

<b>For Consideration By</b>	Licensing Sub-Committee
<b>Meeting Date</b>	6 February 2024
<b>Type of Application</b>	Application for a Premises Licence
<b>Address of Premises</b>	The Kings Land, 267 Kingsland Road, London, E2 8AS
<b>Classification</b>	Decision
<b>Ward(s) Affected</b>	Hoxton East and Shoreditch
<b>Director</b>	Rickardo Hyatt

1. **Summary**

- 1.1. This is an application for a Premises Licence under the Licensing Act 2003 to authorise regulated entertainment comprising live music and recorded music, supply of alcohol for consumption on the premises and late night refreshment on Monday to Sunday.
- 1.2. TKL INC Ltd made an application for a premises licence under section 17 of the Licensing Act 2003.
- 1.3. The applicant is applying for the following licensable activities and times:

<b>Live Music Indoors</b>	<p><b>Standard Hours:</b>          Mon 12:00-02:00          Tue 12:00-02:00          Wed 12:00-02:00          Thu 12:00-03:00          Fri 12:00-03:00          Sat 12:00-03:00          Sun 12:00-02:00</p> <p><b>Non-Standard Hours</b>          From the end of permitted hours on New Year's Eve to the start of permitted hours on the following day</p>
<b>Recorded Music Indoors</b>	<p><b>Standard Hours:</b>          Mon 12:00-02:00          Tue 12:00-02:00          Wed 12:00-02:00          Thu 12:00-03:00          Fri 12:00-03:00          Sat 12:00-03:00          Sun 12:00-02:00</p> <p><b>Non-Standard Hours</b>          From the end of permitted hours on New Year's Eve to the start of permitted hours on the following day</p>

<b>Late Night Refreshment Indoors</b>	<b>Standard Hours:</b> Mon 23:00-02:00 Tue 23:00-02:00 Wed 23:00-02:00 Thu 23:00-03:00 Fri 23:00-03:00 Sat 23:00-03:00 Sun 23:00-02:00 <b>Non-Standard Hours</b> From the end of permitted hours on New Year's Eve to the start of permitted hours on the following day
<b>Supply of Alcohol On Premises</b>	<b>Standard Hours:</b> Mon 12:00-02:00 Tue 12:00-02:00 Wed 12:00-02:00 Thu 12:00-03:00 Fri 12:00-03:00 Sat 12:00-03:00 Sun 12:00-02:00 <b>Non-Standard Hours</b> From the end of permitted hours on New Year's Eve to the start of permitted hours on the following day
<b>The opening hours of the premises</b>	<b>Standard Hours:</b> Mon 12:00-02:30 Tue 12:00-02:30 Wed 12:00-02:30 Thu 12:00-03:30 Fri 12:00-03:30 Sat 12:00-03:30 Sun 12:00-02:30 <b>Non-Standard Hours</b> From the end of permitted hours on New Year's Eve to the start of permitted hours on the following day

1.4. The application is attached as Appendix A. The applicant has proposed conditions to be added to the licence if granted .Please see Para 8.1 below.

**2. Current Status/History**

2.1. The premises currently have a premises licence PREM/2021/0125 granted on 25 October 2022. The licence is attached as Appendix D.

2.2. Temporary event notices have given in this year are as follows:

<b><u>Date of the event(s)</u></b>	<b><u>Hours</u></b>
30/12/23 - 01/01/24	02:00 to 04:00
08/01/24 - 11/01/24	19:00 to 21:30

**3. Representations: Responsible Authorities**

<b>From</b>	<b>Details</b>
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Environmental Health Authority (Environmental Protection) <b>Appendix B1</b>	Representation received on the grounds of The Prevention of Public Nuisance
Environmental Health Authority (Environmental Enforcement)	No representation received
Environmental Health Authority (Health & Safety)	No representation received
Weights and Measures (Trading Standards)	No representation received
Planning Authority	Have confirmed no representation to this application
Area Child Protection Officer	No representation received
Fire Authority	Have confirmed no representation to this application
Police Authority <b>Appendix B2</b>	Representation received on the grounds of The Prevention of Crime and Disorder and Prevention of Public Nuisance
Licensing Authority <b>Appendix B3</b>	Representation received on the grounds of The Prevention of Crime and Disorder and The Prevention of Public Nuisance
Health Authority	No representation received

4. **Representations: Other Persons**

<b>From</b>	<b>Details</b>
13 representation and 3 video clips have been received from and on behalf of local residents <b>Appendices C1 to C13</b>	Representation received on the grounds of The Prevention of Crime and Disorder, Public Safety, Prevention of Public Nuisance and The Protection of Children from Harm.

5. **Guidance Considerations**

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

6. **Policy Considerations**

- 6.1. The 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.
- 6.2. The Policy applies to applications where relevant representations have been made. With regard to this application, policies, LP1 (General Principles), LP2 (Licensing Objectives) and LP3 (Core Hours) are relevant.

7. **Officer Observations**

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

**Supply Of Alcohol (Off Premises)**

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. 3.1. 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.

3.2 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.

3.3. 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.

Minimum Drinks Pricing

4. 4.1 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.

4.2 For the purposes of the condition set out in paragraph 4.1 above -

- (a) "duty" is to be construed in accordance with the Alcoholic Liquor Duties Act 1979;
- (b) "permitted price" is the price found by applying the formula -  
 $P = D + (D \times V)$

Where -

- (i) P is the permitted price,
- (ii) D is the rate of duty chargeable in relation to the alcohol as if the duty were charged on the date of the sale or supply of the alcohol, and (iii) V is the rate of value added tax chargeable in relation to the alcohol as if the value added tax were charged on the date of the sale or supply of the alcohol;
- (c) "relevant person" means, in relation to premises in respect of which there is in force a premises licence -
  - (i) the holder of the premises licence,
  - (ii) the designated premises supervisor (if any) in respect of such a licence, or
  - (iii) the personal licence holder who makes or authorises a supply of alcohol under such a licence;



(d) “relevant person” means, in relation to premises in respect of which there is in force a club premises certificate, any member or officer of the club present on the premises in a capacity which enables the member or officer to prevent the supply in question; and  
(e) “value added tax” means value added tax charged in accordance with the Value Added Tax Act 1994.

4.3 Where the permitted price given by Paragraph 4.2(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.

4.4 (1) Sub-paragraph 4.4(2) below applies where the permitted price given by Paragraph 4.2(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.

### **Door Supervision**

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

### **Conditions derived from operating schedule:**

9. The licensee shall install a comprehensive CCTV system that ensures all areas of the licensed premises are monitored including all entry points and which enables frontal identification of every person entering in any light condition. All cameras shall continually record whilst the premises are in operation and the recordings shall be kept available for a minimum of 31 days with time and date stamping. Recordings shall be made available to a duly authorised Hackney Council officer or a Police Officer upon request. The CCTV system shall be operated in accordance with the Data Protection Act 1998 and any other relevant legislation.

10. No less than one member of staff who is able to operate the CCTV system shall be on the premises whenever the premises is operational.

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

- All crimes reported to the venue
- All ejections of patrons
- Any complaints received
- Any incidents of disorder
- Seizures of drugs or weapons
- Any CCTV faults, search equipment faults or scanning equipment faults
- Any refusal of the sale of alcohol
- Any visit by a relevant authority or emergency service

12. The licensee shall operate a zero-tolerance policy to drugs and comply with the Hackney Policy/Community Safety Unit Drugs and Weapons policy. Prominent

signage highlighting zero-tolerance to drugs and weapons shall be displayed at the entrance and within the premises.

13. A written record shall be kept detailing all refused sales of alcohol. The record should be kept on the premises and made available for inspection on request by any duly authorised officer. Records should be kept for a minimum of 12 months.

14. The licensee shall display the telephone number and email address of the Designated Premises Supervisor for use by any person who may wish to make a complaint during the operating hours of the premises. The number/email address should be displayed in a prominent external location which is easily accessible to the public.

15. Staff must carry out regular, random, toilet checks at least once per hour when the premises is open to the public for evidence of any crime. These checks are to be documented and kept for a minimum of 31 days and made available on request for inspection by the Police.

16. Customers will not be allowed to leave the premises with glass or any other open container.

17. There shall be a written dispersal policy, a copy of which shall be kept on the premises, and made available to Police or authorised officers upon request.

18. Clear and prominent notices shall be displayed and maintained at all exits in a place where they can be seen and easily read by customers requesting them to leave the premises and the area quietly.

19. No more than 10 smokers will be permitted in the designated smoking area after 21.00 hours.

20. The premises shall operate a Challenge 25 scheme. Any person who appears to be under the age of 25 shall be asked to provide proof of age identification in the form of a passport, photo driving licence or PASS proof of age card. Failure to provide such identification will result in a refusal to sell alcohol and detailed in the refusals book.

21. Prominent clear notices shall be displayed at the point of entry and in prominent areas around the premises outlining the Challenge 25 policy.

22. All staff will receive training in regards to the relevant legislation relating to the sale of alcohol, particularly underage sales and sales to drunks. Records of such training will be maintained on the premises and refresher training will be carried out on a 6-12 month basis.

23. Reasonable steps to be taken to ensure an authorised person is a member of Pubwatch and SNOW, the membership is kept up to date and at least 3 meetings a year are attended.

24. All children to be accompanied by a responsible adult. Children to leave the premises by 19.00 hours.

25. Noise limiter to be employed in a separate and remote (from the volume control) lockable cabinet which must be fitted to the music amplification system. No supplementary sound system to be used by acts without a full risk assessment and prior notice given to Hackney Noise Pollution Department and Hackney Police.

26. Adequate/improved security lighting outside the premises with consideration being given to light pollution of neighbouring properties. All entrances at the venue to be lit and painted white to enable better quality of CCTV images for identification purposes.

27. All staff employed at the premises should be over 18 years old and photo identification has been seen to confirm this.

28. There shall be no more than 120 patrons permitted in the premises at any one time.

29. Someone who has passed the Personal Licence Holder course is to be on the premises at all times while licensable activities are to be carried out.

30. The premises will employ SIA door staff when deemed to be required following the carrying out of a risk assessment in circumstances when the premises is intended to be used beyond hours authorised under the premises licence.

31. When SIA door staff are employed, if required by the risk assessment, the premises will operate a search policy, the aim of which is to deter customers from bringing illegal items, drugs and/or weapons into the premises.

32. When SIA door staff are employed they will supervise the queues outside to prevent disorder and measures to be implemented aimed at discouraging antisocial behaviour.

33. The Licensee shall ensure that all relevant staff are fully trained and made aware of the legal requirement of businesses to comply with their responsibility as regards the disposal of waste produced from the business premises. The procedure for handling and preparing for disposal of the waste shall be in writing and displayed in a prominent place where it can be referred to at all times by staff.

