

London Borough of Islington

**Licensing Sub Committee D - 5 December 2024**

Minutes of the meeting of the Licensing Sub Committee D held at Committee Room 4, Town Hall, Upper Street, N1 2UD on 5 December 2024 at 6.30 pm.

**Present:**           **Councillors:**       Jeapes (Chair) and Spall (Vice-Chair)  
**Also**               **Councillors:**  
**Present:**

**Councillor Clare Jeapes in the Chair**

**22           INTRODUCTIONS AND PROCEDURE (Item A1)**

Councillor Jeapes welcomed everyone to the meeting and officers and members introduced themselves. The procedure for the conduct of the meeting was outlined.

**23           APOLOGIES FOR ABSENCE (Item A2)**

Apologies were received from Councillor Graham.

**24           DECLARATIONS OF SUBSTITUTE MEMBERS (Item A3)**

Councillor Ibrahim substituted for Councillor Graham.

**25           DECLARATIONS OF INTEREST (Item A4)**

There were no declarations of interest, although Councillor Ibrahim noted for the record that they were a ward councillor for the application site in Item B1.

**26           ORDER OF BUSINESS (Item A5)**

The order of business would be as per the agenda. ...

**27           MINUTES OF PREVIOUS MEETING (Item A6)**

**RESOLVED**

That the minutes of the meeting held on the 8<sup>th</sup> October 2024 be confirmed as a correct record and the Chair be authorised to sign them.

**28           CINNAMON VILLAGE WHOLE FOODS, 158 BLACKSTOCK ROAD, LONDON, N5 1HA - NEW PREMISES LICENCE (Item B1)**

The Licensing Officer was asked to report any additional updates. In response, the Sub Committee were informed that the application was as submitted, but that additional references in support of the applicant had been circulated and that while representations had been made, it was not indicated that any of them would be in attendance.

The Chair noted that there were no interested parties in attendance and moved to request that the applicant presented their key points.

The applicant stated that they had been living in the local area for several years, in which time they had run the business successfully. The applicant further stated that they were well

## Licensing Sub Committee D - 5 December 2024

known locally and was a presence on-site seven days a week, that they kept bees at a neighbouring community project and that they were seeking to diversify the offer available among the shops in the locality, stating that they wish to stock products that were not as readily found in the other businesses. The applicant stated that this included expanding the offer of Asian, vegan and locally supplied craft beers, wine and other products that the differentiated from the standard market offering.

The Sub Committee asked the applicant whether this premises would constitute a third establishment for the business, as there were other stores of the same name around the area, and what the overall vision for the business was. In response, the applicant clarified that they had originally envisaged a chain of stores but was now solely focused on the Blackstock Road operation and that this unit would be the second for this owner. The applicant further stated that while there were Cinnamon Village stores in the borough, there was no ongoing connection to them; the applicant stating that these were being run independently of their operation by former business partners.

The Sub Committee asked the applicant why they sought to stock alcohol. In response, the applicant stated that they wanted to try something new by stocking quality, unique products.

The applicant stated that they held an alcohol licence in the café since it had opened and had not encountered any incidents. The applicant also stated that they had and would continue to adhere to matchday conditions.

In summing up, the Legal Representative for the applicant stated that they recommended the Sub Committee granted the licence as put forward.

-

### **RESOLVED**

- 1) That the application for a new premises licence, in respect of Cinnamon Village Whole Foods, 158 Blackstock Road, London, N5 1HA, be granted to allow:-
  - a) The sale of alcohol which may be consumed off the premises Monday to Sunday from 9am to 11pm.
  - b) To permit the opening hours for the premises to be Monday to Sunday from 730am to 11pm.
- 2) That conditions outlined in appendix 3 and detailed on page 11 to 13 of the agenda be applied to the licence.

### **REASONS FOR DECISION**

The Sub-Committee listened to all the evidence and submissions and read all the material. The Sub-Committee reached the decision having considered the Licensing Act 2003, as amended, and its regulations, the Home Office revised guidance issued under section 182 of the Licensing Act 2003 and the Council's Statement of Licensing Policy

The Licensing Authority received twelve representations from residents as well as a petition forwarded by the owner of a local shop. None of the interested parties attended the meeting.

The Sub-Committee noted the character reference received supporting the application.

The Sub-Committee also noted that the hours sought for the sale of alcohol were within the hours specified in licensing policy 6 and the premises is not situated in a Cumulative Impact Area.

The Sub-Committee heard evidence from the applicant that he had been running his business for 15 years, with no issues, and wanted to expand to be able to offer products and local produce to his customers, including Asian, vegan and locally supplied craft beers, wine and other products that differentiated from the standard market offering. The applicant stated that they were well known locally, kept bees at a neighbouring community project and were seeking to diversify the offer available among the shops in the locality.

The applicant explained that he had no ongoing connection with other Cinnamon Villages stores in the borough and was focused solely on the Blackstock Road operation. The applicant confirmed that he had and would continue to adhere to the agreed matchday conditions.

The Sub-Committee noted that there was no objection to the application by the responsible authorities and conditions had been agreed with the Police and Noise Team. The Sub-Committee was satisfied that the licensing objectives would be promoted with the implementation of the agreed conditions.

The Sub-Committee concluded that granting the premises licence was proportionate and appropriate to the promotion of the licensing objectives.

**29      PROPER TACOS, UNIT 30/30A, NAGS HEAD MARKET, 22 SEVEN SISTERS ROAD, N7 6AG - NEW PREMISES LICENCE (Item B2)**

The Licensing Officer was asked to report any additional updates. In response, the Sub Committee was told that the application was as presented and that there was one resident representation of which there had been no indication received that they would be in attendance.

