



**Environment & Regeneration
Municipal Office, 222 Upper Street, N1 1XR**

Report of: Service Director, Public Protection

Meeting of:	Date:	Ward(s):
Licensing Sub-Committee - B	20/07/2021	Clerkenwell

	Exempt	Non-exempt
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**SUBJECT: PREMISES LICENCE NEW APPLICATION
RE: GORILLA'S TECHNOLOGIES, 95 FARRINGDON ROAD, LONDON EC1R 3BT**

1. Synopsis

- 1.1 This is an application for a new premise licence under the Licensing Act 2003.
- 1.2 The new application is to allow:
 - The off sales of alcohol, from 08:00 until midnight, Monday to Sunday
 - The opening hours of the premises, from 08:00 until midnight Monday to Sunday

2. Relevant Representations

Licensing Authority	No
Metropolitan Police	No: Conditions Agreed
Noise	No: Conditions Agreed
Health and Safety	No
Trading Standards	No
Public Health	No
Safeguarding Children	No

London Fire Brigade	No
Local residents	Yes: Six local residents
Other bodies	Yes: One residents Association

3. Background

- 3.1 This property was licensed until October 2014 when the premises licence was surrendered. The premises was the site of Yo Sushi and was licensed for the sale of alcohol from 10:00 until midnight. The property falls within the Clerkenwell cumulative impact zone.
- 3.2 An application for a new premises licence was submitted on 1st June 2021.
- 3.3 The Licensing Authority also received representations from the Metropolitan Police and Islington's Noise Service, however, the applicant accepted their conditions and they withdrew their representations.

4. Planning Implications

- 4.1 The Planning and Development Section have the following comments to make in relation to the above application;
- 4.2 The property is not a statutory listed building but it is located within the Clerkenwell Green Conservation Area.
- 4.3 Planning permission was granted on 24 February 2000 for the use of parts of the ground floor (currently with permitted Class A3 restaurant use) for Class A1 retail and Class B1 office purposes and installation of a shopfront (P000009).
- 4.4 There are no relevant planning conditions in this permission relating to the proposed use in the license application.
- 4.5 Providing the unit is within the B1 element of the building and the change of use occurs before 31 July 2021, then planning permission would not be required.
- 4.6 There are no planning enforcement cases open in relation to the property.

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

6. 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.

Appendices:

- Appendix 1: application form;
Appendix 2: representations;
Appendix 3: suggested conditions and map of premises location.

Background papers:

None.

Final report clearance:



Signed by:

Jan Hart

Service Director – Public Protection

Date 08/07/21

Report author: Licensing Service

Tel: 020 75027 3031

E-mail: licensing@islington.gov.uk



Islington
Application for a premises licence
Licensing Act 2003

For help contact
licensing@islington.gov.uk
Telephone: 020 7527 3031

* 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

Not Currently In Use

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

Gorillas Technologies UK Ltd

* Family name

* E-mail

Main telephone number

Include country code.

Other telephone number

Indicate here if the applicant would prefer not to be contacted by telephone

Is the applicant:

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 the applicant is applying so the applicant can be employed, or for some other personal reason, such as following a hobby.

Applicant Business

Is the applicant's business registered in the UK with Companies House?

Yes

No

Note: completing the Applicant Business section is optional in this form.

Registration number

13008621

Business name

Gorillas Technologies UK Ltd

If the applicant's business is registered, use its registered name.

VAT number

-

Put "none" if the applicant is not registered for VAT.

Legal status

Private Limited Company

Continued from previous page...

Applicant's position in the business

Home country

The country where the applicant's headquarters are.

Registered Address

Address registered with Companies House.

Building number or name

Street

District

City or town

County or administrative area

Postcode

Country

Agent 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:

- An agent that is a business or organisation, including a sole trader
- A private individual acting as an agent

A sole trader is a business owned by one person without any special legal structure.

Agent Business

Is your business registered in the UK with Companies House?

Yes No

Note: completing the Applicant Business section is optional in this form.

Is your business registered outside the UK?

Yes No

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.

Agent Business Address

Building number or name

If you have one, this should be your official address - that is an address required of you by law for receiving communications.

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 / 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

Gorillas Technologies UK Ltd

Details

Registered number (where applicable)

13008621

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

Continued from previous page...

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? / /
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.

Online grocery store delivering food and drink including alcohol to homes and offices of customers by e-bike
The public are not admitted to the premises

Continued from previous page...

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

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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

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PROVISION OF BOXING OR WRESTLING ENTERTAINMENTS

[See guidance on regulated entertainment](#)

Will you be providing boxing or wrestling entertainments?

- Yes No

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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

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PROVISION OF PERFORMANCES OF DANCE

[See guidance on regulated entertainment](#)

Will you be providing performances of dance?

Continued from previous page...

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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

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.

Start

End

TUESDAY

Start

End

Start

End

WEDNESDAY

Start

End

Start

End

THURSDAY

Start

End

Start

End

FRIDAY

Start

End

Start

End

SATURDAY

Start

End

Start

End

Continued from previous page...

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.

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.

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

Name

First name

Family name

Date of birth / /

dd

mm

yyyy

Continued from previous page...

Enter the contact's address

Building number or name [REDACTED]

[REDACTED] [REDACTED]

[REDACTED]

[REDACTED] [REDACTED]

[REDACTED]

[REDACTED] [REDACTED]

[REDACTED]

Personal Licence number
(if known) PERS/2021/0031

Issuing licensing authority
(if known) Hackney

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.

