

From: Garcia John: H&F <John.Garcia@lbhf.gov.uk>

Sent: 18 June 2025 16:30

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

Cc: Arthur Anona: H&F <Anona.Arthur@lbhf.gov.uk>; Tamba Lamin: H&F <Lamin.Tamba@lbhf.gov.uk>; Christian George: H&F <George.Christian@lbhf.gov.uk>

Subject: FW: Ref. 2025/04246/LICR Closing date : 10/07/2025 Reference: 2025/00909/LAPR

Dear Licensing Team,

I am writing to formally object to the application for the full variation of the premises license submitted by The Craft Union Pub Company Ltd, located at 172-174 Uxbridge Road.

As the Noise and Nuisance Officer for the London Borough of Hammersmith and Fulham, my primary concern lies in the potential impact these proposed changes could have on residents, particularly regarding noise and disturbances during late-night and early-morning hours.

1. Extension of Operating Hours

The proposal seeks to extend the terminal hours for licensable activities to 01:00 on Sundays to Thursdays, and 03:00 on Fridays and Saturdays. This significant extension of hours could potentially result in increased noise and disturbance to the local community, particularly given the proximity of residential properties. Extended hours, especially during the early hours of the morning, could lead to higher levels of late-night noise, including from patrons leaving the premises and from the operation of the venue itself, all of which could negatively affect residents' quality of life.

2. Removal of Condition 19 – Alcohol Service Before 11 AM on Saturdays

The request to remove condition 19, which prohibits the sale of alcohol before 11 AM on Saturdays when QPR plays at home, is concerning. The sale of alcohol at this early hour could potentially contribute to public nuisance and disorder, particularly in an area where there is a high volume of sports fans during match days. The removal of this condition could exacerbate noise and anti-social behaviour, both inside the premises and in the surrounding area before noon.

3. Removal of Condition 23 – Admission of New Customers After Midnight

Condition 23, which currently prohibits the admission of new customers after midnight, is an important control in managing the number of patrons within the venue during late hours. Removing this condition could lead to overcrowding, further contributing to noise and disorder, especially during later hours when the potential for disruption is higher.

Keeping this condition intact is vital for ensuring that the premises do not become a source of noise and nuisance late into the night.

4. Amendment of Condition 14 – Children Under 16 Allowed Until 10 PM

The proposal to amend condition 14 to allow children under the age of 16 on the premises until 10 PM, up from the current 7 PM, raises concerns regarding the safety and well-being of children. Later hours increase the potential for exposure to noise, alcohol consumption, and disorderly behaviour, which could have an adverse effect on young people. It is critical that this condition is maintained to ensure that children are not exposed to disruptive environments later in the evening.

5. Changes to Licensable Activities and Opening Hours

The variation of licensable activities, including the provision of films, recorded music, late-night refreshments, and the sale of alcohol, along with the proposed extension of opening hours, raises serious concerns about noise management. Extended operating hours for both music and alcohol sales increase the likelihood of disturbances, particularly in an area with residential properties nearby. Additionally, the extension of opening hours to 03:30 on Fridays and Saturdays could disrupt the sleep patterns of residents, leading to complaints and contributing to public nuisance.

Conclusion

The proposed changes to the operating hours, alcohol sales, and the conditions around children on the premises are concerning and could have a significant impact on the local community. These changes risk increasing noise disturbances, public nuisance, and safety concerns for both residents and young children. Considering these concerns, I strongly object to the application for a full variation of the license in its current form.

I would welcome the opportunity to discuss potential solutions or conditions that could mitigate these concerns, but as it stands, I believe that the proposed variations would be detrimental to the local area.

Thank you for your consideration.

Kind regards,

Mr John Garcia

Environmental Protection Officer

Place Department

London Borough of Hammersmith and Fulham

From: Garcia John: H&F <John.Garcia@lbhf.gov.uk>

Sent: 07 July 2025 17:05

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

Cc: Tamba Lamin: H&F <Lamin.Tamba@lbhf.gov.uk>; Guillaume Chipchase <guillaume.chipchase@stonegategroup.co.uk>; Tucker Matt: H&F <Matt.Tucker@lbhf.gov.uk>; Arthur Anona: H&F <Anona.Arthur@lbhf.gov.uk>; Christian George: H&F <George.Christian@lbhf.gov.uk>; Asante William: H&F <William.Asante@lbhf.gov.uk>

Subject: RE: The Green, Shepherds Bush -Variation Application- Ref. 2025/04246/LICR

Good afternoon Licensing Team,

Following thorough consideration, the Noise and Nuisance team is pleased to confirm that we are satisfied with the agreement reached between the premises and the relevant parties, particularly regarding the final conditions that have been implemented. These conditions are aligned with the initial proposals and adequately address our concerns.

Considering the changes and the safeguards introduced by the Police, we are confident that there will be no future impacts related to noise, anti-social behaviour, or concerns regarding the safety of children that could affect our residents.

Therefore, we wish to formally withdraw our representation on this matter. We trust that the measures in place will ensure the continued well-being of the community moving forward.

