They may sometimes agree to turn the noise down slightly. Yet it never seems to make much audible difference.

When Boxpark ignore my pleas I am forced to report the issue to Hackney's Noise Pollution Team. Here are just a handful of the many WK numbers I have been allocated. **WK/201601356 / WK/201601780 / WK201346058 / WK201503035**

I urge the Licensing Committee to reject this application because it fails to meet the four licensing objectives.

1. the prevention of crime and disorder,
2. public safety,
3. prevention of public nuisance, and
4. the protection of children from harm

Yours sincerely

██████████
██████
██████ Holywell Lane
EC2A ██████

APPENDIX C3

The Licensing Team

Hackney Council

Re : Application for a new premises license at Boxpark – 2/10 Bethnal Green Road
London E1 6GY

I refer to the above application that was submitted to the council on the 02nd of March 2017 and express my very strong objection to this application.

The management team at Boxpark have proved to be unreliable and untrustworthy with less than honourable intentions and beliefs. The owners of Boxpark have ensured that their Managers on site do not communicate with the local residents and pay no heed when we complain about noise emanating from Boxpark. In fact, open correspondence shows that the Managers have been instructed not to have communication with the local residents directly nor to attend any meetings with the residents.

We were led to believe that ‘Boxpark’ was to be a high end fashion retail mall with a few catering outlets however since its inception in 2011 Boxpark has moved the goalposts and is now more food & drink led than retail with the entire first floor being used for the sale of alcohol. This has caused a lot of issues for the local population with noise pollution issues and loud, drunken behaviour. It has also attracted quite a lot of thieves and other petty criminals to the area. Police records of the number of occasions wherein the police have been called to ‘Boxpark’ on account of theft and robbery will highlight this point. Many of the noise nuisance issues stems from the Thursday evenings and Sunday afternoons when Boxpark management exploit their public entertainment aspects of their license. Recent mail shots show DJ’s and bands performing with FREE alcoholic drinks being given to those who attend. It is highly irresponsible and has led to the premises being christened ‘Booze-Park’ by the local community. It seems the owners have been attempting to divert the blame on to their tenants to avoid taking responsibility for this degeneration.

At present, the licensing arrangements at Boxpark are convoluted but nevertheless if enforced these licenses could be quite meaningful in that for most of the units operating there, alcohol can only be served as ancillary to food. In the course of 2013/14 the tenants at Boxpark were finding it difficult to pay rents and the owners of Boxpark encouraged the tenants to have mobile bars positioned just outside of each unit inevitably encouraging them to breach the licensing conditions that most of the units have. This led to numerous visits by the Council Licensing enforcement team which saw quite a few prosecutions and warnings being given to individual tenants .

The biggest problem is that the Boxpark management team just cannot be trusted to do what they undertake and seemingly they have no regard to the amenities of the local residents and for their peaceful and quiet enjoyment of the area and their respective homes.

Allowing this application to be approved would only increase the problems that we have in this end of Shoreditch. It will encourage more loud, drunken and unruly behaviour in an area that we need to preserve and protect in the interests of the residents and traders.

Boxpark was to be a temporary feature with a planning permission that was meant to only last for 5 years terminating in May 2016 however they seem to be carrying on indefinitely. Any argument that this is just a temporary feature and therefore it must not be given too much significance is not an

acceptable argument any longer as we must consider the possibility of Boxpark continuing for a lot longer to the detriment of our amenities.

Inevitably it turns Boxpark into one very large ‘ pub’ holding in excess of 500 persons. At closing time, these 500 persons are to be let loose on to the streets of Shoreditch having been boozing for most of the night. This in itself will cause policing issues and a serious nuisance.

Boxpark will say that the problem that the local authorities have had with Boxpark is because of the tenants and the fact that there are individual and specific licenses that are difficult to control and monitor as ownership changes rather frequently. We would say that the problem is not the tenants but the Boxpark management itself for the following reasons :

(a) They have disallowed their site Managers to engage in meaningful discourse with the local residents .

(b) The main source of noise nuisance and public disorder emanate from their Thursday and Sunday events organised by Boxpark itself, with free booze handed out.

(c) They have repeatedly failed to control the volume of music emanating from their events on Thursdays and Sundays and also their tenant ‘ Arnie’s at Units 44 & 45 who places a large speaker outside of his unit blasting music across the neighbourhood till 11pm

(d) The owner of Boxpark has historically encouraged the tenants to place mobile bars in front of their units.

(e) The owners of Boxpark are intent on creating a ‘cool, hip, urban feel’ to Boxpark and that is their selling pitch in order to reproduce even more Boxparks in England. With that intent in mind they will not control - or be able to control - the activities of what will be allowed should this application be allowed .

We must abide by the 4 licensing objectives – prevention of crime and disorder, public safety , prevention of public nuisance and protection of children from harm.

████████████████████

██████████ Shoreditch High Street London E1 ██████████

Mike Smith

From: [REDACTED]
Sent: 27 March 2017 21:26
To: Licensing
Subject: License Application for Boxpark, 2-10 Bethnal Green Road, London E1 6GY

Dear Hackney Licensing

I wish to strongly object to the new license application from Boxpark for the following reasons.

1. There are many residential properties within close earshot of Boxpark. Since this venue opened there has been continual noise problems for local residents. The venue does not even respond to complaints from residents and does not behave in a responsible manner.
2. Shoreditch is already over saturated with licensed premises and has become a magnet for anti-social behaviour. This planned upper level bar that will hold up to 500 drinkers is a recipe for disaster in terms of drunken anti-social behaviour in the immediate neighbourhood
3. Licensing Conditions are supposed to protect children from harm. There are many families with children living close to this venue but the current noise pollution and anti-social behaviour issues associated with this venue are actually causing children in the area harm as it is disruptive of sleep and contributes to creating an area full of drunken anti-social behaviour, which is very threatening to families.

Please reject this application.

Yours faithfully

[REDACTED]
[REDACTED]
[REDACTED] Holywell Lane
London EC2A [REDACTED]

APPENDIX C5

Mike Smith

From: [REDACTED]
Sent: 27 March 2017 21:07
To: Licensing
Subject: Application for Boxpark, 2/10 Bethnal Green Road, London E1 6GY

I write to object to this proposed licence to allow supply for on and off sales from 12:00 to 23:00 Mon to Sat and from 12:00 to 20:30 Sun for the following reasons:

1. Too many bars/licenses already.
2. There are many residential properties- who are aware their basic human rights are not being listened to .
3. This area doesnt need even one more bar, it needs more policing to manage it -the focus is all wrong.
4. The last thing the area needs is an expanded alcohol license -how come a nice restaurant on westgate st, E8 cannot get an evening license yet round here its a free for all - anyone can open an open air bar play loud music and keep everyone awake til 2am?
5. The protection of children from harm is vital. I have a 4 year old and Shoreditch is overwhelmed with inebriated and unsociable people - How much broken glass and vomit could you wake up to ?

Should a license be deemed suitable, I believe there should be reasonable restrictions related to: the surrender of existing licenses; no noise emanating from the property; no off sales; limits on the use of the outdoor areas; and alcohol continuing to be sold ancillary to a meal.

I wish to be advised of the date for the Sub-Committee meeting.

[REDACTED]
[REDACTED] Holywell Lane, London EC2a [REDACTED]

(I do not consent to the release of any personally identifiable information.)

--

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

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

Shoreditch Community Association



BY E-MAIL (licencing@hackney.gov.uk)

27 March 2017

The Licensing Service
2 Hillman Street
London
E8 1FB

Ladies and Gentlemen,

Re: Boxpark, 2/10 Bethnal Green Road, London E1 6GY

We write on behalf of the Licencing Committee of the Shoreditch Community Association (the “SCA”) regarding the above referenced premises licence application for a premises licence to allow supply for on and off sales from 12:00 to 23:00 Mon to Sat and from 12:00 to 20:30 Sun (the “Application”). In summary, the SCA believes it can **support** the Application subject to appropriate conditions. Reluctantly, in the absence of all of the suggested conditions below the SCA **objects** to the Application.

Background

The SCA is a community organization promoting the long-term growth of Shoreditch in a responsible and sustainable manner. Our members are local individuals, families and businesses. The SCA has significantly grown in recent years, commensurate with residential growth in the neighbourhood. The SCA membership strongly believes responsible growth balances day and night activities.

Box Park

When Box Park was first proposed residents were given assurances this was a retail-led venture. Over the ensuing years Box Park has transformed into primarily a food and drink venue, known amongst some locals as “Booze Park”. More than half of the real-estate is dedicated to food and alcohol. The upper level is entirely food and alcohol, with loud music emanating late into the night and disturbing local residents (the only exception upstairs is the Box Park office). Box Park is the number one source of complaints to the SCA, for noise, rubbish and license violations. There is simply no other venue in Shoreditch that operates in remotely a similar manner.

Whilst a robust debate can be had over the reasons for the current state, we believe the Application is a good opportunity to reset the operations of this popular - yet chaotic - venue.

Planning

The applicant in the application, in private conversations and in the press has discussed changes in the physical layout and operations of the premises. We believe any such changes require planning permission. We are not aware of any pending application. Accordingly any new license would be premature. We urge the Licensing Committee to delay any hearing until planning issues have been appropriately addressed.

The Application

The Application itself is little more than a bare bones form, offered with minimal conditions. We believe every license granted in the last five years in Shoreditch contains significantly stricter conditions. We leave the more technical conditions (such as capacity, promotions, etc.) to the police and the Council's licensing, planning and public health officers. Our support for the Application is subject to our receipt, review and approval of those standard conditions.

The SCA's Conditional Support

We repeat that the SCA can support the Application, subject to (the foregoing and) the following simple conditions:

1. *All existing licenses are surrendered contemporaneous with the granting of the new license.* There is no other practical way to properly ensure compliance.
2. *No noise shall emanate from the property nor vibration be transmitted through the structure of the property.* The current standard of no noise "nuisance" has failed local residents miserably for more than five years. This simple condition removes all debate about an appropriate level and ambiguity regarding compliance. As part of the planned building works suitable noise installation should be installed. This condition must apply throughout the entire property, not just the licensed premises.
3. *All outdoor decks must be cleared by 9:00 p.m.* A large outdoor bar in the middle of a residential neighbourhood is inappropriate, and an expansion of existing licenses.
4. *Off-sales should be removed from the Application.* As written, the Application seeks to create one of the largest alcohol stores in the all of East London.
5. *All alcohol must be sold ancillary to a substantial meal.* This is in-line with almost all current conditions, and can easily be enforced by requiring proof of food purchase. No receipt, no alcohol. No food in front of you, no alcohol.

Objections

In the absence of agreement to these reasonable conditions, the SCA objects to the entirety of the Application. We believe absent appropriate conditions the Application will expand a venue already notorious for excessive alcohol consumption, violence and filth. We object for the following reasons:

1. The premises are located close to the Shoreditch Special Policy Area and Brick Lane SPA, and therefore should be rejected given the risks of undermining the SPA/saturation zones in the area.
2. This address is located next to some of London's busiest bars. The area surrounding the site is often an open-air club, with violence, vomiting, urination, defecation, drug use and unsociable conduct late into the night, presenting real safety and security issues. According to Hackney Public Health, the area surrounding Box Park already has an exceptionally high rate of alcohol-related ambulance pick-ups. Expanding an open-air drinking site will inevitably contribute to the cumulative impact.
3. The protection of children from harm is vital. Shoreditch is overwhelmed with inebriated and unsociable people due to the concentration of drinking establishments. Evenings attract violence, illicit acts and vile behaviour, and residents have their doors smashed, front doors urinated and defecated on, etc. Residents fear for the safety of their children – of which there are a significant number - who have to walk through this already overwhelmed gauntlet of revelry. The upper level of Box Park is already virtually a no-go area for a sensible family with children.

Conclusion

As noted above, we believe the Application represents a real opportunity to clean up the mess that is Box Park and thus we support the Application subject to the outlined conditions. In the absence of agreement to all of the above conditions we reluctantly oppose the Application.

If this application will be going to the Planning Sub-Committee a representative of the SCA would like to be advised of the date.

Sincerely

The Shoreditch Community Association

Mike Smith

From: [REDACTED]
Sent: 27 March 2017 17:44
To: Licensing
Subject: Application at Boxpark 2/10 Bethnal Green Road, E1 6GY

I write to object to this proposed licence to allow supply for on and off sales from 12:00 to 23:00 Monday to Saturday and from 12:00 to 20:30 Sunday for the following reasons:

1. The premises are located close to the Shoreditch Special Policy Area and Brick Lane SPA, and therefore should be rejected given the risks of undermining the SPA/saturation zones in the area.
2. There are many residential properties in the immediate vicinity of the venue. The noise from Boxpark has been a constant problem for local residents.
3. This address is near some of London's busiest bars. The area surrounding the site is often an open-air club, with violence, vomiting, urination, defecation, drug use and unsociable conduct late into the night, presenting real safety and security issues. Expanding an open-air drinking site will inevitably contribute to the cumulative impact.
4. The venue is in the middle of a zone that is saturated beyond breaking point with late-night drinking and party venues, attracting hordes of booze tourists every weekend causing intolerable noise, anti-social behaviour, littering and fouling of the streets. The last thing the area needs is an expanded alcohol license. There are already more than enough places in the immediate area to get a drink.
5. The protection of children from harm is vital. Shoreditch is overwhelmed with inebriated and unsociable people due to the concentration of drinking establishments, and the area surrounding Box Park is rapidly becoming a fundamentally unsafe area for families with children. I worry about the safety of my child on a daily basis.

Should a license be deemed suitable, I believe there should be reasonable restrictions related to: the surrender of existing licenses; no noise emanating from the property; no off sales; limits on the use of the outdoor areas; and alcohol continuing to be sold ancillary to a meal.

I wish to be advised of the date for the Sub-Committee meeting.

Thank you for your consideration.

[REDACTED]
[REDACTED] Bateman's Row, London EC2A [REDACTED]

(I do not consent to the release of any personally identifiable information.)

Mike Smith

From: [REDACTED]
Sent: 27 March 2017 16:11
To: Licensing
Subject: Application for Boypark, 2/10 Bethnal Green Road, London E1 6GY

[REDACTED]
[REDACTED] **Chance Street**
London E1 [REDACTED]

27th March 2017

Licensing Application For Boypark, 2/10 Bethnal Green Road E1 6GY

Dear Sirs,

We write to object to the above application on the basis that:

- * The proposed venue in question sits directly opposite our home where we have lived for the past 15 years.
- * We are concerned that this application will create one of the largest indoor/outdoor bars in East London in an area already saturated with late night venues that has minimal conditions to control the mania.
- * We are concerned that an increase of people to the area will bring with it exaggerated noise heightened by the uncontrolled lubrication of alcohol
- * We fear this increase of lubricated people to the area will also increase localised vandalism.
- * Recently myself and our neighbours on Chance Street and Whitby Street have been experiencing an increased amount of vandalism and graffiti to our properties. The gate next to my front door was kicked in on Saturday night leaving our rear door vulnerable and our home in danger of a break-in.
- * The outside of our building is regularly under graffiti attack by either spray paint, that needs to be professionally removed or with acid pens, that cannot be removed, resulting in the entire window being replaced, costing in the region of £3,000 as they are architecturally designed. Each time this happens, our house insurance increases.
- * Graffiti, if not acted on immediately attracts more vandalism to the area. My garage door was tagged last week, as was my neighbours.
- * My windows are constantly being spat at, vomited over and I regularly have drinks sprayed or even bottles thrown at them
- * I even caught a man urinating through the gap of my front door as he staggered drunk passed my house.

The application seeks a premises license to allow the supply for on and off alcohol sales from 12.00 to 23.00 Mon to Sat and from 12.00 to 20.30 Sun. As direct neighbours we feel that if granted, this license will ruin our life as we have literally nowhere else to go.

In our view, the application as submitted is simply not acceptable.

We have been residents in Shoreditch for over 20 years and we simply do not need yet another late night entertainment venue that serves alcohol in this area, there doesn't seem to be any respect for other people's property where alcohol is consumed, put in my position would you stand for this?

I thank you for taking the time to listen to our objection, please spare us any more grief.

Yours,

[Redacted signature]

Mike Smith

From: [REDACTED]
Sent: 26 March 2017 22:27
To: Licensing
Subject: Re: Application for Boxpark, 2/10 Bethnal Green Road, London E1 6GY

I write to object to this proposed licence to allow supply for on and off sales from 12:00 to 23:00 Mon to Sat and from 12:00 to 20:30 Sun for the following reasons:

1. The premises are located close to the Shoreditch Special Policy Area and Brick Lane SPA, and therefore should be rejected given the risks of undermining the SPA/saturation zones in the area.
2. There are many residential properties in the immediate vicinity of the venue.
3. This address is near some of London's busiest bars. The area surrounding the site is often an open-air club, with violence, vomiting, urination, defecation, drug use and unsociable conduct late into the night, presenting real safety and security issues. Expanding an open-air drinking site will inevitably contribute to the cumulative impact.
4. The venue is in the middle of a zone that is saturated beyond breaking point with late-night drinking and party venues, attracting hordes of booze tourists every weekend causing intolerable noise, anti-social behaviour, littering and fouling of the streets. The last thing the area needs is an expanded alcohol license.
5. The protection of children from harm is vital. Shoreditch is overwhelmed with inebriated and unsociable people due to the concentration of drinking establishments, and the area surrounding Box Park is rapidly becoming a fundamentally unsafe area for families with children.

Should a license be deemed suitable, I believe there should be reasonable restrictions related to: the surrender of existing licenses; no noise emanating from the property; no off sales; limits on the use of the outdoor areas; and alcohol continuing to be sold ancillary to a meal.

I wish to be advised of the date for the Sub-Committee meeting.

[REDACTED]
■ Bateman's Row
London EC2A [REDACTED]

(I do not consent to the release of any personally identifiable information.)

Mike Smith

From: [REDACTED]
Sent: 23 March 2017 22:40
To: Licensing
Subject: Application for Boxpark, 2/10 Bethnal Green Road, London E1 6GY

Dear Hackney Licensing -

I write to object to this proposed licence to allow supply for on and off sales [from 12:00 to 23:00 Mon](#) to Sat and [from 12:00 to 20:30 Sun](#) for the following reasons:

1. The premises are located close to the Shoreditch Special Policy Area and Brick Lane SPA, and therefore should be rejected given the risks of undermining the SPA/saturation zones in the area.
2. There are many residential properties in the immediate vicinity of the venue.
3. This address is near some of London's busiest bars. The area surrounding the site is often an open-air club, with violence, vomiting, urination, defecation, drug use and unsociable conduct late into the night, presenting real safety and security issues. Expanding an open-air drinking site will inevitably contribute to the cumulative impact.
4. The venue is in the middle of a zone that is saturated beyond breaking point with late-night drinking and party venues, attracting hordes of booze tourists every weekend causing intolerable noise, anti-social behaviour, littering and fouling of the streets. The last thing the area needs is an expanded alcohol license.
5. The protection of children from harm is vital. Shoreditch is overwhelmed with inebriated and unsociable people due to the concentration of drinking establishments, and the area surrounding Box Park is rapidly becoming a fundamentally unsafe area for families with children.

Should a license be deemed suitable, I believe there should be reasonable restrictions related to: the surrender of existing licenses; no noise emanating from the property; no off sales; limits on the use of the outdoor areas; and alcohol continuing to be sold ancillary to a meal.

I wish to be advised of the date for the Sub-Committee meeting.

Regards,

[REDACTED]
[REDACTED] Sclater Street, E1 6 [REDACTED]

(I do not consent to the release of any personally identifiable information.)

Sent from my device

Mike Smith

From: [REDACTED]
Sent: 22 March 2017 15:19
To: Licensing
Subject: OBJECTION Application for Boxpark, 2/10 Bethnal Green Road, London E1 6GY

To: Hackney Licensing (licensing@hackney.gov.uk)
Re: Application for Boxpark, 2/10 Bethnal Green Road, London E1 6GY

I write to object to this proposed licence to allow supply for on and off sales from 12:00 to 23:00 Mon to Sat and from 12:00 to 20:30 Sun for the following reasons:

1. The premises are located close to the Shoreditch Special Policy Area and Brick Lane SPA, and therefore should be rejected given the risks of undermining the SPA/saturation zones in the area.
2. There are many residential properties in the immediate vicinity of the venue.
3. This address is near some of London's busiest bars. The area surrounding the site is often an open-air club, with violence, vomiting, urination, defecation, drug use and unsociable conduct late into the night, presenting real safety and security issues. Expanding an open-air drinking site will inevitably contribute to the cumulative impact.
4. The venue is in the middle of a zone that is saturated beyond breaking point with late-night drinking and party venues, attracting hordes of booze tourists every weekend causing intolerable noise, anti-social behaviour, littering and fouling of the streets. The last thing the area needs is an expanded alcohol license.
5. The protection of children from harm is vital. Shoreditch is overwhelmed with inebriated and unsociable people due to the concentration of drinking establishments, and the area surrounding Box Park is rapidly becoming a fundamentally unsafe area for families with children.

Should a license be deemed suitable, I believe there should be reasonable restrictions related to: the surrender of existing licenses; no noise emanating from the property; no off sales; limits on the use of the outdoor areas; and alcohol continuing to be sold ancillary to a meal.

I wish to be advised of the date for the Sub-Committee meeting.

Please note, I live at 1 Hoxton Street, N1 6NL so am very close to the box park.

With thanks,

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

To: Hackney Licensing (licensing@hackney.gov.uk)

22nd March 2017

Re: Application for Boxpark, 2/10 Bethnal Green Road, London E1 6GY

I write to object to this proposed licence to allow supply for on and off sales from 12:00 to 23:00 Mon to Sat and from 12:00 to 20:30 Sun for the following reasons:

1. The premises are located close to the Shoreditch Special Policy Area and Brick Lane SPA, and therefore should be rejected given the risks of undermining the SPA/saturation zones in the area.
2. There are many residential properties in the immediate vicinity of the venue.
3. This address is near some of London's busiest bars. The area surrounding the site is often an open-air club, with violence, vomiting, urination, defecation, drug use and unsociable conduct late into the night, presenting real safety and security issues. Expanding an open-air drinking site will inevitably contribute to the cumulative impact.
4. The venue is in the middle of a zone that is saturated beyond breaking point with late-night drinking and party venues, attracting hordes of booze tourists every weekend causing intolerable noise, anti-social behaviour, littering and fouling of the streets. The last thing the area needs is an expanded alcohol license.
5. The protection of children from harm is vital. Shoreditch is overwhelmed with inebriated and unsociable people due to the concentration of drinking establishments, and the area surrounding Box Park is rapidly becoming a fundamentally unsafe area for families with children.

Should a license be deemed suitable, I believe there should be reasonable restrictions related to: the surrender of existing licenses; no noise emanating from the property; no off sales; limits on the use of the outdoor areas; and alcohol continuing to be sold ancillary to a meal.

I wish to be advised of the date for the Sub-Committee meeting.

[REDACTED]

[REDACTED]

[REDACTED] Shoreditch High Street, London, E1 [REDACTED]

(I do not consent to the release of any personally identifiable information.)

Mike Smith

From: [REDACTED]
Sent: 22 March 2017 09:32
To: Licensing
Subject: Application for Boxpark, 2/10 Bethnal Green Road, London E1 6GY

Dear Hackney Licensing,

I write to object to this proposed licence to allow supply for on and off sales from 12:00 to 23:00 Mon to Sat and from 12:00 to 20:30 Sun. As submitted the application is unacceptable, with the most minimal conditions. Box Park is a constant source of noise, booze, mayhem and disorder. I personally have observed people vomiting out front, large crowds gathered for events, and open flouting of license conditions. The landlord - who is now applying for this license - has washed his hands of all responsibility, preferring to either two the line of legal liability or simply pass the focus back to his tenants. This is a mess of the landlords's own creation, and they should not now be rewarded with a massive alcohol license for a big indoor/outdoor bar.

Specifically, I object for the following reasons:

1. The premises are located close to the Shoreditch Special Policy Area and Brick Lane SPA, and therefore should be rejected given the risks of undermining the SPA/saturation zones in the area.
2. There are many residential properties in the immediate vicinity of the venue.
3. This address is near some of London's busiest bars. The area surrounding the site is often an open-air club, with violence, vomiting, urination, defecation, drug use and unsociable conduct late into the night, presenting real safety and security issues. Expanding an open-air drinking site will inevitably contribute to the cumulative impact.
4. The venue is in the middle of a zone that is saturated beyond breaking point with late-night drinking and party venues, attracting hordes of booze tourists every weekend causing intolerable noise, anti-social behaviour, littering and fouling of the streets. The last thing the area needs is an expanded alcohol license.
5. The protection of children from harm is vital. Shoreditch is overwhelmed with inebriated and unsociable people due to the concentration of drinking establishments, and the area surrounding Box Park is rapidly becoming a fundamentally unsafe area for families with children.

Should a license be deemed suitable, I believe there should be reasonable restrictions related to: the surrender of existing licenses; no noise emanating from the property at all (this does not mean simply no "nuisance", but rather no noise from the whole of the property); no off sales; limits on the use of the outdoor areas; and alcohol continuing to be sold ancillary to a meal.

I wish to be advised of the date for the Sub-Committee meeting.

[REDACTED]
[REDACTED] Batemans Row, London EC2A [REDACTED]
(I do not consent to the release of any personally identifiable information.)

Mike Smith

From: [REDACTED]
Sent: 21 March 2017 15:04
To: Licensing
Cc: Shoreditch Community
Subject: Objection to application for Boxpark, 2/10 Bethnal Green Road, London E1 6GY

The application as submitted is simply not acceptable. It seeks to create one of the largest indoor/outdoor bars in east London, with minimal conditions to control what is an already relatively out of hand situation, and certainly one that is quite unpleasant to some residents. It's a boring story: a failed temporary retail concept that has become a semi-permanent liquor-led offering.

Despite my and other objection, should the council deem this kind of overarching license to be suitable and provide increased control, please ensure that reasonable restrictions are imposed related to: the surrender of existing licenses; no noise emanating from the property; no off sales; limits on the use of the outdoor areas; and alcohol continuing to be sold ancillary to a meal (despite the fact that the latter condition is regularly flouted, and I can point to at least three instances in the last year of being encouraged to buy a drink without food from three different operators).

I write to object to this proposed licence to allow supply for on and off sales from 12:00 to 23:00 Mon to Sat and from 12:00 to 20:30 Sun for the following reasons:

1. The premises are located close to the Shoreditch Special Policy Area and Brick Lane SPA, and therefore should be rejected given the risks of undermining the SPA/saturation zones in the area.
2. There are many residential properties in the immediate vicinity of the venue.
3. This address is near some of London's busiest bars. The area surrounding the site is often an open-air club, with violence, vomiting, urination, defecation, drug use and unsociable conduct late into the night, presenting real safety and security issues. Expanding an open-air drinking site will inevitably contribute to the cumulative impact.
4. The venue is in the middle of a zone that is saturated beyond breaking point with late-night drinking and party venues, attracting hordes of booze tourists every weekend causing intolerable noise, anti-social behaviour, littering and fouling of the streets. The last thing the area needs is an expanded alcohol license.
5. The protection of children from harm is vital. Shoreditch is overwhelmed with inebriated and unsociable people due to the concentration of drinking establishments, and the area surrounding Box Park is rapidly becoming a fundamentally unsafe area for families with children.

I wish to be advised of the date for the Sub-Committee meeting.

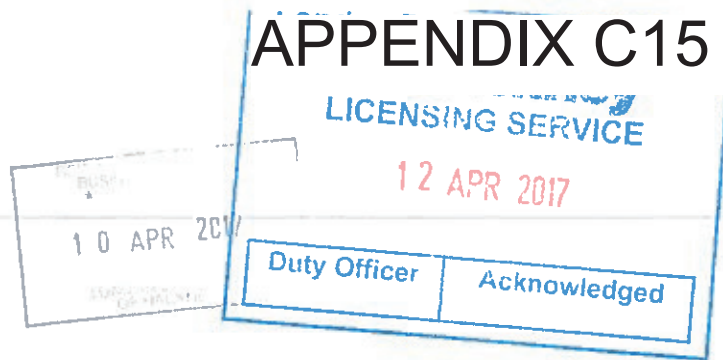
[REDACTED]
EC2A [REDACTED]

(I do not consent to the release of any personally identifiable information.)

APPENDIX C15

The Licensing Team

Hackney Council



Re : Application for a new premises license at Boxpark – 2/10 Bethnal Green Road London E1 6GY

LETTER OF OBJECTION

I refer to the above application that was submitted to the council on the 02nd of March 2017 and express my complete objection to this application .

The management team at Boxpark have proved to be unreliable and untrustworthy with less than honourable intentions and beliefs . The owners of Boxpark have ensured that their Managers on site do not communicate with the local residents and pay no heed when we complain about noise emanating from Boxpark. In fact , open correspondence shows that the Managers have been instructed not to have communication with the local residents directly nor to attend any meetings with the residents .

We were led to believe that ‘Boxpark’ was to be a high end fashion retail mall with a few catering outlets however since its inception in 2011. Boxpark has moved the goalposts and is now more food & drink led than retail with the entire first floor being used for the sale of alcohol . This has caused a lot of issues for the local population with noise issues and loud and drunken behaviour . It has also attracted quite a lot of thieves and other petty crimes to the area. Police records of the number of occasions wherein the police have been called to ‘Boxpark’ on account of theft and robbery will highlight this point . Most of the noise nuisance issues stems from the Thursday evenings and Sunday afternoons when Boxpark management exploit their public entertainment aspects of their license. Recent mail shots show DJ’s and bands performing with FREE alcoholic drinks being given to those who attend . We know that they have been diverting the blame on to their tenants to avoid responsibility . Please see attached .

At present, the licensing arrangements at Boxpark are convoluted but nevertheless if enforced these licenses could be quite meaningful in that for most of the units operating there, alcohol can only be served as ancillary to food. In the course of 2013/4 the tenants at Boxpark were finding it difficult to pay rents and the owners of Boxpark encouraged the tenants to have mobile bars positioned just outside of each unit inevitably encouraging them to breach the licensing conditions that most of the units have . This led to numerous visits by the Council Licensing enforcement team which saw quite a few prosecutions and warnings being given to individual tenants .

Despite this, breaches of the licensing conditions of almost all of the individual trader licences in Boxpark still continues with the consent and/or implied approval of Boxpark management .

The biggest problem is that Boxpark management team cannot be trusted to do what they undertake and seemingly they have no regard to the amenities of the local residents and for their peaceful and quiet enjoyment of the area and their respective homes.

Allowing this application to be approved would increase the problems that we have in this end of Shoreditch . It will encourage more loud, drunken and unruly behaviour in an area that we need to preserve and protect in the interests of the residents and traders .

Boxpark was to be a temporary feature with a planning permission that was meant to only last for 5 years terminating in May 2016 however they seem to be carrying on indefinitely . Any argument that this is just a temporary feature and therefore it must not be given too much significance is not an acceptable argument as we must consider the possibility of Boxpark continuing for a lot longer to the detriment of our amenities .

Inevitably it turns Boxpark into one very large ' pub' holding in excess of 500 persons . At closing time, these 500 persons are to be let out on to the streets of Shoreditch having been drinking for most of the night . This in itself will cause policing issues and a nuisance .

Boxpark will say that the problem that the local authorities have had with Boxpark is because of the tenants and the fact that there are individual and specific licenses that are difficult to control and monitor as ownership changes rather frequently . We say that the problem is not the tenants but Boxpark management itself for the following reasons :

- (a) They have disallowed their site Managers to engage in meaningful discourse with the local residents .
- (b) The main source of noise nuisance and public disorder emanated from their Thursday and Sunday events organised by Boxpark itself
- (c) They have repeatedly failed to control the volume of music emanating from their events on Thursdays and Sundays and also their tenant ' Arnie's at Units 44 & 45 who places a large speaker outside of his unit blasting music till 11pm
- (d) The owner of Boxpark has historically encouraged the tenants to place mobile bars in front of their units .
- (e) The owners of Boxpark are intent on creating a cool, hip, urban feel to Boxpark and that is their selling pitch in order to re produce more Boxparks in England . With that intent in mind they will not control or be able to control the activities of what will be allowed should this application be allowed .

It is better to maintain the existing operator Premises licences as they are nearly all subject to a condition that requires alcohol to be supplied/sold as ancillary to substantial refreshment . This is more acceptable and much easier to control . However, many of these licenses must be looked again as they all allow alcohol to be sold on and off the premises which inevitably allows for alcohol to be taken out on to the decked areas and elsewhere on the streets of Shoreditch . Some of the alcohol licences are also obsolete and do not apply to the operation of the business that's there at present for instance Units 48 & 49 operating under the heading of ' Arnie's ' which requires that alcohol is ancillary to the main business of salads and sandwiches but the main business at present besides operating as a pub is a kebab operation .

We must abide by the 4 licensing objectives – prevention of crime and disorder, public safety , prevention of public nuisance and protection of children from harm .

The conceptual thought behind pop ups and street fests such as Boxpark must be thought through again as it does have an impact of the local economy and takes away business and income from the main stayers operating in and around the area . When Boxpark does eventually go , it will no doubt create a vacuum that will permeate through the whole Shoreditch .

Please see mail shots attached of Boxpark's Thursday events wherein they exploit their public entertainment license to the detriment of our amenities .

Please do not grant this application as it would cause significant problems to the local residents even more than we are experiencing at present .

We sincerely ask the council and all the relevant authorities and councillors to hear our voices and the problems that we already face .

[REDACTED]

[REDACTED]

[REDACTED] Redchurch street

London E2 [REDACTED]

TONIGHT: LAST PARTY OF 2016 & XMAS GIFT WRAPPING @BOXPARK!

22 December 2016 | 08:06 | 35 KB

From:

BOXPARK Shoreditch <boxpark@boxpark.co.uk>

To:

Unsubscribe | Always load external images from BXPARK Shoreditch <boxpark@boxpark.co.uk>

BOXPARK



TONIGHT: FIX LDN BLOC PARTY PT. 3

FIX LDN are back for an Christmas/ end of year party with their infamous blend of '90's Hip Hop and R&B, house party style!

This time Jägermeister will be present, mixing up an array of festive-themed cocktails ready to start your Christmas celebrations early.

[Click Here for info.](#)

TOMORROW: WRAPPER SNAPPER GIFT WRAPPING

Have you managed to wrap up the Christmas presents before the long queues to see your out-of-town relatives over the Christmas period? We've got you covered.

Wanna be Wrapper Snapper? We've got you covered for the day after the Party.
2. Gift Wrapping

TONIGHT: FREE PARTY! WAVES PARTY, FOCAL POINT LIVE & MORE @BOXPARK

12 January 2017 | 11:25 | 52 KB

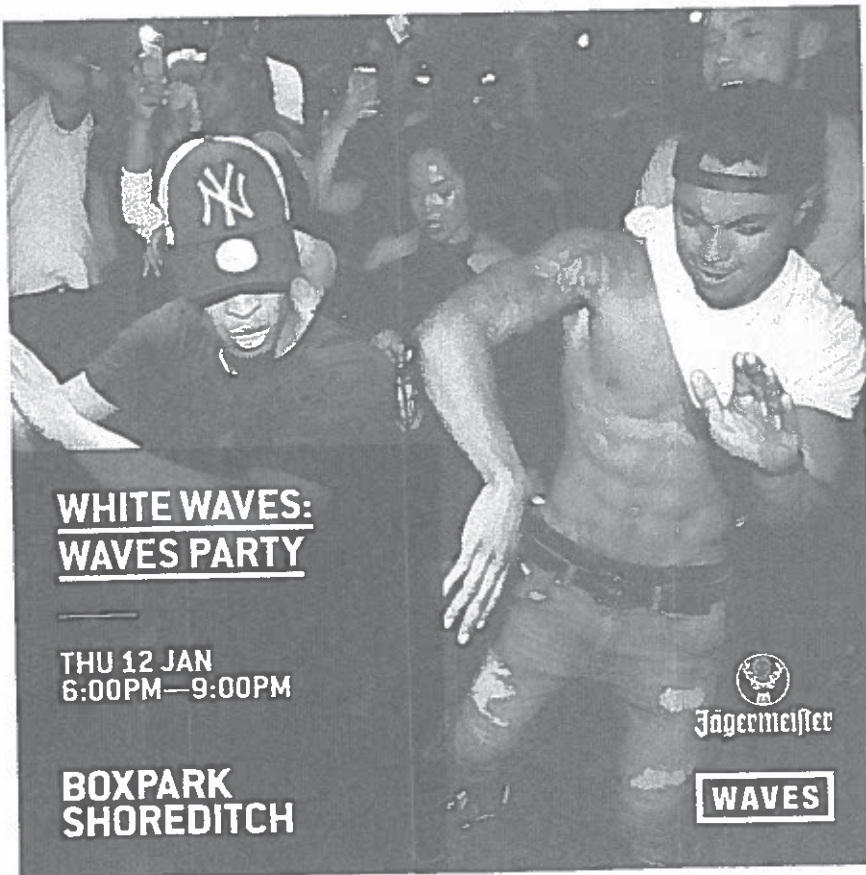
From:

BOXPARK Shoreditch <boxpark@boxpark.co.uk>

To:

Unsubscribe | Always load external images from BXPARK Shoreditch <boxpark@boxpark.co.uk>

BOXPARK



TONIGHT: WHITE WAVES PRESENTS: WAVES PARTY

Waves Party is London's exclusive one of a kind party nights featuring some of the freshest DJ talents, blending the very best in Hip Hop, R&B, Trap, Game & Dancehall!

DJ'ing on the night will be Donch, DamnShaq, DJ Pharaoh G & Kyle Shyne!

There'll also be complimentary Jägermeister cocktails being handed out too!

This is due to be a lively night!

[Click Here for more info.](#)

SUN 15TH JAN - ACOUSTIC AFTERNOON

Head down from 1pm till 5 in Jay for Acoustic Afternoon!

Acoustic vibes and good music, head on down for some good times with Acoustic Live

[Click Here for more info.](#)

TONIGHT: FREE PARTY! #FRESHISLAND2017 , #BLACKFRIDAY & MORE @BOXPARK!

24 November 2016 | 08:07 | 50 KB

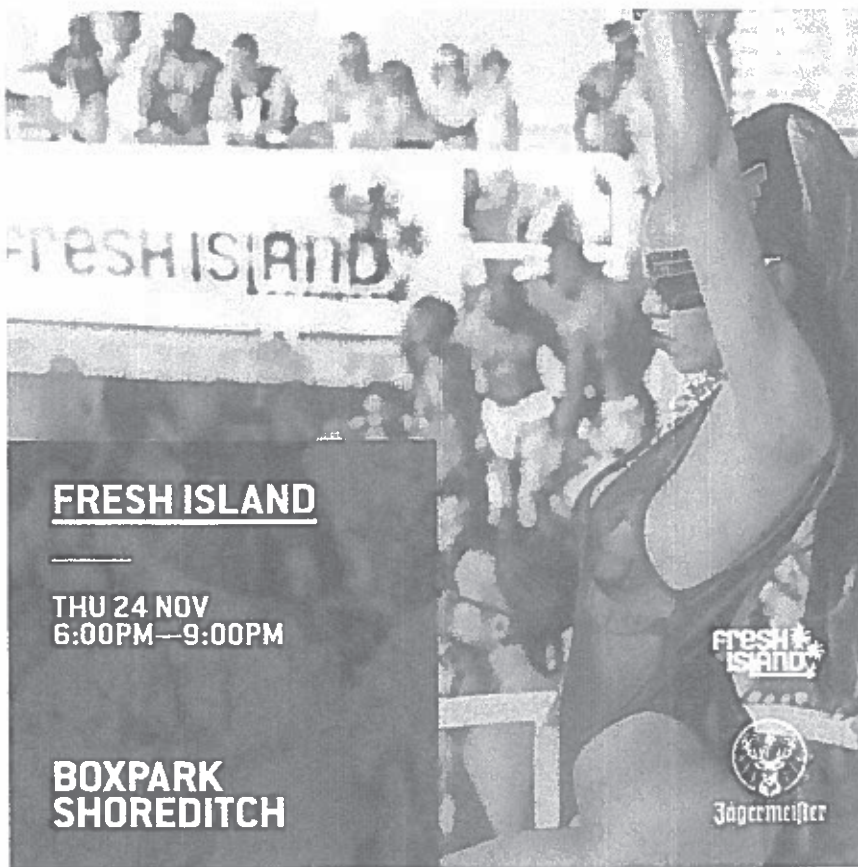
From:

BOXPARK Shoreditch <boxpark@boxpark.co.uk>

To:

Unsubscribe | Always load external images from BXPARK Shoreditch <boxpark@boxpark.co.uk>

BOXPARK



TONIGHT: FRESH ISLAND 2017

Launched in 2012, Fresh Island is Europe's biggest and most well-respected hip-hop and urban music festival.

They'll be down in BXPARK Shoreditch with their own resident DJ's plus Shorebitch, Faded & Applebum DJ's playing all the bangers! There will also be complimentary Jägermeister cocktails on offer too!

[Click Here for more info](#)

FRI 25TH NOV - BLACK FRIDAY @BOXPARK

Friday, 25th November 2016 sees the return of 'Black Friday', the day where a majority of retailers across the country make BIG price reductions on their products!

Here at BXPARK Shoreditch a handful of our retailers here have got involved.

The regulatory position is complicated by the fact that Boxpark straddles the border with Tower Hamlets. Hackney acts as the licensing authority. This is sensible as the majority of the Boxpark lies within the borough. At the same time there are now two distinct licensing policies in place. The majority of Boxpark, including all the individual licensed 'boxes', comes under Hackney's policy. It is close to but slightly outside the Shoreditch SPA and the cumulative impact of the Boxpark and other local venues therefore needs to be considered under LP14 of the statement of licensing policy. The remainder of the Boxpark lies within the geographic area designated by Tower Hamlets as the Brick Lane CIZ and therefore needs to be considered under that policy, ie in a very similar way to premises within the SPA.

As regards planning, the only existing planning permission appears to be granted by Hackney and covers the majority of the site, including three of the first floor decked areas. This authorises 55 'boxes' to be used for B1 (office), A1 (shop) and A3 (restaurant) use, with at most 16 of the 'boxes' to be used for A3 purposes at any one time. In fact at least 22 of the 'boxes' are currently in A3 use. No planning permission is in place from Tower Hamlets and it therefore seems that the remaining first floor decked area and the 'green square' to the east with a concert stage built on it are outwith any planning permission.

I appreciate that although Boxpark operates as effectively a single venue, alcohol licenses are held by individual operators of the boxes. Replacing this multiplicity of licenses by a single licence, held by Boxpark itself and aligned with the planning permissions in place, would in principle be an improvement. Among other things it would be an opportunity to align the conditions attached to the alcohol licenses and enable them to be enforced more easily.

While at first sight the application may offer some steps towards this goal, there are concerns that, unless the following safeguards are incorporated, a licence on the terms that appear to be being sought would in practice complicate matters and add to the cumulative impact on the neighbourhood. In conjunction with Jago Action Group, I support the following safeguards:

- The first required safeguard is that any new licence for Boxpark itself to manage outdoor areas should replace and not be additional to those existing licenses that cover outdoor areas. Otherwise any new licence would add to complexity and make enforcement harder not easier. It seems this may be what the applicant intends.
- Second, under any new licence all alcohol sales within the Boxpark should continue to be from existing licensed premises (i.e. from within a maximum of 16 'boxes') under their existing license conditions (which in most cases are that the alcohol must accompany a substantial meal). I would not support Boxpark adding additional bars under any new license, as that would unavoidably add to the cumulative impact on the

Mike Smith


From: [REDACTED]
Sent: 29 March 2017 22:10
To: Licensing
Subject: Licensing Act 2003: 2/10 Bethnal Green Road E1 6GY
Attachments: Boozepark objection 2017.pdf

Hi,

Please find attached a letter objecting, on behalf of the Jago Action Group, to the application by Boxpark Ltd for a premises licence to allow supply for on and off sales from 12:00 to 23:00 Mon to Sat and from 12:00 to 20.30 pm Sunday.

kind regards,

[REDACTED]
[REDACTED]
[REDACTED]



3 Boxpark

3.1 Concept
Boxpark is a revolutionary new retail concept, the world's first contemporary pop-up retail mall designed to provide small-scale, flexible shop units – "Boxshops" – created from recycled metal shipping containers.
Boxpark was specifically conceived as a way of delivering temporary (or meanwhile) uses on "brownfield" or under-utilised sites pending permanent redevelopment in order to deliver short to medium term employment opportunities for the local community as well as environmental improvements to act as a catalyst for further (early) investment in an area to compliment the urban landscape.
The principal of Boxpark – Roger Wade – is the founder and ex-owner of the Original Streetwear brand, 'Boxfresh'.
The Boxpark concept has been developed as a result of Roger's brand and retailing experience and understanding of consumer trends. Fundamentally, this understanding of brands has led to a unique platform where retailers will not be drawn into lengthy complicated leases, therefore creating affordable space to occupants of Boxpark. The concept of using containers for accommodation has already been successfully piloted in London in projects such as Trinity Buoy Wharf and also the short term Puma pop-up shop.

Boxpark is in the early stages of rolling out a series of projects across the UK; however, 'Boxpark Shoreditch' will be the first UK site and the group's flagship operation.
The Bishopsate Goods Yard site was specifically identified by Boxpark due to the opportunity of temporary uses pending re-development but also due to its location in Shoreditch (and close to Bethnal Green, Brick Lane and Spitalfield's Market) which has developed as one of London's main centres for fashion and the creative arts.
Boxpark Shoreditch is primarily aimed at fashion / clothing occupiers; however, there will also be opportunities for creative industry outlets for example art exhibitions from local artists and showcases of local fashion talent. Boxpark Shoreditch is also proposing to offer a small number of units to community based initiatives, for example, supporting creative business in the local area.
Boxpark Shoreditch will include a couple of unique eateries/coffee shops servicing the local community and adding to the vibrancy of the retail mix of Boxpark Shoreditch. However, there will be no licenced premises within the development.

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██████████
██████████
██████████ **Chance Street**
██████████
██████████ **7JB**

Licensing Service
London Borough of Hackney
1 Hillman Street
London
E8 1DY
(by e-mail only)

29 March 2017

Dear Sirs,

Licensing Act 2003: Boxpark 2/10 Bethnal Green Road London E1 6GY

I write on behalf of the Jago Action Group (JAG) to oppose the licence application made recently by Boxpark Ltd for a new licence, on grounds of cumulative public nuisance, crime and disorder as well as the protection of children, unless important safeguards are incorporated. Granting such a license would be contrary to the Council's Statement of Licensing Policy, especially paragraph 34 and LP14. The policy adopted by the neighbouring borough, Tower Hamlets, is also relevant as this venue straddles the boundary.

JAG is the residents' and tenants' association representing people living and working to the north and east of these premises.

The latest application appears to be in many ways the same as that made by the same applicant in April 2015 and rejected by the licensing sub-committee on 9 June 2015.

Context

Boxpark – now often known locally as boozepark - originally received planning permission only on the basis of an explicit and unqualified assurance to local residents and to the Borough, as the planning authority, that there would be no licensed premises in the development. (See the final sentence of page 14 of the original Design and Access statement submitted to the planning authority, attached.) Yet it has increasingly become, especially on the upper floor, a complex of linked drinking venues.

We are aware that many of the licensees within the premises have been in breach of their licence conditions. We are also aware that the Boxpark itself – ie the applicants on this occasion – are in breach of their planning conditions,

which limit the number of restaurants (ie A3 use) on site. They also appear to have no planning permission at all for the eastern end of their site, across the boundary with Tower Hamlets but covered by this licence application. In the experience of many of our members, and other residents, the complex as a whole has a 'non-compliance' culture.

Cumulative impact

You are of course aware of the evidence base collected as part of the Borough's consultation on licensing issues. No doubt you are also aware of the evidence base assembled by Tower Hamlets before they declared the Brick Lane Cumulative Impact Zone (CIZ) - in effect very similar to the Shoreditch SPA - which includes the eastern wing of this site.

In brief, the result of the excesses of the night-time economy is that we suffer from:

- Excessive noise, both from groups of drinkers and from those establishments, including Boxpark, that play loud music (notwithstanding their entertainment licence conditions);
- Public nuisance and petty crime including public urinating, vomiting, and littering;
- Aggressive behaviour;
- Drug taking and dealing.

Those neighbours who have children are naturally concerned about the effect on them.

Within the local area Boxpark is, in the experience of local residents, the main source of the problems listed above. We also understand that, according to Hackney Public Health, the area surrounding Boxpark already has an exceptionally high rate of alcohol-related ambulance pick-ups.

Licensing and planning

The regulatory position is complicated by the fact that Boxpark straddles the border with Tower Hamlets.

Our understanding is that Hackney acts as the licensing authority. This is sensible as the majority of the Boxpark lies within the borough. At the same time there are now two distinct licensing policies in place. The majority of Boxpark, including all the individual licensed 'boxes', comes under Hackney's policy. It is close to but slightly outside the Shoreditch SPA and the cumulative impact of the Boxpark and other local venues therefore needs to be considered under LP14 of the statement of licensing policy. The remainder of the Boxpark lies within the geographic area designated by Tower Hamlets as the brick lane CIZ and therefore needs to be considered under that policy, ie in a very similar way to premises within the SPA.

As regards planning, the only existing planning permission appears to be granted by Hackney and covers the majority of the site, including three of the first floor decked areas. This authorises 55 'boxes' to be used for B1 (office), A1 (shop) and A3 (restaurant) use, with at most 16 of the 'boxes' to be used for A3 purposes at any one time. In fact at least 22 of the 'boxes' are currently in A3 use. No planning permission is in place from Tower Hamlets and it therefore seems that the remaining first floor decked area and the 'green square' to the east with a concert stage built on it are outwith any planning permission.

Contact with the applicant

On behalf of the JAG, I have met with the applicant.

Required safeguards

We appreciate that although Boxpark operates as effectively a single venue, alcohol licenses are held by individual operators of the boxes. Replacing this multiplicity of licenses by a single licence, held by Boxpark itself and aligned with the planning permissions in place, would in principle be an improvement. Among other things it would be an opportunity to align the conditions attached to the alcohol licenses and enable them to be enforced more easily.

While at first sight the application may offer some steps towards this goal, we are concerned that, unless the following safeguards are incorporated, a licence on the terms that appear to be being sought would in practice complicate matters and add to the cumulative impact on the neighbourhood.

The first required safeguard is that any new licence for Boxpark itself to manage outdoor areas should replace and not be additional to those existing licenses that cover outdoor areas. Otherwise any new licence would add to complexity and make enforcement harder not easier. It seems this may be what the applicant intends.

Second, under any new licence all alcohol sales within the Boxpark should continue to be from existing licensed premises (i.e. from within a maximum of 16 'boxes') under their existing license conditions (which in most cases are that the alcohol must accompany a substantial meal). We would not support Boxpark adding additional bars under any new license, as that would unavoidably add to the cumulative impact on the neighbourhood.

Third, any new license should incorporate a clear condition that the supply of alcohol should be ancillary to the consumption of a substantial meal. If Boxpark operated as a genuinely food-led 'urban street food' site as some recent press reports suggest, that would be an improvement on an alcohol-led culture.

Fourth, no off-sales should be permitted. The prospect of a large semi-outdoor bar is bad enough. Supplying alcohol to be taken off site into the surrounding neighbourhood is worse.

Fifth, outdoor drinking on-site should be limited to the two central decking areas on the upper level, not extend to the other decking areas at either end of the site or to the 'green square' at ground level to the east. The central areas are opposite the commercial Tea-building not residential property.

Sixth - and this is the most important point - any new licence should incorporate a clear, firm and enforceable 'no noise' obligation on the whole site. Noise, especially recorded and live music and screaming and shouting by often inebriated groups of people is the single biggest problem for the neighbourhood. Boxpark is inherently unsuited to be a noisy venue as it is constructed of metal shipping containers that vibrate with noise and outdoor areas shielded at most by plastic sheeting; and it sits in front of the curve of the Overground that acts like an amphitheatre, amplifying and projecting the noise across the neighbourhood. The existing 'noise nuisance' condition has proved ineffective and unenforceable. Any significant change in the licensing arrangements for the premises should create the opportunity to ensure Boxpark may be seen but is never heard.

Conclusion

Please don't hesitate to get in touch if any of this requires clarification.

Yours faithfully,





Mike Smith

From: [REDACTED]
Sent: 22 March 2017 09:43
To: Licensing
Subject: Box Park Bethnal Green Road - License request

Dear Licensing

As a resident of the Shoreditch Special Policy area, I am very concerned by this application given its close proximity to the SPA and therefore its cumulative impact

To grant this application would weaken both of the nearby special policy areas

Off sales of alcohol, spread the problem of street drinking away from this very large venue.

If this is now to be treated as "One Venue" which is up on the first floor with only 2 staircases as exits. Does it meet the Health and Safety requirement for fire exits ?

There are many residential properties in the immediate vicinity of the venue.

This address is near some of London's busiest bars. The area surrounding the site is often an open-air club, with violence, vomiting, urination, defecation, drug use and unsociable conduct late into the night, presenting real safety and security issues. Expanding an open-air drinking site will inevitably contribute to the cumulative impact.

The venue is in the middle of a zone that is saturated beyond breaking point with late-night drinking and party venues, attracting hordes of booze tourists every weekend causing intolerable noise, anti-social behaviour, littering and fouling of the streets. The last thing the area needs is an expanded alcohol license.

The protection of children from harm is vital. Shoreditch is overwhelmed with inebriated and unsociable people due to the concentration of drinking establishments, and the area surrounding Box Park is rapidly becoming a fundamentally unsafe area for families with children.

Should a license be deemed suitable, I believe there should be reasonable restrictions related to: the surrender of existing licenses; no noise emanating from the property; no off sales; limits on the use of the outdoor areas; and alcohol continuing to be sold ancillary to a meal.

I wish to be advised of the date for the Sub-Committee meeting.

[REDACTED]
[REDACTED] Charlotte Road, London EC2a [REDACTED]
(I do not consent to the release of any personally identifiable information.)

Mike Smith

From: [REDACTED]
Sent: 31 March 2017 16:44
To: Licensing
Subject: Re: Box Park license

To: Hackney Licensing (licensing@hackney.gov.uk)
Re: Application for Boxpark, 2/10 Bethnal Green Road, London E1 6GY

I write to object to this proposed licence to allow supply for on and off sales from 12:00 to 23:00 Mon to Sat and from 12:00 to 20:30 Sun for the following reasons:

The premises are located close to the Shoreditch Special Policy Area and Brick Lane SPA, and therefore should be rejected given the risks of undermining the SPA/saturation zones in the area.

Extending licensing for Box Park will increase local crime, personal theft of bags, vandalism to cars and property, impromptu night time nitrous oxide parties in parked cars and on the street. Increase the incidents of arguments, fights and general disturbance to local residents including drug and alcohol abuse. These are some of the things we experience at the moment.

The incidents of drug taking and the activities associated with it i.e. dealing, increased petty theft abandoned drug equipment i.e. syringes and finding quiet corners to take the drugs are things we witness most weekends. The present policing of this area is limited and must be under extreme pressure from Thursday to Sunday. It cannot cope.

The absence of gates on the local council estate ensures that the area the crime takes place is architecturally built in. Frequently courtyards and doorways are used as public toilets. Local residents are already subjected to these disgusting and disturbing incidents and this will just increase.

This address is near some of London's busiest bars. The area surrounding the site is often an open-air club, with violence, vomiting, urination, defecation, drug use and unsociable conduct late into the night, presenting real safety and security issues. Expanding an open-air drinking site will inevitably contribute to the cumulative impact.

