



City of Westminster

# Licensing Sub-Committee Report

Item No:	
Date:	11 April 2019
Licensing Ref No:	18/14405/LIPV - Premises Licence Variation
Title of Report:	Bulgari Hotel 171 Knightsbridge London SW7 1DW
Report of:	Director of Public Protection and Licensing
Wards involved:	Knightsbridge And Belgravia
Policy context:	City of Westminster Statement of Licensing Policy
Financial summary:	None
Report Author:	Angela Seaward Senior Licensing Officer
Contact details	Telephone: 0207 641 8116 Email: aseaward@westminster.gov.uk

## 1. Application

1-A Applicant and premises			
<b>Application Type:</b>	Variation of a Premises Licence, Licensing Act 2003		
<b>Application received date:</b>	16 November 2018		
<b>Applicant:</b>	Prime Hotels (UK) Limited		
<b>Premises:</b>	Bulgari Hotel		
<b>Premises address:</b>	171 Knightsbridge London SW7 1DW	<b>Ward:</b>	Knightsbridge And Belgravia
		<b>Cumulative Impact Area:</b>	None
<b>Premises description:</b>	This premises currently operates as a hotel.		
<b>Variation description:</b>	<p>This variation application seeks the following variations:</p> <ol style="list-style-type: none"> <li>1. To seek approval of new ground floor and basement level layout drawings where the overall licensed areas remain the same but the bar and restaurant areas change floors and there is the creation of a new lobby area on the ground floor and part of the restaurant becomes more of a casual cafe style operation.</li> <li>2. To extend the hours when licensable activities may be provided to non-residents within the bar area by one hour on Monday to Saturday (changing from midnight to 01:00)</li> <li>3. Changes to conditions relating to the bar and restaurant as detailed under section 1D of the report</li> </ol>		
<b>Premises licence history:</b>	<p>A premises licence is currently in existence at Bulgari Hotel under reference number 19/00225/LIPDPS. A copy of this licence is attached to appendix 2.</p> <p>In summary, this premises licence permits, Performance of Dance, Live, recorded music and Anything of a similar description, Late Night Refreshments and Sale of Alcohol. the following licensable activities and full details are listed under section 1B of the report.</p> <p>Bulgari Hotel has been licensed since 26 April 2012. A full premises license history for his premises has been provided at Appendix 4 of this report.</p>		
<b>Applicant submissions:</b>	<p>On submission of the application, the applicant has provided the following statement</p> <p>The premises are proposing to carry out refurbishment works to the ground floor and basement levels so that the existing ground floor bar area is relocated to the basement area and the restaurant area relocated to the ground floor with a slight change in the style to include both formal restaurant and a less formal café style operation. The changes will include the creation of a new lobby area to this area so that the Knightsbridge Green entrance may be more fully utilised but</p>		

also the removal of tables and chairs from the terrace on Knightsbridge Green and this area will then only be used solely as a smoking area.

## 1-B Current licensable activities, areas and hours

### Performance of Dance (No change proposed)

Monday to Sunday: 00:00 to 23:59 (for residents)  
Monday to Sunday: 07:00 to 23:30 (Function Rooms and Pre Function Room)  
Monday to Sunday: 07:00 to 22:00 (Spa and Gym)  
Monday to Sunday: 07:00 to 00:00 (Screening Rooms)

### Exhibition of a Film, Performance of live music, Playing of Recorded Music

Monday to Sunday: 00:00 to 23:59 (for residents)  
Monday to Sunday: 07:00 to 00:00 (Business Centre, Screening Rooms, Private Dining Area, Ground Floor Bar)  
Monday to Sunday: 07:00 to 23:30 (Function Rooms and Pre Function Room)  
Monday to Sunday: 07:00 to 22:00 (Spa and Gym)  
Monday to Saturday: 07:00 to 01:00 (Basement Restaurant)

Sunday and  
Bank Holiday: 07:00 to 23:00 (Basement Restaurant, Private Dining Area, Ground Floor Plan)

### Anything of a similar description to Live Music, Recorded Music or Performance of Dance (no change proposed)

Monday to Sunday: 00:00 to 23:59 (for residents)  
Monday to Sunday: 07:00 to 00:00 (Screening Rooms)  
Monday to Sunday: 07:00 to 23:30 (Function Rooms and Pre Function Room)

### Late Night Refreshment

Monday to Sunday: 23:00 to 00:00 (Basement Restaurant, Ground Floor Bar, Private Dining Area, Business Centre, Screening Rooms)  
Monday to Sunday: 23:00 to 23:30 (Function Rooms and Pre Function Room)  
Monday to Sunday: 23:00 to 05:00 (For Residents)

### Sale by Retails of Alcohol

Monday to Sunday: 00:00 to 23:59 (for residents)  
Monday to Sunday: 07:00 to 00:00 (Screening Rooms, Private Dining Area, Ground Floor Bar)  
Monday to Sunday: 07:00 to 23:30 (Function Rooms and Pre Function Room)  
Monday to Sunday: 07:00 to 22:00 (Spa and Gym)  
Monday to Saturday: 07:00 to 01:00 (Basement Restaurant)

Sunday and  
Bank Holiday: 07:00 to 23:00 (Basement Restaurant, Private Dining Area, Ground Floor Plan)

### Opening Hours

Monday to Sunday: 00:00 to 00:00  
Monday to Saturday: 08:00 to 22:00  
Sunday: 09:00 to 22:00

**Note:** There are no proposed changes to the licensable hours permitted in the restaurant area. The variation application proposes to change the licensable area of the restaurant from the basement floor to the ground floor.

There are proposed changes to the licensable hours permitted in the bar area. The variation application also seeks to vary the licensable area for the bar area from the ground floor bar to the basement floor as detailed below.

<b>1-C Current and proposed licensable activities, areas and hours for the bar area only</b>						
<b>Regulated Entertainment</b>						
<b>Playing of Recorded Music</b>						
	<b>Current Hours</b>		<b>Proposed Hours</b>		<b>Licensable Area</b>	
	<b>Start:</b>	<b>End:</b>	<b>Start:</b>	<b>End:</b>	<b>Current:</b>	<b>Proposed:</b>
<b>Monday</b>	07:00	00:00	07:00	01:00	Ground floor bar	Basement floor bar as detailed at Section 1-D of the report.
<b>Tuesday</b>	07:00	00:00	07:00	01:00		
<b>Wednesday</b>	07:00	00:00	07:00	01:00		
<b>Thursday</b>	07:00	00:00	07:00	01:00		
<b>Friday</b>	07:00	00:00	07:00	01:00		
<b>Saturday</b>	07:00	00:00	07:00	01:00		
<b>Sunday</b>	07:00	23:00	No Change			
<b>Seasonal variations: Non-standard timings:</b>	<b>Current:</b>				<b>Proposed:</b>	
	Bank Holiday 07:00 to 23:00				No change	

<b>Performance of live music</b>						
	<b>Current Hours</b>		<b>Proposed Hours</b>		<b>Licensable Area</b>	
	<b>Start:</b>	<b>End:</b>	<b>Start:</b>	<b>End:</b>	<b>Current:</b>	<b>Proposed:</b>
<b>Monday</b>	07:00	00:00	07:00	01:00	Ground floor bar	Basement floor bar as detailed at Section 1-D of the report.
<b>Tuesday</b>	07:00	00:00	07:00	01:00		
<b>Wednesday</b>	07:00	00:00	07:00	01:00		
<b>Thursday</b>	07:00	00:00	07:00	01:00		
<b>Friday</b>	07:00	00:00	07:00	01:00		
<b>Saturday</b>	07:00	00:00	07:00	01:00		
<b>Sunday</b>	07:00	23:00	No Change			
<b>Seasonal variations/ Non-standard timings:</b>	<b>Current:</b>				<b>Proposed:</b>	
	Bank Holiday 07:00 to 23:00				No change	

Performance of recorded music						
	Current Hours		Proposed Hours		Licensable Area	
	Start:	End:	Start:	End:	Current:	Proposed:
Monday	07:00	00:00	07:00	01:00	Ground floor bar	Basement floor bar as detailed at Section 1-D of the report.
Tuesday	07:00	00:00	07:00	01:00		
Wednesday	07:00	00:00	07:00	01:00		
Thursday	07:00	00:00	07:00	01:00		
Friday	07:00	00:00	07:00	01:00		
Saturday	07:00	00:00	07:00	01:00		
Sunday	07:00	23:00	No Change			
Seasonal variations/ Non-standard timings:	<b>Current:</b>				<b>Proposed:</b>	
	Bank Holiday 07:00 to 23:00				No change	

Exhibition of film						
	Current Hours		Proposed Hours		Licensable Area	
	Start:	End:	Start:	End:	Current:	Proposed:
Monday	07:00	00:00	07:00	01:00	Ground floor bar	Basement floor bar as detailed at Section 1-D of the report.
Tuesday	07:00	00:00	07:00	01:00		
Wednesday	07:00	00:00	07:00	01:00		
Thursday	07:00	00:00	07:00	01:00		
Friday	07:00	00:00	07:00	01:00		
Saturday	07:00	00:00	07:00	01:00		
Sunday	07:00	23:00	No change			
Seasonal variations/ Non-standard timings:	<b>Current:</b>				<b>Proposed:</b>	
	Bank Holiday 07:00 to 23:00				No change	

