Application to vary a premises licence under the Licensing Act 2003

PLEASE READ THE FOLLOWING INSTRUCTIONS FIRST

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

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

We Baileys Bar Limited (T/A BrewDog Upminster)							
(Insert name(s) of applicant)							
being the premises licence holder, apply to vary a premises licence under section 34 of the							
Licensing Act 2003 for the premises described in Part 1 below							
· Te							
Premises lice	ence number						
23015							
Part 1 – Prei	mises Details						
Postal addres	s of premises or, if none, ordr	nance survey map refe	erence or descri	ption			
	minster, 18 Station Road	miles survey map ren					
Post town	Upminster		Postcode	RM14 2UD			
			•	•			
Telephone nu	mber at premises (if any)	01708 508881					
Non-domestic	c rateable value of premises	£65000					
Part 2 – App	olicant details						
Daytime cont							
E-mail addres	ss (optional)	i i					
Current posta							
different fron							
address							
Post town	**		Postcode				

Please tick as appropriate Do you want the proposed variation to have effect as soon as possible? Yes No
If not, from what date do you want the variation to take effect? DD MM YYYY Do you want the proposed variation to have effect in relation to the introduction of the late night levy? (Please see guidance note 1) Yes No
Please describe briefly the nature of the proposed variation (Please see guidance note 2) 1. Change to alcohol sales hours:
If your proposed variation would mean that 5,000 or more people are expected to attend the premises at any one time, please state the number expected to attend:

Part 4 Operating Schedule

Please complete those parts of the Operating Schedule below which would be subject to change if this application to vary is successful.

110	ision of regulated entertainment (r lease see guidance note 3)	r lease tick an that apply
a)	plays (if ticking yes, fill in box A)	
b)	films (if ticking yes, fill in box B)	
c)	indoor sporting events (if ticking yes, fill in box C)	
d)	boxing or wrestling entertainment (if ticking yes, fill in box D)	
e)	live music (if ticking yes, fill in box E)	
f)	recorded music (if ticking yes, fill in box F)	\boxtimes
g)	performances of dance (if ticking yes, fill in box G)	
h)	anything of a similar description to that falling within (e), (f) or (g (if ticking yes, fill in box H)	
Prov	vision of late night refreshment (if ticking yes, fill in box I)	Ц
Sup	ply of alcohol (if ticking yes, fill in box J)	
In a	ll cases complete boxes K, L and M	

Plays Standard days and timings (please read			Will the performance of a play take place indoors or outdoors or both – please tick (please read guidance note 4)	Indoors	
guidance note 8)		l		Outdoors	
Day	Start	Finish		Both	
Mon			Please give further details here (please read guidance)	ce note 5)	
Tue					
Wed			State any seasonal variations for performing plays (guidance note 6)	please read	
Thur					
Fri			Non standard timings. Where you intend to use the performance of plays at different times to those list on the left, please list (please read guidance note 7)	ed in the colum	
Sat					
Sun					

Films Standard days and timings (please read			Will the exhibition of films take place indoors or outdoors or both – please tick (please read guidance note 4)	Indoors	
guidance note 8)				Outdoors	
Day	Start	Finish		Both	
Mon			Please give further details here (please read guidance)	ce note 5)	
Tue					
Wed			State any seasonal variations for the exhibition of figuidance note 6)	ilms (please rea	nd
Thur					
Fri			Non standard timings. Where you intend to use the exhibition of films at different times to those listed the left, please list (please read guidance note 7)		
Sat					
Sun					

Standa timings	sporting eard days and s (please rote 8)	ıd ead	Please give further details (please read guidance note 5)
Day	Start	Finish	
Mon			
Tue			State any seasonal variations for indoor sporting events (please read guidance note 6)
Wed			
Thur			Non standard timings. Where you intend to use the premises for indoor sporting events at different times to those listed in the column on the left, please list (please read guidance note 7)
Fri			
Sat			
Sun			

enterta: Standa:	Boxing or wrestling entertainments Standard days and timings (please read		Will the boxing or wrestling entertainment take place indoors or outdoors or both – please tick (please read guidance note 4)	Indoors	
				Outdoors	
Day	Start	Finish		Both	
Mon			Please give further details here (please read guidance)	ce note 5)	
Tue					
Wed			State any seasonal variations for boxing or wrestlin (please read guidance note 6)	g entertainmen	<u>t</u>
Thur					
Fri			Non standard timings. Where you intend to use the boxing or wrestling entertainment at different times the column on the left, please list (please read guida	s to those listed	<u>in</u>
Sat					
Sun					

