

Bath & North East Somerset Council

MEETING:	Licensing (Gambling and Licensing) Committee	AGENDA ITEM NUMBER	
MEETING DATE:	Monday 21 February 2011		
TITLE:	Application to Vary a Premises Licence for Keynsham Rugby Football Club, Bristol Road, Keynsham, Bristol BS31 2BE		
WARD:	Keynsham North		
	AN OPEN PUBLIC ITEM		
List of attachments to this report:			
Annex A Application to Vary the Premises Licence			
Annex B Current Premises Licence			
Annex C Site Plan			
Annex D Representations received from Interested Parties			
Annex E Applicants response to Representations			

1 THE ISSUE

- 1.1 An application has been received for the Variation of an existing Premises Licence under Section 34 of the Licensing Act 2003 in respect of Keynsham Rugby Football Club, Bristol Road, Keynsham, Bristol BS31 2BE (Annex A).

2 RECOMMENDATION

- 2.1 That the sub committee determine the application to vary the licence.

3 FINANCIAL IMPLICATIONS

- 3.1 There are no financial implications arising from this report.

4 THE REPORT

- 4.1 An application has been received for the variation of a Premises Licence.

- 4.2 The current Premises Licence permits the following licensable activities:

- 1) Sale of alcohol for consumption on and off the premises between the following hours:

Monday to Friday 10:00 – 01:00

Saturday 08:00 – 01:00

Sunday 10:00 – 23:00

- 2) Regulated entertainment by way of the performance of Live Music; Recorded Music; Other Entertainment within the Act; the provision of Facilities for Making Music and the provision of Facilities for Dancing (indoors and outdoors) between the following hours:

Monday to Saturday 10:00 – 01:00

Sunday 10:00 – 23:00

To take place in function rooms and will include **two events per year in marquee on grassed sports field.**

Exhibition of a film is limited to a large screen televising system for showing of live sporting events (usually rugby).

Non Standard Timings

For special sporting national / international events that are televised at non GMT times, for the time period commencing half an hour prior and following.

From normal activity start time on New Year's Eve until normal activity finish time on New Year's Day.

- 3) The opening hours for the premises are as follows:

Monday to Thursday 10:00 – 02:00

Friday 11:00 – **00:20**

Saturday 08:00 – 02:00

Sunday 10:00 – 02:00

Non Standard Timings

From normal opening time on New Year's Eve until normal opening time on 1st January.

- 4) The licence is subject to the following conditions:

- No supply of alcohol may be made under the premises licence:

at a time when there is no designated premises supervisor in respect of the premises licence, or

at a time when the designated premises supervisor does not hold a personal licence or his personal licence is suspended.

- Every supply of alcohol under the premises licence must be made or authorised by a person who holds a personal licence.
- Admission of children is restricted in accordance with the recommendation by the British Board of Film Classification.
- If the film has not been classified the restriction of children must be approved by the Licensing Authority.

("Children" means any person under 18 years).

- Any individual employed to carry out a security activity must be licensed by the Security Industry Authority.
- The club rules regulate the conduct of members and the admission of members.
- An official of the club on the premises, will be responsible for regulating the non admission of persons who are not members, with the exception of those persons attending pre-booked functions.
- We have a capacity limit of 160 to prevent overcrowding which could lead to crime and disorder, and compromise safety.
- **Free drinking water will be available at all times when the premises is open to the public.**
- Seats are available to accommodate 60% of the maximum capacity of the premises i.e. 96.
- Customers carrying open or sealed bottles or glasses are not permitted to the premises at any time.
- Customers are not permitted to take open containers of alcoholic or soft drinks from the premises.
- All bottles and glasses are removed from public areas as soon as they are finished with or empty.
- We have an anti-drugs policy that has been agreed following discussion with Police.
- **We have conducted a suitable Fire Risk Assessment at the premise and implemented the necessary controls.**
- **All exit doors are easily operable without the use of a key, card, code or similar means.**
- **Exit doors are regularly checked to ensure they function satisfactorily.**
- **All fire doors are maintained effectively self closing and will not be held open other than by approved devices.**
- **Emergency lighting tests are conducted monthly.**
- **All fire exits and means of escape are signed in accordance with BS5499.**
- **An evacuation policy will be in place that is to the satisfaction of the Fire Authority. All staff members will be trained in the evacuation policy.**
- Adequate and appropriate first aid equipment and materials are available on the premises.
- **In the absence of adequate daylight suitable and sufficient lighting is provided and maintained in an area accessible to the public.**
- **Fire safety signs are adequately illuminated.**

