



Report of: **Service Director, Public Protection**

Meeting of	Date	Agenda Item	Ward(s)
Licensing Sub-Committee	27 th April 2015		Finsbury Park

Delete as appropriate		Non-exempt
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**Subject: PREMISES LICENCE NEW APPLICATION
RE:COUPE BAR, UNIT 2, 5 – 7 WELLS TERRACE, LONDON, N4 3JU**

1. Synopsis

- 1.1 This is an application for a new premise licence under the Licensing Act 2003.
- 1.2 The premises currently holds a licence allowing:
- 1.3 The new application is to:
 - The sale of alcohol for consumption on the premises and the provision of recorded music on Sunday to Thursday from 11:00 to 23:00, and on Friday and Saturday from 11:00 to 00:00.
 - The permit the sale of late night refreshment from on Friday and Saturday from 23:00 to 00:00.

2. Relevant Representations

Licensing Authority	No
Metropolitan Police	No
Noise	No
Health and Safety	No

Trading Standards	No
Public Health	No
Safeguarding Children	No
London Fire Brigade	No
Local residents	Yes: One
Other bodies	No:

3. Background

3.1 Papers are attached as follows:-

Appendix 1: application form;

Appendix 2: representations;

Appendix 3: suggested conditions and map of premises location.

3.2 The application is subject to one residential representation. The resident has been forwarded the full licence application and been offered a site visit but has not responded.

4. Planning Implications

4.1 A full planning application has been submitted.

5 Recommendations

5.1 To determine the application for a new premises licence under Section 17 of the Licensing Act 2003.

5.2 If the Committee grants the application it should be subject to:

i. conditions prepared by the Licensing Officer which are consistent with the Operating Schedule (see appendix 3)

ii. any conditions deemed appropriate by the Committee to promote the four licensing objectives.(see appendix 3)

iii. any conditions deemed necessary by the Committee to promote the four licensing objectives.

6 Conclusion and reasons for recommendations

6.1 The Council is required to consider this application in the light of all relevant information, and if approval is given, it may attach such conditions as appropriate to promote the licensing objectives.

Background papers:

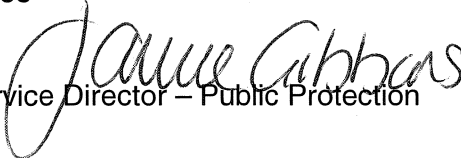
The Council's Statement of Licensing Policy

Licensing Act 2003

Secretary of States Guidance

Final Report Clearance

Signed by


Service Director – Public Protection

Date 15/4/15

Received by

Head of Scrutiny and Democratic Services

Date

Report author: Licensing Service

Tel: 020 75027 3031

E-mail: licensing@islington.gov.uk

* required information

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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

* 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

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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 (£)

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APPLICATION DETAILS

In what capacity are you applying for the premises licence?

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

Confirm The Following

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

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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

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OPERATING SCHEDULE

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

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

Provide a general description of the premises

For example the type of premises, its general situation and layout and any other information which could be relevant to the licensing objectives. Where your application includes off-supplies of alcohol and you intend to provide a place for consumption of these off-supplies you must include a description of where the place will be and its proximity to the premises.

In applying for the above license there are a few points I would like to make:

1 - My family and I have lived in this area for 20 years.
We love the cultural diversity, the park, the mixed architecture and the fact that we are connected to the rest of London by a fantastic transport hub.
We are also Arsenal supporters and enjoy the atmosphere on a match day!

2 - Until the past few years we had to travel to Upper Street in order to eat out in the evenings.
It was with great enthusiasm we welcomed first Pappagone, then Petek, Nandos, Season, Dotori and more recently La Fabrica as alternatives to the pub or travelling further.

Continued from previous page...

3 - We now have a local theatre (The Park Theatre) which has helped make Finsbury Park a destination. The John Jones development will bring hundreds of students, their friends and families to the area. The Tri Borough project will bring even more people to the area. There are many interesting useful shops, as well as supermarkets and cafes. However the surge of new residents in the area also need places to go out within walking distance at night.

4 - My aim is to provide a cosy, smart Cocktail Bar serving food prepped by a young cordon bleu chef, cocktails, quality wines and locally brewed beers. I am passionate about this concept and feel it would really benefit the area.

