

**LICENSING
SUB-COMMITTEE**

REPORT

29 April 2016

Subject heading:

Gidea Park Tap
236 Main Road Romford RM2 5HA
Premises licence application
Paul Jones, Licensing Officer
Mercury House
paul.jones@havering.gov.uk

Report author and contact details:

This application for a premises licence is made by Howard Micropubs Ltd under section 17 of the Licensing Act 2003. The application was received by Havering's Licensing Authority on 15 March 2016.

Geographical description of the area and description of the building

The premises is located in a purpose built parade of four commercial premises. It appears that residential properties are located above the commercial properties. The immediate area is mainly residential but on Main Road commercial properties proliferate.

Details of the application

Supply of alcohol (on and off premises)		
Day	Start	Finish
Monday to Sunday	12:00	23:00
Good Friday	12:00	00:00
Christmas Eve	12:00	00:00
New Year's Eve	12:00	00:30

Hours premises open to the public		
Day	Start	Finish
Sunday to Friday	12:00	23:20
Saturday	11:00	23:20
Good Friday	12:00	00:20
Christmas Eve	12:00	00:20
New Year's Eve	12:00	00:50

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. The required public notice was installed in the 18 March edition of the Romford Recorder.

The application defines the premises as

a micropub, which is defined by the Micropub Association as "a small freehouse which listens to its customers, mainly serves cask ales, promotes conversation, shuns all forms of electronic entertainment and dabbles in traditional pub snacks".

The application is broadly compliant with each of Havering's individual licensing policies; however, licensing policy 6 states:

Licensing Policy 6

The Licensing Authority considers that, in the interests of clarity and transparency, applicants should normally have in place the relevant planning consent for the intended use and hours of operation or otherwise have lawful planning status before making an application for a premises licence. Every application, however, will be considered on its merits on a case by case basis.

The Licensing Authority understands that there is a Planning application being considered currently to address the apparent change of use of the premises.

Summary

There were no representations against this application from interested persons.

There was one representation against this application from a responsible authority, namely Havering's Planning Service.

Details of representations

Valid representations may only address the following licensing objectives:

- The prevention of crime and disorder
- The prevention of public nuisance
- The protection of children from harm
- Public safety

Responsible authorities' representations

Havering's Planning Enforcement and Appeals Technician, Mr Samuel Cadman, makes representation against this application based upon his concerns further to the prevention of public nuisance.

* required information

Section 1 of 19

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	<input type="text" value="Not Currently In Use"/>	This is the unique reference for this application generated by the system.
Your reference	<input type="text" value="Gidea Park Tap"/>	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?	<input type="radio"/> Yes <input checked="" type="radio"/> 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	<input type="text" value="Trevor"/>	
* Family name	<input type="text" value="Howard"/>	
* E-mail	<input type="text" value="trevorhoward1982@gmail.com"/>	
Main telephone number	<input type="text" value="07979324223"/>	Include country code.
Other telephone number	<input type="text" value="01708472903"/>	
<input type="checkbox"/>	Indicate here if you would prefer not to be contacted by telephone	

Are you:

- 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 you are applying so you can be employed, or for some other personal reason, such as following a hobby.

Applicant Business

* Is your business registered in the UK with Companies House?	<input checked="" type="radio"/> Yes <input type="radio"/> No	
* Registration number	<input type="text" value="09514074"/>	
* Business name	<input type="text" value="Howard Micropubs Limited"/>	If your business is registered, use its registered name.
* VAT number	<input type="text" value="GB"/> <input type="text" value="233 0211 71"/>	Put "none" if you are not registered for VAT.
* Legal status	<input type="text" value="Private Limited Company"/>	

Continued from previous page...

* Your position in the business

Home country

The country where the headquarters of your business is located.

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 19

PREMISES DETAILS

I/we, as named in section 1, apply for a premises licence under section 17 of the Licensing Act 2003 for the premises described in section 2 below (the premises) and I/we are making this application to you as the relevant licensing authority in accordance with section 12 of the Licensing Act 2003.

Premises Address

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

Further Details

Telephone number

Non-domestic rateable value of premises (£)

Section 3 of 19**APPLICATION DETAILS**

In what capacity are you applying for the premises licence?

