



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

Tuesday 25 January 2022  
at 7.00 pm

Until further notice, meetings will be held  
remotely.

The live stream can be viewed here:

[https://youtu.be/UJFX-MQje\\_g](https://youtu.be/UJFX-MQje_g)

If there are technical difficulties please use this  
altenative link: <https://youtu.be/mbkRlk6CTzE>

Members of the Sub-Committee:

Councillor James Peters  
Councillor Emma Plouviez (Substitute)  
Councillor Penny Wrout

**Mark Carroll – Chief Executive**  
**17 January 2022**

Peter Gray, Governance Services Officer  
Email: [Peter.Gray@hackney.gov.uk](mailto:Peter.Gray@hackney.gov.uk)  
Hackney Council website: [www.hackney.gov.uk](http://www.hackney.gov.uk)

# **Licensing Sub Committee C**

## **Tuesday 25 January 2022**

### **Agenda**

- 1 Election of Chair**
- 2 Apologies for Absence**
- 3 Declarations of Interest - Members to declare as appropriate**

A Member with a disclosable pecuniary interest or a prejudicial interest in a matter who attends a meeting of the authority at which the matter is considered:

- must disclose the interest at the start of the meeting or when or when the interest becomes apparent, and
- may not participate in any discussion or vote on the matter and must withdraw from the meeting proceedings in person or virtually.

A Member who discloses at a meeting a disclosable pecuniary interest which is not registered in the Register of Members Interests or the subject of a pending notification must notify the Monitoring Officer of the interest within 28 days of the disclosure.

Disclosable pecuniary interests, personal interests and prejudicial interests are defined at paragraphs 8.1 - 15.2 of Section 2 of Part 5 of the constitution and Appendix A of the Members' Code of Conduct.

- 4 Licensing Sub-Committee Hearing Procedure** (Pages 9 - 10)
- 5 Renewal of Sex Establishment Premises Licence: Ye Old Ax, 69 Hackney Road, E2 8ET** (Pages 11 - 48)
- 6 Application for Review of Premises Licence: Off Broadway, 63-65 Broadway Market, E8 4PH** (Pages 49 - 234)
- 7 Temporary Event Notices - Standing Item**

## Public Attendance

The Town Hall is not presently open to the general public, and there is limited capacity within the meeting rooms. However, the High Court has ruled that where meetings are required to be 'open to the public' or 'held in public' then members of the public are entitled to have access by way of physical attendance at the meeting. The Council will need to ensure that access by the public is in line with any Covid-19 restrictions that may be in force from time to time and also in line with public health advice.

Those members of the public who wish to observe a meeting are still encouraged to make use of the live-stream facility in the first instance. You can find the link on the agenda front sheet.

Members of the public who would ordinarily attend a meeting to ask a question, make a deputation or present a petition will be able to attend if they wish. They may also let the relevant committee support officer know that they would like the Chair of the meeting to ask the question, make the deputation or present the petition on their behalf (in line with current Constitutional arrangements).

In the case of the Planning Sub-Committee, those wishing to make representations at the meeting should attend in person where possible.

**Regardless of why a member of the public wishes to attend a meeting, they will need to advise the relevant committee support officer of their intention in advance of the meeting date. You can find contact details for the committee support officer on the agenda front page.** This is to support track and trace. The committee support officer will be able to confirm whether the proposed attendance can be accommodated with the room capacities that exist to ensure that the meeting is covid-secure.

**As there will be a maximum capacity in each meeting room, priority will be given to those who are attending to participate in a meeting rather than observe.**

Members of the public who are attending a meeting for a specific purpose, rather than general observation, are encouraged to leave the meeting at the end of the item for which they are present. This is particularly important in the case of the Planning Sub-Committee, as it may have a number of items on the agenda involving public representation.

## Before attending the meeting

The public, staff and councillors are asked to review the information below as this is important in minimising the risk for everyone.

If you are experiencing covid symptoms, you should follow government guidance. Under no circumstances should you attend a meeting if you are experiencing covid symptoms.

Anyone experiencing symptoms of Coronavirus is eligible to book a swab test to find out if they have the virus. You can register for a test after checking your symptoms through the NHS website. If you do not have access to the internet, or have difficulty with the digital portals, you are able to call the 119 service to book a test.

If you're an essential worker and you are experiencing Coronavirus symptoms, you can apply for priority testing through GOV.UK by following the guidance for essential workers. You can also get tested through this route if you have symptoms of coronavirus and live with an essential worker.

Availability of home testing in the case of people with symptoms is limited, so please use testing centres where you can.

Even if you are not experiencing covid symptoms, you are requested to take an asymptomatic test (lateral flow test) in the 24 hours before attending the meeting.

You can do so by visiting any lateral flow test centre; details of the rapid testing sites in Hackney can be found here. Alternatively, you can obtain home testing kits from pharmacies or order them here.

You must not attend a lateral flow test site if you have Coronavirus symptoms; rather you must book a test appointment at your nearest walk-through or drive-through centre.

Lateral flow tests take around 30 minutes to deliver a result, so please factor the time it will take to administer the test and then wait for the result when deciding when to take the test.

If your lateral flow test returns a positive result then you must follow Government guidance; self-isolate and make arrangements for a PCR test. Under no circumstances should you attend the meeting.

## **Attending the Town Hall for meetings**

To make our buildings Covid-safe, it is very important that you observe the rules and guidance on social distancing, one-way systems, hand washing, and the wearing of masks (unless you are exempt from doing so). You must follow all the signage and measures that have been put in place. They are there to keep you and others safe.

To minimise risk, we ask that Councillors arrive fifteen minutes before the meeting starts and leave the meeting room immediately after the meeting has concluded. The public will be invited into the room five minutes before the meeting starts.

Members of the public will be permitted to enter the building via the front entrance of the Town Hall no earlier than ten minutes before the meeting is scheduled to start. They will be required to sign in and have their temperature checked as they enter the building. Security will direct them to the Chamber or Committee Room as appropriate.

Seats will be allocated, and people must remain in the seat that has been allocated to them.

Refreshments will not be provided, so it is recommended that you bring a bottle of water with you.

## **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. 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.

## **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:

- Director of Legal and Governance 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.

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

- i. 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;
- ii. 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
- iii. 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.

If you have a disclosable 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 (subject to the rules regarding sensitive interests).
- ii. You must leave the meeting when the item in which you have an interest is being discussed. You cannot stay in the meeting 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.
- iii. If you have, however, obtained dispensation from the Monitoring Officer or Standards Committee you may remain in the meeting 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.

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.

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 meeting, 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 meeting unless you have obtained a dispensation from the Monitoring Officer or Standards Committee. You cannot stay in the meeting 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 meeting. Once you have finished making your representation, you must leave the meeting 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 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 non pecuniary interest.

Further Information

Advice can be obtained from Dawn Carter-McDonald, Director for Legal & Governance Services via email [dawn.carter-mcdonald@hackney.gov.uk](mailto:dawn.carter-mcdonald@hackney.gov.uk)

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# Agenda Item 4

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><b>Step 1</b> <b>Appointment of Chair and introduction</b></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><b>Step 2</b> <b>Licensing Officer</b></p>	<p>The Licensing Officer will outline the report.</p>	<p>5 minutes</p>
<p><b>Step 3</b> <b>Applicant's Case</b></p>	<p>The Applicant will present their case in support of their application.</p>	<p>5 minutes</p>
<p><b>Step 4</b> <b>Responsible Authorities' Case</b></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><b>Step 5</b> <b>Other Persons' Case</b></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><b>Step 6</b> <b>Discussion</b></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><b>Step 7</b> <b>Closing remarks</b></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><b>Step 8 - Final clarification</b></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><b>Step 9</b> <b>Consideration</b></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><b>Step 10</b> <b>Chair announces the decision</b></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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<b>REPORT OF THE GROUP DIRECTOR, NEIGHBOURHOODS AND HOUSING</b>		
<b>LICENSING SUB-COMMITTEE:</b> 25/01/2022	<b>Classification DECISION</b>	Enclosure
<b>Renewal of Sex Establishment Premises Licence</b>  Ye Olde Axe, 69 Hackney Road, E2 8ET	Ward(s) affected  Haggerston	

## 1. SUMMARY

- 1.1 This report asks the Sub-committee to consider the 2020/21 renewal application for a Sexual Entertainment Venue Licence for Ye Olde Axe, 69 Hackney Road, E2 8ET.

## 2. RECOMMENDATION

- 2.1 That Members consider the application for the renewal of the Annual Sexual Entertainment Venue Licence.

## 3. LEGAL IMPLICATIONS

- 3.1 A Legal representative will be in attendance to advise Members.

## 4. LEGAL COMMENTS

- 4.1 The grant of a licence for a Sexual Entertainment Venue ('SEV') is governed by Section 2 and Schedule 3 of the Local Government (Miscellaneous Provisions) Act 1982 ('the 1982 Act') as amended by the Policing and Crime Act 2009. The Council has the power to grant an application and impose conditions as they deem necessary. The applicant must be informed in general terms of any objections and be given an opportunity to respond.
- 4.2 The Council's Constitution specifies that all Sex Establishment Premises Licence applications where representations are received shall be determined by the Licensing Sub-Committee.

## 5. APPLICATION

- 5.1 Sex Establishment Licences are issued annually and lapse if they are not renewed. Mr Thomas Melody, the licensee, has applied for the renewal of the Sexual Entertainment Venue Licence for Ye Olde Axe, 69 Hackney Road, E2 8ET for 2020/21. A copy of the application form is attached as Appendix A.
- 5.2 A copy of the most recent SEV licence is attached as Appendix B.
- 5.3 No application to renew was received for 2021/22.
- 5.4 Apart from the conditions on the licence, the Licensing Committee also adopted a set of standard conditions for all Sexual Entertainment Venues on 31st March 2011. These standard conditions are automatically applied to all SEVs. A copy of the relevant standard conditions are attached at Appendix C.

## 6 BACKGROUND

- 6.1. The premises were recognised as an established venue when the Council's Sex Establishment Licensing Policy was adopted in 2011.
- 6.2. The premises also have a Premises Licence issued under the provisions of the Licensing Act 2003, a copy of which is attached as Appendix D.

## 7 OBJECTIONS/ CONSULTATIONS

- 7.1 In accordance with the requirements of the legislation, a public notice was displayed on the premises and placed in a local newspaper inviting anyone who wished to object to do so within 28 days of the submission of the application. Six letters objecting to the renewal of the licence was received, attached herewith as Appendix E.
- 7.2 Ward councillors, police, fire authority, pollution team and planning were consulted on the application.

Consultee	Response
Ward Councillors	No response received
Police	No response received
Fire Authority	No objections to the application
Pollution	No response received
Planning	No representations to make as the use is established
Licensing	No objections to the application

## 8 SEX ESTABLISHMENT LICENSING POLICY

- 8.1 The Council's Policy at paragraphs 5.2.12 to 5.2.15 sets out how renewal applications should be considered. The Policy states:

*5.2.13 When considering a renewal application the Council may take into account the criteria set out at paragraph 5.2.9 a) – q), and:*

- a) *the type of activity to which the application relates*
- b) *the duration of the proposed licence*
- c) *the days and hours of operation of the activity*
- d) *the layout and condition of the premises*
- e) *the use to which other premises in the vicinity are put*
- f) *the character of the locality in which the proposed premises are situated*
- g) *the levels of crime and disorder in the area*
- h) *past demonstrable adverse impact from the activity*
- i) *whether appropriate measures have been agreed and put into effect by the applicant to mitigate any adverse impacts*
- j) *whether the premises is longstanding*
- k) *whether the premises is well run*

5.2.14 *It should be noted that the Council in applying its decision-making discretion may consider it appropriate to refuse the renewal of the licence even where there has been no change in the character of the relevant locality or in the use to which any premises in the locality are put.*

- 8.2 The criteria set out at para 5.2.9 (as referred to in para 8.1 above) are:
- a) *the proximity of residents to the premises, including any sheltered housing and accommodation for vulnerable persons*
  - b) *the proximity of educational establishments to the premises*
  - c) *the proximity of places of worship to the premises*
  - d) *access routes to and from schools, play areas, nurseries, children's centres or similar premises*
  - e) *the proximity to shopping centres*
  - f) *the proximity to community facilities / halls and public buildings such as swimming pools, leisure centres, public parks, youth centres / clubs (this list is not exhaustive)*
  - g) *the potential impact of the licensed activity on crime and disorder and public nuisance*
  - h) *the potential cumulative impact of licensed premises in the area taking into account the days and hours of operation of the activity and the character of the locality where the premises are situated*
  - i) *the nature and concerns of any objections received from residents/establishments objecting to the licence application.*
  - j) *any evidence of complaints about noise and/or disturbance caused by the premises.*
  - k) *current planning permission/ planning requirements on the premises*
  - l) *any current planning policy considerations*
  - m) *proximity of other sex establishments*
  - n) *whether there is planned regeneration of the area*
  - o) *any current licensing permissions related to the premises in relation to activities, uses and hours*
  - p) *comments/observations of the Police and Council personnel, including compliance with licensing conditions, relevant history (including noise complaints) together with details of previous convictions/ prosecutions pending.*
  - q) *the suitability and fitness of an applicant to hold a licence. In determining suitability for a licence, the Council shall normally take into account:*

- *previous knowledge and experience of the applicant*
- *any evidence of the operation of any existing / previous licence held by the applicant, including any licence held in any other borough*
- *any report about the applicant and management of the premises received from objectors or the Police and any criminal convictions or cautions of the applicant*
- *any other relevant reason*

8.2 A location map is enclosed at Appendix F.

## 9. MEMBERS DECISION MAKING

9.1 The licensing function is aimed at ensuring that sexual entertainment venues are safe for performers, patrons and staff and that, in the wider sense, nuisance is not caused to the public. At the same time, the activity helps to ensure fair competition between various operators of sex encounter venues and maintains standards, in keeping with the object of the relevant legislation and to strike a fair balance between the economic interest of the applicants, and the general interests of the community, having regard to the European Convention of Human Rights and the Human Rights Act 1998.

9.2 The options available to Members are as follows:

- i) Option 1  
That the renewal application be refused
- ii) Option 2  
That the renewal application be approved, together with any additional conditions or restrictions which, having considered all the circumstances, Members consider appropriate to attach to the licence.

## 10. HUMAN RIGHTS ACT 1998 IMPLICATIONS

10.1 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.

## 11. CONCLUSION

11.1 That Members decide on the granting of this renewal application.

<b>Group Director, Neighbourhoods and Housing</b>	Ajman Ali
<b>Lead Officer (holder of original copy):</b>	Suba Sriramana Principal Licensing Officer Licensing Service 1 Hillman Street E8 1DY 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.

<b>Description of document</b>	<b>Location</b>
Ye Olde Axe, 69 Hackney Road, E2 8ET	Licensing Service Hackney Service Centre 1 Hillman Street London E8 1DY

#### **Printed matter**

LBH Sex Establishment Licensing Policy

107712



LOCAL GOVERNMENT (MISCELLANEOUS PROVISIONS) ACT 1982  
AS AMENDED BY  
GREATER LONDON COUNCIL (GENERAL POWERS) ACT 1986

**APPLICATION FOR THE GRANT OF A SEX ENCOUNTER  
PREMISES LICENCE**

**PLEASE READ THE GUIDANCE NOTES WHICH ACCOMPANY THIS FORM**

<p>The completed application form, together with plans of the premises and appropriate fee should be sent to:</p> <p><b>The Licensing Service Hackney Service Centre 1 Hillman Street London E8 1DY</b></p> <p><b>(Telephone No. 020 8356 4970)</b></p>	<p><b>FOR OFFICE USE ONLY</b></p> <p>Date Received:</p> <p>Plans Received: Floor plans Elevations</p> <p>Fee Received:</p> <p>Receipt No.</p>
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**THE PREMISES**


<p>1A). Name of premises for which licence is sought</p>	<p>YE OLDE AXE</p>
<p>1B). Maximum number of persons to be accommodated on the premises.</p>	<p>150</p>
<p>2A). Full address of premises</p> <p>2B). Specify the areas/parts of the premises for which a licence is sought</p>	<p>G) HACKNEY RD. HOLBORN STREET 1<sup>st</sup> GROUND FLOOR</p>

**THE APPLICANT**

<p>3. Contact Name</p>	<p>THOMAS WELSH</p>
<p>4. Contact Telephone Number</p>	<p>[REDACTED]</p>
<p>5a. Address to which communications are to be sent.</p> <p>5b. Email address</p>	<p>AS ABOVE</p>

Borough of Hackney  
Projects & Regulatory Service  
11 6 MAR 2020



<p>6. Please specify whether the application is being made by:</p> <p>(A) An individual</p> <p>(B) A partnership or other unincorporated body</p> <p>(C) a Body Corporate</p>	<p>(A) YES*/<del>NO*</del></p> <p>(B) <del>YES*</del>/NO*</p> <p>(C) YES*/<del>NO*</del></p> <p>(*delete where inappropriate)</p>	
<p>7. Full name(s) of the applicant(s) (ie the individual, all partners, the Body Corporate or unincorporated Body to whom any licence is to be issued)</p> <p>(Continue on separate sheet if necessary)</p>	<p>THOMAS MURPHY</p>	
<p>8. Applicant(s) date(s) of birth</p>		
<p>9. Applicant's permanent address or registered/principal office (if a body corporate or an unincorporated body)</p>	<p>6) HALLWAY Rd. LOWSON L28ET</p>	
<p>10. If the applicant is a body corporate, list the Directors, the Company Secretary and/or other persons responsible for the management of the body below</p>		
<p><b>Name</b></p>	<p><b>Date became resident in the United Kingdom</b></p> <p>N/A.</p>	<p><b>Address of permanent residence throughout the six months immediately preceding this application</b></p>

<p>11. Is the applicant or any person mentioned in 10 above concerned, financially or otherwise, with any other business which controls or manages sex encounter establishments?</p> <p>If the answer is YES, give details of the person(s) concerned, together with details of the other businesses and the nature/extent of the connection.</p> <p>(Continue on separate sheet if necessary)</p>	<p>YES*/NO*</p>
<p>12. Specify whether the applicant is the freeholder or leaseholder etc of the premises for which the licence is sought.</p> <p>If you are the LEASE HOLDER, give name and address details of the landlord.</p>	<p>FREE HOLDER* ✓</p> <p><del>LEASE HOLDER*</del></p> <p>OTHER* (please specify)</p>
<p>13. Is the whole of the business owned by the applicant?</p>	<p>YES*/NO*</p>

**OPERATION OF THE BUSINESS**

<p>14. State the proposed use of the premises and give a short description of the type of proposed performance / service / entertainment / exhibition for which a licence is required.</p> <p>PUBLIC HOUSE OFFERING FULLY WINE STAFF &amp; BAR</p>
<p>15. What advertisements or displays are to be exhibited? Please state the size(s) of proposed displays or advertisements and specify where they are to be placed.</p> <p>NONE</p>
<p>16. What means are to be taken to prevent the interior of the premises being visible to passers-by?</p> <p>FRONT BOARDS UP</p>

17. Give details of the days/times during which it is proposed to open the premises

**DAYS:**

**TIMES:**

Monday\*

12 NOON 2AM

Tuesday\*

12 NOON - 2AM

Wednesday\*

12 NOON 2AM

Thursday\*

12 NOON 2AM

Friday\*

12 NOON 3AM

Saturday\*

12 NOON 3AM

Sunday\*

12 NOON 2.30 AM

(\*delete where not applicable)

18. Please complete the details below in respect of each individual who is/will be responsible for the day-to-day management of the premises in the absence of the licence holder

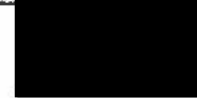
Name

Address

Date s/he became resident in U.K.

THOMAS HAZLEY

69 HURSTY RD.  
MANSOUR



19. Has any person named in any place in this application been associated in any way with any other application for a licence for sex encounter establishment either in

A) London Borough of Hackney ~~YES~~/NO\*

B) Elsewhere ~~YES~~/NO\*

If YES, give full details:

Address of Premises

Reference

Name of Council

20. Does any person named anywhere in this application have in force a disqualification from holding a sex establishment licence under the Local Government (Miscellaneous Provisions) Act 1982?

~~YES~~/NO\*

If yes, please provide details:

21. Is there any further information which the applicant would wish the Council to take into account when considering this application?

A. I have read the guidance notes, the Regulations and the Council's Guide Lines on Sex Shops, Sex Cinemas and Sex Encounter Establishments that accompanied this application form.

B. I enclose one copy of floor plans and elevational drawings of the premises.

C. I enclose the required fee

Signature

Date

6/3/20

Name (printed)

Position

PROPRIETOR

THOMAS DEBRY

PLEASE NOTE THAT THIS SECTION OF THE FORM  
IS OPEN TO INSPECTION BY THE PRESS AND PUBLIC

This Authority is under a duty to protect the public funds it administers and, to this end, may use the information you have provided within its Authority, for the prevention and detection of fraud. It may also share this information with other bodies administering public funds solely for these purposes.

**DETAILS OF PREVIOUS CONVICTIONS**

Please give full details of any previous convictions in respect of any person or body named in Questions 7 and 10 of this application. If necessary, use a separate sheet and attach it to this form.

If there are no previous convictions to list, please tick the box  
 (All convictions must be disclosed but see guidance notes re: spent convictions)

Name	Date of Conviction	Offence	Sentence (including Suspended sentence)
THOMAS MURPHY	4/4/19	FAILING TO COMPLY WITH A FIRE SAFETY DUTY	£1,000 fine £10,000 costs

Date: 5/13/20 Signature: 

Name: THOMAS MURPHY  
 (BLOCK CAPITALS PLEASE)

**THIS SECTION OF THE FORM IS NOT OPEN TO INSPECTION  
 BY THE PUBLIC AND OTHER PUBLIC BODIES**

## Rehabilitation of Offenders Act 1974

Under the above Act, certain convictions become spent after a defined period - see over.

<b>Sentence</b>	<b>Becomes spent after:</b>
Imprisonment of between 6 months and two and a half years	10 years
Imprisonment up to 6 months	7 years
Borstal training	7 years
A fine or other sentence not covered otherwise in this table	5 years
Absolute discharge	6 months
Probation order, conditional discharge or approved bind over	1 year (or until order expires, whichever is the longer)
Detention Centre Order	3 years
Remand Home, Attendance Centre or approved School Order	The period of the Order and a further year after the order expires
Hospital Order under the Mental Health Act	The period of the Order and a further two years after it expires
Cashiering, discharge with ignominy or dismissal with disgrace from the Armed Forces	10 years
Dismissal from Armed Forces	7 years
Detention	5 years
<b>NOTE:</b>	<p>i) a sentence of more than two and a half years imprisonment can never become spent</p> <p>ii) if you were under 17 years of age on the date of conviction please halve the period shown in this column</p>

**The Licensing Service  
Hackney Service Centre  
1 Hillman Street  
LONDON E8 1DY**

**Telephone No. 020 8356 4970**

**SEX/059553**

## **SEX ESTABLISHMENT PREMISES LICENCE**

The **LONDON BOROUGH OF HACKNEY** under the provisions of the Local Government (Miscellaneous) Provisions) Act 1982 as amended by the Policing and Crime Act 2009

Hereby licences: **Mr Thomas Joseph Melody**

To use the premises: **Ye Olde Axe  
69 Hackney Road  
London E2 8ET**

As a **SEXUAL ENTERTAINMENT VENUE**

This licence is in force up to the **31/03/2020** or during the time that the licensee is the occupier of the premises, whichever is the shorter period, and is granted subject to the regulations of the Council annexed hereto and to the additional conditions below:

### **Additional Conditions:**

1. The maximum number of persons accommodated at any one time shall not exceed 150.
2. A comprehensive CCTV system that ensures all areas of the licensed premises are monitored, including all entry points, and which enable frontal identification of every person entering in any light condition. All cameras shall continually record whilst the premises are in operation and the recording shall be kept available for a minimum of 31 days with time and date stamping. Recording shall be made available to a duly authorised Hackney Council officer or a police officer together with facilities for viewing. The recordings for the preceding 31 days shall be made available immediately on request. The CCTV system shall be operated in accordance with the Data Protection Act 1998 and any other relevant legislation.
3. A minimum of one SIA registered door staff per 100 customers or part thereof shall be on duty whilst the premises are in use under the Licence. Additional male and female SIA door staff to be employed at the premises when required on the basis of an operational risk assessment with identity badges displayed at all times and SIA numbers, full names, times worked and duty performed to be entered into an occurrence book and made available to police immediately upon request.

4. Premises to operate a 'No entry to under 21's' policy.
5. 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 21 years of age. Such evidence may include a driving licence or passport
6. Premises to operate a no baseball caps or hooded tops policy and No alcohol promotions e.g.; 'Happy Hour' or '2 for 1'
7. Noise limiter to be employed in a separate and remote (from the volume control) lockable cabinet must be fitted to the music amplification system. No supplementary sound system to be used by acts without a full Risk assessment and prior notice given to Hackney Council Noise Pollution department and Hackney police.
8. Amount of people coming outside the venue to smoke to be limited by appropriate means to prevent people spilling onto any thoroughfare.
9. Reasonable steps to be taken to ensure that an authorised person is a member of Pub watch or Club watch and SNOW and attends at least three meetings a year.
10. Adequate/improved security lighting outside the premises with consideration being given to light pollution of neighbouring properties. All entrances to venue to be lit and painted white to enable better quality of CCTV images for identification purposes.
11. Every person entering the venue should be counted in and out with a mechanical counting device to ensure that the maximum accommodation limit is not exceeded. Documented search policy to be implemented and displayed stating that everyone entering the venue will be searched as a condition of entry.
12. Premises to operate a zero tolerance policy to drugs and comply with the Hackney Police/Council Community Safety Unit Drugs and Weapons Policy.
13. The premises will also, in cooperation with Hackney Police and no later than 3 months following granting of the premises licence, regularly facilitate a premises drug audit using the Ion Itemiser or similar device.
14. Queues to be supervised by Door Staff to prevent disorder and measures to be implemented aimed at discouraging anti-social behaviour.



15. Measures to be implemented to ensure that patrons cannot take glass or open containers outside the premises.

16. Toilets to be checked by staff randomly and at least once per hour after 20:00 and an entry made in a register and made immediately available to police at reasonable request.

17. Premises will provide the Police with a dispersal policy and comply with its contents to ensure that all patrons leave the venue and the vicinity quickly and quietly. Notices to be displayed at exits requesting that patrons respect the needs of local residents and leave the premises and the area quietly.

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.

19. The Licence Holder must undertake a Club Industry Minimum Operating Standards (CIMOS) report to the satisfaction of the police within one month from the granting of the licence.

20. The Licence Holder shall ensure that at least one member of staff has undertaken a recognised child protection awareness course and the licensee shall ensure that all staff are aware of what is expected of them under Child Protection guidance and that a copy of the guidance is available to all staff.

21. Non-intoxicating beverages, including drinking water, shall be available throughout the permitted hours in all parts of the premises where alcohol is sold.

22. The Licence Holder shall provide and 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 during the operation of the licence. This shall be provided to the Licensing Authority, Police and local Residents Associations. The Licence Holder shall ensure that any changes to these details are sent to these parties within seven days.

23. The Licence Holder shall ensure that the details of all complaints are recorded in an occurrence book.

24. The Licence Holder or designated person shall use a refusal book to record details of instances where staff has refused to serve a customer and the reasons for doing so (believed underage, intoxicated etc).

25. The Licence Holder to keep names and dates of birth of their staff or entertainers working at the premises.

26. The original passport of all staff and entertainers working at the premises to be checked by the Licence Holder, and visas also checked if applicable.

27. A copy of the staff's and entertainers passports working at the premises will be kept at the venue for inspection by police when requested along with the personal details of the staff and entertainers working at the premises.

28. A management policy be provided to include the following:

- i. the management of the licensable activities
- ii. the dispersal of customers,
- iii. customers smoking outside the premises, and
- iv. safeguarding staff, customers and/or passers-by from being intimidated and/or abused from customers entering or exiting the premises.

