

REPORT OF GROUP DIRECTOR, NEIGHBOURHOODS AND HOUSING		
LICENSING SUB-COMMITTEE: 08/07/2021	Classification DECISION	Enclosure
Application to Vary a Premises Licence Rolling Stock 46 - 48 Kingsland Road 431 - 434 Kingsland Viaduct and; 1 - 3 Cottons Gardens, London E2 8DA	Ward(s) affected Haggerston	

1. SUMMARY

Applicant(s) John Evans & Byron Evans	In SPA: No																
Date of Application 29/04/2021	Period of Application Permanent																
<p>Proposed variation:</p> <ol style="list-style-type: none"> To allow unrestricted use of the gate from the side road, Cotton's Gardens into the Courtyard, for safe entry and exit by Courtyard customers only. To authorise the supply of alcohol for consumption on the premises for the outside Courtyard area Conditions 30 and 31 to be removed and replaced as follows:- <p>Condition 30 The outside Courtyard shall not be used outside the times of 11.00 to 21.00 Monday to Wednesday, 11.00 to 22.00 Thursday Friday and Saturday, and 11.00 to 21.00 on Sunday. Serving of alcohol will cease at half an hour before all closing times respectively, in order to safely allow half an hour drinking up time.</p> <p>Condition 31 All customers using the Courtyard shall be able to enter and exit via the Gate on Cotton's Gardens. This gate shall be kept locked open during opening hours to facilitate the safe entrance and exit of Courtyard customers only, and for fire exit safety.</p>																	
<p>Proposed hours of licensable activities</p> <table> <tbody> <tr> <td>Supply of Alcohol</td> <td>Standard Hours:</td> </tr> <tr> <td>On Sales (Courtyard)</td> <td>Mon 11:00 to 20:30</td> </tr> <tr> <td></td> <td>Tue 11:00 to 20:30</td> </tr> <tr> <td></td> <td>Wed 11:00 to 20:30</td> </tr> <tr> <td></td> <td>Thur 11:00 to 21:30</td> </tr> <tr> <td></td> <td>Fri 11:00 to 21:30</td> </tr> <tr> <td></td> <td>Sat 11:00 to 21:30</td> </tr> <tr> <td></td> <td>Sun 11:00 to 20:30</td> </tr> </tbody> </table>		Supply of Alcohol	Standard Hours:	On Sales (Courtyard)	Mon 11:00 to 20:30		Tue 11:00 to 20:30		Wed 11:00 to 20:30		Thur 11:00 to 21:30		Fri 11:00 to 21:30		Sat 11:00 to 21:30		Sun 11:00 to 20:30
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The opening hours of the premises	
Courtyard Area	Standard Hours:
	Mon 11:00 to 21:00
	Tue 11:00 to 21:00
	Wed 11:00 to 21:00
	Thur 11:00 to 22:00

<p style="text-align: center;">Fri 11:00 to 22:00 Sat 11:00 to 22:00 Sun 11:00 to 21:00</p>	
<p>Current activities/hours: See current licence attached as Appendix D</p>	
<p>Capacity: Not known</p>	
<p>Policies Applicable</p>	<p>LP1 (General Principles), LP2 (Licensing Objectives),</p>
<p>List of Appendices</p>	<p>A – Application for a premises licence and supporting documents B – Representations from Responsible Authorities C – Representations from Other Persons D – Current Licence E – Location map</p>
<p>Relevant Representations</p>	<ul style="list-style-type: none"> ● Police Authority ● Licensing Authority ● Other Persons

2. APPLICATION

- 2.1 John Evans & Byron Evans have made an application to vary their premises licence under the Licensing Act 2003:
- To allow unrestricted use of the gate from the side road, Cotton's Gardens into the Courtyard, for safe entry and exit by Courtyard customers only.
 - to authorise the supply of alcohol for consumption on the premises for the outside Courtyard area
 - Conditions 30 and 31 to be removed and replaced as follows:-

Condition 30 The outside Courtyard shall not be used outside the times of 11.00 to 21.00 Monday to Wednesday, 11.00 to 22.00 Thursday Friday and Saturday, and 11.00 to 21.00 on Sunday. Serving of alcohol will cease at half an hour before all these closing times respectively, in order to safely allow half hour drinking up time

Condition 31 All customers using the Courtyard shall be able to enter and exit via the Gate on Cotton's Gardens. This gate shall be kept locked open during opening hours to facilitate the safe entrance and exit of Courtyard customers only, and for fire exit safety.

- 2.2 The application is attached as Appendix A. The applicants have proposed some additional measures to address the licensing objectives. The opening hours and condition 30 have been amended as agreed with the Environmental Protection Authority.

3. CURRENT STATUS / HISTORY

- 3.1 The premises have been in possession of a premises licence since 10 January 2012. An application for a minor variation for the usage of Cottons Garden gate as an entrance and exit was granted for a temporary period until 30/09/2021. A copy of the current licence is attached as Appendix D.
- 3.2 The following Temporary Event Notices have been given for the premises in this calendar year:

Date	Time
13/04/2021 - 14/04/2021	1900 - 2200
20/04/2021 - 21/04/2021	1900 - 2200
27/04/2021 - 28/04/2021	1900 - 2200
03/05/2021 - 04/05/2021	1900 - 2200

10/05/2021 - 11/05/2021	1900 - 2200
18/05/2021 - 19/05/2021	1900 - 2200
25/05/2021 - 26/05/2021	1900 - 2200
01/06/2021 - 02/06/2021	1900 - 2200
08/06/2021 - 09/06/2021	1900 - 2200
15/06/2021 - 16/06/2021	1900 - 2200
22/06/2021 - 22/06/2021	1900 - 2200

4. REPRESENTATIONS: RESPONSIBLE AUTHORITIES

From	Details
Environmental Health Authority (Environmental Protection)	Representation has been withdrawn following agreed conditions - See Para 8.1 below.
Environmental Health Authority (Environmental Enforcement)	No representation received
Environmental Health Authority (Health & Safety)	No representation received
Weights and Measures (Trading Standards)	No representation received
Planning Authority	No representation received
Area Child Protection Officer	No representation received
Fire Authority	Have confirmed no representation on this application
Police Appendix B1	Representation received on the ground of the Prevention of Crime and Disorder and the Prevention of Public Nuisance.
Licensing Authority Appendix B2	Representation received on the grounds of the Prevention of Public Nuisance.
Health Authority	Have confirmed no representation on this application

5. REPRESENTATIONS: OTHER PERSONS

From	Details
7 letters of representations have been received (4 against and 3 in support) from and on behalf of local residents. Appendices C1 - C7	Representation received on the grounds of the Prevention of Crime and Disorder, Public Safety and the Prevention of Public Nuisance.

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, LP1 (General Principles) and LP2 (Licensing

Objectives) are relevant.

8. OFFICER OBSERVATIONS

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

1. When the Courtyard is in use, two SIA registered door supervisors will be on duty specifically in the Courtyard area from 17.00 to 22.30 on Thursday, Friday and Saturday evenings.
2. There shall be no glasses in use in the Courtyard area; only appropriate plastic containers are to be used.
3. There shall be no drinks, bottles or containers taken outside the premises, or brought into the premises.
4. There shall be no sound system, or music, and no regulated entertainment in the outside the Courtyard.

9. REASONS FOR OFFICER OBSERVATIONS

9.1 Conditions 1 to 4 are derived from the applicant's operating schedule. Condition 1 has been amended as agreed with the Environmental Protection Authority.

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 individual's 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.

Acting Group Director, Neighbourhoods and Housing	Ajman Ali
Lead Officer (holder of original copy):	Sanaria Hussain Senior 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.