Thank you for your attention to this matter.

Kindest regards,

Mr John Garcia

Environmental Protection Nuisance Investigator

Licensing Practitioner

From: Guillaume Chipchase <Guillaume.Chipchase@stonegategroup.co.uk>

Sent: 07 July 2025 13:26

To: Tamba Lamin: H&F <Lamin.Tamba@lbhf.gov.uk>; Garcia John: H&F <John.Garcia@lbhf.gov.uk>

Subject: RE: The Green, Shepherds Bush -Variation Application

Hi Lamin,

Thank you for getting back to me so quickly.

I will communicate this to the licensing authority (along with all other proposals).

I would appreciate it if you could confirm to them the withdrawal of your representation also.

Many Thanks

Gui

Gui Chipchase M.CilEx
Licensing Manager

Mob: 07721110800

Email: Guillaume.chipchase@stonegategroup.co.uk

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From: Tamba Lamin: H&F <Lamin.Tamba@lbhf.gov.uk>

Sent: 07 July 2025 13:20

To: Guillaume Chipchase <Guillaume.Chipchase@stonegategroup.co.uk>; Garcia John: H&F <John.Garcia@lbhf.gov.uk>

Subject: RE: The Green, Shepherds Bush -Variation Application

Attention: This email originated from outside Stonegate Group. Please take extra care when opening links or attachments. If in doubt, please contact the IT Service Desk.

Hi Gui,

John and I will be satisfied with the new worded conditions below.

If fully implemented, with good management controls, public nuisance is not likely to occur, and therefore, we will have no further comments on the application.

Kind regards

Lamin Tamba
Environmental public protection team manager
Place Department
Hammersmith and Fulham Council
0208 753 1081



Lamin.Tamba@lbhf.gov.uk

From: Guillaume Chipchase <Guillaume.Chipchase@stonegategroup.co.uk>

Sent: 06 July 2025 12:54

To: Tamba Lamin: H&F <Lamin.Tamba@lbhf.gov.uk>; Garcia John: H&F <John.Garcia@lbhf.gov.uk>

Subject: RE: The Green, Shepherds Bush -Variation Application

■ Good Afternoon Lamin,

Thank you for getting back to me on this. I do appreciate it.

To clarify the points raised in your email I take them in order as per the below:

1. Yes – Children on the premises will need to be accompanied by responsible adults at all times. In addition to the proposed condition limiting the times which children can remain on the premises, we would be happy to propose this as an additional condition of the licence if you wish? Suggested wording below:
 - *Children must be accompanied by a responsible adult at all times that they are on the premises.*

For clarity, we do not allow the sale of alcohol to children via their parents or any other persons over the age of 18. The Licensing Act 2003 provides that children can drink alcohol (beer, wine & cider) purchased for them by a responsible adult only when partaking in a seated table meal. However, as Craft Union premises do not serve food then our policy is strictly in-line with the law that no children can consume alcohol. (Policy attached for reference).

2. Yes – Alcohol sales will finish 30 minutes before closing time. This is to build into the licence 'drinking-up' time allowing persons to finish their drinks before leaving. This something which the change in law back in 2003 failed to replicate from the previous Act.
3. The Premises does not have any outside area (i.e. a beer garden or outside drinking space). Whilst we cannot control the general population that may be in the area holistically, we do have an entrance queues policy (attached for reference) which sets out the steps of correct queue management should this be needed. I am not aware that we get regular queues at the premises, aside persons waiting for us to open on Matchdays etc (hence the alterations to those conditions as agreed with the Police).

I am aware that many traditional London Pubs that don't have outside areas will have persons stood outside of the premises drinking etc. This is not something that we can do at The Green and already have the following condition in the licence to ensure this can be enforced:

- The licensee shall ensure that no patrons enter or leave the premises carrying any glass, bottle or drink or any form of drink in an open container.
4. Yes – All windows and Doors (save for access and egress) will remain closed during regulated entertainment. Whilst this already happens in practice, I note that it is not currently a condition of the licence. I am happy to place it as such if you wish.

That Said, we already have the following conditions in the licence, which, given the above is a practical step to achieving compliance with these conditions, may be a reason as to why there is no specific condition relating to windows and doors.

Existing conditions re: Noise Mitigation.

- The licensee shall ensure that no live music or amplified sound from the licensed premises is audible at or within the site boundary of any residential property.
- The licensee shall ensure that no structure borne vibration from the licensed premises is audible at or within the site boundary of any residential property.

I hope this provides the clarity you need, and that you are able to withdraw your representation, however, please do let me know if you have any further questions and if you would like me to communicate to the licensing authority the additional conditions proposed above.

I look forward to hearing from you.

Many Thanks
Gui

Gui Chipchase M.CilEx
Licensing Manager

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From: Tamba Lamin: H&F <Lamin.Tamba@lbhf.gov.uk>

Sent: 04 July 2025 16:54

To: Garcia John: H&F <John.Garcia@lbhf.gov.uk>; Guillaume Chipchase
<Guillaume.Chipchase@stonegategroup.co.uk>

Subject: RE: The Green, Shepherds Bush -Variation Application

Attention: This email originated from outside Stonegate Group. Please take extra care when opening links or attachments. If in doubt, please contact the IT Service Desk.

