



## LICENSING SUB-COMMITTEE THE PLOUGH PH

### AGENDA

<b>10.30 am</b>	<b>Wednesday 31 July 2024</b>	<b>Council Chamber - Town Hall</b>
-----------------	-----------------------------------	--

Members 3: Quorum 2

**COUNCILLORS:**

Philippa Crowder  
Jane Keane  
Christine Smith

**For information about the meeting please contact:  
Taiwo Adeoye - 01708 433079  
taiwo.adeoye@onesource.co.uk**

***Under the Committee Procedure Rules within the Council's Constitution the Chairman of the meeting may exercise the powers conferred upon the Mayor in relation to the conduct of full Council meetings. As such, should any member of the public interrupt proceedings, the Chairman will warn the person concerned. If they continue to interrupt, the Chairman will order their removal from the meeting room and may adjourn the meeting while this takes place.***

***Excessive noise and talking should also be kept to a minimum whilst the meeting is in progress in order that the scheduled business may proceed as planned.***

### **Protocol for members of the public wishing to report on meetings of the London Borough of Havering**

Members of the public are entitled to report on meetings of Council, Committees and Cabinet, except in circumstances where the public have been excluded as permitted by law.

Reporting means:-

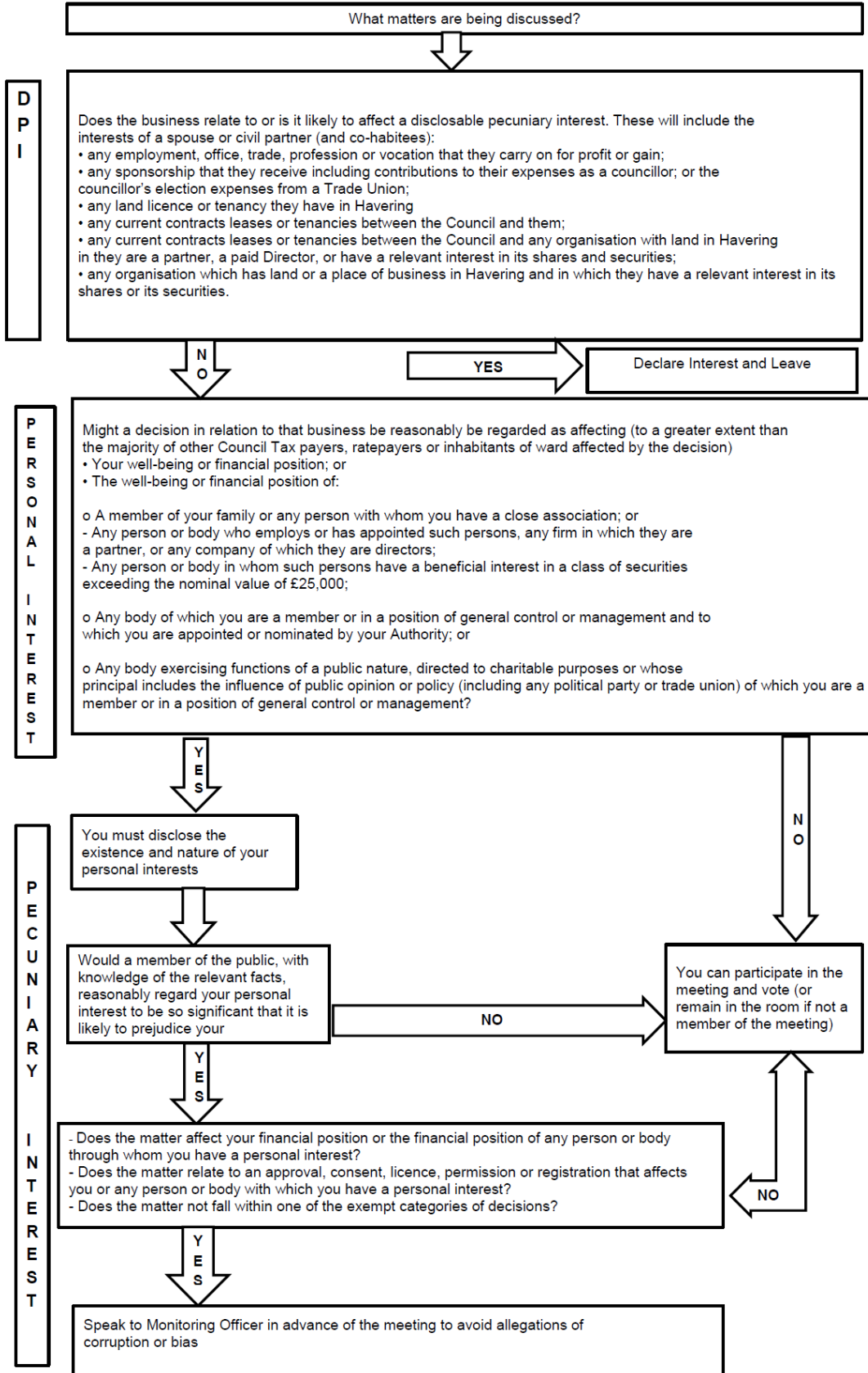
- filming, photographing or making an audio recording of the proceedings of the meeting;
- using any other means for enabling persons not present to see or hear proceedings at a meeting as it takes place or later; or
- reporting or providing commentary on proceedings at a meeting, orally or in writing, so that the report or commentary is available as the meeting takes place or later if the person is not present.

Anyone present at a meeting as it takes place is not permitted to carry out an oral commentary or report. This is to prevent the business of the meeting being disrupted.

Anyone attending a meeting is asked to advise Democratic Services staff on 01708 433076 that they wish to report on the meeting and how they wish to do so. This is to enable employees to guide anyone choosing to report on proceedings to an appropriate place from which to be able to report effectively.

Members of the public are asked to remain seated throughout the meeting as standing up and walking around could distract from the business in hand.

DECLARING INTERESTS FLOWCHART – QUESTIONS TO ASK YOURSELF



## AGENDA ITEMS

### 1 APOLOGIES FOR ABSENCE AND ANNOUNCEMENT OF SUBSTITUTE MEMBERS

(if any) - receive

### 2 DISCLOSURE OF INTERESTS

Members are invited to disclose any interest in any of the items on the agenda at this point of the meeting.

*Members may still disclose any interest in an item at any time prior to the consideration of the matter.*

### 3 CHAIRMAN'S ANNOUNCEMENT

The Chairman will announce details of the arrangements in case of fire or other events that might require the meeting room or building's evacuation.

### 4 REPORT OF THE CLERK (Pages 5 - 10)

Document attached - To note

### 5 APPLICATION TO VARY A PREMISES LICENCE - THE PLOUGH PH, 83 FRONT LANE, UPMINSTER RM14 1XL (Pages 11 - 84)

This application to vary a premises licence is made by Craft Union Pub Company Limited under section 34 of the Licensing Act 2003.

**Zena Smith**  
**Head of Committee and Election Services**



## LICENSING SUB-COMMITTEE

31 July 2024

## REPORT

**Subject Heading:**

**Procedure for the Hearing:  
Licensing Act 2003**

**Report Author and contact details:**

**Taiwo Adeoye – Committee Officer -  
01708 433079**

Members are advised that, when considering an application to vary a premises licence, the following options are available to them by virtue of the Licensing Act 2003, Part 3, section 35, paragraphs 3 and 4:

"Where relevant representations are made, the authority must

- (a) hold a hearing to consider them, unless the authority, the applicant and each person who has made such representations agree that a hearing is unnecessary, and
- (b) having regard to the representations, take such steps as it considers necessary for the promotion of the licensing objectives.

The steps are:

- a) modify the conditions of the licence
- b) reject the whole or part of the application

and for this purpose, the conditions of the licence are modified if any of them is altered or omitted or any new condition is added."

The Sub-Committee will also wish to note that, if none of these steps is required, the application must be granted.

Assuming that the Sub-Committee is satisfied that a hearing is required, then the following procedural steps are recommended. The Licensing Act 2003 (Hearings) Regulations 2005 will govern the arrangements for the hearing of the application now under consideration. This report accords with the requirements of that Act and the Regulations, and in particular Regulations 21-25 (procedure at the hearing).

## **1. Membership of the Sub-Committee:**

- 1.1 The Sub-Committee comprises three members of the Licensing Committee, with a quorum of two members. **Unless there are objections, in the absence of three members, the hearing shall proceed with the quorum of two.**
- 1.2 A members of the Licensing Committee will be excluded from hearing an application where he or she:
  - 1.2.1 has considered an application in respect of the premises in the previous 12 months as a Member of the Regulatory Services Committee; or
  - 1.2.2 is a Ward Councillor for the Ward in which the premises, subject to the application, are located; or
  - 1.2.3 is a Ward Councillor for a Ward which is likely to be affected by the application or;
  - 1.2.4 has a personal interest in the application.

## **2. Roles of other participants:**

- 2.1 The Legal Advisor is not a party to the hearing. The role of the Legal Advisor is to provide legal advice relating to the application and submissions.
- 2.2 The Clerk is not a party to the hearing. The role of the Clerk is to record the hearing and the decisions of the Sub-Committee, and ensure efficient administration

## **3. Location and facilities:**

- 3.1 All hearings will be heard at the Havering Town Hall unless otherwise directed.
- 3.2 Interpreters will be provided by the Council on request, provided notice is given at least five working days before the hearing.

#### **4. Notification of attendance:**

- 4.1 The Chairman will enquire of the parties who is in attendance and the parties will indicate their names (and, where relevant, whom they represent). A register will be circulated before the commencement of the hearing on which the applicant, his/her advisers and companions and all interested parties (and/or their representatives) will be asked to record their attendance.

#### **5. Procedural matters:**

- 5.1 Prior to the commencement of the hearing, the Chairman of the Sub-Committee will orally inform the parties whether their applications to have certain people attend the hearing (e.g. witnesses) have been granted or refused. Note this relates to people other than those attending on behalf of a party in the capacity as a representative of the party.
- 5.2 Prior to the commencement of the hearing the Chairman of the Sub-Committee will outline the procedure to be followed at the hearing. This will normally be as follows:

##### **Introduction of the application:**

The Licensing officer will outline:

- details of the application and relevant representations received from the parties;
- relevant legislation;
- relevant Licensing Policy; and
- the time limit in which the Council must reach a determination.

##### **Documentary evidence:**

- Documentary or other information in support of applications, representations or notices should be provided to the Clerk of the Sub-Committee at least 5 clear working days before the hearing. If this information is produced at the hearing it will only be taken into account by the Sub-Committee if the Sub-Committee and all the parties consent to its submission. Permission to have this information included in the hearing should be requested at the beginning of the hearing before any oral submissions have been made.
- Statements made by people in support of a party's representation who are not present at the hearing, must be signed by the maker, dated and witnessed by another person. The statement must also contain the witness's full name and occupation.

### **Representations:**

- The chairman will invite each of the parties at the hearing or their representative sequentially to address the Sub-Committee and call any person/s to whom permission has been granted to appear. Each party will be allowed a maximum period of 10 minutes in which to address the Sub-Committee and call persons on his/her behalf.
- This 10-minute period is where each party has the opportunity to orally address the Sub-Committee and clarify any points in which the Sub-Committee has sought clarification prior to the hearing. This 10-minute period should be uninterrupted unless a member of the Sub-Committee or Legal Advisor considers that the speaker is making submissions that are irrelevant, frivolous or vexatious.
- Members of the Sub-Committee may ask questions of any party, at any time during the proceedings. Time taken in dealing with a Member's question will not be taken into account in determining the length of time available to the party in question to make their representation.

