

REPORT OF GROUP DIRECTOR, NEIGHBOURHOODS AND HOUSING		
LICENSING SUB-COMMITTEE: 14/12/2021	Classification DECISION	Enclosure
Application for a Premises Licence Thirsty Boy Wine Co Ltd Ground Floor, 2-4 Tottenham Road, N1 4BZ	Ward(s) affected De Beauvoir	

1. SUMMARY

Applicant(s) Thirsty Boy Wine Co Ltd	In SPA: Not Applicable
Date of Application 11/05/2021	Period of Application Permanent
Proposed licensable activity <ul style="list-style-type: none"> Supply of Alcohol (On and Off Premises) 	
Proposed hours of licensable activities	
Supply of Alcohol On Premises	Standard Hours: Mon 12:00-22:30 Tue 12:00-22:30 Wed 12:00-22:30 Thu 12:00-22:30 Fri 12:00-23:00 Sat 12:00 - 23:00 Sun 12:00 - 21:00
Supply of Alcohol Off Premises	Standard Hours: Mon 10:00-22:30 Tue 10:00-22:30 Wed 10:00-22:30 Thu 10:00-22:30 Fri 10:00-23:00 Sat 10:00 - 23:00 Sun 12:00 - 21:00
The opening hours of the premises	Standard Hours: Mon 10:00-22:30 Tue 10:00-22:30 Wed 10:00-22:30 Thu 10:00-22:30 Fri 10:00- 23:00 Sat 10:00 - 23:00 Sun 12:00- 21:00
Capacity: Not known	

Policies Applicable	LP1 (General Principles), LP2 (Licensing Objectives), LP4 ('Off' Sales of Alcohol), and LP11(Cumulative Impact – General)
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	Police Authority Other Persons

2. APPLICATION

2.1 Thirsty Boy Wine Co Ltd have made an application for a premises licence under the Licensing Act 2003:

- To authorise the supply alcohol for consumption on and off the premises

2.2 The application is attached as Appendix A. The hours for supply of alcohol on the premises has been reduced to those outlined above. The Applicant has proposed measures that could be converted to conditions (see paragraph 8.1 below).

3. CURRENT STATUS / HISTORY

3.1 The premises are not currently licensed for any activity.

3.2 No TENs have been submitted in respect of the premises in this calendar year.

4. REPRESENTATIONS: RESPONSIBLE AUTHORITIES

From	Details
Environmental Health Authority (Environmental Protection)	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)	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 B	Representation received on the grounds of The Prevention of Crime and Disorder and The Prevention of Public Nuisance
Licensing Authority	No representation received

Health Authority	Representation has been withdrawn following an agreement to reduce hours for On sale to midday.
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5. REPRESENTATIONS: OTHER PERSONS

From	Details
28 Representations opposing the application have been received from and on behalf of local residents.	Representation received on the grounds of The Prevention of Crime and Disorder, Public Safety and 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), LP2 (Licensing Objectives), LP4 ('Off' Sales of Alcohol), LP6 (External Areas and Outdoor Events) and LP11 (Cumulative Impact – General) are relevant.

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

- beer or cider: 1/2 pint;
- gin, rum, vodka or whisky: 25ml or 35ml; and
- still wine in a glass: 125ml; and
 - a. these measures are displayed in a menu, price list or other printed material which is available to customers on the premises; and
 - b. where a customer does not in relation to a sale of alcohol specify the quantity of alcohol to be sold, the customer is made aware that these measures are available.

Minimum Drinks Pricing

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

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

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

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

(i) P is the permitted price,

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

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

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

(i) the holder of the premises licence,

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

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

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

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

7.3 Where the permitted price given by Paragraph 8.2(b) above would (apart from this paragraph) not be a whole number of pennies, the price given by that sub-paragraph shall be taken to be the price actually given by that sub- paragraph rounded up to the nearest penny.

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

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

Conditions derived from operating schedule

8.All staff will be trained in accordance with the Hackney Licencing Policy, Licencing Act 2003 as well as specific conditions associated with this premises licence.

9.The licence holder and all employees shall adhere to reasonable requests of the police crime prevention order and licensing conditions.

10.Information regarding refusal of alcohol sale will be recorded in an incident book and made available to relevant authorities upon request.

11.Internal and External CCTV will operate at all times, and be made available to the relevant authorities when necessary.

12.Prominent signage will be visible throughout the premises stipulating a Challenge 25 policy as well as requesting customers not cause disturbance for local residents.

13.Thirsty Boy Wine Co Ltd will carry a zero tolerance policy toward purchase of alcohol by or for underage persons as well as any other illegal activities or substances on site.

14.The Premises is secured by remote controlled security shutters and external CCTV with internal CCTV to be installed.

15.An incident refusal book will be maintained and made available to relevant authorities.

16. CCTV

a. A CCTV system covering areas inside the premises will be installed with properly maintained log arrangements and recordings/tapes to be kept for a minimum of 14 days.

b. The CCTV system is to comply with the Data Protection Act 1998 and must be working and recording correctly when the venue is open to the public.

c. Checks of the CCTV system will be completed as required and all details written into a log/diary.

d. A staff member from the venue who is conversant with the operation of the CCTV system must be on the premises at all times when the venue is open to the public. This staff member must immediately be able to show police or local authority officers contemporary and recent data or footage on request

17. The premises are to use all reasonable efforts to provide police and local authority officers with recordings from the CCTV system on request (for example by supplying recordings on DVD, CD, tape etc. and any software needed to play the footage if necessary).

18.Prominent signage will inform patrons of the following:

- Usage of CCTV Hours of operation
- To leave the premises quietly and respect local residents
- That alcohol sales will be refused to under age patrons

19.All internal delivery personnel and third party courier partners are trained with regard to delivery of alcohol and the requirements of adult recipients. Deliveries of alcohol will not be made to public spaces.

20.The premises licence holder shall ensure that a monthly risk assessment will take place with regards to the need for security at the premises. This will be available upon request to Police or authorised officers to view.

21.Notices shall be prominently displayed at all exits requesting customers to respect the needs of local residents and businesses and leave the area quietly.

22.A direct telephone number for the manager of the premises will be readily available and displayed at the entrance for ease of communication if any issue is to arise.

23. All waste will be correctly presented for collection on stipulated collection days in designated areas.

24. All delivery to private residences will only be completed to persons not under the excessive influence of alcohol and in fit state.

25. Recorded music played will be done so at a sociable volume so as to provide ambience to the venue.

26. Music will only be played inside and during the specified hours.

9. REASONS FOR OFFICER OBSERVATIONS

9.1 Conditions 8 to 26 above are derived from the applicant's operating schedule.

10. LEGAL COMMENTS

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

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

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

11. HUMAN RIGHTS ACT 1998 IMPLICATIONS

11.1 There are implications to;

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

12. MEMBERS DECISION MAKING

A. Option 1

That the application be refused

B. Option 2

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

13. CONCLUSION

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

Group Director, Neighbourhoods and Housing	Ajman Ali
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Lead Officer (holder of original copy):	Sanaria Hussain Senior Licensing Officer Licensing Service 1 Hillman Street E8 1DY Telephone: 020 8356 2431
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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: 2-4 Tottenham Road, N1 4BZ	Licensing Service 1 Hillman Street London E8 1DY

Printed matter
Licensing Act 2003
LBH Statement of Licensing Policy

APPENDIX A

Hackney
LA01

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

PLEASE READ THE FOLLOWING INSTRUCTIONS FIRST

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

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

I/We Thirsty Boy Wine Co Ltd
(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			
Ground Floor, 2-4 Tottenham Road			
Post town	London	Postcode	N1 4BZ

Telephone number at premises (if any)	
Non-domestic rateable value of premises	£ 12,500

Part 2 - Applicant details

Please state whether you are applying for a premises licence as **appropriate** **Please tick as appropriate**

- a) an individual or individuals * please complete section (A)
- b) a person other than an individual * please complete section (B)
- i as a limited company/limited liability partnership please complete section (B)
- ii as a partnership (other than limited liability) 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 (by ticking yes to one box below):

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)

M r	<input type="checkbox"/>	Mr s	<input type="checkbox"/>	Mis s	<input type="checkbox"/>	M s	<input type="checkbox"/>	Other Title (for example, Rev)	
Surname					First names				
Date of birth					I am 18 years old or over <input type="checkbox"/> Please tick yes				
Nationality									

Current residential address if different from premises address			
Post town		Postcode	
Daytime contact telephone number			
E-mail address (optional)			
Where applicable (if demonstrating a right to work via the Home Office online right to work checking service), the 9-digit 'share code' provided to the applicant by that service (please see note 15 for information)			

SECOND INDIVIDUAL APPLICANT (if applicable)

M <input type="checkbox"/> Mr <input type="checkbox"/> Mis <input type="checkbox"/> M <input type="checkbox"/> r s s s		Other Title (for example, Rev)	
Surname		First names	
Date of birth		I am 18 years old or over <input type="checkbox"/> Please tick yes	
Nationality			
Current postal address if different from premises address			
Post town		Postcode	
Daytime contact telephone number			
E-mail address (optional)			
Where applicable (if demonstrating a right to work via the Home Office online right to work checking service), the 9-digit 'share code' provided to the applicant by that service (please see note 15 for information)			

(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	THIRSTY BOY WINE CO LTD
Address	FLAT 2, 10 BERESFORD ROAD, LONDON, N5 2HU
Registered number (where applicable)	12584224
Description of applicant (for example, partnership, company, unincorporated association etc.)	LIMITED COMPANY
Telephone number (if any)	[REDACTED]
E-mail address (optional)	[REDACTED]

Part 3 Operating Schedule

When do you want the premises licence to start?

DD	MM	YYYY
01	11	2021

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)

The 803sqft Class E premises is currently vacant and situated on the ground floor within a secure three story block of mixed use, with offices on the upper levels. The building is located within an area of mixed commercial/residential properties, adjacent to the busy Kingsland Road shopping area.

The premises will operate as a Retail Wine Shop selling high quality organic and sustainably produced wines (with a current entry level price of £10), as well as ancillary pantry products such as olive oils and tinned fish. Customers will be able to purchase said goods for consumption both off and on premises. Customers will additionally have the option of consuming meals purchased from selected local businesses on premises during selected trading hours in accompaniment of alcohol purchases from Thirsty Boy Wine Co Ltd.

A small number of tables will be arranged for on premises consumption as well as a small external seating area pending approval of Pavement License. The internal seating area will also function as a tasting room, where customers can taste/sample products and attend educational wine tastings run internally.

The premises is an L shape, with the sole entrance on Tottenham Road, leading into the indoor seating area for 30 persons and small bar.

The rear area will be used for stock display and have a separate area for storage and distribution of goods that will not be accessible to the public. The rear area offers access to a WC and small kitchen (please see plan for further details).

The premises are secured by remote operated external security shutters, and external windows are secured by security bars. A CCTV camera covers the entrance on Tottenham Road and smoke alarms are installed. Internal CCTV will also be installed.

Please note, Thirsty Boy Wine Co Ltd currently operates as an online retailer for supply of alcohol. Premises Licence number is 2020/310572 with the intention of moving these operations to the premises at N1 4BZ following approval.

