

Licensing Act 2003 – Application for a new Premises Licence

'Signal Post'



Report by the Director for Communities

1. Recommendation

- 1.1 That a Sub Committee of Licensing & Control Committee “B” consider and determine the application made on behalf of :

The Worthing Well Ltd.

for a new Premises Licence to authorise the sale of alcohol and the provision of regulated entertainment.

2. Reasons for Hearing

- 2.1 The application has been the subject of formal representation by a responsible authority and 4 members of the public and it therefore falls to this sub-committee to determine.

3. Background

- 3.1 An application was made on behalf of The Worthing Well Ltd. to the Licensing Authority, Worthing Borough Council, on 17 August 2022 for the grant of a new premises licence to allow licenseable activity at a proposed new Delicatessen, Wine Bar & Taphouse.
- 3.2 The application was made after the applicant secured the use of the empty commercial unit which had formerly been used as a licensed betting shop but had been empty since March 2020. It has residential accommodation above.
- 3.3 The premises is located on the corner of Rowlands Road and Milton Road.

- 3.4 Rowlands Road is a busy mixed commercial/residential street running from Montague Street to Heene Road. It contains a large and varied selection of small independent shops, salons, cafes, restaurants, bars and offices. The southern side of the street is mainly commercial at this location with controlled on street parking and some residential flats above the commercial units. The north side of the road at this location is mainly residential houses, flats and bedsits.
- 3.5 Milton Road is a small quiet residential street running north to south with the back gardens and garages of residential houses backing onto the western side and a small number of terraced cottages located on the eastern side.
- 3.6 Attached to the report are:
- A plan & photos of the area (Appendix A)
 - A plan of the site (Appendix B)
 - A copy of the application (Appendix C)
 - The representations made by the Responsible Authority (Appendix D)
 - The representations received from the public (Appendix E)
 - Details of the mediation conducted (Appendix F)

4. The Application

- 4.1 The Application is attached at Appendix C. However, in summary, the application is seeking authorisation for:

The sale of alcohol for consumption on & off the premises and the provision of regulated entertainment in the form of recorded music:

- Sale of alcohol for consumption on & off the premises:
 - 12:00 hrs to 23:00 hrs Monday - Sunday incl.
- Recorded Music within the premises:
 - 12:00 hrs to 23:00 hrs Monday – Sunday incl.
- Opening to the Public:
 - 12:00 hrs to 23:00 hrs Monday - Sunday incl.

Whilst the applicant has included recorded music in the application it should be noted that the deregulation of the licensing act means the provision of recorded music in a premises licensed for the sale of alcohol for consumption on the premises does not require licensing for an audience of less than 500 persons.

- 4.2 As recommended by the Guidance issued under section 182 of the Licensing Act 2003 the applicant has completed an operating schedule as to how it is intended to address the Licensing Objectives if this application were granted.
- 4.3 The proposed designated supervisor (DPS) is [REDACTED] who has a Personal Licence issued by Worthing Borough Council.

5. Promotion of the Licensing Objectives

- 5.1 The Licensing Act 2003 and regulations require that the Council, as local licensing authority, carries out its functions with a view to promoting the four licensing objectives:
- the prevention of crime and disorder;
 - public safety;
 - the prevention of public nuisance;
 - the protection of children from harm.
- 5.2 In carrying out its licensing functions, the licensing authority must also have regard to the Guidance issued by the Secretary of State and its own Statement of Licensing Policy. Members are advised that the following sections of the Worthing Borough Council's Policy may be particularly relevant to consideration of this matter, though of course the Policy in its entirety must be considered. Sections indicated relate to paragraph numbers in the Policy itself:

Prevention of Crime & Disorder

- 4.8 *The Council places huge importance on the prevention of crime and disorder. A high standard of control is, therefore, expected to be exercised over licensed premises.*
- 4.10 *In accordance with Section 17 of the Crime and Disorder Act 1998 the Council is under a duty to exercise its functions with due regard to the likely effect on, and the need to do all it reasonably can to prevent, crime and disorder in its areas. The possible crime and disorder implications are clearly relevant factors in the consideration of all applications and this is re-emphasised by the Licensing Act 2003 itself, the Guidance issued under section 182 to the Act and this policy. The Council will give "due regard" to all possible implications and its Licensing & Control Committee will always consider all the information available and relevant representations made, including those from interested parties and the responsible authorities, particularly the Police.*
- 4.11 *In their role as a responsible authority, Sussex Police are an essential source of advice and information on the impact and potential impact of licensable activities in the borough, particularly on the crime and disorder objective. The police have a key role in managing the night-time economy and usually have good working relationships with those operating in the local area. The council recognises that Sussex Police are the licensing authority's main source of advice on matters relating to the promotion of crime and disorder, but may also be able to make relevant representations with regards to the other licensing objectives if they have evidence to support such representations. The Council will accept all reasonable and proportionate representations made by the police unless the authority has evidence that to do so would not be appropriate for the promotion of the licensing objectives. However, it remains incumbent on the police to ensure that their representations can withstand the scrutiny to which they would be subject at a hearing.*

- 4.16 *The Licensing Authority recognises that the Licensing Act is not the primary mechanism for the general control of nuisance and anti-social behaviour by individuals once they are away from licensed premises. Nonetheless, it is a key aspect of such control and licensing law will always be part of a holistic approach to the management of the evening and night time economy in town centres.*

Prevention of Public Nuisance

- 4.24 *Licensed premises, especially those operating late at night and in the early hours of the morning, can cause a range of disturbances impacting upon people living, working or sleeping in the vicinity of the premises or wider afield.*
- 4.25 *Noise disturbance can arise from entertainment or activities held within licensed premises and also from people or motor vehicles outside licensed premises. The Council will expect Operating Schedules to address these issues. Advice and guidance can be obtained from Licensing Officers or the Council's Environmental Protection Team. If representations are received the Council may utilise appropriate conditions to control noise disturbance and the use of such conditions will depend upon the activities/entertainment/hours of operation proposed; the nature of the locality; and existing background noise levels and ambient noise levels. Noise control conditions may include the satisfactory sound insulation of licensed premises; compliance with maximum noise levels; and limiting hours of operation.*
- 4.26 *When addressing public nuisance the applicant should initially identify any particular issues (having regard to their particular type/construction of their premises, proposed activities and nature of locality) which are likely to adversely affect the promotion of the objective to prevent public nuisance. Such steps as are required to deal with these identified issues should be included within the applicant's Operating Schedule.*
- 4.27 *Anti-social behaviour such as excessive noise from access and egress or patrons littering should also be addressed in the Operating Schedule.*

DEMAND, SATURATION & HOURS

- 6.1 *In accordance with the Government's guidance the Council recognises that demand is not a relevant criterion in considering an application under the Act.*
- 6.4 *Consideration will be given to imposing stricter conditions in respect of noise control where premises are situated in mainly residential areas. This will particularly apply in circumstances where, having regard to the location, size and nature of the licensed premises, it is likely that disturbance will be caused to residents in the vicinity of the premises, or its environs, by concentrations of people either present or leaving during normal night-time sleeping periods (23.00hrs to 07.00hrs).*

SPECIFIC CONSIDERATIONS

Alcohol – On & Off Sales

- 7.1 *It is now a mandatory condition that all licence holders selling alcohol put in place an age verification policy for the premises. In some circumstances the Licensing Authority will impose, where necessary to promote the Licensing Objectives, implicit conditions on the checking of the age of those who appear under 21 or 25 to ensure that alcohol is not sold to those under 18 years of age.*
- 7.2 *Licence holders need to have sufficient day to day control of operations at their premises. They will be held responsible for breaches of the licence and ensuring there is adequate staffing and training. The authorities will continue to use young people for the ‘test purchasing’ of alcohol and CCTV evidence, which has proved its usefulness in prosecutions for unlawful sales of alcohol. The likely consequences of a Review of licence for underage sales include the imposition of additional conditions such as the attendance of a personal licence holder, licence suspensions and in some cases revocation to act as deterrence.*

6. Consultation

- 6.1 The application has been subject to the statutory consultation and statutory public advertisement arrangements in accordance with the provisions of the Act, in respect of which relevant representations were received from the following:
- Responsible Authorities
 - Sussex Police
 - Other Persons
 - 4 from members of the public

7. Relevant Representations

- 7.1 Detail of the relevant representation received is reproduced at Appendices D & E. They are considered to relate to the statutory licensing objectives as follows:
- Prevention of Crime & Disorder
 - Prevention of Public Nuisance
 - Protection of Children from Harm
- 7.2 Sussex Police made a number of comments and listed a number of conditions that they consider are required to enable this premises to meet the licensing objectives if members were of a mind to grant a licence.
- 7.4 Four further representations were received from the public expressing concerns regarding possible crime & disorder, anti-social behaviour and public nuisance implications that can be associated with alcohol sales. These are relevant to the Licensing Authority’s consideration. However, some of the information included in the representations, whilst of a serious nature, is regarded as not relevant to this licensing

application. This includes representations regarding the local demand for another bar, local amenity, the effect of property values in the area and other planning issues etc. and these should not be considered. However, the representations have been reproduced in their entirety and it is for members to carefully decide how much weight, if any, should be attached to some of the information included.

7.5 The applicant and all those that made relevant representations have been formally notified of this hearing and invited to attend.

8. Mediation

8.1 The Licensing Act 2003 encourages mediation.

8.2 Sussex Police expressed some concerns regarding the application and sought a number of conditions to address the licensing objectives. These have now been successfully mediated with the applicant, The Worthing Well Ltd., agreeing that if a licence were to be granted the following conditions would be placed on any licence as enforceable conditions of licence in addition to those included in the operating schedule.