Description of document	Location
Rolling Stock 46 - 48 Kingsland Road 431 - 434 Kingsland Viaduct and; 1 - 3 Cottons Gardens, London E2 8DA	Hackney Service Centre Licensing Service 1 Hillman Street London E8 1DY

Printed matter
Licensing Act 2003
LBH Statement of Licensing Policy

Hackney
LA07

Application to vary a premises licence 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 Byron Evans, and John Evans

(Insert name(s) of applicant)

being the premises licence holder, apply to vary a premises licence under section 34 of the Licensing Act 2003 for the premises described in Part 1 below

Premises licence number

LBH-PRE-7-1263

Part 1 – Premises Details

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

46 - 48 Kingsland Road
Hackney

Post town

London

Postcode

E2 8DA

Telephone number at premises (if any)

[REDACTED]

Non-domestic rateable value of premises

£45,750

Part 2 – Applicant details

Daytime contact telephone number

[REDACTED]

E-mail address (optional)

[REDACTED]

Current postal address if different from premises address

Post

Postcode

town			
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Part 3 – Variation

Please tick as appropriate

Do you want the proposed variation to have effect as soon as possible? Yes
 No

If not, from what date do you want the variation to take effect?

DD	MM	YYYY
<input type="text"/>	<input type="text"/>	<input type="text"/>

Do you want the proposed variation to have effect in relation to the introduction of the late night levy? (Please see guidance note 1) Yes No

Please describe briefly the nature of the proposed variation (Please see guidance note 2)

This variation concerns only the use of the outside Courtyard area near Cotton's Gardens.

This variation seeks simply to allow unrestricted use of the gate from the side road Cotton's Gardens into the Courtyard, for safe entry and exit by Courtyard customers only, and for fire safety reasons, and to the Courtyard only. It also seeks to extend slightly the hours of operation of the outside Courtyard area.

All other timings and conditions relating to the main indoor part of the premises are to remain unchanged.

If your proposed variation would mean that 5,000 or more people are expected to attend the premises at any one time, please state the number expected to attend:

Part 4 Operating Schedule

Please complete those parts of the Operating Schedule below which would be subject to change if this application to vary is successful.

Provision of regulated entertainment (Please see guidance note 3)

Please tick all that apply

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

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

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

In all cases complete boxes K, L and M

J

Supply of alcohol Standard days and timings (please read guidance note 8)			Will the supply of alcohol be for consumption – please tick (please read guidance note 9)	On the premises	<input checked="" type="checkbox"/>
				Off the premises	<input type="checkbox"/>
				Both	<input type="checkbox"/>
Day	Start	Finish	<p>State any seasonal variations for the supply of alcohol (please read guidance note 6)</p> <p>This hours listed in this section J refers only to the outside Courtyard area.</p> <p>The hours for the main indoor part of the premises remains unchanged.</p> <p>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 7)</p>		
Mon	11.00	20.30			
Tue	11.00	20.30			
Wed	11.00	20.30			
Thur	11.00	22.30			
Fri	11.00	22.30			
Sat	11.00	22.30			
Sun	11.00	21.30			

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 10).

None

L

Hours premises are open to the public Standard days and timings (please read guidance note 8)			State any seasonal variations (please read guidance note 6) This hours listed in this section L refers only to the outside Courtyard area. The hours for the main indoor part of the premises remains unchanged.
Day	Start	Finish	
Mon	11.00	21.00	Non-standard timings. Where you intend the premises to be open to the public at different times from those listed in the column on the left, please list (please read guidance note 7)
Tue	11.00	21.00	
Wed	11.00	21.00	
Thur	11.00	23.00	
Fri	11.00	23.00	
Sat	11.00	23.00	
Sun	11.00	22.00	

Please identify those conditions currently imposed on the licence which you believe could be removed as a consequence of the proposed variation you are seeking.

Conditions 30 and 30 to be removed and replaced as follows:-

Condition 30 The Outside Courtyard shall not be used outside the hours of 11.00 to 21.00 Monday to Wednesday, 11.00 to 23.00 Thursday Friday and Saturday evenings, and 11.00 to 22.00 on Sunday evening. Serving of alcohol shall cease at half an hour before all these closing

times respectively, in order to safely allow half hour drinking up time.

Condition 31 All customers using the Courtyard shall be able to enter and exit via the Gate on Cotton's Gardens. This gate shall be kept locked open during opening hours to facilitate the safe entrance and exit of Courtyard customers only, and for fire exit safety.

New conditions are proposed as follows, to cover any security concerns, as below:-

A When the Courtyard is in use two SIA registered door supervisors will be on duty specifically in the Courtyard area from 17.00 to 23.30 on Tuesday, Friday and Saturday evenings , and on other days as needed on a risk assessment basis.

B There shall be no glasses in use in the Courtyard area; only appropriate plastic containers are to be used.

C There shall be no drinks, bottles or containers taken outside the premises, or brought into the premises.

D There shall be no sound system, or music, and no regulated entertainment in the outside Courtyard.

Please tick as appropriate

- I have enclosed the premises licence
- I have enclosed the relevant part of the premises licence

If you have not ticked one of these boxes, please fill in reasons for not including the licence or part of it below

Reasons why I have not enclosed the premises licence or relevant part of premises licence.

M Describe any additional steps you intend to take to promote the four licensing objectives as a result of the proposed variation:

a) General – all four licensing objectives (b, c, d and e) (please read guidance note 11)

- Well designed and approved, safe premises with good ventilation and safe access.
- Well trained staff and positive attitude to promoting the safe use of premises to the public, for sale of alcohol and food.
- Management policy to ensure staff are well supervised and working to achieve licensing objectives: eg no underage drinking, no use of drugs, no violent behaviour tolerated.
- Use of proof of age ID., Challenge 25 in use; staff to protect children from harm, at all times.

b) The prevention of crime and disorder

- Staff trained and aware of issues; effectively observing customers throughout hours of operation; participation in Challenge 25.
- CCTV installed in liaison with local police guidance.
- Sufficient registered SIA door supervisors as necessary.
- No happy hours or special drink prices.
- Management policy of on-going training in effectively dealing with customers and preventing crime, senior management are to be members of the local 'Pub Watch' scheme.

c) Public safety

- Well signed entrances and fire exits.; well lit exits and entrances. SIA door supervision.
- Building and services complies to all building regulations and fire safety.
- Staff well trained and aware of public safety.
- No overcrowding.
- Drinking water available.
- Good public transport route.
- Adoption of best practices.
- Outside separate toilet facilities
- Only appropriate plastic drinking containers in use in outside area

d) The prevention of public nuisance

- Well trained and aware staff to prevent noise and disturbance to any resident.
- Regular visits by management to all parts of premises; Responsible management.
- Notices asking customers to leave quietly.
- Dispersal and exit policy in place and well supervised.
- Good licenced taxi firm in use.
- Obviously inebriated people not served, or allowed into the premises
- No sound system or music or regulated entertainment outside in Courtyard area.

e) The protection of children from harm

- Children admitted only when accompanied by an adult, to 7pm only.
- Staff trained and aware of specific needs of children, and child protection requirements.
- Staff trained and aware of how to report concerns about the welfare of a child.
- Children must be accompanied by an adult.
- Children under 18 not served alcohol.
- Well ventilated premises.
- No gambling or drugs on premises. Proof of age ID required, Challenge 25 in operation.

Checklist:

Please tick to indicate agreement

- I have made or enclosed payment of the fee; or
- I have not made or enclosed payment of the fee because this application has been made in relation to the introduction of the late night levy.
- I have sent copies of this application and the plan to responsible authorities and others where applicable.
- I understand that I must now advertise my application.
- I have enclosed the premises licence or relevant part of it or explanation.
- I understand that if I do not comply with the above requirements my application will be rejected.

