

Licensing Sub-Committee

Agenda

Tuesday 17 February 2026 at 6.30 pm

This meeting will be held remotely

Watch the meeting live: youtube.com/hammersmithandfulham

MEMBERSHIP

Administration:	Opposition:
Councillor Callum Nimmo (Vice Chair) Councillor Wesley Harcourt	Councillor Dominic Stanton

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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

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

Date Issued: 5th February 2026

Licensing Sub-Committee Agenda

17 February 2026

<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.	THE BROWN COW, 676 AND 678-680 FULHAM ROAD, LONDON, SW6 5SA - WITHDRAWN	3 - 64
4.	CO-OP - 54 UXBRIDGE ROAD, LONDON, W12 8LP – 6:30PM	65 - 156

Contents:

1. THE APPLICATION.
 - 1.1 Application Requested.
 - 1.2 Applicants Operating Schedule.
2. BACKGROUND.
3. CONSULTATION.
 - 3.1 Relevant Representations.
4. OTHER INFORMATION.
 - 4.1 Enforcement History.
 - 4.2 Temporary Event Notices (“TENs”).
5. POLICY CONSIDERATIONS.
6. DETERMINATION.

APPENDICES

Appendix 1 - Premises Licence Application and Plan.

Appendix 2 - Existing Premises Licence 676 Fulham Road.

Appendix 3 – Existing Premises Licence 678-680 Fulham Road.

Appendix 4 – Ariel Map of the Site and Surrounding Area.

Appendix 5 – Representations.

Appendix 6 – Police Agreed Conditions.

1. The Application.

On the 18th December 2025, the agent for the applicant, John Gaunt & Partners submitted a premises licence application on behalf of Butcombe Brewery Limited, (“the applicant”) in respect of premises 676 and 678-680 Fulham Road, London, SW6 5SA.

1.1 Application Requested.

The applicant is the current premises licence holder for 676 Fulham Road, London and has now acquired 678-680 Fulham Road, London. A new premises licence is sought that merges both premises in layout and licensable activities. The applicant seeks the following licensable activities.

Playing of Recorded Music - (Indoors only):

Monday to Sunday: 00:00 – 23:59.

The Provision of Late-Night Refreshment - (Indoors only):

Monday to Saturday: 23:00 – 00:00.

Sunday: 23:00 – 23:30.

Supply of Alcohol – (On Sales Only):

Monday to Saturday: 08:00 – 00:00.

Sunday: 08:00 – 22:30.

Opening Hours of the Premises:

Monday to Saturday: 08:00 – 00:30.

Sunday: 08:00 – 00:00.

Non-Standard timings

New Years Eve from the end of permitted hours on New Years Eve to the start of permitted hours on the following day.

A copy of the application form and plan can be seen at Appendix 1 of this report. The current premises licenses can be found at Appendix 2, (676 Fulham Road, London). and the adjoining premises licence can be found at Appendix 3, (678 – 680 Fulham Road, London).

1.2 Applicants Operating Schedule.

The Applicant has proposed a number of steps to promote the four licensing objectives should the application be granted which can be seen at Appendix 1, page 11 of the application form.

2. Background.

The main access to the premises is located on Fulham Road. The area mainly consists of residential properties with a distinct high street. An ariel map of the site and surrounding area can be found at Appendix 4 of this report.

There are several options for transport away from the area including buses and taxis which run from in and around the Fulham area. Parsons Green tube station is an 8-minute walk away and Putney Bridge tube station is a 15-minute walk away.

3. Consultation.

A public notice was displayed at the premises for 28 days. The application was advertised in a local circular and all statutory consultees were notified as required by the Regulations. The Council has served written notice of hearing upon the applicant and all those parties that have made representations in respect of the application.

3.1. Relevant Representations.

The Licensing Authority received 4 individual representations, 1 representation from Felden and Swift Residents Association and 1 representation from Councillor Downer-Sanderson. A copy of the representations can be found at Appendix 5 of this report.

At the time of writing this report, solicitor Tim Shield and Cllr Downer Sanderson were arranging a community meeting to discuss residents' concerns.

The Metropolitan Police and the applicant have agreed further conditions and these can be found at Appendix 6 of this report.

4. Other INFORMATION.

4.1 Enforcement History.

The last recorded incident was recorded in November 2019 and related to patron noise. A warning was issued at the time.

4.2 Temporary Event Notices ("TENS").

The premises have not applied for a Temporary Event Notice (TEN's) in the last 10 years.

5. POLICY CONSIDERATIONS.

5.1 Section 2 pages 7 and 8 of the Statement of Licensing Policy ("SLP") states the Licensing Authority is keen to support the licensed sector and leisure offer within the borough, with a particular focus on business resilience and growing a robust and thriving cultural and leisure sector.

To achieve this the Licensing Authority has identified three key themes of the Licensing Policy and the Licensing Authority's approach to implementing it. These are:

- A sustainable, well-run licensed sector.
- Hammersmith & Fulham as a good place to live, work and enjoy leisure; and,
- A safe licensing environment and night-time economy.

5.2 Section 5 pages 12 and 13 of the SLP states that in order to ensure the promotion of the four Licensing Objectives the Licensing Authority will require applicants to detail in their operating schedule:

- The steps proposed to promote the licensing objective of the prevention of crime and disorder on, and in the vicinity of, the premises, having regard to their location, character, condition, the nature and extent of the proposed use and the persons likely to use the premises.
- The steps proposed to ensure the physical safety of people using the relevant premises or place.
- How they intend to prevent nuisance arising, prevent disturbance and protect amenity so far as is appropriate to ensure that the Licensing Objectives are met. Where there is a relevant representation regarding extended hours, the Licensing Authority will not permit an extension unless it is satisfied that the Licensing Objectives would be met.
- The measures and management controls in place to protect children from harm. Where appropriate a written childcare policy should be available and be incorporated in the induction of staff.

5.3 Section 10 policy 3 page 21 of the SLP states that where there is a relevant representation, the Licensing Authority will consider each particular case on its merits having regard in particular to the following matters:

- a) Whether the licensed activities are likely to have an adverse impact especially on local residents and, if there is potential to have an adverse impact, what, if any, appropriate measures will be put in place to prevent it.
- b) Whether there will be a substantial increase in the cumulative adverse impact from these or similar activities, on an adjacent residential area.
- c) Whether there is a suitable level of public transport accessibility to and from the premises at the appropriate times.
- d) Whether the activity will be likely to lead to a harmful and unmanageable increase in car parking demand in surrounding residential streets suffering high levels of parking stress or on roads forming part of the Strategic London Road Network or the London Bus Priority Network leading to a negative impact on the Licensing Objectives relating to the prevention of crime, disorder, anti-social behaviour (ASB), nuisance and vehicle emissions;
- e) Whether there have been any representations made by Responsible Authorities, or other relevant agency or representative.

The Licensing Authority will closely scrutinise extended hours applications to ensure that the Licensing Objectives are met. In determining an application, the licensing committee might decide that the circumstances are such that a restriction on hours is the only appropriate means to achieve the Licensing Objectives. If an 'hours' restriction is imposed, the Licensing Authority will normally require that customers should be allowed a minimum of thirty minutes to consume alcohol.

To act as a guide for new or existing operators we have set out the suggested closing times for licensed premises below:

Type of premises	Town centres	Mixed use areas	Residential areas
Public Houses	Fri-Sat 02:30	Fri-Sat 01:30	Fri-Sat 23:00

5.4 Section 10 policy 4 pages 22 and 23 of the SLP states that in determining an application where there has been a relevant representation the Licensing Authority will, where appropriate, take into account the cumulative effect of the number, type and density of licensed premises already existing in the area. Consideration will be given to the proximity to any drug and alcohol treatment site, A&E department or homeless hostel in a local area type remit i.e. applicants need to make the case for how they would not increase further problems for residents/clients nearby.

In coming to any decision regarding cumulative impact the Licensing Authority will consider other mechanisms outside of the licensing regime which may also be available to address this issue, these include but are not limited to:

- Planning controls (where development or change of use is involved, or where trading hours are limited by planning conditions).
- Police and other enforcement of the normal law concerning disorder and anti-social behaviour.
- Police powers to close down instantly any licensed premises or temporary events on grounds of disorder, the likelihood of disorder or excessive noise emanating from the premises, for up to 24 hours.
- Police and Local Authority power to issue a Closure Notice for up to 48 hours where serious antisocial behaviour is taking place at licensed premises under the Anti-social Behaviour, Crime and Policing Act 2014.
- To ensure that residents are protected from the negative impact of late-night local licensing activities the Licensing Authority may decide to adopt an Area Specific Cumulative Impact Policy in relation to a specific area; where the number, type and density of premises providing licensable activities is having a serious negative impact on the local community and local amenities.

5.5 Section 10 policy 11 pages 29 and 30 of the SLP states that Licensing law is not the primary mechanism for the general control of nuisance and anti-social behaviour caused by people once they are away from the licensed premises and, therefore, beyond the direct control of the licensee. However, licensing is a key aspect of such control and licensing law is part of a holistic approach to the management of the nighttime economy.

As a matter of policy, the council expects every holder of a licence, certificate or permission, to accept and be responsible for minimising the impact of their activities and anti-social behaviour by their patrons within the vicinity of their premises by taking appropriate measures and action consistent with that responsibility.

Licensees and certificate holders should take reasonable steps to prevent the occurrence of crime and disorder and public nuisance immediately outside their premises, for example on the pavement, in a beer garden or in a smoking area, to the extent that these matters are within their control.

Population densities in this borough are high, with many residential premises located above or in close proximity to licensed premises. This means that the public nuisance and crime and disorder objectives will be of paramount concern when evaluating Operating Schedules. Licensing Committees will place high regard on the control measures put in place by the applicant to ensure that our residents are protected from the potential detrimental effects of any licensed premises.

5.6 Section 10 policy 13 pages 31 and 32 states that despite Licensing and Planning being under different legislation, the Licensing Authority will ensure that the licensing regime is in line with the planning regime in Hammersmith & Fulham as far as is possible.

The local planning authority has powers to control opening times of all new establishments seeking planning permission, where harm might occur.

Licensing applications will not be a re-run of the planning application. If the licensing committee grants any variation of a licence which involves a material alteration to a building, the applicant still needs to apply for planning permission, or building regulation control, where appropriate.

Where an applicant is granted a premises licence with operating hours that are different to the hours permitted by the premises planning permission, the applicant must observe the earlier closing time. Premises operating in breach of their planning permission would be liable to prosecution under planning law. We would suggest that the applicant contacts Planning apply to vary their conditions.

5.7 Section 10 policy 16 pages 33 and 34 states that the Licensing Authority expects licence applications to specifically include measures to ensure the safety of women and girls in licensed premises.

The Licensing Authority will use its powers to regulate the nighttime economy, both with specific regard to spiking incidents and more generally in relation to violence against women and girls. This may include:

- a) Using the Licensing Authority's powers to impose conditions or revoke premises licenses, where venues do not take sufficient measures to protect and provide support to customers in spiking incidents.
- b) Considering the prevalence, prevention and reporting of sexual harassment and misconduct and gender-based violence in licensed premises.
- c) Requiring the presence of suitably trained and accredited door staff.
- d) Require presence of CCTV, or to introduce entry searches for example.

Licence applicants and existing licence holders are encouraged to include in their operating schedules clear policies relating to potential abuse or violence against women and girls.

5.8 Annex 1 pages 35 and 36 of the SLP in relation to the prevention of crime and disorder states licence applicants will be expected to demonstrate the following in their operating schedules:

- e) Measures to demonstrate compliance Home Office guidance 'Safer Clubbing' in relation to the control of illegal drugs on their premises. They should agree a protocol with the Licensing Authority and the police on the handling of illegal drugs found on their premises.

f) Robust measures in place to avoid the presence of weapons on their premises and should agree a protocol with the Licensing Authority and the police on the handling of weapons found on their premises.

g) Conditions will, so far as possible, reflect local crime prevention strategies, and the Licensing Authority will also have regard to the views of the local Crime and Disorder Reduction Partnership.

h) Crime and disorder in the vicinity of the premises: this may include the crime and disorder risks arising from persons queuing to enter the premises; persons exiting the premises and customers smoking eating or drinking in outdoor areas and on the highway outside the premises. This can also include crime arising from pickpockets and bag snatchers, particularly in open spaces or crowded areas where alcohol is being consumed.

j) CCTV - using CCTV inside and/or outside the premises together with appropriate procedures and having staff properly trained to use CCTV equipment.

l) Dealing with and reporting crime and disorder - training for staff and door security aimed at reducing crime and disorder in the premises and its vicinity and dealing with and reporting incidents if they occur.

n) Drugs and weapons - ensuring compliance with relevant guidance regarding illegal drugs and weapons. Attention should be paid to search procedures, procedures for the safe storage and surrender of seized drugs and weapons and drug awareness issues, designing out the ability to take drugs in the premises, etc.

p) Local schemes – joining and attending local Pubwatch meetings and participating in the Behave or Be Banned Scheme (BOBB) and/or signing up and using the Council's Safety Net Radio scheme.

q) Prevention of theft - using bag hooks and signage to warn customers of pickpockets and bag snatchers.

5.9 Annex 1 pages 37 and 38 of the SLP in relation to public safety states that the Licensing Authority will require the applicant to demonstrate the steps proposed to ensure the physical safety of people using the relevant premises or place. This is expected to include:

c) The Licensing Authority will, where appropriate, attach conditions to a licence to ensure public safety, dealing with, but not limited to, the following:

iv. The steps taken to manage the risk from glass, the use of bottle bins, glass collectors and door supervisors to prevent glass being taken off the premises.

The following provides a non-exhaustive list of risks associated with the public safety objective that applicants may want to consider when preparing their Operating Schedule:

e) Incident and occurrence book – keeping an incident book on the premises so staff can record any instances of crime, disorder, refused sales, ejections and intimidating behaviour.

g) Getting home safely - providing information to customers and staff (including contact telephone numbers) regarding safer options available for travelling home late at night - including night buses, licensed taxis and private hire (mini-cabs).

5.10 Annex 1 pages 38 to 40 of the SLP in relation to the prevention of public nuisance states that the Licensing Authority will require the applicant to demonstrate within the operating plan how they intend to prevent nuisance arising, prevent disturbance and protect amenity so far as is appropriate to ensure that the Licensing Objectives are met. Where there is a relevant representation regarding extended hours, the Licensing Authority will not permit an extension unless it is satisfied that the Licensing Objectives would be met. This is expected to include:

a) In considering an application, the Licensing Authority will consider the adequacy of proposed measures to remove or effectively manage the potential for public nuisance and anti-social behaviour and any Public Spaces Protection Orders (PSPOs) in place.

b) Licensing Authority will particularly consider the following matters where they are material to the individual application:

ii. The proximity of residential accommodation.

iii. The type of use proposed, including the likely numbers of customers, proposed hours of operation and the frequency of activity.

iv. The steps taken or proposed to be taken by the applicant to prevent noise and vibration escaping from the premises, including music, noise from ventilation equipment, and human voices. Such measures may include the installation of soundproofing, air conditioning, acoustic lobbies and sound limitation devices.

v. The steps taken or proposed to be taken by the applicant to prevent disturbance by customers arriving at or leaving the premises.

viii. The steps taken or proposed to be taken by the applicant to prevent queuing (either by pedestrian or vehicular traffic). If some queuing is inevitable then queues should be diverted away from neighbouring premises or be otherwise managed to prevent disturbance or obstruction.

ix. The steps taken or proposed to be taken by the applicant to ensure staff leave the premises quietly.

x. The arrangements made or proposed for parking by patrons, and the effect of parking by patrons on local residents.

xi. The provision for public transport in the locality (including taxis and private hire vehicles) for patrons.

xii. The level of likely disturbance from associated vehicular and pedestrian movement to and from the premises.

xv. The arrangements for refuse disposal, storage and the prevention/tidying of litter (including fly posters and illegal placards).

xvi. The history of previous nuisance complaints proved against the premises, particularly where statutory notices have been served on the present licence holder;

xvii. The history of the applicant in controlling anti-social behaviour and preventing nuisance.

xviii. The generation of odour, e.g. from the preparation of food.

xix. Any other relevant activity likely to give rise to nuisance.

xx. Any representations made by the Police, or other relevant agency or representative.