Late night refreshment						
Indoors, outdoors or both			Current :		Proposed:	
					No change	
	Current Hours		Proposed Hours		Licensable Area	
	Start:	End:	Start:	End:	Current:	Proposed:
Monday	07:00	00:00	07:00	01:00	Ground floor bar	Basement floor bar as detailed at Section 1-D of the report.
Tuesday	07:00	00:00	07:00	01:00		
Wednesday	07:00	00:00	07:00	01:00		
Thursday	07:00	00:00	07:00	01:00		
Friday	07:00	00:00	07:00	01:00		
Saturday	07:00	00:00	07:00	01:00		
Sunday	07:00	00:00	No change			
Seasonal variations/ Non-standard timings:	<b>Current:</b>				<b>Proposed:</b>	
	None				None	

Sale by Retail of Alcohol						
On or off sales			Current :		Proposed:	
			On and off		No change	
	Current Hours		Proposed Hours		Licensable Area	
	Start:	End:	Start:	End:	Current:	Proposed:
<b>Monday</b>	07:00	00:00	07:00	01:00	Ground floor bar	Basement floor bar as detailed at Section 1-D of the report.
<b>Tuesday</b>	07:00	00:00	07:00	01:00		
<b>Wednesday</b>	07:00	00:00	07:00	01:00		
<b>Thursday</b>	07:00	00:00	07:00	01:00		
<b>Friday</b>	07:00	00:00	07:00	01:00		
<b>Saturday</b>	07:00	00:00	07:00	01:00		
<b>Sunday</b>	07:00	23:00	No change			
Seasonal variations/ Non-standard timings:		Current:			Proposed:	
		Bank Holiday 07:00 to 23:00			No Change	

Hours premises are open to the public						
	Current Hours		Proposed Hours		Premises Area	
	Start:	End:	Start:	End:	Current:	Proposed:
<b>Monday</b>	00:00	24:00	No Change		Ground floor bar	Basement floor bar as detailed at Section 1-D of the report.
<b>Tuesday</b>	00:00	24:00				
<b>Wednesday</b>	00:00	24:00				
<b>Thursday</b>	00:00	24:00				
<b>Friday</b>	00:00	24:00				
<b>Saturday</b>	00:00	24:00				
<b>Sunday</b>	00:00	24:00				

1-C Layout alteration	
The layout alteration proposed by the applicant is as follows:	
<p><u>Ground Floor</u> A new lobby area Relocated restaurant with a formal restaurant area and less formal café style operation</p> <p><u>Basement</u> Relocated bar area</p>	

<b>1-D Conditions being varied</b>	
<b>Condition</b>	<b>Proposed variation</b>
<b>Condition 31</b>	The sale of alcohol in the main ground floor restaurant shall only be to persons seated at tables and as ancillary to table meals except for hotel residents and up to 3 guests for each resident, (additional guests may be allowed only with the prior authorisation from the manager in writing for specific additional guests, a copy of which shall be held at the hotel reception and made available for inspection at the request of the Police or authorised officer) and save for those seated in the ground floor café area or stood by the café bar counter.
<b>Condition 32</b>	The main restaurant in the ground floor and shall be laid out as a restaurant and this area together with the ground floor café area (which shall contain suitable seating arrangements) shall have no more than 140 persons (excluding staff) seated within this area at any one time.
<b>Condition 33</b>	The maximum capacity within the basement bar area shall be 90 persons (excluding staff) at any one time.
<b>Condition 34</b>	The supply of alcohol in the restaurant shall be by waiter or waitress only save for in relation to the café area where such service shall remain available and be encouraged when in use but not be required
<b>Condition 35</b>	The supply of alcohol in the basement bar shall be by way of waiter/waitress service only other than to persons in the bar area immediately in front of the bar (as show more particularly on the plans submitted with the application).
<b>Condition 37</b>	A person shall be employed as a host within the ground floor reception lobby/host station to the restaurant and café area (located close to the **** whenever this area is open to non-residents who will greet all persons entering this area and shall monitor the numbers of persons accommodated within this area.
<b>Condition 38</b>	The Knightsbridge Green entrance to the ground floor restaurant and café area may be used by members of the public as a entrance or exit to these areas or the basement bar area during the hours when they are permitted to use the ... these areas. Whenever, the door is in such use it shall be closed except for access and the reception lobby shall be manned by a host during such use. In addition or the consumption of food or alcohol.

## 2. Representations

2-A Responsible Authorities	
<b>Responsible Authority:</b>	Environmental Health Services
<b>Representative:</b>	Mr Dave Nevitt
<b>Received:</b>	14 December 2019
<p>I wish to make Representations on the following grounds:            Representation is made in relation to the application for a change in the layout of the premises as this may impact on Public Safety.</p> <p>Representation is made in respect of the application to increase hours for Licensable activities as this may increase the risk of Public Nuisance.</p>	

2-B Other Persons			
<b>Name:</b>	[REDACTED]		
<b>Address and/or Residents Association:</b>	[REDACTED] [REDACTED] [REDACTED] [REDACTED]		
<b>Status:</b>	Valid	<b>In support or opposed:</b>	Opposed
<b>Received:</b>	14 December 2019		

We act for the [REDACTED]  
 [REDACTED] We are instructed to submit this letter of representation in respect of the above application by Prime Hotels (UK) Ltd ("the Applicant") for the variation of its premises licence ("Premises Licence") at the Bvlgari Hotel, 163 Knightsbridge SW7 1DW ("the Hotel").

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

### Consultation

The Hotel and its advisors are aware [REDACTED] and the others opposed an application to vary the premises licence in 2013. In the light of this [REDACTED] is disappointed that it was not consulted prior to the submission of the Application.

### Policy and Guidance

We make reference in this representation to the Westminster City Council Statement of the Licensing policy 2016 ("Policy") operative from 7 January 2016 and to amended Guidance issued under section 182 of the Licensing Act 2003 April 2018 ("the Guidance").

### Grounds for the representation

The Application may be summarised as follows:

Move the Existing ground floor bar to the basement

- Remove restaurant condition from the basement
- Move the existing basement restaurant to ground floor
- Attach restaurant condition to part of the ground floor only
- Create a "café style casual" area on ground floor

- Increase the hours to 01:00 Monday to Saturday on the ground floor
- Increase capacity from 80 to 90 in the basement and from 120 to 140 on the ground floor
- Remove restriction on Knightsbridge Green Access

This representation is made on the basis that the Application, if granted, is likely to be contrary to the licensing objectives, being the prevention of crime and disorder, public safety, the protection of children from harm and in particular, the prevention of public nuisance.

We set out below, in further detail, the grounds for [REDACTED]'s representation.

### **Core Hours**

#### **Policy HRS1**

The Application is for hours considerably longer than Westminster Core Hours.

We refer to paragraph 2.3.2 of Policy HRS 1. The applicant wishes to extend the hours of the non-resident bar to 01:00. It also in effect creates a new ground floor bar also with a terminal hour of 01:00.

The Policy states at paragraph 2.3.4: "The hours at which noise may occur and disturbance of residents' rest, relaxation and sleep will be of particular concern".

We refer to Policy HRS1 which states that regard will be had to a number of factors which include:

Possible impact on crime and disorder, public safety and public nuisance.

2. Whether there is residential accommodation likely to be adversely affected.
3. The proposed hours of the licensable activities and when customers will be permitted to remain on the premises.
4. The existing hours and the past operating of the premises.
5. Whether customers and staff have adequate access to public transport when arriving and leaving.

The operating schedule within the Application gives no consideration to the limited availability of public transport in the early hours of the morning. The nature of the Hotel's clientele is that a large percentage of their patrons expect to be dropped off and collected by car, immediately outside the hotel. This already results in significant nuisance by way of noise disturbance to the Residents and the grant of the application to extend permitted hours would increase this disturbance.

Should the application be granted, there is a significant likelihood of an increase in public nuisance and possible issues of public safety and crime and disorder.

In terms of public safety and crime and disorder, the residents have already experienced serious nuisance arising from cars collecting patrons from the hotel parking in dangerous and illegal positions, resulting in potential conflict between drivers and with security.

The applicant has had no regard to the considerations set out in Policy HRS1 and has made no attempt to address them in the application.

### **Public Nuisance**

#### **Policy 1N**

The Hotel is in an area of residential accommodation and there is significant residential accommodation immediately adjacent to the hotel.