None

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HOURS PREMISES ARE OPEN TO THE PUBLIC

Standard Days And Timings

MONDAY

Start 08:00

End 00:00

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.

Start [REDACTED]

End [REDACTED]

Continued from previous page...

TUESDAY

Start	08:00	End	00:00
Start	<input type="text"/>	End	<input type="text"/>

WEDNESDAY

Start	08:00	End	00:00
Start	<input type="text"/>	End	<input type="text"/>

THURSDAY

Start	08:00	End	00:00
Start	<input type="text"/>	End	<input type="text"/>

FRIDAY

Start	08:00	End	00:00
Start	<input type="text"/>	End	<input type="text"/>

SATURDAY

Start	08:00	End	00:00
Start	<input type="text"/>	End	<input type="text"/>

SUNDAY

Start	08:00	End	00:00
Start	<input type="text"/>	End	<input type="text"/>

State any seasonal variations

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

Non standard timings. Where 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.

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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)

Continued from previous page...

List here steps you will take to promote all four licensing objectives together.

The person taking the order and /or making the delivery must ensure that the recipient is 18 years of age. If they appear under 25 years of age, photographic ID will be required before the alcohol is handed over. Acceptable identification for the purpose of this condition:

Current passport or an equivalent form of identification such as a national identity card with a photograph and date of birth; Current photographic driving licence or provisional licence with date of birth

Military identification Card with a photograph and date of birth; and

A Proof of Age Standards Scheme (PASS) approved age card.

- a) Staff making the deliveries of alcohol must be at least 18 years of age
- b) Alcohol can only be delivered to a residential or business address not a public place
- c) Delivery staff will not deliver to any person anywhere other than a residential/business address given when the order was placed
- d) Any deliveries containing alcohol where the recipient is unable to provide identification and proof of age will be terminated.

b) The prevention of crime and disorder

see box a

c) Public safety

see box a

d) The prevention of public nuisance

see box a

e) The protection of children from harm

see box a

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NOTES ON DEMONSTRATING ENTITLEMENT TO WORK IN THE UK

Continued from previous page...

[Applicable to individual applicants only, including those in a partnership which is not a limited liability partnership] I
* understand I am not entitled to be issued with a licence if I do not have the entitlement to live and work in the UK (or if I am subject to a condition preventing me from doing work relating to the carrying on of a licensable activity) and that my licence will become invalid if I cease to be entitled to live and work in the UK (please read guidance note 15).

The DPS named in this application form is entitled to work in the UK (and is not subject to conditions preventing him or

* her from doing work relating to a licensable activity) and I have seen a copy of his or her proof of entitlement to work, if appropriate (please see note 15)

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

Craig Baylis

* Capacity

Solicitor for applicant

* Date

01 / 06 / 2021
dd mm yyyy

[Add another signatory](#)

Once you're finished you need to do the following:

1. Save this form to your computer by clicking file/save as...
2. Go back to <https://www.gov.uk/apply-for-a-licence/premises-licence/islington/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.

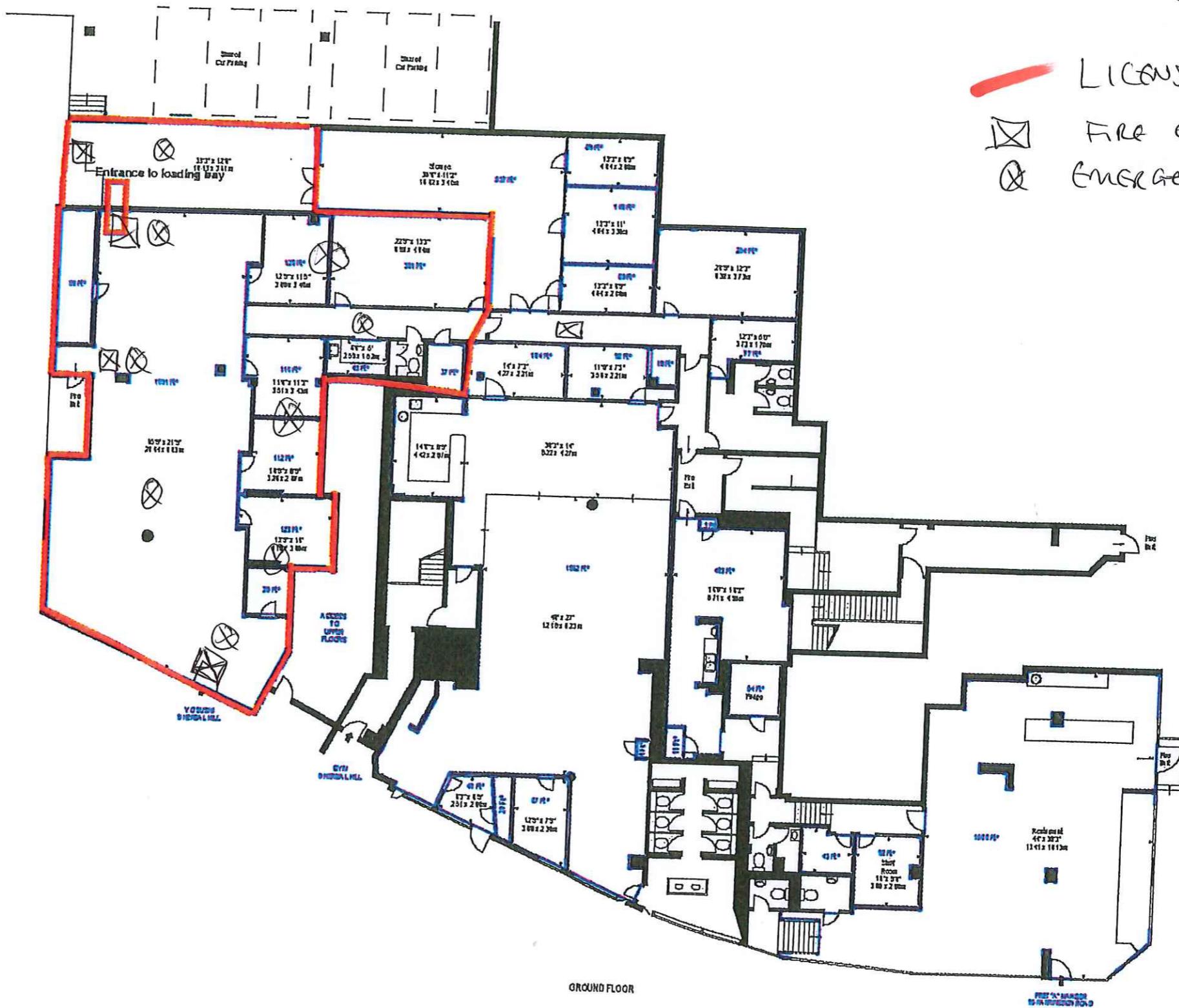
IT IS AN OFFENCE LIABLE TO SUMMARY CONVICTION TO A FINE OF ANY AMOUNT UNDER SECTION 158 OF THE LICENSING ACT 2003, TO MAKE A FALSE STATEMENT IN OR IN CONNECTION WITH THIS APPLICATION