The following provides a non-exhaustive list of risks associated with the public nuisance objective that applicants may want to consider when preparing their Operating Schedule:

- o) Odour – odour from cooking is a common source of complaint, particularly from restaurants and fast-food takeaways. The Council’s Noise and Nuisance Service may therefore require evidence that the kitchen ventilation and/or extract systems are regularly maintained and serviced to ensure that it is operating efficiently and with minimal nuisance to neighbours arising from odour and also noise. This includes the siting of BBQs.
- p) Queue management - establishing appropriate procedures to avoid the need for customers to queue before entering the premises or, where queuing cannot be avoided, to manage queues so as to minimise the potential for crime and disorder or public nuisance by customers who are queuing.
- q) Ventilation – where regulated entertainment is to be provided there may be a requirement to keep doors and/or windows closed during its provision to limit noise breakout, consider therefore the provision of air conditioning for the comfort of your customers if doors and windows have to be closed during the summer. However, also note air conditioning can be the source of noise complaints in itself, so careful consideration also needs to be given to the siting of this equipment.
- r) Waste – consider how and where waste will be stored/disposed of at the end of trading hours, particularly if trading until late at night. This is important because the disposal of glass and/or cans to outside bin areas can be very noisy and give rise to complaints, so it may be necessary to store such items and other non-degradable refuse inside the premises until the next trading day. Consideration should also be given to the time of deliveries to minimise disruption to local residents.
- s) Litter – for example, litter patrols for late night take-away premises.

5.11 Annex 1 page 40 of the SLP in relation to the protection of children from harm states that the Licensing Authority will require operating plans to specify the measures and management controls in place to protect children from harm.

6. DETERMINATION.

6.1 In determining this application, the 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) Grant the application in full.
- (b) Grant the application in part – modifying the proposed hours, activities or conditions.
- (c) Reject the application.

It is the Council’s duty under the Licensing Act 2003 (“The Act”) to determine applications with a view to promoting the four licensing objectives: Prevention of Crime and Disorder, Public Safety, Prevention of Public Nuisance and the Protection of Children from Harm.

In reaching a decision the Council shall consider the details of any relevant representations received; the applicant's Operating Schedule; the Council's adopted Statement of Licensing Policy and the guidance issued by the Secretary of State under section 182 of the Act.

If the Committee is minded to grant the application conditions may be attached to the licence to alleviate the concerns raised through the representations.

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

PLEASE READ THE FOLLOWING INSTRUCTIONS FIRST

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

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

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

Part 1 – Premises details

Postal address of premises or, if none, ordnance survey map reference or description 676-680 Fulham Road	
Post town London	Post code SW6 5SA

Telephone number of premises (if any)

Non-domestic rateable value of premises

Part 2 - Applicant Details

Please state whether you are applying for a premises licence as

- | | Please tick ✓ | |
|---|-------------------------------------|-----------------------------|
| a) An individual or individuals* | <input type="checkbox"/> | please complete section (A) |
| b) a person other than an individual* | | |
| i. as a limited company | <input checked="" type="checkbox"/> | please complete section (B) |
| ii. as a partnership | <input type="checkbox"/> | please complete section (B) |
| iii. as an unincorporated association or | <input type="checkbox"/> | please complete section (B) |
| iv. other (for example a statutory corporation) | <input type="checkbox"/> | please complete section (B) |
| c) a recognised club | <input type="checkbox"/> | please complete section (B) |
| d) a charity | <input type="checkbox"/> | please complete section (B) |
| e) the proprietor of an educational establishment | <input type="checkbox"/> | please complete section (B) |
| f) a health service body | <input type="checkbox"/> | please complete section (B) |
| g) a person who is registered under Part 2 of the Care Standards Act 2000 (c14) in respect of an independent hospital | <input type="checkbox"/> | please complete section (B) |
| h) the chief officer of police of a police force in England and Wales | <input type="checkbox"/> | please complete section (B) |

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

Please tick yes

- I am carrying on or proposing to carry on a business which involves the use of the premises for licensable activities; or
- I am making the application pursuant to a
 - Statutory function or
 - A function discharged by virtue of Her Majesty's prerogative

(A) INDIVIDUAL APPLICANTS (fill in as applicable)

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

Surname First names

Date of Birth: I am 18 years old or over Please tick

Nationality:
Where applicable (if demonstrating a right to work via the Home Office online right to work checking service), the 9-digit 'share code' provided to the applicant by that service (please see note 15 for information)

Current postal address if different from premises address

Post Town Postcode

Daytime contact telephone number

Email address (optional)

Second Individual Applicant (if applicable)

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

Surname First names

Date of Birth: I am 18 years old or over Please tick

Nationality:
Where applicable (if demonstrating a right to work via the Home Office online right to work checking service), the 9-digit 'share code' provided to the applicant by that service (please see note 15 for information)

Current postal address if different from premises address

Post Town Postcode

Daytime contact telephone number

Email address (optional)

(B) OTHER APPLICANTS

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

Name Butcombe Brewery Limited
Address Cox's Green, Wrington, Bristol, BS40 5PA
Registered number (where applicable) 04631145
Description of applicant (for example, partnership, company, unincorporated association etc.) Limited Company
Telephone number (if any)
E-mail address (optional)

Part 3 – Operating Schedule

When do you want the premises licence to start?
As soon as possible

Day Month Year

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

Day Month Year

--	--	--	--	--	--	--	--

If 5,000 or more people are expected to attend the premises at any one time, please state the number expected to attend.

N/A

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

This is an application for a Premises Licence to cover 676-680 Fulham Road, London. There is a current Premises Licence numbered 2024/00973/LAPR for 676 Fulham Road, held by the current applicant for this premises. It is understood from the Licensing Authority that there is also a current Premises Licence in place for 678-680 Fulham Road.

The holders of the current Premises Licence for 676 Fulham Road have acquired 678-680 and the proposal is to combine the two premises by altering the layout as approved for 676 Fulham Road combining with 678-680 Fulham Road.

The proposed application is to cover 676-680 Fulham Road but on substantially the same terms as for the current Premises Licence covering 676 Fulham Road, a copy of which is attached.

Attached is a copy of a plan which shows the existing layout for 676 Fulham Road (number 1320/1234/SK04).

Also attached is a copy of the proposed layout for the combined premises 676-680 Fulham road as follows:

- Plan number 554807/01

It can be seen when comparing the two plans that the proposal is to enlarge the existing facilities but to continue the format of operation of the premises as a licensed premises and a public house. Essentially the application is to increase the area currently operated in line with 676 Fulham Road.

The licensable activities requested will remain as approved under the existing Premises Licence for 676 Fulham Road being:

- Recorded music – indoors only
- Provision of Late Night Refreshment between 23:00 and 00:00 hours Monday to Saturday and 23:00 to 23:30 hours on Sunday
- Sales of Alcohol for consumption on and off the premises 08:00 to 00:00 Monday to Saturday and 08:00 to 22:30 on Sunday

In addition there are non standard timings as detailed in the application.

The opening hours of the premises will be 08:00 to 00:30 hours Monday to Saturday, and 08:00 to 00:00 on Sunday.

Regulated entertainment for private use indoors, performance of live music, recorded music, dance and any of a similar description at any time whilst the private use is taking place. Unrestricted hours.

There are conditions on the existing Premises Licence but it is proposed to replace these with more up to date licence conditions as detailed in this application but retain some of the additional conditions as detailed in the application.

It is not anticipated that the application will adversely affect the licensing objectives and the application has been prepared on this basis.

It is understood the site does not fall within a Cumulative Impact Policy Area. The application has been prepared on this basis.

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

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

Please tick yes

Provision of regulated entertainment (please read guidance note 2)

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

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

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

In all cases complete boxes K, L and M

A

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

B

Films Standard days and timings (please read guidance note 7)			Will the exhibition of films take place indoors or outdoors or both – please tick {Y}(please read guidance note 3).	Indoors	
Day	Start	Finish		Outdoors	
Mon				Both	
Mon			Please give further details here (please read guidance note 4) As stated in Part 3 above. There shall be no films shown to a close seated audience		
Tue					
Wed			State any seasonal variations for the exhibition of films (please read guidance note 5)		
Thur			N/A – save as below		
Fri			Non standard timings. Where you intend to use the premises for the exhibition of films at different times to those listed in the column on the left, please list (please read guidance note 6) When hours for sale of alcohol are extended hereunder these hours are also extended (see box J below)		
Sat					
Sun					

C

Indoor sporting events Standard days and timings (please read guidance note 7)			Please give further details (please read guidance note 4) As stated in Part 3 above and restricted to traditional pub games in the presence of an audience, including (but not limited to) darts, pool, snooker, dominos and similar	
Day	Start	Finish		
Mon				
Tue			State any seasonal variations for indoor sporting events (please read guidance note 5)	
Wed			N/A – save as below	
Thur			Non standard timings. Where you intend to use the premises for indoor sporting events at different times to those listed in the column on the left, please list (please read guidance note 6) When hours for sale of alcohol are extended hereunder these hours are also extended (see box J below)	
Fri				
Sat				
Sun				

D

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

E

Live music Standard days and timings (please read guidance note 7)			Will the performance of live music take place indoors or outdoors or both – please tick {Y}(please read guidance note 3).	Indoors	
Day	Start	Finish		Outdoors	
Mon			Please give further details here (please read guidance note 4)	Both	
Tue					
Wed				State any seasonal variations for the performance of live music (please read guidance note 5)	
Thur					
Fri			Non standard timings. Where you intend to use the premises for the performance of live music at different times to those listed in the column on the left, please list (please read guidance note 6)		
Sat					
Sun					

F

Recorded music Standard days and timings (please read guidance note 7)			Will the playing of recorded music take place indoors or outdoors or both – please tick {Y} (please read guidance note 3).	Indoors	✓
				Outdoors	
				Both	
Day	Start	Finish	Please give further details here (please read guidance note 4)		
Mon	00:00	00:00			
Tue	00:00	00:00	State any seasonal variations for playing recorded music (please read guidance note 5)		
Wed	00:00	00:00			
Thur	00:00	00:00	N/A – save as below		
Fri	00:00	00:00	Non standard timings. Where you intend to use the premises for the playing of recorded music entertainment at different times to those listed in the column on the left, please list (please read guidance note 6)		
Sat	00:00	00:00			
Sun	00:00	00:00			

G

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

H

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

I

Late night refreshment Standard days and timings (please read guidance note 7)			Will the provision of late night refreshment take place indoors or outdoors or both – please tick {Y} (please read guidance note 3).	Indoors	√
Day	Start	Finish		Outdoors	
				Both	
Mon	23:00	00:00	Please give further details here (please read guidance note 4)		
Tue	23:00	00:00	As stated in Part 3 above		
Wed	23:00	00:00	State any seasonal variations for the provision of late night refreshment (please read guidance note 5)		
Thur	23:00	00:00	N/A – save as below		
Fri	23:00	00:00	Non standard timings. Where you intend to use the premises for the provision of late night refreshment at different times, to those listed in the column on the left, please list (please read guidance note 6)		
Sat	23:00	00:00			
Sun	23:00	23:30	When hours for sale of alcohol are extended hereunder these hours are also extended (see box J below)		

J

Supply of alcohol Standard days and timings (please read guidance note 7)			Will the supply of alcohol be for consumption (Please tick box Y) (please read guidance note 8)	On the premises	
				Off the premises	
				Both	✓
Day	Start	Finish	State any seasonal variations for the supply of alcohol (please read guidance note 5)		
Mon	08:00	00:00			
Tue	08:00	00:00			
Wed	08:00	00:00			
Thur	08:00	00:00			
Fri	08:00	00:00			
Sat	08:00	00:00			
Sun	08:00	22:30			
			Non-standard timings. Where you intend to use the premises for the supply of alcohol at different times to those listed in the column on the left, please list (please read guidance note 6)		
			New Years Eve from the end of permitted hours on New Years Eve to the start of permitted hours on the following day.		

<p>State the name and details of the individual whom you wish to specify on the licence as premises supervisor</p> <p>Name: Sebastiano Principato</p> <p>Date of Birth: 01/10/1987.....</p> <p>Address: [REDACTED]</p> <p>Postcode: [REDACTED]</p> <p>Personal Licence number (if known): 2021/00374/LAPER</p> <p>Issuing licensing authority (if known): Hammersmith & Fulham Council</p>

K

<p>Please highlight any adult entertainment or services, activities, other entertainment or matters ancillary to the use of the premises that may give rise to concern in respect of children (please read guidance note 9)</p> <p>NONE save for the presence of AWP machines the use of which is not permitted by persons under the age of 18</p>
--

L

Hours premises are open to the public Standard days and timings (please read guidance note 7)			State any seasonal variation (please read guidance note 5) Please see box J above
Day	Start	Finish	Non standard timings. Where you intend to use the premises to be open to the public at different times from those listed in the column on the left, please list (please read guidance note 6) The premises will close 30 minutes after the end of the non-standard timings identified in box J above.
Mon	08:00	00:30	
Tue	08:00	00:30	
Wed	08:00	00:30	
Thur	08:00	00:30	
Fri	08:00	00:30	
Sat	08:00	00:30	
Sun	08:00	00:00	

M

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

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

We have undertaken our own risk assessment to propose the following steps:-

The following conditions are to be retained as existing on the Premises Licence for 676 Fulham Road.

10. CCTV covering areas inside and outside of the premises shall be installed and maintained to police recommendations with properly maintained log arrangements. All images shall be stored for a minimum of 31 days.

11. CCTV shall comply with the Data Protection Act 2018 and shall be working and recording correctly at all times that the premises are open to the public. If the CCTV is not working, the premises shall comply with police requests, including suspension of licensable activity.

12. A staff member from the premises that is conversant with the operation of the CCTV system shall be on the premises at all times that the premises are open to the public. This staff member will be able to show police or authorised officers of the Licensing Authority recent data footage with the minimum of delay when requested. This data or footage reproduction shall be almost instantaneous.

13. Appropriate signage shall be displayed in prominent positions, informing customers they are being recorded on CCTV.

14. The Premises shall operate a 'Challenge 25' age-restricted sales policy where the only acceptable forms of identification are recognised photographic identification 18.07.20242005/02143/LAPRT Page 7 of 11 cards, such as a driving licence, passport or proof of age card with the PASS Hologram.

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

- (a) all crimes reported to the venue
- (b) all ejection of patrons
- (c) any complaints received
- (d) any incidents of disorder
- (e) seizures of drugs or offensive weapons
- (f) any faults in the CCTV system
- (g) any refusal of the sale of alcohol
- (h) any visit by a relevant authority or emergency service.

16. The licence holder shall require staff to note any refusals in a refusals log. The refusals log shall record the date and time of the refusal; the name of the staff member refusing; and the reason for refusal. The refusals log shall be made available for inspection upon request by the Licensing Team, Police or Trading Standards.

