

Licensing Sub-Committee Report

Item No:	
Date:	21 December 2017
Licensing Ref No:	17/12029/LIPN - New Premises Licence
Title of Report:	Basement to Third Floor 11 Rathbone Place London W1T 1HR
Report of:	Director of Public Protection and Licensing
Wards involved:	West End
Policy context:	City of Westminster Statement of Licensing Policy
Financial summary:	None
Report Author:	Miss Heidi Lawrance Senior Licensing Officer
Contact details	Telephone: 020 7641 2751 Email: hlawrance@westminster.gov.uk

1. Application

1-A Applicant and premises			
Application Type:	New Premises Licence, Licensing Act 2003		
Application received date:	25 October 2017		
Applicant:	The Allbright Group Limited		
Premises:			
Premises address:	Basement to Third Floor 11 Rathbone Place London W1T 1HR	Ward:	West End
		Cumulative Impact Area:	West End
Premises description:	<p>According to the application the premises will operate as an all female office space and private members club.</p> <p>Licensable activities will only be provided during the City Council's core hours to members of the Club, guests of members or persons attending a private function.</p> <p>The AllBright Club will be the first space of its kind in the UK for women to create, connect and collaborate. Members will access space to work, host meetings and socialise along with curated events, talks, exhibitions, debates and networking meet-ups.</p>		
Premises licence history:	This is an application for a new premises and therefore no history exists.		
Applicant submissions:	None submitted.		

1-B Proposed licensable activities and hours							
Late Night Refreshment:				Indoors, outdoors or both			Indoors
Day:	Mon	Tues	Wed	Thur	Fri	Sat	Sun
Start:	23:00	23:00	23:00	23:00	23:00	23:00	
End:	23:30	23:30	23:30	23:30	00:00	00:00	
Seasonal variations/ Non-standard timings:			<p>From the end of permitted hours on New Year's Eve to the start of permitted hours on New Year's Day</p> <p>00:00 for licensable activities on Sundays immediately before Bank Holiday Mondays</p> <p>00:00 for licensable activities on International Women's Day</p>				
Sale by retail of alcohol				On or off sales or both:			On Sales
Day:	Mon	Tues	Wed	Thur	Fri	Sat	Sun
Start:	10:00	10:00	10:00	10:00	10:00	10:00	12:00
End:	23:30	23:30	23:30	23:30	00:00	00:00	22:20
Seasonal variations/ Non-standard timings:			<p>From the end of permitted hours on New Year's Eve to the start of permitted hours on New Year's Day</p> <p>00:00 for licensable activities on Sundays immediately before Bank Holiday Mondays</p> <p>00:00 for licensable activities on International Women's Day</p>				

Hours premises are open to the public							
Day:	Mon	Tues	Wed	Thur	Fri	Sat	Sun
Start:	08:00	08:00	08:00	08:00	08:00	08:00	09:00
End:	00:00	00:00	00:00	00:00	00:30	00:30	23:30
Seasonal variations/ Non-standard timings:			<p>From the end of permitted hours on New Year's Eve to the start of permitted hours on New Year's Day</p> <p>00:00 for licensable activities on Sundays immediately before Bank Holiday Mondays</p> <p>00:00 for licensable activities on International Women's Day</p>				
Adult Entertainment:			None applied for.				