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

GORILLAS - 95 Farmington Rd
EC1

1:100 @ A3

- LICENSED AREA
- ☒ FIRE EXIT
- ⊗ EMERGENCY LIGHTING



Rep 1

From:

Sent: 25 June 2021 16:47

To: Licensing <Licensing@islington.gov.uk>

Subject: GORILLAS WK/200007 1421

[External]

GORILLAS TECHNOLOGIES UK LTD, GROUND FLOOR, 95 FARRINGDON ROAD, LONDON, EC1R 3BT

Ref: WK/20007 1421

New Premises License application,

Application is for off sales Mon-Sun 08:00-00:00.

I object to the above license application as follows:

CRIME, DISORDER, NUISANCE, PUBLIC SAFETY:

It would not be desirable to have 'sale of alcohol to be consumed off the premises' (off-sales) after the usual closing time of Public Houses in the same area, this would attract undesirable (possibly already intoxicated) persons late at night. The Road junction (Clerkenwell Road/Farringdon Road) has been the scene of fatal traffic accidents. People seeking alcohol, after the public houses have closed, may have impaired judgement, putting them at increased risk of injury. Off-sales should cease before nearby hostelries close.

PROTECTION OF CHILDREN:

It would not be desirable to residents for persons to be attracted to the area for alcohol purchase on weekend mornings, particularly Sunday.

NUISANCE (Noise):

As a result of recent changes, it is no longer necessary for live and/or recorded music played through an amplifier between 8am and 11pm. or any unamplified music between the same hours, in alcohol licensed premises, to have an entertainment licence.

The premises adjoin Herbal Hill Gardens, a development of 60 residential apartments, including families with small children.

Should this license be granted there would be no control on the level of amplified noise from the licensed premises. The hand on the volume control is beyond legislation. Noise has been an issue in the past with the adjacent licensed premises.

Rep 2

From:

Sent: 24 June 2021 11:55

To: Licensing <Licensing@islington.gov.uk>

Cc:

Subject: Re: License: Gorillaz Technologies at EC1R 3BT

[External]

Dear Islington Licensing

I'd like to submit an objection to the licensing application referenced below, being for Gorillaz Technologies at 95 Farringdon Road.

Please see below the reasons for my objection:

- Background
 - The license application is made at 95 Farringdon Road, which is contained within Herbal Hill Gardens - a block that contains 61 flat, with 120-150 residents, of which many are very young children
 - The proposed license is at a venue which is surrounded by residential flats, with narrow streets
- The prevention of crime & disorder
 - The applicant has proven themselves to be a disorderly public citizen, and is likely to contribute to a substantial increase in disorder in the building and in the area
 - In recent weeks, the applicant has commenced extremely noisy building works multiple times between 0600-0700 despite clear council guidance that such works should not commence until 0800 and despite complaints from residents. They've woken many residents, including young children. These have been reported to the council, wasting precious local resources.
 - The applicant has more generally shown themselves to be poor neighbours who are unwilling to work with local communities. Given complaints in other locations they have commented: "*They've got it and they're going to have to deal with it.*" Please see this article: <https://www.islingtoncitizen.co.uk/2021/04/01/residents-complain-of-noise-nuisance-from-dark-store-warehouse-on-pedestrianised-alley/>. The applicant is clearly disorderly.
- The prevention of public nuisance
 - This locality is a heritage site, with the Italian church nearby, and Herbal Hill is one of the oldest streets in Clerkenwell. The annual Italian parade passes through Herbal Hill. It would create a public nuisance to turn this into a delivery site.
 - The council has already taken a strict position on licensing in this local Clerkenwell Green area, for example, restricting licenses for venues in and around the area. There is a precedent for rejecting a license in this location.
 - The applicant has already proven themselves to be a noisy operator - during the construction phase and during the operating phase, both explained above - and is likely to lead to a substantial number of complaints from residents, wasting council resources and time in the future.
- Public safety
 -
 - Similar local operators, such as Getir, who operate a few streets away have shown the challenges of such a local operator
 - The road is often blocked by Getir delivery vehicles, making it dangerous for other vehicles and pedestrians
 - There are also large delivery vehicles which often block the road