- **Emergency lighting is installed and regularly maintained.**
- **The premises have a satisfactory NICEIC or ECA periodic electrical installation report. An inspection is carried out every year and new report obtained each time.**
- **The premises has a satisfactory NICEIC or ECA periodic emergency lighting report. An inspection is carried out every year and a new report obtained each time.**
- **The premises have a Corgi certificate of inspection in respect of any gas boiler, calorifier or appliance. An inspection is carried out every year and a new report obtained each time.**
- **The premises have a certificate of inspection for portable fire fighting equipment.**
- **The premises have a certificate of inspection for the fire detection alarm. An inspection is carried out every year and a new certificate obtained each time.**
- The Licensee, or a nominated deputy, shall effect full control over all sources of amplified music and shall, where necessary, arrange for the volume to be reduced or the playing ceased if, in the opinion of the Licensing Authority, a noise nuisance is likely to be caused or is occurring.
- Amplified music shall not be played at a level that will cause unreasonable disturbance to the occupants of any properties within the vicinity.
- Doors and windows will be kept closed whenever regulated entertainment is carried on and in event after 23:00 hours to reduce breakout of noise.
- All entrances and exits have a lobby entrance to minimise the breakout of noise.
- The premises are air conditioned and air filtration to avoid the need to open doors and windows for ventilation.
- Prominent, clear and legible notices are displayed at all exits requesting patrons to respect the needs of local residents and to leave the premises and the area quietly.
- The placing of bottles into receptacles outside the premises is only permitted to take place between the hours of 09:00 and 17:00 to minimise the disturbance to nearby premises.
- **The club will give written notice to the Licensing Authority of the dates that the outside events are to be held.**
- All ventilation and extract systems are designed and maintained so as to prevent noxious smells causing a nuisance to nearby properties.
- The premises have a waste collection contract with Sita who remove waste weekly.
- We have a proof of age policy, requiring the production of Identity Cards. All staff will be trained in this policy.

- A sign will be displayed stating it is an offence for persons under the age of 18 to purchase or attempt to purchase alcohol.
- A separate room is put aside for use by children.

4.3 The Variation application seeks to:

- Amend a typing error on the initial application so that the closing time in respect of Friday reads 02:00 hours;
- Amend plans attached to the current licence to include the patio area within the boundary of the licensed premises;
- Remove all references to the use of marquees on the sports field, from the premises licence;
- Remove all obsolete conditions and those that duplicate existing legislation from the licence namely:
 - **Free drinking water will be available at all times when the premises is open to the public.**
 - **We have conducted a suitable Fire Risk Assessment at the premise and implemented the necessary controls.**
 - **All exit doors are easily operable without the use of a key, card, code or similar means.**
 - **Exit doors are regularly checked to ensure they function satisfactorily.**
 - **All fire doors are maintained effectively self closing and will not be held open other than by approved devices.**
 - **Emergency lighting tests are conducted monthly.**
 - **All fire exits and means of escape are signed in accordance with BS5499.**
 - **An evacuation policy will be in place that is to the satisfaction of the Fire Authority. All staff members will be trained in the evacuation policy.**
 - **In the absence of adequate daylight suitable and sufficient lighting is provided and maintained in an area accessible to the public.**
 - **Fire safety signs are adequately illuminated.**
 - **Emergency lighting is installed and regularly maintained.**
 - **The premises have a satisfactory NICEIC or ECA periodic electrical installation report. An inspection is carried out every year and new report obtained each time.**
 - **The premises has a satisfactory NICEIC or ECA periodic emergency lighting report. An inspection is carried out every year and a new report obtained each time.**