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 5 – Signatures (please read guidance note 12)

Signature of applicant (the current premises licence holder) or applicant's solicitor or other duly authorised agent (please read guidance note 13). **If signing on behalf of the applicant, please state in what capacity.**

Signature	
Date	28th April 2021
Capacity	Licensing Agent

Where the premises licence is jointly held, signature of 2nd applicant (the current premises licence holder) or 2nd applicant's solicitor or other authorised agent (please read guidance note 14). **If signing on behalf of the applicant, please state in what capacity.**

Signature	
Date	28th April 2021
Capacity	Licensing Agent

Contact name (where not previously given) and address for correspondence associated with this application (please read guidance note 15)

Shaun Murkett Acoustic Consultants Ltd

[REDACTED]

Post town

[REDACTED]

Post code

[REDACTED]

Telephone number (if any)

[REDACTED]

If you would prefer us to correspond with you by e-mail, your e-mail address (optional)

[REDACTED]

Notes for Guidance

This application cannot be used to vary the licence so as to extend the period for which the licence has effect or to vary substantially the premises to which it relates. If you wish to make that type of change to the premises licence, you should make a new premises licence application under section 17 of the Licensing Act 2003.

1. You do not have to pay a fee if the only purpose of the variation for which you are applying is to avoid becoming liable for the late night levy
2. Describe the premises. For example, the type of premises, its general situation and layout and any other information which could be relevant to the licensing objectives. Where your application includes off-supplies of alcohol and you intend to provide a place of consumption of these off-supplies of alcohol, you must include a description of where the place will be and its proximity to the premises.
3. In terms of specific regulated entertainments please note that:
 - Plays: no licence is required for performances between 08.00 and 23.00 on any day, provided that the audience does not exceed 500.
 - Films: no licence is required for 'not-for-profit' film exhibition held in community premises between 08.00 and 23.00 on any day provided that the audience does not exceed 500 and the organiser (a) gets consent to the screening from a person who is responsible for the premises; and (b) ensures that each such screening abides by age classification ratings.
 - Indoor sporting events: no licence is required for performances between 08.00 and 23.00 on any day, provided that the audience does not exceed 1000.
 - Boxing or Wrestling Entertainment: no licence is required for a contest, exhibition or display of Greco-Roman wrestling, or freestyle wrestling between 08.00 and 23.00 on any day, provided that the audience does not exceed 1000. Combined fighting sports – defined as a contest, exhibition or display which combines boxing or wrestling with one or more martial arts – are licensable as a boxing or wrestling entertainment rather than an indoor sporting event.
 - Live music: no licence permission is required for:

Background Information, and supporting Document to accompany premises licence variation

On Rolling Stock Bar, 46 -48 Kingsland Road, Hackney E2, for Courtyard outside space beer garden area near Cotton's Gardens.

28th April 2021.

1. This document is an outline of the proposal for the variation to the licensed premises at Rolling Stock Bar, 46 - 48 Kingsland Road, Hackney E2, with background information to support the application. The premises has been trading as a licensed premises for many years and has a large indoor building with late hours, and also an outside space Courtyard beer garden, with more restricted hours of operation. It has a premises licence which permits regulated entertainment, and to serve alcohol and late night refreshment, for the indoor part of the premises.

2 The premises has been run as Rolling Stock Bar successfully and safely, for over eight years, by Byron Evans. He is very experienced, and has successfully run other similar bars in Hackney. A minor variation was granted in August 2020 to allow the gate from Cotton's Gardens to be used for access for entry and exit of customers from Cottons Garden's side road directly to the Courtyard garden, without the need for using the main nightclub entrance, which is located some 80m away on the main Kingsland Road. This system of using the gate has been successfully in operation for many months now without any issue, although this permission is due to expire soon. This variation seeks to make this system a permanent operation.

3 This present variation is associated only with the use of the rear Courtyard outside space beer garden, and the gate from the side road called Cotton's Gardens. This variation only concerns the outside Courtyard area; there is no increase in capacity, or extension of operating hours inside the premises, as a result of this variation, and all other timings and conditions relating to the main indoor part of the premises remain unchanged. This variation is to allow unrestricted use of the gate from Cotton's Gardens for entry and exit, and as an essential safety fire exit from the Courtyard only, on a more permanent basis, and to slightly extend the opening hours of the outside Courtyard.

4 The rear Courtyard area outside the premises is bordering a small side road, called Cotton's Gardens, and this road is effectively blocked off at the eastern end. There is no through vehicular or pedestrian traffic. It is considered that there will be no significant increase in noise, or general impact, from this proposal. There is no regulated entertainment, and no recorded music played in the Courtyard garden, and there are SIA staff on duty, for safe and effective supervision of customers. There shall be no drinks or bottles allowed to be taken out, or to be brought in from outside the premises.

5 The Courtyard has been operating successfully without any issues or complaints from nearby residents for over four years. There have been no issues with the Police, the Licensing Department, or the Noise Team concerned with the use of the Courtyard. There are well thought out Management Policies for the main venue and the Courtyard, which have all worked very successfully, and which have been recognised by the Relevant Authorities, and Local Residents.

6 After careful consideration the management have decided to continue with the steady improvement and a measured approach to the business, after many requests from customers to be allowed to enjoy the fresh air of the outside Courtyard, and always in a responsible manner. The management team will also carefully review the security and management policy and consider any improvements that may further reduce any possible disturbance to the minimum.

7 A minor variation to the premises licence was granted recently in August 2020 for this premises, describing the operation of the rear Courtyard outside space, and permitted hours of use. This new variation is specifically concerning the rear outside Courtyard garden, and this application seeks to put this on a more permanent basis and also proposes to remove the existing Conditions 30 and 31, in order to clarify the situation, and to replace these with new Conditions as follows:-

Condition 30. The outside Courtyard shall not be used outside the times of 11.00 to 21.00 Monday to Wednesday, 11.00 to 23.00 Thursday Friday and Saturday, and 11.00 to 22.00 on Sunday. Serving of alcohol will cease at half an hour before all these closing times respectively, in order to safely allow half hour drinking up time.

Condition 31. All customers using the Courtyard shall be able to enter and exit via the gate on Cotton's Gardens. This gate will be kept locked open during opening hours to facilitate safe entrance and exit for Courtyard customers only, and for fire exit safety.

New conditions are proposed as follows to cover any security concerns, as below:-

A When the Courtyard is in use two SIA registered door supervisors will be on duty specifically in the Courtyard area from 17.00 to 23.30 on Tuesday, Friday and Saturday evenings, and on other days as needed on a risk assessment basis.

B There shall be no glasses in use in the Courtyard area; only appropriate plastic drinking containers are to be used.

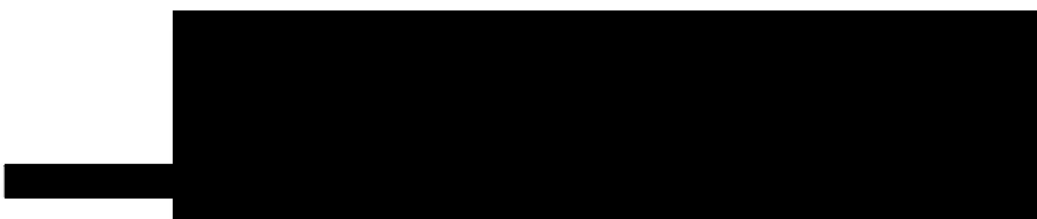
C There shall be no drinks, bottles or containers taken outside the premises, or brought into the premises.

D There shall be no sound system, nor music, and no regulated entertainment in the outside Courtyard.

8 Informal discussions have been held with Local Residents, the Licencing officers, Police and Noise team officers to discuss these proposals, and the Premises management have received a favourable initial response. The premises has been successfully and safely run over many years without any issues, and in particular the outside Courtyard area has proved to be successful and popular. In conclusion it is considered that there will be no significant impact from this proposal, and particularly with only a slight increase in opening hours, and coupled with significant conditions proposed for supervision of customers and safety of all concerned.

However any comments on the proposals of this variation will be gratefully considered.

Shaun Murkett



RESPONSIBLE AUTHORITY REPRESENTATION: APPLICATION UNDER THE LICENSING ACT 2003

RESPONSIBLE AUTHORITY DETAILS

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

APPLICATION PREMISES

NAME & ADDRESS OF PREMISES	Rolling Stock 46-48 Kingsland Road London E2 8DA
NAME OF PREMISES USER	Byron Evans & John Evans

COMMENTS

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

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

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

Police make the following representations in relation to the application to vary the Premises Licence at ROLLING STOCK, 46-48 KINGSLAND ROAD, LONDON, E2 8DA for the following reason(s);

This application has been submitted to amend the timings on the current licence for the use of the outside courtyard area for the supply of alcohol. This application seeks an extension on the existing hours further to a previous minor variation approximately 6 months ago.