This policy to be made available for inspection at the premises upon request

**Hours of operation are:**

**Standard Hours:**

Mon 12:00-02:30

Tue 12:00-02:30

Wed 12:00-02:30

Thu 12:00-02:30

Fri 12:00-03:00

Sat 12:00-03:00

Sun 12:00-02:30

**Issued By**

**David Tuitt  
TEAM LEADER - LICENSING**

**Date of issue: 17/05/2019**

**Licensing Service, 1 Hillman Street, London E8 1DY**



## REGULATIONS FOR THE CONTROL OF SEXUAL ENTERTAINMENT VENUES

**These standard conditions may be cited as the Hackney Council  
Regulations for the Control of Sexual Entertainment Venues**

### **Definition**

1. In these regulations the expressions “sex establishments”, “sexual entertainment venue”, “sex cinema”, “sex shop” and “sex article” shall have the meanings ascribed to them in Schedule 3 of the Local Government (Miscellaneous Provisions) Act 1982, as amended.
2. “customer” means any person visiting the premises other than employees or performers, whether or not they have paid for or intend to pay for services provided;
3. “employee” means any person working at the venue whether under a contract of employment or some other contract;
4. “performer” means anybody performing adult entertainment whether they are an employee or not;
5. “nudity” in the case of a women, exposure of her nipples, pubic area, genitals or anus and in the case of a man, exposure of his pubic area, genitals or anus.
6. “other contact of a sexual nature” means contact which must reasonably be assumed to be provided solely or principally for the purpose of sexually stimulating the customer.

### **General**

7. In the event of a conflict between conditions contained in these regulations and any special condition contained in a licence relating to a sexual entertainment venue, the special condition shall prevail.
8. The grant of a licence for a sexual entertainment venue shall not be deemed to convey any approval or consent which may be required under any enactment by law, order or regulation other than the Third Schedule of the Local Government (Miscellaneous Provisions) Act 1982, as amended.
9. The Council may amend, alter or add to these regulations at any time, without consultation with licensees.

10. All sexual entertainment venue licences shall expire on 31 March.
11. The business shall be carried on only in the name, style or title specified in the licence and at the address specified therein.
12. Except with the previous written consent of the Council, no sexual entertainment venue shall be kept open for the service of customers other than on the days and during the times specified in the licence.
13. The licensee shall retain control over all portions of the sexual entertainment venue and shall not let, licence or part with possession of any part thereof.
14. No part of the sexual entertainment venue shall be used as a sex cinema or sex shop.

### **Change of Licensee**

15. The licence is not transferable by the licensee and can only be done by way of a formal transfer application.
16. Where the licensee is a corporate body or an unincorporated body, any change of director, company secretary, or other person responsible for the control or management of the body shall be notified, in writing, to the Council by the licensee of such change and such written details as the Council may require in respect of any new director, secretary or other person are to be furnished within 14 days of a request in writing from the Council.
17. The licensee shall upon ceasing to carry on the business of the sexual entertainment venue notify the Council to that effect forthwith.

### **Conduct and Management**

18. The sexual entertainment venue licence and a copy of these regulations shall be exhibited at the premises, usually near the bar area or at another place agreed with the Council.
19. The licensee shall ensure that the public are not admitted to any part or parts of the sexual entertainment venue other than those which have been approved by the Council.
20. The licensee shall ensure that no part of the sexual entertainment venue shall be used by prostitutes (male or female) for the purposes of solicitation or of otherwise attracting custom.

21. The licensee shall take all reasonable steps to ensure that any area outside the premises is not used by prostitutes (male or female) for the purposes of solicitation or of otherwise attracting custom.
22. The licensee shall take all reasonable steps to ensure that no employee or other person shall seek to obtain custom for the sexual entertainment venue by means of personal solicitation, or by any other means outside or in the vicinity of the sexual entertainment venue. This includes, but is not limited to:
  - vehicles advertising the venue / activities cruising the area
  - circulation of leaflets / flyers advertising the venue / activities
23. The licensee shall ensure that no billboard advertisements are used to promote the venue / activities.
24. Wherever possible, the licensee shall adequately manage a smoking area for performers which is separate from any other smoking area used by customers attending the venue.
25. The licensee shall take all reasonable steps to ensure that customers disperse from outside the venue quickly at the end of the evening.
26. Wherever possible, performers shall use any staff entrance to / from the venue, rather than the entrance/exit used by customers attending the venue.
27. The licensee shall ensure that a risk assessment is undertaken and appropriate control measures be implemented in respect of all hazards including:
  - the precise work activities required of performers
  - the personal safety of performers
  - the use of chemicals which may come into contact with a performer's skin
28. The use of any rooms / booths must be included in any application and the areas marked on the submitted floor plan for approval
29. Wherever performers are performing for individuals or groups either within or away from the open public areas, the area(s) to be used must be appropriately stewarded and covered by CCTV at all times whilst the area is in use.
30. The CCTV system shall be of sufficient quality to ensure that individuals may be clearly identified whilst in any part of the premises.

31. The CCTV cameras shall operate the whole time that the performers are performing. The footage shall be monitored constantly whilst the premises are open to the public, will be retained for a minimum of 28 days and be immediately available for inspection by officers of the Council or the Police upon request.
32. The performer when giving a performance shall do so on a raised platform or staged area and/or be separated from the customers by such other measures or means that prevents a breach of Condition 33.
33. At no time during the performance may there be any physical contact between a performer and a customer. Prior to the performance or at the completion of the performance there may be hand to hand payment for the performance.
34. At no time except during the performance may there be any display of nudity by a performer or employee. Immediately following the performance, the performer must dress, so that (for example) the performer may not be unclothed when seeking donations for a performance.
35. No performer or employee may at any time (and whether or not performing):
  - (a) sit or lie on the lap or any other part of any customer
  - (b) kiss, stroke, fondle, caress or embrace any customer
  - (c) engage in any other contact of a sexual nature with any customer
36. No performer or employee may at any time whilst performing:
  - (a) use any sex article or
  - (b) touch their genitals and/or anus

### **Staff and Employees**

37. The name of the person responsible for the sexual entertainment venue and the performers, whether the licensee or other person approved in writing by the Council, shall be prominently displayed at or near the exit of the venue throughout the period during which that person is responsible for the conduct of the sexual entertainments venue, together with the house rules which should include no touching of performers, no photography (including the use of the camera facility on mobile phones) and no soliciting.
38. The licensee shall ensure that, during the hours the sexual entertainment venue is open to the public, every employee (not a

performer) wears a badge, or another type of identification approved by the Council, indicating that the person is an employee.

39. A code of conduct for the performers shall be agreed with the Council. Every performer shall be given a copy when they start working at the premises and must comply with the code at all times they are working.
40. A suitable member of staff shall have responsibility to ensure the welfare of the performers whilst employed at the venue.
41. The business shall not employ any person:
  - (a) whose application for a licence to carry on a sex establishment, or renewal thereof has been refused by the Council or any other licensing authority;
  - (b) whose licence to carry on the business of a sex establishment has been revoked by the Council or any other licensing authority

who having regard to (a) and (b), believe would not be considered suitable by the Council.

42. The licensee shall maintain a register of performers engaged to perform in the venue. The register shall show the name, age and current address of the performer. The licensee shall ensure photographic identification shall be copied and retained for all performers (preferably a copy of the performer's passport, if available) together with proof of the right to work and stay in the UK.
43. In the case of non-EU Citizens, the licensee must ensure passports are viewed and copies retained along with appropriate steps being taken to ensure there are no restrictions on a performer's entitlement to stay and work in the United Kingdom.
44. No performer under the age of 18 years shall be engaged.
45. Stewarding duties (door supervision, staffed guarding duties) at the premises shall be carried out only by persons registered with the Security Industry Authority.

### **Changing Facilities**

46. Suitable changing facilities shall be provided for performers to comply with the following basic standards:

- a) the facilities shall be of a reasonable size;
- b) the facilities shall be secure, private, for single sex use only and shall not be accessible by customers;
- c) the facilities shall not be within sanitary conveniences;
- d) private and lockable storage units shall be provided for each performer for the safe keeping of valuables and clothing;
- e) a plentiful supply of wholesome chilled drinking water shall be provided for all performers.

### **Sanitary Conveniences & Washing Facilities**

- 47. Sanitary conveniences, wash hand basins, with soap and hygienic hand drying equipment, and showers shall be provided in accordance with the requirements of the Workplace (Health Safety and Welfare) Regulations 1992, for the exclusive use of the staff.
- 48. The facilities shall provide privacy and security from intrusion by members of the opposite sex and from customers.
- 49. The washing facilities shall be provided in the immediate vicinity of the sanitary conveniences and the changing facilities.

### **External Appearance etc**

- 50. Neither the interior arrangements nor the exterior arrangements of the sex encounter establishment shall be altered without prior consent of the Council.
- 51. The following matter and no other shall be displayed on the outside of the sex encounter establishment:
  - (i) the name, style or title as approved by the Council
  - (ii) the words “licensed sexual entertainments venue providing striptease” or “licensed sexual entertainments venue providing exotic dancing” in letters no more than 76mm in height
  - (iii) the hours of the performance
  - (iv) the street number
  - (v) a notice clearly legible at the entrance to the sexual entertainments venue headed “**WARNING**” and stating “**NO ADMITTANCE TO PERSONS UNDER 18 YEARS OF AGE**”



- (vi) A Challenge 21 policy be operated and notification be given at the entrance of the venue
  - (vii) Any notice required to be displayed by law, by these regulations and by any condition of a licence granted by the Council.
52. The interior of the sexual entertainment venue shall not at any time be visible from the outside and external doors shall be rendered effectively self closing.

### **State, Condition and Layout**

53. Doors and openings which lead to parts of the sexual entertainments venue to which the public are not permitted access shall have notices placed on them marked **"NO ADMITTANCE"**
54. The sexual entertainment venue shall not afford access to any other premises.
55. The licensee shall make provision in the means of access to and within the sexual entertainment venue wherever possible for the needs of members of the public visiting the premises who are disabled.

### **Public Order**

56. Every floor used for dancing, or access to the dancing area(s) shall be of a suitable construction for the intended use, kept free of obstructions and from any substance that may cause a performer to trip or slip.
57. The licensee shall ensure that empty glasses and bottles are regularly cleared from areas to which the public have access.
58. Any receptacles provided on the premises for the collection or disposal by customers of empty bottles, shall be of solid construction, and designed so that bottles already deposited therein cannot be retrieved by customers. Any receptacle shall be emptied regularly by staff.
59. Customers shall not be permitted to take glasses or bottles outside the premises at any time.

### **Supply of Goods etc**

60. The licensee shall not supply, offer to supply, agree to supply, expose for supply or possess for supply products liable to forfeiture under

Section 3 of the Obscene Publications Act 1959, or Section 5 of the Protection of Children Act 1978 or likely to be condemned under Schedule 3 to the Customs and Excise Management Act 1979 by virtue of Section 42 of the Customs Consolidation Act 1876.

61. The licensee shall not conduct the business in a manner which is detrimental to the interests of consumers whether those interests are economic interests or interests in respect of health, safety or other matters, or in any manner unfair to consumers.
62. The licensee shall not distribute any unsolicited goods or publicity.

### **Applications**

63. An application for the grant, renewal or transfer of a licence for a sexual entertainment venue shall be made in the form as prescribed by the Council. An application for the grant of a licence shall be accompanied:
  - (i) by a plan (scale 1:500) showing the sexual entertainment venue in relation to other premises within 100 metres;
  - (ii) a plan (scale 1:50) showing the layout of the sexual entertainment venue;
  - (iii) a plan of the front elevation of the venue depicting all signs etc
64. The Council will not determine an application for grant, renewal or transfer of a licence unless the applicant affords a duly authorised officer a reasonable opportunity to enter the proposed sexual entertainments venue as the case may be, to make such examination and enquiries as may be necessary to determine the suitability of the applicant and the sexual entertainment venue.

Any queries should be raised with the Licensing Service. Telephone: 020 8356 2431 / E-mail: [licensing@hackney.gov.uk](mailto:licensing@hackney.gov.uk)



**This premises licence has been issued by:**

Licensing Service  
2 Hillman Street  
London E8 1FB

**PART A – PREMISES LICENCE**

**Premises Licence Number**

LBH-PRE-T-0139

**Part 1 – Premises details**

Ye Old Axe  
Ye Olde Axe Public House  
69 Hackney Road  
Hackney  
London  
E2 8ET

**Where the licence is time limited the dates**

Not Applicable

**Licensable activities authorised by the licence**

Live Music  
Recorded Music  
Performance of Dance  
Supply of Alcohol

**The times the licence authorises the carrying out of Licensable activities**

**Live Music**

**Standard Hours:**

**Premises:**

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 12:00-23:00

**Recorded Music**

**Standard Hours:**

**Premises:** Mon 11:00-02:30  
Tue 11:00-02:30  
Wed 11:00-02:30  
Thu 11:00-02:30  
Fri 11:00-06:30  
Sat 11:00-06:30  
Sun 11:00-02:30

**Performance of Dance** **Standard Hours:**

**Premises:** Mon 12:00-02:30  
Tue 12:00-02:30  
Wed 12:00-02:30  
Thu 12:00-02:30  
Fri 12:00-03:00  
Sat 12:00-03:00  
Sun 12:00-22:30

**Supply of Alcohol** **Standard Hours:**

**Premises:** Mon 11:00-02:00  
Tue 11:00-02:00  
Wed 11:00-02:00  
Thu 11:00-02:00  
Fri 11:00-06:00  
Sat 11:00-06:00  
Sun 11:00-02:00

### The opening hours of the premises

**Premises** **Standard Hours:**

Mon 11:00-02:30  
Tue 11:00-02:30  
Wed 11:00-02:30  
Thu 11:00-02:30  
Fri 11:00-06:30  
Sat 11:00-06:30  
Sun 11:00-02:30

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

On Premises

**Part 2 –**

**Name, (registered) address, telephone number and e-mail (where relevant) of holder of premises licence**

Mr Thomas Joseph Melody  
[REDACTED]  
[REDACTED]  
[REDACTED]

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

Not Applicable

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

Mr Thomas Joseph Melody

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

**Date of Grant:** 24 November 2005

**Signed:**

**David Tuitt  
Team Leader - Licensing**

## Annex 1 - Mandatory Conditions

### 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 shall ensure that free tap water is provided on request to customers where it is reasonably available.
5.
  - 5.1. 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.
  - 5.2. 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.

6. 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.

A responsible person in relation to a licensed premises means the holder of the premise licence in respect of the premises, the designated premises supervisor (if any) or any individual aged 18 or over who is authorised by either the licence holder or designated premises supervisor. For premises with a club premises certificate, any member or officer of the club present on the premises in a capacity that which enables him to prevent the supply of alcohol.

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 amount of duty chargeable in relation to the alcohol as if the duty were charged on the date of the sale or supply of the alcohol, and

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

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

(i) the holder of the premises licence,

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

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

(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 8.2(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.

## **Annex 2 – Conditions consistent with the Operating Schedule**

8. Premises to be supervised by persons performing a security activity at all times.
9. Two external CCTV cameras and three internal CCTV cameras to be kept and maintained.
10. Admission into the premises will be refused to persons under 21 years of age.
11. Security staff will summon an arranged taxi firm on patrons' request.
12. Recorded music to be permitted during opening hours of the premises, but after 11:00 must be at a level as to allow face-to-face conversation at normal speech level.
13. The maximum number of people accommodated at any one time shall not exceed 100.
14. That the premises shall not be used for the provision of regulated entertainment until officers from the Council's Building Control Service have confirmed in writing that the premises are technically suitable for the intended use (by applying of relevant technical regulations).

## **Annex 3 – Conditions attached after a hearing by the licensing authority**

Not Applicable

## **Annex 4 – Plans**

PLAN/LBH-PRE-T-0139/050706





# Appendix E1

Licensing (Shared Mailbox) <licensing@hackney.gov.uk>

## OBJECTION to license renewal at 69 Hackney Road E2 8ET

1 message

16 April 2020 at 18:08

To: licensing@hackney.gov.uk

Dear License Officer,

As a concerned neighbour, resident, and property owner, I wish to OBJECT to the renewal of the sex establishment license at Ye Olde Axe, [69 Hackney Road, E2 8ET](#).

I understand the right for such establishments to exist, but in light of recent changes in the neighbourhood and other reasons, I believe this location to NO LONGER be suitable for LIVE NUDE GIRLS, for the following reasons:

- CONVICTED LICENSE HOLDER - The license holder, Thomas Melody, pleaded guilty in April 2019 to contravening Article 8 of Fire Safety regulations in relation to another establishment which he operates in Bishops Stratford. (see article in the [Hackney Gazette](#)).

- It was noted by the sentencing judge that Mr Melody "treated public servants with a measure of disdain and possibly arrogance."
- A criminal offence by the applicant demonstrates that he is unsuitable to continue to hold a license as outlined in the [Council Licensing Policy](#).

- INAPPROPRIATE TO THE CHARACTER OF THE LOCALITY. The immediate neighbourhood is improving in value, quality, and diversity, and this business does not support this development. The area is transforming from a series of empty warehouses and vacant lots, to a **highly residential area**, with the opening of new residences at [Hackney Road](#), Shoreditch Exchange, The Project at Hoxton student housing and Long and Waterson (119 units). This change in the immediate neighbourhood no longer makes it suitable for a Sex Business.

- SEX ESTABLISHMENTS EXCEEDS APPROPRIATE NUMBER. Commuting from [Hackney Road](#) to Shoreditch High Street Station, I pass THREE sex establishments, each way! (Ye Olde Axe, Brown's, and Rainbow Room). The nearest establishment [Browns is only 0.2 miles away from Ye Olde Axe!!!](#) Certainly, the market is saturated.

- IT'S A GRADE II REGISTERED BUILDING. The building at 69 Hackney Road is a beautiful Queen Anne style of historic interest, [registered with Historic England](#). Its history as a Public House has been tarnished by the lewd sandwich board that reads "LIVE NUDE GIRLS."

- INAPPROPRIATE TO ADJACENT HACKNEY PARK RENEWAL. This business shares a border with Fairchild's Garden, which Hackney Council has [exciting new plans to renovate](#). With all the potential for young families and visitors to enjoy this renovated public green space, it would be such a shame for this investment to be negated by walking past a LIVE NUDE business to enter the park.

- LEWD BEHAVIOUR ON PAVEMENT. Having lived just several doors down on Hackney Road for the past 2 years, I can confirm that this business results in lewd public behaviour. Often there are male employees stood outside, aggressively soliciting passersby to "see the girls." The dancers take smoke breaks on the pavement underneath our apartment balcony, leaving behind cigarette butts, crisps packets and other litter.

- PROXIMITY TO PRIMARY SCHOOL

Finally, this sex establishment is only [85m from Noah's Ark Community Nursery](#) Pre-School. Certainly there must be proximity regulations for such licenses!

For all these reasons, I earnestly ask that you reconsider renewing the sex license at [69 Hackney Road](#).

Sincerely,

[Hackney Road](#)



---

**License Renewal 69 Hackney Road E2 8ET**

1 message

16 April 2020 at 14:33

To: licensing@hackney.gov.uk

Dear Sir/Madam,

We are nearby owners/residents and hereby wish to object regarding renewal of the sex establishment license at Ye Olde Axe, 69 Hackney Road E2 8ET.

1) The license holder, Thomas Melody, pleaded guilty in April 2019 to contravening Article 8 of Fire Safety regulations in relation to another establishment which he operates in Bishops Stortford.

-It was noted by the sentencing judge that mr Melody "treated public servants with a measure of disdain and possibly arrogance".

-A criminal offence by the applicant demonstrates that he is unsuitable to continue to hold a license as outlined in Council Licensing Policy.

2) Further, having sexual establishment is not in keeping with local characteristics and visual amenities of the neighbourhood. It is therefore inappropriate for a sexual venue to be sited here anymore.

Kind Regards,

[Redacted]  
[Redacted]  
[Redacted] Hackney road  
[Redacted] E2

**License renewal - 69 Hackney Road, E2 8ET**

1 message

5 April 2020 at 21:40

To: "licensing@hackney.gov.uk" &lt;licensing@hackney.gov.uk&gt;

Dear Sir/Madam,

I am a nearby resident and hereby wish to object regarding renewal of the sex establishment license at Ye Olde Axe, [69 Hackney Road E2 8ET](#).

The license holder, Thomas Melody, pleaded guilty in April 2019 to contravening Article 8 of The Regulatory Reform (Fire Safety) Order 2005 in relation to another establishment which he operates in Bishops Stortford.

It was noted by the sentencing judge that Mr. Melody "treated public servants with a measure of disdain and possibly arrogance".

A criminal offence by the applicant demonstrates that he is unsuitable to continue to hold a license as outlined in Council Licensing Policy.

Further, having sexual establishment is not in keeping with local characteristics and vibrancy of the neighbourhood. It is therefore inappropriate for a sexual venue to be situated there.

Kind Regards,

[Redacted]  
[Redacted]  
[Hackney Road](#)  
[London](#)  
E2 [Redacted]



---

**Objection to License Renewal of 69 Hackney Road E2 8ET**

1 message

1 April 2020 at 10:57

To: "licensing@hackney.gov.uk" &lt;licensing@hackney.gov.uk&gt;

Dear Sir/ Madam

We are nearby residents and hereby wish to object regarding renewal of the sex establishment license at Ye Olde Axe, [69 Hackney Road, E2 8ET](#).

1. The license holder, Thomas Melody, pleaded guilty in April 2019 to contravening Article 8 of Fire Safety regulations in relation to another establishment which he operates in Bishops Stortford. It was noted by the sentencing judge that Mr. Melody "treated public servants with a measure of disdain and possibly arrogance". A criminal offence by the applicant demonstrates that he is unsuitable to continue to hold a license as outlined in Council Licensing Policy.
2. Further, having sexual establishment is not in keeping with local characteristics and residential neighbourhood. Whenever, I walk past this establishment on a Fri or Sat night, I have been approached by touts standing outside this establishment multiple times over the past year soliciting inappropriate services. It is highly inappropriate for a sexual venue to be sited here anymore.

I am happy to provide any more details if needed.

Kind regards

  
 Hackney RoadLondon, E2 



---

**License Renewal 69 Hackney Road E2 8ET**

1 message

1 April 2020 at 10:51

To: licensing@hackney.gov.uk

Dear Sir/Madam,

I am a nearby resident and hereby wish to object regarding renewal of the sex establishment license at Ye Olde Axe, 69 Hackney Road E2 8ET.

1) The license holder, Thomas Melody, pleaded guilty in April 2019 to contravening Article 8 of Fire Safety regulations in relation to another establishment which he operates in Bishops Stortford.

-It was noted by the sentencing judge that mr Melody "treated public servants with a measure of disdain and possibly arrogance".

-A criminal offence by the applicant demonstrates that he is unsuitable to continue to hold a license as outlined in Council Licensing Policy.

2) Further, having sexual establishment is not in keeping with local characteristics and visual amenities of the neighbourhood. It is therefore inappropriate for a sexual venue to be sited here anymore.

Kind Regards,

[Redacted]  
[Redacted] Hackney Road, E2 [Redacted]

Licensing Service  
Hackney service centre  
1 Hillman street  
London  
E81dy

██████████ Pelter Street  
London  
E2 ██████████



I would like to object to the License of Ye Olde Axe as a sexual entertainment venue. I am a local resident of 15 years and object for the following reasons.

Over a 15 year period i have observed 1 or 2 fights per week outside the front door pub on the pavement between customers and door staff. Oftentimes i have been woken up by guttural screaming, and threats and looked out and observed the familiar sight of a cluster of people mid fracah. Usually these are customers being ejected. Sometimes it's the customers fighting each other. Screaming, shouting, at the tops of their voices, high levels of noise. Police are regularly called in to address the situation. Its an oppressive and threatening situation to bear for residents and passers by.

There is and has always been constant urination by customers of the axe over the road at Pelter street garages. This has gone on so long it has even rusted some of the garage doors, and the area in question smells like a sewer.

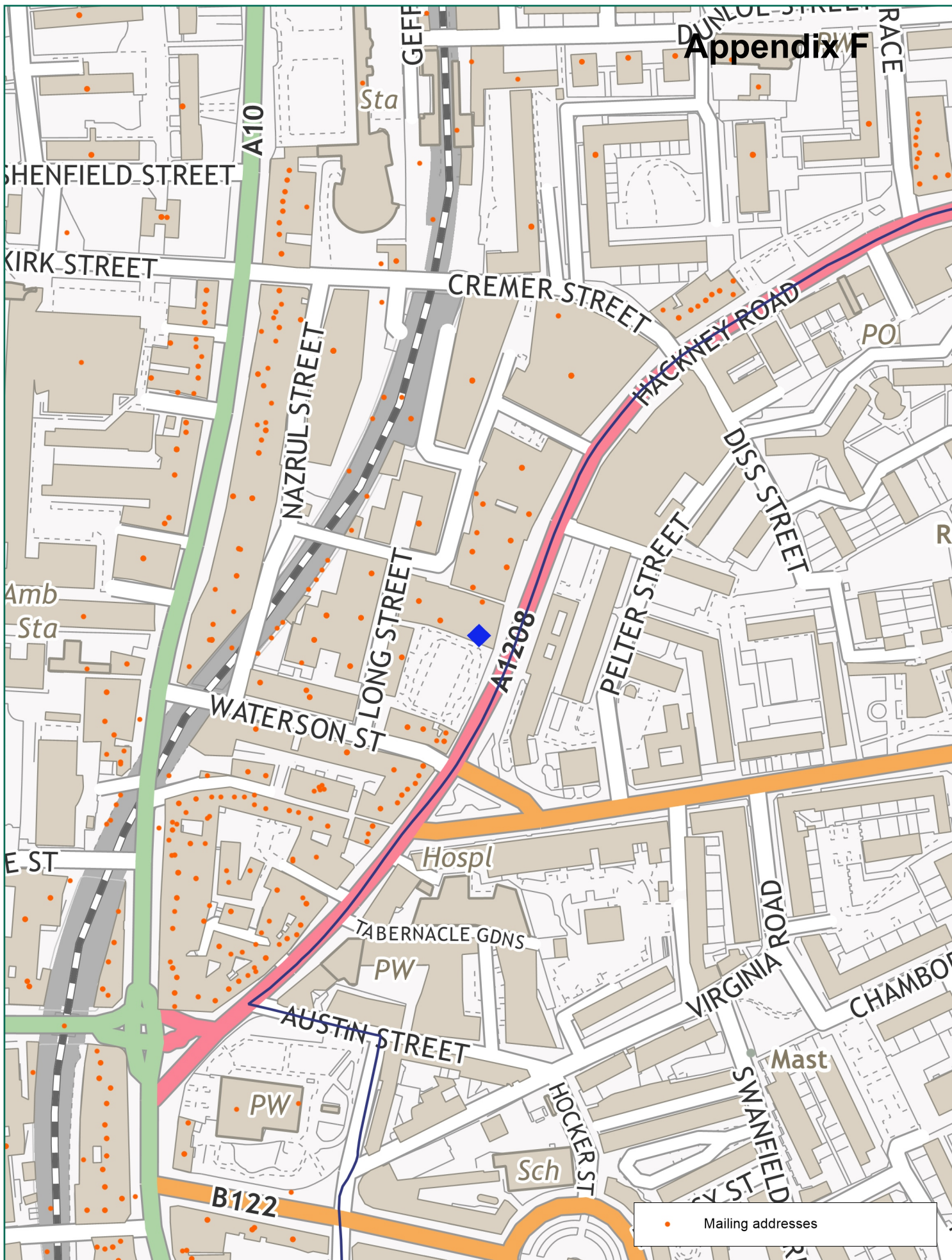
There is and always has been constant hassle from taxi drivers waiting outside at night on a weekend. As many as 10 or 15 at peak times. Most of whom are verbally offering to take the customers on to places where sexual services are on offer.

Cigarette butts and litter outside the front of the premises. Cigarette butts in small collections over the road in the car parking bay of Pelter street, where the dancers often congregate during breaks.

The club is an outdated relic, which serves in no way the people living around it, appears to give back nothing to the local community.

Yours Sincerely

A solid black rectangular box used to redact the signature of the sender.



• Mailing addresses

**NORTH**

Scale: 1:2500 at A4

**Hackney**

**Ye Olde Axe, 69 Hackney Road, E2 8ET**

Page 48

Ref: \_\_\_\_\_ From: \_\_\_\_\_ please specify copyright statement

Wednesday, November 3, 2021 email: \_\_\_\_\_





<b>REPORT OF THE GROUP DIRECTOR, NEIGHBOURHOODS AND HOUSING</b>		
<b>LICENSING SUB-COMMITTEE:</b> <b>25/01/2022</b>	<b>Classification</b> <b>DECISION</b>	Enclosure
<b>Application for Review of Premises Licence:</b>  Off Broadway, 63-65 Broadway Market, E8 4PH	<b>Ward(s) affected</b>  London Fields	

## 1. SUMMARY

<b>Applicant:</b> Robert Gardner (on behalf of the Licensing Authority)	<b>In SPA:</b> Not Applicable
<b>Date of Application</b> 22nd October 2021	
<b>The Grounds for Review:</b> <ul style="list-style-type: none"> <li>The prevention of public nuisance</li> </ul>	
<b>Current Premises Licence Details:</b> Premises Licence permitting <ol style="list-style-type: none"> <li>Plays</li> <li>Films</li> <li>Recorded Music</li> <li>Supply of Alcohol</li> </ol> <b>See Appendix D</b>	
Current Capacity	Unknown
Policies Applicable	LP1 (General Principles), LP2 (Licensing Objectives), LP3 (Core Hours), LP5(Planning Status), LP6 (External Areas and Outdoor Events)and LP11(Cumulative Impact – General)
List of Appendices	Appendix A– Application requesting the review of the premises licence and supporting documents ( Exhibit RG/1 to RG/33 ) Appendix B – Representations from responsible authorities Appendix C – Representations from other persons Appendix D – Current Licence Appendix E – Location map
Relevant Representations	<ul style="list-style-type: none"> <li>Metropolitan Police Authority</li> <li>Other Persons</li> </ul>

## 2. APPLICATION FOR REVIEW OF PREMISES LICENCE

- 2.1 Robert Gardner (on behalf of the Licensing Authority) under the Licensing Act 2003, have applied for the review of the premises licences granted for the premises known as **“Off-Broadway” 63-65 Broadway Market, E8 4PH** on the grounds of prevention of public nuisance.
- 2.2 Representations supporting the review have been received from the Metropolitan

Police Authority (see Appendix B) and from the local residents (see Appendix C).