Standa	Live music Standard days and timings (please read		Will the performance of live music take place indoors or outdoors or both – please tick (please read guidance note 4)	Indoors	
guidance note 8)			Treate guidance neto 1,	Outdoors	
Day	Start	Finish		Both	\boxtimes
Mon	08:00	23:00	Please give further details here (please read guidan Live music – indoors • Sunday to Thursday – 12:00 to 23	,	
Tue	08:00	23:00	 Friday to Saturday – 12:00 to 25:00 Friday to Saturday – 12:00 to 00:00 Live music – outdoors Monday to Sunday – 12:00 to 23:00 		
Wed	08:00	23:00	State any seasonal variations for the performance of live music (please read guidance note 6) Live music – indoors		
Thur	08:00	23:00	 Christmas Eve – 12:00 to 00:30 New Year's Eve – 12:00 to 01:30 		
Fri	08:00	00:00	performance of live music at different times to those	Non standard timings. Where you intend to use the premises for the performance of live music at different times to those listed in the column on the left, please list (please read guidance note 7)	
Sat	08:00	00:00			
Sun	08:00	23:00			

Standa	Recorded music Standard days and timings (please read		Will the playing of recorded music take place indoors or outdoors or both – please tick (please read guidance note 4)	Indoors	
guidance note 8)			read gardance note 1)	Outdoors	
Day	Start	Finish		Both	
Mon	08:00	23:00	Please give further details here (please read guidan- Recorded music – indoors	-	
Tue	08:00	23:00	 Sunday to Thursday – 08:00 to 23:00 Friday to Saturday – 08:00 to 00:00 Recorded music – outdoors Monday to Sunday – 08:00 to 23:00 		
Wed	08:00	23:00	State any seasonal variations for the playing of recorded music (plear read guidance note 6)		lease
Thur	08:00	23:00			
Fri	08:00	00:00	Non standard timings. Where you intend to use the playing of recorded music at different times to thos column on the left, please list (please read guidance)	e listed in the	<u>he</u>
Sat	08:00	00:00	Recorded music – indoors ■ Christmas Eve – 08:00 to 00:30 ■ New Year's Eve – 08:00 to 01:30		
Sun	08:00	23:00			

Performances of dance Standard days and timings (please read		nd	Will the performance of dance take place indoors or outdoors or both – please tick (please read guidance note 4)	Indoors		
guidance note 8)			(4	Outdoors		
Day	Start	Finish		Both		
Mon			Please give further details here (please read guida	Please give further details here (please read guidance note 5)		
Tue						
Wed			State any seasonal variations for the performance of dance (please read guidance note 6)			
Thur						
Fri			Non standard timings. Where you intend to use the performance of dance at different times to the column on the left, please list (please read guidan	hose listed in t		
Sat						
Sun						

descrip falling (g) Standar timings	ng of a si otion to the within (e) and days and a (please re ce note 8)	nat), (f) or ad ead	Please give a description of the type of entertainme providing	nt you will be		
Day	Start	Finish	Will this entertainment take place indoors or outdoors or both – please tick (please read	Indoors		
Mon			guidance note 4)	Outdoors		
				Both		
Tue			<u>Please give further details here</u> (please read guidance note 5)			
Wed						
Thur			State any seasonal variations for entertainment description to that falling within (e), (f) or (g) (p guidance note 6)			
Fri						
Sat			Non standard timings. Where you intend to use the entertainment of a similar description to tha (e), (f) or (g) at different times to those listed in the left, please list (please read guidance note 7)	t falling within	1	
Sun						

