

# Licensing Sub-Committee

## Agenda

**Tuesday 16 December 2025 at 6.30 pm**

**This meeting will be held remotely**

**Watch the meeting live: [youtube.com/hammersmithandfulham](https://youtube.com/hammersmithandfulham)**

### MEMBERSHIP

Administration:	Opposition:
Councillor Mercy Umeh (Chair) Councillor Bora Kwon	Councillor Dominic Stanton

**CONTACT OFFICER:** Charles Francis  
Committee Co-ordinator  
Governance and Scrutiny  
Tel: 07776 672945  
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### Public Notice

**This meeting will be held remotely. Members of the press and public can watch the meeting live on YouTube: [youtube.com/hammersmithandfulham](https://youtube.com/hammersmithandfulham)**

**Speaking at Licensing meetings is restricted to those who have submitted a representation and registered to speak.**

# Licensing Sub-Committee Agenda

16 December 2025

<u>Item</u>	<u>Pages</u>
1. APOLOGIES FOR ABSENCE	
2. DECLARATIONS OF INTEREST	
	<p>If a Councillor has a disclosable pecuniary interest in a particular item, whether or not it is entered in the Authority's register of interests, or any other significant interest which they consider should be declared in the public interest, they should declare the existence and, unless it is a sensitive interest as defined in the Member Code of Conduct, the nature of the interest at the commencement of the consideration of that item or as soon as it becomes apparent.</p> <p>At meetings where members of the public are allowed to be in attendance and speak, any Councillor with a disclosable pecuniary interest or other significant interest may also make representations, give evidence or answer questions about the matter. The Councillor must then withdraw immediately from the meeting before the matter is discussed and any vote taken.</p> <p>Where Members of the public are not allowed to be in attendance and speak, then the Councillor with a disclosable pecuniary interest should withdraw from the meeting whilst the matter is under consideration. Councillors who have declared other significant interests should also withdraw from the meeting if they consider their continued participation in the matter would not be reasonable in the circumstances and may give rise to a perception of a conflict of interest.</p> <p>Councillors are not obliged to withdraw from the meeting where a dispensation to that effect has been obtained from the Standards Committee.</p>
3. REVIEW: CO-OP - 54 UXBRIDGE ROAD, LONDON, W12 8LP	3 - 89

# Agenda Item 3

## Contents:

- 1 REVIEW APPLICATION.**
- 2 CURRENT LICENCE.**
- 3 BACKGROUND.**
- 4 CONSULTATION.**
  - 4.1 Relevant Representations.**
- 5. OTHER INFORMATION.**
  - 5.1 Enforcement History.**
  - 5.2 Temporary Event Notices (“TENs”).**
- 6. POLICY CONSIDERATIONS.**
- 7. DETERMINATION.**

## APPENDICES:

<b>Appendix 1 –</b>	<b>Review Application to Premises Licence Holder (25 September 2025).</b>
<b>Appendix 2 –</b>	<b>Premises Licence and Plan.</b>
<b>Appendix 3 –</b>	<b>Police Representation (25 September 2025).</b>
<b>Appendix 4 –</b>	<b>Representations Supporting Review.</b>
<b>Appendix 5 –</b>	<b>Update Letter to Premises Licence Holder (8 October 2025).</b>
<b>Appendix 6 –</b>	<b>Enforcement Letter (13 December 2022).</b>
<b>Appendix 7 –</b>	<b>Enforcement Letter (10 July 2023).</b>
<b>Appendix 8 –</b>	<b>Enforcement Letter (13 June 2025).</b>
<b>Appendix 9 –</b>	<b>Paragraphs 11.16 to 11.28 of the Guidance.</b>

## **1. REVIEW APPLICATION:**

On 25 September 2025, an application for a review of a premises licence under Section 51 of the Licensing Act 2003 (the Act) was served by Hammersmith and Fulham Licensing Authority (“The Applicant”). The review application was made in respect of Co-Op – 54 Uxbridge Road, London, W12 8LP (“the Premises”) held by Niza Enterprises Ltd (“the Premises Licence Holder”).

As Appendix 1 shows, the review application was made on the grounds of the prevention of crime and disorder and prevention of public nuisance.

## **2. CURRENT LICENCE:**

The current premises licence, which can be found at Appendix 2, was originally granted on 6 September 2005 (and in the possession of the current premises licence holder since 7 March 2006), allows for the following licensable activities:

Late Night Refreshment (Indoors Only):

Monday to Sunday: 23:00 to 05:00.

Sale of Alcohol (Off the Premises):

Monday to Sunday: 09:00 to 02:00.

Hours Open to the Public:

Monday to Sunday: 00:00 to 00:00.

## **3. BACKGROUND:**

The main access to the proposed premises is located on Uxbridge Road and the premises operates as a smaller supermarket. The immediate area around the application site could reasonably be described as a mixed area owing to the presence of commercial and residential dwellings around the site.

Owing to the recent IT issues affecting the Council’s eGIS system, we are currently unable to provide a map or a list of neighbouring premises. If this matter has been resolved by the time of the Hearing, this information will be supplied by officers by way of a supplementary appendix.

## **4. CONSULTATION:**

A public notice was displayed at the premises for over 28 days, owing to the need to reissue the blue notice as shown in Appendix 3. All statutory consultees were notified as required by the Regulations, as well as a notice being put up at the Town Hall.

The Council has served written notice of hearing upon the Applicant and all those parties that have made Representations in respect of the Application.

#### **4.1 Relevant Representations:**

During the consultation period, representations were received from the following people and groups:

- The Metropolitan Police. (Appendix 4).
- 5 individual representors supporting the review (Appendix 5).

The representations were submitted to the Premises Licence Holder's Agent on 5 November 2025, following the close of the consultation.

### **5. OTHER INFORMATION:**

#### **5.1 Enforcement History:**

The following has been documented by the Council's Licensing Enforcement Team:

Date	Event	Outcome
19 May 2022	Licensing inspection conducted with multiple breaches of premises licences identified (Conditions 6, 9, 16, 18, 19, 20, 29, 30 and 44)	Verbal Warning Issued
13 September 2022	Licensing inspection conducted with multiple breaches of premises licence identified (Conditions 6, 8, 9, 28, 30)	Warning letter issued 13 December 2022 (Appendix 6)
29 June 2023	Licensing inspection conducted with some breaches of the premises licence present (Conditions 8, 9 and 11)	Warning letter issued 10 July 2023 (Appendix 7)
14 December 2023	Licensing inspections carried out - no issues identified.	No further action required
13 June 2025	Licensing inspection conducted with multiple breaches of premises licence identified (Conditions 6, 8, 9, 12, 13, 14)	Warning letter issued 13 June 2025 (Appendix 8)

#### **5.2 Temporary Event Notices ("TENs"):**

There is no recent history of TENs being applied for in respect of these premises.

### **6. POLICY CONSIDERATIONS:**

- 6.1 It is the Council's duty under the Act to determine the review with a view to promoting the four licensing objectives:

- Prevention of crime and disorder;
- Public safety;
- Prevention of public nuisance;
- Protection of children from harm.

6.2 In reaching a decision, the Council must have regard to its adopted Statement of Licensing Policy (“SLP”) and the Guidance issues by the Secretary of State under Section 182 of the Act (the Guidance), both of which can be found below:

[https://www.lbhf.gov.uk/sites/default/files/section\\_attachments/lbhf-statement-of-licensing-policy-2022-2027-150722.pdf](https://www.lbhf.gov.uk/sites/default/files/section_attachments/lbhf-statement-of-licensing-policy-2022-2027-150722.pdf)

<https://www.gov.uk/government/publications/explanatory-memorandum-revised-guidance-issued-under-s-182-of-licensing-act-2003>

Members should be aware that Paragraphs 11.16 to 11.28 of the aforementioned Guidance in particular, which can be found in Appendix 9, gives advice on the review of a premises licence. So too does the Council’s SLP.

6.3 Policy 10 pages 28 and 29 of the SLP in relation to reviews states that the Act describes two “groups” that may make representations to applications and may apply for an existing premises licence or club premises certificate to be reviewed by the Licensing Authority. These groups are Responsible Authorities and “Other Persons”.

At any stage, following the grant of a premises licence, a Responsible Authority, such as the Police or the Fire Authority, or other persons, may apply for a licence to be reviewed because of a matter arising at the premises in connection with any of the four Licensing Objectives.

A licence may be reviewed where it is alleged that the Licensing Objectives are not being promoted and there is evidence to show this. Guidance on grounds for a review are outlined in Annex 5 of the SLP.

6.4 Policy 11 pages 29 and 30 of the SLP states that in relation to the consideration of residents, the Licensing Authority expects that any licence applicant will give due consideration to the needs of Hammersmith & Fulham residents and any negative impacts from licensable activities and business operations.

Any review of a licence would need to be evidence based and as such is best supported by evidence from responsible authorities such as the Police or Environmental Health to be successful.

6.5 Annex 4 page 52 of the SLP in relation to the grounds for considering a review states that the Licensing Authority will regard applications for the review of any premises licence particularly seriously where they involve evidence of:

- a) Use of licensed premises for the sale and distribution of drugs and the laundering of drugs money;

- b) Use of licensed premises for the sale and distribution of illegal firearms and the laundering of illegal firearms money;
- c) Evasion of copyright in respect of pirated or unlicensed films and music;
- d) Underage sales and consumption of alcohol;
- e) Use of a licensed premises contrary to any emergency legislation requesting its closure;
- f) Use of licensed premises for prostitution or the sale of unlawful pornography;
- g) Serious risks to children;
- h) Use of licensed premises for unlawful gaming and gambling;
- i) Use of licensed premises as a base for organised criminal activity;
- j) Use of licensed premises for the organisation of racist, homophobic, sexual abuse, attacks or any discriminatory behaviour;
- k) Use of licensed premises for storing or selling illegal alcohol or tobacco or smuggled goods;
- l) The use of licensed premises for the sale of stolen goods;
- m) Incidents of disorder;
- n) Instances of public nuisance where warnings have been disregarded;
- o) Serious risks to public safety which the management is unable or unwilling to correct;
- p) Frequently operating outside permitted hours.
- q) There may be legal implications if activity of child sexual exploitation (CSE) is taking place on licensed premises and there has been a failure to demonstrate due diligence or that adequate safeguards are in place – this may lead to prosecution or any of the licensing sanctions detailed in the paragraph below.

## **7. DETERMINATION:**

In determining this application, the Sub-Committee must have regard to the representations and take such of the following steps as it considers necessary for the promotion of the licensing objectives. The steps are:

- (a) Take no further action.
- (b) Modify the conditions of the licence.
- (c) Exclude a licensable activity from the scope of the licence.
- (d) Remove the Designated Premises Supervisor.
- (e) Suspend the licence for a period not exceeding three months.
- (f) Revoke the licence.

Where the Sub-Committee takes a step mentioned in (b) or (c) above, it may provide that the modification or exclusion is to have effect for only such period (not exceeding three months) as it may specify.

In making its decision, the Sub-Committee must act with a view to promoting the licensing objectives, as well as having regard to its own SLP and the Guidance.

If the Sub-Committee is minded to amend the licence, conditions may be attached to the licence to alleviate the concerns raised through representations; nevertheless, this is a matter for the Sub-Committee to determine in light of the above matters, and any others it considers material.

Hammersmith & Fulham Council  
Licensing Team  
Hammersmith Town Hall  
London, W6 9JU  
Tel: 020 8753 1081  
Email: [licensing@lbhf.gov.uk](mailto:licensing@lbhf.gov.uk)  
Web: [www.lbhf.gov.uk](http://www.lbhf.gov.uk)



Niza Enterprises Ltd  
Co-Op  
54 Uxbridge Road  
London W12 8LP

**26 September 2025**

When telephoning  
please ask for the  
Licensing Section.

E-mail:  
[licensing@lbhf.gov.uk](mailto:licensing@lbhf.gov.uk)

Dear Sirs –

**Licensing Act 2003- Premises Licence Review: 2025/01481/LAPRR**

**Premises Name: Co-Op 54 Uxbridge Road London W12 8LP**

We are in receipt of the attached application for the review of your premises licence made by London Borough of Hammersmith and Fulham's Trading Standards Team under Section 51 of the Licensing Act 2003 (the Act). This application will be subject to a 28 day public consultation ending on 23 October 2025.

If you have any comments in relation to this application, please send this in writing to us at the above address or by email to [licensing@lbhf.gov.uk](mailto:licensing@lbhf.gov.uk). Also, in the interests of timely communication, we would appreciate confirmation of an up to date e-mail address and phone number from you.

Yours faithfully

A handwritten signature in black ink, appearing to read 'Matt Tucker'.

**Matt Tucker**  
**Interim Licensing Policy and Administration Team Leader**

Enc. Premises Review Application (25 September 2025).

**Application for the review of a premises licence or club premises certificate under the Licensing Act 2003**

**PLEASE READ THE FOLLOWING INSTRUCTIONS FIRST**

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

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

I Bill Masini (On behalf of Licensing)

*(Insert name of applicant)*

**apply for the review of a premises licence under section 51 of the Licensing Act 2003 for the premises described in Part 1 below**

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

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

Co-Op  
54 Uxbridge Road

**Post town**

**Post code (if known)** W12 8LP

**Name of premises licence holder or club holding club premises certificate (if known)**

Niza Enterprises Limited

**Number of premises licence or club premises certificate (if known)**

2015/01222/LAPR 2025/00978/LAPR

**Part 2 - Applicant details**

I am

**Please tick yes**

1) an interested party (please complete (A) or (B) below)

- a) a person living in the vicinity of the premises
- b) a body representing persons living in the vicinity of the premises
- c) a person involved in business in the vicinity of the premises
- d) a body representing persons involved in business in the vicinity of the premises

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

3) a member of the club to which this application relates (please complete (A) below)

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

**Please tick**

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

**Surname**

**First names**

**Please tick yes**

I am 18 years old or over

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

**Post town**

**Post Code**

**Daytime contact telephone number**

**E-mail address  
(optional)**

**(B) DETAILS OF OTHER APPLICANT**

Name and address

Telephone number (if any)

E-mail address (optional)

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

Name and address
Hammersmith and Fulham Council – Licensing  Bill Masini Licensing and Trading Standards Officer 45 Beaver Lane Hammersmith London W6 9AR
Telephone number (if any)
0208 753 1081
E-mail address (optional)
Licensing @lbfh.gov.uk

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

Please tick one or more boxes

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

  
  
  
**Please state the ground(s) for review (please read guidance note 1)****Prevention of Crime and disorder –**

- Carrying on a licensable activity on the premises otherwise than under and in accordance with an authorisation and knowingly allowing a licensable activity to be so carried on. (S136 Licensing Act) – breach of numerous premises licence conditions on numerous occasions.
  - Supplying alcohol when no “personal licence holder” on premises- breach of condition 6
  - Sale of alcohol between the hours of 23:00 and 02:00 the day following by cash when required to be by credit or debit card – breach of condition 51
  - Sale of spirit mixtures above 5.5% ABV from self-selection display whereas such drinks should have been behind the counter – breach of condition 13
  - Supplying strong beer and cider above 5.5% ABV – breach of condition 11
  - Supplying miniature bottles of spirits of 20cl or below – breach of condition 14
  - Supplying single cans or bottles of beer or cider – breach of condition 12

**Public Nuisance –**

- Supplying alcohol in breach of conditions that were intended to reduce known anti-social behaviour in the vicinity of the premises and in doing so, causing public nuisance to those residing nearby or visiting/passing through the area.

## Background Information

**Premises location-** The premise is located on Uxbridge Road, on the corner as it meets with the pedestrian part of Plimley Place and operates as a convenience and off licence on the ground floor of the building. It is immediately next to Shepherd's Bush tube station, and a minute away from Shepherd's Bush Overground station and busy bus station/hub. Westfield shopping centre is very close by. There is a mixture of both residential and commercial premises within the area. Across the road from the shop is Shepherd's Bush Green. Access to the shop is via a door diagonally on Uxbridge Road and Plimley Place. It is in a busy location.

**Premise History** - A premises licence has been in existence at 54 Uxbridge Road for many years. The Premises Licence was converted and granted on 6 September 2005 and was held by Budgens Stores Limited. On 17 January 2006 the licence was transferred to Niza Enterprises Limited [NOT to be confused with a similar sounding name and convenience store buying group] and the sole director is Visvanathan Ragunathan and has remained so since. On 10 July 2025 he was interviewed by Hammersmith & Fulham Licensing where he explained he had worked at Budgens as an employee before he purchased the business in his newly formed company's name. Since then there have been in the region of ten applications to vary The Designated Premises Supervisor (DPS) – the current one being Chandran Manoharan.

**Current Licence and operating hours** – The current licensable hours for the sale of alcohol off the premises are 09:00 hours to 02:00 hours Monday to Sunday and the provision of Late Night Refreshment – Indoors only – 23:00 hours to 05:00 hours Monday to Sunday. There are no restrictions on the opening hours though it is understood the business closes at the terminal hour for the sale of alcohol, i.e. 02:00 hours. There are currently 51 conditions on the licence; 3 Mandatory ones listed in Annex 1 [on all licences where alcohol is sold] and 48 under Annex 3 ("Conditions attached after a hearing by the licensing authority").