5 - People of all ages enjoy going out to socialise in the evening. In providing more safe, friendly well managed establishments where people can eat and drink responsibly, alcohol related existing crime and disorder on the streets would be reduced. The culture of drinking (a lot) doesn't exist to such an extent in the rest of Europe where families, young and old go out to eat and drink in a more "civilised" way! If people are contained in a safe pleasant environment, which provides quality food and drink, such as I am planning to provide, it should encourage better/different behaviour.

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

Will you be providing plays?

Yes No

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PROVISION OF FILMS

Will you be providing films?

Yes No

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PROVISION OF INDOOR SPORTING EVENTS

Will you be providing indoor sporting events?

Yes No

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PROVISION OF BOXING OR WRESTLING ENTERTAINMENTS

Will you be providing boxing or wrestling entertainments?

Yes No

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PROVISION OF LIVE MUSIC

Will you be providing live music?

Yes No

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Continued from previous page...

PROVISION OF RECORDED MUSIC

Will you be providing recorded music?

Yes No

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

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.

State any seasonal variations for playing recorded music

Continued from previous page...

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 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.

No variations with timings.

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PROVISION OF PERFORMANCES OF DANCE

Will you be providing performances of dance?

Yes No

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

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

Yes No

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LATE NIGHT REFRESHMENT

Will you be providing late night refreshment?

Yes No

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

Continued from previous page...

THURSDAY

Start 11:00

End 23:00

Start

End

FRIDAY

Start 11:00

End 00:00

Start

End

SATURDAY

Start 11:00

End 00:00

Start

End

SUNDAY

Start 11:00

End 23:00

Start

End

Will the provision of late night refreshment 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 provision of hot food and drink until the times stated.

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 late night refreshments 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.

No variation with timings.

Continued from previous page...

SUPPLY OF ALCOHOL

Will you be selling or supplying alcohol?

Yes No

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

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.

Continued from previous page...

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.

No variations in timings.

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

Name

First name

Family name

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'.

Continued from previous page...

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.

None.

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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

Continued from previous page...

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.

No variation in timings.

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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.

To promote all four licensing objectives I will insure that strong management controls and effective training of all staff so that they are aware of the premises licence objectives/rules and the requirements to meet all four licensing objectives with particular attention to:

- The prevention of sale of alcohol to an underage person.
- The prevention of excessive (binge) drinking.
- Vigilance in preventing the use and sale of illegal drugs within the premises.
- The prevention of crime and disorder.
- The prevention of public nuisance.
- To insure that all members of the public are safe while at the premises.
- Designated premises supervisor to be in day-to-day control of the premises, to provide good training for staff on the Licensing Act.
- CCTV system installed with up to 31 days of recordings available to the police at any time.
- Roller metal exterior window shutter will be fixed to ensure that shop front is safe and secure at all times
- Door supervisors will be employed on weekends.

b) The prevention of crime and disorder

- All instances of crime and disorder shall be reported to the police.
- An incident book shall be used to record all instances of public disorder.
- The holder of the premises licence shall subscribe to and participate fully in the local pub/bar watch scheme.
- The licensee shall provide a door supervisor on Friday and Saturday (21:00 - close) to prevent the admission of, and ensure the departure from the premises of drunk and disorderly people or other people displaying signs of other substance abuse, without causing further disorder.
- When alcohol and/or regulated entertainment is provided by way of music and dancing and continues past 2 am, then SIA registered door supervisors will be employed from 9 pm until closing time at the rate of one door supervisor for every one hundred customers.
- Beer will not be served by the pint in order to avoid the football supporters. I shall only serve half pints from one draft nozzle.
- There will be no promotions for student nights (as the John Jones building is close to completing the construction of student housing) to avoid binge drinking.

Continued from previous page...

· CCTV shall be installed, operated and maintained in agreement with the Police. Maintained means that the system will be regularly serviced (at least once a year) and checked every two weeks to ensure that it is storing images correctly and a log kept and signed by a Supervisor to this effect. The system will provide an identifiable full head and shoulder image of everyone entering the premises and will operate in any light conditions within the premises. The system will cover the full exterior of the premises and shall record in real time, date and time stamped and will operate whilst the premises is open for licensable activities. The recordings will be kept for a minimum of 31 days and copies will be made available to an Authorised Officer or a Police Officer (subject to the Data Protection Act 1998) within 24hrs of any request free of charge. There will always be a member of staff on duty who can operate the system, to allow Officers to view recordings and if required by a Police Officer, provide a copy of images immediately free of charge to assist in the immediate investigation of offences. If the system malfunctions and will not be operating for longer than one day of business then Police must be informed.