The sequence in which each of the parties will be invited to address the Sub-Committee will normally be in the order of:

- the Chief Officer of Police;
- the Fire Authority;
- the Health and Safety at Work Enforcing Authority;
- the Local Planning Authority;
- the Local Environmental Health Authority;
- the Local Weights and Measures Authority;
- the Authority Responsible for the Protection of Children from Harm;
- a navigation or other authority responsible for waterways; and
- any other party that has submitted representations in respect of the application, certificate, notice or other matter appearing before the Sub-Committee;
- the party that has submitted the application, certificate, notice or other matter appearing before the Sub-Committee.

At the discretion of the Sub-Committee the above order may be varied.

### **Cross-Examination:**

Where witnesses have been permitted by the Sub-Committee to speak at the hearing on behalf of a party, permission must be sought from the Sub-Committee before another party can ask the witness questions. This process of questioning is normally referred to as cross-examination. The Sub-Committee will allow cross-examination only



where it is necessary to assist it in considering the representations or application.

**Relevance:**

Information submitted at the hearing must be relevant to the applications, representations, or notice and the promotion of the licensing objectives. The Chairman of the Sub-Committee is entitled to exclude any information it considers to be irrelevant whether presented in written or oral form. The licensing objectives are:

**The prevention of crime and disorder;**

**Public safety;**

**The prevention of public nuisance; and**

**The protection of children from harm.**

**6. Failure of parties to attend the hearing:**

- 6.1 If a party, who has not given prior notice of his/her intention not to attend the hearing, is absent from the hearing the Sub-Committee may either adjourn the hearing or hold the hearing in the party's absence. Where the hearing is held in the absence of a party, the Sub-Committee will still consider the application, representation or notice submitted by that party.

**7. Adjournments and extension of time:**

- 7.1 The Sub-Committee may adjourn a hearing to a specified date or extend a notice period except where it must make a determination within certain time limits in the following specific applications:
- Review of premises licences following closure orders where the Sub-committee must make a determination within 28 days of receiving notice of the closure order.

**8. Sub-Committee's determination of the hearing:**

- 8.1 At the conclusion of the hearing the Sub-Committee will deliberate in private accompanied by the Clerk and the Legal Advisor who will be available to assist the Sub-Committee with any legal problems but will not participate in any decision making of the Sub-Committee.

- 8.2 The Sub-Committee will normally make its determination at the end of the hearing. The notice of the decision of the Sub-Committee will be circulated to all participants within five working days of the hearing.
- 8.3 Where all parties have notified the Sub-Committee that a hearing is not required the Sub-Committee must make its determination within 10 working days of being given notice that the hearing is not required.

**9. Power to exclude people from hearing:**

- 9.1 The public are entitled to attend the hearing as spectators. However, the Sub-Committee may exclude any person from the hearing including any person assisting or representing a party where:
- it considers that the public interest would be best served by excluding the public or the individual person from the hearing; or
  - that person is behaving in a disruptive manner. This may include a party who is seeking to be heard at the hearing. In the case where a party is to be excluded, the party may submit to the Sub-Committee in writing any information which they would have been entitled to give orally had they not been required to leave the hearing.

**10. Recording of proceedings:**

- 10.1 A written record of the hearing will be produced and kept for 6 years from the date of the determination of the hearing.

**11. Power to vary procedure:**

- 11.1 The Sub-committee may depart from following any of the procedures set out in this document if it considers the departure to be necessary in order to consider an application, notice or representation.



**Havering**  
LONDON BOROUGH

Licensing Officer's Report

This page is intentionally left blank

# LICENSING SUB-COMMITTEE

# REPORT

31<sup>st</sup> July 2024

Subject heading:

**The Plough**  
**83 Front Lane Upminster RM14 1XL**  
**Premises licence variation**

Report author and contact details:

**Mr P Jones, Public Protection Officer**  
**licensing@havering.gov.uk**  
**01708 432777**

**This application to vary a premises licence is made by Craft Union Pub Company Limited under section 34 of the Licensing Act 2003. The application was received by Havering's Licensing Authority on 5<sup>th</sup> June 2024.**

## **Geographical description of the area and description of the building**

The Plough is a public house located within a large plot of land containing a rear beer garden and parking for approximately thirty cars. The immediate vicinity is largely residential, although there are a number of commercial properties surrounding the junction between Front Lane and Moor Lane. The area might therefore be considered one of mixed use.



## Details of the application

Current premises licence hours:

<b>Films, indoor sporting events, recorded music, anything similar to live or recorded music, supply of alcohol</b>		
<b>Day</b>	<b>Start</b>	<b>Finish</b>
Sunday to Thursday	07:00	23:00
Friday and Saturday	07:00	00:00

<b>Live music</b>		
<b>Day</b>	<b>Start</b>	<b>Finish</b>
Friday and Saturday	12:00	00:00

<b>Late night refreshment</b>		
<b>Day</b>	<b>Start</b>	<b>Finish</b>
Friday and Saturday	23:00	00:00

<b>Hours premises open to the public</b>		
<b>Day</b>	<b>Start</b>	<b>Finish</b>
Sunday to Thursday	07:00	23:30
Friday and Saturday	07:00	00:30

### Variation applied for:

1. To extend the premises' opening hours terminal hour to 01:30 Fridays and Saturdays.
2. To extend the sale of alcohol and provision of recorded music terminal hours to 01:00 Fridays and Saturdays.
3. To remove conditions 18 and 23 from annex 2 of the licence, i.e.:
  18. All drinks housed in glass bottles will be decanted into toughened glass or polycarbonate vessels at the bar serving area prior to supplying it to the customer with the exception of Mineral Bottles no larger than 125ml
  23. A welfare officer is to patrol the floor area at peak trading times and report back to the DPS.

### Comments and observations on the application

The applicant acted in accordance with regulations 25 and 26 of *The Licensing Act 2003 (Premises licences and club premises certificates) Regulations 2005* relating to the advertising of the application.

### Summary

There were twenty representations against this application from residents.

There was one representation against this application from a ward councillor.

There were three representations against this application from responsible authorities, namely Havering's Licensing Authority, Havering's Noise Team and the Metropolitan Police.

There were no representations of support for this application.

This page is intentionally left blank





**Havering**  
LONDON BOROUGH

Current Licence

This page is intentionally left blank



**Part A**

**Premises licence number**

**1636**

**Part 1 – premises details**

**Postal address of premises**

**The Plough  
83 Front Lane Upminster RM14 1XL  
01708 250211**

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

**Not applicable**

**Licensable activities authorised by the licence**

**Films, indoor sporting events, live music, recorded music,  
anything of a similar description to live or recorded music,  
late night refreshment, supply of alcohol**

**The times the licence authorises the carrying out of licensable activities**

**Films, indoor sporting events, recorded music, anything of a  
similar description to live or recorded music, supply of alcohol**

**Sunday to Thursday – 07:00 to 23:00**

**Friday & Saturday – 07:00 to 00:00**

**Live music**

**Friday & Saturday – 12:00 to 00:00**

**Late night refreshment**

**Friday & Saturday – 23:00 to 00:00**

**The opening hours of the premises**

**Sunday to Thursday – 07:00 to 23:30**

**Friday & Saturday – 07:00 to 00:30**

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

**On and off supplies**

**1 of 7**

---

---

## Part 2

---

---

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

The Craft Union Pub Company Limited  
3 Monkspath Hall Road Solihull West Midlands B90 4SJ  
0121 272 5000 / [licensing@eigroupplc.com](mailto:licensing@eigroupplc.com)

---

---

Registered number of holder

09429990

---

---

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

Ms Suzanne Pinnock

---

---

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

---

---

Mandatory conditions

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.
3. (1) The responsible person must ensure that staff on relevant premises do not carry out, arrange or participate in any irresponsible promotions in relation to the premises.  
(2) In this paragraph, an irresponsible promotion means any one or more of the following activities, or substantially similar activities, carried on for the purpose of encouraging the sale or supply of alcohol for consumption on the premises—
  - (a) games or other activities which require or encourage, or are designed to require or encourage, individuals to—
    - (i) drink a quantity of alcohol within a time limit (other than to drink alcohol sold or supplied on the premises before the cessation of the period in which the responsible person is authorised to sell or supply alcohol), or
    - (ii) drink as much alcohol as possible (whether within a time limit or otherwise);
  - (b) provision of unlimited or unspecified quantities of alcohol free or for a fixed or discounted fee to the public or to a group defined by a particular characteristic in a manner which carries a significant risk of undermining a licensing objective;

---

**Mandatory conditions – contd.**

- (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).**
- 4. The responsible person must ensure that free potable water is provided on request to customers where it is reasonably available.**
- 5. (1) The premises licence holder or club premises certificate holder must ensure that an age verification policy is adopted in respect of the premises in relation to the 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.**
- 6. 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.**
- 7. 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.**

---

**Mandatory conditions – contd.**

- 8. For the purposes of the condition set out in paragraph 7 —**
- (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.**
- 9. Where the permitted price given by paragraph (b) of paragraph 8 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.**
- 10. (1) Sub-paragraph (2) applies where the permitted price given by paragraph (b) of paragraph 8 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.**
- 11. The admission of children, that is persons aged under 18, to the exhibition of any film shall be restricted in accordance with any recommendation made by the film classification body designated by section 4 of the Video Recordings Act 1984.**

1. The provision of non-alcoholic refreshment shall be made available to customers.
2. The DPS of the premises shall be a member of the Havering Pub Watch.
3. Staff shall regularly check toilets and the exterior of the premises.
4. The premises licence holder shall show a zero tolerance of drugs.
5. All windows shall be kept closed after 23:00.
6. Notices shall be displayed requesting customers to leave quietly.
7. On occasions where a disc jockey is providing entertainment the disc jockey shall ask patrons to leave the premises quietly at the cessation of the event.
8. No empty bottles shall be disposed of after 21:00 or before 09:00.
9. In addition to the use of temporary event notices allowed under the Licensing Act 2003 the premises may open on twelve non-standard occasions in line with the Association of Chief Police Officers guidelines subject to a minimum of ten working days' notice being given to the Licensing Authority and the Police for each occasion. The prior written consent of the Police shall be obtained and the Police shall have an absolute right to refuse any occasion. A register shall be kept at the premises in the manner required by the Police or an authorised officer of the Licensing Authority. Details of each occasion shall be recorded in the register and include the written consent of the Police.
10. Christmas Eve and New Year's Eve Licensable activity can continue to end at 00:30 with the premises opening hours on these days to be 07:00 to 01:00.
11. A properly specified and fully operational CCTV system shall be installed or the existing system maintained to a satisfactory standard. The system shall incorporate a camera covering each of the entrance doors and be capable of providing an image which is regarded as 'identification standard' of all persons entering and/or leaving the premises. All other areas of risk identified in the operational requirement shall have coverage appropriate to the risk.
12. To obtain a clear head and shoulders image of every person entering the premises on the CCTV system persons entering the premises should be asked to remove headwear unless worn as part of religious observance.
13. The CCTV system shall incorporate a recording facility and all recordings shall be securely stored for a minimum of one calendar month. A system shall be in place to maintain the quality of the recorded image and a complete audit trail maintained. The system shall comply with other essential legislation and all signs as required shall be clearly displayed. The system shall be maintained and fully operational throughout the hours that the premises are open for any licensable activity.
14. The positions of all CCTV cameras shall be clearly shown on a set of plans which should form part of the 'system file'. Any alteration to the system should only be carried out after consultation with and written approval of Havering Police and the Licensing Authority.
15. A staff member from the premises who can operate the CCTV system shall be on the premises at all times when the premises are open to the public. This staff member shall be able to show Police recent data or footage with the absolute minimum of delay when requested.