**Variations to Premises Licence during the time Niza Enterprises Limited has held the licence** - There have been three applications to vary the licence, all being to change the licensable hours:-

- 30 March 2007 to increase the hours for the sale of alcohol - Monday to Thursday and Sunday to 08:00 to 00:00, Friday and Saturday 08:00 to 01:00 – no max strength

conditions for beers and ciders

- 16 October 2008 to increase to the hours for the sale of alcohol - Monday to Sunday 00:00 -00:00 [24 hours] with the exception that all beer and cider above 6% may only be sold Monday to Sunday between 08:00 to 01:00 hours – so no maximum strength conditions for beers and ciders during the hours that most alcohol dependent drinkers buy their drinks but some extra conditions added
- 02 April 2014, following Police intervention, – a minor variation was submitted to reduce the hours for the sale of all alcohol - Monday to Sunday 09:00 to 02:00 hours and to add 31 conditions including
  - **“Strong beer and cider above 5.5% ABV will not be sold”**
  - **“No single cans or bottles of beer or cider will be sold”**
  - **“There will be one personal licence holder on the premises at all times the premises is open to the public”**

This made a total of 37 conditions, 34 of which were under Annex 3.

**Previous review and current licence-** On 28 August 2019 Police Constable Tom Stewart submitted an application to review this premises licence on behalf of The Metropolitan Police on the grounds of the prevention of crime and disorder and the prevention of public nuisance.

The business was operating under the trading name of Londis but the Premises Licence Holder was still Niza Enterprises Limited.

Reference is made here to a “Decision of the Licensing Sub-Committee 23 October 2019” [hereafter referred to as the “2019 Decision”] and a copy is attached to this review application and identified with the mark WRM 1.

That application sought to address problems in the area by reducing the terminal hour for the sale of alcohol to 23:00 hours and the imposition of other conditions to the licence. Prior to the review, Police had met with Mr Ragunathan and sought agreement to this. Mr Ragunathan was unable to agree the proposed reduction in licensable hours, leading to the application. In making his representations, Mr Ragunathan said [page 54 of the Committee papers for 23 October 2019]. A copy of page 54 is attached to this application and is identified with the mark WRM 2

“.....Our licence permits us to sell cans of beer in quantities of two or more. However, we have a policy of not selling alcohol in quantities of less than four cans to reduce the likelihood of street drinkers coming in and purchase small quantities cheaply to just top up their inebriated state and thus contribute to anti-social behaviour in the area.

Street drinkers and others who may cause anti-social behaviour appear to prefer high strength ciders and beers. Our licence does not permit us to sell cider and beer above 5.5% alcohol by volume".

At the hearing on 23 October 2019, Mr Walmsley representing the Licence Holder, told the Licensing Sub-Committee "they had already refused to sell single cans". This is noted at paragraph 26 of The Decision of The "Committee". It is pointed out this condition went on the licence in 2014, so in 2019, (five years previous) and now in 2025, some 11 years ago!

The Licensing Sub-Committee "decided, after taking into account all of the individual circumstances of this case that it [was] necessary for the promotion of the four licensing objectives to modify the licensable activities permitted on the licence" by reducing the hours as requested in the application (23:00 Hours) and adding 8 further conditions.

That decision was subject to an appeal and a Consent Order was agreed between parties. A copy this is attached to this application and identified with the mark WRM 3.

The main change was that the hours remained at 02:00 hours but a condition added that "**Any sales of alcohol between the hours of 23:00 and 02:00 the day following shall be made by credit or debit card only**"

This condition became condition 51 on the current premises licence. Some of the eight conditions added to the Premises Licence by the Licensing Sub-Committee (see pages 1 and 2 of the 2019 decision) were slightly altered in the Consent Order. These are pointed out in this application where relevant.

#### **Public concerns about the premises**

Council officers had observed and experienced issues resulting in anti social behaviour which includes drinking alcohol in public spaces when in the Shepherds' Bush green area. This co-incided with increased concerns from local residents about such matters. Councillor Qayyum Zarar referred such a concern he had received to The Licensing Team on 6 May which stated,

"Dear Councillor Mr Zarar Qayyum,

I am writing to you as a resident of Uxbridge Road, Shepherds Bush Green in Hammersmith and Fulham to express my serious concerns about ongoing anti-social behaviour in my

neighbourhood, to highlight how the response from the local Council and its Law Enforcement Team could be improved. I would be grateful for any assistance you can provide in this matter. For several months, my wife, I and other local residents have been subjected to persistent anti-social behaviour along Uxbridge Road, Shepherds Bush Green, particularly between numbers 54 and 88. This includes late-night gatherings, involving loud music, public drinking, loitering and drug smoking – often continuing until the early hours of the morning – 5am many times.

The behaviour is having a profound negative impact on residents' quality of life. My wife and I, for example, are experiencing stress and anxiety due to sleep disruption and uncertainty over whether the issue will ever be resolved. There have also been instances of aggression between the group sometimes, and near violence, which further raise concerns for the safety of our community" Person's identity withheld.

### Timeline of visits

**Friday 13 June 2025** – Licensing inspection visit.

The Officer was not able to speak to the Premises Licence Holder or the Designated Premises Supervisor as neither were present. He spoke to a member of staff, Ajinesh Salin Neshkumar, who was not a Personal Licence Holder. However Licensing was unable to carry out a comprehensive inspection, in part because of the difficulties the officer had with matters such as accessing papers like training records and incident logs (conditions 17/18/19/20/21/30) and the CCTV (conditions 28 and 29). The officer also had difficulties with Ajinesh and anyone else understanding what he needed to do and see, and what was required of the licence holder. He was however able to identify the following breaches:

- There was no personal Licence holder on the premises, as required by and in breach of condition 6
- Single cans and bottles of beer were sold during his visit – breach of condition 12
- There was a large selection of spirit mixture drinks with a ABV of more than 5.5% on display in the self –selection drinks cabinet – breach of condition 13 which states "**There shall be no selection of spirits at the premises save for spirit mixtures of 5.5% ABV or less**"
- Miniature bottles of spirits of 20cl and below offered for sale behind the counter – in breach of condition 14 which states "**No miniature bottles of spirits of 20cl or below shall be sold from the premises**"
- No evidence that meetings had taken place with residents to discuss the operation of the premises with local residents or, if they had, The Licensing Authority had not been notified and minutes arising from them had been supplied to The Licensing Authority– in breach of conditions 9 and 10 which

state “The premises licence holder shall organise at least four (4) meetings per annum to discuss the operation of the premises with local residents. The meeting shall be advertised at least 14 days before the meeting by way of an A4 (or larger) notice displayed at the premises. The Licensing authority shall be notified of the date of the meeting at least 14 days before the meeting by email to [licensing@lbhf.gov.uk](mailto:licensing@lbhf.gov.uk) (condition 8) &

“The premises licence holder shall arrange for minutes of the four (4) meetings per annum to be taken. A copy of the minutes shall be provided to all attendees who have provided their contact details and to the licensing authority by email to [licensing@lbhf.gov.uk](mailto:licensing@lbhf.gov.uk). A copy of the most recent minutes shall be kept at the premises and made available to Responsible Authority Officers upon request” (Condition 9)

**NB.** These two conditions slightly amended conditions 6 and 7

**Tuesday 17 June 20025 01:39 hours – First test purchase**

The test purchaser went into shop and observed 1.5 litre plastic bottles of Frosty Jack's cider on sale on the bottom shelf in the display fridge. The strength was 7.5% ABV. He picked up a bottle together with a can of “Schweppes MIX – Paloma Bliss” which was marked as 6.0% ABV. This is a spirit mix drink – labelled “Tequila, pink grapefruit soda and a hint of rosemary”. This was on the top shelf of the display fridge in the shop along with numerous other spirit mixer drinks that are currently very popular. Also in the fridge were bottles of London Pride beer (4.7% ABV) on the second shelf down. He picked up one bottle and took all three drinks to the counter. There was no member of staff at the counter at that time, (the shop being relatively quiet) though a member of staff saw him and came to serve him. The cashier scanned each item and the total price displayed was £10.43. The test purchaser gave him the exact amount in cash. The cashier put the money in the till and handed over the drink in a “Co-Op” bag. The test purchaser requested a till receipt and one was handed to him. This is produced as part of this review application and is identified with the mark WRM 4. Some of the ink since then has deteriorated but it is possible to see the drinks, price, date and time plus the word “cash”. The sales assistant said nothing and walked round to the side of the till and continued with what he was doing. The test purchaser who was a Licensing Officer went over to him, introduced himself and asked to speak to whoever was in charge. No one wanted to identify themselves as being in charge, saying the manager had gone home. They were asked if anyone held a Personal Licence. No one appeared to be able to understand what that was. The officer was asked to speak to “Soro” who was the

security man, the staff saying he was in charge. The officer asked him if he held a Personal Licence. Again, he appeared to not understand what that was. Eventually the Officer was able to confirm that there was no one working on the premise who held a personal licence. The officer tried to explain to Soro about the breaches of the licence that had occurred, namely

1. Breach of condition 6 – no personal licence holder on duty at the premises at all times when the premises is open to the public
2. Breach of condition 11 – sale of cider (1.5 litre Frosty Jack's) where the alcoholic strength was greater than 5.5% ABV
3. Breach of condition 13 – sale of 6%ABV Spirit mixture (Paloma Bliss) readily selectable from the display fridge – "There shall be no self-selection of spirits at the premises save for spirit mixtures of 5.5% ABV or less
4. Breach of condition 51 – sale of alcohol by way of cash at 01:39 hours when condition 51 states **"Any sales of alcohol between the hours of 23:00 and 02:00 the day following shall be made by credit or debit card"**.
5. Breach of condition 12 – sale of single bottle of beer.
6. Breach of condition 14 was noted again as the officer was about to leave the shop – it closing at 02:00 hours- in that behind the counter were miniature bottles of spirits of 20cl or below

Soro clearly did not understand what it was all about and had no idea about any conditions on the Premises Licence.

Dealing with the condition 51 breach – [this being the condition that became the one where a Consent Order had been agreed in 2020 to prevent the implementation of The Licensing Sub- Committee's decision of 23 October 2019 to require the reduction in licensable hours from 02:00 hours to 23:00 as had been requested by The Police] – it was noted there were notices displayed to that effect but when this was explained to the staff they appeared to be bewildered and after further explanation as to why it was a condition [reason being: the average street drinker being unlikely to have either of these types of payment cards, thereby reducing the likelihood of them being able to buy alcohol after 23:00 hours] they expressed complete surprise, suggesting they either had not been told or had not understood that requirement – a requirement for more than five years! There was a notice displayed in front of the till stating this condition to customers.

Dealing with condition 12- **single of bottles and cans**, it was noted there was a notice on the bottom shelf of the display fridge unit stating "Pack of four (04) cans only" On this shelf were beers packed by the manufacturer to be sold as a "4pack".

On the shelf above it, was a notice stating "WE DON'T SELL SINGLE CAN OF BEER. WE ONLY SELL THE PACK OF 4 DUE TO LICENCE RESTRICTIONS".

On the two shelves above were bottles of beer and ciders which were displayed as single bottles and priced as single bottles. There was no notice about the requirement not to sell single bottles.

Dealing with condition 11 – max permitted strength of 5.5% ABV for beers and ciders, it was also noted 440ml cans of Special Brew (7.5% ABV) were on sale on the bottom but one display shelf with a price sticker of £8.00 for 4 cans. Special Brew is a street drinker's "drink of choice", as is Frosty Jack's cider.

A notice of the officer's findings were left at the premises.

**Tuesday 17 June 2025 12:02 hours** – Email received from Chandran Manoharan of the premise, headed "Corrective Action – Premises Inspection – Welcome Coop Shepherds Bush" and attached photographs. This included photos of the display where beer, cider or lager above 5.5% had been removed and a document headed "Employee training" dated 14 days before this test purchase - 03.06.25 and a statement "Conducted by Chandran Manoharan. Two photos of the display are included in this application and identified with the marks WRM 5-6. and the document identified with the mark WRM 7

**Thursday 19 June 2025 – 13:38 hours.** Second test purchase. The officer went into the shop unannounced, went to the display fridge where he saw the Special Brew displayed again on the premises. In the photos referred to above and identified with the marks WRM 5-6, on the second from bottom shelf there are gaps from where this particular drink had been displayed on two days previously at the time of the "early hours" test purchase. Photograph identified with the mark WRM 8, taken during this day's visit now shows the Special Brew back on sale again.

The officer then went to sales counter where he could see behind the sales assistant a huge quantity of "miniature" bottles of spirits for sale. These were either miniature 5cl bottles (50ml –so a "pub" double) or 20cl commonly referred to as a "quarter bottle" He asked for a miniature bottle of Glens vodka. The bottle was scanned into the till and a price displayed of £2.99. The officer gave the sales assistant the exact money and when handed the bottle, asked for a receipt which he was duly given. This is shown on the document identified with the mark WRM 4. He then asked her if he could speak to the person in charge explaining he was from H&F Licensing. He eventually said he was in charge and gave his name as Ajinesh. He was the man Licensing had spoken to on its first visit six days earlier. He said he was in charge but

he did not hold a personal licence and there was no one there who did.

The officer took a number of photos of the spirits and these are included in this application and identified with the marks WRM 9 - WRM 15. It was noted on the price stickers, all were marked with a six digit reference 221124, which Licensing say is reasonable to believe was the date (22 November 2024) when the label was printed in the same way that the photograph of the London Pride bottles of beer for sale on the shelf, priced at £2.73 (identified with the mark WRM 16), where stated 180525 on the shelf edge label, referred to the label being printed on 18 May 2025.

There were thirty seven different drinks in 5cl bottles resulting in several hundred bottles for sale. There were also a number of 10 cl bottles and also 20cl bottles, displayed, none of which should have been on sale.

Such bottles, especially the 5cl miniatures, are very small and easy for people to conceal when out and about in public places. This condition is on the licence to deter spirit drinking alcoholics from relatively cheaply "topping up" and generally people drinking in public places without being noticed.

Regarding the beers and ciders in the display fridge there was no notice about there being a minimum requirement to purchase a minimum of 2 and all were priced for individual purchase, unless packaged as a "4 pack".

Whilst speaking to Ajinesh about reason for the visit, explaining the test purchase, and the Special Brew, being back on sale again, a customer picked up a single bottle of beer and took to the counter and paid for it. No one challenged or explained the need to buy a minimum of two. The Officer spoke to Ajinesh about this condition who refused to accept it saying it was ok because it was a big bottle (see below Mr Ragunathan's answers during his interview on 10 July). He was shown the condition on the licence and he then made a long call to someone Licensing was later to learn was Chandran Manoharan. Ajinesh said to the officer that he was told by that person [Chandran Manoharan] that it was legal to sell single bottles like the one the customer had bought.

A notice of the officer's findings were left at the premises which initially Ajinesh declined to sign.

**20 June 2025**

Email received by Licensing from Chandran Manoharan stating the matters arising from the previous day had been corrected, together with photographs to show this.

10 July 2025

Licensing interviewed Mr Ragunathan under caution. A summary of his answers are as follows:

- He is the sole director of Niza Enterprises Limited and an equal 50% shareholder with his wife.
- He has other businesses, namely 15 petrol station forecourts which all have a "convenience store" and 7 supermarkets. They are all in the South East of England with only one now in London – the Shepherds' Bush shop.
- He had more shops (and licences) but has sold a number of businesses recently
- He has had the Uxbridge Road shop since 2003 which was licensed under The 1964 Licensing Act.
- All 22 have premises licence either in his name or Niza Enterprises Limited
- The shop is a "Welcome" store which is a buying group. Niza Enterprises Limited has a relationship with "The Co-operative Group" which is similar to a Franchisor/franchisee relationship. The Co-Op has no day to day role in running the business but carries out regular visits to ensure their standards and brand name is protected.
- The Co-Op has no involvement in the sale of alcohol; this is devolved to the Premises Licence Holder. If they did have involvement in the sale of alcohol, The Co-operative Group would be named as the Premises Licence Holder
- Chandran Manoharan is the manager and Designated Premises Supervisor of the store
- Mr Ragunathan goes to this shop once or twice a week and it is the store where manager meetings are normally held
- There are 6-7 staff who work at this shop.
- Mr Ragunathan holds a personal licence and usually becomes the premises Licence Holder (in company name) and the DPS for newly acquired businesses until the business gets established, where he then transfers the DPS to an employee who holds a Personal Licence
- Working at the Uxbridge Road store there are currently 2 personal Licence holders, Chandran and Haymar
- All stock comes from the Co-Op though some stock had come from the Essex road shop that had closed two or three months ago
- Mr Ragunathan was aware conditions vary on each premises licence but was aware of those on this premises Licence and also that there have been issues with them over time.
- Essex Road stock came to the Uxbridge Road for distribution mostly to other

stores but clearly some things went wrong and there were mistakes made

- The issue around singles [sales of single cans and bottles] had caused some confusion. He said he had been told by Police (not local Police – he thought it was Police visiting and advising before the Notting Hill Carnival) that the condition meant a pack of 4 beers that were individually smaller than where there were single ones for sale, constituted a “single beer” and that could not be split and sold as single bottles. This would apply to something like Budweiser where the volume of each was 200/250ml, of which there only a few drinks like that. He thought the bigger bottles could be sold as “singles”.
- Asked why he had said on his representation about the first review, “Our licence says 2 or more but we have a policy of not less than 4 to reduce the likelihood of street drinkers....”, he said they had made a mistake
- Asked whether a single bottle of London Pride should have been sold on 17<sup>th</sup> June, Mr Ragunathan, first said “yes”, then said “I think no”. He then paused and said, “No”.
- He said the miniatures on sale was a mistake, having come from the Essex Road store and were meant for other shops.
- He said the drinks bought on 17th June – Frosty Jacks 7.5% cider and Paloma Bliss spirit mixer had come from the Essex Road shop
- The Special Brew 7.5% had come from the Essex Rd store and had been put back on sale on 19<sup>th</sup> June due to a staff mix up

### **Observations, conclusions and recommendations**

Mr Ragunathan is an experienced businessman operating through the company of Niza Enterprises Limited, as the sole director. This particular store holds “personal attachment” for him.