- The pavements in this location are essentially unpassable, and in Herbal Hill this problem will be even more acute.
- There is a residents car park accessed via the proposed licensed site which will be inaccessible with bikes parked in the way.
- The protection of children from harm
 - Herbal Hill is a one way street which only a few years ago was placed on the cycle superhighway and repaved. The road is narrow, with no passing points.
 - There are many local children, both in the building but also in the local ballet school
 - The proposal to substantially improve traffic on this narrow road with many young children poses an unacceptable risk that the council should not countenance

It is my opinion, shared by many neighbours that given the above, that the license application should not be granted. Should the council nevertheless be minded to grant the application, any such license must be conditional on strict adherence to the council's own guidance, including but not limited to:

- The applicant must install sound proofing and provide evidence to the satisfaction of the Herbal Hill Gardens Leaseholders' Association to ensure there is no additional noise from the trolleys & delivery mechanism installed
- The applicant must restrict licensed deliveries to 0900-1600 weekdays and 1000-1600 weekends, in line with a precedence already set by Islington Council
- The applicant must only use fully-quiet delivery vehicles, such as bikes with no motorised vehicles
- The applicant must ensure there are no large deliveries (e.g. via trucks) outside the above hours.
- The applicant must install improved security to the residents' car park, which is behind the access point they plan to use. This includes (i) creating a clear, marked vehicle path to the residents car park, (ii) ensuring this path is kept clear of delivery vehicles and other rubbish at all times.

Could you please confirm receipt of this objection?

Rep 3

From:

Sent: 28 June 2021 12:44

To: Licensing <Licensing@islington.gov.uk>

Subject: Licensing application on behalf of Gorillaz Technologies

[External]

Dear Sir or Madam,

I write as a resident of Herbal Hill gardens for which a licensing application on behalf of Gorillaz Technologies at 95 Farringdon road for the ground floor has been made.

The building comprises 61 flats at ground and upper levels together with at ground and basement levels commercial premises including the premises which the Applicant is currently fitting out having been granted a Lease by the building's freeholder who use Daniel

Watney as their Managing Agents. The occupants of the flats include families with young children.

The purpose of this submission is to OBJECT to the granting of the application.

The Applicant wishes to operate from premises which are surrounded by residential flats (not just at Herbal Hill Gardens), with narrow streets (Herbal Hill) likely to be heavily used by the Applicant for deliveries where noise is a particular issue. This access is directly below my flat and has already caused a large degree of distress with noise at all times and the blocking of access to my car parking space in the basement, The granting of this license will only increase traffic in an already unsuitable area.

It goes some way to demonstrating the Applicant's lack of concern over how its operations affect the locality that no approach has been made by the Applicant to residents living literally in the same building as they propose to operate from to explain how they intend to operate in a manner that would not be to the detriment of their immediate neighbours.

Addressing each of the Licensing Objectives in turn:

The prevention of crime & disorder

Based upon press reports of the Applicant's activities elsewhere, including within Islington, the Applicant's operations have been shown to cause an increase in disruption and distress to local residents. Please see this article by way of example: <https://www.islingtoncitizen.co.uk/2021/04/01/residents-complain-of-noise-nuisance-from-dark-store-warehouse-on-pedestrianised-alley/>.

In recent weeks, the applicant's contractors have commenced extremely noisy building works multiple times between 0600-0700 despite clear council guidance that such works should not commence until 0800 and despite complaints from residents. They've woken many residents, including young children. These have been reported to the council, wasting precious local resources and suggest the Applicant is unaccustomed to operating in a co-operative manner or in accordance with Islington's Environmental protections.

The prevention of public nuisance

This locality is a sensitive, very densely urbanised heritage area which includes the Italian church which organises an annual parade which passes through Herbal Hill.

Islington Council has recognised the sensitivities in this area which relate in particular to the night time economy by, for example, restricting licenses for venues in and around the area. There is a precedent for rejecting a license in this location.

We have carefully considered the nature of the nuisance at issue in this Application in view of the fact that this Application is not for the operation of a pub (ie no on sales, and off sales only for delivery to customers at their addresses). We are influenced by the press coverage already referred to and recognise that the deliveries to customers are said to be via e-bikes which might operate silently and without causing pollution.

Hence, the concerns are the frequency of deliveries in and out of the premises (which we assume is via the gated entrance into Herbal Hill exiting the underground car park). Herbal Hill is one way only northbound within a narrow canyon-like road. Any noise is amplified (for example the opening and closing of the gates out of the premises). There may be a greater risk of accidents involving pedestrians, especially if the e-bikes move silently, as implied. For returning couriers the route will include a risky right turn from Clerkenwell Road Westbound into Herbal Hill. This road is a very busy through route, hence the risk to the courier.

As the access area is at the top of a tall hill I am also concerned that this as per their business plan time sensitive delivery of alcohol will result in illegal maneuvers by cyclists on a one way street when deliveries have to be made in a Southernly direction from this depot. Alternately they may choke narrow pavements by taking bikes on pavements and wheeling them up Herbal Hill forcing pedestrians and prams onto the roads.

