



REPORT OF THE CHIEF EXECUTIVE		
LICENSING SUB-COMMITTEE: 24/03/2016	Classification DECISION	Enclosure
Application for a Premises Licence CitizenM Hotel, 6 Holywell Lane, (Land bounded by King John Court, Holywell Lane, New Inn Yard and ELL Viaducts), EC2A 3ET	Ward(s) affected Hoxton East & Shoreditch	

1. SUMMARY

Applicant(s) CitizenM LND Shoreditch Operations B.V.	In SPA No
Date of Application 19/11/2015	Period of Application Permanent
Proposed licensable activity Films Recorded Music Late Night Refreshment Supply of Alcohol (On Premises)	
Proposed hours of licensable activities	
Films	Standard Hours: Mon 00:00-23:59 Tue 00:00-23:59 Wed 00:00-23:59 Thu 00:00-23:59 Fri 00:00-23:59 Sat 00:00-23:59 Sun 00:00-23:59
Residents:	
Films	Standard Hours: Mon 08:00-23:00 Tue 08:00-23:00 Wed 08:00-23:00 Thu 08:00-23:00 Fri 08:00-23:00 Sat 08:00-23:00 Sun 08:00-23:00
Non-residents:	
Recorded Music	Standard Hours: Mon 00:00-23:59 Tue 00:00-23:59 Wed 00:00-23:59 Thu 00:00-23:59 Fri 00:00-23:59 Sat 00:00-23:59 Sun 00:00-23:59
Residents:	
Indoors	

Recorded Music		Standard Hours: Mon 08:00-23:00 Tue 08:00-23:00 Wed 08:00-23:00 Thu 08:00-23:00 Fri 08:00-23:00 Sat 08:00-23:00 Sun 08:00-23:00
Non-residents:		
Indoors		
Late Night Refreshment		Standard Hours: Mon 23:00-05:00 Tue 23:00-05:00 Wed 23:00-05:00 Thu 23:00-05:00 Fri 23:00-05:00 Sat 23:00-05:00 Sun 23:00-05:00
Residents:		
Indoors		
Supply of Alcohol		Standard Hours: Mon 00:00-23:59 Tue 00:00-23:59 Wed 00:00-23:59 Thu 00:00-23:59 Fri 00:00-23:59 Sat 00:00-23:59 Sun 00:00-23:59
Residents:		
Supply of Alcohol		Standard Hours: Mon 08:00-23:00 Tue 08:00-23:00 Wed 08:00-23:00 Thu 08:00-23:00 Fri 08:00-23:00 Sat 08:00-23:00 Sun 08:00-23:00
Non-residents:		
The opening hours of the premises		
Residents		Standard Hours: Mon 00:00-23:59 Tue 00:00-23:59 Wed 00:00-23:59 Thu 00:00-23:59 Fri 00:00-23:59 Sat 00:00-23:59 Sun 00:00-23:59
Capacity: Not known		
Policies Applicable	LP3 (Operating Schedule), LP4 (Crime and Disorder), LP5 (Public Nuisance), LP6 (Protection of Children from Harm), LP8 (Public Safety), LP12 (Licensing Hours) and LP15 (Cumulative Impact)	
List of Appendices	A – Application for a premises licence and supporting documents B – Representations from responsible authorities C – Representations from other persons D – Location map	

Relevant Representations	<ul style="list-style-type: none"> • Licensing Authority • Other Persons
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2. APPLICATION

- 2.1 CitizenM LND Shoreditch Operations B.V has made an application for a premises licence under the Licensing Act 2003:
- To supply alcohol for on the premises
 - Regulated entertainment
 - Late night refreshment
- 2.2 The application is attached as Appendix A.
- 2.3 The application was deferred at a meeting of the Licensing Sub-Committee held on 28th January 2016. New conditions had been offered by the applicant at the hearing and the sub-committee required the police to be consulted on the conditions prior to any decision being made. Police have now confirmed agreement to the conditions detailed in para. 8.1 below.

3. CURRENT STATUS / HISTORY

- 3.1 The application is for licensable activity in a new build hotel to be located on the edge of the SPA. The premises are not currently licensed for any activity.
- 3.2 No TENs have been submitted in respect of the premises in the last twelve month.

4. REPRESENTATIONS: RESPONSIBLE AUTHORITIES

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

5. REPRESENTATIONS: OTHER PERSONS

From	Details
Representation received from and on behalf of local residents. (Appendix C1-C5)	Representation received on the grounds of The Prevention of Crime and Disorder, Public Safety, Prevention of Public Nuisance, The Protection of Children from Harm and Licensing Hours

6. GUIDANCE CONSIDERATIONS

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

7. POLICY CONSIDERATIONS

- 7.1 Licensing Sub-Committee is required to have regard to the London Borough of Hackney's Statement of Licensing Policy ("the Policy") adopted by the Licensing Authority.
- 7.2 The Policy applies to applications where relevant representations have been made. With regard to this application, policies LP3 (Operating Schedule), LP4 (Crime and Disorder), LP5 (Public Nuisance), LP6 (Protection of Children from Harm), LP8 (Public Safety), LP12 (Licensing Hours) and LP15 (Cumulative Impact).

8. OFFICER OBSERVATIONS

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

Supply Of Alcohol (On/Both)

1. No supply of alcohol may be made under the premises licence:
 - (a) At a time when there is no designated premises supervisor in respect of the premises licence.
 - (b) At a time when the designated premises supervisor does not hold a personal licence or his personal licence is suspended.
2. Every supply of alcohol under the premises licence must be made or authorised by a person who holds a personal licence.
3. (1) The responsible person must ensure that staff on relevant premises do not carry out, arrange or participate in any irresponsible promotions in relation to the premises.
 - (2) In this paragraph, an irresponsible promotion means any one or more of the following activities, or substantially similar activities, carried on for the purpose of encouraging the sale or supply of alcohol for consumption on the premises -
 - (a) games or other activities which require or encourage, or are designed to require or encourage, individuals to;
 - (i) drink a quantity of alcohol within a time limit (other than to drink alcohol sold or supplied on the premises before the cessation of the period in which the responsible person is authorised to sell or supply alcohol), or

- (ii) drink as much alcohol as possible (whether within a time limit or otherwise);
- (b) provision of unlimited or unspecified quantities of alcohol free or for a fixed or discounted fee to the public or to a group defined by a particular characteristic in a manner which carries a significant risk of undermining a licensing objective;
- (c) provision of free or discounted alcohol or any other thing as a prize to encourage or reward the purchase and consumption of alcohol over a period of 24 hours or less in a manner which carries a significant risk of undermining a licensing objective;
- (d) selling or supplying alcohol in association with promotional posters or flyers on, or in the vicinity of, the premises which can reasonably be considered to condone, encourage or glamorise anti-social behaviour or to refer to the effects of drunkenness in any favourable manner.
- (e) dispensing alcohol directly by one person into the mouth of another (other than where that other person is unable to drink without assistance by reason of a disability).

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

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

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

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

- (a) a holographic mark or
- (b) an ultraviolet feature

6. The responsible person must ensure that:

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

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

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

c) where a customer does not in relation to a sale of alcohol specify the quantity of alcohol to be sold, the customer is made aware that these measures are available.

Minimum Drinks Pricing

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

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

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

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

(i) P is the permitted price,

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

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

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

(i) the holder of the premises licence,

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

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

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

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

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

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

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

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).