34. The Licensee shall ensure that any contract for general and recyclable waste disposal shall be appropriate in size to the amount of waste produced by the business. The Licensee shall maintain an adequate supply of waste receptacles provided by his registered waste carrier (refuse sacks or commercial waste bins) in order to ensure all refuse emanating from the business is always presented for collection by his waste carrier and shall not use any plain black or unidentifiable refuse sacks or any other unidentifiable or unmarked waste receptacles.

35. The Licensee's premises are situated in an area within which refuse may only be left on the public highway at certain times (time bands). If the Licensee's waste carrier cannot or does not comply by collecting the refuse within an hour after the close of any time band imposed by the waste authority, the Licensee must remove the refuse from the public highway and/or keep it within the premises until such time as his/her waste carrier arrives to collect the refuse.

36. The Licensee shall instruct members of staff to make regular checks of the area immediately outside the premises and remove any litter, bottles and glasses emanating from the premises. A final check should be made at close of business.

37. The Licensee shall provide a safe receptacle for cigarette ends to be placed outside for the use of customers, such receptacle being carefully placed so as not to cause an obstruction or trip.

38. The current trade waste agreement/duty of care waste transfer document shall be conspicuously displayed and maintained in the window of the premises where it can be conveniently seen and read by persons standing in 267 Kingsland Road. This should remain unobstructed at all times and should clearly identify:-

- the name of the registered waste carrier
- the date of commencement of trade waste contract
- the date of expiry of trade waste contract
- the days and times of collection
- the type of waste including the European Waste Code

39. The Premises Licence holder shall ensure that there will be no new customers admitted to the licensed premises from one hour prior to the closure of the premises

### **Conditions derived from Responsible Authority representations**

40. A sound limiting device within the premises shall be installed to control all regulated entertainment generated in the premises. The device shall be approved by and set to the Council's satisfaction so to ensure noise nuisance is not caused in any unassociated residential premises. No additional noise generating equipment associated with regulated entertainment shall be used on the premises without being routed through the sound limiting device. The sound limiting device shall be maintained for the duration of its use

41. Music emanating from the premises shall be played at such a level to ensure that no nuisance is caused to any unassociated neighbouring premises.

## **8. Reasons for Officer Observations**

- 8.1. Conditions 9 to 39 are derived from the applicant's operating schedule. Conditions 40 and 41 have been proposed by the Environmental Protection Authority.

## **9. Legal Comments**

- 9.1. 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

- 9.2. 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.

## **10. Human Rights Act 1998 Implications**

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

interests of the community at large.

11. **Members Decision Making**

11.1. **Option 1**

**That the application be refused**

11.2. **Option 2**

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

12. **Conclusion**

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

**Appendices:**

Appendix A: Application for a premises licence and supporting documents  
Appendix B: Representations from responsible authorities  
Appendix C: Representations from Other Persons  
Appendix D: Existing Premises Licence  
Appendix E: Location map

**Background documents**

Licensing Act 2003  
LBH Statement of Licensing Policy

<b>Report Author</b>	Name: <a href="#">Sanaria Hussain</a> Title: Senior Licensing Officer Email: <a href="mailto:sanaria.hussain@hackney.gov.uk">sanaria.hussain@hackney.gov.uk</a> Tel: 02083562431
<b>Comments for the Group Director of Finance and Corporate Resources prepared by</b>	Name Title Email Tel
<b>Comments for the Director of Legal, Democratic and Electoral Services prepared by</b>	Name Title Email Tel

# 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 TKL INC Ltd

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(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 The Kings Land 267 Kingsland Road Hackney			
Post town	London	Postcode	E2 8AS

Telephone number at premises (if any)	
Non-domestic rateable value of premises	£39100

### Part 2 - Applicant details

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

Please tick

- a) an individual or individuals \*  please complete section (A)
- b) a person other than an individual \*
- 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)

Mr <input type="checkbox"/>	Mrs <input type="checkbox"/>	Miss <input type="checkbox"/>	Ms <input type="checkbox"/>	Other Title (for example, Rev)	
<b>Surname</b>			<b>First names</b>		
<b>Date of birth</b>		I am 18 years old or over <input type="checkbox"/> Please tick yes			
<b>Nationality</b>					
Current residential address if different from premises address					

Post town		Postcode	
<b>Daytime contact telephone number</b>			
<b>E-mail address (optional)</b>			

**SECOND INDIVIDUAL APPLICANT** (if applicable)

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

**(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.

<b>Name</b> TKL INC LTD
<b>Address</b> 267 Kingsland Road London E2 8AS
<b>Registered number (where applicable)</b> 13813922



Description of applicant (for example, partnership, company, unincorporated association etc.) Limited Company
Telephone number (if any)
E-mail address (optional) [REDACTED]

**Part 3 Operating Schedule**

When do you want the premises licence to start?

DD	MM	YYYY
2	2	1 2 2 0 2 3

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)  LICENSED BAR
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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 any that apply          |
|--|-------------------------------------|
| a) plays (if ticking yes, fill in box A)                             | <input type="checkbox"/>            |
| b) films (if ticking yes, fill in box B)                             | <input type="checkbox"/>            |
| c) indoor sporting events (if ticking yes, fill in box C)            | <input type="checkbox"/>            |
| d) boxing or wrestling entertainment (if ticking yes, fill in box D) | <input type="checkbox"/>            |
| e) live music (if ticking yes, fill in box E)                        | <input checked="" type="checkbox"/> |

- 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**

<b>Plays</b> Standard days and timings (please read guidance note 7)			<b>Will the performance of a play take place indoors or outdoors or both – please tick</b> (please read guidance note 3)	Indoors	<input type="checkbox"/>
				Outdoors	<input type="checkbox"/>
				Both	<input type="checkbox"/>
Day	Start	Finish	<b>Please give further details here</b> (please read guidance note 4)		
Mon					
Tue					
Wed			<b>State any seasonal variations for performing plays</b> (please read guidance note 5)		
Thur					
Fri			<b>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</b> (please read guidance note 6)		
Sat					
Sun					

**B**

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

**C**

<b>Indoor sporting events</b> Standard days and timings (please read guidance note 7)			<b>Please give further details</b> (please read guidance note 4)
Day	Start	Finish	
Mon			<b>State any seasonal variations for indoor sporting events</b> (please read guidance note 5)
Tue			
Wed			
Thur			<b>Non-standard timings. Where you intend to use the premises for indoor sporting events at different times to those listed in the column on the left, please list</b> (please read guidance note 6)
Fri			
Sat			
Sun			

D

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

E

<b>Live music</b> Standard days and timings (please read guidance note 7)			<b>Will the performance of live music take place indoors or outdoors or both – please tick</b> (please read guidance note 3)	Indoors	<input checked="" type="checkbox"/>
				Outdoors	<input type="checkbox"/>
				Both	<input type="checkbox"/>
<b>Day</b>	<b>Start</b>	<b>Finish</b>	<b>Please give further details here</b> (please read guidance note 4) The applicant wishes to be able to provided both live amplified and unamplified music and singing as may from time to time compliment the range of entertainment being provided at the premises whether as the principal entertainment or in conjunction with dancing and/or any other permitted activity.		
Mon	12:00	02:00			
Tue	12:00	02:00	<b>State any seasonal variations for the performance of live music</b> (please read guidance note 5)		
Wed	12:00	02:00			
Thur	12:00	03:00	<b>Non-standard timings. Where you intend to use the premises for the performance of live music at different times to those listed in the column on the left, please list</b> (please read guidance note 6) From the end of permitted hours on New Year's Eve to the start of permitted hours on the following day		
Fri	12:00	03:00			
Sat	12:00	03:00			
Sun	12:00	02:00			

F

<b>Recorded music</b> Standard days and timings (please read guidance note 7)			<b>Will the playing of recorded music take place indoors or outdoors or both – please tick</b> (please read guidance note 3)	Indoors	<input checked="" type="checkbox"/>
				Outdoors	<input type="checkbox"/>
				Both	<input type="checkbox"/>
<b>Day</b>	<b>Start</b>	<b>Finish</b>	<b>Please give further details here</b> (please read guidance note 4) The applicants wish to have the facility for the provision of recorded music whether as the principal entertainment provided or in conjunction with dancing or any other permitted activity.		
Mon	12:00	02:00			
Tue	12:00	02:00	<b>State any seasonal variations for the playing of recorded music</b> (please read guidance note 5)		
Wed	12:00	02:00			
Thur	12:00	03:00	<b>Non-standard timings. Where you intend to use the premises for the playing of recorded music at different times to those listed in the column on the left, please list</b> (please read guidance note 6) From the end of permitted hours on New Year's Eve to the start of permitted hours on the following day		
Fri	12:00	03:00			
Sat	12:00	03:00			
Sun	12:00	02:00			

**G**

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



H

<b>Anything of a similar description to that falling within (e), (f) or (g)</b> Standard days and timings (please read guidance note 7)			<b>Please give a description of the type of entertainment you will be providing</b>		
Day	Start	Finish	<b>Will this entertainment take place indoors or outdoors or both – please tick</b> (please read guidance note 3)	Indoors	<input type="checkbox"/>
Mon				Outdoors	<input type="checkbox"/>
				Both	<input type="checkbox"/>
Tue			<b>Please give further details here</b> (please read guidance note 4)		
Wed					
Thur					
Fri			<b>State any seasonal variations for entertainment of a similar description to that falling within (e), (f) or (g)</b> (please read guidance note 5)		
Sat					
Sun					
			<b>Non-standard timings. Where you intend to use the premises for the entertainment of a similar description to that falling within (e), (f) or (g) at different times to those listed in the column on the left, please list</b> (please read guidance note 6)		

<b>Late night refreshment</b> Standard days and timings (please read guidance note 7)			<b>Will the provision of late night refreshment take place indoors or outdoors or both – please tick</b> (please read guidance note 3)	Indoors	<input checked="" type="checkbox"/>
				Outdoors	<input type="checkbox"/>
				Both	<input type="checkbox"/>
<b>Day</b>	<b>Start</b>	<b>Finish</b>	<b>Please give further details here</b> (please read guidance note 4) The applicants wish to be able to provide facilities for late night refreshment as may be required from time to time to compliment the range of activities (whether licensable or not) being provided at the premises whether as principal or in conjunction any other permitted activity		
Mon	23:00	02:00			
			<b>State any seasonal variations for the provision of late night refreshment</b> (please read guidance note 5)		
Tue	23:00	02:00			
			<b>Non-standard timings. Where you intend to use the premises for the provision of late night refreshment at different times, to those listed in the column on the left, please list</b> (please read guidance note 6) From the end of permitted hours on New Year's Eve to the start of permitted hours on the following day		
Wed	23:00	02:00			
Thur	23:00	03:00			
Fri	23:00	03:00			
Sat	23:00	03:00			
Sun	23:00	02:00			