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 and Schedules 1 and 2 to the Licensing Act 2003)

Provision of regulated entertainment (please read guidance note 2) 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

A

Plays Standard days and timings (please read guidance note 7)			Will the performance of a play take place indoors or outdoors or both – please tick (please read guidance note 3)	Indoors	<input type="checkbox"/>
				Outdoors	<input type="checkbox"/>
				Both	<input type="checkbox"/>
Day	Start	Finish	Please give further details here (please read guidance note 4)		
Mon					
Tue					
Wed			State any seasonal variations for performing plays (please read guidance note 5)		
Thur					
Fri			Non-standard timings. Where you intend to use the premises for the performance of plays at different times to those listed in the column on the left, please list (please read guidance note 6)		
Sat					

J

Supply of alcohol Standard days and timings (please read guidance note 7)			Will the supply of alcohol be for consumption – please tick (please read guidance note 8)	On the premises	<input type="checkbox"/>
				Off the premises	<input type="checkbox"/>
				Both	<input checked="" type="checkbox"/>
Day	Start	Finish	State any seasonal variations for the supply of alcohol (please read guidance note 5) 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 6)		
Mon	10	22:30			
Tue	10	22:30			
Wed	10	22:30			
Thur	10	22:30			
Fri	10	23:00			
Sat	10	23:00			
Sun	12	21:00			

State the name and details of the individual whom you wish to specify on the licence as designated premises supervisor (Please see declaration about the entitlement to work in the checklist at the end of the form):

Name DANIEL LONG	
Date of birth	[REDACTED]
Address [REDACTED]	
Postcode	N5 2HU
Personal licence number (if known) [REDACTED]	
Issuing licensing authority (if known) Merton	

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 9).

L

Hours premises are open to the public Standard days and timings (please read guidance note 7)			State any seasonal variations (please read guidance note 5)
Day	Start	Finish	
Mon	10:00	22:30	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 6)
	-----	-----	
Tue	10:00	22:30	
	-----	-----	
Wed	10:00	22:30	
	-----	-----	
Thur	10:00	22:30	
	-----	-----	
Fri	10:00	23:00	
	-----	-----	
Sat	10:00	23:00	
	-----	-----	
Sun	12:00	21:00	
	-----	-----	



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

a) General – all four licensing objectives (b, c, d and e) (please read guidance note 10)

Thirsty Boy Wine Co Ltd located at 2-4 Tottenham Road N1 4BZ will operate as a boutique wine store with a premium offering for consumption both on and off premises, as well as a location of educational customer tasting events. The ground floor will operate as both a retail space for take away sales, and a space for consumption of wine and small food plates.

All staff will be trained in accordance with the Hackney Licencing Policy, Licencing Act 2003 as well as specific conditions associated with this premises licence.

No person under the substantial influence of alcohol or other substances will be allowed on premises and intoxicated persons will not be served.

The licence holder and all employees shall adhere to reasonable requests of the police crime prevention order and licensing conditions.

Information regarding refusal of alcohol sale will be recorded in an incident book and made available to relevant authorities upon request.

Internal and External CCTV will operate at all times, and be made available to the relevant authorities when necessary. Prominent signage will be visible throughout the premises stipulating a Challenge 25 policy as well as requesting customers do not cause disturbance for local residents.

b) The prevention of crime and disorder

Thirsty Boy Wine Co Ltd will carry a zero tolerance policy toward purchase of alcohol by or for underage persons as well as any other illegal activities or substances on site.

The Premises will be cashless.

The Premises is secured by remote controlled security shutters and external CCTV with internal CCTV to be installed.

An incident refusal book will be maintained and made available to relevant authorities.

CCTV

1. A CCTV system covering areas inside the premises will be installed with properly maintained log arrangements and recordings/tapes to be kept for a minimum of 14 days.
2. The CCTV system is to comply with the Data Protection Act 1998 and must be working and recording correctly when the venue is open to the public.
3. Checks of the CCTV system will be completed as required and all details written into a log/diary.
4. A staff member from the venue who is conversant with the operation of the CCTV system must be on the premises at all times when the venue is open to the public. This staff member must immediately be able to show police or local authority officers contemporary and recent data or footage on request.

5. The premises are to use all reasonable efforts to provide police and local authority officers with recordings from the CCTV system on request (for example by supplying recordings on DVD, CD, tape etc. and any software needed to play the footage if necessary).

SIGNAGE

Prominent signage will inform patrons of the following:

Usage of CCTV

Hours of operation

To leave the premises quietly and respect local residents

That alcohol sales will be refused to under age patrons

WINE DELIVERY

All internal delivery personnel and third party courier partners are trained with regard to delivery of alcohol and the requirements of adult recipients. Deliveries of alcohol will not be made to public spaces.

c) Public safety

The premises licence holder shall ensure that a monthly risk assessment will take place with regards to the need for security at the premises. This will be available upon request to Police or authorised officers to view.

Health and Safety requirements will be adhered to along with fire safety requirements.

Staff will be regularly trained on these procedures. A fire risk assessment will be carried out to ensure that there are safe means of escape and this will be done in accordance with the fire safety regulations.

Fire alarms and fire extinguishers will be installed and the staff will be instructed on their use. A first aid kit will be installed and a designated member of staff will be trained in first aid. The outlet will be maintained in a good state of repair at all times.

d) The prevention of public nuisance

Notices shall be prominently displayed at all exits requesting customers to respect the needs of local residents and businesses and leave the area quietly.

A direct telephone number for the manager of the premises will be readily available and displayed at the entrance for ease of communication if any issue is to arise.

If Pavement Licence application is approved all conditions will be adhered to in order to avoid disruption to local residents. As the venue is located at the end of a no through road it is not anticipated that any outdoor seating will cause disturbance to traffic or parking.

Intoxicated persons will be denied entry and not served for off premise sales. Substantial refreshments and non-alcoholic options will be provided.

All deliveries to the premises will take place during standard business hours.

All waste will be correctly presented for collection on stipulated collection days in designated areas.

All delivery to private residences will only be completed to persons not under the excessive influence of alcohol and in fit state.

Recorded music played will be done so at a sociable volume so as to provide ambience to the venue. Music will only be played inside and during the specified hours.

e) The protection of children from harm

A Challenge 25 proof of age scheme shall be operated at the premises where the only acceptable forms of identification are recognised photographic identification cards, such as a driving licence, passport or proof of age card with the PASS Hologram. Staff will only be permitted to accept recognised forms of identification as proof of age.

Signage advertising the aforementioned proof of age scheme shall be prominently displayed throughout the premises with a particular emphasis on the entrance and till area.

All staff will take all reasonable steps to ensure that alcohol is not supplied to individuals who intend to resell to underage persons.

Given the premium nature of the product sold and the higher entry price point it is the experience of Thirsty Boy Wine Co Ltd that there is little to no interest from persons under the age of 18.

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.
- [Applicable to all individual applicants, including those in a partnership which is not a limited liability partnership, but not companies or limited liability partnerships] I have included documents demonstrating my entitlement to work in the United Kingdom or my share code issued by the Home Office online right to work checking service (please read note 15).

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.

IT IS AN OFFENCE UNDER SECTION 24B OF THE IMMIGRATION ACT 1971 FOR A PERSON TO WORK WHEN THEY KNOW, OR HAVE REASONABLE CAUSE TO

BELIEVE, THAT THEY ARE DISQUALIFIED FROM DOING SO BY REASON OF THEIR IMMIGRATION STATUS. THOSE WHO EMPLOY AN ADULT WITHOUT LEAVE OR WHO IS SUBJECT TO CONDITIONS AS TO EMPLOYMENT WILL BE LIABLE TO A CIVIL PENALTY UNDER SECTION 15 OF THE IMMIGRATION, ASYLUM AND NATIONALITY ACT 2006 AND PURSUANT TO SECTION 21 OF THE SAME ACT, WILL BE COMMITTING AN OFFENCE WHERE THEY DO SO IN THE KNOWLEDGE, OR WITH REASONABLE CAUSE TO BELIEVE, THAT THE EMPLOYEE IS DISQUALIFIED.

Part 4 – Signatures (please read guidance note 11)

Signature of applicant or applicant’s solicitor or other duly authorised agent (see guidance note 12). **If signing on behalf of the applicant, please state in what capacity.**

<p>Declaration</p>	<ul style="list-style-type: none"> • [Applicable to individual applicants only, including those in a partnership which is not a limited liability partnership] I understand I am not entitled to be issued with a licence if I do not have the entitlement to live and work in the UK (or if I am subject to a condition preventing me from doing work relating to the carrying on of a licensable activity) and that my licence will become invalid if I cease to be entitled to live and work in the UK (please read guidance note 15). • The DPS named in this application form is entitled to work in the UK (and is not subject to conditions preventing him or her from doing work relating to a licensable activity) and I have seen a copy of his or her proof of entitlement to work, or have conducted an online right to work check using the Home Office right to work checking service which confirmed their right to work (please see note 15)
<p>Signature</p>	

	
Date	30/09/2021
Capacity	Applicant / Company Director

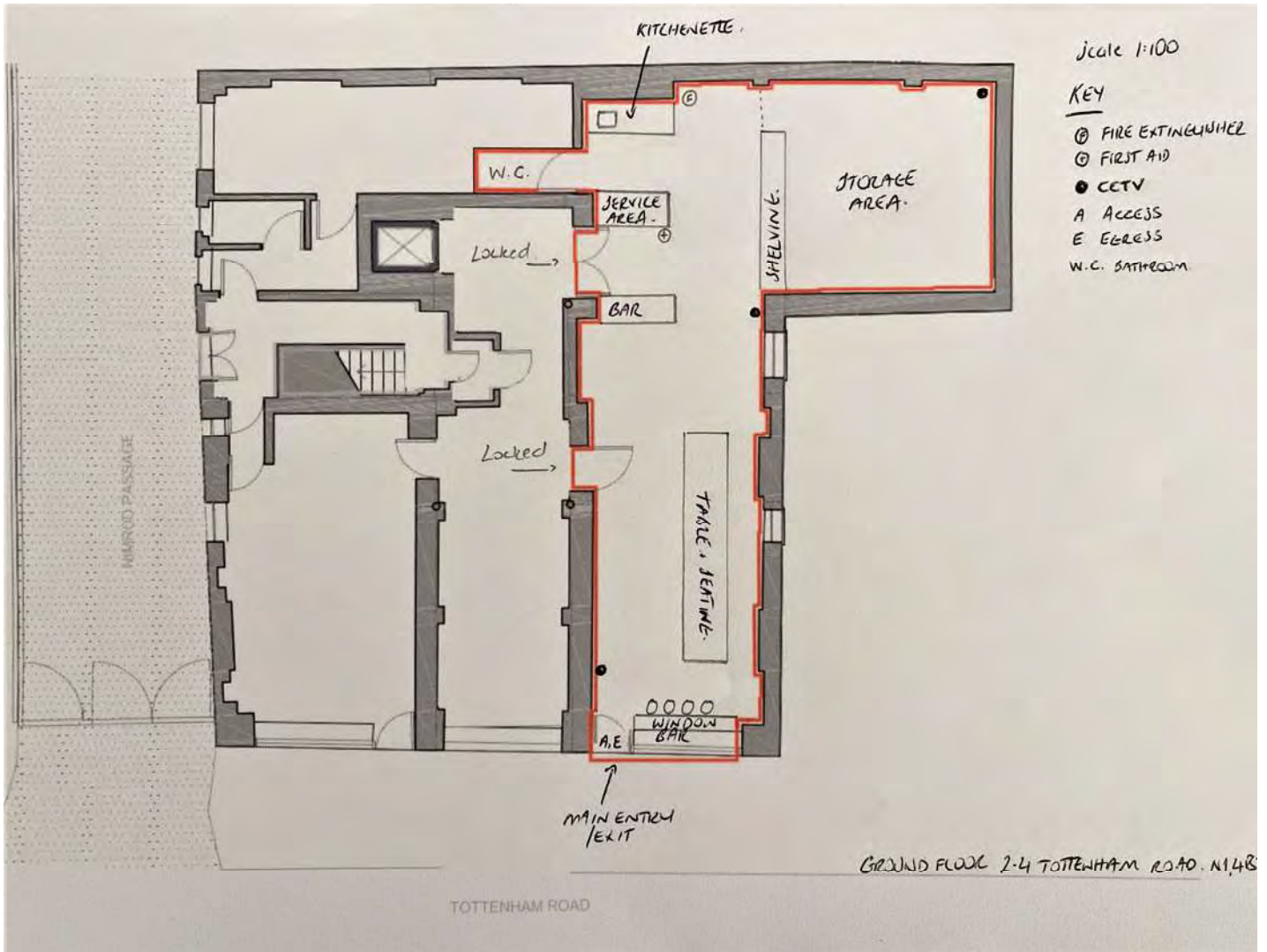
For joint applications, signature of 2nd applicant or 2nd applicant's solicitor or other authorised agent (please read guidance note 13). If signing on behalf of the applicant, please state in what capacity.