The venue is in the middle of a zone that is saturated beyond breaking point with late-night drinking and party venues, attracting hordes of booze tourists every weekend causing intolerable noise, anti-social behaviour, littering and fouling of the streets. The last thing the area needs is an expanded alcohol license.

The protection of children from harm is vital. Shoreditch is overwhelmed with inebriated and unsociable people due to the concentration of drinking establishments, and the area surrounding Box Park is rapidly becoming a fundamentally unsafe area for families with children.

A license for this open air site is not suitable.

I wish to be advised of the date for the Sub-Committee meeting.

[REDACTED]
[REDACTED] Wargrave House, Navarre Street, London E2 [REDACTED]
(I do not consent to the release of any personally identifiable information.)

Mike Smith

From: [REDACTED]
Sent: 31 March 2017 15:55
To: Licensing
Subject: Re: Box Park extended license

To: Hackney Licensing (licensing@hackney.gov.uk)
Re: Application for Boxpark, 2/10 Bethnal Green Road, London E1 6GY

I write to object to this proposed licence to allow supply for on and off sales from 12:00 to 23:00 Mon to Sat and from 12:00 to 20:30 Sun for the following reasons:

Box Park is located close to the Shoreditch Special Policy Area and Brick Lane SPA, and therefore should be rejected given the risks of undermining the SPA/saturation zones in the area. The consequences of increasing the amount of Alcohol Licences in an area already over-loaded is an increase in the "economy" of crime, drug dealing, muggings, violent, unruly and abusive behaviour. The area is really beginning to suffer I do not think it is any coincidence that these venues are all discreetly located on the edge of Hackney where policing and monitoring can be blurred in to either Tower Hamlets and the City of London also causing less disturbance to the centre of Hackney.

As a resident of Tower Hamlets I can state that Hackneys Licensing Policy and the promotion of the night - time economy over the past 15 years has had a detrimental impact on the Boundary Estate and surrounding area. There are many residential properties in the immediate vicinity of the venue with families and vulnerable residents who frequently must tolerate local street crime like vandalism, bag thefts, open drug dealing, noisy, drunken and sometimes abusive behaviour. There is also debris and personal items from thefts, discarded alcohol containers, broken bottles, syringes and other drug paraphernalia. It also stretches the already limited police and emergency-services; this in turn depletes services from other parts of Hackney and Tower Hamlets. Policing in the area is already insufficient to deal with the increasing issues related to late licences. There is too much concentrated in one area no further licences should be issued.

The venue is in the middle of a zone that is saturated beyond breaking point with late-night drinking and party venues, attracting hordes of booze tourists every weekend causing intolerable noise, anti-social behaviour, littering and fouling of the streets. The last thing the area needs is an expanded alcohol license. Arnold Circus is often strewn with debris from alcohol and drugs as a result of people being drawn to the area by the late licences.

This address is already concentrated with some of London's busiest bars. The area surrounding the site is often an open-air club, with violence, vomiting, urination, defecation, drug use and unsociable conduct late into the night, presenting real safety and security issues. By the morning it resembles an open sewer. Expanding an open-air drinking site will inevitably contribute to the cumulative impact. Its location near busy Shoreditch High Street Station puts passengers at risk and is reminiscent of the bad days of Kings Cross Station.

The protection of children from harm is vital. Shoreditch is overwhelmed with inebriated and unsociable people mainly from Wednesdays to Sundays due to the concentration of drinking establishments, open drug dealing and the area surrounding Box Park is rapidly becoming a fundamentally unsafe area for families with children.

Should a license be deemed suitable, I believe there should be reasonable restrictions related to: the surrender of existing licenses; no noise emanating from the property; no off sales; limits on the use of the outdoor areas; and alcohol continuing to be sold ancillary to a meal.

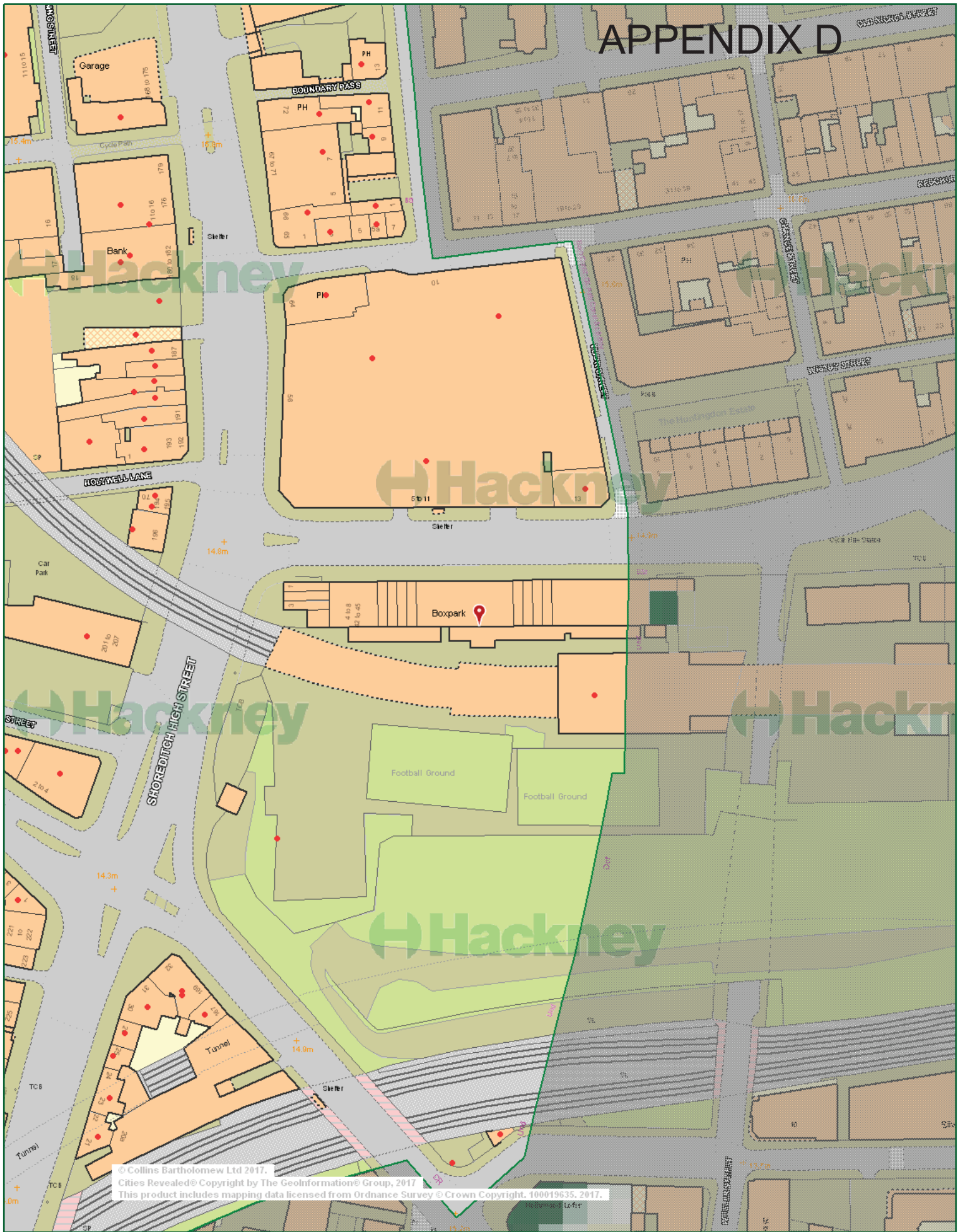
I wish to be advised of the date for the Sub-Committee meeting.

██████████ |

██████ Wargrave House, London ██████████

(I do not consent to the release of any personally identifiable information.)

APPENDIX D



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Boxpark, 2-10 Bethnal Green Road, E1 6GY

Scale 1/1250

at A4



Page 8



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Noise impact assessment
BOXPARK Shoreditch
2-10 Bethnal Green Road, London E1 6GY

Prepared by: Richard Vivian, Principal Consultant at Big Sky Acoustics Ltd
On behalf of: BOXPARK Ltd
Document Ref: 17050720
Date: 31st May 2017

Big Sky Acoustics document control sheet

Project title:	Noise impact assessment BOXPARK Shoreditch 2-10 Bethnal Green Road, London E1 6GY
Technical report number:	17050720
Survey date:	Wednesday 31 st May 2017
Submitted to:	Mr Marcus Lavell Barrister, Gregg Latchams Limited 7 Queen Square Bristol BS1 4JE acting on behalf of BOXPARK Ltd
Submitted by:	Big Sky Acoustics Ltd 46 Frenze Road Diss IP22 4PA 020 7617 7069 info@bigskyacoustics.co.uk
Prepared by:	Richard Vivian BEng(Hons) MIET MIOA MAES MIOL Principal Acoustic Consultant

Document status and approval schedule

Revision	Description	Date	Approved
0	Approved for issue	02/06/2017	RV

DISCLAIMER

This report was completed by Big Sky Acoustics Ltd on the basis of a defined programme of work and terms and conditions agreed with the Client. The report has been prepared with all reasonable skill, care and diligence within the terms of the contract with the Client and taking into account the project objectives, the agreed scope of works, prevailing site conditions and the degree of manpower and resources allocated to the project. Big Sky Acoustics Ltd accepts no responsibility whatsoever, following the issue of the report, for any matters arising outside the agreed scope of the works. This report is issued in confidence to the Client and Big Sky Acoustics Ltd has no responsibility of whatsoever nature to third parties to whom this report or any part thereof is made known. Any such party relies upon the report at their own risk. Unless specifically assigned or transferred within the terms of the agreement, Big Sky Acoustics Ltd retains all copyright and other intellectual property rights, on and over the report and its contents.

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Executive summary

An assessment of the impact of noise from the operation of an existing retail and food mall at Bethnal Green Road has been carried out. The purpose of the site visit and testing was to verify the sound system design, limiter configuration and other controls are in place to minimise noise breakout.

The remodelled site include upgraded physical containment of the end terraces and sliding doors to enclose the middle dining areas.

The sound systems are controlled and limited to a maximum level. At maximum level it was not possible to detect or measure noise at the façades of residential properties.

Given this location, revised style of operation, sound system limiter controls, and upgrading of the building envelope to provide additional acoustic screening, it is my professional opinion that the operation will not result in a public nuisance due to amplified music routed through a limiter and would not lead to an increase average noise levels in the area.

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1.0 Qualifications and experience

- 1.1 My name is Richard Vivian. I am a Director and the Principal Acoustic Consultant at Big Sky Acoustics Ltd. Big Sky Acoustics Ltd is an independent acoustic consultancy that is engaged by local authorities, private companies, public companies and individuals to provide advice on the assessment and control of noise.
- 1.2 I have a Bachelor of Engineering Degree with Honours from Kingston University, I am a Member of the Institution of Engineering & Technology, the Institute of Acoustics, the Audio Engineering Society and the Institute of Licensing.
- 1.3 I have over twenty-five years of experience in the acoustics industry and have been involved in precision acoustic measurement and assessment throughout my career. My professional experience has included the assessment of noise in connection with planning, licensing and environmental protection relating to sites throughout the UK.

2.0 Introduction

- 2.1 Big Sky Acoustics Ltd was instructed by Mr Marcus Lavell, acting on behalf of BOXPARK Ltd, to carry out an assessment of the noise arising from the use of 2-10 Bethnal Green Road.
- 2.2 This report was prepared following a site visit and testing of the sound systems in-situ on a Wednesday evening between 18:30hrs and 21:30hrs. A weekday survey was specifically chosen as indicative of quieter noise levels: there is increased pedestrian and vehicle activity associated with the late night economy in this area at the weekend.
- 2.3 Noise was monitored at ground floor level of the façades of residential properties on Bethnal Green Road, Chance Road, and Holywell Lane. Inspection and testing of the sound system controls, and limiters, was carried out. Testing then proceeded to checking sound propagation from the site with the sound system, in all zones, operating at maximum level. The noise measurement data gathered during the survey is simplified and summarised in Appendix C of this report.
- 2.4 A glossary of acoustical terms used in this report is provided in Appendix A.
- 2.5 All sound pressure levels in this report are given in dB re: 20µPa.

3.0 Description of the operation

- 3.1 BOXPARK consist of retail units (at ground floor) and a restaurant with multiple food retailers at first floor (with a few food outlets also at ground floor). The Shoreditch site was the first operation and now a second BOXPARK has opened in Croydon using the same concept of constructing the site out of recycled shipping containers.
- 3.2 Customers purchase food from their chosen outlet and then either eat at the unit or in the communal dining areas. Some customers take food away from the site. There are open air terraces to the east and west of the site, and two enclosed dining spaces in the centre of the site, all at first floor level.
- 3.3 Currently all food and beverage (F&B) provision at BOXPARK is by way of various independent operators; tenants renting unit space from BOXPARK. Each of the F&B tenants has a different Premises Licence with different conditions. Some tenants

have to sell alcohol as an ancillary to a full meal, some can sell alcohol with any amount of food, and some can sell alcohol on its own.

- 3.4 As the landlord of the site, BOXPARK provide facilities management services and hold events to promote the site to the public. The proposal would see BOXPARK transition from being a landlord to actively providing licensed activities at the site.
- 3.5 As part of the change in BOXPARK's role, promoted events would no longer be held. Rather, BOXPARK will provide musical entertainment for those customers attending the site for food and drink. Volume levels of the entertainment will be well below those present at previously promoted events, with all music amplification running through a tamper-proof sound limiter.
- 3.6 BOXPARK have obtained control of three Premises Licences, applying to three separate areas of the site, that allow alcohol to be sold with varying levels of restriction. These licences will be surrendered and the units they relate to will be incorporated into the terrace area so as to allow zoning of different activities. Through this, BOXPARK will continue to be a desirable site for product launches, brand events and corporate hospitality.
- 3.7 BOXPARK will also be responsible for the provision of SIA licensed security staff to ensure the safe enjoyment of the F&B offer. These will be experienced members of MJB Security's team, well used to the particular requirements of the licensed trade.
- 3.8 Food and drink will be available, with a focus on maintaining a balance that is attractive to BOXPARK customers. As with many F&B establishments, a customer will be able to by an alcoholic drink if they wish, without the need to purchase food, but quality food will be available at all times and it is BOXPARK's experience that customers want to have both food and drink available, with the flexibility to choose for themselves.

4.0 Site and surrounding area

- 4.1 The location of the site is shown in Appendix B. The noise climate in the area is characterised by road noise, train noise from the elevated East London Line, pedestrian activity and plant noise. Commercial aircraft are noticeable at this location. Pedestrian activity is significant and has increased¹ since the opening of Shoreditch High Street Station. Major short duration noise peaks occur at this location due to emergency service sirens, police helicopters, and train passes.
- 4.2 It is important when assessing the impact of noise from an individual premises in an area that the concept of additional noise associated with the specific activity of that premises is taken into account. The incremental change to noise levels caused by the normal commercial operation of a licensed premises in an area where there is already established noise and activity could be small or undetectable if it is masked by the existing noise in the area. It is also a consideration that a bona-fide commercial premises in the area can deter street drinkers, rough sleeping, litter and crime as the commercial operation seeks to eliminate this type of activity from the immediate surroundings for the benefit and safety of their own patrons and employees. This is achieved through good lighting, CCTV coverage, litter removal and constant presence of professional security personnel who will be able to observe and record all activity in the immediate area.

¹ 7,661,254 annual entries and exits. Source: 'Estimates of Station Usage for 2015-16' published by Office of Rail and Road (ORR) on 6 December 2016.



Figure 1: View across Bethnal Green Road showing Shoreditch High Street Station to left of image



Figure 2: View east along Bethnal Green Road (BOXPARK to the right of image)



Figure 3: BOXPARK site from end of Ebor Street



Figure 4: view from west terrace up Shoreditch High Street, not location of Block

5.0 Criteria

Licensing Act 2003

- 5.1 Hackney Council has a duty under the Licensing Act 2003 to determine its policy with respect to the exercise of its licensing functions and to publish a statement of that policy.
- 5.2 The council's aim is to promote the four licensing objectives:
- The prevention of crime and disorder
 - Public safety
 - The prevent of public nuisance
 - The protection of children from harm

Other relevant legislation

- 5.3 The Environmental Protection Act 1990 part III deals with statutory nuisance which includes noise. This Act allows steps to be taken to investigate any complaints which may then result in the issuing of an abatement notice and a subsequent prosecution of any breach of the notice. A statutory nuisance is a material interference that is prejudicial to health or a nuisance.
- 5.4 The Clean Neighbourhoods and Environment Act 2005 deals with many of the problems affecting the quality of the local environment and provides local authorities with more effective powers and tools to tackle poor environmental quality and anti-social behaviour in relation to litter, graffiti, waste and noise.

British Standard 8233

- 5.5 BS8233:2014 states that for steady external noise sources, it is desirable that the internal ambient noise level in dwellings does not exceed the guideline values in Table 4 of the standard as shown below.

Activity	Location	07:00 to 23:00	23:00 to 07:00
Resting	Living room	35 dB $L_{Aeq,16hour}$	-
Dining	Dining room/area	40 dB $L_{Aeq,16hour}$	-
Sleeping (daytime resting)	Bedroom	35 dB $L_{Aeq,16hour}$	30dB $L_{Aeq,8hour}$

Figure 5: Indoor ambient noise levels for dwellings (from BS8233 Table 4)

World Health Organisation

- 5.6 Guidance on maximum noise levels is given by the World Health Organisation (WHO) in a report entitled 'Guidelines for Community Noise'². This report states that to avoid negative effects on sleep, the equivalent continuous internal sound pressure level during the sleeping period should not exceed 30 dB L_{Aeq} . If the noise is not continuous, sleep disturbance has an improved correlation with maximum

² World Health Organisation. Guidelines for Community Noise, 2000

noise levels and effects have been observed at 45 dB L_{Amax} internally. It goes on to recommend that, at night, noise levels outside dwellings should not exceed 45 dB L_{Aeq} and maximum noise levels should not exceed 60 dB L_{Amax} so that people may sleep with bedroom windows partially open.

- 5.7 The WHO guidelines also state that to protect the majority of people from being seriously annoyed during the daytime, the sound pressure level on balconies, terraces and outdoor living areas should not exceed 55 dB L_{Aeq} for a steady continuous noise.
- 5.8 However, in a review of health effect based noise assessment methods undertaken for the DETR and undertaken jointly by the NPL and Southampton University³, it is noted that: *"Perhaps the main weakness of both WHO-inspired documents is that they fail to consider the practicality of actually being able to achieve any of the stated guideline values".* According to the report transgression of the WHO guideline values does not necessarily imply significant noise impact and indeed, it may be that significant impacts do not occur until much higher degrees of noise exposure are reached. The report states: *"While in an ideal world it may be desirable for none of these effects to occur, in practice a certain amount of noise is inevitable in any modern industrialised society. Perhaps the main weakness of both WHO-inspired documents is that they fail to consider the practicality of actually being able to achieve any of the stated guideline values. It is important to make clear that ...exceedences do not necessarily imply an over-riding need for noise control, merely that the relative advantages and disadvantages of noise control action should be weighed in the balance. It is all a question of balance and mere exceedence of the WHO guidelines just starts to tip the scales."*
- 5.9 A noise incidence study was undertaken by the Building Research Establishment in 2000 and was published in 2002⁴. This study indicated that approximately 55% of the population in England and Wales are exposed to noise levels above 55 dB L_{Aeq} during the daytime. This study is considered to further support the findings of the DETR study and reinforce the apparent weakness of the WHO recommendations.
- 5.10 It is relevant to note that the WHO report has not been adopted into UK legislation or formal guidance; hence it remains a source of information reflecting a high level of health care with respect to noise, rather than a standard to be rigidly applied. The guideline values in the WHO report give the lowest threshold noise levels below which the occurrence rates of particular effects can be assumed to be negligible.

Operational objectives

- 5.11 The executive team of BOXPARK Ltd are keen to promote good relationships with all commercial and residential neighbours. Therefore, in addition to all statutory obligations, it is a primary operational objective that noise from the normal operation of the premises does not have a detrimental impact on any neighbouring properties. A comprehensive Operational Management Strategy is now implemented at the site and a Noise Management Policy and Dispersal Policy can be found at appendices F & G.

³ Porter N D, Flindell I H and Berry B F. NPL Report CMAM 16, Health Effect Based Noise Assessment Methods: A Review and Feasibility Study, DETR, 1998

⁴ DEFRA. The National Noise Incidence Study 2000/2001, 2002

6.0 Balancing planning and licensing noise conditions

- 6.1 The guidance issued under Section 182 of the Licensing Act 2003 is clear in its general principles (Para 1.16) that "*[licence conditions] should not duplicate other statutory requirements or other duties or responsibilities placed on the employer by other legislation*". Therefore if the objective of the prevention of public nuisance is satisfactorily upheld because there already exist tests of nuisance through The Environmental Protection Act 1990; The Noise Act 1996; and The Clean Neighbourhoods and Environment Act 2005, then additional conditions on a premises licence that merely duplicates these statutory requirements should not be necessary according to Home Office guidance.
- 6.2 Similarly planning guidance has, for a long time, stated that additional planning conditions which duplicate the effect of other legislation should not be imposed, and current planning practice guidance is clear that conditions requiring compliance with other regulatory requirements will not meet the test of necessity and may not be relevant to planning.
- 6.3 A pragmatic approach to specifying relevant requirements for noise control conditions would be that more general noise criteria relating to the principle of use of the site are applied under the planning regime; these may include boundary noise conditions or plant operating level limits. More specific requirements relating to licensable activities such as hours of operation, the requirement for a sound system limiter or a noise management policy should then be implemented through the licensing process.

7.0 Noise measurement procedure

- 7.1 Noise measurements were taken on site and in the surrounding area. Noise measurements were made in continuous samples of 1-second intervals. Measurements included the L_{Aeq} , L_{A90} and L_{Amax} indices. Simultaneous octave and third octave frequency spectra were also obtained during the survey. Measurements were taken at 1.5 m above grade level. Measurement duration was typically 5-minutes per sample although where the L_{Aeq} had stabilised over a shorter period these measurements were also used. Throughout the course of the survey an outdoor microphone wind-shield was used. For the purposes of this assessment all attended measurements were paused for emergency service sirens, aircraft passes and other significant short-duration noises.
- 7.2 The instrumentation used to carry out the noise measurements is detailed in Appendix D. The calibration of the measuring equipment was checked prior to and immediately following the tests and no signal variation occurred. Calibration of equipment is traceable to national standards. The weather conditions during the survey are reported in Appendix E.

8.0 Noise measurement analysis

- 8.1 The site was not operating at first floor level allowing each individual sound system to be tested and adjusted. Noise levels in the surrounding area were consistent with previous surveys I have carried out in the area (for other projects) and a 2013 survey prepared for BOXPARK by Hepworth Acoustics (report reference 31407.1v1 dated 17th May 2013).

Location	Leq	Leq	SPL (Max)	Stats (Ln)	1:1 Octave	1:1 Octave
	LAeq (dB)	LZeq (dB)	LAFMax (dB)	LAF90 (dB)	63Hz (dB)	125Hz (dB)
Corner of Chance Street and Whitby Street (70m from nearest point of BOXPARK)	62	75	76	56	69	68
Corner of Ebor Street and Bethnal Green Road directly opposite Boxpark (20m)	69	82	81	64	74	70
Middle dining area 1, doors open (NB traffic noise), daytime operating level	71	78	74	68	73	73
Middle dining area 1, doors closed, daytime operating level	71	78	75	68	72	72
Middle dining area 1, maximum operating level	76	81	79	71	75	76
East terrace, maximum level	75	81	84	69	73	73
Middle dining area 2, maximum operating level	81	85	88	78	77	82
West terrace, maximum level	74	80	79	68	73	76
Inside Porky's (the only large sound system)	91	107	102	86	106	98

Figure 6: Noise measurement data summary

- 8.2 In quiet residential areas away from road traffic and other activity a notable drop in levels is to be expected as noise generating activity reduces in the early hours of the morning. But referring to historic data for this location there is no significant drop in levels in this area until post 03:00hrs.
- 8.3 These data indicates high noise levels (far in excess of WHO guidelines) that will effectively mask other, quieter, noise sources. The sound system was set at a level where it was not possible to measure, or subjectively notice, noise from the sound systems on site operating at full level.
- 8.4 Realistically higher operating levels would be possible without causing a nuisance, particularly when considering the relatively early closing time of the site. However a recommendation, given later in this report, is that all sound systems continue to operate through a limiter and that the setting of that limiter is carried out in co-operation with a technical officer from the licensing authority. In this was any future changes to the site, sound system or the local area (such as remodelling or re-routing of traffic) can be accommodated with a simple re-adjustment of the sound system limiter.

9.0 Historic noise issues at the site

- 9.1 During my site inspection I discussed the historic issues at the site that may have led to noise complaints. The site operational procedures have evolved as the site has evolved, but the initial operation appears to have been more a collective of individual businesses and as time has progressed procedures have been put in place to empower the BOXPARK team to have greater control over the different tenants in each unit.
- 9.2 With regard to noise controls it was noted that at one time the outlet called Arni's had a relatively large sound system for the size of the unit and also had to be told not to operate the sound system after close of business: they were playing music simply for the benefit of their staff cleaning down the unit. There was also a sound system capable of significant low frequency levels at Cotton's Rhum Shack. These issues have now been fully addressed by the BOXPARK management.
- 9.3 It is also of note that at the west end of the site other sources of amplified music noise can include the Block pop-up food market, and the entirely unregulated street performers, often with significant amplified music systems, that perform under the railway bridge.
- 9.4 Further to the west of the site along Holywell Lane is Village Underground and then Dinerama on Great Eastern Street.

10.0 Changes to building envelope

- 10.1 Noise concerns have been taken seriously by BOXPARK, both in terms of redesigning the site layout and installing more controlled sound equipment.
- 10.2 The end terraces are now bounded by glass walls and the centre section is enclosed with large sliding doors which will be shut for later night trading.



Figure 7: End terraces now enclosed with glass walls which form a significant acoustic barrier



Figure 8: Both centre sections have sliding doors which can be closed for later night trading

11.0 Sound system design and recommendations

- 11.1 The sound systems for the four dining spaces (the east terrace, dining area 1, dining area 2, and west terrace) are all controlled from a central location in the manager's office. A Formula Sound AVC-2 provides limiting for these areas.
- 11.2 Each 'zone' features two JBL Control 28 wall mounted speakers. There are no additional bass speakers on these systems. For the end terrace areas the addition of smaller 'in-fill' speakers at the far end would allow a dropping of the level from the two main speakers and create a more even distribution of sound.



Figure 9: Amplifier rack in Manager's Office with Formula Sound AVC-2 limiter

- 11.3 There is a new sound system in Porky's Bar which has a separate AVC-2 to limit the system.
- 11.4 It is recommended that control for all areas is centralised, in the manager's office, ideally using a BSS Soundweb BLU100 which will provide a greater level of control and will be entirely tamper-proof.
- 11.5 I also recommend that the premises licence includes a limiter condition such as:
"A noise limiter must be fitted to the amplification system and set at a level approved by an authorised officer of the Environmental Health Service so as to ensure that no noise nuisance is caused to local residents. The operational panel of the noise limiter shall then be secured by key or password and access shall only be by persons authorised by the Premises Licence Holder. No additional sound generating equipment shall be used on the premises without being routed through the sound limiter device."

12.0 Conclusions

- 12.1 Big Sky Acoustics Ltd was instructed by Mr Marcus Lavell, acting on behalf of BOXPARK Ltd, to carry out an assessment of the noise arising from the use of 2-10 Bethnal Green Road.
- 12.2 This assessment makes reference to the Licensing Act 2003, the Environmental Protection Act 1990, the Clean Neighbourhoods and Environment Act 2005, the National Planning Policy Framework, the Noise Policy Statement for England, BS8233, the WHO, and operational objectives of the applicant.
- 12.3 Testing was carried out and the limiters set at such a level as to not cause a nuisance at residential premises.
- 12.4 Updated operational controls in the form of a Noise Management Policy and Dispersal Policy are presented in this report.
- 12.5 Noise breakout from all sound systems, and other activities inside the premises, is minimised by the sound system controls and physical structure of the building which has been substantially upgraded.
- 12.6 Revised wording for a limiter condition is suggested at Paragraph 11.5.
- 12.7 Given this location, revised style of operation, sound system limiter controls, and upgrading of the building envelope to provide additional acoustic screening, it is my professional opinion that the operation will not result in a public nuisance due to amplified music and would not increase average noise levels in the area.



Richard Vivian BEng(Hons) MIET MIOA MAES MIOL
Principal Acoustic Consultant, Big Sky Acoustics Ltd

Appendix A - Terminology

Sound Pressure Level and the decibel (dB)

A sound wave is a small fluctuation of atmospheric pressure. The human ear responds to these variations in pressure, producing the sensation of hearing. The ear can detect a very wide range of pressure variations. In order to cope with this wide range of pressure variations, a logarithmic scale is used to convert the values into manageable numbers. Although it might seem unusual to use a logarithmic scale to measure a physical phenomenon, it has been found that human hearing also responds to sound in an approximately logarithmic fashion. The dB (decibel) is the logarithmic unit used to describe sound (or noise) levels. The usual range of sound pressure levels is from 0 dB (threshold of hearing) to 140 dB (threshold of pain).

Frequency and Hertz (Hz)

As well as the loudness of a sound, the frequency content of a sound is also very important. Frequency is a measure of the rate of fluctuation of a sound wave. The unit used is cycles per second, or hertz (Hz). Sometimes large frequency values are written as kilohertz (kHz), where 1 kHz = 1000 Hz. Young people with normal hearing can hear frequencies in the range 20 Hz to 20,000 Hz. However, the upper frequency limit gradually reduces as a person gets older.

A-weighting

The ear does not respond equally to sound at all frequencies. It is less sensitive to sound at low and very high frequencies, compared with the frequencies in between. Therefore, when measuring a sound made up of different frequencies, it is often useful to 'weight' each frequency appropriately, so that the measurement correlates better with what a person would actually hear. This is usually achieved by using an electronic filter called the 'A' weighting, which is built into sound level meters. Noise levels measured using the 'A' weighting are denoted dBA. A change of 3dBA is the minimum perceptible under normal everyday conditions, and a change of 10dBA corresponds roughly to doubling or halving the loudness of sound.

C-weighting

The C-weighting curve has a broader spectrum than the A-weighting curve and includes low frequencies (bass) so it can be a more useful indicator of changes to bass levels in amplified music systems.

Noise Indices

When a noise level is constant and does not fluctuate over time, it can be described adequately by measuring the dB level. However, when the noise level varies with time, the measured dB level will vary as well. In this case it is therefore not possible to represent the noise level with a simple dB value. In order to describe noise where the level is continuously varying, a number of other indices are used. The indices used in this report are described below.

- L_{eq}** The equivalent continuous sound pressure level which is normally used to measure intermittent noise. It is defined as the equivalent steady noise level that would contain the same acoustic energy as the varying noise. Because the averaging process used is logarithmic the L_{eq} is dominated by the higher noise levels measured.
- L_{Aeq}** The A-weighted equivalent continuous sound pressure level. This is increasingly being used as the preferred parameter for all forms of environmental noise.
- L_{Ceq}** The C-weighted equivalent continuous sound pressure level includes low frequencies and is used for assessment of amplified music systems.
- L_{Amax}** is the maximum A-weighted sound pressure level during the monitoring period. If fast-weighted it is averaged over 125 ms, and if slow-weighted it is averaged over 1 second. Fast weighted measurements are therefore higher for typical time-varying sources than slow-weighted measurements.
- L_{A90}** is the A-weighted sound pressure level exceeded for 90% of the time period. The L_{A90} is used as a measure of background noise.

Example noise levels:

Source/Activity	Indicative noise level dBA
Threshold of pain	140
Police siren at 1m	130
Chainsaw at 1m	110
Live music	96-108
Symphony orchestra, 3m	102
Nightclub	94-104
Lawnmower	90
Heavy traffic	82
Vacuum cleaner	75
Ordinary conversation	60
Car at 40 mph at 100m	55
Rural ambient	35
Quiet bedroom	30
Watch ticking	20

Appendix B - Site location



Appendix C - Summary of measurement data

Location	Leq		Leq	SPL (Max)		Stats (Ln)	1:1 Octave	
	LAeq (dB)	LZeq (dB)		LAFMax (dB)	LAF90 (dB)		63Hz (dB)	125Hz (dB)
Corner of Chance Street and Whitby Street (70m from nearest point of BOX/PARK)	62	75	76	56	69	68		
Corner of Ebor Street and Bethnal Green Road directly opposite Boxpark (20m)	69	82	81	64	74	70		
Middle dining area 1, doors open (NB traffic noise), daytime operating level	71	78	74	68	73	73		
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Middle dining area 1, maximum operating level	76	81	79	71	75	76		
East terrace, maximum level	75	81	84	69	73	73		
Middle dining area 2, maximum operating level	81	85	88	78	77	82		
West terrace, maximum level	74	80	79	68	73	76		
Inside Porky's (the only large sound system)	91	107	102	86	106	98		

Appendix D - Instrumentation

All attended measurements were carried out using a Cirrus type CR:171B integrating-averaging sound level meter with real-time 1:1 & 1:3 Octave band filters and audio recording conforming to the following standards: IEC 61672-1:2002 Class 1, IEC 60651:2001 Type 1 I, IEC 60804:2000 Type 1, IEC 61252:1993 Personal Sound Exposure Meters, ANSI S1.4-1983 (R2006), ANSI S1.43-1997 (R2007), ANSI S1.25:1991. 1:1 & 1:3 Octave Band Filters to IEC 61260 & ANSI S1.11-2004.

Description

Cirrus sound level meter	type CR:171B
Cirrus pre-polarized free-field microphone	type MK:224
Cirrus microphone pre-amplifier	type MV:200E
Cirrus class 1 acoustic calibrator	type CR:515

Appendix E - Meteorology

31 May 2017	Temperature	Wind speed	Precipitation
At start	21°C	0-1ms ⁻¹	None
During assessment	20°C	0-2ms ⁻¹	None
At finish	18°C	0-1ms ⁻¹	None
Additional comments: Mild and dry			

Appendix F - Noise Management Policy

BOXPARK Ltd operates a considerate business. There are both commercial and residential properties in the area around us, and whilst the area is a busy and relatively noisy part of the town we will manage all noise from our premises so we do not disturb people resting and sleeping in their homes.

We need to be particularly vigilant for special events when regulated entertainment is provided outside.

We have a comprehensive approach to managing noise from our premises including the areas outside the structures.

The following points are critical to our noise management policy:

- We will ensure that noise emanating from our premises will not cause a nuisance at the nearest residential properties.
- Arrangements are in place to ensure that, whenever practicable, deliveries will only take place between the hours of 08:00-11:00, Monday-Saturday.
- Empty bottles will be placed into storage receptacles and then taken to the refuse storage area. No empty bottles will be tipped or thrown into outside storage receptacles after 23:00hrs.
- We will ensure that waste is correctly packaged and that refuse can be removed quickly and efficiently.
- A noise limiter must be fitted to the amplification system and set at a level approved by an Acoustic Consultant so as to ensure that no noise nuisance is caused to local residents or businesses. The operational panel of the noise limiter shall then be secured and access shall only be by persons authorised by the Premises Licence Holder or BOXPARK Management.
- No additional sound generating equipment shall be used on the premises without being routed through the sound limiter device.
- Where activities are held we will patrol the boundaries observing any noise from our premises and taking immediate corrective action whenever necessary.
- The Duty Manager will take readings at an event both internally and externally. These points as follows: West deck, central space West, events space, East deck, and outside nearest residential premises. Readings will be taken as spot checks and documented.
- Any events where amplified music is employed will be wound down in a professional manner.
- Notices shall be prominently and permanently displayed at or near the exits requesting patrons to leave quietly and to avoid creating disturbances.
- We will ensure that there is management presence at the exits at the end of the evening.
- So as to minimise disturbance to local residents at night all employees are given appropriate instructions and training to encourage customers to leave the premises and the area quietly.
- A registered security contractor will be employed on a base min staff ratio of 1:100 customers + 1 security manager to provide security internally and to monitor sound levels and ensure external noise control.

- We will provide details of public transport and local taxi numbers for our patrons if requested.
- We will attach the utmost importance to the careful investigation and prompt resolution of any complaint made in respect of the running of the premises. Particular emphasis will be placed on building and maintaining close links with local residents including hosting meetings where necessary to allow our neighbours to raise any issues and for those issues to be quickly resolved. The telephone number of the premises will be provided to all our immediate residential neighbours.

We will constantly review our Noise Management Policy and respond quickly to the needs of our neighbours.

Appendix G - Dispersal Policy

BOXPARK Ltd is committed to the safe, orderly and effective dispersal of all patrons.

The dispersal procedure (around the terminal hour) is dedicated to make maximum contribution by exercising positive measures towards and at the end of trading in moving customers from the venue and its immediate area in such a way as to cause minimum disturbance or nuisance and to make the minimum impact upon the neighbourhood in relation to potential nuisance, anti-social behaviour or crime.

It is recognised that the sudden emergence of patrons onto the street at the terminal hour may cause unnecessary noise and lead to anti-social or offending behaviour. Accordingly the following control measures have been put in place:

- Approximately half an hour before the end of trading, SIA badged security staff shall become proactive in encouraging dispersal outside the venue. This will usually be the responsibility of security staff at the main entrance. Security will ensure that customers stay for no longer than is necessary outside the premises.
- Approximately half an hour before the end of trading, the managers shall gradually introduce a more relaxed style of music, which shall not be cut abruptly but continue at a background level whilst customers wind down at their own pace. The lighting shall gradually be increased and announcements shall be made via PA system regarding quiet and swift dispersal and of the presence of CCTV systems monitoring the internal & external environs of the premises.
- Security shall not overly encourage the customers out of the building but shall maintain a watchful presence whilst the crowd naturally disperses.
- As BOXPARK clears of customers, all security shall proceed outside in high visibility jackets where, under the direction of the security manager, they shall assist in politely encouraging people to vacate the area. The high visibility clothing adds to 'capable guardianship' within the public space highlighting them as authority figures controlling our private premises.
- All security shall remain outside for up to 30 minutes after the terminal hour or until (at the security manager's discretion) all customers from BOXPARK have sufficiently dispersed.
- All security and managers shall be proactive in advising customers to vacate the environs of the premises quietly and with respect for others. It is to be made clear that any transgressors will not be welcome back to BOXPARK in future. Clear signage to the above effect shall be on permanent display in the exit areas. This message is to be reinforced by PA announcements during the last hour of trading.
- When customers have finally dispersed staff outside the premises will check the immediate vicinity to ensure that no rubbish is left lying around that might later be used to commit crime or cause a public nuisance.
- Staff will invariably leave the premises later than customers will. Their behaviour can impact on local disturbance also and have therefore been instructed to leave quietly. BOXPARK has introduced a training regime to bring every member of staff up to date with the implications of the Licensing Act 2003 and the need to respect this policy. Staff will thereafter be knowledge checked every 3 months.

**4 Decking areas on the First Floor
Boxpark
2-10 Bethnal Green Road
London
E1 6GY**

PROPOSED DRAFT CONDITIONS

1. The premises shall install and maintain a comprehensive CCTV system as per the minimum requirements of a Metropolitan Police Crime Prevention Officer. All 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 throughout the preceding 31-day period.
2. 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.
3. Signs will be prominently displayed at all exit points reminding customers to leave quietly and respect local residents.
4. A 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 driving licence or passport.
5. There shall be a personal licence holder on duty whenever alcohol is being sold.
6. An incident log shall be kept at the premises, and made available on request to an authorised officer of the council or the police, which will record the following.
 - a. All crimes reported:
 - b. All ejections of patrons
 - c. Any complaints received.
 - d. Any incidents of disorder.
 - e. Seizure of drugs or offensive weapons.

- f. Any faults in the CCTV system or searching equipment or scanning equipment.
 - g. Any refusal of the sale of alcohol.
 - h. Any visit by a relevant authority or emergency service.
7. Premises to operate zero tolerance policy to drugs and comply with Hackney Police Drugs, Weapons and Theft policy where appropriate.
 8. All staff will be given refresher training every twelve months on the legislation relating to the sales of alcohol to underage persons and drunken persons.
 10. The Premises Licence Holder shall not permit the use of the premises to which this Premises Licence relates for the consumption of alcohol outside of the hours permitted by the Premises Licence for the sale by retail of alcohol save for an additional 30 minutes "drinking up time" at the end of permitted hours each day.
 11. This Premises Licence shall not be used as a permission for licensable activities until Premises Licence LBH-PRE-T-1312 has been surrendered by the Licence Holder. Should Premises Licence LBH-PRE-T-1312 be reinstated for any reason, this Premises Licence shall not be used until Premises Licence LBH-PRE-T-1312 has been surrendered. (This condition to be repeated for any additional Premises Licences to be surrendered)
 12. This Premises Licence shall not be used as a permission for licensable activities while there is any other Premises Licence in effect (regardless of use) on any part of the Premises.
 13. Sundays to Wednesdays, from 18:00 until close, when the premises is open for licensable activity, a minimum of 1 SIA licensed door supervisor will be on duty at the premises. On Thursdays, Fridays and Saturdays this is to be increased to 2.
 14. When attendance of 200 or more customers is expected, 3 SIA licensed door supervisors will be employed throughout the relevant period and for a further 30 minutes once numbers have reduced.
 15. Customers are not to be allowed to take alcoholic drinks from the Boxpark complex save for bottles of beers, wines, ciders or spirits in sealed containers.
 16. Prior to this Premises Licence being used as a permission for licensable activities, an event dispersal policy will be produced and submitted to the Hackney Police Licensing Unit.
 17. The capacity of the Licenced Premises is to be limited to 499 persons; such figure not including staff or officers of the Responsible Authorities.

Proposed Noise Control Conditions

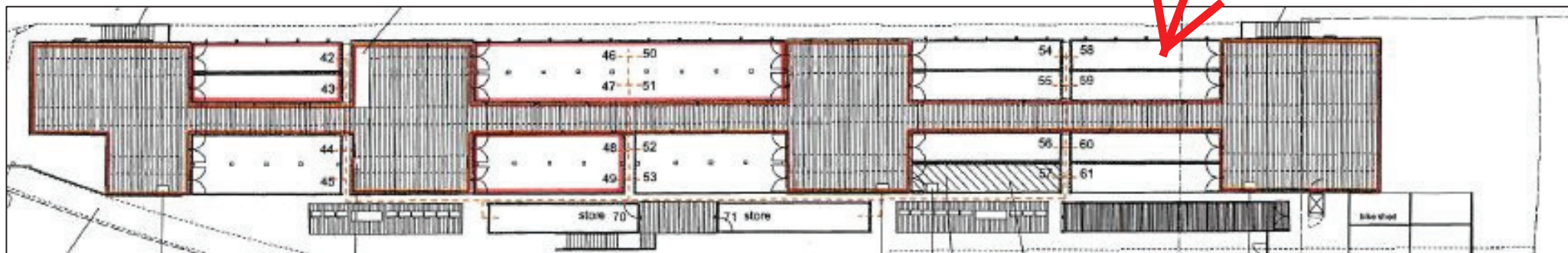
17. No noise shall emanate from the premises nor vibration be transmitted through the structure of the premises which gives rise to a nuisance.
18. No Regulated Entertainment (or the equivalent) shall take place on either of the open terraces at the East and West ends of the premises.

19. No Regulated Entertainment (or the equivalent) shall take place on the "Green" to the East of the Premises.

20. A noise limiter must be fitted to the amplification system and set at a level approved by an authorised officer of the Environmental Health Service so as to ensure that no noise nuisance is caused to local residents. The operational panel of the noise limiter shall then be secured by key or password and access shall only be by persons authorised by the Premises Licence Holder. No additional sound generating equipment shall be used on the premises without being routed through the sound limiter device.

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Unit 58



Licence No.	Address	Licensee	DPS	Activities authorised by the licence
LBH-PRE-T-1423	Milk Tea & Pearl Unit 58 Boxpark 2-10 Bethnal Green Road London E1 6GY	Milk Tea & Pearl 99 Montreal House Surrey Quays Road London SE16 7AP	Ms Nung Lin Date granted 16/7/2013	Supply of Alcohol On and Off Premises Mon 10:00-20:00^Tue 10:00-20:00^Wed 10:00-20:00^Thu 10:00-22:00^Fri 10:00-20:00^Sat 10:00-20:00^Sun 10:00-20:00

Mandatory Condition (Alcohol)

1. No supply of alcohol may be made under the premises licence:
 - (a) At a time when there is no designated premises supervisor in respect of the premises licence.
 - (b) At a time when the designated premises supervisor does not hold a personal licence or his personal licence is suspended.
2. Every supply of alcohol under the premises licence must be made or authorised by a person who holds a personal licence.
3. The responsible person shall take all reasonable steps to ensure that staff on relevant premises do not carry out, arrange or participate in any irresponsible promotions in relation to the premises.
4. The responsible person shall ensure that no alcohol is dispensed directly by one person into the mouth of another (other than where that other person is unable to drink without assistance by reason of a disability).
5. The responsible person shall ensure that free tap water is provided on request to customers where it is reasonably available.
- 6.1. The premises licence holder or club premises certificate holder shall ensure that an age verification policy applies to the premises in relation to the sales or supply of alcohol.
- 6.2. The policy must require individuals who appear to the responsible person to be under 18 years of age (or such older age as may be specified in the policy) to produce on request, before being served alcohol, identification bearing their photograph, date of birth and a holographic mark.
7. The responsible person shall ensure that:

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

- beer or cider: 1/2 pint;
- gin, rum, vodka or whisky: 25ml or 35ml; and
- still wine in a glass: 125ml; and

b) customers are made aware of the availability of these measures.

Mandatory Condition (Door Supervision)

N/A

Conditions derived from Operating Schedule

8. A CCTV system shall be installed and operated.

9. A first aid box will be available at the premises at all times.

10. Noise from the premises shall not give rise to a nuisance at nearby noise sensitive premises.

11. The timings of deliveries and waste collections shall be such as to not cause a nuisance.

12. An incident log shall be kept at the premises, and made available immediately to an authorised officer of the Hackney Borough Council or the Police, which will record the following: a. all crimes reported to the venue b. any complaints received c. any incidents of disorder d. any faults in the CCTV system or searching equipment or scanning equipment e. any refusal of the sale of alcohol f. any visit by a relevant authority or emergency service.

13. All instances of crime or 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.

14. Suitable beverages, other than intoxicating liquor, including drinking water, shall be available at the premises.

15. Alcohol will only be sold in tea based drinks and will contain no more than 50ml of alcohol.

16. Measures will be implemented to ensure that the alcoholic tea based drinks sold at this premises do not leave Boxpark, to minimise drinking on the street.

17. Where the sale or supply of alcohol is taking place employees of the a. premises must request sight of evidence of the age of any person b. appearing to be under 21 years of age (Challenge 21). Such evidence may include a driving licence or passport.

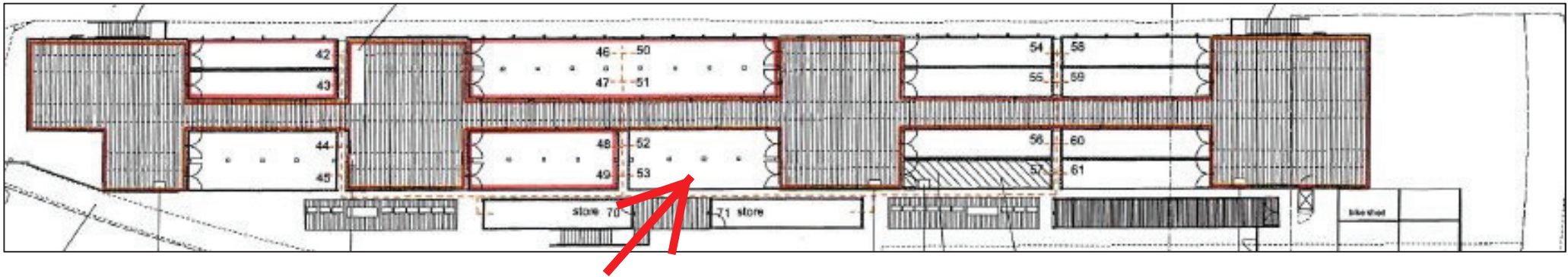
18. All staff should receive training and have an awareness of the four licensing objectives.

Conditions attached after a hearing by the Licensing Authority

N/A

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Unit 53



Licence No.	Address	Licensee	DPS	Activities authorised by the licence
LBH-PRE-T-1443	Thai Lao Street Food Unit 53, Boxpark 2-10 Bethnal Green Road London E1 6GY	Mrs Laurene Emilie Senathit 94 Market Street E6 2RB	Ms Laurene Emilie Senathit	Supply of Alcohol On and Off Premises Mon 11:00-22:15^Tue 11:00-22:15^Wed 11:00-22:15^Thu 11:00-22:15^Fri 11:00-22:15^Sat 11:00-22:15^Sun 11:00-22:15
			Date granted 8/10/2013	

Mandatory Condition (Alcohol)

Supply of Alcohol 1. No supply of alcohol may be made under the premises licence: (a) At a time when there is no designated premises supervisor in respect of the premises licence. (b) At a time when the designated premises supervisor does not hold a personal licence or his personal licence is suspended. 2. Every supply of alcohol under the premises licence must be made or authorised by a person who holds a personal licence. 3. The responsible person shall take all reasonable steps to ensure that staff on relevant premises do not carry out, arrange or participate in any irresponsible promotions in relation to the premises. 4. The responsible person shall ensure that no alcohol is dispensed directly by one person into the mouth of another (other than where that other person is unable to drink without assistance by reason of a disability). 5. The responsible person shall ensure that free tap water is provided on request to customers where it is reasonably available. 6.1. The premises licence holder or club premises certificate holder shall ensure that an age verification policy applies to the premises in relation to the sales or supply of alcohol. 6.2. The policy must require individuals who appear to the responsible person to be under 18 years if age (or such older age as may be specified in the policy) to produce on request, before being served alcohol, identification bearing their photograph, date of birth and a holographic mark. 7. The responsible person shall ensure that: a) where any of the following alcoholic drinks is sold or supplied for consumption on the premises (other than alcoholic drinks sold or supplied having been made up in advance ready for sale or supply in a securely closed container) it is available to customers in the following measures: • beer or cider: 1/2 pint; • gin, rum, vodka or whisky: 25ml or 35ml; and • still wine in a glass: 125ml; and b) customers are made aware of the availability of these measures.

Mandatory Condition (Door Supervision)

N/A

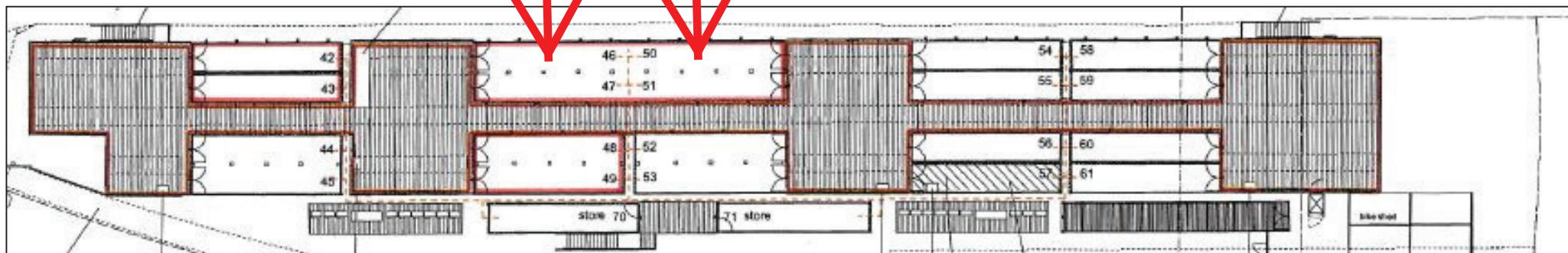
Conditions derived from Operating Schedule

8. Proof of age cards to be required where customers are or appear to be underage.
9. Licensee to become members of local pubwatch scheme.
10. Staff trained in asking customers to leave premises in an orderly and respectful manner and in preventing glasses and bottles from leaving premises.
11. Windows to be double glazed
12. Implementation and use of complaints book. Staff to be trained in taking customer and local resident complaints
13. There shall be a personal licence holder on duty on the premises at all times when the premises are authorised to sell alcohol.
14. Signs will be prominently displayed at all exit points reminding customers to leave quietly and respect local residents.
15. There shall be no promotional sales of alcohol on the premises where alcohol is sold at a lower price than that at which the same or similar alcoholic drinks are sold, or usually sold, on the premises.
16. Intoxicating liquor shall not be sold, supplied or consumed otherwise than to persons who are taking a substantial meal from the menu and that the consumption of intoxicating liquor by such persons is ancillary to taking such meals. The supply of alcohol will be by waiter/waitress service only.
17. A 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 driving licence or passport.
18. An incident log shall be kept at the premises, and made available on request to an authorised officer of the council or the police, which will record the following. a. All crimes reported: b. All ejections of patrons c. Any complaints received. d. Any incidents of disorder. e. Seizure of drugs or offensive weapons. f. Any faults in the CCTV system or searching equipment or scanning equipment. Any refusal of the sale of alcohol. g. Any visit by a relevant authority or emergency service.
19. Premises to operate zero tolerance policy to drugs and comply with Hackney Police and Council Community safety unit drugs and weapons policy where appropriate.
20. An adequate and appropriate supply of first aid equipment and materials shall be available on the premises.
21. All staff will be given refresher training every twelve months on the legislation relating to the sales of alcohol to underage persons and drunken persons.
22. The licence holder shall maintain a dedicated telephone number of the Designated Premises Supervisor for use by any Responsible Authority or any person who may wish to make a complaint. This contact number shall be provided to licensing authority, police and to any local residents upon request.