17. On any day that Chelsea Football Club play Fulham Football Club either at home or away, between the hours of 08:00-10:00 alcohol shall only be sold ancillary to

food.

b) The prevention of crime and disorder

No further risks have been identified which need to be addressed, save as below

1. The use of door staff will be risk assessed on an ongoing basis by the licence holder of premises supervisor. Where engaged, door staff shall be licensed by the Security Industry Authority.
2. Staff will receive training on matters concerning underage sales, drugs policies and operating procedures.
3. There shall be a zero tolerance policy in relation to drugs at the premises and there shall be regular checks by management to prevent the use of drugs by patrons. Drugs seized shall be stored securely and handed to the police.
4. The management of the premises will liaise with police on issues of local concern or disorder.

c) Public safety

No further risks have been identified which need to be addressed, save as below

1. To comply with the reasonable requirements of the fire officer from time to time.
2. The premises will have adequate safety and fire fighting equipment and such equipment will be maintained in good operational order.
3. Staff will be trained on matters of safety, evacuation and use of emergency equipment as required.
4. Spillages and breakages will be removed as soon as possible to reduce the risk to patrons and staff.
5. Toughened glasses will be used in the premises where appropriate.
6. Fire Exits and means of escape shall be kept clear and in good operational condition.

d) The prevention of public nuisance

No further risks have been identified which need to be addressed, save as below

1. Where appropriate, prominent, clear and legible notices shall be displayed at all exits requesting the public respect the needs of local residents and to leave the premises and area quietly.
2. Patrons will be encouraged by staff to leave quietly and respect the interests of the occupiers of any nearby noise sensitive premises, Where appropriate the licensee or a suitable staff member will monitor patrons leaving at the closing time.
3. Noise or vibration shall not emanate from the premises so as to cause a nuisance to nearby properties.
4. Contact numbers for local taxi firm(s) shall be kept at the premises and made available to patrons requiring a taxi.

e) The protection of children from harm

1. The restrictions set out in the Licensing Act 2003 will apply. No unusual or additional risks of harm to
 - a. children have been identified.
2. There shall be adequate controls in place including staff training to safeguard against the sale of
 - a. alcohol to persons under 18 years.
3. The premises supervisor or appointed staff member shall ensure that when children are admitted to
 - a. the premises their presence is not inconsistent with the style of operation of the premises at that time
 - b. and the licensable activities that are being carried out.
4. Policies in relation to children shall be adequately communicated to patrons by staff or through appropriate signage.

Checklist:

- I have made or enclosed payment of the fee



- I have enclosed the plan of the premises
- I have sent copies of this application and the plan to responsible authorities and others where applicable
- I have enclosed the consent form completed by the individual I wish to be premises supervisor, if applicable
- I understand that I must now advertise my application
- I understand that if I do not comply with the above requirements my application will be rejected
- {Applicable to all individual applicants, including those in a partnership which is not a limited liability partnership, but not companies or limited liability partnerships} I have included documents demonstrating my entitlement to work in the United Kingdom or my share code issued by the Home Office online right to work checking service (please read note 15).

IT IS AN OFFENCE, UNDER SECTION 158 OF THE LICENSING ACT 2003, TO MAKE A FALSE STATEMENT IN OR IN CONNECTION WITH THIS APPLICATION. THOSE WHO MAKE A FALSE STATEMENT MAY BE LIABLE ON SUMMARY CONVICTION TO A FINE OF ANY AMOUNT.

IT IS AN OFFENCE UNDER SECTION 24B OF THE IMMIGRATION ACT 1971 FOR A PERSON TO WORK WHEN THEY KNOW, OR HAVE REASONABLE CAUSE TO BELIEVE, THAT THEY ARE DISQUALIFIED FROM DOING SO BY REASON OF THEIR IMMIGRATION STATUS. THOSE WHO EMPLOY AN ADULT WITHOUT LEAVE OR WHO IS SUBJECT TO CONDITIONS AS TO EMPLOYMENT WILL BE LIABLE TO A CIVIL PENALTY UNDER SECTION 15 OF THE IMMIGRATION, ASYLUM AND NATIONALITY ACT 2006 AND PURSUANT TO SECTION 21 OF THE SAME ACT, WILL BE COMMITTING AN OFFENCE WHERE THEY DO SO IN THE KNOWLEDGE, OR WITH REASONABLE CAUSE TO BELIEVE, THAT THE EMPLOYEE IS DISQUALIFIED.

Part 4 – Signatures (please read guidance note 11)

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

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

Signature: John Gaunt & Partners

Date:18/12/2025

Capacity: Solicitors.....

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

Signature: John Gaunt & Partners

Date:18/12/2025

Capacity: Solicitors.....

Contact name (where not previously given) and address for correspondence associated with this application (please read guidance note 14)

**John Gaunt & Partners
Omega Court
372 Cemetery Road**

Post town
Sheffield

Post code
S11 8FT

Telephone number (if any)

0114 2668664

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

Notes for Guidance

1. Describe the premises, for example the type of premises, its general situation and layout and any other information which could be relevant to the licensing objectives. Where your application includes off-supplies of alcohol and you intend to provide a place for consumption of these off-supplies, you must include a description of where the place will be and its proximity to the premises.
2. In terms of specific regulated entertainments please note that:
 - Plays: no licence is required for performances between 08:00 and 23.00 on any day, provided that the audience does not exceed 500.
 - Films: no licence is required for 'not-for-profit' film exhibition held in community premises between 08.00 and 23.00 on any day provided that the audience does not exceed 500 and the organiser (a) gets consent to the screening from a person who is responsible for the premises; and (b) ensures that each such screening abides by age classification ratings.
 - Indoor sporting events: no licence is required for performances between 08.00 and 23.00 on any day, provided that the audience does not exceed 1000.
 - Boxing or Wrestling Entertainment: no licence is required for a contest, exhibition or display of Greco-Roman wrestling, or freestyle wrestling between 08.00 and 23.00 on any day, provided that the audience does not exceed 1000. Combined fighting sports – defined as a contest, exhibition or display which combines boxing or wrestling with one or more martial arts – are licensable as a boxing or wrestling entertainment rather than an indoor sporting event.
 - Live music: no licence permission is required for:
 - a performance of unamplified live music between 08.00 and 23.00 on any day, on any premises.
 - a performance of amplified live music between 08.00 and 23.00 on any day on premises authorised to sell alcohol for consumption on those premises, provided that the audience does not exceed 500.
 - a performance of amplified live music between 08.00 and 23.00 on any day, in a workplace that is not licensed to sell alcohol on those premises, provided that the audience does not exceed 500.
 - a performance of amplified live music between 08.00 and 23.00 on any day, in a church hall, village hall, community hall, or other similar community premises, that is not licensed by a premises licence to sell alcohol, provided that (a) the audience does not exceed 500, and (b) the organiser gets consent for the performance from a person who is responsible for the premises.
 - a performance of amplified live music between 08.00 and 23.00 on any day, at the non-residential premises of (i) a local authority, or (ii) a school, or (iii) a hospital, provided that (a) the audience does not exceed 500, and (b) the organiser gets consent for the performance on the relevant premises from: (i) the local authority concerned, or (ii) the school or (iii) the health care provider for the hospital.
 - Recorded Music: no licence permission is required for:
 - any playing of recorded music between 08.00 and 23.00 on any day on premises authorised to sell alcohol for consumption on those premises, provided that the audience does not exceed 500.
 - any playing of recorded music between 08.00 and 23.00 on any day, in a church hall, village hall, community hall, or other similar community premises, that is not licensed by a premises licence to sell alcohol, provided that (a) the audience does not exceed 500, and (b) the organiser gets consent for the performance from a person who is responsible for the premises.
 - any playing of recorded music between 08.00 and 23.00 on any day, at the non-residential premises of (i) a local authority, or (ii) a school, or (iii) a hospital, provided that (a) the audience does not exceed 500, and (b) the organiser gets consent for the performance on the

relevant premises from: (i) the local authority concerned, or (ii) the school proprietor or (iii) the health care provider for the hospital.

- Dance: no licence is required for performances between 08.00 and 23.00 on any day, provided that the audience does not exceed 500. However, a performance which amounts to adult entertainment remains licensable.
 - Cross activity exemptions: no licence is required between 08.00 and 23.00 on any day, with no limit on audience size for:
 - any entertainment taking place on the premises of the local authority where the entertainment is provided by or on behalf of the local authority;
 - any entertainment taking place on the hospital premises of the health care provider where the entertainment is provided by or on behalf of the health care provider;
 - any entertainment taking place on the premises of the school where the entertainment is provided by or on behalf of the school proprietor; and
 - any entertainment (excluding films and a boxing or wrestling entertainment) taking place at a travelling circus, provided that (a) it takes place within a moveable structure that accommodates the audience, and (b) that the travelling circus has not been located on the same site for more than 28 consecutive days.
3. Where taking place in a building or other structure please tick as appropriate (indoors may include a tent).
 4. For example the type of activity to be authorised, if not already stated, and give relevant further details, for example (but not exclusively) whether or not music will be amplified or unamplified.
 5. For example (but not exclusively), where the activity will occur on additional days during the summer months.
 6. For example (but not exclusively), where you wish the activity to go on longer on a particular day e.g. Christmas Eve.
 7. Please give timings in 24 hour clock (e.g. 16.00) and only give details for the days of the week when you intend the premises to be used for the activity.
 8. If you wish people to be able to consume alcohol on the premises, please tick 'on the premises'. If you wish people to be able to purchase alcohol to consume away from the premises, please tick 'off the premises'. If you wish people to be able to do both, please tick 'both'.
 9. Please give information about anything intended to occur at the premises or ancillary to the use of the premises which may give rise to concern in respect of children, regardless of whether you intend children to have access to the premises, for example (but not exclusively) nudity or semi-nudity, films for restricted age groups or the presence of gaming machines.
 10. Please list here steps you will take to promote all four licensing objectives together.
 11. The application form must be signed.
 12. An applicant's agent (for example solicitor) may sign the form on their behalf provided that they have actual authority to do so.
 13. Where there is more than one applicant, each of the applicants or their respective agent must sign the application form.
 14. This is the address which we shall use to correspond with you about this application.

15. Entitlement to work/immigration status for individual applicants and applications from partnerships which are not limited liability partnerships:

A licence may not be held by an individual or an individual in a partnership who is resident in the UK who:

- does not have the right to live and work in the UK; or
- is subject to a condition preventing him or her from doing work relating to the carrying on of a licensable activity.

Any premises licence issued in respect of an application made on or after 6 April 2017 will become invalid if the holder ceases to be entitled to work in the UK.

Applicants must demonstrate that they have the right to work in the UK and are not subject to a condition preventing them from doing work relating to the carrying on of a licensable activity.

They do this in one of two ways:

- 1) by providing with this application, copies or scanned copies of the documents which an applicant has provided, to demonstrate their entitlement to work in the UK (which do not need to be certified) as per information published on gov.uk and in guidance.
- 2) by providing their 'share code' to enable the licensing authority to carry out a check using the Home Office online right to work checking service (see below).

Home Office online right to work checking service.

As an alternative to providing a copy of original documents, applicants may demonstrate their right to work by allowing the licensing authority to carry out a check with the Home Office online right to work checking service.

To demonstrate their right to work via the Home Office online right to work checking service, applicants should include in this application their share code (provided to them upon accessing the service at <https://www.gov.uk/prove-right-to-work>) which, along with the applicant's date of birth, will allow the licensing authority to carry out the check.

In order to establish the applicant's right to work, the check will need to indicate that the applicant is allowed to work in the United Kingdom and is not subject to a condition preventing them from doing work relating to the carrying on of a licensable activity.

An online check will not be possible in all circumstances because not all applicants will have an immigration status that can be shared digitally. The Home Office online right to work checking service sets out what information and/or documentation applicants will need in order to access the service. Applicants who are unable to obtain a share code from the service should submit copies of documents as set out above.

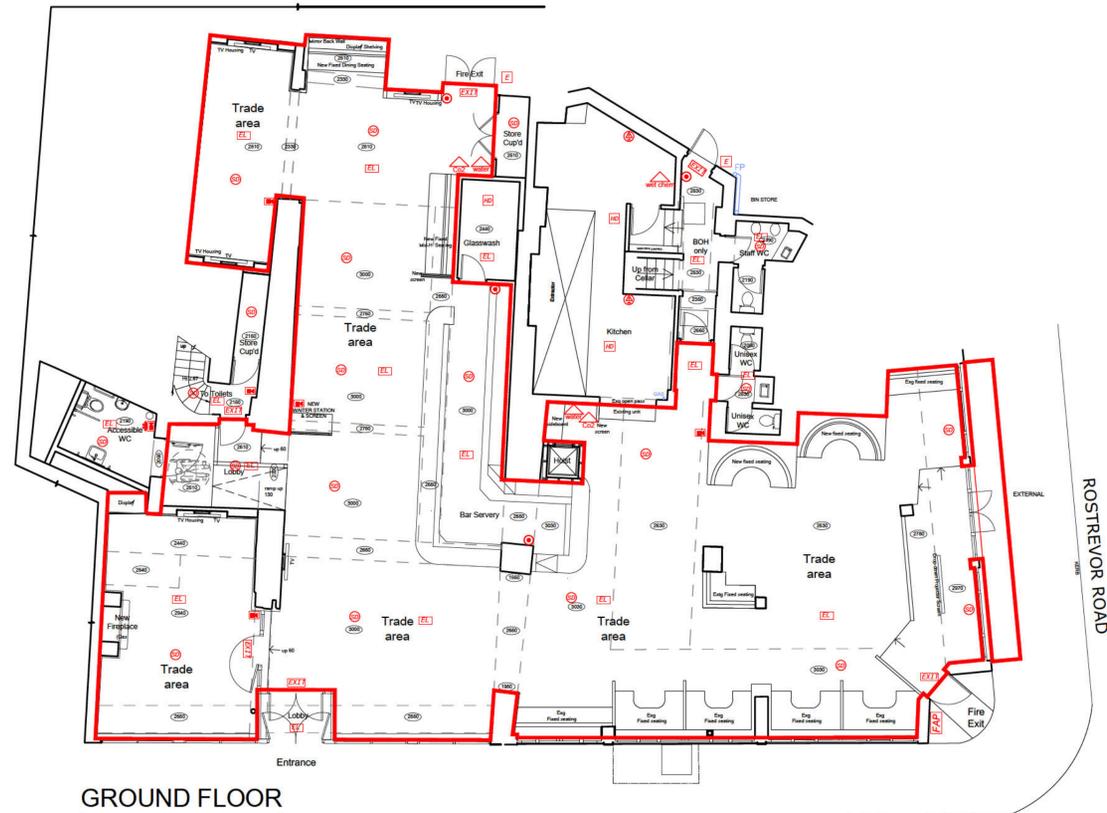
Your right to work will be checked as part of your licensing application and this could involve us checking your immigration status with the Home Office. We may otherwise share information with the Home Office. Your licence application will not be determined until you have complied with this guidance.

Fire symbols for new installations:

Existing to be re-used where installation deemed satisfactory for re-use as advised by appointed sub contractor. New installations to be installed as required and connected in to existing fire alarm system

-  Alarm Call Point
-  Smoke Detector
-  Heat Detector
-  Fire Blanket
-  Alarm Sounder
-  Alarm sounder with flasher unit
-  Fire Action Notice
-  "Fire door Keep closed" signage
"Fire door Keep locked" signage
"Push Bar to open" and "Fire Door Keep Clear" signage
-  "Fire Door Keep Clear" signage
-  30 min fire door with smoke seals
60 min fire door with smoke seals
-  Fire alarm control panel
-  Self closing device
-  Vision Panel
-  Push Bar ironmongery
-  3hour self contained non-maintained illuminaire
3 hour self contained and maintained illuminaire with arrow where necessary
3 hour self contained and maintained external illuminaire
-  Carbon Dioxide extinguisher
Water extinguisher
Dry Powder extinguisher
Foam extinguisher
Wet Chemical extinguisher

NOTES:
Red outline indicates areas for all licensable activities



GROUND FLOOR

FULHAM ROAD

(678-680 FULHAM RD.)

(676 FULHAM RD)



BASEMENT

(678-680 FULHAM RD.)

(676 FULHAM RD)

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- All specified items are to be installed in accordance with the manufacturers recommendations & instructions.

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Rev: Date: Init: Note: © Copyright

Stage: LICENSING

Client: BUTCOMBE PUB CO.