The "warehouse" facility will need to be restocked periodically. We think it most unlikely that the re-stocking will be by e-bike. The Applicant has not addressed how restocking of the facility will be handled. We believe that there will be additional traffic for restocking using I.C.E. vehicles which will be noisy and cause pollution. We are concerned that loading/unloading and waste disposal will also contribute to the increased activity and we believe that these activities would need to be controlled effectively to mitigate nuisance. The Applicant has not addressed this issue.

Public safety

Similar local operators, such as Getir, who operate a few streets away have shown the challenges of such a local operator. The road is often blocked by Getir delivery vehicles, making it dangerous for other vehicles and pedestrians. There are also large delivery vehicles which often block the road and the pavements in this location are essentially unpassable, and in Herbal Hill this problem will be even more acute.

The access for the Applicant's vehicles is the same as that used by the residents for their car park who need to have unimpeded access at all times. There is a concern that the Applicant's vehicles will interfere with the right of access for residents.

The protection of children from harm

Herbal Hill is a one way street which only a few years ago was placed on the cycle superhighway and repaved. The road is a narrow one-way street with no passing points and very narrow pavements.

There are many local children, both in the building but also in the local ballet school. The delivery area opening is also adjacent to St. Peter's Italian Catholic church playground and Sunday school area.

The proposal will foreseeably substantially increase traffic levels on this road and with many young children poses an unacceptable risk to their safety.

Generally

If Islington is minded not to refuse the Application we request that conditions are imposed to ensure strict adherence to the council's own guidance, including but not limited to the following:

- The Applicant must undertake to the RA that there will be no additional noise from the operations of the Applicant (eg by the use of e-bikes, trolleys & delivery mechanisms) or in the alternative must take all reasonable steps to mitigate any noise by the use of sound-proofing and other appropriate means.
- The applicant must restrict licensed deliveries to 0900-1600 weekdays and 1000-1600 weekends, in line with a precedent already set by Islington Council
- The applicant must only use fully-quiet delivery vehicles, such as bikes with no motorised vehicles
- The applicant must ensure there are no large deliveries (e.g. via trucks) outside the above hours.

- The applicant must install improved security to the residents' car park, which is behind the access point they plan to use. This includes (i) creating a clear, marked vehicle path to the residents car park, (ii) ensuring this path is kept clear of delivery vehicles and other rubbish at all times.

Could you please confirm receipt of this objection?

Rep 4

From:

Sent: 24 June 2021 12:39

To: Licensing <Licensing@islington.gov.uk>

Subject: Gorillas food / drink delivery 95 Farringdon Road

[External]

Please see below the reasons for my objection:

- Background
 - The license application is made at 95 Farringdon Road, which is contained within Herbal Hill Gardens - a block that contains 61 flat, with 120-150 residents, of which many are very young children
 - The proposed license is at a venue which is surrounded by residential flats, with narrow streets
- The prevention of crime & disorder
 - The applicant has proven themselves to be a disorderly public citizen, and is likely to contribute to a substantial increase in disorder in the building and in the area
 - In recent weeks, the applicant has commenced extremely noisy building works multiple times between 0600-0700 despite clear council guidance that such works should not commence until 0800 and despite complaints from residents. They've woken many residents, including young children. These have been reported to the council, wasting precious local resources.
 - The applicant has more generally shown themselves to be poor neighbours who are unwilling to work with local communities. Given complaints in other locations they have commented: "*They've got it and they're going to have to deal with it.*" Please see this article: <https://www.islingtoncitizen.co.uk/2021/04/01/residents-complain-of-noise-nuisance-from-dark-store-warehouse-on-pedestrianised-alley/>.
- The applicant is clearly disorderly.
- The prevention of public nuisance
 - This locality is a heritage site, with the Italian church nearby, and Herbal Hill is one of the oldest streets in Clerkenwell. The annual Italian parade passes through Herbal Hill. It would create a public nuisance to turn this into a delivery site.
 - The council has already taken a strict position on licensing in this local Clerkenwell Green area, for example, restricting licenses for venues in and around the area. There is a precedent for rejecting a license in this location.
 - The applicant has already proven themselves to be a noisy operator - during the construction phase and during the operating phase, both explained above - and is likely to lead to a substantial number of complaints from residents, wasting council resources and time in the future.
- Public safety
 - Similar local operators, such as Getir, who operate a few streets away have shown the challenges of such a local operator

- The road is often blocked by Getir delivery vehicles, making it dangerous for other vehicles and pedestrians
 - There are also large delivery vehicles which often block the road
 - The pavements in this location are essentially unpassable, and in Herbal Hill this problem will be even more acute.
- There is a residents car park accessed via the proposed licensed site which will be inaccessible with bikes parked in the way.
- The protection of children from harm
 - Herbal Hill is a one way street which only a few years ago was placed on the cycle superhighway and repaved. The road is narrow, with no passing points.
 - There are many local children, both in the building but also in the local ballet school
 - The proposal to substantially improve traffic on this narrow road with many young children poses an unacceptable risk that the council should not countenance

It is my opinion, shared by many neighbours that given the above, that the license application should not be granted. Should the council nevertheless be minded to grant the application, any such license must be conditional on strict adherence to the council's own guidance, including but not limited to:

- The applicant must install sound proofing and provide evidence to the satisfaction of the Herbal Hill Gardens Leaseholders' Association to ensure there is no additional noise from the trolleys & delivery mechanism installed
- The applicant must restrict licensed deliveries to 0900-1600 weekdays and 1000-1600 weekends, in line with a precedence already set by Islington Council
- The applicant must only use fully-quiet delivery vehicles, such as bikes with no motorised vehicles
- The applicant must ensure there are no large deliveries (e.g. via trucks) outside the above hours.
- The applicant must install improved security to the residents' car park, which is behind the access point they plan to use. This includes (i) creating a clear, marked vehicle path to the residents car park, (ii) ensuring this path is kept clear of delivery vehicles and other rubbish at all times.