If the application is granted the facilities at the hotel will be opened up to an increased number of non-residents. This will inevitably mean more people entering and leaving the premises during the day the evening and late into the night. The issues that are likely to arise from the grant of the application are:

1. Increased numbers of people, many of whom will be in high spirits, departing from the premises late at night and making noise as they do so.
2. Increased numbers of people arriving and departing from the premises at any time during the day, evening and night and making noise as they do so.
3. Increased number of taxis or private vehicles congregating and leaving their engines on whilst waiting to pick up passengers with additional disturbance created by the noise of doors opening and closing and horns being used.
4. Increased numbers of people congregating to smoke outside the premises, conversing and

otherwise making noise whilst standing there.

5. Increased numbers of staff being present on site to serve customers and these staff gathering (most likely) at the rear of the building when enjoy breaks (not necessarily when smoking) and again making noise.

6. The Increased use of the hotel for events may attract photographers and journalists congregating on Knightsbridge, obstructing the highway and creating public nuisance through noise and general disturbance.

All of the above issues are have been experienced by the residents and the grant of the application would significantly increase the impact of the public nuisance both during the hours of the existing premises licence and later due to the extended hours sought by the applicant for licensable activities.

The residents already experience levels of noise that disturb their sleep and this is a particular concern for residents who have children. There are a large number of families with young children living at the apartments.

#### **The Ground Floor Café Area**

The Residents are extremely concerned by this part of the application. If the application is granted, this area (larger in size than the restaurant) will in effect be a bar area licensed to 01:00 and not subject to restaurant conditions. The capacity would be 140. There would be no need for tables and chairs save that the area will contain "suitable seating arrangements".

#### **Guidance**

The Guidance states at paragraph 2.16 that public nuisance is not defined in the Licensing Act 2003

and retains its broad common law meaning. Guidance states:

"Public nuisance is given a statutory meaning in many pieces of legislation. It is however not narrowly defined in the 2003 act and retains its broad common law meaning. It may include in appropriate circumstances the reduction of the living and working amenity and environment of other persons living and working in the area of the licensed premises. Public nuisance may also arise as a result of the adverse effects of artificial light, dust, odour and insects or where its effect is prejudicial to health."

The grant of the application would clearly be contrary to the guidance as the proposals of the hotel, if implemented, are likely to result in increased nuisance to a great many people who live locally.

#### **Summary**

In the light of the above, the [REDACTED] opposes the grant of the application on the grounds that it would be contrary to the licensing objectives, the Policy and the Guidance.

Our client wishes us to stress that it maintains a cordial and working relationship with the management of the hotel and expects this to continue. However, and in the light of the previous experience, our client suspects that the Hotel's strategy is to increase capacity for non-resident use and to do soon a step by step basis. Our client accepts the hotel as a hotel and not as a late night public bar/club.

We reserve the right, on the part of our client, to expand on the contents of this letter of representation by way of the submission of additional information and to call witnesses to support the points that our client has made in this letter.

**Further conditions have been proposed to form part of the operating schedule, following mediation between the applicant and the objector which can be found in appendix 5.**

<b>Name:</b>		[REDACTED]	
<b>Address and/or Residents Association:</b>		[REDACTED] [REDACTED]	
<b>Status:</b>	Valid	<b>In support or opposed:</b>	Opposed
<b>Received:</b>	13 December 2019		

I write to object to the grant of the above application, on the basis that the application, if granted, would be to harm the licensing objectives of prevention of public nuisance.

**Background**

Since 1961 the [REDACTED] has promoted the interests of residents, businesses and visitors of the Knightsbridge neighbourhood. Knightsbridge is not a well-defined term but, roughly, it includes the area from Hyde Park Corner on the east to Queen's Gate on the west and from Hyde Park on the north to Brompton Road on the south.

[REDACTED] is a not for profit, non-political, voluntary organisation representing local residents and businesses in relation to residential and commercial planning applications and monitors licensing applications. It also monitors street cleaning and lighting and liaises with the police on crime prevention.

Many of our residents have communicated their concerns to us and the [REDACTED] representation reflects these concerns. We understand that these residents either have done or are likely to make their own representations to the Premises Licensing Committee.

**Prevention of public nuisance**

We are concerned about this particular application, on the grounds of prevention of public nuisance, specifically the additional noise and disruption to the lives of local residents as a result of the proposed extension of hours. To that end we take this opportunity to refer to the Westminster City Council Statement of Licensing Policy 2016, effective since 7 January 2016, and to amended Guidance to Section 182 of the Licensing Act 2003 issued in April 2018. The application envisages, amongst other things, swapping the locations of the ground floor bar and basement restaurant, creating a 'café style casual' area on the ground floor, extending the closing time for the ground floor area to 1.00 a.m. Monday to Saturday, increasing capacity from 80 to 90 in the basement and from 120 to 140 on the ground floor and removing restrictions on the Knightsbridge Green access.

Our representation is made on the basis that were the application to be granted it would be contrary to the City of Westminster's licensing objectives, being the prevention of crime and disorder, public safety, the protection of children from harm and most of all, the prevention of public nuisance. The above proposed hours are well outside "Core Hours". The Council's policy states at para 2.3.4 that "*the hours at which noise may occur and disturbance of residents' rest, and relaxation and sleep will be of particular concern*". Residential apartments and houses close to the Bvlgari Hotel will be subject to increased disturbance resulting from the arrival and departure of traffic and associated dispersal of clientele, up to and beyond 1 a.m. We also refer to Policy HRS 1 which states that regard will be had to a number of factors including:

1. *Possible impact on crime and disorder, public safety and public nuisance.*
2. *Whether there is residential accommodation likely to be adversely affected.*
3. *The proposed hours of the licensable activities and when customers will be permitted to remain on the premises.*
4. *The existing hours and the past operation of the premises.*
5. *Whether customers and staff have adequate access to public transport when arriving and leaving.*

In relation to point 5 above, we note that most of the hotel's clientele arrive and depart by car, creating significant noise at all hours.

In relation to Policy 1N, granting of the application will mean that the hotel's facilities will be opened up to an increased number of non-residents, meaning more people arriving and departing late into the evening and early hours.

Finally and perhaps most importantly, I believe that the application if granted would set precedent to be used by other hotels, restaurants, bars and cafes in the area to argue for late night opening that matched that granted to the Bvlgari.

Accordingly, we lodge our objection and ask the Sub-Committee to take this representation into account when considering the application. Please let me know the date of the hearing once it is known, so that either I or another representative of the ■ can attend.

### 3. Policy & Guidance

The following policies within the City Of Westminster Statement of Licensing Policy apply:	
<b>Policy HRS1 applies</b>	<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> <p><u>For premises for the supply of alcohol for consumption on the premises:</u></p> <p>Monday to Thursday: 10:00 to 23:30            Friday and Saturday: 10:00 to midnight            Sundays immediately prior to Bank Holidays: Midday to midnight            Other Sundays: Midday to 22:30</p> <p><u>For premises for the provision of other licensable activities:</u></p> <p>Monday to Thursday: 09:00 to 23.30            Friday and Saturday: 09:00 to midnight            Sundays immediately prior to Bank Holidays: 09:00 to midnight            Other Sundays: 09:00 to 22:30.</p>
<b>Policy RNT1 applies</b>	<p>Applications will generally be granted and reviews determined, subject to the relevant criteria in Policies CD1, PS1, PN1 and CH1. Restaurants within the Cumulative Impact Areas – Policy</p>
<b>Policy HOT1 applies</b>	<p>Subject to the effect on the promotion of the licensing objectives and other relevant policies in this Statement, premises licences for hotels will generally be granted so that:</p> <p>(a) Alcohol is permitted to be sold at any time to people staying in hotel rooms for consumption on the premises.</p> <p>(b) The hours of serving alcohol to the general public will be subject to conditions limiting the sale of alcohol after a specified time to those attending pre-booked events held at the hotel.</p> <p>(c) The exhibition of film, in the form of recordings or nonbroadcast television programmes to be viewed in hotel bedrooms, will generally be permitted.</p>

#### 4. Equality Implications

The Council in its capacity as Licensing Authority has a duty to have regard to its public sector equality duty under section 149 of the Equality Act 2010. In summary, section 149 provides that a Public Authority must, in the exercise of its functions, have due regard to the need to:

- (a) Eliminate discrimination harassment, victimisation and any other conduct that is prohibited by or under this Act;
- (b) Advance equality of opportunity between persons who share a relevant protected characteristic and persons who do not share it' and
- (c) Foster good relations between persons who share a relevant protected characteristic and persons who do not share it.

Section 149 (7) of the Equality Act 2010 defines the relevant protected characteristics as age, disability, gender reassignment, pregnancy and maternity, race, religion or belief, sex, and sexual orientation.