This premises is situated in the Shoreditch Special Policy Area and now that the COVID-19 restrictions are slowly being lifted, we have seen a huge increase in footfall and as the warmer Summer months approach people will be looking for outside space to sit and consume their drinks. This particular area of Shoreditch is very busy in the late evening and early hours of the morning and police often see outbreaks of violence from drunk customers exiting venues.

Police have been made aware of several resident complaints in relation to the use of the garden and have been informed that Council officers have indeed met and discussed these complaints with the applicant. Police would also like to have these discussions to ensure that the granting of this licence will not add to the cumulative impact.

Police look forward to hearing from the applicant to discuss a way forward for this application soon.

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

Personal knowledge of the venue and area.

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

Dialogue with the applicant

Signed
PC3691CE RYAN (By E-mail)

Name (printed)

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

RESPONSIBLE AUTHORITY DETAILS

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

APPLICATION PREMISES

Premises	Rolling Stock 46-48 Kingsland Road London E2 8DA
Applicant	Byron Evans and John Evans

COMMENTS

I make the following relevant representations in relation to the above application for a premises licence at the above address.

- 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:

I am writing to make a representation in respect of this application. The proposed variation could have a negative impact on the promotion of the licensing objectives, in particular, the prevention of public nuisance given the nature of the surrounding area. I am aware that the entrance to the garden area is directly opposite residential properties located in Cottons Gardens.

The Licensing Service is in receipt of complaints as a result of customers using the gate in Cottons Gardens for access and egress. The use is normally restricted however access/egress has been allowed temporarily until 30 September 2021. I visited the site on 26 May 2021 to discuss the complaints and the application with the applicant. I await further correspondence from the applicant following our discussions.

In addition to the above, I am aware that the planning permission for the site may also restrict access and hours of use of the garden. This is something the applicant should also seek to clarify.

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

The Licensing Act 2003, s182 Guidance issued by the Home Office, Statement of Licensing Policy

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

Further discussion in relation to possible nuisance mitigation measures with the applicant

Name: **David Tuitt (Business Regulation Team Leader) - Licensing and Technical Support**

28 May 2021



Sanaria Hussain <sanaria.hussain@hackney.gov.uk>

Fwd: Rolling Stock, 46-48 Kingsland Road, London E2 8DA

1 message

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

13 May 2021 at 16:08

Kind Regards,

Licensing Service
London Borough of Hackney
Tel: 020 8356 2431
Email: licensing@hackney.gov.uk
www.hackney.gov.uk/licensing

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

From: [REDACTED]
Date: Wed, 12 May 2021 at 16:46
Subject: Rolling Stock, 46-48 Kingsland Road, London E2 8DA
To: <licensing@hackney.gov.uk>

Dear Sir or Madam,

I am contesting Rolling Stock's application for an extension of their operating hours.

As a resident of Cottons Gardens this venue already has a large negative impact and I am disturbed to hear their operating hours could possibly be extended.

The issues I have with this venue are as follows:

- Large numbers of people congregating on the street (Cottons Gardens) outside the venue
- Very noisy when the garden is in use
- Litter
- People urinating on the street and residents door steps
- Violence, (this has been an issue previously)

I hope these factors and the residents wellbeing will be considered when making your decision.

Yours Sincerely

[REDACTED]

[REDACTED] Cottons Gardens
E2 [REDACTED]



Disclaimers apply, for full details see: <https://hackney.gov.uk/email-disclaimer>



Fwd: Rolling Stock beer garden | License Number: LBHPRET1263

1 message

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

24 May 2021 at 18:14

Kind Regards,

Licensing Service
London Borough of Hackney
Tel: 020 8356 2431
Email: licensing@hackney.gov.uk
www.hackney.gov.uk/licensing

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

From: [REDACTED]
Date: Mon, 24 May 2021 at 15:13
Subject: Re: Rolling Stock beer garden | License Number: LBHPRET1263
To: Licensing (Shared Mailbox) <licensing@hackney.gov.uk>

Dear David

further to our telephone conversation earlier today and as in my earlier email below, I would please ask for your confirmation that my written representation has been made ahead of the deadline.

Many Thanks in advance, [REDACTED]

[REDACTED]

----- Original Message -----

From: [REDACTED]
To: "Licensing (Shared Mailbox)" <licensing@hackney.gov.uk>
Sent: Monday, 24 May, 21 At 14:12
Subject: Re: Rolling Stock beer garden | License Number: LBHPRET1263

Dear David,

I am the owner of a property at [REDACTED] [Cottons Gardens, London E2](#) [REDACTED]

As just spoken over the phone, please note that my email below (dated 9th May) is my written representation to object the license application LBHPRET1263 submitted by Rolling Stock.

I highly appreciate your assistance in the matter.

Kind Regards, [REDACTED]

[REDACTED]

----- Original Message -----

From: "Licensing (Shared Mailbox)" <licensing@hackney.gov.uk>
To: [REDACTED]
Sent: Tuesday, 18 May, 21 At 17:49
Subject: Re: Rolling Stock beer garden | License Number: LBHPRET1263

Dear [REDACTED]

I acknowledge the receipt of your email. Please accept my apologies for the delay in responding to you.

I sorry to learn that the problems as a result of the activities at the premises are continuing. The condition restricting access to the site via the gate on Cottons Gardens was temporarily relaxed until 30/09/2021 by a variation application. This was agreed to remove the need for patrons to access the garden through the building. However, given the concerns raised by yourself and other residents, along with the further relaxation of Coronavirus restrictions, I will contact the licensee to see if use of this gate can cease sooner, if not immediately.

Please note that the licensee has a current variation application which seeks to make access via Cottons Gardens permanent. The last date for which representations can be made in respect of this application is 28 May 2021. I will also discuss with the licensee if this is something they will continue to pursue given the concerns being raised.

I hope this assists. Let me know if you have any further queries in the meantime.

Kind Regards,

--
David Tuitt
Business Regulation Team Leader
Licensing | Technical Support
Direct Tel: 020 8356 4942
Tel: 020 8356 2431
www.hackney.gov.uk/licensing

On Sun, 9 May 2021 at 15:25, [REDACTED] wrote:

Dear David Tewitt,

I am a home owner of the [REDACTED].

Rolling Stock are repeating their incosiderate behaviour for us, the residents who live and work here at Cottons Gardens.

Newly, they have been granting access via the gate of Cottons Gardens for all their staff and customers instead of using it for wheelchair access only, which is in breach of their conditional licence. Their gates are in constant use since early afternoon hours.

Additionally, Rolling Stock currently publicly advertise the Cottons Gardens entrance on their door on Kingsland road (as on photo attached), whereby the Kingsland road entrance is meant to be their only customers and staff entrance.

I would kindly ask you to help us to avoid their repeated behaviour of late night after hours drinking, noise and rubbish from intoxicated customers and using our doorsteps as a toilet.

I would very much appreciate your help in this matter which is making living and wokring on this road a very unpleasant experience.

Here are the details of the license:

Rolling Stock are operating on an existing license which has 2 additional conditions attached with respect to the Government's Covid 19 restrictions.

Licensee: Rolling Stock

License Number: LBHPRET1263

Inside Bar Licensed Hours: 12pm - Midnight on Monday, Tuesday, Wednesday, Sunday

12pm - 3.30am on Thursday, Friday, Saturday

Garden Licensed Hours: 11am - 7pm Monday, Tuesday, Wednesday

11am - 9.30pm Thursday

11am - 10pm Friday, Saturday, Sunday.