Over the years Mr Ragunathan has had a fair bit of involvement with Hammersmith & Fulham Council’s Licensing and The Police in relation to the licence conditions and addressing the problems in the immediate vicinity of this shop. As such he has had to become very aware of the conditions and of the “Authorities” concerns around crime, anti-social behaviour and street drinking and all the consequences that arise. Following the Police’s review application in 2019, the Licensing Sub-Committee’s decision to reduce licensable hour by 3 hours a day to 23:00 hours plus the imposition of further conditions clearly had an impact with resulted in an appeal against that decision. The agreement for a Consent Order in 2020 at the height of the Covid-19 Lockdown would have been a huge relief for Mr Ragunathan, he accepting the extra condition of having to only take credit or debit cards as the only methods of

payment for alcohol between 23:00 hours and 02:00 hours. One would expect there to be rigorous checks made to ensure this was adhered to, along with the other related conditions. This could have been done easily if simple checks had been carried out and documented.

This had not been done.

The premises Licence holder and Designated Premises Supervisor clearly cannot be at the premise at all times but the necessary due diligence could have been easily carried out. If Condition 6 had been complied with about a Personal Licence Holder being on the premise at all times the premises is open to the public, that would have been a good start, provided that person was fully conversant with the conditions. The business operates an EPOS system (Electronic Point Of Sale) which shows the item(s) purchased, the price and the date and time of the transaction. The receipt given to customers details this information Even the most basic of EPOS systems have "management tools" which, if examined, would list what was purchased, the price, when purchased (date and time) and how it was paid for – cash or card.

The breach of condition 6 on all three visits should not have happened. The business is able to sell alcohol for 119 hours a week and having so few personal licence holders (taking into account leave, sickness etc) meant there was no flexibility, and a breach of that condition was inevitable.

The condition about selling single cans or bottles is simple to understand, though if there was uncertainty as to its meaning, the Premises Licence Holder and/or The DPS has had over 11 years to get it clarified with The Licensing Authority. This matter arose at the time of the first review six years ago. However, for reasons unknown, has been made out to be far more complicated than it is. The condition does not refer to "manufactured and packaged 4 packs" or a quantity of drink. The condition states the type of container – cans and bottles and no minimum or maximum quantity is stated. Mr Ragunathan said in his evidence for the review that he knew his licence "permits us to sell cans of beer in quantities of two or more" Document identified as WRM 1 refers. This condition is not new, he and his DPS, together with trained staff still think the size is relevant and just refer to "cans".

This is despite the apparent training Chandran gave to staff as attached and marked "WRM 7". Licensing find this "Employees Training" document presented to them to be somewhat odd. It has a handwritten date of "03.06.25" in the top right corner, ten days before the training and was supplied just hours after the first test purchase on 17 June. It sets out 3 points, all of which were breached in the early hours of that day and it appears to be signed by all 9 staff plus "Soro" the security man, identified as

being in charge when the test purchase was carried out only hours earlier.

It refers to –

- any sales of alcohol between the hours of 23:00 and 02:00 the day following shall be made only by credit or debit
- no single cans or bottles of beer, lager or cider being sold
- no beers, lager or cider greater than 5.5% ABV shall be sold at the premises.

Dealing with this last point, the staff do not decide what is sold in the shop, the management does. No such drinks above 5.5% ABV should be brought onto the premises and therefore there should be no need for staff to vet what strength beers, lagers or ciders are sold from the shop, and thus no need for them to know this precise condition. It seems very strange that those 3 breaches, hours earlier, had their own special training session before any Licensing visit was conducted this year. Clearly, if training had been given on the date stated, the breaches would not have happened and Soro would have fully understood what the officer was saying to him at 01:50 hours on 17 June. Licensing say its presentation to the Licensing Authority was intended to mislead and the sub-committee is therefore invited to totally disregard this document as being a record of such training.

The statement that the high strength alcohol and miniatures came from the closing Essex Road shop where there were no such conditions, is plausible. However, the Premises Licence Holder and Designated Premises Supervisor who knew (or should have known) the conditions should have prevented this. If staff had put the miniatures on display behind the counter it's very likely someone in a senior position would have instructed this to be done. If done by someone "on a whim", the sheer amount of space the miniatures took up, meant a manager should have been spotted them immediately; nobody appeared to question or notice them.

Unless there is a central pricing system for all stores in the group, at some stage the EPOS system would have been amended by someone at this premise in order for the system to read and recognise the drinks' barcodes and the price at which they were to be sold. If so, being in mind these are aged-restricted goods, it is of serious concern the issue was not picked up at this early stage. It is not clear whether the shelf edge pricing labels were printed at the shop or had come from the Essex Road shop. Licensing say it this could not have simply been a "mistake".

It appears Mr Ragunathan's team had lost some control over the running of this shop, acting only when Licensing have intervened. In doing so, lessons from the initial review appear to have been forgotten. There has been insufficient checking on compliance and due diligence carried out. Modern management technology such full

use of the EPOS, in combination with CCTV, could have been used to prevent such things as, sales by way of cash between 23:00 hours and 02:00 hours the day following and the sale of single cans or bottles. For the future, Licensing has a lack of confidence in the Premises Licence Holder upholding these objectives, in what is for many a difficult area, unless Licensing are constantly checking; something that resources do not allow.

Licensing therefore believe it is appropriate and proportionate to revoke the Premises Licence and invites the Licensing Sub-Committee to give this serious consideration.

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**Please tick yes**

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

If yes please state the date of that application

Day Month Year

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

**Please tick yes**

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

**IT IS AN OFFENCE, LIABLE ON CONVICTION TO A FINE UP TO LEVEL 5 ON THE STANDARD SCALE, UNDER SECTION 158 OF THE LICENSING ACT 2003 TO MAKE A FALSE STATEMENT IN OR IN CONNECTION WITH THIS APPLICATION**

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

**Signature of applicant or applicant's solicitor or other duly authorised agent**  
(See guidance note 4). If signing on behalf of the applicant please state in what capacity.

Signature



Date



Capacity Licensing Officer acting on behalf of Hammersmith and Fulham Council

**Contact name (where not previously given) and postal address for correspondence associated with this application** (please read guidance note 5)

Post town	Post Code
Telephone number (if any)	
If you would prefer us to correspond with you using an e-mail address your e-mail address (optional)	

**Notes for Guidance**

1. The ground(s) for review must be based on one of the licensing objectives.
2. Please list any additional information or details for example dates of problems which are included in the grounds for review if available.
3. The application form must be signed.
4. An applicant's agent (for example solicitor) may sign the form on their behalf provided that they have actual authority to do so.
5. This is the address which we shall use to correspond with you about this application.

## THE LONDON BOROUGH OF HAMMERSMITH AND FULHAM

THE DECISION OF THE LICENSING SUB-COMMITTEE ("Committee")  
23 October 2019Londis, 54 Uxbridge Road, London W12 8LP ("the Premises")

The Committee has considered an application for the review of a premises licence ("the Application") under the Licensing Act 2003 ("the Act").

The Committee has considered the committee papers and the submissions made by all of the parties, both orally and in writing.

In reaching its decision the Committee has had regard to the relevant legislation, the Secretary of State's Guidance ("Guidance") and the Authority's Statement of Licensing Policy ("SLP").

In summary, the Committee has decided, after taking into account all of the individual circumstances of this case that it is necessary for the promotion of the four licensing objectives to:

Modify the licensable activities permitted on the licence by:

- a) Reducing the permitted licensable hours for the sale of alcohol off the premises to 09:00- 23:00 Monday to Sunday

And by adding the following conditions:

1. All beers and ciders kept in the public part of the premises shall be kept in display units.

2. All display units for alcohol will have lockable, tamperproof shutters.

3. Shutters shall be closed and locked at the end of the permitted hours for the sale of alcohol and shall not be unlocked again whilst the premises is open until the start of the permitted hours on the following day.

4. A daily incident log shall be kept at the Premises and made available on request to an authorised officer of the Council, Police or the Fire Service which shall record the following:

- (a) All crimes reported to the venue;

- (b) All ejections of patrons;

- (c) Any complaints received;

- (d) Any incidents of disorder;

- (e) Seizures of drugs or offensive weapons;

- (f) Any faults in the CCTV system;

- (g) Any refusal of the sale of alcohol; and
- (h) Any visit by a relevant authority or emergency service.

5. A telephone number for the premises, or a responsible member of staff on duty, shall be displayed so that it is visible from the public highway for members of the public to lodge complaints.
6. The Licence Holder/Designated Premises Supervisor shall organise and accommodate meetings to discuss the operation of the premises with residents at least four times per calendar year. The meeting shall be advertised at least 14 days before its due date by letter to residents and residents' associations in the locality as well as to the Licensing Authority.
7. The Licence Holder/Designated Premises Supervisor shall take the minutes of meetings with residents that shall be circulated to all attendees and to the Licensing Authority and copies shall be readily available at the premises on request.
8. That the area immediately to the rear of the premises be jet-washed every day between 7am and 8am.

#### Procedural Matters

1. On 28 August 2019, Police Constable, Tom Stewart of the Metropolitan Police submitted the Application to the Council. The Application was made on the grounds of the prevention of crime and disorder and the prevention of public nuisance.
2. A supplementary agenda B was published on 18 October 2019, which presented further email correspondence between Mr Doug Love, (Trading Standards Officer) and Mr Thanushan Loganathan, (a manager at the premises) and a petition by Ms Catherine MacClancy on behalf of the Caxton Village Residents.
3. The Designated Premises Supervisor (DPS) and premises manager, Mr Jeyakrishnan Santhanakrishnan, the Director of Niza Enterprises Ltd and the Licence Holder (LH), Mr Visvanathan Ragunathan and their licensing representative, Mr Keith Walmsley attended the hearing.
4. Mr Adrian Overton attended the hearing on behalf of the Licensing Authority.
5. Mr PC Tom Stewart, PC Paul Davis and Sergeant James Burgess attended on behalf of the Metropolitan Police.
6. Ms Catherine MacClancy also attended the hearing, she spoke on behalf of some of the residents and had mitted a signed petition from them in support of her representation.

7. The Licensing Officer, Ms Sophia Barrett, introduced the application and confirmed that the Application was brought by the Metropolitan Police, the Licensing Authority had received eight representations in support of the application to review. She further brought a correction for the attention of the Committee to clarify that one of the representations was not a resident's association it was just a resident.
8. She added that Mr Dom Stagg of the Noise and Nuisance team was not in attendance as there was no direct evidence that they could offer in respect of the Premises. Further they had no formal powers to deal with matters that occurred in a public area and the Police were the best authority under such circumstances to provide the evidence in respect of the same.
9. She confirmed that there was no enforcement history in respect of the Premises.
10. She pointed out that CCTV footage had been provided to the LH and his representatives. The same has been viewed by the responsible authorities and the Licensing panel.
11. Cllr Victoria Brocklebank Fowler asked for clarification at the outset of the matter as to what it meant by the LH's current licence to provide 'late night refreshments – off the premises'. Ms Barrett clarified that this was for the provision of hot food from the Premises
12. The Committee then heard representations from the responsible authorities:
  13. PC Tom Stewart explained that the Application had been brought to prevent crime and disorder. There was significant crime in the area overnight and the contributing factor was the sale of alcohol. The intention was to stop this as Shepherds Bush Green was turning into a 'no go zone' and the crime incidents had increased in the area over the last few months. The CCTV footage showed a drunken man hitting another drunk man over the head on the green near the Premises. The Police has been engaging with the other shops too in respect of the alcohol contribution to the crime and disorder in the area.
  14. On the 23 July 2019, he met with the LH to try to explain why it was necessary to reduce the hours that they sell alcohol. The response was that such reduction would hit their revenue hard.
  15. PC Tom Stewart confirmed that it was not their intention to ask for a revocation but to ask that the LH act so that the action of the LH did not continue to undermine the licensing objective relating to crime and disorder. He noted that following the submission of the Application, the residents had made representation for the revocation of the licence. He asked that the Committee pay attention to the concerns of the local residents.

16. PC Davies stated that he had patrolled the area for the last 10 years. It was during the late night, at the rear of the Premises on Stern Street, when it was dark that people would often urinate there. The sloping walls on the railway walls had been constructed to repel the urination. The problem was that the premises was very close to open land, which is open to all. Local residents suffer from the noise and drinking on the land, which often leads to aggressive behaviour. People have refused to hand over their bottles when confronted by the Police, even though it is a Police Protection Area. The anti-social behaviour scares the local residents in the area. Serco would often clean piles of the bottles left in the area in the morning. The CCTV camera recorded at 2am a man being beaten in the area close to the Premises.
17. He further added that there are many vulnerable people in the area. St Mungo's, a hostel for homeless people, is close by and it does not help that alcohol is being sold all night in the area.
18. Mr Adrian Overton submitted a representation on behalf of the Licensing authority. He said that the conditions proposed by the Police appear to be measured and proportionate as they focus on the street drinking and anti-social behaviour issues in and around Shepherd' Bush Green.
19. He also advised that these issues were also some of the main problems identified in a study into crime and anti-social behaviour in the area in 2011 and again in 2015. This study led to the introduction of the Cumulative Impact Area, (CIA) in Shepherd's Bush. It is the licensing authority's opinion that the implementation of such conditions in combination with a reduction in hours would help to reduce anti-social behaviour in the surrounding area.
20. Catherine MacClancy stated that the area was now more like an open toilet. She has tried to deal with the owner of Premises, suggesting that 'witch's hats' were placed nearby, but no action had been taken by the owner. There were bottles and faeces everywhere and Serco often were seen cleaning the urine and faeces. She did not think that Londis had engaged with the residents. In respect of Crime and Disorder, she had witnessed the fights and that rubbish attracted further rubbish.
21. Mr Keith Walmsley, the LH's representative noted that he wanted to speak for 15 minutes as the responsible authorities has been granted this amount of time to make representations. This was granted.
22. He pointed out that the licence had been granted since 2005, it was varied to 24 hours in October 2008 and continued to do so for 6 years. The Police sought an agreement in 2014 to reduce the sale of alcohol to 50 hours plus a further 34 conditions. The LH had already agreed to the reduction and to stop selling beer and cider in single cans which contained more than 5.5% alcohol. They had further recently added a new

street light at the back of their Premises. The LH had implemented the challenge 21 Policy.

23. The review had been brought by PC Tom Stewart due to high levels of street crime. They had not produced any statistics of level of anti-social behaviour in the area. There was no evidence to show that there was any correlation between the Premises and the anti-social behaviour in the area. Police resources are stretched, but the LH has continued to support the Police. There has been no enforcement action over the last 13 years. There were test purchases in 2017 and 2019 and the Premises passed the requirements for the 'Challenge 25' in respect of the purchase of alcohol.

24. Further Trading Standards confirmed that the Premises had passed all test purchases.

25. The Police had not produced any causal evidence. Statutory guidance under s.182 Licensing Act 2003, which references Public Nuisance, paragraph 2.21 states that beyond the immediate area surrounding the premises, these are matters for the personal responsibility of individuals under the law. It is a separate criminal offence to urinate or defecate. They had viewed the compilation of the CCTV footage and there was no direct evidence that the Premises were the cause of the problem.

26. They had already refused to sell single cans. They had attended the necessary training. The location was very near to close transport links.

27. Mr Walmsley referenced paragraph 14.45 of the statutory guidance which noted that Cumulative Impact Area (CIA) should never be used as a ground for revoking an existing licence, they can in the alternative consider an Early Morning Alcohol Restriction Order (EMRO) if there is sufficient evidence to do so.

28. In this case there was no direct evidence that the Premises had been selling alcohol to the street drinkers or the children. There was evidence that they had co-operated with the responsible authorities. They had placed door supervisors from 7pm until 3am at their Premises which had contributed to less shop lifting in the area and reduced the anti-social behaviour in the area. They had followed the requirements of the Police.

### **Summary of the Discussion**

29. The Committee asked what percentage of the Premises sales were from the sale of the alcohol. The LH stated that he could not provide such information without checking the figures. He was also asked how often he jet washed the back of the Premises on a daily basis. They replied it was every morning, but they are not the only premises selling alcohol. Lidl was also selling alcohol too.