Signature	
Date	
Capacity	

Contact name (where not previously given) and postal address for correspondence associated with this application (please read guidance note 14)			
Post town		Postcode	
Telephone number (if any)			
If you would prefer us to correspond with you by e-mail, your e-mail address (optional)			

Notes for Guidance

1. Describe the premises, for example the type of premises, its general situation and layout and any other information which could be relevant to the licensing objectives. Where your application includes off-supplies of alcohol and you intend to provide a place for consumption of these off-supplies, you must include a description of where the place will be and its proximity to the premises.
2. In terms of specific regulated entertainments please note that:



DISPERSAL POLICY

Dispersal Policy

THIRSTY BOY WINE CO LTD
Ground Floor, 2-4 Tottenham Road, N1 4BZ

DISPERSAL POLICY

Thirsty Boy Wine Co Ltd is aware of the importance of ensuring that customers leave the premises as quietly as possible and cause as little disturbance to local residents as possible.

Thirsty Boy Wine Co Ltd acknowledges that the premises at 2-4 Tottenham Road, N1 4BZ falls within the Dalston Special Policy Area, and is situated opposite a block of residential accommodation. The intention of this policy is to ensure that all staff are aware of the responsibilities of the business toward the community and to aid the prevention of additional antisocial behaviour that may cause disturbances.

It is anticipated that during the early part of the week (Monday to Thursday) there will be a lower amount of footfall, and the premises will be closing at 22:00h. However if the premises is busy on these days the same policy toward gradual dispersal of patrons that applies over Friday, Saturday and Sunday opening hours will apply. This will be encouraged in the following ways:

- Closure of the on-street seating area at the following times to minimise external noise
 - Monday - Thursday 21:00
 - Friday - Saturday 21:30
 - Sunday 20:00
- A calling of final orders 30 minutes prior to closing to allow patrons adequate finishing up time
- Signage instructing patrons to leave the area in an orderly manner and keep noise to a minimum

Patrons will be directed by staff toward transport options on Kingsland Road and away from residential areas on Tottenham Road.

Staff Responsibilities

- To encourage patrons to leave the premises in a quiet and orderly manner
- To not allow drinks to be taken outside after 21:00

- To politely encourage any loitering groups to disperse away from residential areas

General Manager on Duty Responsibilities

- To ensure that all staff members act effectively and responsibly in compliance with this policy and all licensing conditions
- To ensure that customers do not cause disturbance or nuisance to local residents within the vicinity of the premises
- To assist customers wherever possible to leave in a safe and quiet manner

APPLICANT'S SUPPORTING STATEMENT

To Whom It May Concern,

I write this letter to give some background information on myself as the potential licensee in the hope that it further allays any concerns that yourselves may hold regarding this application. I will also address representations made toward the Premises License application by Thirsty Boy Wine Co Ltd at 2-4 Tottenham Road N1 4BZ.

I have worked in the wine industry for the past 10 years, both in Australia and the UK, holding management positions in both retail and restaurant environments. My time spent working in Sydney overlapped with the introduction of some of the strictest localised and general alcohol related legislation anywhere in the world. Even the most basic of workplace position in any business related to alcohol requires the completion of Responsible Service of Alcohol qualifications, which have to be renewed over time. No such required qualification exists in the UK, only those who operate as Designated Premises Supervisors are required to complete accredited Personal Licence training and pass examinations, which I have done. Coupled with this are tight anti-smoking laws, which do not permit smoking in areas where food is consumed and have gone some way to drastically lowering the smoking rates in Australia. This is something which I intend to enforce at the premises. I want patrons to be able to enjoy their wine, and its aromatic complexities without the hindrance of secondhand smoke. As stated in my response to the private representation, those willing to smoke will be directed away from residential areas toward Kingsland Road for this purpose, and will not be permitted to take their drinks with them. It is my intention that all permanent staff be put through Personal Licence training so that they be acutely aware of their responsibilities under the law. I am a small business owner operating in a highly regulated field, and have no intention of engaging in or permitting any behaviour that puts the sustainability of my business at risk.

I had extended conversations with the landlord prior to agreement terms of the lease regarding potential noise and his wish to not disturb local residents. These conversations have extended to highlight the consistent complaints made by specific resident/s in Nimrod Passage toward any sort of development or change. This has been highlighted during the private representation where the building owner is directly accused of not respecting neighbours. I am of the opinion that whilst some of the concerns raised are warranted and understandable, they have also been explained and methods to alleviate outlined. I am also of the opinion that this private representation is affected by bias based upon previous encounters between this party and the building owner, which should have absolutely no influence on this application. There are two other commercial unit spaces that separate the ground floor unit for which I have applied from the entrance to Nimrod Passage. It is feasible that aside from accessing a mailbox, myself or other persons connected to Thirsty Boy Wine Co Ltd will never enter the passage, and nor will any outdoor seating encroach within 5 metres of this entrance. The fact that there have been no other local resident representations made, including those by other residents from within Nimrod Passage further enforce this. If there had been multiple people come forward with the same concerns I would have potentially considered not moving forward with the application as I only want to add to the local community and not endure any sort of animosity.

Various premises licenses have been granted within a close proximity to 2-4 Tottenham Road in recent times, including but not limited to the following:

Hector's - 49a Ardleigh Road, N1 4HS

Sup Ya Ramen - 499 Kingsland Road, E8 4AU

Strelitzia - 515 Kingsland Road, E8 4AR

Draughts - 41 Kingsland High Street, E8 2JS

People's Wine - 73 Dalston Lane, E8 2NG

In each instance these licenses have been granted to businesses that are in close proximity to residential areas, and operate at extended hours to the ones proposed in this application. Having consulted the owners of various wine specific businesses in the area I have been heartened by their descriptions of a vibrant local following and engaged community and see no reason why I should have any different experience. It is an area that I have chosen specifically because it shows a dedicated target market of interested consumers, a demographic that is very different from that attending other licensed venues in the area or purchasing alcohol from local off-license or supermarkets. This is a more discerning consumer, the likes of which the local area should be trying to attract.

Referring to Hackney's own licensing consultation report regarding the Dalston SPA there is a consistent theme of both local residents as well as business owners disagreeing with proposals on the grounds of damaging diversity, encouragement for people to drink in the streets rather than licensed venue causing ASB, falling attraction of the area and the severe loss of business. Consistent agreements with the policy note that restricted hours are good for residents and that noise from outdoor events stopping at reasonable time are also positive. Both of these needs have been met by this application. I am in no way deriding the Dalston SPA, I agree with many of the requirements which is why I intend to operate with such a strict policy toward drunk and disorderly behaviour and related anti-social behaviour.

I am sure you will have already seen my direct response to the private representation. I attempted to make this based on logic and reason rather than bringing my own emotions into the picture. There is zero point in causing any sort of antagonism between myself and this party on issues which I believe no amount of reasoning would lead to a change of opinion based on the language used. Instead I appeal to the sub-committee to allow the granting of this license so that a small business owner who has managed to make something sustainable from the past 18 months of uncertainty can continue to grow a business that has already developed a loyal and supportive customer base, many of whom reside within the borough. As already stated, my background and training is based upon incredibly strict licensing rules, of which I have always upheld and which I will enact in this premise should the licence be granted.

Regards,
Daniel Long

APPLICANT'S RESPONSE TO THE REPRESENTATIONS MADE BY THE RESIDENTS

APPENDIX A

1. The Location is extremely close to quiet residential housing and directly opposite the De Beauvoir Sheltered Housing Scheme

The premises is located at the Kingsland Road intersection with Tottenham Road, within a commercial use block, with immediate neighbours being London Motorcycle Training and Job Centre Plus. The above units are all commercial, as are the two units immediately adjacent to the premises, used by the owner of the building and landlord, which abuts Nimrod Passage. The entrance to Nimrod Passage from Tottenham Road is secured by locked, gated access, covered by multiple CCTV cameras. In addition to this, new external CCTV is to be installed outside the premises as described in the initial licensing application and reiterated in response to representations made by Hackney Police.

No resident or management from De Beauvoir Place put forward any representation. The advertised benefits of residing within this complex include access to local amenities and proximity to Kingsland Road, and all that this entails.

Nor have any other residents from the local area made similar representations. The area is one of density of both population and commercial activity. As such it is impossible for either a residential building to be removed from the commercial and vice versa in the area. Music to be played within the premises will be internal only, at a volume that is ambient or background, and will not be audible outside of the premises.

This is a road with no access to Kingsland Road, and as such the granting of a premises licence will not increase any vehicular traffic or noise above that already generated by being in proximity to Kingsland Road. The proximity to public transport options is also a key factor of the Dispersal Policy, meaning that patrons have multiple options to leave the area quickly and conveniently at closing time and cause as little disruption or disturbance as possible.

2. Consumption On and Off Premises

Off Premises refers to takeaway sales not to be consumed in the immediate vicinity, such as at private residences and local BYOB venues. In this instance the venue serves no different purpose to any of hundreds of off-licence stores and supermarkets within the local area. The proposed venue operates as a specialist wine merchant, catering to a discerning clientele not interested in the purchase of bulk, inexpensive alcohol as offered by these other premises. As agreed with the Public Health Authority the licencing times have been changed to commence at 12:00 (Midday). As agreed with the Hackney Police the licence will also be changed to account for a "last drinks" call 30 minutes prior to closing. Please note that these hours of licensing are not representative of hours of operation as I intend for the venue to be closed on Mondays, and open until 8pm on Tuesdays. The purpose of requesting the licenced hours as follows allows for the use of the venue for functions and private tastings on evenings when the premises would otherwise be closed.

I therefore propose that the new licensing hours be set as follows, allowing for the 30 minute period for customers to finish drinks before closure, in line with Police representations and the Dispersal Policy.

Monday 12:00-21:30

Tuesday 12:00-21:30

Wednesday 12:00-21:30

Thursday 12:00-22:00

Friday 12:00-22:30

Saturday 12:00-22:30

Sunday 12:00-21:00

These licensing hours fall within those granted at similar premises with recently approved applications including but not limited to Hector's (49a Ardleigh Road), Sup Ya Ramen (499 Kingsland Road). They also fall well within those granted to other licensed premises within the Dalston SPA and surrounds, including venues such as the Duke Of Wellington, Hunter S, Untitled Bar. The premises is designed as such to operate as a wine shop and distribution point of the online retail businesses under the Thirsty Boy Wine Co Ltd umbrella during the day, with responsible on-consumption of alcohol during the evenings. It is not meant to be a venue for all-day consumption of alcohol such as Molly Blooms which has a premises licence granted for far-extended trading hours despite being in closer proximity to residential properties than the proposed venue at 2-4 Tottenham Road.

I would put forward the assertion that due to this particular section of Tottenham Road/Kingsland Road currently being unoccupied by evening trade that it attracts persons looking to commit nuisance by virtue of lack of CCTV and lack of occupation/patronage. It is in my view that by having a business operating into the evening at 2-4 Tottenham Road, and the increased amount of security and surveillance that this offers, would go some way to deterring people from urination, defecation and vomiting as outlined by the representation. Patrons at the proposed premises will have access to toilet facilities.

Use of outside space is subject to approval of a pavement licence by Hackney Council. Patrons will not be permitted to drink whilst standing in this area if approved of. It will consist of table seating for 12 persons, and operate with the following potential schedule:

Monday - Thursday 16:00-21:00

Friday - Saturday 13:00-21:30

Sunday 14:00-20:00

Again, I stress this is subject to approval from Hackney Council. Seating will be located outside the venue, which is not immediately adjacent to Nimrod Passage. As per the licencing application, patrons will be alerted to the fact that there are residential properties in the vicinity and to act in a way that does not cause disturbance. The area has recently been re-paved by the council, providing ample space for both commercial activities and free passage.