- **The premises have a Corgi certificate of inspection in respect of any gas boiler, calorifier or appliance. An inspection is carried out every year and a new report obtained each time.**
- **The premises have a certificate of inspection for portable fire fighting equipment.**
- **The premises have a certificate of inspection for the fire detection alarm. An inspection is carried out every year and a new certificate obtained each time.**
- **The club will give written notice to the Licensing Authority of the dates that the outside events are to be held.**

Please note that this application does **NOT** propose to increase licensable activities, or the timings for which they are permitted.

4.4 A site plan is attached at Annex C.

4.5 The Licensing Act 2003 (Section 4) states that it is the duty of all Licensing Authorities to carry out their functions under the Act with a view to promoting the licensing objectives. The licensing objectives are:-

- a) The Prevention of Crime and Disorder.
- b) Public Safety.
- c) The Prevention of Public Nuisance, and
- d) The Protection of Children from Harm.

Each objective is of equal importance; there are no other licensing objectives so these four are of paramount consideration at all times. When considering applications/representations /notifications the Licensing Authority will have regard to these licensing objectives.

4.6 The Licensing Authority may vary and grant the application with or without additional conditions.

4.7 The Licensing Authority can refuse the variation or part of the variation as it considers necessary for the promotion of the licensing objectives.

4.8 The Licensing Authority may not however do anything to reduce the effect of the rights guaranteed by the existing premises licence.

4.9 The Licensing Authority should also have regard to the Council's Licensing Policy, the Statutory Guidance issued under Section 182 of the Licensing Act 2003, and the Licensing Act itself, and in particular to:

- a) Paragraphs 3, 5, 6, 9, 10, 15 - 20, 23.5, 24, 28, 30, 33, 35 – 37 & 41 - 44 of the policy.
- b) Chapters 8, 9 and 10 of the Statutory Guidance (as revised on 28 June 2007)..
- c) Sections 4, 9, 10, 13, 34, 35, 36, 182 and 183 of the Act.

4.10 If the application is refused the applicant may appeal within 21 days of the notification to the Magistrates Court.

If the application is granted the person making the relevant representation may appeal within 21 days of the notification to the Magistrates Court.

On appeal the court may either dismiss the appeal; substitute the decision appealed against for any other decision which could have been made by the Licensing Authority, or remit the case to the Licensing Authority to dispose of it in accordance with the direction of the court. The court may make such order for costs as it thinks fit.

- 4.11 In accordance with the requirements of the Act the applicants served copies of the application upon the Police, the Fire Authority, Environmental Health, Development Control, Trading Standards, and the Child Protection Agency.
- 4.12 The applicant is required to place a notice at the premises for a period of 28 days starting the day after the application is made and place an advert in a local newspaper within 10 days for submitting the application to the licensing authority.
- 4.13 Representations have been received from interested parties living within the vicinity of the premises in respect of the licensing objective, the prevention of Public Nuisance (Annex D). These representations express concern that the proposal to include the patio area within the "licensed premises" will undermine the prevention of public nuisance objective, unless conditions are imposed to restrict its utility.
- 4.14 The applicant has emailed a response to the residents concerns and has offered the following conditions in respect of the patio area:
- 1. No regulated entertainment shall take place on the patio under the premises licence;**
 - 2. No consumption of alcohol shall take place on the patio after 23:00 hours.**
- 4.15 This report has not been sent to the Trades Union because they would have no involvement in this application.