Kindly, [REDACTED]

[REDACTED]



Disclaimers apply, for full details see: <https://hackney.gov.uk/email-disclaimer>

████████████████████
████████████████████ Cottons Gardens
E2 ██████████

FAO: Hackney Licensing Service

License Number: LBHPRET1263

Objection to variation of licence. Rolling Stock, 46-48 Kingsland Road, London E2 8DA.

Application Request: “to allow unrestricted use of the gate from Cottons Gardens for safe entry and exit by courtyard customers only and for fire safety reasons.

It also seeks to slightly extend the hours of operation of the courtyard, to serve alcohol till 22:30, Thursday, Friday and Saturday and till 9:30 on Sunday and till 8:30 Monday Tuesday and Wednesday evenings.”

My name is ██████████ ██████████ and I live in a ██████████ apartment, directly opposite the courtyard of Rolling Stock bar. I have lived here for 7 years.

My objections are as follows:

“unrestricted use of the gate from Cottons Gardens for safe entry and exit by courtyard customers only and for fire safety reasons.”

Since Rolling Stock have been allowed use of the gate on Cottons Gardens, there has been a considerable increase in disruption for the residents of this small street. This narrow, dead end, usually quiet street is a less than ideal place for an entrance to such a busy and rowdy venue.

During this time I have noticed as their customers exit, they very often spill in to the middle of the street and down towards the dead end. I have, on numerous occasions, been witness to their customers urinating against residents front doors or between the parked cars. I do not need to expand on how deeply unpleasant this is, as well as the huge public health and safety risk.

The security guards do little to remedy this noise and disturbance. Some nights of the week there is no security at the gates at all.

“It also seeks to slightly extend the hours of operation of the courtyard, to serve alcohol till 22:30, Thursday, Friday and Saturday and till 9:30 on Sunday and till 8:30 Monday Tuesday and Wednesday evenings.”

The request to extend the hours of courtyard use will hugely impact the residents of Cottons Gardens. I consider the current hours of operation to already be far too late for an outside drinking establishment in a very residential area. The noise from the presence of their customers and their

departure goes on beyond the stated hour. We also then have to deal with the noise from staff clearing the courtyard, which often goes on for another hour.

This street is home to people of varying ages - from elderly, right down to toddlers. Shoreditch has become a drinking destination for many and I feel the residents have been massively overlooked.

I both live and work from Cottons Gardens and am finding it increasingly difficult to do either.

In the past I have attempted to talk to the proprietor and security regarding these issues, and am only faced with total indifference.

Best,

██████████

██████████ ██████████
██████████ ██████████ Cottons Gardens
E2 ██████████

FAO: Hackney Licensing services

Subject: Objection to variation of licence. Rolling Stock beer garden | License Number: LBHPRET1263

Notice of application to vary a premises license. Rolling Stock, 46-48 kingsland road E2 8DA

Application request: "to allow unrestricted use of the gate from Cottons Gardens for safe entry and exit by courtyard customers only and for fire safety reasons."

"It also seeks to slightly extend the hours of operation of the courtyard, to serve alcohol till 22:30, Thursday, Friday and Saturday and till 9:30 on Sunday and till 8:30 Monday Tuesday and Wednesday evenings."

The terms you state that we, the concerned party, must satisfy are as follows:

The prevention of crime and disorder, the prevention of public nuisance, public safety and protection of children from harm.

I will give examples on all of these grounds.

My name is ██████████ and I am, along with my family, the residents of ██████████ Cottons Gardens which faces the outdoor area of Rolling Stock bar. Me and my family have lived in the building over a period of 20 years. We are deeply invested in the area and enjoy many of the venues around the area.

OBJECTIONS

1. Application request: "to allow unrestricted use of the gate from cottons gardens for safe entry and exit by courtyard customers only and for fire safety reasons."

The changes of use terms to provide access via the gate on Cottons Gardens has brought a considerable amount of human traffic into our street.

This not only causes noise but also obstruction. The street, although small, caters to a consistent stream of commercial and residential traffic.

Being a dead-end road, we are required to reverse to exit the street. Rolling Stock customers are walking across the top of the road, looking at their phones towards the entrance, not considering their own safety.

More importantly it brings more unwanted behaviour into the street.

On Sunday the 16th of May the following situation took place.

It followed a loud couple of hours of constant shouting and chanting. I could hear people shouting outside and looked to see a group walking out of Rolling Stock. One of them was downing their drink, and threw the empty cup on the ground when done.

They were shouting about needing to urinate, which they then did behind my car and outside my front door. This was in clear view of everyone else in Rolling Stock. There was no security on the door at that time or any staff to supervise the situation.

We should not have to tolerate this kind antisocial and unhygienic situation. It's revolting to see and hear and depressing to say the least. This is our home, this street is home to many people and some businesses and now we have to suffer this because Rolling Stock cannot control their clients. This is yet more proof that 1-3 Cottong Gardens is entirely inappropriate and the entrance and exit for Rolling Stock

Photo attached *

We are asking that the change to access from Cottons Gardens be revoked and returned to emergency and disabled use only.

2. It also seeks to slightly extend the hours of operation of the courtyard, to serve alcohol till 22:30, Thursday, Friday and Saturday and till 9:30 on Sunday and till 8:30 Monday Tuesday and Wednesday evenings.

The noise pollution from the venue since its opening has caused considerable disruption to our quality of life in our own home and most significantly to my children's sleep. Rolling Stock have shown late night football games and effectively turned it into a sports bar. My children are both under six and have been in distress from the noise on several occasions.

Rolling Stock are advertising the Euro football tournament on their Instagram page which will only increase the level of people and noise on our small street.

They have also posted a notice to their customers that they have postponed showing the football following another noise complaint but they add they plan to still show the Euros in the summer.

<https://www.instagram.com/rollingstocklondon/?hl=en>

If they couldn't control it the first time round, which they acknowledge themselves on their instagram, I don't see how they could handle it next time and be granted further permission to show football outside.

Any extension of their hours will only extend the inconvenience we have to suffer. Constant shouting, music and human traffic 7 days a week.

It's not just the customers who are noisy, the packing up after hours is also very noisy and can go much later into the night.

When I talked to the proprietor about my concerns they were dismissed and the wellbeing of my children brushed off with the comment "I don't care".

It was an unpleasant situation that has left me uneasy even leaving my own home and the first example of failing the protection of children from harm and public nuisance.

3.The prevention of public nuisance, public safety and protection of children from harm.

On April 28th my family were returning home after being out for the afternoon for my son's third birthday. We were unable to find a parking space on Cottons Gardens and so I started to unload my children into the house before relocating my car. As I was carrying my sleeping child to our front door Byron Evans, the licensee stuck his middle finger up at me as he was standing outside the entrance to Rolling Stock. I was upset and asked him if he thought that was appropriate at all, let alone in front of children. He then denied the whole thing and filmed our encounter, which is a violation of my privacy and the privacy of my child.

My Evans has shown not just disregard to the well being of children in the area but actively abused me whilst they were present. This is a clear example of **failing the protection of children from harm.**

~~In all my 20 years living in and around the area I have never known a venue to present a more negative impact on its surroundings than Rolling Stock.~~

Myself and many other residents look forward to the council making the right decision on this and deny any further disruption to those who pay council tax and mortgages and rent.

Many thanks.



Images of human traffic of public disorder



Are we really expected to tolerate our cars and front doors being used as urinals and bar tops to hold drinks?









Sanaria Hussain <sanaria.hussain@hackney.gov.uk>

Fwd: Rolling Stock bar

1 message

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

1 June 2021 at 00:32

Kind Regards,

Licensing Service
London Borough of Hackney
Tel: 020 8356 2431
Email: licensing@hackney.gov.uk
www.hackney.gov.uk/licensing

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

From: [REDACTED]
Date: Fri, 28 May 2021 at 23:07
Subject: Rolling Stock bar
To: Licensing (Shared Mailbox) <licensing@hackney.gov.uk>, [REDACTED]

To whom it may concern:

I rent the penthouse that overlooks the Rolling Stock Bar. My bedrooms face the bar and I have never once been disturbed by the noise at all not even with the windows open.