Hi Gui,

Thank you for sending in the proposals below. John has discussed your application with me and we would like a few issues clarified before we transfer your file to the licensing team.

The following need clarification:

1. Will children be on the premises parents and will parents? Do you have alcohol purchase policy for children with parents or children without parents? I see that children will vacate the premises at 21:00.
2. Are you saying that alcohol sales/supply will cease 30 minutes before the premises are due to close?
3. We are happy to see that you are prepared to have 2 door supervisors between 21:00 – 02:00. Will the number of patrons stationed outside between 23:00-02:00 be limited to a maximum number, to control potential public nuisance and ASB from outdoor spaces?
4. I am assuming that doors and windows will always remain closed when regulated entertainment is being operated? Maybe you have crossed this bridge already.

We may be satisfied with other proposed conditions, but we need clarification on the above, please.

Kind regards

Lamin Tamba
Environmental public protection team manager

Place Department
Hammersmith and Fulham Council
0208 753 1081



Lamin.Tamba@lbhf.gov.uk

From: Garcia John: H&F <John.Garcia@lbhf.gov.uk>
Sent: 04 July 2025 08:46
To: Tamba Lamin: H&F <Lamin.Tamba@lbhf.gov.uk>
Subject: FW: The Green, Shepherds Bush -Variation Application

Morning Lamin,
FYI,
Please help me with the right response.
Regards,
Mr John Garcia

From: Guillaume Chipchase <Guillaume.Chipchase@stonegategroup.co.uk>
Sent: 03 July 2025 08:58
To: Garcia John: H&F <John.Garcia@lbhf.gov.uk>
Cc: Environmental Protection: H&F <noise@lbhf.gov.uk>
Subject: FW: The Green, Shepherds Bush -Variation Application

Good Morning John,

I hope you're well.
Just wondering if you have had a chance to speak with you manager about the re-proposed application for the Green, Shepherds Bush as per the below email.

I look forward to hearing from you.

Many Thanks
Gui

Gui Chipchase M.CiEx
Licensing Manager

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From: Guillaume Chipchase

Sent: 23 June 2025 17:22

To: Nicole.Sondh@met.police.uk; Garcia John: H&F <john.garcia@lbhf.gov.uk>

Subject: The Green, Shepherds Bush -Variation Application

Good Afternoon Both,

I trust you are well. I thought it best to keep everyone in the loop...

Following our conversations on Friday and Today regarding our application for The Green, Shepherds Bush I have discussed this internally and we would like to propose the following alterations to our application for your consideration.

Hours:

Licensable Activities including sale of alcohol and regulated entertainment:

- Sunday to Thursday – removal from application. We are happy to maintain the existing hours in the current premises licence.
- Friday & Saturday – reduce this to 02:00 from 03:00

Closing Time:

- Closing times would be 30 minutes following the hours for the sale of alcohol.

Conditions:

- Alter the Last Entry condition to be at 01:00hrs instead of full removal
- Reduce the hour sought for children to be off-site to 9pm from 10pm – we are aware that this would be in-line with other premises in the area.
- Alter the QPR match day condition instead of removing it. To help mitigate crowding and people gathering in the street for the earlier matches but also assist by way of lesser hours for days where matches that kick off later in the afternoon. Suggested wording below
 1. *Alcohol shall not be served before 11am on Saturdays when QPR (male first team) play at home and the Kick off time is post 15:00hrs*

2. *Alcohol shall not be served before 10am on Saturdays when QPR (male first team) play at home and the Kick off time is between 12:30hrs and 15:00hrs*

As discussed today with Nicole we already provide Door supervisors at the premises however in light of the later hour we would be happy to add conditions regarding Door Supervisors. Suggested wording below:

- *On Friday & Saturday nights when the premises intends to operate for the sale of alcohol beyond 01:00hrs, a minimum of 2 SIA registered Door Supervisors shall be on duty at the premises from 21:00hrs.*

As discussed, we also operate several relevant policies at the premises including: Dispersal Policy – setting out the practical steps required of both Door Supervisors and the DPS (and their staff) to ensure swift and quiet dispersal, a Noise Management Policy – setting out the steps to take to prevent noise breakout, a Vulnerability Awareness and Duty of Care Policy, an Ask Angela Policy and a Zero Tolerance Drugs policy.

@Nicole.Sondh@met.police.uk I would appreciate it if you can let me know if you are happy with the above re-proposal and whether or not you would have any objection to the application if agreed.

[@Garcia John: H&F](#) Thank you for confirming that the last noise complaint was in 2023 – as per our conversation on Friday night, please can you let me know once you have discussed this with your line manager and if the re-proposal is acceptable for you to withdraw your representation.

I look forward to hearing from you both.

Many Thanks
Gui

Gui Chipchase M.CilEx
Licensing Manager

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