- Alcoholic and other drinks purchased from the premises may not be taken away from the immediate curtilage of the premises in open containers such as glasses or opened bottles.
- No customers carrying open or sealed bottles shall be allowed to enter the premises at any time that the premises are open to the public.
- Alcoholic drinks may only be consumed on tables and chairs outside the premises until 22:30. After 22:30 the premises license holder must ensure that no alcohol is consumed outside the premises at any time.
- Clear and prominent notices shall be displayed on the premises warning customers of the need to guard their property and to be aware of the operation of pickpockets, bag snatchers, etc. The notices shall advise customers to report concerns to the designated premises supervisor or the person in charge of the licensed premises.

c) Public safety

Safety checks shall be carried out before the admission of the public. Details of safety checks shall be kept in a Log-book on the premises. The Log-book shall be made available for inspection by authorised officers.

- All exit routes shall be kept unobstructed, with non-slippery and even surfaces, free of trip hazards and clearly identified.
- Where chairs and tables are provided, internal gangways shall be kept unobstructed.
- All exits doors shall be maintained easily operable without the use of a key, card, code or similar means.
- Exit doors shall be regularly checked to ensure that they function satisfactorily.
- Any removable security fastenings must be removed whenever the premises are open to the public or occupied by staff.
- The edges of the treads of steps and stairways must be maintained so as to be in good condition and be conspicuous.
- When disabled people are present, there must be sufficient numbers of staff and adequate arrangements must be in place to enable their safe evacuation in the event of an emergency. Disabled people on the premises must be made aware of such arrangements by staff.
- In the absence of adequate daylight, the lighting in any area accessible to the public shall be fully in operation when they are present.
- Substantial hot and cold food will be available on the premises until close.
- Access for emergency vehicles must be kept clear and free from obstruction.
- Adequate and appropriate supply of first aid equipment and materials must be available on the premises at all times.
- There must be at least one suitably trained first-aider on duty when the public are present, and if more than one suitably trained first-aider is available, their respective duties must be clearly defined.
- Special effects must not be used without the prior consent of the licensing authority.
- Emergency lighting batteries must be fully charged before the admission to the premises by the public, members or guests.

d) The prevention of public nuisance

A dispersal policy shall be implemented at the premises in agreement with the Noise Team to ensure that customers leave the area quietly. (Please take in to consideration that there are no residents living above, either side (above + below) or opposite).

- Noise or vibration shall not emanate from the premises so as to cause a nuisance to nearby properties.
- There shall be no vertical drinking.
- The supply of alcohol on the premises shall be by waiter or waitress service only.
- Alcohol will only be sold as ancillary to a customer taking table meals from the advertised menu.
- All deliveries and disposal/collections of refuse shall be prohibited between the hours of 21:00 – 07:00.
- There shall be no bottling out between the hours of 21:00 – 07:00.

Continued from previous page...

- Customers shall not be permitted to take drinks off the premises if they wish to step outside to smoke.
- A dedicated licensed taxi/mini cab service shall be available with the premises for customers.

Subject to a current authorisation from the Council's Streetworks Division for tables and chairs to be placed on the public highway outside at the front of the premises:

- There shall be no vertical drinking within the authorised outside area at the front of the premises.
- All external tables and chairs shall be rendered unusable or removed from the outside area by 23:00 hours each day.
- There shall be no more than 8 persons within the authorised outside area at the front of the premises at any one time.

Music sound control:

- There are no residents living above, either side or opposite the premises. The music will be kept at background level and will include a sound leveling policy.
- The controls for the entertainment noise control system shall be located in a secure, lockable cupboard or similar location.
- The entertainment noise control system is to be independent of control by persons other than the licensee. Access to the entertainment noise control system is to be restricted to the Licensee or a designated manager.
- The management at the premises will control the sound levels of the music/entertainment.

e) The protection of children from harm

The licensee shall adopt the Challenge 25 and the BII National Standards Proof of Age Scheme

- The licensee shall ensure that staff are trained about age restricted products and ensure that they sign to confirm that they have understood the training. The licensee shall keep records of training and instruction given to staff.
- The licensee should regularly monitor staff to check how they are dealing with young people who ask for alcohol and other age restricted products.
- The licensee shall put arrangements in place to ensure that before serving alcohol to young persons, staff ask to see accredited proof of age cards e.g. Citizencard, a Passport, or UK Driving Licence bearing the photograph and date of birth of the bearer.
- The licensee and staff should note any refusals to sell to young people in a refusals log. The refusals log shall be checked and signed monthly by the designated premises supervisor. The refusals log shall be made available for inspection by the licensing team, police or trading standards

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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 £87000	£315.00
Band D - £87001 to £125000	£450.00*
Band E - £125001 and over	£635.00*

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

Band D - £87001 to £125000	£900.00
Band E - £125001 and over	£1,905.00

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

Continued from previous page...