They really do have a very lovely polite crowd there. I have run nightclubs and bars when I was younger and was use to seeing a lot of rubbish caused when punters leave a venue however this is not the case with Rolling stock, the street has never been cleaner.

I am a single female living alone and I have to say I feel so much safer since the bar opened. Prior to then kids used to drive their cars down my street and park right outside my door, play loud music and loiter. It made it intimidating for me to get in and out of my house and impossible to park or unload my car. With the beer garden there and the security on the gates this no longer happens and as such I feel far safer living here than ever before.

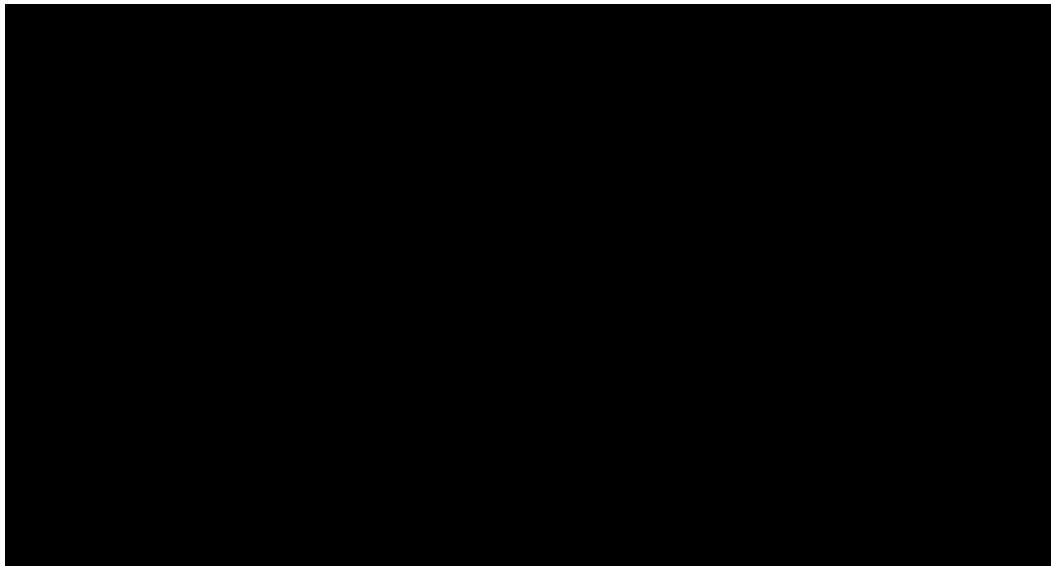
If you have any concerns or questions relating to the venue please feel free to contact me.

Regards

[REDACTED]

[REDACTED]

[cottons garden](#)
E2 [REDACTED]



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Hackney Council

Regarding

Rolling Stock

1 Cottons Gardens

E2 8DN

Re: Rolling Stock

I [REDACTED] of [REDACTED] Cottons Gardens, E2 [REDACTED] would like to formally express our support for the Rolling Stock establishment which resides at 1 Cottons Gardens, which is located directed opposite our flat and main door.

Since we've been resident at the above address, we have not incurred any of the following issues:

- 1) Noise as to create disturbance to normal living
- 2) Noise from music to create a disturbance
- 3) Noise from people to create a disturbance
- 4) Litter to create disturbance
- 5) Individuals compromising our safety
- 6) Aggression or any other disturbance from the establishment

In addition to the above, since Rolling Stock have opened the gates on Cottons Gardens and have placed security on the gates both [REDACTED] and I have felt a lot safer on our road. We would often find many rude, aggressive individuals loitering on our road late at night from the clubs and pubs in the area. On occasions both [REDACTED] and I have been harassed by individuals when simply trying to get in and out of our premises.

However, we both noticed that then when Rolling Stock gates are open, we feel safe as the security know us, always make sure we are ok and ensure there is no loitering on our street.

We would be disappointed if the Council were to make any decisions which we feel could impact our safety and we are happy for Rolling Stock to continue to operate as they have been with the gates open our street.

The establishment also brings much needed business to the area and we feel the team at Rolling Stock have done a great job in maintaining a level of peace whilst adapting to these unprecedented times.

Should you require any further information please do not hesitate to get in touch via email or write to us at the above address.

Sincerely

[REDACTED]
[REDACTED]

[REDACTED]
[REDACTED]
[REDACTED] Cotton's Gardens
London
E2 [REDACTED]

To whom it may concern,

I can confirm that I am a resident of one of the properties [REDACTED] Cotton's Gardens and I have lived here since 9th June 2020.

In the time that I have lived at the property I have never heard noise from Rolling Stock, the main road causes more noise than the bar even on their busiest night, therefore it has never bothered me. I also feel safer at home in the knowledge that the entrance to the bar that is opposite my front door is manned by security guards ensuring that patrons leave our street respectfully.

Yours sincerely

[REDACTED]



This premises licence has been issued by:

Licensing Service
1 Hillman Street
London E8 1DY

PART A – PREMISES LICENCE

Premises Licence Number

LBH-PRE-T-1263

Part 1 – Premises details

Rolling Stock
46-48 Kingsland Road
431-434 Kingsland Viaduct
and 1-3 Cottons Gardens
London
E2 8DA

Where the licence is time limited the dates

Not Applicable

Licensable activities authorised by the licence

Plays
Films
Indoor Sporting Events
Live Music
Recorded Music
Performance of Dance
Other Entertainment Similar to Live or Rec Music or Dance Performance
Late Night Refreshment
Supply of Alcohol

The times the licence authorises the carrying out of licensable activities

Plays

Standard Hours:

Mon 12:00-23:00
Tue 12:00-23:00
Wed 12:00-23:00
Thu 12:00-03:00
Fri 12:00-03:00
Sat 12:00-03:00
Sun 12:00-23:00

Non-Standard Hours:

Sunday from 12:00 – 00:30, when preceding a Bank Holiday Monday, and 12:00 – 03:30 hours Maundy Thursday, Good Friday, Easter Sunday, Christmas Eve and Boxing Day.

Films

Standard Hours:

Mon 12:00-23:00
Tue 12:00-23:00
Wed 12:00-23:00
Thu 12:00-03:00
Fri 12:00-03:00
Sat 12:00-03:00
Sun 12:00-23:00

Non-Standard Hours:

Sunday from 12:00 – 00:30, when preceding a Bank Holiday Monday, and 12:00 – 03:30 hours Maundy Thursday, Good Friday, Easter Sunday, Christmas Eve and Boxing Day.

Indoor Sporting Events

Standard Hours:

Mon 12:00-23:00
Tue 12:00-23:00
Wed 12:00-23:00
Thu 12:00-03:00
Fri 12:00-03:00
Sat 12:00-03:00
Sun 12:00-23:00

Non-Standard Hours:

Sunday from 12:00 – 00:30, when preceding a Bank Holiday Monday, and 12:00 – 03:30 hours Maundy Thursday, Good Friday, Easter Sunday, Christmas Eve and Boxing Day.

Live Music

Standard Hours:

Mon 12:00-23:00
Tue 12:00-23:00
Wed 12:00-23:00
Thu 12:00-03:00
Fri 12:00-03:00
Sat 12:00-03:00
Sun 12:00-23:00

Non-Standard Hours:

Sunday from 12:00 – 00:30, when preceding a Bank Holiday Monday, and 12:00 – 03:30 hours Maundy Thursday, Good Friday, Easter Sunday, Christmas Eve and Boxing Day.

Recorded Music

Standard Hours:

Mon 12:00-23:00
Tue 12:00-23:00
Wed 12:00-23:00
Thu 12:00-03:00
Fri 12:00-03:00
Sat 12:00-03:00
Sun 12:00-23:00

Non-Standard Hours:

Sunday from 12:00 – 00:30, when preceding a Bank Holiday Monday, and 12:00 – 03:30 hours Maundy Thursday, Good Friday, Easter Sunday, Christmas Eve and Boxing Day.