Project address: BROWN COW - PART 2
676 & 678-680 FULHAM ROAD
LONDON
SW6 5SA

Title: LICENSING PLANS

Scale: 1:100 Dwg size: A1

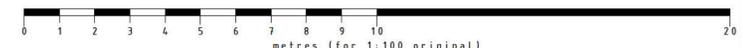
Drawn by: JL Date: NOV '25

Drawing no: 5548-07-01 Rev: -

**CONCORDE
BGW GROUP**

London: Thomas Ford House, 23-24 Smithfield St, London EC1A 9LF
Doncaster: Palmer Street, Hyde Park, Doncaster DN4 5DD
Nottingham: Unit 3, The Glade Business Centre, Forum Road, Nottingham NG5 9RW

01302 361 024 concordebgw.com



Licensing Act 2003

Premises Licence



Premises Licence Number: 2024/00973/LAPR

Part 1 – Premises details

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

The Brown Cow
Munster House
676 Fulham Road
London
SW6 5SA

Post town: London

Post code: SW6 5SA

Telephone:

Where the licence is time limited the dates:

Not Applicable

Licensable activities authorised by the licence:

Playing of Recorded Music -Indoors Only
Late Night Refreshment -Indoors Only
Regulated Entertainment for Private Use
Sale of Alcohol On and Off the Premises

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

Playing of Recorded Music -Indoors Only
No Restriction -

Non Standard Timings and Seasonal Variations:

Late Night Refreshment -Indoors Only

Monday	23:00 - 00:00
Tuesday	23:00 - 00:00
Wednesday	23:00 - 00:00
Thursday	23:00 - 00:00
Friday	23:00 - 00:00
Saturday	23:00 - 00:00
Sunday	23:00 - 23:30

Non Standard Timings and Seasonal Variations:

Sale of Alcohol On and Off the Premises

Monday	08:00 - 00:00
Tuesday	08:00 - 00:00
Wednesday	08:00 - 00:00
Thursday	08:00 - 00:00
Friday	08:00 - 00:00
Saturday	08:00 - 00:00
Sunday	08:00 - 22:30

Non Standard Timings and Seasonal Variations: On New Year's Eve, from the end of the permitted hours on New Year's Eve to the start of the permitted hours on the following day (or, if there are no permitted hours on the following day, until midnight on 31 December).

Regulated Entertainment for Private Use: Regulated Entertainment for private use indoors is limited to the performance of live music, recorded music, dance, and anything similar description at any time whilst the private use is taking place.
Unrestricted hours.

The opening hours of the premises:

Monday	08:00 - 00:30
Tuesday	08:00 - 00:30
Wednesday	08:00 - 00:30
Thursday	08:00 - 00:30
Friday	08:00 - 00:30
Saturday	08:00 - 00:30
Sunday	08:00 - 00:00

Non Standard Timings and Seasonal Variations:

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

Part 2

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

Butcombe Brewery Limited
Cox's Green
Wroughton
Bristol
BS40 5PA

Email: [REDACTED]

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

04631145

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

Mr Sebastiano Principato

[REDACTED]
[REDACTED]
[REDACTED]

Licensing Authority: Hammersmith And Fulham Council
Personal Licence Number: 2021 /00374 / LAPER

Annex 1 – Mandatory Conditions

1. Mandatory Condition

(1) The responsible person must ensure that staff on relevant premises do not carry out, arrange or participate in any irresponsible promotions in relation to the premises.

(2) In this paragraph, an irresponsible promotion means any one or more of the following activities, or substantially similar activities, carried on for the purpose of encouraging the sale or supply of alcohol for consumption on the premises—

(a) games or other activities which require or encourage, or are designed to require or encourage, individuals to—

(i) drink a quantity of alcohol within a time limit (other than to drink alcohol sold or supplied on the premises before the cessation of the period in which the responsible person is authorised to sell or supply alcohol), or

(ii) drink as much alcohol as possible (whether within a time limit or otherwise);

(b) provision of unlimited or unspecified quantities of alcohol free or for a fixed or discounted fee to the public or to a group defined by a particular characteristic in a manner which carries a significant risk of undermining a licensing objective;

(c) provision of free or discounted alcohol or any other thing as a prize to encourage or reward the purchase and consumption of alcohol over a period of 24 hours or less in a manner which carries a significant risk of undermining a licensing objective;

(d) selling or supplying alcohol in association with promotional posters or flyers on, or in the vicinity of, the premises which can reasonably be considered to condone, encourage or glamorise anti-social behaviour or to refer to the effects of drunkenness in any favourable manner;

(e) dispensing alcohol directly by one person into the mouth of another (other than where that other person is unable to drink without assistance by reason of disability).

2. Mandatory Condition

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

3. 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.

4. Mandatory Condition

The responsible person must ensure that—

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

- (i) beer or cider: ½ pint;
- (ii) gin, rum, vodka or whisky: 25 ml or 35 ml; and
- (iii) still wine in a glass: 125 ml;

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

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

5. 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.

6. 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

7. Alcohol may be sold or supplied on Monday to Saturday (other than Christmas Day and Good Friday) between 11pm and midnight, on Sunday and Good Friday between 10.30pm and 11.30pm, and on Christmas day, between 3pm and 7pm and between 10.30pm and 11.30pm to persons taking table meals in the premises in a part of the premises usually set apart for the service of such persons and for consumption by such a person in that part of the premises as an ancillary to his meal. For other purposes or in other parts of the premises the hours set out above shall continue to apply.

8. The above restrictions on the sale and supply of alcohol do not prohibit:

- (a) during the first twenty minutes after the above hours, the consumption of alcohol on the premises;
- (b) during the first thirty minutes after the above hours, the consumption of the alcohol on the premises by persons taking meals there if the alcohol was supplied for consumption as ancillary to the meals.
- (c) where this licence permits off sales, during the first twenty minutes after the above hours, the taking of the alcohol from the premises unless the alcohol is supplied or taken in an open vessel;
- (d) where this licence permits off sales, the ordering of alcohol to be consumed off the premises, or the despatch by the vendor of the alcohol so ordered;
- (e) consumption of alcohol on the premises by, or the taking of, sale or supply to, any person residing on the premises
- (f) the sale or supply of alcohol to a trader or club for the purposes of the trade or club;
- (g) the sale or supply of alcohol to any canteen or mess, being a canteen in which the sale or supply of alcohol is carried out under the authority of the Secretary of State or an authorised mess of members of Her Majesty's naval, military or air forces;
- (h) the taking of alcohol from the premises by a person residing there;
- (i) the supply of alcohol for consumption on the premises to any private friends of a person residing there who are bona fide entertained by him at his own expense, or the consumption of alcohol by persons so supplied;
- (j) the supply of alcohol for consumption on the premises to persons employed there for the purposes of the business carried on by the holder of the licence, or the designated premises supervisor, or the consumption of alcohol so supplied, if the alcohol is supplied at the expense of their employer or of the person carrying on or in charge of the business on the premises.

9. Suitable beverages other than intoxicating liquor (including drinking water) shall be equally available for consumption with or otherwise as an ancillary to table meals on the premises.

10. CCTV covering areas inside and outside of the premises shall be installed and maintained to police recommendations with properly maintained log arrangements. All images shall be stored for a minimum of 31 days.

11. CCTV shall comply with the Data Protection Act 2018 and shall be working and recording correctly at all times that the premises are open to the public. If the CCTV is not working, the premises shall comply with police requests, including suspension of licensable activity.

12. A staff member from the premises that is conversant with the operation of the CCTV system shall be on the premises at all times that the premises are open to the public. This staff member will be able to show police or authorised officers of the Licensing Authority recent data footage with the minimum of delay when requested. This data or footage reproduction shall be almost instantaneous.

13. Appropriate signage shall be displayed in prominent positions, informing customers they are being recorded on CCTV.

14. The Premises shall operate a 'Challenge 25' age-restricted sales policy where the only acceptable forms of identification are recognised photographic identification cards, such as a driving licence, passport or proof of age card with the PASS Hologram.

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

- (a) all crimes reported to the venue
- (b) all ejection of patrons
- (c) any complaints received
- (d) any incidents of disorder
- (e) seizures of drugs or offensive weapons
- (f) any faults in the CCTV system
- (g) any refusal of the sale of alcohol
- (h) any visit by a relevant authority or emergency service.

16. The licence holder shall require staff to note any refusals in a refusals log. The refusals log shall record the date and time of the refusal; the name of the staff member refusing; and the reason for refusal. The refusals log shall be made available for inspection upon request by the Licensing Team, Police or Trading Standards.

17. On any day that Chelsea Football Club play Fulham Football Club either at home or away, between the hours of 08:00-10:00 alcohol shall only be sold ancillary to food.

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

Signed:
Authorised Officer

Date: 11.07.2024
Reissued Date:

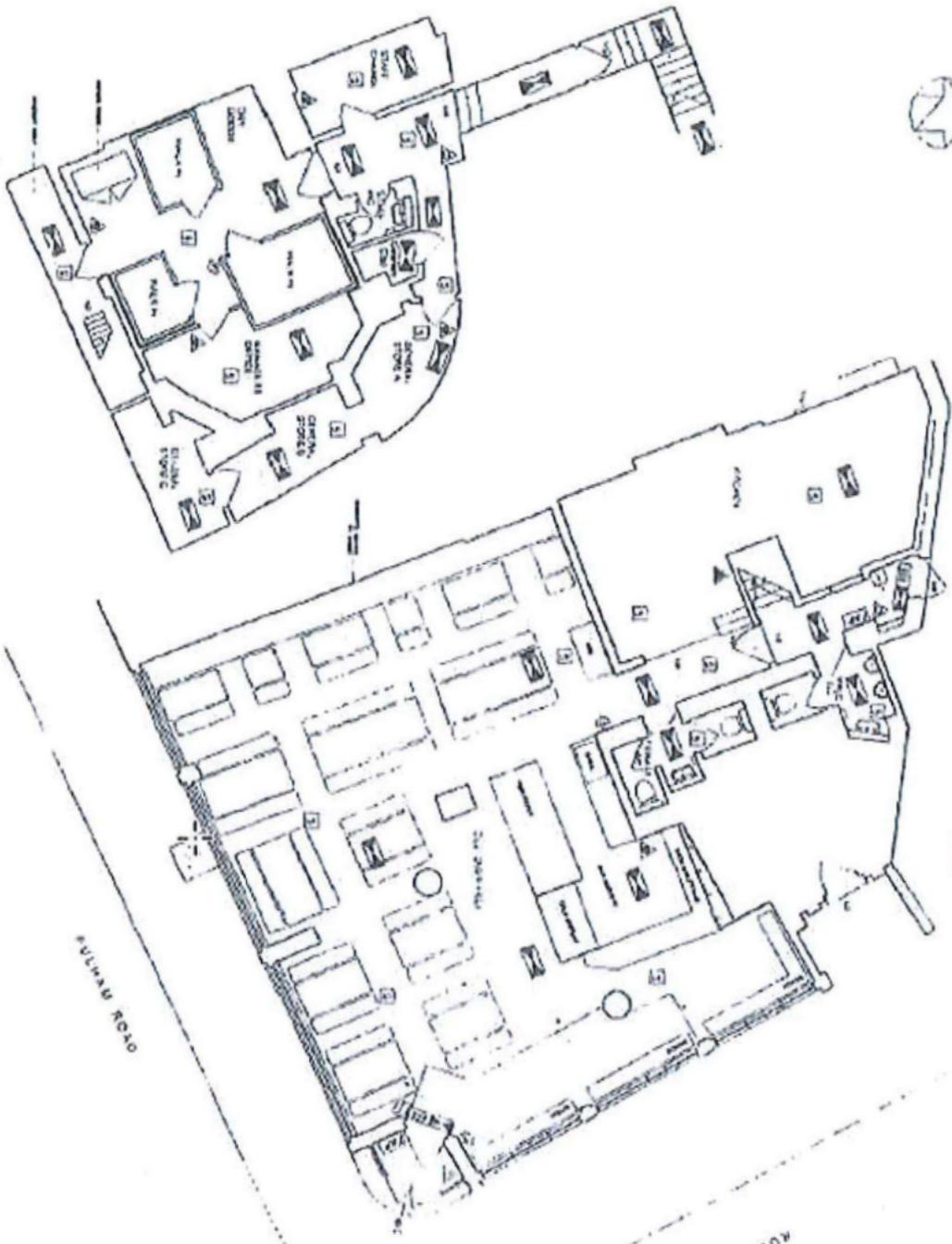
Annex 4- Plans:

Please insert plans at page(s) ** to **



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21 FEB 2006
EPD



THE SEA COW, FULHAM

GROUND & BASEMENT LICENSING PLANS AS PROPOSED

1:100

1320/1234/SK04 01/07/06

SNW Design Ltd

Licensing Act 2003

Premises Licence



Premises Licence Number: 2022/01251/LAPR

Part 1 – Premises details

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

Six80
678 - 680 Fulham Road

Post town: London

Post code: SW6 5SA

Telephone:

Where the licence is time limited the dates:

Not Applicable

Licensable activities authorised by the licence:

Performance of Dance -Indoors Only
Performance of Live Music -Indoors Only
Playing of Recorded Music -Indoors Only
Provision of Late Night Refreshment -Indoors Only
Sale of Alcohol On and Off the Premises

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

Performance of Dance -Indoors Only
Thursday 19:00 - 00:00
Friday 19:00 - 00:00
Saturday 19:00 - 00:00

Performance of Live Music -Indoors Only
Thursday 11:00 - 00:00
Friday 11:00 - 00:00
Saturday 11:00 - 00:00

Playing of Recorded Music -Indoors Only
Thursday 08:00 - 00:00
Friday 08:00 - 00:00
Saturday 08:00 - 00:00

Provision of Late Night Refreshment -Indoors Only
Thursday 23:00 - 00:00
Friday 23:00 - 00:00
Saturday 23:00 - 00:00

Sale of Alcohol On and Off the Premises
Monday 11:00 - 23:00
Tuesday 11:00 - 23:00
Wednesday 11:00 - 23:00
Thursday 11:00 - 00:00
Friday 11:00 - 00:00
Saturday 11:00 - 00:00
Sunday 11:00 - 23:00

The opening hours of the premises:

Monday 08:00 - 23:30
Tuesday 08:00 - 23:30
Wednesday 08:00 - 23:30
Thursday 08:00 - 00:30
Friday 08:00 - 00:30
Saturday 08:00 - 00:30
Sunday 08:00 - 23:30

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

Both on and off the premises

Part 2

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

The Cow Dalbury Limited
The Cow
Dalbury Lees
Ashbourne
Derbyshire
DE6 5BE

Email: [REDACTED]

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

09304261

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

Mr Ryan Hicking
[REDACTED]
E [REDACTED]
[REDACTED]

Licensing Authority: Amber Valley Borough Council
Personal Licence Number: 20/000011PELIC

Annex 1 – Mandatory Conditions

1. Mandatory Condition

(1) The responsible person must ensure that staff on relevant premises do not carry out, arrange or participate in any irresponsible promotions in relation to the premises.

(2) In this paragraph, an irresponsible promotion means any one or more of the following activities, or substantially similar activities, carried on for the purpose of encouraging the sale or supply of alcohol for consumption on the premises—

(a) games or other activities which require or encourage, or are designed to require or encourage, individuals to—

(i) drink a quantity of alcohol within a time limit (other than to drink alcohol sold or supplied on the premises before the cessation of the period in which the responsible person is authorised to sell or supply alcohol), or

(ii) drink as much alcohol as possible (whether within a time limit or otherwise);

(b) provision of unlimited or unspecified quantities of alcohol free or for a fixed or discounted fee to the public or to a group defined by a particular characteristic in a manner which carries a significant risk of undermining a licensing objective;

(c) provision of free or discounted alcohol or any other thing as a prize to encourage or reward the purchase and consumption of alcohol over a period of 24 hours or less in a manner which carries a significant risk of undermining a licensing objective;

(d) selling or supplying alcohol in association with promotional posters or flyers on, or in the vicinity of, the premises which can reasonably be considered to condone, encourage or glamorise anti-social behaviour or to refer to the effects of drunkenness in any favourable manner;

(e) dispensing alcohol directly by one person into the mouth of another (other than where that other person is unable to drink without assistance by reason of disability).

2. Mandatory Condition

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

3. 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.