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 30000-39999	£16,000.00
Capacity 40000-49999	£24,000.00
Capacity 50000-59999	£32,000.00
Capacity 60000-69999	£40,000.00
Capacity 70000-79999	£48,000.00
Capacity 80000-89999	£56,000.00
Capacity 90000 and over	£64,000.00

* Fee amount (£)

ATTACHMENTS

AUTHORITY POSTAL ADDRESS

Address

Building number or name

Street

District

City or town

County or administrative area

Postcode

Country

DECLARATION

I/we understand it is an offence, liable on conviction to a fine up to level 5 on the standard scale, under section 158 of the licensing act 2003, to make a false statement in or in connection with this application.

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

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

* Full name

* Capacity

Date (dd/mm/yyyy)

PART A

Consent of individual to being specified as premises supervisor

I REMI YANOS DUBOIS*[full name of prospective premises supervisor]*of 29, OSBORNE ROAD
LONDON N4 3SD*[home address of prospective premises supervisor]*

hereby confirm that I give my consent to be specified as the designated premises supervisor in relation to the application for

PREMISES LICENCE*[type of application]*by REMI YANOS DUBOIS*[name of applicant]*

Relating to a premises licence

*[number of existing licence, if any]*for COUPE BAR
UNIT 2, 5/7 WELLS TERRACE
N4 3JL*[name and address of premises to which the application relates]*

and any premises licence to be granted or varied in respect of this application made by

_____ *[name of applicant]*

concerning the supply of alcohol at

UNIT 2 5/7 WELLS TERRACE N4 3JU

_____ *[name and address of premises to which application relates]*

I also confirm that I am applying for, intend to apply for or currently hold a personal licence, details of which I set out below.

Personal licence number

LN/000013759

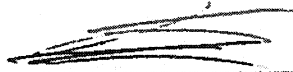
_____ *[insert personal licence number if any]*

Personal licence issuing authority

HARINGEY

_____ *[insert name and address and telephone number of personal licence issuing authority, if any]*

Signed



Name (Please Print)

REMI YANDS DUBOIS

Date

02.03.2015

Remi D Ltd
29, Osborne Road
London
N4 3SD

20.01.2015

Access Statement

To accompany application for Change of Use from: A1 - A4

Re: Unit 2, 5-7, Wells Terrace, London N4 3JU

The area surrounding Finsbury Park is in the process of an energetic regeneration triggered off by the opening of the Park Theatre and John Jones redevelopment of their land.

I have lived off Stroud Green Road all my life and love many aspects of the area, which it would be a shame to lose, however I have been watching all these changes with great interest and enthusiasm.

My dream has always been to open up a stylish Cocktail Bar selling quality food and drinks. Therefore, in tune with this redevelopment and improvement of Finsbury Park I have decided to take the plunge and make my dream happen...

I would like to put forward the following concept which I feel would enhance and benefit the existing street and surrounding area...and provide a cosy, relaxed environment for locals to sip on a cocktail, eat some tasty tapas while chatting and listening to soft jazzy tunes playing in the background.

My proposal is to create a high class Cocktail Bar and Lounge providing quality wines, craft beers and excellent spirits accompanied by tapas style food pre prepped by a chef and heated on the premises.

The Cocktail Bar and Lounge will be called Coupe Bar...the bar will be free of stools as we are providing table service.

In creating this concept, my aim is also to provide a destination for people from surrounding areas as I believe Finsbury Park will become one of the new up and coming hotspots in London.

The Cocktail Bar and Lounge concept does not exist at present in the area and I am planning to work closely with the local pubs, restaurants and people in the community in order to encourage good communication and exchange between us.

The site at Unit 2 , 5-7 Wells Terrace is situated a stones throw from Finsbury Park tube station and close to Starbucks on the corner which opened recently.