Conditions derived from operating schedule

9. The premises shall install and maintain a comprehensive CCTV system as per the reasonable requirements of a Metropolitan Police Crime Prevention Officer. All entry points will be covered enabling frontal identification of every person entering in any light condition. The CCTV system shall continually record whilst the premises is open for licensable activities and during all times when customers remain on the premises. All recordings shall be stored for a

minimum period of 31 days with date and time stamping. Recordings shall be made available immediately upon the request of Police or authorised officer throughout the preceding 31 day period.

10. Any 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 must be able to show a Police or authorised council officer recent data or footage when requested.

11. Substantial food and non-intoxicating beverages, including drinking water, shall be available at all times where alcohol is sold or supplied for consumption on the premises.

12. Clearly legible notices shall be displayed at all exits from the premises requesting patrons to respect the needs of local residents and to leave the premises and area quietly.

13. No amplified music shall be audible outside the premises at any time so as to cause a nuisance.

14. All staff will be given refresher training every twelve months on the legislation relating to the sales of alcohol to underage persons and drunken persons.

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

- (a) all crimes reported to the venue
- (b) all ejections of patrons
- (c) any complaints received
- (d) all seizures of drugs or offensive weapons
- (e) any refusal of the sale of alcohol
- (f) any visit by a relevant authority or emergency service.

16. The sale of alcohol between 11pm and 2am shall only be to residents and their guests (limited to 2 guests per resident)

17. The sale and consumption of alcohol between 2am and 8am shall only be to residents and only by room-charge

18. After midnight a register of residents and guests to be kept

19. There shall be no licensable activities on the terrace after 11pm

20. The number of persons on the terrace after 11pm shall be restricted to 15

21. The door of the terrace shall be closed at 11pm save for access and egress

22. The capacity of the first floor bar area shall not exceed 70 between 2am and 5am

23. No self-service of alcohol

24. Between 23:00 and 07:00 entry shall only be via resident key card.

25. The ground and basement floors will not be used for any licensable activities.

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

9. REASONS FOR OFFICER OBSERVATIONS

9.1 Conditions 9 to 26 above are derived from the applicant's operating schedule, as amended following consultation with the Police..

10. LEGAL COMMENTS

10.1 The Council has a duty as a Licensing Authority under the Licensing Act 2003 to carry out its functions with a view to promoting the following 4 licensing objectives;

- The Prevention of Crime and Disorder
- Public Safety
- Prevention of Public Nuisance
- The Protection of Children from Harm

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

11. HUMAN RIGHTS ACT 1998 IMPLICATIONS

11.1 There are implications to;

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

12. MEMBERS DECISION MAKING

A. **Option 1**

That the application be refused

B. **Option 2**

That the application be approved, together with any conditions or restrictions which Members consider necessary for the promotion of the Licensing objectives.

13. CONCLUSION

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

Chief Executive	Tim Shields
Lead Officer (holder of original copy):	Mike Smith Principal Licensing Officer Licensing Service 2 Hillman Street E8 1FB Telephone: 020 8356 4973

LIST OF BACKGROUND PAPERS RELATING TO THIS REPORT

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

Description of document	Location
Office File: CitizenM Hotel, 6 Holywell Lane, (Land bounded by King John Court, Holywell Lane, New Inn Yard and ELL Viaducts), EC2A 3ET	Licensing Service 2 Hillman Street London E8 1FB

Printed matter

Licensing Act 2003

LBH Statement of Licensing Policy

Thomas & Thomas

APPENDIX A

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

PLEASE READ THE FOLLOWING INSTRUCTIONS FIRST

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

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

I/We CitizenM London Shoreditch Operations B.V.

(Insert name(s) of applicant)

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

Part 1 – Premises Details

Postal address of premises or, if none, ordnance survey map reference or description CitizenM Hotel Land bounded by King John Court, Holywell Lane, New Inn Yard, ELL Viaducts			
Post town	London	Postcode	

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

Part 2 - Applicant Details

Please state whether you are applying for a premises licence as

Please tick as appropriate

- a) an individual or individuals * please complete section (A)
- b) a person other than an individual *
- i. as a limited company please complete section (B)
- ii. as a partnership please complete section (B)
- iii. as an unincorporated association or please complete section (B)
- iv. other (for example a statutory corporation) please complete section (B)
- c) a recognised club please complete section (B)
- d) a charity please complete section (B)

- e) the proprietor of an educational establishment please complete section (B)
- f) a health service body please complete section (B)
- g) a person who is registered under Part 2 of the Care Standards Act 2000 (c14) in respect of an independent hospital in Wales please complete section (B)
- ga) a person who is registered under Chapter 2 of Part 1 of the Health and Social Care Act 2008 (within the meaning of that Part) in an independent hospital in England please complete section (B)
- h) the chief officer of police of a police force in England and Wales please complete section (B)

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

Please tick yes

I am carrying on or proposing to carry on a business which involves the use of the premises for licensable activities; or

I am making the application pursuant to a
 statutory function or
 a function discharged by virtue of Her Majesty's prerogative

(A) INDIVIDUAL APPLICANTS (fill in as applicable)


Mr <input type="checkbox"/>	Mrs <input type="checkbox"/>	Miss <input type="checkbox"/>	Ms <input type="checkbox"/>	Other Title (for example, Rev)	
Surname			First names		
I am 18 years old or over				<input type="checkbox"/> Please tick yes	
Current postal address if different from premises address					
Post town				Postcode	
Daytime contact telephone number					
E-mail address (optional)					

SECOND INDIVIDUAL APPLICANT (if applicable)

Mr <input type="checkbox"/>	Mrs <input type="checkbox"/>	Miss <input type="checkbox"/>	Ms <input type="checkbox"/>	Other Title (for example, Rev)	
Surname			First names		
I am 18 years old or over				<input type="checkbox"/>	Please tick yes
Current postal address if different from premises address					
Post town				Postcode	
Daytime contact telephone number					
E-mail address (optional)					

(B) OTHER APPLICANTS

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

Name CitizenM LND Shoreditch Operations B.V.
Address 
Registered number (where applicable)
Description of applicant (for example, partnership, company, unincorporated association etc.) Other
Telephone number (if any)
E-mail address (optional)

Part 3 Operating Schedule

When do you want the premises licence to start?

DD	MM	YYYY
2	7	02
2	0	16

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

DD	MM	YYYY

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

CitizenM is a new breed of hotel now in Amsterdam, Rotterdam, Glasgow, London, New York and Paris. This will be their third branch in London, alongside the Bankside (opened Summer 2012) and Tower Hill (opening soon) operations.

The premises will operate as an affordable luxury hotel with ancillary facilities. The proposed accommodation includes 216 bedrooms and is set out as below:

Basement: Back of House and Staff Facilities

Ground Floor: Reception, Back of House and Retail Units (which do not form part of this application)

First Floor: Toilets, Hotel Bar, Hotel Lounge, Terrace, Hotel Café/Restaurant, Back of House - This area will be open to residents and their guests 24hours a day. Members of the general public will only be permitted access to the area from 08:00 until 23:00 Monday to Sunday.

Second to Tenth Floors: Guest Bedrooms.

The premises has recently been granted planning permission (ref: 2013/3567) for the proposed use and is located in the Shoreditch Triangle.

The hotel has been designed to reduce the effects of local noise and air pollution, and reduce the impact of noise generated by the hotel on the locality. This has been achieved through in-room mechanical ventilation which eliminates the need for opening windows. This will ensure that the bedrooms are ventilated with pollution-free air, and that noise from traffic on the local roads does not disturb the hotel's guests.

The plant required to service the buildings has been located within the basement and around the building in order to reduce the amount of roof top plant.

There are no noise sensitive premises in the immediate vicinity and the premises are well served by public transport.