---

---

Annex 2 – conditions consistent with the operating schedule – contd.

16. Recordings shall be made available to an authorised person of the Licensing Authority or Havering Police together with facilities for viewing.
17. Drinks shall be served in containers made from toughened glass (tempered glassware). Note. Weights and measures legislation requires the use of “stamped glasses” where “meter-measuring equipment” is not in use.
18. All drinks housed in glass bottles will be decanted into toughened glass or polycarbonate vessels at the bar servery area prior to supplying it to the customer with the exception of Mineral Bottles no larger than 125ml
19. A proof of age scheme such as Challenge 25 shall be operated at the premises where the only acceptable forms of identification are recognized photographic identification card such as a driving license or passport.
20. Till prompts relating to the sale of alcohol to be present.
21. All staff shall be suitably trained for their job function for the premises. The training shall be written into a programme on-going and under constant review and must be made available to a relevant responsible authority when called upon.
22. A premises daily register shall be kept at the premises. This register shall be maintained and kept for a minimum of 12 months. This register should record the name of the person responsible for the premises on each given day. The premises daily register shall record all calls made to the premises where there is a complaint made by a resident or neighbour of noise nuisance or anti-social behaviour by persons attending or leaving the premises. This shall record the details of the caller, the time and date of the call, the time and date of the incident about which the call is made and any actions taken to deal with the call. The premises daily register shall be readily available for inspection by an authorised person throughout the trading hours of the premises. The premises daily register shall also record all incidents in relation to the use of any force by staff or door supervisors in the removal of persons from the premises. It shall record the time and date of the occurrence, name or brief description of the person removed and details of the staff members involved.
23. A welfare officer is to patrol the floor area at peak trading times and report back to the DPS.

---

---

Annex 3 – conditions attached after a hearing by the Licensing Authority

Not applicable

6 of 7

---

---







## Part B

### Premises licence summary

Premises licence number

1636

### Premises details

---

Postal address of premises

The Plough  
83 Front Lane Upminster RM14 1XL  
01708 250211

---

Where the licence is time limited the dates

Not applicable

---

Licensable activities authorised by the licence

Films, indoor sporting events, live music, recorded music,  
anything of a similar description to live or recorded music,  
late night refreshment, supply of alcohol

---

The times the licence authorises the carrying out of licensable activities

Films, indoor sporting events, recorded music, anything of a  
similar description to live or recorded music, supply of alcohol

Sunday to Thursday – 07:00 to 23:00

Friday & Saturday – 07:00 to 00:00

Live music

Friday & Saturday – 12:00 to 00:00

Late night refreshment

Friday & Saturday – 23:00 to 00:00

---

The opening hours of the premises

Sunday to Thursday – 07:00 to 23:30

Friday & Saturday – 07:00 to 00:30

---

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

On and off supplies

1 of 2

---

---

Name, (registered) address of holder of premises licence

**The Craft Union Pub Company Limited  
3 Monkspath Hall Road Solihull West Midlands B90 4SJ**

---

---

Registered number of holder

**09429990**

---

---

Name of designated premises supervisor where the premises licence authorises for the supply of alcohol

**Ms Suzanne Pinnock**

---

---

State whether access to the premises by children is restricted or prohibited

**Not applicable**

**2 of 2**

---

---

This page is intentionally left blank



**Havering**  
LONDON BOROUGH

Copy of Application

This page is intentionally left blank

\* required information

**Section 1 of 18**

You can save the form at any time and resume it later. You do not need to be logged in when you resume.

System reference

This is the unique reference for this application generated by the system.

Your reference

You can put what you want here to help you track applications if you make lots of them. It is passed to the authority.

Are you an agent acting on behalf of the applicant?

Yes  No

Put "no" if you are applying on your own behalf or on behalf of a business you own or work for.

**Applicant Details**

\* First name

\* Family name

\* E-mail

Main telephone number

Include country code.

Other telephone number

Indicate here if the applicant would prefer not to be contacted by telephone

Is the applicant:

- Applying as a business or organisation, including as a sole trader  
 Applying as an individual

A sole trader is a business owned by one person without any special legal structure. Applying as an individual means the applicant is applying so the applicant can be employed, or for some other personal reason, such as following a hobby.

**Applicant Business**

Is the applicant's business registered in the UK with Companies House?

Yes  No

Note: completing the Applicant Business section is optional in this form.

Registration number

Business name

If the applicant's business is registered, use its registered name.

VAT number

Put "none" if the applicant is not registered for VAT.

Legal status

*Continued from previous page...*

Applicant's position in the business

Home country

The country where the applicant's headquarters are.

**Registered Address**

Address registered with Companies House.

Building number or name

Street

District

City or town

County or administrative area

Postcode

Country

**Agent Details**

\* First name

\* Family name

\* E-mail

Main telephone number

Include country code.

Other telephone number

Indicate here if you would prefer not to be contacted by telephone

Are you:

- An agent that is a business or organisation, including a sole trader
- A private individual acting as an agent

A sole trader is a business owned by one person without any special legal structure.

**Agent Business**

Is your business registered in the UK with Companies House?  Yes  No

Note: completing the Applicant Business section is optional in this form.

Registration number

Business name

If your business is registered, use its registered name.

VAT number

Put "none" if you are not registered for VAT.

Legal status



*Continued from previous page...*

Your position in the business

Home country

The country where the headquarters of your business is located.

**Agent Registered Address**

Address registered with Companies House.

Building number or name

Street

District

City or town

County or administrative area

Postcode

Country

**Section 2 of 18**

**APPLICATION DETAILS**

**This application cannot be used to vary the licence so as to extend the period for which the licence has effect or to vary substantially the premises to which it relates. If you wish to make that type of change to the premises licence, you should make a new premises licence application under section 17 of the Licensing Act 2003.**

I/we, as named in section 1, being the premises licence holder, apply to vary a premises licence under section 34 of the Licensing Act 2003 for the premises described in section 2 below.

\* Premises Licence Number

Are you able to provide a postal address, OS map reference or description of the premises?

Address     OS map reference     Description

**Postal Address Of Premises**

Building number or name

Street

District

City or town

County or administrative area

Postcode

Country

**Premises Contact Details**

Telephone number

*Continued from previous page...*

Non-domestic rateable value of premises (£)

27,200

### Section 3 of 18

#### VARIATION

Do you want the proposed variation to have effect as soon as possible?

Yes  No

Do you want the proposed variation to have effect in relation to the introduction of the late night levy?

Yes  No

You do not have to pay a fee if the only purpose of the variation for which you are applying is to avoid becoming liable to the late night levy.

If your proposed variation would mean that 5,000 or more people are expected to attend the premises at any one time, state the number expected to attend

#### Describe Briefly The Nature Of The Proposed Variation

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.

1. Vary the opening hours to 01:30 Fridays and Saturdays.
2. Vary the sale of alcohol and recorded music hours to 01:00 Fridays and Saturdays.
3. Removal of Conditions 18 and 23 from Annex 2

### Section 4 of 18

#### PROVISION OF PLAYS

[See guidance on regulated entertainment](#)

Will the schedule to provide plays be subject to change if this application to vary is successful?

Yes  No

### Section 5 of 18

#### PROVISION OF FILMS

[See guidance on regulated entertainment](#)

Will the schedule to provide films be subject to change if this application to vary is successful?

Yes  No

### Section 6 of 18

#### PROVISION OF INDOOR SPORTING EVENTS

Continued from previous page...

[See guidance on regulated entertainment](#)

Will the schedule to provide indoor sporting events be subject to change if this application to vary is successful?

- Yes
- No

**Section 7 of 18**

**PROVISION OF BOXING OR WRESTLING ENTERTAINMENTS**

[See guidance on regulated entertainment](#)

Will the schedule to provide boxing or wrestling entertainments be subject to change if this application to vary is successful?

- Yes
- No

**Section 8 of 18**

**PROVISION OF LIVE MUSIC**

[See guidance on regulated entertainment](#)

Will the schedule to provide live music be subject to change if this application to vary is successful?

- Yes
- No

**Section 9 of 18**

**PROVISION OF RECORDED MUSIC**

[See guidance on regulated entertainment](#)

Will the schedule to provide recorded music be subject to change if this application to vary is successful?

- Yes
- No

**Standard Days And Timings**

MONDAY

Start

End

Start

End

Provide 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.

TUESDAY

Start

End

Start

End

WEDNESDAY

Start

End

Start

End

THURSDAY

Start

End

Start

End

Continued from previous page...

FRIDAY

Start

End

Start

End

SATURDAY

Start

End

Start

End

SUNDAY

Start

End

Start

End

Will the playing of recorded music take place indoors or outdoors or both?

- Indoors       Outdoors       Both

Where taking place in a building or other structure select as appropriate. Indoors may include a tent.

State 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.

State any seasonal variations for playing recorded music.

For example (but not exclusively) where the activity will occur on additional days during the summer months.

Non-standard timings. Where the premises will be used for the playing of recorded music at different times from those listed above, list below.

For example (but not exclusively), where you wish the activity to go on longer on a particular day e.g. Christmas Eve.

**Section 10 of 18**

**PROVISION OF PERFORMANCES OF DANCE**

[See guidance on regulated entertainment](#)

Will the schedule to provide performances of dance be subject to change if this application to vary is successful?

- Yes       No

**Section 11 of 18**

Continued from previous page...

**PROVISION OF ANYTHING OF A SIMILAR DESCRIPTION TO LIVE MUSIC, RECORDED MUSIC OR PERFORMANCES OF DANCE**

[See guidance on regulated entertainment](#)

Will the schedule to provide anything similar to live music, recorded music or performances of dance be subject to change if this application to vary is successful?

- Yes  No

**Section 12 of 18**

**PROVISION OF LATE NIGHT REFRESHMENT**

Will the schedule to provide late night refreshment be subject to change if this application to vary is successful?

- Yes  No

**Section 13 of 18**

**SUPPLY OF ALCOHOL**

Will the schedule to supply alcohol be subject to change if this application to vary is successful?

- Yes  No

**Standard Days And Timings**

MONDAY

Start

End

Start

End

Provide 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.

TUESDAY

Start

End

Start

End

WEDNESDAY

Start

End

Start

End

THURSDAY

Start

End

Start

End

FRIDAY

Start

End

Start

End

Continued from previous page...

SATURDAY

Start

End

Start

End

SUNDAY

Start

End

Start

End

Will the sale of alcohol be for consumption?