30. The Committee asked the Police whether they had seen evidence of people coming out of the Londis. They were informed by Sergeant Burgess that they had seen a number of beggars outside. They had seen people alight out of the bus or mini cab to momentarily stop on the way on the journeys to buy alcohol at all hours of the night as the shop is still open. The Committee wanted to know at what hours the problems occurred, and they were informed that the problems started in the early hours of the morning.
31. The Committee wanted to know whether any steps had been taken by the LH to engage with the local residents. They were informed that they had never met them before, however, they had attempted to arrange a meeting through the local police, but this never happened. They had addressed their concerns as far as they could by providing the CCTV and lights at the back of their Premises. However, the LH also pointed out that when they initially installed the light, the local residents complained that the light was too bright. The LH and his representative stated that they were happy to work with residents to find a solution and willing to have a condition to have a telephone number available for residents to call to speak to the manager 24 hours.
32. The LH confirmed that they had offered the Police to use their CCTV footage in the case of identifying any offences and any beggars if they wished to prosecute.
33. The Committee asked the LH representative why following their discussion with the Police on 23 July 2019, why they did not agree to reduce the hours as they had suggested. They were informed that the LH had already reduced the hours as requested in 2014, and they had not experienced any problems in the last 13 years. The further request was an oppressive action by the Police, when there was no direct causal evidence to link the Premises to the anti-social behaviour. They had complied with all conditions to date. The Premises could not control the anti-social behaviour outside their Premises.
34. The Committee invited all parties to sum up
35. The Police stated that their objective was to address the crime and disorder in the area. Stopping the sale of alcohol at 11pm was a good place to start and as result should see a reduction of crime. They further added that there were vulnerable people in the area including young people from the Hostel that were out late at night.
36. Mr Overton advised that the Licensing Authority took into consideration the study that led to the introduction of the Cumulative Impact Policy in Shepherds Bush. They were not making a representation based on the Cumulative Impact Policy itself. The contribution of such premises selling alcohol later into the evening in the area was adding to the existing problems in the area.

37. The LH representative informed the Committee that there were also other premises nearby, the Nisa Local shop which also sold alcohol 24 hours. There is no direct evidence that the violence that has been recorded in the area is as a result of the patrons of the Premises.

### **Reasons**

38. The Committee was mindful that Section 4 of the Licensing Act 2003 imposes a duty on the Licensing Authority, when carrying out its functions to determine the application with a view to promoting the licensing objectives.

39. In making its decision, the Committee considered the Council's adopted Statement of Licensing Policy ("SLP") and the guidance issued by the Secretary of State under section 182 Licensing Act 2003 ("the Guidance"). The Committee considered that paragraphs 11.1 to 11.28 and 14.39 to 14.48 of the Guidance were of particular relevance to the Application. However, it should be emphasised this is not an exhaustive list as the Committee has considered all relevant provisions of both documents as well as local knowledge.

40. The Committee considered all representations made before them. They noted the duty of the Police and the need to prevent crime and disorder as a licensing objective. The conditions as proposed were not being imposed as a means of punishments against the Premises, but as a means to protect the safety of the local community and promote the licensing objectives in relation to crime and disorder and prevention of public nuisance. It was evident from the representations made at Committee and the CCTV footage made available to them by the Metropolitan Police that there was area was subject to a high level of crime and disorder associated with being under the influence of alcohol. There were vulnerable residents living in close proximity of the premises and the late-night drinking regularly led to an increased concentration of anti-social behaviour, as well as crime and disorder.

41. The additional conditions to those suggested by the Police, were suggested following the Committee's discussion with the LH and by complying with such measures it was felt that that these would address the ongoing concerns of the local residents and addressing the licensing objective in respect of the prevention of public nuisance.

42. In considering their other options available to them, they did not consider that taking any further action would be of benefit in this matter as there was a need to deal with the responsible authorities concerns and promote the licensing objectives in relation to crime and disorder and prevention of public nuisance. They did not think that excluding a licensable activity from the scope of the licence would achieve the relevant result for this matter. They did not think that there were any actions that would warrant the removal of the Designated Premises Supervisor in this matter, as they did not have concerns at present with the same. They did not believe that they needed

to suspend the licence taking into consideration all the circumstances relating to this case. Finally, in the circumstances they did not believe that the circumstances surrounding this application were serious enough to revoke the Licence.

43. In conclusion in considering the measures available to deal with the concerns raised, the Committee noted that the concerns would be effectively dealt with by the conditions in the current premises licence as well as the additional conditions proposed by the Metropolitan Police and the Committee.
44. Taking all the above into account, it was the Committee's considered opinion that the Licence should be amended as set out in the decision letter and with the conditions as set out above.
45. If any of the parties are unhappy with the decision, they are entitled to appeal to the magistrates' court within 21 days from the date of notification of this decision. This determination does not have effect until the end of the period given for appealing against the decision, or if the decision is appealed against, until the appeal is disposed of.

**Licensing Sub-Committee**  
**23 October 2019**

Acknowledged  
Copy sent to Police

Thank you for inviting us to attend Shepherds Bush Police Station to meet the Shepherds Bush Green Safer Neighbourhood Team last week, We were pleased to be given the opportunity to explain what Niza Enterprises Ltd are doing to try to impact upon the anti-social behaviour of some individuals in the vicinity of our Londis Store at 54 Uxbridge Road W12 8LP.

We took over the property in November, 2006 and inherited an off licence permitted to open 24 hours a day and sell alcohol 24 hours a day. We became aware that there was already a long term problem with urination and anti-social behaviour in the area.

In 2014 following discussions with the Police Licensing Officer we co-operated with their request and voluntarily agreed to reduce our alcohol sales from 24 hours to 9am to 2am.

In 2015 we appointed a senior manager from the company as the Designated Premises Supervisor and he remains in position.

Our licence permits us to sell cans of beer in quantities of two or more. However, we have a policy of not selling alcohol in quantities of less than four cans to reduce the likelihood of street drinkers coming in a purchase small quantities cheaply to just top up their inebriated state and thus contribute to anti-social behaviour in the area.

Street drinkers and others who may cause anti-social behaviour appear to prefer high strength ciders and beers. Our licence does not permit us to sell cider and beer above 5.5% alcohol by volume

Our licence requires us to check the age of persons attempting to buy alcohol if they appear to be under 21 years. However our policy is to check the age of persons who appear to be under the age of 25 years.

We are aware that there is no public toilet in the area of the Tube station exit and late night revellers leaving the tube are seeking darkened areas in which to urinate. This behaviour appears to have increased following the extended opening hours of

WKM 3

IN THE WESTMINSTER MAGISTRATES' COURT

CASE NO 012000044745

BETWEEN

NIZA ENTERPRISES LTD

Appellant

- and -

LONDON BOROUGH OF HAMMERSMITH & FULHAM

Respondent

---

CONSENT ORDER

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On the 28 October 2019, a hearing was held before the Licensing Sub-Committee of the Respondent to consider a review of the premises licence for Londis (now known as Niza Enterprises Ltd), 54 Uxbridge Road, London W12 8LP ("the Licence").

The decision of the Licensing Sub-Committee was to reduce the permitted licensable hours for the sale of alcohol off the premises to 09:00- 23:00 Monday to Sunday and to add further new conditions as suggested by the Metropolitan Police. The Appellant appealed to Westminster Magistrates' Court pursuant to Part 1 of Schedule 5 of the Licensing Act 2003 and a hearing was scheduled to take place on 14 and 15 May 2020.

Following discussions between the parties an agreement has been reached and the terms of the agreement are set out below. Both parties are of the opinion that the agreement reached meets the licensing objectives and is fair, proportionate and reasonable.

Therefore, BY CONSENT IT IS ORDERED that: -

1. That the appeal against the review of the premises licence be allowed.
2. *That the hours for the sale of alcohol off the premises be maintained at Monday to Sunday 09:00-02:00*
3. That the current conditions to the Licence numbered 4 to 42 to be amended and substituted to now read as follows:

**General - all four licensing objectives**

1. *All sale of alcohol shall be in sealed containers only. Staff shall not open, or offer to open, alcohol for customers.*
2. *Staff shall not permit customers to consume alcohol on the premises.*
3. *A personal licence holder shall be on duty at the premises at all times when the premises is open to the public.*
4. *A telephone number for the premises, or the manager on duty, shall be displayed so that it is visible from the public highway.*
5. *The premises licence holder shall organize at least four (4) meetings per annum to discuss the operation of the premises with local residents. The meeting shall be advertised at least 14 days before the meeting by way of an A4 (or larger) notice displayed at the premises. The licensing authority shall be notified of the date of the meeting at least 14 days before the meeting by email to licensing@lbhf.gov.uk.*
6. *The premises licence holder shall arrange for a minute of the four (4) meetings per annum to be taken. A copy of the minutes shall be provided to all attendees who have provided their contact details and to the licensing authority by email to licensing@lbhf.gov.uk. A copy of the most recent minutes shall be kept at the premises and made available to Responsible Authority Officers on request.*
7. *The premises licence holder shall offer to meet any resident or business who makes a complaint about the operation of the premises. The premises licence holder shall display a sign to this effect prominently at the premises.*

8. *No beers, lagers, or ciders greater than 5.5% ABV shall be sold at the premises.*

9. *No single cans or bottles of beer, lager, or cider shall be sold at the premises.*

10. *There shall be no self-selection of spirits at the premises save for spirit mixtures of 5.5% ABV or less.*

11. *No miniature bottles of spirits of 20cl or below shall be sold from the premises.*

12. *Alcohol shall not be sold or supplied unless it has been paid for before or at the time it is provided to the customer.*

13. *Prominent signage disclosing the permitted hours for the sale of alcohol shall be displayed:*

- a. *at the entrance to the premises;*
- b. *where alcohol is displayed; and*
- c. *at point of sale.*

14. *The premises licence holder shall ensure that all staff engaged in the sale of alcohol are trained to a level commensurate with their employment at the premises. At a minimum the training shall consist of:*

- a. *the hours and conditions of this premises licence*
- b. *the licensing objectives*
- c. *the sale of alcohol to underage persons*
- d. *the Challenge 25 policy in operation at the premises*
- e. *the sale of alcohol to persons who are drunk*

15. *The premises licence holder shall ensure that all staff trained in relation to alcohol sign a training record to confirm that they have been so trained. Copies of staff training records shall be kept at the premises and made available to Responsible Authority Officers on request.*

16. *Staff members shall not be permitted or authorised to sell alcohol until they have undergone training in the sale of alcohol to a level commensurate with their employment at the premises.*

17. All staff employed at the premises engaged in the sale of alcohol shall undergo training to a level commensurate with their employment at the premises at least twice per annum.

18. The premises licence holder shall keep a record detailing all refused sales of alcohol. The record shall contain:

- a. the date of the refused sale
- b. the time of the refused sale
- c. the name of the staff member who refused the sale
- d. the reason for refusal

19. The record detailing all refused sales of alcohol shall be kept at the premises and made available to Responsible Authority Officers on request.

20. The Designated Premises Supervisor shall check the refusals register at least once a month to check that it is being completed by staff.

21. The premises licence holder shall retain full records of alcohol purchased for sale at the premises. A copy of these records shall be kept at the premises and made available to Responsible Authority Officers on request.

#### The prevention of crime and disorder

22. The premises licence holder shall retain a list of the names of known street drinkers that are provided to it by the Police and shall refuse the sale of alcohol to these persons or persons who appear to be purchasing alcohol on their behalf.

23. A minimum of one (1) SIA supervisor shall be on duty at the premises from 19:00 until 03:00 the day following.

24. The premises licence holder shall risk assess the need for additional SIA supervisors.

25. The premises shall install and maintain a comprehensive CCTV system as per the minimum requirements of the Hammersmith & Fulham Police Licensing Team. All entry and exit points shall be covered enabling frontal identification of every person entering in any light condition. The CCTV system shall continuously record whilst the premises is open for licensable activities and at all times when customers are on the premises. All recordings shall be stored for a minimum period of 31 days with date and

*time stamping. Viewing of recordings shall be made available upon request of Responsible Authority Officers throughout the entire 31 day period.*

**26. A staff member who is able to use the CCTV system shall be on duty at the premises at all times when the premises is open. This staff member must be able to provide Responsible Authority Officers with copies of recent CCTV images or data with an absolute minimum of delay when requested.**

**27. An incident log shall be kept at the premises, and made available on request to Responsible Authority Officers. It must be completed within 24 hours of the incident and will record the following:**

- a. all crimes reported to the venue**
- b. all ejections of patrons**
- c. any complaints received concerning crime and disorder**
- d. any incidents of disorder**
- e. any faults in the CCTV system**
- f. any visit by a relevant responsible authority or emergency service.**

**28. All beers, lagers, and ciders kept in the public part of the premises shall be kept in display units.**

**29. All display units for the display of alcohol shall have lockable, tamperproof shutters.**

**30. The shutters on display units for the display of alcohol shall be closed and locked at the end of permitted hours for the sale of alcohol and shall not be unlocked again until the start of the next period of permitted hours.**

**The prevention of public nuisance**

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

**32. All waste shall be properly presented and placed out for collection no earlier than 30 minutes before the scheduled collection times.**

**33. No waste or recyclable materials, including bottles, shall be moved, removed from or placed in outside areas between 23:00 hours and 07:00 hours on the following day.**

34. Whilst the premises is open to the public the premises licence holder shall ensure that sufficient measures are in place to remove and prevent litter or waste accumulating in front of, to the side of, and behind the premises. These areas shall be swept and/or washed and litter and sweepings collected and stored in accordance with the premises' refuse storage arrangements.

35. The premises licence holder shall ensure that the rear of the premises is jet-washed once per day between the hours of 07:00 and 23:00.

36. No collections of waste or recycling materials (including bottles) from the premises shall take place between 23:00 and 07:00 on the following day.

37. No deliveries to the premises shall take place between 23:00 and 07:00 the following day.

38. Any metal cages used for the delivery of goods shall be kept within the premises and shall not be stored on the public highway.

39. Any graffiti appearing on the premises shall be removed within 14 days of discovery.

#### Public safety

40. The maximum number of persons permitted to be inside the premises at any one time (including staff) shall not exceed thirty (30) persons.

41. The premises licence holder shall employ a suitable number of staff at the premises.

42. The premises licence holder shall provide and maintain at least two (2) panic buttons for use by staff.

43. The premises licence holder shall provide and maintain a security light to the rear of the premises.

#### The protection of children from harm

44. A Challenge 25 proof of age scheme shall be operated at the premises where the only acceptable forms of identification shall contain a photograph, date of birth, and a holographic mark or ultraviolet feature.

45. All staff employed at the premises engaged in the sale of alcohol shall be trained in the Challenge 25 scheme in operation at the premises. Staff members shall sign a training record to confirm that they have been trained in the Challenge 25 scheme. Copies of staff training records shall be kept at the premises and made available to Responsible Authority Officers on request.

46. All staff employed at the premises engaged in the sale of alcohol shall be trained in the Challenge 25 scheme at least twice per annum.

47. The premises licence holder shall display a poster at point of sale disclosing that the premises operates a Challenge 25 policy.

4. That the following condition shall be added to the Licence as follows:

48. Any sales of alcohol between the hours of 23:00 and 02:00 the day following shall be made by credit or debit card only

5. Each party to bear their own costs.

We consent to an Order being made in the above terms.

Solicitor for the Appellant P.M. Wharr Dated 6th May 2020  
WOODS WHARR SOLICITORS

Solicitor for the Respondent J. M. M. Dated 5 May 2020  
Principal Solicitor

Upon the above agreement having been produced to the Court on this Appeal

IT IS HEREBY ORDERED THAT:

1. The appeal is compromised as set out above

Signed \_\_\_\_\_ Dated \_\_\_\_\_  
 District Judge/Magistrate

WRM 4.