- An individual or individuals
- A limited company
- A partnership
- An unincorporated association
- A recognised club
- A charity
- The proprietor of an educational establishment
- A health service body
- A person who is registered under part 2 of the Care Standards Act 2000 (c14) in respect of an independent hospital in Wales
- A person who is registered under Chapter 2 of Part 1 of the Health and Social Care Act 2008 in respect of the carrying on of a regulated activity (within the meaning of that Part) in an independent hospital in England
- The chief officer of police of a police force in England and Wales
- Other (for example a statutory corporation)

Confirm The Following

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

Section 4 of 19**NON INDIVIDUAL APPLICANTS**

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

Non Individual Applicant's Name

Name

Details

Registered number (where applicable)

Description of applicant (for example partnership, company, unincorporated association etc)

Continued from previous page...

Private Limited Company

Address

Building number or name
Street
District
City or town
County or administrative area
Postcode
Country

Contact Details

E-mail
Telephone number
Other telephone number

Section 5 of 19

OPERATING SCHEDULE

When do you want the premises licence to start? / /
dd mm yyyy

If you wish the licence to be valid only for a limited period, when do you want it to end / /
dd mm yyyy

Provide a general description of 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.

The premises will be known as the 'Gidea Park Tap'. The premises will be a micropub, which is defined by the Micropub Association as "a small freehouse which listens to its customers, mainly serves cask ales, promotes conversation, shuns all forms of electronic entertainment and dabbles in traditional pub snacks". 236 Main Road is a former office between a 'Nisa Local' and an Indian restaurant. The rear offices at the site will be retained by Finbow Bishop Chartered Surveyors. The main door leads directly into the public area and within this is a separate room which will be chilled and where the real ale will be stillaged and dispensed when purchased. This room will also be used for preparation of any food items/snack items and as a wash-up area. The public area of the premises will allow for seating for around 40 persons. There will be no bar and customers will be served at their tables. There is no outside drinking area. There are also two toilets in the corridor between the two offices. There is also an exit to a store area which leads on to 'Crossways' where deliveries and waste collection can take place.

Continued from previous page...

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

Section 6 of 19

PROVISION OF PLAYS

Will you be providing plays?

- Yes No

Section 7 of 19

PROVISION OF FILMS

Will you be providing films?

- Yes No

Section 8 of 19

PROVISION OF INDOOR SPORTING EVENTS

Will you be providing indoor sporting events?

- Yes No

Section 9 of 19

PROVISION OF BOXING OR WRESTLING ENTERTAINMENTS

Will you be providing boxing or wrestling entertainments?

- Yes No

Section 10 of 19

PROVISION OF LIVE MUSIC

Will you be providing live music?

- Yes No

Section 11 of 19

PROVISION OF RECORDED MUSIC

Will you be providing recorded music?

- Yes No

Section 12 of 19

PROVISION OF PERFORMANCES OF DANCE

Will you be providing performances of dance?

- Yes No

Section 13 of 19

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

Will you be providing anything similar to live music, recorded music or performances of dance?

- Yes No

Continued from previous page...

Section 14 of 19

LATE NIGHT REFRESHMENT

Will you be providing late night refreshment?

Yes

No

Section 15 of 19

SUPPLY OF ALCOHOL

Will you be selling or supplying alcohol?

Yes

No

Standard Days And Timings

MONDAY

Start

End

Start

End

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

Give timings in 24 hour clock.
(e.g., 16:00) and only give details for the days
of the week when you intend the premises
to be used for the activity.

Continued from previous page...

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 in the column on the left, list below

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

Good Friday Start 12:00 End 00:00
Christmas Eve Start 12:00 End 00:00
New Years Eve Start 12:00 End 00:30

State the name and details of the individual whom you wish to specify on the licence as premises supervisor

Continued from previous page...

PROPOSED DESIGNATED PREMISES SUPERVISOR CONSENT

How will the consent form of the proposed designated premises supervisor be supplied to the authority?

- Electronically, by the proposed designated premises supervisor
- As an attachment to this application

Reference number for consent form (if known)

If the consent form is already submitted, ask the proposed designated premises supervisor for its 'system reference' or 'your reference'.

Section 16 of 19

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

Give information about anything intended to occur at the premises or ancillary to the use of the premises which may give rise to concern in respect of children, regardless of whether you intend children to have access to the premises, for example (but not exclusively) nudity or semi-nudity, films for restricted age groups etc gambling machines etc.

N/A

Section 17 of 19

HOURS PREMISES ARE OPEN TO THE PUBLIC

Standard Days And Timings

MONDAY

Start

End

Start

End

Give timings in 24 hour clock. (e.g., 16:00) and only give details for the days of the week when you intend the premises to be used for the activity.