J

<b>Supply of alcohol</b> Standard days and timings (please read guidance note 7)			<b>Will the supply of alcohol be for consumption – please tick</b> (please read guidance note 8)	On the premises	<input checked="" type="checkbox"/>
				Off the premises	<input type="checkbox"/>
				Both	<input type="checkbox"/>
<b>Day</b>	<b>Start</b>	<b>Finish</b>	<b>State any seasonal variations for the supply of alcohol</b> (please read guidance note 5)		
Mon	12:00	02:00			
Tue	12:00	02:00			
Wed	12:00	02:00			
Thur	12:00	03:00			
Fri	12:00	03:00			
Sat	12:00	03:00			
Sun	12:00	02:00			
			<b>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</b> (please read guidance note 6) From the end of permitted hours on New Year's Eve to the start of permitted hours on the following day		

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):

<b>Name</b> MARK ANDREWS OPOKU	
<b>Date of birth</b> [REDACTED]	
<b>Address</b> [REDACTED]	
<b>Postcode</b>	[REDACTED]
<b>Personal licence number (if known)</b> [REDACTED]	
<b>Issuing licensing authority (if known)</b> [REDACTED]	

K

**Please highlight any adult entertainment or services, activities, other entertainment or matters ancillary to the use of the premises that may give rise to concern in respect of children (please read guidance note 9).**  
 THERE WILL BE NO ACTIVITY OF THIS NATURE

L

<b>Hours premises are open to the public</b> Standard days and timings (please read guidance note 7)			<b>State any seasonal variations</b> (please read guidance note 5)
Day	Start	Finish	
Mon	12:00	02:30	<b>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</b> (please read guidance note 6)  From the end of permitted hours on New Year's Eve to the start of permitted hours on the following day
Tue	12:00	02:30	
Wed	12:00	02:30	
Thur	12:00	03:30	
Fri	12:00	03:30	
Sat	12:00	03:30	
Sun	12:00	02:30	

**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)

Please see schedule of conditions attached

**b) The prevention of crime and disorder**

Please see schedule of conditions attached

**c) Public safety**

Please see schedule of conditions attached

**d) The prevention of public nuisance**

Please see schedule of conditions attached

**e) The protection of children from harm**

Please see schedule of conditions attached
--

**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 (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.**

<b>Declaration</b>	<ul style="list-style-type: none"> <li>[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).</li> <li>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, if appropriate (please see note 15)</li> </ul>
Signature	<i>Dados LLP</i>
Date	23rd November 2023
Capacity	APPLICANT'S SOLICITOR

**For joint applications, signature of 2<sup>nd</sup> applicant or 2<sup>nd</sup> 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:
  - Plays: no licence is required for performances between 08:00 and 23.00 on any day, provided that the audience does not exceed 500.
  - Films: no licence is required for 'not-for-profit' film exhibition held in community premises between 08.00 and 23.00 on any day provided that the audience does not exceed 500 and the organiser (a) gets consent to the screening from a person who is responsible for the premises; and (b) ensures that each such screening abides by age classification ratings.
  - Indoor sporting events: no licence is required for performances between 08.00 and 23.00 on any day, provided that the audience does not exceed 1000.
  - Boxing or Wrestling Entertainment: no licence is required for a contest, exhibition or display of Greco-Roman wrestling, or freestyle wrestling between 08.00 and 23.00 on any day, provided that the audience does not exceed 1000. Combined fighting sports – defined as a contest, exhibition or display which combines boxing or wrestling with one or more martial arts – are licensable as a boxing or wrestling entertainment rather than an indoor sporting event.
  - Live music: no licence permission is required for:
    - a performance of unamplified live music between 08.00 and 23.00 on any day, on any premises.
    - a performance of amplified live music between 08.00 and 23.00 on any day on premises authorised to sell alcohol for consumption on those premises, provided that the audience does not exceed 500.
    - a performance of amplified live music between 08.00 and 23.00 on any day, in a workplace that is not licensed to sell alcohol on those premises, provided that the audience does not exceed 500.
    - a performance of amplified live music between 08.00 and 23.00 on any day, in a church hall, village hall, community hall, or other similar community premises, that is not licensed by a premises licence to sell alcohol, provided that (a) the audience does not exceed 500, and (b) the organiser gets consent for the performance from a person who is responsible for the premises.
    - a performance of amplified live music between 08.00 and 23.00 on any day, at the non-residential premises of (i) a local authority, or (ii) a school, or (iii) a hospital, provided that (a) the audience does not exceed 500, and (b) the organiser gets consent for the performance on the relevant premises from: (i)



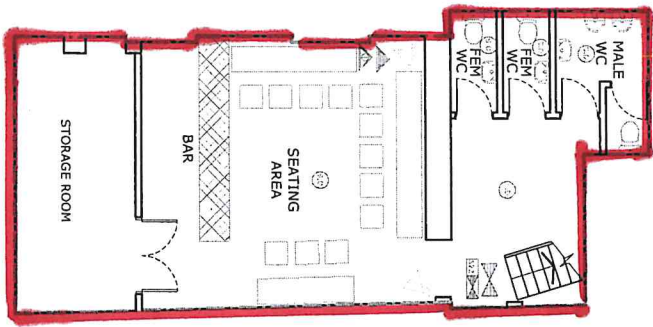
## Annex 2 – Conditions consistent with the Operating Schedule

- 1) The licensee shall install a comprehensive CCTV system that ensures all areas of the licensed premises are monitored including all entry points and which enables frontal identification of every person entering in any light condition. All cameras shall continually record whilst the premises are in operation and the recordings shall be kept available for a minimum of 31 days with time and date stamping. Recordings shall be made available to a duly authorised Hackney Council officer or a Police Officer upon request. The CCTV system shall be operated in accordance with the Data Protection Act 1998 and any other relevant legislation.
- 2) No less than one member of staff who is able to operate the CCTV system shall be on the premises whenever the premises is operational.
- 3) An incident log shall be kept at the premises and made available on request to an authorised officer of the Council or the Police which will record the following as a minimum:
  - All crimes reported to the venue
  - All ejections of patrons
  - Any complaints received
  - Any incidents of disorder
  - Seizures of drugs or weapons
  - Any CCTV faults, search equipment faults or scanning equipment faults
  - Any refusal of the sale of alcohol
  - Any visit by a relevant authority or emergency service
- 4) The licensee shall operate a zero-tolerance policy to drugs and comply with the Hackney Policy/Community Safety Unit Drugs and Weapons policy. Prominent signage highlighting zero-tolerance to drugs and weapons shall be displayed at the entrance and within the premises.
- 5) A written record shall be kept detailing all refused sales of alcohol. The record should be kept on the premises and made available for inspection on request by any duly authorised officer. Records should be kept for a minimum of 12 months.
- 6) The licensee shall display the telephone number and email address of the Designated Premises Supervisor for use by any person who may wish to make a complaint during the operating hours of the premises. The number/email address should be displayed in a prominent external location which is easily accessible to the public.
- 7) Staff must carry out regular, random, toilet checks at least once per hour when the premises is open to the public for evidence of any crime. These checks are to be documented and kept for a minimum of 31 days and made available on request for inspection by the Police.

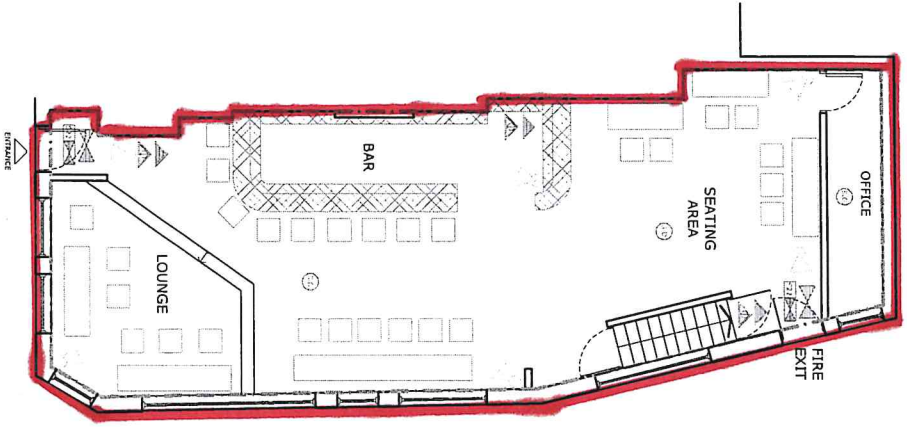
- 8) Customers will not be allowed to leave the premises with glass or any other open container.
- 9) There shall be a written dispersal policy, a copy of which shall be kept on the premises, and made available to Police or authorised officer upon request.
- 10) Clear and prominent notices shall be displayed and maintained at all exits in a place where they can be seen and easily read by customers requesting them to leave the premises and the area quietly.
- 11) No more than 10 smokers will be permitted in the designated smoking area after 21.00 hours.
- 12) The premises shall operate a Challenge 25 scheme. Any person who appears to be under the age of 25 shall be asked to provide proof of age identification in the form of a passport, photo driving licence or PASS proof of age card. Failure to provide such identification will result in a refusal to sell alcohol and detailed in the refusals book.
- 13) Prominent clear notices shall be displayed at the point of entry and in prominent areas around the premises outlining the Challenge 25 policy.
- 14) All staff will receive training in regards to the relevant legislation relating to the sale of alcohol, particularly underage sales and sales to drunks. Records of such training will be maintained on the premises and refresher training will be carried out on a 6-12 month basis.
- 15) Reasonable steps to be taken to ensure an authorised person is a member of Pubwatch and SNOW, the membership is kept up to date and at least 3 meetings a year are attended.
- 16) All children to be accompanied by a responsible adult. Children to leave the premises by 19.00 hours.
- 17) Noise limiter to be employed in a separate and remote (from the volume control) lockable cabinet which must be fitted to the music amplification system. No supplementary sound system to be used by acts without a full risk assessment and prior notice given to Hackney Noise Pollution Department and Hackney Police.
- 18) Adequate/improved security lighting outside the premises with consideration being given to light pollution of neighbouring properties. All entrances at the venue to be lit and painted white to enable better quality of CCTV images for identification purposes.
- 19) All staff employed at the premises should be over 18 years old and photo identification has been seen to confirm this.