### 3. CURRENT POSITION/ HISTORY

- 3.1 The premises have been in possession of a Premises Licence since November 2008. The premises licence holder(s) are Mr Stephen Selby and Mr Rupert Selby. The designated premises supervisor is Mr Byron Knight.
- 3.2 The current premises licence is attached as Appendix D.
- 3.3 No TENs have been submitted in respect of the premises in this calendar year.

### 4. REPRESENTATIONS: RESPONSIBLE AUTHORITIES

From	Relevant Representations details
Environmental Health Authority (Environmental Protection)	No representation received
Environmental Health Authority (Environmental Enforcement)	Have confirmed no representation on this application
Environmental Health Authority (Health & Safety)	Have confirmed no representation on this application
Weights and Measures (Trading Standards)	No representation received
Planning Authority	No representation received
Area Child Protection Officer	No representation received
Fire Authority	No representation received
Police Appendix B	Representation received on the grounds of Prevention of Crime and Disorder, The Prevention of Public Nuisance and Public Safety
Licensing Authority	N/A
Health Authority	No representation received

### 5. REPRESENTATIONS: INTERESTED PARTIES

From	Details
A total of 91 Representations have been received from and on behalf of local residents including 2 video clips as follows: Appendix C1 to C4 are in support of the review and; Appendix C5 to C87 are Opposing the review. Attached as a separate document.	Representation received on the grounds of Prevention of Crime and Disorder, The Prevention of Public Nuisance and Public Safety  Page 50

## **6. REPRESENTATIONS: LICENSEE**

- 6.1 A letter on behalf of the Landlord including copies of the freehold title have been received (See Appendix D)

## **7. POLICY CONSIDERATIONS**

- 7.1 The Licensing Sub-Committee is required to have regard to the Hackney Statement of Licensing Policy (“the Policy”) adopted by the Licensing Authority.
- 7.2 Extracts from Licensing Policies are reproduced at the front of the agenda for this meeting.
- 7.3 The Policy applies to applications where relevant representations have been made. With regard to this application, policies, LP1 (General Principles) and LP2 (Licensing Objectives), LP3 (Core Hours), LP5 (Planning Status), LP6 ((External Areas and Outdoor Events) and LP11(Cumulative Impact – General) are relevant.

## **8. GUIDANCE CONSIDERATIONS**

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

## **9. OFFICER OBSERVATIONS**

- 9.1 The applicant is seeking revocation of the Premises Licence.

## **10. REASONS FOR OFFICER OBSERVATIONS**

- 10.1 N/A

## **11. LEGAL IMPLICATIONS**

- 11.1 A legal representative will be in attendance to advise Members.

## **12. LEGAL COMMENTS**

- 12.1 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
- 12.2 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.

## **12.3 HUMAN RIGHTS ACT 1998 IMPLICATIONS**

There are implications on Article 6, Article 8, Article 14 and the First Protocol of Article 1.

### 13. MEMBERS DECISION MAKING

13.1 Members must, having regard to the application and any relevant representations, take such steps (if any) as it considers necessary for the promotion of the licensing objectives.

#### 13.2 The steps are:

- A. **Option 1**  
**Take no action**
- B. **Option 2**  
**Modify the conditions of the premises licence.**
- C. **Option 3**  
**Exclude a licensable activity from the scope of the premises licence.**
- D. **Option 4**  
**Remove the designated premises supervisor.**
- E. **Option 5**  
**Suspend the premises licence for a period not exceeding three months.**
- F. **Option 6**  
**Revoke the licence.**

### 14. CONCLUSION

14.1 That Members decide on the application for review of the premises licence.

<b>GROUP DIRECTOR, NEIGHBOURHOODS AND HOUSING</b>	Ajman Ali
<b>Lead Officer (holder of original copy):</b>	Sanaria Hussain Senior Licensing Officer Licensing Service 1 Hillman Street E8 1DY Telephone: 020 8356 4972

#### LIST OF BACKGROUND PAPERS RELATING TO THIS REPORT

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

<b>Description of document</b>	<b>Location</b>
<b>Office File:</b> "Off-Broadway" 63-65 Broadway Market, E8 4PH	Licensing Service 1 Hillman Street London E8 1DY

**Printed matter**  
Licensing Act 2003  
LBH Statement of Licensing Policy

**Application for the review of a premises licence or club premises certificate 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** Robert Gardner (on behalf of the Licensing Authority) -----

*(Insert name of applicant)*

**apply for the review of a premises licence under section 51 / apply for the review of a club premises certificate under section 87 of the Licensing Act 2003 for the premises described in Part 1 below (delete as applicable)**

**Part 1 – Premises or club premises details**

<b>Postal address of premises or, if none, ordnance survey map reference or description “Off-Broadway”</b> 63-65 Broadway Market	
<b>Post town</b> London	<b>Post code (if known)</b> E8 4PH

<b>Name of premises licence holder or club holding club premises certificate (if known)</b> Mr Rupert Selby and Mr Stephen Selby
---

<b>Number of premises licence or club premises certificate (if known)</b> LBH-PRE-T-0979
---

**Part 2 - Applicant details**

I am

Please tick ✓ yes

1) an individual, body or business which is not a responsible authority (please read guidance note 1, and complete (A) or (B) below)

2) a responsible authority (please complete (C) below)

**X**

3) a member of the club to which this application relates

(please complete (A) below)

**(A) DETAILS OF INDIVIDUAL APPLICANT** (fill in as applicable)

Please tick ✓ yes

Mr            Mrs            Miss            Ms            Other title  
(for example, Rev)

**Surname**

**First names**

Please tick ✓ yes

**I am 18 years old or over**

**Current postal  
address if  
different from  
premises  
address**

**Post town**

**Post Code**

**Daytime contact telephone number**

**E-mail address  
(optional)**

**(B) DETAILS OF OTHER APPLICANT**

Name and address

Telephone number (if any)

E-mail address (optional)

**(C) DETAILS OF RESPONSIBLE AUTHORITY APPLICANT**

Name and address Robert Gardner Enforcement and Business Regulation Manager Community Safety, Enforcement and Business Regulation Service Hackney Service Centre 1 Hillman Street London E8 1DY
Telephone number (if any) 020 8356 8567
E-mail address (optional) robert.gardner@hackney.gov.uk

**This application to review relates to the following licensing objective(s)**

Please tick one or more boxes ✓

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

**X**



**Please state the ground(s) for review** (please read guidance note 2)

The application is made on the grounds of the prevention of public nuisance.

**Please provide as much information as possible to support the application** (please read guidance note 3)

This application is being made due to ongoing concerns amongst authorities and persistent complaints from local residents.

The Licensing Service received 5 complaints from local residents between 4 July 2020 and 7 August 2020. The complaints are in relation to anti-social behaviour, noise and nuisance and are attached as exhibits RG/1 to RG/5.

A further complaint received on 6 April 2021 is attached as exhibit RG/6 and another complaint received 10 April 2021 is attached as exhibit RG/7. The complaint received 10 April 2021 is the first to make reference to an outdoor area created at the rear of the site.

Following the premises being permitted to reopen indoors on 12 April 2021, Licensing Officer David TUITT visited the site on 20 April 2021 to liaise with the licensees in relation to the complaints being received and to the use of the outdoor space located to the rear of the site. Rupert SELBY contacted David TUITT by telephone on 21 April 2021.

The Licensing Service noted an increase in the number of complaints being received, with emails being received on 22 April 2021, 23 April 2021, two on 30 April 2021 and two on 7 May 2021. These are attached as exhibits RG/8, RG/9, RG/10, RG/11, RG/12 and RG/13 respectively.

David TUITT sent a letter to the licensee by email on 10 May 2021. A copy of this is at exhibit RG/14

Further complaints received on 11 May 2021 is attached as exhibit RG/15

The response to this received on 12 May 2021 from Rupert SELBY via email is at exhibit RG/16

On 12 May 2021, David TUITT visited the premises and served a closure notice under Section 19 of the Criminal Justice and Police Act 2001. A photograph of the notice as left at the premises is at exhibit RG/17.

A further complaint received on 15 May 2021 is attached as exhibit RG/18

An additional complaint received on 15 May 2021 is attached as exhibit RG/19

A further complaint received on 16 May 2021 is attached as exhibit RG/20

A further complaint received on 18 May 2021 is attached as exhibit RG/21

A further complaint received on 19 May 2021 is attached as exhibit RG/22

On 25 May 2021 Metropolitan Police Officer PC Sian GILES supplied David TUITT with a copy of a warning letter addressed to the premises. A copy of this is at exhibit RG/23

A further complaint received on 29 May 2021 is attached as exhibit RG/24

An additional complaint received on 29 May 2021 is attached as exhibit RG/25

A further complaint received on 1 June 2021 is attached as exhibit RG/26

An additional complaint received on 1 June 2021 is attached as exhibit RG/27

A further complaint received on 3 June 2021 is attached as exhibit RG/28

A further complaint received on 10 June 2021 is attached as exhibit RG/29

An additional complaint received on 10 June 2021 is attached as exhibit RG/30

A further complaint received on 14 June 2021 is attached as exhibit RG/31

A further complaint received on 20 June is attached as exhibit RG/32

An additional complaint received on 20 June is attached as exhibit RG/33

Despite the interventions detailed above, problems have persisted and further complaints have been received. The persistent negative impact, evidence of non-compliance and complaints from local residents suggest that the premises are a blight on the local area. This has led to the conclusion that the prevention of public nuisance is being undermined. Furthermore, paragraph 11.10 of the Guidance issued by the Home Office under s182 of the Licensing Act 2003 states: "*Where authorised persons and responsible authorities have concerns about problems identified at premises, it is good practice for them to give licence holders early warning of their concerns and the need for improvement, and where possible they should advise the licence or certificate holder of the steps they need to take to address those concerns. A failure by the holder to respond to such warnings is expected to lead to a decision to apply for a review. Co-operation at a local level in promoting the licensing objectives should be encouraged and reviews should not be used to undermine this cooperation.*"

The licensee has not demonstrated an appetite to change behaviour despite authority engagement and continues to demonstrate poor character. I therefore have no confidence in the licensee and feel that the Licensing Sub-Committee will have no choice but to revoke the premises licence in the first instance.

**Please tick ✓ yes**

Have you made an application for review relating to the premises before

No

If yes please state the date of that application

Day	Month	Year
<input type="text"/>	<input type="text"/>	<input type="text"/>

**If you have made representations before relating to the premises please state what they were and when you made them**

N/A

Please tick ✓ yes

- I have sent copies of this form and enclosures to the responsible authorities and the premises licence holder or club holding the club premises certificate, as appropriate Yes
- I understand that if I do not comply with the above requirements my application will be rejected Yes

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

**Part 3 – Signatures** (please read guidance note 4)

**Signature of applicant or applicant’s solicitor or other duly authorised agent** (please read guidance note 5). **If signing on behalf of the applicant please state in what capacity.**

**Signature** 

**Date:** 05/07/2021

**Capacity:** on behalf of the Licensing Authority

<b>Contact name (where not previously given) and postal address for correspondence associated with this application</b> (please read guidance note 6) Robert Gardner Enforcement and Business Regulation Manager Community Safety, Enforcement and Business Regulation Service Hackney Service Centre 1 Hillman Street	
<b>Post town</b> London	<b>Post Code</b> E8 1DY
<b>Telephone number (if any)</b> 020 8356 8567	
<b>If you would prefer us to correspond with you using an e-mail address your e-mail address (optional)</b>	

**Notes for Guidance**

1. A responsible authority includes the local police, fire and rescue authority and other statutory bodies which exercise specific functions in the local area.
2. The ground(s) for review must be based on one of the licensing objectives.
3. Please list any additional information or details for example dates of problems which are included in the grounds for review if available.
4. The application form must be signed.
5. An applicant’s agent (for example solicitor) may sign the form on their behalf provided that they have actual authority to do so.
6. This is the address which we shall use to correspond with you about this application.



Licensing (Shared Mailbox) &lt;licensing@hackney.gov.uk&gt;

---

**Off Broadway**

---

4 July 2020 at 21:52

To: licensing@hackney.gov.uk

Hello,

Hope you are well.

To inform you of Completely unregulated drinking at Off Broadway today (bar on Broadway market)- no social distancing, benches obstructing the entire pavement, mass grounds drinking in the street in large groups all day and night and noise disturbing all street residents.

The bars are not regulating their clients and the entire street has turned into a drinking strip, rather than a residential market street.

Best wishes,



Licensing (Shared Mailbox) <licensing@hackney.gov.uk>

---

**Off Broadway, Broadway Market**

---

4 July 2020 at 18:43

[Redacted]  
To: licensing@hackney.gov.uk

Dear Licensing Team

I am aware that restrictions regarding licensing has been relaxed, however I fear that the crowds around this establishment are always too large and rowdy, which is making the noise unbearable in our place of residence.

Please clarify what the situation is with drinking on the street outside the establishment. The whole pavement is also obstructed with their seating.

Best wishes

[Redacted]

Best wishes,

[Redacted]

[Redacted]



Licensing (Shared Mailbox) &lt;licensing@hackney.gov.uk&gt;

---

**Off Broadway**

---

10 July 2020 at 22:12

To: licensing@hackney.gov.uk

Hello,

Again, tonight, Off Broadway bar has large crowds drinking, sprawled all over the street.

Drinkers have spread down the pavement under nearby flats, with the noise implications for residents after 10pm.

Many thanks,

A black rectangular redaction box covering the signature of the sender.





Licensing (Shared Mailbox) <licensing@hackney.gov.uk>

Off Broadway

[Redacted]

19 July 2020 at 22:51

To: licensing@hackney.gov.uk

Hello,

Yet again, Off Broadway have large crowds drinking outside, making lots of late night noise.

Is their license for only 4 people outside, as it reads online?

Best wishes,

[Redacted]



Licensing (Shared Mailbox) <licensing@hackney.gov.uk>

**Complaint: "Off BroadwayLtd"**

7 August 2020 at 14:33

To: "Licensing (Shared Mailbox)" <licensing@hackney.gov.uk>

Cc: David Tuitt <david.tuitt@hackney.gov.uk>

Good afternoon

I am writing to complain about the Bar Off Broadway Ltd (63-65 Broadway Market E8 4PH)

I note that at present they have tables blocking the entire width of the pavement. This creates an obstruction forcing pedestrians in to the road. While the street is closed to through traffic it is not traffic free and this obstruction is a breach of trading regulations.

At present they do not have a street-traders permit displayed – they may have one but it is not on display so the allowed space permitted, if any is unclear.



Further this outside space is being used for the consumption of alcohol sold from their premises.



I don't see a reference in their license to their being external space allowed for consumption of alcohol. Condition 20 of their license says that there should be a defined space in order to allow no more than 4 patrons to smoke. I don't see from their license that they have an outside seating area and no reference is made in the licence to one. I see no variations added or pending that would permit this external seating area.

I would ask therefore that a complaint be logged against Off Broadway, that the pavement obstructions are removed and that action is taken in relation to the breach of license recorded on this occasion.

Many thanks

[Redacted signature]

[Redacted address]



Licensing (Shared Mailbox) <licensing@hackney.gov.uk>

### Problem Report: Alcohol queue in residential street

1 message

6 April 2021 at 04:57

To: Hackney Council <licensing@hackney.gov.uk>

A new problem in your area has been reported by a Report A Problem user.

## New problem in your area

A user of Report A Problem has submitted the following report of a local problem that they believe might require your attention.

[Show full report](#)

### Reported by:

**Name** [Redacted]  
**Email** [Redacted]

Replies to this message will go directly to [Redacted] the user who reported the problem.



### Alcohol queue in residential street



**Category:** Alcohol

Off Broadway bar will be opening for take away open-top alcohol sales again from 12th April. When they last did this prior to the most recent lockdown, they had no regard for local residents and had customers queuing in front of our houses on residential [Redacted] making it difficult for us to leave our homes in a COVID-safe manner. They only addressed this when we raised it with them - their first response being to tell customers to actually wait in the middle of the road, regardless of the cars coming through. They have updated their website today - photo attached - to tell people once again to queue into [Redacted]

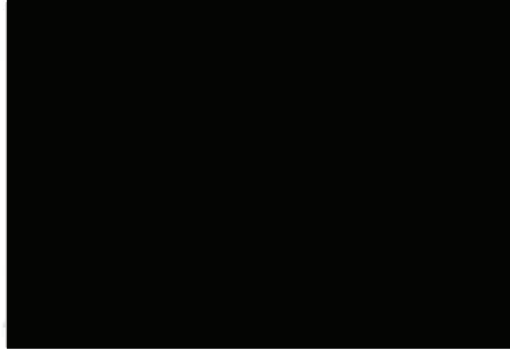
There are also numerous other licensing issues being reported about Off Broadway Ltd which directly impact residential

16/06/2021

London Borough of Hackney Mail - Problem Report: Alcohol queue in residential street

[REDACTED] ut these are reported separately.

**Location:**



Powered by FixMyStreet



Licensing (Shared Mailbox) <licensing@hackney.gov.uk>

---

## Off Broadway, Broadway Market

1 message

10 April 2021 at 22:56

[Redacted]  
To: licensing@hackney.gov.uk

Dear Hackney Licensing

This licensed business has created an extension at the rear of their property, on which a first floor veranda with outdoor seating has been erected - for the purpose of having customers consume alcohol. An outdoor bar has also been created at the rear of the property.

Their existing licence is only for a handful of customers to be standing at the **front** of the property, on Broadway market itself. The licence is explicit that there must be no activity at the rear of the property that may disturb neighbouring private residents.

Would you be able to advise me whether it is within this business' alcohol licence to sell and serve alcohol to customers at the private rear of the property? My concern is that the sale and consumption of alcohol in an area facing residential properties is explicitly prohibited in the existing licence and will cause really significant disruption to residents.

I am most grateful for your response.

Best wishes

[Redacted signature]

RG/

**EXHIBIT RG/8**



Licensing (Shared Mailbox) <licensing@hackney.gov.uk>

**Further Issues: Noise Report 2676833 - Off Broadway, E8 4PH - LIC-ENF-2021-0007**

1 message

22 April 2021 at 16:34

[Redacted]

Hello,

Further to my complaint on Saturday night, I unfortunately need to raise a further noise issue with Off Broadway.

They have created a beer garden at the rear of their premises, on the residential [Redacted] side. We are not aware that they have permission to do this.

The area has 10 garden tables (not socially distanced) and comes right up to my garden fence. The responsible licensee, Rupert Selby (Off Broadway Ltd), wants there to be 40-60 covers total in the area.

Currently 3 of 10 tables are occupied with patrons (less than 10 people total). Mr Selby himself is at another table with 3 team members.

It is a cold, but sunny afternoon. I would expect higher capacity when the weather is better.

The noise is coming directly into my home [Redacted] both the general talking noise, as well as the sounds such as a glass breaking, etc.

This is disruptive to the general quiet enjoyment that I should be able to have at home on a quiet residential street on weekday afternoon.

Additionally, it is also disrupting my ability to conduct professional calls as I am currently working from home.

Having a window slightly open for ventilation on warmer days will not be an option, unless I wish to let even more noise into the home.

(Note: The issue not only impacts myself, but also [Redacted] Broadway Market who rely on the quiet at the rear of their homes where their bedrooms are.)

I really don't want to be using up your time have a running series of noise complaints against Off Broadway and their patron's use of the [Redacted] side - both on the pavement and in the beer garden. (They have also made other changes, such as moving their ice machine from lower ground to ground level so that the hum when it is in operation is now audible in my home.)

Please advise if there is a way to gather issues together, or if it is best that they are logged individually.

Thanks,

[Redacted]

[Redacted]



Begin forwarded message:

From: [REDACTED]  
Subject: Your report has been logged: [REDACTED]  
Date: 17 April 2021 22:51:00 BST  
[REDACTED]

Thanks for logging your report

## Your report has been logged

Your report to Hackney Council has been logged on Report A Problem.

It has been marked as private and will not be visible to the general public; you may view it using the link below, or if you sign in using the email address associated with the report.

The report's reference number is [REDACTED]. Please quote this if you need to contact the council about this report.

[View my report](#)



[REDACTED]

Reporter address: [REDACTED]

Reporter availability: Weekday or weekend or evening, by email

Kind of noise: Noise on the road  
Noise details: The Off Broadway Bar is not controlling the patrons at all and there is a lot of shouting.

Where is the noise coming from? A shop, bar, nightclub, building site or other commercial premises

Noise source: (51.537327, -0.061449), Medium (200yd / 180m)

Is the noise happening now? Yes  
Does the time of the noise follow a pattern? No  
When has the noise occurred? Off Broadway Bar have the fire door open.



Licensing (Shared Mailbox) <licensing@hackney.gov.uk>

**LIC-ENF-2021-0007**

1 message

23 April 2021 at 13:00

[Redacted]

[Redacted]

Dear Sir/Madam,

This tweet is currently on Off Broadway's Twitter feed:

'Off Broadway (@baroffbroadway) Tweeted: We lost the licence application. But revenge is never far away...

Don't worry, we'd never do that.

<https://twitter.com/baroffbroadway/status/609116732704329729?s=20>

This threatening tweet, in response to the rejection to Off Broadway's application to extend its licence in 2015, could not be further from the licensing objectives and the way in which a licensed premises is required to engage with local residents. It demonstrates the attitude of Off Broadway towards residents and local councillors, and I read it as a threat.

Best wishes,

[Redacted]



Licensing (Shared Mailbox) <licensing@hackney.gov.uk>

### Problem Report: Off Broadway allowing people to drink not seated in groups of greater than 6 on there premises

1 message



30 April 2021 at 19:17

To: Hackney Council <licensing@hackney.gov.uk>


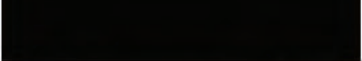
A new problem in your area has been reported by a Report A Problem user.

## New problem in your area

A user of Report A Problem has submitted the following report of a local problem that they believe might require your attention.

[Show full report](#)

### Reported by:

Name   
Email 

Replies to this message will go directly to Anonymous user, the user who reported the problem.




### Off Broadway allowing people to drink not seated in groups of greater than 6 on there premises

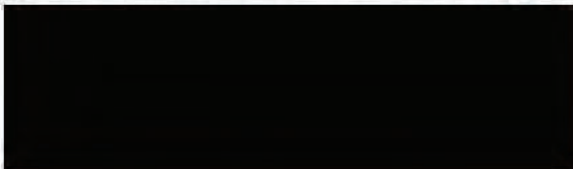
Category: Alcohol

Breach of coronavirus regulations

Location:

Easting/Northing: 534546/183832  
(51.537364, -0.061426)

Nearest road to the pin placed on the map (automatically generated by Bing Maps): 





Licensing (Shared Mailbox) <licensing@hackney.gov.uk>

**LIC-ENF-2021-007**

1 message

30 April 2021 at 16:35



Dear Sir/Madam,

Off Broadway does not respect the terms of its individual licence or The Licensing Act 2003. It is illegal to dispense alcohol directly into the mouth, but Off Broadway is confident enough to glamorise this in its promotional Instagram account, and calls it 'spectacular'. Off Broadway's customers cause a public nuisance for nearby residents, and Off Broadway is responsible for their behaviour.

Best wishes,





Licensing (Shared Mailbox) <licensing@hackney.gov.uk>

**Off Broadway (REF: LIC-ENF-2021-007) - Photos**

1 message

[Redacted]

7 May 2021 at 14:47

To: licensing@hackney.gov.uk

Dear Sir/Madam,

Further to my recent email, please see attached video and photographic evidence of a few of the problems caused by Off Broadway's use of the pavement on Dericote St.

Video 1: A drunken customer of Off Broadway using the new entrance on Dericote St and knocking into someone passing by. People might reasonably expect this on Broadway Market, but not on a residential street.

Photo 1: The new entrance on Dericote St and the commercial bins on the pavement of Dericote St.

Photo 2: Sick on the pavement in the area that Off Broadway's customers now use on Dericote St. This had been left on the pavement for 4 days when the photo was taken.

Photo 3: Grease spilling out from Off Broadway's unauthorised beer garden onto Dericote St.

Photo 4: Bin and stain left on the pavement on Dericote St next to the new doorway.

Best wishes,

[Redacted signature block]

5 attachments

**Photo 1.jpeg**  
129K



**Photo 2.jpeg**  
119K



**Photo 3.jpeg**  
132K



**Photo 4.jpeg**  
91K

 **Video 1.mp4**  
1105K



Licensing (Shared Mailbox) &lt;licensing@hackney.gov.uk&gt;

**Off Broadway (REF: LIC-ENF-2021-007)**

1 message

7 May 2021 at 14:46

To: licensing@hackney.gov.uk

Dear Sir/Madam,

**REF: LIC-ENF-2021-007**

Please see the email below about the public nuisance being caused by Off Broadway's use of the rear garden of 63-65 Broadway Market as a beer garden, and the creation of a new entrance on a residential street.

Off Broadway have created a new entrance on a residential street by using the fire exit on Dericote St as the only entrance to Off Broadway. This fire door was previously kept closed.

Off Broadway have made a major change to the layout of the bar area. This change comprises:

- (i) The entrance has changed from the normal entrance on Broadway Market to the fire door on a residential street (Dericote St).
- (ii) A new doorway has been created in the wall at the back of Off Broadway, leading to the garden.
- (iii) A new bar has been built in the outside space.
- (iv) An ice machine has been moved and is now audible inside neighbouring properties.

I understand that these changes to the layout require an application for a full variation of the premises licence. Can you please confirm that Off Broadway made this application please?

I understand that the Business and Planning Act 2020 makes provision for the consumption of alcohol in outside areas. It does not seem to include any provision to create a new entranceway on a residential street. I understand that this would still require an application for a full variation of the premises licence.

Furthermore, I understand that if any planned changes could impact on the licensing objectives, then an application for a full variation must be made.

In this case, the new use of the fire door on a residential street is indisputably causing a public nuisance, please see the below email (sent to Mr O'Sullivan at Hackney Shop Fronts) for evidence of some of the nuisance caused so far.

The use of the rear garden as a beer garden, and the use of the fire door as the entrance, are turning residential [REDACTED] into a commercial area and causing problems of public nuisance. The email below gives details and evidence of some of this public nuisance, this includes nuisance from noise, threats to community safety and litter.

Separate complaints from neighbours have also highlighted the public nuisance caused by cigarette smoke from the beer garden, which now comes in through the [REDACTED] it is well known that secondhand cigarette smoke is particularly harmful to young children. Their health should not be put at risk within their own bedrooms.

Neighbours have also witnessed customers from Off Broadway coming out of the new doorway on Dericote St and urinating on the pavement [REDACTED] This is an obvious public nuisance and leaves an unacceptable smell on the pavement of our residential street.

I understand that another licensing objective is the protection of children from harm, and that this specifically includes protecting them from early exposure to strong language and sexual expletives. It is not possible to protect the children in the neighbouring properties from hearing the strong language and sexual expletives that come from the beer garden. As the beer garden is in the middle of a residential area and adjacent to their gardens, and only a few metres from neighbouring homes, this language can now easily be heard both inside the neighbouring houses and in the neighbouring gardens. Specifically, the language can clearly be heard both inside the bedrooms and living rooms [REDACTED]

It is clear that these recent changes made by Off Broadway are impacting on at least two of the licensing objectives (the prevention of public nuisance and the protection of children from harm), and would therefore require an application for a full variation.

In order for Off Broadway to comply with the licensing objectives Off Broadway need to:

- (i) Stop using the fire exit on Dericote St as an entrance to Off Broadway.
- (ii) Stop using the rear garden of 63-65 Broadway Market as a beer garden.
- (ii) Prevent customers of Off Broadway from drinking on Dericote St.