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

State any seasonal variations

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

N/A

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

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

Good Friday Start 12:00 End 00:20
Christmas Eve Start 12:00 End 00:20
New Years Eve. Start 12:00 End 00:50

Section 18 of 19

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.

The ethos of a micropub is ideally suited into the promotion of the licensing objectives. They appeal to a mature, discerning clientele by primarily serving cask-conditioned real ales from microbreweries along with real cider, wine and soft drink alternatives. We will implement a 'sensible drinking' policy and abide by the British Beer & Pub Association (BBPA) code on irresponsible promotions to prevent crime and disorder. We will undertake ongoing risk assessments and adhere to the BBPA guidance on fire precautions and safety in pubs to address public safety concerns. We will take steps to be pro-active and considerate as advised by the BBPA's notes on Licensed Property Noise Control to help prevent public nuisance. We believe the premises will create very little noise or disturbance and will undertake sound-proofing works to prevent noise being an issue for the tenant above the property. We will put into operation measures recommended by the Portman Group as well as complying with the licensing authority's limitations as to when children are allowed on the premises to protect children from harm. We are suggesting ourselves that the venue would not be suitable for children after 21:00hrs.

b) The prevention of crime and disorder

The premises will operate a Challenge 25 policy and will display notices to this effect. Only passports, driving licences and PASS-accredited schemes will be accepted. Information on the risks of drink driving and chronic drinking will be displayed

Continued from previous page...

along with information so customers can calculate easily the number of units of alcohol they are consuming. All beers, cider and perries will be available in third-pint and half-pint measures and wines will be available in small and regular (125ml and 175ml) sizes. Anyone who cannot provide proof-of-age or customers who appear intoxicated will be required to leave. A log will be kept of any any refusals on the basis of lack of proof-of-age, intoxication, anti-social behaviour and suspected drug-use. Records of all staff training will be kept and staff will be required to complete regular refresher training on the Challenge 25 policy and the refusal of anyone who appears to be intoxicated. The premises will be monitored by CCTV. There will be no music played in the premises meaning and there will be seating for the majority of customers. This will therefore not provide any encouragement of binge-drinking and any concerning behaviour would immediately be apparent. There will be no 'happy hour' style promotions - for instance we expect to be offering the sale of real ale for around £3.60 per pint. We will join any local pubwatch scheme and take part in any local campaigns from local police/the council to promote safe and responsible drinking by the display of notices/beer mats etc. The ethos of a micropub is to appeal to discerning, mature customers and taken together with the controls identified we would expect any incident to be extremely rare.

c) Public safety

Regular health and safety risk assessments will be undertaken along with fire risk assessment. The building has two exits but as one being discounted this will mean capacity is limited to 60 persons. The building will be monitored by CCTV and will also be fitted with smoke alarms and fire extinguishers. Staff will be trained in fire safety and emergency evacuation and appropriate records will be kept. Staff will also be trained in the risk-assessment procedure and controls in place. First-aid materials will be provided. Records of testing of electrical safety of equipment and wiring, emergency lighting and smoke alarms will be kept. Records will be kept of any injuries or slips, trips or falls, etc., to staff, customers or contractors - and the relevant risk assessment/procedures amended as applicable.

d) The prevention of public nuisance

The hours requested do not exceed the trading hours of local pubs at 12:00 to 23:00. It is quite common for micropubs to be closed one or two days a week and close in the afternoon. Once we are aware of our trading pattern we may choose to reduce our hours of operation accordingly. Customers are most likely to be traveling on foot from the local area or by public transport and relevant timetables and last service details will be displayed, along with local taxi details. A sign will be displayed on the doors to encourage customers to respect local residents by leaving quietly and to not take glasses outside. There will be no music played on the premises. There will be no need for any kitchen extraction equipment - all that is required is the installation of a very modest chiller unit in a very secluded location. All deliveries and waste collection will take place during daytime hours. The ceiling of the premises will be sound-proofed (and insulated above the cool room) to prevent disturbance from conversation and the movement of barrels to the residence above. As a micropub we are confident that this premises will not generate any additional noise or disturbance in the local area.

e) The protection of children from harm

No unaccompanied children will be allowed on the premises and a Challenge 25 policy will be in place. We request that accompanied children should be allowed on the premises but we do not believe this is suitable beyond 21:00 hours. A suitable range of non-alcoholic drinks will of course be available to them and there will be no forms of gambling or adult entertainment taking place.

Section 19 of 19

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.

Premises Licence 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

Band A - No RV to £4300 - £100

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

Continued from previous page...