- 20) There shall be no more than 120 patrons permitted in the premises at any one time.
- 21) Someone who has passed the Personal Licence Holder course is to be on the premises at all times while licensable activities are to be carried out.
- 22) The premises will employ SIA door staff when deemed to be required following the carrying out of a risk assessment in circumstances when the premises is intended to be used beyond hours authorised under the premises licence.
- 23) When SIA door staff are employed, if required by the risk assessment, the premises will operate a search policy, the aim of which is to deter customers from bringing illegal items, drugs and/or weapons into the premises.
- 24) When SIA door staff re employed they will supervise the queues outside to prevent disorder and measures to be implemented aimed at discouraging anti-social behaviour.
- 25) The Licensee shall ensure that all relevant staff are fully trained and made aware of the legal requirement of businesses to comply with their responsibility as regards the disposal of waste produced from the business premises. The procedure for handling and preparing for disposal of the waste shall be in writing and displayed in a prominent place where it can be referred to at all times by staff.
- 26) The Licensee shall ensure that any contract for general and recyclable waste disposal shall be appropriate in size to the amount of waste produced by the business. The Licensee shall maintain an adequate supply of waste receptacles provided by his registered waste carrier (refuse sacks or commercial waste bins) in order to ensure all refuse emanating from the business is always presented for collection by his waste carrier and shall not use any plain black or unidentifiable refuse sacks or any other unidentifiable or unmarked waste receptacles.
- 27) The Licensee's premises are situated in an area within which refuse may only be left on the public highway at certain times (time bands). If the Licensee's waste carrier cannot or does not comply by collecting the refuse within an hour after the close of any time band imposed by the waste authority, the Licensee must remove the refuse from the public highway and/or keep it within the premises until such time as his/her waste carrier arrives to collect the refuse.
- 28) The Licensee shall instruct members of staff to make regular checks of the area immediately outside the premises and remove any litter, bottles and glasses emanating from the premises. A final check should be made at close of business.
- 29) The Licensee shall provide a safe receptacle for cigarette ends to be placed outside for the use of customers, such receptacle being carefully placed so as not to cause an obstruction or trip.

- 30) The current trade waste agreement/duty of care waste transfer document shall be conspicuously displayed and maintained in the window of the premises where it can be conveniently seen and read by persons standing in 267 Kingsland Road. This should remain unobstructed at all times and should clearly identify:-
- the name of the registered waste carrier
  - the date of commencement of trade waste contract
  - the date of expiry of trade waste contract
  - the days and times of collection
  - the type of waste including the European Waste Code
- 31) The Premises Licence holder shall ensure that there will be no new customers admitted to the licensed premises from one hour prior to the closure of the premises.



PROPOSED BASEMENT PLAN



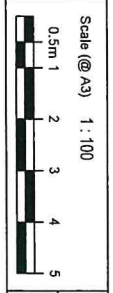
PROPOSED GROUND FLOOR PLAN

**LEGEND**

- AMBIT OF PREMISES
- LIQUOR SALES
- SAFETY LIGHTING
- SMOKE DETECTOR
- CARBON DIOXIDE FIRE EXTINGUISHER
- 9 LT. WATER FIRE EXTINGUISHER
- INTERNALLY ILLUMINATED FIRE ESCAPE SIGN (BS 5266)
- CCTV OPERATING SYSTEM

**PLEASE NOTE**

1. All dimensions to be verified on site.
2. No work shall commence until all approvals and agreements have been obtained from the relevant authorities (Planning, Building Regulations, Water and Party Wall, etc).
3. The copyright of this drawing belongs to the Architect and shall remain their property.
4. All drawings shall be checked and corrected.



Drawn By	GA
Checked By	KK

PROJECT STATUS	LICENSING PLANS	PROJECT
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267 Kingsland Road,  
Hackney, London,  
E2 8AS

SHEET	PLANS
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JOB No.	-
---------	---

DRAWING NUMBER	L100
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DATE	28/10/20
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REV	
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**ADVANCE**  
ARCHITECTURE  
329 Green Lanes, Palmers Green,  
London N13 5JL - 020 8801 6801  
www.advancearchitecture.co.uk  
info@advancearchitecture.co.uk

**Licensing Act 2003 - Representation against an Application for a Premises Licence Re: The Kings Land, 267 Kingsland Road, London, E2 8AS**

1 message

**Rockwell Charles** <rockwell.charles@hackney.gov.uk>  
To: office@dadds.co.uk  
Cc: "Licensing (Shared Mailbox)" <licensing@hackney.gov.uk>

Dear Mr David Dadds,

Please accept the following statement as a representation against the above application for a premises licence.

Environmental Protection as a responsible authority have been asked to consult on the above application on the grounds of the licensing objective the prevention of public nuisance.

Your application seeks the following licensable activities *from Sunday to Wednesday 12:00 - 02:00hrs and 12:00 - 03:00hrs on Thursday, Friday & Saturday;*

1. *Live music,*
2. *Recorded music and*
3. *Sale by retails of alcohol (on the premises).*

*The Provision of late night refreshment is proposed from Sunday to Wednesday 23:00 - 02:00hrs and 23:00 - 03:00hrs on Thursday, Friday & Saturday.*

I have interrogated the Council's noise database in respect to the above premises for the 12 months preceding 20th December 2023.

Our records confirm that there were 12 official noise complaints registered in total, nine concerning loud amplified music and three relating to people shouting (3).

To adequately promote the licensing objective with reference to the prevention of Public Nuisance,

I recommend that scheduled condition 17 is replaced by the following 2 conditions below.

1. A sound limiting device within the premises shall be installed to control all regulated entertainment generated in the premises. The device shall be approved by and set to the Council's satisfaction so to ensure noise nuisance is not caused in any unassociated residential premises. No additional noise generating equipment associated with regulated entertainment shall be used on the premises without being routed through the sound limiting device. The sound limiting device shall be maintained for the duration of its use
2. Music emanating from the premises shall be played at such a level to ensure that no nuisance is caused to any unassociated neighbouring premises.

As Council Officers are not able to impose conditions without going through the formal hearing process,

I have forwarded this email to our Entertainment Licensing Team **as a formal representation against this application.**

I shall be prepared to withdraw this representation once I receive confirmation by email that you are in agreement with the amendment mentioned above.

**Mr Rockwell Charles**  
Senior Environmental Protection Officer  
Environmental Protection  
Climate, Homes and Economy  
London Borough of Hackney  
Hackney Service Centre  
[1 Hillman Street](#)  
London E8 1DY

E: [rockwell.charles@hackney.gov.uk](mailto:rockwell.charles@hackney.gov.uk)

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

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

**RESPONSIBLE AUTHORITY DETAILS**

NAME OF AUTHORITY	Metropolitan Police service
ADDRESS OF AUTHORITY	Licensing Unit, Stoke Police Station 33 Stoke Newington High Street London N16 8DS
CONTACT NAME	PC 3288CE Amanda GRIGGS
TELEPHONE NUMBER	07884 561085
E-MAIL ADDRESS	hackneylicensing@met.police.uk

**APPLICATION PREMISES**

NAME & ADDRESS OF PREMISES	<b>The Kings Land 267 Kingsland Road London E2 8AS</b>
NAME OF PREMISES USER	<b>TKL Inc Ltd.</b>

**COMMENTS**

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

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

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

**Police make the following representations in relation to the application for a Premises Licence at The Kings Land, 267 Kingsland Road, E2 for the following reason(s);**

This application seeks licensable activity including Live and Recorded music, Late Night Refreshment and Sale of Alcohol until 0200hrs Sunday–Wednesday and until 0300hrs Thursday-Saturday, as well as Non-Standard Hours for New Year’s Eve.

The venue had an application for a Premises Licence refused by the sub-committee in March 2022. The decision was appealed and a licence was granted for hours for licensable activity until 2230hrs and for the venue to close at 2300hrs. Since then an application to extend the hours on Thursday – Saturday until 0200hrs was received in February 2023. Following some discussion and agreement around a condition for SIA and the removal of non-standard hours, this application was granted.

The conditions on this application mirror that of the previous application. There is no specific condition requiring a minimum number of SIA on any day, despite the application seeking hours far in excess of core hours and an SIA condition being agreed on the previous application. The Non-Standard hours for New Year’s Eve have again been applied for despite them being removed during the previous application process.

Police object to the non-standard hours for New Year’s Eve. It leaves the venue potentially open for 35-38hrs depending on which day NYE falls on. Police are unable to plan resources for such a high demand day when the hours of venues are unknown, and leads to an excessively long amount of time customers could be drinking for and the impact of this with regards ASB, increased vulnerability etc. Police would rather the hours on the licence were consistent with hours as per that day, and a TEN utilised instead as it is for this year.

The venue has not been running for a long enough period at this time to assess any impact from the later hours given earlier this year and as such ask that the application is refused. The conditions offered have not changed from the licence that was issued with core hours. The hours applied for here are far in excess of core hours given in the councils licensing policy and yet there are no conditions to mitigate any impact these might have.

The venue has had 4 TENs since the last application, spread out over the last 8 months. These have not caused police issues or complaints however one off TENS spaced out considerably are very different from these hours being in operation every weekend, and late hours being in operation during the week.

The historic issues with this venue was that it was a venue to go to after other premises had closed, generally in the Shoreditch area. Once capacity had been reached this then lead to groups not being allowed entry and congregating in an area that is highly residential, causing noise and ASB. Since the later hours have gone there have not been these issues.

Police therefore object to the granting of this licence.



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

Personal knowledge of the local area and issues in the area.

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

Discussion around conditions, removal of non-standard hours, and a discussion around the hours applied for.

Signed  
PC 3288CE GRIGGS  
(By E-mail)  
Name (printed)

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

**RESPONSIBLE AUTHORITY DETAILS**

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

**APPLICATION PREMISES**

Premises	TKL 267 Kingsland Road London E2 8AS
Applicant	TKL Inc Ltd

**COMMENTS**

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

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

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

I write to make a representation in response to this application. I am concerned that there may be a negative impact on the promotion of the licensing objectives if the application is granted given the characteristics of the area. In particular, the prevention of crime and disorder and the prevention of public nuisance.

Prior to the onset of the COVID-19 pandemic, the site was known as the Shelter which was issued with a licence authorising activity up to 05:00 at weekends. The nature of the operation at the time appeared to be that of an after-hours club, located in between the two key NTE areas of Shoreditch and Dalston. Shelter became very problematic with numerous incidents of anti-social behaviour, noise and crime and disorder. A number of meetings were held with both the operator and residents as a result. The premises licence issued to Shelter was later surrendered in August 2020.

It should be noted that there is no suggestion that there is any link between the previous operator and the current operator. However, there is a fear that the incremental steps being taken by the current operator, or indeed any subsequent operator to which the licence could be transferred, could lead to problems in the future.