#### 5. Appendices

<b>Appendix 1</b>	Premises plans
<b>Appendix 2</b>	Current premises licence
<b>Appendix 3</b>	Applicant supporting documents
<b>Appendix 4</b>	Premises history
<b>Appendix 5</b>	Proposed conditions
<b>Appendix 6</b>	Residential map and list of premises in the vicinity

<b>Report author:</b>	Angela Seaward Senior Licensing Officer
<b>Contact:</b>	Telephone: 0207 641 8116 Email: aseaward@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**

<b>1</b>	Licensing Act 2003	N/A
<b>2</b>	City of Westminster Statement of Licensing Policy	7 <sup>th</sup> January 2016
<b>3</b>	Amended Guidance issued under section 182 of the Licensing Act 2003	April 2018
<b>4</b>	Representation Environmental Health	14 December 2018
<b>5</b>	Representation Interested Party	14 December 2018
<b>6</b>	Representation Interested Party	13 December 2018







City of Westminster

Schedule 12  
Part A

WARD: Knightsbridge  
And Belgravia  
UPRN: 010033548177

64 Victoria Street, London,  
SW1E 6QP

Regulation 33, 34

**Premises licence**

**Premises licence number:**

19/00225/LIPDPS

**Original Reference:**

12/00946/LIPN

**Part 1 – Premises details**

**Postal address of premises:**

Bulgari Hotel  
171 Knightsbridge  
London  
SW7 1DW

**Telephone Number:** 0207 151 1010

Where the licence is time limited, the dates:

Not applicable

Licensable activities authorised by the licence:

Performance of Dance  
Exhibition of a Film  
Performance of Live Music  
Playing of Recorded Music  
Anything of a similar description to Live Music, Recorded Music or Performance of Dance  
Performance of a Play  
Late Night Refreshment  
Sale by Retail of Alcohol

The times the licence authorises the carrying out of licensable activities:

**Performance of Dance**

Monday to Sunday: 00:00 to 23:59 (For Residents)  
Monday to Sunday: 07:00 to 23:30 (Function Rooms and Pre Function Room)  
Monday to Sunday: 07:00 to 22:00 (Spa and Gym)  
Monday to Sunday: 07:00 to 00:00 (Screening Rooms)

**Exhibition of a Film**

Monday to Sunday:	00:00 to 23:59 (For Residents)
Monday to Sunday:	07:00 to 00:00 (Business Centre)
Monday to Sunday:	07:00 to 23:30 (Function Rooms and Pre Function Room)
Monday to Sunday:	07:00 to 00:00 (Screening Rooms)
Monday to Sunday:	07:00 to 22:00 (Spa and Gym)
Monday to Saturday:	07:00 to 00:00 (Private Dining Area)
Monday to Saturday:	07:00 to 01:00 (Basement Restaurant)
Monday to Saturday:	07:00 to 00:00 (Ground Floor Bar)
Sunday:	07:00 to 23:00 (Private Dining Area)
Sunday:	07:00 to 23:00 (Basement Restaurant)
Sunday:	07:00 to 23:00 (Ground Floor Bar)
Bank Holiday:	07:00 to 23:00 (Private Dining Area)
Bank Holiday:	07:00 to 23:00 (Basement Restaurant)
Bank Holiday:	07:00 to 23:00 (Ground Floor Bar)

**Performance of Live Music**

Monday to Sunday:	00:00 to 23:59 (For Residents)
Monday to Sunday:	07:00 to 00:00 (Screening Rooms)
Monday to Sunday:	07:00 to 00:00 (Business Centre)
Monday to Sunday:	07:00 to 23:30 (Function Rooms and Pre Function Room)
Monday to Saturday:	07:00 to 00:00 (Private Dining Area)
Monday to Saturday:	07:00 to 00:00 (Ground Floor Bar)
Monday to Saturday:	07:00 to 01:00 (Basement Restaurant)
Sunday:	07:00 to 23:00 (Ground Floor Bar)
Sunday:	07:00 to 23:00 (Private Dining Area)
Sunday:	07:00 to 23:00 (Basement Restaurant)
Bank Holiday:	07:00 to 23:00 (Private Dining Area)
Bank Holiday:	07:00 to 23:00 (Ground Floor Bar)
Bank Holiday:	07:00 to 23:00 (Basement Restaurant)

**Playing of Recorded Music**

Monday to Sunday:	00:00 to 23:59 (For Residents)
Monday to Sunday:	07:00 to 00:00 (Screening Rooms)
Monday to Sunday:	07:00 to 23:30 (Function Rooms and Pre Function Room)
Monday to Sunday:	07:00 to 22:00 (Spa and Gym)
Monday to Sunday:	07:00 to 00:00 (Business Centre)
Monday to Saturday:	07:00 to 01:00 (Basement Restaurant)
Monday to Saturday:	07:00 to 00:00 (Ground Floor Bar)
Monday to Saturday:	07:00 to 00:00 (Private Dining Area)
Sunday:	07:00 to 23:00 (Ground Floor Bar)
Sunday:	07:00 to 23:00 (Basement Restaurant)
Sunday:	07:00 to 23:00 (Private Dining Area)
Bank Holiday:	07:00 to 23:00 (Private Dining Area)
Bank Holiday:	07:00 to 23:00 (Ground Floor Bar)
Bank Holiday:	07:00 to 23:00 (Basement Restaurant)

**Anything of a similar description to Live Music, Recorded Music or Performance of Dance**

Monday to Sunday:	00:00 to 23:59 (For Residents)
Monday to Sunday:	07:00 to 23:30 (Function Rooms and Pre Function Room)
Monday to Sunday:	07:00 to 00:00 (Screening Rooms)

**Performance of a Play**

Monday to Sunday:	00:00 to 23:59 (For Residents)
Monday to Sunday:	07:00 to 00:00 (Screening Rooms)

Monday to Sunday: 07:00 to 23:30 (Function Rooms and Pre Function Room)

**Late Night Refreshment**

Monday to Sunday: 23:00 to 00:00 (Basement Restaurant)  
Monday to Sunday: 23:00 to 00:00 (Ground Floor Bar)  
Monday to Sunday: 23:00 to 00:00 (Private Dining Area)  
Monday to Sunday: 23:00 to 00:00 (Business Centre)  
Monday to Sunday: 23:00 to 00:00 (Screening Rooms)  
Monday to Sunday: 23:00 to 23:30 (Function Room and Pre Function Room)  
Monday to Sunday: 23:00 to 05:00 (For Residents)

**Sale by Retail of Alcohol**

Monday to Sunday: 00:00 to 23:59 (For Residents)  
Monday to Sunday: 07:00 to 00:00 (Screening Rooms)  
Monday to Sunday: 07:00 to 22:00 (Spa and Gym)  
Monday to Sunday: 07:00 to 23:30 (Function Room and Pre Function Room)  
Monday to Saturday: 07:00 to 00:00 (Private Dining Area)  
Monday to Saturday: 07:00 to 01:00 (Basement Restaurant)  
Monday to Saturday: 07:00 to 00:00 (Ground Floor Bar)  
Sunday: 07:00 to 23:00 (Basement Restaurant)  
Sunday: 07:00 to 23:00 (Ground Floor Bar)  
Sunday: 07:00 to 23:00 (Private Dining Area)  
Bank Holiday: 07:00 to 23:00 (Basement Restaurant)  
Bank Holiday: 07:00 to 23:00 (Private Dining Area)  
Bank Holiday: 07:00 to 23:00 (Ground Floor Bar)

The opening hours of the premises:

Monday to Sunday: 00:00 to 00:00  
Monday to Saturday: 08:00 to 22:00  
Sunday: 09:00 to 22:00

Where the licence authorises supplies of alcohol, whether these are on and/or off supplies:

Alcohol is supplied for consumption both on and off the Premises.

**Part 2**

Name, (registered) address, telephone number and email (where relevant) of holder of premises licence:

Prime Hotels (UK) Limited  
1st Floor  
40 Dukes Place  
London  
EC3A 7NH

Registered number of holder, for example company number, charity number (where applicable)

07468060

Name, address and telephone number of designated premises supervisor where the premises licence authorises the supply of alcohol:

**Name:** Jean-Marc Ayme

***Please note: It is the policy of the Licensing Authority not to display the address details of a designated premises supervisor.***

Personal licence number and issuing authority of personal licence held by designated premises supervisor where the premises licence authorises for the supply of alcohol:

**Licence Number:** 18-230726-1  
**Licensing Authority:** Royal Borough of Kensington & Chelsea

**Date:** 5<sup>th</sup> March 2019

**Signed:**

pp

A handwritten signature in black ink, appearing to be 'K. Abbott', written over a light blue circular stamp.

***This licence has been authorised by Karyn Abbott on behalf of the Director - Public Protection and Licensing.***

## ***Annex 1 – 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 shall take all reasonable steps to 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 in a manner which carries a significant risk of leading or contributing to crime and disorder, prejudice to public safety, public nuisance, or harm to children
    - (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 (other than any promotion or discount available to an individual in respect of alcohol for consumption at a table meal, as defined in section 159 of the Act);
    - (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;
    - (d) provision of free or discounted alcohol in relation to the viewing on the premises of a sporting event, where that provision is dependent on'
      - (i) the outcome of a race, competition or other event or process, or
      - (ii) the likelihood of anything occurring or not occurring;
    - (e) 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.
5. The responsible person shall ensure that no alcohol is dispensed 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).
6. The responsible person shall ensure that free tap water is provided on request to customers where it is reasonably available.