Late night refreshment Standard days and timings (please read		nd	Will the provision of late night refreshment take place indoors or outdoors or both – please tick (please read guidance note 4)	Indoors		
guidance note 8)				Outdoors		
Day	Start	Finish		Both		
Mon			Please give further details here (please read guida	ance note 5)		
Tue						
Wed			State any seasonal variations for the provision of late night refreshment (please read guidance note 6)			
Thur						
Fri			Non standard timings. Where you intend to use the provision of late night refreshment at different listed in the column on the left, please list (please)	ent times, to th	ose	
Sat			note 7)			
Sun						

Supply of alcohol Standard days and timings (please read			Will the supply of alcohol be for consumption - please tick (please read guidance note 9)	On the premises	
guidance note 8)				Off the premises	
Day	Start	Finish		Both	
Mon	10:00	22:45	State any seasonal variations for the supply of a guidance note 6)	cohol (please r	ead
Tue	10:00	22:45			
Wed	10:00	22:45			
Thur	10:00	22:45	Non-standard timings. Where you intend to use the supply of alcohol at different times to those lolumn on the left, please list (please read guidant	isted in the	<u>for</u>
Fri	10:00	23:45	Christmas Eve – 08:00 to 01:00 New Year's Eve – 08:00 to 02:00		
Sat	10:00	23:45			
Sun	10:00	22:45			

K

Please highlight any adult entertainment or services, activities, other entertainment or matters ancillary to the use of the premises that may give rise to concern in respect of children (please read guidance note 10). None as far as we are aware.

Hours premises are open to the public Standard days and timings (please read guidance note 8)			State any seasonal variations (please read guidance note 6)
Day	Start	Finish	
Mon	08:00	23:00	
Tue	08:00	23:00	_
Wed	08:00	23:00	
			Non standard timings. Where you intend the premises to be of to the public at different times from those listed in the column
Thur	08:00	23:00	the left, please list (please read guidance note 7) Christmas Eve – 08:00 to 01:00 New Year's Eve – 08:00 to 02:00
Fri	08:00	00:00	New Year & Eve - 00:00 to 02:00
Sat	08:00	00:00	
Sun	08:00	23:00	_

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

Change to alcohol sales hours:

o To commence from 10:00am every day.

Thursday door staff requirement:

- A minimum of 1 SIA-trained door supervisor from 19:00 until close.
 This increases to a minimum of 2 if the first-floor bar, rooftop bar, or both are open.

Please tick as appro I have enclosed the premises licence I have enclosed the relevant part of the premises licence	priate
If you have not ticked one of these boxes, please fill in reasons for not including the licence of it below	or part
Reasons why I have not enclosed the premises licence or relevant part of premises licence.	

M Describe any additional steps you intend to take to promote the four licensing objectives as a result of the proposed variation:

a) General – all four licensing objectives (b, c, d and e) (please read guidance note 11)

All staff and management from induction and throughout their tenure on the premises will be fully trained and take part in regular refresher training to ensure they are fully aware and keeping up to our steps and responsibilities to ensure 4 licensing objectives are being met.

Current methods of work will be continually monitored and quarterly reviews conducted to determine their effectiveness and ways to improve, ensuring high standards to meet the objectives are not being diminished.

b) The prevention of crime and disorder

We will carry out the below measures but not limit ourselves to them as we will constantly review and improve our methods to prevent crime and disorder:

- Notices outside the premises indicating the opening hours will be displayed at all times;
- Notices warning of potential criminal activity, such as theft, that may target customers will be displayed;
- We will create efficient communication channels with to the local police, to report any criminal activity seen;
- For predicted busy times and event days (i.e. Fridays and Saturday evenings) Door Supervisors authorised with the Security Industry Authority (SIA) will be employed to monitor and control persons on the premises.
- A sophisticated and extensive CCTV system will be installed and several monitors showing the live streams will be visible to all in the premises, with the aim to deter criminal activity and reassure to the persons on the premises;
- Open containers will not be permitted to be taken from the premises;
- Drinking is only to take place in the vicinity of the building and exterior pavement licensed area:
- Safe capacity limits will be utilised and agreed with local fire and police;
- Challenge 25 Proof of age scheme is to be utilised;
- Book recording all incidents at premises;
- No irresponsible promotions that may lead to the excessive consumption of alcohol;
- A specified time between last sales and the close of the premises;

c) Public safety

We will carry out the below measures but not limit ourselves to them as we will constantly review and improve our methods to promote public safety:

- A log book shall be kept upon the premises in which shall be entered particulars of inspections made; those required to be made by statute, and information compiled to comply with any public safety condition attached to the premises license that requires the recording of such information. The log book shall be kept available for inspection when required by persons authorized by the Licensing Act 2003 or associated legislation;
- Adequate access is provided for emergency vehicles;
- All parts of the premises and all fittings and apparatus therein, door fastenings and notices and the seating, lighting, heating, electrical, ventilation, sanitary accommodation, washing facilities and other installations, will be maintained at all times in good order and in a safe condition;
- A bin store with waste management plan will set up and integral to the training of all staff;
- Pavement to the front of the premises will constantly be monitored and cleared of all waste an debris;
- We will manage and direct groups of people loitering around the premises away;
- We will manage the noise of customers leaving the premises, by reminding them on leaving to keep noise down and with signs on exit of the premises;
- On completion of renovation works fire safety for customers we will complete a risk assessment with an accredited company which will be reviewed annually, the

- findings/actions of which they recommend will be adopted and cascaded to all staff;
- All management staff will be trained on the Licensing Act and helped to assist gaining personal alcohol licenses;
- We will limit noise coming from inside with effective insulation, double glazing and use of sound dampening materials where possible through the renovation works;
- Security staff/floor supervisors will be kept to an acceptable ratio in relation to the number of customers at any given time;
- Number of customers on the premises will be constantly monitored to minimize and avoid any overcrowding in the premises, ensuring the numbers stay within the set safe capacity limits agreed with police and fire service;
- All staff will have been trained in/informed of necessary safety measures;
- Whether patrons can arrive and depart from the premises safely;
- For predicted busy times and event days (i.e. Fridays and Saturday evenings) safety checks will be carried out before the admission of the public;
- Any special effects or mechanical installation should be arranged and stored so as to minimise any risk to the safety of the audience, the performance and staff.

d) The prevention of public nuisance

We will carry out the below measures but not limit ourselves to them as we will constantly review and improve our methods to prevent of public nuisance:

- Prominent, clear and legible notices will be displayed at all exits requesting the public to respect the needs of nearby residents and to leave the premises and the area quietly;
- Deliveries of materials necessary for the operation of the business will be carried out at such a time or in such a manner as to prevent nuisance and disturbance to nearby residents;
- The Licensee will ensure that staff who arrive early morning or depart late at night when the business has ceased trading conduct themselves in such a manner to avoid causing disturbance to nearby residents;
- Customers will be asked not to stand around talking in the street outside the premises and asked to leave the vicinity quickly and quietly;
- A specific taxi operator has been nominated for staff and customers use. The company's telephone number is advertised to customers. The operator, and all drivers, are aware that they should arrive and depart as quietly as possible, should not sound vehicle horns as a signal of their arrival or leave engines running unnecessarily;
- The movement of bins and rubbish outside the premises will be kept to a minimum after 11.00pm. This will help to reduce the levels of noise produced by the premises;
- Bright lights on or outside the premises will be positioned and screened in such a way so as to not cause a disturbance to nearby residents;
- Adequate waste receptacles for use by customers will be provided in the local vicinity;
- External bright lights outside the premises will only be focused on the pavement area for customer safety. It is not believed they will produce additional glare or light pollution to nearby residents;
- Noise nuisance/vibration from machinery (i.e. air-con fans, kitchen extractors)(including vibration) will only operate in opening hours and materials specified to minimize vibration created installed (i.e. dampening mats under feet);
- The premises has its own access road to the rear to the property all deliveries and staff can use rear entrance and carry out activities such as loading from there minimizing and controlling noise from staff, contractors suppliers and refuse collection;
- A sophisticated air filtration and precipitation extraction system will be installed for kitchen which will effectively prevent noxious smell and grease into the atmosphere;
- Installation of noise limiting devices to +5 dB(A)above background noise levels on all external amplification equipment;
- Multiple bins outside premises and cleaning routine will be in place on close of the premises at night to prevent litter sourced from the premises on the street;
- Last drinks are served and notice given to customers 15 mins before close of premises every evening;
- Supply of free water throughout the opening hours.