Performance of Dance

Standard Hours:

Mon 12:00-23:00
Tue 12:00-23:00
Wed 12:00-23:00
Thu 12:00-03:00
Fri 12:00-03:00
Sat 12:00-03:00
Sun 12:00-23:00

Non-Standard Hours:

Sunday from 12:00 – 00:30, when preceding a Bank Holiday Monday, and 12:00 – 03:30 hours Maundy Thursday, Good Friday, Easter Sunday, Christmas Eve and Boxing Day.

Other Entertainment Similar to Live or Rec Music or Dance Performance

Standard Hours:

Mon 12:00-23:00
Tue 12:00-23:00
Wed 12:00-23:00
Thu 12:00-03:00
Fri 12:00-03:00
Sat 12:00-03:00
Sun 12:00-23:00

Non-Standard Hours:

Sunday from 12:00 – 00:30, when preceding a Bank Holiday Monday, and 12:00 – 03:30 hours Maundy Thursday, Good Friday, Easter Sunday, Christmas Eve and Boxing Day.

Late Night Refreshment

Standard Hours:

Thu 23:00-03:00
Fri 23:00-03:00
Sat 23:00-03:00

Non-Standard Hours:

Sunday from 23:00 – 00:30, when preceding a Bank Holiday Monday, and 23:00 – 03:30 hours Maundy Thursday, Good Friday, Easter Sunday, Christmas Eve and Boxing Day.

Supply of Alcohol

Standard Hours:

On Sales:

Mon 12:00-23:00
Tue 12:00-23:00
Wed 12:00-23:00
Thu 12:00-03:00
Fri 12:00-03:00
Sat 12:00-03:00
Sun 12:00-23:00

Non-Standard Hours:

Sunday from 12:00 – 00:30, when preceding a Bank Holiday Monday, and 12:00 – 03:30 hours Maundy Thursday, Good Friday, Easter Sunday, Christmas Eve and Boxing Day.

Supply of Alcohol

Standard Hours:

Off Sales:

Mon 12:00-23:30
Tue 12:00-23:30
Wed 12:00-23:30
Thu 12:00-01:30
Fri 12:00-01:30
Sat 12:00-01:30
Sun 12:00-23:30

The opening hours of the premises

Standard Hours:

Mon 12:00-00:00
Tue 12:00-00:00

Wed 12:00-00:00
Thu 12:00-03:30
Fri 12:00-03:30
Sat 12:00-03:30
Sun 12:00-00:00

Non-Standard Hours:

Sunday from 12:00 – 00:30, when preceding a Bank Holiday Monday, and 12:00 – 04:30 hours Maundy Thursday, Good Friday, Easter Sunday, Christmas Eve and Boxing Day.

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

On and Off Premises

Part 2 –

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

Mr John Evans
Tailours Cottage
57 High Road
Chigwell
Essex
IG7 6DL

Byron Evans
Tailour Cottage
57 High Road
Chigwell
IG7 6DL

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

Byron Evans

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: 10 January 2012

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 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).

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

10. The external Parts of the premises shall be adequately illuminated by the placing of 2 halogen/fluorescent lights shall be placed above the rear entrance of the premises to the reasonable requirement of the Metropolitan Police.
11. The designated premises supervisor shall not promote or encourage irresponsible drinks promotions or discounting or prices for alcohol beverages.
12. Security (SIA licensed door supervisors) will be employed every Thursday to Sunday at a ratio of one (1) SIA per one hundred (100) customers or part thereof from 2100 hours until half an hour after closing of the premises. On other occasions security is to be considered on a continual basis. All details

(full name, DOB, Address, SIA badge number, company and Booking on - off times) to be recorded and to be made available to police immediately.

13. The premises shall maintain a comprehensive CCTV system as per the minimum requirements of a Metropolitan Police Crime Prevention Officer. All licensed areas, entry and exit points will be covered enabling frontal identification of every person in any light condition. The CCTV system shall continually record whilst the premises is open for licensable activities and during all times when customers remain on the premises. All recordings shall be stored for a minimum period of 31 days with date and time stamping. Recordings shall be made available immediately upon the request of Police or authorised officer. A staff member from the premises who is conversant with the operation of the CCTV system shall be on the premises at all times when the premises are open to the public. This staff member shall be able to show Police recent data or footage with the absolute minimum of delay when requested.
14. 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.
15. Toilets to be checked by staff randomly and at least once per hour.
16. There shall be a personal licence holder on duty and on the premises from 2100 Hours Thursday - Saturday.
17. Substantial food and non-intoxicating beverages (including drinking water) shall be available throughout the permitted hours in all parts of the premises where intoxicating liquor is being supplied.
18. Where the sale or supply of alcohol is taking place employees of the premises must request sight of evidence of the age of any person appearing to be under 25 years of age (Challenge 25). Such evidence may include a driving licence or passport and signage stating that alcohol will not be served to underage drinkers/challenge 25 promotional signage.
19. No entertainment, performance, service, or exhibition involving nudity or sexual stimulation which would come within the definition of a sex establishment in Schedule 3 to the Local Government (Miscellaneous

Provisions) Act 1982 as amended by the Police and Crime Act 2009, shall be provided.

20. Premises to operate a zero tolerance policy to drugs and comply with the Hackney Police/Council Community Safety Unit Drugs and Weapons Policy where appropriate and facilitate a premises drug audit using the ion itemiser or similar device upon request if the Police or responsible authority/authorised person.
21. The premises will co-operate with the Hackney Police Licensing Drugs Policy 2011 (and any subsequent version/amendment)
22. The premises will co-operate with the Hackney Police Licensing Theft Reduction and Recovery Policy 2011 (and any subsequent version / amendment)
23. All windows and inner lobby doors shall remain closed at all times, except for access and egress.
24. Signs to be displayed at all entrances / exits detailing /requesting:
 - a. Customers to leave the area quietly.
 - b. The venue operates a zero drugs tolerance
 - c. Venue search/Entry policy
 - d. Contact details of the DPS
25. The licensee shall ensure that all staff are aware of what is expected of them under child protection guidance and that this guidance is available to all staff.
26. Make customers aware of the laws regarding sales or purchase of alcohol on behalf of children.
27. Ensure staff are fully aware of legislation and always vigilant.
28. No glasses, bottles or open containers shall be taken outside the premises.
29. The pavement from the building line to the kerb edge immediately outside the premises, including gutter/channel at its junction with the kerb edge, shall be swept and or washed, and litter and sweepings collected and stored in accordance with the approved refuse storage arrangements and the end of business every day.
30. The outside courtyard shall not be used outside the times of 11:00 to 19:00 hours Monday to Wednesday, 11:00 to 21:30 on a Thursday and 22:00 on Friday, Saturday and Sunday.
31. All customers shall enter and leave the premises via the main entrance on Kingsland Road, except for wheelchair users who shall access the premises via Cotton's Gardens and smokers re-entering from the yard before 1900.
32. The parking area shall be used for staff parking only.

33. The number of patrons smoking outside of the premises shall be limited to 10 at any one time.
34. There shall be no Temporary Events held between Sunday and Thursday.
35. Smoke detectors and a fire alarm system shall be installed within the premises and be maintained in working order at all times.
36. The premises licensing holder or person acting under their authorisation shall ensure an adequate and appropriate supply of first aid equipment and materials is available on the premises.
37. The services of pest control company shall be employed to keep the premises free from infestation.
38. The premises licence holder or persons acting under their authorisation shall ensure an adequate and appropriately supply of first aid equipment and materials is available on the premises.
39. The premises licence holder shall ensure that all emergency lighting batteries are fully charged before the admission of the public, members or guests into the premises and shall ensure that in the event of a failure of normal lighting, where the emergency lighting has a capacity of 3 hours, the premises should be vacated within 1 hour.
40. Adequate facilities shall be maintained for disabled visitors and arrangements shall be in place to enable the safe evacuation of disabled visitors in the event of an emergency and that disabled visitors are made aware of these arrangements.
41. A procedure for reporting and recording/incidents shall be in place. This shall be recorded in a log-book and the book shall be made available for inspection on request from an authorised officer.
42. An adequate ventilation system shall be provided within the premises. This shall be maintained in good working order.
43. The attending manager of the premises shall remain on the premises until it is fully cleared of all customers and staff.
44. The premises licence shall immediately subscribe to the NiteNet scheme (or equivalent) with immediate effect and shall use best endeavours to maintain its subscription for the duration of the premises licence.
45. The double-glazing of the premises shall be maintained.
46. The lobbied entrance arrangement shall be maintained and the noise officers must be consulted before any alteration or amendment is carried out.