2. Representations

2-A Responsible Authorities	
Responsible Authority:	Environmental Health Consultation Team
Representative:	Mrs Sally Fabbriatore
Received:	31 st October 2017
<p>I refer to the application for a new Premises Licence for the above premises.</p> <p>The premises are situated in the West End Cumulative Impact Area as stated in City of Westminster's Statement of Licensing Policy.</p> <p>This representation is based on the Operating Schedule and the submitted plans, for the basement to third floor, drawing numbers 44_100, 44_101, 44_102, 44_103, 44_104 respectively and dated 11/10/17.</p> <p>The applicant is seeking the following on the basement, ground, first, second and third floors:</p> <ol style="list-style-type: none">1. To allow the Supply of Alcohol 'on' the premises Monday to Thursday 10:00-23:30 hours, Friday and Saturday 10:00-00:00 and Sunday 12:00-22:30 hours.2. To allow Late Night Refreshment 'indoors' Monday-Thursday 23:00-23:30 hours and Friday and Saturday 23:00-00:00 hours.3. To allow the above provisions from the end of New Year's Eve to the start of New Year's Day and on Sundays prior to bank holidays and International Women's Day to operate until 00:00 hours. <p>I wish to make the following representation in relation to the above application:</p> <ol style="list-style-type: none">1. The provision of the Supply of Alcohol may cause an increase in Public Nuisance in the cumulative impact area, it may also impact on Public Safety.2. The provision of Late Night Refreshment may cause an increase in Public Nuisance in the cumulative impact area.3. The non-standard timings may cause an increase in Public Nuisance in the cumulative impact area. <p>Following pre-application advice the conditions discussed have been proposed. Further discussions regarding the capacity will need to take place in order to protect Public Safety.</p> <p>The granting of the new Premises Licence as presented would have the likely</p>	

effect of causing an increase in Public Nuisance in the cumulative impact area and may impact on Public Safety.

Responsible Authority:	Metropolitan Police Service
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Representative:	PC Bryan Lewis
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Received:	16 th November 2017
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I am writing to inform you that the Metropolitan Police, as a Responsible Authority, will be objecting to this application as it is our belief that if granted the application would undermine the Licensing Objectives.

The venue is situated in the West End Cumulative Impact Area, a locality where there is traditionally high levels of crime and disorder. We have concerns that this application will cause further policing problems in an already demanding area. Namely by amending premises licence conditions intended to control the sale of premium alcohol.

Responsible Authority:	Licensing Authority
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Representative:	Ms Shannon Pring
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Received:	24 th November 2017
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write in relation to the application submitted for a New Premises Licence for the following premises –

As a responsible authority under section 13 (4) of the Licensing Act 2003 as amended under the Police and Social Responsibility Act 2011 the Licensing Authority have considered your application in full. The Licensing Authority has concerns in relation to this application and how the premises would promote the Licensing Objectives:

- Public Nuisance
- Prevention of Crime & Disorder
- Public Safety

The premises is located within the West End Cumulative Impact and as such a number of policy points must be considered.

The premises currently falls within policy points 2.4.10 and 2.4.11 of CIP1 and the applicants must demonstrate how the membership applications will operate. No additional information has been received that addresses whether there will be a membership committee that considers applications for membership or provides any information as to how membership is approved. There is also no information relating to the management of private events at the premises. Point 2.4.10 highlights that 'individuals attending premises operating private functions, which could include corporate or personal events, are not necessarily known to the management of the premises, although will be known to the event organiser'. We would propose that a limit on the number of private events might be offered to mitigate the effect of cumulative

impact.

Whilst we accept that the licensable activities requested are in line with core hours; however, no additional information has been received which addresses the above policy concerns and we ask that this is addressed by the submission of additional documents.

Please accept this as a formal objection and we look forward to receiving documents as soon as possible.

3. Policy & Guidance

The following policies within the City Of Westminster Statement of Licensing Policy apply:

Policy CIA1 applies	<p>(i) It is the Licensing Authority's policy to refuse applications in the Cumulative Impact Areas for: pubs and bars, fast food premises, and premises offering facilities for music and dancing; other than applications to vary hours within the Core Hours under Policy HRS1.</p> <p>(ii) Applications for other licensable activities in the Cumulative Impact Areas will be subject to other policies, and must demonstrate that they will not add to cumulative impact in the Cumulative Impact Areas.</p>
Policy HRS1 applies:	<p>(i) Applications for hours within the core hours set out below in this policy will generally be granted, subject to not being contrary to other policies in the Statement of Licensing Policy.</p> <p>(ii) Applications for hours outside the core hours set out below in this policy will be considered on their merits, subject to other relevant policies.</p>
Policy PB2 applies:	<p>It is the Licensing Authority's policy to refuse applications in the Cumulative Impact Areas other than applications to vary hours within the Core Hours under Policy HRS1.</p>

4. Appendices

Appendix 1	Applicant supporting documents
Appendix 2	Premises history
Appendix 3	Proposed conditions
Appendix 4	Residential map and list of premises in the vicinity

Report author:	Miss Heidi Lawrance Senior Licensing Officer
Contact:	Telephone: 020 7641 2751 Email: hlawrance@westminster.gov.uk

If you have any queries about this report or wish to inspect one of the background papers please contact the report author.