7.
  - (1) The premises licence holder or club premises certificate holder shall ensure that an age verification policy applies to the premises in relation to the sale or supply of alcohol.
  - (2) 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 a holographic mark.
8. The responsible person shall 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; and
  - (b) customers are made aware of the availability of these measures.

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.

9. All persons guarding premises against unauthorised access or occupation or against outbreaks of disorder or against damage (door supervisors) must be licensed by the Security Industry Authority.
10. Admission of children to the premises must be restricted in accordance with the film classification recommended by the British Board of Film Classification or recommended by this licensing authority as appropriate.

## **Annex 2 – Conditions consistent with the operating Schedule**

None

### **Annex 3 – Conditions attached after a hearing by the licensing authority**

11. The premises shall install and maintain a comprehensive CCTV system as per the minimum requirements of a Metropolitan Police Crime Prevention Officer. 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. Recordings shall be made available immediately upon the request of Police or authorised officer throughout the preceding 31 day period.
12. 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 are open to the public. This staff member shall be able to show Police recent recordings with the absolute minimum of delay when requested.
13. The pavement from the building line to the kerb edge immediately outside the premises, including gutter/channel at its junction with the kerb edge, shall be swept and or washed, and litter and sweepings collected and stored in accordance with the approved refuse storage arrangements.
14. The refuse and delivery arrangements to the premises shall be in accordance with the detailed provisions agreed under the planning consent for the premises.
15. Off sales of alcohol are to be either (i) in sealed containers only and for consumption off the premises, or (ii) to the serviced apartments on the 7th to 9th floors of the premises, (iii) to the small terrace area located in Knightsbridge Green, or to the cigar shop which operates as separate premises on the mezzanine level within the building.
16. There shall be a minimum of 5 personal licence holders employed at the premises.
17. There shall be no unsupervised self-service of alcohol except for in the guest bedrooms.
18. On occasions when the Knightsbridge Green door is used for public access or egress to the hotel itself notices shall be prominently displayed throughout the time of such use at this exit requesting patrons to respect the needs of local residents and to leave the premises and the area quietly.
19. No noise shall emanate from the premises nor vibration be transmitted through the structure of the premises which gives rise to a nuisance.
20. No unauthorised advertisements of any kind (including placard, poster, sticker, flyer, picture, letter, sign or other mark) is inscribed or affixed upon the surface of the highway, or upon any building, structure, works, street furniture, tree or any other property, or is distributed to the public, that advertises or promotes the establishment, its premises, or any of its events, facilities, goods or services.
21. A proof of age scheme, such as Challenge 21, shall be operated at the premises where a customer wishes to purchase alcohol and the only acceptable forms of identification are recognised photographic identification cards, such as a driving licence or passport.
22. The premises will employ a dedicated security manager based at the premises and responsible for overseeing all security issues within the premises.
23. The premises shall employ its own internal SIA registered security personnel together with such additional external SIA registered security personnel at it believes is

necessary for particular times or days of the week. The numbers of such personnel employed shall be kept under review and will take account of any activities or events being hosted at the premises. In assessing the numbers of personnel required the premises will have regard to any advice provided, or comments made, by the police.

24. There will be a dedicated manager in respect of and responsible for the bar/restaurant areas and the conference and banqueting areas. Such managers will hold a personal licence.
25. A concierge shall be employed and be based at the ground floor entrance at all times the premises are open. In addition, there will be valet parking attendants available to persons requiring such service within this area.
26. The premises shall adopt and operate a specific policy in relation to the management of smoking areas outside of the hotel. Such policies shall make provision for any external areas to be monitored and supervised at all times when used. The primary designated smoking areas shall be on Knightsbridge Green and there shall be no designated smoking areas on Knightsbridge but for the avoidance of doubt this shall not preclude any individual from smoking on Knightsbridge.

### **GUEST BEDROOMS**

27. The following licensable activities may be provided within guest bedrooms for hotel residents at any time; the sale of alcohol and the provision of regulated entertainment consisting of either recorded music or the showing of films.

### **SERVICED APARTMENTS**

28. The provision of late night refreshment off the premises may only be provided to the serviced apartments on the 7th to 9th floors of the premises and may be provided during the period 11pm to 5am on any day of the week.
29. Off Sales of alcohol may be provided to the serviced apartments on the 7th to 9th floors of the premises (in line with condition 7) at any time.

### **RESTAURANT AND BAR**

30. Only the following licensable activities may be permitted with these areas; the sale and supply of alcohol, the provision of regulated entertainment (consisting of recorded music, live music, facilities for making music and the showing of films) and late night refreshment.
31. The sale of alcohol in the main basement restaurant shall only be to persons seated at tables and as ancillary to table meals except for hotel residents and up to 3 guests for each resident, (additional guests may be allowed only with the prior authorisation from the manager in writing for specific additional guests, a copy of which shall be held at the hotel reception and made available for inspection at the request of the Police or authorised officer).
32. The main restaurant in the basement floor and shall be laid out as a restaurant and shall have no more than 80 persons (excluding staff) seated within this area at any one time.
33. The maximum capacity within the ground floor bar area shall be 120 persons (excluding staff) at any one time.
34. The supply of alcohol in the restaurant shall be by waiter or waitress only.

35. The supply of alcohol in the ground floor bar shall be by way of waiter/waitress service only other than to persons in the bar area immediately in front of the bar (as show more particularly on the plans submitted with the application).
36. 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.
37. A person shall be employed as a host within the ground floor bar area whenever this area is open to non-residents who will greet all persons entering this area and shall monitor the numbers of persons accommodated within this area.
38. (a) Off sales of alcohol to the small terrace area in Knightsbridge Green shall only be to persons seated at tables and as an ancillary to a table meal. There shall be a maximum of 12 covers within this area. The terrace shall only be used between the hours of 8am and 10pm on Mondays to Saturdays and 9am and 10pm on Sundays.  
  
(b) In addition, except in the case of an emergency or to allow access and egress to/from the terrace area the Knightsbridge Green entrance to the ground floor bar area shall not be used as an entrance or exit to the bar other than between the hours of 10am to 9.30pm on Mondays to Saturdays and 11am to 9pm on Sundays. Whenever, the door is in such use then it shall be kept closed at all times except for immediate access and egress or in the event of an emergency and there shall be an SIA registered door supervisor stationed immediately inside the entrance door whilst it is in public use.
39. (a) Non-residents shall use the main basement restaurant between the hours of 7am and 1am on Mondays to Saturdays and between 7am and 11pm on Sundays and bank holidays.  
  
(b) Non-residents shall only use the ground floor bar area between the hours of 7am and midnight on Mondays to Saturdays and 7am and 11pm on Sundays and bank holidays.

#### **PRIVATE DINING AREA**

40. Only the following licensable activities may be permitted with this area; the sale and supply of alcohol, the provision of regulated entertainment (consisting of recorded music, live music and the showing of films) and late night refreshment.
41. The sale of alcohol within the private dining rooms shall be ancillary to a table meal within this area other than in respect of hotel residents and their bona fide guests or to persons attending a private or corporate function.
42. Non Residents shall only use this area between 7am and midnight on Mondays to Saturdays and between 7am and 11pm on Sundays and bank holidays, save that the use of this area by non residents is extended from midnight to 01.00 Monday to Saturday when the supply of alcohol is to a person seated at a table and for consumption by such a person as ancillary to their meal.
43. The maximum capacity within the private dining area shall be 50 persons (excluding staff).

#### **BUSINESS CENTRE AREA**

44. Only the following licensable activities may be permitted with this area; the sale and supply of alcohol, the provision of regulated entertainment (consisting of recorded music, facilities for making music and the showing of films) and late night refreshment.
45. Non Residents shall only use this area in connection with licensable activities between 7am to midnight on Mondays to Sundays.
46. The maximum capacity within the business centre area when licensable activities are provided shall 40 persons (excluding staff).

### **SCREENING AND PRE-SCREENING ROOM - BASEMENT 2**

47. Only the following licensable activities may be permitted within this area; sale and supply of alcohol, the provision of late night refreshment and the provision of regulated entertainment of all descriptions other than indoor sports and wrestling.
48. Non-residents shall only use this area between the hours of 7am and midnight on any day of the week.
49. These areas will be used in conjunction whenever licensable activities are provided and the maximum capacity when licensable activities are provided within this area (either in the pre-screening area, the screening area or both areas combined) shall be 50 persons (excluding staff).