Conditions attached after a hearing by the Licensing Authority

N/A

Units 46/47/50/51



Licence No.	Address	Licensee	DPS	Activities authorised by the licence
62997	Porky's BBQ Unit 46/47/50/51, Boxpark Retail Park 2-10 Bethnal Green Road London E1 6JE	Fogg's Restaurant Ltd T/A Porky's BBQ 50 Eastcastle Street London WC1W 8EA	Ms Kah Chew Ava Joy Kuok	Supply of Alcohol On and Off Premises Mon 11:00-22:30^Tue 11:00-22:30^Wed 11:00-22:30^Thu 11:00-22:30^Fri 11:00-22:30^Sat 11:00-22:30^Sun 11:00-21:30
			Date granted 13/11/2014	

Mandatory Condition (Alcohol)

Supply of Alcohol 1. No supply of alcohol may be made under the premises licence: (a) At a time when there is no designated premises supervisor in respect of the premises licence. (b)At a time when the designated premises supervisor does not hold a personal licence or his personal licence is suspended. 2. Every supply of alcohol under the premises licence must be made or authorised by a person who holds a personal licence. 3. (1) The responsible person must ensure that staff on relevant premises do not carry out, arrange or participate in any irresponsible promotions in relation to the premises. (2) In this paragraph, an irresponsible promotion means any one or more of the following activities, or substantially similar activities, carried on for the purpose of encouraging the sale or supply of alcohol for consumption on the premises - (a) games or other activities which require or encourage, or are designed to require or encourage, individuals to; (i) drink a quantity of alcohol within a time limit(other than to drink alcohol sold or supplied on the premises before the cessation of the period in which the responsible person is authorised to sell or supply alcohol), or (ii) drink as much alcohol as possible (whether within a time limit or otherwise); (b) provision of unlimited or unspecified quantities of alcohol free or for a fixed or discounted fee to the public or to a group defined by a particular characteristic in a manner which carries a significant risk of undermining a licensing objective; (c) provision of free or discounted alcohol or any other thing as a prize to encourage or reward the purchase and consumption of alcohol over a period of 24 hours or less in a manner which carries a significant risk of undermining a licensing objective; (d) selling or supplying alcohol in association with promotional posters or flyers on, or in the vicinity of, the premises which can reasonably be considered to condone, encourage or glamorise anti-social behaviour or to refer to the effects of drunkenness in any favourable manner. (e)dispensing alcohol directly by one person into the mouth of another (other than where that other person is unable to drink without assistance by

reason of a disability). 4. The responsible person must ensure that free potable water is provided on request to customers where it is reasonably available. 5.5.1. The premises licence holder or club premises certificate holder must ensure that an age verification policy is adopted in respect of the premises in relation to the sales or supply of alcohol. 5.2 The designated premises supervisor in relation to the premises licences must ensure that the supply of alcohol at the premises is carried on in accordance with the age verification policy. 5.3. The policy must require individuals who appear to the responsible person to be under 18 years of age (or such older age as may be specified in the policy) to produce on request, before being served alcohol, identification bearing their photograph, date of birth and either:- (a) a holographic mark or (b) an ultraviolet feature 6. The responsible person must ensure that: a) where any of the following alcoholic drinks is sold or supplied for consumption on the premises (other than alcoholic drinks sold or supplied having been made up in advance ready for sale or supply in a securely closed container) it is available to customers in the following measures: • beer or cider: 1/2 pint; • gin, rum, vodka or whisky: 25ml or 35ml; and • still wine in a glass: 125ml; and b) these measures are displayed in a menu, price list or other printed material which is available to customers on the premises; and c) where a customer does not in relation to a sale of alcohol specify the quantity of alcohol to be sold, the customer is made aware that these measures are available. Minimum Drinks Pricing 7. 7.1 A relevant person shall ensure that no alcohol is sold or supplied for consumption on or off the premises for a price which is less than the permitted price. 7.2 For the purposes of the condition set out in paragraph 7.1 above - (a) "duty" is to be construed in accordance with the Alcoholic Liquor Duties Act 1979; (b) "permitted price" is the price found by applying the formula - $P = D + (D \times V)$ Where - (i) P is the permitted price, (ii) D is the rate of duty chargeable in relation to the alcohol as if the duty were charged on the date of the sale or supply of the alcohol, and (iii) V is the rate of value added tax chargeable in relation to the alcohol as if the value added tax were charged on the date of the sale or supply of the alcohol; (c) "relevant person" means, in relation to premises in respect of which there is in force a premises licence - (i) the holder of the premises licence, (ii) the designated premises supervisor (if any) in respect of such a licence, or (iii) the personal licence holder who makes or authorises a supply of alcohol under such a licence; (d) "relevant person" means, in relation to premises in respect of which there is in force a club premises certificate, any member or officer of the club present on the premises in a capacity which enables the member or officer to prevent the supply in question; and (e) "value added tax" means value added tax charged in accordance with the Value Added Tax Act 1994. 7.3 Where the permitted price given by Paragraph 7.2(b) above would (apart from this paragraph) not be a whole number of pennies, the price given by that sub-paragraph shall be taken to be the price actually given by that sub-paragraph rounded up to the nearest penny. 7.4 (1) Sub-paragraph 7.4(2) below applies where the permitted price given by Paragraph 7.2(b) above on a day ("the first day") would be different from the permitted price on the next day ("the second day") as a result of a change to the rate of duty or value added tax. (2) The permitted price which would apply on the first day applies to sales or supplies of alcohol which take place before the expiry of the period of 14 days beginning on the second day.

Mandatory Condition (Door Supervision)

N/A

Conditions derived from Operating Schedule

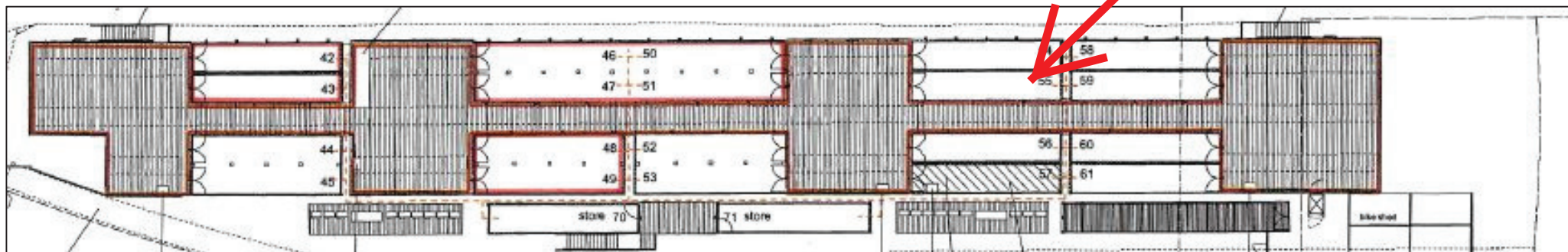
8. All members of senior staff will be required to successfully pass the BIIAB Level 1 Award in Responsible Alcohol Retailing course within 60 days of recruitment.
9. Signs will be prominently displayed at all exit points reminding customers to leave quietly and respect local residents.
10. Intoxicating liquor shall not be sold, supplied or consumed otherwise than to persons who are taking a substantial meal from the menu and that the consumption of intoxicating liquor by such persons is ancillary to taking such meals. The supply of alcohol will be by waiter/waitress service only.
11. A 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 driving licence or passport.

12. An incident log shall be kept at the premises, and made available on request to an authorised officer of the council or the police, which will record the following. a. All crimes reported: b. All ejections of patrons c. Any complaints received. d. Any incidents of disorder. e. Seizure of drugs or offensive weapons. f. Any faults in the CCTV system g. Any refusal of the sale of alcohol. h. Any visit by a relevant authority or emergency service.
13. Premises to operate zero tolerance policy to drugs and comply with Hackney Police and Council Community safety unit drugs and weapons policy where appropriate.
14. An adequate and appropriate supply of first aid equipment and materials shall be available on the premises.
15. All staff will be given refresher training every twelve months on the legislation relating to the sales of alcohol to underage persons and drunken persons.
16. The licence holder shall maintain a dedicated telephone number of the Designated Premises Supervisor for use by any Responsible Authority or any person who may wish to make a complaint. This contact number shall be provided to licensing authority, police and to any local residents upon request.
17. All music to be played at premises to be at background level only to allow face to face conversation.

Conditions attached after a hearing by the Licensing Authority

18. Every off sale of alcohol be accompanied by a purchase of food.
19. The capacity of the premises be limited to no more than 45 seated patrons in the dining area and 15 seated patrons in the bar area

Unit 55



Licence No.	Address	Licensee	DPS	Activities authorised by the licence
67135 Page 122	Cook Daily UNIT 55 BOXPARK 2-10 Bethnal Green Road London E1 6GY	Lathadavang Senathit Goncalves	Laurene Emilie Senathit	Supply of Alcohol On Premises Mon 11:00-21:45^Tue 11:00-21:45^Wed 11:00-21:45^Thu 11:00-21:45^Fri 11:00-21:45^Sat 11:00-21:45^Sun 11:00-21:45
			Date granted 16/4/2015	

Mandatory Condition (Alcohol)

Supply of Alcohol 1. No supply of alcohol may be made under the premises licence: (a) At a time when there is no designated premises supervisor in respect of the premises licence. (b)At a time when the designated premises supervisor does not hold a personal licence or his personal licence is suspended. 2. Every supply of alcohol under the premises licence must be made or authorised by a person who holds a personal licence. 3. (1) The responsible person must ensure that staff on relevant premises do not carry out, arrange or participate in any irresponsible promotions in relation to the premises. (2) In this paragraph, an irresponsible promotion means any one or more of the following activities, or substantially similar activities, carried on for the purpose of encouraging the sale or supply of alcohol for consumption on the premises - (a) games or other activities which require or encourage, or are designed to require or encourage, individuals to; (i) drink a quantity of alcohol within a time limit (other than to drink alcohol sold or supplied on the premises before the cessation of the period in which the responsible person is authorised to sell or supply alcohol), or (ii) drink as much alcohol as possible (whether within a time limit or otherwise); (b) provision of unlimited or unspecified quantities of alcohol free or for a fixed or discounted fee to the public or to a group defined by a particular characteristic in a manner which carries a significant risk of undermining a licensing objective; (c) provision of free or discounted alcohol or any other thing as a prize to encourage or reward the purchase and consumption of alcohol over a period of 24 hours or less in a manner which carries a significant risk of undermining a licensing objective; (d) selling or supplying alcohol in association with promotional posters or flyers on, or in the vicinity of, the premises which can reasonably be considered to condone, encourage or glamorise anti-social behaviour or to refer to the effects of drunkenness in any favourable manner. (e) dispensing alcohol directly by one person into the mouth of another (other than where that other person is unable to drink without assistance by

reason of a disability). 4. The responsible person must ensure that free potable water is provided on request to customers where it is reasonably available. 5.5.1. The premises licence holder or club premises certificate holder must ensure that an age verification policy is adopted in respect of the premises in relation to the sales or supply of alcohol. 5.2 The designated premises supervisor in relation to the premises licences must ensure that the supply of alcohol at the premises is carried on in accordance with the age verification policy. 5.3. The policy must require individuals who appear to the responsible person to be under 18 years of age (or such older age as may be specified in the policy) to produce on request, before being served alcohol, identification bearing their photograph, date of birth and either:- (a) a holographic mark or (b) an ultraviolet feature 6. The responsible person must ensure that: a) where any of the following alcoholic drinks is sold or supplied for consumption on the premises (other than alcoholic drinks sold or supplied having been made up in advance ready for sale or supply in a securely closed container) it is available to customers in the following measures: • beer or cider: 1/2 pint; • gin, rum, vodka or whisky: 25ml or 35ml; and • still wine in a glass: 125ml; and b) these measures are displayed in a menu, price list or other printed material which is available to customers on the premises; and c) where a customer does not in relation to a sale of alcohol specify the quantity of alcohol to be sold, the customer is made aware that these measures are available. Minimum Drinks Pricing 7. 7.1 A relevant person shall ensure that no alcohol is sold or supplied for consumption on or off the premises for a price which is less than the permitted price. 7.2 For the purposes of the condition set out in paragraph 7.1 above - (a) "duty" is to be construed in accordance with the Alcoholic Liquor Duties Act 1979; (b) "permitted price" is the price found by applying the formula - $P = D + (D \times V)$ Where - (i) P is the permitted price, (ii) D is the rate of duty chargeable in relation to the alcohol as if the duty were charged on the date of the sale or supply of the alcohol, and (iii) V is the rate of value added tax chargeable in relation to the alcohol as if the value added tax were charged on the date of the sale or supply of the alcohol; (c) "relevant person" means, in relation to premises in respect of which there is in force a premises licence - (i) the holder of the premises licence, (ii) the designated premises supervisor (if any) in respect of such a licence, or (iii) the personal licence holder who makes or authorises a supply of alcohol under such a licence; (d) "relevant person" means, in relation to premises in respect of which there is in force a club premises certificate, any member or officer of the club present on the premises in a capacity which enables the member or officer to prevent the supply in question; and (e) "value added tax" means value added tax charged in accordance with the Value Added Tax Act 1994. 7.3 Where the permitted price given by Paragraph 7.2(b) above would (apart from this paragraph) not be a whole number of pennies, the price given by that sub-paragraph shall be taken to be the price actually given by that sub-paragraph rounded up to the nearest penny. 7.4 (1) Sub-paragraph 7.4(2) below applies where the permitted price given by Paragraph 7.2(b) above on a day ("the first day") would be different from the permitted price on the next day ("the second day") as a result of a change to the rate of duty or value added tax. (2) The permitted price which would apply on the first day applies to sales or supplies of alcohol which take place before the expiry of the period of 14 days beginning on the second day.

Mandatory Condition (Door Supervision)

N/A

Conditions derived from Operating Schedule

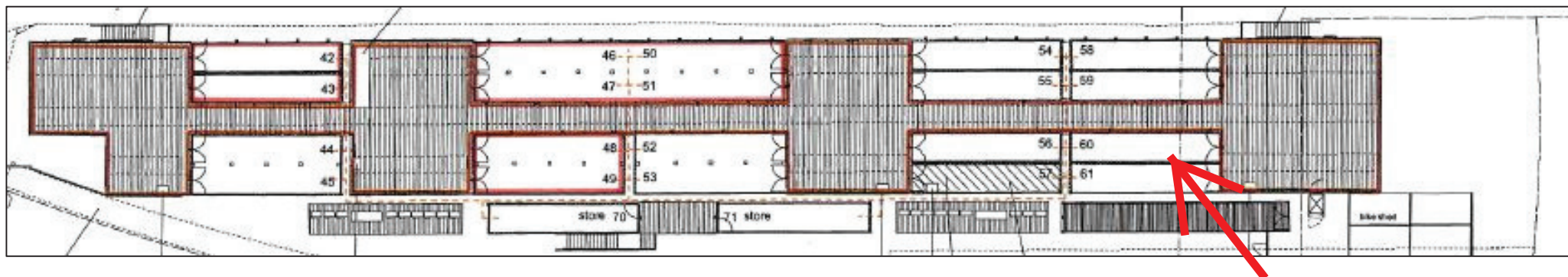
8. There shall be a personal licence holder on duty on the premises at all times when the premises are authorised to sell alcohol.
9. Signs will be prominently displayed at all exit points reminding customers to leave quietly and respect local residents.
10. There shall be no promotional sales of alcohol on the premises where alcohol is sold at a lower price than that at which the same or similar alcoholic drinks are sold, or usually sold, on the premises.
11. Intoxicating liquor shall not be sold, supplied or consumed otherwise than to persons who are taking a substantial meal from the menu and that the consumption of intoxicating liquor by such persons is ancillary to taking such meals.
12. A 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 driving licence or passport.

13. An incident log shall be kept at the premises, and made available on request to an authorised officer of the council or the police, which will record the following. a. All crimes reported: b. All ejections of patrons c. Any complaints received. d. Any incidents of disorder. e. Seizure of drugs or offensive weapons. f. Any faults in the CCTV system or searching equipment or scanning equipment. Any refusal of the sale of alcohol. g. Any visit by a relevant authority or emergency service.
14. Premises to operate zero tolerance policy to drugs and comply with Hackney Police and Council Community safety unit drugs and weapons policy where appropriate.
15. An adequate and appropriate supply of first aid equipment and materials shall be available on the premises.
16. All staff will be given refresher training every twelve months on the legislation relating to the sales of alcohol to underage persons and drunken persons.
17. The licence holder shall maintain a dedicated telephone number of the Designated Premises Supervisor for use by any Responsible Authority or any person who may wish to make a complaint. This contact number shall be provided to licensing authority, police and to any local residents upon request.

Conditions attached after a hearing by the Licensing Authority

18. No off-sales after 21:00 hours.
19. No open containers of alcohol are to be taken out of the premises after 21:00 hours, in order to prevent any alcohol being consumed in the decking area.
20. The only alcoholic beverages to be available are beer and wine.

Unit 60



Licence No.	Address	Licensee	DPS	Activities authorised by the licence
72284	Sushilicious Unit 60, Boxpark 2-10 Bethnal Green Road London E1 6GY	Amir Boutrous 2-10 Bethnal Green Road Hackney London E1 6GY	Amir Boutrous Date granted 27/10/2015	Supply of Alcohol On and Off Premises Mon 12:00-22:00^Tue 12:00-22:00^Wed 12:00-22:00^Thu 12:00-22:00-22:00^Fri 12:00-22:00^Sat 12:00-22:00^Sun 12:00-20:00

Mandatory Condition (Alcohol)

Supply of Alcohol 1. No supply of alcohol may be made under the premises licence: (a) At a time when there is no designated premises supervisor in respect of the premises licence. (b)At a time when the designated premises supervisor does not hold a personal licence or his personal licence is suspended. 2. Every supply of alcohol under the premises licence must be made or authorised by a person who holds a personal licence. 3. (1) The responsible person must ensure that staff on relevant premises do not carry out, arrange or participate in any irresponsible promotions in relation to the premises. (2) In this paragraph, an irresponsible promotion means any one or more of the following activities, or substantially similar activities, carried on for the purpose of encouraging the sale or supply of alcohol for consumption on the premises - (a) games or other activities which require or encourage, or are designed to require or encourage, individuals to; (i) drink a quantity of alcohol within a time limit (other than to drink alcohol sold or supplied on the premises before the cessation of the period in which the responsible person is authorised to sell or supply alcohol), or (ii) drink as much alcohol as possible (whether within a time limit or otherwise); (b) provision of unlimited or unspecified quantities of alcohol free or for a fixed or discounted fee to the public or to a group defined by a particular characteristic in a manner which carries a significant risk of undermining a licensing objective; (c) provision of free or discounted alcohol or any other thing as a prize to encourage or reward the purchase and consumption of alcohol over a period of 24 hours or less in a manner which carries a significant risk of undermining a licensing objective; (d) selling or supplying alcohol in association with promotional posters or flyers on, or in the vicinity of, the premises which can reasonably be considered to condone, encourage or glamorise anti-social behaviour or to refer to the effects of drunkenness in any favourable manner. (e) dispensing alcohol directly by one person into the mouth of another (other than where that other person is unable to drink without assistance by

reason of a disability). 4. The responsible person must ensure that free potable water is provided on request to customers where it is reasonably available. 5.5.1. The premises licence holder or club premises certificate holder must ensure that an age verification policy is adopted in respect of the premises in relation to the sales or supply of alcohol. 5.2 The designated premises supervisor in relation to the premises licences must ensure that the supply of alcohol at the premises is carried on in accordance with the age verification policy. 5.3. The policy must require individuals who appear to the responsible person to be under 18 years of age (or such older age as may be specified in the policy) to produce on request, before being served alcohol, identification bearing their photograph, date of birth and either:- (a) a holographic mark or (b) an ultraviolet feature 6. The responsible person must ensure that: a) where any of the following alcoholic drinks is sold or supplied for consumption on the premises (other than alcoholic drinks sold or supplied having been made up in advance ready for sale or supply in a securely closed container) it is available to customers in the following measures: • beer or cider: 1/2 pint; • gin, rum, vodka or whisky: 25ml or 35ml; and • still wine in a glass: 125ml; and b) these measures are displayed in a menu, price list or other printed material which is available to customers on the premises; and c) where a customer does not in relation to a sale of alcohol specify the quantity of alcohol to be sold, the customer is made aware that these measures are available. Minimum Drinks Pricing 7. 7.1 A relevant person shall ensure that no alcohol is sold or supplied for consumption on or off the premises for a price which is less than the permitted price. 7.2 For the purposes of the condition set out in paragraph 7.1 above - (a) "duty" is to be construed in accordance with the Alcoholic Liquor Duties Act 1979; (b) "permitted price" is the price found by applying the formula - $P = D + (D \times V)$ Where - (i) P is the permitted price, (ii) D is the rate of duty chargeable in relation to the alcohol as if the duty were charged on the date of the sale or supply of the alcohol, and (iii) V is the rate of value added tax chargeable in relation to the alcohol as if the value added tax were charged on the date of the sale or supply of the alcohol; (c) "relevant person" means, in relation to premises in respect of which there is in force a premises licence - (i) the holder of the premises licence, (ii) the designated premises supervisor (if any) in respect of such a licence, or (iii) the personal licence holder who makes or authorises a supply of alcohol under such a licence; (d) "relevant person" means, in relation to premises in respect of which there is in force a club premises certificate, any member or officer of the club present on the premises in a capacity which enables the member or officer to prevent the supply in question; and (e) "value added tax" means value added tax charged in accordance with the Value Added Tax Act 1994. 7.3 Where the permitted price given by Paragraph 7.2(b) above would (apart from this paragraph) not be a whole number of pennies, the price given by that sub-paragraph shall be taken to be the price actually given by that sub-paragraph rounded up to the nearest penny. 7.4 (1) Sub-paragraph 7.4(2) below applies where the permitted price given by Paragraph 7.2(b) above on a day ("the first day") would be different from the permitted price on the next day ("the second day") as a result of a change to the rate of duty or value added tax. (2) The permitted price which would apply on the first day applies to sales or supplies of alcohol which take place before the expiry of the period of 14 days beginning on the second day.

Mandatory Condition (Door Supervision)

N/A

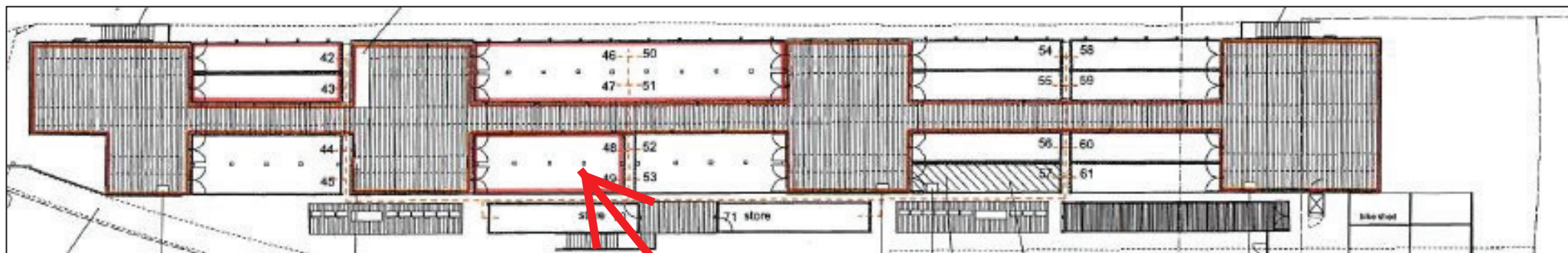
Conditions derived from Operating Schedule

8. An incident log shall be kept at the premises, and made available on request to an authorised officer of Hackney Council or the Police, which will record the following: all crimes reported to the venue all ejections of patrons any complaints received any incidents of disorder any refusal of the sale of alcohol any visit by a relevant authority or emergency service.
9. A proof of age scheme, such as Challenge 25, shall be operated at the premises where the only acceptable forms of identification are recognised photographic identification cards, such as a driving licence or passport.
10. Intoxicating liquor shall not be sold, supplied or consumed on the premises otherwise than to persons who are taking substantial table meals and that the consumption of intoxicating liquor by such persons is ancillary to taking such meals.
11. The total capacity of the restaurant including staff shall not exceed 19.

Conditions attached after a hearing by the Licensing Authority

N/A

Unit 48 To 49



Licence No.	Address	Licensee	DPS	Activities authorised by the licence
LBH-PRE-T-1242	Cottons Unit 48 To 49, Boxpark 2-10 Bethnal Green Road London E1 6GY	Boxpark Limited 20 Regent Street Brighton BN1 1UX	Ms Zana Granakova	Supply of Alcohol On and Off Premises Mon 10:00-23:00^Tue 10:00-23:00^Wed 10:00-23:00^Thu 10:00-23:00^Fri 10:00-23:00^Sat 10:00-23:00^Sun 10:00-22:00 Recorded Music Mon 10:00-23:00^Tue 10:00-23:00^Wed 10:00-23:00^Thu 10:00-23:00^Fri 10:00-23:00^Sat 10:00-23:00^Sun 10:00-22:00
			Date granted 7/11/2011	

Mandatory Condition (Alcohol)

Supply of Alcohol 1. No supply of alcohol may be made under the premises licence: (a) At a time when there is no designated premises supervisor in respect of the premises licence. (b) At a time when the designated premises supervisor does not hold a personal licence or his personal licence is suspended. 2. Every supply of alcohol under the premises licence must be made or authorised by a person who holds a personal licence. 3. The responsible person shall take all reasonable steps to ensure that staff on relevant premises do not carry out, arrange or participate in any irresponsible promotions in relation to the premises. 4. The responsible person shall ensure that no alcohol is dispensed directly by one person into the mouth of another (other than where that other person is unable to drink without assistance by reason of a disability). 5. The responsible person shall ensure that free tap water is provided on request to customers where it is reasonably available. 6.1. The premises licence holder or club premises certificate holder shall ensure that an age verification policy applies to the premises in relation to the sales or supply of alcohol. 6.2. The policy must require individuals who appear to the responsible person to be under 18 years if age (or such older age as may be specified in the policy) to produce on request, before being served alcohol, identification bearing their photograph, date of birth and a holographic mark. 7. The responsible person shall ensure that: a) where any of the following alcoholic drinks is sold or supplied for consumption on the premises (other than alcoholic drinks sold or supplied having been made up in advance ready for

sale or supply in a securely closed container) it is available to customers in the following measures: • beer or cider:1/2 pint; • gin, rum, vodka or whisky: 25ml or 35ml; and • still wine in a glass: 125ml; and b) customers are made aware of the availability of these measures.

Mandatory Condition (Door Supervision)

N/A

Conditions derived from Operating Schedule

8. Staff are to be regularly trained in the licensing regulations.

9. An incident log shall be kept at the premises, and made available on request to an authorised officer of Hackney Council or the Police, which will record the following: all crimes reported to the venue all ejections of patrons any complaints received any incidents of disorder any refusal of the sale of alcohol any visit by a relevant authority or emergency service.

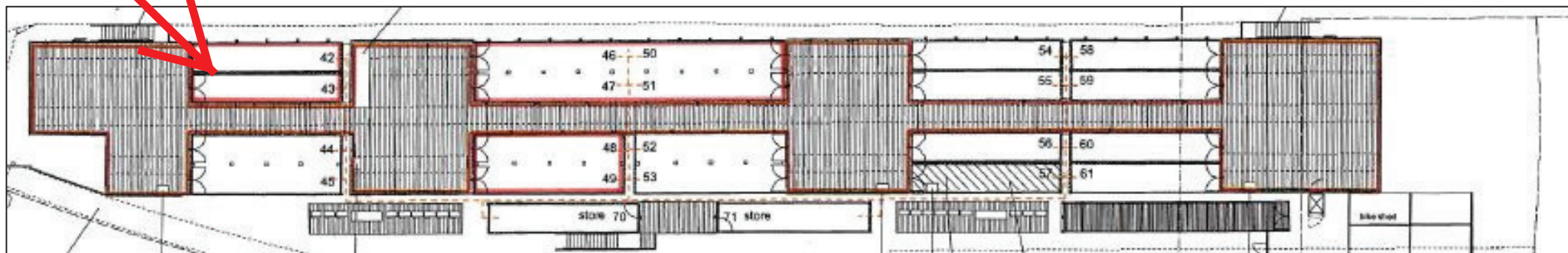
10. The premises shall only operate as a restaurant in which customers are shown to their table, they are served food in the form of substantial table meals that is prepared on the premises and consumed at the table using non disposable crockery.

11. Intoxicating liquor shall not be sold, supplied, or consumed on the premises otherwise than to persons who are taking substantial table meals and that the consumption of intoxicating liquor by such persons is ancillary to taking such meals. The supply of alcohol shall be by waiter or waitress service only.

Conditions attached after a hearing by the Licensing Authority

N/A

Unit 42 To 43



Licence No.	Address	Licensee	DPS	Activities authorised by the licence
LBH-PRE-T-1251	Chicken Box Unit 42 To 43, Boxpark 2-10 Bethnal Green Road London E1 6GY	Boxpark Limited 20 Regent Street Brighton BN1 1UX	Zana Granakova	Supply of Alcohol On and Off Premises Mon 08:00-22:00^Tue 08:00-22:00^Wed 08:00-22:00^Thu 08:00-22:00^Fri 08:00-22:30^Sat 08:00-22:30^Sun 08:00-20:00
			Date granted 5/12/2011	Recorded Music Mon 08:00-20:00^Tue 08:00-20:00^Wed 08:00-20:00^Thu 08:00-22:00^Fri 08:00-20:00^Sat 08:00-20:00^Sun 08:00-20:00

Mandatory Condition (Alcohol)

Supply of Alcohol 1. No supply of alcohol may be made under the premises licence: (a) At a time when there is no designated premises supervisor in respect of the premises licence. (b) At a time when the designated premises supervisor does not hold a personal licence or his personal licence is suspended. 2. Every supply of alcohol under the premises licence must be made or authorised by a person who holds a personal licence. 3. (1) The responsible person must ensure that staff on relevant premises do not carry out, arrange or participate in any irresponsible promotions in relation to the premises. (2) In this paragraph, an irresponsible promotion means any one or more of the following activities, or substantially similar activities, carried on for the purpose of encouraging the sale or supply of alcohol for consumption on the premises - (a) games or other activities which require or encourage, or are designed to require or encourage, individuals to; (i) drink a quantity of alcohol within a time limit (other than to drink alcohol sold or supplied on the premises before the cessation of the period in which the responsible person is authorised to sell or supply alcohol), or (ii) drink as much alcohol as possible (whether within a time limit or otherwise); (b) provision of unlimited or unspecified quantities of alcohol free or for a fixed or discounted fee to the public or to a group defined by a particular characteristic in a manner which carries a significant risk of undermining a licensing objective; (c) provision of free or discounted alcohol or any other thing as a prize to encourage or reward the purchase and consumption of alcohol over a period of 24 hours or less

in a manner which carries a significant risk of undermining a licensing objective; (d) selling or supplying alcohol in association with promotional posters or flyers on, or in the vicinity of, the premises which can reasonably be considered to condone, encourage or glamorise anti-social behaviour or to refer to the effects of drunkenness in any favourable manner. (e) dispensing alcohol directly by one person into the mouth of another (other than where that other person is unable to drink without assistance by reason of a disability). 4. The responsible person must ensure that free potable water is provided on request to customers where it is reasonably available. 5.5.1. The premises licence holder or club premises certificate holder must ensure that an age verification policy is adopted in respect of the premises in relation to the sales or supply of alcohol. 5.2 The designated premises supervisor in relation to the premises licences must ensure that the supply of alcohol at the premises is carried on in accordance with the age verification policy. 5.3. The policy must require individuals who appear to the responsible person to be under 18 years of age (or such older age as may be specified in the policy) to produce on request, before being served alcohol, identification bearing their photograph, date of birth and either:- (a) a holographic mark or (b) an ultraviolet feature 6. The responsible person must ensure that: a) where any of the following alcoholic drinks is sold or supplied for consumption on the premises (other than alcoholic drinks sold or supplied having been made up in advance ready for sale or supply in a securely closed container) it is available to customers in the following measures: • beer or cider: 1/2 pint; • gin, rum, vodka or whisky: 25ml or 35ml; and • still wine in a glass: 125ml; and b) these measures are displayed in a menu, price list or other printed material which is available to customers on the premises; and c) where a customer does not in relation to a sale of alcohol specify the quantity of alcohol to be sold, the customer is made aware that these measures are available. Minimum Drinks Pricing 7. 7.1 A relevant person shall ensure that no alcohol is sold or supplied for consumption on or off the premises for a price which is less than the permitted price. 7.2 For the purposes of the condition set out in paragraph 7.1 above - (a) "duty" is to be construed in accordance with the Alcoholic Liquor Duties Act 1979; (b) "permitted price" is the price found by applying the formula - $P = D + (D \times V)$ Where - (i) P is the permitted price, (ii) D is the rate of duty chargeable in relation to the alcohol as if the duty were charged on the date of the sale or supply of the alcohol, and (iii) V is the rate of value added tax chargeable in relation to the alcohol as if the value added tax were charged on the date of the sale or supply of the alcohol; (c) "relevant person" means, in relation to premises in respect of which there is in force a premises licence - (i) the holder of the premises licence, (ii) the designated premises supervisor (if any) in respect of such a licence, or (iii) the personal licence holder who makes or authorises a supply of alcohol under such a licence; (d) "relevant person" means, in relation to premises in respect of which there is in force a club premises certificate, any member or officer of the club present on the premises in a capacity which enables the member or officer to prevent the supply in question; and (e) "value added tax" means value added tax charged in accordance with the Value Added Tax Act 1994. 7.3 Where the permitted price given by Paragraph 7.2(b) above would (apart from this paragraph) not be a whole number of pennies, the price given by that sub-paragraph shall be taken to be the price actually given by that sub-paragraph rounded up to the nearest penny. 7.4 (1) Sub-paragraph 7.4(2) below applies where the permitted price given by Paragraph 7.2(b) above on a day ("the first day") would be different from the permitted price on the next day ("the second day") as a result of a change to the rate of duty or value added tax. (2) The permitted price which would apply on the first day applies to sales or supplies of alcohol which take place before the expiry of the period of 14 days beginning on the second day.

Mandatory Condition (Door Supervision)

N/A

Conditions derived from Operating Schedule

8. All staff will be trained in health and safety and all rules will be adhered to.
9. All guests will be asked to leave the premises quietly at all times.
10. Customers will not congregate outside of the premises.
11. No children under the age of 16 will be allowed in to the premises after 6.00pm unless accompanied by a consenting responsible adult who is purchasing food.
12. All alcohol to be served in plastic receptacle after 20:00 hours.

13. There shall be no promotional offers after 20:00 hours.

14. The premises shall maintain a comprehensive CCTV system as per the minimum requirements of a Metropolitan Police Crime Prevention Officer. All public areas, 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.

15. 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 are open to the public. This staff member shall be able to show Police or an authorised officer of Hackney Borough Council recent data or footage with the absolute minimum of delay when requested.

16. An incident log shall be kept at the premises, and made available immediately to an authorised officer of the Hackney Borough Council or the Police, which will record the following: a. all crimes reported to the venue b. any complaints received c. any incidents of disorder d. any faults in the CCTV system e. any refusal of the sale of alcohol f. any visit by a relevant authority or emergency service.

17. There shall be "CCTV in Operation" signs prominently displayed.

18. All instances of crime or 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.

19. Where the sale or supply of alcohol is taking place employees of the premises must request sight of evidence of the age of any person appearing to be under 25 years of age (Challenge 25). Such evidence may include a driving licence or passport.

20. All drinks shall be decanted into plastic or polycarbonate vessels.

21. The premises will display and maintain appropriate signage advising customers of the contact details of the Designated Premises Supervisor.

22. There shall be prominent signage requesting customers to leave the premises quietly and respect local residents.

23. All staff will be given refresher training every twelve months on the legislation relating to the sales of alcohol to underage persons and drunken persons. Written records of this training shall be kept on the premises and produced to police or other authorised officer upon request.

24. The premises shall adhere to Hackney Police Theft, Weapons and Drugs Policies and any updates thereof.

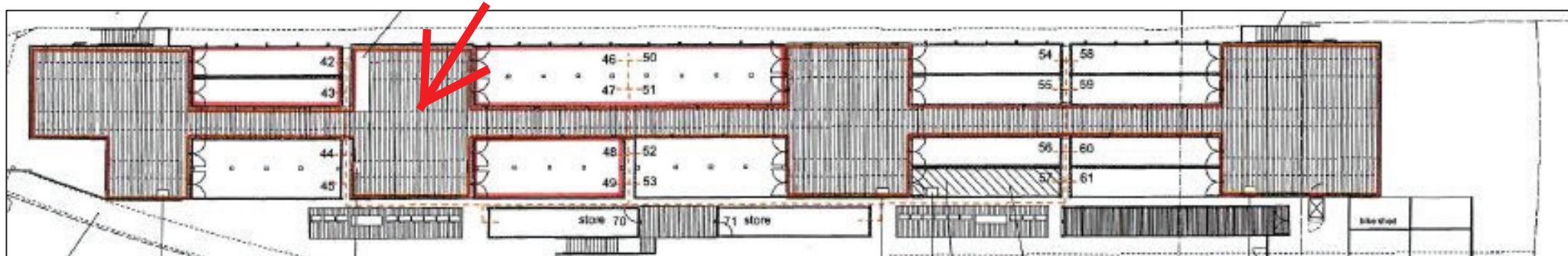
25. After 20:00 hours alcohol shall not be sold, supplied or consumed otherwise than to persons who are taking a substantial meal from the menu and that the consumption of alcohol by such persons is ancillary to taking such meals.

Conditions attached after a hearing by the Licensing Authority

26. All off sales shall be for consumption on the terrace area allocated to Chicken Box immediately outside the front of the premises only and shall be decanted into plastic or polycarbonate vessels.

27. Any music played within the premises shall not be audible outside the premises above background levels so that it does not cause a noise nuisance to residents nearby.

Deck Areas Outside Units 48 & 49 and 46 & 47



Licence No.	Address	Licensee	DPS	Activities authorised by the licence
LBH-PRE-T-1397	Boxpark Deck Areas Outside Units 48 & 49 and 46 & 47 2-10 Bethnal Green Road London E1 6GY	Boxpark Limited 20 Regent Street Brighton BN1 1UX	Ms Zana Gramakova	Supply of Alcohol On Premises Mon 10:00-22:45^Tue 10:00-22:45^Wed 10:00-22:45^Thu 10:00-22:45^Fri 10:00-22:45^Sat 10:00-22:45^Sun 10:00-21:45
			Date granted 30/4/2013	
Mandatory Condition (Alcohol)				
Supply of Alcohol 1. No supply of alcohol may be made under the premises licence: (a) At a time when there is no designated premises supervisor in respect of the premises licence. (b)At a time when the designated premises supervisor does not hold a personal licence or his personal licence is suspended. 2. Every supply of alcohol under the premises licence must be made or authorised by a person who holds a personal licence. 3. The responsible person shall take all reasonable steps to ensure that staff on relevant premises do not carry out, arrange or participate in any irresponsible promotions in relation to the premises. 4. The responsible person shall ensure that no alcohol is dispensed directly by one person into the mouth of another (other than where that other person is unable to drink without assistance by reason of a disability). 5. The responsible person shall ensure that free tap water is provided on request to customers where it is reasonably available. 6.1. The premises licence holder or club premises certificate holder shall ensure that an age verification policy applies to the premises in relation to the sales or supply of alcohol. 6.2. The policy must require individuals who appear to the responsible person to be under 18 years if age (or such older age as may be specified in the policy) to produce on request, before being served alcohol, identification bearing their photograph, date of birth and a holographic mark. 7. The responsible person shall ensure that: a) where any of the following alcoholic drinks is sold or supplied for consumption on the premises (other than alcoholic drinks sold or supplied having been made up in advance ready for sale or supply in a securely closed container) it is available to customers in the following measures: • beer or cider:1/2 pint; • gin, rum, vodka or whisky: 25ml or 35ml; and • still wine in a glass: 125ml; and b) customers are made aware of the availability of these measures.				

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Mandatory Condition (Door Supervision)

8. Each individual who is to carry out a security activity at the premises must be licensed by the Security Industry Authority.

Conditions derived from Operating Schedule

9. The Challenge 25 policy will be in place.

10. There will be a steward up to 20:00 hours and a SIA badged security between 20:00 hours up to 23:30 hours on all days.

11. The premises shall maintain a comprehensive CCTV system as per the minimum requirements of a Metropolitan Police Crime Prevention Officer. All 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. 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 are open to the public. This staff member shall be able to show Police recent data or footage with the absolute minimum of delay when requested.

12. An incident log shall be kept at the premises, and made available immediately to an authorised officer of the Hackney Borough Council or the Police, which will record the following: (a) all crimes reported to the venue (b) any complaints received (c) any incidents of disorder (d) any defaults in the CCTV system or searching equipment or scanning equipment (e) any refusal of the sale of alcohol (f) any visit by a relevant authority or emergency service

13. Patrons sitting in the seated area shall purchase alcohol from staff by 'at table' service only.

14. There shall be no persons aged under 21 permitted at the premises except for customers walking through the premises to gain access to other parts of Boxpark.

15. The premises will display and maintain appropriate signage advising customers to leave the premises in an orderly and quiet manner.

16. Substantial food shall be made available at the premises when alcohol is being sold.

17. The capacity of the premises shall be a maximum of 80 (50 seated and 30 standing) except for customers walking through the premises to gain access to other parts of Boxpark.

18. There shall be a canopy maintained over the premises at all times to reduce noise outbreak.

19. The premises licence holder shall employ a minimum of three personal licence holders for the duration of the premises licence.

20. The premises shall only be used by patrons of Mr Chris Singham trading as Cotton Rhum Bar Premises, except for customers walking through the premises to gain access to other parts of Boxpark.

21. A dedicated number for the operations manager on duty at the premises shall be made available to the Licensing Service, Police, local residents associations and business associations.

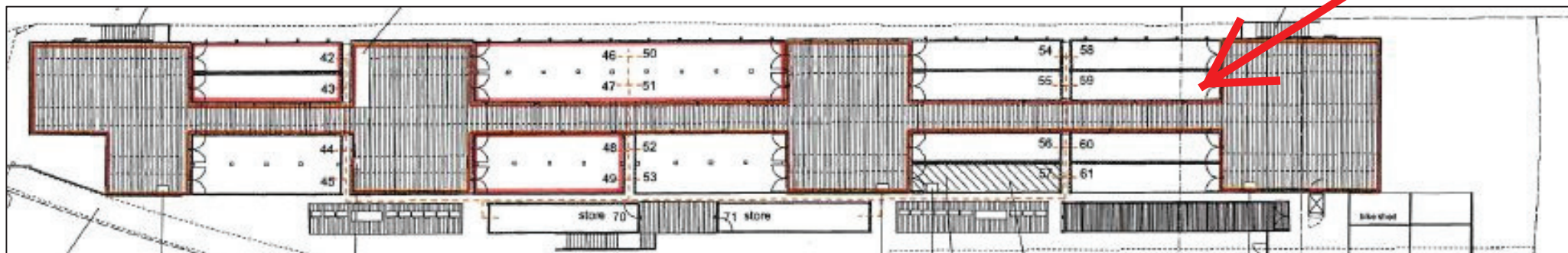
22. The premises licence holder shall take all reasonable steps to ensure that regulated entertainment is not provided at the premises.

23. The premises licence holder shall take all reasonable steps to ensure that patrons do not take drinks from the premises to any other part of Boxpark.

Conditions attached after a hearing by the Licensing Authority

N/A

Unit 59



Licence No.	Address	Licensee	DPS	Activities authorised by the licence
PRE-N-0977	Falafelicious Unit 59, Boxpark 2-10 Bethnal Green Road London E1 6JY	Falafelicious Limited 5-7 Cranwood Street Hackney London EC1V 9GR	Shalom Arni Gozlan Date granted 10/12/2013	Supply of Alcohol On and Off Premises Mon 08:00-23:00^Tue 08:00-23:00^Wed 08:00-23:00^Thu 08:00-23:00^Fri 08:00-23:00^Sat 08:00-23:00^Sun 08:00-22:00

Mandatory Condition (Alcohol)

Supply of Alcohol 1. No supply of alcohol may be made under the premises licence: (a) At a time when there is no designated premises supervisor in respect of the premises licence. (b) At a time when the designated premises supervisor does not hold a personal licence or his personal licence is suspended. 2. Every supply of alcohol under the premises licence must be made or authorised by a person who holds a personal licence. 3. (1) The responsible person must ensure that staff on relevant premises do not carry out, arrange or participate in any irresponsible promotions in relation to the premises. (2) In this paragraph, an irresponsible promotion means any one or more of the following activities, or substantially similar activities, carried on for the purpose of encouraging the sale or supply of alcohol for consumption on the premises - (a) games or other activities which require or encourage, or are designed to require or encourage, individuals to; (i) drink a quantity of alcohol within a time limit (other than to drink alcohol sold or supplied on the premises before the cessation of the period in which the responsible person is authorised to sell or supply alcohol), or (ii) drink as much alcohol as possible (whether within a time limit or otherwise); (b) provision of unlimited or unspecified quantities of alcohol free or for a fixed or discounted fee to the public or to a group defined by a particular characteristic in a manner which carries a significant risk of undermining a licensing objective; (c) provision of free or discounted alcohol or any other thing as a prize to encourage or reward the purchase and consumption of alcohol over a period of 24 hours or less in a manner which carries a significant risk of undermining a licensing objective; (d) selling or supplying alcohol in association with promotional posters or flyers on, or in the vicinity of, the premises which can reasonably be considered to condone, encourage or glamorise anti-social behaviour or to refer to the effects of drunkenness in any favourable manner. (e) dispensing alcohol directly by one person into the mouth of another (other than where that other person is unable to drink without assistance by

reason of a disability). 4. The responsible person must ensure that free potable water is provided on request to customers where it is reasonably available. 5.5.1. The premises licence holder or club premises certificate holder must ensure that an age verification policy is adopted in respect of the premises in relation to the sales or supply of alcohol. 5.2 The designated premises supervisor in relation to the premises licences must ensure that the supply of alcohol at the premises is carried on in accordance with the age verification policy. 5.3. The policy must require individuals who appear to the responsible person to be under 18 years of age (or such older age as may be specified in the policy) to produce on request, before being served alcohol, identification bearing their photograph, date of birth and either:- (a) a holographic mark or (b) an ultraviolet feature 6. The responsible person must ensure that: a) where any of the following alcoholic drinks is sold or supplied for consumption on the premises (other than alcoholic drinks sold or supplied having been made up in advance ready for sale or supply in a securely closed container) it is available to customers in the following measures: • beer or cider: 1/2 pint; • gin, rum, vodka or whisky: 25ml or 35ml; and • still wine in a glass: 125ml; and b) these measures are displayed in a menu, price list or other printed material which is available to customers on the premises; and c) where a customer does not in relation to a sale of alcohol specify the quantity of alcohol to be sold, the customer is made aware that these measures are available. Minimum Drinks Pricing 7. 7.1 A relevant person shall ensure that no alcohol is sold or supplied for consumption on or off the premises for a price which is less than the permitted price. 7.2 For the purposes of the condition set out in paragraph 7.1 above - (a) "duty" is to be construed in accordance with the Alcoholic Liquor Duties Act 1979; (b) "permitted price" is the price found by applying the formula - $P = D + (D \times V)$ Where - (i) P is the permitted price, (ii) D is the rate of duty chargeable in relation to the alcohol as if the duty were charged on the date of the sale or supply of the alcohol, and (iii) V is the rate of value added tax chargeable in relation to the alcohol as if the value added tax were charged on the date of the sale or supply of the alcohol; (c) "relevant person" means, in relation to premises in respect of which there is in force a premises licence - (i) the holder of the premises licence, (ii) the designated premises supervisor (if any) in respect of such a licence, or (iii) the personal licence holder who makes or authorises a supply of alcohol under such a licence; (d) "relevant person" means, in relation to premises in respect of which there is in force a club premises certificate, any member or officer of the club present on the premises in a capacity which enables the member or officer to prevent the supply in question; and (e) "value added tax" means value added tax charged in accordance with the Value Added Tax Act 1994. 7.3 Where the permitted price given by Paragraph 7.2(b) above would (apart from this paragraph) not be a whole number of pennies, the price given by that sub-paragraph shall be taken to be the price actually given by that sub-paragraph rounded up to the nearest penny. 7.4 (1) Sub-paragraph 7.4(2) below applies where the permitted price given by Paragraph 7.2(b) above on a day ("the first day") would be different from the permitted price on the next day ("the second day") as a result of a change to the rate of duty or value added tax. (2) The permitted price which would apply on the first day applies to sales or supplies of alcohol which take place before the expiry of the period of 14 days beginning on the second day.

Mandatory Condition (Door Supervision)

N/A

Conditions derived from Operating Schedule

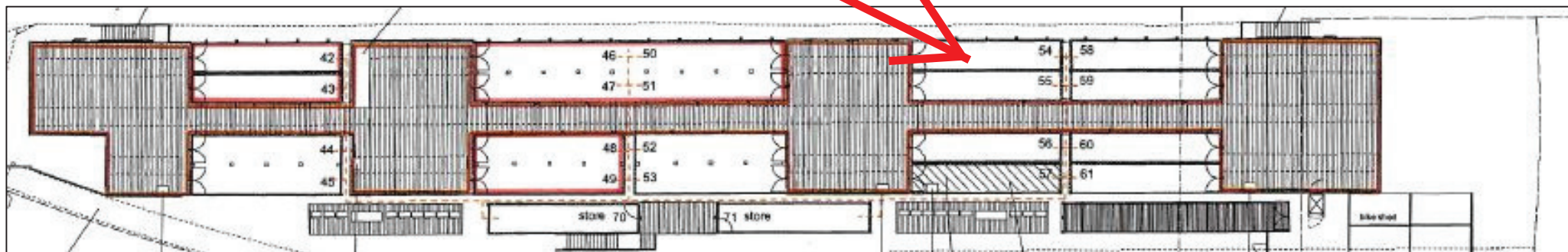
9. There shall be a personal licence holder on duty on the premises at all times when the premises are authorised to sell alcohol.
10. Signs will be prominently displayed at all exit points reminding customers to leave quietly and respect local residents.
11. There shall be no promotional sales of alcohol on the premises where alcohol is sold at a lower price than that at which the same or similar alcoholic drinks are sold, or usually sold, on the premises.
12. Intoxicating liquor shall not be sold, supplied or consumed otherwise than to persons who are taking a substantial meal from the menu and that the consumption of intoxicating liquor by such persons is ancillary to taking such meals. The supply of alcohol will be by waiter/waitress service only.
13. A 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 driving licence or passport.

14. An incident log shall be kept at the premises, and made available on request to an authorised officer of the council or the police, which will record the following. a. All crimes reported: b. All ejections of patrons c. Any complaints received. d. Any incidents of disorder. e. Seizure of drugs or offensive weapons. f. Any faults in the CCTV system or searching equipment or scanning equipment. Any refusal of the sale of alcohol. g. Any visit by a relevant authority or emergency service.
15. Premises to operate zero tolerance policy to drugs and comply with Hackney Police and Council Community safety unit drugs and weapons policy where appropriate.
16. An adequate and appropriate supply of first aid equipment and materials shall be available on the premises.
17. All staff will be given refresher training every twelve months on the legislation relating to the sales of alcohol to underage persons and drunken persons.
18. The licence holder shall maintain a dedicated telephone number of the Designated Premises Supervisor for use by any Responsible Authority or any person who may wish to make a complaint. This contact number shall be provided to licensing authority, police and to any local residents upon request.

Conditions attached after a hearing by the Licensing Authority

N/A

Unit 54



Licence No.	Address	Licensee	DPS	Activities authorised by the licence
60784	Korrito Unit 54, Boxpark 2-10 Bethnal Green Road London E1 6GY	The Athenian Greek Street Food Ltd 19 Plumbers Row London E1 1AE	Efthymios Vasilakis	Supply of Alcohol On Premises Mon 12:00-22:30^Tue 12:00-22:30^Wed 12:00-22:30^Thu 12:00-22:30^Fri 12:00-22:30^Sat 12:00-22:30^Sun 12:00-22:00
			Date granted 31/7/2014	

Mandatory Condition (Alcohol)

Supply of Alcohol 1. No supply of alcohol may be made under the premises licence: (a) At a time when there is no designated premises supervisor in respect of the premises licence. (b) At a time when the designated premises supervisor does not hold a personal licence or his personal licence is suspended. 2. Every supply of alcohol under the premises licence must be made or authorised by a person who holds a personal licence. 3. (1) The responsible person must ensure that staff on relevant premises do not carry out, arrange or participate in any irresponsible promotions in relation to the premises. (2) In this paragraph, an irresponsible promotion means any one or more of the following activities, or substantially similar activities, carried on for the purpose of encouraging the sale or supply of alcohol for consumption on the premises - (a) games or other activities which require or encourage, or are designed to require or encourage, individuals to; (i) drink a quantity of alcohol within a time limit (other than to drink alcohol sold or supplied on the premises before the cessation of the period in which the responsible person is authorised to sell or supply alcohol), or (ii) drink as much alcohol as possible (whether within a time limit or otherwise); (b) provision of unlimited or unspecified quantities of alcohol free or for a fixed or discounted fee to the public or to a group defined by a particular characteristic in a manner which carries a significant risk of undermining a licensing objective; (c) provision of free or discounted alcohol or any other thing as a prize to encourage or reward the purchase and consumption of alcohol over a period of 24 hours or less in a manner which carries a significant risk of undermining a licensing objective; (d) selling or supplying alcohol in association with promotional posters or flyers on, or in the vicinity of, the premises which can reasonably be considered to condone, encourage or glamorise anti-social behaviour or to refer to the effects of drunkenness in any favourable manner. (e) dispensing alcohol directly by one person into the mouth of another (other than where that other person is unable to drink without assistance by

reason of a disability). 4. The responsible person must ensure that free potable water is provided on request to customers where it is reasonably available. 5.5.1. The premises licence holder or club premises certificate holder must ensure that an age verification policy is adopted in respect of the premises in relation to the sales or supply of alcohol. 5.2 The designated premises supervisor in relation to the premises licences must ensure that the supply of alcohol at the premises is carried on in accordance with the age verification policy. 5.3. The policy must require individuals who appear to the responsible person to be under 18 years of age (or such older age as may be specified in the policy) to produce on request, before being served alcohol, identification bearing their photograph, date of birth and either:- (a) a holographic mark or (b) an ultraviolet feature 6. The responsible person must ensure that: a) where any of the following alcoholic drinks is sold or supplied for consumption on the premises (other than alcoholic drinks sold or supplied having been made up in advance ready for sale or supply in a securely closed container) it is available to customers in the following measures: • beer or cider: 1/2 pint; • gin, rum, vodka or whisky: 25ml or 35ml; and • still wine in a glass: 125ml; and b) these measures are displayed in a menu, price list or other printed material which is available to customers on the premises; and c) where a customer does not in relation to a sale of alcohol specify the quantity of alcohol to be sold, the customer is made aware that these measures are available. Minimum Drinks Pricing 7. 7.1 A relevant person shall ensure that no alcohol is sold or supplied for consumption on or off the premises for a price which is less than the permitted price. 7.2 For the purposes of the condition set out in paragraph 7.1 above - (a) "duty" is to be construed in accordance with the Alcoholic Liquor Duties Act 1979; (b) "permitted price" is the price found by applying the formula - $P = D + (D \times V)$ Where - (i) P is the permitted price, (ii) D is the rate of duty chargeable in relation to the alcohol as if the duty were charged on the date of the sale or supply of the alcohol, and (iii) V is the rate of value added tax chargeable in relation to the alcohol as if the value added tax were charged on the date of the sale or supply of the alcohol; (c) "relevant person" means, in relation to premises in respect of which there is in force a premises licence - (i) the holder of the premises licence, (ii) the designated premises supervisor (if any) in respect of such a licence, or (iii) the personal licence holder who makes or authorises a supply of alcohol under such a licence; (d) "relevant person" means, in relation to premises in respect of which there is in force a club premises certificate, any member or officer of the club present on the premises in a capacity which enables the member or officer to prevent the supply in question; and (e) "value added tax" means value added tax charged in accordance with the Value Added Tax Act 1994. 7.3 Where the permitted price given by Paragraph 7.2(b) above would (apart from this paragraph) not be a whole number of pennies, the price given by that sub-paragraph shall be taken to be the price actually given by that sub-paragraph rounded up to the nearest penny. 7.4 (1) Sub-paragraph 7.4(2) below applies where the permitted price given by Paragraph 7.2(b) above on a day ("the first day") would be different from the permitted price on the next day ("the second day") as a result of a change to the rate of duty or value added tax. (2) The permitted price which would apply on the first day applies to sales or supplies of alcohol which take place before the expiry of the period of 14 days beginning on the second day.

Mandatory Condition (Door Supervision)

N/A

Conditions derived from Operating Schedule

8. Intoxicating liquor shall not be sold or supplied on the premises otherwise than to persons taking table meals there and for consumption by such a person as an ancillary to his meal.
9. Suitable beverages other than intoxicating liquor (including drinking water) shall be equally available with or otherwise as an ancillary to meals served in the licensed premises.
10. Customers will be prevented from leaving the licensed premises with bottles or glass drinking vessels.
11. Adequate training will be provided to bar staff to ensure compliance with the law, including documenting such training.
12. The licensee will ensure the secure containment of empty bottles, e.g. prompt clearing of empty glasses throughout operating times.
13. Signage will be on display requesting customers to leave quietly and minimise disturbance to residents in the area.