4. Mandatory Condition

The responsible person must ensure that—

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

- (i) beer or cider: ½ pint;
- (ii) gin, rum, vodka or whisky: 25 ml or 35 ml; and
- (iii) still wine in a glass: 125 ml;

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

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

5. 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.

6. 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.

7. Mandatory Condition

Where this licence includes a condition that at specified times one or more individuals must be at the premises to carry out a security activity, each individual must be licensed by the Security Industry Authority, with the following exceptions:

a) premises where the premises licence authorises plays or films

b) any occasion mentioned in paragraph 8(3)(b) or (c) of Schedule 2 to the Private Security Industry Act 2001 (premises being used exclusively by a club with a club premises certificate, under a temporary event notice authorising plays or films or under a gaming licence), or

c) any occasion within paragraph 8(3)(d) of Schedule 2 to the Private Security Industry Act 2001.

Annex 2 – Conditions consistent with the operating Schedule

8. After 23:00 all external doors and windows shall be kept closed at all times during the provision of regulated entertainment, save during access and egress.

9. A responsible member of staff shall carry out proactive noise assessments outside the premises at the boundary of the nearest residential property periodically after 23:00, during the provision of regulated entertainment and take any necessary remedial action.

10. A written record of proactive external noise assessments and, where applicable, remedial actions taken shall be kept for a minimum of 31 days from the date of the last entry in the record and this record shall be available for inspection on demand by authorised Council officers at all times the premises are open.

11. All stereo / television or other audio equipment including wall-mounted and / or free-standing / portable speakers shall be mounted on anti-vibration mountings / pads, as appropriate, to prevent vibration transmission of sound energy to adjoining properties.

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

12. High-Definition CCTV shall be installed, operated and maintained, at all times that the premises are open for licensable activities or customers are on the premises and;
a) shall be checked daily to ensure that the system is working properly and that the date and time are correct. A record of these checks, showing the date and name of the person checking, shall be kept and made available to Police or authorised Council officers on request.

b) at least one camera will show a close-up of the entrance/entrances to the premises, to capture a clear, full-length image of anyone entering.

c) shall cover any internal or external area of the premises where licensable activities take place.

d) recordings shall be in real time and stored for a minimum period of 31 days with date and time stamping.

e) footage shall be provided to Police or authorised council officer within 24 hours of a request.

f) a staff member from the premises that is conversant with the operation of the CCTV system shall be on the premises at all times. This staff member will be able to show police or authorised officers of the Licensing Authority recent data footage with the minimum of delay when requested. This data or footage reproduction shall be almost instantaneous.

13. A refusals record shall be kept at the premises to record details of all refusals to sell alcohol. This record shall contain the date and time of the incident, a description of the customer, the name of the member of staff who refused the sale, and the reason the sale was refused. The record shall be made to police and authorised officer of the Licensing Authority on request.

14. All staff working at the premises shall be given compulsory training on the following issues: Welfare and Vulnerability engagement (WAVE) , Ask for Angela, Drink Spiking and Safeguarding . Written records of this training, and a policy to

cover each of these topics, shall be retained and be made available to the Police or authorised officers of the Licensing Authority upon request.

15. A challenge 25 proof of age scheme for the sale of alcohol shall be operated at the premises and shall be promoted through the prominent display of posters.

16. The Licence Holder shall put arrangements in place to ensure that before serving alcohol or other age-restricted goods to customers they believe to be less than 25 years of age, staff ask to see accredited proof of age: that is, proof of age cards carrying the 'PASS' logo (and no others), a Passport, or UK Driving Licence bearing the photograph and date of birth of the customer.

17. On days where the premises are open after 23:00 there shall be 1 SIA on duty from 20:00 until close. The requirement for additional SIA shall be continually risk assessed by the premises. A copy of the risk assessment shall be kept for a minimum of 31 days and be made available to Police or the Local Authority upon request.

18. All staff responsible for selling alcohol shall receive regular training in the Licensing Act 2003 in terms of the licensing objectives, offences committed under the Act and conditions of the Premises Licence. Written records of this training shall be retained and made available to police and authorised officers of the Licensing Authority on request. This training shall be refreshed every six months.

19. The training for sale of alcohol shall cover the following steps: the assessment of age; how and when to challenge for proof of age; acceptable proof of age and how to check; and recording refusals.

20. Any alcohol sold for consumption off the premises shall be sold in a sealed container. Patrons are permitted to take from the premises resealed bottles of wine.

21. On days when Fulham Football Club are playing at home, or on days when a Fulham Football Club victory parade takes place, the Premise shall not allow any drinking, or provision of food, in any area outside the front of the premises for three hours before the advertised kick off time until one hour after the match has been completed.

22. A daily incident log (electronic or paper based) shall be kept at the Premises and made available on request to an authorised officer of the Council or the Police or the Fire Service which shall record the following:

- (a) all crimes reported to the venue
- (b) all ejection 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 visit by a relevant authority or emergency service.

23. The premises shall operate a dispersal policy and all staff shall be trained in its implementation. The dispersal policy will set out the steps that management will take to ensure that customers leave the premises quickly and quietly and do not loiter

outside. The Policy shall be retained and made available to police and authorised officers of the Licensing Authority on request.

24. Deliveries and collections (including refuse/recycling collections) associated with the premises shall be arranged between the hours of 08:00 to 20:00 only. Empty bottles / other glass and non-degradable refuse shall remain in the premises at the end of trading hours and shall not be taken out to the refuse point between the hours of 23:00 and 07:00.

25. All ventilation and extraction systems or odour abatement equipment shall be correctly installed, operated, maintained and regularly serviced, all in accordance with the manufacturer's instructions, to ensure that they are operating correctly and efficiently so as not to cause an odour or noise nuisance to neighbours.

26. Waste receptacles shall be emptied on a regular basis.

27. Signs shall be placed in prominent places reminding patrons there are residents living nearby and instructing them to respect the neighbours and to conduct their behaviour accordingly.

28. Litter shall be prevented at all times and where identified cleared from the vicinity of the premises.

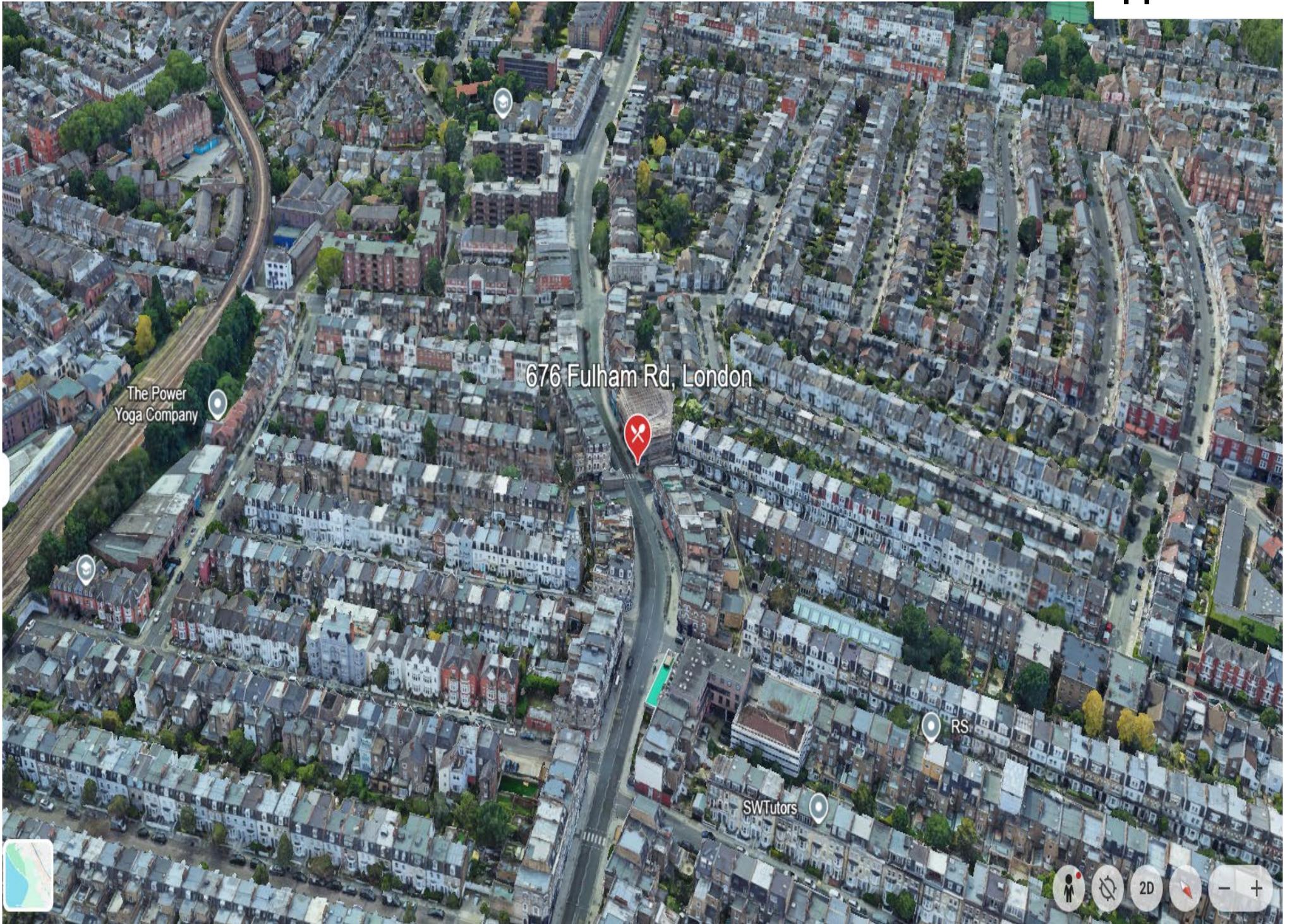
29. The area to the immediate front of the premises shall be swept clear of litter after the Premises is closed to the public.

Signed: 
Authorised Officer

Date: 09.11.2022
Reissued Date: 18.05.2023

Annex 4- Plans:

Please insert plan at page 9



Fulham Dental
Implant Clinic

676 Fulham Rd, London

Page 50



From: [REDACTED]
Sent: 12 January 2026 09:19
To: Licensing HF: H&F <licensing@lbhf.gov.uk>
Subject: OBJECTION 2025/02045/LAPR (confirm receipt please?)

Can you please confirm receipt?

OBJECTION 2025/02045/LAPR

[REDACTED]
[REDACTED]
London
[REDACTED]

I object to this application as a neighbour who lives [REDACTED]. While I have no expectation of complete silence in a city home, my family with young children does have a right to similar levels of peace and privacy already enjoyed. New licensing grants should be sympathetic to the heavy residential presence in the area, both above and behind these premises. Noise travels easily because of the canyon-shaped structure of the buildings and homes in this area. Due to the low frequency of the bass sound in music, the constant "boom-boom" beat will be heard in my children's bedroom torturing them until midnight, even if the amplified speakers are kept inside the premises.

I would have expected the new licencing to be comparable to historic licencing terms granted to Oktoberfest under previous ownership and in keeping with the permissions already granted to a similar venue (and the new owner of these premises), The Brown Cow, [REDACTED]. The current application represents a significant escalation.

The premises is in a mixed-use neighbourhood and a balance needs to be found between supporting local businesses and the needs of local residents. At the moment the application does not address the latter sufficiently.

The licence should not be extended beyond that currently in place and additional mitigation should be put in place, specifically

- Other than New Year's Eve, no extended hours could be seen in the application. Hours should not be extended in the licence beyond the standard hours specified. Applications for temporary event licences could be submitted if needed.
- The application requests "unrestricted hours" for private use, essentially any time of day or night during private use. This should not be granted. Private use should be limited to the standard hours in the application.
- The hours on New Year's Eve should be agreed by a temporary event licence and not beyond those granted for the 2025/6 New Year.

In respect of promoting the licencing objectives (section M). The committee are requested to consider tightening the requirements of the door security policy. Currently the use of door staff will be "risk assessed on an ongoing basis by the licence holder or

premises supervisor". Considering the size of the premises, proximity to Chelsea and Fulham football clubs and that the plans include several TV screens, door staff should be required on football match days and the screening of significant sporting events. If temporary event licences are granted to extend hours, door staff should be in use.

The pavement outside the main door is narrow and is likely to be an intimidating environment for passing pedestrians as they navigate smokers and patrons. Dedicated staff should ensure that patrons are not creating an uncomfortable/ dangerous environment for pavement users.

In summary, the application would cause demonstrable and severe harm to the amenity of adjoining occupiers, undermining the high standard of living environment that local policy seeks to protect.

From: Cllr Downer-Sanderson Liam: H&F <Liam.Downer-Sanderson@lbhf.gov.uk>
Sent: 15 January 2026 09:29
To: Tucker Matt: H&F <Matt.Tucker@lbhf.gov.uk>
Subject: Felden Street residents - Brown Cow

Hi Matt,

I hope you're well.

I met with local residents on Tuesday evening and we agreed the attached letter, which has prepared with my input, setting out their objection to the Brown Cow application. A few other residents share these views and intend to make representations along similar lines. I understand at least one objection may already have been submitted and would be grateful if you could confirm how many representations have been received to date.

To be clear, residents are not opposed to the Brown Cow as an establishment and want it to be successful. Nor are they objecting to the premises' core hours. Their concerns relate to specific impacts and are reflected in the request for a small number of conditions, which they consider reasonable and proportionate, to be attached to any licence granted.

If the applicant is willing to engage with residents and work constructively to address some of these points, I believe there is a realistic prospect that the objections could be withdrawn.

I would be keen to hear the applicant's initial views, whether a meeting with residents would be helpful, and whether you had any thoughts at this stage.

Kind regards,

Liam

PS I am aware you are due to be leaving the Council shortly, so I would be grateful for your advice on how best to proceed.

Cllr Liam Downer-Sanderson

Conservative Councillor for Fulham Town

London Borough of Hammersmith & Fulham

Click [here](#) to sign up for local updates

Email: Liam.Downer-Sanderson@lbhf.gov.uk

Web: www.lbhf.gov.uk

Tel: 020 8753 3550

Address: Hammersmith Town Hall, King Street, London W6 9UJ

Dear Sir or Madam,

I am a resident of [REDACTED], which [REDACTED] [REDACTED] in question. I am writing to make representations in respect of the application, primarily in relation to the prevention of public nuisance and public safety.

In addition to noise travelling between adjacent streets, local residents reasonably expect to be able to walk along neighbouring roads without the fear or inconvenience associated with anti-social behaviour, or the aftermath of such behaviour from the previous night. The pavement outside the premises is narrow, with limited space for passing, particularly for users of mobility scooters, wheelchairs or prams. Any increase in patrons congregating outside the premises would exacerbate these existing constraints.

The premises sits within a mixed-use neighbourhood and represents a considerable expansion of the current Brown Cow operation. This expansion is likely to result in increased noise levels and a higher risk of anti-social behaviour. While supporting local businesses is important, a balance must be struck between commercial activity and the needs of nearby residents. In its current form, the application gives rise to legitimate concerns.

In particular, the application seeks flexibility around hours and private use that is not adequately justified. The licence notice displayed at the premises refers to extended hours on Bank Holidays and other limited days, yet aside from New Year's Eve, no such extensions are clearly specified.

With regard to management and security, Section M of the application relies on ongoing risk assessment by the licence holder to determine whether door staff are required. Given the size of the expanded premises, its proximity to Chelsea and Fulham football clubs, and the presence of multiple television screens, this approach lacks sufficient certainty. Door supervision should be mandatory on football match days and during the screening of significant sporting events, as well as during any period covered by a Temporary Event Notice.

There is also concern about the management of patrons outside the premises. While smoking and congregation currently occur relatively infrequently, this is likely to change with a larger premises and the relocation of the main entrance onto a narrower pavement. The Fulham Road frontage is particularly constrained and sits adjacent to a busy chemist/pharmacy which is a valued local amenity. Patrons smoking, drinking, or standing in this location would create an uncomfortable and potentially unsafe environment for pavement users.