This would still allow Off Broadway plenty of opportunity to thrive as a business, but just on Broadway Market, where it is licensed to be, instead of in a residential area.

Off Broadway have frontage on Broadway Market, this is the only place their customers should be. This would allow Dericote St to retain its character as a quiet residential street much loved by its residents.

Many of the neighbours have repeatedly tried to appeal to the owner of Off Broadway, and have pointed out the public nuisance that his recent changes have caused. He appears indifferent to our concerns, and has refused to limit his trading to Broadway Market, and continues to use the new entrance on Dericote St.

If Off Broadway have not yet made an application for a full variation of their premises licence then whose responsibility is it to stop them from acting in breach of their existing licence please?

If Off Broadway should choose, in the future, to apply for a full variation of their premises licence to allow them to create a new entrance on Dericote St, then at least everyone who is detrimentally impacted by the change would have an opportunity to make a representation.

I have included below the email to Mr. O'Sullivan at Shop Fronts, as it includes specific details of some of the public nuisance being caused by Off Broadway's recent changes.

I will send a separate email with the photos.

Thank you for your help,



Begin forwarded message:



**Subject: Off Broadway (LICENSING REF: LIC-ENF-2021-007)**

**Date:** 6 May 2021 at 16:24:39 BST

**To:** daniel.o'sullivan@hackney.gov.uk

Dear Mr. O'Sullivan,

Off Broadway has recently made a number of changes to its commercial operations, this is negatively impacting the residents of Dericote St. I would like to check the details of their shop front trading licence please.

There is no shop front trading licence displayed in its window, and I haven't been able to find it on-line anywhere.

I would like to check the details of any current licence they hold, so that I can see if they have permission for their new commercial activity on Dericote St.

I know that they applied, and were rejected, for 2 pavement licences in 2020.

Off Broadway have created a new entrance to their premises on residential Dericote St. This door was previously a fire door, and was kept closed. They have removed the "fire door / keep closed" sign from the door, and now leave it propped open. This is used as the only entrance to their new unauthorised 60 capacity beer garden which they are now operating in direct breach of their planning conditions.

A planning enforcement case file has been opened concerning the unauthorised use of the garden as a beer garden. I would like to check whether their commercial use of the pavement on Dericote St is also a breach of any current licence they hold please.



Previously, customers used the normal entrance on Broadway Market to enter Off Broadway and to access the toilets. Reverting to that original entrance, and closing the fire door, would help to reduce the disturbance on Dericote St.

Drinkers from Off Broadway now congregate on Dericote St outside the new entrance. This spread of the drinking area from Broadway Market to Dericote St is causing a change to the character of our quiet and residential street.

On 17th April 2021 the police were called to Off Broadway as customers and staff from Off Broadway were causing an unacceptable disturbance by congregating on the pavement by the new entrance on Dericote St, and were playing amplified music in the street.

When Off Broadway's application for a pavement licence was refused in September 2020, the following reasons were given:

"Objections raised from local residents, Met Police, Licensing and Street Scene in relation to the impact and conduct during the pandemic of the premises on the public highway in relation to social-gathering and social distancing leading to anti-social behaviour."

This new commercial use of the pavement outside Off Broadway on Dericote St is causing a great disturbance to the families who live nearby and will result in a permanent change to the character of this residential street within a conservation area.

Can I please check if Off Broadway are permitted to have a new entrance on this residential street please? Also, are they permitted to carry out this commercial activity of letting their customers consume take away drinks on the pavement adjacent to the premises? Could you please confirm whether any licence that Off Broadway currently holds permits them to allow their customers to drink just on the Broadway Market side, or if it also permits drinking on the pavement of Dericote St too please?

I would be very grateful if you could let me know the exact details of what their current shop front licence allows, and what precise area it covers please.

If Off Broadway do not have a shop front licence for Dericote St, then what is the procedure for stopping them from carrying out their commercial activity on Dericote St please?

Dericote St is a quiet residential street with many young families. Previously, families walking home from London Fields Primary School would carefully shepherd their children through Broadway Market, and then let them freely run or scoot along the pavement on Dericote St to their homes. Now that Off Broadway have commercialised part of Dericote St with their new entrance and crowds of customers on the pavement, the children are no longer free to safely enjoy their own street.

If Off Broadway do not have a shop front licence for Dericote St, then I am concerned that they may not have public liability insurance cover. Whilst walking my own children home from school I have previously had a very near miss when my child was nearly burnt by the cigarette of one of Off Broadway's customers on the pavement on the Broadway Market side. It is easy to imagine that this could also happen on Dericote St now.

Since Off Broadway have started to use the area to the rear as an unauthorised beer garden, they have been keeping their commercial bins on Dericote St. Is this commercial use of the pavement of Dericote St permitted under their current licence please?

Off Broadway have not been clearing up after themselves or their customers on Dericote St. The attached photographs show grease which leaked from the rear garden of 63-65 Broadway Market on to the pavement of Dericote St and vomit and urine and dirt. When these photographs were taken, the pavements had been left in this state for four days. Please can you advise whose responsibility this now is.

If you could confirm whether or not Off Broadway have the appropriate permission to carry out this commercial activity on residential Dericote St, then that would be greatly appreciated.

As I'm sure you can imagine, Off Broadway's current usage is causing a great disturbance to everyone who lives nearby, and to everyone who wants to enjoy the peace, quiet and safety of, ordinarily residential, Dericote St.

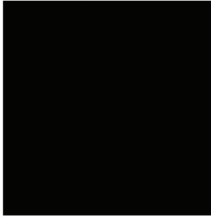
I will send a separate email with the photos.

16/06/2021

London Borough of Hackney Mail - Off Broadway (REF: LIC-ENF-2021-007)

Thank you very much for your help.

Best Wishes,



**Licensing Service**  
Hackney Service Centre  
1 Reading Lane  
London  
E8 1DY

Mr Rupert Selby/Mr Stephen Selby  
C/O "Off Broadway"  
63-65 Broadway Market  
London  
E8 4PH

020 8356 4942  
david.tuitt@hackney.gov.uk

10 May 2021

Dear Sirs,

Ref: LIC/ENF/2021/0007

**Licensing Act 2003 s136 - Alleged unauthorised licensable activity  
"Off Broadway", 63-65 Broadway Market, London E8 4PH**

I write further to my visit to the above site on 20 April 2021 and subsequent correspondence in relation to the creation of an external area to the rear of the above site.

I can inform you that the Licensing Service has continued to receive complaints from local residents as a result of the use of this external area. This suggests that the licensing objective of the prevention of public nuisance may be being undermined. Furthermore, as explained previously, this new area appears to have:

- Created a new customer drinking and dining area
- Extended the overall capacity of the premises
- Added a new entrance/exit leading directly to Dericote Street

This would suggest that the layout of the premises which is annexed to the premises licence (ref: LBH-PRE-T-0979) has undergone substantial alteration without a variation to the licence being granted. This may therefore result in unauthorised activity being carried on.

**Please be aware that under s136 of the Licensing Act 2003:**

**A person commits an offence if—**

- (a) he carries on or attempts to carry on a licensable activity on or from any premises otherwise than under and in accordance with an authorisation, or**
- (b) he knowingly allows a licensable activity to be so carried on.**

A person, upon conviction for an unauthorised activity, can face an unlimited fine and/or receive up to 6 months imprisonment. Therefore, please take this letter as a warning that the Licensing Service can take further action in the event of evidence of continued non-compliance.

Please also note that the complaints as a result of the use of the new external area suggest that a public nuisance is being caused. This would appear to provide sufficient grounds for an application to review the premises licence.

I would be grateful for a response with how you intend to address the matters raised above.

Yours Sincerely,



**David Tuitt**  
**Team Leader - Licensing and Technical Support**



Licensing (Shared Mailbox) &lt;licensing@hackney.gov.uk&gt;

## Hackney Off Broadway (LIC-ENF-2021-0007)

1 message

11 May 2021 at 10:06

To: "licensing@hackney.gov.uk" <licensing@hackney.gov.uk>, "david.tuitt@hackney.gov.uk" <david.tuitt@hackney.gov.uk>, "steven.davison@hackney.gov.uk" <steven.davison@hackney.gov.uk>, "Andy.Durrant@met.pnn.police.uk" <Andy.Durrant@met.pnn.police.uk>

To Whom It May Concern,

we heard from our neighbours that there is an open case regarding Off Broadway (63-65 Broadway Market, London E8 4PH) and would like to submit some video material and point of view from our side.

cc'd to this email and myself are the owners and residents of

Since their reopening they have had shop front/ outdoor seating and the open fire door **till midnight - every single night of the week.**

To our understanding they have a license to have shop front/ outdoor seating till 10pm.

The open fire door is used to access the toilets, which could be easily accessed though there premises as well. But now that door is wide open to a residential street every night with a music speaker mounted just above on the inside.

The newly installed gate to Broadway Market, which is right next their shop front/ outdoor seating is used by their customers as a kind of extended bar as it has a flat top to put the take away drinks on. On busy nights (Thursdays, Fridays, Saturdays and Sundays) it takes another hour for their customers to leave that gate after Off Broadway closed at midnight. Not a single night they have encourage customers to leave that gat after they closed.

This hole situation is also contributing to a massive increase of taxi pickups through the residential street of Dericote which is ongoing till 1am in the morning. Broadway Market is open for cars and customers could be picked up in front of Off Broadway instead of shifting it to the side into a residential street.

23.04. at 23:22

<https://photos.app.goo.gl/LtoEoFJsspY1H2br6>

- Customers still coming to sit down
- Wide open fire door with music

<https://photos.app.goo.gl/TAqUihHyQ3MZQxQr9>

- The usual path of customers going to the toilet – which is apparently the only reason why this door is open and we absolutely don't understand why they can't access it through their premises

21.04. at 22:34

- This is just the final scene of clearly very drunk customers spending almost an hour in front of the open fire exit

[https://mail.google.com/mail/b/ALGkd0zIbVeXQ3MQ3qRUHuSGOW45\\_GuPHh2WtWKFvX\\_8HxmDcMMN/u/0?ik=11de5240b7&view=pt&search...](https://mail.google.com/mail/b/ALGkd0zIbVeXQ3MQ3qRUHuSGOW45_GuPHh2WtWKFvX_8HxmDcMMN/u/0?ik=11de5240b7&view=pt&search...) 1/2

16/06/2021

London Borough of Hackney Mail - Hackney Off Broadway (LIC-ENF-2021-0007)

- Not a single time Off Broadway encouraged customers to go back in front and on top of that even served them out of that fire exit.

<https://photos.app.goo.gl/KRatpfnCXL8ZXWs78>

**08.05. at 00:02**

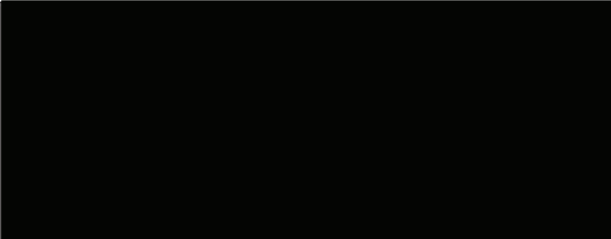
- Customers are still sitting
- The gate is used as a gathering point – the last group left at 01:30

<https://photos.app.goo.gl/aimTPbcdwEyuJjxB6>

Please let us know if you need any further supporting material.

Kind regards,





RGS/



Licensing (Shared Mailbox) &lt;licensing@hackney.gov.uk&gt;

## Off Broadway Ltd - use of beer garden in breach of license? (LIC-ENF-2021-0007)

1 message

11 May 2021 at 12:53

To: "david.tuitt@hackney.gov.uk" <david.tuitt@hackney.gov.uk>, "andy.durrant@met.pnn.police.uk" <andy.durrant@met.pnn.police.uk>, "licensing@hackney.gov.uk" <licensing@hackney.gov.uk>

Hello David

Hope you're all well!

I am writing to you in relation to Off Broadway Ltd's (OB) creation of a beer garden to the rear of their premises at 63-65 Broadway Market. Their existing planning approval (2007/3178) specifically prevent OB using this space for such purposes - in part as the area is effecting in residential Dericote St. I do not have access to their licensing approvals to know if the same restriction affectedly applies there.

OB currently has a planning application in to use some of the area to the rear of the property as a beer garden (2021/0563). This is currently in consultation.

The responsible licensee, Mr Rupert Selby, tells us that he is allowed to use this temporary beer garden under the COVID regulations - *Business and Planning Act 2020 (c.16)*.

To the best of our knowledge, this act refers to a "*relevant highway*" directly adjacent to the premises - not non-highway land that already has a usage restriction applied to it.

Mr Selby says that he expects to have an add 40-60 covers to his capacity via use of the beer garden - but he has not confirmed how this impacts his licensing or if he has applied for any sort of licensing extension for the increased covers/area.

We have alerted Planning to the fact that the actual area being used by OB is actually more than 50% larger than what they have included in their planning application.

Attached is a diagram I submitted with my planning objection showing the areas in question - as well as some photos of the beer garden.

The area OB are currently using as a beer garden is not just the area outlined in RED, but also the YELLOW area.

They have 10 garden tables outside - 8 of which are in the yellow area omitted from their planning application.

The beer garden area goes to literally the other side of my garden fence, and has removed the ability to have the quiet enjoyment one should be entitled to on a residential street - esp on a Sunday afternoon when the market isn't on.

To provide access to the beer garden, they are currently keeping their fire doors into Dericote St held open - effectively creating a new entrance in residential Dericote St. The beer garden is in operation from 12:00 - 18:00, but the doors are open until midnight to provide access to toilets for people drinking at their front pavement tables.

(Note: staff are not wearing masks and customers are not being requested to wear masks when they go inside to use the toilets.)

Myself and several neighbours have already raised objections in relation to the noise from the beer garden. There have also been issues in relation to people peeing in the street, general rubbish, bins left out on the street, etc.

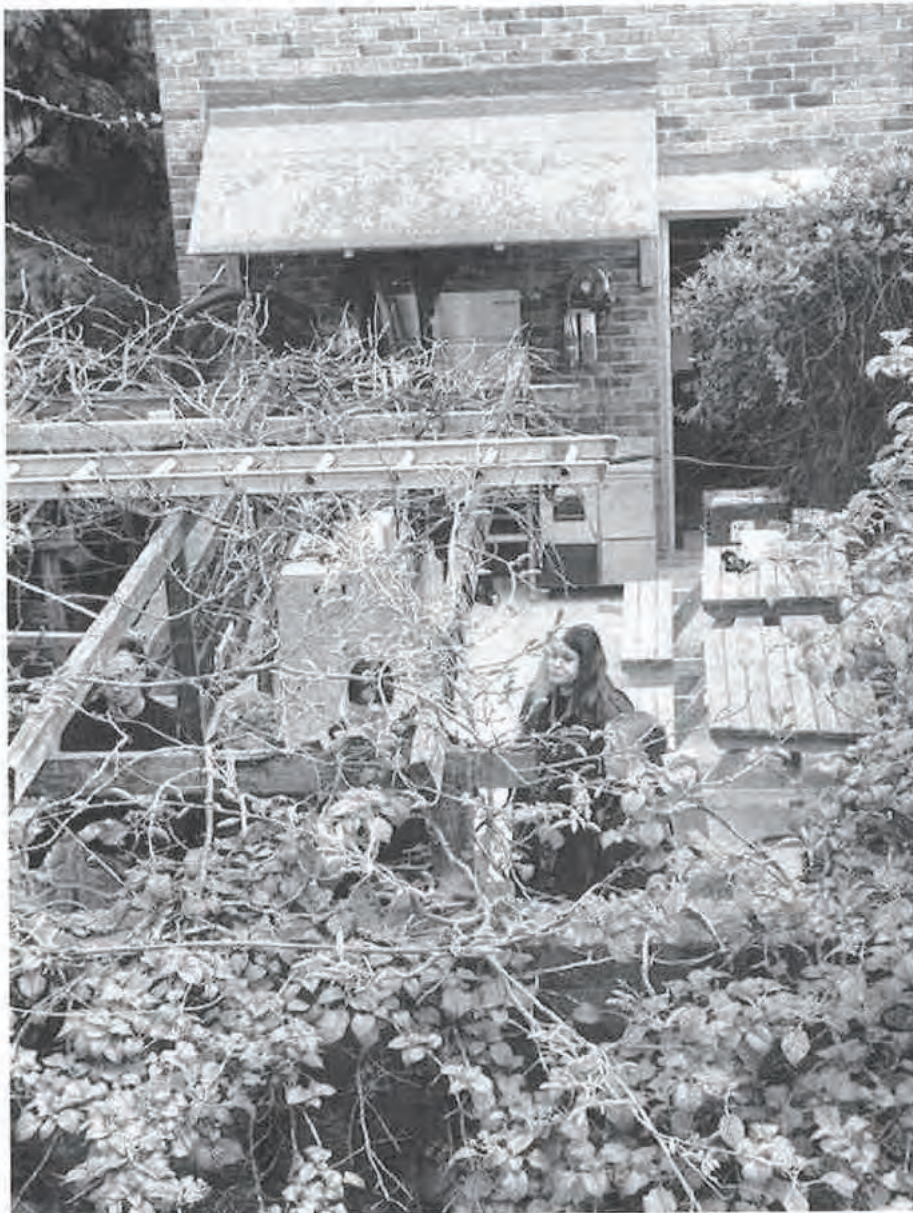
Whilst I appreciate that most of these issues do not fall under the remit of Licensing, I'd be really grateful if you could advise if OB are actually allowed to operate the beer garden under their current license?

Additionally, does the *Business and Planning Act 2020* override the license and allow the usage?

I appreciate that it is still difficult to access some documents following last year's cyber attack, but any guidance you could provide would be much appreciated as it will help us collectively determine how best to constructively work with our neighbour.







22:29



BAROFFBROADWAY  
Posts



baroffbroadway  
Off Broadway



159 likes

baroffbroadway Last post didn't do the fact we have a brand new beautiful beer Garden out the back justice! So here we are...

View all 13 comments

baroffbroadway @ellanodwell no Ella it's Walk ins for now xxx

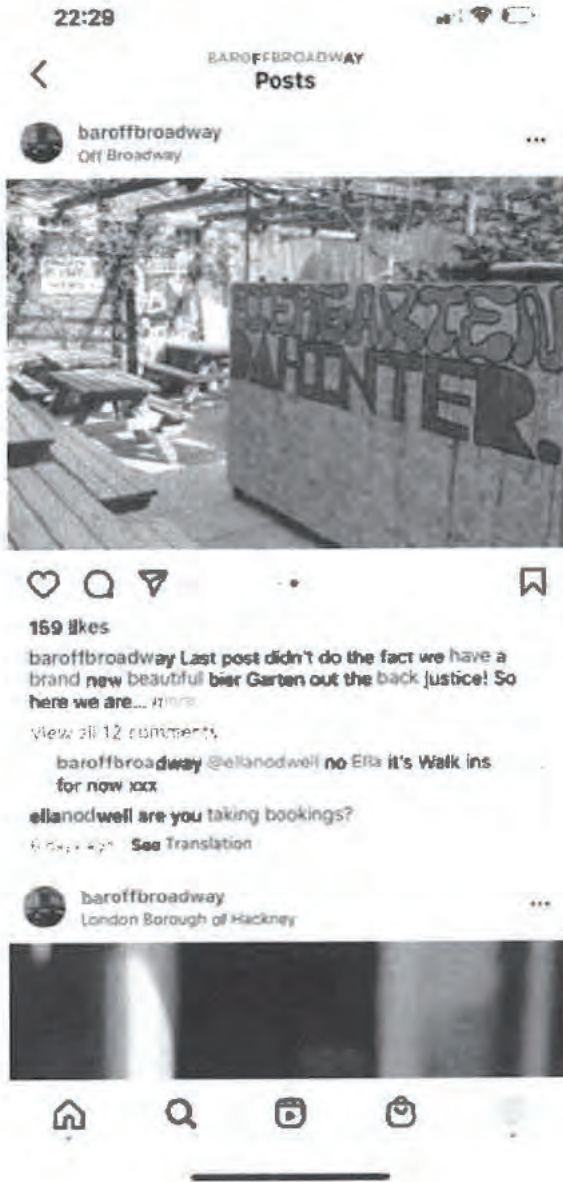
ellanodwell are you taking bookings?


See reply · See Translation



baroffbroadway  
London Borough of Hackney





 2021 0563 Off Broadway - Area in Scope for Changed Usage.pdf  
3705K

----- Forwarded message -----

From: **Rupert Selby** [REDACTED]  
Date: Tue, 11 May 2021 at 16:02  
Subject: Re: Plans  
To: David Tuitt <David.Tuitt@hackney.gov.uk>

Dear Mr Tuitt

Thank-you for your email. Unfortunately some of the newer members of our community did not realise that Broadway Market is one of the busiest and loudest streets in London. Please see how Hackney Council is encouraging this (night-time) economy:

[https://consultation.hackney.gov.uk/licensing/licensing-policy-consultation/supporting\\_documents/Evening%20and%20Night%20Time%20Economy%20%20a%20Cost%20Benefit%20Analysis.pdf](https://consultation.hackney.gov.uk/licensing/licensing-policy-consultation/supporting_documents/Evening%20and%20Night%20Time%20Economy%20%20a%20Cost%20Benefit%20Analysis.pdf)

I have been here since 1974.

Please explain how I am misunderstanding the following:

Following the announcement on 25 June 2020  
(<https://www.gov.uk/government/news/government-outlines-support-for-pubs-cafes-and-restaurants>) and ratified in the Business and Planning Act 2020 on 22 July 2020, specifically:

"Pubs and restaurants will be able to use car parks and terraces as dining and drinking areas, using their existing seating licenses."

In order to answer your points:

- • Created a new customer drinking and dining area  
*I am allowed to do this under the above act.*

- • Extended the overall capacity of the premises  
*An obvious result of the above.*

- • Added a new entrance/exit leading directly to Dericote Street  
This will be closed on 21 June. Temporary measure by agreement of nearest neighbour.

Please can you come round to the bar and see all of the measures we have put in place.

Yours sincerely

Rupert Selby  
**Managing Director**  
Off Broadway

12 May 2021 at 19:42:51  
62 Broadway Market  
London  
England  
E8 4QJ  
United Kingdom



MADE UNDER SECTION 15 OF  
CRIMINAL JUSTICE AND POLICE ACT 1997

Date and time of notice: 12.05.2021 (19:42:51) Ref No:

Sale witnessed  Or within last 24 hours

Name (if applicable) and address of the affected premises:

"OFF BROADWAY"  
63 - 65 BROADWAY MARKET  
LONDON  
E8 4PH

Alleged unauthorised use of the premises:

SALE / SUPPLY OF ALCOHOL BEING CARRIED ON IN A MANNER THAT IS NOT IN ACCORDANCE WITH THE PREMISES LICENCE (REF: LB17-PRO-T-0979). NEWLY CREATED GARDEN WITHIN THE PERIMETER OF THE SITE, ADDITIONAL FIXED SEATING, ACCESS & EGRESS VIA ADELPHI STREET.

Step which may be taken to end the alleged unauthorised use of the premises, or to prevent it from re-occurring:

CEASE USE OF NEWLY CREATED GARDEN AREA UNTIL SUCH TIME AS LICENCE VARIATION HAS BEEN APPROVED.

Person notice served on: HAROUN THOMSON

Position: DUTY MANAGER

Signature: \_\_\_\_\_

Officer name: DAVID TUIT

Officer signature: \_\_\_\_\_

PS.8944



Licensing (Shared Mailbox) <licensing@hackney.gov.uk>

---

## Use of Beer Garden at Off Broadway

1 message

15 May 2021 at 16:30

[Redacted]  
To: "Licensing (Shared Mailbox)" <licensing@hackney.gov.uk>  
Cc: David Tuitt <david.tuitt@hackney.gov.uk> [Redacted]

Dear David

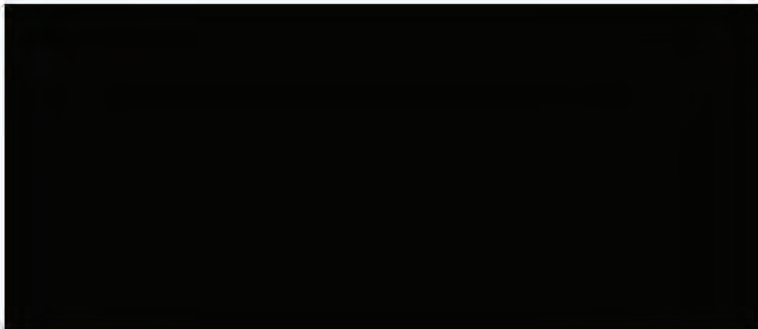
I was attending off Broadway to note evidence of their breaches of Shop Front licence. It appeared that there was a significant number of people in their beer garden and this was audible from the street.

To my knowledge they have not yet varied their licence and this is not covered by their off sales so this would represent a breach of their licence.

I would ask the Council to investigate this breach.

I noted this noise at 16.15 on the 15.5.21

Many thanks



RG/1



Licensing (Shared Mailbox) <licensing@hackney.gov.uk>

### Problem Report: Off Broadway take away alcohol

1 message

15 May 2021 at 21:02

To: Hackney Council <licensing@hackney.gov.uk>

A new problem in your area has been reported by a Report A Problem user.

## New problem in your area

A user of Report A Problem has submitted the following report of a local problem that they believe might require your attention.

Show full report

### Reported by:

Name [Redacted]  
Email [Redacted]

Replies to this message will go directly to [Redacted] the user who reported the problem.



### Off Broadway take away alcohol



Category: Alcohol

Customers buying take away alcohol from Off Broadway but sitting & lingering on Dericote Street

Location:

Easting/Northing: 534543/183824  
(51.537294, -0.061475)

Nearest road to the pin placed on the map (automatically generated by Bing Maps): [Redacted]





Licensing (Shared Mailbox) <licensing@hackney.gov.uk>

### Problem Report: Off Broadway encouraging street drinking

1 message

16 May 2021 at 20:00

[Redacted]

To: Hackney Council <licensing@hackney.gov.uk>

A new problem in your area has been reported by a Report A Problem user.

## New problem in your area

A user of Report A Problem has submitted the following report of a local problem that they believe might require your attention.

Show full report

### Reported by:

Name [Redacted]  
Email [Redacted]

Replies to this message will go directly to [Redacted] the user who reported the problem.



### Off Broadway encouraging street drinking



Category: Alcohol

Off Broadway canopy on Dericote Street opened up on a rainy Sunday to encourage patrons to stay dry with take away alcohol and cigarettes. The tables are positioned on Broadway Market only but this canopy actively encourages alcohol to be consumer on Dericote Street

#### Location:

Easting/Northing: 534542/183825  
(51.537306, -0.061493)  
Nearest road to the pin placed on the map (automatically generated by Bing Maps): [Redacted]

[Redacted]



RG/

**EXHIBIT RG/21**



Licensing (Shared Mailbox) <licensing@hackney.gov.uk>

**Off Broadway Ltd - issues from the weekend (LIC-ENF-2021-0007)**

1 message

18 May 2021 at 22:39

To: "david.tuitt@hackney.gov.uk" <david.tuitt@hackney.gov.uk>, "andy.durrant@met.pnn.police.uk" <andy.durrant@met.pnn.police.uk>, "licensing@hackney.gov.uk" <licensing@hackney.gov.uk>

[Redacted]

Hello David and team,

Hope you're well!

Just wanted to give you an update on the weekend issues with Off Broadway Ltd (OB).

I live at [Redacted] We are very directly impacted by some of the current OB activities - even though we are living in what should be a quiet residential street.

I know some of the issues below may seem trivial, but together they demonstrate a lack of care and neighbourly behaviour by the responsible licensee of OB.

Outside of the beer garden issue, we encountered five other issues on the weekend:

1. People **peeing on the pavement** in the corner at the rear off OB - this is just next to my gate and an area I [Redacted] the responsible licensee said that he would put a sign on the wall saying that the area was under CCTV. The very temporary one he did fell off weeks ago and he has not bother to replace it. I am also waiting for confirmation that his CCTV is actually working in that area as it wasn't a few weeks back when he was first opening the beer garden.
2. People **drinking outside my home** - photos taken by a neighbour.
3. **Pavement tables out until midnight.** (Neighbours have video footage of this.)
4. Groups of **people noisily loitering on the street until 1am** on Friday and Saturday night between OB and El Ganso. Some of the people in this group had been drinking at OB. (Neighbours have video footage of this.)
5. **Broken glass** on the pavement in Dericote St.

Whilst some of the above issues may not directly be from alcoholic beverages purchased from OB, the way they allow people to purchase take away beverages and drink on the street outside the venue - effectively increasing their "pavement capacity" by 2-4 times - actively encourages other people to congregate there. Basically, it acts as an extension of their bar area.