14. Depositing of waste glass into receptacles will be undertaken at times that will cause minimum disturbance to residents.

15. A Challenge 21 policy will be enforced at the premises and signs to this effect will be displayed at the premises. The only acceptable forms of identity will be recognised photographic identification documents such as passport, photo-card driving licence or proof of age card bearing a PASS hologram.

16. A register of refusals will be maintained at the premises.

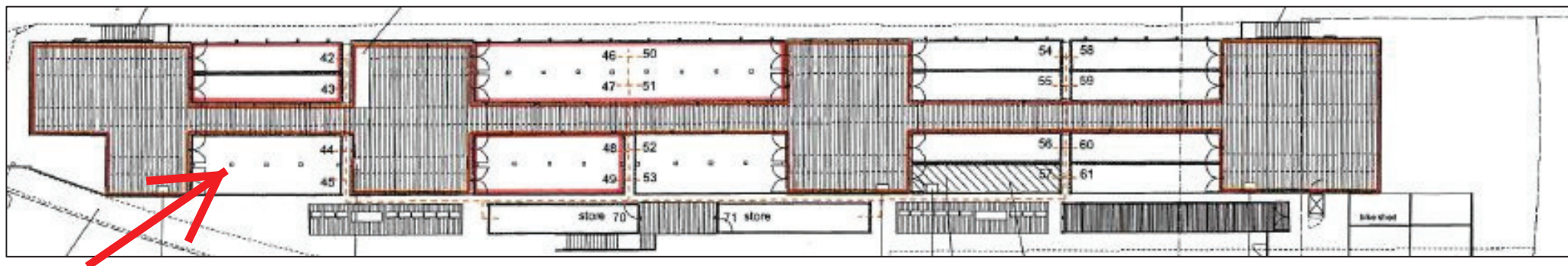
17. Appropriate induction training will be undertaken with all relevant staff to cover appropriate subjects for their role including: a) The responsible sale of alcohol. b) The prevention of under-age sales of alcohol, the Challenge 21 policy and in checking & authenticating accepted forms of identification. c) The responsibility to refuse the sale of alcohol to any person who is drunk.

18. An incident log shall be kept at the premises, and made available on request to an authorised officer of Hackney Council or the Police, which will record the following:
i. all crimes reported to the venue ii. all ejections of patrons iii. any complaints received iv. any incidents of disorder v. any refusal of the sale of alcohol vi. any visit by a relevant authority or emergency service.

Conditions attached after a hearing by the Licensing Authority

N/A

Unit 44 To 45



Licence No.	Address	Licensee	DPS	Activities authorised by the licence
LBH-PRE-T-1252	Arni's Unit 44 To 45, Boxpark 2-10 Bethnal Green Road London E1 6GY	Karin Braverman 76 Francklyn Gardens Edgware HA8 8SA	Karin Braverman	Supply of Alcohol On and Off Premises Mon 08:00-22:30^Tue 08:00-22:30^Wed 08:00-22:30^Thu 08:00-22:30^Fri 08:00-22:30^Sat 08:00-22:30^Sun 08:00-21:30
			Date granted 5/12/2011	

Mandatory Condition (Alcohol)

Supply of Alcohol 1. No supply of alcohol may be made under the premises licence: (a) At a time when there is no designated premises supervisor in respect of the premises licence. (b) At a time when the designated premises supervisor does not hold a personal licence or his personal licence is suspended. 2. Every supply of alcohol under the premises licence must be made or authorised by a person who holds a personal licence. 3. (1) The responsible person must ensure that staff on relevant premises do not carry out, arrange or participate in any irresponsible promotions in relation to the premises. (2) In this paragraph, an irresponsible promotion means any one or more of the following activities, or substantially similar activities, carried on for the purpose of encouraging the sale or supply of alcohol for consumption on the premises - (a) games or other activities which require or encourage, or are designed to require or encourage, individuals to; (i) drink a quantity of alcohol within a time limit (other than to drink alcohol sold or supplied on the premises before the cessation of the period in which the responsible person is authorised to sell or supply alcohol), or (ii) drink as much alcohol as possible (whether within a time limit or otherwise); (b) provision of unlimited or unspecified quantities of alcohol free or for a fixed or discounted fee to the public or to a group defined by a particular characteristic in a manner which carries a significant risk of undermining a licensing objective; (c) provision of free or discounted alcohol or any other thing as a prize to encourage or reward the purchase and consumption of alcohol over a period of 24 hours or less in a manner which carries a significant risk of undermining a licensing objective; (d) selling or supplying alcohol in association with promotional posters or flyers on, or in the vicinity of, the premises which can reasonably be considered to condone, encourage or glamorise anti-social behaviour or to refer to the effects of drunkenness in any favourable manner. (e) dispensing alcohol directly by one person into the mouth of another (other than where that other person is unable to drink without assistance by

reason of a disability). 4. The responsible person must ensure that free potable water is provided on request to customers where it is reasonably available. 5.5.1. The premises licence holder or club premises certificate holder must ensure that an age verification policy is adopted in respect of the premises in relation to the sales or supply of alcohol. 5.2 The designated premises supervisor in relation to the premises licences must ensure that the supply of alcohol at the premises is carried on in accordance with the age verification policy. 5.3. The policy must require individuals who appear to the responsible person to be under 18 years of age (or such older age as may be specified in the policy) to produce on request, before being served alcohol, identification bearing their photograph, date of birth and either:- (a) a holographic mark or (b) an ultraviolet feature 6. The responsible person must ensure that: a) where any of the following alcoholic drinks is sold or supplied for consumption on the premises (other than alcoholic drinks sold or supplied having been made up in advance ready for sale or supply in a securely closed container) it is available to customers in the following measures: • beer or cider: 1/2 pint; • gin, rum, vodka or whisky: 25ml or 35ml; and • still wine in a glass: 125ml; and b) these measures are displayed in a menu, price list or other printed material which is available to customers on the premises; and c) where a customer does not in relation to a sale of alcohol specify the quantity of alcohol to be sold, the customer is made aware that these measures are available. Minimum Drinks Pricing 7. 7.1 A relevant person shall ensure that no alcohol is sold or supplied for consumption on or off the premises for a price which is less than the permitted price. 7.2 For the purposes of the condition set out in paragraph 7.1 above - (a) "duty" is to be construed in accordance with the Alcoholic Liquor Duties Act 1979; (b) "permitted price" is the price found by applying the formula - $P = D + (D \times V)$ Where - (i) P is the permitted price, (ii) D is the rate of duty chargeable in relation to the alcohol as if the duty were charged on the date of the sale or supply of the alcohol, and (iii) V is the rate of value added tax chargeable in relation to the alcohol as if the value added tax were charged on the date of the sale or supply of the alcohol; (c) "relevant person" means, in relation to premises in respect of which there is in force a premises licence - (i) the holder of the premises licence, (ii) the designated premises supervisor (if any) in respect of such a licence, or (iii) the personal licence holder who makes or authorises a supply of alcohol under such a licence; (d) "relevant person" means, in relation to premises in respect of which there is in force a club premises certificate, any member or officer of the club present on the premises in a capacity which enables the member or officer to prevent the supply in question; and (e) "value added tax" means value added tax charged in accordance with the Value Added Tax Act 1994. 7.3 Where the permitted price given by Paragraph 7.2(b) above would (apart from this paragraph) not be a whole number of pennies, the price given by that sub-paragraph shall be taken to be the price actually given by that sub-paragraph rounded up to the nearest penny. 7.4 (1) Sub-paragraph 7.4(2) below applies where the permitted price given by Paragraph 7.2(b) above on a day ("the first day") would be different from the permitted price on the next day ("the second day") as a result of a change to the rate of duty or value added tax. (2) The permitted price which would apply on the first day applies to sales or supplies of alcohol which take place before the expiry of the period of 14 days beginning on the second day.

Mandatory Condition (Door Supervision)

N/A

Conditions derived from Operating Schedule

8. A digital or analogue CCTV system to be installed which will be detailed as follows: - be installed internally and externally - be maintained in good working order - cover all points of access and egress - ensure good coverage of all public areas - incorporate a recording facility that allows recordings to be stored for at least 31 days. - The system will be fully operational and record throughout the hours the premises are open for any licensable activity. The police and council officers must be given access to the recordings upon request.'

9. Staff are to be trained in all aspects of health and safety.

10. An incident log shall be kept at the premises, and made available on request to an authorised officer of Hackney Council or the Police, which will record the following:

i. all crimes reported to the venue ii. all ejections of patrons iii. any complaints received iv. any incidents of disorder v. any refusal of the sale of alcohol vi. any visit by a relevant authority or emergency service

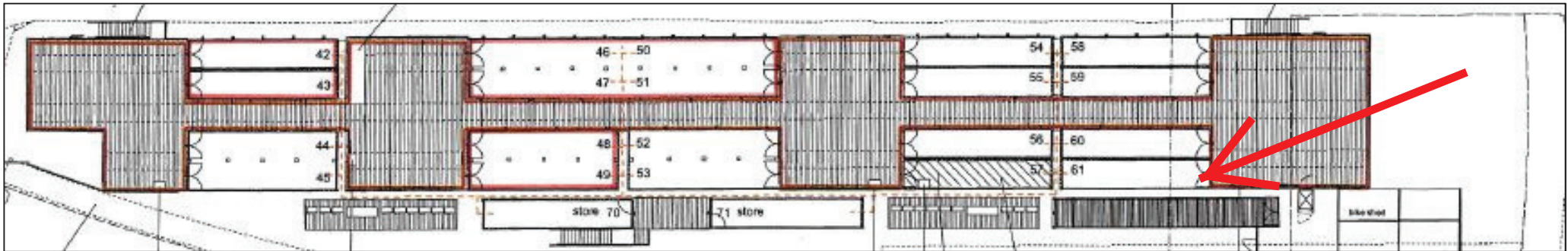
11. A proof of age scheme, such as Challenge 25, shall be operated at the premises where the only acceptable forms of identification are recognised photographic identification cards, such as a driving licence or passport.

12. The sale of alcohol will remain ancillary to the operation of the premises as a gourmet salad bar.

Conditions attached after a hearing by the Licensing Authority

N/A

Unit 61



Licence No.	Address	Licensee	DPS	Activities authorised by the licence
LBH-PRE-T-1257	Bukowski Unit 61, Boxpark Retail Park 2-10 Bethnal Green Road London E1 6GY	Bukowski Limited 50-51 Berwick Street London W1F 8SJ	Roman Rusin	Supply of Alcohol On and Off Premises Mon 10:00-23:00^Tue 10:00-23:00^Wed 10:00-23:00^Thu 10:00-23:00^Fri 10:00-23:00^Sat 10:00-23:00^Sun 10:00-22:00
			Date granted 8/12/2011	Recorded Music Mon 07:00-23:00^Tue 07:00-23:00^Wed 07:00-23:00^Thu 07:00-23:00^Fri 07:00-23:00^Sat 07:00-23:00^Sun 08:00-22:00

Mandatory Condition (Alcohol)

Supply of Alcohol 1. No supply of alcohol may be made under the premises licence: (a) At a time when there is no designated premises supervisor in respect of the premises licence. (b)At a time when the designated premises supervisor does not hold a personal licence or his personal licence is suspended. 2. Every supply of alcohol under the premises licence must be made or authorised by a person who holds a personal licence. 3. (1) The responsible person must ensure that staff on relevant premises do not carry out, arrange or participate in any irresponsible promotions in relation to the premises. (2) In this paragraph, an irresponsible promotion means any one or more of the following activities, or substantially similar activities, carried on for the purpose of encouraging the sale or supply of alcohol for consumption on the premises - (a) games or other activities which require or encourage, or are designed to require or encourage, individuals to; (i) drink a quantity of alcohol within a time limit (other than to drink alcohol sold or supplied on the premises before the cessation of the period in which the responsible person is authorised to sell or supply alcohol), or (ii) drink as much alcohol as possible (whether within a time limit or otherwise); (b) provision of unlimited or unspecified quantities of alcohol free or for a fixed or discounted fee to the public or to a group defined by a particular characteristic in a manner which carries a significant risk of undermining a licensing objective; (c) provision of free or discounted alcohol or any other thing as a prize to encourage or reward the purchase and consumption of alcohol over a period of 24 hours or less in a manner which carries a significant risk of undermining a licensing objective; (d) selling or supplying alcohol in association with promotional posters or flyers on, or in the vicinity of, the premises which can reasonably be considered to condone, encourage or glamorise anti-social behaviour or to refer to the effects of drunkenness in any favourable manner. (e) dispensing alcohol directly by one person into the mouth of another (other than where that other person is unable to drink without assistance by

reason of a disability). 4. The responsible person must ensure that free potable water is provided on request to customers where it is reasonably available. 5.5.1. The premises licence holder or club premises certificate holder must ensure that an age verification policy is adopted in respect of the premises in relation to the sales or supply of alcohol. 5.2 The designated premises supervisor in relation to the premises licences must ensure that the supply of alcohol at the premises is carried on in accordance with the age verification policy. 5.3. The policy must require individuals who appear to the responsible person to be under 18 years of age (or such older age as may be specified in the policy) to produce on request, before being served alcohol, identification bearing their photograph, date of birth and either:- (a) a holographic mark or (b) an ultraviolet feature 6. The responsible person must ensure that: a) where any of the following alcoholic drinks is sold or supplied for consumption on the premises (other than alcoholic drinks sold or supplied having been made up in advance ready for sale or supply in a securely closed container) it is available to customers in the following measures: • beer or cider: 1/2 pint; • gin, rum, vodka or whisky: 25ml or 35ml; and • still wine in a glass: 125ml; and b) these measures are displayed in a menu, price list or other printed material which is available to customers on the premises; and c) where a customer does not in relation to a sale of alcohol specify the quantity of alcohol to be sold, the customer is made aware that these measures are available. Minimum Drinks Pricing 7. 7.1 A relevant person shall ensure that no alcohol is sold or supplied for consumption on or off the premises for a price which is less than the permitted price. 7.2 For the purposes of the condition set out in paragraph 7.1 above - (a) "duty" is to be construed in accordance with the Alcoholic Liquor Duties Act 1979; (b) "permitted price" is the price found by applying the formula - $P = D + (D \times V)$ Where - (i) P is the permitted price, (ii) D is the rate of duty chargeable in relation to the alcohol as if the duty were charged on the date of the sale or supply of the alcohol, and (iii) V is the rate of value added tax chargeable in relation to the alcohol as if the value added tax were charged on the date of the sale or supply of the alcohol; (c) "relevant person" means, in relation to premises in respect of which there is in force a premises licence - (i) the holder of the premises licence, (ii) the designated premises supervisor (if any) in respect of such a licence, or (iii) the personal licence holder who makes or authorises a supply of alcohol under such a licence; (d) "relevant person" means, in relation to premises in respect of which there is in force a club premises certificate, any member or officer of the club present on the premises in a capacity which enables the member or officer to prevent the supply in question; and (e) "value added tax" means value added tax charged in accordance with the Value Added Tax Act 1994. 7.3 Where the permitted price given by Paragraph 7.2(b) above would (apart from this paragraph) not be a whole number of pennies, the price given by that sub-paragraph shall be taken to be the price actually given by that sub-paragraph rounded up to the nearest penny. 7.4 (1) Sub-paragraph 7.4(2) below applies where the permitted price given by Paragraph 7.2(b) above on a day ("the first day") would be different from the permitted price on the next day ("the second day") as a result of a change to the rate of duty or value added tax. (2) The permitted price which would apply on the first day applies to sales or supplies of alcohol which take place before the expiry of the period of 14 days beginning on the second day.

Mandatory Condition (Door Supervision)

N/A

Conditions derived from Operating Schedule

9. An incident log shall be kept at the premises, and made available on request to an authorised officer of Hackney Council or the Police, which will record the following: all crimes reported to the venue all ejections of patrons any complaints received any incidents of disorder any refusal of the sale of alcohol any visit by a relevant authority or emergency service.

10. The premises shall only operate as a restaurant in which customers are shown to their table, they are served food in the form of substantial table meals that are prepared on the premises and consumed at the table.

11. Intoxicating liquor shall not be sold, supplied, or consumed on the premises otherwise than to persons who are taking substantial table meals and that the consumption of intoxicating liquor by such persons is ancillary to taking such meals.

12. H&S, RIDDOR and fire risk assessment will be kept up to date.

13. Staff are comprehensively trained and a record is kept of all incidents and accidents.

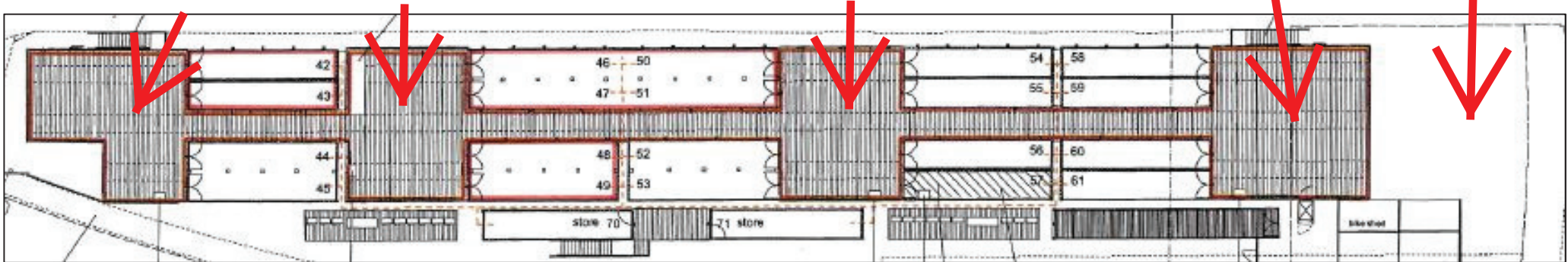
14. Bukowski will ensure that it does not cause noise nuisance to neighbours.

15. Children are welcome if accompanied by a responsible adult for the purposes of having a meal. Staff are trained on their responsibilities to not sell alcohol to persons who are or appear to be underage.

Conditions attached after a hearing by the Licensing Authority

N/A

4 Decking areas on the first floor & the Square on the ground floor



Licence No.	Address	Licensee	DPS	Activities authorised by the licence
LBH-PRE-T-1312	4 Decking areas on the first floor & the Square on the ground floor Boxpark Retail Park 2-10 Bethnal Green Road London E1 6GY	Boxpark Ltd 20 Regent Street Brighton BN1 1UX	N/A	Recorded Music Thu 18:00-21:00^Sun 13:00-16:00 Films Mon 11:00-21:00^Tue 11:00-21:00^Wed 11:00-21:00^Thu 11:00-21:00^Fri 11:00-21:00^Sat 11:00-21:00^Sun 10:00-18:00 Live Music Thu 18:00-21:00^Sun 13:00-16:00 Performance of Dance Mon 11:00-21:00^Tue 11:00-21:00^Wed 11:00-21:00^Thu 11:00-21:00^Fri 11:00-21:00^Sat 11:00-21:00^Sun 10:00-18:00 Other Entertainment Similar to Live or Rec Music or Dance Performance Thu 18:00-21:00^Sun 13:00-16:00
			Date granted 19/7/2012	

Mandatory Condition (Alcohol)
N/A

Mandatory Condition (Door Supervision)
1. Each individual who is to carry out a security activity at the premises must be licensed by the Security Industry Authority.

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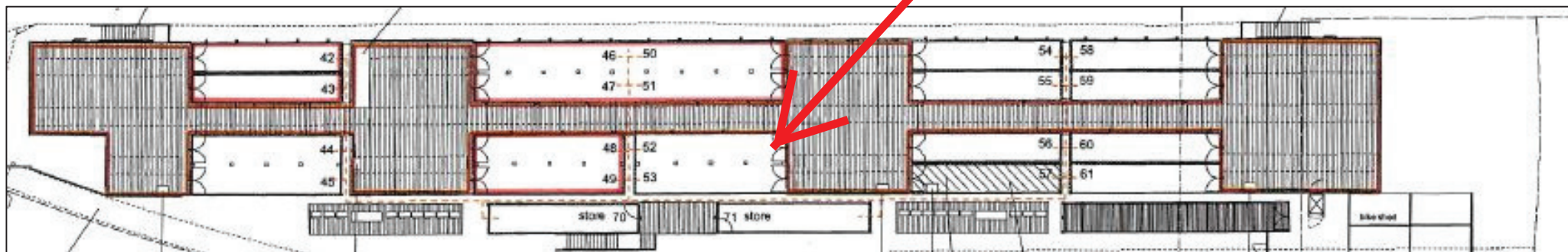
Conditions derived from Operating Schedule

2. No noise nuisance shall be caused to any noise sensitive premises whose frontages are visible from the licensed premises along Bethnal Green Road and Shoreditch High Street.
3. Steps will be taken to ensure that no alcohol is consumed on the ground floor cobbled square during any period of regulated entertainment.
4. A sound limiter will be installed in the background music system and set at a level so as to ensure the absence of noise nuisance to residents in the local vicinity.
5. A separate sound limiter will be installed in the event music system set at a level so as to ensure the absence of noise nuisance to residents in the local vicinity.
6. All events and performances will use the in-house sound system.
7. Any sound equipment used by external performers must be routed through the sound limiter.
8. Live music and recorded music on Thursdays between 18.00 and 21.00 will be limited to the central terrace (see plan).
9. Live music and recorded music on Sundays between 13.00 and 16.00 and on Bank Holidays between 13.00 and 21.00 will be limited to the terrace and cobbled square with sound levels being monitored.
10. The need for SIA staff will be risk assessed on an event by event basis. Where that risk assessment deems it appropriate a minimum of two SIA registered door personnel will be employed with additional staff based on a ratio of 1:100.
11. The premises shall maintain a comprehensive CCTV system as per the minimum requirements of a Metropolitan Police Crime Prevention Officer. All public areas 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. 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 are open to the public. This staff member shall be able to show Police recent data or footage with the absolute minimum of delay when requested.
12. An incident log shall be kept at the premises, and made available on request to an authorised officer of Hackney Council or the Police, which will record the following:
 - i. all crimes reported to the venue
 - ii. all ejections of patrons
 - iii. any complaints received
 - iv. any incidents of disorder
 - v. any visit by a relevant authority or emergency service.
13. Police require an agreed risk assessment, specific for every licensable event taking place at the premises for the duration of the premises licence, this must include a single point of contact for the event and a comprehensive list of performers and promoters. The risk assessment must outline security arrangements identifying the SIA registered company used and hours employed. SIA numbers, full names, company name, times worked and duty performed to be entered into an occurrence book and made available to police immediately upon request.
14. The licence holder or their representative shall conduct regular assessments of the noise coming from the premises on every occasion the premises are used for regulated entertainment and shall take steps to reduce the level of noise where it is likely to cause a disturbance to local residents. A written record shall be made of those assessments in a log book kept for that purpose and shall include, the time and date of the checks, the person making them and the results including any remedial action.

Conditions attached after a hearing by the Licensing Authority

N/A

Unit 52



Licence No.	Address	Licensee	DPS	Activities authorised by the licence
65816	Unit 52, Boxpark 2-10 Bethnal Green Road London E1 6GY	The Duck Truck Company Ltd Attleborough Road Old Buckenham Attleborough NR17 1RF	Edward Anthony Westley Farrell	Supply of Alcohol On and Off Premises Mon 12:00-22:30^Tue 12:00-22:30^Wed 12:00-22:30^Thu 12:00-22:30^Fri 12:00-22:30^Sat 12:00-22:30^Sun 12:00-22:00
			Date granted 29/1/2015	

Mandatory Condition (Alcohol)

Supply of Alcohol 1. No supply of alcohol may be made under the premises licence: (a) At a time when there is no designated premises supervisor in respect of the premises licence. (b) At a time when the designated premises supervisor does not hold a personal licence or his personal licence is suspended. 2. Every supply of alcohol under the premises licence must be made or authorised by a person who holds a personal licence. 3. (1) The responsible person must ensure that staff on relevant premises do not carry out, arrange or participate in any irresponsible promotions in relation to the premises. (2) In this paragraph, an irresponsible promotion means any one or more of the following activities, or substantially similar activities, carried on for the purpose of encouraging the sale or supply of alcohol for consumption on the premises - (a) games or other activities which require or encourage, or are designed to require or encourage, individuals to; (i) drink a quantity of alcohol within a time limit (other than to drink alcohol sold or supplied on the premises before the cessation of the period in which the responsible person is authorised to sell or supply alcohol), or (ii) drink as much alcohol as possible (whether within a time limit or otherwise); (b) provision of unlimited or unspecified quantities of alcohol free or for a fixed or discounted fee to the public or to a group defined by a particular characteristic in a manner which carries a significant risk of undermining a licensing objective; (c) provision of free or discounted alcohol or any other thing as a prize to encourage or reward the purchase and consumption of alcohol over a period of 24 hours or less in a manner which carries a significant risk of undermining a licensing objective; (d) selling or supplying alcohol in association with promotional posters or flyers on, or in the vicinity of, the premises which can reasonably be considered to condone, encourage or glamorise anti-social behaviour or to refer to the effects of drunkenness in any favourable manner. (e) dispensing alcohol directly by one person into the mouth of another (other than where that other person is unable to drink without assistance by

reason of a disability). 4. The responsible person must ensure that free potable water is provided on request to customers where it is reasonably available. 5.5.1. The premises licence holder or club premises certificate holder must ensure that an age verification policy is adopted in respect of the premises in relation to the sales or supply of alcohol. 5.2 The designated premises supervisor in relation to the premises licences must ensure that the supply of alcohol at the premises is carried on in accordance with the age verification policy. 5.3. The policy must require individuals who appear to the responsible person to be under 18 years of age (or such older age as may be specified in the policy) to produce on request, before being served alcohol, identification bearing their photograph, date of birth and either:- (a) a holographic mark or (b) an ultraviolet feature 6. The responsible person must ensure that: a) where any of the following alcoholic drinks is sold or supplied for consumption on the premises (other than alcoholic drinks sold or supplied having been made up in advance ready for sale or supply in a securely closed container) it is available to customers in the following measures: • beer or cider: 1/2 pint; • gin, rum, vodka or whisky: 25ml or 35ml; and • still wine in a glass: 125ml; and b) these measures are displayed in a menu, price list or other printed material which is available to customers on the premises; and c) where a customer does not in relation to a sale of alcohol specify the quantity of alcohol to be sold, the customer is made aware that these measures are available. Minimum Drinks Pricing 7. 7.1 A relevant person shall ensure that no alcohol is sold or supplied for consumption on or off the premises for a price which is less than the permitted price. 7.2 For the purposes of the condition set out in paragraph 7.1 above - (a) "duty" is to be construed in accordance with the Alcoholic Liquor Duties Act 1979; (b) "permitted price" is the price found by applying the formula - $P = D + (D \times V)$ Where - (i) P is the permitted price, (ii) D is the rate of duty chargeable in relation to the alcohol as if the duty were charged on the date of the sale or supply of the alcohol, and (iii) V is the rate of value added tax chargeable in relation to the alcohol as if the value added tax were charged on the date of the sale or supply of the alcohol; (c) "relevant person" means, in relation to premises in respect of which there is in force a premises licence - (i) the holder of the premises licence, (ii) the designated premises supervisor (if any) in respect of such a licence, or (iii) the personal licence holder who makes or authorises a supply of alcohol under such a licence; (d) "relevant person" means, in relation to premises in respect of which there is in force a club premises certificate, any member or officer of the club present on the premises in a capacity which enables the member or officer to prevent the supply in question; and (e) "value added tax" means value added tax charged in accordance with the Value Added Tax Act 1994. 7.3 Where the permitted price given by Paragraph 7.2(b) above would (apart from this paragraph) not be a whole number of pennies, the price given by that sub-paragraph shall be taken to be the price actually given by that sub-paragraph rounded up to the nearest penny. 7.4 (1) Sub-paragraph 7.4(2) below applies where the permitted price given by Paragraph 7.2(b) above on a day ("the first day") would be different from the permitted price on the next day ("the second day") as a result of a change to the rate of duty or value added tax. (2) The permitted price which would apply on the first day applies to sales or supplies of alcohol which take place before the expiry of the period of 14 days beginning on the second day.

Mandatory Condition (Door Supervision)

N/A

Conditions derived from Operating Schedule

8. Deliveries of goods necessary for the operation of the business will be carried out at such a time and in such a manner as to prevent nuisance and disturbance to nearby residents.
9. The premises shall install and maintain a comprehensive CCTV system as per the minimum requirements of a Metropolitan Police Crime Prevention Officer. All 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 throughout the preceding 31-day period.
10. 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.

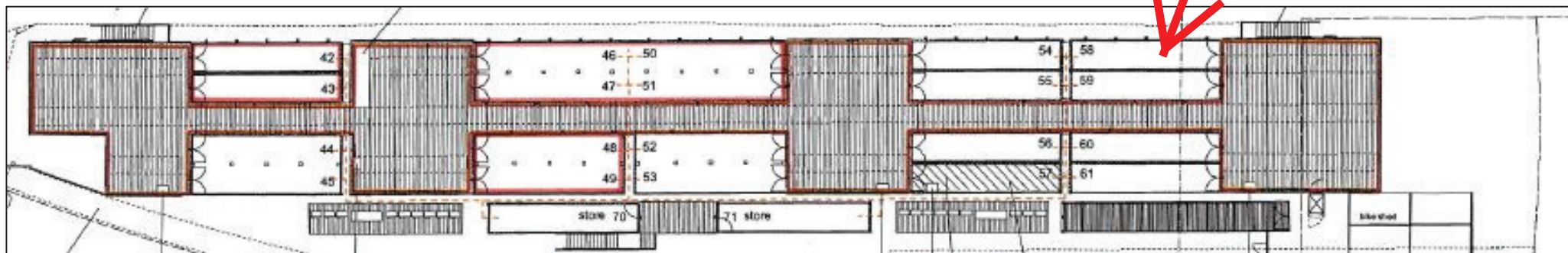
11. Signs will be prominently displayed at all exit points reminding customers to leave quietly and respect local residents.
12. A Challenge 25 proof of age scheme shall be operated at the premises where the only acceptable forms of identification are recognised photographic identification cards, such as driving licence or passport.
13. There shall be a personal licence holder on duty whenever alcohol is being sold.
14. Intoxicating liquor shall not be sold, supplied or consumed otherwise than to persons who are taking a substantial meal from the menu and that the consumption of intoxicating liquor by such persons is ancillary to taking such meals.
15. An incident log shall be kept at the premises, and made available on request to an authorised officer of the council or the police, which will record the following. a. All crimes reported: b. All ejections of patrons c. Any complaints received. d. Any incidents of disorder. e. Seizure of drugs or offensive weapons. f. Any faults in the CCTV system or searching equipment or scanning equipment. g. Any refusal of the sale of alcohol. h. Any visit by a relevant authority or emergency service.
16. Premises to operate zero tolerance policy to drugs and comply with Hackney Police Drugs, Weapons and Theft policy where appropriate.
17. All staff will be given refresher training every twelve months on the legislation relating to the sales of alcohol to underage persons and drunken persons.
18. No noise shall emanate from the premises nor vibration be transmitted through the structure of the premises which gives rise to a nuisance.
19. Any music played at the premises will be played at background level allowing customers to have a face to face conversation at normal speech level.

Conditions attached after a hearing by the Licensing Authority

N/A

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Unit 58



Licence No.	Address	Licensee	DPS	Activities authorised by the licence
LBH-PRE-T-1423	Milk Tea & Pearl Unit 58 Boxpark 2-10 Bethnal Green Road London E1 6GY	Milk Tea & Pearl 99 Montreal House Surrey Quays Road London SE16 7AP	Ms Nung Lin	Supply of Alcohol On and Off Premises Mon 10:00-20:00^Tue 10:00-20:00^Wed 10:00-20:00^Thu 10:00-22:00^Fri 10:00-20:00^Sat 10:00-20:00^Sun 10:00-20:00
			Date granted 16/7/2013	

Mandatory Condition (Alcohol)

1. No supply of alcohol may be made under the premises licence:
 - (a) At a time when there is no designated premises supervisor in respect of the premises licence.
 - (b) At a time when the designated premises supervisor does not hold a personal licence or his personal licence is suspended.
2. Every supply of alcohol under the premises licence must be made or authorised by a person who holds a personal licence.
3. The responsible person shall take all reasonable steps to ensure that staff on relevant premises do not carry out, arrange or participate in any irresponsible promotions in relation to the premises.
4. The responsible person shall ensure that no alcohol is dispensed directly by one person into the mouth of another (other than where that other person is unable to drink without assistance by reason of a disability).
5. The responsible person shall ensure that free tap water is provided on request to customers where it is reasonably available.
- 6.1. The premises licence holder or club premises certificate holder shall ensure that an age verification policy applies to the premises in relation to the sales or supply of alcohol.
- 6.2. The policy must require individuals who appear to the responsible person to be under 18 years of age (or such older age as may be specified in the policy) to produce on request, before being served alcohol, identification bearing their photograph, date of birth and a holographic mark.
7. The responsible person shall ensure that:

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

- beer or cider: 1/2 pint;
- gin, rum, vodka or whisky: 25ml or 35ml; and
- still wine in a glass: 125ml; and

b) customers are made aware of the availability of these measures.

Mandatory Condition (Door Supervision)

N/A

Conditions derived from Operating Schedule

8. A CCTV system shall be installed and operated.

9. A first aid box will be available at the premises at all times.

10. Noise from the premises shall not give rise to a nuisance at nearby noise sensitive premises.

11. The timings of deliveries and waste collections shall be such as to not cause a nuisance.

12. An incident log shall be kept at the premises, and made available immediately to an authorised officer of the Hackney Borough Council or the Police, which will record the following: a. all crimes reported to the venue b. any complaints received c. any incidents of disorder d. any faults in the CCTV system or searching equipment or scanning equipment e. any refusal of the sale of alcohol f. any visit by a relevant authority or emergency service.

13. All instances of crime or 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.

14. Suitable beverages, other than intoxicating liquor, including drinking water, shall be available at the premises.

15. Alcohol will only be sold in tea based drinks and will contain no more than 50ml of alcohol.

16. Measures will be implemented to ensure that the alcoholic tea based drinks sold at this premises do not leave Boxpark, to minimise drinking on the street.

17. Where the sale or supply of alcohol is taking place employees of the a. premises must request sight of evidence of the age of any person b. appearing to be under 21 years of age (Challenge 21). Such evidence may include a driving licence or passport.

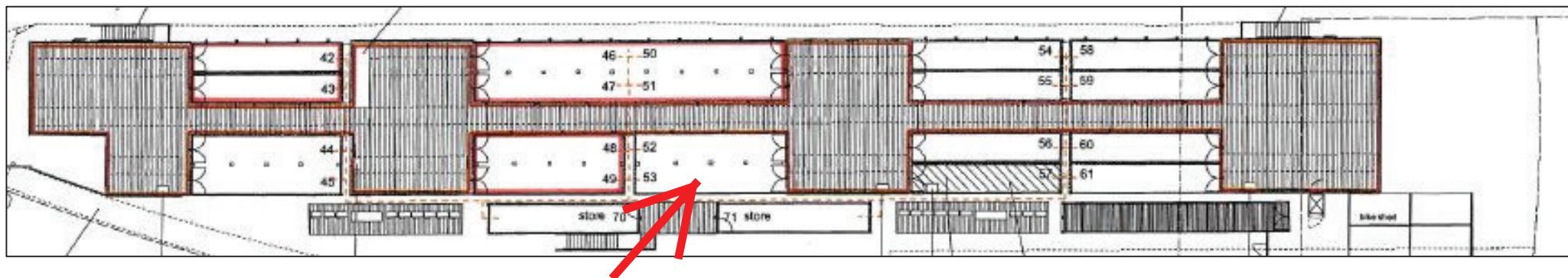
18. All staff should receive training and have an awareness of the four licensing objectives.

Conditions attached after a hearing by the Licensing Authority

N/A

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Unit 53



Licence No.	Address	Licensee	DPS	Activities authorised by the licence
LBH-PRE-T-1443	Thai Lao Street Food Unit 53, Boxpark 2-10 Bethnal Green Road London E1 6GY	Mrs Laurene Emilie Senathit 94 Market Street E6 2RB	Ms Laurene Emilie Senathit	Supply of Alcohol On and Off Premises Mon 11:00-22:15^Tue 11:00-22:15^Wed 11:00-22:15^Thu 11:00-22:15^Fri 11:00-22:15^Sat 11:00-22:15^Sun 11:00-22:15
			Date granted 8/10/2013	

Mandatory Condition (Alcohol)

Supply of Alcohol 1. No supply of alcohol may be made under the premises licence: (a) At a time when there is no designated premises supervisor in respect of the premises licence. (b) At a time when the designated premises supervisor does not hold a personal licence or his personal licence is suspended. 2. Every supply of alcohol under the premises licence must be made or authorised by a person who holds a personal licence. 3. The responsible person shall take all reasonable steps to ensure that staff on relevant premises do not carry out, arrange or participate in any irresponsible promotions in relation to the premises. 4. The responsible person shall ensure that no alcohol is dispensed directly by one person into the mouth of another (other than where that other person is unable to drink without assistance by reason of a disability). 5. The responsible person shall ensure that free tap water is provided on request to customers where it is reasonably available. 6.1. The premises licence holder or club premises certificate holder shall ensure that an age verification policy applies to the premises in relation to the sales or supply of alcohol. 6.2. The policy must require individuals who appear to the responsible person to be under 18 years if age (or such older age as may be specified in the policy) to produce on request, before being served alcohol, identification bearing their photograph, date of birth and a holographic mark. 7. The responsible person shall ensure that: a) where any of the following alcoholic drinks is sold or supplied for consumption on the premises (other than alcoholic drinks sold or supplied having been made up in advance ready for sale or supply in a securely closed container) it is available to customers in the following measures: • beer or cider: 1/2 pint; • gin, rum, vodka or whisky: 25ml or 35ml; and • still wine in a glass: 125ml; and b) customers are made aware of the availability of these measures.

Mandatory Condition (Door Supervision)

N/A

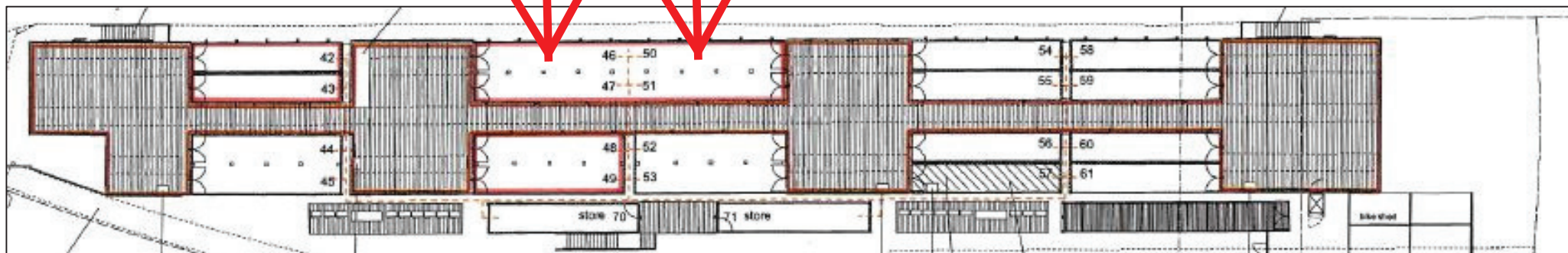
Conditions derived from Operating Schedule

8. Proof of age cards to be required where customers are or appear to be underage.
9. Licensee to become members of local pubwatch scheme.
10. Staff trained in asking customers to leave premises in an orderly and respectful manner and in preventing glasses and bottles from leaving premises.
11. Windows to be double glazed
12. Implementation and use of complaints book. Staff to be trained in taking customer and local resident complaints
13. There shall be a personal licence holder on duty on the premises at all times when the premises are authorised to sell alcohol.
14. Signs will be prominently displayed at all exit points reminding customers to leave quietly and respect local residents.
15. There shall be no promotional sales of alcohol on the premises where alcohol is sold at a lower price than that at which the same or similar alcoholic drinks are sold, or usually sold, on the premises.
16. Intoxicating liquor shall not be sold, supplied or consumed otherwise than to persons who are taking a substantial meal from the menu and that the consumption of intoxicating liquor by such persons is ancillary to taking such meals. The supply of alcohol will be by waiter/waitress service only.
17. A 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 driving licence or passport.
18. An incident log shall be kept at the premises, and made available on request to an authorised officer of the council or the police, which will record the following. a. All crimes reported: b. All ejections of patrons c. Any complaints received. d. Any incidents of disorder. e. Seizure of drugs or offensive weapons. f. Any faults in the CCTV system or searching equipment or scanning equipment. Any refusal of the sale of alcohol. g. Any visit by a relevant authority or emergency service.
19. Premises to operate zero tolerance policy to drugs and comply with Hackney Police and Council Community safety unit drugs and weapons policy where appropriate.
20. An adequate and appropriate supply of first aid equipment and materials shall be available on the premises.
21. All staff will be given refresher training every twelve months on the legislation relating to the sales of alcohol to underage persons and drunken persons.
22. The licence holder shall maintain a dedicated telephone number of the Designated Premises Supervisor for use by any Responsible Authority or any person who may wish to make a complaint. This contact number shall be provided to licensing authority, police and to any local residents upon request.

Conditions attached after a hearing by the Licensing Authority

N/A

Units 46/47/50/51



Licence No.	Address	Licensee	DPS	Activities authorised by the licence
62997	Porky's BBQ Unit 46/47/50/51, Boxpark Retail Park 2-10 Bethnal Green Road London E1 6JE	Fogg's Restaurant Ltd T/A Porky's BBQ 50 Eastcastle Street London WC1W 8EA	Ms Kah Chew Ava Joy Kuok Date granted 13/11/2014	Supply of Alcohol On and Off Premises Mon 11:00-22:30^Tue 11:00-22:30^Wed 11:00-22:30^Thu 11:00-22:30^Fri 11:00-22:30^Sat 11:00-22:30^Sun 11:00-21:30

Mandatory Condition (Alcohol)

Supply of Alcohol 1. No supply of alcohol may be made under the premises licence: (a) At a time when there is no designated premises supervisor in respect of the premises licence. (b) At a time when the designated premises supervisor does not hold a personal licence or his personal licence is suspended. 2. Every supply of alcohol under the premises licence must be made or authorised by a person who holds a personal licence. 3. (1) The responsible person must ensure that staff on relevant premises do not carry out, arrange or participate in any irresponsible promotions in relation to the premises. (2) In this paragraph, an irresponsible promotion means any one or more of the following activities, or substantially similar activities, carried on for the purpose of encouraging the sale or supply of alcohol for consumption on the premises - (a) games or other activities which require or encourage, or are designed to require or encourage, individuals to; (i) drink a quantity of alcohol within a time limit (other than to drink alcohol sold or supplied on the premises before the cessation of the period in which the responsible person is authorised to sell or supply alcohol), or (ii) drink as much alcohol as possible (whether within a time limit or otherwise); (b) provision of unlimited or unspecified quantities of alcohol free or for a fixed or discounted fee to the public or to a group defined by a particular characteristic in a manner which carries a significant risk of undermining a licensing objective; (c) provision of free or discounted alcohol or any other thing as a prize to encourage or reward the purchase and consumption of alcohol over a period of 24 hours or less in a manner which carries a significant risk of undermining a licensing objective; (d) selling or supplying alcohol in association with promotional posters or flyers on, or in the vicinity of, the premises which can reasonably be considered to condone, encourage or glamorise anti-social behaviour or to refer to the effects of drunkenness in any favourable manner. (e) dispensing alcohol directly by one person into the mouth of another (other than where that other person is unable to drink without assistance by

reason of a disability). 4. The responsible person must ensure that free potable water is provided on request to customers where it is reasonably available. 5.5.1. The premises licence holder or club premises certificate holder must ensure that an age verification policy is adopted in respect of the premises in relation to the sales or supply of alcohol. 5.2 The designated premises supervisor in relation to the premises licences must ensure that the supply of alcohol at the premises is carried on in accordance with the age verification policy. 5.3. The policy must require individuals who appear to the responsible person to be under 18 years of age (or such older age as may be specified in the policy) to produce on request, before being served alcohol, identification bearing their photograph, date of birth and either:- (a) a holographic mark or (b) an ultraviolet feature 6. The responsible person must ensure that: a) where any of the following alcoholic drinks is sold or supplied for consumption on the premises (other than alcoholic drinks sold or supplied having been made up in advance ready for sale or supply in a securely closed container) it is available to customers in the following measures: • beer or cider: 1/2 pint; • gin, rum, vodka or whisky: 25ml or 35ml; and • still wine in a glass: 125ml; and b) these measures are displayed in a menu, price list or other printed material which is available to customers on the premises; and c) where a customer does not in relation to a sale of alcohol specify the quantity of alcohol to be sold, the customer is made aware that these measures are available. Minimum Drinks Pricing 7. 7.1 A relevant person shall ensure that no alcohol is sold or supplied for consumption on or off the premises for a price which is less than the permitted price. 7.2 For the purposes of the condition set out in paragraph 7.1 above - (a) "duty" is to be construed in accordance with the Alcoholic Liquor Duties Act 1979; (b) "permitted price" is the price found by applying the formula - $P = D + (D \times V)$ Where - (i) P is the permitted price, (ii) D is the rate of duty chargeable in relation to the alcohol as if the duty were charged on the date of the sale or supply of the alcohol, and (iii) V is the rate of value added tax chargeable in relation to the alcohol as if the value added tax were charged on the date of the sale or supply of the alcohol; (c) "relevant person" means, in relation to premises in respect of which there is in force a premises licence - (i) the holder of the premises licence, (ii) the designated premises supervisor (if any) in respect of such a licence, or (iii) the personal licence holder who makes or authorises a supply of alcohol under such a licence; (d) "relevant person" means, in relation to premises in respect of which there is in force a club premises certificate, any member or officer of the club present on the premises in a capacity which enables the member or officer to prevent the supply in question; and (e) "value added tax" means value added tax charged in accordance with the Value Added Tax Act 1994. 7.3 Where the permitted price given by Paragraph 7.2(b) above would (apart from this paragraph) not be a whole number of pennies, the price given by that sub-paragraph shall be taken to be the price actually given by that sub-paragraph rounded up to the nearest penny. 7.4 (1) Sub-paragraph 7.4(2) below applies where the permitted price given by Paragraph 7.2(b) above on a day ("the first day") would be different from the permitted price on the next day ("the second day") as a result of a change to the rate of duty or value added tax. (2) The permitted price which would apply on the first day applies to sales or supplies of alcohol which take place before the expiry of the period of 14 days beginning on the second day.

Mandatory Condition (Door Supervision)

N/A

Conditions derived from Operating Schedule

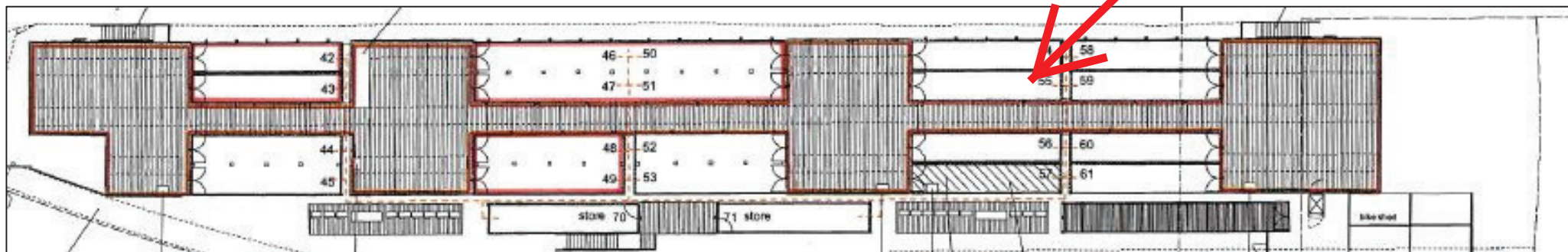
8. All members of senior staff will be required to successfully pass the BIIAB Level 1 Award in Responsible Alcohol Retailing course within 60 days of recruitment.
9. Signs will be prominently displayed at all exit points reminding customers to leave quietly and respect local residents.
10. Intoxicating liquor shall not be sold, supplied or consumed otherwise than to persons who are taking a substantial meal from the menu and that the consumption of intoxicating liquor by such persons is ancillary to taking such meals. The supply of alcohol will be by waiter/waitress service only.
11. A 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 driving licence or passport.

12. An incident log shall be kept at the premises, and made available on request to an authorised officer of the council or the police, which will record the following. a. All crimes reported: b. All ejections of patrons c. Any complaints received. d. Any incidents of disorder. e. Seizure of drugs or offensive weapons. f. Any faults in the CCTV system g. Any refusal of the sale of alcohol. h. Any visit by a relevant authority or emergency service.
13. Premises to operate zero tolerance policy to drugs and comply with Hackney Police and Council Community safety unit drugs and weapons policy where appropriate.
14. An adequate and appropriate supply of first aid equipment and materials shall be available on the premises.
15. All staff will be given refresher training every twelve months on the legislation relating to the sales of alcohol to underage persons and drunken persons.
16. The licence holder shall maintain a dedicated telephone number of the Designated Premises Supervisor for use by any Responsible Authority or any person who may wish to make a complaint. This contact number shall be provided to licensing authority, police and to any local residents upon request.
17. All music to be played at premises to be at background level only to allow face to face conversation.

Conditions attached after a hearing by the Licensing Authority

18. Every off sale of alcohol be accompanied by a purchase of food.
19. The capacity of the premises be limited to no more than 45 seated patrons in the dining area and 15 seated patrons in the bar area

Unit 55



Licence No.	Address	Licensee	DPS	Activities authorised by the licence
67135 Page 160	Cook Daily UNIT 55 BOXPARK 2-10 Bethnal Green Road London E1 6GY	Lathadavang Senathit Goncalves	Laurene Emilie Senathit	Supply of Alcohol On Premises Mon 11:00-21:45^Tue 11:00-21:45^Wed 11:00-21:45^Thu 11:00-21:45^Fri 11:00-21:45^Sat 11:00-21:45^Sun 11:00-21:45
			Date granted 16/4/2015	

Mandatory Condition (Alcohol)

Supply of Alcohol 1. No supply of alcohol may be made under the premises licence: (a) At a time when there is no designated premises supervisor in respect of the premises licence. (b) At a time when the designated premises supervisor does not hold a personal licence or his personal licence is suspended. 2. Every supply of alcohol under the premises licence must be made or authorised by a person who holds a personal licence. 3. (1) The responsible person must ensure that staff on relevant premises do not carry out, arrange or participate in any irresponsible promotions in relation to the premises. (2) In this paragraph, an irresponsible promotion means any one or more of the following activities, or substantially similar activities, carried on for the purpose of encouraging the sale or supply of alcohol for consumption on the premises - (a) games or other activities which require or encourage, or are designed to require or encourage, individuals to; (i) drink a quantity of alcohol within a time limit (other than to drink alcohol sold or supplied on the premises before the cessation of the period in which the responsible person is authorised to sell or supply alcohol), or (ii) drink as much alcohol as possible (whether within a time limit or otherwise); (b) provision of unlimited or unspecified quantities of alcohol free or for a fixed or discounted fee to the public or to a group defined by a particular characteristic in a manner which carries a significant risk of undermining a licensing objective; (c) provision of free or discounted alcohol or any other thing as a prize to encourage or reward the purchase and consumption of alcohol over a period of 24 hours or less in a manner which carries a significant risk of undermining a licensing objective; (d) selling or supplying alcohol in association with promotional posters or flyers on, or in the vicinity of, the premises which can reasonably be considered to condone, encourage or glamorise anti-social behaviour or to refer to the effects of drunkenness in any favourable manner. (e) dispensing alcohol directly by one person into the mouth of another (other than where that other person is unable to drink without assistance by

reason of a disability). 4. The responsible person must ensure that free potable water is provided on request to customers where it is reasonably available. 5.5.1. The premises licence holder or club premises certificate holder must ensure that an age verification policy is adopted in respect of the premises in relation to the sales or supply of alcohol. 5.2 The designated premises supervisor in relation to the premises licences must ensure that the supply of alcohol at the premises is carried on in accordance with the age verification policy. 5.3. The policy must require individuals who appear to the responsible person to be under 18 years of age (or such older age as may be specified in the policy) to produce on request, before being served alcohol, identification bearing their photograph, date of birth and either:- (a) a holographic mark or (b) an ultraviolet feature 6. The responsible person must ensure that: a) where any of the following alcoholic drinks is sold or supplied for consumption on the premises (other than alcoholic drinks sold or supplied having been made up in advance ready for sale or supply in a securely closed container) it is available to customers in the following measures: • beer or cider: 1/2 pint; • gin, rum, vodka or whisky: 25ml or 35ml; and • still wine in a glass: 125ml; and b) these measures are displayed in a menu, price list or other printed material which is available to customers on the premises; and c) where a customer does not in relation to a sale of alcohol specify the quantity of alcohol to be sold, the customer is made aware that these measures are available. Minimum Drinks Pricing 7. 7.1 A relevant person shall ensure that no alcohol is sold or supplied for consumption on or off the premises for a price which is less than the permitted price. 7.2 For the purposes of the condition set out in paragraph 7.1 above - (a) "duty" is to be construed in accordance with the Alcoholic Liquor Duties Act 1979; (b) "permitted price" is the price found by applying the formula - $P = D + (D \times V)$ Where - (i) P is the permitted price, (ii) D is the rate of duty chargeable in relation to the alcohol as if the duty were charged on the date of the sale or supply of the alcohol, and (iii) V is the rate of value added tax chargeable in relation to the alcohol as if the value added tax were charged on the date of the sale or supply of the alcohol; (c) "relevant person" means, in relation to premises in respect of which there is in force a premises licence - (i) the holder of the premises licence, (ii) the designated premises supervisor (if any) in respect of such a licence, or (iii) the personal licence holder who makes or authorises a supply of alcohol under such a licence; (d) "relevant person" means, in relation to premises in respect of which there is in force a club premises certificate, any member or officer of the club present on the premises in a capacity which enables the member or officer to prevent the supply in question; and (e) "value added tax" means value added tax charged in accordance with the Value Added Tax Act 1994. 7.3 Where the permitted price given by Paragraph 7.2(b) above would (apart from this paragraph) not be a whole number of pennies, the price given by that sub-paragraph shall be taken to be the price actually given by that sub-paragraph rounded up to the nearest penny. 7.4 (1) Sub-paragraph 7.4(2) below applies where the permitted price given by Paragraph 7.2(b) above on a day ("the first day") would be different from the permitted price on the next day ("the second day") as a result of a change to the rate of duty or value added tax. (2) The permitted price which would apply on the first day applies to sales or supplies of alcohol which take place before the expiry of the period of 14 days beginning on the second day.