The Chair noted that there were no interested parties in attendance and moved to request that the applicant presented their key points.

The applicant stated that their business was food focused, selling tacos, burritos and other Mexican foods; that alcohol is ancillary to the business and that they currently rent an additional unit in front of theirs for seating and customer circulation. The applicant further stated that alcohol was only sold with food, that additional alcohol could not be ordered without a meal, and that the request to sell off premises was just to enable customers to take unopened alcohol with them.

The applicant also stated that they sufficiently staffed to monitor their small space of operation and that there were twenty-five seats in the additional area but that they needed till system to help control the flow of food. The applicant stated that they expected the same customer base should the licence be granted.

The applicant noted that the Nags Head Market had a sizable social media presence and while that had brought in some new patronage, it was not to the degree that it had caused any major issues, and the conditions for the market site overall was strict regarding customer flow. The applicant stated that the business had a majority Mexican clientele but that this was becoming more diverse and that in terms of alcohol offering, was seeking to stock beverages that complemented meals such as cocktails.

The applicant also stated that they currently hold a personal licence, had ensured staff were trained and refreshed and was seeking to have more of their team hold personal licences to ensure the licensing objectives were met and enable greater flexibility. The applicant stated that to date they had not had any incidents in relation to their operation.

## Licensing Sub Committee D - 5 December 2024

The Sub Committee asked how many staff were employed as part of the operation to which the applicant responded that they were five including themselves.

The Sub Committee sought clarification on the additional rented unit, to which the applicant stated that this was for the purpose of seating and queue management, to minimise disruption to other traders in the vicinity.

The applicant stated that as far as they were aware, they were the only establishment on the ground floor of the market permitted to sell alcohol, and the only other licensed premises for this within the market was the Upper Place.

The Sub Committee asked the applicant about their matchday operations, to which the applicant stated that while there was some additional patronage, it was not significant, and that the location of the market was slightly out of place in relation to the stadium for it to be so.

In summing up, the applicant stated that they were looking to implement a till system within the unit to save space and manage the flow of orders, that there was always a staff member to supervise the space, that other staff would become licence holders and that the market was sufficiently monitored through CCTV and co-operation between traders.

-

### **RESOLVED**

- 1) That the application for a new premises licence, in respect of Proper Tacos, Unit 30/30a, Nags head market, 22 Seven Sisters Road, N7 6AG, be granted to allow:-
  - a) The sale of alcohol, on & off the premises
    - Mondays from 12 noon to 20:00.
    - Tuesdays to Thursdays, from 12 noon to 21:00
    - Fridays & Saturdays, from 12 noon to 22:00.
    - Sundays, from 12 noon to 17:00.
    - On Bank Holidays from 12 noon to 16:00.
  - b) The opening hours to be:
    - Mondays, from 08:00 to 20:00.
    - Tuesdays to Thursdays, from 08:00 to 21:00.
    - Fridays & Saturdays, from 08:00 to 22:00.
    - Sundays, from 08:00 to 18:00.
    - Bank Holidays from 10:00 to 16:00.
- 2) That conditions outlined in appendix 4 and detailed on page 87-89 of the agenda be applied to the licence.

### **REASONS FOR DECISION**

The Sub-Committee listened to all the evidence and submissions and read all the material. The Sub-Committee reached the decision having considered the Licensing Act 2003, as amended, and its regulations, the Home Office revised guidance issued under section 182 of the Licensing Act 2003 and the Council's Statement of Licensing Policy

## Licensing Sub Committee D - 5 December 2024

This application is subject to Licensing Policy 3, which states that there is a presumption of refusal unless the Sub-Committee is satisfied that there will be no adverse cumulative impact on the licensing objectives.

The Licensing Authority received one representation from a local resident which can be found at Appendix 2. The resident was not in attendance at the meeting. The Applicant had written a letter in response seeking to address the concerns of the resident which can be found at Appendix 3.

The Sub-Committee noted that the hours sought were within the hours specified in licensing policy 6.

The Sub-Committee heard evidence from the applicant that he already had a licence for a smaller unit within the market and had respected that licence to date with no reported incidents. His business was food focused serving authentic Mexican food. The Applicant confirmed that his intention was to adopt the unit in front to create a till space and seating to provide a better service and support crowd control. The Sub-Committee heard that the Hertslet road exit would be closed at 8pm and the applicant expected the same clientele with no sudden influx of customers. The applicant explained that alcohol would only be sold ancillary to a meal, customers would not be able to order more when food was finished unless more food was ordered and the alcohol being sold would consist of bottled beers and cocktails, not alcohol in shot form. The Applicant was committed to ensuring his staff were appropriately trained to promote the licensing objectives.

The Application has no objections from the relevant authorities, representations having been withdrawn from the Police and Noise Team having agreed conditions with the Applicant. The operating schedule and agreed conditions from the Police and Noise Team at Appendix 4 provided the Sub-Committee with confidence that the relevant authorities are of the view that the licensing objectives will be promoted.

The Sub-Committee concluded that this case fell within the exceptions to the cumulative impact policy in that it was within framework hours and was not alcohol led and the presumption against granting the licence is rebutted.

The Sub-Committee was satisfied that no adverse cumulative impact will arise if the conditions proposed in the operating schedule are implemented and that granting the premises licence with the conditions agreed was proportionate and appropriate to the promotion of the licensing objectives.

The meeting ended at 7.20 pm

**CHAIR**