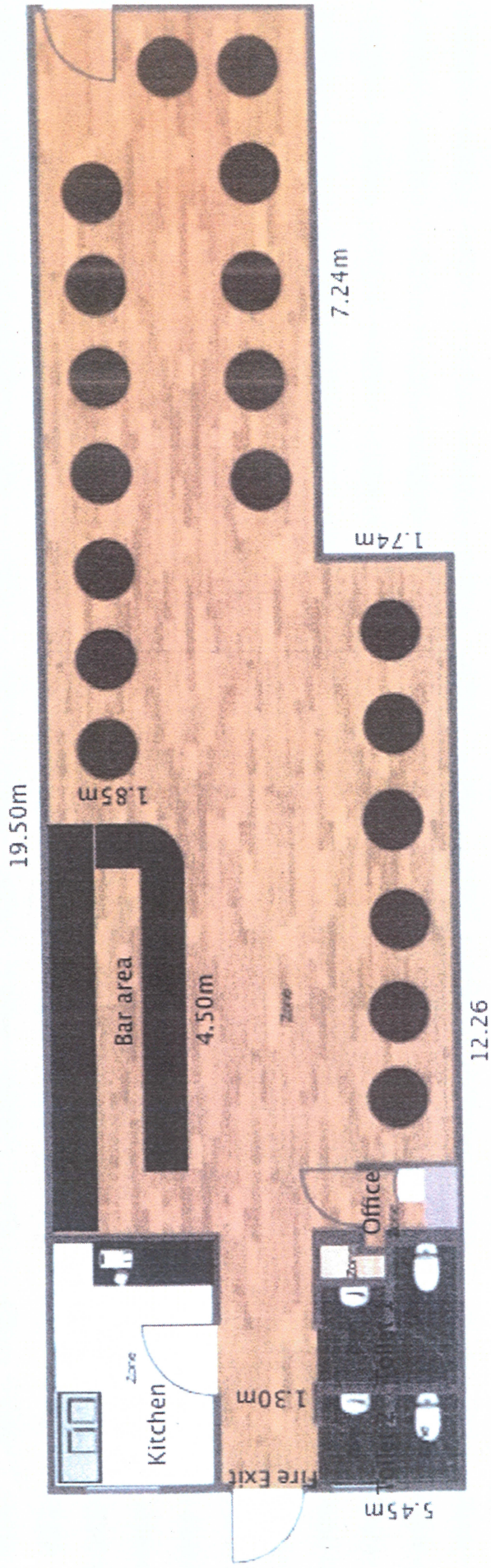
Unit 2 has always been a (clothes) shop similar to many in Fonthill Road and allegedly not a very successful business.

The premises looks scruffy and has been empty for the past 5 months, there are offices above both a cafe on one side and a clothes shop on the other (see photos).

My plan is to inject money into the premises making substantial improvements to the interior and exterior of the premises (see diagrams).