Background Documents – Local Government (Access to Information) Act 1972

1	Licensing Act 2003	N/A
2	City of Westminster Statement of Licensing Policy	7 th January 2016
3	Amended Guidance issued under section 182 of the Licensing Act 2003	March 2015
4	Application form	25 th October 2017
5	Representation – Environmental Health	31 st October 2017
6	Representation – MET Police	16 th November 2017
7	Representation – Licensing Authority	24 th November 2017

Applicant Supporting Documents

Thomas & Thomas Partners LLP

Your ref: 17/12029/LIPN
Our ref: JS/ALL.35.1

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05 December 2017

Dear Sirs

**Application for a Premises Licence 17/12029/LIPN
AllBright, 11 Rathbone Place, London W1T 1HR**

We would be grateful for the Licensing Sub-Committee's consideration of this letter ahead of the hearing scheduled 21 December 2017.

AllBright was founded by successful entrepreneurs Anna Jones, the former CEO of magazine publisher Hearst, and Debbie Wosskow, the founder of LoveHomeSwap. AllBright is a unique funding, education and network designed to provide the support and finance needed for female leaders to thrive. The collective is an open and inclusive network formed of multiple elements, including the AllBright Academy, the AllBright fund and the UK's first all-female co-working club, which have been established in order to achieve their mission; to make the UK the best place to be a female leader.

The premises will operate as AllBright's co-working and networking venue. The primary use of the premises will be for the members to work, meet and network using the premises' various facilities. Like many larger offices, the premises will have working areas and meeting/function rooms, together with in-house café and refreshment areas. The application seeks to authorise licensable activities during the Core Hours only. Examples of licensable activities may include a glass of wine with a networking lunch; champagne to celebrate a business deal; or drinks served during an event in the function rooms.

Comprehensive and strict licence conditions were agreed with the Environmental Health Consultation Team during the pre-application process. The conditions tightly control the use of the premises. Some of the conditions are similar to those commonly found on a private members' club licence. This has the effect of controlling provision of licensable activities to members of the AllBright collective, their guests

or persons attending a pre-booked and private function. This means there will be no scope whatsoever for general members of the public to freely access the premises for licensable activities.

The application did not attract any objections from local residents. We understand the responsible authorities have submitted representations, primarily due to the premises location just inside the West End cumulative impact area.

The applicant is confident that the nature of the proposed use and strict licence conditions will ensure that the premises will not add to the cumulative impact. The primary purpose of visit will be for members of the AllBright collective to work. The conditioned membership controls can be closely compared to qualifying members' clubs, which the City Council's Licensing Policy recognise have little association with crime, disorder or public nuisance and provide a real incentive to promote the licensing objectives in the local neighbourhood (Policy paragraph 2.4.9). The applicant also hopes that it was not the City Council's intention that the cumulative impact policy restricts premises such as the AllBright co-working venue and that the proposals do not engage the underlying reasons for the cumulative impact area policies (Policy paragraph 2.4.3).

The applicant hopes that the proposals present a unique opportunity for the City Council to promote a new inclusive business environment that supports London's current and future female leaders and entrepreneurs.

Members of the applicant company will attend the Licensing Sub-Committee hearing with Jack Spiegler of this office. Those in attendance would be delighted to assist members with any queries and additional information at the hearing.