- On the premises       Off the premises       Both

If the sale of alcohol is for consumption on the premises select on, if the sale of alcohol is for consumption away from the premises select off. If the sale of alcohol is for consumption on the premises and away from the premises select both.

State any seasonal variations.

For example (but not exclusively) where the activity will occur on additional days during the summer months.

Non-standard timings. Where the premises will be used for the supply of alcohol at different times from those listed above, list below.

For example (but not exclusively), where you wish the activity to go on longer on a particular day e.g. Christmas Eve.

**Section 14 of 18**

**ADULT ENTERTAINMENT**

Highlight any adult entertainment or services, activities, or other entertainment or matters ancillary to the use of the premises that may give rise to concern in respect of children.

Provide 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 etc gambling machines etc.

None

**Section 15 of 18**

**HOURS PREMISES ARE OPEN TO THE PUBLIC**

**Standard Days And Timings**

Continued from previous page...

MONDAY

Start

End

Start

End

Provide 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.

TUESDAY

Start

End

Start

End

WEDNESDAY

Start

End

Start

End

THURSDAY

Start

End

Start

End

FRIDAY

Start

End

Start

End

SATURDAY

Start

End

Start

End

SUNDAY

Start

End

Start

End

State any seasonal variations.

For example (but not exclusively) where the activity will occur on additional days during the summer months.

Non standard timings. Where you intend to use the premises to be open to the members and guests at different times from those listed above, list below.

For example (but not exclusively), where you wish the activity to go on longer on a particular day e.g. Christmas Eve.

*Continued from previous page...*

Identify those conditions currently imposed on the licence which you believe could be removed as a consequence of the proposed variation you are seeking.

Annex 2- Condition 18- All drinks housed in glass bottles will be decanted into toughened glass or polycarbonate vessels at the bar serving area prior to supplying it to the customer with the exceptions of mineral bottles no larger than 125ml.

Annex 2- Condition 23- A welfare officer is to patrol the floor area at peak trading times and report back to the DPS.

I have enclosed the premises licence

I have enclosed the relevant part of the premises licence

Reasons why I have failed to enclose the premises licence or relevant part of premises licence.

**Section 16 of 18**

**LICENSING OBJECTIVES**

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

a) General – all four licensing objectives (b,c,d,e)

List here steps you will take to promote all four licensing objectives together.

b) The prevention of crime and disorder

c) Public safety

d) The prevention of public nuisance

e) The protection of children from harm



Section 17 of 18

NOTES ON REGULATED ENTERTAINMENT

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:
  - o a performance of unamplified live music between 08.00 and 23.00 on any day, on any premises.
  - o 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.
  - o 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.
  - o 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.
  - o 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:
  - o 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.
  - o 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.
  - o 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.

*Continued from previous page...*

- 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:
  - o any entertainment taking place on the premises of the local authority where the entertainment is provided by or on behalf of the local authority;
  - o 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;
  - o any entertainment taking place on the premises of the school where the entertainment is provided by or on behalf of the school proprietor; and
  - o 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.

**Section 18 of 18**

**PAYMENT DETAILS**

This fee must be paid to the authority. If you complete the application online, you must pay it by debit or credit card.

Variation Fees are determined by the non domestic rateable value of the premises.

To find out a premises non domestic rateable value go to the Valuation Office Agency site at [http://www.voa.gov.uk/business\\_rates/index.htm](http://www.voa.gov.uk/business_rates/index.htm)

Band A - No RV to £4300 - £100.00

Band B - £4301 to £33000 - £190.00

Band C - £33001 to £87000 - £315.00

Band D - £87001 to £125000 - £450.00\*

Band E - £125001 and over - £635.00\*

\*If the premises rateable value is in Bands D or E and the premises is primarily used for the consumption of alcohol on the premises then you are required to pay a higher fee

Band D - £87001 to £125000 - £900.00

Band E - £125001 and over - £1,905.00

If you own a large premise you are subject to additional fees based upon the number in attendance at any one time

Capacity 5000-9999 - £1,000.00

Capacity 10000 -14999 - £2,000.00

Capacity 15000-19999 - £4,000.00

Capacity 20000-29999 - £8,000.00

Capacity 30000-39999 - £16,000.00

Capacity 40000-49999 - £24,000.00

Capacity 50000-59999 - £32,000.00

Capacity 60000-69999 - £40,000.00

Capacity 70000-79999 - £48,000.00

Capacity 80000-89999 - £56,000.00

Capacity 90000 and over - £64,000.00

\* Fee amount (£)

190.00

**DECLARATION**

I/we understand it is an offence, liable on conviction to a fine up to level 5 on the standard scale, under Section 158 of the

*Continued from previous page...*

\* Licensing Act 2003, to make a false statement in or in connection with this application.

Ticking this box indicates you have read and understood the above declaration

This section should be completed by the applicant, unless you answered "Yes" to the question "Are you an agent acting on behalf of the applicant?"

\* Full name

\* Capacity

\* Date  /  /   
dd mm yyyy

Once you're finished you need to do the following:

1. Save this form to your computer by clicking file/save as...
2. Go back to <https://www.gov.uk/apply-for-a-licence/premises-licence/havering/change-1> to upload this file and continue with your application.

Don't forget to make sure you have all your supporting documentation to hand.

**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.**

**OFFICE USE ONLY**

Applicant reference number

Fee paid

Payment provider reference

ELMS Payment Reference

Payment status

Payment authorisation code

Payment authorisation date

Date and time submitted

Approval deadline

Error message

Is Digitally signed

[1](#) [2](#) [3](#) [4](#) [5](#) [6](#) [7](#) [8](#) [9](#) [10](#) [11](#) [12](#) [13](#) [14](#) [15](#) [16](#) [17](#) [18](#) [Next >](#)

This page is intentionally left blank



**Havering**  
LONDON BOROUGH

Representation from  
Responsible Authorities

This page is intentionally left blank

**From:** Mike Richardson <[REDACTED]>  
**Sent:** 13 June 2024 13:42  
**To:** [REDACTED]  
**Cc:** Paul Jones <[REDACTED]>; Licensing  
<Licensing@havering.gov.uk>  
**Subject:** SRU148136 - The Plough, Front Lane, Upminster

Dear Sirs

I refer to your recent application for the variation of the premises licence for The Plough, 83 Front Lane, Upminster. I am responding on behalf of the Council's Public Protection Unit, regarding the prevention of public nuisance.

I note that the application is to:

1. Vary the opening hours to 01:30 Fridays and Saturdays.
2. Vary the sale of alcohol and recorded music hours to 01:00 Fridays and Saturdays.
3. Removal of Conditions 18 and 23 from Annex 2 of the current premises licence.

I have no concerns with the removal of Conditions 18 and 23 from Annex 2 from a Public Nuisance perspective, as I do not consider that they will affect the prevention of public nuisance licencing objective. Other partners may have a different view regarding the other licencing objectives, and I will leave it for them to comment on.

However, I do have concerns regarding the variation of the hours, and the impact that this will have on the vicinity, and in particular residential properties, with music and noise from customers as they leave the premises. No other premises in the area are open as late as the Plough is currently on a Friday and Saturday night, and therefore any public nuisance that may be caused from music or customer noise would be attributed to the premises only, which would be experienced by those residents who live above the neighbouring commercial venues and surrounding streets which back onto the pub.

The proposed hours are also outside of those within the Council's recommended hours within the licencing policy, and no additional noise mitigation has been suggested to address the concerns of DJs and/or customer noise for the early hours, save what is within the current licence which would provide reason for the

As such, I am making representations that the proposed extension until 01.00 hours on Friday and Saturday nights for the requested licensable activities and extended opening hours is not allowed in order to prevent a public nuisance from occurring. If you are able to suggest enforceable conditions to address the above concerns, I would be willing to reconsider the application and withdraw my representation.

Regards

**Mike Richardson**  
**Senior Public Protection Officer**  
**Environmental Health**

This page is intentionally left blank





Licensing Authority  
London Borough of Havering

PC Ellis Grote  
East Area Licensing Team  
Romford Police Station  
19 Main Road  
Romford  
Essex  
RM1 3BJ  
Telephone: 01708 779162  
Email: [ellis.grote@met.police.uk](mailto:ellis.grote@met.police.uk)  
[www.met.police.uk](http://www.met.police.uk)  
Your ref: Premises License Variation, The  
Plough  
Date: 02/07/2024

Dear Sir/Madam,

**Subject: Objection to Premises License variation – The Plough**

Police acknowledge receipt of an application for a premises licence variation for The Plough Pub, 83 Front lane, Upminster, Essex, RM14 1XL, received on 05/06/2024.

They are seeking to extend the hours in which they can stay open and carry out the 1 licensable activity within their license, this is: Sale of alcohol.

The current times to these are as follows:

Opening hours:

Sunday to Thursday: 07:00 to 23:30

Friday and Saturday: 07:00 to 00:30

Sale of alcohol:

Sunday to Thursday: 07:00 to 23:00

Friday and Saturday: 07:00 to 00:00

**The hours they are applying to extend their licensable activities to are as follows:**

Opening hours:

Friday and Saturday: 07:00 to 01:30

Sale of alcohol:

Friday and Saturday: 07:00 to 01:00

They are also looking to remove conditions from their license from annex 2 of their license, namely condition 18 and 23. Police are not objecting to these.

**18. All drinks housed in glass bottles will be decanted into toughened glass or polycarbonate vessels at the bar server area prior to supplying it to the customer with the exception of Mineral Bottles no larger than 125ml**

**23. A welfare officer is to patrol the floor area at peak trading times and report back to the DPS.**

On behalf of the Commissioner of Police of the Metropolis, consideration has been given to this application and Police wish to object to the extension of hours within the application. The licensing objectives that Police are

objecting under are as follows: Prevention of Crime and Disorder, Public Safety and the Prevention of Public Nuisance.

The Plough Pub is situated in the middle of a densely populated residential area and extending the venues opening times by a further hour on Fridays and Saturdays will cause a nuisance to the residents who live nearby the venue. I also believe that being open and being allowed to serve alcohol for an extra will increase the chances of crime and disorder in and around the venue, during opening times and then shortly after closing time. This will also have a knock on affect and risk public safety during dispersal and people leaving the venue.

It is well known that alcohol can have adverse affects when it comes to disorder and public nuisance and on the balance of probability extending drinking time in a pub situated in a residential area will more than likely have a negative impact on crime and disorder public safety and cause a nuisance to the nearby residents.

Police ask the sub committee to reject the above stated sections of this application.

Yours Sincerely,

E GROTE

PC Ellis GROTE  
Licensing Officer

## Licensing Act 2003 Responsible Authority representation

This representation is made by a responsible Authority for the London Borough of Havering concerning an application for a temporary event notice for the premises as detailed below.

**Premises Name and address:** The Plough Public House 83 Front Lane Upminster RM14 1XL

**Your Name:** Oisin Daly

**Organisation name/name of body you represent:** London Borough of Havering/Licensing

**Your Address:** C/O, Town Hall, Main Road, Romford, Essex, RM1 3BD

**Email:** Oisin.daly@haverling.gov.uk

**Contact telephone number:** 01708 432555

**Summary of Objection:** Objection to an application for a variation to a premises licence as if granted likely to undermine the licensing objectives of the prevention of crime and disorder and public nuisance.