The hours sought in this new application would represent an additional two hours Sunday to Wednesday and one hour Thursdays through to Saturday. The applicant's attention is drawn to LP3 (Core Hours) which states:

**LP3 Core Hours**

Hours for licensable activity will generally be authorised, subject to demonstrating LP1 and LP2, as follows:

- Monday to Thursday 08:00 to 23:00
- Friday and Saturday 08:00 to 00:00
- Sunday 10:00 to 22:30

Hours may be more restrictive dependent on the character of the area and if the individual circumstances require it.

Later hours may be considered where the applicant has identified any risk that may undermine the promotion of the licensing objectives and has put in place robust measures to mitigate those risks.

*It should be noted that this policy does not apply to those who are making an application within a special policy area (see section 3) unless they have been able to demonstrate that the proposed activity or operation of the premises will not add to the cumulative impact that is already being experienced.*

*It should also be noted that where a premises is not in possession of planning permission for the proposed activity and/or hours may be further restricted during weekdays and not permitted at all at weekends.*

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

The Licensing Act 2003, guidance issued by the Home Office under s182 of the Licensing Act 2003

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

N/A

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

19 December 2023



Sanaria Hussain &lt;sanaria.hussain@hackney.gov.uk&gt;

**Fwd: The kings land pub**

1 message

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

18 December 2023 at 10:20

Kind Regards,

Licensing Service  
London Borough of Hackney  
Tel: 020 8356 2431  
Email: [licensing@hackney.gov.uk](mailto:licensing@hackney.gov.uk)  
[www.hackney.gov.uk/licensing](http://www.hackney.gov.uk/licensing)

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

From: [REDACTED]  
Date: Sat, 16 Dec 2023 at 14:54  
Subject: The kings land pub  
To: Licensing <[licensing@hackney.gov.uk](mailto:licensing@hackney.gov.uk)>

To whom it may concern

I [REDACTED] from [REDACTED] arrow house whitmore estate London N1 [REDACTED]  
I have contacted your team via telephone conversation last month regarding the kings land  
[267 Kingsland Rd, Whitmore Estate, London E2 8AS, United Kingdom](#).  
The venue is causing me anxiety and deprivation in my sleep.  
I have made it clear to the owner and his staff that they have to take responsibility and be accountable for the  
consequences and safety of their neighbours.  
I can't not understand how you granted a licence to venue who has bad experience before and well knowing for drug  
use and antisocial conduct in the past .  
I am objecting to the licence and any future decision to grant or extend the current license.  
Please look at this matter as urgent.  
Kind regards  
[REDACTED]

[REDACTED] for full details see: <https://hackney.gov.uk/email-disclaimer>



Sanaria Hussain &lt;sanaria.hussain@hackney.gov.uk&gt;

---

**Fwd: The kings land pub**

1 message

---

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

18 December 2023 at 10:18

Kind Regards,

Licensing Service  
London Borough of Hackney  
Tel: 020 8356 2431  
Email: [licensing@hackney.gov.uk](mailto:licensing@hackney.gov.uk)  
[www.hackney.gov.uk/licensing](http://www.hackney.gov.uk/licensing)

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

From: [REDACTED]  
Date: Sun, 17 Dec 2023 at 19:16  
Subject: The kings land pub  
To: Licensing <[licensing@hackney.gov.uk](mailto:licensing@hackney.gov.uk)>*Dear Hackney Licensing**I live at [REDACTED] Arrow House, [REDACTED] Phillipp Street, Hackney, London, N1 [REDACTED]**I am writing to object to the licensing application made by TKL INC Ltd for Kings Land, [267 Kingsland Road, E2 8AS](#) to extend their license to later during the week and weekends.**The noise created by this establishment is already affecting the residents in my building with loss of sleep and the consequences of this to mental health and well being are devastating. To extend this even more and create yet more noise and disruption is not just a health hazard yet seems decidedly cruel and neglectful of the care and consideration of Hackney residents.**I urge Hackney licensing to please consider the wellbeing of your local residents and put their welfare and safety as a priority above a late night drinking establishment whereby no one benefits other than profits from drinking and associated drug use (which in turn creates a public nuisance and costs to emergency services). Having such an establishment so close to residents is not appropriate nor ok.**Thank you for your time in reading this.*[REDACTED]  
Sent from my iPhoneDisclaimers apply, for full details see: <https://hackney.gov.uk/email-disclaimer>



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

---

## 267 Kingsland Road OP1

1 message

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- Video Clip (1)
- Video Clip (2)
- Video Clip (3)



Sanaria Hussain &lt;sanaria.hussain@hackney.gov.uk&gt;

---

**Fwd: Objection to granting of Licence to Kings Land. E2 8AS.**

1 message

---

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

18 December 2023 at 10:19

Kind Regards,

Licensing Service  
London Borough of Hackney  
Tel: 020 8356 2431  
Email: [licensing@hackney.gov.uk](mailto:licensing@hackney.gov.uk)  
[www.hackney.gov.uk/licensing](http://www.hackney.gov.uk/licensing)

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

From: [REDACTED]  
Date: Sun, 17 Dec 2023 at 19:10  
Subject: Objection to granting of Licence to Kings Land. E2 8AS.  
To: [licensing@hackney.gov.uk](mailto:licensing@hackney.gov.uk) <[licensing@hackney.gov.uk](mailto:licensing@hackney.gov.uk)>

Hello,

I write to add my voice to the objection to granting an extension license to Kings Land. Their presence there is already causing a Health hazard to us residents and an extension will add to the further pain being experienced by us.

As a Licensing Agency, We appeal to you to look into this and take the safety and well-being of the residents in the area into consideration and its effects and reject their request.

Thank you.

[REDACTED]

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





Sanaria Hussain &lt;sanaria.hussain@hackney.gov.uk&gt;

**Fwd: Objection to the licensing application made by TKL INC Ltd for The Kings Land**

1 message

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

18 December 2023 at 10:19

Kind Regards,

Licensing Service  
London Borough of Hackney  
Tel: 020 8356 2431  
Email: [licensing@hackney.gov.uk](mailto:licensing@hackney.gov.uk)  
[www.hackney.gov.uk/licensing](http://www.hackney.gov.uk/licensing)

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

From: [REDACTED]  
Date: Sun, 17 Dec 2023 at 18:31  
Subject: Objection to the licensing application made by TKL INC Ltd for The Kings Land  
To: [licensing@hackney.gov.uk](mailto:licensing@hackney.gov.uk) <[licensing@hackney.gov.uk](mailto:licensing@hackney.gov.uk)>

Dear Hackney Licensing

I live at [REDACTED] Fletcher House, [REDACTED] [Nuttall Street, Hackney, London, N1](#) [REDACTED]

I am writing to object to the licensing application made by TKL INC Ltd for Kings Land, [267 Kingsland Road, E2 8AS](#) to extend their license to later during the week and weekends.

The noise created by this establishment is already affecting the residents in my building with loss of sleep and the consequences of this to mental health and well being are devastating. To extend this even more and create yet more noise and disruption is not just a health hazard yet seems decidedly cruel and neglectful of the care and consideration of Hackney residents.

I urge Hackney licensing to please consider the wellbeing of your local residents and put their welfare and safety as a priority above a late night drinking establishment whereby no one benefits other than profits from drinking and associated drug use (which in turn creates a public nuisance and costs to emergency services). Having such an establishment so close to residents is not appropriate nor ok.

Thank you for your time in reading this.

[REDACTED]

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



Sanaria Hussain &lt;sanaria.hussain@hackney.gov.uk&gt;

---

**Fwd: The kings land license**

1 message

---

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

18 December 2023 at 10:19

Kind Regards,

Licensing Service  
London Borough of Hackney  
Tel: 020 8356 2431  
Email: [licensing@hackney.gov.uk](mailto:licensing@hackney.gov.uk)  
[www.hackney.gov.uk/licensing](http://www.hackney.gov.uk/licensing)

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

From: [REDACTED]  
Date: Sun, 17 Dec 2023 at 17:14  
Subject: The kings land license  
To: <[licensing@hackney.gov.uk](mailto:licensing@hackney.gov.uk)>

I [REDACTED] [REDACTED] tiler house

Mill row n1 [REDACTED] strongly objecte the proposed licensing extension to the kings land pub made by the patrons.

I urge you to reject the proposal due to our kid's safety and security and to lack of sleep street noise

Antisocial behaviour and drug use around Phillipp street caused by the kings land pub crowds

We had so much pain caused In the past regarding this particular bar. It's causing harm and anxiety to our community already by closing the road and use the side street as car park, Drug dealing and loud music from the club and the cars parking or when leaving at 04 am . I urge you to suspend his licenses as you have done in 2020 as you are aware of the bad consequences caused to the community and to the local police .

I look forward to hearing from you.

Kind regards  
[REDACTED]Disclaimers apply, for full details see: <https://hackney.gov.uk/email-disclaimer>



Sanaria Hussain &lt;sanaria.hussain@hackney.gov.uk&gt;

---

**Fwd: objection to license**

1 message

---

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

18 December 2023 at 10:19

Kind Regards,

Licensing Service  
London Borough of Hackney  
Tel: 020 8356 2431  
Email: [licensing@hackney.gov.uk](mailto:licensing@hackney.gov.uk)  
[www.hackney.gov.uk/licensing](http://www.hackney.gov.uk/licensing)

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

From: [REDACTED]  
Date: Sun, 17 Dec 2023 at 15:40  
Subject: objection to license  
To: Licensing (Shared Mailbox) <[licensing@hackney.gov.uk](mailto:licensing@hackney.gov.uk)>

Hi, following **TKL INC Ltd** recent application to extend their closing times, I object to the licensing application made for **The Kings Land, 267 Kingsland Road, E2 8AS**.

You have very clear objectives which conflict with what these venues cause and have caused in the past (noise, street fight, music spilling out, inability to contain patrons, attracting drug dealer from both north and south london from what is already know as 'The 5am area', indicative of people knowing when and where to get alcohol). A little coordination with the noise pollution teams won't do you any harm as you will see what complaints have lready come though about this area's increased numbers of venues, etc.