For these reasons, if the licence is granted, I respectfully request that it is subject to the conditions set out below, which I believe are reasonable, proportionate, and necessary to promote the licensing objectives:

Proposed Condiitons

Hours and use

- On Bank Holidays, the premises may operate to the same hours as permitted on a Saturday. No further extension of hours shall apply on Bank Holidays or any other day unless specified by a Temporary Event Notice.
- Any commercial private hire or private use of the premises shall be restricted to the same permitted hours as standard operation and shall not take place outside those hours without a Temporary Event Notice. If the operator has particular events in mind, it would be helpful for these to be clearly set out.
- On New Year's Eve, the premises shall not operate beyond 3am.

Door supervision and security

- Registered door supervisors shall be deployed on football match days involving Chelsea FC or Fulham FC and during the screening of significant sporting events.
- Where a Temporary Event Notice is in place to extend trading hours, a minimum of one registered door supervisor shall be on duty from 30 minutes before the start of licensable activities until all patrons have left the premises.
- A written door supervision and customer dispersal policy shall be maintained at the premises and made available to the police or licensing authority upon request.

Management of patrons outside the premises

- The licence holder shall ensure that sufficient members of staff are on duty at peak times, including at weekends, on football match days and during any period authorised by a Temporary Event Notice, to actively monitor and manage patrons who smoke or congregate outside the premises.
- No drinks shall be taken outside the premises, and no smoking by patrons shall be permitted, on Fulham Road at any time.
- Patrons using the external area on Rostrevor Road shall be seated at all times and shall not be permitted to stand, with no vertical drinking.
- Patrons shall not be permitted to congregate in a manner that obstructs the pavement or causes discomfort or danger to pedestrians, wheelchair users, or those with prams.
- The licence holder shall take reasonable steps to prevent the obstruction of the pavement by e-bikes or other vehicles associated with patrons of the premises.
- The licence holder shall not apply for, or seek to operate under, a tables and chairs licence on Fulham Road in connection with the premises.

Yours Sincerely



From: [REDACTED]
Sent: 15 January 2026 10:23
To: Licensing HF: H&F <licensing@lbhf.gov.uk>
Subject: 2025/02045/LAPR - Brown Cow 676 Fulham Road - objection

Dear Sir/Madam

I am submitting an objection to the above licence. I have attempted to submit the same objection on the portal, however the word count does not allow space for the proposed conditions below and the portal is not working ("Your comments could not be submitted due to an error in the system").

Please let me know if you require any clarification.

Kind regards

[REDACTED]

I am a resident of [REDACTED], which [REDACTED] in question. I am writing to make representations in respect of the application, primarily in relation to the prevention of public nuisance and public safety.

In addition to noise travelling between adjacent streets, local residents reasonably expect to be able to walk along neighbouring roads without the fear or inconvenience associated with anti-social behaviour, or the aftermath of such behaviour from the previous night. The pavement outside the premises is narrow, with limited space for passing, particularly for users of mobility scooters, wheelchairs or prams. Any increase in patrons congregating outside the premises would exacerbate these existing constraints.

The premises sits within a mixed-use neighbourhood and represents a considerable expansion of the current Brown Cow operation. This expansion is likely to result in increased noise levels and a higher risk of anti-social behaviour. While supporting local businesses is important, a balance must be struck between commercial activity and the needs of nearby residents. In its current form, the application gives rise to legitimate concerns.

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Given the size of the expanded premises, its proximity to Chelsea and Fulham football clubs, and the presence of multiple television screens, this approach lacks sufficient certainty. Door supervision should be mandatory on football match days and during the

screening of significant sporting events, as well as during any period covered by a Temporary Event Notice.

There is also concern about the management of patrons outside the premises. While smoking and congregation currently occur relatively infrequently, this is likely to change with a larger premises and the relocation of the main entrance onto a narrower pavement. The Fulham Road frontage is particularly constrained and sits adjacent to a busy chemist/pharmacy which is a valued local amenity. Patrons smoking, drinking, or standing in this location would create an uncomfortable and potentially unsafe environment for pavement users.

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- The licence holder shall take reasonable steps to prevent the obstruction of the pavement by e-bikes or other vehicles associated with patrons of the premises.
- The licence holder shall not apply for, or seek to operate under, a tables and chairs licence on Fulham Road in connection with the premises.

From: [REDACTED] >

Sent: 15 January 2026 10:32

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

Subject: Fwd: Fw: 2025/02045/LAPR - Brown Cow 676 Fulham Road - objection

Dear Sir/Madam

2025/02045/LAPR - Brown Cow 676 Fulham Road - objection

I am submitting an objection to the above licence. I have attempted to submit the same objection on the portal, however the word count does not allow space for the proposed conditions below and the portal is not working ("Your comments could not be submitted due to an error in the system").

Please let me know if you require any clarification.

Kind regards

[REDACTED]

I am a resident of [REDACTED], [REDACTED] premises in question. I am writing to make representations in respect of the application, primarily in relation to the prevention of public nuisance and public safety.

In addition to noise travelling between adjacent streets, local residents reasonably expect to be able to walk along neighbouring roads without the fear or inconvenience associated with anti-social behaviour, or the aftermath of such behaviour from the previous night. The pavement outside the premises is narrow, with limited space for passing, particularly for users of mobility scooters, wheelchairs or prams. Any increase in patrons congregating outside the premises would exacerbate these existing constraints.

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- Any commercial private hire or private use of the premises shall be restricted to the same permitted hours as standard operation and shall not take place outside those hours without a Temporary Event Notice. If the operator has particular events in mind, it would be helpful for these to be clearly set out.
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- The licence holder shall take reasonable steps to prevent the obstruction of the pavement by e-bikes or other vehicles associated with patrons of the premises.
- The licence holder shall not apply for, or seek to operate under, a tables and chairs licence on Fulham Road in connection with the premises.

From: [REDACTED]
Date: Friday, 16 January 2026 at 14:46
To: Gardiner Neil: H&F <Neil.Gardiner@lbhf.gov.uk>
Subject: Re: Brown Cow Licensing application

Afternoon Neil

Many thanks for getting back to me and for agreeing to receive my representation. I have included it below. I will also try to contact [REDACTED].

Kind regards

[REDACTED]

Dear Sir or Madam, I am Chair of the [REDACTED] and as such I represent their views. A number of the houses in [REDACTED] back directly onto the premises in question. I am writing to make representations in respect of the application, primarily in relation to the prevention of public nuisance and public safety.

In addition to noise travelling between adjacent streets, local residents reasonably expect to be able to walk along neighbouring roads without the fear or inconvenience associated with anti-social behaviour, or the aftermath of such behaviour from the previous night. The pavement outside the premises is narrow, with limited space for passing, particularly for users of mobility scooters, wheelchairs or prams. Any increase in customers congregating outside the premises would exacerbate these existing constraints.

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With regard to management and security, Section M of the application relies on ongoing risk assessment by the licence holder to determine whether door staff are required. Given the size of the expanded premises, its proximity to Chelsea and Fulham football clubs, door supervision should be mandatory on football match days and during the screening of significant sporting events.

There is also concern about the management of customers outside the premises. Smoking, drinking, or standing in this location would create a potentially unsafe environment for pavement users.

For these reasons, if the licence is granted, we request that it is subject to conditions around Hours and use, Door supervision and security and Management of customers outside the premises, all to be discussed and agreed.

[REDACTED]
[REDACTED]

From: [REDACTED] >

Sent: Monday, January 19, 2026 6:14 PM

To: Gardiner Neil: H&F <Neil.Gardiner@lbhf.gov.uk>

Subject: Brown Cow Extension License Application

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

Dear Neil

I gather from other Residents that the application portal still has issues so please see my representation below.

I object.

As:

- The footfall is much greater than the current footprint, and now will exit on a much smaller segment of pavement. ASB outside late with people drinking or smoking in a mixed residential area will now impact a much greater number of residents
- The unrestricted hours for private events should not be permitted in a highly residential area
- With slot machines and large TVs proposed it seems a very different type of clientele is being encouraged to attend, and during football matches noise and ASB could increase significantly

Thank you for taking these concerns into account.

Best wishes

[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
London [REDACTED]

From: Charlotte.Bennett@met.police.uk <Charlotte.Bennett@met.police.uk>
Sent: Friday, January 16, 2026 9:38 AM
To: Licensing HF: H&F <licensing@lbhf.gov.uk>; Gardiner Neil: H&F <Neil.Gardiner@lbhf.gov.uk>
Cc: [REDACTED]
Subject: New Application - 2025/02045/LAPR - The Brown Cow Munster House 676 - 680 Fulham Road London SW6 5SA

Dear Licensing,

RE: New Application - 2025/02045/LAPR - The Brown Cow Munster House 676 - 680 Fulham Road London SW6 5SA

Please see the additional conditions agreed with the applicant.

1. The Premises shall have a policy in place to ensure the welfare and safeguarding of vulnerable patrons. Welfare training shall take place twice a year in order to support and assist people who feel unsafe, vulnerable, or threatened. Any such incidents shall be recorded in the incident log. This safeguarding policy shall be available to Police or relevant authorities upon request.
2. On any day that Chelsea Football Club/Fulham Football Club are playing at home, between the hours of 08:00 - 10:00 alcohol shall only be sold ancillary to food.
3. On days when Chelsea Football Club/Fulham Football Club are playing at home, or when a Chelsea Football Club/Fulham Football Club victory parade takes place, the premises shall carry out a documented risk assessment in relation to the sale of alcohol for consumption off the premises for a period of three hours before kick-off and two hours after the match/parade has completed. The risk assessment, along with any exceptions from normal procedure, shall be recorded in the incident log and made available for inspection upon request by Police or an officer of the Licensing Authority.
4. On days when Fulham Football Club/Chelsea Football Club are playing at home, the premises shall risk assess the need for SIA staff. A copy of the risk assessment shall be available on site for inspection by Police or relevant authorities.

Kind Regards,

PC Charlotte Bennett 3234AW | Hammersmith and Fulham | Police Licensing | Metropolitan Police
Email: Charlotte.Bennett@met.police.uk
FH Licensing Mailbox: AWMailbox-LicensingFH@met.police.uk
Licensing Team Mailbox: AWMailbox.Licensing@met.police.uk

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:

- Appendix 1 - Review Application to Premises Licence Holder (18 December 2025).**
- Appendix 2 – Premises Licence and Plan.**
- Appendix 3 – Police Representation (15 January 2026).**
- Appendix 4 – Representations Supporting Review.**
- Appendix 5 – Enforcement Letter (13 December 2022).**
- Appendix 6 – Enforcement Letter (10 July 2023).**
- Appendix 7 – Enforcement Letter (13 June 2025).**
- Appendix 8 – Paragraphs 11.16 to 11.28 of the Guidance.**
- Appendix 9 - National Licensing Framework – Pages 10 and 11. High Streets and Communities.**

1. REVIEW APPLICATION:

On 18 December 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 seen 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. All statutory consultees were notified as required by the regulations, as well as a notice being displayed 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 3).
- 5 individual representors supporting the review. (Appendix 4).

The representations were submitted to the Premises Licence Holder's Agent on 22 January 2026, 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 5)
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 6)
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 7)

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.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 8, gives advice on the review of a premises licence and also in the council’s Statement of Licensing Policy.

6.3 Published in November 2025 the government published its National Licensing Policy Framework. The framework sets out a ‘strategic vision for a modern licensing system.’ Pages 10 and 11, High Streets and Communities can be found at Appendix 9 of this report.

6.4 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.

6.5 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.

6.6 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
Web: www.lbhf.gov.uk



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

19 December 2025
When telephoning
please ask for the
Licensing Team.

E-mail:
licensing@lbhf.gov.uk

Dear Sirs

Licensing Act 2003 - Premises Licence Review: 2025/02041/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 Licensing Authority (as Responsible Authority) under Section 51 of the Licensing Act 2003 (the Act). This application will be subject to a 28 day public consultation ending on 16 January 2025.

If you have any comments in relation to this application, please let us know by way of licensing@lbhf.gov.uk.

Yours sincerely

A handwritten signature in black ink, appearing to read 'Matt Tucker', with a small dot at the end.

Matt Tucker
Interim Licensing Policy and Administration Team Leader

Enc. Premises Review Application (19 December 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) [REDACTED] 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

I am 18 years old or over

Please tick yes

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 Beavor Lane Hammersmith London W6 9AR
Telephone number (if any) 0208 753 1081
E-mail address (optional) Licensing @lbhf.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 | <input checked="" type="checkbox"/> |
| 2) public safety | <input type="checkbox"/> |
| 3) the prevention of public nuisance | <input checked="" type="checkbox"/> |
| 4) the protection of children from harm | <input type="checkbox"/> |

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 Rangunathan 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 (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. 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 17th 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 19th 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

Yes, Hammersmith and Fulham Council in its capacity as "Responsible Authority" made a representation in response to the Police's application for a review of the Premises Licence in August 2019.

A copy of that representation is included in this application and I produce it with the identification mark of WRM17.

For the avoidance doubt, Hammersmith & Fulham Council has not previously submitted an application to review this Premises Licence.

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 *W.R. Mason*
.....

Date *18 December 2025*
.....

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 2019

Londis, 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 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 off 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

WRM 3

IN THE WESTMINSTER MAGISTRATES' COURT

CASE NO 012000044745

BETWEEN

NIZA ENTERPRISES LTD

Appellant

- and -

LONDON BOROUGH OF HAMMERSMITH & FULHAM

Respondent

CONSENT ORDER

On the 23 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:
- the date of the refused sale
 - the time of the refused sale
 - the name of the staff member who refused the sale
 - 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. Whurr Dated 6th May 2020
WOODS WHURR SOLICITORS

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

Upon the above agreement having being 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: Rishap 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