The applicant has taken into consideration the Council's Statement of Licensing Policy and has proposed conditions to address the licensing objectives. Customers who wish to temporarily leave the premises, i.e. to smoke, will not be permitted to take drinks from the premises with them.

The premises is not located within the Shoreditch Special Policy Area. It is considered that the granting of this licence would not negatively impact on the area due to the nature of the premises as a hotel with ancillary facilities. The location of the bar would not attract passing trade as it is on the first floor, and the hours that the bar is open to members of the public are modest and well within the hours of operation of public transport.

If 5,000 or more people are expected to attend the premises at any one

time, please state the number expected to attend.

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

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

Provision of regulated entertainment	Please tick any that apply
a) plays (if ticking yes, fill in box A)	<input type="checkbox"/>
b) films (if ticking yes, fill in box B)	<input checked="" type="checkbox"/>
c) indoor sporting events (if ticking yes, fill in box C)	<input type="checkbox"/>
d) boxing or wrestling entertainment (if ticking yes, fill in box D)	<input type="checkbox"/>
e) live music (if ticking yes, fill in box E)	<input type="checkbox"/>
f) recorded music (if ticking yes, fill in box F)	<input checked="" type="checkbox"/>
g) performances of dance (if ticking yes, fill in box G)	<input type="checkbox"/>
h) anything of a similar description to that falling within (e), (f) or (g) (if ticking yes, fill in box H)	<input type="checkbox"/>
<u>Provision of late night refreshment</u> (if ticking yes, fill in box I)	<input checked="" type="checkbox"/>
<u>Supply of alcohol</u> (if ticking yes, fill in box J)	<input checked="" type="checkbox"/>
In all cases complete boxes K, L and M	

B

Films Standard days and timings (please read guidance note 6)			Will the exhibition of films take place indoors or outdoors or both – please tick (please read guidance note 2)	Indoors	<input checked="" type="checkbox"/>
				Outdoors	<input type="checkbox"/>
				Both	<input type="checkbox"/>
Day	Start	Finish	Please give further details here (please read guidance note 3) Licensable activities for non-residents will be restricted to 08:00 to 23:00 Monday to Sunday		
Mon	0000	0000			
Tue	0000	0000	State any seasonal variations for the exhibition of films (please read guidance note 4)		
Wed	0000	0000			
Thur	0000	0000	Non standard timings. Where you intend to use the premises for the exhibition of films at different times to those listed in the column on the left, please list (please read guidance note 5)		
Fri	0000	0000			
Sat	0000	0000			
Sun	0000	0000			

F

Recorded music Standard days and timings (please read guidance note 6)			Will the playing of recorded music take place indoors or outdoors or both – please tick (please read guidance note 2)	Indoors	<input checked="" type="checkbox"/>
				Outdoors	<input type="checkbox"/>
				Both	<input type="checkbox"/>
Day	Start	Finish	Please give further details here (please read guidance note 3) Licensable activities for non-residents will be restricted to 08:00 to 23:00 Monday to Sunday		
Mon	0000	0000			
Tue	0000	0000			
Wed	0000	0000			
Thur	0000	0000			
			State any seasonal variations for the playing of recorded music (please read guidance note 4)		
			Non standard timings. Where you intend to use the premises for the playing of recorded music at different times to those listed in the column on the left, please list (please read guidance note 5)		
Fri	0000	0000			
Sat	0000	0000			
Sun	0000	0000			

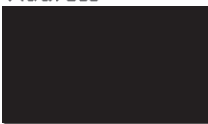



1

Late night refreshment Standard days and timings (please read guidance note 6)			Will the provision of late night refreshment take place indoors or outdoors or both – please tick (please read guidance note 2)	Indoors	<input checked="" type="checkbox"/>
Day	Start	Finish		Outdoors	<input type="checkbox"/>
Mon	2300	0500	Please give further details here (please read guidance note 3) Late night refreshment will only be provided to hotel residents and their bona fide guests	Both	<input type="checkbox"/>
Tue	2300	0500			
Wed	2300	0500	State any seasonal variations for the provision of late night refreshment (please read guidance note 4)		
Thur	2300	0500			
Fri	2300	0500	Non standard timings. Where you intend to use the premises for the provision of late night refreshment at different times, to those listed in the column on the left, please list (please read guidance note 5)		
Sat	2300	0500			
Sun	2300	0500			

J

Supply of alcohol Standard days and timings (please read guidance note 6)			Will the supply of alcohol be for consumption – please tick (please read guidance note 7)	On the premises	<input checked="" type="checkbox"/>
				Off the premises	<input type="checkbox"/>
				Both	<input type="checkbox"/>
Day	Start	Finish	State any seasonal variations for the supply of alcohol (please read guidance note 4) Licensable activities for non-residents will be restricted to 08:00 to 23:00 Monday to Sunday		
Mon	0000	0000			
Tue	0000	0000			
Wed	0000	0000			
Thur	0000	0000			
Fri	0000	0000			
Sat	0000	0000			
Sun	0000	0000	Non standard timings. Where you intend to use the premises for the supply of alcohol at different times to those listed in the column on the left, please list (please read guidance note 5)		

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

Name Matthew Bell	
Address 	
Postcode	
Personal licence number (if known) 	
Issuing licensing authority (if known) 	

K

Please highlight any adult entertainment or services, activities, other entertainment or matters ancillary to the use of the premises that may give rise to concern in respect of children (please read guidance note 8).

None

L

Hours premises are open to the public Standard days and timings (please read guidance note 6)			State any seasonal variations (please read guidance note 4)
Day	Start	Finish	
Mon	0000	0000	<p><u>Non standard timings. Where you intend the premises to be open to the public at different times from those listed in the column on the left, please list</u> (please read guidance note 5)</p>
Tue	0000	0000	
Wed	0000	0000	
Thur	0000	0000	
Fri	0000	0000	
Sat	0000	0000	
Sun	0000	0000	

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

a) General – all four licensing objectives (b, c, d and e) (please read guidance note 9)

Please refer to attached schedule of conditions

b) The prevention of crime and disorder

Please refer to attached schedule of conditions

c) Public safety

Please refer to attached schedule of conditions

d) The prevention of public nuisance

Please refer to attached schedule of conditions

e) The protection of children from harm

Please refer to attached schedule of conditions

Checklist:

Please tick to indicate agreement

- I have made or enclosed payment of the fee.
- I have enclosed the plan of the premises.
- I have sent copies of this application and the plan to responsible authorities and others where applicable.
- I have enclosed the consent form completed by the individual I wish to be designated premises supervisor, if applicable.
- I understand that I must now advertise my application.
- I understand that if I do not comply with the above requirements my application will be rejected.