[REDACTED]  
Fletcher house, N1 [REDACTED]Disclaimers apply, for full details see: <https://hackney.gov.uk/email-disclaimer>



Sanaria Hussain &lt;sanaria.hussain@hackney.gov.uk&gt;

**Fwd: Raising an objection to a licensing act application**

1 message

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

20 December 2023 at 10:31

Kind Regards,

Licensing Service  
London Borough of Hackney  
Tel: 020 8356 2431  
Email: [licensing@hackney.gov.uk](mailto:licensing@hackney.gov.uk)  
[www.hackney.gov.uk/licensing](http://www.hackney.gov.uk/licensing)

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

From: [REDACTED]  
Date: Tue, 19 Dec 2023 at 16:51  
Subject: Raising an objection to a licensing act application  
To: Licensing (Shared Mailbox) <[licensing@hackney.gov.uk](mailto:licensing@hackney.gov.uk)>

To whom it may concern,

I would like to raise a strong objection to an application made under the Licensing Act on behalf of TKL Ltd for the premises at The King's Land (address: [267 Kingsland Road, E2 8AS.](#))

This venue has had numerous complaints made about it over the past few years for nuisance behaviour from its clientele, incredibly loud music late into the night, blatant drug-taking in and outside of the premises, and a trail of vomit, broken beer bottles, and aggressive behaviour the length of the street. This road is not exclusively a commercial road by any means. Many people live here, some of whom have young families. I have lost count of the amount of times I have had to clean vomit off my doorstep or tidy away mounds of gas canisters and broken glass bottles outside my door. The screaming and fighting that always accompanies this late licensing is unbearable, and certainly not possible to sleep through. Providing this licence would be opening up the area to regular disturbance, an increase in drug crime, and a drastic reduction in safety for our community. . .it would make the area frankly almost uninhabitable for actual Hackney residents. I implore you to deny this application on the grounds of public safety, prevention of crime and disorder, and prevention of public nuisance.

Many thanks,  
[REDACTED]  
Kingsland Road Resident.Disclaimers apply, for full details see: <https://hackney.gov.uk/email-disclaimer>



Sanaria Hussain &lt;sanaria.hussain@hackney.gov.uk&gt;

**Fwd: The Kings Land, located at 267 Kingsland Road, E2 8AS.**

1 message

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

20 December 2023 at 10:30

Kind Regards,

Licensing Service  
London Borough of Hackney  
Tel: 020 8356 2431  
Email: [licensing@hackney.gov.uk](mailto:licensing@hackney.gov.uk)  
[www.hackney.gov.uk/licensing](http://www.hackney.gov.uk/licensing)

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

From: [REDACTED]  
Date: Wed, 20 Dec 2023 at 06:53  
Subject: The Kings Land, located at [267 Kingsland Road, E2 8AS](#).  
To: Licensing (Shared Mailbox) <[licensing@hackney.gov.uk](mailto:licensing@hackney.gov.uk)>

To Whom It May Concern,

I am writing to formally object to the recent licensing application made by TKL INC Ltd for The Kings Land, located at [267 Kingsland Road, E2 8AS](#). My objection is based on several key concerns that directly relate to the licensing objectives outlined by your council, namely the prevention of crime and disorder, the prevention of public nuisance, public safety, and the protection of children from harm.

As a resident of the neighborhood, I have witnessed the impact of late-night venues on our community. The proposed extension of operating hours for The Kings Land until 2am on weeknights and 3am on weekends is a significant change from their current license, which allows them to operate only until 11pm on weeknights and 2am on weekends. This extension would exacerbate the existing issues we face with late-night establishments, particularly considering our experiences with the Shapes bar and the Kings Head.

The Kings Land, formerly known as Shelter, has a history of problems that have disrupted the peace and safety of our neighborhood. Extending its operating hours would likely lead to increased noise, disturbances, and potential safety risks, especially during weeknights when the community needs a measure of calm. The presence of such a venue operating until the early hours every day would not only be a public nuisance but also pose a threat to public safety, including the well-being of local children.

I urge the council to consider the impact of this decision on the lives of residents and families in the area. It is essential to maintain a balance between the commercial interests of establishments and the rights of residents to a peaceful and safe living environment.

In conclusion, I strongly object to the proposed license extension for The Kings Land on the grounds of public safety, prevention of nuisance, and the well-being of our community. I hope that my concerns, along with those of other residents, will be duly considered in your decision-making process.

Sincerely,

[REDACTED]  
[Kingsland road London E2](#) [REDACTED]Disclaimers apply, for full details see: <https://hackney.gov.uk/email-disclaimer>



Sanaria Hussain &lt;sanaria.hussain@hackney.gov.uk&gt;

---

**Fwd: Representation: King's Land, 267 Kingsland Road E2**

1 message

---

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

19 December 2023 at 14:49

Kind Regards,

Licensing Service  
London Borough of Hackney  
Tel: 020 8356 2431  
Email: [licensing@hackney.gov.uk](mailto:licensing@hackney.gov.uk)  
[www.hackney.gov.uk/licensing](http://www.hackney.gov.uk/licensing)

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

From: [REDACTED]  
Date: Tue, 19 Dec 2023 at 11:21  
Subject: Fwd: Representation: King's Land, 267 Kingsland Road E2  
To: Licensing (Shared Mailbox) <licensing@hackney.gov.uk>

Dear Licensing Committee

I write with concern in regard to the application for the due for consideration this Thursday 21 December in regard to TKL, formerly the King's Land, [267 Kingsland Road E2](#).

I would like to repeat my concerns from the January 2022 hearing, which I also copy in below. I am a resident of Arrow House on the Whitmore Estate which sits directly behind the bar. As the Head of Licensing and previous Cllr for Community Safety, Caroline Selman will remember, the Canalside Residents Association organised a meeting with the Council in 2019 to discuss our concerns around noise, crime and serious incidents of antisocial behaviour and the difficulties of policing the night time economy on this small strip, and Phillip Street, were acknowledged. We are aware as residents of Hackney the Council is generally concerned about these impacts, yet this particular area appears to be an exception when compared to Dalston and Shoreditch, both in policing and Council concern about the impact on residents' mental health and wellbeing. There are a number of families with young children in the immediate area, particularly in Arrow and Fletcher Houses and above the Whitmore Community Centre, and the hostel at [255 Kingsland Road](#), alongside key workers. People's sleep is not only disturbed by noise but we are often greeted by the aftermath on Saturday Sunday mornings - vomit, nitrous canisters etc, particularly where Phillip Street meets Kingsland Road. These regular unpleasant consequences were also matched with regular incidents the Council was aware of.

There has been an increase in the number of bars open until 5am. The Head of Licencing explained to us it was very difficult to alter licensing once issued and yet there still seems no plan to manage the cumulative impact of late night licences on the immediate area, as there are in larger town centres in Hackney.

I would urge this licence to be considered with a wider understanding of the levels of disruption the cluster of late night licences on this densely populated stretch of Kingsland Road has meant for residents. For that reason may I request the 5am licence is not granted without comprehensive plans from the Council to mitigate the impacts on residents.

The Hackney Gazette previously covered the frustrations residents have had: <https://www.hackneygazette.co.uk/news/crime/kingsland-road-has-become-clubbing-district-for-people-leaving-shoreditch-3633618>

Thank You

[REDACTED]  
Arrow House, N1 [REDACTED]

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

From: [REDACTED]  
Date: Mon, 17 Jan 2022 at 16:45

Subject: Representation: King's Land, [267 Kingsland Road E2](#)  
To: Licensing (Shared Mailbox) <[licensing@hackney.gov.uk](mailto:licensing@hackney.gov.uk)>

Dear Licensing Committee

I write with concern in regard to the application for the due for consideration this Wednesday 19/1/22 in regard to the King's Land, [267 Kingsland Road E2](#).

I am a resident of Arrow House on the Whitmore Estate which sits directly behind the bar. As the Head of Licensing and previous Cllr for Community Safety, [REDACTED] will remember, the Canalside Residents Association organised a meeting with the Council in 2019 to discuss our concerns around noise, crime and serious incidents of antisocial behaviour and the difficulties of policing the night time economy on this small strip, and Phillipp Street, were acknowledged. We are aware as residents of Hackney the Council is generally concerned about these impacts, yet this particular area appears to be an exception when compared to Dalston and Shoreditch, both in policing and Council concern about the impact on residents' mental health and wellbeing. There are a number of families with young children in the immediate area, particularly in Arrow and Fletcher Houses and above the Whitmore Community Centre, and the hostel at [255 Kingsland Road](#), alongside key workers. People's sleep is not only disturbed by noise but we are often greeted by the aftermath on Saturday Sunday mornings - vomit, nitrous canisters etc, particularly where Phillipp Street meets Kingsland Road. These regular unpleasant consequences were also matched with regular incidents the Council was aware of.

While COVID has had what we can assume is a temporary impact, there has been an increase in the number of bars open until 5am, with a licence granted to the bar in the former Cafe Floria. The Head of Licencing explained to us it was very difficult to alter licensing once issued and yet there still seems no plan to manage the cumulative impact of late night licences on the immediate area, as there are in larger town centres in Hackney.

I would urge this licence to be considered with a wider understanding of the levels of disruption the cluster of late night licences on this densely populated stretch of Kingsland Road has meant for residents. For that reason may I request the 5am licence is not granted without comprehensive plans from the Council to mitigate the impacts on residents.

The Hackney Gazette previously covered the frustrations residents have had: <https://www.hackneygazette.co.uk/news/crime/kingsland-road-has-become-clubbing-district-for-people-leaving-shoreditch-3633618>

Thank You

[REDACTED]  
Arrow House, N1 [REDACTED]

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



Sanaria Hussain &lt;sanaria.hussain@hackney.gov.uk&gt;

**Fwd: Objection to Licence Extension for The Kings Land, 267 Kingsland Road, E2 8AS**

1 message

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

20 December 2023 at 14:29

Kind Regards,

Licensing Service  
London Borough of Hackney  
Tel: 020 8356 2431  
Email: [licensing@hackney.gov.uk](mailto:licensing@hackney.gov.uk)  
[www.hackney.gov.uk/licensing](http://www.hackney.gov.uk/licensing)

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

From: [REDACTED]  
Date: Wed, 20 Dec 2023 at 11:58  
Subject: Objection to Licence Extension for The Kings Land, [267 Kingsland Road, E2 8AS](#)  
To: [licensing@hackney.gov.uk](mailto:licensing@hackney.gov.uk) <[licensing@hackney.gov.uk](mailto:licensing@hackney.gov.uk)>

To whom it may concern

This is to strongly object to any licensing, or extension of existing licences, for the venue on the subject line.

I am one of the residents at the Whitmore Estate, which is next to the venue. The amount of noise from the venue, and rowdy behaviour from venue customers, has increased notably in the last couple of years. I have a fully insulated flat, with double glazing, yet I am unable to sleep on Thursday, Friday, and Saturday nights due to this venue. I used to wear ear plugs to try and mitigate the noise. However, my GP has advised against it because there are some worrying wounds on my ear drums, mostly likely caused by regular wearing of tight ear plugs.

As a result, I find myself sleep deprived three days a week, and totally unable to mitigate against it by medical prescription.

Please DO NOT extend the licensed hours for this venue, and TAKE ACTION for the venue to fully sound proof its premises, and use its bouncers not only to protect the business, but also to instigate customers to leave the premises quietly.