### Policy Considerations:

#### 12. Licensing Hours

12.1 When dealing with new and variation applications the Licensing Authority may give more favourable consideration to applications with the following closing times: Public Houses and Bars 23:00 hours Sunday to Thursday Midnight Friday and Saturday Nightclubs 01:00 hours Sunday to Thursday 02:00 hours Friday and Saturday Restaurants and Cafes 23:00 hours Sunday to Thursday Midnight- Friday and Saturday Off licences 23:00 Monday to Sundays Hot food and drink supplied by takeaways, fast food premises Midnight- Sunday to Thursdays 01:00 Friday and Saturday Hotel residents only 24 hours sale of alcohol for on sales only

12.2 Consideration will also be given to the type of area that the premises is located in with regulated activities normally being permitted until 23.30 in residential areas and 00.30 in mixed use areas.

12.3 The above hours are a guide and each application will be considered on it's own merits.

12.4 The above hours are intended to guide applicants on the Licensing Authority's expectations when preparing their operating schedules.

12.5 For applications within the above hours there is no presumption that the application will automatically be granted in all cases where a relevant representation has been made.

If no representations are received, the application will be granted by the licensing authority under delegated powers.

12.6 Applicants who wish to provide licensable activities outside the hours specified above should ensure where relevant the operating schedule specifies detailed measures to militate against crime, disorder and public nuisance etc. taking into account:

- The location of the premises and the character of the area in which they are situated
- The proposed hours during which licensable activities will take place
- The adequacy of the applicant's proposals to prevent crime and disorder and prevent public nuisance
- Whether customers have access to public transport when arriving at or leaving the premises
- The proximity of the premises to other licensed premises in the vicinity and the hours of operation of those other premises policies and proposals for the orderly dispersal of customers.

## **17. Noise**

17.1 The Licensing Authority is committed to protecting the amenity of residents and businesses in the vicinity of licenced premises, particularly when late hours have been sought. Where relevant representations are received, the Licensing Authority will request appropriate restrictions or controls on the licence to support the prevention of undue noise disturbance from licensed premises.

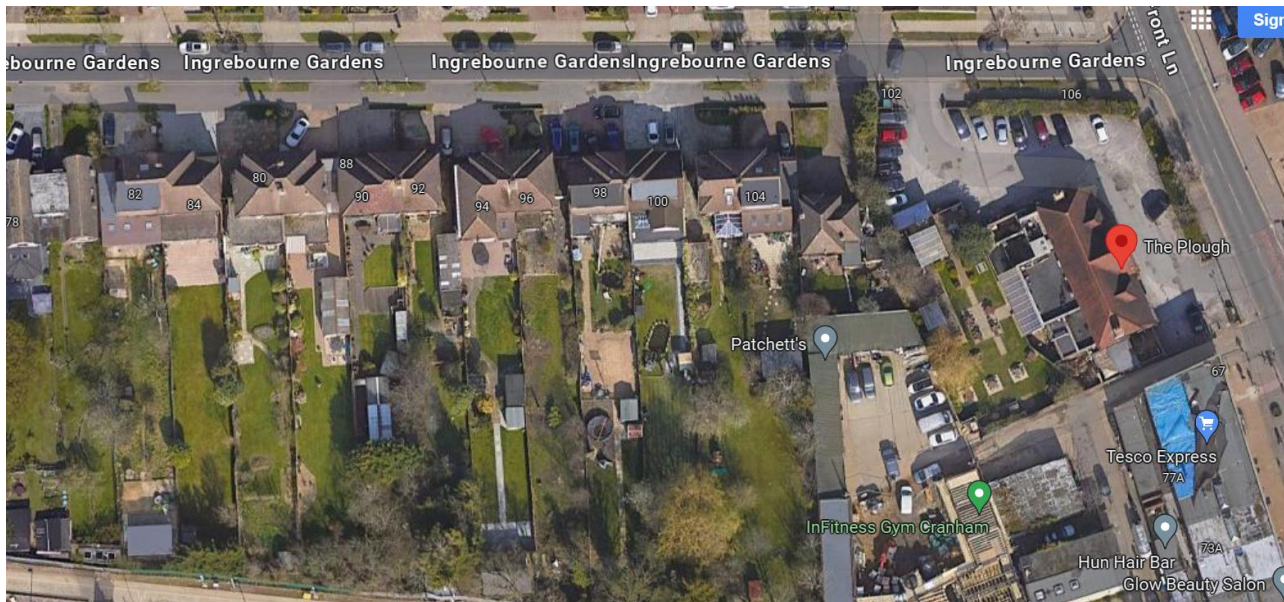
17.2 The Licensing Authority will seek to balance the protection of residents from undue disturbance against noise and the activity that is the natural by-product of people going about their business, entertainment or leisure.

17.3 The Licensing Authority expects that premises intended for the provision of noise-generating licensable activities are acoustically controlled and engineered to a degree where the noise from the premises when compared to the ambient noise level will not cause undue disturbance. The Licensing Authority recognises specific difficulties associated with premises structurally linked to would be licensed premises and the limit of sound insulation performance that can be achieved. In some circumstances licensed premises adjoining residential properties may not be appropriate.

## Representation

This representation against the application is primarily based on the fact that the premises is situated within a residential area and the public nuisance licensing objective is likely to be undermined should the application be granted as submitted.

The most impacted local residents will likely be those in Ingrebourne Gardens, as can be seen in the image below:



The hours requested sit outside the recommended hours for licensed premises in a residential area. The current licence authorises licensable activities until 00:00 on Friday and Saturday nights, this is already beyond Havering's recommended guideline policy hours.

Any further extension of hours is likely to increase the potential for noise nuisance, specifically from regulated entertainment and live music. Whilst residents in the vicinity may have become accustomed to the current noise levels, any extension could cause additional disturbance. The background noise levels from traffic would be lower at 01:00hrs and as a result the noise from those levels would be heard more acutely.

Patrons in the rear garden could also be heard from residents' rear gardens, considering hot weather periods when windows are more likely to be open and customers outside, there is a risk that their voices could travel and disturb neighbours. Open windows of the pub could also present a risk of noise travelling.

With extended hours comes the potential for higher levels of intoxication.

This can cause customers to be louder and more boisterous, again having the potential for disturbance to residents.

Dispersal from the premises would also be later. It is conceivable that a customer could get their last order at 01:00hrs, exit the premises at 01:30 and congregate in the car park or externally, awaiting a taxi or speaking to friends before departing. Whilst the request for later hours for licensable activity is until 01:00, there is a risk that disturbance and nuisance could continue far beyond those hours.

Considering the risk of undermining the crime and disorder licensing objective, with increased hours of the sale of alcohol comes the risk of higher levels of intoxication. This can impact on an individual's decision making abilities and become a risk factor in issues of anti-social behaviour and violence.

**Conclusion**

Whilst there are no objections in principle to the requested removal of conditions at the premises, the Licensing Authority respectfully requests that the licensing sub-committee refuse the extension of licensable activities at the premises as it is against the recommendations within the Authority's guideline policy hours and is likely to undermine the licensing objectives.

**Complaint and Inspection History (if applicable)**

**N/A**

**Other documents attached**

N/a

Signed

*Oisin Daly*

Dated: 25<sup>th</sup> June 2024



**Havering**  
LONDON BOROUGH

## Interested Parties - Objections

This page is intentionally left blank





**Havering**  
LONDON BOROUGH

**COUNCILLOR JOHN TYLER**

**London Borough of Havering  
Town Hall  
Main Road  
Romford RM1 3BD**

Mobile: 07982 962 925  
E-mail:  
councillorjohn.tyler@havering.gov.uk

Date: 15 June 2024

Dear Licensing,

With reference to the current Premises Licence Variation application for The Plough, 83 Front Lane, Upminster RM14 1XL, **I wish to object to the granting of the variation for the reasons shown below.** I do this also on behalf of Cllr Gillian Ford and Cllr Phil Ruck.

We wish to object on the basis of potential Public Nuisance.

The Plough is located in the centre of Cranham, which as well as having a small shopping area, has a large number of residential properties in the immediate vicinity of the pub, located in every direction from it. Once the majority of shops are shut, the area is relatively quiet and by 12.30am (the current Friday and Saturday night opening hours), there are no other businesses in operation in the area. There are also no other public houses within half a mile of The Plough.

We are concerned that increasing the Friday and Saturday night serving/recorded music and closing times to 1am and 1.30am respectively, would give the potential for noise nuisance to residents at a time well into the most peoples' normal sleeping period, both from patrons leaving on foot and vehicles arriving and departing. This part of Cranham is extremely quiet at that time of night and any increase in noise is therefore likely to have a detrimental effect to residents.

Yours sincerely

Councillor John Tyler  
Upminster and Cranham Residents' Association – Cranham Ward

This page is intentionally left blank

48 Front Lane  
Cranham  
Upminster  
Essex  
RM14 1XW

12 June 2024

London Borough of Havering  
TC 0171 12 11  
13 JUN 2024  
RECEIVED

Dear Sir/Madam

With regard to the Licensing Act 2003 notice of application to vary a premises licence under Section 34 made by the Craft Union Pub Company Limited.

An application has been made regarding the Plough Public House, 83 Front Lane, Upminster, RM14 1XL.

The proposed variation is-

1. Vary the opening hours to 01:30 Fridays and Saturdays.
2. Vary the sale of alcohol and recorded music hours to 01:00 Fridays and Saturdays.
3. Remove Annex 2 conditions 18 and 23.

I object to items 1 and 2 of this application.

1. The Plough is in the centre of Cranham in a residential area. Dwellings are sited very close to the pub in Front Lane and Ingrebourne Gardens. Most of the local shops have residential flats above them which extend from Front Lane into Moor Lane Lane, and many will be affected by the loud music extension. The pub already plays loud music within its current licence until 12 midnight, an extension until 1.00 am will affect many local residents, including myself.
2. The extension of the closing time to 1.30 a.m. will also potentially affect local residents as the customers will leave the pub later than is the case at the moment. As it stands now there are occasions when the customers are noisy on leaving the premises, after an additional 1 1/2 hours drinking times this may become more of an issue at a much later time. If these changes are allowed the Plough is likely to become a target premises for drinkers to come to when other pubs close, probably why this application is being made, without any concern for local residents.

Regarding item 3 of the application. Its not clear what 'Removal of Annex 2 conditions 18 and 23' refers to. I think that without having this explained the application should be clarified until it is allowed to go forwards in any case.

The signs providing information to local residents regarding this matter are two A4 signs on the windows of The Plough which are unlikely to be seen by anyone except current customers. This may be sufficient according to the rules but it is the bare minimum.

I would ask that this application is refused.

Yours Sincerely



Mr R L Sherwood

This page is intentionally left blank

48 Front Lane  
Cranham  
Upminster  
Essex  
RM14 1XW

26th June 2024

London Borough of Havering  
Town Hall  
27 JUN 2024  
RECEIVED

Dear Sir/Madam

Further to my previous letter dated 12th June 2024 with regard to the Licensing Act 2003 notice of application to vary a premises licence under Section 34 made by the Craft Union Pub Company Limited.

An application has been made regarding the Plough Public House, 83 Front Lane, Upminster, RM14 1XL.