Yours faithfully

Thomas & Thomas Partners LLP

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A ROOM OF THEIR OWN

The first ever women-only social-club-cum-workspace is about to open in the capital, but why do its founders think now is the right time for single-sex working? Louisa McGillicuddy finds out



Debbie Woskow, left, and Anna Jones photographed in the AllBright by Philip Sinden

Anna Jones and Debbie Woskowitz are the sort of women you would want on your apocalypse survival squad. Or perhaps just the sort of women you would want to shake you out of bed in the morning. When I meet them for coffee at 10am they have, in classic CEO fashion, already been awake for five hours. Debbie, 43, is up at the crack of dawn most days to “punch things” at the swish Marylebone boxing gym BXR; Anna, 42, has been WhatsApping “Debs” since 6am about a new business idea she cooked up overnight. These women don’t stop.

Woskowitz has been building and selling companies since she was 25; most recently LoveHomeSwap, which she sold for £40m. Jones reached the top of the media ladder at 37, becoming the first female CEO of the magazine publisher Hearst, before she stepped down earlier this year. Now, they’re joining forces to launch the AllBright, a social members’ club and co-working space for women only, not unlike the Wing in New York.

“We’re lunatics, right,” Woskowitz says, as she sips green tea. Well, yes and no — women-only spaces are making a bit of a feminist comeback. The Wing, founded last autumn by Lena Dunham’s best friend, Audrey Gelman, boasts members such as Jenna Lyons, the former president of J.Crew, and the transgender model Hari Nef, and it has already announced

plans to expand its Millennial-pink space to three more sites. “Part of our inspiration was seeing the growth of places in the US that are specifically tailored for women. There’s nothing like that here,” Jones says. So, they have built their own.

The AllBright aims to combine the networking power of Soho House with the actual getting-stuff-done facilities of co-working spaces such as WeWork. Applications open today, and the aim is to attract people across all industries, from arts and media to politics and the corporate world. Membership starts at £50 a month, less for the under-27s, which niftily undercuts all its competitors. The five-storey former art gallery, on Rathbone Place in Bloomsbury, will house an events space with a cafe and bar on the ground floor, plus lounges, work areas and bookable meeting rooms on the upper floors. There will be a place to have a blow-dry in the basement, too. “I find it all a bit depressing, that whole Barack Obama, Steve Jobs thing of wearing a ‘uniform’ every day to minimise your decision-making,” Woskowitz says — today in a lovely pink McQueen dress. “I can’t think of anything worse. I like the fact that women can create this game face, it’s a kind of armour: the hair, the make-up, the frock.” Jones agrees: “I’m not ashamed of thinking, ‘Right, have I got my heels because I’m going to a board

meeting?’ I don’t want to dial down on being a woman.”

Of course, the ghost of Emmeline Pankhurst isn’t going to strike down any man who approaches the threshold. Male guests will be allowed inside the club, but members must be female-identifying people. The name is a nod to the formidable former US Secretary of State Madeleine Albright, whose quote, “There’s a special place in hell for women who don’t help each other,” is something of an unofficial mantra.

The idea for the AllBright was first scribbled on the back of a menu over drinks at the members’ club Little House, 18 months ago. Jones and Woskowitz had crossed paths at various industry events over the years (there are only so many British female CEOs under 45), but it wasn’t until they were set up by a mutual friend three years ago that they hit it off properly. “It was like when you pull on a date,” Woskowitz says.

“Entrepreneurs are generally quite impatient and have short attention spans in terms of constantly craving variety. For me, I’ve never met anyone who was my pace until AJ,” she says, beaming at her co-founder. Jones nods in agreement: “It’s always been just me.”

Both women describe themselves as “northern grafters”. Jones grew up the eldest of four sisters on a farm in north Yorkshire, while Woskowitz is part of an

The CEO's guide: Debbie and Anna on how to win at life

1 Think high and low. You need an overall strategy and long-term goals, but also command of the details.

2 If you're not an early riser, train yourself to be. When you're running a business, you can't chase the day — it's about getting up and attacking it.

3 Be in the moment. Multi-tasking is great, but give your mind fully to one thing as well, whether it's work or home.

4 Find your tribe. People ask a lot about role models and mentors, but it is more often about finding your girl gang among the people you come up through the ranks with.