Could you please confirm receipt of this objection?

Rep 5

From:

Sent: 24 June 2021 12:36

To: Licensing <Licensing@islington.gov.uk>

Subject: Objection for premises licence application 95 Farringdon road EC1R 3BT Gorillas Technologies Uk Ltd

[External]

Dear Islington Licensing

I'd like to submit an objection to the licensing application referenced below, being for Gorillaz Technologies at 95 Farringdon Road.

Please see below the reasons for my objection:

- Background

- The license application is made at 95 Farringdon Road, which is contained within Herbal Hill Gardens - a block that contains 61 flat, with 120-150 residents, of which many are very young children
 - The proposed license is at a venue which is surrounded by residential flats, with narrow streets
- The prevention of crime & disorder
 - The applicant has proven themselves to be a disorderly public citizen, and is likely to contribute to a substantial increase in disorder in the building and in the area
 - In recent weeks, the applicant has commenced extremely noisy building works multiple times between 0600-0700 despite clear council guidance that such works should not commence until 0800 and despite complaints from residents. They've woken many residents, including young children. These have been reported to the council, wasting precious local resources.
 - The applicant has more generally shown themselves to be poor neighbours who are unwilling to work with local communities. Given complaints in other locations they have commented: "*They've got it and they're going to have to deal with it.*" Please see this article: <https://www.islingtoncitizen.co.uk/2021/04/01/residents-complain-of-noise-nuisance-from-dark-store-warehouse-on-pedestrianised-alley/>. The applicant is clearly disorderly.
- The prevention of public nuisance
 - This locality is a heritage site, with the Italian church nearby, and Herbal Hill is one of the oldest streets in Clerkenwell. The annual Italian parade passes through Herbal Hill. It would create a public nuisance to turn this into a delivery site.
 - The council has already taken a strict position on licensing in this local Clerkenwell Green area, for example, restricting licenses for venues in and around the area. There is a precedent for rejecting a license in this location.
 - The applicant has already proven themselves to be a noisy operator - during the construction phase and during the operating phase, both explained above - and is likely to lead to a substantial number of complaints from residents, wasting council resources and time in the future.
- Public safety
 - - Similar local operators, such as Getir, who operate a few streets away have shown the challenges of such a local operator
 - The road is often blocked by Getir delivery vehicles, making it dangerous for other vehicles and pedestrians
 - There are also large delivery vehicles which often block the road
 - The pavements in this location are essentially unpassable, and in Herbal Hill this problem will be even more acute.
 - There is a residents car park accessed via the proposed licensed site which will be inaccessible with bikes parked in the way.
- The protection of children from harm
 - Herbal Hill is a one way street which only a few years ago was placed on the cycle superhighway and repaved. The road is narrow, with no passing points.
 - There are many local children, both in the building but also in the local ballet school

- The proposal to substantially improve traffic on this narrow road with many young children poses an unacceptable risk that the council should not countenance

It is my opinion, shared by many neighbours that given the above, that the license application should not be granted. Should the council nevertheless be minded to grant the application, any such license must be conditional on strict adherence to the council's own guidance, including but not limited to:

- The applicant must install sound proofing and provide evidence to the satisfaction of the Herbal Hill Gardens Leaseholders' Association to ensure there is no additional noise from the trolleys & delivery mechanism installed
- The applicant must restrict licensed deliveries to 0900-1600 weekdays and 1000-1600 weekends, in line with a precedence already set by Islington Council
- The applicant must only use fully-quiet delivery vehicles, such as bikes with no motorised vehicles
- The applicant must ensure there are no large deliveries (e.g. via trucks) outside the above hours.
- The applicant must install improved security to the residents' car park, which is behind the access point they plan to use. This includes (i) creating a clear, marked vehicle path to the residents car park, (ii) ensuring this path is kept clear of delivery vehicles and other rubbish at all times.

Rep 6

From:

Sent: 26 June 2021 08:58

To: Licensing <Licensing@islington.gov.uk>

Subject: Application by Gorillaz Technologies at 95 Farringdon Road, Clerkenwell

[External]

Dear Licensing Team,

I write as Chairman on behalf of the Herbal Hill Gardens Long Leaseholders' Association ("the RA") which represents the Long Leaseholders of the building at the address which is the subject of the above Application on behalf of Gorillaz Technologies.

The building comprises 61 flats at ground and upper levels together with at ground and basement levels commercial premises including the premises which the Applicant is currently fitting out having been granted a Lease by the building's freeholder who use Daniel Watney as their Managing Agents. The occupants of the flats include families with young children.

The purpose of this submission is to OBJECT to the granting of the application.

The Applicant wishes to operate from premises which are surrounded by residential flats (not just at Herbal Hill Gardens), with narrow streets (Herbal Hill) likely to be heavily used by the Applicant for deliveries where noise is a particular issue.