Kind regards

[REDACTED]

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





Sanaria Hussain &lt;sanaria.hussain@hackney.gov.uk&gt;

**Fwd: Licensing application concerns**

1 message

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

21 December 2023 at 10:48

Kind Regards,

Licensing Service  
London Borough of Hackney  
Tel: 020 8356 2431  
Email: [licensing@hackney.gov.uk](mailto:licensing@hackney.gov.uk)  
[www.hackney.gov.uk/licensing](http://www.hackney.gov.uk/licensing)

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

From: [REDACTED]  
Date: Wed, 20 Dec 2023 at 12:53  
Subject: Licensing application concerns  
To: [licensing@hackney.gov.uk](mailto:licensing@hackney.gov.uk) <[licensing@hackney.gov.uk](mailto:licensing@hackney.gov.uk)>

Dear Team,

I live at Flat [REDACTED] Whitmore House [REDACTED] [Nuttall Street N1](#) [REDACTED]

I have concerns about noise late at night and earlier mornings  
Arguing, shouting, bad language and people who have been drinking.  
This has woke me a number of times so I am objecting to the  
licensing application made by TKL INC Ltd for The Kings Land, [267 Kingsland Road, E2 8AS](#). The licensing  
objectives are: the prevention of crime and disorder, the prevention of public nuisance, public safety, and the  
protection of children.

I am submitting this to you for consideration and wait to hear in due course how this feedback has been used.

It is important that I and I am sure other residences voices are heard. We live close by to the night social life so our  
views must be considered so you can make an informed decision about whether a license for this establishment  
should be given.

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



Sanaria Hussain &lt;sanaria.hussain@hackney.gov.uk&gt;

**Fwd: Licensing objection**

1 message

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

21 December 2023 at 10:47

Kind Regards,

Licensing Service  
London Borough of Hackney  
Tel: 020 8356 2431  
Email: [licensing@hackney.gov.uk](mailto:licensing@hackney.gov.uk)  
[www.hackney.gov.uk/licensing](http://www.hackney.gov.uk/licensing)

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

From: [REDACTED]  
Date: Wed, 20 Dec 2023 at 21:40  
Subject: Licensing objection  
To: Licensing (Shared Mailbox) <[licensing@hackney.gov.uk](mailto:licensing@hackney.gov.uk)>

Dear Licensing Committee,

I would like to make an objection to a licensing application. The venue in question is **The Kings Land, 267 Kingsland Road, E2 8AS**. The application has been made on behalf of TKL LTD inc. I would be grateful for an acknowledgement of this email.

I live at [REDACTED] [Kingsland Road, E2](#) [REDACTED] a few doors away from the venue in question, and have been a resident in the same place for over ten years. Like many of my fellow local residents, I am extremely concerned about the potentially devastating consequences to myself and the community that will result if this application is granted.

I have deeply painful memories of the period in 2018–19 when the neighborhood became a magnet for late-night street drinking and anti-social behaviour, all centred around the junction of Philipp Street and Kingsland Road, where the Kings Land is located. The problem was enough to attract the attention of the Hackney Gazette, which reported on it. The council and the police eventually intervened. At a meeting with the police and various representatives of Hackney council, Cllr Caroline Selman acknowledged the dangers of allowing too many venues in such close proximity to serve alcohol past midnight and admitted that the council had allowed the licensing situation to escalate beyond what was reasonable. I see no reason why her judgment should not still hold.

There are already several places within a stone's throw of the Kings Land that open until well after midnight, including The Glory, The Kings Head, and - crucially - a bar directly opposite the Kings Land, known as the Shapes bar, that is open until 5am every day and regularly attracts a large crowd of drunk people outside the premises. Allowing another venue literally across the street to serve alcohol after midnight on weeknights would be irresponsible and a clear breach of the council's stated licensing objectives, as the rise in street activity would unquestionably lead to an exponential increase in noise pollution, crime and anti-social behaviour. And all that is aside from the historic problems associated with this specific venue, as mentioned above.

There is already a thriving night-time economy in this neighborhood. To allow yet another establishment to operate late at night, especially on weeknights, would be to invite the kind of disruption and chaos that enveloped this street in the years leading up to the pandemic and made local lives miserable. I urge the council to deny the application.

Thank you for taking the time to read this.

[REDACTED]  
[Kingsland Road, E2](#) [REDACTED]

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



Sanaria Hussain &lt;sanaria.hussain@hackney.gov.uk&gt;

**Fwd: Objection to extending licensing hours a late night license**

1 message

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

21 December 2023 at 14:23

Kind Regards,

Licensing Service  
London Borough of Hackney  
Tel: 020 8356 2431  
Email: [licensing@hackney.gov.uk](mailto:licensing@hackney.gov.uk)  
[www.hackney.gov.uk/licensing](http://www.hackney.gov.uk/licensing)

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

From: [REDACTED]  
Date: Thu, 21 Dec 2023 at 13:16  
Subject: Objection to extending licensing hours a late night license  
To: <[licensing@hackney.gov.uk](mailto:licensing@hackney.gov.uk)>

Dear Hackney Licensing

I live at Flat [REDACTED] Watson's House, Nuttall Street, London N1 [REDACTED]

I am writing to object to the licensing application made by TKL INC Ltd for Kings Land, [267 Kingsland Road, E2 8AS](#) to extend their license to later during the week and weekends.

The noise created by this establishment is already affecting the residents in the vicinity including loss of sleep due to upsetting loud noise. An extension of this license will create yet more noise and disruption. This licensee was denied a license before after concerns expressed by the police and residents and seems that he has have been operating on temporary permissions and is now back for another bite of the cherry. This seems grossly unfair to local residents.

I urge Hackney licensing to please consider the wellbeing of your local residents, and our right to live their lives undisturbed by late night revellers who, as we know from past experience, bring drug dealers to the vicinity and cause fighting and other disturbances of the peace.

Local residents have already had to oppose a license from this man, and now we are having to do it all over again. Please stop this before it escalates once again.

Regards

[REDACTED]



Sanaria Hussain &lt;sanaria.hussain@hackney.gov.uk&gt;

**Fwd: Objection to licensing application for TKL Inc.**

1 message

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

21 December 2023 at 18:33

Kind Regards,

Licensing Service  
London Borough of Hackney  
Tel: 020 8356 2431  
Email: [licensing@hackney.gov.uk](mailto:licensing@hackney.gov.uk)  
[www.hackney.gov.uk/licensing](http://www.hackney.gov.uk/licensing)

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

From: [REDACTED]  
Date: Thu, 21 Dec 2023 at 16:34  
Subject: Objection to licensing application for TKL Inc.  
To: <[licensing@hackney.gov.uk](mailto:licensing@hackney.gov.uk)>

Dear Sir or Madam,

I would like to register my objection to the application to extend licensing for the venue The Kings Land, application made by TKL INC Ltd., [267 Kingsland Road, E2 8AS](#) on the grounds of the prevention of public nuisance and negatively impacting the lives of the neighbours.

I am a resident of Fletcher House, [REDACTED] [Nuttall Street](#) which is neighbouring the back of The Kings Land. Like so many of my neighbours I have been worried by the increase in nighttime noise, public fighting and general nuisance in the area since the The King's Land license was granted last year. I have only recently been made aware of Hackney's noise reporting so will make use of this in the future but have over the course over the last year had numerous disrupted nights caused either by night dwellers or by venue staff disposing of bottles (onto loudly crashing other glass in the commercial waste container on Wilmers Gardens - and this happens typically 4-5pm so outside of the noise reporting hours). It has become evident that the venue has only limited success in implementing measures to reduce impacts to the neighbouring buildings. As such it is concerning that the venue is looking to extend operating hours and we might be faced with further disruptions and sleepless nights throughout the week. Hoxton East is densely populated with lots of flats and social housing with a lot of hard-working residents and families with children; and all of us are affected by not getting a good night sleep. Being at home in the area already means we are subjected to a lot of noise from Kingsland Road traffic; air pollution etc - and don't get me wrong, those are things one can get used to and mitigate - however the noise from TKL venue and its dwellers are not. It would also be concerning that if a second venue on the street receives such a late license besides the Bar with No Shapes for a Name, a precedent is set and further venues could apply creating a further magnet for unruly night dwellers and possibly leading to disorder. As in previous objections I have highlighted that it's such a a contested and tightly built-up area I know venue visitors basically have nowhere to disperse that isn't immediately very residential neighbourhoods. Sleep is so incredibly important to everyone's physical and mental health; and I am quite concerned based on previous track record that TKL has been unable to demonstrate care and crowd control, hence I most strongly object the extension of the license to weekdays which would give residents no respite at all.

Thank you very much,

[REDACTED]  
Flat [REDACTED] Fletcher House, [122 Nuttall Street, N1](#) [REDACTED]Disclaimers apply, for full details see: <https://hackney.gov.uk/email-disclaimer>



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

Licensing Service  
1 Hillman Street  
London E8 1DY

## **PART A – PREMISES LICENCE**

### **Premises Licence Number**

PREM/2021/0125

### **Part 1 – Premises details**

The Kings Land  
267 Kingsland Road  
Hackney  
London  
E2 8AS

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

Not Applicable

### **Licensable activities authorised by the licence**

Live Music  
Recorded Music  
Supply of Alcohol

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

<b>Live Music</b>	<b>Standard Hours:</b> Mon 12:00-22:30 Tue 12:00-22:30 Wed 12:00-22:30 Thu 12:00-22:30 Fri 12:00-22:30 Sat 12:00-22:30 Sun 12:00-22:00
<b>Recorded Music</b>	<b>Standard Hours:</b> Mon 12:00-22:30 Tue 12:00-22:30 Wed 12:00-22:30 Thu 12:00-22:30 Fri 12:00-22:30 Sat 12:00-22:30 Sun 12:00-22:00

<b>Supply of Alcohol</b>	<b>Standard Hours:</b> Mon 12:00-22:30 Tue 12:00-22:30 Wed 12:00-22:30 Thu 12:00-22:30 Fri 12:00-22:30 Sat 12:00-22:30 Sun 12:00-22:00
<b>The opening hours of the premises</b>	<b>Standard Hours:</b> Mon 12:00-23:00 Tue 12:00-23:00 Wed 12:00-23:00 Thu 12:00-23:00 Fri 12:00-23:00 Sat 12:00-23:00 Sun 12:00-22:30

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

On Premises

**Part 2 –**

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

TKL INC Ltd  
267 Kingsland Road  
London  
E2 8AS

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

13813922

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

Ismail Tezgel  
[REDACTED]  
[REDACTED]  
[REDACTED]

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

Licence No: [REDACTED]  
Issuing Authority: [REDACTED]

Date of Grant: 25 October 2022

Signed:



**Gerry McCarthy**  
**Head of Community Safety, Enforcement and Business Regulation**

## Annex 1 - Mandatory Conditions

### Supply of Alcohol

1. No supply of alcohol may be made under the premises licence:
  - (a) At a time when there is no designated premises supervisor in respect of the premises licence.
  - (b) At a time when the designated premises supervisor does not hold a personal licence or his personal licence is suspended.
2. Every supply of alcohol under the premises licence must be made or authorised by a person who holds a personal licence.
3. (1) The responsible person must ensure that staff on relevant premises do not carry out, arrange or participate in any irresponsible promotions in relation to the premises.  
  