5 Build a thick skin. Women waste too much time worrying about what other people think about them in a way that men simply don't. It's easier said than done, but the most successful CEOs don't take the setbacks personally.

entrepreneurial Jewish family from Leeds. Both now live in north London and have a son and daughter each.

They do seem to vibrate on a different frequency to your average human, and are ruthlessly on message with everything they want to achieve. But after an hour in their company I find my cynical self slightly under the spell of their empowering management speak. What can't I achieve now I know the "3 Gs of success" (graft, grace, grit)? Besides, they really do know their stuff. Between the two of them they are on first-name terms with every high-powered exec in the country. "I was chatting to Martha Lane Fox the other day..." "So we were in a meeting with the chairman of Marks & Spencer and, can you believe it, we turned up wearing exactly the same Zara skirt!"

The club is just the first physical manifestation of a greater master plan, of course. The overarching goal is to nurture female business

talent. Last year, just 9% of UK venture capital went to startups with a female founder. To move the dial they have set up the AllBright Academy, an accelerator programme targeted at the 1 in 10 women who say they want to start their own company, and they are knocking on the doors of their network of investors to raise money to get more female-led businesses off the ground.

The home base in Bloomsbury is just the beginning. Plans are in the works for expansion to Manchester and a second site in London. "It's about building an empire," Jones says. "There's this whole stigma against 'go big or go home'," she says. "There's so much unconscious bias against women that will take a long time for us to chip away, but having a place where you can convene a community and help with skills and confidence will start to make a difference. We see a route to progress by pulling women together, and it

feels like the time is now. It's a movement, and a mission."

Applications open today, and the club opens at the end of January 2018; theallbright.com

● **STYLE PLAY**

Meet more inspirational women in The Female Lead series on thesundaytimes.co.uk/styleplay

Opening page Styling: Flossie Saunders. Hair and make-up: Lou Box at S Management using Chanel Cosmetics and Davines. Dress, £374, Diane von Furstenberg; matchesfashion.com. Burgundy shoes, £149; kurtgeiger.com. T-shirt, £100, Acne Studios; net-a-porter.com. Blazer, £430, and trousers, £255; paulsmith.com. Red shoes, £122, LK Bennett; johnlewis.com ■

Premises History

There is no licence or appeal history for the premises.

CONDITIONS CONSISTENT WITH THE OPERATING SCHEDULE AND CONDITIONS PROPOSED BY A PARTY TO THE HEARING

When determining an application for a new premises licence under the provisions of the Licensing Act 2003, the licensing authority must, unless it decides to reject the application, grant the licence subject to the conditions which are indicated as mandatory in this schedule.

At a hearing the licensing authority may, in addition, and having regard to any representations received, grant the licence subject to such conditions which are consistent with the operating schedule submitted by the applicant as part of their application, or alter or omit these conditions, or add any new condition to such extent as the licensing authority considers necessary for the promotion of the licensing objectives.

This schedule lists those conditions which are consistent with the operating schedule, or proposed as necessary for the promotion of the licensing objectives by a responsible authority or an interested party as indicated. These conditions have not been submitted by the licensing service but reflect the positions of the applicant, responsible authority or interested party and have not necessarily been agreed

Mandatory Conditions

1. No supply of alcohol may be made at a time when there is no designated premises supervisor in respect of this licence.
2. No supply of alcohol may be made at a time when the designated premises supervisor does not hold a personal licence or the personal licence is suspended.
3. Every supply of alcohol under this licence must be made or authorised by a person who holds a personal licence.
4.
 - (1) The responsible person must ensure that staff on relevant premises do not carry out, arrange or participate in any irresponsible promotions in relation to the premises.
 - (2) In this paragraph, an irresponsible promotion means any one or more of the following activities, or substantially similar activities, carried on for the purpose of encouraging the sale or supply of alcohol for consumption on the premises—
 - (a) games or other activities which require or encourage, or are designed to require or encourage, individuals to;
 - (i) drink a quantity of alcohol within a time limit (other than to drink alcohol sold or supplied on the premises before the cessation of the period in which the responsible person is authorised to sell or supply alcohol), or
 - (ii) drink as much alcohol as possible (whether within a time limit or otherwise);
 - (b) provision of unlimited or unspecified quantities of alcohol free or for a fixed or discounted fee to the public or to a group defined by a particular characteristic in a manner which carries a significant risk of undermining a licensing objective;
 - (c) provision of free or discounted alcohol or any other thing as a prize to encourage or reward the purchase and consumption of alcohol over a period of 24 hours or less in a manner which carries a significant risk of undermining a licensing objective;