Patrons wishing to smoke outside the premises will be encouraged to do so toward Kingsland Road where there is public waste disposal for cigarette butts, and away from residential property. Thirsty Boy Wine Co Ltd will ensure that the immediate external area of the venue is kept free of debris. I do not smoke, I come from Australia, an anti-smoking country with very strict rules relating to smoking in venues and as such intend to operate closer to these regulations than the more relaxed rules in the UK.

Within the original licensing application, as well as comments made in response to representations made by Hackney Police, outline the ways in which Thirsty Boy Wine Co Ltd will act to ensure no addition to the negative cumulative impact on local residents. I have attached these for further reference.

In reference to the concerns raised over waste services. This will be dealt with by private contractors in accordance with lease conditions, Thirsty Boy Wine Co Ltd will not be using bins currently provided to other tenants within 2-4 Tottenham Road, or those available to residents in Nimrod Passage. There is CCTV above these bins which can be accessed should resident or other business tenants have concerns about waste services. This is also a condition of both lease and licence application that has already been addressed.

3. Assertions made about the current owner are irrelevant to this application

I would hope that any prior disputes between these parties have no bearing or influence on this representation.

4. Overprovision

The fact that there are already a handful of wine-focussed premises operating in the area goes some way to proving the sustainability of the business model and that there is demand for this type of venue in the area. None of these venues mentioned operate as light night drinking establishments, and attract a different demographic to the vast majority of licensed premises in the area, adding to the diversity. The proposed model includes allowing customers to purchase food from selected local businesses for consumption with their drinks, supporting a culturally diverse range of businesses in the local area.

The recent change in class use legislation was implemented to ensure that commercial spaces could be flexibly used and not left vacant, which is especially important during the economic recovery from the pandemic. Again, I would assert that having empty premises only attracts anti-social behaviour, giving people a sense of anonymity and privacy as they commit acts such as those mentioned above and in the representation put forward.

Concerning the assertion that granting of licences such as this detracts from people wanting to move to the area I would argue the contrary, but of course this is a matter of personal preference. Hackney has always been an area of vibrant nightlife, the preservation of which has been fought for by local residents and business owners and acknowledged by the council and government. It is not the aim of Thirsty Boy Wine Co Ltd to open a venue encouraging anti-social behaviour, on the contrary the aim is to have a space where local residents, including

those who live on Tottenham Road and Nimrod Passage, feel comfortable coming for a glass of wine or to purchase wine for consumption at home. I acknowledge that not everyone wants to drink at a wine bar, or any sort of licensed premises as such, that is their own prerogative, but it is not a reason to reject applications for viable businesses. The development of the Dalston SPA is positive, as it asks these questions of businesses and should provide comfort to local residents that they have been thoroughly answered.

The suggestion that the space be better served as a “coffee shop open until 8pm” is contradictory to several of the other statements made in this representation. A coffee shop, or any other hospitality establishment for that matter would require waste disposal, would result in people standing or sitting on the street consuming goods and potentially smoking. In order for such a business to be viable they would require a pavement licence, and in line with the majority of other coffee shops in the area, would probably also involve applying for a premises licence, so as to function as a deli/takeaway store to remain viable. There are dozens of such venues already in operation in the local area.

I fully understand the concerns raised, particularly those surrounding the safety of children, and hope I have adequately addressed these in both the application and the above statement. I must reiterate that the premises described has no intention of becoming a late night drinking venue that contributes to anti-social behaviour, and disorderly conduct by patrons will not be tolerated.

APPENDIX B

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 1505CE Dave ATKINS
TELEPHONE NUMBER	07796 183078
E-MAIL ADDRESS	hackneylicensing@met.police.uk

APPLICATION PREMISES

NAME & ADDRESS OF PREMISES	Thirsty Boy Wine Ground Floor 2-4 Tottenham Road London N1 4BZ
NAME OF PREMISES USER	Thirsty Boy Wine Co Ltd

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 submit the following representations for the premises licence applications at Ground floor, 2-4 Tottenham Road.

The venue is one of a number of commercial premises on Tottenham road that sit in close proximity of Kingsland Road and opposite a block of residential apartments. The Venue is premises is located within the Dalston Special Policy Area. The special policy has been applied to this area with the aim of managing the growth of the alcohol led premises. Dalston is a very densely populated area and has a high concentration of licensed premises. In turn this has seen high levels of ASB including urination, vomiting, littering, noise and public order, in conjunction with crime, violence and disorder, all causing issues on the streets of Dalston at night. This has heavy foot traffic throughout the day and night, which is heavily increased over the weekend period. The venue is one of a gallery of shops that a mix of both residential and commercial premises that are situated on a busy main road.

The applicant is seeking a premises licence to operate as a retail space proving a seating for 30 persons to consume alcohol on the premises.

- Police would ask the following of this application
- What will the capacity of the seating be outside the premises? At what time does the venue intend operate within this pace?
- Does the venue have a dispersal policy/ Can they provide this to Police
- What steps do the venue intend to take order to prevent the granting of this licence adding to any negative cumulative impact and prevent any disruption to local residents?

Police would ask that the hours for the supply of alcohol on the premises be reduced by 30 minutes to allow customers a period of 30 minutes to finish their drinks.

It is the concern of police that should this licence be granted without sufficient measures in place it will undermine the licensing objectives namely crime and disorder and public nuisance

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

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

Signed PC 1505CE ATKINS (By E-mail)



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

Fwd: Objection to licensing application - Ground floor, 2-4 Tottenham Road, N1 4BZ

1 message

Licensing (Shared Mailbox) <licensing@hackney.gov.uk>
To: Sanaria Hussain <sanaria.hussain@hackney.gov.uk>21 October 2021 at 09:35
APPENDIX C1

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: Tue, 19 Oct 2021 at 21:01
Subject: Objection to licensing application - Ground floor, 2-4 Tottenham Road, N1 4BZ
To: Licensing (Shared Mailbox) <licensing@hackney.gov.uk>

To whom it may concern

I am writing to object to the licensing application at Ground floor, 2-4 Tottenham Road, N1 4BZ by Thirsty Boy Wine Co Ltd which I believe is in the Dalston SPA.

I am a resident in Nimrod Passage which is adjacent to the building in question.

I live in Nimrod Passage with my 8 year old child and my partner. I am concerned that having a licensed premises within a residential area will only encourage anti-social behaviour and disorder. How can I ensure my child is safe from harm when a licensed premises is open literally on our doorstep?

Ever since I have lived here we have been plagued by people using the area in and around 2-4 Tottenham Road and Nimrod Passage for urinating, defecating and vomiting. This has been reported to the council many many times. I believe that granting a license for these premises will only add to this anti-social behaviour. There is no outside space for customers to use and I believe with alcohol on sale, people will congregate on the pavement to smoke and drink - creating a very antisocial environment in a residential area with narrow pavement available.

In addition, there are no waste services eg recycling bins etc that have the capacity to accommodate a retail premises - the only bins available in the passage are sufficient for the residents and office-based business in Nimrod Passage and 2-4 Tottenham Rd.

I do not believe this application encourages any diversity of offering for the night time economy as outlined in Hackney's licensing policy - there are already several specialist wine retailers in very close proximity to the proposed premises:

- BIB, 39 Balls Pond Rd, London N1 4BW
- Hectors, 49a Ardleigh Rd, London N1 4HS
- Newcomer Wines, 5 Dalston Ln, London E8 3DF

as well as general retailers selling alcohol in the immediate vicinity such as Tesco Express at 523 Kingsland Rd, London E8 4AH and Wine Cellar, 536 Kingsland Rd, London E8 4AH. There are many many more alcohol retailers in the area.

In summary, I believe this application has been poorly thought through, and the premises are not fit for purpose - this is premises that was previously used for an architect practice with a small number of staff. This is a residential area where the likelihood of public nuisance, crime, disorder, antisocial behavior are already high and this licensing application will also add to that.

Most importantly, I have no reassurances that my child will be protected from any of this.

I cannot stress enough how much this will affect our day to day lives if this application is granted. You are literally discouraging residents from the area by introducing businesses like this.


Nimrod Passage
N1 4BU

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



WD 3014 6714 6GB



Friday 22 October 2021

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



[REDACTED]
Estate Manager
De Beauvoir Place
[REDACTED] Tottenham Road
London, N1 [REDACTED]

Application Reference: THIRSTY WINE BOY CO LTD - Supply of Alcohol consumption on and off the premises: Ground Floor 2 - 4 Tottenham Road, London, N1 4BZ

TO WHOM IT MAY CONCERN

On behalf of the residents of De Beauvoir Place, please find enclosed 23 objection letters in connection with the above alcohol licence application.

I look forward to your response.

[REDACTED]
[REDACTED]
[REDACTED]
Estate Manager
Anchor Housing

22 October 2021

Hackney Service Centre
Licencing Service
1 Hillman Street
E8 1DY

APPENDIX C2

Ms [REDACTED]
[REDACTED] Place
1 [REDACTED] Tottenham Road
London
N1 4 [REDACTED]

Reference: **The Prevention of Public nuisance and the prevention of crime and disorder**

Dear Sirs / Madams,

I write to object to the Application made for the **Supply of Alcohol** consumption on and off the premises: **Ground Floor 2 - 4 Tottenham Road, London N1 4BZ**

I object based on the following concerns:

1. The location is extremely close to quiet residential housing and directly opposite the De Beauvoir Sheltered Housing Scheme.
2. Since the application is made for consumption of alcohol both in and out of the premises, by the proposed business THIRSTY WINE BOY CO LTD, the intended activity is most inappropriate for this location. A business whose principal hours of business are from (10am) to late at night (11pm) Monday to Friday is not compatible with this location. Any activity involving increased numbers of people, vehicles, music, and alcohol after 8pm at night is clearly not appropriate for a residential area since it much increase the possibility of public nuisance and significantly raises the risk of criminal and disorderly behaviour.
3. The current owner has already demonstrated disregard for the local elderly / retired residents of De Beauvoir Place Sheltered Housing Scheme who deserve respect and quietude at their time of life.
4. **Overprovision**, given that there are over twenty (20) Restaurants and Wine bars serving alcohol on Kingsland Road and Kingsland High street, another such is clearly not required. On the other hand, a cafe that was open during the day but closed by **c.8pm** at night would be viewed as a benefit to the area.

Would please you want this on your doorstep? A residential street within a conservation area is no place for a wine bar or late-night drinking venue (of which already causes problems for the residents). Again please, I strongly urge you to decline the application.

[REDACTED]

APPENDIX C3

Friday 22 October 2021

Hackney Service Centre
Licencing Service
1 Hillman Street
E8 1DY

De Beauvoir Place
Tottenham Road
London
N1 4

Reference: **The Prevention of Public nuisance and the prevention of crime and disorder**

To whom it may concern

I write to object to the Application made for the **Supply of Alcohol** consumption on and off the premises: **Ground Floor 2 - 4 Tottenham Road, London N1 4BZ**

I object based on the following concerns:

1. The location is extremely close to quiet residential housing and directly opposite the De Beauvoir Sheltered Housing Scheme.
2. Since the application is made for consumption of alcohol both in and out of the premises, by the proposed business THIRSTY WINE BOY CO LTD, the intended activity is most inappropriate for this location. A business whose principal hours of business are from (10am) to late at night (11pm) Monday to Friday is not compatible with this location. Any activity involving increased numbers of people, vehicles, music, and alcohol after 8pm at night is clearly not appropriate for a residential area since it much increase the possibility of-public nuisance and significantly raises the risk of criminal and disorderly behaviour.
3. The current owner has already demonstrated disregard for the local elderly / retired residents of De Beauvoir Place Sheltered Housing Scheme who deserve respect and quietude at their time of life.
4. **Overprovision**, given that there are over twenty (20) Restaurants and Wine bars serving alcohol on Kingsland Road and Kingsland High street, another such is clearly not required. On the other hand, a cafe that was open during the day but closed by **c.8pm** at night would be viewed as a benefit to the area.