### **FUNCTION ROOM AND PRE-FUNCTION ROOM - BASEMENT 3**

50. Only the following licensable activities may be permitted within this area; sale and supply of alcohol, the provision of late night refreshment and the provision of regulated entertainment of all descriptions other than indoor sports and wrestling.
51. Non-residents may only be allowed to use this area between the hours of 7am and 11.30pm on Mondays to Sundays with the exception that on up to 50 days per year the terminal hour for such use may be extended until midnight.
52. The maximum capacity of these areas when the ball room is used individually or combined with the pre-function room area for licensable activities shall be; 310 persons (including staff) where the event hosted is a standing only event, 140 (excluding staff) when the event is laid out for dinner style seating and 100 (excluding staff) when laid out in theatre style seating.
53. Dedicated conference and banqueting staff will be employed by the hotel to work at any events or functions held within this area and all such staff will be fully trained in relation to relevant provisions and duties imposed under licensing legislation and in relation to the hotel's own operation policies in relation to the use of this area.
54. Whenever an event or function involving licensable activities is hosted within this area then the premises shall ensure that there are a sufficient number of door staff on duty, or employed at the hotel, during the currency of the event in order to ensure the proper supervision of such event or function.
55. The smoking policy implemented by the hotel (see condition '27 above) shall specifically deal with the management of smoking by persons attending an event or function within this area.
56. In respect of the Function Room and Pre-Function Room ( Basement 3),where the entire area is used by an external promoter and the promoter will then be solely responsible for

organising the event and selling tickets to it, a Form 696 Metropolitan Police Risk Assessment will be submitted for consideration by Police.

57. Access to this area shall be carefully controlled by the hotel's management, security and conference and banqueting staff. In the case of events or functions involving attendance by non-residents then access shall be via the main hotel entrance and the central lift areas.
58. Sufficient members of staff will be on duty to manage such access and egress properly.
59. Access and transport to and from this area will operate in line with the specific policies adopted under the planning consent controlling and managing this issue.

#### **SPA AND GYM AREA - BASEMENT LEVELS 4 AND 5**

60. Only the following licensable activities are permitted within the Spa areas; the sale and supply of alcohol and the provision of regulated entertainment consisting of recorded music and the facilities for making music, dancing and facilities for dancing (gym area only) and the showing of films.
61. Other than within the Spa reception/café/lounge area within basement level 5, no drinks shall be served in glass containers at any time in the spa area.
62. The Spa areas may only be used by the residents of the hotel and/or apartments and their bona fide guests or by private members of the spa area.
63. These areas may only be used for licensable activities between the hours of 7am and 10pm on any day and non-residents will not be admitted to these areas outside of these times.

#### **GENERAL**

64. 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.
65. 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.
66. All exit doors on designated escape routes leading from the areas set out in condition 17 shall be available at all material times without the use of a key, code, card or similar means.
67. All self closing doors shall be effectively maintained and not held open other than by an approved device.
68. The edges of the treads of steps and stairways shall be maintained so as to be conspicuous.
69. Curtains and hangings shall be arranged so as not to obstruct emergency signs.
70. The certificates listed below shall be submitted to the Licensing Authority upon written request.
  - o Any emergency lighting battery or system
  - o Any electrical installation
  - o Any emergency warning system

71. With the exception of the showing of films in the Hotel bedrooms, no entertainment, performance, service, or exhibition involving nudity or sexual stimulation which would come within the definition of a sex establishment in Schedule 3 to the Local Government (Miscellaneous Provisions) Act 1982 as amended by the Greater London Council (General Powers) Act 1986 (whether or not locally adopted), shall be provided under the authority of this licence.
72. Loudspeakers shall not be located in the external entrance lobby or outside the premises building with the exception of loudspeakers used in connection with an emergency.
73. With the exception of designated smoking bedrooms (if any), 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.
74. There shall be no striptease or nudity, and all persons shall be decently attired at all times.
75. No person shall give at the premises any exhibition, demonstration or performance of hypnotism, mesmerism or any similar act or process which produces or is intended to produce in any other person any form of induced sleep or trance in which susceptibility of the mind of that person to suggestion or direction is increased or intended to be increased.

NOTE: (1) This rule does not apply to exhibitions given under the provisions of Section 2(1A) and 5 of the Hypnotism Act 1952.

76. The operators of the hotel shall organise and offer to host regular meetings with the management company of 199 Knightsbridge to which other resident associations may also be invited. It is anticipated that this will be done on a quarterly basis.
77. Whenever the premises apply for a temporary event notice then they shall notify the 199 Knightsbridge residents (via its management company) of such Temporary Event Notice at least 5 days before the event takes place.

**Annex 4 – Plans**

Attached

**Applicant Supporting Documents**

**Appendix 3**

None submitted

**Licence & Appeal History**

<b>Application</b>	<b>Details of Application</b>	<b>Date Determined</b>	<b>Decision</b>
12/00946/LIPN	Application for new Premises License	26.4.2012	Granted by Licensing Sub Committee
12/04502/LIPT	Application to transfer premises licence from Prime Hotels (London) LTD to Prime Hotel (UK) Limited	13.6.2012	Granted under delegated authority
12/04503/LIPDPS	Application to change designated premises supervisor from Graham Clark to Roberto Veneruzzo	13.6.2012	Granted under delegated authority
12/05588/LIPDPS	Application to change designated premises supervisor from Roberto Veneruzzo to Nicolas Grounin	23.8.2012	Granted under delegated authority
13/04075/LIPV	Application to vary conditions and increase hours to non-residents in the bar area the restaurant/private dining area, the business centre, the screening room and the Function rooms.	1.8.2013	Granted by Licensing Sub Committee
13/05852/LIPDPS	Application to change designated premises supervisor from Nicolas Grounin to Dimitri Martin	20.8.2013	Granted under delegated authority
14/01382/LIPDPS	Application to change designated premises supervisor from Dimitri Martin to Nicolas Jacques Claude Bailet	3.8.2017	Granted under delegated authority
17/08675/LIPDPS	Application to change designated premises supervisor from Nicolas Jacques Claude Bailet to Sonia Masih	4.11.2017	Granted under delegated authority
19/00225/LIPDPS	Application to change designated premises supervisor from Sonia Masih to Jean-Marc Ayme	22.1.2019	Granted under delegated authority

**There is no appeal history**

***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 appropriate for the promotion of the licensing objectives.

This schedule lists those conditions which are consistent with the operating schedule, or proposed as appropriate 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

**Conditions: On Current Licence -**

**Mandatory:**

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.

**The applicant has proposed to remove condition 8(i)**

- 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.

## **Annex 2 – Conditions consistent with the operating Schedule**

None

## **Annex 3 – Conditions attached after a hearing by the licensing authority**

11. The premises shall install and maintain a comprehensive CCTV system as per the minimum requirements of a Metropolitan Police Crime Prevention Officer. 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. Recordings shall be made available immediately upon the request of Police or authorised officer throughout the preceding 31 day period.
12. 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 are open to the public. This staff member shall be able to show Police recent recordings with the absolute minimum of delay when requested.
13. The pavement from the building line to the kerb edge immediately outside the premises, including gutter/channel at its junction with the kerb edge, shall be swept and or washed, and litter and sweepings collected and stored in accordance with the approved refuse storage arrangements.
14. The refuse and delivery arrangements to the premises shall be in accordance with the detailed provisions agreed under the planning consent for the premises.
15. Off sales of alcohol are to be either
  - (i) in sealed containers only and for consumption off the premises, or
  - (ii) to the serviced apartments on the 7th to 9th floors of the premises,
  - (iii) to the small terrace area located in Knightsbridge Green, or to the cigar shop which operates as separate premises on the mezzanine level within the building.
16. There shall be a minimum of 5 personal licence holders employed at the premises.
17. There shall be no unsupervised self-service of alcohol except for in the guest bedrooms.
18. On occasions when the Knightsbridge Green door is used for public access or egress to the hotel itself notices shall be prominently displayed throughout the time of such use at this exit requesting patrons to respect the needs of local residents and to leave the premises and the area quietly.
19. No noise shall emanate from the premises nor vibration be transmitted through the structure of the premises which gives rise to a nuisance.
20. No unauthorised advertisements of any kind (including placard, poster, sticker, flyer, picture, letter, sign or other mark) is inscribed or affixed upon the surface of the highway, or upon any building, structure, works, street furniture, tree or any other property, or is distributed to the public, that advertises or promotes the establishment, its premises, or any of its events, facilities, goods or services.
21. A proof of age scheme, such as Challenge 21, shall be operated at the premises where a customer wishes to purchase alcohol and the only acceptable forms of identification are recognised photographic identification cards, such as a driving licence or passport.

22. The premises will employ a dedicated security manager based at the premises and responsible for overseeing all security issues within the premises.
23. The premises shall employ its own internal SIA registered security personnel together with such additional external SIA registered security personnel at it believes is necessary for particular times or days of the week. The numbers of such personnel employed shall be kept under review and will take account of any activities or events being hosted at the premises. In assessing the numbers of personnel required the premises will have regard to any advice provided, or comments made, by the police.
24. There will be a dedicated manager in respect of and responsible for the bar/restaurant areas and the conference and banqueting areas. Such managers will hold a personal licence.
25. A concierge shall be employed and be based at the ground floor entrance at all times the premises are open. In addition, there will be valet parking attendants available to persons requiring such service within this area.
26. The premises shall adopt and operate a specific policy in relation to the management of smoking areas outside of the hotel. Such policies shall make provision for any external areas to be monitored and supervised at all times when used. The primary designated smoking areas shall be on Knightsbridge Green and there shall be no designated smoking areas on Knightsbridge but for the avoidance of doubt this shall not preclude any individual from smoking on Knightsbridge.