Welcome Shepherds Bush  
54 Uxbridge Rd  
Shepherds Bush  
W12 8LP

DATE: 17/06/2025 STORE: 743  
TIME: 1:39:30 AM TILL: 2  
OPERATOR: Rishabh TRANS: 63

\*\*\*\*\* YOUR ITEMS \*\*\*\*\*

Frosty Jacks Cider	£4.80
Sch Mix Paloma Blis	£2.90
Fullers L.Pride	£2.73

3 Items Total Sold £10.43

\*\*\*\*\* PAYMENT \*\*\*\*\*

Total	
Cash	
Change	

\*\*\*\*\*  
\* Duplicate Copy \*  
\*\*\*\*\*

VAT NO: 835745503  
Thank you for shopping with us



22706110020003600200010452042656

Welcome Shepherds Bush  
54 Uxbridge Rd  
Shepherds Bush  
W12 8LP

DATE: 19/06/2025 STORE: 743  
TIME: 1:38:10 PM TILL: 2  
OPERATOR: AJINESH TRANS: 431

\*\*\*\*\* YOUR ITEMS \*\*\*\*\*

Glens Vodka	£2.99
1 Item	Total Sold £2.99

\*\*\*\*\* PAYMENT \*\*\*\*\*

Total	£2.99
Cash	-£2.99
Change	£0.00

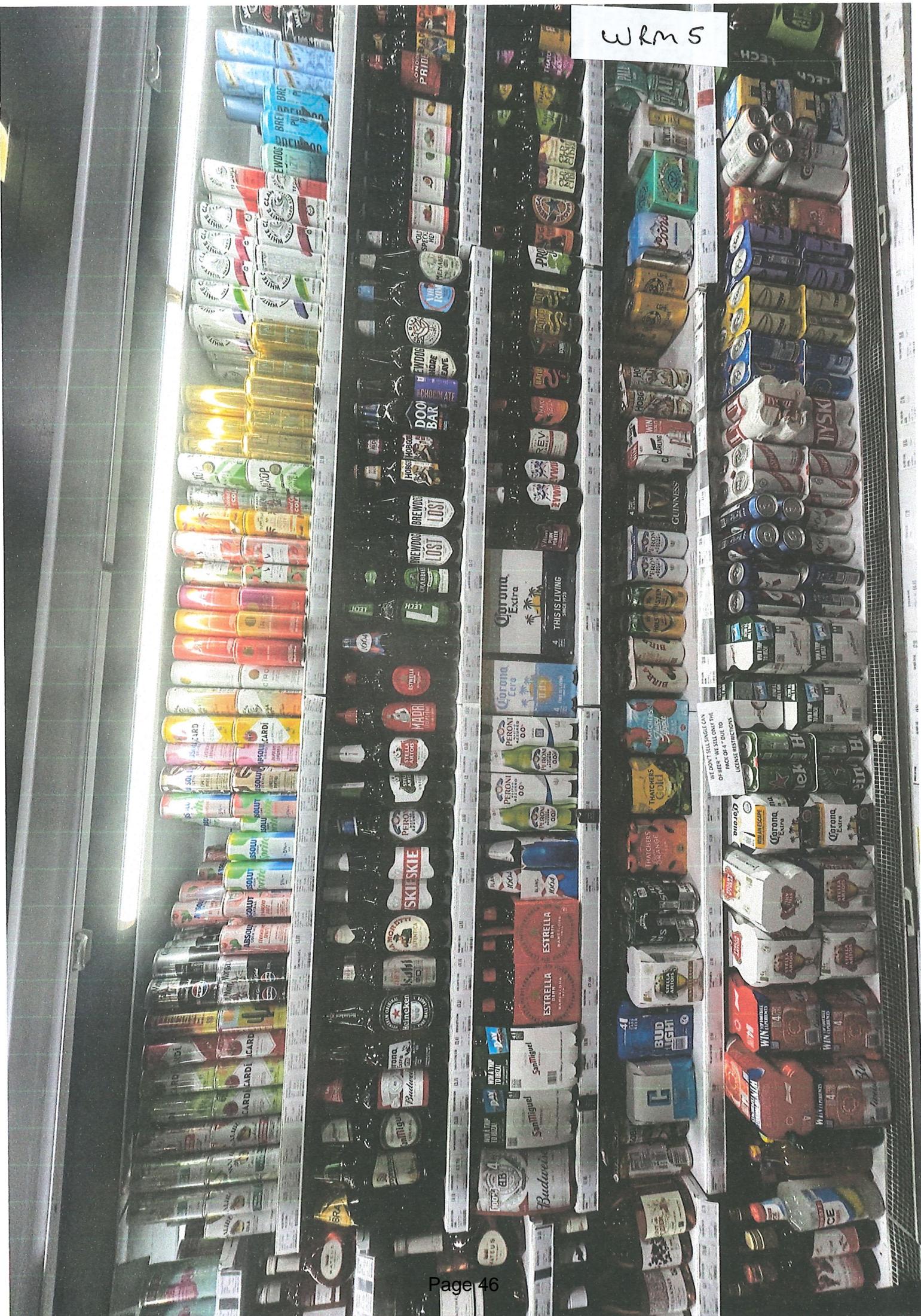
\*\*\*\*\*  
\* Duplicate Copy \*  
\*\*\*\*\*

VAT NO: 835745503  
Thank you for shopping with us

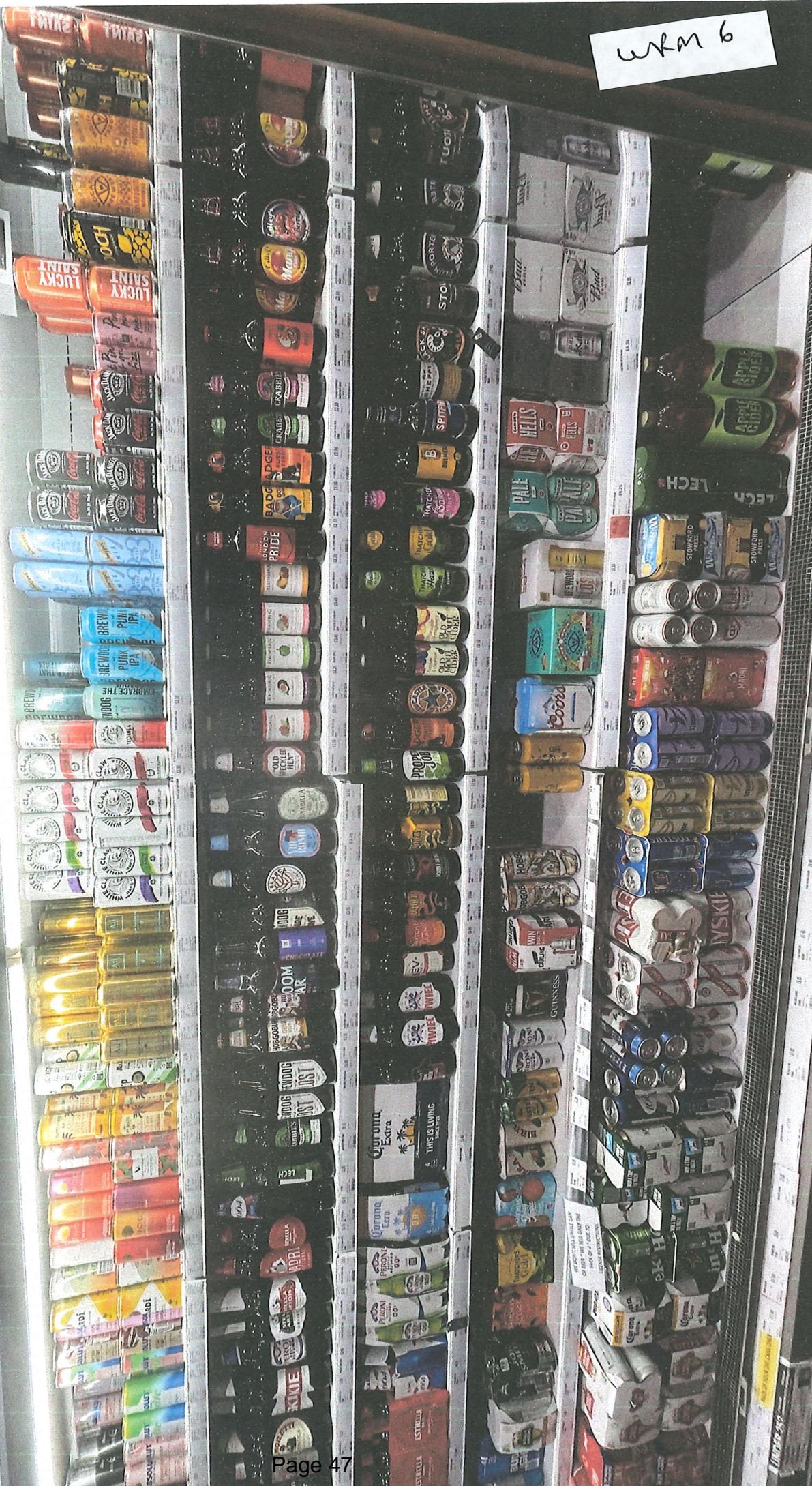


22706110020401310600010452042656

Wkm 5



WKN 6



Date : 03/06/2025

W.R.M 7

## Employee Training

Course Title : Sale of Alcohol

### Key Points :

- Any sale of Alcohol Between the hours of 23:00 and 02:00 the day following shall be made by credit or debit card only .
- No single cans or Bottles of beer, lager or ciders shall be sold at the premises.
- No beers, lager or ciders greater than 5.5% ABV shall be sold at the premises.

S.NO	Employee Name	position	Signature
1.	Ajinesh Salin	Manager	Xine
2.	Suganthy	Staff	Suganthy
3.	Rayesh	Shift Incharge	Rayesh
4.	Ananth	Staff	Ananth
5.	RTSHAP	Staff	RTSHAP
6.	Varadhan	STAFF	Varadhan
7.	Sameer	staff	Sameer
8.	Aaru mugam	staff	Aaru
9.	Joseph	staff	Joseph
10.	Solo	Security	Solo

Conducted by

Chandran  
Manoharan

WRM8

19/06/2025

£6.90

BROOKLYN CRISP LAGER  
4.4%ABV

£8.00

CRISBEG SPECIAL BREW  
4.8%ABV

£7.90

HOBE

A vertical strip of a stamp booklet, showing a close-up of a mint condition postage stamp. The stamp features a green and blue design with the text '19/06/2025' in orange. The background shows the textured paper of the stamp booklet.

A large collection of various liquor bottles, including brands like Fireball, Baileys, Southern Comfort, and Jim Beam, arranged in a dense stack.

WFM 10

19/06/2025

POLY MOULDS SHIP N 235

£27.75

£14.80

Section D (1)

MENTHOL

A pack of Camel Menthol cigarettes is shown at an angle. The pack is blue with the word 'CAMEL' in large, white, serif capital letters. Below it, 'MENTHOL' is printed in a smaller, white, sans-serif font. The pack is partially open, with several cigarettes visible. The background is dark and textured.

卷之三

WRM II

19/06/2025

WRM 11

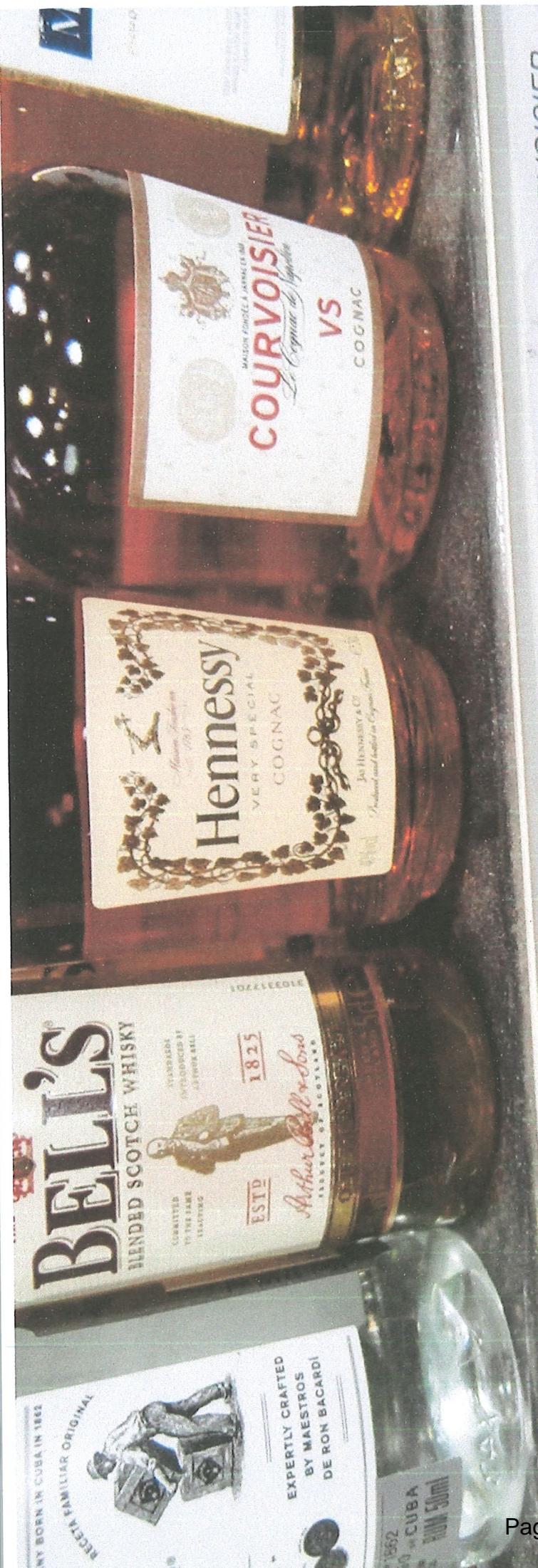
19/06/2025

£1.12

19/06/2025







COURVOISIER					
5CL 50ml					
	78230	DHA	£4.59		
	12				
	221124				
	3049197110199	OF OP			

HENNESSY 5CL					
EA	17155	£4.99			
	Elb				
	12				
	221124				
	3245990117155	OF OP			

BELLS					
ORIGINAL 5CL					
	387236	£2.99			
	Elb				
	12				
	221124				
	50387236	OF OP			

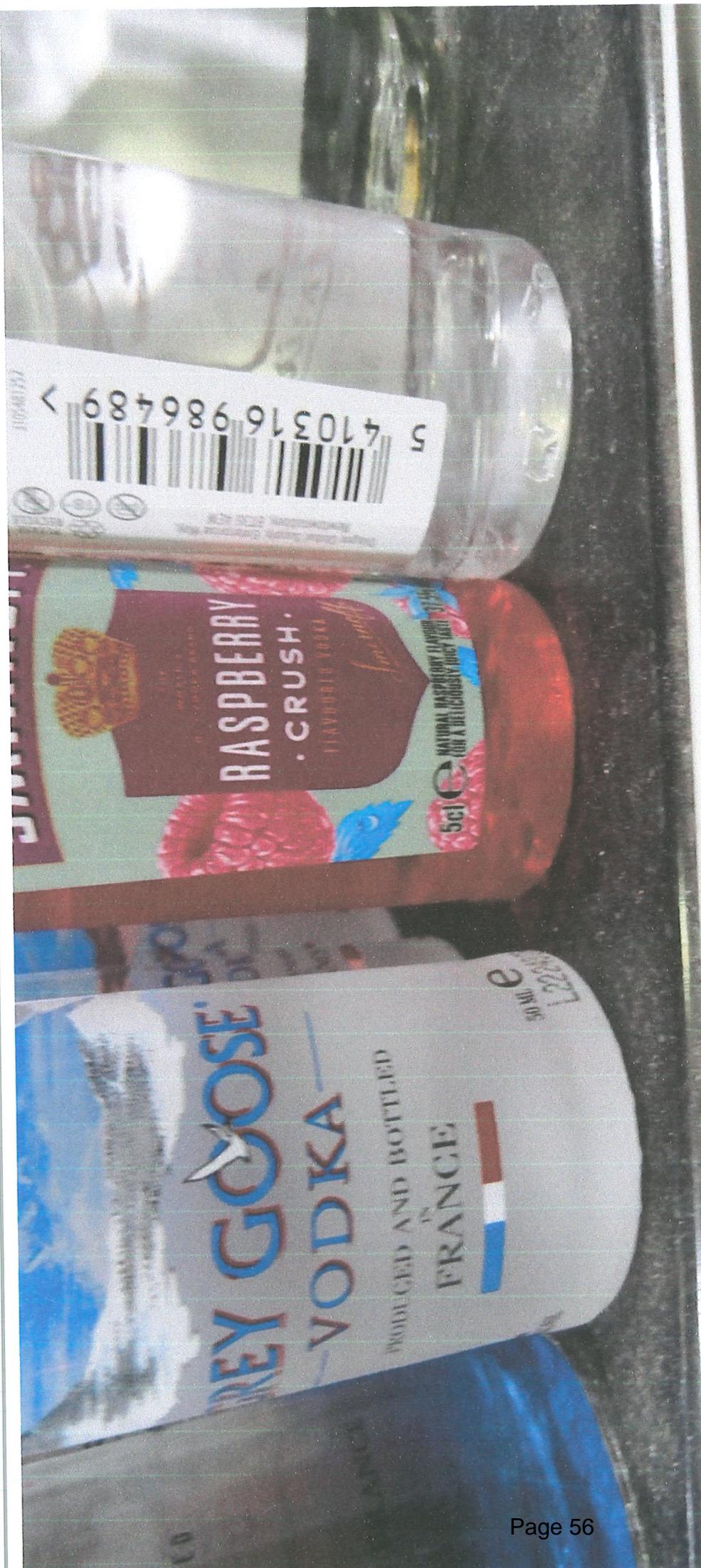
BACARDI 5CL					
5CL	831032	£2.99			
DHA					
12					
221124					
5010677012348	OF OP				

N RUM					
£4.50					

£ RM 14.