Attached is some evidence of the drinking and broken glass outside my home.

On a plus side, the inclement weather did mean that the beer garden was quieter than on sunny days. [Redacted]

[Redacted]

If there are any more issues this week, I'll group them together on a single email again as I know you're super busy.

Thanks,

[Redacted]













Licensing (Shared Mailbox) &lt;licensing@hackney.gov.uk&gt;

**Off Broadway - Enforcement LIC-ENF-2021-007**

1 message

19 May 2021 at 20:18

To: licensing@hackney.gov.uk, david.tuitt@hackney.gov.uk, Andy.durrant@met.pnn.police.uk  
Cc: Enforcementsupport@hackney.gov.uk

Dear All

I understand a Closure Notice has been issued against the bar Off Broadway, E8, in relation to the unlawful use of the newly created rear terrace (breaching the licence and planning conditions).

I attach a photo taken at 17:21 this afternoon showing the terrace is still being used by patrons today in spite of the closure notice.

I would be grateful if you could confirm receipt of the attached and share the details or the terms of the enforcement notice.

Kind regards



image0.jpeg  
199K



Off Broadway  
63-65 Broadway Market  
Hackney  
London  
E8 4PH

CE Licensing Unit  
Shoreditch Police Station  
Hackney

Telephone: 07796 183078  
Email: CE-Licensing@met.police.uk  
www.met.police.uk

25/05/2021

Dear Mr Selby

On the evening of Saturday 22 May 2021 going into the morning of Sunday 23<sup>rd</sup> May 2021 at around 00:00 hours myself and PC Leban visited your venue and observed the following-

- 1-Two customers being served at the bar; This is a breach of current covid regulations which stipulates customers, whether indoors or outdoors, should be seated at tables for the ordering and consumption of food and drink.
- 2- Poor dispersal outside, the one member of SIA was standing inside the venue holding the door to stop anyone coming in but was failing to encourage those already left to leave the area. He had to be asked to do this by us.
- 3- During the visit it was noted that your manager Mr Matteo Vaccargiu did not have an adequate understanding of the licensing act. Without this knowledge it is difficult to see how your staff are able to uphold, promote and safeguard the four licensing objectives. Please can this be looked into to ensure all staff are aware of the Licensing Act 2003.
- 4- Breach of condition 9 of your licence in relation to CCTV as no one at the venue was able to access or operate this.
- 5- Breach of condition 16 of your licence as an incident log couldn't be located
- 6- Breach of condition 11 as customers were seen wearing such items.
- 7- Your staff also failed to provide police with a full copy of your premise licence, this needs to be kept on premises as detailed in the Licensing Act 2003 Section 57 which states

*(2)The holder of the premises licence must secure that the licence or a certified copy of it and a list of any relevant mandatory conditions applicable to the licence are kept at the premises in the custody or under the control of—*

*(a)the holder of the licence, or*

*(b)a person who works at the premises and whom the holder of the licence has nominated in writing for the purposes of this subsection.*



8- Another observation is that you only have part of your licence summary displayed (see picture), this is an offence against section 57 of the Licensing Act 2003 which states

*The holder of the premises licence must secure that:*

- *the summary of the licence or a certified copy of that summary (certified by solicitor/notary), and*
- *a notice specifying the position held at the premises by any person nominated for this purpose (the notice from the company/premises licence holder giving the manager responsibility for looking after the licence).*

*Both documents must be prominently displayed in full at the premises for customers to be able to read clearly.*

These issues need to be addressed and rectified. If you have any questions or seek clarification on the issues raised do not hesitate to get in contact with us.

Yours sincerely,

CE Licensing Unit

R91

**EXHIBIT RG/24**



Licensing (Shared Mailbox) <licensing@hackney.gov.uk>

**Re: Reference Service Request LIC/ENF/2021/0007 Re:Off Broadway, Broadway Market**

1 message

29 May 2021

To: Sanaria Hussain <sanaria.hussain@hackney.gov.uk>  
Cc: licensing@hackney.gov.uk

Dear Sanaria

I am attaching a video demonstrating the ongoing use of the rear of Off Broadway for the sale and consumption of alcohol, taken this afternoon. This is despite the warnings issued. Ple could you delineate the next steps in forcing Off Broadway to desist?

Best wishes

[Redacted]

Dear Sanaria

This really is greatly appreciated.

Best wishes

[Redacted]

On 10 May 2021, at 15:53, Sanaria Hussain <sanaria.hussain@hackney.gov.uk> wrote:

[Redacted]

I have just been informed that a final warning letter is being sent this week before escalation to formal actions.

Let me know if you have any questions.

Kind Regards  
Sanaria Hussain  
Senior Licensing Officer  
Hackney Service Centre  
1 Hillman Street  
London E8 1DY  
Direct Line:020 8356 4972  
Duty Line:020 8356 2431  
www.hackney.gov.uk/licensing



We have launched the new Hackney Nights portal for licensees. This portal will help us rebuild a safer, stronger and more connected night time economy for everyone and give access to free training and guidance on a range of key night time economy safety issues as well as provide updates from the council.  
Sign up here to receive access.

On Mon, 10 May 2021 at 13:26, Sanaria Hussain <sanaria.hussain@hackney.gov.uk> wrote:

[Redacted]

I will look into this and get back to you.

Please bear with me.

Let me know if you have any questions in the meantime.

Kind Regards  
Sanaria Hussain  
Senior Licensing Officer  
Hackney Service Centre  
1 Hillman Street  
London E8 1DY  
Direct Line:020 8356 4972  
Duty Line:020 8356 2431  
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Sign up here to receive access.

On Sun, 9 May 2021 at 21:47, [Redacted]

Dear Sanaria

Thank you for your email on 20th April. Are you able to provide me with an update? I believe they are in breach of their licence conditions and the customers at the back of the business are causing significant disruption to my daily life.

Many thanks

[Redacted]

[REDACTED]

I refer to our telephone conversation yesterday in respect of your email dated 10th April 2021. Apologies for the delay in getting back to you. I can advise that a file has now been set up and a site inspection will be carried as soon as possible. We will update you in due course. In the meantime, please feel free to get in touch should you have any further queries.

Kind Regards  
Sanaria Hussain  
Senior Licensing Officer  
Hackney Service Centre  
1 Hillman Street  
London E8 1DY  
Direct Line:020 8356 4972  
Duty Line:020 8356 2431  
www.hackney.gov.uk/licensing

On 10 Apr 2021, at 22:56 [REDACTED]

Dear Hackney Licensing

This licensed business has created an extension at the rear of their property, on which a first floor veranda with outdoor seating has been erected - for the purpose of having customers consume alcohol. An outdoor bar has also been created at the rear of the property.

Their existing licence is only for a handful of customers to be standing at the front of the property, on Broadway market itself. The licence is explicit that there must be no activity at the rear of the property that may disturb neighbouring private residents.

Would you be able to advise me whether it is within this business' alcohol licence to sell and serve alcohol to customers at the private rear of the property? My concern is that the sale and consumption of alcohol in an area facing residential properties is explicitly prohibited in the existing licence and will cause really significant disruption to residents.

I am most grateful for your response.

Best wishes  
[REDACTED]



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**Foster for Hackney**  
Foster Care Fortnight 10-23 May 2021

Call: 0800 0730 418  
Visit: [www.hackney.gov.uk/fostering](http://www.hackney.gov.uk/fostering)  
Email: [fostering.recruitment@hackney.gov.uk](mailto:fostering.recruitment@hackney.gov.uk)



Licensing (Shared Mailbox) <licensing@hackney.gov.uk>

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## Breach of Closer Motive Off Broadway Bar

1 message

29 May 2021 at 16:24

[Redacted]

[Redacted]

Hi all,

Please see below images of this afternoon at Off Broadway Bar.

I am current not home but the residents are obviously really annoyed and frustrated as their is much noise nuisance.

I believe they have a closer Notice currently in place to not use the Outdoor area/garden due to both breaches of there planning and licensing regulations.

I have notified the Police.

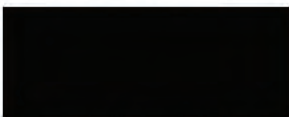






Many thanks for following this up.

Take care out there.





Licensing (Shared Mailbox) &lt;licensing@hackney.gov.uk&gt;

**Re: Off Broadway - Enforcement LIC-ENF-2021-007**

1 message

1 June 2021 at 12:07

To: "Licensing (Shared Mailbox)" <licensing@hackney.gov.uk>, David Tuitt <david.tuitt@hackney.gov.uk>, Andy.durrant@met.pnn.police.uk, "Enforcement Support (Shared Mailbox)" <Enforcementsupport@hackney.gov.uk>

Dear All

We were in our garden yesterday afternoon and could hear shouting including swear words (we are [REDACTED] [REDACTED] could quite clearly hear the language being used, so this is extremely uncomfortable when when it is clear that Off Broadway's use of the garden is in breach of both Planning conditions and their License.

From other neighbours I understand a closure notice was issued in regards to the new terrace but there seems to have been no change and the terrace is being used every day. Please could someone reply with an update to confirm the status of enforcement action?

Regards

[REDACTED]

On Sun, 30 May 2021 at 14:58, [REDACTED]

Hello

Further to my email below, the rear garden of Off Broadway is in use again today. I understand that police officers in the area addressed this breach yesterday.

In addition, I did not receive an acknowledgement reply or reference to my email below. Please could someone provide a response?

Many thanks

[REDACTED]

On 19 May 2021, at 20:18, [REDACTED]

Dear All

I understand a Closure Notice has been issued against the bar Off Broadway, E8, in relation to the unlawful use of the newly created rear terrace (breaching the licence and planning conditions).

I attach a photo taken at 17:21 this afternoon showing the terrace is still being used by patrons today in spite of the closure notice.

I would be grateful if you could confirm receipt of the attached and share the details or the terms of the enforcement notice.

Kind regards

[REDACTED]

&lt;image0.jpeg&gt;





Sign up here to receive access.

On Mon, 10 May 2021 at 13:26, Sanaria Hussain <sanaria.hussain@hackney.gov.uk> wrote:

[Redacted]

I will look into this and get back to you.

Please bear with me.

Let me know if you have any questions in the meantime.

Kind Regards  
Sanaria Hussain  
Senior Licensing Officer  
Hackney Service Centre  
1 Hillman Street  
London E8 1DY  
Direct Line:020 8356 4972  
Duty Line:020 8356 2431  
www.hackney.gov.uk/licensing



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Sign up here to receive access.

On Sun, 9 May 2021 at 21:47, [Redacted]  
Dear Sanaria

Thank you for your email on 20th April. Are you able to provide me with an update? I believe they are in breach of their licence conditions and the customers at the back of the business are causing significant disruption to my daily life.

Many thanks  
[Redacted]

On 20 Apr 2021, at 14:09, Sanaria Hussain <sanaria.hussain@hackney.gov.uk> wrote:

[Redacted]

I refer to our telephone conversation yesterday in respect of your email dated 10th April 2021. Apologies for the delay in getting back to you.

I can advise that a file has now been set up and a site inspection will be carried as soon as possible. We will update you in due course.

In the meantime, please feel free to get in touch should you have any further queries.

Kind Regards  
Sanaria Hussain  
Senior Licensing Officer  
Hackney Service Centre  
1 Hillman Street  
London E8 1DY  
Direct Line:020 8356 4972  
Duty Line:020 8356 2431  
www.hackney.gov.uk/licensing

On 10 Apr 2021, at 22:56, [Redacted]

Dear Hackney Licensing

This licensed business has created an extension at the rear of their property, on which a first floor veranda with outdoor seating has been erected - for the purpose of having customers consume alcohol. An outdoor bar has also been created at the rear of the property.

Their existing licence is only for a handful of customers to be standing at the front of the property, on Broadway market itself. The licence is explicit that there must be no activity at the rear of the property that may disturb neighbouring private residents.

Would you be able to advise me whether it is within this business' alcohol licence to sell and serve alcohol to customers at the private rear of the property? My concern is that the sale and consumption of alcohol in an area facing residential properties is explicitly prohibited in the existing licence and will cause really significant disruption to residents.

I am most grateful for your response.

Best wishes  
[Redacted]


**Re: Reference Service Request LIC/ENF/2021/0007 Re:Off Broadway, Broadway Market**

1 message

To: Sanaria Hussain <sanaria.hussain@hackney.gov.uk>  
 Cc: "Licensing (Shared Mailbox)" <licensing@hackney.gov.uk>

Dear Sanaria

This business is consistently and seriously breaking the conditions of their licence and continue to use the rear garden to serve alcohol. It continues to have a hugely detrimental impact the alcohol licence for this business be reviewed? What further action will be taken to force them to comply? This issue has now been ongoing for almost two months, and I do not consider proper to hold a alcohol licence. Is there anything us neighbours can do to help you enforce?

Best wishes

On 1 Jun 2021, at 12:19, Sanaria Hussain <sanaria.hussain@hackney.gov.uk> wrote:

We acknowledge receipt of your email and attachment.

This has been noted on our records.

Please bear with us while we are investigating this issue.

Let me know if I can be of further assistance.

Kind Regards  
 Sanaria Hussain  
 Senior Licensing Officer  
 Hackney Service Centre  
 1 Hillman Street  
 London E8 1DY  
 Direct Line:020 8356 4972  
 Duty Line:020 8356 2431  
 www.hackney.gov.uk/licensing



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 Sign up here to receive access.

On Sat, 29 May 2021 at 13:25, Oliver Tomkins <olivet.tomkins@gmail.com> wrote:  
 Dear Sanaria

I am attaching a video demonstrating the ongoing use of the rear of Off Broadway for the sale and consumption of alcohol, taken this afternoon. This is despite the warnings is: could you delineate the next steps in forcing Off Broadway to desist?

Best wishes

On 10 May 2021, at 19:38,

Dear Sanaria

This really is greatly appreciated.

Best wishes

On 10 May 2021, at 15:53, Sanaria Hussain <sanaria.hussain@hackney.gov.uk> wrote:

I have just been informed that a final warning letter is being sent this week before escalation to formal actions.

Let me know if you have any questions.

Kind Regards  
 Sanaria Hussain  
 Senior Licensing Officer  
 Hackney Service Centre  
 1 Hillman Street  
 London E8 1DY  
 Direct Line:020 8356 4972  
 Duty Line:020 8356 2431  
 www.hackney.gov.uk/licensing

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Licensing (Shared Mailbox) &lt;licensing@hackney.gov.uk&gt;

**Off Broadway (LIC-ENF-2021-0007)**

1 message

3 June 2021 at 12:23

To: david.tuitt@hackney.gov.uk  
Cc: licensing@hackney.gov.uk

Dear David,

Thank you for all your work dealing with the problems caused by Off Broadway.

After all the warnings that this pub has received, everyone was hugely disappointed that Off Broadway chose to continue with their breach and ruin each of the three days of the bank holiday weekend.

People had been looking forward to being able to once again enjoy their own homes and gardens, this was not possible with the unlawful beer garden operating in our residential street.

This pub is causing a significant harm to nearby residents, must be a huge drain on the council's resources, and provides no public benefit. The only benefit is to the owner himself, who collects the profit from the unlawful beer garden at everyone else's expense.

When this pub first applied for planning and a licence, they strongly petitioned local residents that the premises would be an art gallery and a community hub, serving as a meeting place for the local community. The current situation could hardly be further from that. They seem determined to persistently cause a great nuisance to the local residents, and offer no benefit at all to the local community.

The customers of the unlawful beer garden are, on the whole, not local residents but people who have come into the area specifically to drink alcohol in our residential street. They are not local residents and certainly do not represent the diverse local community. To allow this to continue is to prioritise these drinkers, and the profit motive of the owner, above the wellbeing of the local people.

After these recent breaches it does seem like this pub is unwilling to be controlled by Hackney Council.

This out-of-control pub, with its unlawful beer garden, is going to be causing even greater harm as we enter the summer months.

In addition to the public nuisance being caused, this out-of-control rogue pub is setting a very bad example in the area. How can nearby competing pubs be expected to stick to their licensing terms if this rogue pub continues to operate in plain sight in this out-of-control fashion?

This pub has clearly demonstrated by its persistent and flagrant breaches of both the terms of its licence and its planning conditions, that it has no regard whatsoever for the wellbeing of its neighbours. It has been given ample opportunity to make amends and act within the law, hopefully it is possible to now put a stop to the harm it is causing.

Thank you very much for all your help with this matter.

Best wishes,



Licensing (Shared Mailbox) &lt;licensing@hackney.gov.uk&gt;

**Fwd: Off Broadway (LIC-ENF-2021-0007)**

1 message

10 June 2021 at 13:24

To: david.tuitt@hackney.gov.uk, licensing@hackney.gov.uk

Dear David,

Please see the email below with details and video evidence of further ongoing problems being caused by Off Broadway.

This pub is becoming a more serious problem and the neighbours are scared because these drunk and threatening customers of Off Broadway are not under control and any request (not unreasonable as it was past midnight on a Wednesday night) is met with aggressive and threatening behaviour.

Best wishes,

Begin forwarded message:

**Subject: Off Broadway (LIC-ENF-2021-0007)****Date:** 10 June 2021 at 12:32:08 BST**To:** Daniel O'Sullivan <daniel.osullivan@hackney.gov.uk>**Cc:** Derek Fergus <derek.fergus@hackney.gov.uk>

Dear Daniel,

Thank you very much for all your help.

Unfortunately Off Broadway are still causing a problem by keeping their tables and benches out past 22:00, which is leading to people loitering late into the night.

Please see the attached video taken last night at just after midnight.

This noisy disturbance has been going on for the last three nights. When a neighbour tried to ask the bar staff about it, they said that they have no control over it - which is quite worrying. When the drinkers saw the neighbour talking to the bar staff it led to abusive and intimidating behaviour with a lot of swearing from the drinkers towards the neighbour who cannot sleep through this noise.


Whilst this neighbour was brave enough to try and politely resolve the issue, there are a lot of other affected neighbours who are too scared to try and do anything about this situation that is having such a hugely detrimental impact on their lives. It's not pleasant to be faced with such threatening and abusive behaviour right outside your home - "I don't give a f\*\*k about you. And I don't give a f\*\*k about your neighbours" was repeatedly said by one of the drinkers. This confrontational and threatening behaviour is worrying enough, but the real fear is that if nothing is done about this pub then this behaviour could escalate to something much more serious.

This pub is clearly still in breach of its shop fronts licence and is clearly failing to satisfy the premises licensing objectives despite all the warnings they have had.

I hope this evidence is useful in helping to support your case.

Thank you,

---

 **VIDEO-2021-06-10-08-10-08.mp4**  
3435K



Licensing (Shared Mailbox) &lt;licensing@hackney.gov.uk&gt;

**Off Broadway (LIC-ENF-2021-0007)**

1 message

10 June 2021 at 15:11

To: david.tuitt@hackney.gov.uk, steven.davison@hackney.gov.uk, andy.durrant@met.pnn.police.uk  
Cc: licensing@hackney.gov.uk, Daniel O'Sullivan <daniel.osullivan@hackney.gov.uk>

Dear David and colleagues,

Following my email earlier today to licensing (below), I'd like to submit this evidence, which gives some idea of why the neighbours are so scared.

Prior to last night's complaints to the bar staff from a neighbour, Off Broadway had not posted on their Instagram account since 17th May 2021. Since the complaint, and all the threatening abuse from Off Broadway's customers, Off Broadway have decided to update their Instagram account the very next day with a post which it is hard not to see as a threat (post attached below).

To explain the context of Off Broadway's message - the Mitchell brothers were mostly known for their violent and threatening behaviour, this is the description from wikipedia:

"Of the two brothers Grant was the more volatile, but both had a sense of physical danger about them, and both displayed stereotypical masculinity, thuggish behaviour and a tendency to resolve problems through violence."

I have also included a post from the instagram account of one of these customers [REDACTED] showing him and his gang drinking on Dericote St.

Some of the neighbours have already said that they are too scared to give their names to the authorities. People are scared by the threatening behaviour, and fearful of potentially violent repercussions to them and their families.

Off Broadway have crossed over from causing a nuisance and affecting people's quality of life to a position of threatening people, and putting us all in a state of genuine worry about our properties and our safety.

Thank you,

[REDACTED]

Begin forwarded message:

[REDACTED]  
**Subject:** Fwd: Off Broadway (LIC-ENF-2021-0007)  
**Date:** 10 June 2021 at 13:24:23 BST  
**To:** david.tuitt@hackney.gov.uk, licensing@hackney.gov.uk

Dear David,

Please see the email below with details and video evidence of further ongoing problems being caused by Off Broadway.

This pub is becoming a more serious problem and the neighbours are scared because these drunk and threatening customers of Off Broadway are not under control and any request (not unreasonable as it was past midnight on a Wednesday night) is met with aggressive and threatening behaviour.

Best wishes,

Begin forwarded message:

**Subject: Off Broadway (LIC-ENF-2021-0007)**

**Date:** 10 June 2021 at 12:32:08 BST

**To:** Daniel O'Sullivan <daniel.osullivan@hackney.gov.uk>

**Cc:** Derek Fergus <derek.fergus@hackney.gov.uk>

Dear Daniel,

Thank you very much for all your help.

Unfortunately Off Broadway are still causing a problem by keeping their tables and benches out past 22:00, which is leading to people loitering late into the night.

Please see the attached video taken last night at just after midnight.

This noisy disturbance has been going on for the last three nights. When a neighbour tried to ask the bar staff about it, they said that they have no control over it - which is quite worrying. When the drinkers saw the neighbour talking to the bar staff it led to abusive and intimidating behaviour with a lot of swearing from the drinkers towards the neighbour who cannot sleep through this noise.

Whilst this neighbour was brave enough to try and politely resolve the issue, there are a lot of other affected neighbours who are too scared to try and do anything about this situation that is having such a hugely detrimental impact on their lives. It's not pleasant to be faced with such threatening and abusive behaviour right outside your home - "I don't give a f\*\*k about you. And I don't give a f\*\*k about your neighbours" was repeatedly said by one of the drinkers. This confrontational and threatening behaviour is worrying enough, but the real fear is that if nothing is done about this pub then this behaviour could escalate to something much more serious.

This pub is clearly still in breach of its shop fronts licence and is clearly failing to satisfy the premises licensing objectives despite all the warnings they have had.

I hope this evidence is useful in helping to support your case.

Thank you,

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**3 attachments**



**Instagram 10June21.pdf**  
4558K



**Instagram 1.pdf**  
1720K



**VIDEO-2021-06-10-08-10-08.mp4**  
3435K



Licensing (Shared Mailbox) &lt;licensing@hackney.gov.uk&gt;

**Off Broadway (LIC-ENF-2021-0007)**

1 message

14 June 2021 at 12:50

To: Daniel O'Sullivan <daniel.osullivan@hackney.gov.uk>, david.tuitt@hackney.gov.uk  
Cc: Derek Fergus <derek.fergus@hackney.gov.uk>, licensing@hackney.gov.uk, steven.davison@hackney.gov.uk

Hi Daniel and David,

Thank you very much for all your help.

I definitely won't trouble you with daily updates, but I thought this video might be useful evidence.

It was filmed just before midnight on Friday (11th June 2021); it shows:

- Off Broadway continuing to breach their shop front licence by leaving their tables out past 22:00 and letting their customers use them.
- The problems caused by Off Broadway's off-sales.
- Off Broadway's complete (and admitted) lack of control over their customers, and no effort being made to stop them causing a public nuisance.


Off Broadway's behaviour is causing regular public disorder at the end of residential Dericote St. This happened every night last week.

Off Broadway are transforming this area, which is full of families with young children and also older people who have lived here for decades, into a notorious attraction for raucous and drunken behaviour, and whenever residents try to talk to Off Broadway's staff they admit that the situation is beyond their control and are also met with hostility and abuse from the customers.

In the end residents had no choice but to call the police, the threat of the police coming was finally enough to move them away from Dericote St.

I know you are working very hard to make things better, hopefully this evidence will help.

Thank you,

 **Video OB 11th June 21.mp4**  
5535K



**LIC-ENF-2021-0007 - Complaint about Off Broadway, 10 June 2021**

1 message

20 June 2021 at 11:12

To: "licensing@hackney.gov.uk" <licensing@hackney.gov.uk>, "david.tuitt@hackney.gov.uk" <david.tuitt@hackney.gov.uk>, "andy.durrant@met.pnn.police.uk" <andy.durrant@met.pnn.police.uk>

Dear Andy, David & other Licensing/Enforcement colleagues,

See attached latest video evidence of further breaches of licensing by Mr Selby and Off Broadway. The previous two nights it was the same issue.

Residents are having to make repeated complaints, over a period of months and years, about clear breaches of licence, noise, ASB late at night. It's taking hundreds of hours of your and our time. And it's costing us as rate payers/tax payers (while OB and other businesses have a business rates freeze due to covid).

(After this email, I will send a 2nd email/video from 2 days later, of even louder & later noise & anti-social behaviour, which went on between 11pm and 2am.)

Licensing Breaches on 10 June:

1. It is after midnight, and here is video evidence of the bar open and tables out.

2. At end of video, evidence of still serving drinks.

3. Noise/nuisance. No security during week nights, or efforts to control anti-social behaviour. Evidence of one customer playing a loud, hand-held amplified sound system. The noise was sufficient to wake me from sleep in my bedroom around 80 metres away. I got out of bed and went down the street asked the staff politely what they were doing staying open 2 hours after their license. They said "Sorry, we can't control it, we don't have any security staff and we can't get them to stop. We can't make them leave."

4. Anti-social behaviour. When I was seen talking to staff, several drink or drug-affected customers approached me. They shouted that "you shouldn't have moved in here if you didn't want this". I briefly pointed out that most of the residents on the street had lived there for many decades longer than this bar, or most of the other many licensed premises on the top part of the market). And that me and my family, and many other residents were terribly affected by this late night noise in a residential area. I explained there were numerous elderly neighbours who were badly affected. I mentioned one elderly neighbour in his 70s who had severe cancer, had recently lost his wife and was repeatedly disturbed. Another lady in her 70s with anxiety and sleeping problems whose life was a misery due to the bar. A well-spoken and well-dressed male customer shouted at me, "I don't give a f\*\*\* about you and I don't give a f\*\*\* about your neighbours...I don't give a f\*\*\* about you and I don't give a f\*\*\* about your neighbours".

It's a real community on these streets. Kind considerate neighbours who care for each other and the community. Off Broadway wants no part of this and has a proven track record of persistently breaking the terms of their license. We all like to have a good time, and sometimes make some noise, or have a party. But the issue is that this isn't once in a while - it's every week: whether it's building and operating a 'beer garden' without license or considering the extreme disruption to neighbours, getting customers paralytically drunk and vomiting/shouting/partying, permanently staining the paving on Dericote Street with heavy waste grease, loud amplified music either from within the bar or from customers on sound systems, fire door or safety exit breaches, dangerous wiring, serving and leaving out tables in breach of licence or not controlling ASB, or - above all - frequent loud noise of drink or drug affected customers partying on our street hours past closing time.

It's part of a wider issue. The Council has now issued licenses to I think around 15 premises on the top section of Broadway Market alone - it is clearly over-saturated, and the consequences in terms of late night drunk behaviour in the Market and in the London Fields park is inevitable and a persistent public nuisance, and high cost in terms of security, enforcement and policing.

The attitude of the OB management too all this, is simply rude and utterly dismissive of residents, denigrating them, denying the evidence, and just doing it again. And they - and their customers - can come in and make/spend their money, then go home - and leave us as residents with all the impacts.

Thanks for your work on this particular Off Broadway case, and the wider challenge.

Best regards,

129  
[Redacted]  
Sent from my iPhone

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 **IMG\_1050.MOV**  
1704K

## 2nd complaint (this week, that is): LIC-ENF-2021-0007 - Off Broadway, 12 June 2021

1 message

20 June 2021 at 11:20

To: "licensing@hackney.gov.uk" <licensing@hackney.gov.uk>, "david.tuitt@hackney.gov.uk" <david.tuitt@hackney.gov.uk>, "andy.durrant@met.pnn.police.uk" <andy.durrant@met.pnn.police.uk>

Dear All,

Another complaint/breach by Off Broadway, 12 June 2021.

2nd video from 0.45am from two nights after my previous email/video.

Between 11pm and 1am there was raucous, large drunken crowd and extreme noise/sound system outside Off Broadway bar.

Breach of licence hours. Breach of noise levels with no efforts by bar to control noise or disperse crowd. At the time of this video the Bar had closed its shutters but many of the crowd are its customers.

The police had been called so the party moved to London Fields where it continued after 2am (also equally disturbing in noise and ASB to local residents as we live next to both BM and LF).