- (d) selling or supplying alcohol in association with promotional posters or flyers on, or in the vicinity of, the premises which can reasonably be considered to condone, encourage or glamorise anti-social behaviour or to refer to the effects of drunkenness in any favourable manner;
 - (e) dispensing alcohol directly by one person into the mouth of another (other than where that other person is unable to drink without assistance by reason of a disability).
5. The responsible person must ensure that free potable water is provided on request to customers where it is reasonably available.
6. (1) The premises licence holder or club premises certificate holder must ensure that an age verification policy is adopted in respect of the premises in relation to the sale or supply of alcohol.
- (2) The designated premises supervisor in relation to the premises licence must ensure that the supply of alcohol at the premises is carried on in accordance with the age verification policy.
- (3) The policy must require individuals who appear to the responsible person to be under 18 years of age (or such older age as may be specified in the policy) to produce on request, before being served alcohol, identification bearing their photograph, date of birth and either—
- (a) a holographic mark, or
 - (b) an ultraviolet feature.
7. The responsible person must ensure that—
- (a) where any of the following alcoholic drinks is sold or supplied for consumption on the premises (other than alcoholic drinks sold or supplied having been made up in advance ready for sale or supply in a securely closed container) it is available to customers in the following measures—
 - (i) beer or cider: ½ pint;
 - (ii) gin, rum, vodka or whisky: 25 ml or 35 ml; and
 - (iii) still wine in a glass: 125 ml;
 - (b) these measures are displayed in a menu, price list or other printed material which is available to customers on the premises; and
 - (c) where a customer does not in relation to a sale of alcohol specify the quantity of alcohol to be sold, the customer is made aware that these measures are available.

A responsible person in relation to a licensed premises means the holder of the premise licence in respect of the premises, the designated premises supervisor (if any) or any individual aged 18 or over who is authorised by either the licence holder or designated premises supervisor. For premises with a club premises certificate, any member or officer of the club present on the premises in a capacity that which enables him to prevent the supply of alcohol.

- 8(i) A relevant person shall ensure that no alcohol is sold or supplied for consumption on or off the premises for a price which is less than the permitted price.
- 8(ii) For the purposes of the condition set out in paragraph 8(i) above -
- (a) "duty" is to be construed in accordance with the Alcoholic Liquor Duties Act 1979;
- (b) "permitted price" is the price found by applying the formula -
- $$P = D + (D \times V)$$
- Where -
- (i) P is the permitted price,
- (ii) D is the amount of duty chargeable in relation to the alcohol as if the duty were charged on the date of the sale or supply of the alcohol, and
- (iii) V is the rate of value added tax chargeable in relation to the alcohol as if the value added tax were charged on the date of the sale or supply of the alcohol;
- (c) "relevant person" means, in relation to premises in respect of which there is in force a premises licence -
- (i) the holder of the premises licence,
- (ii) the designated premises supervisor (if any) in respect of such a licence, or
- (iii) the personal licence holder who makes or authorises a supply of alcohol under such a licence;
- (d) "relevant person" means, in relation to premises in respect of which there is in force a club premises certificate, any member or officer of the club present on the premises in a capacity which enables the member or officer to prevent the supply in question; and
- (e) "value added tax" means value added tax charged in accordance with the Value Added Tax Act 1994.
- 8(iii). Where the permitted price given by Paragraph 8(ii)(b) above would (apart from this paragraph) not be a whole number of pennies, the price given by that sub-paragraph shall be taken to be the price actually given by that sub-paragraph rounded up to the nearest penny.
- 8(iv). (1) Sub-paragraph 8(iv)(2) below applies where the permitted price given by Paragraph 8(ii)(b) above on a day ("the first day") would be different from the permitted price on the next day ("the second day") as a result of a change to the rate of duty or value added tax.
- (2) The permitted price which would apply on the first day applies to sales or supplies of alcohol which take place before the expiry of the period of 14 days beginning on the second day.