Would please you want this on your doorstep? A residential street within a conservation area is no place for a wine bar or late-night drinking venue (of which already causes problems for the residents). Again please, I strongly urge you to decline the application.

Yours faithfully

[Redacted signature block with handwritten initials 'ns' and 'D']

22 October 2021

APPENDIX C5

Hackney Service Centre
Licencing Service
1 Hillman Street
E8 1DY

[REDACTED] De Beauvoir Place
[REDACTED] Tottenham Road
London
N1 4 [REDACTED]

Reference: **The Prevention of Public nuisance and the prevention of crime and disorder**

To whom it may concern

I write to object to the Application made for the **Supply of Alcohol** consumption on and off the premises: **Ground Floor 2 - 4 Tottenham Road, London N1 4BZ**

I object based on the following concerns:

1. The location is extremely close to quiet residential housing and directly opposite the De Beauvoir Sheltered Housing Scheme.
2. Since the application is made for consumption of alcohol both in and out of the premises, by the proposed business THIRSTY WINE BOY CO LTD, the intended activity is most inappropriate for this location. A business whose principal hours of business are from (10am) to late at night (11pm) Monday to Friday is not compatible with this location. Any activity involving increased numbers of people, vehicles, music, and alcohol after 8pm at night is clearly not appropriate for a residential area since it much increase the possibility of public nuisance and significantly raises the risk of criminal and disorderly behaviour.
3. The current owner has already demonstrated disregard for the residents of De Beauvoir Place who deserve respect and quietude at their time of life. Late night activities will no doubt have a very negative impact on my life, both in terms of the sleep deprivation due to the music and drunken people leaving the venue.
4. **Overprovision**, given that there are over twenty (20) Restaurants and Wine bars serving alcohol on Kingsland Road and Kingsland High street, another such is clearly not required. On the other hand, a cafe that was open during the day but closed by **c.8pm** at night would be viewed as a benefit to the area.

Would you please want this on your doorstep? A residential street within a conservation area is no place for a wine bar or late-night drinking venue (of which already causes problems for the residents). Again please, I strongly urge you to decline the application.

[REDACTED]

[REDACTED]

[REDACTED]

APPENDIX C6

22 October 2021

Hackney Service Centre
Licencing Service
1 Hillman Street
E8 1DY

[REDACTED]
De Beauvoir Place
Tottenham Road
London
N1 [REDACTED]

Reference: **The Prevention of Public nuisance and the prevention of crime and disorder**

To whom it may concern

I write to object to the Application made for the **Supply of Alcohol** consumption on and off the premises: **Ground Floor 2 - 4 Tottenham Road, London N1 4BZ**

I object based on the following concerns:

1. The location is extremely close to quiet residential housing and directly opposite the De Beauvoir Sheltered Housing Scheme.
2. Since the application is made for consumption of alcohol both in and out of the premises, by the proposed business THIRSTY WINE BOY CO LTD, the intended activity is most inappropriate for this location. A business whose principal hours of business are from (10am) to late at night (11pm) Monday to Friday is not compatible with this location. Any activity involving increased numbers of people, vehicles, music, and alcohol after 8pm at night is clearly not appropriate for a residential area since it much increase the possibility of-public nuisance and significantly raises the risk of criminal and disorderly behaviour.
3. The current owner has already demonstrated disregard for the local elderly / retired residents of De Beauvoir Place Sheltered Housing Scheme who deserve respect and quietude at their time of life.
4. **Overprovision**, given that there are over twenty (20) Restaurants and Wine bars serving alcohol on Kingsland Road and Kingsland High street, another such is clearly not required. On the other hand, a cafe that was open during the day but closed by **c.8pm** at night would be viewed as a benefit to the area.

Would you please want this on your doorstep? A residential street within a conservation area is no place for a wine bar or late-night drinking venue (of which already causes problems for the residents). Again please, I strongly urge you to decline the application.

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

APPENDIX C7

22 October 2021

Hackney Service Centre
Licencing Service
1 Hillman Street
E8 1DY

[REDACTED]
De Beauvoir Place
Tottenham Road
London
N1 4 [REDACTED]

Reference: **The Prevention of Public nuisance and the prevention of crime and disorder**

To whom it may concern

I write to object to the Application made for the **Supply of Alcohol** consumption on and off the premises: **Ground Floor 2 - 4 Tottenham Road, London N1 4BZ**

I object based on the following concerns:

1. The location is extremely close to quiet residential housing and directly opposite the De Beauvoir Sheltered Housing Scheme.
2. Since the application is made for consumption of alcohol both in and out of the premises, by the proposed business THIRSTY WINE BOY CO LTD, the intended activity is most inappropriate for this location. A business whose principal hours of business are from (10am) to late at night (11pm) Monday to Friday is not compatible with this location. Any activity involving increased numbers of people, vehicles, music, and alcohol after 8pm at night is clearly not appropriate for a residential area since it much increase the possibility of-public nuisance and significantly raises the risk of criminal and disorderly behaviour.
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Would please you want this on your doorstep? A residential street within a conservation area is no place for a wine bar or late-night drinking venue (of which already causes problems for the residents). Again please, I strongly urge you to decline the application.

Yours faithfully

[REDACTED]
[REDACTED]

APPENDIX C8

22 October 2021

Hackney Service Centre
Licencing Service
1 Hillman Street
E8 1DY

[REDACTED]
De Beauvoir Place
[REDACTED] Tottenham Road
London
N14 [REDACTED]

Reference: **The Prevention of Public nuisance and the prevention of crime and disorder**

To whom it may concern

I write to object to the Application made for the **Supply of Alcohol** consumption on and off the premises: **Ground Floor 2 - 4 Tottenham Road, London N1 4BZ**

I object based on the following concerns:

1. The location is extremely close to quiet residential housing and directly opposite the De Beauvoir Sheltered Housing Scheme.
2. Since the application is made for consumption of alcohol both in and out of the premises, by the proposed business THIRSTY WINE BOY CO LTD, the intended activity is most inappropriate for this location. A business whose principal hours of business are from (10am) to late at night (11pm) Monday to Friday is not compatible with this location. Any activity involving increased numbers of people, vehicles, music, and alcohol after 8pm at night is clearly not appropriate for a residential area since it much increase the possibility of-public nuisance and significantly raises the risk of criminal and disorderly behaviour.
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Would you please want this on your doorstep? A residential street within a conservation area is no place for a wine bar or late-night drinking venue (of which already causes problems for the residents). Again please, I strongly urge you to decline the application.

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

22 October 2021

APPENDIX C9

Hackney Service Centre
Licencing Service
1 Hillman Street
E8 1DY

[REDACTED]
De Beauvoir Place
Tottenham Road
London
N1 [REDACTED]

Reference: **The Prevention of Public nuisance and the prevention of crime and disorder**

To whom it may concern

I write to object to the Application made for the **Supply of Alcohol** consumption on and off the premises: **Ground Floor 2 - 4 Tottenham Road, London N1 4BZ**

I object based on the following concerns:

1. The location is extremely close to quiet residential housing and directly opposite the De Beauvoir Sheltered Housing Scheme.
2. Since the application is made for consumption of alcohol both in and out of the premises, by the proposed business **THIRSTY WINE BOY CO LTD**, the intended activity is most inappropriate for this location. A business whose principal hours of business are from (10am) to late at night (11pm) Monday to Friday is not compatible with this location. Any activity involving increased numbers of people, vehicles, music, and alcohol after 8pm at night is clearly not appropriate for a residential area since it much increase the possibility of-public nuisance and significantly raises the risk of criminal and disorderly behaviour.
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Would you please want this on your doorstep? A residential street within a conservation area is no place for a wine bar or late-night drinking venue (of which already causes problems for the residents). Again please, I strongly urge you to decline the application.

[REDACTED]

APPENDIX C10

22 October 2021

Hackney Service Centre
Licencing Service
1 Hillman Street
E8 1DY

[REDACTED] De Beauvoir Place
[REDACTED] Tottenham Road
London
N1 4 [REDACTED]

Reference: **The Prevention of Public nuisance and the prevention of crime and disorder**

To whom it may concern

I write to object to the Application made for the **Supply of Alcohol** consumption on and off the premises: **Ground Floor 2 - 4 Tottenham Road, London N1 4BZ**

I object based on the following concerns:

1. The location is extremely close to quiet residential housing and directly opposite the De Beauvoir Sheltered Housing Scheme.
2. Since the application is made for consumption of alcohol both in and out of the premises, by the proposed business THIRSTY WINE BOY CO LTD, the intended activity is most inappropriate for this location. A business whose principal hours of business are from (10am) to late at night (11pm) Monday to Friday is not compatible with this location. Any activity involving increased numbers of people, vehicles, music, and alcohol after 8pm at night is clearly not appropriate for a residential area since it much increase the possibility of-public nuisance and significantly raises the risk of criminal and disorderly behaviour.
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Would you please want this on your doorstep? A residential street within a conservation area is no place for a wine bar or late-night drinking venue (of which already causes problems for the residents). Again please, I strongly urge you to decline the application.

[REDACTED]
[REDACTED]
[REDACTED]

APPENDIX C11

22 October 2021

Hackney Service Centre
Licencing Service
1 Hillman Street
E8 1DY

[REDACTED]
De Beauvoir Place
Tottenham Road
London
N1 [REDACTED]

Reference: **The Prevention of Public nuisance and the prevention of crime and disorder**

To whom it may concern

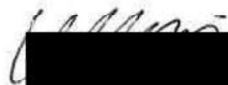
I write to object to the Application made for the **Supply of Alcohol** consumption on and off the premises: **Ground Floor 2 - 4 Tottenham Road, London N1 4BZ**

I object based on the following concerns:

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2. Since the application is made for consumption of alcohol both in and out of the premises, by the proposed business THIRSTY WINE BOY CO LTD, the intended activity is most inappropriate for this location. A business whose principal hours of business are from (10am) to late at night (11pm) Monday to Friday is not compatible with this location. Any activity involving increased numbers of people, vehicles, music, and alcohol after 8pm at night is clearly not appropriate for a residential area since it much increase the possibility of-public nuisance and significantly raises the risk of criminal and disorderly behaviour.
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4. **Overprovision**, given that there are over twenty (20) Restaurants and Wine bars serving alcohol on Kingsland Road and Kingsland High street, another such is clearly not required. On the other hand, a cafe that was open during the day but closed by **c.8pm** at night would be viewed as a benefit to the area.

Would you please want this on your doorstep? A residential street within a conservation area is no place for a wine bar or late-night drinking venue (of which already causes problems for the residents). Again please, I strongly urge you to decline the application.

Yours faithfully


[REDACTED]

[REDACTED]

APPENDIX C12

22 October 2021

Hackney Service Centre
Licencing Service
1 Hillman Street
E8 1DY

[REDACTED]
De Beauvoir Place
Tottenham Road
London
N1 4 [REDACTED]

Reference: **The Prevention of Public nuisance and the prevention of crime and disorder**

To whom it may concern

I write to object to the Application made for the **Supply of Alcohol** consumption on and off the premises: **Ground Floor 2 - 4 Tottenham Road, London N1 4BZ**

I object based on the following concerns:

1. The location is extremely close to quiet residential housing and directly opposite the De Beauvoir Sheltered Housing Scheme.
2. Since the application is made for consumption of alcohol both in and out of the premises, by the proposed business THIRSTY WINE BOY CO LTD, the intended activity is most inappropriate for this location. A business whose principal hours of business are from (10am) to late at night (11pm) Monday to Friday is not compatible with this location. Any activity involving increased numbers of people, vehicles, music, and alcohol after 8pm at night is clearly not appropriate for a residential area since it much increase the possibility of-public nuisance and significantly raises the risk of criminal and disorderly behaviour.
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Would you please want this on your doorstep? A residential street within a conservation area is no place for a wine bar or late-night drinking venue (of which already causes problems for the residents). Again please, I strongly urge you to decline the application.