19/06/2025



SMIRNOFF RASPBERRY CRUSH	£6.99	5cl 223217 100 5410316986 12 221124 15 5410316986
SMIRNOFF RASPBERRY CRUSH	£3.29	66078 DHA
HEY GOOSE VODKA	£6.99	1 221124 100 5410316966078 12 221124 15 5410316966078
HEY GOOSE VODKA	£6.99	1 221124 100 5410316966078 12 221124 15 5410316966078



Item	Price	Unit	Description	Barcode
ADGER GOLDEN CHAMPN 30ML	£2.58	17	17 FERRET BOTTLE	
ADGER GOLDEN CHAMPN 500ML	£2.73	17	17 FERRET BOTTLE	

19/06/2025

THAI

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WRM 16

# Licensing Act 2003

## Premises Licence



**Premises Licence Number:** 2025/00978/LAPR

### Part 1 – Premises details

**Postal address of premises, or if none, OS map reference or description of the premises**

Co-Op  
54 Uxbridge Road

<b>Post town:</b> London	<b>Post code:</b> W12 8LP
<b>Telephone:</b> 020 8743 7711	

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

Not Applicable

**Licensable activities authorised by the licence:**

Late Night Refreshment -Indoors Only  
Sale of Alcohol Off the Premises

**The licence authorises the carrying out of the following licensable activities on the days and at the times specified below:**

Late Night Refreshment -Indoors Only  
Monday to Sunday 23:00 - 05:00

Sale of Alcohol Off the Premises  
Monday to Sunday 09:00 - 02:00

**The opening hours of the premises:**

No Restrictions

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

Off the premises only

## Part 2

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

Niza Enterprises Limited  
15 The Gallop  
Sutton  
Surrey  
SM2 5RU

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

04914942

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

Mr Chandran Manoharan  
[REDACTED]  
[REDACTED]  
[REDACTED]  
[REDACTED]

**Licensing Authority:** London Borough Of Merton  
**Personal Licence Number:** [REDACTED]

### Annex 1 – Mandatory Conditions

#### 1. Mandatory Condition

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 sale or supply of alcohol.

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

(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.

#### 2. Mandatory Condition

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.

2. For the purposes of the condition set out in paragraph 1—

(a) "duty" is to be construed in accordance with the Alcoholic Liquor Duties Act 1979;  
(b) "permitted price" is the price found by applying the formula—

$$P = D + (D \times V)$$

where—

(i) P is the permitted price,

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

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

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

(i) the holder of the premises licence,

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

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

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

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

3. Where the permitted price given by Paragraph (b) of paragraph 2 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(1) Sub-paragraph (2) applies where the permitted price given by Paragraph (b) of paragraph 2 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.

### 3. Mandatory Condition

(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, or

(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.

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

Not applicable

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

4. All sale of alcohol shall be sealed containers only. Staff shall not open, or offer to open, alcohol for customers.
5. Staff shall not permit customers to consume alcohol on the premises.
6. A personal licence holder shall be on duty at the premises at all times when the premises is open to the public.
7. A telephone number for the premises, or the manager on duty, shall be displayed so that it is visible from the public highway.
8. The premises licence holder shall organise at least four (4) meetings per annum to discuss the operation of the premises with local residents. The meeting shall be advertised at least 14 days before the meeting by way of an A4 (or larger) notice displayed at the premises. The licensing authority shall be notified of the date of the meeting at least 14 days before the meeting by email to [licensing@lbhf.gov.uk](mailto:licensing@lbhf.gov.uk).
9. The premises licence holder shall arrange for minutes of the four (4) meetings per annum to be taken. A copy of the minutes shall be provided to all attendees who have provided their contact details and to the licensing authority by email to [licensing@lbhf.gov.uk](mailto:licensing@lbhf.gov.uk). A copy of the most recent minutes shall be kept at the premises and made available to Responsible Authority Officers on request.
10. The premises licence holder shall offer to meet any resident or business who makes a complaint about the operation of the premises. The premises licence holder shall display a sign to this effect prominently at the premises.
11. No beers, lagers, or ciders greater than 5.5% ABV shall be sold at the premises.
12. No single cans or bottles of beer, lager, or cider shall be sold at the premises.
13. There shall be no self-selection of spirits at the premises save for spirit mixtures of 5.5% ABV or less.
14. No miniature bottles of spirits of 20cl or below shall be sold from the premises.
15. Alcohol shall not be sold or supplied unless it has been paid for before or at the time it is provided to the customer.
16. Prominent signage disclosing the permitted hours for the sale of alcohol shall be displayed:
  - a. At the entrance to the premises;
  - b. Where alcohol is displayed; and
  - c. At point of sale.
17. The premises licence holder shall ensure that all staff engaged in the sale of alcohol are trained to a level commensurate with their employment at the premises. At a minimum the training shall consist of:
  - a. The hours and conditions of this premises licence

- b. The licensing objectives
- c. The sale of alcohol to under age persons
- d. The Challenge 25 policy in operation at the premises
- e. The sale of alcohol to persons who are drunk

18. The premises licence holder shall ensure that all staff trained in relation to alcohol sign a training record to confirm that they have been so trained. Copies of staff training records shall be kept at the premises and made available to Responsible Authority Officers on request.

19. Staff members shall not be permitted or authorised to sell alcohol until they have undergone training in the sale of alcohol to a level commensurate with their employment at the premises.

20. All staff employed at the premises engaged in the sale of alcohol shall undergo training to a level commensurate with their employment at the premises at least twice per annum.

21. The premises licence holder shall keep a record detailing all refused sales of alcohol. The record shall contain:

- a. The date of the refused sale
- b. The time of the refused sale
- c. The name of the staff member who refused the sale
- d. The reason for refusal

22. The record detailing all refused sales of alcohol shall be kept at the premises and made available to Responsible Authority Officers on request.

23. The Designated Premises Supervisor shall check the refusals register at least once a month to check that it is being completed by staff.

24. The premises licence holder shall retain full records of alcohol purchased for sale at the premises. A copy of these records shall be kept at the premises and made available to Responsible Authority Officers on request.

25. The premises licence holder shall retain a list of the names of known street drinkers that are provided to it by the Police and shall refuse the sale of alcohol to these persons or persons who appear to be purchasing alcohol on their behalf.

26. A minimum of one (1) SIA supervisor shall be on duty at the premises from 19:00 until 03:00 the day following.

27. The premises licence holder shall risk assess the need for additional SIA supervisors.

28. The premises shall install and maintain a comprehensive CCTV system as per the minimum requirements of the Hammersmith & Fulham Police Licensing Team. All entry and exit points shall be covered enabling frontal identification of every person entering in any light condition. The CCTV system shall continuously record whilst the premises is open for licensing activities and at all times when customers are on the premises. All recordings shall be stored for a minimum period of 31 days with date

and time stamping. Viewing of recordings shall be made available upon request of Responsible Authority Officers throughout the entire 31 day period.

29. A staff member who is able to use the CCTV system shall be on duty at the premises at all times when the premises is open. This staff member must be able to provide Responsible Authority Officer with copies of recent CCTV images or data with an absolute minimum of delay when requested.

30. An incident log shall be kept at the premises, and made available on request to Responsible Authority Officers. It must be completed within 24 hours of the incident and will record the following:

- a. All crimes reported to the venue
- b. All ejections of patrons
- c. Any complaints received concerning crime and disorder
- d. Any incidents of disorder
- e. Any faults in the CCTV system
- f. Any visit by a relevant responsible authority or emergency service

31. All beers, lagers, and ciders kept in the public part of the premises shall be kept in display units.

32. All display units for the display of alcohol shall have lockable tamperproof shutters.

33. The shutters on display units for the display of alcohol shall be closed and locked at the end of permitted hours for the sale of alcohol and shall not be unlocked again until the start of the next period of permitted hours.

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

35. All waste shall be properly presented and placed out for collection no earlier than 30 minutes before the scheduled collection times.

36. No waste or recyclable materials, including bottles, shall be moved, removed from or placed in outside areas between 23:00 hours and 07:00 hours on the following day.

37. Whilst the premises is open to the public the premises licence holder shall ensure that sufficient measures are in place to remove and prevent litter or waste accumulating in front of, to the side of, and behind the premises. These areas shall be swept and/or washed and litter and sweepings collected and stored in accordance with the premises' refuse storage arrangements.

38. The premises licence holder shall ensure that the rear of the premises is jet-washed once per day between the hours of 07:00 and 23:00.

39. No collections of waste or recycling materials (including bottles) from the premises shall take place between 23:00 and 07:00 on the following day.

40. No deliveries to the premises shall take place between 23:00 and 07:00 the following day.

41. Any metal cages used for the delivery of goods shall be kept within the premises and shall not be stored on the public highway.

42. Any graffiti appearing on the premises shall be removed within 14 days of discovery.

43. The maximum number of persons permitted to be inside the premises at any one time (including staff) shall not exceed thirty (30) persons.

44. The premises licence holder shall employ a suitable number of staff at the premises.

45. The premises licence holder shall provide and maintain at least two (2) panic buttons for use by staff.

46. The premises licence holder shall provide and maintain a security light to the rear of the premises.

47. A challenge 25 proof of age scheme shall be operated at the premises where the only acceptable forms of identification shall contain a photograph, date of birth, and a holographic mark or ultraviolet feature.

48. All staff employed at the premises engaged in the sale of alcohol shall be trained in the Challenge 25 scheme in operation at the premises. Staff members shall sign a training record to confirm that they have been trained in the Challenge 25 scheme. Copies of staff training records shall be kept at the premises and made available to Responsible Authority Officers on request.

49. All staff employed at the premises engaged in the sale of alcohol shall be trained in the Challenge 25 scheme at least twice per annum.

50. The premises licence holder shall display a poster at point of sale disclosing that the premises operates a Challenge 25 policy.

51. Any sales of alcohol between the hours of 23:00 and 02:00 the day following shall be made by credit or debit card only.

**Signed:**   
**Authorised Officer**

**Date: 09.07.2025**

#### Annex 4- Plans:

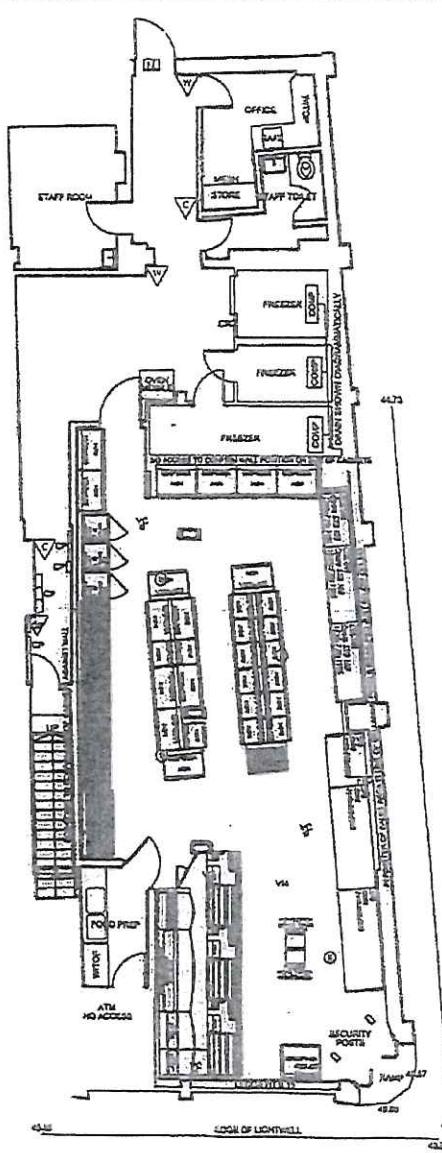
PROCTER & GAMBLE  
BUDGENS QUICKSTOP  
SHEPPARD'S BUSH

DEPARTMENT OF HOME AFFAIRS  
595/LA/05 -

FIRE SAFETY KEY		TO COMPLY WITH
1	9 LITRE WATER EXTINGUISHER	B.I. 5420 PT.1
2	2kg CARBON DIOXIDE EXTINGUISHER	B.I. 5424/2000 PT.1
3	DRY POWDER EXTINGUISHER	B.I. 5425/2000 PT.1
4	FOAM EXTINGUISHER	
5	fire exit signs	B.I. 5378/2000 PT.1
6	fire exit notice (directional)	B.I. 5378/2000 PT.1
7	keep locked shut notice	B.I. 5378/2000 PT.1
8	EMERGENCY LIGHT	B.I. 5329 PT.1
9	FREE ALARM CALL POINT	B.I. 5329 PT.1
10	SMOKE DETECTORS	B.I. 5329 PT.1
11	HEAT DETECTOR	
12	SELF CLOSING AND INTINSESCENT STRIPS	
13	PUSH DAY/PULL NIGHT	B.I. 5329 PT.1 (120)
14	VISION PANEL TO INTERNAL DOOR (200x150)	
15	fire blanket	

STORE AREAS KEY		
STONE AREA	SQUARE METRES	SQUARE FEET
EXISTING GROUND FLOOR	184	1980
EXISTING BASEMENT	SURVEY INCOMPLETE	
EXISTING FIRST FLOOR	-	-
EXISTING SECOND FLOOR	-	-
EXISTING TOTAL	-	-
PROPOSED GROUND FLOOR	184	1980
PROPOSED BASEMENT	SURVEY INCOMPLETE	
PROPOSED FIRST FLOOR	-	-
PROPOSED SECOND FLOOR	-	-
PROPOSED TOTAL	SURVEY INCOMPLETE	
EXISTING SALES AREA	99	1065
PROPOSED SALES AREA	99	1065

Licence number:  
2005/04228/LAPRT



Application Number:  
2005/04228/LAPRT

**BUDGENS**  
PROPERTY DEPARTMENT  
BUDGENS STORES LIMITED  
WIDEWATER PLACE, MARSHALL ROAD, HARFORD  
MIDDLESEX, UB9 6PE  
Telephone: 0870 804 169 • Fax: 0870 804 6629  
[www.budgens.com](http://www.budgens.com)

PROJECT TITLE: BUDGENS QUICKSTOP  
SHEPARDS BUSH  
PROJECT NUMBER: 123  
54 LUDGATE ROAD  
SHEPARDS BUSH  
LONDON  
W12 8LP  
TELEPHONE: 020 8 743 7711  
FAX:

DRAWING TITLE

SCALE 1:100 DATE JULY 2005  
DRAWN Estate Services

<u>DRAWING NUMBER</u> 595/LA/05	<u>REVISION</u> -
------------------------------------	----------------------

30.09.20152005/04228/LAPRT

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7049

**From:** [Charlotte.Bennett@met.police.uk](mailto:Charlotte.Bennett@met.police.uk) <[Charlotte.Bennett@met.police.uk](mailto:Charlotte.Bennett@met.police.uk)>  
**Sent:** 25 September 2025 21:19  
**To:** Licensing HF: H&F <[licensing@lbhf.gov.uk](mailto:licensing@lbhf.gov.uk)>  
**Subject:** Licensing Act 2003 - Reference: 2025/01481/LAPRR

Dear Licensing,

**RE: Co-Op 54 Uxbridge Road London W12 8LP - 2025/01481/LAPRR**

I am writing on behalf of the Metropolitan Police to support the application from Trading Standards and H&F Licensing, to review the premises licence for Co-Op 54 Uxbridge Road.

My support is based on evidence provided by Trading Standards and the Licensing Team, whereby they have detailed breaches by the premises which is contributing to crime and disorder and public nuisance.

Previous advice and recommendations from a former review do not appear to have been completed and the repeated problems suggests that the premises has chosen not to comply and has not attempted to be responsible operators. Shepherds Bush has a variety of problems relating to crime and disorder and the fact that a business is actively contributing to this, shows a disregard to the community and the issues that the area faces from a crime related perspective.

For these reasons I support the review of the premises.

Kind Regards,  
Charlotte

**PC Charlotte Bennett 3234AW | Hammersmith and Fulham | Police Licensing |  
Metropolitan Police**

Email: [Charlotte.Bennett@met.police.uk](mailto:Charlotte.Bennett@met.police.uk)

FH Licensing Mailbox: [AWMailbox-LicensingFH@met.police.uk](mailto:AWMailbox-LicensingFH@met.police.uk)

Licensing Team Mailbox: [AWMailbox.Licensing@met.police.uk](mailto:AWMailbox.Licensing@met.police.uk)



[Click here for Drink Spike Prevention and Ask for Angela materials](#)

[Click here for drink spiking advice](#)

**From:** noreply@lbhf.gov.uk <noreply@lbhf.gov.uk>  
**Sent:** 04 October 2025 07:14  
**To:** Tucker Matt: H&F <Matt.Tucker@lbhf.gov.uk>  
**Subject:** Comments for Licensing Application 2025/01481/LAPRR

## Comments summary

Dear Sir/Madam,

Licensing Application comments have been made. A summary of the comments is provided below. Comments were submitted at 04/10/2025 7:14 AM from [REDACTED]

### Application Summary

Address: 54 Uxbridge Road London W12 8LP  
Proposal: Premises Licence Review  
Case Officer: Matt Tucker

[Click for further information](#)

### Customer Details

Name: [REDACTED]

Email: [REDACTED]

Address: [REDACTED]

### Comments Details

Commenter Type: Residents Group  
Stance: Customer made comments in support of the Licensing Application  
Reasons for comment:  
Comments: 04/10/2025 7:14 AM I am writing to register my full support for the Premises Licence Review submitted by the Licensing Department in relation to Co-Op, on the grounds of the prevention of crime and disorder and the prevention of public nuisance.

This premises is located in well-known hotspot for anti-social behaviour (ASB), as identified by both the Police and local residents. It consistently attracts groups engaging in street drinking, loitering, and other nuisance activity throughout the day and evening. The pattern of behaviour associated with this store has had a serious negative impact on the surrounding area, contributing to intimidation of passers-by, noise, littering, and frequent disorder outside the shop and nearby public spaces.

Given the clear and sustained breach of licensing objectives, and the evidence of ongoing public nuisance and disorder, I strongly support the revocation of this premises licence. Revocation is the only proportionate measure that will protect the

community and deter further crime and nuisance in this location. The council should also liaise with the freeholder/landlord to ensure that an appropriate venue takes the place of the CO-OP. The opening times of the new venue should be carefully reviewed by the licensing team.