### **GUEST BEDROOMS**

27. The following licensable activities may be provided within guest bedrooms for hotel residents at any time; the sale of alcohol and the provision of regulated entertainment consisting of either recorded music or the showing of films.

### **SERVICED APARTMENTS**

28. The provision of late night refreshment off the premises may only be provided to the serviced apartments on the 7th to 9th floors of the premises and may be provided during the period 11pm to 5am on any day of the week.
29. Off Sales of alcohol may be provided to the serviced apartments on the 7th to 9th floors of the premises (in line with condition 7) at any time.

### **RESTAURANT AND BAR**

30. Only the following licensable activities may be permitted with these areas; the sale and supply of alcohol, the provision of regulated entertainment (consisting of recorded music, live music, facilities for making music and the showing of films) and late night refreshment.
31. The sale of alcohol in the main basement restaurant shall only be to persons seated at tables and as ancillary to table meals except for hotel residents and up to 3 guests for each resident, (additional guests may be allowed only with the prior authorisation from the manager in writing for specific additional guests, a copy of which shall be held at the hotel reception and made available for inspection at the request of the Police or authorised officer).

**The applicant has proposed to amend condition 31 to the following (which is shown in red)**

The sale of alcohol in the main **ground floor** restaurant shall only be to persons seated at tables and as ancillary to table meals except for hotel residents and up to 3 guests for each resident, (additional guests may be allowed only with the prior authorisation from the manager in writing for specific additional guests, a copy of which shall be held at the hotel reception and made available for inspection at the request of the Police or authorised officer) **and save for those seated in the ground floor café area or stood by the café bar counter.**

**The objector [REDACTED] has proposed to amend condition 31 to the following**

The sale of alcohol in the ground floor restaurant area (as clearly labelled and shown on the approved layout drawings) shall only be to persons seated at tables and as ancillary to table meals except for hotel residents and up to 3 guests for each resident, (additional guests may be allowed only with the prior authorisation from the manager in writing for specific additional guests, a copy of which shall be held at the hotel reception and made available for inspection at the request of the Police or authorised officer) save for in the hatched area (as shown on the approved layout drawings) where alcohol may be consumed by persons who are seated and where food shall be available. Within the hatched area up to 10 persons may consume alcohol whilst standing as they wait to be seated within the ground floor restaurant.

32. The main restaurant in the basement floor and shall be laid out as a restaurant and shall have no more than 80 persons (excluding staff) seated within this area at any one time.

The maximum capacity within the ground floor bar area shall be 120 persons (excluding staff) at any one time.

**The applicant has proposed to amend condition 32 to the following (which is shown in red)**

The main restaurant in the **ground** floor and shall be laid out as a restaurant and this area together with the **ground floor café area (which shall contain suitable seating arrangements)** shall have no more than **140** persons (excluding staff) seated within this area at any one time.

**The objector [REDACTED] has proposed to amend condition 32 to the following**

The ground floor restaurant shall be laid out as a restaurant (save for the hatched area which shall contain suitable seating arrangements) and shall have no more than 140 persons (excluding staff) within this area at any one time.

33. The maximum capacity within the ground floor bar area shall be 120 persons (excluding staff) at any one time.

**The applicant has proposed to amend condition 33 to the following (which is shown in red)**

The maximum capacity within the basement bar area shall be **90** persons (excluding staff) at any one time.

**The objector [REDACTED] has proposed to amend condition 33 to the following**

The maximum capacity within the basement bar area shall be 90 persons (excluding staff) at any one time.

34. The supply of alcohol in the restaurant shall be by waiter or waitress only.

**The applicant has proposed to amend condition 34 to the following (which is shown in red)**

The supply of alcohol in the restaurant shall be by waiter or waitress only **save for in relation to the café area where such service shall remain available and be encouraged when in use but not be required.**

**The objector [REDACTED] has proposed to amend condition 34 to the following**

The supply of alcohol in the ground floor restaurant shall be by waiter or waitress only other than to persons seated at the counter who may be served directly.

35. The supply of alcohol in the ground floor bar shall be by way of waiter/waitress service only other than to persons in the bar area immediately in front of the bar (as show more particularly on the plans submitted with the application).

**The applicant has proposed to amend condition 35 to the following (which is shown in red)**

The supply of alcohol in the basement bar shall be by way of waiter/waitress service only other than to persons in the bar area immediately in front of the bar (as show more particularly on the plans submitted with the application).

**The objector [REDACTED] has proposed to amend condition 35 to the following**

The supply of alcohol in the basement bar shall be by way of waiter/waitress service only other than to persons in the hatched area immediately in front of the bar (as shown on the approved layout drawings).

36. 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.

37. A person shall be employed as a host within the ground floor bar area whenever this area is open to non-residents who will greet all persons entering this area and shall monitor the numbers of persons accommodated within this area.

**The applicant has proposed to amend condition 37 to the following (which is shown in red)**

A person shall be employed as a host within the ground floor **reception lobby/host station to the restaurant and café area (located close to the \*\*\*\*** whenever this area is open to non-residents who will greet all persons entering this area and shall monitor the numbers of persons accommodated within this area.

**The objector [REDACTED] has proposed to amend condition 35 to the following**

A person shall be employed as a host and be present within the ground floor restaurant meet and greet lobby area (the area located immediately inside the Knightsbridge Green entrance) whenever this area is open to non-residents. This person's role shall include greeting all persons entering this area and shall monitor the numbers of persons accommodated within the ground floor restaurant area.

- 38 (a) Off sales of alcohol to the small terrace area in Knightsbridge Green shall only be to persons seated at tables and as an ancillary to a table meal. There shall be a maximum of 12 covers within this area. The terrace shall only be used between the hours of 8am and 10pm on Mondays to Saturdays and 9am and 10pm on Sundays.
- (b) In addition, except in the case of an emergency or to allow access and egress to/from the terrace area the Knightsbridge Green entrance to the ground floor bar area shall not be used as an entrance or exit to the bar other than between the hours of 10am to 9.30pm on Mondays to Saturdays and 11am to 9pm on Sundays. Whenever, the door is in such use then it shall be kept closed at all times except for immediate access and egress or in the event of an emergency and there shall be an SIA registered door supervisor stationed immediately inside the entrance door whilst it is in public use.

**The applicant has proposed to amend condition 38 to the following (which is shown in red)**

The Knightsbridge Green entrance to the ground floor restaurant and café area may be used by members of the public as an entrance or exit to these areas or the basement bar area during the hours when they are permitted to use the ... these areas. Whenever, the door is in such use it shall be closed except for access and the reception lobby shall be manned by a host during such use. In addition, the Knightsbridge Green terrace area shall not be used for licensable activities or the consumption of food or alcohol.

**The objector [REDACTED] has proposed to amend condition 38 to the following**

The Knightsbridge Green entrance may be used as the main entrance and exit (but for the avoidance of doubt not the exclusive entrance to those areas). Whenever the Knightsbridge Green entrance door is in such use then it shall be closed except for access and egress and as set out in condition 37 above the restaurant meet and greet lobby area shall be manned by a host during such use. The Knightsbridge Green terrace area shall not be used for licensable activities or the consumption of food or alcohol.

39. (a) Non-residents shall use the main basement restaurant between the hours of 7am and 1am on Mondays to Saturdays and between 7am and 11pm on Sundays and bank holidays.
- (b) Non-residents shall only use the ground floor bar area between the hours of 7am and midnight on Mondays to Saturdays and 7am and 11pm on Sundays and bank holidays.

**The applicant has proposed to amend condition 39 to the following (which is shown in red)**

- (a) Non-residents shall use the main ground floor restaurant and café area between the hours of 7am and 1am on Mondays to Saturdays and between 7am and 11pm on Sundays and bank holidays.
- (b) Non-residents shall only use the basement bar area between the hours of 7am and 1am on Mondays to Saturdays and 7am and 11pm on Sundays and bank holidays

The objector [REDACTED] has proposed to amend condition 38 to the following

- (a) Non-residents shall only use the ground floor restaurant between the hours of 7am and midnight on Mondays to Saturdays and between 7am and 11pm on Sundays and bank holidays.
- (b) Non-residents shall only use the basement bar area between the hours of 7am and 1am on Mondays to Saturdays but alcohol may not be sold to them after 12.45am and 7am and 11pm on Sundays and bank holidays.