[REDACTED]

22 October 2021

APPENDIX C13

Hackney Service Centre
Licencing Service
1 Hillman Street
E8 1DY

[REDACTED]
De Beauvoir Place
Tottenham Road
London
N1 [REDACTED]

Reference: **The Prevention of Public nuisance and the prevention of crime and disorder**

To whom it may concern

I write to object to the Application made for the **Supply of Alcohol** consumption on and off the premises: **Ground Floor 2 - 4 Tottenham Road, London N1 4BZ**

I object based on the following concerns:

1. The location is extremely close to quiet residential housing and directly opposite the De Beauvoir Sheltered Housing Scheme.
2. Since the application is made for consumption of alcohol both in and out of the premises, by the proposed business THIRSTY WINE BOY CO LTD, the intended activity is most inappropriate for this location. A business whose principal hours of business are from (10am) to late at night (11pm) Monday to Friday is not compatible with this location. Any activity involving increased numbers of people, vehicles, music, and alcohol after 8pm at night is clearly not appropriate for a residential area since it much increase the possibility of-public nuisance and significantly raises the risk of criminal and disorderly behaviour.
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Would you please want this on your doorstep? A residential street within a conservation area is no place for a wine bar or late-night drinking venue (of which already causes problems for the residents). Again please, I strongly urge you to decline the application.

[REDACTED]

[REDACTED]

[REDACTED]

22 October 2021

APPENDIX C14

Hackney Service Centre
Licencing Service
1 Hillman Street
E8 1DY

[REDACTED]
De Beauvoir Place
Tottenham Road
London
N1 4 [REDACTED]

Reference: **The Prevention of Public nuisance and the prevention of crime and disorder**

To whom it may concern

I write to object to the Application made for the **Supply of Alcohol** consumption on and off the premises: **Ground Floor 2 - 4 Tottenham Road, London N1 4BZ**

I object based on the following concerns:

1. The location is extremely close to quiet residential housing and directly opposite the De Beauvoir Sheltered Housing Scheme.
2. Since the application is made for consumption of alcohol both in and out of the premises, by the proposed business THIRSTY WINE BOY CO LTD, the intended activity is most inappropriate for this location. A business whose principal hours of business are from (10am) to late at night (11pm) Monday to Friday is not compatible with this location. Any activity involving increased numbers of people, vehicles, music, and alcohol after 8pm at night is clearly not appropriate for a residential area since it much increase the possibility of-public nuisance and significantly raises the risk of criminal and disorderly behaviour.
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Would you please want this on your doorstep? A residential street within a conservation area is no place for a wine bar or late-night drinking venue (of which already causes problems for the residents). Again please, I strongly urge you to decline the application.

[REDACTED] ly
[REDACTED]
[REDACTED]

22 October 2021

APPENDIX C15

Hackney Service Centre
Licencing Service
1 Hillman Street
E8 1DY

[REDACTED]
De Beauvoir Place
Tottenham Road
London
N1 [REDACTED]

Reference: **The Prevention of Public nuisance and the prevention of crime and disorder**

To whom it may concern

I write to object to the Application made for the **Supply of Alcohol** consumption on and off the premises: **Ground Floor 2 - 4 Tottenham Road, London N1 4BZ**

I object based on the following concerns:

1. The location is extremely close to quiet residential housing and directly opposite the De Beauvoir Sheltered Housing Scheme.
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Would you please want this on your doorstep? A residential street within a conservation area is no place for a wine bar or late-night drinking venue (of which already causes problems for the residents). Again please, I strongly urge you to decline the application.

[REDACTED]
[REDACTED]
[REDACTED]

22 October 2021

APPENDIX C16

Hackney Service Centre
Licencing Service
1 Hillman Street
E8 1DY

[REDACTED]
De Beauvoir Place
Tottenham Road
London
N1 [REDACTED]

Reference: **The Prevention of Public nuisance and the prevention of crime and disorder**

To whom it may concern

I write to object to the Application made for the **Supply of Alcohol** consumption on and off the premises: **Ground Floor 2 - 4 Tottenham Road, London N1 4BZ**

I object based on the following concerns:

1. The location is extremely close to quiet residential housing and directly opposite the De Beauvoir Sheltered Housing Scheme.
2. Since the application is made for consumption of alcohol both in and out of the premises, by the proposed business THIRSTY WINE BOY CO LTD, the intended activity is most inappropriate for this location. A business whose principal hours of business are from (10am) to late at night (11pm) Monday to Friday is not compatible with this location. Any activity involving increased numbers of people, vehicles, music, and alcohol after 8pm at night is clearly not appropriate for a residential area since it much increase the possibility of-public nuisance and significantly raises the risk of criminal and disorderly behaviour.
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Would you please want this on your doorstep? A residential street within a conservation area is no place for a wine bar or late-night drinking venue (of which already causes problems for the residents). Again please, I strongly urge you to decline the application.

Yours faithfully

[REDACTED]

22 October 2021

APPENDIX C17

Hackney Service Centre
Licencing Service
1 Hillman Street
E8 1DY

[REDACTED]
De Beauvoir Place
Tottenham Road
London
N1 4 [REDACTED]

Reference: **The Prevention of Public nuisance and the prevention of crime and disorder**

To whom it may concern

I write to object to the Application made for the **Supply of Alcohol** consumption on and off the premises: **Ground Floor 2 - 4 Tottenham Road, London N1 4BZ**

I object based on the following concerns:

1. The location is extremely close to quiet residential housing and directly opposite the De Beauvoir Sheltered Housing Scheme.
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3. The current owner has already demonstrated disregard for the local elderly / retired residents of De Beauvoir Place Sheltered Housing Scheme who deserve respect and quietude at their time of life.
4. **Overprovision**, given that there are over twenty (20) Restaurants and Wine bars serving alcohol on Kingsland Road and Kingsland High street, another such is clearly not required. On the other hand, a cafe that was open during the day but closed by **c.8pm** at night would be viewed as a benefit to the area.

Would you please want this on your doorstep? A residential street within a conservation area is no place for a wine bar or late-night drinking venue (of which already causes problems for the residents). Again please, I strongly urge you to decline the application.

Yours faithfully

[REDACTED]

7 [REDACTED]

APPENDIX C18

Friday 22 October 2021

Hackney Service Centre
Licencing Service
1 Hillman Street
E8 1DY

[REDACTED]
De Beauvoir Place
Tottenham Road
London
N1 [REDACTED]

Reference: **The Prevention of Public nuisance and the prevention of crime and disorder**

To whom it may concern

I write to object to the Application made for the **Supply of Alcohol** consumption on and off the premises: **Ground Floor 2 - 4 Tottenham Road, London N1 4BZ**

I object based on the following concerns:

1. The location is extremely close to quiet residential housing and directly opposite the De Beauvoir Sheltered Housing Scheme.
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Would please you want this on your doorstep? A residential street within a conservation area is no place for a wine bar or late-night drinking venue (of which already causes problems for the residents). Again please, I strongly urge you to decline the application.



22 October 2021

APPENDIX C19

Hackney Service Centre
Licencing Service
1 Hillman Street
E8 1DY

[REDACTED]
De Beauvoir Place
[REDACTED] Tottenham Road
London
N1 4 [REDACTED]

Reference: **The Prevention of Public nuisance and the prevention of crime and disorder**

To whom it may concern

I write to object to the Application made for the **Supply of Alcohol** consumption on and off the premises: **Ground Floor 2 - 4 Tottenham Road, London N1 4BZ**

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2. Since the application is made for consumption of alcohol both in and out of the premises, by the proposed business THIRSTY WINE BOY CO LTD, the intended activity is most inappropriate for this location. A business whose principal hours of business are from (10am) to late at night (11pm) Monday to Friday is not compatible with this location. Any activity involving increased numbers of people, vehicles, music, and alcohol after 8pm at night is clearly not appropriate for a residential area since it much increase the possibility of-public nuisance and significantly raises the risk of criminal and disorderly behaviour.
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4. **Overprovision**, given that there are over twenty (20) Restaurants and Wine bars serving alcohol on Kingsland Road and Kingsland High street, another such is clearly not required. On the other hand, a cafe that was open during the day but closed by **c.8pm** at night would be viewed as a benefit to the area.

Would you please want this on your doorstep? A residential street within a conservation area is no place for a wine bar or late-night drinking venue (of which already causes problems for the residents). Again please, I strongly urge you to decline the application.

[REDACTED]

22 October 2021

APPENDIX C20

Hackney Service Centre
Licencing Service
1 Hillman Street
E8 1DY

[REDACTED]
De Beauvoir Place
Tottenham Road
London
N1 [REDACTED]

Reference: **The Prevention of Public nuisance and the prevention of crime and disorder**

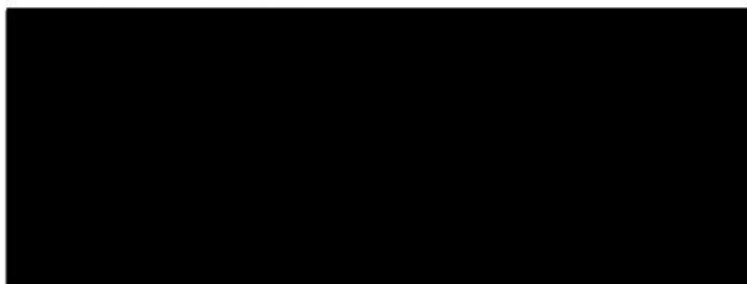
To whom it may concern

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Would you please want this on your doorstep? A residential street within a conservation area is no place for a wine bar or late-night drinking venue (of which already causes problems for the residents). Again please, I strongly urge you to decline the application.



APPENDIX C21

22 October 2021

Hackney Service Centre
Licencing Service
1 Hillman Street
E8 1DY

[REDACTED]
De Beauvoir Place
[REDACTED] Tottenham Road
London
N1 4 [REDACTED]

Reference: **The Prevention of Public nuisance and the prevention of crime and disorder**

To whom it may concern

I write to object to the Application made for the **Supply of Alcohol** consumption on and off the premises: **Ground Floor 2 - 4 Tottenham Road, London N1 4BZ**

I object based on the following concerns:

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Would please you want this on your doorstep? A residential street within a conservation area is no place for a wine bar or late-night drinking venue (of which already causes problems for the residents). Again please, I strongly urge you to decline the application.

[REDACTED]

APPENDIX C22

22 October 2021

Hackney Service Centre
Licencing Service
1 Hillman Street
E8 1DY


De Beauvoir Place
4 Tottenham Road
London
N1 4EP

Reference: **The Prevention of Public nuisance and the prevention of crime and disorder**

To whom it may concern

I write to object to the Application made for the **Supply of Alcohol** consumption on and off the premises: **Ground Floor 2 - 4 Tottenham Road, London N1 4BZ**

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4. **Overprovision**, given that there are over twenty (20) Restaurants and Wine bars serving alcohol on Kingsland Road and Kingsland High street, another such is clearly not required. On the other hand, a cafe that was open during the day but closed by **c.8pm** at night would be viewed as a benefit to the area.

Would you please want this on your doorstep? A residential street within a conservation area is no place for a wine bar or late-night drinking venue (of which already causes problems for the residents). Again please, I strongly urge you to decline the application.