- *Digital CCTV and appropriate recording equipment to be installed in accordance with Home Office Guidelines relating to UK Police Requirements for Digital CCTV System (PSDB Publication Number 09/05), operated and maintained throughout the premises internally and externally to cover all public areas, including the entrance to the premises. The system shall be on and recording at all times the premises licence is in operation.*
 - *The CCTV cameras and recording equipment must be of sufficient quality to work in all lighting levels inside the premises at all times.*
 - *CCTV footage will be stored for a minimum of 31 days.*
 - *The management will give full and immediate cooperation and technical assistance to the Police in the event that CCTV footage is required for the prevention and detection of suspected or alleged crime.*
 - *The CCTV images will record and display dates and times, and these times will be checked regularly to ensure their accuracy.*
 - *Subject to GDPR guidance and legislation, the management of the premises will ensure that key staff are fully trained in the operation of the CCTV, and will be able to download selected footage onto a disk (or other electronic portable device acceptable to Sussex Police) for the police without difficulty or delay and without charge to Sussex Police.*
 - *Any breakdown or system failure will be notified to the police immediately & remedied as soon as practicable.*
 - *In the event of the CCTV system hard drive being seized as evidence as part of a criminal investigation by Sussex Police or for any other reason, the premises will be expected to install a replacement hard drive or a temporary replacement drive as soon as practicable.*
- *The premises shall at all times maintain and operate a sales refusals log and an incident log will be kept to record all refusals and incidents of crime or disorder. These shall be reviewed and signed by the DPS at intervals of no more than four (4) weeks. Feedback shall be given to staff to ensure these are used on each occasion*

that a refusal or incident occurs at the premises. These records shall be kept for a minimum of twenty four (24) months, and made immediately available upon request to the Local Authority Licensing Officers and Sussex Police Officers or Licensing staff.

- *Alcoholic drinks shall not be removed from the premises in opened containers.*
- *Staff must ensure that all empty glasses and bottles are promptly cleared away from the public areas.*
- *The licensees/DPS to be members of PubWatch and to regularly attend meetings.*
- *A notice to be placed prominently at all exits asking customers to leave quietly.*
- *The Premises Licence Holder shall ensure that all staff members engaged, or to be engaged, in selling alcohol at the premises shall receive induction training. This training will take place prior to the selling of such products:*
 - *the lawful selling of age restricted products*
 - *refusing the sale of alcohol to a person who is drunk*
 - *the premises protocol on Drugs and Spiking*
 - *the conditions on the premises licence*
- *Further verbal reinforcement/refresher training covering the above will be carried out thereafter at intervals not to exceed three months, with the date and time of the verbal reinforcement/refresher training documented. All such training undertaken by staff members shall be fully documented and recorded and signed and dated by both the employee and the DPS. All training records shall be kept on the premises and made available to officers of any responsible authority upon request.*
- *The premises will operate an age verification policy set at a minimum of 25 years, whereby any person attempting to buy alcohol who appears to be under the specified age will be asked for photographic ID to prove their age. Signage advertising the "Challenge" policy will be displayed in prominent locations in the premises and shall include the point of sale and the area where the alcohol is displayed, as a minimum. The recommended forms of ID that will be accepted are passports, driving licences with a photograph or Citizen Card or validated proof of age cards bearing the "PASS" mark hologram.*

As a result Sussex Police have withdrawn their objections.

8.4 Mediation between the applicant and other parties has been undertaken. The applicant has written to all those making representation to attempt to address their concerns. As a result one of the representors, [REDACTED], has withdrawn her objection.

8.5 The letters of mediation and some supporting documentation are included at appendix F.

8.6 Members will be informed if there are any further developments.

9. Consideration

9.1 Members must take into consideration the following when determining this application:

- The four statutory licensing objectives.
- Worthing Borough Council's Statement of Licensing Policy
- Guidance issued by the Home Secretary

- The relevant representations from all parties and any mediated agreements reached.

9.2 These are the only matters to be addressed by the authority when considering this application. The statutory Licensing objectives are the only grounds on which representations can be made, and the only grounds on which an authority will be able to refuse an application or impose conditions in addition to statutory conditions and those proposed by the applicant in the Operating Schedule.

9.3 When considering this application for a premises licence the following options are available to the Sub-Committee:

- Grant the licence, as requested,
- Grant the licence, as requested, with additional conditions appropriate to the promotion of the specific licensing objectives on which relevant representations have been received.
- Reject the whole or part of the application.

Members may also:

- Grant the licence but exclude certain licensable activities from the licence,
- Refuse to specify a particular person as a premises supervisor,
- Approve different parts of the premises for different activities.

9.4 Members are required to give reasons for their decision.

10. Legal Implications

10.1 Under Section 181 and Schedule 5 of the Act, the following rights of appeal to the Magistrates' Court in respect of applications for a premises licence includes:

- (1) The applicant may appeal against any decision to modify the conditions of the licence.
- (2) The applicant may appeal against a rejection in whole or part of an application.
- (3) A person who has made relevant representations may appeal against a licence being granted, or against the modification or lack of modification of any conditions.

10.2 The Act allows for the local licensing authority to undertake a review following the grant of a premises licence, when requested to do so by a responsible authority, such as the police or the fire authority, or any other party, such as a resident living in the vicinity of the premises. The government's guidance states:

The proceedings set out in the 2003 Act for reviewing premises licences represent a key protection for the community where problems associated with licensing objectives are occurring after the grant or variation of a premises licence.

At any stage, following the grant of a premises licence, a responsible authority, or any other person, may ask the licensing authority to review the licence because of a matter arising at the premises in connection with any of the four licensing objectives.

- 10.3 In determining this application, the principles of the Human Rights Act 1998 must be taken into consideration and the convention rights of both individuals and businesses will be given due weight.
- 10.4 Members must consider each application on its own merits, and in accordance with the principles of natural justice, as well as the provisions of the Licensing Act 2003. All relevant factors must be taken into account, and all irrelevant factors must be disregarded.
- 10.5 All applications, before the Sub-Committee, must be considered against the backdrop of anti-discriminatory legislation, such as the Equality Act 2010 and also in accordance with the Council's stated policy on Equal Opportunities.
- 10.6 In accordance with Section 17 of the Crime and Disorder Act 1998 the Council is under a duty to exercise its functions with due regard to the likely effect on, and the need to do all it reasonably can to prevent, crime and disorder in its areas. The possible crime and disorder implications are clearly relevant factors in the consideration of all applications and this is re-emphasised by the Licensing Act 2003 itself. In giving "due regard" to these possible implications members will consider and weigh up all the information available and representations made, including those from interested parties and the responsible authorities particularly the Police.

11. Other Implications

- 11.1 Any decision taken will have regard for the local environment and, in particular, any conditions attached for the purposes of preventing public nuisance will take this principle into account. There are no significant direct race relations or equal opportunity implications that have been identified.

12. Recommendation

- 12.1 Members are requested to determine the application for a new Premises Licence made on behalf of The Worthing Well Ltd. for its planned new delicatessen, wine bar & taphouse to be known as the 'Signal Post' to be situated at 79 Rowlands Road, Worthing and give reasons for that determination.**

**Director for Communities
Tina Favier**

Principal Author and Contact Officer:

Simon Jones

PH&R Team Leader - Licensing

Tel: 01273 263191 or simon.jones@adur-worthing.gov.uk

Background Papers:

- Licensing Act 2003
<https://www.legislation.gov.uk/ukpga/2003/17/contents>
- Guidance issued under section 182 of the Licensing Act 2003
<https://www.gov.uk/government/publications/licensing-act-2003-amended-guidance-issued-under-section-182>
- Worthing Borough Council's Statement of Licensing Policy
<http://www.adur-worthing.gov.uk/licensing-and-permits/consultations-policy-forum/policy-and-forum/>

Appendices:

- Appendix A - Plan & photos of the area
- Appendix B - Plan of the site.
- Appendix C - The Application Form.
- Appendix D - Representation received from the Responsible Authority
- Appendices E - Representations received from the public objecting to the application
- Appendix F - Details of the mediation conducted