(2) In this paragraph, an irresponsible promotion means any one or more of the following activities, or substantially similar activities, carried on for the purpose of encouraging the sale or supply of alcohol for consumption on the premises -
  - (a) games or other activities which require or encourage, or are designed to require or encourage, individuals to;
    - (i) drink a quantity of alcohol within a time limit (other than to drink alcohol sold or supplied on the premises before the cessation of the period in which the responsible person is authorised to sell or supply alcohol), or
    - (ii) drink as much alcohol as possible (whether within a time limit or otherwise);
  - (b) provision of unlimited or unspecified quantities of alcohol free or for a fixed or discounted fee to the public or to a group defined by a particular characteristic in a manner which carries a significant risk of undermining a licensing objective;
  - (c) provision of free or discounted alcohol or any other thing as a prize to encourage or reward the purchase and consumption of alcohol over a period of 24 hours or less in a manner which carries a significant risk of undermining a licensing objective;
  - (d) selling or supplying alcohol in association with promotional posters or flyers on, or in the vicinity of, the premises which can reasonably be considered to condone, encourage or glamorise anti-social behaviour or to refer to the effects of drunkenness in any favourable manner.
4. 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).
5. The responsible person must ensure that free potable water is provided on



request to customers where it is reasonably available.

6. 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.
7. The responsible person shall ensure that:
  - a) where any of the following alcoholic drinks is sold or supplied for consumption on the premises (other than alcoholic drinks sold or supplied having been made up in advance ready for sale or supply in a securely closed container) it is available to customers in the following measures:
    - beer or cider: 1/2 pint;
    - gin, rum, vodka or whisky: 25ml or 35ml; and
    - still wine in a glass: 125ml; and
      - 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**

7.1 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

(c) 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;

(d) "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;

(e) “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

(f) “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.

## **Door Supervision**

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

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

9. The licensee shall install a comprehensive CCTV system that ensures all areas of the licensed premises are monitored including all entry points and which enables frontal identification of every person entering in any light condition. All cameras shall continually record whilst the premises are in operation and the recordings shall be kept available for a minimum of 31 days with time and date stamping. Recordings shall be made available to a duly authorised Hackney Council officer or a Police Officer upon request. The CCTV system shall be operated in accordance with the Data Protection Act 1998 and any other relevant legislation.
10. No less than one member of staff who is able to operate the CCTV system shall be on the premises whenever the premises is operational.
11. An incident log shall be kept at the premises and made available on request to an authorised officer of the Council or the Police which will record the following as a minimum:
  - All crimes reported to the venue
  - All ejections of patrons
  - Any complaints received
  - Any incidents of disorder
  - Seizures of drugs or weapons
  - Any CCTV faults, search equipment faults or scanning equipment faults
  - Any refusal of the sale of alcohol
  - Any visit by a relevant authority or emergency service
12. The licensee shall operate a zero-tolerance policy to drugs and comply with the Hackney Policy/Community Safety Unit Drugs and Weapons policy. Prominent signage highlighting zero-tolerance to drugs and weapons shall be displayed at the entrance and within the premises.
13. A written record shall be kept detailing all refused sales of alcohol. The record should be kept on the premises and made available for inspection on request by any duly authorised officer. Records should be kept for a minimum of 12 months.
14. The licensee shall display the telephone number and email address of the Designated Premises Supervisor for use by any person who may wish to make a complaint during the operating hours of the premises. The number/email address should be displayed in a prominent external location which is easily accessible to the public.
15. Staff must carry out regular, random, toilet checks at least once per hour when the premises is open to the public for evidence of any crime. These checks are to be documented and kept for a minimum of 31 days and made available on request for inspection by the Police.
16. Customers will not be allowed to leave the premises with glass or any other open container.
17. There shall be a written dispersal policy, a copy of which shall be kept on the premises, and made available to Police or authorised officer upon request.

18. Clear and prominent notices shall be displayed and maintained at all exits in a place where they can be seen and easily read by customers requesting them to leave the premises and the area quietly.
19. No more than 10 smokers will be permitted in the designated smoking area after 21.00 hours.
20. The premises shall operate a Challenge 25 scheme. Any person who appears to be under the age of 25 shall be asked to provide proof of age identification in the form of a passport, photo driving licence or PASS proof of age card. Failure to provide such identification will result in a refusal to sell alcohol and detailed in the refusals book.
21. Prominent clear notices shall be displayed at the point of entry and in prominent areas around the premises outlining the Challenge 25 policy.
22. All staff will receive training in regards to the relevant legislation relating to the sale of alcohol, particularly underage sales and sales to drunks. Records of such training will be maintained on the premises and refresher training will be carried out on a 6-12 month basis.
23. Reasonable steps to be taken to ensure an authorised person is a member of Pubwatch and SNOW, the membership is kept up to date and at least 3 meetings a year are attended.
24. All children to be accompanied by a responsible adult. Children to leave the premises by 19.00 hours.
25. Noise limiter to be employed in a separate and remote (from the volume control) lockable cabinet which must be fitted to the music amplification system. No supplementary sound system to be used by acts without a full risk assessment and prior notice given to Hackney Noise Pollution Department and Hackney Police.
26. Adequate/improved security lighting outside the premises with consideration being given to light pollution of neighbouring properties. All entrances at the venue to be lit and painted white to enable better quality of CCTV images for identification purposes.
27. All staff employed at the premises should be over 18 years old and photo identification has been seen to confirm this.
28. There shall be no more than 120 patrons permitted in the premises at any one time.
29. Someone who has passed the Personal Licence Holder course is to be on the premises at all times while licensable activities are to be carried out.
30. The premises will employ SIA door staff when deemed to be required following the carrying out of a risk assessment in circumstances when the premises is intended to be used beyond hours authorised under the premises licence.

31. When SIA door staff are employed, if required by the risk assessment, the premises will operate a search policy, the aim of which is to deter customers from bringing illegal items, drugs and/or weapons into the premises.
32. When SIA door staff re employed they will supervise the queues outside to prevent disorder and measures to be implemented aimed at discouraging anti-social behaviour.

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

Not Applicable.

## **Annex 4 – Plans**

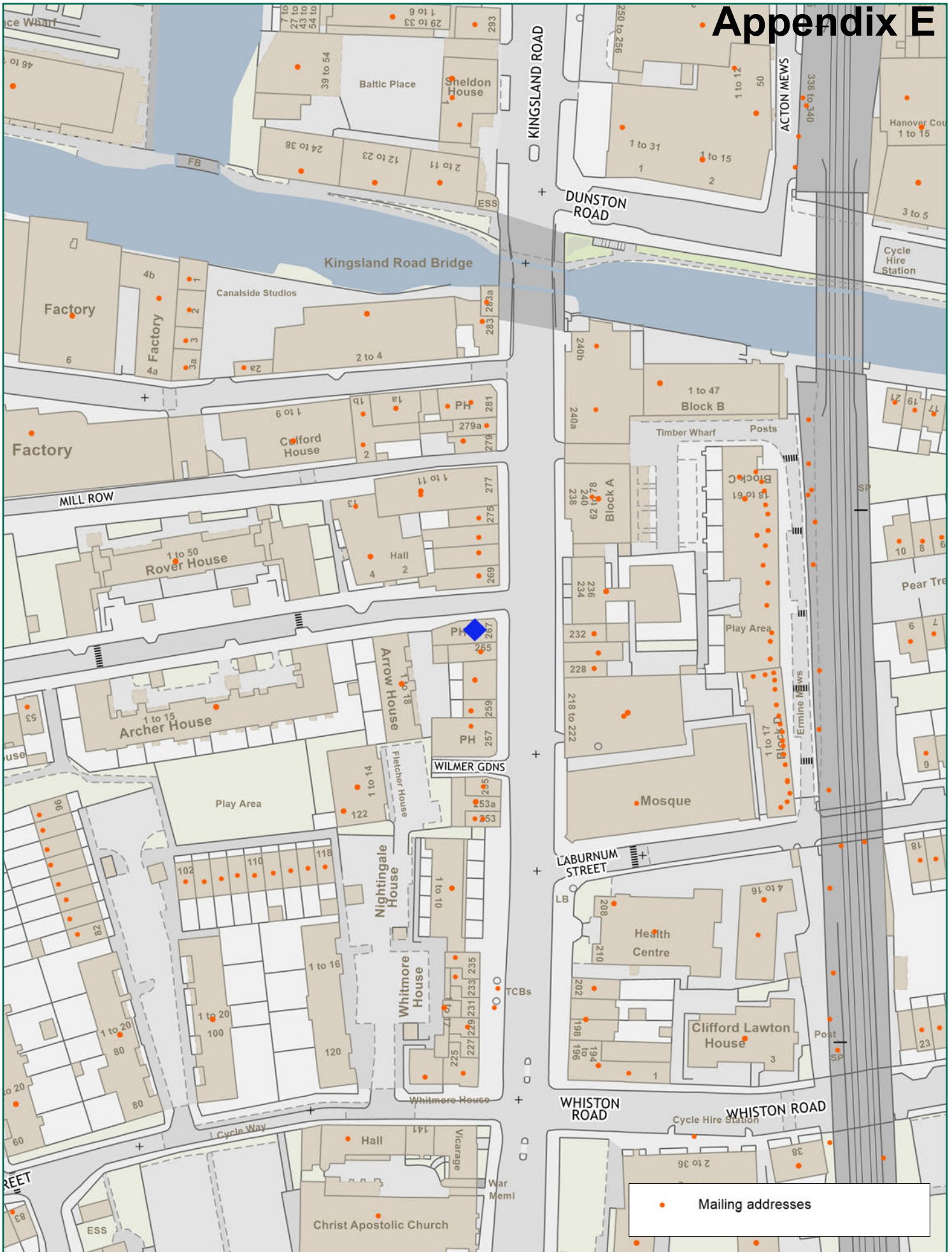
PLAN/PREM/2021/0125/221221







# Appendix E



Scale: 1:1250 at A4



Ref:

Thursday, November 23, 2023

Produced by: unspecified

email:

please specify copyright statement