Best regards,

On 20 Jun 2021, at 11:12,

Dear Andy, David & other Licensing/Enforcement colleagues,

See attached latest video evidence of further breaches of licensing by Mr Selby and Off Broadway. The previous two nights it was the same issue.

Residents are having to make repeated complaints, over a period of months and years, about clear breaches of licence, noise, ASB late at night. It's taking hundreds of hours of your and our time. And it's costing us as rate payers/tax payers (while OB and other businesses have a business rates freeze due to covid).

(After this email, I will send a 2nd email/video from 2 days later, of even louder & later noise & anti-social behaviour, which went on between 11pm and 2am.)

Licensing Breaches on 10 June:

1. It is after midnight, and here is video evidence of the bar open and tables out.
2. At end of video, evidence of still serving drinks.

3. Noise/nuisance. No security during week nights, or efforts to control anti-social behaviour. Evidence of one customer playing a loud, hand-held amplified sound system. The noise was sufficient to wake me from sleep in my bedroom around 80 metres away. I got out of bed and went down the street asked the staff politely what they were doing staying open 2 hours after their license. They said "Sorry, we can't control it, we don't have any security staff and we can't get them to stop. We can't make them leave."

4. Anti-social behaviour. When i was seen talking to staff, several drink or drug-affected customers approached me. They shouted that "you shouldn't have moved in here if you didn't want this". I briefly pointed out that most of the residents on the street had lived there for many decades longer than this bar, or most of the other many licensed premises on the top part of the market). And that me and my family, and many other residents were terribly affected by this late night noise in a residential area. I explained there were numerous elderly neighbours who were badly affected. I mentioned one elderly neighbour in his 70s who had severe cancer, had recently lost his wife and was repeatedly disturbed. Another lady in her 70s with anxiety and sleeping problems whose life was a misery due to the bar. A well-spoken and well-dressed male customer shouted at me, "I don't give a f\*\*\* about you and I don't give a f\*\*\* about your neighbours...I don't give a f\*\*\* about you and I don't give a f\*\*\* about your neighbours".

It's a real community on these streets. Kind considerate neighbours who care for each other and the community. Off Broadway wants no part of this and has a proven track record of persistently breaking the terms of their license. We all like to have a good time, and sometimes make some noise, or have a party. But the issue is that this isn't once in a while - it's every week: whether it's building and operating a 'beer garden' without license or considering the extreme disruption to neighbours, getting customers paralytically drunk and vomiting/shouting/partying, permanently staining the paving on Dericote Street with heavy waste grease, loud amplified music either from within the bar or from customers on sound systems, fire door or safety exit breaches, dangerous wiring, serving and leaving out tables in breach of licence or not controlling ASB, or - above all - frequent loud noise of drink or drug affected customers partying on our street hours past closing time.

It's part of a wider issue. The Council has now issued licenses to i think around 15 premises on the top section of Broadway Market alone - it is clearly over-saturated, and the consequences in terms of late night drunk behaviour in the Market and in the London Fields park is inevitable and a persistent public nuisance, and high cost in terms of security, enforcement and policing.

The attitude of the OB management too all this, is simply rude and utterly dismissive of residents, denigrating them, denying the evidence, and just doing it again. And they - and their customers - can come in and make/spend their money, then go home - and leave us as residents with all the impacts.

Thanks for your work on this particular Off Broadway case, and the wider challenge.

Best regards,



**RESPONSIBLE AUTHORITY REPRESENTATION:  
APPLICATION UNDER THE LICENSING ACT 2003**

**RESPONSIBLE AUTHORITY DETAILS**

NAME OF AUTHORITY	Metropolitan Police service
ADDRESS OF AUTHORITY	Licensing Unit, Stoke Police Station 33 Stoke Newington High Street London N16 8DS
CONTACT NAME	PC 3691CE Kerrie RYAN
TELEPHONE NUMBER	07796 183078
E-MAIL ADDRESS	hackneylicensing@met.police.uk

**APPLICATION PREMISES**

NAME & ADDRESS OF PREMISES	<b>Off Broadway 63-65 Broadway Market London E8 4PH</b>
NAME OF PREMISES USER	<b>Rupert SELBY &amp; Stephen SELBY</b>

**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 for a review on the Premises Licence at OFF BROADWAY, 63-65 BROADWAY MARKET, LONDON, E8 4PH for the following reason(s);**

This statement summarises numerous visits made by police to the premises over the past 9-10 months. There have been numerous other visits in between these where police have continued to engage with the staff and management over various issues, including customers drinking outside on the street and more recently social distancing and breaches of COVID legislation.

In July 2020 England saw the re-opening of pubs, bars and restaurants after the National Lockdown. During this period police observed enormous crowds in Broadway Market outside the licensed premises, but especially Off Broadway. Police licensing officers repeatedly engaged with the staff and management to request that they pro-actively encourage social distancing, but very little was done. The following months had several changes in COVID legislation, rules and restrictions, which were followed up by regular updates from police and local authority officers.

The second national lockdown ended in November 2020, after which the following visits were conducted by police;

On 25<sup>th</sup> August 2020, police submitted representations in relation to a pavement licence application submitted by the premises for an area nearby, this was on the grounds that we had regularly seen overcrowding and drinking on the streets and the granting of this licence would be likely to encourage the continuation of this behaviour.

5<sup>th</sup> November 2020 (Also the start of 2<sup>nd</sup> Lockdown) – Police licensing officers visited the venue and observed lots of customers from Off Broadway drinking in the street and a lack of social distancing.

On 20<sup>th</sup> November 2020 – Police Licensing Officers attended and issued a Prohibition Notice for the issues observed on the previous visit on 5<sup>th</sup> November and up to this date.

22<sup>nd</sup> November 2020 at 1820hrs, again Police Licensing Officers visited and observed the breaching of the Prohibition Notice. The manager was challenged on this, and he stated that he was aware, and would be putting different measures in place the following day. He told police that he didn't have sufficient staff to enforce it tonight.

On 30<sup>th</sup> November 2020 police licensing officers attended and again witnessed COVID breaches. Police engaged with the management of the premises, stating that we wished to see an improvement.

On 19<sup>th</sup> December 2020 (Tier 4 restrictions announced and coming into force on 21<sup>st</sup> December 2020) police licensing officers visited the premises and again witnessed COVID breaches in relation to social distancing, no QR codes and customers not pre-ordering alcohol, but buying direct through the window.

The following few months then saw tougher restrictions as the government brought the 4 Tier System into force.

However, on 27<sup>th</sup> March 2021, police attended the premises and discussed with the management, the need for improvement around social distancing, overcrowding outside and large queues. A request for their COVID risk assessment was also submitted.

On 17<sup>th</sup> April 2021 at approximately 1535hrs, police licensing officers visited the premises again and spoke with management. During the visit it was observed that the rear garden was being used to accommodate customers, some of which were obviously sat in groups larger than 6, contrary to COVID legislation and there was very little social distancing being practiced or enforced.

On 11<sup>th</sup> May 2021, police licensing officers received a letter of complaint from a local resident in relation to the crowds, the high noise levels and the lack of actions around dispersal from the staff and management of the premises.

On 22<sup>nd</sup> May 2021, this was observed by police licensing officers who conducted a visit and saw crowds drinking outside again – despite being told about it numerous times previously, poor dispersal and the lack of a COVID Risk Assessment on the premises.

This visit was followed up by a warning that was sent on 28<sup>th</sup> May 2021. Previous to this though, police made a telephone call to Mr Rupert SELBY to discuss the issues with him to co-ordinate a plan of action and/ or assist with matters of concern. During this phone call Mr SELBY was rude and argumentative and refused to engage with police, stating that he would just wait for the warning letter.

Police feel that every effort has been made to engage with the venue and discuss our concerns, but have seen little to no improvement. There has been constant non-compliance with COVID legislation and no action taken by the premises despite several warnings. Police feel that the operator has no regard for the promotion of the licensing objectives and the operation has had a negative impact on the local area and residents.

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

Personal Knowledge. Conducting visits at the premises.

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

Signed  
PC 3691CE RYAN  
(By E-mail)

Name (printed)



This premises licence has been issued by:  
 Licensing Service  
 1 Hillman Street  
 London  
 E8 1DY

Premises licence number LBH-PRE-T-0979

#### Part 1 - Premises Details

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

Off Broadway  
 63-65 Broadway Market

**Post town**

London

**Postcode**

E8 4PH

**Telephone number**

**Where the licence is time limited the dates**

Not applicable

**Licensable activities authorised by the licence**

Plays  
 Films  
 Recorded Music  
 Supply of Alcohol

**The times the licence authorises the carrying out of licensable activities**

**Plays**

**Standard Hours**

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 10:00-23:00

**Films**

**Standard Hours**

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 10:00-23:00



**Recorded Music****Standard Hours**

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 10:00-23:00

**Supply of Alcohol****Standard Hours**

Mon 10:00-00:00  
Tue 10:00-00:00  
Wed 10:00-00:00  
Thu 10:00-00:00  
Fri 10:00-00:00  
Sat 10:00-00:00  
Sun 10:00-00:00

**The opening hours of the premises****Standard Hours:**

Mon 09:00-00:00  
Tue 09:00-00:00  
Wed 09:00-00:00  
Thu 09:00-00:00  
Fri 09:00-00:00  
Sat 09:00-00:00  
Sun 09:00-00:00

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

On Premises

**Part 2**

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

Mr Stephen Selby  
63-65 Broadway Market  
London  
E8 4PH

And;

Mr Rupert Selby  
63-65 Broadway Market  
London  
E8 4PH

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

N/A

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

Mr Byron Knight

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

**Date of grant: 04/11/2008**

**David Tuitt  
Team Leader - Licensing**

**Annex 1 - Mandatory Conditions**  
**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 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

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

b. 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 amount of duty chargeable in relation to the alcohol as if the duty were charged on the date of the sale or supply of the alcohol, and

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

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

(i) the holder of the premises licence,

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

(iii) the personal licence holder who makes or authorises a supply of

alcohol under such a licence;

(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 8.2(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.

### **Exhibition Of Films**

8. Admission of children (under 18) to the exhibition of any film must be restricted in accordance with: -

(a) Recommendations made by the film classification body where the film classification body is specified in the licence, or

(b) Recommendations made by the licensing authority where the film classification body is not specified in the licence, or the relevant licensing authority has not notified the holder of the licence that this subsection applies to the film in question.

"film classification body" means person(s) designated under s4 of the Video Recordings Act 1984(c.39).

### **Mandatory Condition - Door Supervision**

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

## **Annex 2 - Conditions consistent with the Operating Schedule**

9. 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 the 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.
10. The venue will operate a Challenge 25 policy.
11. Premises to operate a no baseball caps or hooded tops policy and no alcohol promotions eg Happy hour or 2 for 1.
12. The amount of people coming outside the venue to smoke to be limited by appropriate means to prevent people spilling onto a thoroughfare.
13. Premises to operate a zero tolerance policy to drugs and comply with the Hackney Police/ Hackney Council Community Safety Unit Drugs and Weapons Policy
14. The premises will also, in cooperation with Hackney Police and no later than 3 months following granting of the premises licence, regularly facilitate a premises drug audit using the iron itemiser or similar device.
15. Notices to be displayed at exits requesting patrons respect the needs of local residents and leave the premises and the area quietly.
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) all ejections of patrons (c) any complaints received (d) any incidents of disorder (e) seizures 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. (i) SIA booking on - off times / Full Badge number / contact phone number..
17. Security (SIA licensed door supervisors) is to be considered on a continual basis, on Friday and Saturday one (1) SIA will be employed from 2100 Hours at a ratio of one (1) SIA per one hundred (100) customers or part thereof until close. They will remind customers to be courteous and quiet when leaving the premises.
18. Children to be accompanied by an adult at all times.

19. An acoustic report to be produced to detail works that need to be completed to ensure the property does not cause noise nuisance to nearby neighboring residential properties: such report to be received and approved by the pollution team before regulated entertainment is permitted on the premises.

20. A defined space, no less than two metres, be made available at the front of the premises in order to allow no more than 4 patrons to congregate and smoke.

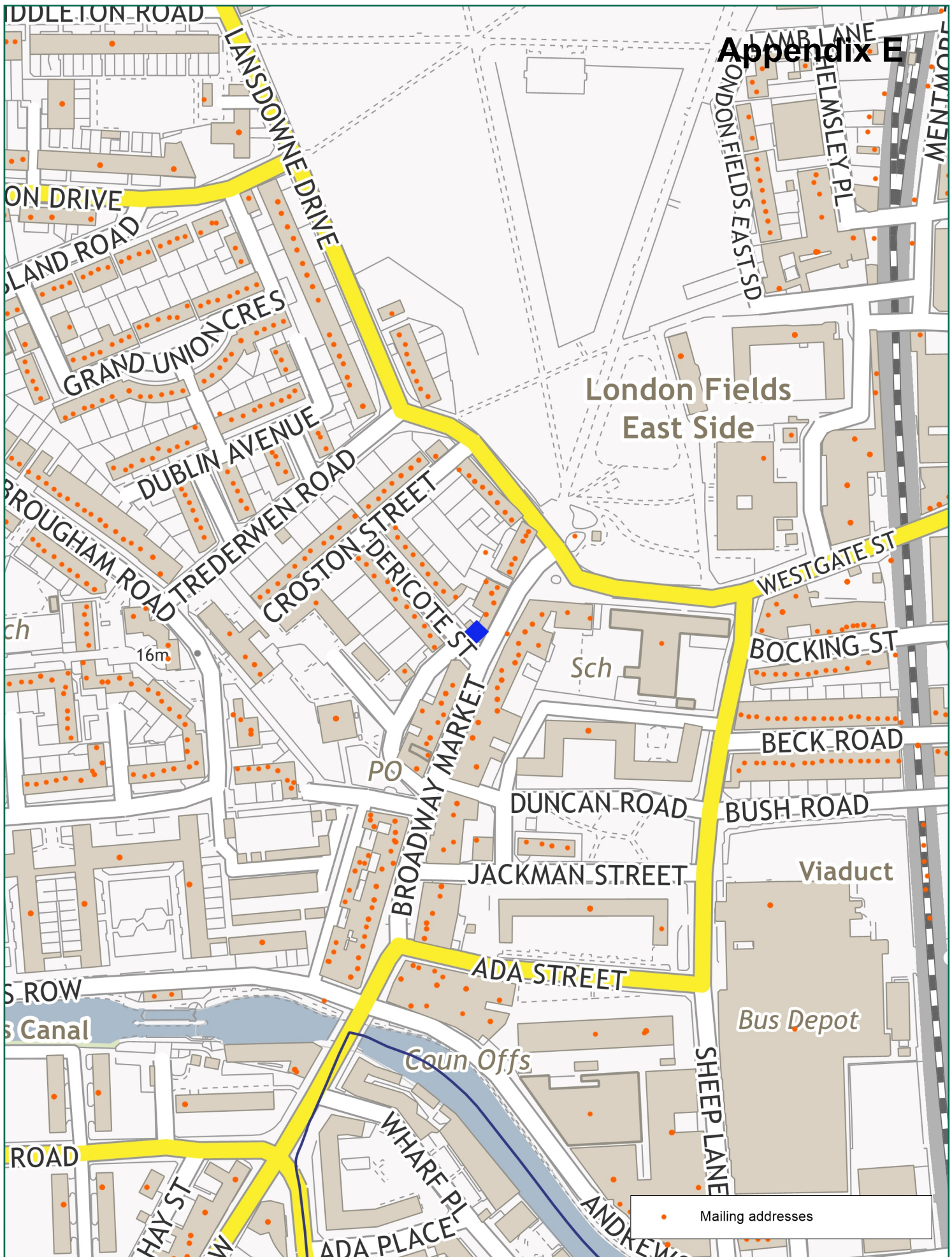
21. The capacity of the basement shall be limited to no more than 40 patrons at any one time.

**Annex 3 - Conditions attached after a hearing by the licensing authority**  
Not Applicable



**Annex 4 - Plans**

PLAN/LBH-PRE-T-0979/TBC





Licensing (Shared Mailbox) &lt;licensing@hackney.gov.uk&gt;

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## Off Broadway licence review

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19 July 2021 at 12:58

[REDACTED]  
To: "Licensing (Shared Mailbox)" <licensing@hackney.gov.uk>

Dear Licensing team,

Re: Off Broadway  
[63-65 Broadway Market](#)  
[London](#)  
[E8 4PH](#)

I am writing regarding the above premises licence review.

I support the revoking of their licence, on the grounds of public nuisance. The business has an incredibly poor compliance record under their current planning and licencing conditions and, therefore, I strongly believe that their licence needs to be revoked. Any conditions attached will simply continue not to be followed, as evidenced by their past record.

The business regularly causes a public nuisance including noise disturbance to surrounding residents, over many years, on a nearly daily basis. This includes extremely loud music from within the premises, which current rules stipulate should not be heard outside at any time. They have opened a large drinking garden, specifically against their planning permission, and have continued to operate this for 5 months, despite notice from the council to close it. This creates noise distance to many residents throughout our properties, at all times of the day.

Seating at the front, attracting large crowds and noise, continues to operate to after midnight on some occasions, again, despite shop fronts only allowing this to 10pm. This disturbs many residents in an area densely populated.

There has been the need for multiple police visits in the summer due to noise, crowds and antisocial behaviour. Multiple noise reports to the council requiring council visits and multiple reports of fly tipping around the business.

When we have contacted the owner, the owner refuses to take reasonable steps to minimise his business's public nuisance impact. This has also been reported by council officers and evidenced by his continual refusal to abide by existing rules. The business believes they have a right to operate as they like and does listen to residents or the council. Other businesses on the street are very engaging and responsive, and take reasonable steps to make it an enjoyable place for people to live and visit.

In summary, Off Broadway has blighted the street for many years, causing extreme noise disturbance to residents. It results in many episodes of antisocial behaviour surrounding the business. Despite frequent engagement by resident's, the police and the council, the business continues to break many rules attached to it and, therefore, must not be allowed to continue to operate.

Many thanks,

[REDACTED]

[REDACTED] [Broadway Market](#)  
[Hackney](#)  
[London](#)

E8 



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**Off Broadway, 63-65 Broadway Market, London E8 4PH**

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[REDACTED]  
To: licensing@hackney.gov.uk

28 July 2021 at 13:27

To whom it may concern,

The open drug use that has been seen since the recent reopening of Off Broadway is unbelievable and the rudeness of the new Canadian owner when trying to address the noise levels and antisocial congregating in the vicinity, plus the addition of the outside space in the car port that I couldn't find an alternation for on their license online – I wholeheartedly support your decision to review and potentially close this premises.

And contrary to their 'Save OB' campaign (<https://www.offbroadway.org.uk/save-ob/>), we are not NIMBY's or new residents – they have changed since lockdown, not us.

Regards,

[REDACTED]

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[REDACTED]



Licensing (Shared Mailbox) &lt;licensing@hackney.gov.uk&gt;

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**Licensing Review 'Off Broadway'**

1 message

28 July 2021 at 15:23

To: Licensing &lt;licensing@hackney.gov.uk&gt;

Dear Licensing

I write to request that the alcohol and premises licence for Off Broadway at [63-65 Broadway Market](#) is revoked in full in the upcoming licensing review.

I advocate that this is done on the grounds that Mr Rupert Selby has show himself to be a wholly unfit and improper person to hold a licence. He has consistently and deliberately breached the current conditions of his licence, and does not consider the consequences on the local community and public safety. He also refuses to engage genuinely with concerns of neighbours and the local community.

This is illustrated by the construction of a beer garden at the rear of the property, in direct contradiction to his existing planning and licensing conditions. This was done without any prior discussions or notifications with [REDACTED] neighbours, and when asked about the development Mr Selby refused to listen to our concerns. This beer garden was in operation for three months and caused huge distress to neighbours, because of noise and a total loss of privacy in our homes. Only when this review was announced did he desist, perhaps only temporarily, and he intended fully to make this a permanent fixture.

Off Broadway recurrently has late night openings, beyond the agreed hours, with resulting antisocial behaviour. This includes noise, patrons bringing their own amplified music equipment and has also involved open illicit drug use which I have reported to the Police. I have also previously asked staff to stop using the rear of the premises to smoking marijuana, as the smell is offensive.

There is frequently noise from live performances and recordings after the licensed hours. Music is consistently heard in surrounding private properties, including my own. This music is frequently played on the ground floor, rather than in the basement which is a current license conditions, with doors and windows open. I hear this in my [REDACTED] most evenings, and it prevents me from sleeping.

Any further licensing restrictions applied will simply not be adhered to by Mr Selby, who seems solely interested in making maximum financial gain through the sales of alcohol at the detriment of the local community and neighbours. There is a total lack of genuine engagement with neighbours and the local community, who care about Broadway Market and want to see its business flourish in a responsible manner. I do not see a situation in which Mr Selby will be capable of operating a responsible establishment, given his historical behaviour.

Other establishments, such as Cat and Mutton, are exemplary and adhere to their licensing conditions. and act responsibly to limit antisocial behaviour. To allow Off Broadway to continue to operate with a licence is unfair on other businesses who are acting responsibly.

Finally - I have raised this with Rupert Selby, who refuses to listen to my concerns. He subsequent created an online petition, shared on social media, in which he vilified and direct hatred towards neighbours for raising their concerns with him and the council. This is simply not compatible with a responsible licence holder.

**Please acknowledge receipt.**

Yours sincerely

  
[REDACTED]  
[Broadway Market](#)



Licensing (Shared Mailbox) &lt;licensing@hackney.gov.uk&gt;

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**Off Broadway**

1 message

16 July 2021 at 23:33

To: Shop Fronts <shopfronts@hackney.gov.uk>, licensing@hackney.gov.uk, Sanaria Hussain <sanaria.hussain@hackney.gov.uk>

Dear Shop Fronts and Licensing

Off Broadway have been keeping the tables on the pavement and serving alcohol until at least (it is still ongoing) 11.30pm tonight.


I am attaching a video demonstrating this.

Please can you both inform me whether they are allowed to do so? I have had no updates at all regarding these persistent breaches, which continue to have a massive detrimental impact on my home.

Best wishes

Broadway Market

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 **IMG\_1471.MOV**  
15672K



Licensing (Shared Mailbox) <licensing@hackney.gov.uk>

**Re: Review of Premises Licence: Off Broadway, 63 - 65 Broadway Market, E8 4PH**

[Redacted] 4 August 2021 at 00:15  
To: "Licensing (Shared Mailbox)" <licensing@hackney.gov.uk>, David Tuitt <david.tuitt@hackney.gov.uk>, Andy.Durrant@met.pnn.police.uk, Gerry McCarthy <Gerry.McCarthy@hackney.gov.uk>, stevie.bull@met.pnn.police.uk

Dear Licensing Committee,

Please now find attached video evidence as promised in respect of 'Review of Premises Licence: Off Broadway, 63 - 65 Broadway Market, Hackney, London, E8 4PH'

With regards,

[Redacted]

[Redacted]

[Redacted]

On Wed, 4 Aug 2021 at 00:10, [Redacted] wrote:

Dear Licensing Committee,

I have noticed that my email submitted in respect of 'Review of Premises Licence: Off Broadway, 63 - 65 Broadway Market, Hackney, London, E8 4PH' did not send some images embedded, or the video evidence, please now find attached a word version with all images for your convenience and I will send a further email with the video and hope this arrives.

With regards,

[Redacted]

[Redacted]

[Redacted]

On Tue, 3 Aug 2021 at 23:59, [Redacted] wrote:

Dear Licensing Committee,



Dear Licensing Committee,

**Re: Review of Premises Licence: *Off Broadway, 63 - 65 Broadway Market, Hackney, London, E8 4PH***

On behalf of many panel members and residents we wish to object to the above Premises Application. I am the Chair of London Fields Safer Neighbourhood Panel (LF SNP) and a resident on Croston Street and a regular user of Broadway Market; as such I am also directly affected by the high level of Crime, ASB and nuisance from the above premises.

We believe that a premises license review is necessary to consider restriction, suspension and or a revocation of the premises licence as the proprietor has repeatedly over many years demonstrated to promote and work against the 4 licensing objectives:

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

Historically going back over many years Off Broadway has been the single most complained about business for breaches of their licence ASB, noise and nuisance from residents in the area brought before the LF SNP. This has resulted in some residents becoming so distressed and deprived of a 'quality of life' that they have given up and reluctantly moved home.

**Public Nuisance, Crime and Disorder – Impact on surrounding residents right to a privacy and a safe environment in and around their own home.**

During the Pandemic and lockdown Off Broadway promoted the sale of takeout's and encouraged large unmanaged groups to consume Alcohol not only around the Bar but on Broadway Market, London Fields Park, surrounding streets and the residential Dericote Street and at one point were the only Bar opening on the street for take outs.

This has resulted in very high levels of alcohol use and has been associated with late night noise and parties, public urination, defecation, illicit drug use, drug dealing and significant litter and generates ASB resulting on many calls to Council Services and the Police.

This has been an issue pre-Covid 19 but has increased exponentially from April-2020.

**Nuisance and Disorder and ASB Public Safety:** Street gathering, noise and pollution.

Both historical and throughout the covid Pandemic breaches Mr Rupert Selby has demonstrated his disregard for both his Licensing legislation obligations, and to promote and imply Covid-safe measures. They repeatedly been reprimanded and warned by several the Councils departments for a number of contraventions including Licensing breaches and Covid-response team for breaches of Covid-Safe regulations and legislations. They were forced to close by Police and LBH Licensing teams on several occasions -often being the only Bar open- finally resulting on a probation notice being served. They continued to be the only bar to open following closure and it was clear they were the only bar selling take outs with large crowds repeatedly returning for takeouts to stand about drinking, causing nuisance and ASB.



Police called by several residents and myself police closed OB.

Security has been poor at best and while there is often the presents of a *SIA Licensed Door Supervisors* outside the front of the Bar, he does not manage or disperse the groups who purchase repeated Drinks and off sales and then congregate in Dericote street in large numbers. Many times, residents including myself have asked supervisors to disperse noisy drunken bar drinkers outside the bar, often with little result. Off Broadway have repeatedly been visited and informed by Covid Response team, Enforcement Officers and Hackney Police that it is requirement to disperse all customers that gather especially under Covid Legislation.

Examples of breaches reported to Police:



CAD Ref: 4524 - 20/03/21 Benches put out by staff on Broadway Dericote Street during Lockdown with customers eating and drinking.

RUBBISH: has on many occasions been left outside OB's on the street and road by OB and has causes a safety issue on occasion with oil spillages all across the pavement and leaking from bins as they them about every. XXX Insert images.

Openly promoting use of Garden Area in Breach of premises licence.



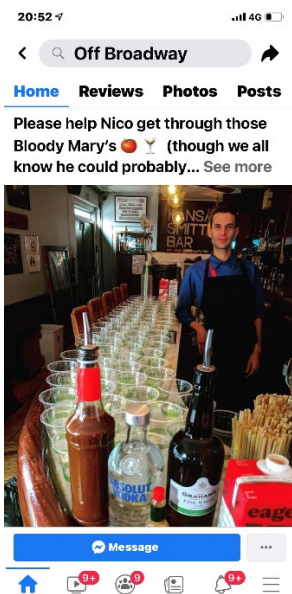
Cad Ref: 4325 – 29/05/21 in Breach of licence after closer notice served for unlicensed area being used.



From Off Broadways Instagram openly promoting use of

Garden Area in Breach of premises licence.

They have lacked in any regard to public safety or wellbeing openly promoted miss use of Alcohol and have encouraged people to gather in groups outside their premises during the pandemic.



From Off Broadways Instagram April 2021

Noise has been generated by the use of the garden without a premises licence, fire door regularly left open so noise and amplified music spills on to the residential street.



during COVID restrictions, Off Broadway regularly breach their current license by having live music in their main bar and openly promoted this:



02.05.2020 This group wandered down from having purchased drinks from OB and were playing music from phone on asking them where they had brought drinks they said OB informing me that it was busy there. I asked them to leave, and witnesses them returning to OB.

Public urination and defecation on the street and outside residents' homes, has been also witnessed by myself and has seen many OB customers not only urinate on outside and on Dericote street but walk to

Croston street to both Urinate and defecate outside mine and my neighbour's home. I have either seen them coming from OB or leave drinks with friends outside OB or return to OB afterwards.



This was left outside my house by two women who were very drunk and returned to their friends at OB and take up their drinks.

Please see video evidence 1. The noise, Crowds, street drinking from OB sales, waiting taxi blocking the street.

OB has regularly causes nuisance and breaches its premises licence and shop Front Licence blocking the pavement going back many years forcing pedestrians on to the road, and regularly we have to report it to Shop front trading, Markets and Enforcement, who year on year have to visit and issues warnings before they comply.