Regards

---

Kind regards

**From:** noreply@lbhf.gov.uk <noreply@lbhf.gov.uk>  
**Sent:** 14 October 2025 06:37  
**To:** Tucker Matt: H&F <Matt.Tucker@lbhf.gov.uk>  
**Subject:** Comments for Licensing Application 2025/01481/LAPRR

### Comments summary

Dear Sir/Madam,

Licensing Application comments have been made. A summary of the comments is provided below.  
Comments were submitted at 14/10/2025 6:37 AM from [REDACTED]

#### Application Summary

Address: 54 Uxbridge Road London W12 8LP  
Proposal: Premises Licence Review  
Case Officer: Matt Tucker

[Click for further information](#)

#### Customer Details

Name: [REDACTED]  
Email: [REDACTED]  
Address: [REDACTED]

#### Comments Details

Commenter Type: Neighbour  
Stance: Customer made comments in support of the Licensing Application  
Reasons for comment:  
Comments: 14/10/2025 6:37 AM I fully support the Premises Licence Review submitted by the Licensing Department regarding the Co-Op, on the grounds of preventing crime, disorder, and public nuisance.  
  
This premises is in a well-known hotspot for ASB, regularly attracting groups involved in street drinking, loitering, and nuisance activity. The resulting noise, litter, intimidation, and disorder have had a serious negative impact on the local community. I see this daily.  
  
Given the persistent breaches of licensing objectives and ongoing public nuisance, I strongly support the revocation of this licence. This is the only proportionate measure to protect residents and deter further issues. I also urge the Council to work with the landlord to ensure any future operator is appropriate, with carefully reviewed opening hours.

**From:** noreply@lbhf.gov.uk <noreply@lbhf.gov.uk>  
**Sent:** 15 October 2025 18:15  
**To:** Licensing HF: H&F <licensing@lbhf.gov.uk>  
**Subject:** Comments for Licensing Application 2025/01481/LAPRR

### Comments summary

Dear Sir/Madam,

Licensing Application comments have been made. A summary of the comments is provided below.  
Comments were submitted at 15/10/2025 6:14 PM from [REDACTED]

#### Application Summary

Address: 54 Uxbridge Road London W12 8LP

Proposal: Premises Licence Review

Case Officer: Matt Tucker

[Click for further information](#)

#### Customer Details

Name: [REDACTED]

Email: [REDACTED]

Address: [REDACTED]

#### Comments Details

Commenter Type: Neighbour

Stance: Customer made comments in support of the Licensing Application

Reasons for comment:

Comments: 15/10/2025 6:14 PM I would like to support the licence review of the Co-op at 54 Uxbridge Rd.

It is good to see the Council taking this action. Anti social behaviour, littering, crime and men lurking on the streets around the Green and on Uxbridge Rd are a real problem.

I wish to support the review on the grounds of improving public safety and public nuisance. Reviewing the licence, and potentially limiting the hours when alcohol is served can only contribute to a safer, cleaner and better high street .

Thanks for taking the time to carry out this review

**From:** [REDACTED] [REDACTED]  
**Sent:** 30 October 2025 09:08  
**To:** Tucker Matt: H&F <Matt.Tucker@lbhf.gov.uk>  
**Subject:** Re: Premises Licence Reviews – Retail 24 and Co-op, Uxbridge Road W12

Hi Matt  
Thanks for your email.  
Apologies for late reply and I hope it is still within deadline  
Address is 76 Uxbridge Road W128LP  
Many thanks  
[REDACTED]

Sent from [Outlook for Android](#)

---

**From:** Tucker Matt: H&F <[Matt.Tucker@lbhf.gov.uk](mailto:Matt.Tucker@lbhf.gov.uk)>  
**Sent:** Tuesday, October 21, 2025 6:03:48 PM  
**To:** [REDACTED]  
**Subject:** RE: Premises Licence Reviews – Retail 24 and Co-op, Uxbridge Road W12

Thank you for your e-mail [REDACTED] –

As mentioned on our website <https://www.lbhf.gov.uk/business/licensing/making-representation>, we can only accept a valid representation under the Licensing Act 2003 (the Act) if your full address is provided.

If you could do that by midnight on 30 October 2025 (same deadline for both applications), we can log this as a valid representation.

Kind regards

**Matt Tucker**  
**Interim Licensing Policy and Administration Team Leader**  
Licensing  
Place Department  
Hammersmith & Fulham Council

**T:** 07778 966423  
**E:** [Matt.Tucker@lbhf.gov.uk](mailto:Matt.Tucker@lbhf.gov.uk)  
**W:** [www.lbhf.gov.uk](https://www.lbhf.gov.uk)

***Please note – I work Monday, Tuesday, Wednesday and Friday.***



Have you signed up to our email notifications to receive alerts of relevant applications received by this department? If you would like to sign up, please click the link below: [email notification service](#).



Sign up to our [H&F Climate Connects newsletter](#).

**From:** [REDACTED]  
**Sent:** 20 October 2025 13:51  
**To:** Licensing HF: H&F <[licensing@lbhf.gov.uk](mailto:licensing@lbhf.gov.uk)>  
**Subject:** Premises Licence Reviews – [REDACTED] Co-op, Uxbridge Road W12

You don't often get email from [REDACTED]. [Learn why this is important](#)

Dear Sir/Madam,

I am writing in relation to the Premises Licence Reviews submitted by the Licensing Department on the following grounds:

- The prevention of crime and disorder
- The prevention of public nuisance

References:

- Co-op, 54 Uxbridge Road, London W12 8LP – Ref: 2025/01481/LAPRR (Licence 2025/00978/LAPR)
- [REDACTED]

My wife and I live on Uxbridge Road, Shepherd's Bush, very close to both premises. Since November 2024, we have been repeatedly subjected to serious anti-social behaviour outside our home. Groups frequently gather in front of our flat late at night, drinking alcohol, smoking drugs, playing loud music, loitering, and even urinating on our doorstep. These disturbances often continue from around 10 p.m. until 5 a.m. Few times we had to call the police as fights would break out within the group and arguments between individuals are often heard.

We have contacted the police and the council on numerous occasions. While enforcement teams have been effective in dispersing the individuals temporarily, the same groups return night after night. From our direct observation, the late-night sale of alcohol from these shops appears to be fuelling this behaviour. We have repeatedly seen individuals carrying blue bags full of alcohol purchased from these premises, returning multiple times throughout the night.

The surrounding pavement is often left littered with empty bottles, food waste, and other rubbish, creating an unpleasant and unsanitary environment.

I have also formally reported incidents of anti-social behaviour to the council in February (Ref: FS689402201) and April (Ref: FS704325658), and have made reports to the police as well.

This ongoing situation has severely affected our quality of life, disrupting our sleep and causing significant stress and anxiety, which in turn impacts our ability to work effectively.

While I fully support local businesses and understand the need for extended operating hours, I believe that alcohol sales late at night are directly contributing to crime and disorder in our area. I therefore urge the Licensing Department to take these concerns seriously and consider appropriate restrictions on late night alcohol sales at these premises.

Thank you for your time and attention. I would greatly appreciate any assistance or action that can be taken to help address this matter.

Kind regards,

Uxbridge Road W12, Shepherds Bush Green

**From:** noreply@lbhf.gov.uk <noreply@lbhf.gov.uk>  
**Sent:** 30 October 2025 09:51  
**To:** Tucker Matt: H&F <Matt.Tucker@lbhf.gov.uk>  
**Subject:** Comments for Licensing Application 2025/01481/LAPRR

### Comments summary

Dear Sir/Madam,

Licensing Application comments have been made. A summary of the comments is provided below.  
Comments were submitted at 30/10/2025 9:51 AM from [REDACTED]

#### Application Summary

Address: 54 Uxbridge Road London W12 8LP

Proposal: Premises Licence Review

Case Officer: Matt Tucker

[Click for further information](#)

#### Customer Details

Name: [REDACTED]

Email: [REDACTED]

Address: [REDACTED]

#### Comments Details

Commenter Type: Neighbour

Stance: Customer objects to the Licensing Application

Reasons for comment:

Comments: 30/10/2025 9:51 AM I am writing to ask that this licence to sell alcohol late at night is carefully considered as it has impacted the neighbourhood, local area and my life. Very often groups of people stay around the area and my flat smoking drugs, drinking alcohol bought from the shops around, urinating and leaving the area full of empty bottles of alcohol and food all over. I believe the council knows this already due to cctv cameras around. Many times, I called the police and council due to excessive noise and loud music throughout the night till 5 am many times. Selling alcohol late at night contributes to the anti-social behaviour in the area and certainly attracts more crime. Many thanks

Kind regards

**Hammersmith & Fulham Council**  
Licensing Team  
Hammersmith Town Hall  
London, W6 9JU  
Tel: 020 8753 1081  
Email: [licensing@lbhf.gov.uk](mailto:licensing@lbhf.gov.uk)  
Web: [www.lbhf.gov.uk](http://www.lbhf.gov.uk)



Niza Enterprises Ltd  
Co-Op  
54 Uxbridge Road  
London W12 8LP

**8 October 2025**  
When telephoning  
please ask for the  
Licensing Section.

E-mail:  
[licensing@lbhf.gov.uk](mailto:licensing@lbhf.gov.uk)

Dear Sirs –

**Licensing Act 2003- Premises Licence Review: 2025/01481/LAPRR**  
**Premises Name: Co-Op 54 Uxbridge Road London W12 8LP**

Further to my previous letter of 26 September 2025, I am writing to advise that, owing the need to correct some wording on our Notice, we have extended the consultation end date to 30 October 2025. Once this date has closed, we will be sending copies of any comments received.

As mentioned If you have any comments in relation to this application, please send this in writing to us at the above address or by email to [licensing@lbhf.gov.uk](mailto:licensing@lbhf.gov.uk). Also, in the interests of timely communication, we would appreciate confirmation of an up to date e-mail address and phone number from you.

Yours faithfully

A handwritten signature in black ink, appearing to read 'Matt Tucker'.

**Matt Tucker**  
**Interim Licensing Policy and Administration Team Leader**

Date:

2022-12-13 10:33

From:

"Licensing HF: H&F" <licensing@lbhf.gov.uk<mailto:licensing@lbhf.gov.uk>>

To:

"ragu@nizagroup.com<mailto:ragu@nizagroup.com>"  
<ragu@nizagroup.com<mailto:ragu@nizagroup.com>>

Copy:

"kishok@nizagroup.com<mailto:kishok@nizagroup.com>"  
<kishok@nizagroup.com<mailto:kishok@nizagroup.com>>

Dear Sir/Madam,,

Licensing Act 2003

Premises Licence Number: 2015/01222/LAPR

Premises Address: 54 Uxbridge Road London W12 8LP

Licence holder: Niza Enterprises Ltd

Designated Premises Supervisor ( DPS ): Jeyakrishnan Santhanakrishnan

I am writing in connection to the licensing inspection visits undertaken at the above premises this year. The Council as the Licensing Authority are the relevant authority for the issuing of Premises Licences (in accordance with the provisions of the Licensing Act 2003). The purpose of this visit was to ensure that the provisions of the Licensing Act 2003 are being complied with, and also to provide you with any guidance as appropriate.

As the licence holder in respect of the above licensed premises, you are responsible for ensuring that all terms and conditions of the premises licence are adhered to at all times the premises are open for the sale of alcohol. Following our visit on 19th of May 2022 the breaches identified were explained to you and you expressed that you would take the appropriate steps to remedy the situation immediately. I therefore did not expect to identify any non-compliance issues during my visit on 13th of September 2022, particularly considering the number of lapsed months between inspections.

All terms and conditions of the premises licence must be complied with at all times when the premises are trading. Failure to comply with the requirements of the Licensing Act 2003 and associated regulations is a criminal offence under Section 136 of the Licensing Act 2003 in which upon conviction the maximum sentence is an unlimited

fine or a prison sentence not exceeding six months, or both (for each individual offence).

The following matters were observed during each visit which constitute as contraventions of the legislation.

Please see my comments in red with respect to my most recent visit on the 13.09.2022 and confirm via written response that these matters have now been rectified.

Please provide a response confirming compliance with the conditions by the 21 December 2022.

If you require any further information or wish to discuss any concerns, please do not hesitate to contact me.

19.05.2022 Licensing inspection undertaken. The following breach of conditions were identified. Inspection sheet was left as warning letter.

- \* 6. A personal licence holder shall be on duty at the premises at all times when the premises is open to the public.
- \* 9. The premises licence holder shall arrange for minutes of the four (4) meetings per annum to be taken. A copy of the minutes shall be provided to all attendees who have provided their contact details and to the licensing authority by email to [licensing@lbhf.gov.uk](mailto:licensing@lbhf.gov.uk)<<mailto:licensing@lbhf.gov.uk>>. A copy of the most recent minutes shall be kept at the premises and made available to Responsible Authority Officers on request.
- \* 16. Prominent signage disclosing the permitted hours for the sale of alcohol shall be displayed:
  - a. At the entrance to the premises;
  - b. Where alcohol is displayed; and
  - c. At point of sale.
- \* 18. The premises licence holder shall ensure that all staff trained in relation to alcohol sign a training record to confirm that they have been so trained. Copies of staff training records shall be kept at the premises and made available to Responsible Authority Officers on request.
- \* 19. Staff members shall not be permitted or authorised to sell alcohol until they have undergone training in the sale of alcohol to a level commensurate with their employment at the premises.

\* 20. All staff employed at the premises engaged in the sale of alcohol shall undergo training to a level commensurate with their employment at the premises at least twice per annum.

\* 29. A staff member who is able to use the CCTV system shall be on duty at the premises at all times when the premises is open. This staff member must be able to provide Responsible Authority Officer with copies of recent CCTV images or data with an absolute minimum of delay when requested.

\* 30. An incident log shall be kept at the premises, and made available on request to Responsible Authority Officers. It must be completed within 24 hours of the incident and will record the following:

a. All crimes reported to the venue

b. All ejections of patrons

c. Any complaints received concerning crime and disorder

d. Any incidents of disorder

e. Any faults in the CCTV system

f. Any visit by a relevant responsible authority or emergency service

\* 44. The premises licence holder shall employ a suitable number of staff at the premises.

- staff present at the premises not aware of conditions and not trained as per training condition

13.09.2022 Licensing inspection re-visit. Following breach of conditions identified. Inspection sheet left as warning letter:

\* 6. A personal licence holder shall be on duty at the premises at all times when the premises is open to the public.

You must ensure that there is a personal licence holder on duty at the premises at all times the premises are open for the sale of alcohol. Staff member must obtain a Level 2 Award for Personal Licence Holders qualification and submit a personal licence application with the council they currently reside in. Please see the following link for more information on booking the course:

Accredited qualification providers: personal licence to sell alcohol - GOV.UK  
([www.gov.uk](http://www.gov.uk)<<http://www.gov.uk>>)

(Once staff members have obtained the certificate, they will need to submit a personal licence application with the council they currently reside in. Until the personal licence

is obtained from the council, you must ensure that an existing personal licence holder is present at the premises at all times the premises is open for the sale of alcohol).

Please confirm that you have successfully ensured that condition 6 shall be adhered to at all times that the premises are open for licensable activities.

\* 8. The premises licence holder shall organise at least four (4) meetings per annum to discuss the operation of the premises with local residents. The meeting shall be advertised at least 14 days before the meeting by way of an A4 (or larger) notice displayed at the premises. The licensing authority shall be notified of the date of the meeting at least 14 days before the meeting by email to [licensing@lbhf.gov.uk](mailto:licensing@lbhf.gov.uk)<mailto:licensing@lbhf.gov.uk>.

\* 9. The premises licence holder shall arrange for minutes of the four (4) meetings per annum to be taken. A copy of the minutes shall be provided to all attendees who have provided their contact details and to the licensing authority by email to [licensing@lbhf.gov.uk](mailto:licensing@lbhf.gov.uk)<mailto:licensing@lbhf.gov.uk>. A copy of the most recent minutes shall be kept at the premises and made available to Responsible Authority Officers on request.

Please confirm the date of your next residents meeting and send picture confirmation to [licensing@lbhf.gov.uk](mailto:licensing@lbhf.gov.uk)<mailto:licensing@lbhf.gov.uk> of the advertising notice displayed at the premises.

\* 28. The premises shall install and maintain a comprehensive CCTV system as per the minimum requirements of the Hammersmith & Fulham Police Licensing Team. All entry and exit points shall be covered enabling frontal identification of every person entering in any light condition. The CCTV system shall continuously record whilst the premises is open for licensing activities and at all times when customers are on the premises. All recordings shall be stored for a minimum period of 31 days with date and time stamping. Viewing of recordings shall be made available upon request of Responsible Authority Officers throughout the entire 31 days period.

Please confirm this condition is now in full compliance.

\* 30. An incident log shall be kept at the premises, and made available on request to Responsible Authority Officers. It must be completed within 24 hours of the incident and will record the following:

- a. All crimes reported to the venue
- b. All ejections of patrons
- c. Any complaints received concerning crime and disorder

- d. Any incidents of disorder
- e. Any faults in the CCTV system
- f. Any visit by a relevant responsible authority or emergency service

Please of your incident record that is used to records details of incidents (if any) outlined under condition 30.