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

Part 4 – Signatures (please read guidance note 10)

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



Signature	
Date	19/11/2015
Capacity	Thomas & Thomas Partners LLP, Solicitors on behalf of the Applicant

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

Signature	
Date	
Capacity	

Contact name (where not previously given) and postal address for correspondence associated with this application (please read guidance note 13)

AC/CIT.1.4
 Thomas & Thomas Partners LLP
 38a Monmouth Street

Post town	London	Postcode	WC2H 9EP
Telephone number (if any)			
If you would prefer us to correspond with you by e-mail, your e-mail address (optional)			
			

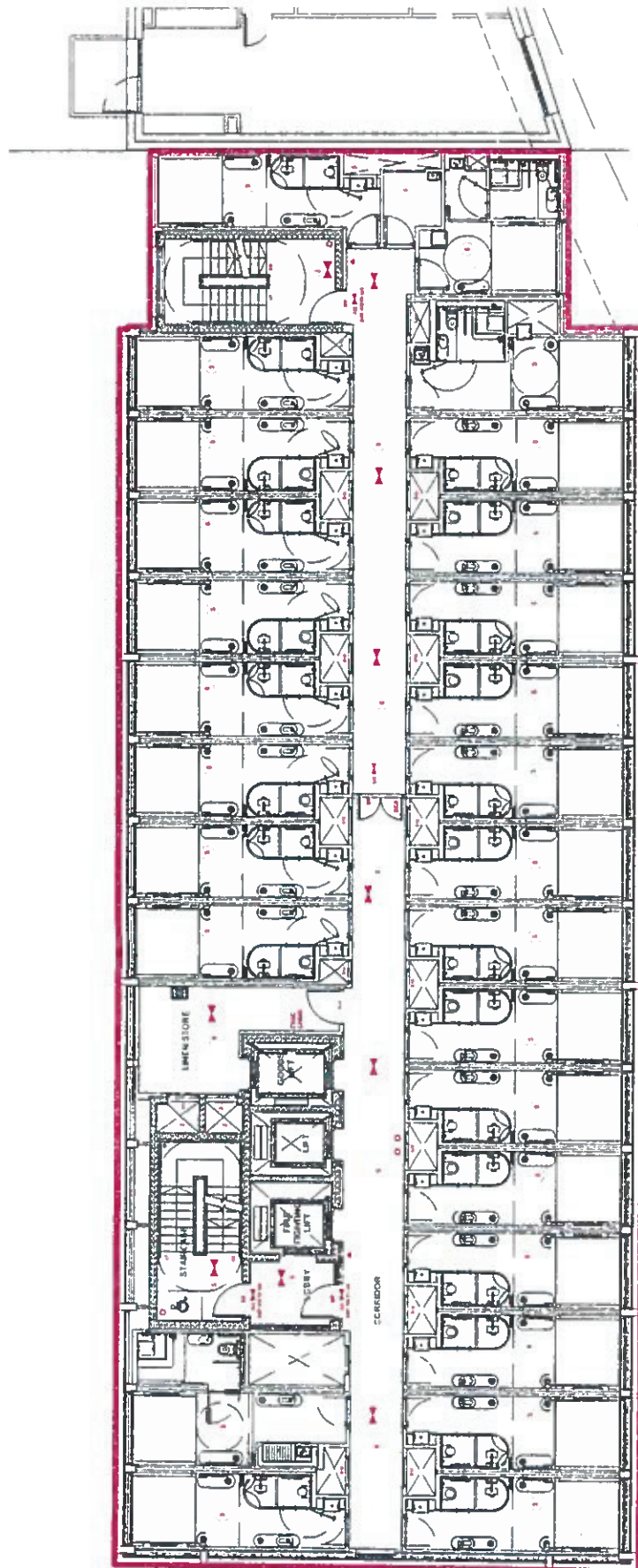
Conditions for Citizen M Hotel, Shoreditch

1. The premises shall install and maintain a comprehensive CCTV system as per the reasonable requirements of a Metropolitan Police Crime Prevention Officer. All entry points will be covered enabling frontal identification of every person entering in any light condition. The CCTV system shall continually record whilst the premises is open for licensable activities and during all times when customers remain on the premises. All recordings shall be stored for a minimum period of 31 days with date and time stamping. Recordings shall be made available immediately upon the request of Police or authorised officer throughout the preceding 31 day period.
2. There shall be a staff member from the premises who is conversant with the operation of the CCTV system on the premises at all times when the premises are open to the public. This staff member must be able to show a Police or authorised council officer recent data or footage when requested.
3. There shall be "CCTV in Operations" signs prominently displayed.
4. Substantial food and non-intoxicating beverages, including drinking water, shall be available at all times where alcohol is sold or supplied for consumption on the premises.
5. Clearly legible notices shall be displayed at all exits from the premises requesting patrons to respect the needs of local residents and to leave the premises and area quietly.
6. No amplified music shall be audible outside the premises at any time so as to cause a nuisance.
7. A Challenge 21 Policy shall be operated at the premises where the only acceptable forms of identification are recognised photographic identification cards, such as a driving licence or passport.
8. All staff will be given refresher training every twelve months on the legislation relating to the sales of alcohol to underage persons and drunken persons.
9. An incident log shall be kept at the premises, and made available on request to an authorised officer of the Council or the Police, which will record the following:
 - (a) All crimes reported
 - (b) All ejections of patrons
 - (c) Any complaints received
 - (d) Any incidents of disorder
 - (e) Seizures of drugs or offensive weapons
 - (f) Any faults in the CCTV system
 - (g) any refusal of the sale of alcohol
 - (h) any visit by a relevant authority or emergency service.

10. Licensable activities for non-residents will be restricted to 08:00 to 23:00 Monday to Sunday.
11. All instances of crime and disorder to be reported by the Designated Premises Supervisor or responsible member of staff to an agreed police contact point, as agreed with the police.
12. All staff receive training on the legislation relating to the sales of alcohol to underage persons and drunken persons.

KEY TO PLAN SYMBOLS

- 1. SECURITY LIGHT
- 2. ACCESS TO THE STAIR FROM ALL 4 DIRECTIONS
- 3. COVERTLY PLACED FIRE ALARMS
- 4. COVERTLY PLACED FIRE ALARMS
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SCALE 1:100

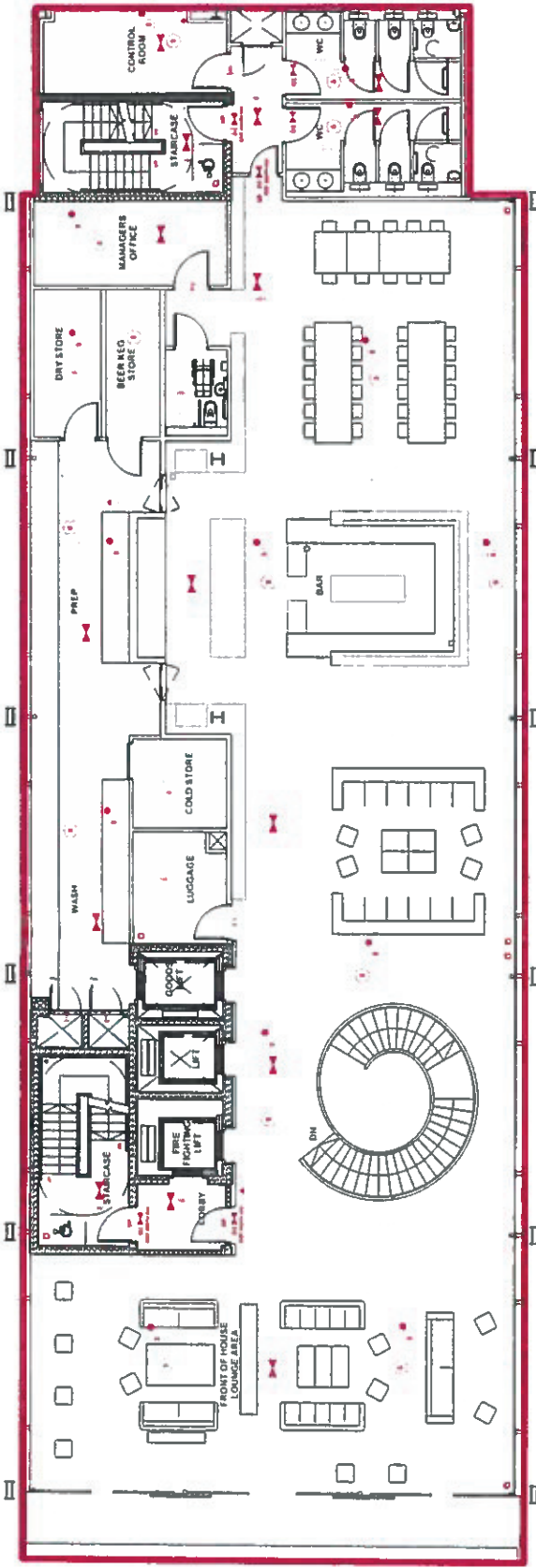
THE WORK HAS BEEN DRAWN USING PLANS PROVIDED BY LYNAS ARCHITECTURE AND SPECIALIST FIRE EQUIPMENT POSITIONS PROVIDED AT THE TIME OF ISSUE. THE POSITION OF THE FIRE EQUIPMENT IS CORRECT AT THE DATE OF ISSUE BUT MAY VARY FROM THE ACTUAL POSITION AT THE TIME OF THE APPROVAL OF THE FIRE OFFICER. ANY CHANGES TO THE PLANS WHICH IS INDICATED BY THIS SYMBOL SHOULD BE MADE FROM TIME TO TIME.