Mandatory Condition (Door Supervision)

N/A

Conditions derived from Operating Schedule

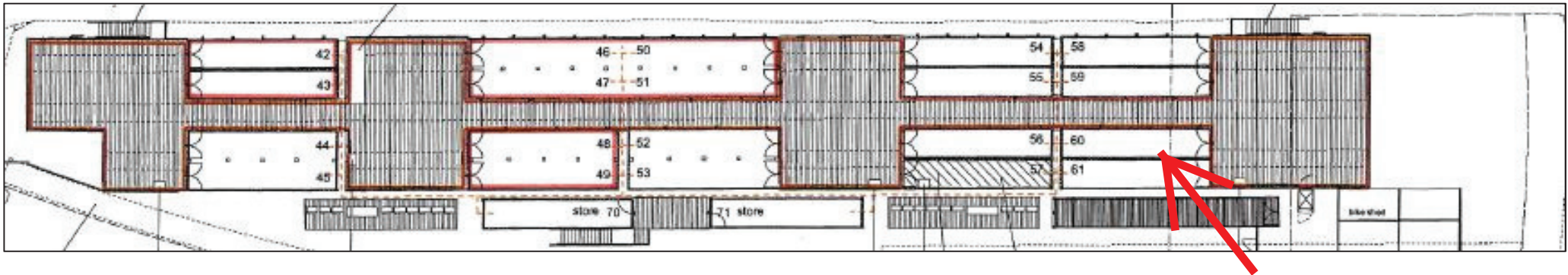
8. There shall be a personal licence holder on duty on the premises at all times when the premises are authorised to sell alcohol.
9. Signs will be prominently displayed at all exit points reminding customers to leave quietly and respect local residents.
10. There shall be no promotional sales of alcohol on the premises where alcohol is sold at a lower price than that at which the same or similar alcoholic drinks are sold, or usually sold, on the premises.
11. Intoxicating liquor shall not be sold, supplied or consumed otherwise than to persons who are taking a substantial meal from the menu and that the consumption of intoxicating liquor by such persons is ancillary to taking such meals.
12. A 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 driving licence or passport.

13. An incident log shall be kept at the premises, and made available on request to an authorised officer of the council or the police, which will record the following. a. All crimes reported: b. All ejections of patrons c. Any complaints received. d. Any incidents of disorder. e. Seizure of drugs or offensive weapons. f. Any faults in the CCTV system or searching equipment or scanning equipment. Any refusal of the sale of alcohol. g. Any visit by a relevant authority or emergency service.
14. Premises to operate zero tolerance policy to drugs and comply with Hackney Police and Council Community safety unit drugs and weapons policy where appropriate.
15. An adequate and appropriate supply of first aid equipment and materials shall be available on the premises.
16. All staff will be given refresher training every twelve months on the legislation relating to the sales of alcohol to underage persons and drunken persons.
17. The licence holder shall maintain a dedicated telephone number of the Designated Premises Supervisor for use by any Responsible Authority or any person who may wish to make a complaint. This contact number shall be provided to licensing authority, police and to any local residents upon request.

Conditions attached after a hearing by the Licensing Authority

18. No off-sales after 21:00 hours.
19. No open containers of alcohol are to be taken out of the premises after 21:00 hours, in order to prevent any alcohol being consumed in the decking area.
20. The only alcoholic beverages to be available are beer and wine.

Unit 60



Licence No.	Address	Licensee	DPS	Activities authorised by the licence
72284	Sushilicious Unit 60, Boxpark 2-10 Bethnal Green Road London E1 6GY	Amir Boutrous 2-10 Bethnal Green Road Hackney London E1 6GY	Amir Boutrous Date granted 27/10/2015	Supply of Alcohol On and Off Premises Mon 12:00-22:00^Tue 12:00-22:00^Wed 12:00-22:00^Thu 12:00-22:00-22:00^Fri 12:00-22:00^Sat 12:00-22:00^Sun 12:00-20:00

Mandatory Condition (Alcohol)

Supply of Alcohol 1. No supply of alcohol may be made under the premises licence: (a) At a time when there is no designated premises supervisor in respect of the premises licence. (b) At a time when the designated premises supervisor does not hold a personal licence or his personal licence is suspended. 2. Every supply of alcohol under the premises licence must be made or authorised by a person who holds a personal licence. 3. (1) The responsible person must ensure that staff on relevant premises do not carry out, arrange or participate in any irresponsible promotions in relation to the premises. (2) In this paragraph, an irresponsible promotion means any one or more of the following activities, or substantially similar activities, carried on for the purpose of encouraging the sale or supply of alcohol for consumption on the premises - (a) games or other activities which require or encourage, or are designed to require or encourage, individuals to; (i) drink a quantity of alcohol within a time limit (other than to drink alcohol sold or supplied on the premises before the cessation of the period in which the responsible person is authorised to sell or supply alcohol), or (ii) drink as much alcohol as possible (whether within a time limit or otherwise); (b) provision of unlimited or unspecified quantities of alcohol free or for a fixed or discounted fee to the public or to a group defined by a particular characteristic in a manner which carries a significant risk of undermining a licensing objective; (c) provision of free or discounted alcohol or any other thing as a prize to encourage or reward the purchase and consumption of alcohol over a period of 24 hours or less in a manner which carries a significant risk of undermining a licensing objective; (d) selling or supplying alcohol in association with promotional posters or flyers on, or in the vicinity of, the premises which can reasonably be considered to condone, encourage or glamorise anti-social behaviour or to refer to the effects of drunkenness in any favourable manner. (e) dispensing alcohol directly by one person into the mouth of another (other than where that other person is unable to drink without assistance by

reason of a disability). 4. The responsible person must ensure that free potable water is provided on request to customers where it is reasonably available. 5.5.1. The premises licence holder or club premises certificate holder must ensure that an age verification policy is adopted in respect of the premises in relation to the sales or supply of alcohol. 5.2 The designated premises supervisor in relation to the premises licences must ensure that the supply of alcohol at the premises is carried on in accordance with the age verification policy. 5.3. The policy must require individuals who appear to the responsible person to be under 18 years of age (or such older age as may be specified in the policy) to produce on request, before being served alcohol, identification bearing their photograph, date of birth and either:- (a) a holographic mark or (b) an ultraviolet feature 6. The responsible person must ensure that: a) where any of the following alcoholic drinks is sold or supplied for consumption on the premises (other than alcoholic drinks sold or supplied having been made up in advance ready for sale or supply in a securely closed container) it is available to customers in the following measures: • beer or cider: 1/2 pint; • gin, rum, vodka or whisky: 25ml or 35ml; and • still wine in a glass: 125ml; and b) these measures are displayed in a menu, price list or other printed material which is available to customers on the premises; and c) where a customer does not in relation to a sale of alcohol specify the quantity of alcohol to be sold, the customer is made aware that these measures are available. Minimum Drinks Pricing 7. 7.1 A relevant person shall ensure that no alcohol is sold or supplied for consumption on or off the premises for a price which is less than the permitted price. 7.2 For the purposes of the condition set out in paragraph 7.1 above - (a) "duty" is to be construed in accordance with the Alcoholic Liquor Duties Act 1979; (b) "permitted price" is the price found by applying the formula - $P = D + (D \times V)$ Where - (i) P is the permitted price, (ii) D is the rate of duty chargeable in relation to the alcohol as if the duty were charged on the date of the sale or supply of the alcohol, and (iii) V is the rate of value added tax chargeable in relation to the alcohol as if the value added tax were charged on the date of the sale or supply of the alcohol; (c) "relevant person" means, in relation to premises in respect of which there is in force a premises licence - (i) the holder of the premises licence, (ii) the designated premises supervisor (if any) in respect of such a licence, or (iii) the personal licence holder who makes or authorises a supply of alcohol under such a licence; (d) "relevant person" means, in relation to premises in respect of which there is in force a club premises certificate, any member or officer of the club present on the premises in a capacity which enables the member or officer to prevent the supply in question; and (e) "value added tax" means value added tax charged in accordance with the Value Added Tax Act 1994. 7.3 Where the permitted price given by Paragraph 7.2(b) above would (apart from this paragraph) not be a whole number of pennies, the price given by that sub-paragraph shall be taken to be the price actually given by that sub-paragraph rounded up to the nearest penny. 7.4 (1) Sub-paragraph 7.4(2) below applies where the permitted price given by Paragraph 7.2(b) above on a day ("the first day") would be different from the permitted price on the next day ("the second day") as a result of a change to the rate of duty or value added tax. (2) The permitted price which would apply on the first day applies to sales or supplies of alcohol which take place before the expiry of the period of 14 days beginning on the second day.

Mandatory Condition (Door Supervision)

N/A

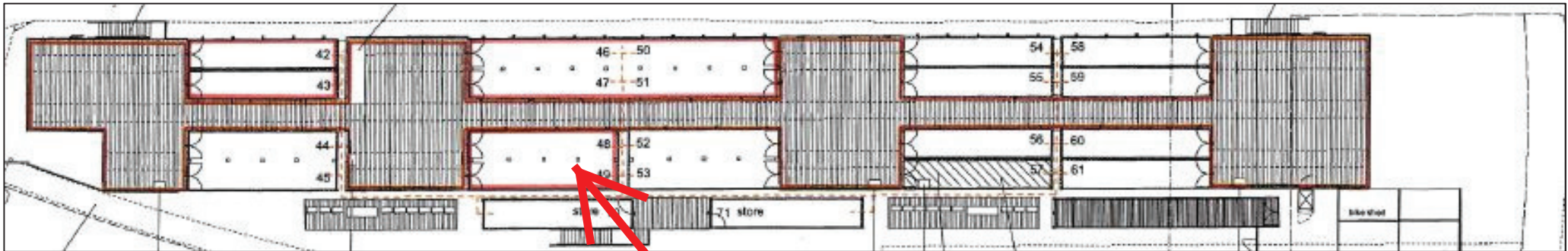
Conditions derived from Operating Schedule

8. An incident log shall be kept at the premises, and made available on request to an authorised officer of Hackney Council or the Police, which will record the following: all crimes reported to the venue all ejections of patrons any complaints received any incidents of disorder any refusal of the sale of alcohol any visit by a relevant authority or emergency service.
9. A proof of age scheme, such as Challenge 25, shall be operated at the premises where the only acceptable forms of identification are recognised photographic identification cards, such as a driving licence or passport.
10. Intoxicating liquor shall not be sold, supplied or consumed on the premises otherwise than to persons who are taking substantial table meals and that the consumption of intoxicating liquor by such persons is ancillary to taking such meals.
11. The total capacity of the restaurant including staff shall not exceed 19.

Conditions attached after a hearing by the Licensing Authority

N/A

Unit 48 To 49



Licence No.	Address	Licensee	DPS	Activities authorised by the licence
LBH-PRE-T-1242	Cottons Unit 48 To 49, Boxpark 2-10 Bethnal Green Road London E1 6GY	Boxpark Limited 20 Regent Street Brighton BN1 1UX	Ms Zana Granakova	Supply of Alcohol On and Off Premises Mon 10:00-23:00^Tue 10:00-23:00^Wed 10:00-23:00^Thu 10:00-23:00^Fri 10:00-23:00^Sat 10:00-23:00^Sun 10:00-22:00 Recorded Music Mon 10:00-23:00^Tue 10:00-23:00^Wed 10:00-23:00^Thu 10:00-23:00^Fri 10:00-23:00^Sat 10:00-23:00^Sun 10:00-22:00
			Date granted 7/11/2011	

Mandatory Condition (Alcohol)

Supply of Alcohol 1. No supply of alcohol may be made under the premises licence: (a) At a time when there is no designated premises supervisor in respect of the premises licence. (b) At a time when the designated premises supervisor does not hold a personal licence or his personal licence is suspended. 2. Every supply of alcohol under the premises licence must be made or authorised by a person who holds a personal licence. 3. The responsible person shall take all reasonable steps to ensure that staff on relevant premises do not carry out, arrange or participate in any irresponsible promotions in relation to the premises. 4. The responsible person shall ensure that no alcohol is dispensed directly by one person into the mouth of another (other than where that other person is unable to drink without assistance by reason of a disability). 5. The responsible person shall ensure that free tap water is provided on request to customers where it is reasonably available. 6.1. The premises licence holder or club premises certificate holder shall ensure that an age verification policy applies to the premises in relation to the sales or supply of alcohol. 6.2. The policy must require individuals who appear to the responsible person to be under 18 years if age (or such older age as may be specified in the policy) to produce on request, before being served alcohol, identification bearing their photograph, date of birth and a holographic mark. 7. The responsible person shall ensure that: a) where any of the following alcoholic drinks is sold or supplied for consumption on the premises (other than alcoholic drinks sold or supplied having been made up in advance ready for

sale or supply in a securely closed container) it is available to customers in the following measures: • beer or cider:1/2 pint; • gin, rum, vodka or whisky: 25ml or 35ml; and • still wine in a glass: 125ml; and b) customers are made aware of the availability of these measures.

Mandatory Condition (Door Supervision)

N/A

Conditions derived from Operating Schedule

8. Staff are to be regularly trained in the licensing regulations.

9. An incident log shall be kept at the premises, and made available on request to an authorised officer of Hackney Council or the Police, which will record the following: all crimes reported to the venue all ejections of patrons any complaints received any incidents of disorder any refusal of the sale of alcohol any visit by a relevant authority or emergency service.

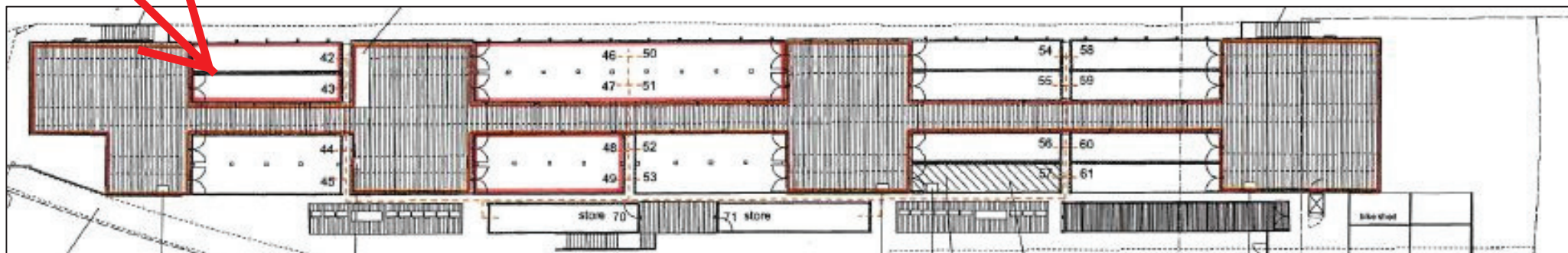
10. The premises shall only operate as a restaurant in which customers are shown to their table, they are served food in the form of substantial table meals that is prepared on the premises and consumed at the table using non disposable crockery.

11. Intoxicating liquor shall not be sold, supplied, or consumed on the premises otherwise than to persons who are taking substantial table meals and that the consumption of intoxicating liquor by such persons is ancillary to taking such meals. The supply of alcohol shall be by waiter or waitress service only.

Conditions attached after a hearing by the Licensing Authority

N/A

Unit 42 To 43



Licence No.	Address	Licensee	DPS	Activities authorised by the licence
LBH-PRE-T-1251	Chicken Box Unit 42 To 43, Boxpark 2-10 Bethnal Green Road London E1 6GY	Boxpark Limited 20 Regent Street Brighton BN1 1UX	Zana Granakova	Supply of Alcohol On and Off Premises Mon 08:00-22:00^Tue 08:00-22:00^Wed 08:00-22:00^Thu 08:00-22:00^Fri 08:00-22:30^Sat 08:00-22:30^Sun 08:00-20:00
			Date granted 5/12/2011	Recorded Music Mon 08:00-20:00^Tue 08:00-20:00^Wed 08:00-20:00^Thu 08:00-22:00^Fri 08:00-20:00^Sat 08:00-20:00^Sun 08:00-20:00

Mandatory Condition (Alcohol)

Supply of Alcohol 1. No supply of alcohol may be made under the premises licence: (a) At a time when there is no designated premises supervisor in respect of the premises licence. (b) At a time when the designated premises supervisor does not hold a personal licence or his personal licence is suspended. 2. Every supply of alcohol under the premises licence must be made or authorised by a person who holds a personal licence. 3. (1) The responsible person must ensure that staff on relevant premises do not carry out, arrange or participate in any irresponsible promotions in relation to the premises. (2) In this paragraph, an irresponsible promotion means any one or more of the following activities, or substantially similar activities, carried on for the purpose of encouraging the sale or supply of alcohol for consumption on the premises - (a) games or other activities which require or encourage, or are designed to require or encourage, individuals to; (i) drink a quantity of alcohol within a time limit (other than to drink alcohol sold or supplied on the premises before the cessation of the period in which the responsible person is authorised to sell or supply alcohol), or (ii) drink as much alcohol as possible (whether within a time limit or otherwise); (b) provision of unlimited or unspecified quantities of alcohol free or for a fixed or discounted fee to the public or to a group defined by a particular characteristic in a manner which carries a significant risk of undermining a licensing objective; (c) provision of free or discounted alcohol or any other thing as a prize to encourage or reward the purchase and consumption of alcohol over a period of 24 hours or less

in a manner which carries a significant risk of undermining a licensing objective; (d) selling or supplying alcohol in association with promotional posters or flyers on, or in the vicinity of, the premises which can reasonably be considered to condone, encourage or glamorise anti-social behaviour or to refer to the effects of drunkenness in any favourable manner. (e) dispensing alcohol directly by one person into the mouth of another (other than where that other person is unable to drink without assistance by reason of a disability). 4. The responsible person must ensure that free potable water is provided on request to customers where it is reasonably available. 5.5.1. The premises licence holder or club premises certificate holder must ensure that an age verification policy is adopted in respect of the premises in relation to the sales or supply of alcohol. 5.2 The designated premises supervisor in relation to the premises licences must ensure that the supply of alcohol at the premises is carried on in accordance with the age verification policy. 5.3. The policy must require individuals who appear to the responsible person to be under 18 years of age (or such older age as may be specified in the policy) to produce on request, before being served alcohol, identification bearing their photograph, date of birth and either:- (a) a holographic mark or (b) an ultraviolet feature 6. The responsible person must ensure that: a) where any of the following alcoholic drinks is sold or supplied for consumption on the premises (other than alcoholic drinks sold or supplied having been made up in advance ready for sale or supply in a securely closed container) it is available to customers in the following measures: • beer or cider: 1/2 pint; • gin, rum, vodka or whisky: 25ml or 35ml; and • still wine in a glass: 125ml; and b) these measures are displayed in a menu, price list or other printed material which is available to customers on the premises; and c) where a customer does not in relation to a sale of alcohol specify the quantity of alcohol to be sold, the customer is made aware that these measures are available. Minimum Drinks Pricing 7. 7.1 A relevant person shall ensure that no alcohol is sold or supplied for consumption on or off the premises for a price which is less than the permitted price. 7.2 For the purposes of the condition set out in paragraph 7.1 above - (a) "duty" is to be construed in accordance with the Alcoholic Liquor Duties Act 1979; (b) "permitted price" is the price found by applying the formula - $P = D + (D \times V)$ Where - (i) P is the permitted price, (ii) D is the rate of duty chargeable in relation to the alcohol as if the duty were charged on the date of the sale or supply of the alcohol, and (iii) V is the rate of value added tax chargeable in relation to the alcohol as if the value added tax were charged on the date of the sale or supply of the alcohol; (c) "relevant person" means, in relation to premises in respect of which there is in force a premises licence - (i) the holder of the premises licence, (ii) the designated premises supervisor (if any) in respect of such a licence, or (iii) the personal licence holder who makes or authorises a supply of alcohol under such a licence; (d) "relevant person" means, in relation to premises in respect of which there is in force a club premises certificate, any member or officer of the club present on the premises in a capacity which enables the member or officer to prevent the supply in question; and (e) "value added tax" means value added tax charged in accordance with the Value Added Tax Act 1994. 7.3 Where the permitted price given by Paragraph 7.2(b) above would (apart from this paragraph) not be a whole number of pennies, the price given by that sub-paragraph shall be taken to be the price actually given by that sub-paragraph rounded up to the nearest penny. 7.4 (1) Sub-paragraph 7.4(2) below applies where the permitted price given by Paragraph 7.2(b) above on a day ("the first day") would be different from the permitted price on the next day ("the second day") as a result of a change to the rate of duty or value added tax. (2) The permitted price which would apply on the first day applies to sales or supplies of alcohol which take place before the expiry of the period of 14 days beginning on the second day.

Mandatory Condition (Door Supervision)

N/A

Conditions derived from Operating Schedule

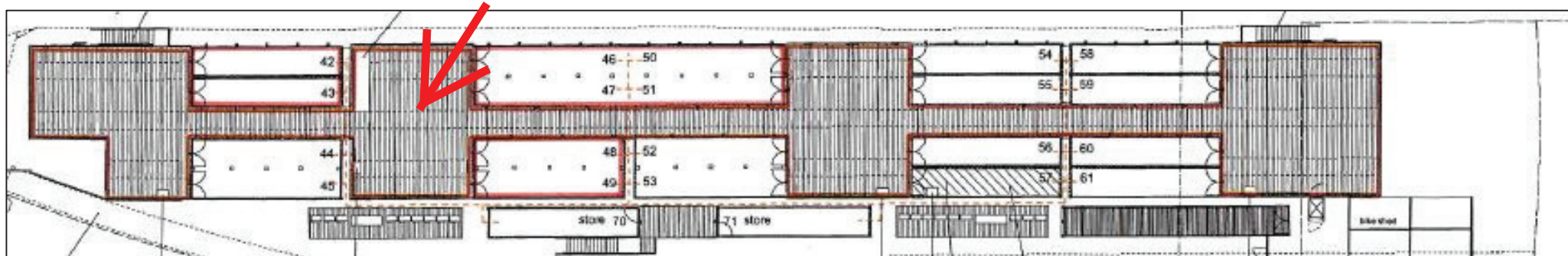
8. All staff will be trained in health and safety and all rules will be adhered to.
9. All guests will be asked to leave the premises quietly at all times.
10. Customers will not congregate outside of the premises.
11. No children under the age of 16 will be allowed in to the premises after 6.00pm unless accompanied by a consenting responsible adult who is purchasing food.
12. All alcohol to be served in plastic receptacle after 20:00 hours.

13. There shall be no promotional offers after 20:00 hours.
14. The premises shall maintain a comprehensive CCTV system as per the minimum requirements of a Metropolitan Police Crime Prevention Officer. All public areas, 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.
15. 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 are open to the public. This staff member shall be able to show Police or an authorised officer of Hackney Borough Council recent data or footage with the absolute minimum of delay when requested.
16. An incident log shall be kept at the premises, and made available immediately to an authorised officer of the Hackney Borough Council or the Police, which will record the following: a. all crimes reported to the venue b. any complaints received c. any incidents of disorder d. any faults in the CCTV system e. any refusal of the sale of alcohol f. any visit by a relevant authority or emergency service.
17. There shall be "CCTV in Operation" signs prominently displayed.
18. All instances of crime or 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.
19. Where the sale or supply of alcohol is taking place employees of the premises must request sight of evidence of the age of any person appearing to be under 25 years of age (Challenge 25). Such evidence may include a driving licence or passport.
20. All drinks shall be decanted into plastic or polycarbonate vessels.
21. The premises will display and maintain appropriate signage advising customers of the contact details of the Designated Premises Supervisor.
22. There shall be prominent signage requesting customers to leave the premises quietly and respect local residents.
23. All staff will be given refresher training every twelve months on the legislation relating to the sales of alcohol to underage persons and drunken persons. Written records of this training shall be kept on the premises and produced to police or other authorised officer upon request.
24. The premises shall adhere to Hackney Police Theft, Weapons and Drugs Policies and any updates thereof.
25. After 20:00 hours alcohol shall not be sold, supplied or consumed otherwise than to persons who are taking a substantial meal from the menu and that the consumption of alcohol by such persons is ancillary to taking such meals.

Conditions attached after a hearing by the Licensing Authority

26. All off sales shall be for consumption on the terrace area allocated to Chicken Box immediately outside the front of the premises only and shall be decanted into plastic or polycarbonate vessels.
27. Any music played within the premises shall not be audible outside the premises above background levels so that it does not cause a noise nuisance to residents nearby.

Deck Areas Outside Units 48 & 49 and 46 & 47



Licence No.	Address	Licensee	DPS	Activities authorised by the licence
LBH-PRE-T-1397	Boxpark Deck Areas Outside Units 48 & 49 and 46 & 47 2-10 Bethnal Green Road London E1 6GY	Boxpark Limited 20 Regent Street Brighton BN1 1UX	Ms Zana Gramakova	Supply of Alcohol On Premises Mon 10:00-22:45^Tue 10:00-22:45^Wed 10:00-22:45^Thu 10:00-22:45^Fri 10:00-22:45^Sat 10:00-22:45^Sun 10:00-21:45
			Date granted 30/4/2013	

Mandatory Condition (Alcohol)

Supply of Alcohol 1. No supply of alcohol may be made under the premises licence: (a) At a time when there is no designated premises supervisor in respect of the premises licence. (b) At a time when the designated premises supervisor does not hold a personal licence or his personal licence is suspended. 2. Every supply of alcohol under the premises licence must be made or authorised by a person who holds a personal licence. 3. The responsible person shall take all reasonable steps to ensure that staff on relevant premises do not carry out, arrange or participate in any irresponsible promotions in relation to the premises. 4. The responsible person shall ensure that no alcohol is dispensed directly by one person into the mouth of another (other than where that other person is unable to drink without assistance by reason of a disability). 5. The responsible person shall ensure that free tap water is provided on request to customers where it is reasonably available. 6.1. The premises licence holder or club premises certificate holder shall ensure that an age verification policy applies to the premises in relation to the sales or supply of alcohol. 6.2. The policy must require individuals who appear to the responsible person to be under 18 years if age (or such older age as may be specified in the policy) to produce on request, before being served alcohol, identification bearing their photograph, date of birth and a holographic mark. 7. The responsible person shall ensure that: a) where any of the following alcoholic drinks is sold or supplied for consumption on the premises (other than alcoholic drinks sold or supplied having been made up in advance ready for sale or supply in a securely closed container) it is available to customers in the following measures: • beer or cider: 1/2 pint; • gin, rum, vodka or whisky: 25ml or 35ml; and • still wine in a glass: 125ml; and b) customers are made aware of the availability of these measures.

Mandatory Condition (Door Supervision)

8. Each individual who is to carry out a security activity at the premises must be licensed by the Security Industry Authority.

Conditions derived from Operating Schedule

9. The Challenge 25 policy will be in place.

10. There will be a steward up to 20:00 hours and a SIA badged security between 20:00 hours up to 23:30 hours on all days.

11. The premises shall maintain a comprehensive CCTV system as per the minimum requirements of a Metropolitan Police Crime Prevention Officer. All 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. 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 are open to the public. This staff member shall be able to show Police recent data or footage with the absolute minimum of delay when requested.

12. An incident log shall be kept at the premises, and made available immediately to an authorised officer of the Hackney Borough Council or the Police, which will record the following: (a) all crimes reported to the venue (b) any complaints received (c) any incidents of disorder (d) any defaults in the CCTV system or searching equipment or scanning equipment (e) any refusal of the sale of alcohol (f) any visit by a relevant authority or emergency service

13. Patrons sitting in the seated area shall purchase alcohol from staff by 'at table' service only.

14. There shall be no persons aged under 21 permitted at the premises except for customers walking through the premises to gain access to other parts of Boxpark.

15. The premises will display and maintain appropriate signage advising customers to leave the premises in an orderly and quiet manner.

16. Substantial food shall be made available at the premises when alcohol is being sold.

17. The capacity of the premises shall be a maximum of 80 (50 seated and 30 standing) except for customers walking through the premises to gain access to other parts of Boxpark.

18. There shall be a canopy maintained over the premises at all times to reduce noise outbreak.

19. The premises licence holder shall employ a minimum of three personal licence holders for the duration of the premises licence.

20. The premises shall only be used by patrons of Mr Chris Singham trading as Cotton Rhum Bar Premises, except for customers walking through the premises to gain access to other parts of Boxpark.

21. A dedicated number for the operations manager on duty at the premises shall be made available to the Licensing Service, Police, local residents associations and business associations.

22. The premises licence holder shall take all reasonable steps to ensure that regulated entertainment is not provided at the premises.

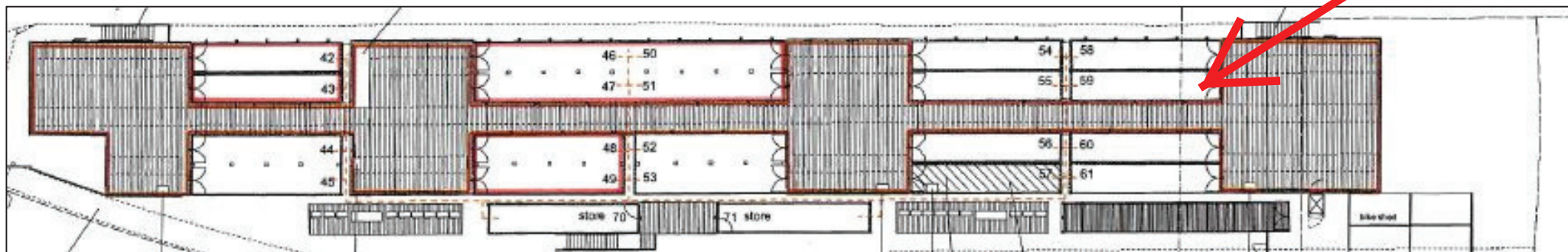
23. The premises licence holder shall take all reasonable steps to ensure that patrons do not take drinks from the premises to any other part of Boxpark.

Conditions attached after a hearing by the Licensing Authority

N/A

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Unit 59



Licence No.	Address	Licensee	DPS	Activities authorised by the licence
PRE-N-0977	Falafelicious Unit 59, Boxpark 2-10 Bethnal Green Road London E1 6JY	Falafelicious Limited 5-7 Cranwood Street Hackney London EC1V 9GR	Shalom Arni Gozlan Date granted 10/12/2013	Supply of Alcohol On and Off Premises Mon 08:00-23:00^Tue 08:00-23:00^Wed 08:00-23:00^Thu 08:00-23:00^Fri 08:00-23:00^Sat 08:00-23:00^Sun 08:00-22:00

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Mandatory Condition (Alcohol)

Supply of Alcohol 1. No supply of alcohol may be made under the premises licence: (a) At a time when there is no designated premises supervisor in respect of the premises licence. (b) At a time when the designated premises supervisor does not hold a personal licence or his personal licence is suspended. 2. Every supply of alcohol under the premises licence must be made or authorised by a person who holds a personal licence. 3. (1) The responsible person must ensure that staff on relevant premises do not carry out, arrange or participate in any irresponsible promotions in relation to the premises. (2) In this paragraph, an irresponsible promotion means any one or more of the following activities, or substantially similar activities, carried on for the purpose of encouraging the sale or supply of alcohol for consumption on the premises - (a) games or other activities which require or encourage, or are designed to require or encourage, individuals to; (i) drink a quantity of alcohol within a time limit (other than to drink alcohol sold or supplied on the premises before the cessation of the period in which the responsible person is authorised to sell or supply alcohol), or (ii) drink as much alcohol as possible (whether within a time limit or otherwise); (b) provision of unlimited or unspecified quantities of alcohol free or for a fixed or discounted fee to the public or to a group defined by a particular characteristic in a manner which carries a significant risk of undermining a licensing objective; (c) provision of free or discounted alcohol or any other thing as a prize to encourage or reward the purchase and consumption of alcohol over a period of 24 hours or less in a manner which carries a significant risk of undermining a licensing objective; (d) selling or supplying alcohol in association with promotional posters or flyers on, or in the vicinity of, the premises which can reasonably be considered to condone, encourage or glamorise anti-social behaviour or to refer to the effects of drunkenness in any favourable manner. (e) dispensing alcohol directly by one person into the mouth of another (other than where that other person is unable to drink without assistance by

reason of a disability). 4. The responsible person must ensure that free potable water is provided on request to customers where it is reasonably available. 5.5.1. The premises licence holder or club premises certificate holder must ensure that an age verification policy is adopted in respect of the premises in relation to the sales or supply of alcohol. 5.2 The designated premises supervisor in relation to the premises licences must ensure that the supply of alcohol at the premises is carried on in accordance with the age verification policy. 5.3. The policy must require individuals who appear to the responsible person to be under 18 years of age (or such older age as may be specified in the policy) to produce on request, before being served alcohol, identification bearing their photograph, date of birth and either:- (a) a holographic mark or (b) an ultraviolet feature 6. The responsible person must ensure that: a) where any of the following alcoholic drinks is sold or supplied for consumption on the premises (other than alcoholic drinks sold or supplied having been made up in advance ready for sale or supply in a securely closed container) it is available to customers in the following measures: • beer or cider: 1/2 pint; • gin, rum, vodka or whisky: 25ml or 35ml; and • still wine in a glass: 125ml; and b) these measures are displayed in a menu, price list or other printed material which is available to customers on the premises; and c) where a customer does not in relation to a sale of alcohol specify the quantity of alcohol to be sold, the customer is made aware that these measures are available. Minimum Drinks Pricing 7. 7.1 A relevant person shall ensure that no alcohol is sold or supplied for consumption on or off the premises for a price which is less than the permitted price. 7.2 For the purposes of the condition set out in paragraph 7.1 above - (a) "duty" is to be construed in accordance with the Alcoholic Liquor Duties Act 1979; (b) "permitted price" is the price found by applying the formula - $P = D + (D \times V)$ Where - (i) P is the permitted price, (ii) D is the rate of duty chargeable in relation to the alcohol as if the duty were charged on the date of the sale or supply of the alcohol, and (iii) V is the rate of value added tax chargeable in relation to the alcohol as if the value added tax were charged on the date of the sale or supply of the alcohol; (c) "relevant person" means, in relation to premises in respect of which there is in force a premises licence - (i) the holder of the premises licence, (ii) the designated premises supervisor (if any) in respect of such a licence, or (iii) the personal licence holder who makes or authorises a supply of alcohol under such a licence; (d) "relevant person" means, in relation to premises in respect of which there is in force a club premises certificate, any member or officer of the club present on the premises in a capacity which enables the member or officer to prevent the supply in question; and (e) "value added tax" means value added tax charged in accordance with the Value Added Tax Act 1994. 7.3 Where the permitted price given by Paragraph 7.2(b) above would (apart from this paragraph) not be a whole number of pennies, the price given by that sub-paragraph shall be taken to be the price actually given by that sub-paragraph rounded up to the nearest penny. 7.4 (1) Sub-paragraph 7.4(2) below applies where the permitted price given by Paragraph 7.2(b) above on a day ("the first day") would be different from the permitted price on the next day ("the second day") as a result of a change to the rate of duty or value added tax. (2) The permitted price which would apply on the first day applies to sales or supplies of alcohol which take place before the expiry of the period of 14 days beginning on the second day.

Mandatory Condition (Door Supervision)

N/A

Conditions derived from Operating Schedule

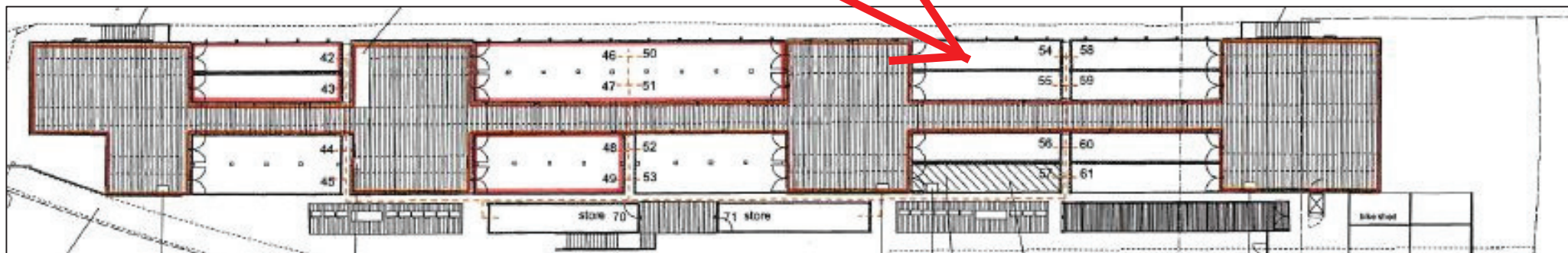
9. There shall be a personal licence holder on duty on the premises at all times when the premises are authorised to sell alcohol.
10. Signs will be prominently displayed at all exit points reminding customers to leave quietly and respect local residents.
11. There shall be no promotional sales of alcohol on the premises where alcohol is sold at a lower price than that at which the same or similar alcoholic drinks are sold, or usually sold, on the premises.
12. Intoxicating liquor shall not be sold, supplied or consumed otherwise than to persons who are taking a substantial meal from the menu and that the consumption of intoxicating liquor by such persons is ancillary to taking such meals. The supply of alcohol will be by waiter/waitress service only.
13. A 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 driving licence or passport.

14. An incident log shall be kept at the premises, and made available on request to an authorised officer of the council or the police, which will record the following. a. All crimes reported: b. All ejections of patrons c. Any complaints received. d. Any incidents of disorder. e. Seizure of drugs or offensive weapons. f. Any faults in the CCTV system or searching equipment or scanning equipment. Any refusal of the sale of alcohol. g. Any visit by a relevant authority or emergency service.
15. Premises to operate zero tolerance policy to drugs and comply with Hackney Police and Council Community safety unit drugs and weapons policy where appropriate.
16. An adequate and appropriate supply of first aid equipment and materials shall be available on the premises.
17. All staff will be given refresher training every twelve months on the legislation relating to the sales of alcohol to underage persons and drunken persons.
18. The licence holder shall maintain a dedicated telephone number of the Designated Premises Supervisor for use by any Responsible Authority or any person who may wish to make a complaint. This contact number shall be provided to licensing authority, police and to any local residents upon request.

Conditions attached after a hearing by the Licensing Authority

N/A

Unit 54



Licence No.	Address	Licensee	DPS	Activities authorised by the licence
60784	Korrito Unit 54, Boxpark 2-10 Bethnal Green Road London E1 6GY	The Athenian Greek Street Food Ltd 19 Plumbers Row London E1 1AE	Efthymios Vasilakis Date granted 31/7/2014	Supply of Alcohol On Premises Mon 12:00-22:30^Tue 12:00-22:30^Wed 12:00-22:30^Thu 12:00-22:30^Fri 12:00-22:30^Sat 12:00-22:30^Sun 12:00-22:00

Mandatory Condition (Alcohol)

Supply of Alcohol 1. No supply of alcohol may be made under the premises licence: (a) At a time when there is no designated premises supervisor in respect of the premises licence. (b) At a time when the designated premises supervisor does not hold a personal licence or his personal licence is suspended. 2. Every supply of alcohol under the premises licence must be made or authorised by a person who holds a personal licence. 3. (1) The responsible person must ensure that staff on relevant premises do not carry out, arrange or participate in any irresponsible promotions in relation to the premises. (2) In this paragraph, an irresponsible promotion means any one or more of the following activities, or substantially similar activities, carried on for the purpose of encouraging the sale or supply of alcohol for consumption on the premises - (a) games or other activities which require or encourage, or are designed to require or encourage, individuals to; (i) drink a quantity of alcohol within a time limit (other than to drink alcohol sold or supplied on the premises before the cessation of the period in which the responsible person is authorised to sell or supply alcohol), or (ii) drink as much alcohol as possible (whether within a time limit or otherwise); (b) provision of unlimited or unspecified quantities of alcohol free or for a fixed or discounted fee to the public or to a group defined by a particular characteristic in a manner which carries a significant risk of undermining a licensing objective; (c) provision of free or discounted alcohol or any other thing as a prize to encourage or reward the purchase and consumption of alcohol over a period of 24 hours or less in a manner which carries a significant risk of undermining a licensing objective; (d) selling or supplying alcohol in association with promotional posters or flyers on, or in the vicinity of, the premises which can reasonably be considered to condone, encourage or glamorise anti-social behaviour or to refer to the effects of drunkenness in any favourable manner. (e) dispensing alcohol directly by one person into the mouth of another (other than where that other person is unable to drink without assistance by

reason of a disability). 4. The responsible person must ensure that free potable water is provided on request to customers where it is reasonably available. 5.5.1. The premises licence holder or club premises certificate holder must ensure that an age verification policy is adopted in respect of the premises in relation to the sales or supply of alcohol. 5.2 The designated premises supervisor in relation to the premises licences must ensure that the supply of alcohol at the premises is carried on in accordance with the age verification policy. 5.3. The policy must require individuals who appear to the responsible person to be under 18 years of age (or such older age as may be specified in the policy) to produce on request, before being served alcohol, identification bearing their photograph, date of birth and either:- (a) a holographic mark or (b) an ultraviolet feature 6. The responsible person must ensure that: a) where any of the following alcoholic drinks is sold or supplied for consumption on the premises (other than alcoholic drinks sold or supplied having been made up in advance ready for sale or supply in a securely closed container) it is available to customers in the following measures: • beer or cider: 1/2 pint; • gin, rum, vodka or whisky: 25ml or 35ml; and • still wine in a glass: 125ml; and b) these measures are displayed in a menu, price list or other printed material which is available to customers on the premises; and c) where a customer does not in relation to a sale of alcohol specify the quantity of alcohol to be sold, the customer is made aware that these measures are available. Minimum Drinks Pricing 7. 7.1 A relevant person shall ensure that no alcohol is sold or supplied for consumption on or off the premises for a price which is less than the permitted price. 7.2 For the purposes of the condition set out in paragraph 7.1 above - (a) "duty" is to be construed in accordance with the Alcoholic Liquor Duties Act 1979; (b) "permitted price" is the price found by applying the formula - $P = D + (D \times V)$ Where - (i) P is the permitted price, (ii) D is the rate of duty chargeable in relation to the alcohol as if the duty were charged on the date of the sale or supply of the alcohol, and (iii) V is the rate of value added tax chargeable in relation to the alcohol as if the value added tax were charged on the date of the sale or supply of the alcohol; (c) "relevant person" means, in relation to premises in respect of which there is in force a premises licence - (i) the holder of the premises licence, (ii) the designated premises supervisor (if any) in respect of such a licence, or (iii) the personal licence holder who makes or authorises a supply of alcohol under such a licence; (d) "relevant person" means, in relation to premises in respect of which there is in force a club premises certificate, any member or officer of the club present on the premises in a capacity which enables the member or officer to prevent the supply in question; and (e) "value added tax" means value added tax charged in accordance with the Value Added Tax Act 1994. 7.3 Where the permitted price given by Paragraph 7.2(b) above would (apart from this paragraph) not be a whole number of pennies, the price given by that sub-paragraph shall be taken to be the price actually given by that sub-paragraph rounded up to the nearest penny. 7.4 (1) Sub-paragraph 7.4(2) below applies where the permitted price given by Paragraph 7.2(b) above on a day ("the first day") would be different from the permitted price on the next day ("the second day") as a result of a change to the rate of duty or value added tax. (2) The permitted price which would apply on the first day applies to sales or supplies of alcohol which take place before the expiry of the period of 14 days beginning on the second day.

Mandatory Condition (Door Supervision)

N/A

Conditions derived from Operating Schedule

8. Intoxicating liquor shall not be sold or supplied on the premises otherwise than to persons taking table meals there and for consumption by such a person as an ancillary to his meal.
9. Suitable beverages other than intoxicating liquor (including drinking water) shall be equally available with or otherwise as an ancillary to meals served in the licensed premises.
10. Customers will be prevented from leaving the licensed premises with bottles or glass drinking vessels.
11. Adequate training will be provided to bar staff to ensure compliance with the law, including documenting such training.
12. The licensee will ensure the secure containment of empty bottles, e.g. prompt clearing of empty glasses throughout operating times.
13. Signage will be on display requesting customers to leave quietly and minimise disturbance to residents in the area.

14. Depositing of waste glass into receptacles will be undertaken at times that will cause minimum disturbance to residents.

15. A Challenge 21 policy will be enforced at the premises and signs to this effect will be displayed at the premises. The only acceptable forms of identity will be recognised photographic identification documents such as passport, photo-card driving licence or proof of age card bearing a PASS hologram.

16. A register of refusals will be maintained at the premises.

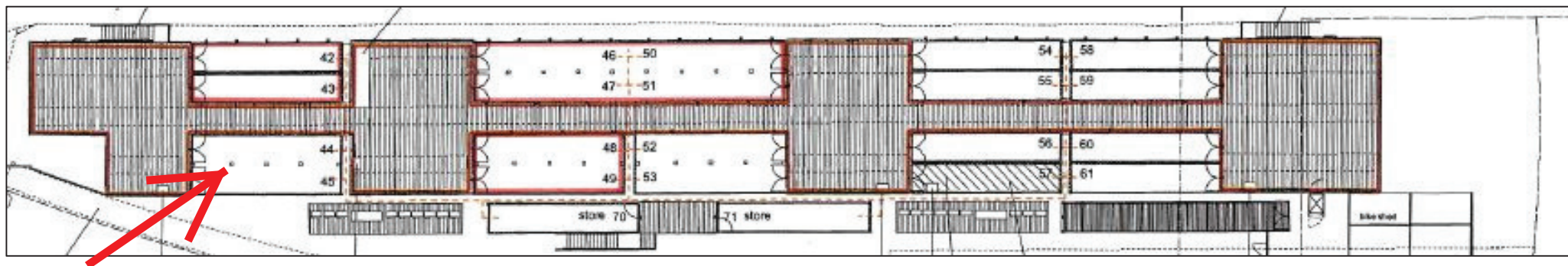
17. Appropriate induction training will be undertaken with all relevant staff to cover appropriate subjects for their role including: a) The responsible sale of alcohol. b) The prevention of under-age sales of alcohol, the Challenge 21 policy and in checking & authenticating accepted forms of identification. c) The responsibility to refuse the sale of alcohol to any person who is drunk.

18. An incident log shall be kept at the premises, and made available on request to an authorised officer of Hackney Council or the Police, which will record the following: i. all crimes reported to the venue ii. all ejections of patrons iii. any complaints received iv. any incidents of disorder v. any refusal of the sale of alcohol vi. any visit by a relevant authority or emergency service.

Conditions attached after a hearing by the Licensing Authority

N/A

Unit 44 To 45



Licence No.	Address	Licensee	DPS	Activities authorised by the licence
LBH-PRE-T-1252	Arni's Unit 44 To 45, Boxpark 2-10 Bethnal Green Road London E1 6GY	Karin Braverman 76 Francklyn Gardens Edgware HA8 8SA	Karin Braverman	Supply of Alcohol On and Off Premises Mon 08:00-22:30^Tue 08:00-22:30^Wed 08:00-22:30^Thu 08:00-22:30^Fri 08:00-22:30^Sat 08:00-22:30^Sun 08:00-21:30
			Date granted 5/12/2011	

Mandatory Condition (Alcohol)

Supply of Alcohol 1. No supply of alcohol may be made under the premises licence: (a) At a time when there is no designated premises supervisor in respect of the premises licence. (b) At a time when the designated premises supervisor does not hold a personal licence or his personal licence is suspended. 2. Every supply of alcohol under the premises licence must be made or authorised by a person who holds a personal licence. 3. (1) The responsible person must ensure that staff on relevant premises do not carry out, arrange or participate in any irresponsible promotions in relation to the premises. (2) In this paragraph, an irresponsible promotion means any one or more of the following activities, or substantially similar activities, carried on for the purpose of encouraging the sale or supply of alcohol for consumption on the premises - (a) games or other activities which require or encourage, or are designed to require or encourage, individuals to; (i) drink a quantity of alcohol within a time limit (other than to drink alcohol sold or supplied on the premises before the cessation of the period in which the responsible person is authorised to sell or supply alcohol), or (ii) drink as much alcohol as possible (whether within a time limit or otherwise); (b) provision of unlimited or unspecified quantities of alcohol free or for a fixed or discounted fee to the public or to a group defined by a particular characteristic in a manner which carries a significant risk of undermining a licensing objective; (c) provision of free or discounted alcohol or any other thing as a prize to encourage or reward the purchase and consumption of alcohol over a period of 24 hours or less in a manner which carries a significant risk of undermining a licensing objective; (d) selling or supplying alcohol in association with promotional posters or flyers on, or in the vicinity of, the premises which can reasonably be considered to condone, encourage or glamorise anti-social behaviour or to refer to the effects of drunkenness in any favourable manner. (e) dispensing alcohol directly by one person into the mouth of another (other than where that other person is unable to drink without assistance by

reason of a disability). 4. The responsible person must ensure that free potable water is provided on request to customers where it is reasonably available. 5.5.1. The premises licence holder or club premises certificate holder must ensure that an age verification policy is adopted in respect of the premises in relation to the sales or supply of alcohol. 5.2 The designated premises supervisor in relation to the premises licences must ensure that the supply of alcohol at the premises is carried on in accordance with the age verification policy. 5.3. The policy must require individuals who appear to the responsible person to be under 18 years of age (or such older age as may be specified in the policy) to produce on request, before being served alcohol, identification bearing their photograph, date of birth and either:- (a) a holographic mark or (b) an ultraviolet feature 6. The responsible person must ensure that: a) where any of the following alcoholic drinks is sold or supplied for consumption on the premises (other than alcoholic drinks sold or supplied having been made up in advance ready for sale or supply in a securely closed container) it is available to customers in the following measures: • beer or cider: 1/2 pint; • gin, rum, vodka or whisky: 25ml or 35ml; and • still wine in a glass: 125ml; and b) these measures are displayed in a menu, price list or other printed material which is available to customers on the premises; and c) where a customer does not in relation to a sale of alcohol specify the quantity of alcohol to be sold, the customer is made aware that these measures are available. Minimum Drinks Pricing 7. 7.1 A relevant person shall ensure that no alcohol is sold or supplied for consumption on or off the premises for a price which is less than the permitted price. 7.2 For the purposes of the condition set out in paragraph 7.1 above - (a) "duty" is to be construed in accordance with the Alcoholic Liquor Duties Act 1979; (b) "permitted price" is the price found by applying the formula - $P = D + (D \times V)$ Where - (i) P is the permitted price, (ii) D is the rate of duty chargeable in relation to the alcohol as if the duty were charged on the date of the sale or supply of the alcohol, and (iii) V is the rate of value added tax chargeable in relation to the alcohol as if the value added tax were charged on the date of the sale or supply of the alcohol; (c) "relevant person" means, in relation to premises in respect of which there is in force a premises licence - (i) the holder of the premises licence, (ii) the designated premises supervisor (if any) in respect of such a licence, or (iii) the personal licence holder who makes or authorises a supply of alcohol under such a licence; (d) "relevant person" means, in relation to premises in respect of which there is in force a club premises certificate, any member or officer of the club present on the premises in a capacity which enables the member or officer to prevent the supply in question; and (e) "value added tax" means value added tax charged in accordance with the Value Added Tax Act 1994. 7.3 Where the permitted price given by Paragraph 7.2(b) above would (apart from this paragraph) not be a whole number of pennies, the price given by that sub-paragraph shall be taken to be the price actually given by that sub-paragraph rounded up to the nearest penny. 7.4 (1) Sub-paragraph 7.4(2) below applies where the permitted price given by Paragraph 7.2(b) above on a day ("the first day") would be different from the permitted price on the next day ("the second day") as a result of a change to the rate of duty or value added tax. (2) The permitted price which would apply on the first day applies to sales or supplies of alcohol which take place before the expiry of the period of 14 days beginning on the second day.

Mandatory Condition (Door Supervision)

N/A

Conditions derived from Operating Schedule

8. A digital or analogue CCTV system to be installed which will be detailed as follows: - be installed internally and externally - be maintained in good working order - cover all points of access and egress - ensure good coverage of all public areas - incorporate a recording facility that allows recordings to be stored for at least 31 days. - The system will be fully operational and record throughout the hours the premises are open for any licensable activity. The police and council officers must be given access to the recordings upon request.'

9. Staff are to be trained in all aspects of health and safety.

10. An incident log shall be kept at the premises, and made available on request to an authorised officer of Hackney Council or the Police, which will record the following:

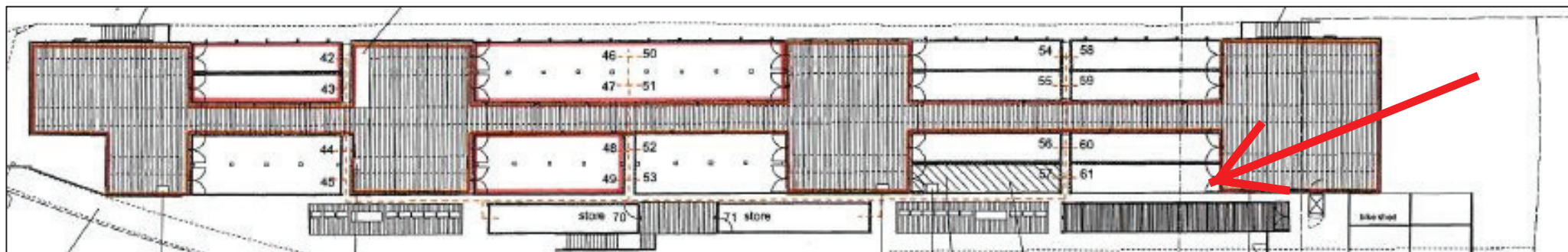
i. all crimes reported to the venue ii. all ejections of patrons iii. any complaints received iv. any incidents of disorder v. any refusal of the sale of alcohol vi. any visit by a relevant authority or emergency service

11. A proof of age scheme, such as Challenge 25, shall be operated at the premises where the only acceptable forms of identification are recognised photographic identification cards, such as a driving licence or passport.
12. The sale of alcohol will remain ancillary to the operation of the premises as a gourmet salad bar.

Conditions attached after a hearing by the Licensing Authority

N/A

Unit 61



Licence No.	Address	Licensee	DPS	Activities authorised by the licence
LBH-PRE-T-1257	Bukowski Unit 61, Boxpark Retail Park 2-10 Bethnal Green Road London E1 6GY	Bukowski Limited 50-51 Berwick Street London W1F 8SJ	Roman Rusin	Supply of Alcohol On and Off Premises Mon 10:00-23:00^Tue 10:00-23:00^Wed 10:00-23:00^Thu 10:00-23:00^Fri 10:00-23:00^Sat 10:00-23:00^Sun 10:00-22:00
			Date granted 8/12/2011	Recorded Music Mon 07:00-23:00^Tue 07:00-23:00^Wed 07:00-23:00^Thu 07:00-23:00^Fri 07:00-23:00^Sat 07:00-23:00^Sun 08:00-22:00

Mandatory Condition (Alcohol)

Supply of Alcohol 1. No supply of alcohol may be made under the premises licence: (a) At a time when there is no designated premises supervisor in respect of the premises licence. (b)At a time when the designated premises supervisor does not hold a personal licence or his personal licence is suspended. 2. Every supply of alcohol under the premises licence must be made or authorised by a person who holds a personal licence. 3. (1) The responsible person must ensure that staff on relevant premises do not carry out, arrange or participate in any irresponsible promotions in relation to the premises. (2) In this paragraph, an irresponsible promotion means any one or more of the following activities, or substantially similar activities, carried on for the purpose of encouraging the sale or supply of alcohol for consumption on the premises - (a) games or other activities which require or encourage, or are designed to require or encourage, individuals to; (i) drink a quantity of alcohol within a time limit (other than to drink alcohol sold or supplied on the premises before the cessation of the period in which the responsible person is authorised to sell or supply alcohol), or (ii) drink as much alcohol as possible (whether within a time limit or otherwise); (b) provision of unlimited or unspecified quantities of alcohol free or for a fixed or discounted fee to the public or to a group defined by a particular characteristic in a manner which carries a significant risk of undermining a licensing objective; (c) provision of free or discounted alcohol or any other thing as a prize to encourage or reward the purchase and consumption of alcohol over a period of 24 hours or less in a manner which carries a significant risk of undermining a licensing objective; (d) selling or supplying alcohol in association with promotional posters or flyers on, or in the vicinity of, the premises which can reasonably be considered to condone, encourage or glamorise anti-social behaviour or to refer to the effects of drunkenness in any favourable manner. (e) dispensing alcohol directly by one person into the mouth of another (other than where that other person is unable to drink without assistance by

reason of a disability). 4. The responsible person must ensure that free potable water is provided on request to customers where it is reasonably available. 5.5.1. The premises licence holder or club premises certificate holder must ensure that an age verification policy is adopted in respect of the premises in relation to the sales or supply of alcohol. 5.2 The designated premises supervisor in relation to the premises licences must ensure that the supply of alcohol at the premises is carried on in accordance with the age verification policy. 5.3. The policy must require individuals who appear to the responsible person to be under 18 years of age (or such older age as may be specified in the policy) to produce on request, before being served alcohol, identification bearing their photograph, date of birth and either:- (a) a holographic mark or (b) an ultraviolet feature 6. The responsible person must ensure that: a) where any of the following alcoholic drinks is sold or supplied for consumption on the premises (other than alcoholic drinks sold or supplied having been made up in advance ready for sale or supply in a securely closed container) it is available to customers in the following measures: • beer or cider: 1/2 pint; • gin, rum, vodka or whisky: 25ml or 35ml; and • still wine in a glass: 125ml; and b) these measures are displayed in a menu, price list or other printed material which is available to customers on the premises; and c) where a customer does not in relation to a sale of alcohol specify the quantity of alcohol to be sold, the customer is made aware that these measures are available. Minimum Drinks Pricing 7. 7.1 A relevant person shall ensure that no alcohol is sold or supplied for consumption on or off the premises for a price which is less than the permitted price. 7.2 For the purposes of the condition set out in paragraph 7.1 above - (a) "duty" is to be construed in accordance with the Alcoholic Liquor Duties Act 1979; (b) "permitted price" is the price found by applying the formula - $P = D + (D \times V)$ Where - (i) P is the permitted price, (ii) D is the rate of duty chargeable in relation to the alcohol as if the duty were charged on the date of the sale or supply of the alcohol, and (iii) V is the rate of value added tax chargeable in relation to the alcohol as if the value added tax were charged on the date of the sale or supply of the alcohol; (c) "relevant person" means, in relation to premises in respect of which there is in force a premises licence - (i) the holder of the premises licence, (ii) the designated premises supervisor (if any) in respect of such a licence, or (iii) the personal licence holder who makes or authorises a supply of alcohol under such a licence; (d) "relevant person" means, in relation to premises in respect of which there is in force a club premises certificate, any member or officer of the club present on the premises in a capacity which enables the member or officer to prevent the supply in question; and (e) "value added tax" means value added tax charged in accordance with the Value Added Tax Act 1994. 7.3 Where the permitted price given by Paragraph 7.2(b) above would (apart from this paragraph) not be a whole number of pennies, the price given by that sub-paragraph shall be taken to be the price actually given by that sub-paragraph rounded up to the nearest penny. 7.4 (1) Sub-paragraph 7.4(2) below applies where the permitted price given by Paragraph 7.2(b) above on a day ("the first day") would be different from the permitted price on the next day ("the second day") as a result of a change to the rate of duty or value added tax. (2) The permitted price which would apply on the first day applies to sales or supplies of alcohol which take place before the expiry of the period of 14 days beginning on the second day.