I have seen a Facebook entry regarding this application made by ~~Alex Kane~~, Regional Manager Essex, Craft Union Pub Company where an attempt is made to put local residents at ease.

I have not been put at ease.

~~Mr Kane~~ states that, if the extension of hours to 1.30am is granted, music will be wound down to 'a reasonable level' between 12 midnight and 1.00 am and that music cannot exceed an agreed number of decibels.

Firstly, ~~Mr Kane's~~ statement suggests that the music will cease at 1.00am and not be played during the 'drinking up time' between 1.00 a.m. and 1.30am. (I assume that the use of the term 'drinking up time' infers that alcohol sales will cease at 1.00am if the extension is allowed).

Secondly, what is a 'reasonable level' for music to be played in a very residential area between midnight and 1.00 a.m. on Saturday morning and Sunday morning.

In my own opinion, if it prevents sleep it's too loud.

~~Mr Kane~~ states that there have, up to now, been no complaints regarding noise or disturbance connected with the events they have run.

I can only speak for myself but, again up until now, music has been curtailed at 12 midnight. These hours have been utilised for some time, and I do not feel that midnight is an unreasonable time at the weekend, but I do not believe 1.00am, or 1.30 am is reasonable in what is a very residential area.

~~Mr Kane~~ states that there will always be SIA registered door supervisors on weekend nights 'who must follow a 'dispersal policy' and make sure patrons leave quietly and do not take drinks from the premises.'

An 'SIA registered door supervisor' is a private citizen who has completed a very basic course (I did it myself a few years ago) who has no powers in law other than those of every citizen.

They are in a position to 'assist' the land-lady to eject a customer but have to be very careful in the use of force to do this. It is a very narrow line to becoming an assault.

As to ~~Mr Kane's~~ claim that these people can 'make sure patrons leave quietly', they have no powers to specifically do this. They may politely ask but they can do little more than that, and even then any assistance they can provide disappears about 20yds from the pub door when they

hit the pavement. Their interference with customers may cause more problems than it solves, especially with some customers who have imbibed a little too much.

They cannot force people to be quiet or to leave the immediate area.

At the moment only the opinions of potential and current customers is being sought. The local residents have not been a party to any communication from the Craft Union Pub Company, apart from the 2 X A4 typed signs originally placed on the pub windows, now having been moved to the edge of the car park. I suspect this is the minimum level that has to be complied with, but it seems quite 'covert', unless you are on Facebook preaching to the already converted.

The customers at the late hours requested will mostly not be adversely impacted by the increased noise that will be caused by this requested change to hours, whereas those of us who live nearby will be, whether we like it or not.

The local residents include a large number of house owners. I believe that if the licence is varied it may impact all of those near to the Plough as it could reduce the saleability of properties and possibly reduce property prices in the immediate area.

Again, I would ask that this application is refused.

Kind Regards

A handwritten signature in blue ink, appearing to read 'R L Sherwood', written over a horizontal line.

Mr R L Sherwood

48 Front Lane  
Cranham  
Upminster  
Essex  
RM14 1XW

12 June 2024

Dear Sir/Madam

With regard to the Licensing Act 2003 notice of application to vary a premises licence under Section 34 made by the Craft Union Pub Company Limited.

An application has been made regarding the Plough Public House, 83 Front Lane, Upminster, RM14 1XL.

The proposed variation is-

1. Vary the opening hours to 01:30 Fridays and Saturdays.
2. Vary the sale of alcohol and recorded music hours to 01:00 Fridays and Saturdays.
3. Remove Annex 2 conditions 18 and 23.

I object to items 1 and 2 of this application.

1. The Plough is in the centre of Cranham in a residential area. Dwellings are sited very close to the pub in Front Lane and Ingrebourne Gardens. Most of the local shops have residential flats above them which extend from Front Lane into Moor Lane Lane, and many will be affected by the loud music extension. The pub already plays loud music within its current licence until 12 midnight, an extension until 1.00 am will affect many local residents, including myself.
2. The extension of the closing time to 1.30 a.m. will also potentially affect local residents as the customers will leave the pub later than is the case at the moment. As it stands now there are occasions when the customers are noisy on leaving the premises, after an additional 1 1/2 hours drinking times this may become more of an issue at a much later time. If these changes are allowed the Plough is likely to become a target premises for drinkers to come to when other pubs close, probably why this application is being made, without any concern for local residents.

Regarding item 3 of the application. Its not clear what 'Removal of Annex 2 conditions 18 and 23' refers to. I think that without having this explained the application should be clarified until it is allowed to go forwards in any case.

The signs providing information to local residents regarding this matter are two A4 signs on the windows of The Plough which are unlikely to be seen by anyone except current customers. This may be sufficient according to the rules but it is the bare minimum.

I would ask that this application is refused.

Yours Sincerely



Mr R L Sherwood

This page is intentionally left blank



Max Ciliberto  
,Chipperfield Close  
Upminster RM14 3EA  
a

To

Licensing Authority, Licensing Team Housing & Public Protection London Borough of Havering, Town Hall, Main Road, Romford, RM1 3BD,

Subject: Objection to License Application for The Plough, located in Front Lane, Cranham.

Dear Sir/Madam,

I am writing to formally object to the application submitted by The Plough for a license to sell alcohol and play music until 1 am. As a resident living near the pub in Chipperfield Close, I have serious concerns about the potential impact on the local community. My objection is based on the following grounds:

**\*\*1. Prevention of Public Nuisance:\*\***

Allowing the pub to sell alcohol and play music until 1 am can result in increased noise levels, especially during the late hours. This disturbance will significantly affect the peace and quiet of the neighbourhood, disrupting the sleep and well-being of residents, including families with young children and the elderly.

**\*\*2. Prevention of Crime and Disorder:\*\***

Extended hours for alcohol sales can lead to an increase in antisocial behaviour and crime. The area may see a rise in incidents such as fights, vandalism, and public drunkenness. This poses a risk to the safety and security of the community.

**\*\*3. Public Safety:\*\***

With late-night activities, there is a higher probability of disturbances spilling out onto the streets, posing a danger to pedestrians and drivers alike. Increased foot traffic and potential intoxicated individuals create safety hazards, particularly in a residential area.

**\*\*4. Protection of Children from Harm:\*\***

The presence of a late-night venue near homes where children live and play is concerning. Exposure to loud music, intoxicated behaviour and potential criminal activities can negatively impact their safety and development.

I urge the licensing authority to consider the well-being of the local residents and reject this application. The extension of operating hours for The Plough will undeniably lead to a deterioration in the quality of life for those living nearby.

I hope my concerns, along with those of other residents, will be taken into account during the decision-making process. Thank you for your attention to this matter.

Yours faithfully,

A handwritten signature in blue ink that reads "Max Litten". The signature is written in a cursive style with a large, sweeping flourish at the end.

## The Plough PH – premises licence variation application ref. 27350

### Resident representations

Object to a licence application (Representations)

Reference: F-624845957

Form submitted: 2024-06-21 17:11:15

Premises name: The Plough Public House

Premises address:

Property name and number Street Town Postcode

THE PLOUGH 83 FRONT LANE UPMINSTER RM14 1XL

Privacy Notice:

Customer details:

First name Last name Telephone Email

hilary andrews

Your address:

Property name and number Street Town Postcode

13 HERON WAY UPMINSTER RM14 1EP

Public nuisance:

The PH is in a quiet residential area of Upminster where all other businesses are shut by 11pm. It is still known as Cranham village due to it being a quiet area. Houses surround the PH to the rear and in roads opposite which will be affected by people leaving the pub at 1am onwards. Music will be heard in these houses when people are trying to sleep. I myself have been in there occasionally on a Saturday evening and there is usually many young people who are very loud and appear to have had a lot to drink. This will only likely to get worse if opening hours are extended.

Crime and disorder:

In the past there have been fights at this pub and vandalism with windows broken, pool table damaged etc. A few years back I had to stop my car and assist a young man who had collapsed on the crossing outside the pub as intoxicated. I don't like to think what would happen with extended hours.

Protection of children from harm:

Public safety:

I understand that Havering Council will need to share the information I have provided with the applicant and it is possible that the applicant may choose to contact me using the personal details that I have provided.: Yes

Object to a licence application (Representations)

Reference: F-626428702

Form submitted: 2024-06-27 17:06:12

Premises name: The Plough

Premises address:

Property name and number Street Town Postcode

THE PLOUGH 83 FRONT LANE UPMINSTER RM14 1XL

Privacy Notice:

Customer details:

First name Last name Telephone Email

Maureen Austin [REDACTED] [REDACTED]

Your address:

Property name and number Street Town Postcode

86 INGREBOURNE GARDENS UPMINSTER RM14 1BW

Public nuisance:

I am worried that after the pub closes at 1.30am, I will be disturbed by people making noise on their way home. I am elderly and want to have a peaceful nights sleep.

Crime and disorder:

I am fearful that people will be more drunk at 1.30am and are more likely to damage property as they go home.

Protection of children from harm:

Public safety:

I understand that Havering Council will need to share the information I have provided with the applicant and it is possible that the applicant may choose to contact me using the personal details that I have provided.: Yes

---

Object to a licence application (Representations)

Reference: F-624770371

Form submitted: 2024-06-21 12:57:44

Premises name: The Plough

Premises address:

Property name and number Street Town Postcode  
THE PLOUGH 83 FRONT LANE UPMINSTER RM14 1XL

Privacy Notice:

Customer details:

First name Last name Telephone Email

Vanessa Bourne [REDACTED] [REDACTED]

Your address:

Property name and number Street Town Postcode  
3 POND WALK UPMINSTER RM14 3YH

Public nuisance:

Pub has applied to extend their license to continue to serve alcohol and play music till 1am akin to nightclub hours. The music carries quite far and is easily heard at our location and surrounding areas. We don't think this is suitable for a heavy residential area.

Crime and disorder:

Given the later opening hours, we are concerned it will attract people from outside the area to the location, increasing opportunity for disorder from people leaving the area under the influence of alcohol.

Protection of children from harm:

Public safety:

I understand that Havering Council will need to share the information I have provided with the applicant and it is possible that the applicant may choose to contact me using the personal details that I have provided.: Yes

---

Object to a licence application (Representations)

Reference: F-627609095

Form submitted: 2024-07-02 15:58:16

Premises name: The Plough

Premises address:

Property name and number Street Town Postcode  
THE PLOUGH 83 FRONT LANE UPMINSTER RM14 1XL

Privacy Notice:

Customer details:

First name Last name Telephone Email

Jean Burnet [REDACTED] [REDACTED]

Your address:

Property name and number Street Town Postcode

131 INGREBOURNE GARDENS UPMINSTER RM14 1BJ

Public nuisance:

I am concerned about drunk and disorderly behaviour spilling into the street after closing time. This is more likely if people have been drinking for a long time.

Crime and disorder:

It might attract people from wider areas as it is the only pub open until early hours. Adds to the large numbers that may cause drunk and disorderly behaviour.

Protection of children from harm:

Public safety:

People may throw glasses or bottles on their way home and leave glass on the pavement.