TEGWYNNE GOLDTHORPE ARCHITECT

20 DANIEL GIBBS AND SUTHERTON, 117, 119 P. THURFORD ROAD, BIRMINGHAM B15 2JG
E: info@tegwynnegoldthorpe.co.uk W: www.tegwynnegoldthorpe.co.uk
CLIENT: **Coventry M**
PROJECT: **Shorwell Coventry M**
DRAWING: **26.01.2016, 26.06.2016, 23.08.2016, 09.02.2017**
SCALE: 1:100 DATE: JUNE 2015 CONTRACT NO: SC004287/A

KEY TO PLAN SYMBOLS

- 1. FIRE ALARMS CALL POINT (SEE THE ACTUAL MANUFACTURER'S INSTRUCTIONS)
- 2. SECURITY LIGHT
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SCALE 0m 10m

THE LICENSE PLANS HAVE BEEN DRAWN USING PLANS PROVIDED BY LYMAS ARCHITECTURE
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 BE SUBJECT TO CHANGE. TO THIS WITH THE APPROVAL OF THE FIRE OFFICER
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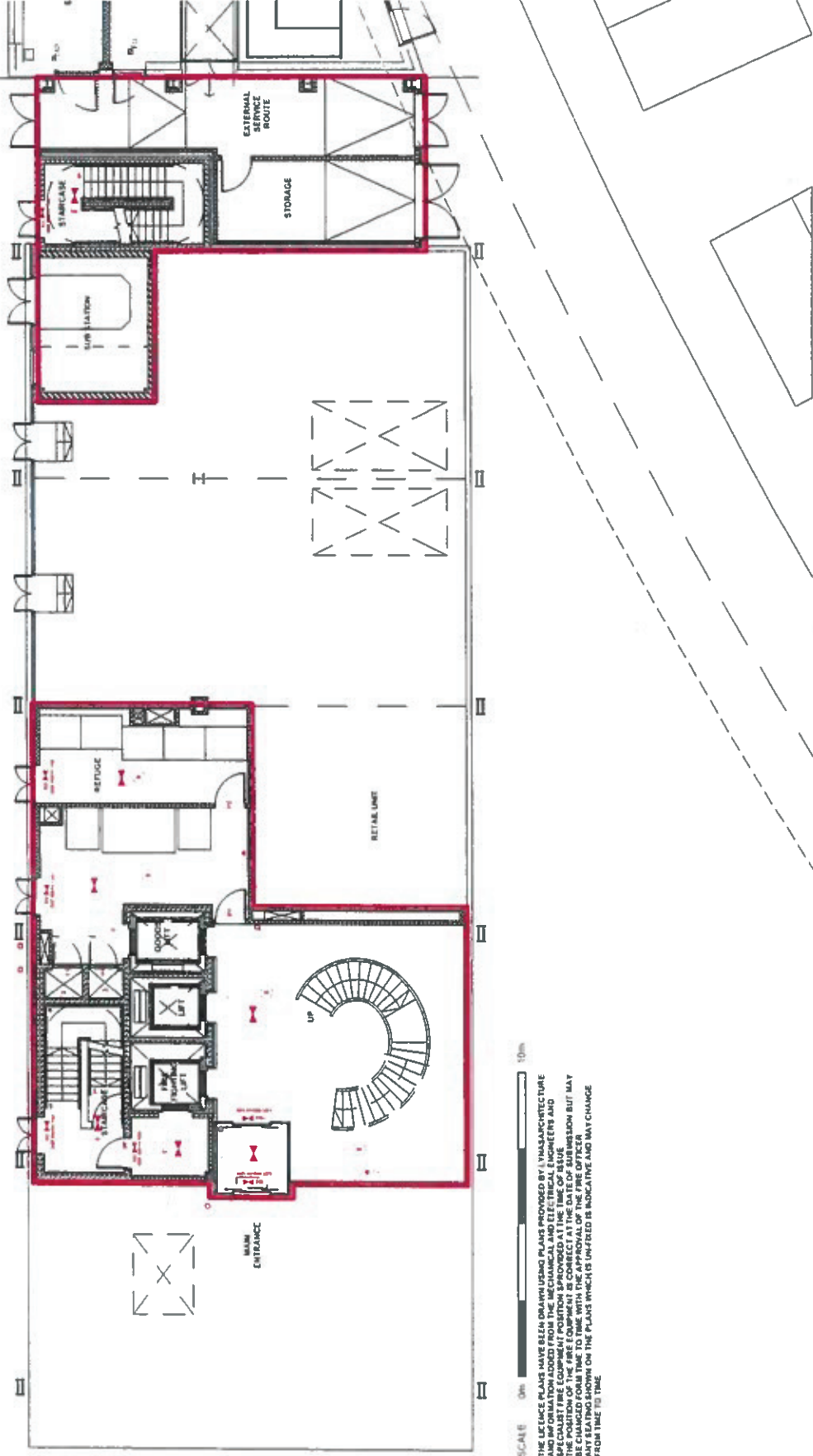
TEGWYNNE GOLDTHORPE ARCHITECT
 20 HAMMILGHRI AND SHIPPERIN TW 791P HUFFINGTON RD G29 6 6 MOBILE 0771379 334
 E-MAIL: T.GOLDTHORPE@TEGWYNNEARCHITECT.CO.UK WWW.TEGWYNNEARCHITECT.CO.UK
 CLIENT: CARMEN M
 PROJECT: Shoreloch Colonn M
 DRAWING NO: S-G-03-00-A
 DATE: JUNE 2013
 SCALE: 1:50 4/A2 3/4E