47. As all the windows are permanently closed, the premises licence holder shall provide alternative and adequate means of ventilation to the premises.
48. The sound retaining fabric to the building shall be maintained.
49. The premises shall make available the details of at least 2 local taxi firms which are able to serve the premises during trading hours.
50. Notices shall be prominently displayed at the exits reminding patrons to leave quietly and in an orderly manner.
51. A telephone contact number for the premises shall be prominently posted on the outside of the building
52. No noise shall emanate from the premises nor vibration be transmitted through the structure of the premises which gives rise to nuisance.
53. Cab operators shall be informed of the need to keep noise to a minimum and switch their vehicles' engines off whilst waiting for clients.
54. The premises licence holder or designated premises supervisor of persons acting under their authorisation shall, when deemed necessary, request for proof of age, such as photo-driving licence, Pass accredited proof of age and passports.
55. No person under the age of 18 years shall be employed in the premises whilst the premises are in use under the licence.

Conditions derived from Responsible Authority representations

56. The sound limiting device shall be used at all times when regulated entertainment is taking place. The device shall be controlled by the Licensee and kept in a locked, tamper proof box.
57. The noise limiter must be recalibrated annually to ensure that the music is inaudible in nearby residential premises between 11pm and 7am, and the methodology and copy of the calibration certificate shall be submitted to the pollution team annually.
58. All windows and doors shall remain closed at all times when regulated entertainment is taking place between 11pm and 7am.
59. All doors on lobbies to be fitted with acoustic seals.
60. All speakers must be isolated from the structure of the building by using anti vibration foam, mat, or anti vibration springs.
61. The bar shift manager shall regularly throughout the night conduct inspections outside to make sure there is no noise outbreak.

62. Bottle bins must not be discharged between 11pm and 7am.
63. The external courtyard areas associated with the bar shall not be used between 22:15 and 09:00 for licensable activity.

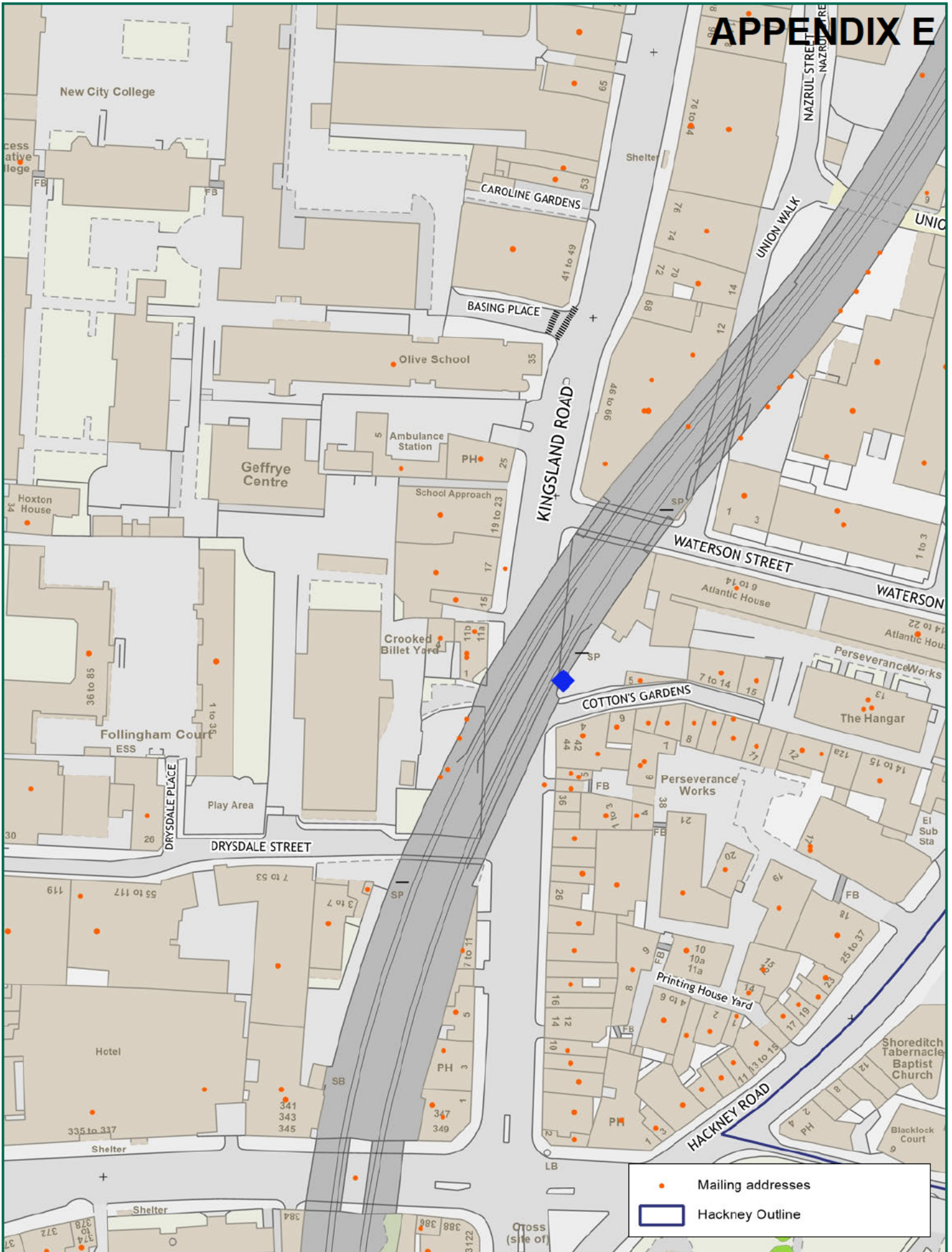
Annex 3 – Conditions attached after a hearing by the licensing authority

64. No entry or re-entry permitted to the premises after 02:00 hours.
65. Notwithstanding condition 12, a minimum number of SIA door supervisors to be agreed between the police and licence holder including a minimum of two female SIAs. The days and hours of the SIAs are to be agreed with the police.
66. A mandatory search policy to include pat down of all customers, clothing and bags.
67. The Premises shall install and maintain a computer based identification entry system. The details of all persons including staff are to be passed through the system prior to being permitted entry to the premises. The provision and maintenance of such equipment shall be to the reasonable satisfaction of the Metropolitan Police Service. The details of persons recorded by the system are to be made available to the police upon reasonable request for the provision of preventing and detecting crime.
68. The use of hand held metal detectors to be employed on all customers entering and re-entering the premises. All such searching equipment is to be in addition to a full "hands on" body search by appropriately trained security staff.
69. Staff training requirements to be agreed between the police and licence holder.
70. There shall be a written 'Search and Entry Policy' policy for the premises, as agreed with Police, a copy of which shall be kept on the premises and made available to police and/or other authorised officer upon request. The Policy is to incorporate a no entry and re-entry from 02.00 hours along with the measures that have also been included as additional conditions on the licence. The draft policy shared at the Licensing Sub-Committee meeting of 5/2/19, must also include the amendment at the 5th bullet point, under the heading 'SIA Door Supervisors searches routinely include the following process;', which is to read 'and wand search used to detect concealed weapons'.

Annex 4 – Plans

PLAN\LBH-PRE-T-1263\050511

APPENDIX E



Scale: 1:1250 at A4



Ref:

Monday, June 28, 2021

46-48 Kingsland Road
1-3 Cotton Gardens

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