I understand that Havering Council will need to share the information I have provided with the applicant and it is possible that the applicant may choose to contact me using the personal details that I have provided.: Yes

---

Object to a licence application (Representations)

Reference: F-624803672

Form submitted: 2024-06-21 14:21:59

Premises name: Craft Union Pub Company Limited

Premises address:

Property name and number Street Town Postcode

The Plough 83 Front Lane Upminster RM1 1XL

Privacy Notice:

Customer details:

First name Last name Telephone Email

Dale Caffull [REDACTED] [REDACTED]

Your address:

Property name and number Town Postcode

125 INGREBOURNE GARDENS UPMINSTER RM14 1BJ

Public nuisance:

The Plough is applying for a licence to play music until 01:00. As the pub is on the corner of a residential area, in which I reside, I object very strongly to this application. I do not wish for my small children, wife or myself to be kept awake every night by loud music from a nearby pub. We have the right to expect to be able to sleep with quiet surroundings in our home.

Crime and disorder:

Protection of children from harm:

Public safety:

I understand that Havering Council will need to share the information I have provided with the applicant and it is possible that the applicant may choose to contact me using the personal details that I have provided.: Yes

---

Object to a licence application (Representations)

Reference: F-627303615

Form submitted: 2024-07-01 21:27:14

Premises name: The Plough 83 Front Lane Upminster RM14 1XL

Premises address:

Property name and number Street Town Postcode

27 Eversleigh Gardens Upminster RM14 1DP

Privacy Notice:

Customer details:

First name Last name Telephone Email

Sukbir Chohan [REDACTED] [REDACTED]

Your address:

Property name and number Street Town Postcode

26 Eversleigh Gardens Upminster RM14 1DP

Public nuisance:

Late night noise will disturb residents in particular shift workers in my household who work weekday and weekend shifts who get up at 4am.

Crime and disorder:

I am concerned about the a crime and drunk/drug behaviour in the area already and this will increase. Youth already take gas canisters regularly. I walk along ingrerbourne gardens and Eversleigh Gardens and find empty pub glasses on walls. These are litter and a sharp and dangerous object. Currently there are days I can hear music from my home in a weekend afternoon from this location. To have this and drunks walking at night is not safe and disturbing.

Protection of children from harm:

Empty glasses found on 2 roads regularly. Do the youth or children need more weapons.

Public safety:

Late licences would not make local people feel safe. It is not also safe for hardworking people who have to earn a living and work weekly shift patterns to not be able to sleep and work safe. Upminster used to have standards.

I understand that Havering Council will need to share the information I have provided with the applicant and it is possible that the applicant may choose to contact me using the personal details that I have provided.: Yes

---

From: [REDACTED] <[REDACTED]>

Sent: 21 June 2024 08:11 To: Licensing <Licensing@havering.gov.uk>

Subject: The Plough 83 Front Lane Upminster RM14 1XL to permit the following changes to the licence: 1. Vary the opening hours to 01:30 Fridays and Saturdays. 2. Vary the sale of alcohol and recorded music hours to 01:00 Fridays and Saturdays. 3. Removal of con...

Dear Sir/Madam,

I have today become aware of the above application. Considering how close I live to this pub, I would have hoped to have received a personal letter from Havering Council (as would my neighbours) as notification of this application, but never did.

I object to this application on the following grounds:-

I feel this is an outrageous request and totally inappropriate for a residential area. One off occasions are ok (like the football last night) but to have this on permanent basis would be so wrong.

I have attached a video of the noise from the Plough last night that I recorded from my bedroom window (I'm hoping you can play it?). I didn't mind last night as everyone was celebrating England's win but to possibly have this weekly worries me.

I've always understood that having a pub at the end of the road where I live could cause a few issues but to increase the opening hours until 1/1.30am is unreasonable, especially if you have children or have to work the next day.

I would appreciate being kept up-to-date on the outcome of this application.

Kind regards

Mrs Julie Collins



94 Ingrebourne Gardens

---

Object to a licence application (Representations)

Reference: F-624831747

Form submitted: 2024-06-21 15:49:03

Premises name: The Plough

Premises address:

Property name and number Street Town Postcode

The Plough 83 Front Lane Upminster RM14 1XL

Privacy Notice:

Customer details:

First name Last name Telephone Email

Graham Crossley [REDACTED] [REDACTED]

Your address:

Property name and number Street Town Postcode

33 River Drive Upminster RM141AR

Public nuisance:

Noise will affect local houses

Crime and disorder:

Unavailability of local police to deal with trouble. This pub has previously had trouble with aggressive drinkers

Protection of children from harm:

Public safety:

Given the nearest police are already fully stretched dealing with Romford any response to trouble would be insufficient and too late

I understand that Havering Council will need to share the information I have provided with the applicant and it is possible that the applicant may choose to contact me using the personal details that I have provided.: Yes

---

From: Debbie Dowling <[REDACTED]>

Sent: 23 June 2024 09:32

To: Licensing <Licensing@haverling.gov.uk>

Subject: Plough in Cranham

I'd like to object to the above application for a late license for The plough in Cranham the following reasons:-

1 Whilst I accept a certain amount of noise coming from the pub, we residents already have to deal with the noise of live and recorded music and the sound coming from intoxicated customers when leaving the premises. Many a time we can hear the volume of patrons (influenced by drink) whilst trying to sleep, especially in the summer when our windows are open.

We residents all accept that this is part and parcel of living in the same road as a pub, however, we should not have to tolerate noise at this level into the early hours of the morning every Friday and Saturday, especially when some residents have babies and young children.

2. The comments being made by [REDACTED], Regional Manager Essex, Craft Union Pub Company in 'The Plough in Cranham' Facebook Group are almost insulting! He doesn't live here so it doesn't affect him or his home life. Just because we haven't complained doesn't mean we've agreed with everything over the years - we just haven't complained.

3. It will be very difficult for the 'door supervisors' to have any control over noise on the street once people have left the premises. This is already an issue at 'turn out' time but we've all been too polite to report it. The door supervisors have no control over anything once the customers are in the street, so can only assume it will get worse due to a higher level of alcohol consumption during these hours.

4. We have lots of elderly residents in Ingrebourne Gardens, some of whom have lived here for 48/50 years respectively. The last thing they need during their retirement is any possible issues caused by the granting of this application.

Cranham is not a high street, it is a village and should remain so long into the future. Please refuse this application and keep it as it is.

Kinds regards.

Mrs Debbie Dowling

137 , Ingrebourne gardens Rm14 1BJ

---

From: Debbie Dowling <dowling.debz@googlemail.com>

Sent: 01 July 2024 08:33

To: Licensing <Licensing@haverling.gov.uk>

Subject: Plough Cranham

Dear Haverling

I have already submitted my views o against the plough staying open till 1.30 and music til 1.00.

I would like to add that as a local I enjoy the pub myself but... When I lay in bed unable to sleep as music and people outside is so loud I feel that's ok as by 11.00 it goes quiet and I can sleep . If allowed to play music til 1.00 this will be form of torture through sleep deprivation and should not be given the go ahead.

Our house prices will drop and I for one would not like to live in the house where I have been happy in and raised my children for over 23 years.

Yours sincerely

Mrs Dowling

137 Ingrebourne gd RM14 1BJ

---

Object to a licence application (Representations)

Reference: F-625288470

Form submitted: 2024-06-24 11:54:25

Premises name: The Plough Public House

Premises address:

Property name and number Street Town Postcode

THE PLOUGH 83 FRONT LANE UPMINSTER RM14 1XL

Privacy Notice:

Customer details:

First name Last name Telephone Email

Chris Edwards

Your address:

Property name and number Street Town Postcode

127 INGREBOURNE GARDENS UPMINSTER RM14 1BJ

Public nuisance:

Whilst I wish to support local business and appreciate the effort the current Landlord and Brewery have made on improving the Pub, as this is a residential area, these proposals, whilst made Im sure, with the best intentions, are really not acceptable. Although the local residents apparantly have not complained about recent events over the past year or so, I believe that is more of a sign of being a good neighbour and accepting the efforts made by the Landlord rather than not being affected by the noise and inconvenience to date, but if these new proposals were accepted, this would become a magnet for 'late night drinking' and all the problems associated with that.

Crime and disorder:

There are many elderly residents as well as young families who I know have put up with disruption and goings on which Im sure the Brewery owners would be unaware of. It has been controlled in the main but I would fear these new proposals could change that.

Protection of children from harm:

My children are now adults and have moved away

Public safety:

I understand that Havering Council will need to share the information I have provided with the applicant and it is possible that the applicant may choose to contact me using the personal details that I have provided.: Yes

---

Object to a licence application (Representations)

Reference: F-626726148

Form submitted: 2024-06-28 16:04:32

Premises name: The Plough

Premises address:

Property name and number Street Town Postcode

THE PLOUGH 83 FRONT LANE UPMINSTER RM14 1XL

Privacy Notice:

Customer details:

First name Last name Telephone Email

Scott Kennedy

Your address:

Property name and number Street Town Postcode

98 INGREBOURNE GARDENS UPMINSTER RM14 1BW

Public nuisance:

With the venue being permitted alcohol sales to 0130hrs it allows people to drink for longer. Based on the current situation, the noise at midnight is significant when the pub shuts with screaming, shouting etc. They have started to have food vans in the car park and this has caused significantly more waste and rubbish to be in the area. By having the venue open for an extra 90 minutes, this will only increase and will lead to other issues and more disturbances. They quite often have music playing in the garden area which is of significant volume, I have measured it in my garden at 84db which is almost at the first action level according to the noise regulations. The music is often going on until late an there is no consideration for people who want to sleep etc, with the later hours this will increase and cause significant disruption to local residents

Crime and disorder:

There is constant drug deals taking place at the top of my road with clientele from the pub. With later opening this will increase as there is no other venues in the area open this late and it will cause already drunk people into the area. There is often fights and disturbances outside that the Police do not get called to and again with drunk people coming in late this will increase the likelihood of this increasing.

All other venues in Upminster close at midnight, so it will be a magnet for late drinkers which will significantly increase the anti social behaviour, drug taking, disorder etc

Protection of children from harm:

The lateness with the music has woken my children in the past, we have had young children staying with us who sleep in the back and they have been woken constantly with the sound. If this licence is increased it will cause greater disturbance and more broken sleep for the young children we look after as local authority foster carers

Public safety:

This has been covered in other sections with the crime and disorder, waste, more cars in the area etc. The venue does attract a rather unpleasant clientele at times and this will have a significant impact on the safety of the local residents

I understand that Havering Council will need to share the information I have provided with the applicant and it is possible that the applicant may choose to contact me using the personal details that I have provided.: Yes

---

Object to a licence application (Representations)

Reference: F-626425239

Form submitted: 2024-06-27 16:59:33

Premises name: The Plough

Premises address:

Property name and number Street Town Postcode

THE PLOUGH 83 FRONT LANE UPMINSTER RM14 1XL

Privacy Notice:

Customer details:

First name Last name Telephone Email

Rita Palmer [REDACTED] [REDACTED]

Your address:

Property name and number Street Town Postcode

88 INGREBOURNE GARDENS UPMINSTER RM14 1BW

Public nuisance:

The music coming from the pub would be a disturbance to myself and my husband and it is unacceptable for this noise to be until 1am. People who have been drinking all night are likely to be noisy and rowdy as they make their way home. Again this is unacceptable at 1.30am. As the only pub

open that late in the area, more people are likely to congregate and this increases the risk of noise disturbance in the area as they walk home.