KING JOHN COURT

REF TO PLAN SYMBOLS

- 1. ALL WORK TO BE DONE IN ACCORDANCE WITH THE BUILDING REGULATIONS 2010.
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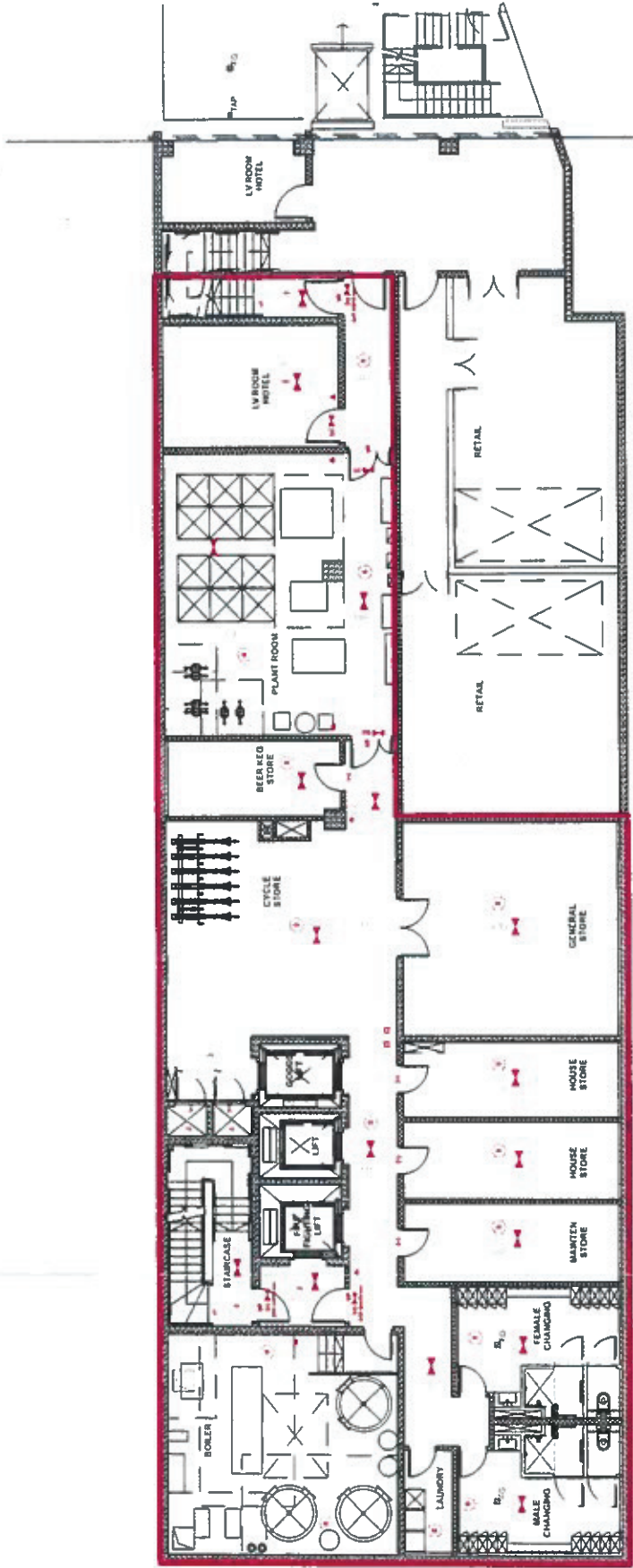
HOLLYWELL LANE



TEGWYNNE GOLDTHORPE ARCHITECT

20 HAMMAR GH ISLAND SHEPPERTON TW17 9JF TEL: 0181 6092246 FAX: 0181 6092246
 e-mail: tegwynne@goldthorpe.co.uk website: www.tegwynne.goldthorpe.co.uk
 PROJECT: **Sherrinich, Criccieth**
 CLIENT: **Criccieth M**
 DRAWING: **Ground Floor Plan** Issue 1
 SCALE: 1:100 at A2 DATE: JUN 2015 DRAWN BY: S. GARCIA

- KEY TO PLAN SYMBOLS**
- 1. ROOMS TO BE FENCED OFF FOR OCCUPANCY
 - 2. ROOMS TO BE FENCED OFF FOR ALL PURPOSES
 - 3. CONTROL PANELS
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SCALE 0m 10m

THE LKXKX PLANS HAVE BEEN DRAWN USING PLANS PROVIDED BY LTKASARC-TECTURE AND INFORMATION ADDED FROM THE MECHANICAL AND ELECTRICAL ENGINEERS AND THE POSITION OF THE FIRE EQUIPMENT IS CORRECT AT THE DATE OF SUBMISSION BUT MAY BE CHANGED FROM TIME TO TIME WITH THE APPROVAL OF THE FIRE OFFICER. ANY CHANGES TO THE PLANS WHICH IS UNFIELD IS INDICATIVE AND MAY CHANGE FROM TIME TO TIME.

APPENDIX B

RESPONSIBLE AUTHORITY REPRESENTATION: APPLICATION UNDER THE LICENSING ACT 2003

RESPONSIBLE AUTHORITY DETAILS

NAME OF AUTHORITY	Licensing
ADDRESS OF AUTHORITY	Licensing Service Legal, HR and Regulatory Services Directorate 2 Hillman St London E8 1FB
CONTACT NAME	Darren Reilly
TELEPHONE NUMBER	020 8356 4965
E-MAIL ADDRESS	darren.reilly@hackney.gov.uk

APPLICATION PREMISES

NAME & ADDRESS OF PREMISES	CitizenM Hotel Land bounded by King John Court, Holywell Lane, New Inn Yard, ELL Viaducts
NAME OF APPLICANT/PREMISES USER	CitizenM London Shoreditch Operations B.V.

COMMENTS

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

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

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

The premises is located right on the edge of the SPA and in an area identified as suffering from negative cumulative impact as a result of the amount of licensed premises and the popularity of the area as a night time destination.

LP15 in the Council's licensing policy states :

Cumulative Impact – General

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

Licensing have general concerns about the risk of adding to the cumulative impact in the in the area and the possibility of public nuisance. Particularly with a premises of this size. Licensing need to visit the proposed venue to give further consideration as to whether possible changes to the application and/or conditions being attached may allay concerns and lead to agreement.

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

The licensing Policy and Licensing Objectives

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

Applicant should contact licensing to discuss and a site visit should take place.

Name: Darren Reilly (Team Leader Licensing Enforcement)

Date: 17/12/15

APPENDIX C1

Mike Smith

From: [REDACTED]
Sent: 17 December 2015 07:45
To: Licensing
Cc: Darren Reilly; guy.hicks@met.police.uk
Subject: Licensing Application Citizen Hotel M

Dear Hackney Licensing

Subject: Citizen M Hotel License Application

I write to object to this proposed licence for entertainment, alcohol and late-night refreshment on the premises from 00:01 to 00:00 Mon to Sun and late night refreshment 23:00 to 05:00 Mon to Sun. Whilst recognizing the need for a hotel to service its guests the needs of local residents should also be considered.

Specifically:

- This venue is feet from the Shoreditch Special Policy Area. Any consideration of the license should ensure that it does not undermine the goals of the SPA.
- The location of the venue is directly opposite the Village Underground club which sees a large number of revellers on the street at night, supplemented by the pedestrian traffic from the Great Eastern Street and Shoreditch High Street venues. Inevitably this means hordes of booze tourists every weekend causing intolerable noise, anti-social behaviour, littering and fouling of the streets. The last thing the area needs is yet another major late- night venue. This venue will add to the cumulative impact and existing issues of noise and disorder.
- We have seen the Ace Hotel use its license to open a club in its basement, thereby attracting revellers rather than just serving hotel guests.
- The entrances of the hotel (both front and back) are into residential enclaves within the Shoreditch Triangle - on Holywell Lane and off New Inn Yard and could become a focal point for lingering crowds, presenting issues of safety to children and noise/disorder. While the charm of the area is the co-location of residential, commercial and entertainment, this very co-location requires thoughtfulness in planning and licensing and consideration being given to all of the uses of the area.
- Any license granted to CitizenM Hotel should be carefully worded and restricted to ensure that it can only be used to serve hotel guests, and that any activities (and resulting noise) are well contained within the building and occur at reasonable hours.

A balance could be struck by:

- All licensable activity, other than room service, ceases at 2am.
- A challenge policy by inside staff from 11pm - 2am to ensure only residents and their guests are served.
- Smokers should be limited to Holywell Lane, and limited to a maximum of 15 at any one time.
- Removal of the lower ground floor from the application as this space is entirely non-public.