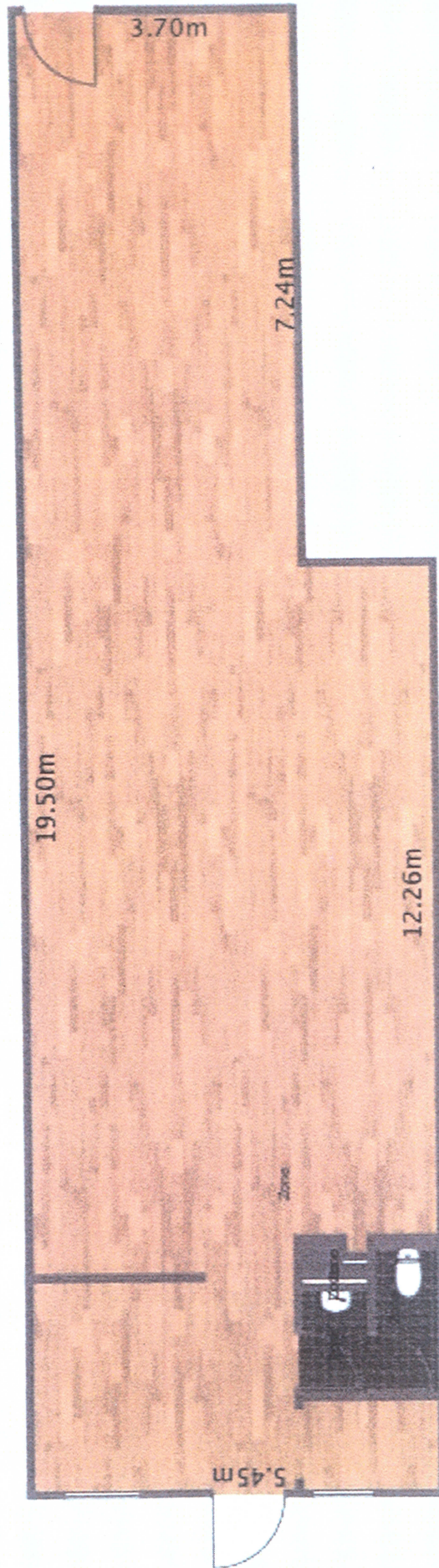
Unit 2, 5/7 Wells Terrace, N4 3JU

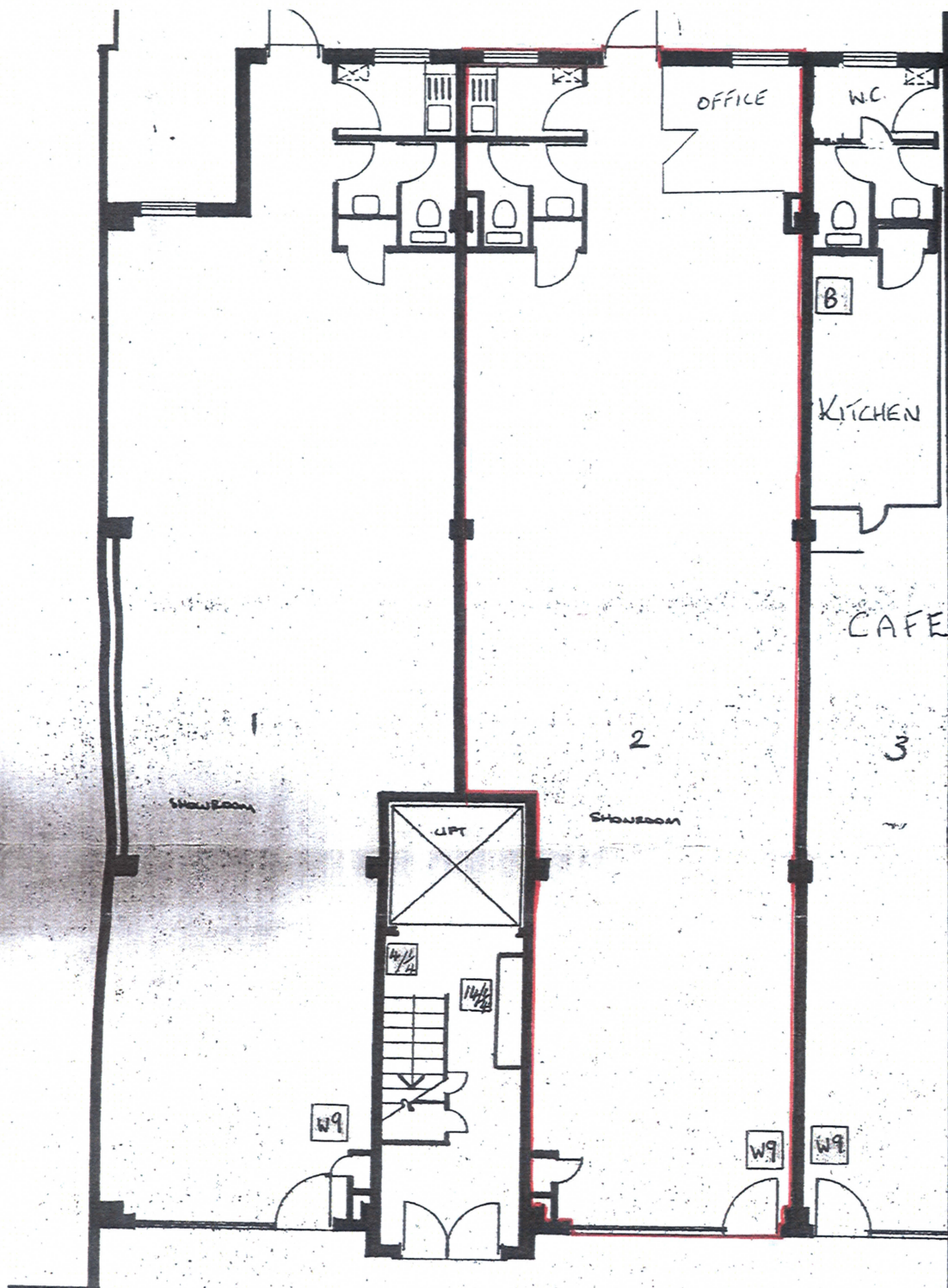
Proposed Scale 1:75



Unit 2, 5/7 Wells Terrace, N4 3JU

Existing Scale 1:75





ANDREW SCOTT ASSOCIATES Chartered Architects · 01-226 9338 216 St. Pauls Road London, N1 2LL	
Project: PROPOSED LIGHT INDUSTRIAL UNIT 5, 7 WELLS TERRACE LONDON N4.	
Drawing: PROPOSED THIRD FLOOR PLAN	
Scale: 1:50	Drawn by: G.T. BELL · RIBA
Date: JULY 1984	Checked by:
Issue:	Revision:
Drawing:	Revision:
288	05
	43

Scale 1:50

PROPOSED THIRD FLOOR PLAN

Licensing Act 2003 representation pro-forma

Should you wish to comment on the licence application please use this form to help you. Please feel free to attach additional sheets.

You do not have to make any comment, and comments may be made in support of as well as against the application, providing they refer to one or more of the licensing objectives (please see the guidance notes for further advice).

Premises Name and address:

Coupe Bar, Unit 2, Wells House, 5-7 Wells Terrace, Islington, London, Islington, N4 3JU

Your Name

Interest:

resident

(E.g. resident, business, TRA Chair, Councillor, solicitor)

Your Address:

Email:

Telephone:

Please comment on the licensing objectives below relevant to your concerns or observations, you may also wish to include suggestions how your concerns could be addressed:

Public Nuisance

- My main concerns are summarised below
- noise from smokers/blocking the pavement on Clifton terrace
 - noise from customers leaving the bar - which on weekends may be far later than the midnight closing time
 - concerns about how customers will travel from the bar if they leave the bar after the midnight closing - tube lines closed
 - concerns about music playing 7 nights a week - currently no venues with music

Crime and Disorder

on the street - would have a big impact on residents.

Protection of Children from Harm

Public Safety

I wish my identity to be kept anonymous: ~~Yes~~ / No

We will treat representations as anonymous where there is a genuine reason to do so; if you wish your name and address details to be withheld then please explain the reason:

Copies of this representation will be sent to the applicant, or their agent/solicitor, including name and address details (but other personal contact information such as telephone numbers and email addresses will be removed) unless you have specifically requested anonymity. Copies of this representation will be included in a report that will be available to the public and will be published on the internet; however the published on-line version of the report will have name and address details removed.

Signature: _____

Date: 18/03/2015

Please ensure name and address details completed above

Return to:

Licensing Service
London Borough of Islington
3rd Floor
222 Upper Street
London N1 1XR

or send by email to:

licensing@islington.gov.uk

Protection of Children from Harm

Public Safety

I wish my identity to be kept anonymous: ~~Yes~~ / No

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London Borough of Islington
3rd Floor
222 Upper Street
London N1 1XR