It goes some way to demonstrating the Applicant's lack of concern over how its operations affect the locality that no approach has been made by the Applicant to residents living literally in the same building as they propose to operate from to explain how they intend to operate in a manner that would not be to the detriment of their immediate neighbours.

Addressing each of the Licensing Objectives in turn:

The prevention of crime & disorder

Based upon press reports of the Applicant's activities elsewhere, including within Islington, the Applicant's operations have been shown to cause an increase in disruption and distress to local residents. Please see this article by way of

example: <https://www.islingtoncitizen.co.uk/2021/04/01/residents-complain-of-noise-nuisance-from-dark-store-warehouse-on-pedestrianised-alley/>.

In recent weeks, the applicant's contractors have commenced extremely noisy building works multiple times between 0600-0700 despite clear council guidance that such works should not commence until 0800 and despite complaints from residents. They've woken many residents, including young children. These have been reported to the council, wasting precious local resources and suggest the Applicant is unaccustomed to operating in a co-operative manner or in accordance with Islington's Environmental protections.

The prevention of public nuisance

This locality is a sensitive, very densely urbanised heritage area which includes the Italian church which organises an annual parade which passes through Herbal Hill.

Islington Council has recognised the sensitivities in this area which relate in particular to the night time economy by, for example, restricting licenses for venues in and around the area. There is a precedent for rejecting a license in this location.

We have carefully considered the nature of the nuisance at issue in this Application in view of the fact that this Application is not for the operation of a pub (ie no on sales, and off sales only for delivery to customers at their addresses). We are influenced by the press coverage already referred to and recognise that the deliveries to customers are said to be via e-bikes which might operate silently and without causing pollution.

Hence, the concerns are the frequency of deliveries in and out of the premises (which we assume is via the gated entrance into Herbal Hill exiting the underground car park). Herbal Hill is one way only northbound within a narrow canyon-like road. Any noise is amplified (for example the opening and closing of the gates in and out of the premises). There may be a greater risk of accidents involving pedestrians, especially if the e-bikes move silently, as implied. For returning couriers the route will include a risky right turn from Clerkenwell Road Westbound into Herbal Hill. This road is a very busy through route, hence the risk to the couriers.

The "warehouse" facility will need to be restocked periodically. We think it most unlikely that the re-stocking will be by e-bike. The Applicant has not addressed how restocking of the facility will be handled. We believe that there will be additional traffic for restocking using I.C.E. vehicles which will be noisy and cause pollution. We are concerned that loading/unloading and waste disposal will also contribute to the increased activity and we believe that these activities would need to be controlled effectively to mitigate nuisance. The Applicant has not addressed these issues.

Public safety

Similar local operators, such as Getir, who operate a few streets away have shown the challenges of such a local operator. The road is often blocked by Getir delivery vehicles, making it dangerous for other vehicles and pedestrians. There are also large delivery

vehicles which often block the road and the pavements in this location are essentially unpassable. In Herbal Hill this problem will be even more acute.

The access for the Applicant's vehicles is shared with the residents for their car park who need to have unimpeded access at all times. There is a concern that the Applicant's vehicles will interfere with the right of access for residents.

The protection of children from harm

Herbal Hill is a one way street which only a few years ago was placed on the cycle superhighway and repaved. The road is a narrow one-way street with no passing points and very narrow pavements.

There are many local children, both in the building but also in the local ballet school.

The proposal will foreseeably substantially increase traffic levels on this road and with many young children poses an unacceptable risk to their safety.

Generally

If Islington is minded not to refuse the Application we request that conditions are imposed to ensure strict adherence to the council's own guidance, including but not limited to the following:

- The Applicant must undertake to the RA that there will be no additional noise from the operations of the Applicant (eg by the use of e-bikes, trolleys & delivery mechanisms) or in the alternative must take all reasonable steps to mitigate any noise by the use of sound-proofing and other appropriate means.
- The applicant must restrict licensed deliveries to 0900-1600 weekdays and 1000-1600 weekends, in line with a precedent already set by Islington Council
- The applicant must only use fully-quiet delivery vehicles, such as bikes with no motorised vehicles
- The applicant must ensure there are no large deliveries (e.g. via trucks) outside the above hours.
- The applicant must install improved security to the residents' car park, which is behind the access point they plan to use. This includes (i) creating a clear, marked vehicle path to the residents car park, (ii) ensuring this path is kept clear of delivery vehicles and other rubbish at all times.

Could you please confirm receipt of this objection.

David Graves on behalf of the Herbal Hill Gardens Long Leaseholders' Association

Rep 7

From:

Sent: 24 June 2021 16:46

To: Licensing <Licensing@islington.gov.uk>

Subject: Islington Licensing - 95 Farringdon Rd - Objection

[External]

Dear Islington Licensing,

I'd like to submit an objection to the licensing application for Gorillaz Technologies at 95 Farringdon Road.

The license application is made at 95 Farringdon Road, which is contained within Herbal Hill Gardens - a residential block that contains over 60 flats. More than that, the proposed license is at a venue which is on a very narrow, one-way street which also serves as an entry point to the residents' car park.

With that in mind, I am extremely concerned about a. congestion on Herbal Hill - a rival company, Getir, operates only a few streets away and that road is constantly blocked by their delivery vehicles and drivers. The addition of Gorillaz' bikes will make the whole area essentially unpassable, not to mention rowdy.