Portland House, Worthing

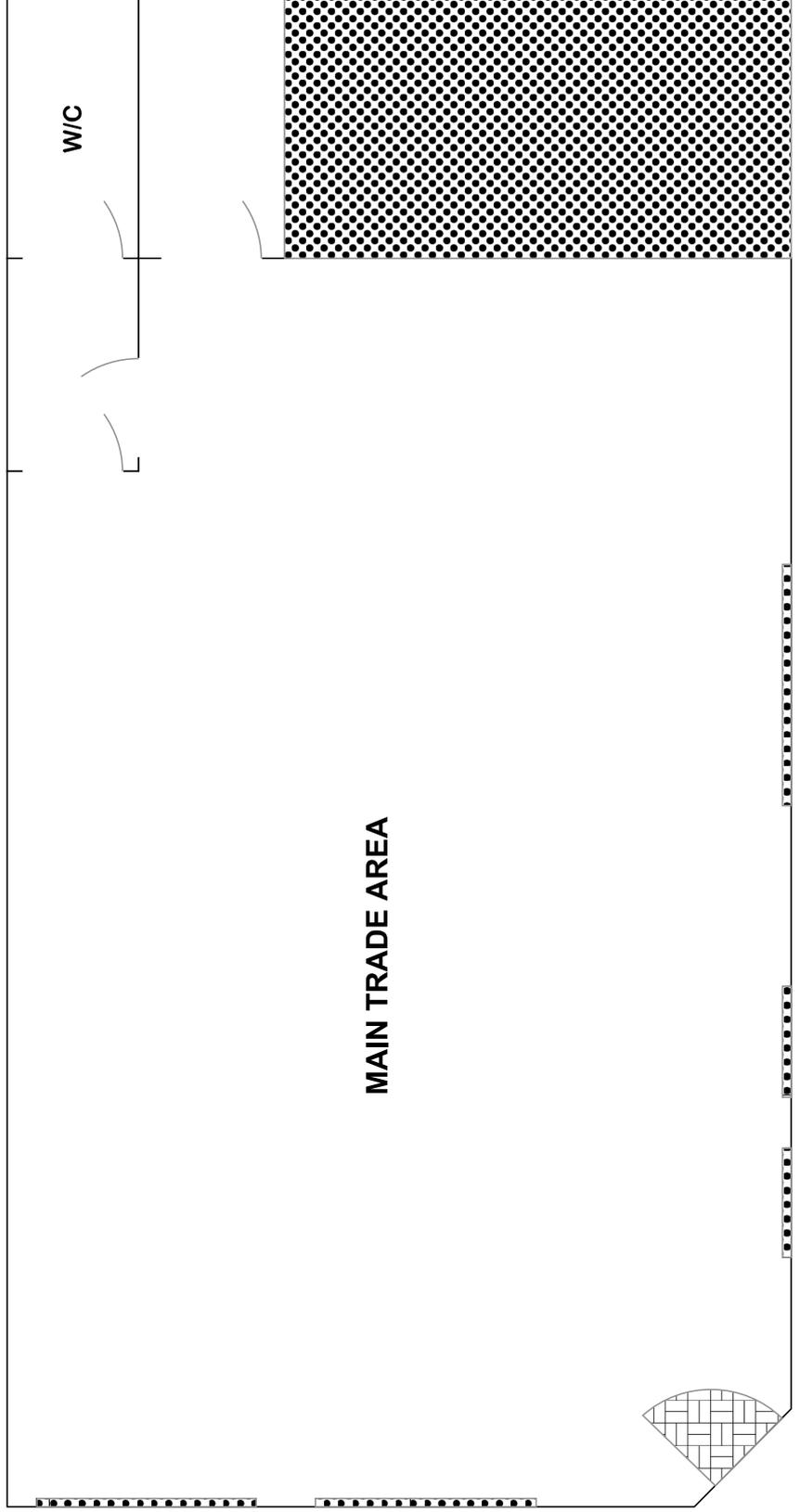
Ref: SJ/Lic.U/LA03/NEW – Signal Post

Date: 03 October 2022.

Appendix A Plan & Photos of the Area







* required information

Section 1 of 21

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 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? 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.

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 21

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 21

APPLICATION DETAILS

In what capacity are you applying for the premises licence?

- An individual or individuals
- A limited company / limited liability partnership
- A partnership (other than limited liability)
- An unincorporated association
- Other (for example a statutory corporation)
- 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

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

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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...

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

* Date of birth / /
dd mm yyyy

* Nationality [Documents that demonstrate entitlement to work in the UK](#)

Add another applicant

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OPERATING SCHEDULE

When do you want the premises licence to start? 01 / 09 / 2022
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 is a character corner retail unit to let on a busy shopping parade at the edge of Worthing Town Centre. Forming part of an attractive end of terrace character red brick building the property comprises a ground floor corner retail unit & self contained rear office that previously traded a bookmakers. All areas of the premises will be developed into an attractive Deli, Wine Bar & Tap Room. It will cater hot drinks, lunches, wine, beer & spirits to a high end quality. The food offer will not include hot meals, only salads, cheeses and charcuterie. There is no outside space and it sits within the vicinity

Continued from previous page...

of long standing restaurants and bars. There will be an option for customers to buy food, fine wines and spirits to take away with them for home consumption.

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

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PROVISION OF PLAYS

[See guidance on regulated entertainment](#)

Will you be providing plays?

- Yes No

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PROVISION OF FILMS

[See guidance on regulated entertainment](#)

Will you be providing films?

- Yes No

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PROVISION OF INDOOR SPORTING EVENTS

[See guidance on regulated entertainment](#)

Will you be providing indoor sporting events?

- Yes No

Section 9 of 21

PROVISION OF BOXING OR WRESTLING ENTERTAINMENTS

[See guidance on regulated entertainment](#)

Will you be providing boxing or wrestling entertainments?

- Yes No

Section 10 of 21

PROVISION OF LIVE MUSIC

[See guidance on regulated entertainment](#)

Will you be providing live music?

- Yes No

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PROVISION OF RECORDED MUSIC

[See guidance on regulated entertainment](#)

Will you be providing recorded music?

- Yes No

Standard Days And Timings

Continued from previous page...

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

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 tick 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.

The music will be ambient and purely for customer enjoyment and atmosphere. It will not be a performance or for dancing. We will likely close earlier than 23.00 most days of the week but wanted to apply for the maximum time we may want to use.

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.

No seasonal variations

Continued from previous page...

Non-standard timings. Where the premises will be used for the playing of recorded music 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.

We would like to extend the allowance to midnight on Christmas Eve and New Years Eve.

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PROVISION OF PERFORMANCES OF DANCE

[See guidance on regulated entertainment](#)

Will you be providing performances of dance?

Yes No

Section 13 of 21

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

[See guidance on regulated entertainment](#)

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

Yes No

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LATE NIGHT REFRESHMENT

Will you be providing late night refreshment?

Yes No

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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

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...

WEDNESDAY

Start	<input type="text" value="12:00"/>	End	<input type="text" value="23:00"/>
Start	<input type="text"/>	End	<input type="text"/>

THURSDAY

Start	<input type="text" value="12:00"/>	End	<input type="text" value="23:00"/>
Start	<input type="text"/>	End	<input type="text"/>

FRIDAY

Start	<input type="text" value="12:00"/>	End	<input type="text" value="23:00"/>
Start	<input type="text"/>	End	<input type="text"/>

SATURDAY

Start	<input type="text" value="12:00"/>	End	<input type="text" value="23:00"/>
Start	<input type="text"/>	End	<input type="text"/>

SUNDAY

Start	<input type="text" value="12:00"/>	End	<input type="text" value="23:00"/>
Start	<input type="text"/>	End	<input type="text"/>

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.

No seasonal variations

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.

We would like to extend the allowance to midnight on Christmas Eve and New Years Eve.

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

Continued from previous page...

Name

First name

Family name

Date of birth / /
dd mm yyyy

Enter the contact's address

Building number or name

Street

District

City or town

County or administrative area

Postcode

Country

Personal Licence number (if known)

Issuing licensing authority (if known)

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'.

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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.

No adult entertainment

Continued from previous page...

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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

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.

No seasonal variations

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.

We would like to extend the allowance to midnight on Christmas Eve and New Years Eve.

Continued from previous page...

Section 18 of 21

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.

Put in place smart money management policies
Smart environmental design and building security
Staff and scheduling
Customer behavior policy
Enroll in neighborhood watch/ Worthing bar managers group/pubwatch.
Hygiene courses are completed by all staff
A Trained First Aider is on site at all times
Employ strict customer safety standards
Communicate effectively with neighboring businesses
Strict noise control
Responsible waste management
Discourage excess drinking

b) The prevention of crime and disorder

keep minimal cash in registers, transfer money to bank as soon as is reasonably possible, minimal employees with access to safe. Keep the building well lit at all times to avoid burglary/break ins. Ensure functional CCTV is in operation, covering all entrances, exits, management offices, safes and cash registers. Ensure there are working security and access alarms. Ensure there are always at least two members of staff on site at all times and that staff are all well trained to leave the building as secure as possible. Refuse service to customers who are intoxicated or behaving aggressively. Ensure ID is requested for any customer who appears under the age of 25 and refuse service if ID is not provided. Ensure all staff have sensitivity training and a list of emergency contacts including local security company, police and other emergency services. Ensure staff have all been appraised of pub watch banned individuals and persons of interest and service is refused accordingly.

c) Public safety

Ensure the environment is safe for staff and customers, remove all trip hazards, pat test all equipment and ensure any work completed is by trained registered professionals. Hazard and Fire Risk Assessment forms are completed and Fire Risk assessments are completed by a local authority and up to date. All staff complete Health and Hygiene courses and a trained first aider is present on site during opening hours.

Put customer safety policy in place. Customers should be monitored to ensure they are not intoxicated or unsafe. Drinks should be monitored by bar staff to ensure they arrive at the table without interference. Posters should be displayed in the toilets ensuring customers to ask for staff assistance is they are frightened or anxious. Door staff should be employed on necessary nights. Good communication with neighboring businesses will help avoid dangerous or threatening situations in our premises but also amongst the whole community.

d) The prevention of public nuisance

Keep ambient music inside and at a reasonable volume so as not to disturb any residents. Keep bins in a secure location away from customers. Ask customers to respect neighbors when leaving. Keep any deals or offers responsible and do not encourage excess drinking.

e) The protection of children from harm

Strict ID controls for anyone who appears under-age. No children on the premises without a parent or guardian. No children

Continued from previous page...

on the premises after 7pm.

Section 19 of 21

NOTES ON DEMONSTRATING ENTITLEMENT TO WORK IN THE UK

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

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

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

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

Applicants must demonstrate that they have an entitlement to work in the UK and are not subject to a condition preventing them from doing work relating to the carrying on of a licensable activity. They do this in one of two ways: 1) by providing with this application copies or scanned copies of the documents listed below (which do not need to be certified), or 2) by providing their 'share code' to enable the licensing authority to carry out a check using the Home Office online right to work checking service (see below).