Mandatory Condition (Door Supervision)

N/A

Conditions derived from Operating Schedule

9. An incident log shall be kept at the premises, and made available on request to an authorised officer of Hackney Council or the Police, which will record the following: all crimes reported to the venue all ejections of patrons any complaints received any incidents of disorder any refusal of the sale of alcohol any visit by a relevant authority or emergency service.

10. The premises shall only operate as a restaurant in which customers are shown to their table, they are served food in the form of substantial table meals that are prepared on the premises and consumed at the table.

11. Intoxicating liquor shall not be sold, supplied, or consumed on the premises otherwise than to persons who are taking substantial table meals and that the consumption of intoxicating liquor by such persons is ancillary to taking such meals.

12. H&S, RIDDOR and fire risk assessment will be kept up to date.

13. Staff are comprehensively trained and a record is kept of all incidents and accidents.

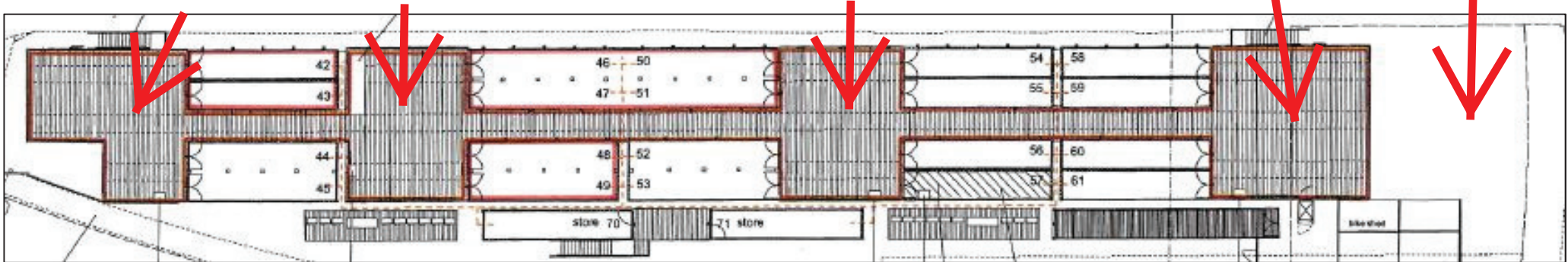
14. Bukowski will ensure that it does not cause noise nuisance to neighbours.

15. Children are welcome if accompanied by a responsible adult for the purposes of having a meal. Staff are trained on their responsibilities to not sell alcohol to persons who are or appear to be underage.

Conditions attached after a hearing by the Licensing Authority

N/A

4 Decking areas on the first floor & the Square on the ground floor



Licence No.	Address	Licensee	DPS	Activities authorised by the licence
LBH-PRE-T-1312	4 Decking areas on the first floor & the Square on the ground floor Boxpark Retail Park 2-10 Bethnal Green Road London E1 6GY	Boxpark Ltd 20 Regent Street Brighton BN1 1UX	N/A	Recorded Music Thu 18:00-21:00^Sun 13:00-16:00 Films Mon 11:00-21:00^Tue 11:00-21:00^Wed 11:00-21:00^Thu 11:00-21:00^Fri 11:00-21:00^Sat 11:00-21:00^Sun 10:00-18:00 Live Music Thu 18:00-21:00^Sun 13:00-16:00 Performance of Dance Mon 11:00-21:00^Tue 11:00-21:00^Wed 11:00-21:00^Thu 11:00-21:00^Fri 11:00-21:00^Sat 11:00-21:00^Sun 10:00-18:00 Other Entertainment Similar to Live or Rec Music or Dance Performance Thu 18:00-21:00^Sun 13:00-16:00
			Date granted 19/7/2012	

Mandatory Condition (Alcohol)
N/A

Mandatory Condition (Door Supervision)
1. Each individual who is to carry out a security activity at the premises must be licensed by the Security Industry Authority.

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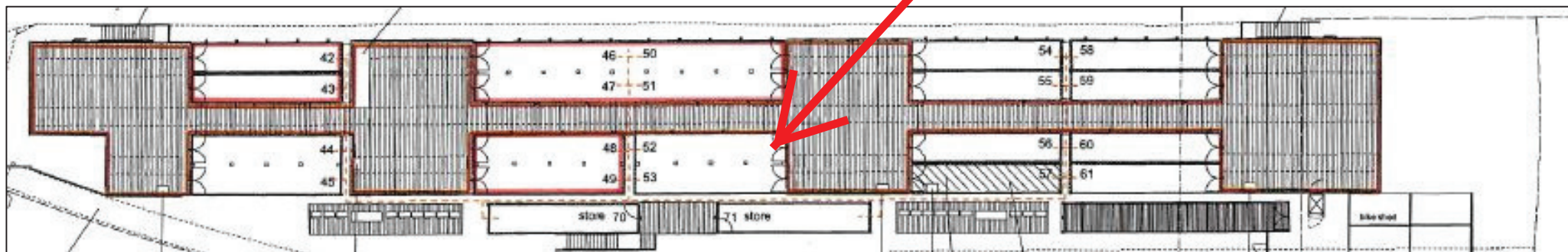
Conditions derived from Operating Schedule

2. No noise nuisance shall be caused to any noise sensitive premises whose frontages are visible from the licensed premises along Bethnal Green Road and Shoreditch High Street.
3. Steps will be taken to ensure that no alcohol is consumed on the ground floor cobbled square during any period of regulated entertainment.
4. A sound limiter will be installed in the background music system and set at a level so as to ensure the absence of noise nuisance to residents in the local vicinity.
5. A separate sound limiter will be installed in the event music system set at a level so as to ensure the absence of noise nuisance to residents in the local vicinity.
6. All events and performances will use the in-house sound system.
7. Any sound equipment used by external performers must be routed through the sound limiter.
8. Live music and recorded music on Thursdays between 18.00 and 21.00 will be limited to the central terrace (see plan).
9. Live music and recorded music on Sundays between 13.00 and 16.00 and on Bank Holidays between 13.00 and 21.00 will be limited to the terrace and cobbled square with sound levels being monitored.
10. The need for SIA staff will be risk assessed on an event by event basis. Where that risk assessment deems it appropriate a minimum of two SIA registered door personnel will be employed with additional staff based on a ratio of 1:100.
11. The premises shall maintain a comprehensive CCTV system as per the minimum requirements of a Metropolitan Police Crime Prevention Officer. All public areas 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. 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 are open to the public. This staff member shall be able to show Police recent data or footage with the absolute minimum of delay when requested.
12. An incident log shall be kept at the premises, and made available on request to an authorised officer of Hackney Council or the Police, which will record the following:
 - i. all crimes reported to the venue
 - ii. all ejections of patrons
 - iii. any complaints received
 - iv. any incidents of disorder
 - v. any visit by a relevant authority or emergency service.
13. Police require an agreed risk assessment, specific for every licensable event taking place at the premises for the duration of the premises licence, this must include a single point of contact for the event and a comprehensive list of performers and promoters. The risk assessment must outline security arrangements identifying the SIA registered company used and hours employed. SIA numbers, full names, company name, times worked and duty performed to be entered into an occurrence book and made available to police immediately upon request.
14. The licence holder or their representative shall conduct regular assessments of the noise coming from the premises on every occasion the premises are used for regulated entertainment and shall take steps to reduce the level of noise where it is likely to cause a disturbance to local residents. A written record shall be made of those assessments in a log book kept for that purpose and shall include, the time and date of the checks, the person making them and the results including any remedial action.

Conditions attached after a hearing by the Licensing Authority

N/A

Unit 52



Licence No.	Address	Licensee	DPS	Activities authorised by the licence
65816	Unit 52, Boxpark 2-10 Bethnal Green Road London E1 6GY	The Duck Truck Company Ltd Attleborough Road Old Buckenham Attleborough NR17 1RF	Edward Anthony Westley Farrell	Supply of Alcohol On and Off Premises Mon 12:00-22:30^Tue 12:00-22:30^Wed 12:00-22:30^Thu 12:00-22:30^Fri 12:00-22:30^Sat 12:00-22:30^Sun 12:00-22:00
			Date granted 29/1/2015	

Mandatory Condition (Alcohol)

Supply of Alcohol 1. No supply of alcohol may be made under the premises licence: (a) At a time when there is no designated premises supervisor in respect of the premises licence. (b) At a time when the designated premises supervisor does not hold a personal licence or his personal licence is suspended. 2. Every supply of alcohol under the premises licence must be made or authorised by a person who holds a personal licence. 3. (1) The responsible person must ensure that staff on relevant premises do not carry out, arrange or participate in any irresponsible promotions in relation to the premises. (2) In this paragraph, an irresponsible promotion means any one or more of the following activities, or substantially similar activities, carried on for the purpose of encouraging the sale or supply of alcohol for consumption on the premises - (a) games or other activities which require or encourage, or are designed to require or encourage, individuals to; (i) drink a quantity of alcohol within a time limit (other than to drink alcohol sold or supplied on the premises before the cessation of the period in which the responsible person is authorised to sell or supply alcohol), or (ii) drink as much alcohol as possible (whether within a time limit or otherwise); (b) provision of unlimited or unspecified quantities of alcohol free or for a fixed or discounted fee to the public or to a group defined by a particular characteristic in a manner which carries a significant risk of undermining a licensing objective; (c) provision of free or discounted alcohol or any other thing as a prize to encourage or reward the purchase and consumption of alcohol over a period of 24 hours or less in a manner which carries a significant risk of undermining a licensing objective; (d) selling or supplying alcohol in association with promotional posters or flyers on, or in the vicinity of, the premises which can reasonably be considered to condone, encourage or glamorise anti-social behaviour or to refer to the effects of drunkenness in any favourable manner. (e) dispensing alcohol directly by one person into the mouth of another (other than where that other person is unable to drink without assistance by

reason of a disability). 4. The responsible person must ensure that free potable water is provided on request to customers where it is reasonably available. 5.5.1. The premises licence holder or club premises certificate holder must ensure that an age verification policy is adopted in respect of the premises in relation to the sales or supply of alcohol. 5.2 The designated premises supervisor in relation to the premises licences must ensure that the supply of alcohol at the premises is carried on in accordance with the age verification policy. 5.3. The policy must require individuals who appear to the responsible person to be under 18 years of age (or such older age as may be specified in the policy) to produce on request, before being served alcohol, identification bearing their photograph, date of birth and either:- (a) a holographic mark or (b) an ultraviolet feature 6. The responsible person must ensure that: a) where any of the following alcoholic drinks is sold or supplied for consumption on the premises (other than alcoholic drinks sold or supplied having been made up in advance ready for sale or supply in a securely closed container) it is available to customers in the following measures: • beer or cider: 1/2 pint; • gin, rum, vodka or whisky: 25ml or 35ml; and • still wine in a glass: 125ml; and b) these measures are displayed in a menu, price list or other printed material which is available to customers on the premises; and c) where a customer does not in relation to a sale of alcohol specify the quantity of alcohol to be sold, the customer is made aware that these measures are available. Minimum Drinks Pricing 7. 7.1 A relevant person shall ensure that no alcohol is sold or supplied for consumption on or off the premises for a price which is less than the permitted price. 7.2 For the purposes of the condition set out in paragraph 7.1 above - (a) "duty" is to be construed in accordance with the Alcoholic Liquor Duties Act 1979; (b) "permitted price" is the price found by applying the formula - $P = D + (D \times V)$ Where - (i) P is the permitted price, (ii) D is the rate of duty chargeable in relation to the alcohol as if the duty were charged on the date of the sale or supply of the alcohol, and (iii) V is the rate of value added tax chargeable in relation to the alcohol as if the value added tax were charged on the date of the sale or supply of the alcohol; (c) "relevant person" means, in relation to premises in respect of which there is in force a premises licence - (i) the holder of the premises licence, (ii) the designated premises supervisor (if any) in respect of such a licence, or (iii) the personal licence holder who makes or authorises a supply of alcohol under such a licence; (d) "relevant person" means, in relation to premises in respect of which there is in force a club premises certificate, any member or officer of the club present on the premises in a capacity which enables the member or officer to prevent the supply in question; and (e) "value added tax" means value added tax charged in accordance with the Value Added Tax Act 1994. 7.3 Where the permitted price given by Paragraph 7.2(b) above would (apart from this paragraph) not be a whole number of pennies, the price given by that sub-paragraph shall be taken to be the price actually given by that sub-paragraph rounded up to the nearest penny. 7.4 (1) Sub-paragraph 7.4(2) below applies where the permitted price given by Paragraph 7.2(b) above on a day ("the first day") would be different from the permitted price on the next day ("the second day") as a result of a change to the rate of duty or value added tax. (2) The permitted price which would apply on the first day applies to sales or supplies of alcohol which take place before the expiry of the period of 14 days beginning on the second day.

Mandatory Condition (Door Supervision)

N/A

Conditions derived from Operating Schedule

8. Deliveries of goods necessary for the operation of the business will be carried out at such a time and in such a manner as to prevent nuisance and disturbance to nearby residents.
9. The premises shall install and maintain a comprehensive CCTV system as per the minimum requirements of a Metropolitan Police Crime Prevention Officer. All 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 throughout the preceding 31-day period.
10. 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.

11. Signs will be prominently displayed at all exit points reminding customers to leave quietly and respect local residents.
12. A 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 driving licence or passport.
13. There shall be a personal licence holder on duty whenever alcohol is being sold.
14. Intoxicating liquor shall not be sold, supplied or consumed otherwise than to persons who are taking a substantial meal from the menu and that the consumption of intoxicating liquor by such persons is ancillary to taking such meals.
15. An incident log shall be kept at the premises, and made available on request to an authorised officer of the council or the police, which will record the following. a. All crimes reported: b. All ejections of patrons c. Any complaints received. d. Any incidents of disorder. e. Seizure of drugs or offensive weapons. f. Any faults in the CCTV system or searching equipment or scanning equipment. g. Any refusal of the sale of alcohol. h. Any visit by a relevant authority or emergency service.
16. Premises to operate zero tolerance policy to drugs and comply with Hackney Police Drugs, Weapons and Theft policy where appropriate.
17. All staff will be given refresher training every twelve months on the legislation relating to the sales of alcohol to underage persons and drunken persons.
18. No noise shall emanate from the premises nor vibration be transmitted through the structure of the premises which gives rise to a nuisance.
19. Any music played at the premises will be played at background level allowing customers to have a face to face conversation at normal speech level.

Conditions attached after a hearing by the Licensing Authority

N/A

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BOXPARK FIRST FLOOR PREMISES LICENCE

BOXPARK intend to create a space where customers can eat and drink in a friendly, supervised environment. This will encompass the four communal terraces and three "units" on the first floor.

Currently all Food and Beverage (F&B) provision at BOXPARK is by way of various independent operators; tenants renting unit space from BOXPARK. The tenants provide food and drink to customers who may consume within the source unit, on one of the communal terraces or away from the site. Each of the F&B tenants has a different Premises Licence with different conditions. Some tenants have to sell alcohol as an ancillary to a full meal, some can sell alcohol with any amount of food and some can sell alcohol on its own.

As the landlord of the site, BOXPARK provide facilities management services and hold events to promote the site to the public. The proposal would see BOXPARK transition from being a landlord to actively providing licensed activities at the site.

The main benefit of the proposal is that it removes the current problem of identifying the source of any individual alcoholic drink being consumed on the communal terrace areas. Tenants would be restricted to selling to customers who would consume within the relevant unit. Any alcohol consumed on one of the terraces would have been sold by BOXPARK. This would create clearly identifiable lines of liability and responsibility.

As part of the change in BOXPARK's role, promoted events would no longer be held. Rather, BOXPARK will provide musical entertainment for those customers attending the site for food and drink. Volume levels of the entertainment will be well below those present at promoted events, with all music amplification running through a tamperproof limiting system set to ensure BOXPARK is no louder than the existing background noise, no matter what time of day or day of the week it is.

BOXPARK have obtained control of three Premises Licences, applying to three separate areas of the site (the former Chicken Box Unit, the former Cottons Unit and the Former Cottons Decking Area), that allow alcohol to be sold with varying levels of restriction. These licences will be surrendered and the units they relate to will be incorporated into the terrace area so as to allow zoning of different activities. Through this, BOXPARK will continue to be a desirable site for product launches, brand events and corporate hospitality.

BOXPARK will also be responsible for the provision of SIA licensed security staff to ensure the safe enjoyment of the F&B offer. These

will be experienced members of MJB Security's team, well used to the particular requirements of the licensed trade.

Food and drink will be available, with a focus on maintaining a balance that is attractive to BOXPARK customers. As with many F&B establishments, a customer will be able to buy an alcoholic drink if they wish, without the need to purchase food, but quality food will be available at all times and it is BOXPARK's experience that customers want to have both food and drink available, with the flexibility to choose for themselves.

DISPERSAL POLICY

Boxpark Ltd is committed to the safe, orderly and effective dispersal of all patrons.

The dispersal procedure (around the terminal hour) is dedicated to make maximum contribution by exercising positive measures towards and at the end of trading in moving customers from the venue and its immediate area in such a way as to cause minimum disturbance or nuisance and to make the minimum impact upon the neighbourhood in relation to potential nuisance, anti-social behaviour or crime.

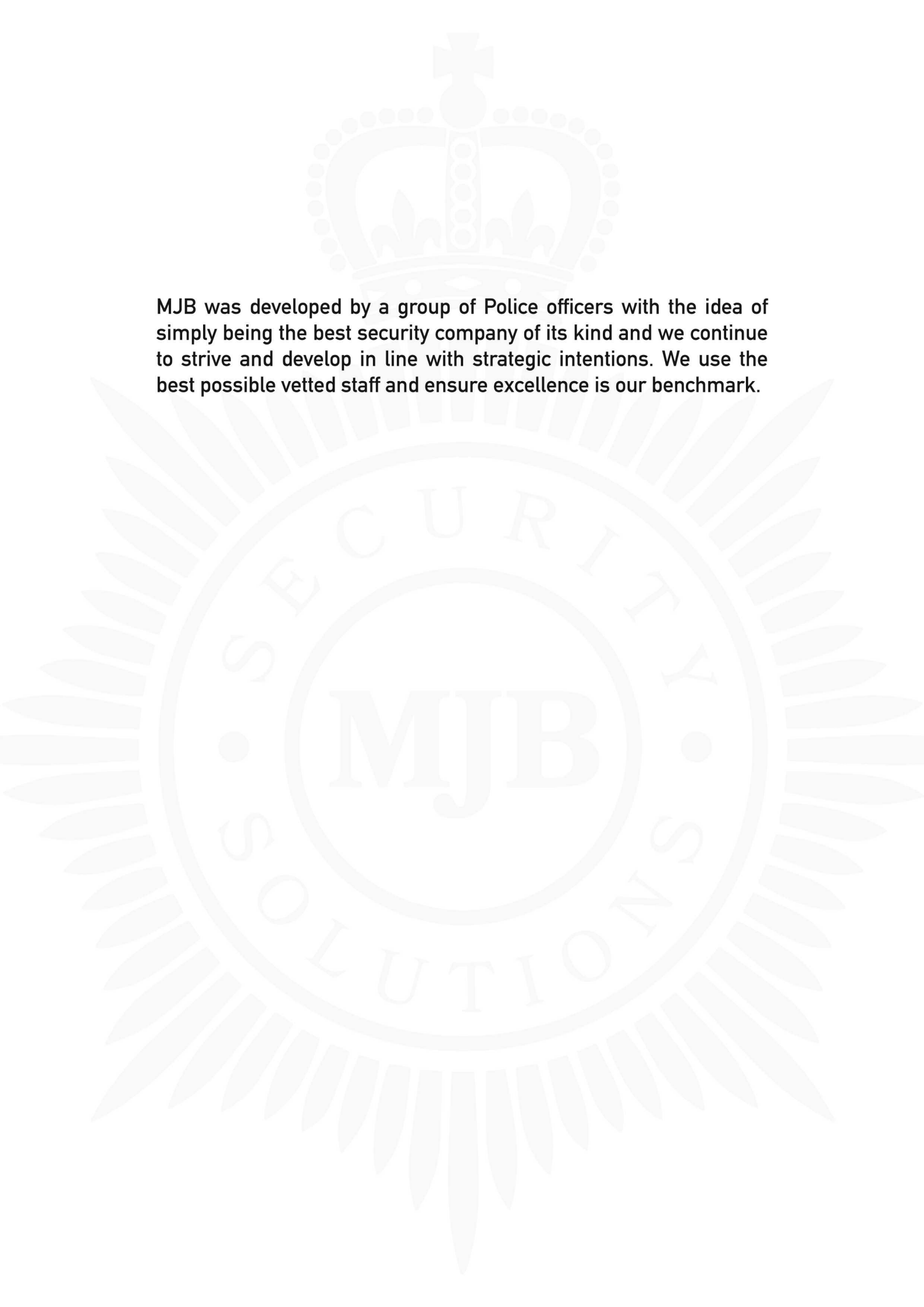
It is recognised that the sudden emergence of patrons onto the street at the terminal hour may cause unnecessary noise and lead to anti-social or offending behaviour. Accordingly the following control measures have been put in place:

- Approximately half an hour before the end of trading, SIA badged security staff shall become proactive in encouraging dispersal outside the venue. This will usually be the responsibility of security staff at the main entrance. Security will ensure that customers stay for no longer than is necessary outside the premises.
- Approximately half an hour before the end of trading, the managers shall gradually introduce a more relaxed style of music, which shall not be cut abruptly but continue at a background level whilst customers wind down at their own pace. The lighting shall gradually be increased and announcements shall be made via PA system regarding quiet and swift dispersal and of the presence of CCTV systems monitoring the internal & external environs of the premises.
- Security shall not overly encourage the customers out of the building but shall maintain a watchful presence whilst the crowd naturally disperses.
- As Boxpark clears of customers, all security shall proceed outside in high visibility jackets where, under the direction of the security manager, they shall assist in politely encouraging people to vacate the area. The high visibility clothing adds to 'capable guardianship' within the public space highlighting them as authority figures controlling our private premises.
- All security shall remain outside for up to 30 minutes after the terminal hour or until (at the security manager's discretion) all customers from Boxpark have sufficiently dispersed.

- All security and managers shall be proactive in advising customers to vacate the environs of the premises quietly and with respect for others. It is to be made clear that any transgressors will not be welcome back to Boxpark in future. Clear signage to the above effect shall be on permanent display in the exit areas. This message is to be reinforced by PA announcements during the last hour of trading.
- When customers have finally dispersed staff outside the premises will check the immediate vicinity to ensure that no rubbish is left lying around that might later be used to commit crime or cause a public nuisance.
- Staff will invariably leave the premises later than customers will. Their behaviour can impact on local disturbance also and have therefore been instructed to leave quietly. Boxpark has introduced a training regime to bring every member of staff up to date with the implications of the Licensing Act 2003 and the need to respect this policy. Staff will thereafter be knowledge checked every 3 months.



21a George Street, Croydon, CR0 1LA
enquiries@mjb-security.com
www.mjb-security.com
0203 643 9584
Page 195



MJB was developed by a group of Police officers with the idea of simply being the best security company of its kind and we continue to strive and develop in line with strategic intentions. We use the best possible vetted staff and ensure excellence is our benchmark.

MJB Security Solutions

At MJB we aim to bring you a professional, reliable and cost effective security services.

We provide a vast array of services from simple security guarding to high risk applications. Our highly trained staff can provide the complete solution to all of your security needs. They have a wealth of knowledge within the security industry both private and public sector including previous experience within the police and prison services.

It's this knowledge combined with our can do attitude that will make your decision in choosing MJB that much easier.

It's our mission to provide you with a bespoke security service tailored to your needs.



Security Services

Construction

MJB has attained a great reputation by providing a complete security solution for the construction industry and understand the pressures placed upon all sectors involved.

Allow us to relieve some of the pressure by preparing and implementing a security strategy, tailored to your needs.

Why Do I Need Construction Security?

The threat of theft within a construction site has always been high. Expensive tools, equipment and materials are often too much of an attraction to thieves. The encampment of travellers is becoming an increasing risk to construction sites. They operate sophisticated scouting techniques to find suitable sites to take over. Once they have gained access they will use your site to dump illegally removed waste and refuge items. To remove a settlement of travellers can be very expensive. The court costs, bailiffs cost and site clear up costs mount into the thousands. This does not include the cost in delayed construction whilst the travellers are present. Travellers can adopt different techniques to prolong their stay on your site and the police are powerless to intervene or remove squatters.

If you fail to secure and prevent unauthorised access to your site you can be held accountable for any injury to the very people trying to steal from you! We have experience in dealing with travellers and their tactics and can help you prevent large scale trespass.



MJB can Provide

- **Touch Points:**

Electronic tagging systems placed around your site. Our highly trained security officers will visit each touch point at the designated time and frequency to ensure every part of the footprint is patrolled. You will receive a unique login to check our officers performance.

- **Security Patrols**

Our security patrols can be conducted on foot or in our patrol vehicle. Providing a visible presence on and around your site to prevent any site thefts or incursions.

On site security is vital in prevention and detection of any criminal activity. It can also deter any trespassers, saving thousands of pounds in court, eviction fees, and the cost of delay to contractors.



Concerts • Festivals • Carnivals • Parties • Weddings •
Firework nights • Special Events • Proms • New Years
Eve Events • Public events

MJB can provide:

- Crowd safety stewards
- Traffic stewards
- Security officers
- Door Supervisors
- Enhanced security officers
- First aiders
- Event Commanders
- CCTV control
- Police liaison officers

Events

Event planning and implementation involves a lot of factors and attention to detail. One detail that cannot be compromised is security.

The safety of staff and customers is paramount. MJB have vast experience with in the events sector. Our operations managers have been employed in events such as Notting Hill Carnival (12 years running), major concerts, premier league football matches, International Rugby, English Defence League and counter demonstrations to name a few.

Most events would require detailed health and safety risk assessments made available to the police and local authority. We can provide you with a tailor made, fool proof security package which includes a complete risk assessment and assessment of required security measures. MJB will also liaise very closely with the police and local authority on your behalf to ensure all event demands are met to a satisfactory standard.

If your event is deemed high risk we have tactics in place to minimise the risk for all parties.

Security Services

Enhanced Security

MJB are proud to be able to offer a new security service. ENHANCED SECURITY SERVICES is the term we use to describe the next level of security officers. Our ESS officers wear a high visibility tactical vest, carry handcuffs, Offender ID spray and are armed with the necessary knowledge to deal with high risk scenarios.

Enhanced security officers are highly trained and highly visible officers used in high risk situations. It could be a high risk event, a crime hotspot or just because you want the best service available.

Our ESS officers are hand picked, motivated professionals whose presence is intended to mirror that of the police.

All of our ESS officers go through a special MJB screening programme consisting of an interview, scenario assessment and advanced handcuff and use of force training instructed by former police officers.

Most of our ESS officers are ex police or military personnel and bring the relevant experience with them into this role.



ESS Officers credentials

- Former military, prison or police personnel
- Screened through our three tier recruitment process
- Door supervisor SIA licence holders (minimum)
- Handcuff training certificate
- Passed a Use of force legislation exam
- Conflict management reward



MJB can Provide

A complete security package for your premises. After a thorough risk assessment, MJB will put a security strategy in place. Not only will your customers and staff feel safer, you would also be demonstrating a responsible approach to the problem.

We specialise in high risk/problematic premises and can help you by working closely with the police and local authority to resolve any licensing issues.

Licensed Premises

Representing your company

All of MJB staff go through advanced screening to ensure a safe, fun environment for your customers and staff.

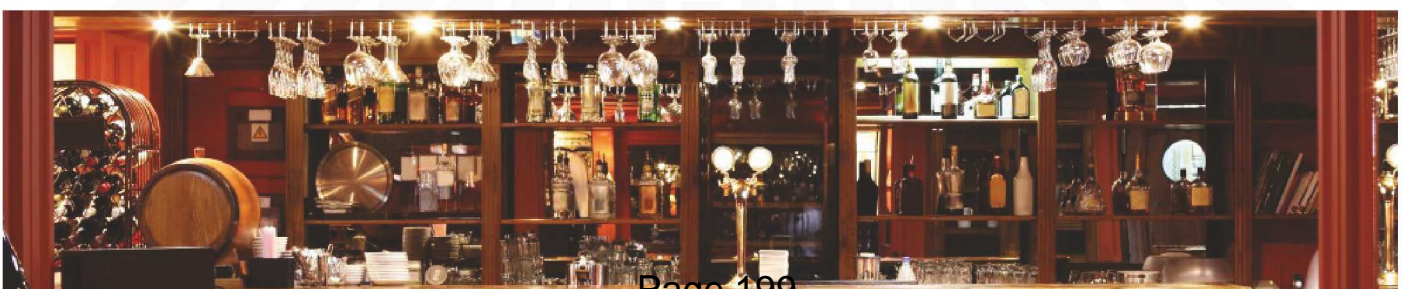
Licensing

Operating a licensed premises or event is a huge responsibility. As a licensee or company within the industry the demands placed upon you by police, council and authorities is huge. MJB have a wealth of experience in helping retain and renew licences and can act as a liaison with Police services.

Pubs and Clubs

At MJB we understand the importance of having excellent door supervisors on your pub/club. After all it could mean the difference in maintaining your licence.

All our staff are highly trained, highly motivated and screened by us to ensure they deliver the best service possible ensuring a safe environment for your clients.



Facility Management



Our Approach

Our integrated approach to facility management ensures that we take more than just your base service requirements into account. From our initial appointment, we work closely with customers to assess everything from their site needs, security risks and implement the relevant strategy.

We can help you with simple facility maintenance through to complex high risk security needs.

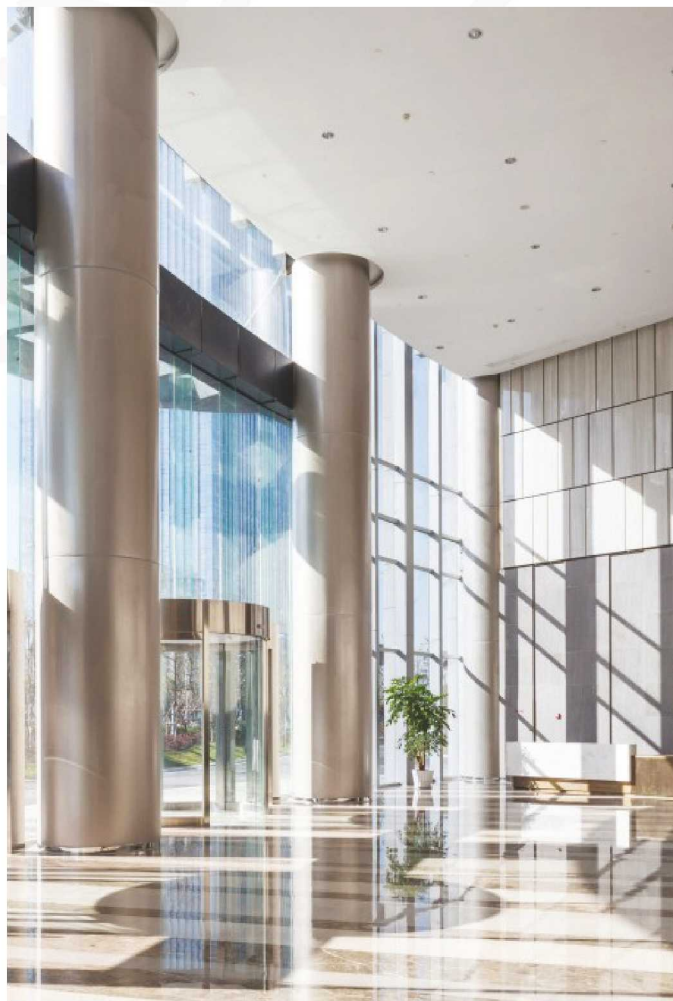
Keyholding

As part of our core business, MJB provide a key holder service. With agreed response time scales, we will be your initial response to alarm activation or confirmed intruder alerts. We will liaise with police and ensure your premises is safe and secure at all times. We pride ourselves on fast and flexible response to alarm activations or police key holder requests.

Concierge

MJB provide clients with professional, dedicated and reliable concierge staff in line with your demands.

Our concierge can perform all the duties a concierge is expected to or can provide an additional front of house security service. We will meet with you and discuss your needs to ensure your demands are met.



Cleaning/ Maintenance Service

Put your business's best face forward with professional cleaning services from MJB. Keep your workspace, storefront and client reception areas clean and inviting every day of the week. Commercial janitorial services can be contracted by any size business for daily, weekly or monthly scheduling. At MJB, we take the time to get to know your company's specific needs and customise our cleaning services to help make your facility look and run great.

Every business wants to provide a clean, healthy work environment for its employees as well as a welcoming atmosphere for customers, clients and visitors. Our services include but are not limited to:

- Carpet care: vacuum, deep clean and stain removal
- Hard surface floor care plus tile and grout cleaning
- Clean, sanitize and restock paper goods/soap dispensers in restrooms
- Clean, sanitize and restock paper goods/soap in break rooms/kitchens
- Upholstery cleaning
- Office system cleaning
- Window washing and dusting
- Detail clean for high-traffic areas (i.e.: entrances and lobbies)
- Waste removal

Mobile And Retail Security

Whether it be using our highly visible fleet of mobile patrols at a school, private estate or crime hotspot, our highly trained staff will provide a cost effective solution.

Through our previous work within the police service we hold a vast knowledge of offender behaviour and shoplifting tactics. It's this knowledge that places us at the forefront of preventative shoplifting/commercial theft procedures.

We can provide enhanced security services for high risk applications and can tailor our approach to your needs e.g. Firm and fair, robust, etc.

Commercial/ Residential

As part of our professional and reliable mobile security service we can patrol your residential or commercial estates and provide written reports on incidents which may occur. We can also act as professional witnesses should a crime occur. We can provide:

- Key holding
- Regular vehicle patrols
- High Visibility foot patrols
- Security surveying
- Crime detection through body worn cameras and cctv
- Alarm response
- Crime scene management on your behalf



Retail security/loss prevention

Regardless of whether you already have security measures in place, MJB can conduct a detailed assessment and advise on any improvements.

We can provide:

- Enhanced security officers
- Plain clothed patrols
- Specialist loss prevention teams
- Detailed loss prevention strategy

Consultancy And Risk Assessment

As leading consultants of security risk and management, MJB are proud to be able to offer a complete consultancy package.

Security risk analysis, otherwise known as risk assessment, is fundamental to the security of any organisation. It is essential in ensuring that controls and expenditure are fully commensurate with the risk to which your organisation is exposed.

This risk could include financial loss as well as physical injury.

MJB have amassed a wealth of knowledge in conducting risk assessments. With a deep understanding of offender behaviour added to a vast knowledge of preventative measures/strategies, MJB are in a strong position to assist you.

We can provide penetration testing, security system reviews, cctv reviews.

Once we have conducted a risk assessment we can help your implement any recommendations.



We Specialise in:

- Effective security technologies
- Policies, procedures and processes specific to your needs
- Organisation-wide participation in security efforts
- Security/public safety program organisation and management
- Identifying threats, risks and vulnerabilities impacting on your business/organisation.

NOISE MANAGEMENT POLICY

Boxpark Ltd operates a considerate business. There are both commercial and residential properties in the area around us, and whilst the area is a busy and relatively noisy part of the town we will manage all noise from our premises so we do not disturb people resting and sleeping in their homes.

We need to be particularly vigilant for special events when regulated entertainment is provided outside.

We have a comprehensive approach to managing noise from our premises including the areas outside the structures.

The following points are critical to our noise management policy:

- We will ensure that noise emanating from our premises will not cause a nuisance at the nearest residential properties.
- Arrangements are in place to ensure that, whenever practicable, deliveries will only take place between the hours of 08:00-11:00, Monday-Saturday.
- Empty bottles will be placed into storage receptacles and then taken to the refuse storage area. No empty bottles will be tipped or thrown into outside storage receptacles after 23:00hrs.
- We will ensure that waste is correctly packaged and that refuse can be removed quickly and efficiently.
- A noise limiter must be fitted to the amplification system and set at a level approved by an Acoustic consultant so as to ensure that no noise nuisance is caused to local residents or businesses. The operational panel of the noise limiter shall then be secured and access shall only be by persons authorised by the Premises Licence Holder or Boxpark Management
- No additional sound generating equipment shall be used on the premises without being routed through the sound limiter device.
- Where activities are held we will patrol the boundaries observing any noise from our premises and taking immediate corrective action whenever necessary.
- The Duty Manager will take readings at an event both internally and externally. These points as follows: West deck, central space West,

events space, East deck, and outside nearest residential premises. Readings will be taken as spot checks and documented.

- Any events where amplified music is employed will be wound down in a professional manner.
- Notices shall be prominently and permanently displayed at or near the exits requesting patrons to leave quietly and to avoid creating disturbances.
- We will ensure that there is management presence at the exits at the end of the evening.
- So as to minimise disturbance to local residents at night all employees are given appropriate instructions and training to encourage customers to leave the premises and the area quietly.
- A registered security contractor will be employed on a base min staff ratio of 1:100 customers + 1 security manager to provide security internally and to monitor sound levels and ensure external noise control.
- We will provide details of public transport and local taxi numbers for our patrons if requested.
- We will attach the utmost importance to the careful investigation and prompt resolution of any complaint made in respect of the running of the premises. Particular emphasis will be placed on building and maintaining close links with local residents including hosting meetings where necessary to allow our neighbours to raise any issues and for those issues to be quickly resolved. The telephone number of the premises will be provided to all our immediate residential neighbours.
- We will constantly review our Noise Management Policy and respond quickly to the needs of our neighbours.

BOXPARK MANAGEMENT POLICIES

OPERATION OF PREMISES LICENCE AND PROMOTION OF THE LICENSING OBJECTIVES

- 1) Operation of the Premises
- 2) Use of the Decking Areas
- 3) Age Verification Policy
- 4) Admission Policy
- 5) Responsible Alcohol Retailing Policy
- 6) Security Policy
- 7) Prevention of Nuisance and Antisocial Behaviour Policy

Operation of the Premises

- 1) Boxpark is a family friendly retail mall with a number of food, drink and hospitality (FDH) units within the development.
- 2) Sales of alcohol made within the FDH units are to be so made under the Premises Licences each FDH unit obtains from the Licensing Authority (Hackney).
- 3) Boxpark Limited does not monitor the sales of alcohol within FDH units.
- 4) Alcohol sold within the FDH units cannot be consumed within the terrace areas. FDH units may provide an off-sales service but this is to be in closed containers for consumption away from the Boxpark complex.
- 5) Sales of alcohol made in any terrace area (external sales) are to be so made under the Premises Licence held by Boxpark Limited.
- 6) The Designated Premises Supervisor named on the Boxpark Premises Licence shall be a member of Boxpark management, currently Mr Michael Murrant.
- 7) Note that no alcohol shall be sold or consumed on the Grass Area. This is supported by prominent signage and the Security Policy.

Use of the Decking Areas

- 1) Boxpark prohibits the consumption of alcohol on the decking areas unless such alcohol has been purchased from Boxpark Limited.
- 2) Sales of alcohol under the Boxpark Premises Licence shall cease at 11pm Monday to Saturday and 9pm Sunday to provide a 30 minute "drinking up time" for customers.
- 3) All FDH units are to cease off-sales of alcohol in any form at 9pm.
- 4) Signs shall be prominently displayed in the terrace areas informing customers that they cannot take their drinks away from the Boxpark Complex. Sales of alcohol under the Boxpark Premises Licence are made on these terms.
- 5) During the warmer months, the decking areas will be closed down for alcohol consumption as follows:
 - a) Commencing 10:30pm, the decking areas shall be closed down East to West.
 - b) A member of staff shall be positioned at the base of the East staircase. This person shall inform anyone arriving at Boxpark that the complex is closed.
 - c) 2 SIA door supervisors shall move through the 4 decking areas, beginning with the East deck, ensuring that all alcohol has been removed from each area before moving on. Customers will be encouraged to leave the complex.
 - d) Once the West deck has been cleared of alcohol and customers, a member of staff shall be positioned at the base of the West staircase. This person shall inform anyone arriving at Boxpark that the complex is closed.
 - e) An SIA door supervisor shall then patrol the immediate vicinity surrounding the complex to ensure all customers have dispersed.

Age Verification Policy

- 1) The age of certain persons may be questioned upon attempting to purchase alcohol
- 2) ID may be required in other circumstances as detailed within these operational policies.
- 3) Whenever ID is required, the only acceptable forms of documentation shall be:
 - a) Passport
 - b) Photocard Driving Licence
 - c) Document bearing the PASS hologram
- 4) It is a criminal offence to use false or borrowed ID to gain entry to licensed premises or to buy alcohol. The maximum penalty is a £5,000 fine and up to 10 years in prison.
- 5) The premises operates a Challenge 25 policy. This means that any person subject to the requirement to be 18 or over, will be asked to produce acceptable ID in the event that they appear to be under 25. Further details can be found at <http://www.challenge25.org/>
- 6) Whenever ID is considered by a member of staff it shall be removed from any cover and checked for signs of tampering or fraudulent production.
- 7) All FDR units are required to operate a Challenge 25 policy under their tenancy agreement.

Responsible Alcohol Retailing Policy

- 1) All Boxpark staff are to be trained on the provisions of the Boxpark Premises Licence.
- 2) All FDH units are to ensure that their staff are trained on the provisions of their respective Premises Licences.
- 3) Boxpark operates a zero tolerance policy towards underage drinking. No persons under the age of 18 will be allowed to purchase or consume alcohol on the premises.
- 4) The age requirement at point 1 will be advertised within the premises and on the premises' website.
- 5) All persons attempting to purchase alcohol shall be subject to the premises' Age Verification Policy.
- 6) All Boxpark retail staff shall be trained in the need to ensure that alcohol is only sold to persons 18 and over. Operators of FDH units are required to have training systems in place under their tenancy agreements.
- 7) Where, upon request, a potential customer is unable to produce any, or any satisfactory ID, sale of alcohol shall be refused.
- 8) In addition to the members of staff detailed at point 4, all staff shall be trained on the importance of age verification. Any member of staff who feels that a customer consuming alcohol may be under the age of 18 shall request to see the ID of that customer. Where a customer fails to produce any, or any satisfactory ID, they will be required to leave the premises and the alcohol confiscated.
- 9) Where customers fail to provide adequate ID and the source of their alcohol can be identified as a FDH unit, that unit shall receive a warning and their policies and procedures shall be reviewed by Boxpark Limited. Failing to promote the Licensing Objectives shall be grounds for termination of their lease.
- 10) Boxpark Limited is dedicated to the promotion of the Licensing Objectives and therefore requires that all FDH units provide details of their respective Designated

Premises Supervisors to be held on a central database. This information is detailed in the Appendix to this policy.

Security Policy

- 1) The upcoming requirement for SIA security staff shall be risk assessed on a monthly basis.
- 2) As detailed in the Premises Licence, minimum numbers of SIA security staff shall be on duty at the premises.
 - a) Monday-Wednesday
 - i) Midday to 11.30pm: An SIA licensed door supervisor is to be deployed at the premises.
 - b) Thursday and Friday
 - i) Midday to 6pm: An SIA licensed door supervisor is to be deployed at the premises.
 - ii) 6pm to 11.30pm: A minimum of 3 SIA licensed door supervisors are to be deployed at the premises.
 - c) Saturday
 - i) Midday to 6pm: A minimum of 2 SIA licensed door supervisors are to be deployed at the premises.
 - ii) 6pm to Midnight 30: A minimum of 3 SIA licensed door supervisors are to be deployed at the premises.
 - d) Sunday
 - i) Midday to 9.30pm: A minimum of 2 SIA licensed door supervisors are to be deployed at the premises.
 - e) Event Security
 - i) When special events are held at the premises a minimum of 3 SIA door supervisors are to be deployed for the duration of the event.
 - f) The above minimum levels of SIA staff are to apply 1st May - 1st September. Outside of this period the need for SIA staff will continue to be risk assessed.
- 3) The risk assessment shall cover standard operating hours as well as special events that may take place outside of standard operating hours or within standard operating hours whilst presenting particular patterns of risk.
- 4) At all times a member of management will be on site and able to provide instructions to the security team.
- 5) The premises sources SIA licensed staff from MJB Security Solutions Ltd.
- 6) SIA staff shall be deployed in line with the premises Static and Mobile Security Deployment Plan for the relevant day/event.

- 7) SIA staff supplied to Boxpark are to have sufficient experience in the control of licensed premises.
- 8) The premises' Head of Security is Sean Keelan of MJB Security Solutions Limited.
- 9) The Head of Security shall report to Michael Murrant, the Designated Premises Supervisor.
- 10) Security staff shall wear a distinctive uniform with their SIA licence badge displayed in a high visibility armband.
- 11) Security staff shall be briefed on a daily, weekly and monthly basis. Such briefings to include:
 - a) Daily:
 - i) Discussion of any incidents from previous day's trading
 - ii) Review of procedures from previous similar event (i.e. If briefing on a Thursday, review procedures from previous Thursday)
 - iii) Highlight any items of special risk
 - b) Weekly
 - i) Compile report for General Manager of all incidents. Reports to include:
 - (a) Names and contact details of all customers involved
 - (b) Copies of all ID where appropriate
 - (c) Written statements from staff involved
 - ii) Highlight any improvements to be made in operational policies
 - iii) Consider week ahead and identify any items of special risk
 - c) Monthly
 - i) Briefing with Premises Licence Holder and Security Provider
 - ii) Statistics for the month to be considered
 - iii) Consider month ahead and ongoing staffing requirements
 - iv) Premises Licence Holder concerns
 - v) Any anti-social behaviour issues

- vi) Reviews of Tenants' operating procedures
- 12) Minutes of the above meetings shall be retained on-site.
- 13) Outcomes from the above meetings shall be effectively communicated to all relevant parties. This includes customers of Boxpark; such communication to be through marketing media.
- 14) Security staff shall be trained in noise and nuisance mitigation techniques. This is to include a full understanding of the BOXPARK Noise Management Policy and Dispersal Policy.

Prevention of Nuisance and Antisocial Behaviour (ASB) Policy

- 1) Boxpark management work alongside staff and the officers of the Licensing Authority and Police to ensure Boxpark does not have a negative impact on our neighbours or the surrounding area.
- 2) In line with the Security Policy, all security staff will be trained in noise and nuisance mitigation techniques.
- 3) Customers whose behaviour may lead to noise nuisance or ASB shall be identified at an early stage. The appropriate step shall then be taken depending on the situation:
 - a) Customer may be reminded to respect our neighbours and reduce the level of their voice
 - b) Alcohol may be confiscated and the customer offered a soft drink
 - c) Customer may be required to leave the premises
- 4) By identifying potential problems at an early stage, issues of noise nuisance and ASB shall be avoided.
- 5) All relevant staff are to be trained on BOXPARK's Noise Management Policy and Dispersal Policy.

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Mike Smith

From: [REDACTED]
Sent: 06 June 2017 09:49
To: Caroline Selman (Cllr)
Cc: [REDACTED]
Subject: Fwd: New Boxpark alcohol licence refused.
Attachments: boozepark licensing decision.pdf

Begin forwarded message:

From: [REDACTED]
Subject: Fwd: New Boxpark alcohol licence refused.
Date: 9 June 2015 at 22:17:44 BST
To: [REDACTED]

The Hackney licensing committee today refused Boxpark's application to fill all the open areas on their first floor with additional bars selling booze (accompanied by loud music) until 9pm every day. JAG applauds this decision and thanks the councillors Kennedy, Lufkin and Taylor for it. At the hearing we drew the committee's attention to harm to the neighbourhood if wall to wall boozing was allowed.

The formal decision is attached.

Kind regards

[REDACTED]

Agenda Item No	Topic	Decision
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Part A – Items considered in public

6	<p>Boxpark, 4 decking areas on the first floor, 2-10 Bethnal Green Road E1 6JE</p>	<p><u>Decision</u> The Licensing Sub-Committee in considering this decision from the information presented to it within the report and at the hearing today has determined that having regard to the promotion of all the licensing objectives:</p> <ul style="list-style-type: none"> • The prevention of crime and disorder; • Public safety; • Prevention of public nuisance; • The protection of children from harm; <p>the application be refused in accordance with Licensing Policies, especially LP5 and LP15 within the Council's licensing statement.</p> <p><u>Reasons for the decision</u> The Licensing Sub-Committee considered the agenda, including the written representations, and additional documentation provided both before and at the meeting, along with the representations made in person at the hearing. It believes that granting the application will undermine the licensing objectives, particularly that of public nuisance.</p> <p>Careful consideration was given to the applicant's contention that the application would better regulate the outside area and encourage patrons to leave the outside area at an earlier time. However, the Sub-Committee's view was that allowing this application would in essence allow for up to 500 people to consume alcohol within the area up until 9pm, without that consumption being ancillary to food, as is currently the case for the majority of the licensed units. It was felt that this would create more public nuisance in an area which is already saturated.</p> <p>The application if granted did not in itself prevent individual units from operating under their</p>
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London Borough of Hackney – Decisions taken by the Licensing Sub Committee D on Tuesday, 9 June 2015

Agenda Item No	Topic	Decision
		existing licences and therefore gave no opportunity for responsible authorities to better tackle public nuisance in the outside area after 9pm.

Mike Smith

From: [REDACTED]
Sent: 06 June 2017 09:57
To: Caroline Selman (Cllr)
Cc: [REDACTED]
Subject: Fwd: BOXPARK NOISE POLLUTION/LICENSING PERMISSIONS

Begin forwarded message:

From: [REDACTED]
Subject: Fwd: BOXPARK NOISE POLLUTION/LICENSING PERMISSIONS
Date: 16 September 2016 at 11:57:01 BST
To: [REDACTED]
Cc: [REDACTED]
[REDACTED]

This was the response i got from Hackney licensing. Apparently each unit has a separate licensing agreement! Not sure about the open air astro turfed space, I think that's the main licence. Im none the wiser.

Begin forwarded message:

From: Mike Smith <Mike.Smith@Hackney.gov.uk>
Subject: RE: BOXPARK NOISE POLLUTION/LICENSING PERMISSIONS
Date: 15 September 2016 at 16:34:26 BST
To: [REDACTED]

Dear Sir

The licence for Boxpark can be found at the following link:
<http://licensingpubreg.hackney.gov.uk/PublicRegister/Licensing/Default/PremisesDetails?Q=w8G6aiFJ7cs6nawQjrV%2bbkV8n0q320DWPYyWde6UrEc51huLSIF3HvID%2fGulBa2vqxvpG1AWEiJMJZLd9CNas%2bOzrNop4a3w>

Click on view licence document below map

Individual units also have separate licences.

If noise is causing a problem you can contact the Council's Environmental Protection team on 020 8356 4455

Regards

Mike Smith
Principal Licensing Officer

From: [REDACTED]
Sent: 15 September 2016 16:08
To: Licensing <Licensing@Hackney.gov.uk>
Cc: [REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]

Subject: BOXPARK NOISE POLLUTION/LICENSING PERMISSIONS

Please can you confirm that Boxpark Shoreditch had an approved license from you to run an event today promoting UBER taxis, with live dee jaying going on at street level. I spoke at length to the box park licensing/events representative and she agreed to email me a copy of said license. This was at 11am this morning and as of now, the music is still going on and the licence has not been forthcoming.

[REDACTED]
[REDACTED]

The contents of this email are confidential to the intended recipient at the email address to which it has been addressed. It may not be disclosed to or used by anyone other than this addressee, nor may it be copied in any way. If received in error, please contact Hackney Council, www.hackney.gov.uk on 020 8356 3000 (out of hours - 020 8356 2300) quoting the name of the sender and the addressee and then delete it from your system. Please note that neither Hackney Council nor the sender accepts any responsibility for viruses and it is your responsibility to scan the email and attachments (if any). No contracts may be concluded on behalf of Hackney Council by means of email communications. Please note that Hackney Council reserves the right to monitor emails for the purpose of monitoring or communications relevant to the Company's business under the Telecommunications (Lawful Business Practice) (Interception Of Communications) Regulations 2000 (S.I. 2000/2699) ("the Regulations") for the following reasons: to investigate or detect the unauthorised use of the systems, e.g. that this policy is being observed, that no discriminatory or offensive content appears in emails; to maintain an adequate level of security for our computer systems; to detect any computer viruses; to check

Mike Smith

From: [REDACTED]
Sent: 06 June 2017 09:43
To: Caroline Selman (Cllr)
Cc: [REDACTED]
Subject: Fwd: Boxpark noise nuisance

Begin forwarded message:

From: [REDACTED]
Subject: Boxpark noise nuisance
Date: 17 May 2015 at 13:34:25 BST
To: [REDACTED]
Cc: [REDACTED] [REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]

Hello [REDACTED]

We're currently being subjected to tuneless wailing higher than the decibel level permitted by noisy building works. We have to choose between having the window open to the breeze and sunshine and being subjected to the noise, or closing the window.

The facts make a nonsense of the claims in your latest legal missive. Would it make sense to arrange to meet to discuss what we can all live with? Currently nothing less than closure seems a plausible remedy to the ongoing disturbance we experience as your neighbour.