19.07.20

I regularly advise residents and other business owners on who to contact in Hackney Council. I have had meetings and discussions with Licensing lead David Tuitt and Community Safety and Enforcement Gerry McCarthy which has resulted in me being provided with contact details so that I can call/report in issues as I witness or arise from residents to enforcement for the area. Increased enforcement patrols have also been introduced to tackle people wondering down the street from the bar to urinate.

As Chair of London Fields Safer Neighbourhood Panel, and a directly affected resident, I have not only received many complaints but have witnessed first-hand and recorded the many problems and breaches from Off Broadway.

As Chair of Hackney Safer Neighbourhood Board, I am regularly updated on the Policing issues, actions, and impact on safely trying to manage Street drinking and ASB especially during this pandemic much is originating from Off Broadway.

We do not believe that this Mr Selby has demonstrated that he can meet the licensing objectives therefore creates significant nuisance, disorder, offending and a serious Public Health risk. Residents and Council services are suffering the impact of this poorly managed premises.

With regards,

[REDACTED]

[REDACTED]

[REDACTED]

Manse Road

London

N16

22<sup>nd</sup> July 2021

To Hackney Licensing,

I'm a regular drinker at Off Broadway, and I'm surprised that any investigation would be under review. Broadway market needs a non-chain venue and has always been a warm, friendly place for friends, family, date nights. The number of outside seats is minimal compared to the Cat and Mutton, the Dove etc. and I cannot help but assume a smaller place is an easier target for such complaint. Broadway market is fun and sociable - if that's not going to create a minimal amount of noise then it's lost its touch.

Thank you

[REDACTED] Queensbridge Rd  
E8 [REDACTED]

22/7/2021

To Hackney Licensing.

I am a regular to Broadway. I live locally  
I know both Rupert & Stephen for a few years.

Noise is no issue, its lively and fun.

Its important that there are venues like this  
I come here with my children (adults) and  
my elderly father. Support my family its  
a great venue for all generations.

Its heart is at the community.

Yours faithfully

[REDACTED]



[REDACTED] EVELYN COURT  
 EVELYN WALK  
 LONDON  
 N1 [REDACTED]

23<sup>rd</sup> July 2021

I have been coming to Off Broadway for  
 more than five years now. I love this  
 bar because of how it attracts the best of  
 east London culture and friendly clients.

The bar has an amazing team that work the  
 best for the area. This independent bar  
 will be sorely missed if made to close.  
 Off Broadway has great relationships with all  
 the surrounding businesses + trades. The other  
 Lager chain pubs like the Cat and Mutton attract  
 horrible clients and I always see fights there  
 so you should close that bar instead of  
 Off Broadway.

Do not close Off Broadway!  
 yours [REDACTED]

Date: 24 / 7 / 21

Address: [REDACTED] Otley Terrace, London, E5 [REDACTED]

To Hackney Licensing,

I am a regular customer at off Broadway and always chose it as one of the best spots for a casual drink in the afternoon / evening.

We love to support the independent venues on the street and would hate for more chains to take over and disrupt the community feel that somewhere like off Broadway brings.

The staff are always fantastic and it is no louder / busier than any of the other pubs / bars

Regards on the street.

[REDACTED]

██████████ FOUNTAINE ROAD

LONDON

W15 ██████████

22nd July 2021

To Hackney Licensing

As well as being employed at Off Broadway, I am and have always been an occasional drinker there.

The bar is great for the local community and I don't think there is any noise issue from the pavement, considering large groups congregate all along Broadway Market drinking cans from the off licences.

Broadway Market offers me a job and Off Broadway losing its licence jeopardises my income.

Yours faithfully

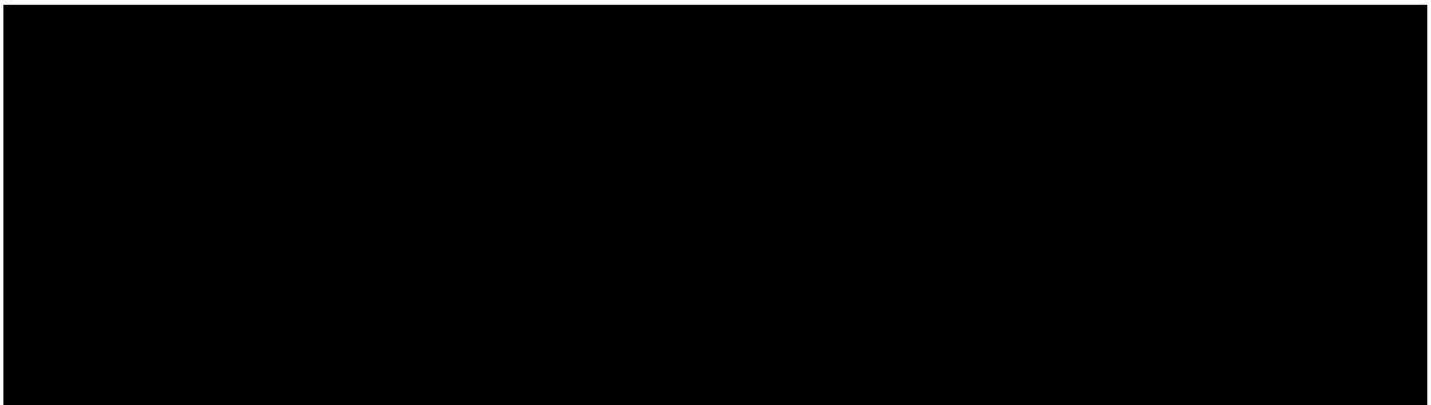
████████████████████

Date: 24 July

Address: Hackney E9 

To Hackney Licensing,

I live in the area and the bar is a hub for the local community. The noise is no issue considering the street is so busy in Hackney.



Date: 24/07/2021

Address: [REDACTED] Commercial Road, London,  
E14 [REDACTED]

TO Hackney Licensing,

I have been to Off Broadway a few times and it's a lovely place with really friendly staff, great atmosphere, been going for many years and is a great addition to the local cultural scene. Taking away its Alcohol licence will not help to reduce the noise in the street at all (as it's already a busy street with various venues) and instead will cause a huge loss of customers for the venue. Please, consider keeping the licence for Off Broadway and coming up with other measures that won't be harmful for the business.


Regards,  
[REDACTED]

Broadway Market  
E8

23.07.2021

To Hackney Licensing,

I've been living in the area for almost 4 years, of course, being a regular at Off Broadway. As an artist and also a journalist, I have to say that the venue mentioned above is one of the most important in the area. The professionalism of both the owners and the staff attracts a high range of customers, adding to the vibe of the area. Off Broadway is known for its eccentricity, and not for any problems such as noises or any official issues.



Address: E20 

Date: 24/07/21

To Hackney Council

I work just round the corner from  
Off Broadway and have only ever  
had positive experiences at and with  
Off Broadway. I have never experienced  
any noise or disruption, and all the  
staff are extremely kind and  
understanding. Please don't shut them  
down!

Regards



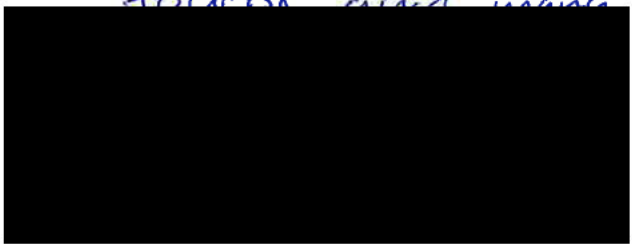
██████████ Welshpool House.

Broadway market

EX ██████████

To Hackney Licensing.

I'm a local resident for over 40 years and a regular customer at off Broadway bar since its opening. I have never had an issue with noise or any problems with local people. From my experience many residents are and find this location due to its energy and friendly locals who share the market with tourists and many visitors.



P.S. I have been made aware that my happy smiling face was viewed by a local as intimidating. Please do view the picture for yourself on Instagram for reference to make your own judgement. Please find this image as a clue to how I look.

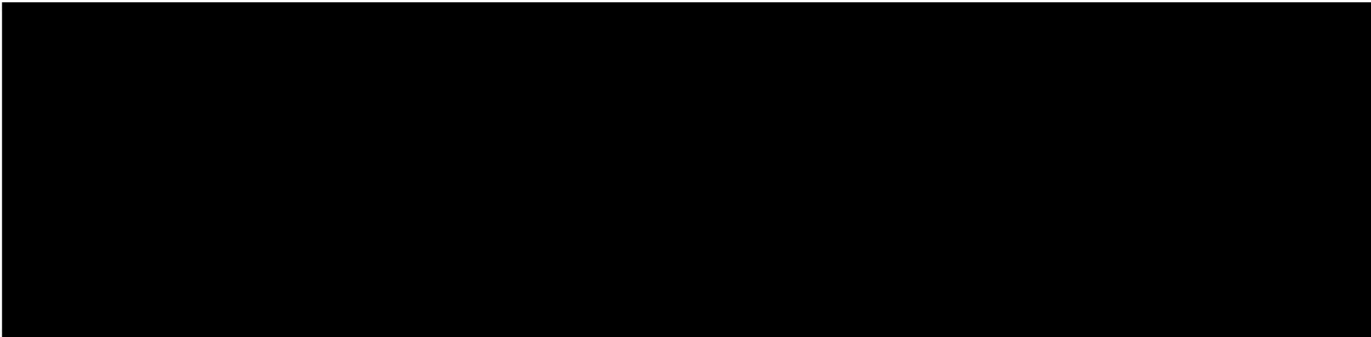


Date: 24<sup>th</sup> July 2021.

Address: E20 

To Hackney Council

Off Broadway is an essential part of the local community, it has a warm & friendly atmosphere. There seems to be no noise issue! It should stay open.



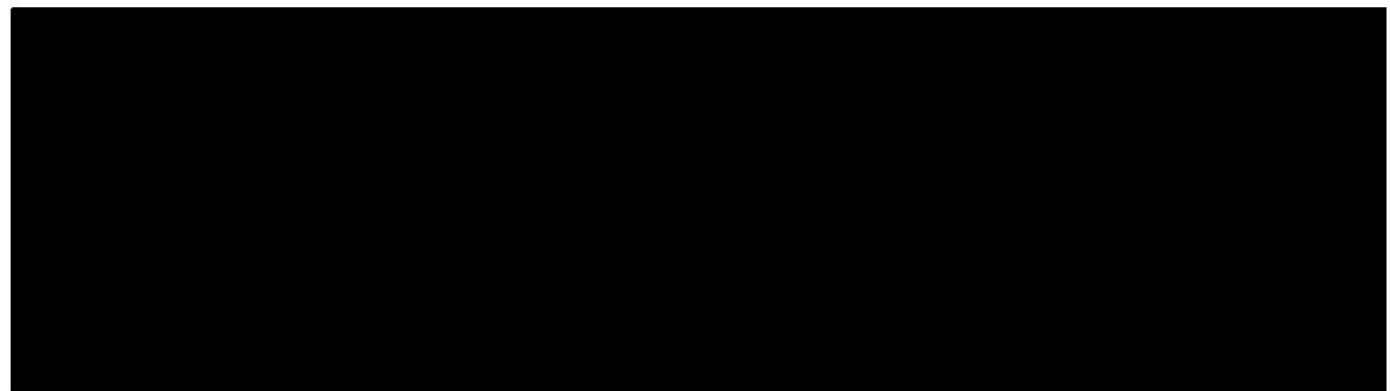
Address : [REDACTED] GWENDOLEN AVENUE  
SW 15 [REDACTED] - LONDON

Date : 26/07/2021

TO Hackney Licensing.

LOVE THAT IS ONE OF THE FEW INDEPENDENT  
PUBS IN LONDON. IT IS ON A BUSY STREET, SO  
THE NOISE CAN'T BE AN ISSUE, CONSIDERING  
THERE IS A STREET MARKET.

THE FOOD IS GOOD AND THE STAFF IS FRIENDLY,  
WOULD BE A SHAME TO SHUT IT DOWN.



Besford House, Pritchards Rd. C2

22 July 2021.

To Hackney Licensing,

We are really saddened to hear that Off Broadway are receiving complaints, from new neighbours.

We have lived in East London for years and consider this bar to be an integral part of Broadway Market's history and vibrant culture. We have spent many nights/afternoons here, soaking up the atmosphere, enjoying the loveliness of the bar staff and revelling in the fact that there is somewhere on this strip that plays beautiful music!

Taking away Off Broadway's license would be a huge blow to the culture ~~off~~ this area — which is already fighting ~~against~~ <sup>for</sup> the conservation of its retail independence.

People we know who have lived on this street haven't complained about noise, but rather felt proud about what these dedicated shop/restaurant and bar owners have provided for the local community.

Please don't remove Off Broadway's license.

Yours

Goldsmithrow

E2

27-07-2021

to: Hedingey Council Licensing

My name is [REDACTED] and I am a Regular guest at off Broadway. I am very close to Broadway market living here for 4 years.

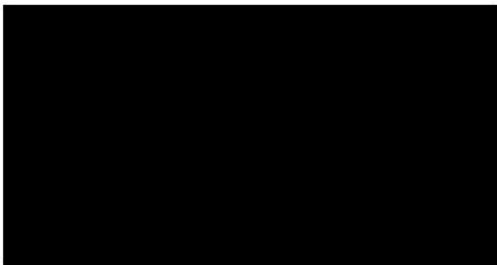
I feel its very important for peoples mental health this bar stays open, because its about community.

We never had any issues from people around the neighbourhood before, considering noise. The bar is always very aware of the rules and respects these rules.

I feel we would lose a very important soul if off Broadway closes. Its a really good place for meeting people. If people decide to live on Broadway market they need to realise they choose to live in a lively street with noises. I feel the people complaint are the ones who moved here during lockdown/ Covid, when everything was closed. But in normal live Broadway market is a lively street, which should stay like this. ♡



I LIVE NEARBY AND FREQUENT OFF BROADWAY ROOMART.  
ITS A FANTASTIC ACT RUN ESTABLISHMENT WITH RESPONSIBLE  
OWNERS AND OPERATORS / MANAGEMENT. THE NOISE IS NO  
ISSUE FROM THE PREMISES.



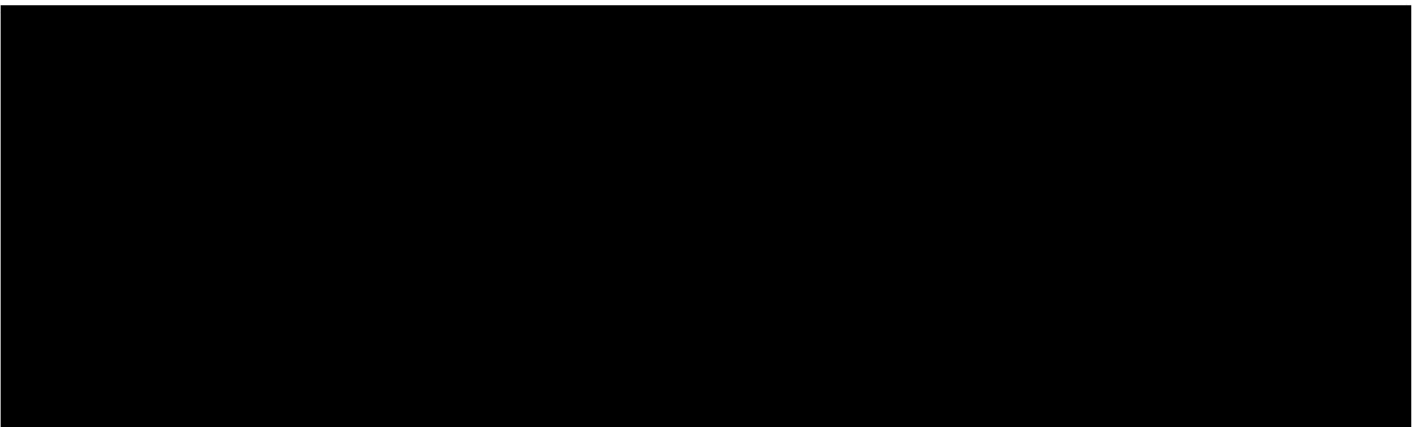
OWNER NT'S LOFT / NIGHT TALKS.

Date: 24<sup>th</sup> July 2021

Address: [REDACTED] Hardy Avenue, London, E16 [REDACTED]

To Hackney Council / Licensing,

It would be a huge shame shutting this establishment down. It's widely known and loved by everyone in the Broadway Mkt area, as well as surrounding London as a whole. I was incredibly surprised to hear noise has been an issue, as I frequent Broadway Mkt and have never heard anything that could possibly be an issue coming from here!!



[REDACTED] NORTON HOUSE, ROMAN ROAD

E1 [REDACTED]

22/07/2021

To HACKNEY LICENCING,

I RECENTLY STARTED WORKING AT BROADWAY MARKET AND HAVE DISCOVERED IT TO BE A REALLY NICE ESTABLISHMENT WITH A LOCAL, LOCAL COMMUNITY/CUSTOMER BASE.

I LIVE NOT TOO FAR AWAY IN BETHNAL GREEN AND HAVE ALWAYS HEARD OF OUR BROADWAY BEING A PLACE PEOPLE LOVE WITHIN THE COMMUNITY. I, PERSONALLY HAVE NEVER HEARD OF ANY DISRUPTION AROUND THE BAR AND AS FAR AS I CAN TELL FROM MY OWN EXPERIENCE, CUSTOMERS TEND TO BE QUIET AND RESPECTFUL.

IT WOULD BE AMAZING IF YOU COULD TAKE THESE THINGS INTO ACCOUNT REGARDING THE LICENCING SITUATION IN QUESTION.

Yours faithfully  
[REDACTED]

██████ Broadway Market

22 July 2021

To Hackney Licensing,

I am a regular drinker at Off Broadway, and I live down the street. Off Broadway has always been my favourite pub in the area especially being the only non-chain venue in Broadway Market. From all the many times I've been here, noise has never been an issue, considering this is one of the busiest streets in Hackney and doesn't even have many seats outside. The bar is most definitely a hub for the local community and I'm glad to have such a great pub nearby.

Yours faithfully,

████████████████████



Date: 24/07/2021

Address:

[REDACTED]  
ST MATTHEWS ROW

E2  
[REDACTED]

To Hackney Licensing,

I LIVE LOCALLY AND AM A REGULAR. THE BAR IS A HUB FOR THE COMMUNITY AS WELL AS HAVING ONE OF LONDON'S BEST JAZZ BARS UNDERNEATH.

NOISE IS NO ISSUE FROM THE PAVEMENT.  
PLEASE RE-CONSIDER THIS DECISION.

[REDACTED]

**From:** Off Broadway [REDACTED]  
**Subject:** [REDACTED] Forms Submission  
**Date:** 24 July 2021 at 19:23  
**To:** [REDACTED]



**First Name:** [REDACTED]  
**Last Name:** [REDACTED]  
**Address:** [REDACTED] Hackney Rd  
**Post Code:** E2 [REDACTED]  
**I would like to:** Keep my neighbourhood bar  
**Comments (Optional):** If people do not like (live) music or the sounds of people in bars, don't live next to or above one....

**From:** Off Broadway [REDACTED]  
**Subject:** [REDACTED] Forms Submission  
**Date:** 24 July 2021 at 20:25  
**To:** [REDACTED]



First  
Name: [REDACTED]

Last  
Name: [REDACTED]

Address: [REDACTED] Darcy House, London Fields East Side

Post  
Code: E8 [REDACTED]

I would  
like to: Keep my neighbourhood bar

Comments I've lived here for a few years. There's plenty of issues related to the park right now, but there's  
(Optional): no problem with Off Broadway. If you move next to a bar or onto Broadway Market you should expect noise.

**From:** Off Broadway [REDACTED]  
**Subject:** [REDACTED] Forms Submission  
**Date:** 24 July 2021 at 21:00  
[REDACTED]



First Name: [REDACTED]

Last Name: [REDACTED]

Address: [REDACTED] Broadway Market, [REDACTED]

Post Code: E8 [REDACTED]

I would like to: Keep my neighbourhood bar

Comments (Optional): Off Broadway is an institution and part of the local community. Street noise from people having a good time is part of the charm of Broadway Market and why so many of us have chosen to live here. We should fight and support to keep independent and owner-occupied local institutions in business, not try to to shut them down because the local community is having a good time.



**From:** Off Broadway [REDACTED]  
**Subject:** [REDACTED] Forms Submission  
**Date:** 24 July 2021 at 13:28  
**To:** [REDACTED]

First Name: [REDACTED]

Last Name: [REDACTED]

Address: [REDACTED] Maple Court, Blenheim Road, London

Post Code: Se20 [REDACTED]

I would like to: Keep my neighbourhood bar

Comments (Optional): If you don't like noise and nightlife don't choose to move to Broadway market. Off Broadway is an amazing bar and it would be a crime to shut it down. Stop trying to kill this city's culture! We'll end up a boring giant suburb...

**From:** Off Broadway [REDACTED]  
**Subject:** [REDACTED] Forms Submission  
**Date:** 24 July 2021 at 22:11  
**To:** [REDACTED]



First Name: [REDACTED]

Last Name: [REDACTED]

Address: 7

I would like to: Keep my neighbourhood bar

Comments Bars like this, independent with live music, are rare now. Broadway market is full of restaurants (Optional): bars and the Saturday market. You can't move there and then complain about the very nature of the street.

**From:** Off Broadway [REDACTED]  
**Subject:** [REDACTED] Forms Submission  
**Date:** 24 July 2021 at 23:38  
**To:** [REDACTED]



**First Name:** [REDACTED]

**Last Name:** [REDACTED]

**I would like to:** Keep my neighbourhood bar

**Comments (Optional):** This is a great bar with a good vibe, good people and really cool music venue downstairs. Don't see how it's any louder than the rest of all London pubs. If you live on Broadway market- you have to accept there's noise from the local bars and pubs. If you don't like the noise then don't live on Broadway market.

**From:** Off Broadway [redacted]  
**Subject:** [redacted] Forms Submission  
**Date:** 25 July 2021 at 09:35  
**To:** [redacted]



First Name: [redacted]  
Last Name: [redacted]  
Post Code: E3 [redacted]

I would like to: Keep my neighbourhood bar

Comments (Optional): Don't let people buy property near fun things and then complain about them being fun and noisy! They knew what they were buying- why should they ruin it now for everyone else.



**From:** Off Broadway [REDACTED]  
**Subject:** [REDACTED] Forms Submission  
**Date:** 24 July 2021 at 12:16  
**To:** [REDACTED] k



First Name: [REDACTED]

Last Name: [REDACTED]

I would like to: Keep my neighbourhood bar

Comments (Optional): Don't move to Broadway market if you have issues with noise.

**From:** Off Broadway [REDACTED]  
**Subject:** [REDACTED] Forms Submission  
**Date:** 25 July 2021 at 11:10  
**To:** [REDACTED]



First Name: [REDACTED]

Last Name: [REDACTED]

Address: [REDACTED] Reynolds place

Post Code: Se3 [REDACTED]

I would like to: Keep my neighbourhood bar

Comments (Optional): You choose to Live near a bar you can't complain when suddenly there is noise because it was closed through lockdown.

From: Off Broadway [redacted]  
Subject: [redacted] Forms Submission  
Date: 24 July 2021 at 12:36  
To: [redacted]



First Name: [redacted]  
Last Name: [redacted]  
Address: [redacted] Marcon Court, Amhurst Road  
Post Code: E8 [redacted]  
I would like to: Keep my neighbourhood bar

Comments (Optional): The number of times this issue comes up across the UK is immensely frustrating! Anyone who moves next to a bar regardless of being closed at the time should expect noise once it's back open. I've been to this bar a few times and I can tell you that it's not roudy and is very respectful. I also believe this bar is important to the LBGQT+ community within the area. What's next that they demand the Cat & Mutton to be closed? Which is only a stones throw away. I'll be extremely disappointed in Hackney Council if this bar is forced to shut

**From:** Off Broadway [REDACTED]  
**Subject:** [REDACTED] Forms Submission  
**Date:** 24 July 2021 at 16:59  
**To:** [REDACTED]



First Name: [REDACTED]

Last Name: [REDACTED]

I would like to: Keep my neighbourhood bar

Comments (Optional): I have the full support of Off Broadway and them maintaining their alcohol licence. Anyone who moves next to a bar knows exactly what they are getting themselves in for, and have no right to complain about noise if it within regulated hours. If they don't like the noise then they should buy a house in the country!

**From:** Off Broadway [REDACTED]  
**Subject:** [REDACTED] Forms Submission  
**Date:** 24 July 2021 at 16:18  
**To:** [REDACTED]



First Name: [REDACTED]  
Last Name: [REDACTED]  
Address: [REDACTED] Durant Street  
Post Code: E2 [REDACTED]  
I would like to: Keep my neighbourhood bar  
Comments (Optional): People that move in next to a bar should expect some noise.

**From:** Off Broadway [REDACTED]  
**Subject:** [REDACTED] Forms Submission  
**Date:** 24 July 2021 at 17:56  
**To:** [REDACTED]



First Name: [REDACTED]  
Last Name: [REDACTED]  
Address: [REDACTED] Bethnal Green Road  
Post Code: E2 [REDACTED]  
I would like to: Keep my neighbourhood bar

Comments (Optional): Off Broadway is one of the friendliest, welcoming spots on Broadway Market. They have always looked after guests and respected their neighbours and other businesses on the street. Broadway Market in general is a busy and noisy street so their complaints towards a single bar seem unfounded. It would be such a shame to close one of East London's gems that so many people value, love and cherish due to a problem that won't be solved by the closure of this bar.

I am very strongly asking whoever reads this to reconsider the closure of off Broadway! Broadway Market is a street of fantastic local spots, given the horrific year it has been for the hospitality industry it truly would be awful to shut one of the best!

From: Off Broadway [redacted]  
Subject: [redacted] Forms Submission  
Date: 24 July 2021 at 12:44  
To: [redacted]



First Name: [redacted]  
Last Name: [redacted]  
Address: [redacted] London lane  
Post Code: E8 [redacted]

I would like to: Keep my neighbourhood bar

Comments (Optional): Lovely place, one of the longest running places still open on the market. Have lived round here since 1999 and it's never been any trouble. There are noisy venues all over Hackney and I don't understand why this one is being singled out for being a problem. We need more places like Off Broadway, not less! I do understand that noise is annoying but people also need to understand the character of the place they're living in. And I say this as someone who moved near Pub on the Park a few years ago, which is much noisier than I realised it was going to be but I can hardly complain about it as it's been that way for many years. Lots of people would be happy to live in such a great location.

From: Off Broadway [REDACTED]  
Subject: [REDACTED] Forms Su [REDACTED]  
Date: 24 July 2021 at 17:56  
To: [REDACTED]



First Name: [REDACTED]  
Last Name: [REDACTED]  
Address: [REDACTED] Bethnal Green Road  
Post Code: E2 [REDACTED]  
I would like to: Keep my neighbourhood bar

Comments (Optional): Off Broadway is one of the friendliest, welcoming spots on Broadway Market. They have always looked after guests and respected their neighbours and other businesses on the street. Broadway Market in general is a busy and noisy street so their complaints towards a single bar seem unfounded. It would be such a shame to close one of East London's gems that so many people value, love and cherish due to a problem that won't be solved by the closure of this bar.  
I am very strongly asking whoever reads this to reconsider the closure of off Broadway! Broadway Market is a street of fantastic local spots, given the horrific year it has been for the hospitality industry it truly would be awful to shut one of the best!



**From:** Off Broadway [REDACTED]  
**Subject:** [REDACTED] Forms Submission  
**Date:** 24 July 2021 at 19:00  
**To:** [REDACTED]



First Name: [REDACTED]  
Last Name: [REDACTED]  
Address: [REDACTED]broadway market  
Post Code: E8 [REDACTED]

I would like to: Keep my neighbourhood bar

Comments (Optional): This is a travesty off broadway and the people who work there are some of the nicest people about some would even say they are the heart and soul of broadway market of course things can get a bit noisy but why wouldn't it. It's a bar where people go to enjoy themselves. Instead of sitting at home moaning about the noise Why don't the people get a life and go out and live a little

From: Off Broadway [REDACTED]  
Subject: [REDACTED] Forms Submission  
Date: 24 July 2021 at 18:51  
To: [REDACTED]



First Name: [REDACTED]  
Last Name: [REDACTED]  
Address: [REDACTED] Stannard Mews  
Post Code: London  
I would like to: Keep my neighbourhood bar  
Comments (Optional): This bar is so important for Broadway a market as it is the only one that has live music

From: Off Broadway [REDACTED]  
Subject: [REDACTED] Forms Submission  
Date: 24 July 2021 at 18:37  
To: [REDACTED]



First Name: [REDACTED]

Last Name: [REDACTED]

Address: [REDACTED] Dericote Street

Post Code: E8 [REDACTED]

I would like to: Keep my neighbourhood bar

Comments I live [REDACTED] across the road and it's absolutely fine. I moved in during lockdown, and it's (Optional): louder than lockdown obviously but you should know what you're signing up for when you live in an area like this. Would be a horrible shame to see Off Broadway go.