Documents which demonstrate entitlement to work in the UK

- An expired or current passport showing the holder, or a person named in the passport as the child of the holder, is a British citizen or a citizen of the UK and Colonies having the right of abode in the UK [please see note below about which sections of the passport to copy].
- An expired or current passport or national identity card showing the holder, or a person named in the passport as the child of the holder, is a national of a European Economic Area country or Switzerland.
- A Registration Certificate or document certifying permanent residence issued by the Home Office to a national of a European Economic Area country or Switzerland.
- A Permanent Residence Card issued by the Home Office to the family member of a national of a European Economic Area country or Switzerland.
- A **current** Biometric Immigration Document (Biometric Residence Permit) issued by the Home Office to the holder indicating that the person named is allowed to stay indefinitely in the UK, or has no time limit on their stay in the UK.
- A **current** passport endorsed to show that the holder is exempt from immigration control, is allowed to stay indefinitely in the UK, has the right of abode in the UK, or has no time limit on their stay in the UK.
- A **current** Immigration Status Document issued by the Home Office to the holder with an endorsement indicating that the named person is allowed to stay indefinitely in the UK or has no time limit on their stay in the UK, **when produced in combination with** an official document giving the person's permanent National Insurance number and their name issued by a Government agency or a previous employer.
- A birth or adoption certificate issued in the UK, **when produced in combination with** an official document giving the person's permanent National Insurance number and their name issued by a Government agency or a previous employer.
- A birth or adoption certificate issued in the Channel Islands, the Isle of Man or Ireland **when produced in combination with** an official document giving the person's permanent National Insurance number and their name issued by a Government agency or a previous employer.
- A certificate of registration or naturalisation as a British citizen, **when produced in combination with** an official document giving the person's permanent National Insurance number and their name issued by a Government agency or a previous employer.

Continued from previous page...

- A **current** passport endorsed to show that the holder is allowed to stay in the UK and is currently allowed to work and is not subject to a condition preventing the holder from doing work relating to the carrying on of a licensable activity.
- A **current** Biometric Immigration Document (Biometric Residence Permit) issued by the Home Office to the holder which indicates that the named person can currently stay in the UK and is allowed to work relation to the carrying on of a licensable activity.
- A **current** Residence Card issued by the Home Office to a person who is not a national of a European Economic Area state or Switzerland but who is a family member of such a national or who has derivative rights or residence.
- A **current** Immigration Status Document containing a photograph issued by the Home Office to the holder with an endorsement indicating that the named person may stay in the UK, and is allowed to work and is not subject to a condition preventing the holder from doing work relating to the carrying on of a licensable activity **when produced in combination with** an official document giving the person's permanent National Insurance number and their name issued by a Government agency or a previous employer.
- A Certificate of Application, **less than 6 months old**, issued by the Home Office under regulation 18(3) or 20(2) of the Immigration (European Economic Area) Regulations 2016, to a person who is not a national of a European Economic Area state or Switzerland but who is a family member of such a national or who has derivative rights of residence.
- Reasonable evidence that the person has an outstanding application to vary their permission to be in the UK with the Home Office such as the Home Office acknowledgement letter or proof of postage evidence, or reasonable evidence that the person has an appeal or administrative review pending on an immigration decision, such as an appeal or administrative review reference number.
- Reasonable evidence that a person who is not a national of a European Economic Area state or Switzerland but who is a family member of such a national or who has derivative rights of residence in exercising treaty rights in the UK including:-
 - evidence of the applicant's own identity – such as a passport,
 - evidence of their relationship with the European Economic Area family member – e.g. a marriage certificate, civil partnership certificate or birth certificate, and
 - evidence that the European Economic Area national has a right of permanent residence in the UK or is one of the following if they have been in the UK for more than 3 months:
 - (i) working e.g. employment contract, wage slips, letter from the employer,
 - (ii) self-employed e.g. contracts, invoices, or audited accounts with a bank,
 - (iii) studying e.g. letter from the school, college or university and evidence of sufficient funds; or
 - (iv) self-sufficient e.g. bank statements.

Family members of European Economic Area nationals who are studying or financially independent must also provide evidence that the European Economic Area national and any family members hold comprehensive sickness insurance in the UK. This can include a private medical insurance policy, an EHIC card or an S1, S2 or S3 form.

Original documents must not be sent to licensing authorities. If the document copied is a passport, a copy of the following pages should be provided:-

- (i) any page containing the holder's personal details including nationality;
- (ii) any page containing the holder's photograph;
- (iii) any page containing the holder's signature;
- (iv) any page containing the date of expiry; and
- (v) any page containing information indicating the holder has permission to enter or remain in the UK and is permitted to work.

Continued from previous page...

If the document is not a passport, a copy of the whole document should be provided.

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

Home Office online right to work checking service

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

To demonstrate their right to work via the Home Office online right to work checking service, applicants should include in this application their 9-digit share code (provided to them upon accessing the service at <https://www.gov.uk/prove-right-to-work>) which, along with the applicant's date of birth (provided within this application), will allow the licensing authority to carry out the check.

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

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

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NOTES ON REGULATED ENTERTAINMENT

Continued from previous page...

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 21 of 21

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 £100.00

Band B - £4301 to £33000 £190.00

Band C - £33001 to £8700 £315.00

Band D - £87001 to £12500 £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 your are required to pay a higher fee

Band D - £87001 to £12500 £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 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 30000-39000 £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 (£)

DECLARATION

Continued from previous page...

* 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

* 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/worthing/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 TO SUMMARY CONVICTION TO A FINE OF ANY AMOUNT UNDER SECTION 158 OF THE LICENSING ACT 2003, TO MAKE A FALSE STATEMENT IN OR IN CONNECTION WITH THIS APPLICATION

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

OFFICE USE ONLY

Applicant reference number	<input type="text" value="The Signal Post"/>
Fee paid	<input type="text"/>
Payment provider reference	<input type="text"/>
ELMS Payment Reference	<input type="text"/>
Payment status	<input type="text"/>
Payment authorisation code	<input type="text"/>
Payment authorisation date	<input type="text"/>
Date and time submitted	<input type="text"/>
Approval deadline	<input type="text"/>
Error message	<input type="text"/>
Is Digitally signed	<input type="checkbox"/>



Licensing Unit,
Adur and Worthing Councils
Portland House,
Richmond Road,
Worthing,
BN11 1LF

West Sussex Division Neighbourhood Licensing Team

31st August 2022

RE: APPLICATION FOR THE GRANT OF A NEW PREMISES LICENCE UNDER THE LICENSING ACT 2003 FOR THE SIGNAL POST, 79 ROWLANDS ROAD, WORTHING, WEST SUSSEX, BN11 3JN.

Dear Mr Jones,

I write on behalf of the Chief Officer of Police for Sussex to raise a representation against the grant of the above application on the grounds of the licensing objective(s) of the Prevention of Crime and Disorder, the Prevention of Public Nuisance and the Protection of Children from Harm.

Sussex Police have no objection to the principal of the application, however while the operating schedule provided identifies a number steps to address the licensing objectives, it is considered that additional measures are necessary. Sussex Police propose the following additional conditions which should not prove onerous on the day-to-day operation of the premises:

1. Digital CCTV and appropriate recording equipment to be installed in accordance with Home Office Guidelines relating to UK Police Requirements for Digital CCTV System (PSDB Publication Number 09/05), operated and maintained throughout the premises internally and externally to cover all public areas, including the entrance to the premises. The system shall be on and recording at all times the premises license is in operation.
 - The CCTV cameras and recording equipment must be of sufficient quality to work in all lighting levels inside the premises at all times.
 - CCTV footage will be stored for a minimum of 31 days.
 - The management will give full and immediate cooperation and technical assistance to the Police in the event that CCTV footage is required for the prevention and detection of suspected or alleged crime.
 - The CCTV images will record and display dates and times, and these times will be checked regularly to ensure their accuracy.

Sussex Police, Neighbourhood Licensing Team



- Subject to GDPR guidance and legislation, the management of the premises will ensure that key staff are fully trained in the operation of the CCTV, and will be able to download selected footage onto a disk (or other electronic portable device acceptable to Sussex Police) for the police without difficulty or delay and without charge to Sussex Police.
 - Any breakdown or system failure will be notified to the police immediately & remedied as soon as practicable.
 - In the event of the CCTV system hard drive being seized as evidence as part of a criminal investigation by Sussex Police or for any other reason, the premises will be expected to install a replacement hard drive or a temporary replacement drive as soon as practicable.
2. The premises shall at all times maintain and operate a sales refusals log and an incident log will be kept to record all refusals and incidents of crime or disorder. These shall be reviewed and signed by the DPS at intervals of no more than four (4) weeks. Feedback shall be given to staff to ensure these are used on each occasion that a refusal or incident occurs at the premises. These records shall be kept for a minimum of twenty four (24) months, and made immediately available upon request to the Local Authority Licensing Officers and Sussex Police Officers or Licensing staff.
 3. Alcoholic drinks shall not be removed from the premises in opened containers.
 4. Staff must ensure that all empty glasses and bottles are promptly cleared away from the public areas.
 5. The licensees/DPS to be members of Pub Watch and to regularly attend meetings.
 6. A notice to be placed prominently at all exits asking customers to leave quietly.
 7. The Premises Licence Holder shall ensure that all staff members engaged or to be engaged, in selling alcohol at the premises shall receive induction training. This training will take place prior to the selling of such products:
 - the lawful selling of age restricted products
 - refusing the sale of alcohol to a person who is drunk
 - The premises protocol on Drugs and Spiking
 - the conditions on the premises licence

Further verbal reinforcement/refresher training covering the above will be carried out thereafter at intervals not to exceed three months, with the date and time of the verbal reinforcement/refresher training documented. All such training undertaken by staff members shall be fully documented and recorded and signed and dated by both the employee and the DPS. All training records shall be kept on the premises and made available to officers of any responsible authority upon request.

8. The premises will operate an age verification policy set at a minimum of 25 years, whereby any person attempting to buy alcohol who appears to be under the specified age will be asked for photographic ID to prove their age. Signage advertising the "Challenge" policy will be displayed in prominent locations in the premises and shall include the point of sale and the area where the alcohol is displayed, as a minimum. The recommended forms of ID that will be accepted are passports, driving licences with a photograph or Citizen Card or validated proof of age cards bearing the "PASS" mark hologram.

Please contact this office on the number below or via email to [REDACTED] should you wish to discuss this representation.