Crime and disorder:

I am concerned the crime rate will go up if people are allowed to drink for an extended time as they lose their inhibitions and are unaware of their actions. More people coming to the area after 11pm, due to other pubs and restaurants closing, increases this risk of crime and disorder. It's scary to young and elderly to be around aggressiveness and confronted with it outside your house.

Protection of children from harm:

Public safety:

I understand that Havering Council will need to share the information I have provided with the applicant and it is possible that the applicant may choose to contact me using the personal details that I have provided.: Yes

---

Object to a licence application (Representations)

Reference: F-624945767

Form submitted: 2024-06-22 12:30:00

Premises name: The Plough

Premises address:

Property name and number Street Town Postcode

The Plough 84 Front Lane Cranham Upminster RM14 1XL

PrivacyNotice:

Customer details:

First name Last name Telephone Email

Angela Podmore [REDACTED] [REDACTED]

Your address:

Property name and number Street Town Postcode

102 Ingrebourne Gardens Upminster RM14 1BW

Public nuisance:

This week (w/c 17 June) we have had to keep our windows closed at night time due to the excessive noise coming from the Plough. Already on weekends the noise from the Plough is excessive with shouting, singing and very loud music making it impossible to sit in our garden. We have to keep windows closed due to the noise. The noise this week prevented me from writing my reports as the commentary from horse racing at Ascot was so excessive. Car doors are slammed late at night by people who have been in the pub. Parking is a real issue on Ingrebourne Gardens with people visiting

the pub. This will increase if this application is permitted. The pub is in a residential area and causes residents undue distress with the excessive noise. Glasses are frequently left on the walls around the pub which is highly dangerous when they get broken. This week I saw many glasses left on the bench and walls.

Crime and disorder:

People leaving the pub are very loud at night slamming car doors shouting and arguing. This will only increase with an increase in opening times. Last summer there were numerous occasions of drunken people walking past my house arguing and fighting. Many of these were young adults.

Protection of children from harm:

Public safety:

Broken glasses around the site is very dangerous to residents. The immediate area has two nurseries and a large school. Broken glass is a real hazard.

I understand that Havering Council will need to share the information I have provided with the applicant and it is possible that the applicant may choose to contact me using the personal details that I have provided.: Yes

---

Object to a licence application (Representations)

Reference: F-624899548

Form submitted: 2024-06-22 09:23:34

Premises name: Plough

Premises address:

Property name and number Street Town Postcode

The Plough 83 Front Lane Upminster Rm14 1XL

PrivacyNotice:

Customer details:

First name Last name Telephone Email

Karen Rasberry [REDACTED] [REDACTED]

Your address:

Property name and number Street Town Postcode

104 INGREBOURNE GARDENS UPMINSTER RM14 1BW

Public nuisance:

The Plough pub is located on a corner in a large residential area. The Plough is directly adjoining the first house in Ingrebourne Gardens (number 102) with the back gardens adjoining and only separated

by a fence/ wall. The Plough is a busy pub and often noisy with live bands and football match showings in the beer garden. These go on all day and sometimes late into the evening. Often with lots of shouting and swearing. If the closing time is extended to 1.30am it will only get worse. There is a presence of drug dealers waiting outside the pub in the early evening. Police have had to be called to deal with fighting and general unsociable behaviour especially on Friday and Saturday nights. The pub has been vandalised several times inside and out. The location for an alcohol related 1.30am closing venue is not suitable in such close proximity to residents including children. The noise from late night closing will cause disturbances to local residents including children, pets who react to outside noise and disturbances. The noise from cabs and cars in the early hours in the morning will also cause disturbances. The location of the plough being in the heart of a residential area is not a suitable place for late night opening and the serving of alcohol until 1.30am.

#### Crime and disorder:

Fights and general anti social behaviour can occur regularly with clientele leaving this pub during normal closing time. I am often disturbed by shouting and swearing outside my home late at night. Living so close to the plough we witness the disorder that occurs on the street outside after closing time. Police have had to attend to control the situation. There is a presence of drug dealers who park in the street outside of the pub in the evenings. There can be broken glass from the night before on the pavements outside of the pub which is dangerous for anyone walking by. The Plough itself has been vandalised several times internally and externally. If the licence were to be extended then this will only exacerbate these problems.

#### Protection of children from harm:

The plough is located directly next to residential houses with families. It is also located close to 2 pre schools, one being just opposite. There are schools very close to the plough with many children of all ages having to pass this venue to get to their educational setting. Children had to witness the graffiti that was sprayed on the outside of the Plough pub when it was last vandalised. Broken glass can be found laying on the pavements outside the pub from the night before which poses a serious risk to the wellbeing of children that have to pass there. The presence of drug dealing outside on the residential street of the pub also poses a serious risk to children. The noise from the plough up to 1.30am will cause noise pollution to children living in the immediate vicinity. Bedroom windows are often left open during hot Summer evenings for ventilation and the noise from the music will disturb children from getting their much needed sleep. Also the noise from people leaving at 1.30am will cause a disturbance to a residential street with young families as well as any alcohol induced anti social behaviour that may follow.

#### Public safety:

Anti social behaviour that already occurs during closing time at the Plough will be exacerbated by the extension of the licence with the potential of more alcohol being consumed by the perpetrators. Drug dealers that are present outside the Plough on the residential street pose a huge risk to public safety.

I understand that Havering Council will need to share the information I have provided with the applicant and it is possible that the applicant may choose to contact me using the personal details that I have provided.: Yes



Object to a licence application (Representations)

Reference: F-624902986

Form submitted: 2024-06-22 07:45:01

Premises name: The Plough

Premises address:

Property name and number Street Town Postcode

84 FRONT LANE UPMINSTER RM14 1XW

Privacy Notice:

Customer details:

First name Last name Telephone Email

Mark Ruffell [REDACTED] [REDACTED]

Your address:

Property name and number Street Town Postcode

100 INGREBOURNE GARDENS UPMINSTER RM14 1BW

Public nuisance:

The noise coming from the Plough public house beer garden at the moment is too loud currently until 10pm, to allow the pub to stay open with the same noise until 1am is not fair on the nearby domestic homes. Some customers do not leave the premises quietly and are singing shouting as they walk past my house. We have to close our doors and windows to shut out the noise just to be able to watch our own TV. The pub is in a village not a town centre, if the brewery wants to generate more money they should look a premises in the appropriate location

Crime and disorder:

Protection of children from harm:

The broken glass bottles and glasses left outside of the premises are a danger to children and animals

Public safety:

I understand that Havering Council will need to share the information I have provided with the applicant and it is possible that the applicant may choose to contact me using the personal details that I have provided.: Yes

---

Object to a licence application (Representations)

Reference: F-626098994

Form submitted: 2024-06-26 16:53:51

Premises name: 106 Ingrebourne Gardens

Premises address:

Property name and number Street Town Postcode

106 INGREBOURNE GARDENS UPMINSTER RM14 1BW

Privacy Notice:

Customer details:

First name Last name Telephone Email

Yun Wei [REDACTED] [REDACTED]

Your address:

Property name and number Street Town Postcode

106 INGREBOURNE GARDENS UPMINSTER RM14 1BW

Public nuisance:

The pub's extension of its opening hours will create a significant inconvenience, particularly for the adjacent residential area like us. As the house is adjacent to the pub when the music is loud at night, we can hear it clearly in the rooms, so extended time will not be appreciated. The noise generated by patrons, music, and general commotion is already quite disruptive during its current operating hours at night and will only worsen with extended hours. This increased disturbance late into the night will severely impact our ability to maintain a healthy sleep schedule, essential for our daily work and overall well-being. This will negatively affect the quality of life for all nearby residents.

Crime and disorder:

Protection of children from harm:

Public safety:

I understand that Havering Council will need to share the information I have provided with the applicant and it is possible that the applicant may choose to contact me using the personal details that I have provided.: Yes

---

Object to a licence application (Representations)

Reference: F-626875897

Form submitted: 2024-06-29 15:36:34

Premises name: The Plough

Premises address:

Property name and number Street Town Postcode

THE PLOUGH 83 FRONT LANE UPMINSTER RM14 1XL

Privacy Notice:

Customer details:

First name Last name Telephone Email

Christina Wenden [REDACTED] [REDACTED]

Your address:

Property name and number Street Town Postcode

129 INGREBOURNE GARDENS UPMINSTER RM14 1BJ

Public nuisance:

The pub is situated in a residential area with a mix of elderly residents, young families and working professionals; the pub remaining open until 1.30am on both nights of the weekend has the potential to significantly disrupt the sleep and peace of the residents. This may happen through music being played until 1am, people chatting in the beer garden until 1.30am or people making their way home after the pub closes at 1.30am. Noise nuisance has been an issue for local residents at recent events held by the pub but no-one has complained at it is understood that living near a pub, comes with this inconvenience. However, no-one wants this noise to continue beyond 11/11.30pm across both evenings of the weekend and so complaints would most definitely be heard if this license was to be granted. In addition to how local residents are feeling about a pub remaining open this late in the area, I am concerned to learn the management of the pub has not stated how it will minimise public nuisance in its application, they have this important section of the application blank.

Crime and disorder:

It is my understanding that no other pub, restaurant or bar in the area stays open until 1:30am. So, if The Plough was granted the license, it would become known as the only place for drinking until the early hours. This would undoubtedly attract more people to the area and increase the potential for antisocial behaviour (e.g fighting, vandalism, drug dealing). Residents have already experience these anti-social behaviours from people visiting The Plough and there is no desire from local residents to encourage more! Again, it is my understanding that the management of The Plough has not outlined any procedures they would put in place to uphold the prevention of crime and disorder in their application and this is very concerning.

Protection of children from harm:

Public safety:

I understand The Plough would like to remove the condition to decanter drinks into plastic cups. This increases the potential for more broken glass to be on our streets and empty bottles/glasses left in the street. There are two nurseries in the immediate location of the pub and many dog walkers, broken glass and litter, is not safe for the public.

I understand that Havering Council will need to share the information I have provided with the applicant and it is possible that the applicant may choose to contact me using the personal details that I have provided.: Yes

Object to a licence application (Representations)

Reference: F-624838579

Form submitted: 2024-06-21 16:16:42

Premises name: The plough

Premises address:

Property name and number Street Town Postcode

The plough 83 Front lane Cranham Rm141xl

PrivacyNotice:

Customer details:

First name Last name Telephone Email

Ian Woodward [REDACTED] [REDACTED]

Your address:

Property name and number Street Town Postcode

178 Hemley road Orsett Rm163dq

Public nuisance:

The noise of visitors and music this late at night on a conversation area and patrons leaving in vehicles at this time of night also

Crime and disorder:

Drunk and disorderly visitors as being aloud to drink for longer time

Protection of children from harm: N/a

Public safety:

There are no police officers in this area at this time and venues are closed , this will mean if an incident does start , there will be no local officer to deal and therefore public safety compromised.. statistic show drink driving is going up and by increasing drinking times is hugely increasing the risk of more higher drink drive limits as they have more time to consume alcohol and these roads in this area on not as light so also a higher risk of accidents

I understand that Havering Council will need to share the information I have provided with the applicant and it is possible that the applicant may choose to contact me using the personal details that I have provided.: Yes