- Safe methods i.e. gloves and cleaning routines for the collection of glasses, crockery, cutlery and litter will be in place and trained to all staff;

e) The protection of children from harm

We will carry out the below measures but not limit ourselves to them as we will constantly review and improve our methods to ensure the protection of children from harm:

- We will ensure no children are allowed in after a 20:00 on Friday, Saturday and special event days (i.e. christmas eve), times which we believe will be busy and close to capacity;
- No unaccompanied children will be allowed on the premises after 19:00;
- Challenge 25 Proof of age scheme is to be utilised;
- As there is an element of gambling on the premises (Fruit machines) these will be positioned in clear sight of staff so they can be monitored and any minors seen to attempt use can be noticed and restricted from use;
- The likelihood of children under the age of 18 being attracted to the premises;
- If it is reported that there has been underage drinking on the premises and investigation will be started, findings acted on immediately and further mitigation methods put in place;

Checklist:

Please tick to indicate agreement

•	I have made or enclosed payment of the fee; or	
•	I have not made or enclosed payment of the fee because this application has been made in relation to the introduction of the late night levy.	
•	I have sent copies of this application and the plan to responsible authorities and others where applicable.	
•	I understand that I must now advertise my application.	\boxtimes
•	I have enclosed the premises licence or relevant part of it or explanation.	\boxtimes
•	I understand that if I do not comply with the above requirements my application will be rejected.	\boxtimes

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.

Part 5 – Signatures (please read guidance note 12)

Signature of applicant (the current premises licence holder) or applicant's solicitor or other duly authorised agent (please read guidance note 13). If signing on behalf of the applicant, please state in what capacity.

Signature	Ettiani
Date	08/08/2025
Capacity	DIRECTOR & GENERAL MANAGER (DPS)

Where the premises licence is jointly held, signature of 2nd applicant (the current premises licence holder) or 2nd applicant's solicitor or other authorised agent (please read guidance note 14). If signing on behalf of the applicant, please state in what capacity.

Signature				
Date				
Capacity				
	ne (where not previo		ress for correspondence	e associated with
Post town			Post code	
Telephone n	umber (if any)			
If you would	prefer us to corres	spond with you by e-i	nail, your e-mail addre	ss (optional)

Notes for Guidance

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.

- 1. 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 for the late night levy
- 2. 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 of consumption of these off-supplies of alcohol, you must include a description of where the place will be and its proximity to the premises.
- 3. 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.
- Dance: no licence is required for performances between 08.00 and 23.00 on any day, provided that the audience does not exceed 500. However, a performance which amounts to adult entertainment remains licensable.
- Cross activity exemptions: no licence is required between 08.00 and 23.00 on any day, with no limit on audience size for:
 - any entertainment taking place on the premises of the local authority where the entertainment is provided by or on behalf of the local authority;
 - any entertainment taking place on the hospital premises of the health care provider where the entertainment is provided by or on behalf of the health care provider;
 - 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
 - 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.
- 4. Where taking place in a building or other structure please tick as appropriate (indoors may include a tent).

- 5. For example 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.
- 6. For example (but not exclusively), where the activity will occur on additional days during the summer months.
- 7. For example (but not exclusively), where you wish the activity to go on longer on a particular day e.g. Christmas Eve.
- 8. Please give timings in 24 hour clock (e.g. 16.00) and only give details for the days of the week when you intend the premises to be used for the activity.
- 9. If you wish people to be able to consume alcohol on the premises, please tick 'on the premises'. If you wish people to be able to purchase alcohol to consume away from the premises, please tick 'off the premises'. If you wish people to be able to do both, please tick 'both'.
- 10. Please give information about anything intended to occur at the premises or ancillary to the use of the premises which may give rise to concern in respect of children regardless of whether you intend children to have access to the premises, for example (but not exclusively) nudity or semi-nudity, films for restricted age groups or the presence of gaming machines.
- 11. Please list here steps you will take to promote all four licensing objectives together.
- 12. The application form must be signed.
- 13. An applicant's agent (for example solicitor) may sign the form on their behalf provided that they have actual authority to do so.
- 14. Where there is more than one applicant, each of the applicants or their respective agents must sign the application form.
- 15. This is the address which we shall use to correspond with you about this application.