Conditions consistent with the operating schedule

9. The provision of Licensable Activities shall at all times be ancillary to the use of the Premises by the AllBright Collective as a female private members' club and co-working meeting/office space.
10. There shall be no advertising of the bar outside of the premises.
11. Alcohol may only be sold for consumption by a) members of the AllBright Club and their bona fide guests (not exceeding 3 guests per member); b) employees and staff of the AllBright Collective; or c) persons attending a pre-booked private function.
12. No person shall be admitted to membership of the private club or be entitled to take advantage of any of the privileges of membership without an interval of at least 48 hours between their nomination or application for membership and their admission.
13. A list of the names and addresses of members of the Club shall be kept on the premises at all times together with a book showing the names and dates of attendance of any guests introduced by members or attending pre-booked private functions. Both the list and the book shall be produced on demand for inspection by the police or an authorised officer of the Council.
14. No noise generated on the premises, or by its associated plant or equipment, shall emanate from the premises nor vibration be transmitted through the structure of the premises which gives rise to a nuisance.
15. All entrance doors and windows to be kept closed after 23:00hours except for immediate access and egress of persons.
16. Substantial food and non-intoxicating beverages, including drinking water, shall be available in all parts of the premises where alcohol is sold or supplied for consumption on the premises.
17. Clearly legible notices shall be displayed at all exits from the premises requesting patrons to respect the needs of local residents and to leave the premises and area quietly.
18. Notices shall be prominently displayed at any area used for smoking requesting patrons to respect the needs of local residents and use the area quietly.
19. No waste or recyclable materials, including bottles, shall be moved removed or placed in outside areas between 2300 hours and 0800 hours.
20. No deliveries to the premises shall be made between the hours of 23:00 hours and 08:00 hours
21. During the hours of operation of the premises, the licence holder shall ensure sufficient measures are in place to remove and prevent litter or waste arising or accumulating from customers in the area immediately outside the premises, and

that this area shall be swept and or washed, and litter and sweepings collected and stored in accordance with the approved refuse storage arrangements by close of business.

22. Drinks shall not be taken outside of the premises
23. The number of persons accommodated at any one time, (excluding staff) shall not exceed:
 - Basement – 20 persons
 - Ground -110 persons
 - First Floor –60 persons
 - Second Floor –60 persons.
 - Third Floor – 60 persons.

With no more than 60 persons on the first, second and third floors at any one time and no more than 170 persons on the premises at any one time.

24. The approved arrangements at the premises, including means of escape provisions, emergency warning equipment, the electrical installation and mechanical equipment, shall at all material times be maintained in good condition and full working order.
25. The means of escape provided for the premises shall be maintained unobstructed, free of trip hazards, be immediately available and clearly identified in accordance with the plans provided.
26. All emergency exit doors shall be available at all material times without the use of a key, code, card or similar means.
27. All emergency doors shall be maintained effectively self-closing and not held open other than by an approved device.
28. The edges of the treads of steps and stairways shall be maintained so as to be conspicuous.
29. Curtains and hangings shall be arranged so as not to obstruct emergency safety signs or emergency equipment.
30. A Challenge 21 proof of age scheme shall be operated at the premises where the only acceptable forms of identification are recognised photographic identification cards, such as a driving licence, passport or proof of age card with the PASS Hologram.
31. There shall be no sales of hot food or hot drink for consumption off the premises after 23.00.
32. The premises shall install and maintain a comprehensive CCTV system as per the minimum requirements of the Westminster Police Licensing Team. All entry and exit points will be covered enabling frontal identification of every person entering in any light condition. The CCTV system shall continually record whilst the premises is open for licensable activities and during all times when

customers remain on the premises. All recordings shall be stored for a minimum period of 31 days with date and time stamping. Viewing of recordings shall be made available immediately upon the request of Police or authorised officer throughout the entire 31 day period.