I am also really worried about the safety + access to the parking lot, where my vehicle is parked. The proposed licensed site would make the entry to the car park difficult at best with bikes parked in the way. More importantly, the security of the car park itself, which is behind the access point Gorillaz plan to use, would be heavily jeopardized with so many vehicles leaving and entering the area.

It is therefore my opinion, that the license application should not be granted. Should the council decide to do so, however, the applicant must, at the very least, install improved security to the residents' car park, which is behind the access point Gorillaz plan to use. This includes (i) creating a clear, marked vehicle path to the residents car park, (ii) ensuring this path is kept clear of delivery vehicles and other rubbish at all times.

The applicant must also restrict activity to e.g. 0900-1600 weekdays and 1000-1600 weekends, in line with a precedent already set by Islington Council, and use only fully-quiet delivery vehicles, such as bikes with no motorised vehicles. The applicant must also ensure there are no large deliveries (e.g. via trucks) outside the above hours

Could you please confirm receipt of this objection?

1. The person taking the order and/or making the delivery must ensure that the recipient is 18 years of age. If they appear under 25 years of age, photographic ID will be required before the alcohol is handed over.

Acceptable identification for the purpose of this condition:

Current passport or an equivalent form of identification such as a national identity card with a photograph and date of birth; Current photographic driving licence or provisional licence with date of birth, Military identification Card with a photograph and date of birth; and A Proof of Age Standards Scheme (PASS) approved age card.

2. Staff making the deliveries of alcohol must be at least 18 years of age.
3. Alcohol can only be delivered to a residential or business address not a public place.
4. Delivery staff will not deliver to any person anywhere other than a residential/business address given when the order was placed.
5. Any deliveries containing alcohol where the recipient is unable to provide identification and proof of age will be terminated.

Conditions agreed with the Police

1. All sales of alcohol arising from a [telephone/App/website] order for delivery must be paid for by debit or credit card. An alcohol verification sticker shall be applied to the delivery package so that alcohol can be easily retrieved by the delivery person to prevent an illegal sale. Details of the order (including the type, amount of alcohol, name, and address of the customer) must be included with the order. The details shall be shown on the printout receipt dispatched with the order. All delivery drivers and riders must allow any Police Constable or Local Authority Officer to inspect any alcohol or order details on request.
2. The premises will operate as a delivery only business. The premises will not open to the public and will be used for the dispatch of alcohol and other goods only. There shall be no collection of alcohol by the public from the premises.
3. CCTV shall be installed, operated, and maintained, to function all times that the premises is open for licensable activities. Said CCTV will comply with the following criteria:
 - (a) The licensee will ensure that the system is checked every two weeks to ensure that the system is working properly and that the date and time are correct;

(b) A record of these checks, showing the date and name of the person checking, will be kept and made available to the police or other authorised officer on request;

(c) The Police will be informed if the system will not be operating for longer than one day of business for any reason;

(d) The system will record in real time and recordings will be date and time stamped;

(e) Recordings will be kept for a minimum of 31 days and downloaded footage will be provided free of charge to the police or other authorised officers on request (subject to the Data Protection Act requirements) within 24 hours of any request.

4. An incident log shall be kept at the premises, and made available on request to the police or an authorised officer, will record:
 - (a) Any faults in the CCTV system;
 - (b) Any visit by a relevant authority or emergency service and
 - (c) Any refusal of the sale of alcohol.
5. A 'Challenge 25' Policy as shall be in force at the point of delivery of the alcohol. No delivery shall be made if the person seeking to accept delivery appears under 25 and is unable to provide proof of age. Examples of appropriate ID include a passport; photographic driving licence; military ID; biometric residents permit and the Proof of Age Standards Scheme (PASS) approved age cards.
6. The website shall reference the Challenge 25 age verification policy.
7. All staff that sale and/or deliver alcohol (including any outside delivery service, if used) shall receive appropriate training in relation to undertaking appropriate age checks, sales to a person who is drunk, obtaining alcohol for a child.
8. Staff training records shall be available for inspection by authorised officers of the licensing authority, officers of the trading standards service and officers of the Police.
9. Alcohol deliveries shall only to be made to business and/or private residences and not to any public/open spaces.
10. The premises licence holder shall endeavour to eliminate or minimise any nuisance arising out of its licensable activities . In doing so the premises licence holder will work with enforcement authorities where any issues are identified. A complaints procedure will be maintained in order that local residents have a means of contact if necessary. A direct telephone number for the manager at the premises shall be publically available at the times the premises is open. The telephone number is to be made available to residents and businesses in the vicinity.

Conditions agreed with Islington's Noise Service

1. Noise or vibration must not emanate from the premises so as to cause a nuisance to nearby properties.
2. In the event of a noise/nuisance complaint substantiated by an authorised officer, the licensee shall take appropriate measures in order to prevent any recurrence.
3. Prominent, clear and legible notices must be displayed at all exits requesting staff and couriers to respect the needs of local residents and to leave the premises and the area quietly.
4. The collection of refuse shall be restricted to the hours between 07:00 and 23:00 Monday-Saturday. No waste collections shall be made on a Sunday or Bank Holiday.
5. The delivery of licensable goods to the premises shall be restricted to the hours between 07:00 and 23:00 Monday-Saturday. No deliveries to the premises shall be made on a Sunday or Bank Holiday.
6. The outside frontage shall be swept and cleared of any rubbish and smoking litter associated with the business daily.
7. Exterior lighting shall be directed away from residential properties.
8. No internal combustion engine vehicles will be used for deliveries from the premises.