From: Off Broadway [redacted]  
Subject: [redacted] Forms Submission  
Date: 24 July 2021 at 18:30  
To: [redacted]



First Name: [redacted]  
Last Name: [redacted]  
Address: [redacted]  
Post Code: E8 [redacted]  
I would like to: Keep my neighbourhood bar

Comments (Optional): Off Broadway is a staple. Don't move in next to a bar if you don't like noise!

From: Off Broadway [redacted]  
Subject: Forms Submission [redacted]  
Date: 2021-01-01  
To: [redacted]



First Name: [redacted]  
Last Name: [redacted]  
Address: [redacted] Atlantic House  
Post Code: E2 [redacted]

I would like to: Keep my neighbourhood bar

Comments (Optional): Off Broadway is a fantastic venue and part of the lifeblood of Broadway Market. It's one of the few places that has live music in the area and its very LGBTQ friendly. People of all walks of life can go there to be entertained and be themselves. The staff always tell people outside to stick within the outside area and noise has never been high whilst I've been there.

The noise that is being reported is most likely street noise of people passing by or outside the other many bars and restaurants.

Taking away Off Broadways license is an extreme measure that will be disappointing hundreds of people with no real impact on whats being reported. I'm sure that there is a less drastic solution.

From: Off Broadway [REDACTED]  
Subject: [REDACTED] Forms Submission  
Date: 24 July 2021 at 13:48  
To: [REDACTED]



First Name: [REDACTED]

Last Name: [REDACTED]

Address: [REDACTED]

Post Code: E8 [REDACTED]

I would like to: Keep my neighbourhood bar

Comments (Optional): They shouldn't live on the busiest street east if they don't like noise. This bar is part of our local history & cherished.

Don't do it.

From: Off Broadway [REDACTED]  
Subject: [REDACTED] Forms Submission  
Date: 3 August 2021 at 07:33  
To: [REDACTED]



First Name: [REDACTED]

Last Name: [REDACTED]

Address: [REDACTED] Jacobs House

Post Code: E8 [REDACTED]

I would like to: Keep my neighbourhood bar

Comments (Optional): Residents shouldn't have the right to move to a busy area and then try to change it. They chose to live there. Noise is part of that. The rights of a few people to sleep don't deserve to come above the livelihoods of so many. The people employed, who visit, it's a safe, welcoming space for all. Residents can get double glazed windows that makes a huge difference, they can also invest in some ear plugs.

Richmond Road  
London E8

31/7/2021

To Hackney Licensing.

I value the diverse offering of social outlets that Broadway Market provides. I have been a regular customer of Off Broadway for years and view it as an essential part of the fabric of London Fields. Whilst, I understand that social venues may generate more noise than other retail, Off Broadway by no means creates any more of a public nuisance than any of the other social venues on Broadway Mkt. I urge you to reconsider your view.

Regards & respectfully,

31/7/21



St Marys Court  
Depe Road  
N16

Appendix C47

1st August 2021.

Dear Hackney Licensing,

I am a local resident of Broadway market and work opposite off Broadway.

The bar is a landmark of Broadway market and a cultural hub for the local workers and residents. We drink there often work and the atmosphere is always very friendly and welcoming.

It's situated on a very busy street right beside London Fields where people like to gather in groups and are often quite noisy, even when the bar is closed.

To take away off Broadway's market would be a huge loss to the vibrant local life and the atmosphere of Broadway market.

Yours sincerely,

[Redacted Signature]

.01/08/21

TAY COURT

Appendix C48

Dear Hackney Licensing,

I am writing to you in support of OFF BROADWAY. As a local hospitality worker I can vouch for OFF BROADWAY to be one of the pillars of Broadway Market (BM) and important establishment in Hackney community. It serves as a beautiful meeting point, be it after work drinks or pre-dinner refreshments. It is certainly not the only "watering hole" in East London, but it's one of the last independent and most vibrant ones. Considering their closing time 12pm, the alleged noise is never an issue, with other restaurants and pubs open till late, not mentioning the street drinking. As a local do-worker to it's employees, I'd be quite upset to see all those hard working people ~~lose~~ lose their jobs.

Kind Regards,

Address of Work:

[Redacted]  
Broadway Market  
[Redacted]  
E8 [Redacted]

All ops. [Redacted]  
Hoxton Street  
London  
N1 [Redacted]

Date: 01.08.2021

\* note: I am speaking a local and not on behalf of the sign itself as I am ~~only~~ a part-time worker.

To Hackney Licensing,

I have been working in Broadway Market for 2 years. I grew up and live nearby and have seen how it has developed over the years. I think it's soo important to support and keep independent businesses running. I believe the off Broadway bar <sup>should not be held</sup> ~~is not~~ accountable to noise complaints in one of the busiest, ~~for~~ most lively and bustling streets in Hackney.

I recognise that coming out of lockdowns can seem like a shock to local residents with businesses reopening but Off Broadway has been ~~there~~ <sup>open</sup> since 2008. ~~For them~~ <sup>For them</sup> to be shut down now, (which it most definitely will without its license) would be such a pity and a waste. More and more places in Hackney are being subjected to larger, more powerful businesses and chains coming in. ~~Off Broadway~~ <sup>Off Broadway</sup> is the only non-chain and last owner-occupied independent pub ~~in Hackney~~ in Broadway Market. Shutting it down will not accomplish anything and would do more harm than good.

Yours faithfully,

[Redacted Signature]

  
 Richmond Road  
 London  
 E8 

1<sup>st</sup> July 2021

Dear Hackney Licensing,

I am a local Resident of Broadway Market and work opposite  
 'off Broadway'. The bar is a real hub for ~~the~~ Many of  
 those who work + live near the street. We drink there after  
 work + "OB" has a really local + friendly vibe.  
 The bar is on a busy street which inevitably incurs noise.  
 As many other venues do also. It's been here since '08  
 and has become a staple for Many who live +  
 work nearby. To take away 'off Broadway's' license  
 would be to act against the Venues + ethos of  
 Broadway Market.

Yours sincerely,



To Hackney Licensing:

██████████ Hallwell House  
E2 ██████████

██████████ Fin+Flounder Shop Manager. - 23/07/21

I am a regular guest of Off Broadway and I have been for many years. I work next door.

It is a great resource for local workers and residents. A real community hub for the area.

It has been going for years. The noise issue is most as Broadway Market is a very busy and loud street, not because of Off Broadway. They have a smaller outside area than every other bar or restaurant.

This is a small, family independent business... please don't take away their livelihood... or our favourite bar.

Yours faithfully,

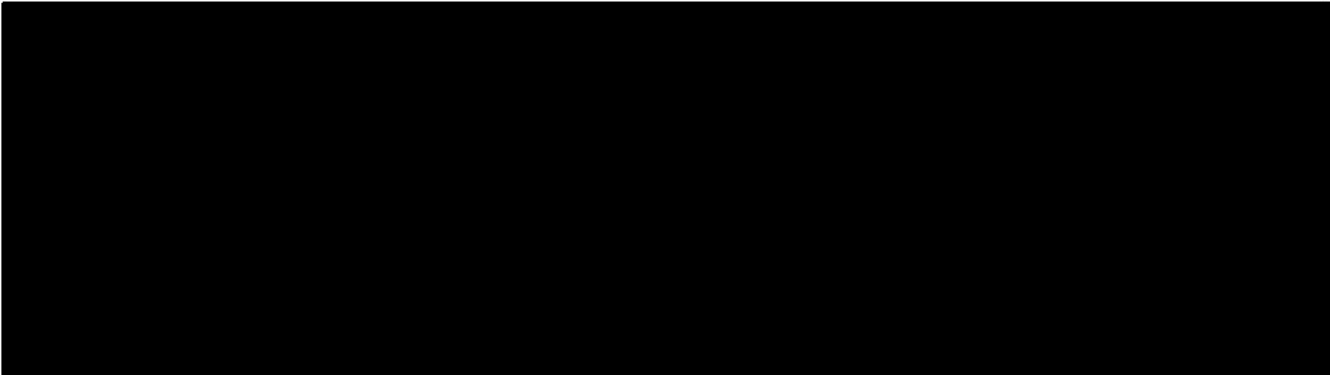
██████████

Address: ~~Broadway~~ E20 

Date: 24/7/2021

To Hackney Council,

Off Broadway should not be shut due to noise. The noise levels and amount of seats are much lower than other bars/restaurants in the area. Places for the community to congregate are vital to our society especially at the moment as we rebuild our local businesses after the pandemic.



Date: 24/6/21

Address: [redacted] AU Nations House  
[redacted] Martello Street  
E8 [redacted]

To Hackney Licensing,

I am a regular drinker at Off Broadway. I live very close to Off Broadway and have done for 5 years.

The bar is a hub for the local community & the only non-chain venue in Broadway Market.

This is one of the busiest streets in Hackney, and the buzz is what makes it exciting. Large groups have always congregated here, regardless of whether to visit Off Broadway. It would be a shame to remove this venue.

Regards

Date, July 24 2021

Address; [REDACTED] GOSSE COURT, [REDACTED] DOWNTOWN RD. N1 [REDACTED]

To Hackney Licensing,

I HAVE BEEN A REGULAR AT OFF BROADWAY SINCE THE BAR OPENED. IT HAS BEEN THE CENTRAL HUB OF BROADWAY MARKET FOR YEARS AND YEARS WHERE WE ALL HAVE MET SO MANY FRIENDS OVER THE YEARS, BETWEEN AMAZING BAR STAFF & OWNERS THE PLACE HAS BROUGHT TOGETHER

A HUGE POSITIVE COMMUNITY OF LOCAL HACKNEY RESIDENTS WHICH I BELIEVE IS WHAT MAKES BROADWAY MARKET SO SPECIAL. TAKING AWAY OFF BROADWAY WOULD BE LIKE REMOVING THE COMMUNITY CENTER. PEOPLE HAVE ALWAYS CONGREGATED IN THE STREET, ITS NOT BECAUSE OF OFF BROADWAY.

Regards,





Date: 26/7/21

Address: [REDACTED], Darcy House, Broadan Fields  
East Side

To Hackney Council / Licensing,

I live very close to off Broadway, which  
is a hub for the local community.

I've never known the noise to be  
an issue.

It would be a detriment to  
Broadway Market to remove this venue.

Regards,  
[REDACTED]

Address: [REDACTED] Marlborough Avenue (E) [REDACTED]

Date: 24<sup>th</sup> July 2021

Appendix C56

To Hackney Licensing:

I am a regular at Off-Broadway, as I live very close to Broadway Market.

The noise has never been an issue for me. I love Off-Broadway because it is one of the only non-chain venues on Broadway market and ~~attracts~~ is a great place to meet people.

I have no complaints at all with Off Broadway

[REDACTED]

[REDACTED]

Date: 24. 07. 21

Address: [REDACTED] AMHURST ROAD  
E8 [REDACTED]

To Hackney Licensing,

As a regular customer of OFF BROADWAY for many years, I am extremely disappointed to learn that its future is under threat.

OFF BROADWAY sits at the heart of a vibrant and boisterous community and is proudly owner-occupied - a real gem in Broadway Market. It's my opinion that the tiny number of outdoor seats causes no more disturbance than any of the other venues in the area, less in fact. Please continue to support local, independent venues such as OFF BROADWAY that really only benefit our community.

Regards

[REDACTED]

Date 24/07/21

Address: [REDACTED] AMHURST ROAD, N16 [REDACTED]

To Hackney Licensing.

We Love coming here on a Saturday and having a chilled time. the beer selection is lovely and the atmosphere is a welcome change to chain pubs. noise has never been an issue as someone who lives close by. KEEP OFF BROADWAY OPEN!

Regards

[REDACTED]

█ Sharon Gardens  
E9 █

22/07/21

To Hackney Licensing

I am the current manager at Off Broadway. I also live close by, and regularly pass through Broadway Market, even when I am not at work. It's a vibrant but close-knit community, with a diverse range of people, many of whom work in various businesses in the area. OB is undoubtedly a central pillar amongst the locals, many of which have been regular customers for years, long before I started working here. They all know Rupert and Stephen well, and have all said that the bar has operated the same way for years, with little issue. I find it strange that noise is suddenly being considered a problem - despite the fact Broadway market (in recent years) has been one of the busiest streets in Hackney. Plus, the fact that, compared to some of the other venues on the street, we at OB have relatively little outside seating, it seems odd we are being singled for noise. We do our best to fulfil the licensing objectives, and congregations of drinkers in the market have often purchased alcohol from elsewhere, which has happened even without the bars open.

yours faithfully

Address: [redacted] Marlborough Avenue E8 [redacted]

Date: 24 July

Appendix C60

To Hackney Licensing

I live locally to off Broadway, and have never had an issue with the noise.

I love the staff (Hannah), love the community, love the people watching, love the atmosphere.

I know a lot of people who would very upset to say goodbye to this place.

It would be very confusing, as I don't know any one who has had a problem with the noise, especially when ~~so~~ there are so many other establishments on Broadway market of the same size, if not bigger, that generate more noise.

Date, [redacted] Brierly Gardens  
London E2 [redacted]

Address, 24/01/2021

To Hockney Licensing,

I am writing on behalf of the regular customers at off Broadway regarding your decision to close the pub down due to noise. The pub has been here since 2008 and the number of tables outside are far smaller than a number of other pubs on this road.

It is a hub for the local community and the staff are friendly and respectful to all. To expect to live next to a pub and to not experience any disturbance is unfair and ridiculous, and the decision to close the pub would negatively impact the staff and owners who have been here for over 10 years.

Regards

[redacted]

Hello,

My name is [REDACTED], I am have [REDACTED] years old,  
born in [REDACTED]. I'm living in Goldsmiths Row,  
and I frequently visit this bar for a while.

Please don't close this place. It's a such special  
place for me and for my friends. People work here  
are friendly, a nice place in London.

I am a regular drinker in this place. Also I'm  
living in [REDACTED] Goldsmiths Row, very very close from Broadway  
market. So this is my neighborhood.

The bar follow the rules always, also have people  
in the bar still drink, they say "it's time to close", and  
we respect this.

Broadway is special, and this bar is part of community,

[REDACTED]  
[REDACTED]  
23 July 2020  
cc [REDACTED]



Address: [REDACTED] Greenwood Road E8 [REDACTED]

Date: 24/07/21

TO Hackney Licensing,

I am an occasional drinker at Off Broadway but having moved to East London during lockdown I am really looking forward to it being a go-to spot - both alone and with friends. It's got such a community feel and is a gem of a space in busy Broadway Market. Welcoming hospitality spaces are so important and ones that cater to different periods of the day especially. They shouldn't be held back or limited because of complaints from those not wanting to get involved/support. If disruption on a legitimate level happens - ~~people~~ people can be asked kindly to cooperate as best they can by not overdoing it noise-wise. But ~~the~~ taking away OB's license would just be a downer and not embody the lovely atmosphere that draws people to the community area.

Regards [REDACTED]

██████████ / Fun and flounder

I have always drunk at the off Broadway for many years. I have also known the staff and owner and I can certainly say it is well ran and a great place to drink.

The noise is no issue from the street pavement and I will certainly confirm that Broadway market is the busiest street I know.

I have known Rupert and Stephen for (year) and they are both permant residents

Its been going since 2008 so why shut the amazing off bradway down.

██████████

██████████

[REDACTED] / KARBHOUSE  
MENTMORE TERRACE  
E8 [REDACTED]

To Hackney council,

I live about 500 metres from off Broadway and have spent many a great night here. The atmosphere and ambience is amazing and I strongly advise you keep this place open. The bar is a hub for the local community and has been around for nearly 15 years. It is an incredibly loud street in general and having people inside the bar probably helps the local noise amount.

Please don't revoke the license.



WEBBER ROW

WATERLOO

SE1

23/09/21

To Hackney Licensing

I am a regular visitor at Off Broadway and have been employed to do some artwork for The Brink downstairs. The bar has real character and has been very helpful in opening doors for me. This community needs places like this, and ~~the~~ even without it there will not be any more or less noise than with it.

Yours faithfully,

Date: 24/7/21

Address: [REDACTED] [REDACTED] [REDACTED] New Crane place, Elm [REDACTED]

To Hackney Canal/Licensing.

I am a regular @ off Broadway and the pub really provides a great atmosphere to the neighbourhood. It is one of the only non-chain independent pubs in the area which gives it a unique charm. I come here several times a week and noise is never an issue. In fact, the other pubs in the area (eg the dove, cat & mutton) are for noiser.

Please do not shut down this fantastic bar!

Regards

█ Goldsmiths Row, E2 █

July 27, 2021

To Hackney Licensing,

I moved to Hackney 8 years ago, and Off Broadway has been a second home to me. It brings the community together; it attracts people from all over and it provides that local anchor that people are forever in search for.

Taking away ~~the~~ its license or changing it in any way would be detrimental to this community and borough. I live down the road and have many friends on the market - no one has EVER complained about the noise. I'm shocked that that would be an issue now. Do not ruin what a community loves because of 3 people with sensitive ears.

Yours Faithfully,

█

[REDACTED]

ATLAS TOWER

CITY ROAD

SE1

I love visiting off Broadway as I really enjoy the friendly service and atmosphere.

I never seen or experience any issues with noise or anti social behaviour.

This bar is full of creative people and local residents who enjoy meeting for a drink and a chat.

It will be a great disappointment to drive the locals of this great place.

Thank you for your understanding.

Regards

[REDACTED]

**From:** Off Broadway [REDACTED]  
**Subject:** [REDACTED] Forms Submission  
**Date:** 24 July 2021 at 13:52  
**To:** [REDACTED]



First Name: [REDACTED]

Last Name: [REDACTED]

Address: Dalston

I would like to: Keep my neighbourhood bar

Comments (Optional): This bar has been A welcome and important part of the community for years. If you choose to reside above or near a commercial space you have to accept that there is going to be noise within the licensing hours. These people have no right to come into Hackney and demand to make changes because they themselves made a lazy and badly researched decision. The audacity, I am shocked and appalled.



**From:** Off Broadway [REDACTED]  
**Subject:** [REDACTED] Forms Submission  
**Date:** 24 July 2021 at 13:49  
**To:** [REDACTED]



**First Name:** [REDACTED]  
**Last Name:** [REDACTED]  
**Address:** [REDACTED] Welshpool House  
**Post Code:** E8 [REDACTED]  
**I would like to:** Keep my neighbourhood bar

**Comments (Optional):** It's an integral part of Broadway Market and one steeped in history. Anyone that moves in next to a bar and doesn't expect noise is deluded.



**From:** Off Broadway [REDACTED]  
**Subject:** [REDACTED] Forms Submission  
**Date:** 24 July 2021 at 13:53  
**To:** [REDACTED]

First Name: [REDACTED]

Last Name: [REDACTED]

Address: [REDACTED] Kings Avenue

Post Code: N10 [REDACTED]

I would like to: Keep my neighbourhood bar

Comments (Optional): The bar was here before the people. Honestly if you don't like noise why on earth would you live in a bustling city, the logic is dumbfounding. Move to a quieter residential street , there are hundreds. Do not destroy someone's livelihood and the joy of other people over your selfishness



From: Off Broadway [redacted]  
Subject: [redacted] Forms Submission  
Date: 24 July 2021 at 14:17  
To: [redacted] <[redacted]>

First Name: [redacted]

Last Name: [redacted]

Post Code: E9 [redacted]

I would like to: Keep my neighbourhood bar

Comments (Optional): This is such a great local bar. How can it have any more noise impact than the Cat & Mutton opposite?

**From:** Off Broadway [REDACTED]  
**Subject:** [REDACTED] Forms Submission  
**Date:** 24 July 2021 at 14:26  
**To:** [REDACTED]



First Name: [REDACTED]  
Last Name: [REDACTED]  
Address: [REDACTED] Elizabeth Avenue  
Post Code: N1 [REDACTED]  
I would like to: Keep my neighbourhood bar  
Comments (Optional): Keep it open, they shouldn't live in a busy spot if they don't want sound!

**From:** Off Broadway [redacted]  
**Subject:** [redacted] Forms Submission  
**Date:** 24 July 2021 at 14:38  
**To:** [redacted]



First Name: [redacted]  
Last Name: [redacted]  
Address: [redacted] Laxfield Court  
Post Code: E8 [redacted]

I would like to: Keep my neighbourhood bar

Comments (Optional): Off Broadway is a huge part of our community and such a unique place with beautiful energy! These new neighbours can't expect everything to stay as quiet as it was during lockdown and they knew exactly where they were moving to. Broadway Market has always been vibrant, fun and loud and part of living here is just embracing that you're gunna hear people out having fun some nights! I've gotten used to it and so can they! This is what it is to be in Hackney, baby!

**From:** Off Broadway [REDACTED]  
**Subject:** [REDACTED] Forms Submission  
**Date:** 24 July 2021 at 14:35  
**To:** [REDACTED] k



First Name: [REDACTED]  
Last Name: [REDACTED]  
Address: [REDACTED] Kenmure Road  
Post Code: E8 [REDACTED]

I would like to: Keep my neighbourhood bar

Comments (Optional): This is a very respectable bar and the majority of the community have no issues. If you choose to live on Broadway market, there will always be some noise. Off Broadway is no noisier than the market.



**From:** Off Broadway [REDACTED]  
**Subject:** [REDACTED] Forms Submission  
**Date:** 24 July 2021 at 13:00  
**To:** [REDACTED]

First Name: [REDACTED]

Last Name: [REDACTED]

Address: [REDACTED] Lansbury Mansions

Post Code: E9 [REDACTED]

I would like to: Keep my neighbourhood bar

Comments I am a local

(Optional): Used to live on Broadway Market, now in Vicky Park.

I have been drinking in Off Broadway since 2010

Had some wonderful nights there, Christmas Eves, Birthday celebrations, Summer evenings etc

It's the only decent place to drink on the market as the soul has been taken from the Cat & Mutton when it changed hands.

It's always been fascinating to me that a new resident moves next to a thriving bar/pub on a busy bustling street and complain about the noise!!

It's absurd tbh.

Before moving into an area I would presume or expect most people would check out the area, see what the vibe is.

Basically move somewhere that is suitable for your own requirements.

Clearly these new tenants are not suitable for this area.

So move!

Don't try to cause problems for a business that existed here before you did!

That's just rotten, mean and shitty.

You feel you have the right to take many people's livelihoods away from them at such a delicate time after such a hard and devastating year resulting in many customers losing their beloved local.

I honestly think it should be [REDACTED] who is being removed for harassment.

After such a hard and destructive time for our community and nighttime industry, please see it in your hearts, to leave Off Broadway to mend and rebuild again.

Leave the people to have fun and enjoy their friendships at their local bar and maybe consider joining in and being a part of the community that has been here much longer than you.

Hopeful

[REDACTED]

**From:** Off Broadway [REDACTED]  
**Subject:** [REDACTED] Forms Submission  
**Date:** 24 July 2021 at 13:10  
**To:** [REDACTED]



First Name: [REDACTED]  
Last Name: [REDACTED]  
Address: [REDACTED]  
Post Code: N1 [REDACTED]

I would like to: Keep my neighbourhood bar

Comments (Optional): People that move next to bars and markets should be aware that they make noise. For years and years I have never seen anything but people enjoying themselves and causing no trouble at this venue



**From:** Off Broadway [REDACTED]  
**Subject:** [REDACTED] Forms Submission  
**Date:** 24 July 2021 at 13:11  
**To:** [REDACTED] <[REDACTED]>



First Name: [REDACTED]

Last Name: [REDACTED]

Post Code: E2 [REDACTED]

I would like to: Keep my neighbourhood bar

Comments (Optional): That bar is someone's business, it's someone's lively hood that has no doubt already dug been massively impacted by the pandemic. I'd be appalled to know my council taxes are going towards shutting down a small, hardworking business. Whoever is choosing to live on vibrant and busy Broadway Market and complain about the noise, should be ashamed of themselves. One of the last proper high streets left in London.

From: Off Broadway, rused@ #  
Subject: Forms S  
Date: 24 July 2021 at 13:19  
To:



First Name: [redacted]

Last Name: [redacted]

Address: [redacted] Kensington garden square

Post Code: W2 [redacted]

I would like to: Keep my neighbourhood bar

Comments (Optional): I lived on Broadway market many years, and knew there were bars and pubs located there before I moved there. If you want a quieter living situation, then move, and don't live on Broadway market

From: Off [redacted] submission  
Date: 24 July 2021 at 13:18  
[redacted] k



First Name: [redacted]

Last Name: [redacted]

Address: [redacted] Broadway Market

Post Code: E8 [redacted]

I would like to: Keep my neighbourhood bar

Comments (Optional): I've been living on Broadway Market for 4 years and have never been disturbed by any noise from any of the bars. In my opinion they all close early enough anyway.

Off Broadway is a neighbourhood staple and I'd like to keep Broadway Market lively and independently run.

For all NIMBYs if you don't like the area/bars/sound please don't move here.

01/07/2021


To Hackney licensing,

Off Broadway is a vital spot on Broadway Market, of which I'm an occasional customer. I live close to Broadway Market and work on ~~the~~ Broadway Market, so have got to know the staff at Off Broadway. The staff and customers of Off Broadway are an essential part of the Broadway Market Community, I have always known them to be kind, welcoming and considerate whilst I have lived near and worked on Broadway Market. Off ~~Market~~ Broadway Bar contributes no more to the noise on Broadway Market than any of the other pubs, Bars and Restaurants. In my experience Broadway Market has always been a congregation spot for groups of people making noise and drinking, regardless of if Bars and pubs are open - of which I ~~regularly~~ regularly witnessed during the Covid-19 Lockdown restrictions. It would be a great shame

and loss to the community if Off Broadway Bar  
was to be closed down & have its licence ~~revoke~~  
revoked. Not to mention it would be detrimental  
to the staff working at Off Broadway and to  
~~the~~ the owners ~~of~~ of the Bar if their licence  
was taken away, (especially in these hard economic times).  
Broadway Market would not be the same without  
Off Broadway Bar and the people it <sup>brings</sup> ~~bring~~ to  
the community.

Thank you for taking time to read my testimony  
and considering the impact of taking Off Broadway's  
licence away.

Yours faithfully,



■ Hopwood Walk, E8 ■

1/08/2021

To Hackney Licensing

Off Broadway is a Hackney institution and should remain so as part of the social hub that is Broadway Market. There is no logic in moving in next to a well-known bar and complaining about noise!

Yours faithfully

■  
■

■ Wested Court, E8 ■

01/08/2021

to Hackney Licensing.

My name is ■ I've been living on Broadway Market for the past 3 years, only moved really recently to Hackney Central. For the time I lived on Broadway Market, I used to live really close from OFF BROADWAY, and never had any issue, neither with the pub or the owners (Poupart & Stephen) who had & always took a good care of the neighbourhood, of its tranquility by night and good intent. We never had any issues regarding the noise or any other inconvenience that a bar could cause. We fully trust their competences in keeping the outside of the bar calm and respectful for the surroundings.

WA



HELMSLEY ST.

E8



02/08/21

TO HACKNEY LICENSING,

I LIVE AND WORK AROUND BROADWAY MARKET AND BELIEVE  
OFF BROADWAY. HAS BEEN PART OF THE HEART OF BROADWAY MARKET  
FOR A VERY LONG TIME. IT IS A LOCAL INSTITUTION AND IT HAS  
AN IMPORTANT ROLE IN KEEPING THIS STREET INDEPENDENT  
AND GENUINE. SINCERELY,



Finland Street

SE16 LONDON

To Hackney Licensing,

Off Broadway has been part of Broadway Market's identity and should remain exactly where it is.

Moving in a street so full of life comes with perks and obvious noise issues. Let's keep Broadway Market genuine & keep independent businesses running!

Sincerely,

Wetherell Road

E9

1/08/21

To Hackney Licensing,

I live nearby Broadway Market and often visit Off Broadway. It is a local institution and should remain as such. Broadway Market is the beating heart of Hackney and to restrict a small business in these times of economic and social difficulty would be to the detriment of the local community!

Yours faithfully,



04/08/2021

To Honey Licensing

I ~~was~~ lived in Broadway Market for a long time and used to be a regular customer of Off Broadway. In my experience they have been nothing but consummate professionals in their business practices.

In these times we should not be restricting small businesses from operating and I hope that you'll see sense in this instance.

Sincerely,

████████████████████  
████████████████████ Broadway Market  
E8 ██████████

1st Aug 2021

To Hackney Licensing,

We love Off Broadway and  
have for the past ten plus  
years!! Also a supportive local  
business, the staff are friendly,  
the music is very important.  
(Hackney has so few music venues!)  
please protect it! its locally  
run (not a chain!)

Manny Humphreys  
████████████████████