or send by email to: licensing@islington.gov.uk

Suggested conditions of approval consistent with the operating schedule

1. All instances of crime and disorder shall be reported to the police.
2. An incident book shall be used to record all instances of public disorder.
3. The holder of the premises licence shall subscribe to and participate fully in the local pub/club/shop watch scheme.
4. Beer shall only be served in half pint measures.
5. There shall be no cheap alcohol promotions.
6. CCTV shall be installed, operated and maintained in agreement with the Police. Maintained means that the system will be regularly serviced (at least once a year) and checked every two weeks to ensure that it is storing images correctly and a log kept and signed by a Supervisor to this effect. The system will provide an identifiable full head and shoulder image of everyone entering the premises and will operate in any light conditions within the premises. The system will cover the full exterior of the premises and shall record in real time, date and time stamped and will operate whilst the premises is open for licensable activities. The recordings will be kept for a minimum of 31 days and copies will be made available to an Authorised Officer or a Police Officer (subject to the Data Protection Act 1998) within 24hrs of any request free of charge. There will always be a member of staff on duty who can operate the system, to allow Officers to view recordings and if required by a Police Officer, provide a copy of images immediately free of charge to assist in the immediate investigation of offences. If the system malfunctions and will not be operating for longer than one day of business then Police must be informed.
7. Alcoholic and other drinks purchased from the premises may not be taken away from the immediate curtilage of the premises in open containers such as glasses or opened bottles.
8. No customers carrying open or sealed bottles shall be allowed to enter the premises at any time that the premises are open to the public.
9. Alcoholic drinks may only be consumed on tables and chairs outside the premises until 22:30. After 22:30 the premises licence holder must ensure that no alcohol is consumed outside the premises at any time.
10. Clear and prominent notices shall be displayed on the premises warning customers of the need to guard their property and to be aware of the operation of pickpockets, bag snatchers, etc. The notices shall advise customers to report concerns to the designated premises supervisor or the person in charge of the licensed premises.
11. Safety checks shall be carried out before the admission of the public. Details of safety checks shall be kept in a Log-book on the premises. The Log-book shall be made available for inspection by authorised officers.
12. All exit routes shall be kept unobstructed, with non-slippery and even surfaces, free of trip hazards and clearly identified.
13. Where chairs and tables are provided, internal gangways shall be kept unobstructed.
14. All exits doors shall be maintained easily operable without the use of a key, card, code or similar means.
15. Exit doors shall be regularly checked to ensure that they function satisfactorily and a record of the check shall be kept.
16. Any removable security fastenings must be removed whenever the premises are open to the public or occupied by staff.

17. The edges of the treads of steps and stairways must be maintained so as to be in good condition and be conspicuous.
18. When disabled people are present, there must be sufficient numbers of staff and adequate arrangements must be in place to enable their safe evacuation in the event of an emergency. Disabled people on the premises must be made aware of such arrangements by staff and by the use of appropriate signage.
19. In the absence of adequate daylight, the lighting in any area accessible to the public shall be fully in operation when they are present.
20. Emergency lighting batteries are fully charged before the admission of the public.
21. Access for emergency vehicles must be kept clear and free from obstruction.
22. Adequate and appropriate supply of first aid equipment and materials must be available on the premises at all times.
23. There must be at least one suitably trained first-aider on duty when the public are present, and if more than one suitably trained first-aider is available, their respective duties must be clearly defined.
24. Special effects must not be used without the prior consent of the licensing authority.
25. A dispersal policy shall be implemented at the premises in agreement with the Noise Team to ensure that customers leave the area quietly.
26. Noise or vibration must not emanate from the premises so as to cause a nuisance to nearby properties.
27. There shall be no vertical drinking.
28. The supply of alcohol on premises shall be by waiter or waitress service only.
29. Alcohol will only be sold as ancillary to a customer taking table meals from advertised menu.
30. All deliveries and dispersal/collections of refuse shall be prohibited between the hours of 21:00 – 07:00.
31. A dedicated licensed taxi / mini cab service shall be available at the premises for customers.
32. There shall be no bottling out between the hours of 21:00 – 07:00.
33. Off supplies of alcohol is only authorised for those customers seated at the outside tables and chairs positioned on the frontage in accordance with the timings specified on the Highways tables and chairs permit.
34. The controls for the entertainment noise control system shall be located in a secure, lockable cupboard or similar location. The entertainment noise control system is to be independent of control by persons other than the licensee. Access to the entertainment noise control system is to be restricted to the Licensee or a designated manager
35. Prominent, clear and legible notices must be displayed at all exits requesting the public to respect the needs of local residents and to leave the premises and the area quietly.
36. The licensee shall adopt the Challenge 25 and the BII National Standards Proof of Age Scheme
37. The licensee shall ensure that staff are trained about age restricted products and ensure that they sign to confirm that they have understood the training. The licensee shall keep records of training and instruction given to staff.
38. The licensee should regularly monitor staff to check how they are dealing with young people who ask for alcohol and other age restricted products.
39. The licensee shall put arrangements in place to ensure that before serving alcohol to young persons, staff ask to see accredited proof of age cards e.g. Citizencard, a Passport, or UK Driving Licence bearing the photograph and date of birth of the bearer.

40. The licensee and staff should note any refusals to sell to young people in a refusals log. The refusals log shall be checked and signed monthly by the designated premises supervisor. The refusals log shall be made available for inspection by the licensing team, police or trading standards

Title : Coupe Bar

Islington Borough
Boundary

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15-04-2015



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