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

There is an exemption from the payment of fees in relation to the provision of regulated entertainment at church halls, chapel halls, or premises of a similar nature, village halls, parish or community halls, or other premises of a similar nature. The costs associated with these licences will be met by Central Government. If, however, the licence also authorises the use of the premises for the supply of alcohol or the provision of late night refreshment, a fee will be required.

Schools and sixth form colleges are exempt from the fees associated with the authorisation of regulated entertainment where the entertainment is provided by and at the school or college and for the purposes of the school or college.

If you operate a large event you are subject to ADDITIONAL fees based upon the number of attendance at any one time.

Capacity 5000 to 9999 - £1,000.00

Capacity 10000 to 14999 - £2,000.00

Capacity 15000 to 19999 - £4,000.00

Capacity 20000 to 29999 - £8,000.00

Capacity 30000 to 39999 - £16,000.00

Capacity 40000 to 49999 - £24,000.00

Capacity 50000 to 59999 - £32,000.00

Capacity 60000 to 69999 - £40,000.00

Capacity 70000 to 79999 - £48,000.00

Capacity 80000 to 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 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

Trevor Alan Howard

* Capacity

Director (Howard Micropubs Limited)

* Date

15 / 03 / 2016
dd mm yyyy

Add another signatory

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/apply-1> to upload this file and continue with your application.

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

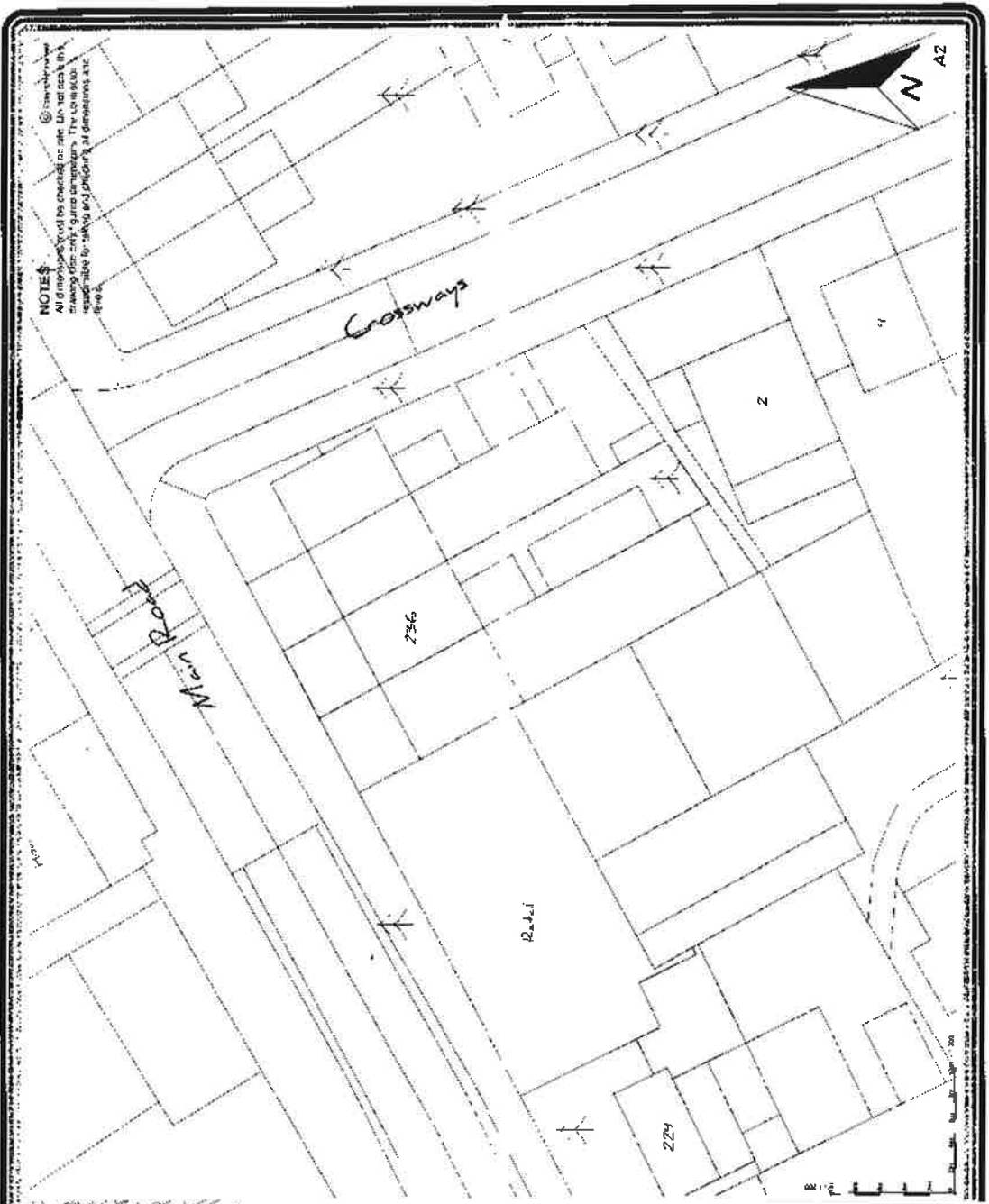
IT IS AN OFFENCE, LIABLE ON SUMMARY CONVICTION TO A FINE NOT EXCEEDING LEVEL 5 ON THE STANDARD SCALE, UNDER SECTION 158 OF THE LICENSING ACT 2003, TO MAKE A FALSE STATEMENT IN OR IN CONNECTION WITH THIS APPLICATION