Should the applicant not agree to each of these reasonable conditions I believe the application should be rejected in its entirety.

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

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

(I do not agree for my details to be disclosed)

APPENDIX C2

Mike Smith

From: [REDACTED]
Sent: 08 December 2015 11:17
To: Licensing
Cc: Darren Reilly; Guy Hicks
Subject: Citizen M Hotel License Application

Dear Hackney Licensing

I write to object to this proposed licence for entertainment, alcohol and late-night refreshment on the premises from 00:01 to 00:00 Mon to Sun and late night refreshment 23:00 to 05:00 Mon to Sun. Whilst we welcome a reputable hotel operator into the area - and recognize the need for a hotel to service its guests - we believe a balance must be struck to ensure the needs of residents are met as well. This application is a blanket and un-nuanced application that does not reflect the local context.

Specifically:

- There are many residential properties in the immediate vicinity of the venue. My family is resident in Shoreditch, and has a full view of the entire hotel from our living and sleeping areas. A 24 hour license less than 2 blocks will present a risk to the children in the area.
- This venue is literally feet from the Shoreditch Special Policy Area. Any consideration of the license must ensure that it does not undermine the goals of the SPA.
- The location of the venue is directly opposite the Village Underground club which already sees a large number of revellers on the street at night, not to mention spillover pedestrian traffic from both Great Eastern Street (Dinerama in particular) and Shoreditch High Street (Boxpark in particular). Inevitably this means hordes of booze tourists every weekend causing intolerable noise, anti-social behaviour, littering and fouling of the streets. The last thing the area needs is yet another major late-night venue. This venue will add to the cumulative impact and existing issues of noise and disorder.
- While a hotel can reasonably be expected to require a license in order to serve its guests, once granted the license can easily be abused for other purposes which are arguably supplementary to the service provided to hotel patrons. We have seen the Ace Hotel abuse its license and open a club in its basement, thereby attracting revellers rather than just serving hotel guests.
- The entrances of the hotel (both front and back) are into residential enclaves within the Shoreditch Triangle - on Holywell Lane and off New Inn Yard and could become a focal point for lingering crowds, presenting issues of safety to children and noise/disorder. While the charm of the area is the co-location of residential, commercial and entertainment, this very co-location requires thoughtfulness in planning and licensing and consideration being given to all of the uses of the area. The right to quiet enjoyment of one's property remains.

Any license granted to CitizenM Hotel must be carefully worded and restricted to ensure that it can only be used to serve hotel guests, and that any activities (and resulting noise) are well contained within the building and occur at reasonable hours.

I believe a balance can be struck to limit undermining the licensing objectives with the following additional conditions:

- All licensable activity, other than room service, ceases at 2am.
- All licensable activity ceases on the ground floor at 11pm, when the hotel is closed to non-guests. From our review there does not appear to be any need for drinking/eating on the ground floor.
- Entrance doors to the hotel must be locked from 11pm - 2am, with entry only via key card.
- Entrance doors must be manned by SIA security from 11pm - 2am to ensure no tailgaters enter the lobby bar.
- A challenge policy by inside staff from 11pm - 2am to ensure only residents and their guests are served.
- Smokers should be limited to Holywell Lane, and limited to a maximum of 15 at any one time.

- Removal of the lower ground floor from the application as this space is entirely non-public.

Should the applicant not agree to each of these reasonable conditions I believe the application should be rejected in its entirety.

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

██████████
Batemans Row, EC2A ██████████

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

Mike Smith

From: [REDACTED]
Sent: 08 December 2015 14:17
To: Licensing
Subject: Citizen M Hotel License Application

Dear Hackney Licensing:

I write to object to this proposed licence for entertainment, alcohol and late-night refreshment on the premises from 00:01 to 00:00 Mon to Sun and late night refreshment 23:00 to 05:00 Mon to Sun. Whilst we welcome a reputable hotel operator into the area - and recognize the need for a hotel to service its guests - we believe a balance must be struck to ensure the needs of residents are met as well. This application is a blanket and un-nuanced application that does not reflect the local context.

Specifically:

- There are many residential properties in the immediate vicinity of the venue. My family is resident in Shoreditch, and has a full view of the entire hotel from our living and sleeping areas. A 24 hour license less than 2 blocks will present a risk to the children in the area.
- This venue is literally feet from the Shoreditch Special Policy Area. Any consideration of the license must ensure that it does not undermine the goals of the SPA.
- The location of the venue is directly opposite the Village Underground club which already sees a large number of revellers on the street at night, not to mention spillover pedestrian traffic from both Great Eastern Street (Dinerama in particular) and Shoreditch High Street (Boxpark in particular). Inevitably this means hordes of booze tourists every weekend causing intolerable noise, anti-social behaviour, littering and fouling of the streets. The last thing the area needs is yet another major late-night venue. This venue will add to the cumulative impact and existing issues of noise and disorder.
- While a hotel can reasonably be expected to require a license in order to serve its guests, once granted the license can easily be abused for other purposes which are arguably supplementary to the service provided to hotel patrons. We have seen the Ace Hotel abuse its license and open a club in its basement, thereby attracting revellers rather than just serving hotel guests.
- The entrances of the hotel (both front and back) are into residential enclaves within the Shoreditch Triangle - on Holywell Lane and off New Inn Yard and could become a focal point for lingering crowds, presenting issues of safety to children and noise/disorder. While the charm of the area is the co-location of residential, commercial and entertainment, this very co-location requires thoughtfulness in planning and licensing and consideration being given to all of the uses of the area. The right to quiet enjoyment of one's property remains.

Any license granted to CitizenM Hotel must be carefully worded and restricted to ensure that it can only be used to serve hotel guests, and that any activities (and resulting noise) are well contained within the building and occur at reasonable hours.

I believe a balance can be struck to limit undermining the licensing objectives with the following additional conditions:

- All licensable activity, other than room service, ceases at 2am.
- All licensable activity ceases on the ground floor at 11pm, when the hotel is closed to non-guests. From our review there does not appear to be any need for drinking/eating on the ground floor.
- Entrance doors to the hotel must be locked from 11pm - 2am, with entry only via key card.
- Entrance doors must be manned by SIA security from 11pm - 2am to ensure no tailgaters enter the lobby bar.
- A challenge policy by inside staff from 11pm - 2am to ensure only residents and their guests are served.
- Smokers should be limited to Holywell Lane, and limited to a maximum of 15 at any one time.
- Removal of the lower ground floor from the application as this space is entirely non-public.

Should the applicant not agree to each of these reasonable conditions I believe the application should be rejected in its entirety.

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

Yours sincerely,

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

Mike Smith

From: [REDACTED]
Sent: 08 December 2015 14:20
To: Licensing
Cc: Shoreditch Community
Subject: Amended objection to CitizenM London Shoreditch application - site not in the SPA
Attachments: Proposed licensing conditions for new Shoreditch hotels.pdf; ATT00002.htm

To whom it may concern, and further to the email below.

I've been corrected that this site is not within the SPA, but rather immediately alongside. Obviously the automatic refusal and requirement for exceptional circumstances does not apply. But of course, any consideration of the license must ensure that it does not undermine the goals of the SPA, particularly in light of Hackney's longer term licensing objectives and possible increase in the size of the SPA.