#### **PRIVATE DINING AREA**

- 40. Only the following licensable activities may be permitted with this area; the sale and supply of alcohol, the provision of regulated entertainment (consisting of recorded music, live music and the showing of films) and late night refreshment.
- 41. The sale of alcohol within the private dining rooms shall be ancillary to a table meal within this area other than in respect of hotel residents and their bona fide guests or to persons attending a private or corporate function.
- 42. Non Residents shall only use this area between 7am and midnight on Mondays to Saturdays and between 7am and 11pm on Sundays and bank holidays, save that the use of this area by non residents is extended from midnight to 01.00 Monday to Saturday when the supply of alcohol is to a person seated at a table and for consumption by such a person as ancillary to their meal.
- 43. The maximum capacity within the private dining area shall be 50 persons (excluding staff).

#### **BUSINESS CENTRE AREA**

- 44. Only the following licensable activities may be permitted with this area; the sale and supply of alcohol, the provision of regulated entertainment (consisting of recorded music, facilities for making music and the showing of films) and late night refreshment.
- 45. Non Residents shall only use this area in connection with licensable activities between 7am to midnight on Mondays to Sundays.
- 46. The maximum capacity within the business centre area when licensable activities are provided shall 40 persons (excluding staff).

#### **SCREENING AND PRE-SCREENING ROOM - BASEMENT 2**

- 47. Only the following licensable activities may be permitted within this area; sale and supply of alcohol, the provision of late night refreshment and the provision of regulated entertainment of all descriptions other than indoor sports and wrestling.

Non-residents shall only use this area between the hours of 7am and midnight on any day of the week.

- 49. These areas will be used in conjunction whenever licensable activities are provided and the maximum capacity when licensable activities are provided within this area (either in the pre-screening area, the screening area or both areas combined) shall be 50 persons (excluding staff).

### **FUNCTION ROOM AND PRE-FUNCTION ROOM - BASEMENT 3**

50. Only the following licensable activities may be permitted within this area; sale and supply of alcohol, the provision of late night refreshment and the provision of regulated entertainment of all descriptions other than indoor sports and wrestling.
51. Non-residents may only be allowed to use this area between the hours of 7am and 11.30pm on Mondays to Sundays with the exception that on up to 50 days per year the terminal hour for such use may be extended until midnight.
52. The maximum capacity of these areas when the ball room is used individually or combined with the pre-function room area for licensable activities shall be; 310 persons (including staff) where the event hosted is a standing only event, 140 (excluding staff) when the event is laid out for dinner style seating and 100 (excluding staff) when laid out in theatre style seating.
53. Dedicated conference and banqueting staff will be employed by the hotel to work at any events or functions held within this area and all such staff will be fully trained in relation to relevant provisions and duties imposed under licensing legislation and in relation to the hotel's own operation policies in relation to the use of this area.
54. Whenever an event or function involving licensable activities is hosted within this area then the premises shall ensure that there are a sufficient number of door staff on duty, or employed at the hotel, during the currency of the event in order to ensure the proper supervision of such event or function.
55. The smoking policy implemented by the hotel (see condition '27 above) shall specifically deal with the management of smoking by persons attending an event or function within this area.
56. In respect of the Function Room and Pre-Function Room ( Basement 3),where the entire area is used by an external promoter and the promoter will then be solely responsible for organising the event and selling tickets to it, a Form 696 Metropolitan Police Risk Assessment will be submitted for consideration by Police.
57. Access to this area shall be carefully controlled by the hotel's management, security and conference and banqueting staff. In the case of events or functions involving attendance by non-residents then access shall be via the main hotel entrance and the central lift areas.
58. Sufficient members of staff will be on duty to manage such access and egress properly.
59. Access and transport to and from this area will operate in line with the specific policies adopted under the planning consent controlling and managing this issue.

### **SPA AND GYM AREA - BASEMENT LEVELS 4 AND 5**

60. Only the following licensable activities are permitted within the Spa areas; the sale and supply of alcohol and the provision of regulated entertainment consisting of recorded music and the facilities for making music, dancing and facilities for dancing (gym area only) and the showing of films.
61. Other than within the Spa reception/café/lounge area within basement level 5, no drinks shall be served in glass containers at any time in the spa area.
62. The Spa areas may only be used by the residents of the hotel and/or apartments and their bona fide guests or by private members of the spa area.

63. These areas may only be used for licensable activities between the hours of 7am and 10pm on any day and non-residents will not be admitted to these areas outside of these times.

## **GENERAL**

64. 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.

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.

66. All exit doors on designated escape routes leading from the areas set out in condition 17 shall be available at all material times without the use of a key, code, card or similar means.
67. All self closing doors shall be effectively maintained and not held open other than by an approved device.
68. The edges of the treads of steps and stairways shall be maintained so as to be conspicuous.
69. Curtains and hangings shall be arranged so as not to obstruct emergency signs.
70. The certificates listed below shall be submitted to the Licensing Authority upon written request.
- o Any emergency lighting battery or system
  - o Any electrical installation
  - o Any emergency warning system
71. With the exception of the showing of films in the Hotel bedrooms, no entertainment, performance, service, or exhibition involving nudity or sexual stimulation which would come within the definition of a sex establishment in Schedule 3 to the Local Government (Miscellaneous Provisions) Act 1982 as amended by the Greater London Council (General Powers) Act 1986 (whether or not locally adopted), shall be provided under the authority of this licence.
72. Loudspeakers shall not be located in the external entrance lobby or outside the premises building with the exception of loudspeakers used in connection with an emergency.
73. With the exception of designated smoking bedrooms (if any), 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.
74. There shall be no striptease or nudity, and all persons shall be decently attired at all times.
75. No person shall give at the premises any exhibition, demonstration or performance of hypnotism, mesmerism or any similar act or process which produces or is intended to produce in any other person any form of induced sleep or trance in which susceptibility of the mind of that person to suggestion or direction is increased or intended to be increased.

NOTE: (1) This rule does not apply to exhibitions given under the provisions of Section 2(1A) and 5 of the Hypnotism Act 1952.

76. The operators of the hotel shall organise and offer to host regular meetings with the management company of 199 Knightsbridge to which other resident associations may also be invited. It is anticipated that this will be done on a quarterly basis.
77. Whenever the premises apply for a temporary event notice then they shall notify the 199 Knightsbridge residents (via its management company) of such Temporary Event Notice at least 5 days before the event takes place.



Resident count = 221

Licence Number	Trading Name	Address	Premises Type	Time Period
17/08675/LIPDPS	Bvlgari Hotel	171 Knightsbridge London SW7 1DW	Hotel, 4+ star or major chain	Monday to Saturday; 08:00 - 22:00   Monday to Sunday; 00:00 - 00:00   Sunday; 09:00 - 22:00
17/13288/LIPDPS	Paxtons Head Public House	153 Knightsbridge London SW1X 7PA	Public house or pub restaurant	Monday to Sunday; 10:00 - 01:30
17/04182/LIPT	Kateh Restaurant	9 Knightsbridge Green London SW1X 7QL	Restaurant	Monday to Saturday; 11:00 - 23:00   Sunday; 12:00 - 22:30   New Year's Eve; 11:00 - 01:00
07/01492/WCCMAP	Sunny News	10 Knightsbridge Green London SW1X 7QL	Shop	Monday to Sunday; 05:30 - 23:00
18/08049/LIPCH	Signor Sassi	13 - 14 Knightsbridge Green London SW1X 7QL	Restaurant	Monday to Saturday; 10:00 - 01:30   Sunday; 12:00 - 00:00   Sundays before Bank Holidays; 12:00 - 01:00
14/07758/LIPDPS	Sutters	8 Raphael Street London SW7 1DL	Shop	Monday to Friday; 09:00 - 20:00   Saturday; 10:00 - 18:00   Sunday; 11:00 - 17:00

18/03611/LIPDPS	Zuma	5 Raphael Street London SW7 1DL	Restaurant	Monday to Saturday; 10:00 - 00:30   Sunday; 12:00 - 00:00
15/08518/LIPDPS	Tattersalls Tavern	Tattersalls Tavern 2 Knightsbridge Green London SW1X 7QA	Public house or pub restaurant	Monday to Saturday; 07:00 - 00:30   Sunday; 07:00 - 00:00
16/06612/LIPVM	Tattersalls Tavern	Tattersalls Tavern 2 Knightsbridge Green London SW1X 7QA	Public house or pub restaurant	Monday to Saturday; 07:00 - 00:30   Sunday; 07:00 - 00:00
13/05303/LIPVM	J Walter Thompson	First Floor 1 Knightsbridge Green London SW1X 7QA	Office	Monday to Saturday; 10:00 - 23:30   Sunday; 12:00 - 23:00
14/08765/LIPDPS	Mr Chow Restaurant	151 Knightsbridge London SW1X 7PA	Restaurant	Monday to Saturday; 10:00 - 01:30   Sunday; 12:00 - 00:00
18/01419/LIPCHT	Osteria Romana	3 Park Close London SW1X 7PQ	Restaurant	Monday to Saturday; 10:00 - 00:00   Sunday; 12:00 - 23:30
16/14239/LIPN	Not Recorded	17 Knightsbridge Green London SW1X 7QL	Restaurant	Monday to Thursday; 06:00 - 23:30   Friday to Saturday; 06:00 - 00:00   Sunday; 06:00 - 22:30