OFFICE USE ONLY

Applicant reference number	Gidea Park Tap
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	<input type="checkbox"/>

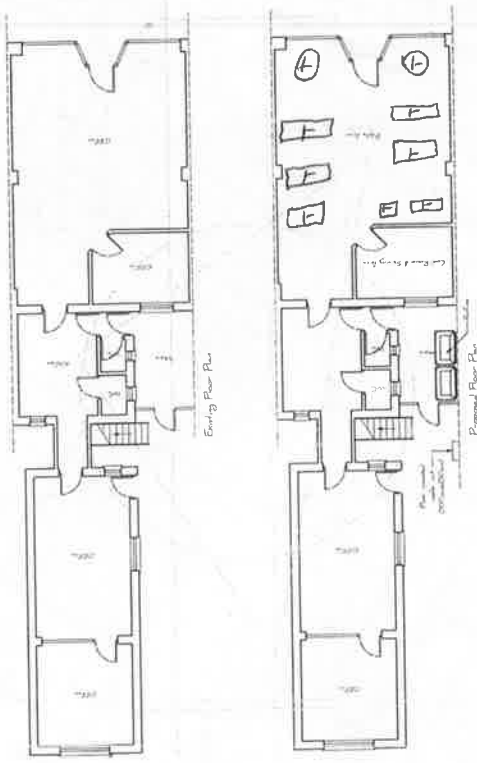
< Previous 1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18 19 Next >

NOTES
 All dimensions should be checked on site. Do not rely on this drawing for any other purpose. The information is provided for reference only and is not intended to be used for any other purpose.



Paul Samson Chartered Surveyors	
236 Main Road Samson Essex RM2 5HA	
Proposed Change of Use Site Plan 1:200 Location Plan 1:1250	
Feb 16	BS:PIK
1995 - 02	
Paul Samson Chartered Surveyors	
	
T E	

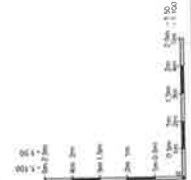
NOTES
 © Copyright Reserved
 All dimensions must be checked on site. Do not take this drawing. Use only figured dimensions as shown. The drafter is responsible for taking and checking all dimensions and levels.



F = proposed table layout



A2


<p>Paul Samson Chartered Surveyors</p>		<p>206 Main Road Riversford Exeter RM2 5HA</p>		<p>Proposed Change of Use Existing & Proposed Floor Plans</p>		<p>Date Feb. 16</p>		<p>Drawn BS/PKS</p>		<p>Drawing Number 1995 - 01b</p>		<p>Scale 1:100</p>		<p>Drawn BS/PKS</p>	
<p>Paul Samson Chartered Surveyors</p>		<p>RICS</p>		<p>206 Main Road Riversford Exeter RM2 5HA T: 01392 380000 E: paul@paulsamson.co.uk</p>											





Gidea Park Tap 236 Main Road Romford RM2 5HA N
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	<p>Scale: 1:1000 Date: 17 March 2016 Size: A4</p> 
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	<p>London Borough of Havering Town Hall, Main Road, Romford, RM1 3BD Tel: 01708 434343</p>	<p>© Crown copyright and database rights 2016 Ordnance Survey 100024327</p>
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LONDON BOROUGH OF HAVERING
ROAD TRAFFIC REGULATION ACT 1984 - SECTION 14(1)
THE HAVERING [WINGLETYE LANE](No. 1) (TEMPORARY
PROHIBITION OF TRAFFIC) ORDER 2016