22706110020003600200010452042650

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

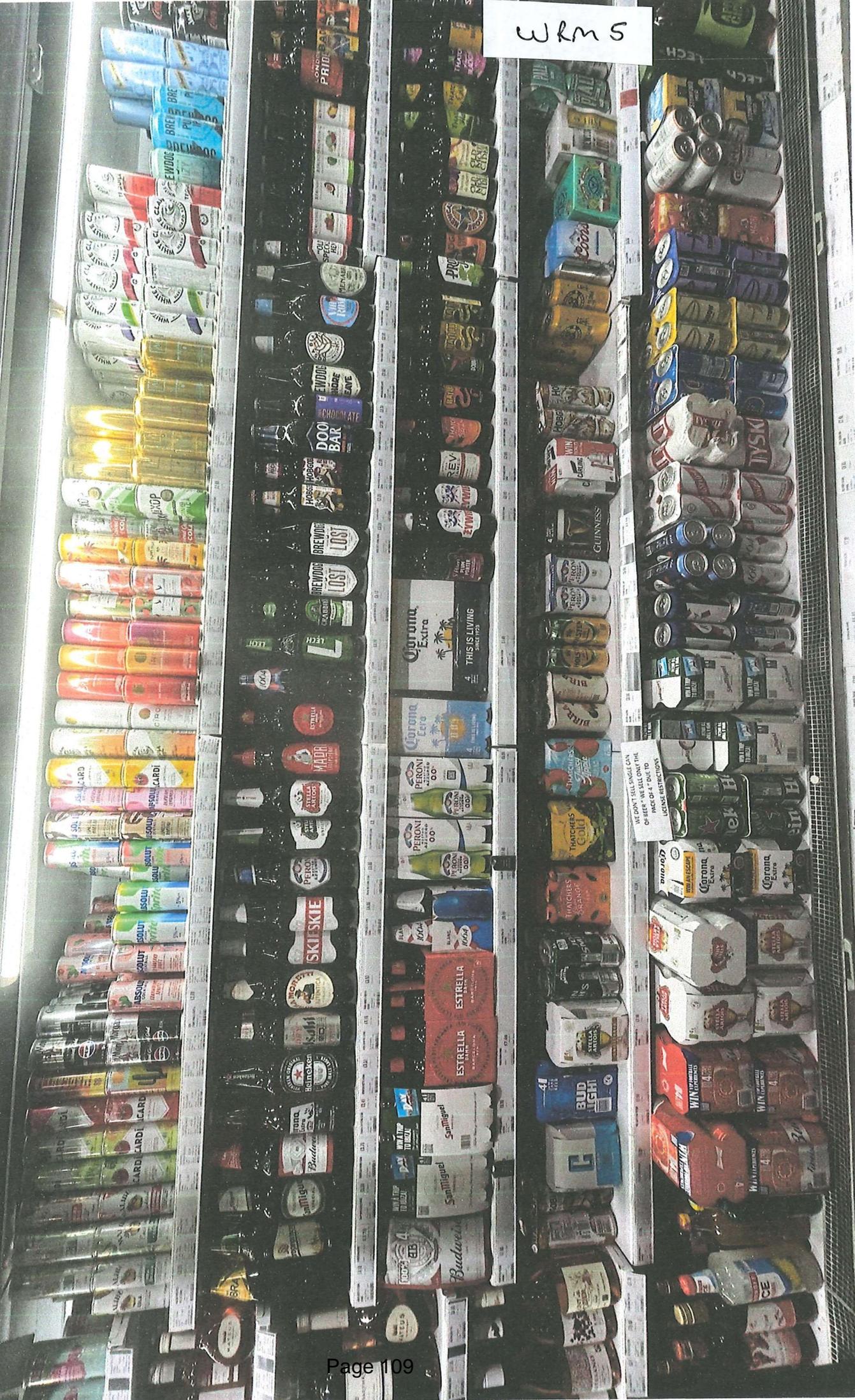
* Duplicate Copy *

VAT NO: 835745503
Thank you for shopping with us



22706110020401310600010452042656

WKM 5



WKM 6



WRM8

19/06/2025



£6.90
BROOKLYN PILSENER BEER
4X440ML

£8.00
CHISBRO SPECIAL BREW
4X440ML

£7.90
HOBG
4X440ML

BOTTLES PRICE
 £13.99
 40% ALC/VOL (80 PROOF)
 500ml
 BOTTLES PRICE
 £9.49
 40% ALC/VOL (80 PROOF)
 500ml
 BOTTLES PRICE
 £15.70
 40% ALC/VOL (80 PROOF)
 500ml
 BOTTLES PRICE
 £16.99
 40% ALC/VOL (80 PROOF)
 500ml
 BOTTLES PRICE
 £14.99
 40% ALC/VOL (80 PROOF)
 500ml
 BOTTLES PRICE
 £23.99
 40% ALC/VOL (80 PROOF)
 500ml



BACARDI 5CL £2.98
 40% ALC/VOL (80 PROOF)
 500ml
 BELL'S ORIGINAL 5CL £2.99
 40% ALC/VOL (80 PROOF)
 500ml
 HENNESSY VS EA £4.99
 40% ALC/VOL (80 PROOF)
 500ml
 COURVOISIER VS 5CL 50ml £4.59
 40% ALC/VOL (80 PROOF)
 500ml
 MARTELL VS 5CL £4.89
 40% ALC/VOL (80 PROOF)
 500ml
 CHIVAS REGAL 5CL EA £4.69
 40% ALC/VOL (80 PROOF)
 500ml
 JACK DANIEL'S HONEY 5CL EA £3.59
 40% ALC/VOL (80 PROOF)
 500ml
 JACK DANIEL'S 5CL £3.49
 40% ALC/VOL (80 PROOF)
 500ml
 JAMESON 5CL £3.79
 40% ALC/VOL (80 PROOF)
 500ml

Wm9

19/06/2025

WRM 10

19/06/2025

POST MAIL KS SHOT AT 235

£27.75

Amber Leaf 3 in 1 P 30G

£14.80

String Di Uno Cigro ZIPPACK

Magnum Tonic Wine 20CL

COOL SHOT - TROPICAL 20ML

JAGERMEISTER GRAVITY PACK

Proball Liqueur 50ml

MALIBU SML

THE FAMOUS GROUSE SCL

SOUTHERN COMFORT SCL

JAMESON SCL

SMOKE DANIELS SCL

SMOKE DANIELS SCL

SMOKE DANIELS SCL

SMOKE DANIELS SCL



£16.99
£12.99
£14.99
£23.99
£29.99
£6.99
£4.99

WRM 12

19/06/2025

SMIRNOFF VODKA	£12.10	SMIRNOFF VODKA	£13.99	SMIRNOFF VODKA	£13.99
SIERRA TEQUILA	£13.99	SIERRA TEQUILA	£13.99	SIERRA TEQUILA	£13.99
SIERRA TEQUILA	£13.99	SIERRA TEQUILA	£13.99	SIERRA TEQUILA	£13.99
SIERRA TEQUILA	£13.99	SIERRA TEQUILA	£13.99	SIERRA TEQUILA	£13.99
SIERRA TEQUILA	£13.99	SIERRA TEQUILA	£13.99	SIERRA TEQUILA	£13.99



SMIRNOFF 10CL 10 CL £4.99
 SIERRA £4.99

WRM 13



£12.10

WHITE & BERRY 50%
£12.10

£12.40

£13.99

£12.40

£13.99

£13.99

£13.99

£13.99

£13.99

SMIRNOFF 100CL
£4.99

FAMOUS GROUSE WHISKY
100CL
£4.99

JACK DANIELS 100CL 10CL
£5.99

BELL'S 100CL 10CL
£4.99

COURVOISIER 100CL 1
£8.49

HENNESSY VS 100CL 1
£9.99

£17.99

£17.99

£17.99

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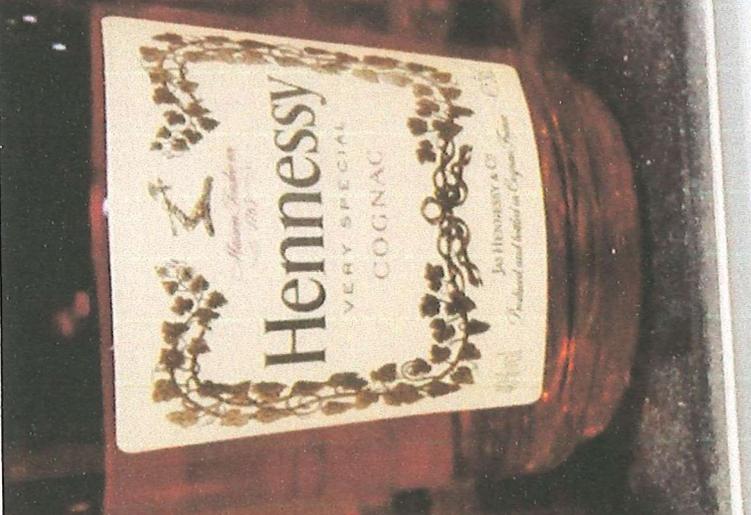
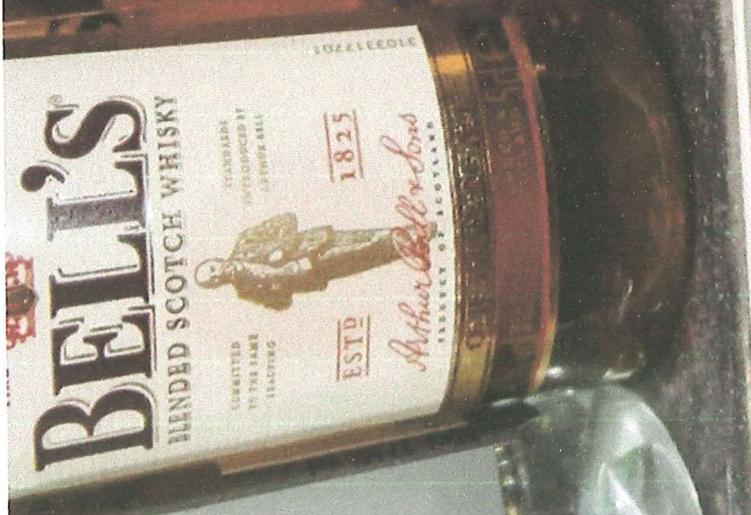
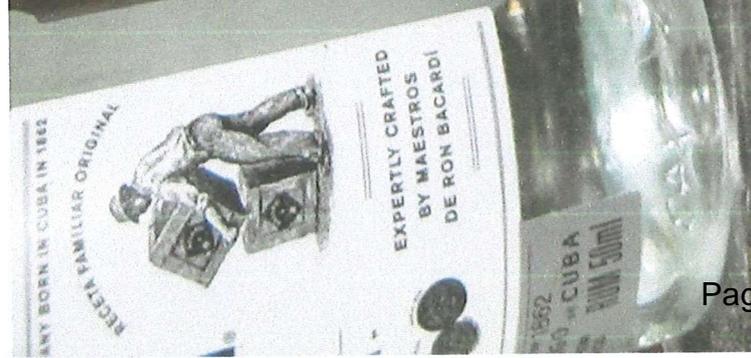
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19/06/2025

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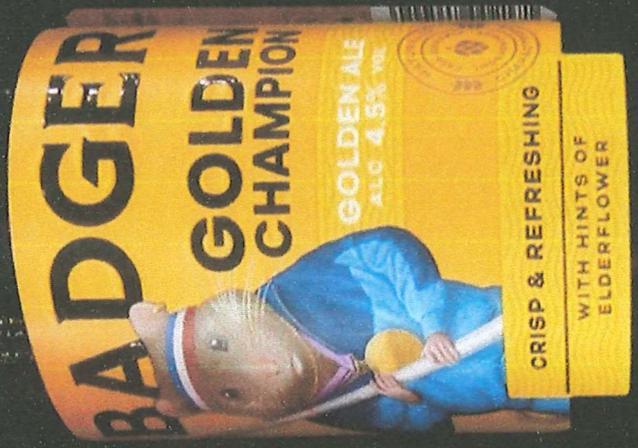
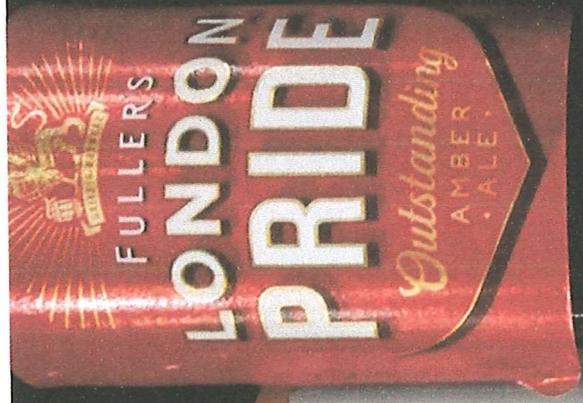
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19/06/2025



MELON
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REKORDERLIG MANGO RSP
500ML
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REKORDERLIG MANGO RSP
500ML
6.6p per 10ML
180525 1F 0P

FULLER'S L. PRIDE 500ML
1885003647
174 8 NDC

ADGER GOLDEN CHAMPN
300ML
£5.46 per 1L
010548005110
52127 8 NDC

ADGER GOLDEN CHAMPN
300ML
£2.58
£5.16 per 1L
48002173
06 8 NDC

FULLER'S L. PRIDE 500ML
1885003647
174 8 NDC
180525 1F 0P

WRM 16

19/06/2025

LICENSING CONSULTATION INTERNAL MEMO

To : Sophia Barrett
From : Adrian Overton
Date : 25th September 2019
Premises : Londls, 54 Uxbridge Road, London, W12 8LP
CAPS Ref : 2019/01387/LAPRR
Application : Review of premises licence

I am the Licensing Policy and Enforcement manager responsible for overseeing the enforcement of licenced premises within Hammersmith and Fulham. Part of my role enables me to act as the responsible authority for the Licensing Authority of Hammersmith and Fulham Council.

I have considered the above application and wish to make comments in support of the review application on the basis that this premises is currently failing to promote the prevention of crime and disorder and the prevention of public nuisance licensing objectives. I would also like to direct the sub committee's attention towards some relevant parts of the Council's Statement of Licensing Policy.

The application

An application for the review of this premises licence was submitted by the Metropolitan Police on the 28th August 2019. The application seeks to reduce the hours for licensable activities and add 4 conditions to the licence.

Supporting Information

The Licensing Authority wishes to make comments in support of this review as the evidence submitted by the Metropolitan Police demonstrates that the premises current operation is having a detrimental impact on the local area and is therefore failing to uphold the licensing objectives. It appears that alcohol is being sold at these premises to street drinkers which in turn is leading to anti-social behaviour in the surrounding area.

The Police have previously made the licence holder aware of a link between the sale of alcohol and anti-social behaviour in the area. In light of this evidence the licence holder refused to voluntarily reduce their hours for the sale of alcohol.

We would expect any person who sells alcohol to do so responsibly working with the Police and the Council to tackle local issues. It is the Licensing Authority's opinion that the lack of cooperation by the licence holder is a concern given the information provided by the Police which showed call outs directly linked to the premises.

The conditions proposed by the Police focus on the street drinking and ASB issues in and around Shepherd' Bush Green. These were some of the main problems identified in a study into crime and anti-social behaviour in this area in 2011 and again in 2015. The implementation of such conditions in combination with a reduction in hours would only help to reduce ASB in the surrounding area.

LBHF statement of licensing policy - considerations

Section 8 of the LBHF Statement of Licensing Policy 2017 makes particular references to off licences as follows:

8.8 Off licences, shops, supermarkets and stores selling alcohol for consumption off the premises potentially have a high risk of crime and disorder as well as being targeted as an easy premises from where to acquire alcohol. Such premises can contribute to anti social behaviour and disorder through the consumption of alcohol on the street and in open spaces by groups of drinkers, through the sale of alcohol to children, and through the sale of alcohol to street drinkers and persons who are already drunk.

8.9 The Licensing Authority expects operators of off licences to show particular diligence in areas where these problems are prevalent, and to strictly monitor the way they sell alcohol where the premises are located close to schools and hostels and similar premises that provide shelter or services to alcohol dependent persons.

Conclusion

During the 2011 and 2015 study which took place in Shepherd's Bush the area was identified as suffering from high levels of anti-social behaviour including rowdy behaviour, public urination and street drinking. It is obvious from the information provided by the Police in their review that this premises has been the source of some of this behaviour.

It is our opinion that the reduction in hours and conditions suggested by the Police would have a positive impact on the area and would look to promote the following licensing objectives:

- i) The prevention of crime and disorder
- ii) The prevention of public nuisance



Adrian Overton
Licensing Policy and Enforcement Manager
London Borough of Hammersmith and Fulham

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

Post town: London

Post code: W12 8LP

Telephone: 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.
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. 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 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.