Yours sincerely

[REDACTED]

[REDACTED]
West Sussex Licensing Inspector
Sussex Police

Sussex Police, Neighbourhood Licensing Team

[REDACTED]

Proposed wine bar at 79 Rowlands Road, Worthing.

1 message

22 August 2022 at 15:41

To: "licensing.unit@adur-worthing.gov.uk" <licensing.unit@adur-worthing.gov.uk>

To whom it may concern

We wish to lodge our objections to the proposal of a wine bar at [79 Rowlands Road, Worthing](#). When we purchased our flat at [REDACTED] 20 years ago, the retail unit was Ladbrokes the Bookmakers and it was a quiet unassuming business.

To go now suddenly to a wine bar playing music 7 days a week until 23 hr.00 we feel is grossly unacceptable.

The entrance into the shop is only a few yards away from our communal entrance to the 2 flats above and I feel that into the evening it would not be feel safe or comfortable for us to enter into our properties.

Also, the refuse area which is by our entrance is not big enough to house refuse bins the size that a winebar/tapas bar would require and would be extremely noisy when deposits of empty bottles were disposed of.

There are several drinking venues within a 1/4 mile in both directions along Rowlands Road and at Junction of Heene Road, that we feel another is not needed.

yours sincerely

[REDACTED]

Fwd: Application for license at 79 Rowlands Road BN11 3JN

1 message

19 August 2022 at 20:03

To: "licensing.unit@adur-worthing.gov.uk" <licensing.unit@adur-worthing.gov.uk>

Subject: Application for license at [79 Rowlands Road BN11 3JN](#)

Good Morning,

I am appealing against the application of a license for a proposed Deli, Wine bar and Taphouse at [79 Rowlands Road, BN11 3JN](#)

I live [REDACTED] and this license for alcohol and music will cause extreme fear, anxiety and stress to the lives of myself and my children. I am a keyworker and work shifts. The hours this license will cover will impact my sleep when I am working shifts. It will make it significantly difficult to keep my home life calm which will impact all of us who live at my address.

[REDACTED]

[REDACTED]

[REDACTED]

As well as this there is the impact on the community, the noise, more drug dealing as this area is prolific for Anti-social behaviour and more alcoholics hanging around. The litter and cigarette ends that will be left and the empty bottles and glasses. Residents cars are parked all around which could be at risk of damage and lots of elderly and families with young children live directly in the area.

There is a number of supported living accommodations nearby for vulnerable adults with alcohol and drug addictions and elderly care homes. The impact another licensed premises will have will be huge on these vulnerable people and detrimental to their recovery.

Kind Regards

[REDACTED]



[REDACTED]

The Licensing Unit
Adur & Worthing Councils
Portland House
Richmond Road
Worthing
BN11 1HS

07th September 2022

Re: Appeal grounds for 'The Signal Post, 79 Rowlands Road'

In your proposed application for the above we would like to lodge our objection to the proposed Delhi/Wine Bar/Tap House on the following grounds:

- Concerns regarding noise disturbance from the premises and customers visiting the establishment during the day when clients are visiting for financial reviews and into the evening for residents of flats
- Increase in criminal damage and vandalism would be inevitable
- In an area of lower social standing and already have numerous social issues in the area with drugs, vandalism, assault with frequent police visits and this will not help matters
- Security of our staff and wellbeing during the opening hours
- Smokers outside the premises which would filter and pollute our shop
- Effect on residents in our building due to the unsociable hours
- Devaluation of our business and drop in trade and appeal
- Reduced viability of our business in this location – we would need to relocate
- Reduced value of all premises surrounding it. A flat is un-mortgageable with 99% of lenders if there is a pub next door.

Our premises is a shop front [REDACTED] dealing with clients who come into the office and also over the phone. Our clients include a wide age demographic but include the elderly for retirement solutions. Our opening hours are 9-5.30pm and we feel the new proposal will have a detrimental effect on our business and working environment affecting recruitment and retention of staff and a drop in trade.

If we are forced to vacate the shop this will cause significant financial hardship and cost in moving office and new office set up. It will also significantly devalue the flats in the block which is something that should hold serious consideration as the impact for the flat owners is far reaching.

We hope you seriously reconsider the application for this establishment and decline the application.

[REDACTED]

[REDACTED]

The Licensing Unit
Adur & Worthing Councils
Portland House
Richmond Road
Worthing
BN11 1HS



12th September 2022

Appeal against planning for 'The Signal Post, 79 Rowlands Road'

Dear Sir / Madam

I am the property owner of the ground floor shop at [REDACTED] which is the property [REDACTED] to the proposed application.

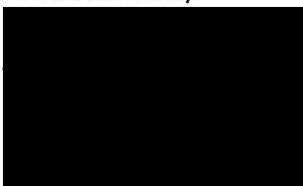
I would like to lodge our objection to the proposed Delhi/Wine Bar/Tap House on the following grounds:

- This will significantly devalue my property as it is a lot harder to rent a property when it is next to a public house as this will be highly undesirable.
- This will significantly reduce the value of my property if a pub is next door.
- It is very difficult to raise finance when a commercial property is in the vicinity of a public house and as this would be next door this would increase the mortgage costs significantly and it is quite possible that finance may not even be granted.
- It may not be possible to sell on the asset at a good market value in the future.
- There would be significant noise disturbance from the premises who are a professional financial advisers.
- This does not add value to the area or the road, it detracts from it.
- There is the danger that with alcohol there would be an increase in violence, criminal damage and vandalism in the nearby proximity
- It would devalue and detrimentally affect the business in the area.

This application does not improve the area but does quite the opposite and will detrimentally affect all business and property owners in the vicinity. There must be other business types more suited to this type of property and such a residential area.

I hope that you will take my comments under consideration and decline the application in this instance.

Yours sincerely



----- Forwarded message -----

From: [REDACTED]
Date: Tue, 13 Sept 2022 at 10:09
Subject: Signal Post, Sussex Police, Agreement, conditions
To: <licensing.unit@adur-worthing.gov.uk>, [REDACTED]
Cc: [REDACTED]

Good morning Licensing,

As per the agreement in the email trail below; Sussex Police are able to resolve this representation, subject to the agreed conditions being attached to the premises licence.

Thanks.

[REDACTED]
[REDACTED]
Police Licensing Officer

[REDACTED] [REDACTED]
[REDACTED]
[REDACTED]

Neighbourhood Police Licensing Team

[REDACTED]
[REDACTED]

From: [REDACTED]
Sent: 12 September 2022 16:46
To: [REDACTED]
Subject: Re: Draft conditions proposed by Sussex Police for The Signal Post

****External Email- Think before you click. If you do not trust the sender, do not click on any links or open any attachments. Further information can be found [here](#)****

Hi [REDACTED]

I confirm that I accept the proposed conditions being placed on the premises license for The Signal Post.

Best,

[REDACTED]

On Mon, 12 Sep 2022, 14:56 , [REDACTED] wrote:

Dear [REDACTED]

Thank you for getting back to me. Can you confirm you agree to our Proposed conditions being placed on the premises Licence for The Signal Post, 79 Rowlands Road, Worthing.

Regards,

[REDACTED]

[REDACTED]
Police Licensing Officer

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

Neighbourhood Police Licensing Team

[REDACTED]

[REDACTED]

From: [REDACTED] [REDACTED]

Sent: 03 September 2022 11:52

To: [REDACTED] [REDACTED]

Subject: Re: Draft conditions proposed by Sussex Police for The Signal Post

****External Email- Think before you click. If you do not trust the sender, do not click on any links or open any attachments. Further information can be found [here](#).****

All looks good to me!

Best,

[REDACTED]

On Wed, 31 Aug 2022, 14:59 , [REDACTED] wrote:

Mr [REDACTED]

Regarding your application for a new premises Licence for The Signal Post, 79 Rowlands Road, Worthing, West Sussex, BN11 3JN.

Please find attached draft conditions that Sussex Police request to be placed on the new premises License.

Please can you read through the proposed conditions and get back to me as to whether you agree to them.

Regards,

[REDACTED]

[REDACTED]

Police Licensing Officer

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

Neighbourhood Police Licensing Team

[REDACTED]

[REDACTED]

You can report crime and incidents online at

<https://www.sussex.police.uk/report-online>

We want to know your views - see what's new and give us your feedback and suggestions at www.sussex.police.uk
If you have received this message in error, please contact the sender as soon as possible - you may not copy it, or make use of any information contained in it for any purpose, or disclose its contents to any other person. Messages sent and received by Sussex Police are not private and may be the subject of monitoring.

Draft conditions proposed by Sussex Police for The Signal Post.

1. Digital CCTV and appropriate recording equipment to be installed in accordance with Home Office Guidelines relating to UK Police Requirements for Digital CCTV System (PSDB Publication Number 09/05), operated and maintained throughout the premises internally and externally to cover all public areas, including the entrance to the premises. The system shall be on and recording at all times the premises license is in operation.
 - The CCTV cameras and recording equipment must be of sufficient quality to work in all lighting levels inside the premises at all times.
 - CCTV footage will be stored for a minimum of 31 days.
 - The management will give full and immediate cooperation and technical assistance to the Police in the event that CCTV footage is required for the prevention and detection of suspected or alleged crime.
 - The CCTV images will record and display dates and times, and these times will be checked regularly to ensure their accuracy.
 - Subject to GDPR guidance and legislation, the management of the premises will ensure that key staff are fully trained in the operation of the CCTV, and will be able to download selected footage onto a disk (or other electronic portable device acceptable to Sussex Police) for the police without difficulty or delay and without charge to Sussex Police.
 - Any breakdown or system failure will be notified to the police immediately & remedied as soon as practicable.
 - In the event of the CCTV system hard drive being seized as evidence as part of a criminal investigation by Sussex Police or for any other reason, the premises will be expected to install a replacement hard drive or a temporary replacement drive as soon as practicable.
2. The premises shall at all times maintain and operate a sales refusals log and an incident log will be kept to record all refusals and incidents of crime or disorder. These shall be reviewed and signed by the DPS at intervals of no more than four (4) weeks. Feedback shall be given to staff to ensure these are used on each occasion that a refusal or incident occurs at the premises. These records shall be kept for a minimum of twenty four (24) months, and made immediately available upon request to the Local Authority Licensing Officers and Sussex Police Officers or Licensing staff.
3. Alcoholic drinks shall not be removed from the premises in opened containers.
4. Staff must ensure that all empty glasses and bottles are promptly cleared away from the public areas.
5. The licensees/DPS to be members of Pub Watch and to regularly attend meetings.
6. A notice to be placed prominently at all exits asking customers to leave quietly.