[REDACTED]
.....
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]

Mike Smith

From: [REDACTED]
Sent: 06 June 2017 09:45
To: Caroline Selman (Cllr)
Cc: [REDACTED]
Subject: Fwd: Boxpark (2-10 Bethnal Green Road): noise

Begin forwarded message:

From: [REDACTED]
Subject: Re: Boxpark (2-10 Bethnal Green Road): noise
Date: 25 May 2015 at 09:59:22 BST
To: Gurch Patti <Gurch.Patti@Hackney.gov.uk>, "environmentalhealth@towerhamlets.gov.uk" <environmentalhealth@towerhamlets.gov.uk>, Elzbieta.Wreczycka@Hackney.gov.uk

Dear all,

Yesterday afternoon was again loud but not initially as loud as the previous week. At around 2-2.15 pm, I measured 86dB on average on the street pavement behind the audience area in the 'square on the ground floor' at the east end of these premises.

The noise began at about 12pm. At about 2.45 the volume was turned up markedly. I cannot tell you how loud it was in decibels; my meter app is not reliable above about 100dB. But it was very loud.

The premises were therefore clearly again in breach of the licence conditions relating to noise nuisance and were not using a sound limiter as required.

Coincidentally, earlier in the week I was talking to the locksmith who has a shop and workshop in the building opposite about 8-10 Bethnal Green Road. He complained about the regular Sunday afternoon noise, and that on Thursday evenings. He didn't want to contact either borough but asked me to do so for him. He said you can check with him if you visit. He also said he has to wear earplugs in his workshop on Sundays.

As before I am e-mailing both boroughs. These premises straddle the boundary. They are operating under a licence issued by Hackney but the actual source of the Sunday noise, and many of the residents and small businesses affected, is just inside Tower Hamlets.

kind regards,

[REDACTED]
[REDACTED]

On 17 May 2015, at 15:59, [REDACTED] wrote:

floor area at the east end of the site from about 1pm onwards. Although quieter than their normal Sunday and bank holiday open air concerts, at around 2pm I measured noise levels averaging 86dB and peaking at 97dB. These were measured from the opposite side of Bethnal Green Road. I used a sound meter app on my smartphone rather than professional monitoring equipment; nevertheless I understand the measured sound levels will be a reasonable indication of the problem.

The noise nuisance on Monday 4th therefore appears to be another breach of Boxpark's licence conditions. Please therefore log this as another complaint.

Although Boxpark's licence is issued by Hackney, I have learnt that the source of yesterday's noise nuisance was actually over the borough boundary in Tower Hamlets. (A small part of the premises are in TH.) I am therefore adding the TH environmental health team to the cc list.

kind regards,

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

On 7 Apr 2015, at 11:27, Maxwell Owusu Koduah
<MaxwellOwusu.Koduah@Hackney.gov.uk> wrote:

Hello [REDACTED]

Your complaint has been noted however I am no longer the case officer for Boxpark. The new officer is Ms Elzbieta Wrecyzka. Her contact details are:

Email: Elzbieta.Wrecyzka@hackney.gov.uk
Tel: 020 8356 5858

Please direct further complaints to her.

Thank you

Maxwell Owusu Koduah

From: [REDACTED]

Sent: 07 April 2015 09:52

To: Maxwell Owusu Koduah; Gurch Patti
Subject: Re: Boxpark: noise

Dear Maxwell and Gurch,

Its spring and, on the first warm weekend of the year, Boxpark were at it again. The noise on Sunday, and even more yesterday, afternoons was as loud and objectionable as ever.

Please log this as two more complaints.

Thank you.

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

On 21 Dec 2014, at 15:38, [REDACTED]
[REDACTED] wrote:

Dear Maxwell,

Boxpark is very noisy today, with live and recorded music from three of their open areas on the upper floor - the one at the east end of the site and the two in the middle.

It started about 1pm.

The music is so loud that a visitor to our apartment thought we had the radio on in our living room, whereas it is in fact the sound of boxpark through our double glazed, closed windows. It must be well in excess of what is permitted under their licence.

Robin.

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

Mike Smith

From: [REDACTED]
Sent: 06 June 2017 09:41
To: Caroline Selman (Cllr)
Cc: [REDACTED]
Subject: Fwd: Boxpark Ltd (BOX1/2)

Begin forwarded message:

From: [REDACTED]
Subject: Re: Boxpark Ltd (BOX1/2)
Date: 6 May 2015 at 00:03:40 BST
To: [REDACTED]
Cc: [REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]

Dear [REDACTED]

Jago Action Group (JAG) has received your communication of April 29, referring to an article in the Hoxton Ferret. JAG was not previously aware of this article, or indeed of the Hoxton Ferret.

JAG represents residents and businesses in an area affected by your client's operations. It is not responsible for the editorial decisions of the Hoxton Ferret or any other newspaper. It appears this publication has picked up the content of a licensing objection, which is in the public domain, as the publication has had no contact with me, or any other JAG member that I'm aware of.

Clearly, I can't undertake not to repeat something that I did not say in the first instance. I will contact [REDACTED] to ask him not to waste any more of my time, or his money, with accusations that have no substance,

[REDACTED]

On 29 Apr 2015, at 2:53 pm, [REDACTED] > wrote:

[REDACTED]

Please see attached.

Yours sincerely

[REDACTED]
[REDACTED]
[REDACTED]

[REDACTED]

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[REDACTED]

--

[REDACTED]

Mike Smith

From: [REDACTED]
Sent: 06 June 2017 09:36
To: Caroline Selman (Cllr)
Cc: [REDACTED]
Subject: Fwd: BoxPark Premises Licence Application

Begin forwarded message:

From: [REDACTED]
Subject: Re: BoxPark Premises Licence Application
Date: 20 April 2015 at 10:52:24 BST
To: Marcus Lavell <marcus.lavell@gregglatchams.com>
Cc: [REDACTED]
[REDACTED], Darren Reilly <darren.reilly@hackney.gov.uk>

Dear Marcus,

Unfortunately we have not heard from you.

The Jago Action Group had therefore put in a letter of objection/comment to meet the licensing authority's deadline for comments.

kind regards,

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

On 10 Apr 2015, at 14:10, Marcus Lavell <marcus.lavell@gregglatchams.com> wrote:

Dear [REDACTED]

Thank you for your email.

The applicant has recently met with the police and licensing service to discuss the BoxPark application. I will incorporate the outcome of this meeting into my answer to your email but I am afraid this will delay my full response until Monday. I apologise for any inconvenience this may cause but feel that a full, up to date response, would be of benefit in this matter.

Kind regards

██████████
██████████
Gregg Latchams Limited

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<image003.jpg>

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From: ██████████
Sent: 07 April 2015 09:39
To: Marcus Lavell
Cc: ██████████ Darren Reilly
Subject: Re: BoxPark Premises Licence Application

Dear ██████████

Thank you for informing the Jago Action Group (JAG) about your client's plans for the future licensing of Boxpark. We are pleased that you acknowledge improvement is needed and we have considered the plans outlined in your e-mail, in consultation with our friends in the Shoreditch Community Association (SCA).

To help us understand whether and how far it would represent an improvement, we should be most grateful for a sight of your detailed application for a new licence and for a response especially to the following points.

1. Can you confirm the new licence, if granted, would replace the existing multiple licences for the communal open areas? That seems to be the implication of your proposals, as otherwise Boxpark would not be the single

point of accountability for drinking in the open areas, but we would welcome specific confirmation that the existing licensees will be giving up this aspect of their licences.

2. Can you confirm that all alcohol sales within the Boxpark would continue to be by the existing licensees (i.e. from within their 'boxes') under their existing license conditions (which in most cases are that the alcohol must accompany a substantial meal)? Ie Boxpark will not be adding more bars under the new licence.

3. Can you confirm the new licence would incorporate the existing conditions, so that in particular that if someone bought a drink from a licensee with a 'substantial meal' condition then under the new licence Boxpark would be responsible if they brought it out onto one of the licensed common open areas.

3. Please explain by how much a 9pm 'last orders' and 9.30pm closing time would represent an improvement on the existing position. Is this significantly earlier than the existing licenses permit drinking in the communal areas? If so, we would welcome that.

4. Can you confirm the new licence, if granted, would not permit recorded or live music to be played in any of the common open areas. As you may know, noise from the open areas has been an ongoing problem.

5. Can you confirm that the 'common open areas' referred to in your e-mail, where outside drinking would continue, are the two open areas on the top deck, essentially between units 42-57. These are opposite the commercial Tea-building and not as close to family homes and other residential property.

Thank you.

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

On 24 Mar 2015, at 19:48, [REDACTED]
wrote:

Begin forwarded message:

From: Marcus Lavell <marcus.lavell@gregglatchams.com>
Subject: BoxPark Premises Licence Application
Date: 24 March 2015 5:54:27 pm GMT
To: [REDACTED]

Cc: "darren.reilly@hackney.gov.uk"

<darren.reilly@hackney.gov.uk>, [REDACTED]
[REDACTED]

Dear [REDACTED]

[REDACTED] has asked me to write to you, setting out our proposals for the future of licensing at BoxPark.

We have spent a considerable time in consultation with Hackney Council and the Police. These discussions have related to the promotion of the Licensing Objectives at BoxPark under the current set up and how we can improve things moving forward.

At the moment, BoxPark is home to a number of licenced premises each containing a different operation; much like many high-streets up and down the country. Unlike those other locations, BoxPark also features a number of communal open areas in which food and drink purchased in any of the units can be consumed.

As you may know, the various licenced premises at BoxPark benefit from some very different Premises Licences. Some of the Licences require alcohol to be sold with a meal, others have no such stipulation. The Police raised the issue that it can be difficult to monitor any particular premises when the customers from all premises intermingle in BoxPark's communal open areas. Roger's solution to this is to put one single Premises Licence in place, in BoxPark's name, covering sales of alcohol in the open areas. This would put the responsibility for promotion of the Licensing Objectives onto BoxPark and its staff, providing the authorities with a single point of accountability. This would not prevent the individual operators from selling alcohol within their units under their existing Premises Licences but once a customer enters one of the outside areas, they become the responsibility of Boxpark. This would allow the Police to inspect each unit without the need to identify that unit's customers sitting outside. Rather, activity within the units would be down to the operators and outside the units would be down to BoxPark. Sales of alcohol under BoxPark's licence would still be conducted by the individual operators' staff but the responsibility for ensuring correct sales and security procedures are both in place and adhered to would be BoxPark's.

Further, the authorities raised their concern that it can be more difficult to prevent noise escape from customers drinking alcohol in the outside areas than customers doing the same within each unit. In order to address these concerns, Roger has proposed to cease the sale of alcohol under the new Premises Licence at 9pm and prohibit the consumption of alcohol within the outside areas after 9.30pm. This prohibition in the more sensitive evening hours, coupled with a single point of accountability for the behaviour of customers in the outside areas before 9.30pm provides considerably stronger safeguards than are currently in place. Please note that the prohibition on consumption will be enforced by BoxPark's own security team and violation of the prohibition will be a breach of the relevant operators' tenancy.

When we look back to the idea of a high street with a number of operators trading under different licences we can now see the benefit of those operators having a single landlord who has control of the relevant outside space. Roger's application for a new Premises Licence will take advantage of his position as landlord to all of the operators within BoxPark. It will put in place an easily identifiable chain of accountability and ensure a cessation of 'outside' alcohol consumption after 9.30 pm each day.

Please let me know if you have any question regarding the application or require further information.

Kind regards

Gregg Latchams Limited

7 Queen Square
Bristol BS1 4JE

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14 Manchester Square
London W1U 3PP

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Mike Smith

From: [REDACTED]
Sent: 06 June 2017 09:30
To: Caroline Selman (Cllr)
Cc: [REDACTED]
Subject: Fwd: Boxpark

Begin forwarded message:

From: [REDACTED]
Subject: Re: Boxpark
Date: 14 November 2014 at 08:36:28 GMT
To: [REDACTED]
Cc: [REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]

Thanks for the update [REDACTED] and for taking the time to go down there.

Oddly enough I received an unsolicited phone call from the owner of 'Simply Fish' on Sunday afternoon pleading that he be allowed his extended license (as if I have any say in the matter!) but what was interesting was hearing him describe how loathed [REDACTED] is by many of the tenants - primarily for his arrogance and also for misleading them to what Boxpark actually is and for pitting them against the local community and creating such bad feeling and continual hassle.

BTW - I reported the noise at BoozePark again last night. Not that it makes any difference to Noise Pollution as we saw when they visited our place a couple of months ago and described clearly audible noise pollution from the site as "barely audible".

On 14 Nov 2014, at 08:27, [REDACTED] wrote:

[REDACTED] and others.

I attended the Hackney licensing sub-committee yesterday evening to consider Porky's (a new restaurant to take over the 4 Nike containers) and Simply Fish (which has been there since 2011).

Thanks for nominating me to speak for you on Porkys. This proved essential as [REDACTED] was unable to make it and I was therefore effectively able to speak for both JAG and SCA.

Porkys got their licence, but only with a strict restaurant condition, i.e. alcohol can only be served with a substantial meal. This applies to off as well as on sales.

Mike Smith

From: [REDACTED]
Sent: 05 June 2017 18:23
To: Caroline Selman (Cllr)
Cc: [REDACTED]
Subject: Fwd: BoxPark Noise Complaints - WK201346058

Begin forwarded message:

From: [REDACTED]
Subject: Re: BoxPark Noise Complaints - WK201346058
Date: 29 September 2013 at 15:05:59 BST
To: Khadine Jackson <Khadine.Jackson@Hackney.gov.uk>
Cc: [REDACTED]
[REDACTED]
[REDACTED]

Dear Khadine,

Thank-you for the reply and apologies for not getting back sooner.

The noise on the 22nd of October was coming from the central open area (I say open, but it has been enclosed to allow all-weather 'events') on the upper floor of Boxpark.

Today Sunday 29th September we are suffering the same noise nuisance. The noise of loud amplified music and someone speaking started about 1.30pm and is clearly audible from inside our house with all windows shut.

This noise nuisance has been occurring for 2 years now since Boxpark opened and I feel our complaints have not been dealt with in the correct manner, hence my consideration of an ombudsman. I think we have enough evidence to initiate such a procedure with letters to the 2 councils involved going back over the past 2 years.

I applaud your decision to send an officer on the 27th October. I unfortunately will be away on that day and it is important that an officer is witness to the noise occurring inside affected properties. On street level the noise sometimes does not seem too bad, however the nature of noise pollution means that some noise travel further at a higher level.

[REDACTED]

On 24 Sep 2013, at 11:33, Khadine Jackson <Khadine.Jackson@Hackney.gov.uk> wrote:

Dear [REDACTED]

I am sorry to hear about the events on Sunday 22nd September 2013 at BoxPark. Were you able to identify the location of the music system or which unit is was associated with?

Sunday afternoon is not part of our normal working week, visit at that time needs to be pre agreed and no officer was available on this occasion. I am in the process of arranging an officer for the 27th October for 'Oxjam'.

It is important that our internal complaints procedure is exhausted before any complaints are made to the ombudsman. Details can be found here: <http://www.hackney.gov.uk/l-complaints-procedure.htm#.UkFm49K38bA>

Regards,
Khadine Jackson
Pollution Control
Ext. 0208 356 4825

-----Original Message-----

From: [REDACTED]
Sent: 22 September 2013 14:27
To: Khadine Jackson
Cc: [REDACTED]
[REDACTED]
Subject: Re: BoxPark Noise Complaints - WK201346058

Dear Khadine,

As advertised in the events list I sent last week there, Boxpark are, as I write making an excessive amount of noise which started around 2pm. Yet again there is no officer to witness the noise and we will have to suffer another Sunday afternoon of noise nuisance. If there is no action to take the concerns of local people into consideration I will be submitting our evidence gathered over the past year to the local council ombudsman.

I did try to call the number you left but I only got an answer machine.

[REDACTED]
On 13 Sep 2013, at 19:28, [REDACTED]
[REDACTED] wrote:

Dear Khadine,

Thank-you for the information. I am fortunately/unfortunately out this Sunday afternoon but I am sure if other residents are around and there is excessive noise they will call. The weather looks like it will be dreadful this Sunday however, which tends to subdue the activities. There is no Boxpark 'event' scheduled for this Sunday,

<http://www.boxpark.co.uk/events/>

It would be great if you were able to coincide officers on duty during some of the scheduled events, although it is difficult to tell which ones will be noisy from the list.

Many thanks

On 13 Sep 2013, at 16:55, "Khadine Jackson"
<Khadine.Jackson@Hackney.gov.uk> wrote:

Dear all,

Officers from the Pollution Team will be working this Sunday
15th September 2013, 10am to 4pm.

Please feel free to call if you are experiencing excessive noise from
Boxpark within your home and you would like an officer to visit to
witness the noise from your perspective.

Regards,
Khadine Jackson
Pollution Control
0208 356 4825

-----Original Message-----

From: Khadine Jackson
Sent: 10 September 2013 13:57

Cc: Angus MacLeod; [REDACTED]; Licensing
Subject: RE: BoxPark Noise Complaints - WK201346058

Dear all,

Thank you for your emails, videos and photos. I am sorry to
hear of your dissatisfaction with the current situation.

I must point out that there is no reluctance to support
residents; however I wish to focus on activities that can be
successfully escalated to support a review and be used as an
effective tool for negotiation. This case was passed to me
initially two weeks ago when I initiated contact with listed
complainants. I have asked that resident let me know of a
suitable day/time when the noise is affecting them so an
Officer can visit and witness the noise in their home from their
perspective as well as attributing the noise to the appropriate
premises. There are occasions where these visits can be done
outside of our usual operating hours i.e. Sunday afternoon but
this would need to be authorised by my managers, so please
let me know accurate timings. This is in addition to using the
service during our regular operating hours.

The requirement of the premises license (Boxpark decked
areas) is that 'no noise nuisance shall be caused' which is
down to the judgement of the reviewing Officer (or the
interested party if they are to review the premises license

themselves) If there is a specific premise licence you are referring to regarding 'inaudibility', please let me know as I have not yet had the time to review them all in full. I am dealing with a number of open noise cases across the borough that also simultaneously need my attention.

- I will shortly be checking all premises license for outright breaches that do not require visits to complainants premises
- You can prearrange visit during our normal service or at another time subject to approval
- A meeting will be arranged with the licence holder for BoxPark to discuss ongoing issues; the possibility of a review can result in compliance where required outside of a committee hearing.
- If you are able to do so, please report all incidences of noise nuisance via telephone when the service is operational, or you can use the online form when there is no service (<http://www.hackney.gov.uk/ee-pollution-noise-412.htm#Ui3cCNK38bA>)
- Will Nutland; my understanding is that an 'in-house sound system' does mean the permanent system that is in use, whether or not it is the same system that is used for background music. Condition 4 and 5 outlines that there will need to be limiters installed on both the 'event system' and 'background music system' regardless
- Some of the points raised by Matt Johnson such as saturation zones are decisions that are made at strategic level which can be discussed with your local ward Councillor.

I want to give realistic expectations of procedure and times scales; I kindly ask that this is not interpreted as reluctance on our part. The objective here is to find a satisfactory outcome for all. I am sure you can all appreciate that this is a legal procedure and there are guidelines for me to follow, e.g. the evidence should be taken to the premises license holder initially to stimulate negotiation.

Kind regards,
Khadine Jackson
Noise Officer
0208 356 4825

-----Original Message-----

From: [REDACTED]
[mailto:[REDACTED]]
Sent: 09 September 2013 10:55
To: [REDACTED]
Cc: [REDACTED]
[REDACTED]
[REDACTED]

Subject: Fwd: BoxPark Noise Complaints - WK201346058

Dear Alkesh,

Further information attached regarding yesterday's noise with complaints made to Hackney noise pollution regarding Boxpark. I was out all day yesterday so was lucky enough not to suffer the noise.

You can see from the thread that Hackney noise pollution seem reluctant to support a license review, which I personally find incredulous, given the feeling of many local residents around this area. I think we need to keep in mind that Boxpark is a shopping mall with some food outlets attached and not an events space. The so called events are marketing devices to encourage people to shop at Boxpark and have no cultural benefit for the local community. The license clearly states that no noise nuisance should be audible from premises on Bethnal Green Road and Shoreditch High Street. I am totally flabbergasted that 3 hours of amplified music on a Sunday afternoon blasting out into the street and audible from flats and house up to a beyond 3 streets away could be interpreted as anything but noise nuisance.

The major problem is witnessing the noise (apart from the fact that Boxpark straddles 2 boroughs) which occurs at times when no noise pollution teams are available. I have managed only once to get an enforcement officer to witness the noise occurring on a Thursday evening. This noise generally happens between 6pm and 9pm, and since the noise team does not start until 8pm, by the time my call goes through and the officer is informed, the event is generally over by the time they arrive and therefore are unable to witness the noise. This is also the case on Sundays when no noise patrol is available and I can only report the breach of their license.

We are asking simply that Boxpark abides by the rules, so that we as local residents are able to enjoy the same rights as other Londoners do in other parts of the city. This would not be tolerated by local residents of Oxford Street so why should we be any different?

Regards

Begin forwarded message:

From: [REDACTED]

Subject: Re: BoxPark Noise Complaints - WK201346058

Date: 9 September 2013 10:14:52 BST

To: [REDACTED]

Cc: Khadine Jackson

<Khadine.Jackson@hackney.gov.uk>, [REDACTED]

[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED], [polluti
onsupport@hackney.gov.uk](mailto:polluti
onsupport@hackney.gov.uk), licensing@hackney.gov.uk

Dear Khadine -

I also experienced the same yesterday and I am one street further away from Box Park than Robin. At one point, I could hear the bass at the corner of Old Nichol St and Chance St.

Please find attached one photo from yesterday at around 3pm of the sound system and two video clips - one from the pavement by Box Park and one across the street at Bethnal Green Rd.

Regards, [REDACTED]

On Sun, Sep 8, 2013 at 2:53 PM, [REDACTED]

[REDACTED] wrote:

Dear Khadine and colleagues,

Boxpark are very noisy again this afternoon.

I know the noise team don't start work until later on a Sunday, so you are unlikely to be able to come and hear for yourselves. However, as I have explained before, we live some distance away. If the noise is a nuisance for us it must self-evidently be in breach of licence conditions such as those (a) regarding sensitive premises on Bethnal Green Road and Shoreditch High St (since they are much nearer) and (b) the use of a system with sound limiters etc. I would have expected evidence such as this to be relevant to a licence review, and indeed your predecessor in the pollution control team encouraged us to report it.

It does sound again like a DJ playing outside, like on the occasion I sent a photo and those shown on the YouTube videos.

kind regards,

██████████

████████████████████

██

██

██.com

On 6 Sep 2013, at 09:24, ██████████ wrote:

Dear Khadine -

Very many thanks for this information.

Are you able to confirm exactly what is meant by 'in-house sound system'? Does this mean the permanent system that has small speakers through which 'background' music is played all day? Would the use of, for example, DJ decks with separate speakers mean that they are in breach of this condition?

Regards, ██████████

On Fri, Sep 6, 2013 at 12:55 AM, Khadine Jackson <Khadine.Jackson@hackney.gov.uk> wrote:

Dear all,

For reference, I have attached a copy of the full premises licence for the decked areas of Boxpark.

Please also use reference WK201346058 where possible for all correspondence on this case.

Kind regards

Khadine Jackson

0208 356 4825 - Direct dial for case discussion

0208 356 4455 - For ongoing noise complaint or if you would like to speak with another officer in my absence.

-----Original Message-----

From: Khadine Jackson

Sent: 06 September 2013 00:26

To: [REDACTED]

Cc: [REDACTED]

Subject: RE: Box Park Noise Complaints - License Review?

Dear [REDACTED],

Thank you for sending me the addition information.

I do understand your frustration and I appreciate the distress that this situation has caused to you and your family. The Pollution Team are happy to support you in a premises license review. However, the ability of the Council to support formal action is strictly limited by the law; it is necessary for Pollution officers to verify that nuisance exists before they can take the case further. This will mean an officer from our team visiting you or another complaint to gather strong evidence by witnessing unacceptable levels of noise nuisance. Please note that audibility alone is not an indication of nuisance; judgment will be based on the time of day and character of the area among other things not individual sensitivities. If you do decide you would like officers to visit, I will make every effort to make visit as convenient and targeted as possible.

I have noted that you may feel that there is already sufficient evidence for a premises license review, and I would be happy to provide you with documentation detailing the nuisance witnessed by Angus, to support your action if you decide to take out your own review as an interested party, but at this stage I do not feel this is something we can fully support. I have already written to the premise licence holder at Cottons in regards to noise nuisance which you have told me is the main perpetrators.

The team are very busy at the moment and I will be out of the office until Wednesday 11th September 2013. So I will review the case in full after that date by checking individual

licensing/planning conditions for outright breaches i.e. those that are not based on judgment e.g. amplified music.

In the interim, please use the Day/OOH service as you have done in the past (hours and telephone number below), it would be useful also if you had the names of the Tower Hamlets Officer (s) dealing with the case? I appreciate that this may not have been the response you were after but my aim is to help you as best as I can within the confine of my delegated authority and it does take time. Please let me know if you do want to arrange pro-active visit and/or Angus's nuisance report. Please do so in good time as I do not work standard office hours and may not have access to my email/telephone for up to 7 working days at a time.

You can also contact the Licensing Police if there are issues of alcohol or otherwise related Anti-social Behaviour of the patrons and other general info:

The Chief Officer of Police

Hackney Licensing Unit
Stoke Newington Police Station
33 Stoke Newington High Street
London N16 8DS
Tel: 020 7275 3022
www.met.police.uk/hackney

Information on how to review a premises license): <http://www.hackney.gov.uk/review-premises-licence.htm#.UikOFNK38bA>
Licensing Public Register, to check conditions): www.hackney.gov.uk/3990.asp

Pollution Control Opening Hours – Telephone number: 0208 356 4455

Mon - Wed: 8am - 8pm
Thur: 8am - 2am
Fri morning 8am - 5am Sat morning
Sat: 9pm - 5am Sun morning
Sun: 6:30pm - 2am Mon morning

Kind Regards
Khadine Jackson

Principal Pollution Control Officer, Pollution
Team
Chief Executive's Directorate
London Borough of Hackney
Safer Communities
PO Box 70210
E8 9EJ

Telephone: 0208 356 4825

Email: Khadine.jackson@hackney.gov.uk

www.hackney.gov.uk

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Mike Smith

From: [REDACTED]
Sent: 05 June 2017 18:08
To: Caroline Selman (Cllr)
Cc: [REDACTED]
Subject: Fwd: Follow up to Monday's meeting re Boxpark

Begin forwarded message:

From: [REDACTED]
Subject: Follow up to Monday's meeting re Boxpark
Date: 28 June 2012 at 15:11:05 BST
To: [REDACTED]

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

Hello [REDACTED]

Thank you for making the time to meet with us on Monday and apologies for not following up sooner (this is my first week in London for a month, so competing priorities). At the meeting were:

Andrew Sissons, LB Hackney Interim Head of Regeneration Delivery

[REDACTED], local business owner and resident

[REDACTED] their home and studio are located opposite the east end of Box Park

[REDACTED], local business owner and resident. Chair of Jago Action Group (JAG, the formally constituted TRA covering the area around BoxPark and registered with Tower Hamlets as a statutory consultee); and co-chair of OPEN Shoreditch (a coalition of local organisations, open to all those who live, work or learn in the area)

The legitimate concerns we expressed on behalf of the local community include:

- Boxpark operations are seriously disruptive for a number of neighbouring residents and businesses (in Tower Hamlets and in Hackney). Both ambient retail music (which can be heard all day) and event noise levels. Shoreditch's live/work tradition continues in the neighbourhood and thus many people are subjected to unacceptable noise levels all day, and potentially all evening if outdoor event licences were granted
- clarity over local authority responsibility has made it difficult to get to grips with the licensing issues
- there have been numerous complaints to both LBTH and LBH. Despite this, Hackney Noise Pollution team did not object to Boxpark's licence application and neither did they respond to our requests for the Noise Council's guidelines to be implemented.

It is totally unacceptable for Hackney to license activity that is so not conducive to a successful mixed-use zone. Shoreditch has regenerated itself, largely thanks to long-term residents who both live and work in the area. This creates a high level of ownership, which does more for a sustainable community than pop-up malls that offer generic brands.

The conflict of interests can be managed and we look forward to hearing from you as discussed, to confirm:

- 1/ what activity is currently licensed
- 2/ does the licensed activity reflect the planning constraints, for example trading hours
- 3/ who at Hackney will be responsible to ensure that the Noise Council's Code of Practice is adopted before any further licences are issued?

Meanwhile, we have asked Weavers Ward Councillor John Pierce to intervene on our behalf and I understand that the application will now require a hearing, rather than be waived through with no reference to managing the downside of Boxpark operations.

I look forward to hearing from you, [REDACTED]

On 25 Jun 2012, at 2:37 pm, Andrew Sissons wrote:

Hello [REDACTED]

No problems I will be there at about 10 past 5 have to see the Mayor at 4.25 briefly then I need to jump on a bus!

Hope this is OK

Best
A

Andrew Sissons
Interim Head of Regeneration Delivery
2 Hillman Street
Hackney
E8 1FB
020 8356 2310
andrew.sissons@hackney.gov.uk

<image001.jpg>

-----Original Message-----

From: [REDACTED]

Sent: 25 June 2012 14:31

To: Andrew Sissons

Cc: [REDACTED]

Subject: RE: Meeting Box Park

Hello Andrew,

Are you still ok for today at 5pm. I believe Rebecca was suggesting All

Press on Redchurch Street.

██████████ – is this still the plan.

Best Rgs|

██████████

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To: Caroline Selman (Cllr)
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Begin forwarded message:

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Subject: Follow up to Monday's meeting re Boxpark
Date: 28 June 2012 at 15:11:05 BST
To: Andrew Sissons <andrew.sissons@hackney.gov.uk>
Cc: "[REDACTED]"

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Hope this is OK

Best
A

Andrew Sissons
Interim Head of Regeneration Delivery
2 Hillman Street
Hackney
E8 1FB
020 8356 2310
andrew.sissons@hackney.gov.uk

<image001.jpg>

-----Original Message-----

From: [REDACTED]

Sent: 25 June 2012 14:31

To: Andrew Sissons

Cc: Rebecca Collings

Subject: RE: Meeting Box Park

Hello Andrew,

Are you still ok for today at 5pm. I believe Rebecca was suggesting All

Press on Redchurch Street.

██████████ – is this still the plan.

Best Rgs

██████████

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Mike Smith

From: [REDACTED]
Sent: 05 June 2017 18:04
To: Caroline Selman (Cllr)
Cc: [REDACTED]
Subject: Fwd: Premises licence application for Boxpark

Begin forwarded message:

From: [REDACTED]
Subject: Re: Premises licence application for Boxpark
Date: 13 June 2012 at 19:53:47 BST
To: [REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]

Hello J [REDACTED]

SO PLEASED YOU GOT THE JOB! I have never been contacted by a LBTH councillor in order to canvas community opinion. As a result, it didn't even occur to me to contact you about the Boxpark saga.

There is strong local objection to further licences being issued. The history is that we had an early meeting with Boxpark and they were reasonable in agreeing to reduce the planning hours they applied for and said in writing they would not apply for liquor licenses. However, we understand the site is not trading well and BP is under a lot of pressure to increase footfall and hence applied for licensed outdoor activity.

A number of residents (both sides of Shoreditch High Street) are consistently disturbed by the noise pollution. Not just the ambient all-day retail musak but seriously big noise when they have an event. On one occasion, a neighbour knocked on my door to day his flat was vibrating.

There have been many formal complaints made to both LBTH and LBH, which has been complicated by the fact that it has only recently been agreed that Hackney will be the whole-site licensing authority. I was really surprised to learn yesterday that the Hackney noise pollution team has supported the application and planned to call the licensing officer tomorrow to ask why they are ignoring residents' complaints.

There seems to be pressure from Hackney regeneration, which I gather has aspirations for Boxpark as a Hackney initiative that could be rolled out. I have masses of correspondence with BP and Hackney and feel it will be completely unreasonable not to address the clearly identified issues before granting event licences to the site.

This really is a very long story and may be better to have a few words on the phone, rather than forward you loads of email strings. Just let me know when it's convenient to talk.

██████████

On 13 Jun 2012, at 6:56 pm, ██████████ wrote:

Hi ██████████

I have been informed of licence premises application for Box Park on Bethnal Green Road.

Please see attached and let me know if you have any concerns here for your TRA.

Thanks,

John

Cllr John Pierce
Labour Councillor for Weavers Ward
London Borough of Tower Hamlets

Direct line: 07772710080
Twitter: @jfpierce
Website: www.towerhamlets.labour.co.uk
Email: john.pierce@towerhamlets.gov.uk

c/o Councillor Support Office
Town Hall
Mulberry Place
5 Clove Crescent
London E14 2BG

Working Together for a Better Tower Hamlets
Web site : <http://www.towerhamlets.gov.uk>

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If your request relates to a Freedom of Information enquiry, please resend this to foi@towerhamlets.gov.uk

Please consider your environmental responsibility: Before printing this e-mail or any other document , ask yourself whether you need a hard copy.

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Chair, Jago Action Group

Mike Smith

From: [REDACTED]
Sent: 05 June 2017 17:57
To: Caroline Selman (Cllr)
Cc: [REDACTED]
Subject: Fwd: Boxpark| Local Community

Begin forwarded message:

From: [REDACTED]
Subject: Re: Boxpark| Local Community
Date: 12 April 2012 at 19:13:21 BST
To: [REDACTED]
[REDACTED]
[REDACTED]

Actually, six of the darn boxes are in LBTH according to LBTH licensing people, which is why we need a neighbourhood forum that crosses darn Boundaries.

[REDACTED]

PS: August 24 in diary... plenty to do if you don't like surfing!

On 12 Apr 2012, at 6:56 pm, [REDACTED] wrote:

Here's the number for Tower Hamlets: 020 7364 7070

Note, it only operates between 2000 and 0300, Thursday to Sunday, so not much use for Tuesday night parties!

Here's the number for daytime complaints: 020 7364 5007

However, the whole of the Boxpark lies within Hackney, so it wouldn't surprise me if TH says not our patch, not our problem

Contact details for Hackney are:

Pollution Control

PO Box 70210

E8 9FB

Opening Times

Mon - Wed: 8am - 8pm,

Thur: 8am - 2pm,

Fri morning 8am - 5am Sat morning,

Sat: 9pm - 5am Sun morning,

Sun: 6:30pm - 2am Mon morning.

Email: pollutionsupport@hackney.gov.uk

Tel: 020 8356 4455

Fax: 020 8356 4980

Or there's an online form here: <http://hackney.gov.uk/ee-pollution-noise-412.htm>

Interesting there is no cover on Thursday nights given it is the new Friday, but one shouldn't be surprised I guess

I would forward Marcus' email to our Goodsyrd contacts: its their reputation/community goodwill that's being trashed by Boxpark's tenants so it's in their interest to be informed as to what is taking place on their land.

Fight the power!

B

From: [REDACTED]
Subject: Fwd: Boxpark| Local Community
Date: Thu, 12 Apr 2012 18:41:39 +0100
CC: [REDACTED]
[REDACTED]
[REDACTED]

Hi [REDACTED]

Can you let me have the specific telephone numbers at LBH and LBTH, to call re Boxpark noise complaints? Their websites offer various numbers. If you know which one works, we should put them on the Facebook page, so everybody knows who to call. Important to log complaints and get numbers, in the event Boxpark applies to extend trading hours.

Thanks, [REDACTED]

Begin forwarded message:

From: [REDACTED]
Date: 12 April 2012 6:30:50 pm GMT+01:00
To: [REDACTED]
Subject: Re: Boxpark| Local Community

Hi [REDACTED]

Thanks for the forwarded messages, would you have a number for Tower Hamlets or Hackney that I should call? There seems to be reference numbers below for the councils but not phone numbers.

I called Agee from Boxpark PR and she says the music will stop at 8pm. Apparently, they have some license that allows them to play the music at this level. I still think the noise level is too loud and the council should re-evaluate their license.

Thanks again, [REDACTED]

On Thu, Apr 12, 2012 at 6:17 PM, [REDACTED]
[REDACTED]

See info below, re how to register a complaint re Boxpark operations.

their borough but after some insisting I got them to register) it but as yet

I have heard nothing from either and the music continues.

The more the weather the more Boxpark think they can get away with creating a party atmosphere to the suffrage of local residents and I think they are just accepting the fact that they will have a few complaints, but by the time the 'events' which we all know are marketing exercises are over they have succeeded in their promotion.

gotta run...

██████████

On 29 Mar 2012, at 00:15, ██████████ wrote:

Hi M ██████████

Re my message earlier today, there's a meeting with BoxPark's ██████████

tomorrow Thursday at 1pm and it might be productive if you could come along.

I spoke to ██████████ in response to her mail (below) and said not much chance of

realising their ambition, since I had got back this week (been away) to

nothing but complaints about operation of BoxPark.

I did speak at length to both LBTH and LBH after the last JAG meeting, and

apologies not to have fed back. They both said no operation outside the

planning application hours (ie, sale of booze). So how come the racket last

week? ██████████ said it was the ██████████ opening and they had not told BoxPark their

plans. I tend to go for cock-up rather than conspiracy theory, and it's not

hard to imagine that some lawyer in an HQ someplace read the lease before

signing it, but nobody told the marketing manager (and no doubt Nike think

they are a law unto themselves).

Many thanks Rebecca - look forward to hearing from you,

Warm regards,

[REDACTED]

--

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

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WWW.BOXPARK.CO.UK
WWW.FACEBOOK.CO.UK
WWW.TWITTER.COM/BOXPARK

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[REDACTED]
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[REDACTED]

[REDACTED]

[REDACTED] [com](#)

Mike Smith

From: [REDACTED]
Sent: 05 June 2017 17:53
To: Caroline Selman (Cllr)
Cc: [REDACTED]
Subject: Fwd: Boxpark, Bethnal Green Rd - Saturday 3rd December

Begin forwarded message:

From: [REDACTED]
Subject: Boxpark, Bethnal Green Rd - Saturday 3rd December
Date: 3 December 2011 at 14:06:00 GMT
To: environmentalhealth@towerhamlets.gov.uk

Apparently Tower Hamlets Council have given permission for this loud Disco event today. This is an outrageous abuse of your powers as this noise has effectively ruined many peoples lives this weekend.

Not only was this event not party to local consultation before you handed out this permission , but it was for a purely commercial event.

Having spoken with the police, they informed me that the organisers had expected 1000 people... I witnessed about 30 people at 1.45 pm

clearly the level of noise was utterly inappropriate for the event.

The ineptitude of the management of this license is beyond belief and one must wonder to whom this Council truly serves.

Yours sincerely

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

PS... Not only is your noise office closed for complaints but you do not even have an answering machine which would clearly put off many from writing letters to as I have. One would have to seriously consider this a clever way to reduce what would normally be a barrage of complaints over matters like this where the Council has sanctioned such breaches of the environment.

Mike Smith

From: [REDACTED]
Sent: 05 June 2017 17:50
To: Caroline Selman (Cllr)
Cc: [REDACTED]
Subject: Boxpark - Additional local complaints over the years

Dear Councillor Selman,

I am writing to you to add further information regarding the ongoing nightmare which has been Boxpark since they arrived in our neighbourhood in 2011.
I will do this by now forwarding you only a selection of the kind of complaints and email trails that clearly demonstrates the ongoing issues arising from Boxpark and its owner.

Many of the problems has been the fact that Boxpark effectively straddles both Hackney and Tower Hamlets and this has lead to an exasperating lack of joined up problem solving which the administration has exploited.

I think you find sufficient evidence in the emails trails I will be sending for you reach the conclusion that this operation has been a disaster for our neighbourhood.

I look forward to attending the hearing tomorrow.

Regards

[REDACTED]

Begin forwarded message:

From: [REDACTED]
Subject: Fwd: Noise pollution in Shoreditch
Date: 23 May 2017 at 15:24:45 BST
To: [REDACTED]

Here's the most recent response from Cllr Selman.

this e-mail sent via mobile phone

Begin forwarded message:

From: "Caroline Selman (Cllr)" <Caroline.Selman@Hackney.gov.uk>
Date: 22 May 2017 at 10:41:02 BST
To: [REDACTED]
[REDACTED]
[REDACTED]
Subject: RE: Noise pollution in Shoreditch

All

Many thanks for the further emails on this.

I am following up with officers on the points raised below and will get back to you as soon as possible.

From: [REDACTED]
Sent: 19 May 2017 17:21
To: Caroline Selman (Cllr)
Cc: [REDACTED]
Subject: Re: Noise pollution in Shoreditch

Dear Cllr Caroline Selman

Thank you for your e-mail.

I have copied in colleagues from local residents associations (SCA and JAG) some of whose members have also complained about Boxpark and some of whose members live in Tower Hamlets.

I'm not sure where the information comes from that no one in Tower Hamlets has complained about Boxpark as this is simply not true.

The crux of the problem for local residents is that the subjective opinion about what constitutes a statutory noise nuisance is a wholly ineffective method for determining noise nuisance.

We have been continually disturbed by noise pollution from Boxpark ever since they opened. I have a 5 year old child and his entire young life has been blighted by noise pollution as this venue has regularly disrupted his sleep.

So, if disturbing the sleep of young children in nearby residential buildings does not amount to a statutory noise nuisance then what in God's name does?

I've lived in Shoreditch 30 years so it's not as if I've knowingly moved into an area full of bars and clubs. It is the bars and clubs who moved into an area where I and many other residents already lived.

I've owned several recording studios over the years and fully understand the laws of acoustics and the effect of low frequency sound waves travelling at greater distances and passing through walls and windows with greater ease than say the short and medium frequency waves of traffic and human conversation and crowd noise etc.

I've even spent over £15,000 double and triple-glazing my building over the past couple of years and yet this still does not keep the low frequency noise pollution from the Boxpark sound system out of our bedrooms.

Upon its launch Boxpark promised the local community that it would be a high end retail outlet with no alcohol licenses at all. Sadly, it didn't take long for the owners to renege on this promise and apply for alcohol licenses for virtually all of the outlets in the upper floor and then install loudspeakers that began blasting the neighbourhood. The venue was soon dubbed

'Boozepark' by the local community.

I'm not sure if you are aware of this but Boxpark has been closed for renovations throughout May. The difference in general noise pollution that the temporary closure of this venue has made has been quite breathtaking. Our child has been sleeping as a 5 year old child should sleep and we've all been far more relaxed and rested.

But, disturbingly, there are plans now well underway to turn Boxpark into a 500 person open air bar / club. As you may be aware, there is a licensing hearing in early June to determine if permission will be granted.

Hopefully the Council will take this opportunity to finally grasp the nettle and attach meaningful conditions to this venue. In terms of noise conditions we would be happier to see something similar to the recent noise conditions attached to The White Horse, 64 Shoreditch High Street, E1 6JJ at its recent licensing hearing. The most important sentence in these new noise conditions is "The sound limiting device must be recalibrated annually to ensure that the music is inaudible in nearby residential premises."

* All music systems shall be routed through a sound limiting device. The limiting device(s) should be set to ensure inaudibility in all nearby residential premises. The device shall be controlled by the licensee/management and kept in a locked, tamper-proof box. The sound limiting device must be recalibrated annually to ensure that the music is inaudible in nearby residential premises. A certificate of compliance should be submitted to the council's Environmental Health/Protection Team.

This would then remove the utterly nonsensical subjective opinion about whether or not keeping a 5 year old up all night crying is a statutory noise nuisance and make it very clear, once and for all, to Boxpark's management and staff that their sound systems must be inaudible in nearby residential premises.

Is this really too much to ask? Residents can then get on with their lives and enjoy the amenity of their homes whilst Boxpark can get on with it's business of entertaining it's customers without ruining the lives of nearby local residents.

So far I have been completely underwhelmed by the performance of Hackney Council when dealing with the wholly legitimate concern of local residents who pay their Council Tax about the growing noise pollution problem in Shoreditch. The impression given is that Hackney Council is so in thrall to the night time economy that it is prepared to sacrifice the well being of its own residents.

Can you please try to help us local residents by proposing to the Licensing Department something along the lines what I have suggested above? Ask them to start taking our legitimate concerns about the rising tide of noise pollution more seriously and start to attach strong and meaningful noise conditions to licenses in this regard.

Yours hopefully,

[REDACTED]
[REDACTED]

On 19 May 2017, at 16:08, Caroline Selman (Cllr)
<Caroline.Selman@Hackney.gov.uk<<mailto:Caroline.Selman@Hackney.gov.uk>>> wrote:

Dear [REDACTED]

Noise pollution in Shoreditch

Thank you for your emails to the Mayor and Cllr Demirci regarding the above matter, which have been passed to me to respond to as the lead member with responsibility for enforcement. Your email to Meg Hillier MP was also passed on to me. I was sorry to hear of your concerns, and apologise for the delay in responding.

In your emails, you raised concerns in relation to loud music at Boxpark, 2-10 Bethnal Green Road, close to the junction of Shoreditch High Street. Specifically:

1. You are regularly being disturbed by amplified music and feel that the Council's Environmental Protection Team has not dealt with this issue effectively.
2. The Council's Licensing Team are not effectively controlling the noise from premises within the Shoreditch area.

I will deal with each point separately as follows:

Council's Environmental Protection Team has not dealt with the noise nuisance issue effectively.

I have been provided with the following information in relation to the Council's interaction with you regarding noise nuisance arising from Boxpark.

An initial complaint was made by you on 31 May 2012 to the then service manager, Paulette Samuels, regarding loud music from Boxpark. Ms Samuels responded to your email by assuring you that your case would be investigated and the ward officer would be asked to monitor the premises.

On 26 June 2012, an Environmental Protection Officer telephoned you to arrange a visit in response to your complaint. You informed the officer that the noise had ceased and a visit would not be required.

In 2013, ten complaints were received from you and logged with the noise service. On three occasions the Environmental Protection Officer requested to visit you, but you informed them that music had ceased or the level had gone

down.

In order for the officers to witness what you had been experiencing it was necessary to visit and to assess the noise from your property. Environmental Protection Officers arranged two proactive visits, but on both occasions, no statutory nuisance was witnessed.

Subsequently, a warning letter was sent to the management of Boxpark on 8 October 2013 to call their attention to the complaints the Council had been receiving and the possible enforcement action that would be taken if statutory nuisance was witnessed.

I note that in 2013, three site visits were carried out by the Environmental Protection Officers to Boxpark to assess the noise level from the façade. The officers did not establish any concerns with regards to the level of noise emanating from the premises and did not witness any excessively loud music which could amount to a statutory nuisance in your property.

On 7 October 2013, Environmental Protection Officers spoke to the manager of Boxpark, [REDACTED], about the complaints received. Environmental Protection Officers also liaised with a noise officer in the London Borough of Tower Hamlets on 10 September 2013 to enquire if any of their residents had also complained about loud music from Boxpark. The Officers were informed that no such complaints were made by any of the residents of Tower Hamlets.

Again on 4 July 2014, a warning letter was sent to the licensee of Boxpark calling their attention to the complaints and possible action that would be taken when a statutory nuisance is witnessed.

In 2014, I have been advised that you logged five complaints. One of the complaints was received and logged on 13 November 2014 at 20:28 hrs and an Environmental Protection Officer telephoned you to arrange a visit, but your phone rang several times and went to voicemail. The officer left a voice message to let you know that they were in the area and were available to visit, but there was no response.

Between 26 February 2015 and 25 February 2016, you made three further complaints. On one occasion officers were unable to visit as they were dealing with other complaints. However, on 25 February 2016 an Environmental Protection Officer visited you to make an assessment of the existence of a statutory nuisance and the officer concluded that the levels of noise witnessed from your property did not amount to a statutory nuisance.

Between 31 March 2016 and 15 December 2016, you raised twelve complaints with the noise team. An Environmental Protection Officer carried out an impromptu visit to the premises to discuss complaints and to advise some of the venues that were allegedly playing loud music.

On 11 August 2016 and 29 September 2016, officers from the noise team contacted you to visit your premises to assess the noise impact but officers were informed by you that the noise was no longer an issue on both occasions.

On 5 January 2017 and 17 March 2017 you made six complaints. On 9

February 2017, Environmental Protection Officers visited you at 19:48 hours in response to a noise complaint reported by you at 19:23 to assess for noise level. The officers stated that no music was heard in your property.

On 23 February 2017, an officer from the Noise team telephoned you 13 minutes after you logged a noise complaint with the Out of Hours service, the call went to voicemail and voice messages were left requesting that you call back if music was still causing a disturbance. You called the Out of Hours team back 25 minutes later to inform them that the noise had stopped.

On 14 March 2017, warning letters were sent to the two management companies responsible for Boxpark: Camden Management UK Ltd and Boxpark Ltd calling their attention to the complaints that the Council has received and to remind them about resultant enforcement action in the event of statutory nuisance being established.

The Environmental Protection Officer arranged to meet up with the general manager of Boxpark, [REDACTED], on 28 March 2017 about the complaints of loud music emanating from Boxpark; during this meeting further measures necessary to mitigate the disturbance from playing amplified music were explored. I understand that as a result of this meeting the following was agreed with the general manager: to remind all the responsible person(s) for the units in Boxpark not to play loud music; to stop live music on Sundays; to take noise measurement at regular intervals a metre from the façade of Mr Johnson's property and near Boxpark premises.

In taking these steps forward, the general manager has confirmed that the duty manager now walks round the premises to ensure music played at the units within Boxpark is at background level, and that they now stopped live music events on Sundays. Furthermore, Boxpark have confirmed that they have been taking regular noise measurement at the façade of your home on Thursdays and that these measurements have been logged. I understand the Council's Licensing team have since contacted the general manager and asked that regular measurements are taken and logged each time the premises is opened to public, and not just on Thursdays.

Officers have explained that they are currently unable to confirm whether these measure have had much affect, and advised me that they received several complaints of noise nuisance on both 13 and 30 April. However, I have been told that the Environmental Protection Officers on duty were unable to assess these complaints because, although residents were quickly contacted and further details and addresses requested, this information was not forthcoming.

From the chronology above, it is clear that you have raised concerns about noise from Boxpark for many years. Hackney Council will always investigate complaints received about noise. In the meantime, in relation to late night noise, the out of hours noise service operates between the hours of 18:00 to 21:00 on Thursdays and Sundays; 21:00 to 05:00 on Fridays and Saturdays. During times of increased demand, especially at weekends it may be difficult for members of the public to get through to an operator. If you have experienced this difficulty then you may wish to complete the noise report form at www.hackney.gov.uk/noise or email

pollutionsupport@hackney.gov.uk<<mailto:pollutionsupport@hackney.gov.uk>>. When a complaint is received the attending Officers will call you back using the contact information provided to arrange a visit. This is necessary to assess the alleged nuisance and gather any evidence for future informal or formal actions by the Environmental Protection Team. If Officers are unable to visit and carry out an assessment it limits the options available to address the complaint.

Where the Council is able to demonstrate a statutory noise nuisance, enforcement action can be taken. However, where the statutory thresholds aren't met, options are more limited. The Council will, however, as has been the case here, continue to work with licensees to find a solution – for example, most recently in this case, arranging for live music events not to be held on Sundays. I can understand your frustration at the noise you are continuing to experience. However, as is hopefully clear from the above, officers are continuing to engage with Boxpark to mitigate the impact.

You are advised to continue contacting the Council's Out of Hours Service and the ward officer if the noise levels are louder than previously witnessed by the Environmental Protection Officers at Boxpark and every effort will be made to take appropriate action.

The Council's Licensing Team is not effectively controlling the noise from premises within the Shoreditch area.

Planning records show that the original permission for the Boxpark site (ref: 2011/0255 granted 26/05/2011) allowed a maximum of 12 of the 55 recycled shipping containers to be used for A3 restaurant uses. However, on 22 April 2013, permission was granted to increase the maximum number of A3 restaurant uses from 12 to 16. This subsequently resulted in a number of new licence applications and an increase in the overall number of units where alcohol could be sold.

In relation to live music, Officers in Licensing and Technical Support advised that the premises licence (ref: LBH-PRE-T-1312) authorises live music on the first floor decked area as follows:

- Thursday: 18:00 to 21:00
- Sunday: 13:00 to 16:00
- Bank Holidays: 13:00 to 21:00

This licence was granted on 19 July 2012. However, on 1 October 2012, the Live Music Act 2012 took effect. This removed the need for a licence for performances of amplified live music between the hours of 8am and 11pm where the audience size was limited to 200. This also meant that any conditions in relation to live music attached to existing licences no longer had effect, as none of the licences authorise activity beyond 23:00. However, the exemptions can be removed by a licensing authority following a review of the licences.

While I understand the Council did receive one complaint from you about noise from Boxpark after 23:00 hours on 15 June 2013 and that unfortunately no further action was taken by Out of Hours team, I am advised that this is the

only post-23:00 hours complaint you have made in relation to Boxpark and that the further complaints were concerned with music from Village Underground, 180-184 Shoreditch High Street and buskers under the railway bridge near Boxpark.

While I understand the Council has received many complaints about noise nuisance from Boxpark, I hope that the action taken in relation to monitoring the level of music from individual premises and stopping live music on Sundays will go some way to improving the situation for you.

I hope that this response reflects the efforts made to tackle the problems you have been experiencing and that further work will help to improve the situation for you and other residents. If you have any further queries, please do not hesitate to contact me or Assistant Director for Planning and Regulatory Services, Cathy Gallagher, by email: cathy.gallagher@hackney.gov.uk<<mailto:cathy.gallagher@hackney.gov.uk>>. Of course in the event of an ongoing noise problem please continue to contact the Noise service on 020 8356 4455.

Yours sincerely

Cllr Caroline Selman
Cabinet member for Community Safety and Enforcement

To:

[REDACTED]

Ref: MO17-0307-14278

Cc: Cllr Demirci, Cllr Adams, Cllr Ebbutt

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Mike Smith

From: [REDACTED]
Sent: 06 June 2017 09:55
To: Caroline Selman (Cllr)
Cc: [REDACTED]
Subject: Fwd: WK/201601356 - Boxpark, 2-4 Bethnal Green Road, E1 6JE

Begin forwarded message:

From: Claire Farquhar <Claire.Farquhar@Hackney.gov.uk>
Subject: WK/201601356 - Boxpark, 2-4 Bethnal Green Road, E1 6JE
Date: 16 March 2016 at 14:54:24 GMT
To: [REDACTED]

Dear [REDACTED],

Thank you for your recent noise report of the 13th March.

Please be advised that your report has been received, logged under our reference **WK/201601356** and has been referred to the ward officer for your area who will contact you as soon as they are able.

Hopefully it will not be necessary, but if you need to report further noise nuisance or provide further information regarding the same address, please either ring **020 8356 4455** or email pollutionsupport@hackney.gov.uk quoting **WK/201601356 - Boxpark, 2-4 Bethnal Green Road, E1 6JE**.

As officer resources are limited, in order to maximise the likelihood of an out of hours officer visit being made to investigate the nuisance you are reporting, it is advisable to report the nuisance as early as possible once it recurs and to ensure that you are able to respond to subsequent phone calls made to establish whether or not the nuisance is ongoing.

Please note that, with the exception of Bank Holiday periods, the noise reporting service is usually staffed via the Hackney Service Centre from 9am to 5pm Mondays to Fridays, with additional out of hours staffing

from **6.30pm until 2am the following morning on Thursday and Sunday nights** and

from **9pm until 5am the following morning on Friday and Saturday nights**.