- The Council of the London Borough of Havering HEREBY GIVES NOTICE that it proposes to make an Order under section 14(1) of the Road Traffic Regulation Act 1984 the effect of which would be to prohibit vehicular traffic from entering or proceeding in the length of the roads as specified in column 1 of the table to the Schedule in this Notice to enable Network Rail to carry out the clearance of overgrown vegetation thereon ("the Works")
- The prohibitions specified in Article 1 above are necessary because the Works proposed are to be executed on or near the said roads and the likelihood of danger to the public.
- If the Order is made, the Order shall come into operation on 20th March 2016 and would be valid for a maximum period of 18 months or until the Works are completed, whichever is the sooner. The Works are scheduled to commence on the dates specified in column 2 of the table to the Schedule.
- The prohibitions specified would only be operational at such times as described in column 3 of the table to the Schedule in this Notice and as shall from time to time be indicated by the display of traffic signs on the street pursuant to Section 68 of the Road Traffic Regulation Act 1984.
- An exemption would be provided in the proposed Order to permit pedestrian access at any time to any premises situated on or adjacent to the said roads or to any other premises accessible for pedestrians from, and only from the said roads.
- Alternative routes will be available for use and are identified in column 4 of the table to the Schedule in this Notice.
- Section 16(1) RTTRA states "A person who contravenes, or who uses or permits the use of a vehicle in contravention of, a restriction of prohibition imposed by an order under section 14 of this Act shall be guilty of an offence". The maximum penalty on summary conviction is £1000.
- Persons having a query concerning these Works or the proposed Order should email 8.schemes@havering.gov.uk

DATED this 18th March 2016

Published in the Romford Recorder: 18 March 2016

Daniel Fenwick, Director of Legal & Governance

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

SCHEDULE

1 Road/ Length of Road	2 Dates of Works	3 Times of Works	4 Alternative Route
Temporary closure of WINGLETYE LANE Closed at Wingletye Lane, Hornchurch-Road over rail bridge: Rou/3 10 metres either side	20 th March 2016	BETWEEN: 10:00 hours – 15:00 hours	Upminster Road Highstreet Station Lane North Street Billet Lane Butts Green Road Parkstone Avenue Wingletye Lane

Goods Vehicle Operator's Licence

London Tipping Services Ltd of Frog Lane, off Marsh Way, Rainham, Essex RM13 8UG is applying for a licence to use Frog Lane, off Marsh Way, Rainham, Essex RM13 8UG as an operating centre for 20 goods vehicles and 20 trailers.
 Owners or occupiers of land (including buildings) near the operating centre(s) who believe that their use or enjoyment of that land would be affected, should make written representations to the Traffic Commissioner at Hillcrest House, 386 Harehills Lane, Leeds, LS9 6NF, stating their reasons, within 21 days of this notice. Representors must at the same time send a copy of their representations to the applicant at the address given at the top of this notice. A Guide to Making Representations is available from the Traffic Commissioner's office.

ADA DORIS BAKEWELL (Deceased)

Pursuant to the Trustee Act 1925 any persons having a claim against or an interest in the Estate of the aforementioned deceased, late of 37 Arlington Gardens Romford Essex RM3 0EA, who died on 01/03/2016, are required to send particulars thereof in writing to the undersigned Solicitors on or before 27/05/2016, after which date the Estate will be distributed having regard only to claims and interests of which they have had notice.
SANDERS SOLICITORS
 18-20 Broadway Rainham
 Essex RM13 9YW

Goods Vehicle Operator's Licence

Terry Calder trading as Unison Scaffolding Ltd of Clarewood, Hubbards Close, Hornchurch Essex, RM11 3DH is applying to change an existing licence as follows:
 To add an operating centre to keep 4 goods vehicles and 0 trailers at Mount Pleasant Farm, Southend, Arterial Road, Hornchurch, Essex RM11 3UJ. Owners or occupiers of land (including buildings) near the operating centre(s) who believe that their use or enjoyment of that land would be affected, should make written representations to the Traffic Commissioner at Hillcrest House, 386 Harehills Lane, Leeds, LS9 6NF, stating their reasons, within 21 days of this notice. Representors must at the same time send a copy of their representations to the applicant at the address given at the top of this notice. A Guide to Making Representations is available from the Traffic Commissioner's office.