7. The Premises Licence Holder shall ensure that all staff members engaged or to be engaged, in selling alcohol at the premises shall receive induction training. This training will take place prior to the selling of such products:

- the lawful selling of age restricted products
- refusing the sale of alcohol to a person who is drunk
- The premises protocol on Drugs and Spiking
- the conditions on the premises licence

Further verbal reinforcement/refresher training covering the above will be carried out thereafter at intervals not to exceed three months, with the date and time of the verbal reinforcement/refresher

training documented. All such training undertaken by staff members shall be fully documented and recorded and signed and dated by both the employee and the DPS. All training records shall be kept on the premises and made available to officers of any responsible authority upon request.

8. The premises will operate an age verification policy set at a minimum of 25 years, whereby any person attempting to buy alcohol who appears to be under the specified age will be asked for photographic ID to prove their age. Signage advertising the "Challenge" policy will be displayed in prominent locations in the premises and shall include the point of sale and the area where the alcohol is displayed, as a minimum. The recommended forms of ID that will be accepted are passports, driving licences with a photograph or Citizen Card or validated proof of age cards bearing the "PASS" mark hologram.

k

Sep 22, 2022,
12:06 PM (4
days ago)

Hi [REDACTED]

Thank you taking the time to explain the nature of the business that you intend to run at 79 Rowlands Rd.

It seems you know exactly what you intend to achieve , I'm sure if all goes to plan your business will only be beneficial to the area and we wish you all the best in such difficult times. Hopefully it will be uplifting and encourage similar fresh new business to our end of Worthing .

Regards

[REDACTED]

N

Thu, Sep 22,
11:44 AM (4
days ago)

to
Licensing,
me

To whom it may concern

I am writing to you , as a neighbouring business to the proposed new business opening at 79 Rowlands Road Worthing BN11 3JN. The Signal Post

I have been trading on Rowlands Road for 9 years . I am art-ful pottery cafe , [REDACTED]
[REDACTED] Over the years, businesses have opened at the other end of the street , such as Yamu Yamu, The Whiskey Rooms and Malt Cafe . They are all amazing businesses and have made the West End of Worthing a really attractive place to visit .

I personally would love there to be a Deli , wine bar to open near my cafe . As we don't have many shops down our end that attract people on foot .

The demographic of the people that live in Worthing has changed a lot over the last few years. The proposed business is owned by Fleur and Joel who have been in the hospitality business for some time and who run one of the most loveliest pubs in Worthing already , The New Amsterdam . The pub is warm friendly and not rowdy at all. The clientele are all very well behaved , lots of families and board games when I have visited.

I am in full support of this new business and have complete confidence that it will be a bonus to Rowlands Road and it will hopefully attract more new businesses to open on the Road .

Kind regards

██████████
██████████
██████████

LA 2003 Premises Licence Hearing - The Signal Post

1 message

Simon Jones <simon.jones@adur-worthing.gov.uk>

20 September 2022 at 18:20

To: A&W Licensing Unit <licensing.unit@adur-worthing.gov.uk>, Worthing & Adur Police Licensing Team

[REDACTED]

Dear Sir/Madam

Re: Licensing Act 2003 New Premises Licence Application

Premises: The Signal Post, 79 Rowlands Road, Worthing, West Sussex, BN11 3JN

Applicant: The Worthing Wells Ltd.

Consultation on the above application closed at midnight on Wednesday 14 September. One representation was received from a responsible authority and four from members of the public.

In such circumstances the Licensing Act 2003 encourages mediation and if agreement cannot be reached then the application is referred to a Licensing & Control Sub-Committee to consider at hearing. Your representation has been forwarded to the applicant and you may be contacted directly by him/her to discuss your concerns.

I have scheduled a hearing to consider the application for Wednesday 12 October 2022 @ 18:30hrs. The hearing, if required, will be held online via Zoom and details to join the meeting will be forwarded in due course.

Under the Licensing Act 2003 the Licensing & Control Sub-Committee that will determine the application can only consider matters that relate to the licensable activities proposed by this application and consider if the licensable activities carried out in the way proposed would undermine the Licensing Objectives. These being:

- The Prevention of Crime & Disorder
- Public Safety
- The Prevention of Public Nuisance
- The Protection of Harm to Children

The Sub-Committee cannot consider, under the Licensing Act, issues such as public amenity, congestion, parking, road safety, need or demand or the social standing of the area, general social issues in the area such as drugs, smokers outside in the street, devaluation of property in the area, detrimental effect on neighbouring businesses or that the area is partly residential. Whilst such representations highlight serious concerns these are planning matters that a Licensing Committee cannot consider under the act.

However, noise, criminal activity and ASB are matters it can look at.

As I have stated, mediation is encouraged and I am aware that the applicant and the responsible authority, Sussex Police, have mediated successfully. As a result a comprehensive set of conditions have been agreed and would become enforceable conditions of any licence granted and added to those already volunteered by the applicant in the application. These include:

- *The fitting of Digital CCTV and appropriate recording equipment to be installed in accordance with Home Office Guidelines relating to UK Police Requirements for Digital CCTV System (PSDB Publication Number 09/05), operated and maintained throughout the premises internally and*

externally to cover all public areas, including the entrance to the premises. The system shall be on and recording at all times the premises license is in operation.

- *Maintenance of a sales refusals log and an incident log recording all refusals and incidents of crime or disorder and kept available for inspection by an Authorised Officer.*
- *Alcoholic drinks shall not be removed from the premises in opened containers.*
- *Staff must ensure that all empty glasses and bottles are promptly cleared away from the public areas.*
- *The licensees/DPS to be members of Pub Watch and to regularly attend meetings.*
- *Notices to be placed prominently at all exits asking customers to leave quietly.*
- *The Premises Licence Holder shall ensure that all staff members engaged, or to be engaged, in selling alcohol at the premises shall receive induction training. This training will take place prior to the selling of such products:*
 - *the lawful selling of age restricted products*
 - *refusing the sale of alcohol to a person who is drunk*
 - *premises protocol on Drugs and Spiking*
 - *conditions on the premises licence*
- *Further verbal reinforcement/refresher training covering the above will be carried out thereafter at intervals not to exceed three months, with the date and time of the verbal reinforcement/refresher training documented. All such training undertaken by staff members shall be fully documented. All training records shall be kept on the premises and made available to officers of any responsible authority upon request.*
- *The premises will operate an age verification policy set at a minimum of 25 years, whereby any person attempting to buy alcohol who appears to be under the specified age will be asked for photographic ID to prove their age. Signage advertising the "Challenge" policy will be displayed in prominent locations in the premises and shall include the point of sale and the area where the alcohol is displayed, as a minimum. The recommended forms of ID that will be accepted are passports, driving licences with a photograph or Citizen Card or validated proof of age cards bearing the "PASS" mark hologram.*

Consequently, Sussex Police have withdrawn their objections to a licence being granted subject to the conditions being imposed on any licence granted.

If these conditions address your concerns please contact the Licensing Unit at: licensing.unit@adur-worthing.gov.uk

In case further mediation with those making representation is unsuccessful or considered impractical a hearing has been scheduled and you will find attached the formal hearing notice relating to the Sub-Committee hearing that may sit to consider the above application.

At any hearing all written representations are considered and the applicant and those that have made representation, and expressed their intention in advance, are given an opportunity to address members if they wish. Having registered to address the committee you will be able to highlight any relevant points you have made in your written representation but will not be able to introduce any new arguments or evidence.

If you would like to attend please forward your name & email address at least 5 days prior to the hearing and the Zoom log on details will be forwarded to you. If you would like to address the committee you must register your intention 5 working days prior to the hearing at: licensing.unit@adur-worthing.gov.uk

The Committee papers relating to this application will be published 5 working days prior to the hearing on the A&W Councils' website at:
<https://democracy.adur-worthing.gov.uk/ieListMeetings.aspx?Committeed=171>

If you have any queries regarding this matter please do not hesitate to contact the licensing unit.

As stated the formal hearing notice is attached.

Regards

Simon Jones

Team Leader - Licensing, Public Health & Regulation

01273 263191

Adur & Worthing Councils

Public Health & Regulation

Portland House

Worthing

BN11 1HS

<http://www.adur-worthing.gov.uk/licensing-and-permits/>



LA 2003 Premises Licence Application - The Signal Post, Worthing

1 message

Simon Jones <simon.jones@adur-worthing.gov.uk>
To: [REDACTED]
Cc: A&W Licensing Unit <licensing.unit@adur-worthing.gov.uk>

20 September 2022 at 17:32

Dear [REDACTED]

Re: Licensing Act 2003 New Premises Licence Application

Premises: The Signal Post, 79 Rowlands Road, Worthing, West Sussex, BN11 3JN

Applicant: The Worthing Wells Ltd.

Consultation on the above application closed at midnight on Wednesday 14 September. One representation was received from a responsible authority and four from members of the public. I enclose these with the notice of hearing.

I am aware that you have successfully mediated with Sussex Police and agreed that the conditions they requested are added to the operating schedule. As a result Sussex Police have withdrawn their representation.