Kind regards,

Claire Farquhar
Community Safety Investigations Officer

London Borough of Hackney
Safer Communities Services
2nd Floor, Maurice Bishop House
17 Reading Lane
Hackney E8 1HH

Email: claire.farquhar@hackney.gov.uk

From: eforms
Sent: 13 March 2016 16:46
To: Pollution Support
Subject: Report Noise or Pollution Reference: 858540



London Borough of Hackney Council

Report Noise or Pollution

Persons Details

I am :Other

If you selected Other, please specify:Tower Hamlets

Title : [REDACTED]

First name: [REDACTED]

Last name : L [REDACTED]

Post Code : [REDACTED]

Premise No :

Street Name :

Town :

Area:

Telephone Number [REDACTED]

Email Address [REDACTED]

Occupancy Status:Homeowner

Name of Housing association or leaseholder/ managing agent, if applicable :

Have you contacted us about pollution or noise before:

If yes, do you have a WK reference:

Type of problem:Noise pollution

Where is the problem coming from:Boxpark , by the Shoreditch High St Tube Station

What is the nature of the problem:This weekend is the last straw . Somehow Hackney have given permission for Loud music events at this venue. Until 4 pm this sunday afternoon we were subjected to a continuous barrage of amplified music and shouting. This has been going on for many months and we have had enough. We cannot open our window or sit outside without this major disturbance and we are asking that this license be revoked as it is causing an ongoing repeated problem every Sunday after noon and Thursday evening in this neighbourhood.

Is the problem happening now: N

Date of problem :13.03.2016

Time of Problem : afternoon

Kind Regards
Hackney Council

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Mike Smith

From: [REDACTED]
Sent: 06 June 2017 09:47
To: Caroline Selman (Cllr)
Cc: [REDACTED]
Subject: Fwd: BoxPark Premises Licence Application

Begin forwarded message:

From: [REDACTED]
Subject: Re: BoxPark Premises Licence Application
Date: 2 June 2015 at 03:24:39 BST
To: [REDACTED]

Dear [REDACTED]

Thank you for your e-mail. This response was inevitably delayed as a result of your colleague's letter of 29th April. However, I understand your client has agreed to a meeting (although no date has yet been finalised); this reply therefore: (a) sets out our understanding of the position, in the light of your responses to the initial questions; (b) outlines our views.

Taking the questions in the same order as before, the position seems to be as follows.

1. The application is for a new licence and would not replace any part of the existing licenses held by tenants. (However, it might replace the licence for Cotton's patrons to drink outside boxes 46-49. Is this correct?)
2. The application is for a licence that would permit new bars to open on the communal open areas on the first floor, and permit the sale of alcohol in these areas. (At present alcohol has to be sold from one of the tenants' 'boxes', with the possible exception of the Cotton's concession.)
3. The application is for a licence that would permit the sale of alcohol without conditions such as that the sale should accompany a substantial meal; this condition, albeit widely ignored, applies to the majority of tenants with premises licenses.
4. An effective 9.30 drinking up time would be earlier than the current 22.45 (Mon-Sat) and 22.30 (ditto) applied to Cotton's patrons and Chop'd. However, as you say one has to judge the balance between this benefit and the disadvantage - as we see it - of allowing more patrons, not just from those tenants, to consume alcohol without a meal. Much of the negative impact on the neighbourhood arises from people who have come to drink at a venue, not those who have come out for a meal.
5. Any new licence would permit the performance of live music up to 9pm on all the open areas on the first floor.

6. The application has been restricted to the four open areas on the first floor.

If any of this is incorrect please say so.

On the basis described above, given the common wish to make improvements, the application is disappointing. One key area in which progress is needed is to reduce the problem of noise from the premises at 2-10 Bethnal Green Road. The other is to reduce the contribution these premises make to the cumulative impact on the neighbourhood arising from the behaviour of groups of inebriated individuals. Our hope was that the enforcement action taken by the Hackney licensing team, and the subsequent departure of a number of tenants, would contribute to the latter. Several recent applicants for licenses have also promised the licensing committee they would contribute to changing the culture, although regrettably some tenants continue to try and evade their license conditions by for example offering only small bowls of chips with alcohol.

The application unfortunately appears to tackle neither issue. Instead, in a nutshell, it seems to be an application to establish four additional open-air bars with the right to play live music until 9pm every day.

From a JAG perspective, establishing a noisy open-air bar on the decking at the east end of the site would be especially unwelcome. The Sunday afternoon 'busks' are a major problem, give the inherent unsuitability of the site for loud 'music', and I am confident our members will remain deeply opposed to extending this problem until later and seven days a week. Any bar in this location closest to the Overground station would also be most likely to attract the groups who will then leave inebriated.

The east-central decking raise the same issues, albeit less strongly as there is some plastic sheeting over the deck area and sound is projected onto the Tea-building opposite as well as across the residential areas. Its also a little less obvious from the Overground station.

The west-central decking is the area in which there is the trade off you mention, given the extant licence benefitting Cotton's patrons. In addition to the issues raised above, this amounts to a trade off between the commercial interests of those managing the premises at 2-10 Bethnal Green Road and those operating Cottons. It is not part of JAG's role to intervene in such commercial disputes.

The westernmost open decking currently includes a stand-alone bar operated by Chop'd. This is unlikely to be consistent with their licence. The issues are almost the same at the eastern end, except that it's furthest from the station but nearest to the bars in the Shoreditch triangle. However, I defer to the views of our friends in the Shoreditch Community Association, as their members are more affected than ours.

We finally note that to lawfully open new bars, planning permission would be needed from Tower Hamlets (in the case of the easternmost area) and from Hackney (in the case of the other three). Neither authority has given permission for A4 use. We are also aware that Hackney has already opened an enforcement case.

regards,

██████████
██████████
██████████
████████████████████

On 27 Apr 2015, at 09:30, [REDACTED] wrote:

Dear [REDACTED]

Sorry for the delay in getting this response to you.

Boxpark has engaged with the authorities on licensing matters since opening in 2011. Throughout this engagement, the authorities have raised various concerns that Boxpark has addressed as things moved forward. One recurring issue that has come to the fore in recent times is that, when customers of the various units congregate in the communal areas, monitoring and enforcement of the individual licenses becomes very difficult.

The authorities have asked on a number of occasions for Boxpark to adopt a single Premises Licence for the whole site. For the landlord of a retail development such as Boxpark, or even any high-street, to assume responsibility for sales of alcohol made within individual premises would be impractical and from an operational point of view, impossible to regulate. Further, requiring all Premises Licence holders at Boxpark to surrender their existing licences would be beyond Boxpark's authority as a landlord. However, Boxpark management appreciate that the promotion of the licensing objectives requires a balancing of the rights and obligations of all involved. It is true that some of the existing premises licences at Boxpark require alcohol to be sold as an ancillary to a meal. It is also true that some of the premises licences allow alcohol to be sold without a meal. For that reason, we have chosen to focus on controlling the sale of alcohol in the more sensitive areas of the premises, the 'outside' or 'decking' areas. In addition to providing a single point of responsibility, we have reduced the terminal hour for the sale of alcohol for consumption in the external areas (all 4 decking areas on the first floor) to 9pm and added a prohibition on the consumption of alcohol in those areas after 9.30pm.

You ask in your email of 7 April 2015 for an explanation of how much this application will reduce the hours for licensable activity at Boxpark. Currently, customers can buy alcohol without a meal from 3 locations within Boxpark. The decking area outside of units 46, 47, 48, and 49 benefits from a licence that allows the sale of alcohol without a meal until 10.45pm Monday to Saturday and 9.45pm Sunday. This licence also allows the performance of live music up until 11pm due to the provisions of the Live Music Act 2012. The other 2 units that can sell alcohol without a meal face onto the West decking area. The unit currently known as the Chicken Box benefits from a licence to sell alcohol without a meal until 8pm 7 days a week. The unit known as Chop'd can sell alcohol without a meal up to 10.30pm Monday to Saturday and 9.30 Sunday. Please note that the Premises Licence for Chop'd contains a requirement that the primary purpose of the business remains that of a gourmet salad bar; this does not require alcohol to be sold only with salad.

As you may know, the consumption of alcohol is not a licensable activity but Boxpark shuts its decking areas at 11pm, effectively ending the consumption of alcohol on the premises at that time.

What we have attempted to do with this application is provide the authorities with a single point of responsibility for the control of the decking areas. We appreciate that this application would allow those operators whose current licences require alcohol sales to be ancillary to meals to sell alcohol without a meal if they so chose, were we to authorise such a sale. However, given that several operators can already do just that, there will be little if any impact on the overall operation. Of far greater impact will be the reduced terminal hour. This will close the first floor of Boxpark by 9.30pm to all customers other than those eating food or drinking soft drinks, reducing any

risk of noise nuisance in the more sensitive evening hours while also removing the potential for customers to use Boxpark as a pre-loading venue prior to moving on to the nightclubs within the Special Policy Area. We would suggest that these benefits far outweigh the effect of allowing some of the operators at Boxpark to sell alcohol without a meal, during restricted hours.

For your detailed consideration, I have attached a copy of the application along with the original proposed conditions. Since lodging the application, the applicant has discussed the matter further with the authorities and has proposed 2 additional conditions and a revised set of operational policies, attached. Further, the application has been limited to only the first floor of Boxpark.

Should you have any further questions or require additional information please let me know.

[REDACTED]
[REDACTED]
[REDACTED]

7 Queen Square
Bristol BS1 4JE

Milner House
14 Manchester Square
London W1U 3PP

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<image002.jpg>

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From: [REDACTED]
Sent: 20 April 2015 10:52
To: Marcus Lavell
Cc: [REDACTED] Darren Reilly
Subject: Re: BoxPark Premises Licence Application

Dear [REDACTED],

Unfortunately we have not heard from you.

The Jago Action Group had therefore put in a letter of objection/comment to meet the licensing authority's deadline for comments.

kind regards,

████████

████████████████

████████████████████

████████████████████

██

On 10 Apr 2015, at 14:10, Marcus Lavell
<marcus.lavell@gregglatchams.com> wrote:

Dear ██████

Thank you for your email.

The applicant has recently met with the police and licensing service to discuss the BoxPark application. I will incorporate the outcome of this meeting into my answer to your email but I am afraid this will delay my full response until Monday. I apologise for any inconvenience this may cause but feel that a full, up to date response, would be of benefit in this matter.

Kind regards

████████████████

Barrister
Gregg Latchams Limited

7 Queen Square
Bristol BS1 4JE

Milner House
14 Manchester Square
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From: [REDACTED]
Sent: 07 April 2015 09:39
To: Marcus Lavell
Cc: [REDACTED] Darren Reilly
Subject: Re: BoxPark Premises Licence Application

Dear Mr [REDACTED]

Thank you for informing the Jago Action Group (JAG) about your client's plans for the future licensing of Boxpark. We are pleased that you acknowledge improvement is needed and we have considered the plans outlined in your e-mail, in consultation with our friends in the Shoreditch Community Association (SCA).

To help us understand whether and how far it would represent an improvement, we should be most grateful for a sight of your detailed application for a new licence and for a response especially to the following points.

1. Can you confirm the new licence, if granted, would replace the existing multiple licences for the communal open areas? That seems to be the implication of your proposals, as otherwise Boxpark would not be the single point of accountability for drinking in the open areas, but we would welcome specific confirmation that the existing licensees will be giving up this aspect of their licences.
2. Can you confirm that all alcohol sales within the Boxpark would continue to be by the existing licensees (i.e. from within their 'boxes') under their existing license conditions (which in most cases are that the alcohol must accompany a substantial meal)? Ie Boxpark will not be adding more bars under the new licence.
3. Can you confirm the new licence would incorporate the existing conditions, so that in particular that if someone bought a drink from a licensee with a 'substantial meal' condition then under the new licence Boxpark would be responsible if they brought it out onto one of the licensed common open areas.
3. Please explain by how much a 9pm 'last orders' and 9.30pm closing time would represent an improvement on the existing position. Is this significantly earlier than the existing licenses permit drinking in the communal areas? If so, we would welcome that.
4. Can you confirm the new licence, if granted, would not permit recorded or live music to be played in any of the common open areas. As you may know, noise from the open areas has been an ongoing problem.

5. Can you confirm that the 'common open areas' referred to in your e-mail, where outside drinking would continue, are the two open areas on the top deck, essentially between units 42-57. These are opposite the commercial Tea-building and not as close to family homes and other residential property.

Thank you.

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

On 24 Mar 2015, at 19:48, [REDACTED] wrote:

Begin forwarded message:

From: Marcus Lavell <marcus.lavell@gregglatchams.com>
Subject: BoxPark Premises Licence Application
Date: 24 March 2015 5:54:27 pm GMT
To: [REDACTED]

[REDACTED]
[REDACTED]
[REDACTED]

Dear [REDACTED]

[REDACTED] has asked me to write to you, setting out our proposals for the future of licensing at BoxPark.

We have spent a considerable time in consultation with Hackney Council and the Police. These discussions have related to the promotion of the Licensing Objectives at BoxPark under the current set up and how we can improve things moving forward.

At the moment, BoxPark is home to a number of licenced premises each containing a different operation; much like many high-streets up and down the country. Unlike those other locations, BoxPark also features a number of communal open areas in which food and drink purchased in any of the units can be consumed.

As you may know, the various licenced premises at BoxPark benefit from some very different Premises Licences. Some of the Licences require alcohol to be sold with a meal, others have no such stipulation. The Police raised the issue that it can be difficult to monitor any particular premises when the customers from all premises intermingle in BoxPark's communal open areas. Roger's solution to this is to put one

single Premises Licence in place, in BoxPark's name, covering sales of alcohol in the open areas. This would put the responsibility for promotion of the Licensing Objectives onto BoxPark and its staff, providing the authorities with a single point of accountability. This would not prevent the individual operators from selling alcohol within their units under their existing Premises Licences but once a customer enters one of the outside areas, they become the responsibility of Boxpark. This would allow the Police to inspect each unit without the need to identify that unit's customers sitting outside. Rather, activity within the units would be down to the operators and outside the units would be down to BoxPark. Sales of alcohol under BoxPark's licence would still be conducted by the individual operators' staff but the responsibility for ensuring correct sales and security procedures are both in place and adhered to would be BoxPark's.

Further, the authorities raised their concern that it can be more difficult to prevent noise escape from customers drinking alcohol in the outside areas than customers doing the same within each unit. In order to address these concerns, Roger has proposed to cease the sale of alcohol under the new Premises Licence at 9pm and prohibit the consumption of alcohol within the outside areas after 9.30pm. This prohibition in the more sensitive evening hours, coupled with a single point of accountability for the behaviour of customers in the outside areas before 9.30pm provides considerably stronger safeguards than are currently in place. Please note that the prohibition on consumption will be enforced by BoxPark's own security team and violation of the prohibition will be a breach of the relevant operators' tenancy.

When we look back to the idea of a high street with a number of operators trading under different licences we can now see the benefit of those operators having a single landlord who has control of the relevant outside space. Roger's application for a new Premises Licence will take advantage of his position as landlord to all of the operators within BoxPark. It will put in place an easily identifiable chain of accountability and ensure a cessation of 'outside' alcohol consumption after 9.30 pm each day.

Please let me know if you have any question regarding the application or require further information.

Kind regards


Barrister
Gregg Latchams Limited

7 Queen Square
Bristol BS1 4JE

Milner House
14 Manchester Square
London W1U 3PP

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F: +44 (0)117 9069 412
W: www.gregglatchams.com

<image002.jpg>

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Mike Smith

From: [REDACTED]
Sent: 06 June 2017 09:44
To: Caroline Selman (Cllr)
Cc: [REDACTED]
Subject: Fwd: Boxpark: noise

Begin forwarded message:

From: [REDACTED]
Subject: Re: Boxpark: noise
Date: 17 May 2015 at 15:59:12 BST
To: Gurch Patti <Gurch.Patti@Hackney.gov.uk>
Cc: environmentalhealth@towerhamlets.gov.uk,
"Elzbieta.Wrecyzka@hackney.gov.uk" <Elzbieta.Wrecyzka@hackney.gov.uk>

Dear Gurch,

At around 3.15pm today, the noise levels from the 'square on the ground floor' at the east end of these premises were:

- on the opposite side, i.e. the north side, of Bethnal Green Road, averaging 88dB;
- from the pavement, behind the rear corner of the audience area on the same side of Bethnal Green Road as the premises, average 95dB.

These levels are, for example, above the level to which no worker can be exposed, under HSE guidance.

The premises at 2-4 (alternatively described as 2-10) Bethnal Green Road therefore seem to be clearly in breach of the relevant licence conditions, particularly paras 2 and 5 (together with 6&7) of annex 2 of licence LBH-PRE-T-1312.

As you know, this is a long running saga. We very much appreciate all you and others have done to enforce licence conditions on those operating within the premises and reduce the impact on the neighbourhood. Similar action over noise - as a licence condition - would be much appreciated.

kind regards,

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

On 5 May 2015, at 07:18, [REDACTED] wrote:

Dear Gurch and Elzbieta,

Further to this I can report as follows;

1. I was away the weekends of 11-12th, 18-19th and 25-26th April so am not aware if Boxpark were causing a nuisance at those times.

2. Sunday 3rd May was, I am pleased to say, not a problem. (I wondered if Boxpark were being more careful in the run up to the licensing committee next week.) However on Monday 4th May Boxpark were causing a noise nuisance again due to live and recorded music being broadcast from the open ground floor area at the east end of the site from about 1pm onwards. Although quieter than their normal Sunday and bank holiday open air concerts, at around 2pm I measured noise levels averaging 86dB and peaking at 97dB. These were measured from the opposite side of Bethnal Green Road. I used a sound meter app on my smartphone rather than professional monitoring equipment; nevertheless I understand the measured sound levels will be a reasonable indication of the problem.

The noise nuisance on Monday 4th therefore appears to be another breach of Boxpark's licence conditions. Please therefore log this as another complaint.

Although Boxpark's licence is issued by Hackney, I have learnt that the source of yesterday's noise nuisance was actually over the borough boundary in Tower Hamlets. (A small part of the premises are in TH.) I am therefore adding the TH environmental health team to the cc list.

kind regards,

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

On 7 Apr 2015, at 11:27, Maxwell Owusu Koduah
<MaxwellOwusu.Koduah@Hackney.gov.uk> wrote:

Hello [REDACTED]

Your complaint has been noted however I am no longer the case officer for Boxpark. The new officer is Ms Elzbieta Wrecyzka. Her contact details are:

Email: Elzbieta.Wrecyzka@hackney.gov.uk
Tel: 020 8356 5858

Please direct further complaints to her.

Thank you

Maxwell Owusu Koduah

From: [REDACTED]
Sent: 07 April 2015 09:52
To: Maxwell Owusu Koduah; Gurch Patti
Subject: Re: Boxpark: noise

Dear Maxwell and Gurch,

Its spring and, on the first warm weekend of the year, Boxpark were at it again. The noise on Sunday, and even more yesterday, afternoons was as loud and objectionable as ever.

Please log this as two more complaints.

Thank you.

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

On 21 Dec 2014, at 15:38, [REDACTED]
[REDACTED] wrote:

Dear Maxwell,

Boxpark is very noisy today, with live and recorded music from three of their open areas on the upper floor - the one at the east end of the site and the two in the middle.

It started about 1pm.

The music is so loud that a visitor to our apartment thought we had the radio on in our living room, whereas it is in fact the sound of boxpark through our double glazed, closed windows. It must be well in excess of what is permitted under their licence.

Robin.

[REDACTED]

[REDACTED]
[REDACTED]
[REDACTED]

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Mike Smith

From: [REDACTED]
Sent: 06 June 2017 09:42
To: Caroline Selman (Cllr)
Cc: [REDACTED]
Subject: Fwd: Boxpark reccie

On 11 May 2015, at 7:45 pm, [REDACTED] wrote:

Hi [REDACTED] -

I've just come back from a visit to the upper deck of Boxpark to get falafels.

I'm *pretty* sure that Falafelicious was serving beer to people who weren't buying food. When I asked the guy if I could also have a beer without buying food he got suspicious and told me I needed to get some food too. I bought a beer a few minutes later (Richie was buying food and he saw we were together) and he gave me a receipt that said was for food and he told me I could show this if I wanted more drink. Soon after he rushed over to one of the tables with a small plate of fries. (Maybe they had bought food - I certainly couldn't be 100% sure).

Back outside, Bulowski seemed to be serving beer without food (although again I could not be totally sure) - but beers were being brought over to people who had no evidence of having bought food - one long table had 25 people, all drinking beer with no-one with food in front of them.

The guys next to me told me they usually bought booze without food from the places at the east end of the upper deck. Their friend went along to Chop'ed (at the west end) and bought a bottle of booze without food and returned back to the other end with it. He absolutely did not buy any food. They told me this was the place where you could buy booze for certain without getting food. I went along to have a look at few people sitting outside Chop'ed had any food in front of them (I also understood that the licenses forbade people to travel along the top section with booze bought at another venue???). Interestingly, the same guys sitting next to me had brought their own booze up there with them and were quite openly drinking it.

So, despite reassurances I'd suggest that the licensed premises might be sailing very close to the wind (and might be using 'food' receipts to get round regulations and/or providing small (free?) plates of food to justify booze sales).

I'd be happy to do a more structured visit to see how many places sell me booze without food.

Happy days, W

Mike Smith

From: [REDACTED]
Sent: 06 June 2017 09:42
To: Caroline Selman (Cllr)
Cc: [REDACTED]
Subject: Fwd: Boxpark reccie

On 11 May 2015, at 7:45 pm, [REDACTED] wrote:

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I'm *pretty* sure that Falafelicious was serving beer to people who weren't buying food. When I asked the guy if I could also have a beer without buying food he got suspicious and told me I needed to get some food too. I bought a beer a few minutes later ([REDACTED] was buying food and he saw we were together) and he gave me a receipt that said was for food and he told me I could show this if I wanted more drink. Soon after he rushed over to one of the tables with a small plate of fries. (Maybe they had bought food - I certainly couldn't be 100% sure).

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I'd be happy to do a more structured visit to see how many places sell me booze without food.

Happy days, W

Mike Smith

From: [REDACTED]
Sent: 06 June 2017 09:39
To: Caroline Selman (Cllr)
Cc: [REDACTED]
Subject: Fwd: Boxpark Ltd (BOX11/2)
Attachments: Letter to Matt Johnson.pdf

Begin forwarded message:

From: [REDACTED]
Subject: Re: Boxpark Ltd (BOX11/2)
Date: 29 April 2015 at 17:47:46 BST
To: [REDACTED]

WITHOUT PREJUDICE

Dear [REDACTED]

Thank you for your threatening, if somewhat confusing, PDF letter.

Rather than troubling my lawyers with it - for now - I will send a simple reply myself.

As I live directly opposite the Boxpark site (with my young family) I believe I am probably a better judge than you are regarding the level of noise pollution generated from the site.

I can assure you it is significant - especially on Thursday evenings and Sunday afternoons. So much that our three year old son cannot get to sleep on a Thursday night until after the racket has subsided at approximately 9pm.

I own several recording studios and from time to time employ the best acoustic specialists in the UK. I can assure you this music pollution is **not** kept within the site perimeters of Boxpark. It is a semi-open public space, the noise travels in all directions, bouncing off the metal containers. The limiters are also set too high.

Yes, there have been countless complaints against the noise from Boxpark, though I suppose it depends how one may quantify countless, so for now, let us say there have been a significant number.

In fact, one of our long standing neighbours were even forced to sell their home and move because of it. I will be more than happy to make all of this public if that is the route your client is threatening to go down. It just so happens the people who were forced out by this noise are well known public figures. It will certainly generate plenty of publicity - though probably *not* of the type your client would find agreeable.

Boozepark? Yes, unfortunately the site does seem to have attracted this moniker. I only wish I could take credit for dreaming it up but I overheard some locals describing it as such. Call it humorous Cockney colloquialism, we *are* in the East End after all! I think this may have been because your client made promises to the local community at the very start of his venture about **not** applying for any licensed premises on Boxpark. It has since transpired that one shipping container after another has been licensed despite your client's disingenuous claims that it is not *really* Boxpark that is applying for all these alcohol licenses and so therefore it doesn't *really* count.

Here is what your client said in an e-mail to [REDACTED], a colleague at OPEN Shoreditch, on 31/03/11

On 31 Mar 2011, at 9:29 am, [REDACTED] wrote:

[REDACTED]

I had a quick update from Hammerson on the Open shoreditch meeting

Please note we have already formally changed our trading hours to the new agreed terms. We are also not applying for any license premises.

On this basis can you please confirm that you will be not objecting to our temporary planning application.

I look forward to your reply.

Rgds

[REDACTED]
[REDACTED]

[REDACTED]
[REDACTED]
[REDACTED]

address: 5 orange row, brighton, bn1 1uq, uk

So it seems your client says one thing and does another. As you may have noted from the quote above, we have kept meticulous files of all correspondence, complaints made, promises broken etc. Perhaps you should advise your client about 'fair comment' when it comes to throwing about threats of libel. I know a lot of people in Shoreditch who will be queueing up to back up what I say.

Planning applications? Which ones may they be I wonder? The restoration of a local, historic building? Yes, I plead guilty! As far as your client's attempt to draw a 'reasonable conclusion' that my activities are more to do with protecting my own 'commercial interests' than those of the community at large then I'm afraid your client just further reveals his woeful ignorance of Shoreditch in general and my connections to it in particular - which stretch back many, many generations.

You may also wish to note, for your files, that I am no longer involved in the running of the Shoreditch Community Association as I have passed this on to another team of people.

May I now respectfully suggest that instead of attempting to launder his public image by making futile legal threats against long standing, well-connected members of the Shoreditch community that your client instead save lawyers' fees and channel his considerable energies into something more useful i.e. trying to become a better neighbour by permanently reducing the noise pollution from Boxpark!

If he does this then all will be well for all concerned. The local residents can enjoy peaceful amenity in their own homes and he can run his businesses in peace.

Yours sincerely

[REDACTED]
[REDACTED]
[REDACTED]

On 29 Apr 2015, at 14:52, [REDACTED] > wrote:

Mr J [REDACTED] n

Please see attached.

Yours sincerely

[REDACTED]
Associate
Gregg Latchams Limited

7 Queen Square
Bristol BS1 4JE
T: +44 (0)117 9069 488
F: +44 (0)117 9069 459
W: www.gregglatchams.com

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<Letter to [REDACTED]>

Our client has a number of other sites under consideration and these types of comments, when made public, clearly have the potential to cause our client serious damage and financial loss in that it could delay its planning and licencing applications and make it more difficult for it to obtain sites from commercial landlords or attract tenants.

We appreciate that the limitation period on the article published in the Hackney Gazette has now passed, but we are writing this letter to advise you that should those defamatory comments or similar ones be published again then our client is intent on perusing you for damages in libel.

Our client is well aware of your planning applications in relation to your own commercial property at 192 Shoreditch High Street. The conclusion that our client might reasonably draw is that your concerns are more to do with protecting your own commercial interests than those of the community at large who you purport to represent. This would suggest that your comments are not merely defamatory, but malicious which would give rise to a cause of action for malicious falsehood.

We would recommend that you desist from your malign campaign against our client failing which proceedings will be issued.

Yours sincerely

PP. 



Director
Gregg Latchams Limited

T: +44 (0)117 906 9442
F: +44 (0)117 906 9459
E: ken.mcewan@gregglatchams.com
W: www.gregglatchams.com

Mike Smith

From: [REDACTED]
Sent: 06 June 2017 09:32
To: Caroline Selman (Cllr)
Cc: [REDACTED]
Subject: Fwd: WK201462010

Begin forwarded message:

From: [REDACTED]
Subject: Re: WK201462010
Date: 28 November 2014 at 09:53:46 GMT
To: [REDACTED]
[REDACTED]
[REDACTED]

Dear [REDACTED]

Thanks for your e-mail.

I'm afraid no one from Hackney Noise Pollution returned my call about this awful disturbance last night.

In fact, the loud music disturbance from Boxpark went on until nearly 10pm which is almost 1 hour beyond the time their entertainment license allows.

We actually visited their site to confirm it was indeed Boxpark who were the source of this noise up until 10pm.

I also telephoned the Boxpark site office countless times last night (as I have also done in recent weeks) and no one ever answers.

Quite obviously there is no one from Boxpark's management on site at night overseeing these events and the continual violations of their entertainment license.

Each Thursday and Sunday Boxpark are now pushing the music further and further beyond the hours their license is supposed to allow and nobody says a thing.

All of this on top of the fact that their music is quite obviously disturbing local families in their homes.

Can you please confirm what action will now be taken against Boxpark?

Yours sincerely

[REDACTED]

On 27 Nov 2014, at 21:47, Bikki Oguoko <Bikki.Oguoko@Hackney.gov.uk> wrote:

Dear [REDACTED],

Your complaint of the 27th of November 2014 has been received and logged.

Your case will be allocated to an Officer who will be responsible for progressing it.

Your reference number is: **WK201462010**

In the event that further nuisance occurs at this address, it would be helpful if you continue to make reports either on 020 8356 4455 or via the email pollutionsupport@hackney.gov.uk. Quoting your reference number

Please note that our service is open:

Monday - Wednesday: 9am - 5pm,
Thursday : 9am - 5pm and **6.30pm - 2am, Out of Hours**
Friday: 9am - 5pm and **9pm - 5am Out of Hours,**
Saturday: **9pm - 5am Out of Hours,**
Sunday: **6.30pm - 2am, Out of Hours**

Kind regards

Bikki Oguoko (Mr)

Community Safety Investigations Officer

Chief Executive's Directorate

Community Safety Team

London Borough of Hackney

Maurice Bishop House

17 Reading Lane

London E8 1HH

Tel: 0208 356 3170

D/L: 0208 356 6306

Fax: 0208 356 2241

Email: Bikki.Oguoko@hackney.gov.uk

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Mike Smith

From: [REDACTED]
Sent: 06 June 2017 09:27
To: Caroline Selman (Cllr)
Cc: [REDACTED]
Subject: Fwd: BOXPARK Noise Pollution Question

Begin forwarded message:

From: [REDACTED]
Subject: Fwd: BOXPARK Noise Pollution Question
Date: 27 June 2014 at 08:38:37 BST
To: [REDACTED]

Begin forwarded message:

From: [REDACTED]
Subject: Re: BOXPARK Noise Pollution Question
Date: 27 June 2014 08:38:03 GMT+01:00
To: [REDACTED]
Cc: [REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]

Can someone on the hackney side who has tried to contact the police/council re BOXPARK PUBLIC NUISANCE please respond to this? And cc in any relevant people I've missed out?

Also, if GIANT TV is not covered by Licensing Act, and doesn't need permission from council or police, who does it need permission from? Who do we contact????

Or an we all erect a GIANT TV on the pavement?

I've never seen the like in London before and I've lived here all my life.

Best to all

On 27 Jun 2014, at 08:20, [REDACTED] wrote:

Dear all

I can definitely be reached on Alan.Cruickshank@met.police.uk

In regards to Boxpark , the vast majority of it is covered by Hackney Licensing / Police. I can understand your frustration being past from one Council to another.

I have spoken to Boxpark in the past in regards to ASB which they obviously denied.

Noise issues such as you describe is normally the remit of the Council's noise team. I will be speaking to the LBTH noise team.

The large TV is showing "live" TV, namely the football. Unfortunately , live TV is not covered by the Licensing Act and therefore does not need any permission from the police or the Council.

I am happy to meet any residents to discuss this further and I will pass this to Hackney Police Licensing.

Has anyone talked to the Boxpark management?

My apologies for this e-mail sounding negative.

Best wishes

Alan

From: [REDACTED]
Sent: 26 June 2014 22:24
To: [REDACTED];
PollutionSupport@Hackney.gov.uk;
environmentalhealth@towerhamlets.gov.uk
Cc: [REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
Subject: Re: BOXPARK Noise Pollution Question
Importance: High

Okay, i got PC Alan D Cruickshank's email wrong.

Correct email is, I believe,
Alan.D.Cruickshank@met.pnn.police.uk

On 26 Jun 2014, at 22:16, [REDACTED] wrote:

Hi [REDACTED]

Coincidentally I just had a long conversation with the noise people at Tower Hamlets, as I have been trying to understand why Boxpark can get away with openly broadcasting music and now the giant tv screen erected on the pavement (with 40 deck chairs) plus other huge screens upstairs. As we cannot hear the noise significantly from our house Tower Hamlets noise team can't do much it seems. However, the noise officer I spoke to gave me PC Alan Cruickshank's email so I am including him on this email. He is the Police Licensing Officer for Licensed venues north of the borough (of Tower hamlets) and he liaises with the officer on the Hackney side. Perhaps we could all email him individually as well, to complain about this PUBLIC NUISANCE CREATED BY BOXPARK playing music at levels which breach their licensing and planning conditions (alan.d.cruickshank@met.police.co.uk).

As there are so many of us affected directly and indirectly, we could ask Alan Cruickshank to report back to us. We could also enquire why this situation, which has been ongoing for some time now, has not been monitored or policed but the council or the police. Brad is proposing to organise a petition to get all the locals affected in both boroughs to sign, JAG and South Hackney residents associations included, to oust this terrible blight on our neighbourhood.

Best,

█

PS I hope i have the correct email for Alan D Cruickshank. If not, does anyone know it? I'm sure some of you must have been in contact with him.

Begin forwarded message:

From: █
█

Mike Smith

From: [REDACTED]
Sent: 06 June 2017 09:21
To: Caroline Selman (Cllr)
Cc: [REDACTED]
Subject: Fwd: SPA discussion 11 November

Begin forwarded message:

From: [REDACTED]
Subject: FW: SPA discussion 11 November
Date: 28 November 2013 at 11:16:32 GMT
To: [REDACTED]
[REDACTED]
[REDACTED]

Good Morning All,

So this is our new man to pester re BoxPark (cc's Inspector Ian Simpkins)

He would come and meet you.

Hackney Have restructured The Noise Team (obviously because it didn't work!)

So I would suggest giving him all the documented evidence and see what happens....

Best
[REDACTED]

----- Forwarded Message

From: Barry Scales <Barry.Scales@Hackney.gov.uk>
Date: Wed, 27 Nov 2013 14:09:02 -0000
To: [REDACTED]
Cc: <haggerston.snt@met.police.uk>
Subject: RE: SPA discussion 11 November

Good afternoon

I am from the Community safety team which also now incorporates noise issues since a restructure recently.

For police meetings, the dates are set by the local policing team (Haggerston) ward and I have copied them into this email and ask them to email you back directly the dates and venues of the next Community Advisory Panel (CAP) meetings. The email in the c.c. section is one that you can use to communicate directly with police.

Kind regards

Barry Scales
Service Team Manager
Community Safety
London Borough of Hackney
Safer Communities
Chief Executive's Directorate
2nd Floor Maurice Bishop House
17 Reading Lane
London E8 1HH

Tel and Mob: 0208 356 3137

barry.scales@hackney.gov.uk

<http://www.hackney.gov.uk/safer-communities-crime-community-safety.htm>

-----Original Message-----

From: [REDACTED]

[mailto:[REDACTED]]

Sent: 22 November 2013 09:57

To: Barry Scales; Ian.Simpkins@[REDACTED]
[REDACTED]

Subject: Re: SPA discussion 11 November

Importance: High

Thankyou Barry,

Which department do you work for?

We have endless sufferers on various premises. The nuisance premises and for the Police too is BOXPARK Which fails its conditions regularly and needs to have its licenses reviewed or taken away.

I will pass you onto my fellow neighbors who live on the front line to this open air drinking venue.

They have a catalogue of recorded, emails, and phone calls of complaints.

We look forward to some resolution here, as it cannot go on anymore.

Also can you tell me when you next Police meetings are for the community.

Thankyou
[REDACTED]

On 22/11/2013 06:21, "Barry Scales" <Barry.Scales@Hackney.gov.uk> wrote:

Good morning

I believe that you have had your meeting with Cllr Linden. I understand that

a number of issues including matters relating to drugs issues are being

highlighted now to police who were also at that meeting. I am sure that they

will be working with partners including ourselves and other partners in the

council in investigating this.

The team here is in a position to investigate specific issues related to

particular premises etc related to noise complaints and anti social behaviour.

We also comment upon planning and licensing applications as related to the

management of noise only but must stress to you that we do not lead on licensing or planning policies or strategies or have any control on the

decisions of the relevant committees.

If you or your members have complaints about specific premises in particular

where noise nuisance or Anti Social behaviour is occurring then please let us

have the specific details and the full contact details of the best person

(i.e. main complainant) who can give us effective details of what the

issue

is, its frequency of occurrence etc).

I hope this assists in letting you know what we may be able to assist with and

what is probably best addressed in other fora such as your recent meeting.

Regards
Barry Scales
Service Team Manager
Community Safety
London Borough of Hackney
2nd Floor Maurice Bishop House
17 Reading Lane
London E8 1HH
Tel and Mob: 0208 356 3137
barry.scales@hackney.gov.uk <mailto:barry.scales@hackney.gov.uk>

From: [REDACTED]

[mailto:[REDACTED]]

Sent: Mon 11/11/2013 10:02
To: Barry Scales
Subject: Re: SPA discussion 11 November

Good Morning Barry,

Thankyou for your email.

I,m unsure whether we have met - though I have had correspondance from you in

the past.

Can you tell me what you job roll is - as we have several serious issues in

the Shoreditch Area at the moment, of which we would need assistance with, but

only people in a senior position so time is not wasted.

Warm Regards

[REDACTED]
[REDACTED]

On 08/11/2013 14:28, "Barry Scales" <Barry.Scales@Hackney.gov.uk>
wrote:

Dear [REDACTED]

My Colleague Khadine Jackson has brought your email to her to my
attention

regarding the meeting on the 11th November with Councillor Linden.
Cllr

Linden has confirmed with me that she has already asked for officer
attendance

from those she believes most appropriate for the 11th but will liaise
with

this team regarding noise matters should that be necessary consequent
to that

meeting.

Kind regards

Barry Scales

Service Team Manager

Community Safety

London Borough of Hackney

Safer Communities

Chief Executive's Directorate

2nd Floor Maurice Bishop House

17 Reading Lane

London E8 1HH

Tel and Mob: 0208 356 3137

barry.scales@hackney.gov.uk

<http://www.hackney.gov.uk/safer-communities-crime-community-safety.htm>

<<http://www.hackney.gov.uk/safer-communities-crime-community-safety.htm>>

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Hackney

Service Centre on: 020 8356 3000.

----- End of Forwarded Message

Mike Smith

From: [REDACTED]
Sent: 05 June 2017 18:20
To: Caroline Selman (Cllr)
Cc: [REDACTED]
Subject: Fwd: BoxPark Noise Complaints - WK201346058

Begin forwarded message:

From: "Khadine Jackson" <Khadine.Jackson@Hackney.gov.uk>
Subject: RE: BoxPark Noise Complaints - WK201346058
Date: 10 September 2013 at 13:56:48 BST
To: [REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED] "Licensing" <Licensing@Hackney.gov.uk>

Dear all,

Thank you for your emails, videos and photos. I am sorry to hear of your dissatisfaction with the current situation.

I must point out that there is no reluctance to support residents; however I wish to focus on activities that can be successfully escalated to support a review and be used as an effective tool for negotiation. This case was passed to me initially two weeks ago when I initiated contact with listed complainants. I have asked that resident let me know of a suitable day/time when the noise is affecting them so an Officer can visit and witness the noise in their home from their perspective as well as attributing the noise to the appropriate premises. There are occasions where these visits can be done outside of our usual operating hours i.e. Sunday afternoon but this would need to be authorised by my managers, so please let me know accurate timings. This is in addition to using the service during our regular operating hours.

The requirement of the premises license (Boxpark decked areas) is that 'no noise nuisance shall be caused' which is down to the judgement of the reviewing Officer (or the interested party if they are to review the premises license themselves) If there is a specific premise licence you are referring to regarding 'inaudibility', please let me know as I have not yet had the time to review them all in full. I am dealing with a number of open noise cases across the borough that also simultaneously need my attention.

- I will shortly be checking all premises license for outright breaches that do not require visits to complainants premises

- You can prearrange visit during our normal service or at another time subject to approval
- A meeting will be arranged with the licence holder for BoxPark to discuss ongoing issues; the possibility of a review can result in compliance where required outside of a committee hearing.
- If you are able to do so, please report all incidences of noise nuisance via telephone when the service is operational, or you can use the online form when there is no service (<http://www.hackney.gov.uk/ee-pollution-noise-412.htm#.Ui3cCNK38bA>)
- Will Nutland; my understanding is that an 'in-house sound system' does mean the permanent system that is in use, whether or not it is the same system that is used for background music. Condition 4 and 5 outlines that there will need to be limiters installed on both the 'event system' and 'background music system' regardless
- Some of the points raised by Matt Johnson such as saturation zones are decisions that are made at strategic level which can be discussed with your local ward Councillor.

I want to give realistic expectations of procedure and times scales; I kindly ask that this is not interpreted as reluctance on our part. The objective here is to find a satisfactory outcome for all. I am sure you can all appreciate that this is a legal procedure and there are guidelines for me to follow, e.g. the evidence should be taken to the premises license holder initially to stimulate negotiation.

Kind regards,
 Khadine Jackson
 Noise Officer
 0208 356 4825

-----Original Message-----

From: [REDACTED]

Sent: 09 September 2013 10:55

To: [REDACTED]

Cc: [REDACTED]

[REDACTED]

[REDACTED]

Subject: Fwd: BoxPark Noise Complaints - WK201346058

Dear [REDACTED],

Further information attached regarding yesterday's noise with complaints made to Hackney noise pollution regarding Boxpark. I was out all day yesterday so was lucky enough not to suffer the noise.

You can see from the thread that Hackney noise pollution seem reluctant to support a license review, which I personally find incredulous, given the feeling of many local residents around this area. I think we need to keep in mind that Boxpark is a shopping mall with some food outlets attached and not an events space. The so called events are marketing devices to encourage people to shop at Boxpark and have no cultural benefit for the local community. The license clearly states that no noise nuisance should be audible from premises on Bethnal Green Road and Shoreditch High Street. I am totally flabbergasted that 3 hours of amplified music on a Sunday afternoon blasting out into the street and audible from flats and house up to a beyond 3 streets away could be interpreted as anything but noise nuisance.

The major problem is witnessing the noise (apart from the fact that Boxpark straddles 2 boroughs) which occurs at times when no noise pollution teams are available. I have managed only once to get an enforcement officer to witness the noise occurring on a Thursday evening. This noise generally happens between 6pm and 9pm, and since the noise team does not start until 8pm, by the time my call goes through and the officer is informed, the event is generally over by the time they arrive and therefore are unable to witness the noise. This is also the case on Sundays when no noise patrol is available and I can only report the breach of their license.

We are asking simply that Boxpark abides by the rules, so that we as local residents are able to enjoy the same rights as other Londoners do in other parts of the city. This would not be tolerated by local residents of Oxford Street so why should we be any different?

Regards

[REDACTED]

Begin forwarded message:

From: [REDACTED]
Subject: Re: BoxPark Noise Complaints - WK201346058
Date: 9 September 2013 10:14:52 BST
To: [REDACTED]
Cc: Khadine Jackson <Khadine.Jackson@hackney.gov.uk>, [REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED], pollutionsupport@hackney.gov.uk, licensing@hackney.gov.uk

Dear Khadine -

I also experienced the same yesterday and I am one street further away from Box Park than Robin. At one point, I could hear the bass at the corner of Old Nichol St and Chance St.

Please find attached one photo from yesterday at around 3pm of the sound system and two video clips - one from the pavement by Box Park and one across the street at Bethnal Green Rd.

Regards, [REDACTED]

On Sun, Sep 8, 2013 at 2:53 PM, [REDACTED] wrote:
Dear Khadine and colleagues,

Boxpark are very noisy again this afternoon.

I know the noise team don't start work until later on a Sunday, so you are unlikely to be able to come and hear for yourselves. However, as I have explained before, we live some distance away. If the noise is a nuisance for us it must self-evidently be in breach of licence conditions such as those (a) regarding sensitive premises on Bethnal Green Road and Shoreditch High St (since they are much nearer) and (b) the use of a system with sound limiters etc. I would have expected evidence such as this to be relevant to a licence review, and indeed your predecessor in the pollution control team encouraged us to report it.

It does sound again like a DJ playing outside, like on the occasion I sent a photo and those shown on the YouTube videos.

kind regards,

██████████

████████████████████

██

██

██

On 6 Sep 2013, at 09:24, ██████████ wrote:

Dear Khadine -

Very many thanks for this information.

Are you able to confirm exactly what is meant by 'in-house sound system'? Does this mean the permanent system that has small speakers through which 'back ground' music is played all day? Would the use of, for example, DJ decks with separate speakers mean that they are in breach of this condition?

Regards, ██████████

On Fri, Sep 6, 2013 at 12:55 AM, Khadine Jackson

<Khadine.Jackson@hackney.gov.uk> wrote:

Dear all,

For reference, I have attached a copy of the full premises licence for the decked areas of Boxpark.

Please also use reference WK201346058 where possible for all correspondence on this case.

Kind regards

Khadine Jackson

0208 356 4825 - Direct dial for case discussion

0208 356 4455 - For ongoing noise complaint or if you would like to speak with another officer in my absence.

-----Original Message-----

From: Khadine Jackson

Sent: 06 September 2013 00:26

To: [REDACTED]

Cc: [REDACTED]

Subject: RE: Box Park Noise Complaints - License Review?

Dear Mr. [REDACTED]

Thank you for sending me the addition information.

I do understand your frustration and I appreciate the distress that this situation has caused to you and your family. The Pollution Team are happy to support you in a premises license review. However, the ability of the Council to support formal action is strictly limited by the law; it is necessary for Pollution officers to verify that nuisance exists before they can take the case further. This will mean an officer from our team visiting you or another complaint to gather strong evidence by witnessing unacceptable levels of noise nuisance. Please note that audibility alone is not an indication of nuisance; judgment will be based on the time of day and character of the area among other things not individual sensitivities. If you do decide you would like officers to visit, I will make every effort to make visit as convenient and targeted as possible.

I have noted that you may feel that there is already sufficient evidence for a premises license review, and I would be happy to provide you with documentation detailing the nuisance witnessed by Angus, to support your action if you decide to take out your own review as an interested party, but at this stage I do not feel this is something we can fully support. I have already written to the premise licence holder at Cottons in regards to noise nuisance which you have told me is the main perpetrators.

The team are very busy at the moment and I will be out of the office until Wednesday 11th September 2013. So I will review the case in full after that date by checking individual licensing/planning conditions for outright breaches i.e. those that are not based on judgment e.g. amplified music.

In the interim, please use the Day/OOH service as you have done in the past (hours and telephone number below), it would be useful also if you had the names of the Tower Hamlets Officer (s) dealing with the case? I appreciate that this may not have been the response you were after but my aim is to help you as best as I can within the confine of my delegated authority and it

does take time. Please let me know if you do want to arrange pro-active visit and/or Angus's nuisance report. Please do so in good time as I do not work standard office hours and may not have access to my email/telephone for up to 7 working days at a time.

You can also contact the Licensing Police if there are issues of alcohol or otherwise related Anti-social Behaviour of the patrons and other general info:

The Chief Officer of Police

Hackney Licensing Unit
Stoke Newington Police Station
33 Stoke Newington High Street
London N16 8DS
Tel: 020 7275 3022
www.met.police.uk/hackney

Information on how to review a premises license): <http://www.hackney.gov.uk/review-premises-licence.htm#UikOFNK38bA>
Licensing Public Register, to check conditions): www.hackney.gov.uk/3990.asp

Pollution Control Opening Hours – Telephone number: 0208 356 4455

Mon - Wed: 8am - 8pm
Thur: 8am - 2am
Fri morning 8am - 5am Sat morning
Sat: 9pm - 5am Sun morning
Sun: 6:30pm - 2am Mon morning

Kind Regards
Khadine Jackson
Principal Pollution Control Officer, Pollution Team
Chief Executive's Directorate
London Borough of Hackney
Safer Communities
PO Box 70210
E8 9EJ

Telephone: 0208 356 4825
Email: Khadine.jackson@hackney.gov.uk
www.hackney.gov.uk

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Mike Smith

From: [REDACTED]
Sent: 06 June 2017 09:27
To: Caroline Selman (Cllr)
Cc: [REDACTED]
Subject: Fwd: BOXPARK Noise Pollution Question

Begin forwarded message:

From: [REDACTED]
Subject: Fwd: BOXPARK Noise Pollution Question
Date: 27 June 2014 at 08:38:37 BST
To: [REDACTED]

Begin forwarded message:

From: [REDACTED]
Subject: Re: BOXPARK Noise Pollution Question
Date: 27 June 2014 08:38:03 GMT+01:00
To: <Alan.D.Cruickshank@met.pnn.police.uk>
Cc: [REDACTED], <PollutionSupport@Hackney.gov.uk>, <environmentalhealth@towerhamlets.gov.uk>, [REDACTED], [REDACTED], [REDACTED], [REDACTED]

Can someone on the hackney side who has tried to contact the police/council re BOXPARK PUBLIC NUISANCE please respond to this? And cc in any relevant people I've missed out?

Also, if GIANT TV is not covered by Licensing Act, and doesn't need permission from council or police, who does it need permission from? Who do we contact????

Or an we all erect a GIANT TV on the pavement?

I've never seen the like in London before and I've lived here all my life.

Best to all

On 27 Jun 2014, at 08:20, <Alan.D.Cruickshank@met.pnn.police.uk> wrote:

Dear all

I can definitely be reached on Alan.Cruickshank@met.police.uk

In regards to Boxpark , the vast majority of it is covered by Hackney Licensing / Police. I can understand your frustration being past from one Council to another.

I have spoken to Boxpark in the past in regards to ASB which they obviously denied.

Noise issues such as you describe is normally the remit of the Council's noise team. I will be speaking to the LBTH noise team.

The large TV is showing "live" TV, namely the football. Unfortunately , live TV is not covered by the Licensing Act and therefore does not need any permission from the police or the Council.

I am happy to meet any residents to discuss this further and I will pass this to Hackney Police Licensing.

Has anyone talked to the Boxpark management?

My apologies for this e-mail sounding negative.

Best wishes

Alan

From: [REDACTED]
Sent: 26 June 2014 22:24
To: [REDACTED]
PollutionSupport@Hackney.gov.uk;
environmentalhealth@towerhamlets.gov.uk
Cc: [REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
Subject: Re: BOXPARK Noise Pollution Question
Importance: High

Okay, i got PC Alan D Cruickshank's email wrong.

Correct email is, I believe,
Alan.D.Cruickshank@met.pnn.police.uk

On 26 Jun 2014, at 22:16, Eden Endfield wrote:

Hi [REDACTED]

Coincidentally I just had a long conversation with the noise people at Tower Hamlets, as I have been trying to understand why Boxpark can get away with openly broadcasting music and now the giant tv screen erected on the pavement (with 40 deck chairs) plus other huge screens upstairs. As we cannot hear the noise significantly from our house Tower Hamlets noise team can't do much it seems. However, the noise officer I spoke to gave me PC Alan Cruickshank's email so I am including him on this email. He is the Police Licensing Officer for Licensed venues north of the borough (of Tower hamlets) and he liaises with the officer on the Hackney side. Perhaps we could all email him individually as well, to complain about this PUBLIC NUISANCE CREATED BY BOXPARK playing music at levels which breach their licensing and planning conditions (alan.d.cruickshank@met.police.co.uk).

As there are so many of us affected directly and indirectly, we could ask Alan Cruickshank to report back to us. We could also enquire why this situation, which has been ongoing for some time now, has not been monitored or policed but the council or the police. Brad is proposing to organise a petition to get all the locals affected in both boroughs to sign, JAG and South Hackney residents associations included, to oust this terrible blight on our neighbourhood.

Best,

█

PS I hope i have the correct email for Alan D Cruickshank. If not, does anyone know it? I'm sure some of you must have been in contact with him.

Begin forwarded message:

From: █
█

**Subject: Fwd:
BOXPARK Noise
Pollution Question**

Date: 26 June 2014
21:20:44 GMT+01:00

To: [REDACTED]
[REDACTED]

Just got this without
prompting!!!

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

Begin forwarded
message:

From:

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

Subject:
Fwd:
**BOXPARK
Noise
Pollution
Question**

Date: 26
June
2014
20:52:00
BST

To:
Pollution
Support
<[Pollution
Support
@Hackne
y.gov.uk](mailto:PollutionSupport@Hackney.gov.uk)>

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

Mike Smith

From: [REDACTED]
Sent: 05 June 2017 17:52
To: Caroline Selman (Cllr)
Cc: [REDACTED]
Subject: Fwd: Boxpark - concerns

Begin forwarded message:

----- Forwarded Message

From: [REDACTED]
Date: Fri, 11 Mar 2011 21:07:17 +0000 (GMT)
To: [REDACTED]
Subject: Boxpark - concerns

Hi [REDACTED]

I hope you are well.

This e mail concerns the planning application 2011/0255 (Boxpark). Are you able to forward this to this ssca members?

I am thinking that it could be worth lodging some comments/opposition to the development based on their projected costings for each "box" effectively pricing out any truly independent retailer from taking space. They seem to be talking a lot about independent/tiny and local brands in their marketing material , but then it flashes up the Diesel logo (Deisel have over 300 stores worldwide). In an article in Drapers Record <http://www.drapersonline.com/news/analysis/could-brands-build-a-home-in-boxpark/5019975.article> the brands mentioned include some of the following **Carharrt:** Stocked in over 20 stores in London already. 2 stand alone stores in London currently. **Fred Perry:** 12 stores in the UK already and stocked in 1000s of stores worldwide **Diesel:** Over 300 stores worldwide and stocked in 1000s of stores worldwide

So I am thinking that if it goes ahead with 40 "boxes" full of Diesels, All Saints, Religions, then the impact on Shoreditch could be negative and not positive. Some of the people I have been talking to have said that they think the development could lead to the "camdenisation" of the area and be very uninspiring indeed.

I think if it goes ahead then there should at least be a large percent age of the "boxes" given over to local brands who are just starting up and are truly creative rather than smaller chain stores and chain coffee shops.

The draft plans which are downloadable from the Boxpark website www.boxpark.co.uk show the ground level of the site as having 40 shipping containers stacked in one long row with the "deck" level have 17 containers serving food and drink . Having thought this through I am concerned at how ugly and disappointing this could look . I also think that their brand mix will be quite uninspiring ; with a slant towards fashion brands that are already represented in the area e.g. All Saints, American Apparel, Religion. Also bigger players like Diesel and Fred Perry may not want just one container as it will probably not be big enough for their needs. So they may end up taking more than one container and connecting them. Also are the 17 food and drink containers on the deck level going to be licensed premises? I imagine restaurants open till midnight will want to be serving alcohol.

The thing that really makes me feel a little uneasy about the ethics of the developers is that all of their marketing material and the way they have branded the site already makes it seem like the development IS happening and will open, when in fact they do not even have planning permission. It is still at a consultation phase.Worryingly there are also no planning permission notices display anywhere on the site at this time despite the planning application being lodged on 1st March.

I wanted to take this opportunity to say that I feel Shoreditch should be a haven for creative and inspiring shops, galleries, restaurants and cafes. Places like Caravan, Luna and Curious, Milk, Time for Tea, The George and Dragon, 11 Boundary and dare I say it Maiden. I am therefore concerned by the impact that Boxpark could have on these smaller brands and the area as a whole over the next five years.

I dearly love the area and I am all for creating jobs and opportunities but I am against massive developers piggy backing off the hard work and dedication of smaller independents who have worked hard to bring prestige, creativity and inspiration to Shoreditch.

Best Wishes

[Redacted]

[Redacted]

[Redacted]

[Redacted]

[Redacted]

[Redacted]

[Redacted]

[Redacted]

[Redacted]

[Redacted]

[Redacted]

[Redacted]

----- End of Forwarded Message