Other comments:

\* 16. Prominent signage disclosing the permitted hours for the sale of alcohol shall be displayed:

- a. At the entrance to the premises;
- b. Where alcohol is displayed; and
- c. At point of sale

Please send picture confirmation to [licensing@lbhf.gov.uk](mailto:licensing@lbhf.gov.uk) confirming that the signage displayed at the entrance to the premises has been moved to the door where it is visible to members of the public.

17. The premises licence holder shall ensure that all staff engaged in the sale of alcohol are trained to a level commensurate with their employment at the premises. At a minimum the training shall consist of:

- a. The hours and conditions of this premises licence
- b. The licensing objectives
- c. The sale of alcohol to underage persons
- d. The Challenge 25 policy in operation at the premises
- e. The sale of alcohol to persons who are drunk

18. The premises licence holder shall ensure that all staff trained in relation to alcohol sign a training record to confirm that they have been so trained. Copies of staff training records shall be kept at the premises and made available to Responsible Authority Officers on request.

19. Staff members shall not be permitted or authorised to sell alcohol until they have undergone training in the sale of alcohol to a level commensurate with their employment at the premises.

Please forward a copy of your most recent staff training records demonstrating conditions 17, 18 and 19 have been complied with.

Hammersmith and Fulham Council offer regular low-cost, high quality training to local retailers of age-restricted goods. The sessions are currently on-line. The sessions are intended to equip employees with the knowledge and materials they need to ensure they avoid age-restricted sales and manage their businesses well.

If you are interested in this, for information on booking, training dates and costs, please contact Doug Love on 020 8753 4493 or [trading.standards@lbhf.gov.uk](mailto:trading.standards@lbhf.gov.uk)

20. All staff employed at the premises engaged in the sale of alcohol shall undergo training to a level commensurate with their employment at the premises at least twice per annum.

\* 25. The premises licence holder shall retain a list of the names of known street drinkers that are provided to it by the Police and shall refuse the sale of alcohol to these persons or persons who appear to be purchasing alcohol on their behalf.

Are you able to confirm if you have a record of street drinkers that you have identified and reported to police?

\* 21. The premises licence holder shall keep a record detailing all refused sales of alcohol. The record shall contain:

- a. The date of the refused sale
- b. The time of the refused sale
- c. The name of the staff member who refused the sale
- d. The reason for refusal

\* 22. The record detailing all refused sales of alcohol shall be kept at the premises and made available to Responsible Authority Officers on request.

\* 23. The Designated Premises Supervisor shall check the refusals register at least once a month to check that it is being completed by staff.

All refusals of alcohol must be recorded. The refusals log must note the date and time of the refusal; the name of the staff member refusing; and the reason for refusal. The DPS should sign and date each page of the refusals record to demonstrate that it checked and used. All staff working behind the counter must have access to the refusals record and be informed on how and when to use it.

Please send picture confirmation of your most recent refusals record demonstrating that the refusals record is being used and checked by the DPS as required under conditions 21 to 23.

Kind regards,

Sophia Barrett

Licensing Compliance Assistant

The Environment Department

Hammersmith & Fulham Council

[sophia.barrett@lbhf.gov.uk](mailto:sophia.barrett@lbhf.gov.uk)<mailto:sophia.barrett@lbhf.gov.uk>

[licensing@lbhf.gov.uk](mailto:licensing@lbhf.gov.uk)<mailto:licensing@lbhf.gov.uk>

Generated by SMMsg suite (Scalabium Software, <http://www.scalabium.com/msg>)

From: "Licensing HF: H&F" <licensing@lbhf.gov.uk>  
Sent: Monday, July 10, 2023 11:41:41 am  
To: Licensing HF: H&F  
Subject: Niza Enterprises Ltd 54 Uxbridge Road London W12 8LP  
Body: Dear Sir/Madam,

Licensing Act 2003  
Premises Licence Number: 2015/01222/LAPR  
Premises Address: 54 Uxbridge Road London W12 8LP  
Licence holder: Niza Enterprises Ltd  
Designated Premises Supervisor ("DPS"): Jeyakrishnan Santhanakrishnan

We are writing in connection to the licensing inspection visit undertaken at the above premises on 29th June 2023. The Council as the Licensing Authority are the relevant authority for the issuing of Premises Licences (in accordance with the provisions of the Licensing Act 2003). The purpose of this visit was to ensure that the provisions of the Licensing Act 2003 are being complied with, and to provide you with any guidance as appropriate.

As the licence holder in respect of the above licensed premises, you are responsible for ensuring that all terms and conditions of the premises licence are always adhered to when the premises is opened for the sale of alcohol.

Following our visit on 29th June 2023 the following breaches were identified. They were explained to you and you expressed that you would take the appropriate steps to remedy the situation immediately.

All terms and conditions of the premises licence must be complied with at all times when the premises is trading. Failure to comply with the requirements of the Licensing Act 2003 and associated regulations is a criminal offence under Section 136 of the Licensing Act 2003, in which upon conviction, the maximum sentence is an unlimited fine or a prison sentence not exceeding six months, or both (for each individual offence).

The following matters were observed during our visit which constitute as contraventions of the legislation.

Please see our comments in red with respect to my most recent visit on the 29th June 2023 then confirm via written response that these matters have now been rectified.

Please provide a response confirming compliance with the conditions by the 21 July 2023.

29/06/2023 – Licensing inspection undertaken. The following breach of conditions were identified. Inspection sheet was left as warning letter.

8. The premises licence holder shall organise at least four (4) meetings per annum to discuss the operation of the premises with local residents. The meeting shall be advertised at least 14 days before the meeting by way of an A4 (or larger) notice displayed at the premises. The licensing authority shall be notified of the date of the meeting at least 14 days before the meeting by email to [licensing@lbhf.gov.uk](mailto:licensing@lbhf.gov.uk)<mailto:licensing@lbhf.gov.uk>.

Please confirm that you have successfully arranged these meetings and provide us with the notification.

9. The premises licence holder shall arrange for minutes of the four (4) meetings per annum to be taken. A copy of the minutes shall be provided to all attendees who have provided their contact details and to the licensing authority by email to [licensing@lbhf.gov.uk](mailto:licensing@lbhf.gov.uk)<mailto:licensing@lbhf.gov.uk>. A copy of the most recent minutes shall be kept at the premises and made available to Responsible Authority Officers on request.

Please provide minutes of the meetings to us by email.

11. No beers, lagers, or ciders greater than 5.5% ABV shall be sold at the premises.

We noticed that you had 4 brands of beers/ciders on display that were greater than 5.5 ABV. We asked you to remove those immediately. Kindly confirm that you are not displaying or selling beers, lagers or ciders that is greater than 5.5% ABV.

Condition 25 was not adhered to and we have asked the Police to send you the list. As soon as they do kindly ensure you are complying with that condition. Also please be advised that you will need to contact the police if you have not heard from them as it is your responsibility to ensure that you comply with this condition. The Police email address for Kris Cardwell is: [Kristen.Cardwell@met.police.uk](mailto:Kristen.Cardwell@met.police.uk)<mailto:Kristen.Cardwell@met.police.uk>

You were operating with accordance with the other conditions on your premises licence, and we encourage you to continue to do so.

If you require any further information or wish to discuss any concerns, please do not hesitate to contact me.

Kind regards,  
Sophia Barrett  
Licensing Compliance Assistant  
The Environment Department  
Hammersmith & Fulham Council

## Premises – record of inspection

Hammersmith &amp; Fulham Licensing Section Town Hall Extension, 6th Floor, W6 9JU

Name of premises	Co - Op		
Address	54 Caxbridge Road		
Person spoken to	Ajinesh Salin Nesh Kumar		
Position	Manager		
	Post code	W12 8LP	
	Date	13 06 2025	
	Time	17:00	

## Premises licence

Premises type	Off licence	Capacity	N/A
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## Activities at time of inspection:

<input checked="" type="checkbox"/> Sale of alcohol	<input type="checkbox"/> Late night refreshment	<input type="checkbox"/> Plays	<input type="checkbox"/> Boxing or wrestling	<input type="checkbox"/> Live music
<input type="checkbox"/> Recorded music	<input type="checkbox"/> Performance of dance	<input type="checkbox"/> Films	<input type="checkbox"/> Indoor sporting events	<input type="checkbox"/> Anything similar

## Licence displayed:

 Yes  No

## Full licence available:

 Yes  No

## Letter of designated authority:

 Yes  NoDPS Not available at time of visitPersonal licence available:  Yes  NoStaff aware of conditions:  Yes  NoBreach of conditions:  Yes  No

## Details of breaches or other matters identified during the inspection:

Condition #6, #12, 13, 14
#8 #9

## Health &amp; safety (tick if unsatisfactory):

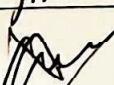
<input type="checkbox"/> Overcrowding	<input type="checkbox"/> Escape routes	<input checked="" type="checkbox"/> Fire extinguishers - Fully compliant.
<input type="checkbox"/> Fire doors	<input type="checkbox"/> Capacity limit	<input type="checkbox"/> Queuing control

## Further comments:

Improvements to be made in order to be fully compliant with the current licensing conditions - 6, 8, 9, 12, 13, 14

## Please tick as applicable:

I certify that the issue(s) identified above have been brought to my attention and I undertake to rectify any breaches identified above. I have been advised that formal action may be taken for the above breaches. Tick to accept

Name Ajinesh Salin Nesh KumarOfficer F. SinhaSignature Page 85 Signature 

# Premises – record of inspection

Hammersmith &amp; Fulham Licensing Section Town Hall Extension, 6th Floor, W6 9JU

Name of premises	Co - Op		
Address	54 Clxbidge Road		
Person spoken to	Ajinesh Salin Nesh Kumar		
Position	Manager		
	Post code	W12 8LP	
	Date	13 06 2025	
	Time	17:10	

## Premises licence

Premises type	Off licence	Capacity	N/A
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### Activities at time of inspection:

Sale of alcohol  Late night refreshment  Plays  Boxing or wrestling  Live music  
 Recorded music  Performance of dance  Films  Indoor sporting events  Anything similar

### Licence displayed:

Yes  No

### Full licence available:

Yes  No

### Letter of designated authority:

Yes  No

DPS *Not available at time of visit*

Personal licence available:  Yes  No

Staff aware of conditions:  Yes  No

Breach of conditions:  Yes  No

### Details of breaches or other matters identified during the inspection:

*Condition #6, #12, 13, 14*  
*#8 #9*

### Health & safety (tick if unsatisfactory):

Overcrowding  Escape routes  Fire extinguishers - Fully compliant.  
 Fire doors  Capacity limit  Queuing control

### Further comments:

*Improvements to be made in order to be fully compliant with the current licensing conditions - 6, 8, 9, 12, 13, 14*

### Please tick as applicable:

I certify that the issue(s) identified above have been brought to my attention and I undertake to rectify any breaches identified above. I have been advised that formal action may be taken for the above breaches. Tick to accept

Name *Ajinesh Salin Nesh Kumar*

Officer *F. Simons*

Signature *[Signature]*

Page 85 Signature *[Signature]*

## Powers of a licensing authority on the determination of a review

- 11.16 The 2003 Act provides a range of powers for the licensing authority which it may exercise on determining a review where it considers them appropriate for the promotion of the licensing objectives.
- 11.17 The licensing authority may decide that the review does not require it to take any further steps appropriate to promoting the licensing objectives. In addition, there is nothing to prevent a licensing authority issuing an informal warning to the licence holder and/or to recommend improvement within a particular period of time. It is expected that licensing authorities will regard such informal warnings as an important mechanism for ensuring that the licensing objectives are effectively promoted and that warnings should be issued in writing to the licence holder.
- 11.18 However, where responsible authorities such as the police or environmental health officers have already issued warnings requiring improvement – either orally or in writing – that have failed as part of their own stepped approach to address concerns, licensing authorities should not merely repeat that approach and should take this into account

Revised Guidance issued under section 182 of the Licensing Act 2003 | [99](#)

when considering what further action is appropriate. Similarly, licensing authorities may take into account any civil immigration penalties which a licence holder has been required to pay for employing an illegal worker.

- 11.19 Where the licensing authority considers that action under its statutory powers is appropriate, it may take any of the following steps:
  - modify the conditions of the premises licence (which includes adding new conditions or any alteration or omission of an existing condition), for example, by reducing the hours of opening or by requiring door supervisors at particular times;
  - exclude a licensable activity from the scope of the licence, for example, to exclude the performance of live music or playing of recorded music (where it is not within the incidental live and recorded music exemption)<sup>10</sup>;
  - remove the designated premises supervisor, for example, because they consider that the problems are the result of poor management;
  - suspend the licence for a period not exceeding three months;
  - revoke the licence.
- 11.20 In deciding which of these powers to invoke, it is expected that licensing authorities should so far as possible seek to establish the cause or causes of the concerns that the representations identify. The remedial action taken should generally be directed at these causes and should always be no more than an appropriate and proportionate response to address the causes of concern that instigated the review.

- 11.21 For example, licensing authorities should be alive to the possibility that the removal and replacement of the designated premises supervisor may be sufficient to remedy a problem where the cause of the identified problem directly relates to poor management decisions made by that individual.
- 11.22 Equally, it may emerge that poor management is a direct reflection of poor company practice or policy and the mere removal of the designated premises supervisor may be an inadequate response to the problems presented. Indeed, where subsequent review hearings are generated, it should be rare merely to remove a succession of designated premises supervisors as this would be a clear indication of deeper problems that impact upon the licensing objectives.
- 11.23 Licensing authorities should also note that modifications of conditions and exclusions of licensable activities may be imposed either permanently or for a temporary period of up to three months. Temporary changes or suspension of the licence for up to three months could impact on the business holding the licence financially and would only be expected to be pursued as an appropriate means of promoting the licensing objectives or preventing illegal working. So, for instance, a licence could be suspended for a weekend as a means of deterring the holder from allowing the problems that gave rise to the review to happen again. However, it will always be important that any detrimental financial impact that may result from a licensing authority's decision is appropriate and proportionate to the promotion of the licensing objectives and for the prevention of illegal working in licensed premises. But where premises are found to be trading irresponsibly, the licensing authority should not hesitate, where appropriate to do so, to take tough action to tackle the problems at the premises and, where other measures are deemed insufficient, to revoke the licence.

## **Reviews arising in connection with crime**

- 11.24 A number of reviews may arise in connection with crime that is not directly connected with licensable activities. For example, reviews may arise because of drugs problems at the premises, money laundering by criminal gangs, the sale of contraband or stolen goods, the sale of firearms, or the sexual exploitation of children. Licensing authorities do not have the power to judge the criminality or otherwise of any issue. This is a matter for the courts. The licensing authority's role when determining such a review is not therefore to establish the guilt or innocence of any individual but to ensure the promotion of the crime prevention objective.
- 11.25 Reviews are part of the regulatory process introduced by the 2003 Act and they are not part of criminal law and procedure. There is, therefore, no reason why representations giving rise to a review of a premises licence need be delayed pending the outcome of any criminal proceedings. Some reviews will arise after the conviction in the criminal courts of certain individuals, but not all. In any case, it is for the licensing authority to determine whether the problems associated with the alleged crimes are taking place on the premises and affecting the promotion of the licensing objectives. Where a review follows a conviction, it would also not be for the licensing authority to attempt to go beyond any finding by the courts, which should be treated as a matter of undisputed evidence before them.

11.26 Where the licensing authority is conducting a review of the premises, it should take into account the circumstances in which the premises have been used for criminal purposes, its role is solely to determine what steps should be taken in connection with the premises licence, for the promotion of the crime prevention objective. It is important to recognise that certain criminal activity or associated problems may be taking place or have taken place despite the best efforts of the licence holder and the staff working at the premises and despite full compliance with the conditions attached to the licence. In such circumstances, the licensing authority is still empowered to take any appropriate steps to remedy the problems. The licensing authority's duty is to take steps with a view to the promotion of the licensing objectives and the prevention of illegal working in the interests of the wider community and not those of the individual licence holder.

11.27 There is certain criminal activity that may arise in connection with licensed premises which should be treated particularly seriously. These are the use of the licensed premises:

- for the sale and distribution of drugs controlled under the Misuse of Drugs Act 1971 and the laundering of the proceeds of drugs crime;
- for the sale and distribution of illegal firearms;
- for the evasion of copyright in respect of pirated or unlicensed films and music, which does considerable damage to the industries affected;
- for the illegal purchase and consumption of alcohol by minors which impacts on the health, educational attainment, employment prospects and propensity for crime of young people;
- for prostitution or the sale of unlawful pornography;
- by organised groups of paedophiles to groom children;
- as the base for the organisation of criminal activity, particularly by gangs;

**102** | Revised Guidance issued under section 182 of the Licensing Act 2003

- for the organisation of racist activity or the promotion of racist attacks;
- for employing a person who is disqualified from that work by reason of their immigration status in the UK;
- for unlawful gambling; and
- for the sale or storage of smuggled tobacco and alcohol.

11.28 It is envisaged that licensing authorities, the police, the Home Office (Immigration Enforcement) and other law enforcement agencies, which are responsible authorities, will use the review procedures effectively to deter such activities and crime. Where reviews arise and the licensing authority determines that the crime prevention objective is being undermined through the premises being used to further crimes, it is expected that revocation of the licence – even in the first instance – should be seriously considered.