MARGARET ALICE RACHEL BROOKS (Deceased)

Pursuant to the Trustee Act 1925 any persons having a claim against or an interest in the Estate of the aforementioned deceased, late of Flat 59 Goldsmere Court Fentiman Way Hornchurch RM11 3XY, who died on 26/12/2015, are required to send particulars thereof in writing to the undersigned on or before 27/05/2016, after which date the Estate will be distributed having regard only to claims and interests of which they have had notice.
THE CO-OPERATIVE LEGAL SERVICES LIMITED
 Aztec 650 Aztec West Almondsbury Bristol BS32 4SD
 (Ref: IHE/3741061P/Brooks)

Legal and Public Notices

LONDON BOROUGH OF HAVERING
NOTICE OF APPLICATIONS FOR PLANNING PERMISSION

Notice is hereby given that the Council has received the following applications which need to be advertised for the reasons set out below:

- Application: P0095.16**
Location: Kent View, Wennington Road, Rainham
Development: Proposed Single Storey rear extension and loft conversion with Dormer
Applicant: Ms Jill Savager
Reasons: The application is contrary to the Metropolitan Green Belt Policies of the Core Strategy and Development Control Policies Development Plan Documents.
Applicant: Mr & Mrs Hemming
Reasons: The development is in a Conservation Area.
Application: P0279.16
Location: Brook Farm, St Mary's Lane, North Ockendon, Upminster
Development: Single storey rear kitchen extension and replacement conservatory side extension.
Applicant: Mr Kafael Khan
Reasons: The application is contrary to the Metropolitan Green Belt Policies of the Core Strategy and Development Control Policies Development Plan Documents.
Application: P0282.16
Location: Morton Bay Works, Southend Arterial Road, Hornchurch
Development: Demolition of the existing industrial units and residential dwelling and change of use of industrial areas to residential construction of two blocks comprising of 42 No. Flats, including utilising the existing crossovers from Southend Arterial Road and associated car parking, cycle and refuse storage.
Applicant: GDI Developments LLP Mr Colin Iszatt
Reasons: This is a major development because the number of dwellings to be provided are 10 or more.
Application: P0293.16
Location: 5 Ockendon Road, North Ockendon, Upminster
Development: Single/two storey rear extension
Applicant: Mr & Mrs C Siddle
Reasons: The application is contrary to the Metropolitan Green Belt Policies of the Core Strategy and Development Control Policies Development Plan Documents.
Application: P0319.16
Location: 236 Main Road, Romford
Development: Change of use of the ground floor of the premises from financial and professional services (use class A2) to a micro pub (use class A4)
Applicant: Mr Trevor Howard
Reasons: The development is in a Conservation Area.
Application: P1768.15
Location: Hexagon House, 5 Mercury Gardens, Romford
Development: Erection of 10 Flats on top of the Existing Building
Applicant: Mr John Smith
Reasons: This is a major development because the number of dwellings to be provided are 10 or more.

Application details, including the plans, can be viewed online at www.havering.gov.uk/planning or at the Planning reception, located in the Public Advice and Service Centre (PASC), accessed via the Liberty Shopping Centre, Romford, between 9am and 11am, Monday to Friday, except for the last Wednesday of each month when the reception is closed.

If you wish to comment on an application, please use the online comment form available on the Council's web site or alternatively write to the Head of Regulatory Services at the 3rd Floor, Mercury House, Mercury Gardens, Romford, RM1 3SL quoting the application number and location. Comments must be received within 21 days from the date on this notice. Please note that members of the public are entitled to see and take copies of any comments you make and your comments may also be available to view on the internet.

Patrick Keyes
 Head of Regulatory Services

Date: 18th March 2016

Published in the Romford Recorder: 18 March 2016

NOTICE OF APPLICATION FOR A PREMISES LICENSE UNDER SECTION 17 OF THE LICENSING ACT 2003

APPLICANT: Howard Micropubs Limited
PREMISES: 236 Main Road Romford Essex RM2 51A

The proposed licensable activity is: The sale of alcohol from: 12:00 to 23:00 Monday to Sunday.
 Full details of the application can be inspected at the address noted below during normal business hours.

Any representations by an interested party or responsible authority regarding this application can be made to:

Licensing Team, Housing & Public Protection
 London Borough of Havering
 C/O Town Hall, Main Road RM1
 Website: www.havering.gov.uk

Such representation must be received in writing by: 12th April 2016, clearly stating the grounds upon which the representation is made in relation to the four objectives of the Licensing Act 2003.

It is an offence to knowingly or recklessly make a false statement in connection with an application.

The maximum fine for which a person is liable on summary conviction for the offence is £5,000.00.