That leaves the four representations from the public that need to be addressed or referred to the L&C Committee for hearing. The representations refer to a number of issues that are irrelevant to a Licensing Authority's consideration such as the social standing of the area, general social issues in the area with drugs, security of local businesses' staff, smokers outside the premises, devaluation of property in the area and a detrimental effect on neighbouring businesses. These will not be considered by the Committee.

However, they do express concerns regarding:

- potential noise disturbance from the premises and from customers visiting the establishment.
- potential increase in criminal damage and vandalism.

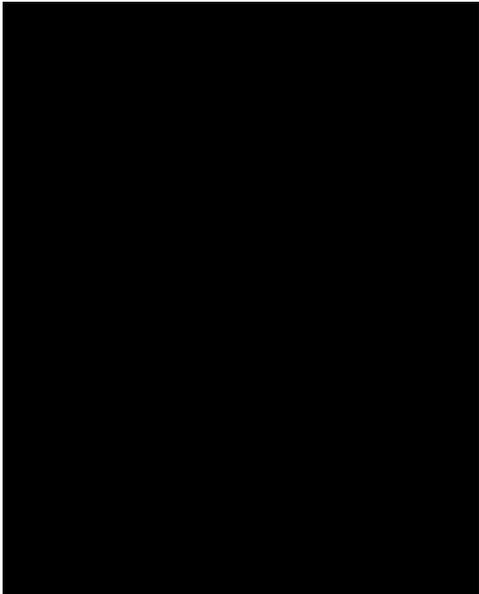
Noise, crime and ASB are relevant concerns. As you are aware the Licensing Act 2003 encourages mediation. You may contact those that have made representation to mediate if you wish, and please keep me informed of any progress made, or we can go straight to a hearing scheduled for 12 October.

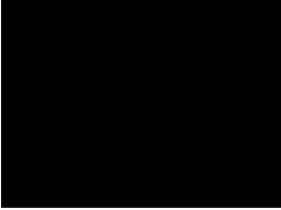
Regards

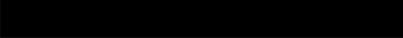
Simon

Simon Jones

Team Leader - Licensing, Public Health & Regulation
01273 263191
Adur & Worthing Councils
Public Health & Regulation
Portland House





We at The Worthing Well Ltd would like to respectfully respond to the representation made by 


We understand completely that the opening of a licensed premises would cause concerns and would really love to have the opportunity to explain a bit more about the business we are planning to run.

- *This will significantly devalue my property as it is a lot harder to rent a property when it is next to a public house as this will be highly undesirable.*
- *This will significantly reduce the value of my property if a pub is next door.*
- *It is very difficult to raise finance when a commercial property is in the vicinity of a public house and as this would be next door this would increase the mortgage costs significantly and it is quite possible that finance may not even be granted.*
- *It may not be possible to sell on the asset at a good market value in the future.*

Firstly, we are not a public house. We will be opening a modern continental-style eatery offering fine wines, craft beers and coffee. Based on our research, an establishment such as this will add value to the area rather than detract from it. We are a family business and have lived in Worthing all our lives. We understand the locality of the area we are moving into and the challenges that may come with that. We were very excited to open a business in the west end of town and hope to be part of the gentrification of the area, being part of the community and working with residents and other businesses to create a safe living and working environment. This will surely be beneficial to all and hopefully attract other discerning traders to the area. This could potentially have the opposite effect and boost the prices of the area!

- *There would be significant noise disturbance from the premises who are a professional financial advisers.*

Our current planned trading hours are 12pm-9pm Tuesday-Thursday and 12pm-10pm Friday and Saturday. We will initially be closed on Sundays and Mondays. We do not feel these hours are anti-social and will not be hosting live music or DJs. There will be quiet, ambient music for the purpose of a comfortable atmosphere for our customers. We have also budgeted for the installation of soundproofing technology. This will be going up as soon as work begins on the refurbishment of the property.

- *This does not add value to the area or the road, it detracts from it.*

- *It would devalue and detrimentally affect the business in the area.*

These statements are opinions, not facts. Our business will involve the sale of high end branded wines, craft beers and ciders and we have applied for the licence primarily to ensure that if a customer wishes to enjoy an alcoholic drink without purchasing food, they will be able to. We will also be selling baked goods, salads, tapas and coffee and anticipate that most of our daytime trade will be more similar to a cafe or bistro.

Our prices will reflect the quality of our products and we anticipate discerning drinkers. We will be very unlikely to attract 'the wrong kind of customer'.

- *There is the danger that with alcohol there would be an increase in violence, criminal damage and vandalism in the nearby proximity*

I assure you that we are experienced licensees. In our other premises, which was previously in a location known for drug deals and opposite a housing estate which has suffered from considerable crime over the years, we have not had a single act of violence or vandalism in the three years we have owned it.

In fact, we would suggest that our presence in this location, with trained staff, CCTV, active alarms, and security lighting, will have the opposite impact and will actually contribute to a reduction in crime, nuisance, littering and vandalism.

We will report any anti-social behaviour and ensure that other venues are aware of this; the individuals can then potentially receive a ban from all Worthing venues on the Pubwatch scheme. This can be an excellent deterrent. All our staff are personal licence holders and understand how to maintain licensing objectives.

I hope that by addressing these points we have helped assure the maker of this representation that we will be responsible business owners and neighbours. Although we cannot promise there will not be the occasional noise or disturbance, we can confidently state that it will not be ongoing or a nuisance and will be handled swiftly, responsibly and reported accordingly. We believe most of these concerns are theoretical and we will only be able to prove ourselves responsible business owners when we are given the opportunity to try!

We would like to keep good communication with our neighbours so if you have any further concerns, please do not hesitate to contact us at [REDACTED]

Kind Regards,

[REDACTED]

"To whom it may concern

We wish to lodge our objections to the proposal of a wine bar at 79 Rowlands Road, Worthing. When we purchased our flat at [REDACTED] 20 years ago, the retail unit was Ladbrokes the Bookmakers and it was a quiet unassuming business.

To go now suddenly to a wine bar playing music 7 days a week until 23 hr.00 we feel is grossly unacceptable.

The entrance into the shop is only a few yards away from our communal entrance to the 2 flats above and I feel that into the evening it would not be feel safe or comfortable for us to enter into our properties.

Also, the refuse area which is by our entrance is not big enough to house refuse bins the size that a winebar/tapas bar would require and would be extremely noisy when deposits of empty bottles were disposed of. There are several drinking venues within a 1/4 mile in both directions along Rowlands Road and at Junction of Heene Road, that we feel another is not needed.

yours sincerely

We at The Worthing Well Ltd would like to respectfully respond to the representation made by [REDACTED]. We understand completely that the opening of a licensed premises would cause concerns and would really love to have the opportunity to explain a bit more about the business we are planning to run.

Firstly, I would like to say that we are a family business and have lived in Worthing all our lives. We understand the locality of the area we are moving into and the challenges that may come with that. We were very excited to open a business in the west end of town and hope to be part of the gentrification of the area, being part of the community and working with residents and other businesses to create a safe living and working environment.

With regards to the hours of alcohol sales we have applied for, licensing applications are expensive and we simply applied for the maximum we felt we were ever going to need in order to avoid having to pay for any further applications. For example, if one night we organised a hosted wine tasting event, we may want to trade until 9.30 or 10pm and we would be able to do this without having to apply for a special licence. Our current planned trading hours are 12pm-9pm Tuesday-Thursday and 12pm-10pm Friday and Saturday. We will initially be closed on Sundays and Mondays. We do not feel these hours are anti-social and will not be hosting live music or DJs. There will be quiet, ambient music for the purpose of a comfortable atmosphere for our customers. We have also budgeted for the installation of soundproofing technology. This will be going up as soon as work begins on the refurbishment of the property.

Our business will involve the sale of high end branded wines, craft beers and ciders and we have applied for the licence primarily to ensure that if a customer wishes to enjoy an alcoholic drink without purchasing food, they will be able to. We will also be selling baked goods, salads, tapas and coffee and anticipate that most of our daytime trade will be more similar to a cafe or bistro.

Our prices will reflect the quality of our products and we anticipate discerning drinkers. We will be very unlikely to attract 'the wrong kind of customer'.

I assure you that we are experienced licensees. In our other premises we have not had a single act of violence or vandalism in the three years we have owned it. We are extremely strict and will not allow this sort of behaviour. We will also report any anti-social behaviour and ensure that other venues are aware of this; the individuals can then potentially receive a ban from all Worthing venues on the Pubwatch scheme. This can be an excellent deterrent. All our staff are personal licence holders and well understand how to maintain licensing objectives.

Although we cannot promise there will not be the occasional noise or disturbance, we can confidently state that it will not be ongoing or a nuisance but will be handled swiftly, responsibly and reported accordingly. We believe most of these concerns are theoretical and we will only be able to prove ourselves responsible business owners if we are given the opportunity to try!

Kind Regards,

A black rectangular redaction box covering the signature of the sender.

The Worthing Well Ltd, would like to respectfully respond to representations made by [REDACTED]
[REDACTED]

“Good Morning,

I am appealing against the application of a license for a proposed Deli, Wine bar and Taphouse at 79 Rowlands Road, BN11 3JN

I live [REDACTED] and this license for alcohol and music will cause extreme fear, anxiety and stress to the lives of myself and my children. I am a keyworker and work shifts. The hours this license will cover will impact my sleep when I am working shifts. It will make it significantly difficult to keep my home life calm which will impact all of us who live at my address. [REDACTED]

This sounds like an extremely complicated set of circumstances and we completely understand why anyone would feel concerned about a licensed premises opening below and the impact this may have on their family and quality of life. Firstly, I would like to say that we are a family business and we understand that safety and security are essential to your daughters health. Your family’s individual needs would always be taken into serious consideration and I hope that by explaining a little more about ourselves and our intentions we can try to put your mind at rest.