APPENDIX C23

22 October 2021

Hackney Service Centre
Licencing Service
1 Hillman Street
E8 1DY

[REDACTED] Beauvoir Place
[REDACTED] Tottenham Road
London
N1 [REDACTED]

Reference: **The Prevention of Public nuisance and the prevention of crime and disorder**

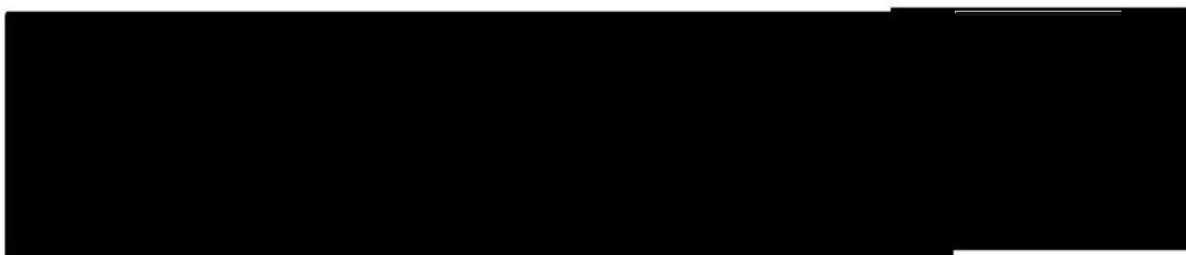
To whom it may concern

I write to object to the Application made for the **Supply of Alcohol** consumption on and off the premises: **Ground Floor 2 - 4 Tottenham Road, London N1 4BZ**

I object based on the following concerns:

1. The location is extremely close to quiet residential housing and directly opposite the De Beauvoir Sheltered Housing Scheme.
2. Since the application is made for consumption of alcohol both in and out of the premises, by the proposed business THIRSTY WINE BOY CO LTD, the intended activity is most inappropriate for this location. A business whose principal hours of business are from (10am) to late at night (11pm) Monday to Friday is not compatible with this location. Any activity involving increased numbers of people, vehicles, music, and alcohol after 8pm at night is clearly not appropriate for a residential area since it much increase the possibility of-public nuisance and significantly raises the risk of criminal and disorderly behaviour.
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Would please you want this on your doorstep? A residential street within a conservation area is no place for a wine bar or late-night drinking venue (of which already causes problems for the residents). Again please, I strongly urge you to decline the application.



22 October 2021

Hackney Service Centre
Licencing Service
1 Hillman Street
E8 1DY



[REDACTED]
De Beauvoir Place
Tottenham Road
London
N1 [REDACTED]

Reference: **The Prevention of Public nuisance and the prevention of crime and disorder**

To whom it may concern

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Would you please want this on your doorstep? A residential street within a conservation area is no place for a wine bar or late-night drinking venue (of which already causes problems for the residents). Again please, I strongly urge you to decline the application.

[REDACTED]

22 October 2021

APPENDIX C25

Hackney Service Centre
Licencing Service
1 Hillman Street
E8 1DY



[REDACTED]
De Beauvoir Place
1/3 Tottenham Road
London
N1 [REDACTED]

Reference: **The Prevention of Public nuisance and the prevention of crime and disorder**

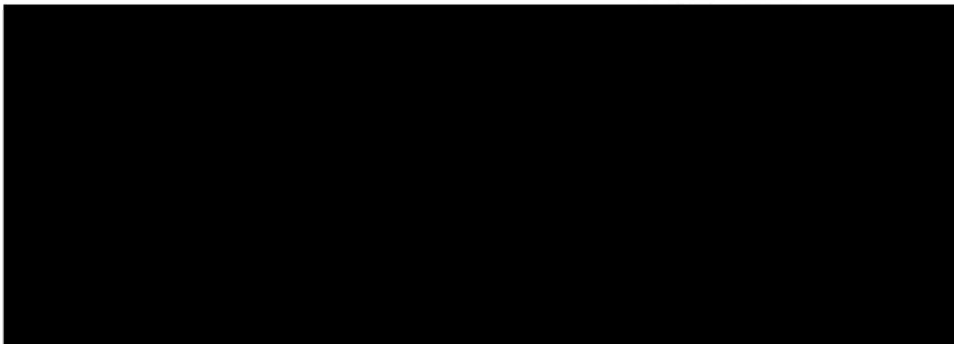
To whom it may concern

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Would please you want this on your doorstep? A residential street within a conservation area is no place for a wine bar or late-night drinking venue (of which already causes problems for the residents). Again please, I strongly urge you to decline the application.



APPENDIX C26

22 October 2021

Hackney Service Centre
Licencing Service
1 Hillman Street
E8 1DY



[REDACTED]
De Beauvoir Place
1/3 Tottenham Road
London
N1 4 [REDACTED]

Reference: **The Prevention of Public nuisance and the prevention of crime and disorder**

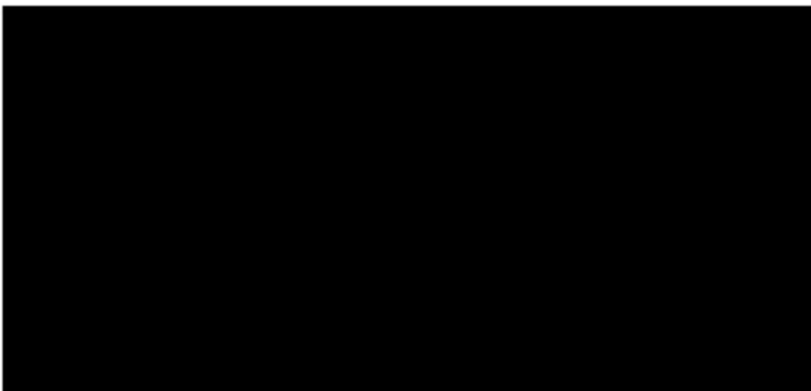
To whom it may concern

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I object based on the following concerns:

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Would you please want this on your doorstep? A residential street within a conservation area is no place for a wine bar or late-night drinking venue (of which already causes problems for the residents). Again please, I strongly urge you to decline the application.



22 October 2021

APPENDIX C27

Hackney Service Centre
Licencing Service
1 Hillman Street
E8 1DY



De Beauvoir Place
1/3 Tottenham Road
London
N1

Reference: **The Prevention of Public nuisance and the prevention of crime and disorder**

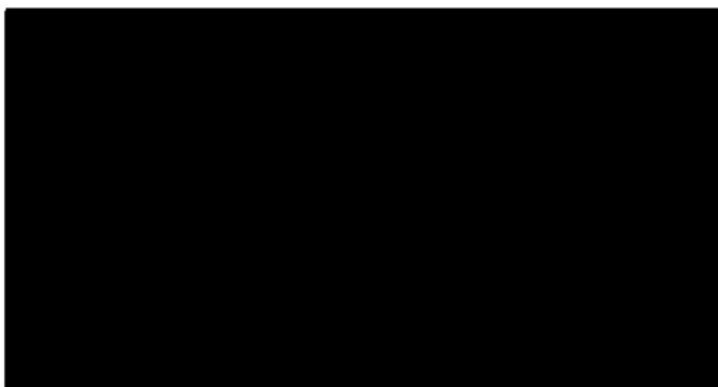
To whom it may concern

I write to object to the Application made for the **Supply of Alcohol** consumption on and off the premises: **Ground Floor 2 - 4 Tottenham Road, London N1 4BZ**

I object based on the following concerns:

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Would you please want this on your doorstep? A residential street within a conservation area is no place for a wine bar or late-night drinking venue (of which already causes problems for the residents). Again please, I strongly urge you to decline the application.



APPENDIX C28

22 October 2021

Hackney Service Centre
Licencing Service
1 Hillman Street
E8 1DY



[REDACTED] De Beauvoir Place
1/3 Tottenham Road
London
N1 [REDACTED]

Reference: **The Prevention of Public nuisance and the prevention of crime and disorder**

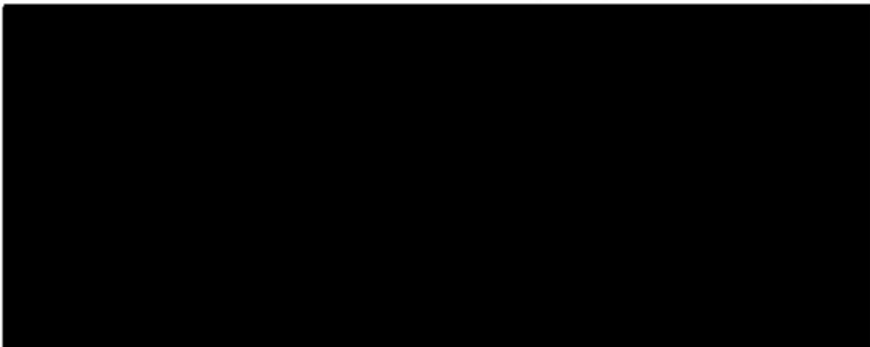
Dear Sirs / Madams,

I write to object to the Application made for the **Supply of Alcohol** consumption on and off the premises: **Ground Floor 2 - 4 Tottenham Road, London N1 4BZ**

I object based on the following concerns:

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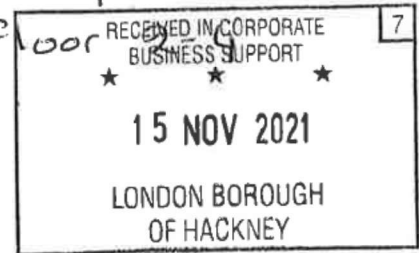
4th November 2021

de Beauvoir Place

Tottenham Road

N1

Re: Licensing Act 2003 - Application for a
Premises License Re: Ground Floor
Tottenham Road N1 4BZ



Dear Sanaria Hussain

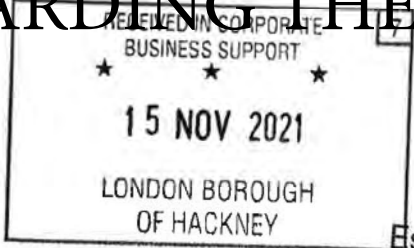
Thank you for your correspondence dated 3-11-21. I have read the attached proposals. These proposals do not allay my concerns and I list these below.

- ① The proposed location of this Wine Bar immediately opposite de Beauvoir Place, which is home to a high proportion of sheltered/Retirement residents, is not acceptable.
- ② There is likely to be a lot of noise and shouting every evening. This proposed Wine Bar will also increase anti-social behaviour, as more people are attracted into this section of Tottenham Road to consume alcohol. The installation of CCTV cameras will not eliminate the increased incidence of urination, defecation and vomiting caused by alcohol consumption.
- ③ The pavement in front of this proposed Wine Bar is just over 2 metres wide. This is totally inadequate for external tables and chairs for drinking and smoking. There are 2 Primary Schools in Tottenham Road and many Nursery/Junior School children will walk past this proposed venue while it is open every afternoon.
- ④ There are many empty commercial properties to lease in the adjacent Kingsland Road. These properties are much more appropriate as a location for this type of hospitality venue.

(continued on Page 2)

CORRESPONDENCE FROM THE OBJECTING RESIDENTS REGARDING THE APPLICANT'S STATEMENT

11 November 2021



Sanaria Hussain
Senior Licensing Officer
Hackney Service Centre
1 Hillman Street
London E8 1DY

Estate Managers Office
Anchor Hanover Group
De Beauvoir Place
1/3 Tottenham Road
N1 4EP
London



[E:amanda.bartplange@anchor.org.uk](mailto:amanda.bartplange@anchor.org.uk)
www.anchor.org.uk

Reference: Representation Form & Alcohol Licence Objection Letters in Responses to applicant's correspondence sent Friday 05/11/21 from De Beauvoir Residents

Dear Ms Hussain

Please find enclosed Representation Form and communication letters from Nimrod Passage and De Beauvoir residents in response to the applicant's correspondence.

The named persons are

- Flat 2 [Redacted]
- Flat 1 [Redacted]
- Flat 1 [Redacted]
- Flat [Redacted]
- Flat [Redacted]
- Flat [Redacted]
- Flat [Redacted]
- Flat [Redacted]
- Flat [Redacted]
- Flat [Redacted]

Please if you require further information, kindly contact me from contact details above.

Yours sincerely

Amanda Bart-Plange
Estate Manager

4-11-21

Re: Licensing Act 2003
Application for a
Premises license
re: Ground Floor
2-4 Tottenham Rd
N1 4BZ

I would like to emphasise that I have lived in de Beauvoir Place for 13 yrs and enjoy the vibrancy of Dalston.

I enjoy seeing the younger people as I walk around, Dalston is a very diverse area and accommodates all ages.

However, I consider that the vibrancy of Kingsland Road should not filter into the adjacent residential roads.

To be able to live in a quiet residential location adjacent to a bustling retail and hospitality road is extremely beneficial.

Yours sincerely

██████████ by ██████████ ██████████

Re: Application for a
premises licence, ground
floor, 2-4 Tottenham
Road N14 3Z

4th ~~Nov~~ November, 2021.