33. A staff member from the premises who is conversant with the operation of the CCTV system shall be on the premises at all times when the premises is open. This staff member must be able to provide a Police or authorised council officer copies of recent CCTV images or data with the absolute minimum of delay when requested.
34. An incident log shall be kept at the premises, and made available on request to an authorised officer of the City Council or the Police. It must be completed within 24 hours of the incident and will record the following:
 - (a) all crimes reported to the venue
 - (b) all ejections of patrons
 - (c) any complaints received concerning crime and disorder
 - (d) any incidents of disorder
 - (e) all seizures of drugs or offensive weapons
 - (f) any faults in the CCTV system, searching equipment or scanning equipment
 - (g) any refusal of the sale of alcohol
 - (h) any visit by a relevant authority or emergency service.
35. No licensable activities shall take place at the premises until the premises have been assessed as satisfactory by the Environmental Health Consultation Team at which time this condition shall be removed from the Licence by the Licensing Authority.
36. Before the premises open to the public, the plans as deposited will be checked by the Environmental Health Consultation Team to ensure they are an accurate reflection of the premises constructed. Where the premises layout has changed during the course of construction new plans shall be provided to the Environmental Health Consultation Team and the Licensing Authority.

Conditions proposed by the Environmental Health

None submitted

Conditions proposed by the Police

None submitted

Conditions proposed by the Licensing Authority

None submitted

Residential Map and List of Premises in the Vicinity

11 Rathbone Place



Premises within 75 metres of: 11 Rathbone Place

p / n	Name of Premises	Premises Address	Licensed Hours
34878	Subway	14 Rathbone Place London W1T 1HT	Friday to Saturday; 08:00 - 02:00
77957	Byron @ The Black Horse	6 Rathbone Place London W1T 1HL	Monday to Thursday; 10:00 - 23:30 Friday to Saturday; 10:00 - 00:00 Sunday; 12:00 - 22:50 Sundays before Bank Holidays; 12:00 - 00:00
34858	Rathbone News	55 Rathbone Place London W1T 1JS	Monday to Saturday; 08:00 - 23:00 Sunday; 10:00 - 22:30
33389	The Roxy	Basement Ashbrook House 3-5 Rathbone Place London W1T 1HJ	Monday to Wednesday; 09:00 - 03:30 Thursday; 09:00 - 06:00 Friday to Saturday; 09:00 - 09:00 Sunday; 09:00 - 01:00
33401	Tampopo	Ground Floor Ashbrook House 3-5 Rathbone Place London W1T 1HJ	Monday to Saturday; 10:00 - 01:30 Sunday; 12:00 - 01:00
55213	Vinyl Bar	36-38 Hanway Street London W1T 1UP	Monday to Saturday; 09:00 - 02:30 Sunday; 09:00 - 23:00
54113	Unit A1/A3	35 - 50 Rathbone Place London W1T 1AA	Monday to Saturday; 10:00 - 23:30 Sunday; 12:00 - 22:30
54114	Unit A3/A4	35 - 50 Rathbone Place London W1T 1AA	Monday to Saturday; 10:00 - 23:30 Sunday; 12:00 - 22:30
75767	Envy Post Production Ltd	50A Rathbone Place London W1T 1JW	Monday to Thursday; 10:00 - 00:30 Friday to Saturday; 10:00 - 01:30 Sunday; 10:00 - 23:30
26862	Bradley's Spanish Bar	Ground Floor 42-44 Hanway Street London W1T 1UP	Monday to Thursday; 10:00 - 23:30 Friday to Saturday; 10:00 - 00:00 Sunday; 12:00 - 22:30 Sundays before Bank Holidays; 12:00 - 00:00
62743	Wasabi	58 Oxford Street London W1D 1BH	Thursday; 11:00 - 23:30 Friday to Saturday; 11:00 - 00:00