To place your
PUBLIC NOTICE
 in this newspaper call the team on
0845 671 4460
 who will be happy to help and advise you.
ARCHANT

From: Trevor Howard [mailto: [REDACTED]]
Sent: 31 March 2016 09:56
To: Belinda.Rooney@met.pnn.police.uk
Cc: Licensing
Subject: Re: Gidea Park Tap 236 Main Road Gidea Park Romford RM2 5HA

Hi Belinda

As discussed we are happy to amend this condition as stated - to not allow children entry after 1900hrs.

Kind Regards

Trevor

Licensing Act 2003 Responsible Authority representation

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

Premises Name and address:	"Guidea Park Tap", 236 Main Road, Romford, RM2 5HA
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Your Name:	Samuel Cadman
Organisation name / name of body you represent:	Havering Council's planning department
Your Address:	5 th Floor Mercury House, Mercury Gardens, Romford, RM1 3SL
Email:	sam.cadman@havering.gov.uk
Contact telephone number:	01708 434798

Summary of representation:	To OBJECT to the application for the proposed premises licence on the specific licencing objective "The prevention of public nuisance".
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Policy Considerations:

The representation takes into account the following licencing policies as set out in the document titled "Statement of Licencing Policy" with effect from 7th January 2016:

Licencing Policy 1

In considering applications for new licences, variations to existing licences and licence reviews the Licensing Authority will take the matters listed below into account:

- whether the premises is located in an area of cumulative impact;
- the type of premises and their cumulative impact on the area and the mix of premises in the area;
- the location of the premises and the character of the area;
- the views of the responsible authorities;
- the views of other persons;
- past compliance history of current management;
- the proposed hours of operation;
- the type and number of customers likely to attend the premises;
- whether the applicant is able to demonstrate commitment to a high standard of management, for example through active participation in the Safe and Sound meetings and pub watch.

Licencing Policy 6

The Licensing Authority considers that, in the interests of clarity and transparency, applicants should normally have in place the relevant planning consent for the intended use and hours of operation, or otherwise have lawful planning status, before making an application for a premises licence. However every application will be considered on its merits on a case by case basis

Licencing Policy 14

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 impose appropriate restrictions or controls on the licence to support the prevention of undue noise disturbance from licenced premises.

Representation:

A recent planning application with reference P0319.16 was submitted to the planning department of council, for the change of use of the property from an office to a pub / micropub. It must be noted that the application is still being assessed, and is not due for a decision until 28th April 2016. It is therefore clear that the licence application is proposing a use that does not lawful planning status and therefore contravenes licencing policy 6.

The main issue with regards to the use proposed in the licence would be from parking, and the impact that this would have on the local area. The Highways department have raised concerns about the level of parking at this property, stating that a maximum of 7 spaces may be required for the pub use. This may create additional parking pressures on the surrounding area especially during the late evening. This issue is only addressed in the licence application by the assumption that patrons would "most likely be travelling on foot from the local area or by public transport", but there is no evidence to suggest that this would be case and that the 7 parking spaces as stated by the parking standards and by the highways team would not be required. This additional pressure will create a public nuisance in relation to how the area operates with regards to vehicular traffic; which may be exacerbated by its location along a main road into Romford Town Centre. Consequently the application for the licence goes against Licencing Policies 1 and 14.

Furthermore, the use of the property as a drinking establishment is different in nature and character to the previous use as an office. There would be an increase in footfall and the number of persons at the property, as well as having the potential of person under the influence loitering in the local area. This has the potential to increase noise and disturbance in an area that has not been subject to such a use or an assessment of such a use. This property lies within the Guidea Park Conservation area, which looks to maintain the character of the area, and as such the impact of the change of use may be greater. Consequently the application for the licence goes against Licencing Policies 1 and 14.

Given the arguments as set out above, the licence application has not fulfilled the expectations set out in the licencing policies 1, 6 and 14. The concerns of the planning department in relation to the prevention of public nuisance have not been alleviated though the licence application. I therefore ask that the licencing committee defer their decision on granting a licence until more information with regards to the operating schedule is provided.

It must be noted that if the property were to operate as a pub without planning permission, a planning enforcement investigation may have to be undertaken.

Complaint and Inspection History (if applicable):

No visits to the property were undertaken.

The recent planning history is as such:

Application Number:	P0319.16
Description of proposal:	Change of use of the ground floor of the premises from financial and professional services (use class A2) to a micropub (use class A4)
Outcome:	Under consideration.

Other documents attached:

None

Signed: 	Dated: 11 th April 2016
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