We have lived in Worthing all our lives. We understand the locality of the area we are moving into and the challenges that may come with that. We were very excited to open a business in the west end of town and hope to be part of the gentrification of the area, being part of the community and working with residents and other businesses to create a safe living and working environment.

With regards to the hours of alcohol sales we have applied for, licensing applications are expensive and we simply applied for the maximum we felt we were ever going to need in order to avoid having to pay for any further applications. For example, if one night we organised a hosted wine tasting event, we may want to trade until 9.30 or 10pm and we would be able to do this without having to apply for a special licence. Our current planned trading hours are 12pm-9pm Tuesday-Thursday and 12pm-10pm Friday and Saturday. We will initially be closed on Sundays and Mondays. We do not feel these hours are anti-social and will not be hosting live

music or DJs. There will be quiet, ambient music for the purpose of a comfortable atmosphere for our customers. We have also budgeted for the installation of soundproofing technology, which will be going up as soon as work begins on the refurbishment of the property.

Our business will involve the sale of high end branded wines, craft beers and ciders and we have applied for the licence primarily to ensure that if a customer wishes to enjoy an alcoholic drink without purchasing food, they will be able to. We will also be selling baked goods, salads, tapas and coffee and anticipate that most of our daytime trade will be more similar to a cafe or bistro.

Our prices will reflect the quality of our products and we anticipate discerning drinkers. We will be very unlikely to attract 'the wrong kind of customer'.

“As well as this there is the impact on the community, the noise, more drug dealing as this area is prolific for Anti-social behaviour and more alcoholics hanging around. The litter and cigarette ends that will be left and the empty bottles and glasses. Residents cars are parked all around which could be at risk of damage and lots of elderly and families with young children live directly in the area. There is a number of supported living accommodations nearby for vulnerable adults with alcohol and drug addictions and elderly care homes. The impact another licensed premises will have will be huge on these vulnerable people and detrimental to their recovery.”

I assure you that we are experienced licensees. In our other premises, which was previously in a location known for drug deals and opposite a housing estate which has suffered from considerable crime over the years, we have not had a single act of violence or vandalism in the three years we have owned it.

In fact, we would suggest that our presence in this location, with trained staff, CCTV, active alarms, and security lighting, will have the opposite impact and will actually contribute to a reduction in crime, nuisance, littering and vandalism.

In our experience, it sometimes takes a few months to gain a reputation as a responsible venue and after that time trouble makers generally stop bothering you. We will also report any anti-social behaviour and ensure that other venues are aware of this; the individuals can then potentially receive a ban from all Worthing venues on the Pubwatch scheme. This can be an excellent deterrent. All our staff are personal licence holders and well understand how to maintain licensing objectives.

Although we cannot promise there will not be the occasional noise or disturbance, we can confidently state that it will not be ongoing or a nuisance and will be handled swiftly, responsibly and reported accordingly. We believe most of these concerns are theoretical and we will only be able to prove ourselves responsible business owners if we are given the opportunity to try!

Kind Regards,



We at The Worthing Well Ltd would like to respectfully respond to the representation made by [REDACTED]

We understand completely that the opening of a licensed premises would cause concerns and would really love to have the opportunity to explain a bit more about the business we are planning to run.

- *Concerns regarding noise disturbance from the premises and customers visiting the establishment during the day.*

Our business will involve the sale of high end branded wines, craft beers and ciders and we have applied for the licence primarily to ensure that if a customer wishes to enjoy an alcoholic drink without purchasing food, they will be able to. We will also be selling baked goods, salads, tapas and coffee and anticipate that most of our daytime trade will be more similar to a cafe or bistro.

Our prices will reflect the quality of our products and we anticipate discerning drinkers. We will be very unlikely to attract 'the wrong kind of customer'.

- *Increase in Criminal Damage and Vandalism would be inevitable.*
- *Will not help matters in an area of lower social standing.*
- *Security and Wellbeing of our staff*

I assure you that we are experienced licensees. In our other premises, which was previously in a location known for drug deals and opposite a housing estate which has suffered from considerable crime over the years, we have not had a single act of violence or vandalism in the three years we have owned it.

In fact, we would suggest that our presence in this location, with trained staff, CCTV, active alarms, and security lighting, will have the opposite impact and will actually contribute to a reduction in crime, nuisance, littering and vandalism.

We will report any anti-social behaviour and ensure that other venues are aware of this; the individuals can then potentially receive a ban from all Worthing venues on the Pubwatch scheme. This can be an excellent deterrent. All our staff are personal licence holders and understand how to maintain licensing objectives.

- *Smokers outside will pollute our shop*

We will ensure a smoking area is agreed with neighbours and will kindly ask any customers to smoke in that location to ensure nobody suffers from unwanted presence or smells. (most people vape now anyway)

- *Effect on residents in our building due to unsociable hours*

With regards to the hours of alcohol sales we have applied for, licensing applications are expensive and we simply applied for the maximum we felt we were ever going to need in order to avoid having to pay for any further applications. For example, if one night we organised a hosted wine tasting event, we may want to trade until 9.30 or 10pm and we would be able to do this without having to apply for a special licence. Our current planned trading hours are 12pm-9pm Tuesday-Thursday and 12pm-10pm Friday and Saturday. We will initially be closed on Sundays and Mondays. We do not feel these hours are horribly anti-social and will not be hosting live music or DJs. There will be quiet, ambient music for the purpose of a comfortable atmosphere for our customers. We have also budgeted for the installation of soundproofing technology. This will be going up as soon as work begins on the refurbishment of the property.

- *Devaluation of our business and a loss of trade appeal*

We would like to hope that the gentrification of this end of Rowlands Road will entice customers to this end of town and all businesses will benefit from more foot trade and hopefully a rise in general social standing.

- *Reduced viability of our business and need to relocate*

We do not see how this could possibly be necessary. Our business will not be a rowdy pub or nightclub but an elegant and sophisticated eatery and wine bar.

- *Reduced value of premises surrounding it. A flat is unmortgageable with 99% of lenders if a pub is next door.*

We won't be opening a pub and this is a theoretical concept that is quite extreme. There is plenty of research online showing that fine eateries actually increase the value of buildings in the local area. We believe your fears are rooted in an absolute misconception of what we are intending to build on Rowlands Road.

We understand the locality of the area we are moving into and the challenges that may come with that. We were very excited to open a business in the west end of town and hope to be part of the gentrification of the area, being part of the community and working with residents and other businesses to create a safe living and working environment. This will surely be beneficial to all and hopefully attract other discerning traders to the area, which would only further boost the value of buildings in the area.

Although we cannot promise there will not be the occasional noise or disturbance, we can confidently state that it will not be ongoing or a nuisance and will be handled swiftly, responsibly and reported accordingly. We believe most of these concerns are theoretical and we will only be able to prove ourselves the responsible business owners we are if we are given the opportunity to try!

Kind Regards,



Re: LA 2003 Premises Licence Application - The Signal Post, Worthing

1 message

26 September 2022 at 09:50

To: simon.jones@adur-worthing.gov.uk, Joel Penny

Dear Simon,

I have just emailed the licensing unit to confirm our attendance at the hearing on 12th October at 18.30.

We have been in contact with all individuals who have made representations. We took the opportunity to explain a bit more about the business we will be opening and have had some really positive responses.

We received a supportive response from [REDACTED] and I have spoken face to face with [REDACTED] (Who represented on our change of use application). Both individuals live [REDACTED] and have expressed their confidence that the disturbance and crime concerns will be handled.

We have also received a letter of Support from an existing business on the same parade.

All correspondence is attached to this email for your consideration.

Let us know if there is anything else you require from us. Otherwise, we look forward to the hearing on 12th October.

Kind Regards,

[REDACTED]
Worthing Well Ltd

On Tue, Sep 20, 2022 at 6:31 PM [REDACTED] wrote:

----- Forwarded message -----

From: **Simon Jones** <simon.jones@adur-worthing.gov.uk>

Date: Tue, 20 Sep 2022, 17:32

Subject: LA 2003 Premises Licence Application - The Signal Post, Worthing

To: [REDACTED]

Cc: A&W Licensing Unit <licensing.unit@adur-worthing.gov.uk>

Dear [REDACTED]

Re: Licensing Act 2003 New Premises Licence Application

Premises: The Signal Post, 79 Rowlands Road, Worthing, West Sussex, BN11 3JN

Applicant: The Worthing Wells Ltd.

Consultation on the above application closed at midnight on Wednesday 14 September. One representation was received from a responsible authority and four from members of the public. I enclose these with the notice of hearing.

I am aware that you have successfully mediated with Sussex Police and agreed that the conditions they requested are added to the operating schedule. As a result Sussex Police have withdrawn their representation.

That leaves the four representations from the public that need to be addressed or referred to the L&C Committee for hearing. The representations refer to a number of issues that are irrelevant to a Licensing Authority's consideration such as the social standing of the area, general social issues in the area with drugs, security of local businesses' staff, smokers outside the premises, devaluation of

property in the area and a detrimental effect on neighbouring businesses. These will not be considered by the Committee.

However, they do express concerns regarding:

- potential noise disturbance from the premises and from customers visiting the establishment.
- potential increase in criminal damage and vandalism.

Noise, crime and ASB are relevant concerns. As you are aware the Licensing Act 2003 encourages mediation. You may contact those that have made representation to mediate if you wish, and please keep me informed of any progress made, or we can go straight to a hearing scheduled for 12 October.

Regards

Simon

Simon Jones

Team Leader - Licensing, Public Health & Regulation

01273 263191

Adur & Worthing Councils

Public Health & Regulation

Portland House

Worthing

BN11 1HS

<http://www.adur-worthing.gov.uk/licensing-and-permits/>



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