Begin forwarded message:

From: [REDACTED]
Subject: CitizenM London Shoreditch Operations B.V.
Date: 7 December 2015 14:02:14 GMT
To: "<licensing@hackney.gov.uk>" <licensing@hackney.gov.uk>
Cc: Shoreditch Community <sca@shoreditchcommunity.com>

I write to object to this proposed licence for entertainment, alcohol and late-night refreshment for the following reasons:

While it is encouraging to at last see the development of this site in Shoreditch, and to welcome a reputable hotel operator into the area, this venue is within the Shoreditch Special Policy Area, which means that the license should be automatically refused absent "exceptional circumstances", which do not exist and have certainly not been articulated by the applicant. Specifically, the application for a premises licence for twenty-four hour supply of alcohol on the premises from 00:01 to 00:00 Mon to Sun and late night refreshment 23:00 to 05:00 Mon to Sun is a blanket and un-nuanced application that does not reflect the local context.

- There are many residential properties in the immediate vicinity of the venue. We live one block away.

- The location of the venue is directly opposite the Village Underground club which already sees a large number of revellers on the street at night, not to mention spillover pedestrian traffic from both Great Eastern Street (Dinerama in particular) and Shoreditch High Street (Boxpark in particular). Inevitably this means hordes of booze tourists every weekend causing intolerable noise, anti-social behaviour, littering and fouling of the streets. The last thing the area needs is yet another major late-night venue. This venue will add to the cumulative impact and existing issues of noise and disorder.

- While a hotel can reasonably be expected to require a license in order to serve its guests, once granted the license can easily be abused for other purposes which are arguably supplementary to the service provided to hotel patrons. We have seen the Ace Hotel -

another wonderful addition to Shoreditch - abuse its license and open a club in its basement, thereby attracting revellers rather than just serving hotel guests.

- The entrances of the hotel (both front and back) are into residential enclaves within the Shoreditch Triangle - on Holywell Lane and off New Inn Yard and could become a focal point for lingering crowds, presenting issues of safety to children and noise/disorder. While the charm of the area is the co-location of residential, commercial and entertainment, this very co-location requires thoughtfulness in planning and licensing and consideration being given to all of the uses of the area. The right to quiet enjoyment of one's property remains.

Any license granted to CitizenM Hotel must be carefully worded and restricted to ensure that it can only be used to serve hotel guests, and that any activities (and resulting noise) are well contained within the building and occur at reasonable hours.

With that in mind, attached please find a copy a letter sent in October by the Shoreditch Community Association, looking for a set of reasonable conditions to be implemented at the eight new hotels that will open in Shoreditch in the near future. Specific suggested conditions include:

- No off sales for late night refreshment.
- 24-hour licenses are acceptable for hotel guests only, in bedrooms and interior bars.
- Internal function rooms:
 - Only pre-booked/pre-arranged events will be held in the function rooms;
 - Should only be licensed to a particular time (e.g., 2 am) with the management obliged to ensure that non hotel residents cannot access the hotel bars to carry on drinking there;
 - Between 24:00 – 08.00hrs non hotel residents and persons not attending a pre-booked function/event/restaurant reservation shall not be permitted in the hotel;
 - Non hotel residents attending a function shall not be permitted in the hotel after 03.00hrs
 - The function rooms shall not be used for ticketed events that are advertised/sold/supplied to members of the public.
- External spaces:
 - There shall be no licensable activity on the roof, other terraces and balconies between 23:00 – 08.00hrs every day;
 - Only background music shall be played on the roof, other terraces and balconies at a level to allow face-to-face conversation at normal speech volume;
 - External smoking areas at entrances/exits must be agreed, designated, limited in capacity and supervised at all times. There shall be no more than 15 patrons at any time smoking in the designated smoking areas.

In principle, we agree that with the above amendments and additional conditions the exceptional criteria for license applications are met because:

- The primary use of the premises will be as hotels and not as licensed premises;
- The provision of licensable activities at the premises will be ancillary to the hotel use;
- The terminal hour for the provision of licensable activities to non-hotel guests should not be later than other licensed premises in the area; and

- Measures should be imposed on the premises' licence to prevent the premises being used as a licensed premises in particular as a nightclub.

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

[REDACTED]
[REDACTED] New Inn Street, EC2A [REDACTED]

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

APPENDIX C5

Shoreditch Community Association
shoreditchcommunity.com • @shoreditchcomm
sca@shoreditchcommunity.com

BY E-MAIL

6 October 2015

To:

Hackney Licensing (darren.reilly@hackney.gov.uk AND licensing@hackney.gov.uk)
Hackney Licensing Unit, The Metropolitan Police
(Guy.Hicks@met.police.uk AND Kerrie.L.Ryan@met.pnn.police.uk
AND HackneyLicensingUnit-GN@met.police.uk)

Ladies and Gentlemen,

Re: Proposed licensing conditions for new hotels in Shoreditch

We write as the Licensing Committee of the Shoreditch Community Association (the “SCA”) in response to the recent application for the Premises Licence for Courthouse Hotel (335 - 337 Old Street EC1V 9LL), and in anticipation of the licensing applications of five new hotels within or on the perimeter of the Shoreditch SPA (Nobu, Great Eastern, The Curtain (hotel and members club), Citizen M, Art’otel).

The SCA is a community organization promoting the long term growth of Shoreditch in a responsible and sustainable manner, working to maintain Shoreditch’s unique culture. Our members are local individuals, families and businesses. The SCA has significantly grown in recent years, now reaching more than 1,000 individuals and businesses. The SCA membership strongly believes responsible growth balances day and night activities, with the current tilt towards the night-time economy negatively impacting residents’ quality of life and damaging long-term growth.

In light of the significant number of new hotels that are being built in Shoreditch, our Licensing Committee would like to suggest a common set of licensing conditions that could be put forward to these institutions, with a view to minimising objections from residents, and working towards increased balance in licensable economic activities.

We suggest the following:

- No off sales for late night refreshment.
- 24-hour licenses are acceptable for hotel guests only, in bedrooms and interior bars.
- Internal function rooms:
 - Only pre-booked/pre-arranged events will be held in the function rooms;
 - Should only be licensed to a particular time (e.g., 2 am) with the management obliged to ensure that non hotel residents cannot access the hotel bars to carry on drinking there;

- Between 24:00 – 08.00hrs non hotel residents and persons not attending a pre-booked function/event/restaurant reservation shall not be permitted in the hotel;
- Non hotel residents attending a function shall not be permitted in the hotel after 03.00hrs
- The function rooms shall not be used for ticketed events that are advertised/sold/supplied to members of the public.
- External spaces:
 - There shall be no licensable activity on the roof, other terraces and balconies between 23:00 – 08.00hrs every day;
 - Only background music shall be played on the roof, other terraces and balconies at a level to allow face-to-face conversation at normal speech volume;
 - External smoking areas at entrances/exits must be agreed, designated, limited in capacity and supervised at all times. There shall be no more than 15 patrons at any time smoking in the designated smoking areas.

In principle, we agree that with the above amendments and additional conditions the exceptional criteria for license applications are met because:

- The primary use of the premises will be as hotels and not as licensed premises;
- The provision of licensable activities at the premises will be ancillary to the hotel use;
- The terminal hour for the provision of licensable activities to non-hotel guests should not be later than other licensed premises in the area; and
- Measures should be imposed on the premises' licence to prevent the premises being used as a licensed premises in particular as a nightclub.

We think that these reasonable conditions will reflect positively on the hotel operators, and can help maintain the balance in an area that is over-saturated with bars, nightclubs and off-licenses serving copious amounts of alcohol.

We welcome discussion of the above conditions, with a view to making a positive and balanced contribution to economic activity in Shoreditch.

Please contact us at sca@shoreditchcommunity.com.

Sincerely

The Shoreditch Community Association

APPENDIX D



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Citizen M

Scale 1/1250 at A4



Date 19/1/2016

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