Dear Ms Hussain

I am surprised and disappointed, to hear you are still considering a premise licence for Trusty Roy Wine Co. Ltd.

Previously I wrote to Hackney Council (along with others from De Beauvoir Place) strongly objecting to this application. Nothing has changed since then.

De Beauvoir Place isn't like other blocks of flats: it houses elderly and some quite frail residents all of whom are long leaseholders. We all pay our Council Tax and behave responsibly. In spite of this you consider the interests of one individual (the applicant) over more than 30 long leaseholder residents.

Originally, when Hackney Council set up a block of flats for sheltered housing it considered the interests of those who would be living there. We are in a listed building in a preservation area. Doesn't this mean anything to you?

The noise and nuisance which an alcohol-based building would cause would be

unbearable for the residents living opposite.

Please tell the applicant (who wants to maximise his profits through selling alcohol) to find suitable premises elsewhere - Somewhere where there aren't elderly residents.

I hope I have been clear about my objection to this application.

Yours sincerely,

[Redacted] al- [Redacted]
[Redacted] [Redacted] [Redacted] [Redacted]

[Redacted] De Beauvoir Place, NI [Redacted]

- ① Contrary to applicants description of De B. Pl it is two joined blocks of residential accommodation in a conservation area, one being exclusively for sheltered older resident/owners.
- ② The applicant has a naive faith in the ability of bar staff to control and modify the behaviour of customers. There is also an assumption that on entering Dott. Rd tenants will abandon their practices, which we currently endure. These include noise (shouting, singing, arguing & fighting), littering, ^(tins, bottles, food & drink packaging) using De B. Pl. walls as a toilet facility, etc. (T.R.)
- ③ The recent construction of the part-bollarded De B. Pl Tottenham Road and Stamford Road 'apron' has resulted in a ^(S.R.) major, negative impact on ^{safe} footfall for residents. In brief, Dalston Junction can now be avoided and is being increasingly ^{so} by a wide variety of alternative routes, using T.R. or S.R. in any direction. The miscreants, cycles and motorbikes, ^(L-plates) mainly delivering goods ^{and to}, for example, exit Dalston Lane through Dalston Square or the overground station onto the unnamed buses-only area (including stop N) and forementioned roads and their pavements. Other variants and other starting and end points involve Balls Pond Road and Bentley Road.
- ④ The comments of the applicant do nothing to allay my fears which are already of a ~~non~~ detrimental character in the immediate area.

Quality of life

Severely   motorbike licensing sessions





To
Samara Hwoain
Senior Licensing Officer
Re: Licensing Act 2003
Ground Floor 2-4 Tottenham Rd.

[Redacted]
De, Behavior Place
1-3 Tottenham Road
London N1 4EP
7.11.2021
TEL [Redacted]

Dear Samara Hwoain

I am a lease holder at De, Behavior Place and I object very strongly about the proposed licensing at 2-4 Tottenham Rd. N1. 4BZ for a Premises Licence.

We, the occupants at De, Behavior Place are mostly retired and living in sheltered accommodation, so we would like a bit of peace and quiet in our twilight years, and some of our bedrooms are on Tottenham Rd and to be quite honest there is enough noise with cars and people who have been drinking and smoking drugs during week nights and more so at weekends. And how do I know this? because they keep me awake at night with the loud music from their cars and larking and joking about. I would like you to put yourself in my shoes, if it was your mother or grandmother living under these conditions, I'm sure you would think twice about granting a licence. I will finish with a few very important bullet points

Thanking you kindly [Redacted]

1056

2. Dispersal Policy

Antisocial behavior

1. Staff cannot control people leaving the premises as quietly without any disturbance as possible after they the customers have been drinking (local residents retirement homes)

To aid the prevention of additional antisocial behavior, so it is agreed ~~that~~ we already have enough antisocial behavior; then ~~why~~ would we want any more

- 2 Signs instructing patrons to leave area in an orderly manner and to keep noise to a minimum. Do you really think that will work when people have been drinking and maybe choose to use other substances

- 3 Patrons directed by staff towards Kingsland Rd away from residential areas on Tottenham Rd!

- 3 Patrons might not wish to go that way, as they live down Tottenham Rd or the Do, Beechour area, so it could become antisocial behaviour that will cause disturbances

Staff Responsibilities

- 4 Not to take drinks outside after 21:30.
I'd like to see someone stop the patrons when they have had a drink, particularly, as they the patrons can buy the wine to take away

4. To politely encourage any loitering groups to disperse away from residential areas

I repeat again, you can try disperse groups away, but staff is not on ~~the~~ same page when people have been drinking or consuming maybe other substances

General Manager on Duty Responsibilities

I don't think it is the responsibility of bar and table ~~to~~ staff to try to control patrons; as I say once again, it is ~~very~~ difficult to control people when they have been drinking

5. Molly Blooms is a pub and has been there for years, the residential area behind Molly Blooms has only been there for a few years, and as it is a pub it should have pub licensing hours

Nothing will deter the public from urinating or defecating or vomiting along Tottenham Rd and the corner of Nimrod Passage and as for your proposed wine bar/shop, I ^{am} glad to hear that you have toilet facilities, I should think so too, and patrons never really know when they are going to throw up and it might be right outside your proposed wine bar/shop or even outside De Beauvoir Place where I live right opposite

4

Pavement License

Public Nuisance
Protection of Minors

5. The pavement from Nimrod Passage to the corner of Kingland Rd, outside the bike shop does not have a divided place belonging to 2-4 Tottenham Rd, it is a public pathway meant only for the public and not tables and chairs for your customers. Then we come to the protection of minors. There are two schools down Tottenham Rd, and the children pass up and down Tottenham Rd with their mothers or guardians, and although the top end of Tottenham Rd is blocked off to the traffic you still get plenty of delivery bikes, motor bikes and electric scooters flying up and down crossing over the blocked road into Kingland Rd which in itself is a danger for children, and any disruption on the pavement will only add to the danger as the children will be forced into the road.

Smoking, patrons wishing to smoke outside will be encouraged to do so toward Kingland Rd. Let's put it like this, it depends on which way the wind is blowing and we have enough people smoking weed and regular cigarettes on this street or road (just saying)

Australia

5.

you say you come from Australia an anti-smoking country, well I have news for you we are an anti smoking country and I take umbridge that you should suggest that we are more relaxed about our rules, as a non smoker you would not be visiting these pubs and bars

6

Consumption on and off Premises

I don't agree to functions and wine tastings next you will be requesting event nights and later opening hours this is not on

If we have hundreds of licence stores and supermarkets in the local area, then we don't need any more even if it is catering to a discerning clientele and not to a discerning customers in the local area, who only buy cheap and nasty wine in bulk, I must say I feel insulted by this, maybe you should look in a more upmarket area (say Mayfair) for your wine bar & better class of people eh?

The premises is not empty, it is occupied (rented) by some architects

and just to finish of we have a great deal of diversity in the area

more about footfall! how do you know? we have a lot of footfall down Tottenham Rd, Bentley Rd car park, people out, parking, selling drugs and we have a club (music) half way down Tottenham Rd and you cannot park in Tottenham Rd.

I may have left something out, I hope not! I'm sure someone will let me know

Thank you



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

**Licensing Act 2003 - Application for a Premises Licence Re: Ground Floor, 2-4
Tottenham Road N1 4BZ**

7 November 2021 at 16:00

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

Hi there

I am broadly happy with the applicants responses, however I would like the following noted:

1. The applicant frequently references existing CCTV - however there is no CCTV accessible to residents in this area, including that near the bin area or the front of the building. Therefore I feel any reference to existing CCTV should be excluded from his comments, as these are just false. As a long terms resident (10 years) I can confirm that there is a lot of crime and ASB that happens in the area
2. Can you please let me know if we will be able to access information about the pavement license application?

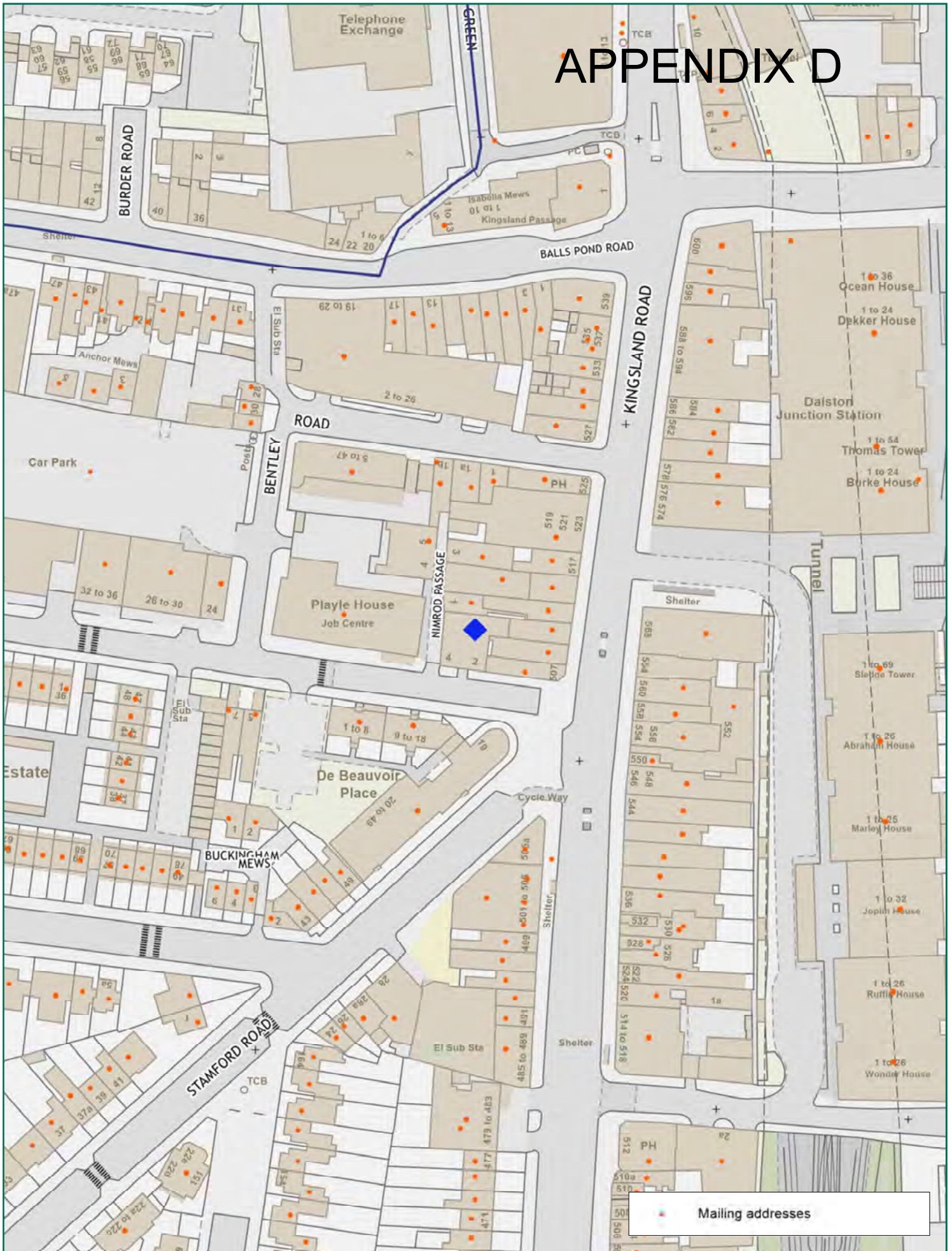
Thank you

Vicky

On Wed, 3 Nov 2021 at 11:40, Sanaria Hussain <sanaria.hussain@hackney.gov.uk> wrote:

[Quoted text hidden]

APPENDIX D



Mailing addresses



Scale: 1:1250 at A4

2-4 Tottenham Road N1 4BZ



Ref:
Thursday, December 2, 2021

Produced by: unspecified
email:

please specify copyright statement