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:

PROJECT TITLE
 BUDGENS QUICKSTOP
 SHEPARD'S BUSH

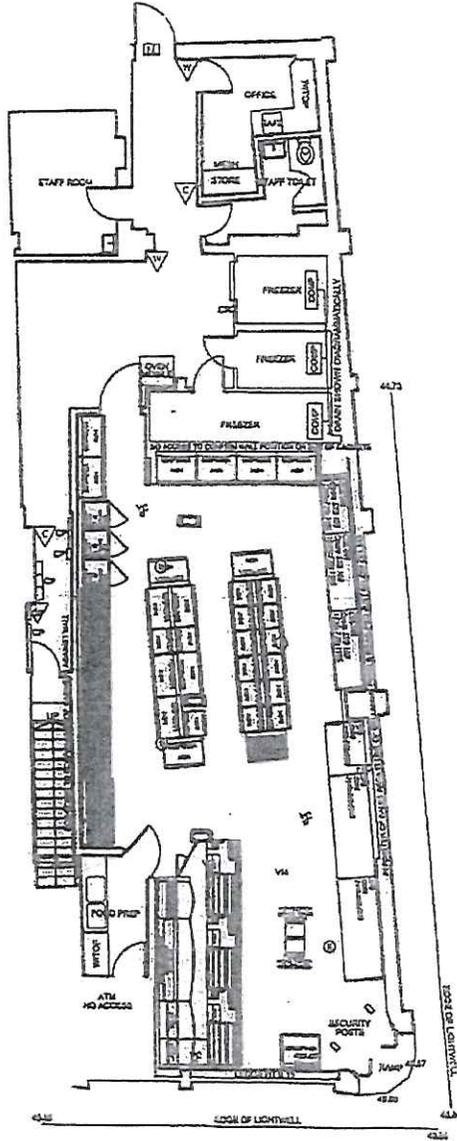
DRAWING NUMBER
 595/LA/05

REVISION
 -

FIRE SAFETY KEY	
PICT SYMBOL	TO COMPLY WITH
▽	9 LITRE WATER EXTINGUISHER S.S. 442/2028 PT.1
▽	2kg CARBON DIOXIDE EXTINGUISHER S.S. 342/2028 PT.1
▽	DRY POWDER EXTINGUISHER S.S. 342/2028 PT.1
▽	FOAM EXTINGUISHER
Ⓜ	FIRE EXIT NOTICE S.S. 277/5428 PT.1
Ⓜ→	FIRE EXIT NOTICE (DIRECTIONAL) S.S. 277/5428 PT.1
Ⓜ	KEEP LOCKED SHUT NOTICE S.S. 67/5428 PT.1
Ⓜ	EMERGENCY LIGHT S.S. 62/5 PT.1
Ⓜ	FIRE ALARM CALL POINT S.S. 62/5 PT.1
Ⓜ	SMOKE DETECTOR S.S. 62/5 PT.1
Ⓜ	HEAT DETECTOR
Ⓜ	SELF CLOSING AND INTUMESCENT STRIPS
Ⓜ	PUSH OVER FRAG DOGS
Ⓜ	VISION PANEL TO INTERNAL DOOR (200x150)
Ⓜ	FIRE BLANKET

STORE AREAS KEY		
STORE 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

NOTICE

All dimensions and areas in this drawing shall be taken as shown. All dimensions are to the centre of the wall unless otherwise stated. The drawing is for the purpose of illustration only and does not constitute a contract. The drawing is for the purpose of illustration only and does not constitute a contract. The drawing is for the purpose of illustration only and does not constitute a contract.

BUDGENS
 PROPERTY DEPARTMENT
 BUDGENS STORES LIMITED
 WIDEWATER PLACE, HORSFALL ROAD, HAREFIELD
 MIDDLESEX, URB 6PS
 Telephone: 0770 520 129 - Fax: 0770 604 622
 www.budgens.com

PROJECT TITLE
 BUDGENS QUICKSTOP
 SHEPARD'S BUSH

PROJECT ADDRESS
 54 LIGHTWELL ROAD
 SHEPARD'S BUSH,
 LONDON,
 TW1 5LP
 TELEPHONE: 020 6 743 7711
 FAX:

DRAWING TITLE
 LICENSING APPLICATION 2005
 GROUND FLOOR PLAN

SCALE: 1:100 DATE: JULY 2005
 DRAWN: Emma Francis

DRAWING NUMBER
 595/LA/05

REVISION
 -

30.09.20152005/04228/LAPRT

30.09.2015
 7 of 9

From: Charlotte.Bennett@met.police.uk <Charlotte.Bennett@met.police.uk>
Sent: Thursday, January 15, 2026 11:16 AM
To: Licensing HF: H&F <licensing@lbhf.gov.uk>; Barrett Sophia: H&F <Sophia.Barrett@lbhf.gov.uk>; Gardiner Neil: H&F <Neil.Gardiner@lbhf.gov.uk>
Subject: Review - 2025/02041/LAPRR - Co-Op 54 Uxbridge Road London W12 8LP

Dear Licensing,

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 2025/02041/LAPRR - Co-Op 54 Uxbridge Road London W12 8LP.

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.

The premises has breached conditions specifically in place to deter local anti social behaviour and crime.

The breach of Condition 51 which requires all alcohol sales between 23:00 and 02:00 to be made via credit or debit card. A test purchase on the 17th June 2025 confirmed the store was accepting cash during these hours. This condition I would say, assists to prevent alcohol dependent individuals, who may not have access to payment cards from purchasing alcohol late at night and contributing to local disorder.

It is also in place to monitor alcohol purchasing with an electronic record, so that authorities can see that conditions are being adhered to.

The review paperwork also states that during inspections there was no Personal Licence Holder on duty, which is a breach of condition. It appears staff and security on site during the inspection appeared not to understand the licensing conditions, which is concerning.

Residents have also reported ASB, including late night gatherings, public drinking and instances of aggression and violence between numbers 54 and 88 Uxbridge Road. This has an impact on the community and also on police resources who respond to these incidents. The store is also required to hold meetings with residents to address these issues but has failed to provide any evidence that they are doing so.

Whilst the business has too been a victim of violence and theft from looking at police systems, its failure to comply with licensing rules fuels the environment of disorder they too are struggling with. By ignoring conditions like the card only rule and the ban on single can sales, the premises is facilitating the presence of the individuals who contribute to the crime and disorder in the area.

The ongoing breaches demonstrate a disregard for the Prevention of Crime and Disorder licensing objective.

Kind Regards,
Charlotte

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

Email: Charlotte.Bennett@met.police.uk

FH Licensing Mailbox: AWMailbox-LicensingFH@met.police.uk

From: noreply@lbhf.gov.uk <noreply@lbhf.gov.uk>
Sent: 22 December 2025 15:33
To: Gardiner Neil: H&F <Neil.Gardiner@lbhf.gov.uk>
Subject: Comments for Licensing Application 2025/02041/LAPRR

Comments summary

Dear Sir/Madam,

Licensing Application comments have been made. A summary of the comments is provided below. Comments were submitted at 22/12/2025 3:33 PM from [REDACTED]

Application Summary

Address:	54 Uxbridge Road London W12 8LP
Proposal:	Premises Licence Review
Case Officer:	Neil Gardiner

[Click for further information](#)

Customer Details

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

Comments Details

Commenter Type:	Residents Group
Stance:	Customer objects to the Licensing Application

Reasons for comment:

Comments: 22/12/2025 3:33 PM I write to formally OBJECT to the above licence application on the grounds that granting this licence will materially undermine the licensing objectives as set out in the Licensing Act 2003 and the Hammersmith & Fulham Statement of Licensing Policy (2022-2027).

It is my contention, supported by local evidence and the Council's own data, that Shepherd's Bush Green and the surrounding area is already experiencing significant issues with anti-social behaviour, drug and alcohol misuse, theft and intimidation, and that additional licensable activities will add to these problems rather than alleviate them. The application fails to demonstrate adequate measures to mitigate these serious concerns.

The licence application as it stands would undermine the licensing objectives, particularly the prevention of crime and disorder, public safety, and protection of

children from harm.

There is strong evidence of ongoing and unresolved anti-social behaviour, alcohol misuse and drug issues in Shepherd's Bush Green which new licensable activities will aggravate.

The applicant has not demonstrated adequate mitigation, beyond baseline requirements, to address the documented serious concerns in this area.

Granting the licence would be contrary to the spirit of the Licensing Act 2003, the local Licensing Policy, and the interests of local residents and families.

I therefore ask the Licensing Sub-Committee to refuse this application.

From: [REDACTED]
Sent: 09 January 2026 16:31
To: Licensing HF: H&F <licensing@lbhf.gov.uk>
Subject: Coop Licence Review - 54 Uxbridge Road London W12 8LP

Good afternoon,

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.

[REDACTED]

From: [REDACTED]
Sent: 09 January 2026 19:12
To: Licensing HF: H&F <licensing@lbhf.gov.uk>
Subject: 2025/02041/LAPRR - 54 Uxbridge Road London W12 8LP

To whom it may concern,

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. I often use the Central Line and see the same group of individuals loitering around there in an inebriated state.

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.

Kind regards,

[REDACTED]

From: [REDACTED]
Sent: 12 January 2026 09:52
To: Tucker Matt: H&F <Matt.Tucker@lbhf.gov.uk>
Subject: Re: 54 Uxbridge Road London W12 8LP

Hi there

[REDACTED]

Sent from my iPhone

On 12 Jan 2026, at 09:47, Tucker Matt: H&F <Matt.Tucker@lbhf.gov.uk> wrote:

Dear [REDACTED] – thank you for your e-mail.

As stated on <https://www.lbhf.gov.uk/business/licensing/making-representation>, a representation can only be considered valid if you disclose your full name and address.

If you could do that by midnight on 13 January 2026, I 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

W: www.lbhf.gov.uk

Please.note.-.I.work.Monday?.Tuesday?.Wednesday.and.Friday;

From: [REDACTED]
Sent: 08 January 2026 15:03
To: Licensing HF: H&F <licensing@lbhf.gov.uk>
Subject: 54 Uxbridge Road London W12 8LP

Good afternoon,

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.

Uxbridge Road has a real issue of loitering, crime and antisocial behaviour. Groups regularly gather on the road and off-licences can encourage this behaviour. As I understand it, the Police have requested this review which means there is a strong case that the Co-Op has committed or helped facilitate ASB and criminal offences. I therefore 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.

Thank you



From: [REDACTED]
Sent: 12 January 2026 10:42
To: Tucker Matt: H&F <Matt.Tucker@lbhf.gov.uk>
Subject: Re: 2025/02041/LAPRR - 54 Uxbridge Road London W12 8LP

Dear Matt,

Thank you for clarifying. My full address is: [REDACTED]

Best wishes

[REDACTED]

On Mon, 12 Jan 2026, 09:44 Tucker Matt: H&F, <Matt.Tucker@lbhf.gov.uk> wrote:

Dear [REDACTED] – thanks for your e-mail.

We would require you to disclose your address in full for your representation to be valid under the Act.

If you could do that by midnight on 13 January 2026, we can log this as valid.

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

W: www.lbhf.gov.uk

Please note - I work Monday, Tuesday, Wednesday and Friday;



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

Sent: 08 January 2026 14:37

To: Tucker Matt: H&F <Matt.Tucker@lbhf.gov.uk>; Gardiner Neil: H&F <Neil.Gardiner@lbhf.gov.uk>

Subject: FW: 2025/02041/LAPRR - [54 Uxbridge Road London W12 8LP](#)

On Mon, 22 Dec 2025, 15:27 [REDACTED] > wrote:
Good afternoon,

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,

[REDACTED]

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>. 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>>)

(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>>.

* 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.

Please confirm the date of your next resident s meeting and send picture confirmation to 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>

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>>.

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>>. 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>>

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

Name of premises <u>Co - Op</u>		Post code <u>W12 8LP</u>	
Address <u>54 Uxbridge Road</u>		Date <u>13 106/2025</u>	
Person spoken to <u>Ajinesh Salin Nesh Kumar</u>		Time <u>17:10</u>	
Position <u>Manager</u>			

Premises licence

Premises type <u>Off licence</u>	Capacity <u>N/A</u>
----------------------------------	---------------------

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:	Full licence available:	Letter of designated authority:
<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> 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):

- | | | |
|---------------------------------------|---|--|
| <input type="checkbox"/> Overcrowding | <input type="checkbox"/> Escape routes | <input checked="" type="checkbox"/> Fire extinguishers - <u>Fully compliant.</u> |
| <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 <u>Ajinesh Salin Nesh Kumar</u>	Officer <u>F. Simons</u>
Signature	Signature

Premises – record of inspection

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

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

Premises licence

Premises type	Off licence	Capacity	N/A
---------------	-------------	----------	-----

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 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):

- | | | |
|---------------------------------------|---|--|
| <input type="checkbox"/> Overcrowding | <input type="checkbox"/> Escape routes | <input checked="" type="checkbox"/> Fire extinguishers - <i>Fully compliant.</i> |
| <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 Kumar*

Signature *[Signature]*

Officer *F. Simms*

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)¹⁰;
 - 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 Fit to width (Ctrl+W) bounds that 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.

6. High streets and communities

6.1 The role of hospitality and leisure businesses

Hospitality and leisure businesses are central to creating safe, vibrant high streets and supporting community health and wellbeing. Licensed premises provide regulated spaces where people can socialise safely, reducing risks associated with unregulated environments. They also generate employment and offer inclusive spaces for communities to come together, strengthening social cohesion and contributing to mental and physical health.

While licensing applies only to licensable activities within licensed premises, many businesses voluntarily adopt measures that go beyond statutory requirements, demonstrating leadership in promoting safer streets and healthier communities. This should be recognised and commended.

6.2 Tackling crime and anti-social behaviour

Licensed premises play a vital role in creating welcoming spaces for people to socialise. Good licensing authorities and operators are committed to tackling and crime and anti-social behaviour and recognise that these risks need to be managed in a way that is reasonably practicable to ensure venues remain safe, inclusive, and enjoyable for all. The police play an important role, with dedicated licensing officers supporting and advising compliant businesses as well as taking necessary and proportionate action against irresponsible businesses to keep the public safe. In particular, the government recognises the contribution made by policing to the licensing regime.

The government is committed to reducing crime and anti-social behaviour, including halving incidents of violence against women and girls. The deployment of additional neighbourhood policing officers and staff will support these goals, alongside local partnership working.

Many operators already demonstrate strong leadership in this space, adopting a range of voluntary measures to promote safety and prevent harm. The government recognises and commends this good practice and encourages all operators to consider how they can contribute to safer environments. It is not the role of licensing officers to prescribe the adoption of voluntary schemes safety measures, unless there is clear evidence that such steps are necessary to promote the licensing objectives. However, authorities can encourage the uptake of good practice, particularly where it can help mitigate known or emerging risks.

Responsible operators should be supported to demonstrate how they are managing risks to the licensing objectives to a reasonably practicable level.

6.3 Community health and wellbeing

Hospitality and leisure businesses are more than places to eat and drink, they are hubs of social life that underpin community cohesion. By creating safe, inclusive environments and supporting wellbeing initiatives, they contribute significantly to safer streets, healthier lifestyles and stronger communities. This is not only good for communities, it is good for business, particularly given the increasing demand for low and no-alcohol drinks and for more food-led and experiential hospitality.

Responsible licensed premises therefore play a positive role in protecting public health and supporting healthy communities. By providing regulated environments, they help reduce excessive alcohol consumption and prevent injuries or risky behaviours caused by intoxication, providing welcoming spaces that help address isolation and loneliness.

There are lots of examples of voluntary good practice, including supporting people to drink within the [UK's Chief Medical Officers' low risk drinking guidelines](#) of 14 units of alcohol per week spread over 3 or more days with several alcohol-free days each week, and promoting customer wellbeing, including:

- health-conscious offerings – expanding menus to include a range of low and no-alcohol beverages and healthy food options, providing customers with information to support informed decisions
- activity-led social experiences – hosting events such as live music, quiz nights, board games, and cultural evenings encourages social interaction that is not centred solely on alcohol consumption, helping to moderate drinking
- inclusive safe spaces for all – creating welcoming environments for families, non-drinking social groups, and individuals seeking alternative leisure options or just company
- partnerships with local organisations – collaborating with charities and health bodies to tackle loneliness and promote wellbeing – for example, coffee mornings for older residents or hosting community fitness classes. Additionally, engaging with local public health teams to understand local patterns of alcohol-related harm and explore joint intervention
- supporting government/sector-led/charity initiatives – many operators work closely with organisations such as Pub is the Hub, the Inn Crowd, and the Centre for Ageing Better, showing how the sector contributes to wider social goals, including tackling loneliness and isolation
- promoting low-risk drinking – to help create these inclusive environments, avoiding promotions that encourage excessive consumption, such as ‘all-you-can-drink’ offers and supporting campaigns such as THINK! “Drink a Little, Risk a Lot” to highlight the dangers of drink driving. Operators should protect children by preventing underage sales and good operators should monitor and recognise the signs of intoxication so that they can intervene early

In line with the principles of proportionate regulation, these should not be mandated through licensing conditions. However, where licensed premises do not comply with their legal obligations and licence conditions, the government fully expects licensing authorities to take the appropriate action.