Contact person	Terrill Wolyn, Licensing Officer, 01225 396939
Background papers	Licensing Act 2003, Guidance Notes issued under Section 182 of the Licensing Act 2003, Licensing Act 2003 Regulations, B&NES Statement of Licensing Policy

Bath & North East
Somerset Council

ENVIRONMENTAL SERVICES

- 4 JAN 2011 Licensing Team, Public Protection,
9-10 Bath Street, Bath, BA1 1SN

Post Log No: CDAB 21832

Receipt No: 12255

CH/CA £.190

ANNEX A

Application to vary a Premises Licence under the Licensing Act 2003

PLEASE READ THE FOLLOWING INSTRUCTIONS FIRST

Before completing this form please read the guidance notes at the end of the form.
 If you are completing this form by hand please write legibly in block capitals. In all cases ensure that your answers are inside the boxes and written in black ink. Use additional sheets if necessary.
 You may wish to keep a copy of the completed form for your records.

I/We KEYNSHAM RUGBY FOOTBALL CLUB LIMITED (insert name of applicant) being the premises licence holder, apply to vary a premises licence under section 34 of the Licensing Act 2003 for the premises described in part 1 below.

Premises licence number

10/02187/LAPRE

Part 1 – Premises Details

Postal address of premises or, if none, ordnance survey map reference, or description
KEYNSHAM RUGBY FOOTBALL CLUB
BRISTOL ROAD
KEYNSHAM

Post town BRISTOL

Post code BS31 2BE

Telephone number at premises (if any)

Non-domestic rateable value of premises

£15,250.00

Part 2 – Applicant Details

Daytime contact telephone number

078666 86796

E-mail address (optional)

wettoncccj@aol.com

Current address if different from premises address

CRAIG WETTON
HIGH TREES, THE GLEN
SALTFORD

Post town BRISTOL

Post code BS 31 3JP

Part 3 – Variation

Please select for yes

Do you want the proposed variation to have effect as soon as possible?



If not, when do you want the variation to take effect from?

Day	Month	Year
		20

If your proposed variation would mean that 5,000 or more people are expected to attend the premises at any one time, please state the number expected to attend

Please describe briefly the nature of the proposed variation (Please see guidance note 1)

To amend a typing error on the initial application so that the closing time in respect of FRIDAY reads 02:00 hours.

To amend the plans attached to the current licence to include the patio area within the boundary of the 'licenced' premises.

To remove all references to the use of marquees on the sports field, from the premises licence.

To remove all obsolete conditions and those that duplicate existing legislation, from the licence - as detailed on page 11.

Part 4 – Operating Schedule

Please complete those parts of the Operating Schedule below which would be subject to change if this application to vary is successful.

Please select for yes

Provision of regulated entertainment

- | | |
|-----------------------------------------------------------------------------|--------------------------|
| a) plays (if yes, fill in box A) | <input type="checkbox"/> |
| b) films (if yes, fill in box B) | <input type="checkbox"/> |
| c) indoor sporting events (if yes, fill in box C) | <input type="checkbox"/> |
| d) boxing or wrestling entertainment (if yes, fill in box D) | <input type="checkbox"/> |
| e) live music (if yes, fill in box E) | <input type="checkbox"/> |
| f) recorded music (if yes, fill in box F) | <input type="checkbox"/> |
| g) performance of dance (if yes, fill in box G) | <input type="checkbox"/> |
| h) anything of a similar description to that falling within (e), (f) or (g) | <input type="checkbox"/> |
- (If yes, fill in box H)

Provision of entertainment facilities

- | | |
|-----------------------------------------------------------------------------|--------------------------|
| i) making music (if yes, fill in box I) | <input type="checkbox"/> |
| j) dancing (if yes, fill in box J) | <input type="checkbox"/> |
| k) entertainment of a similar description to that falling within (i) or (j) | <input type="checkbox"/> |
- (if yes, fill in box K)

Provision of late night refreshment (if yes, fill in box L)

Sale by retail of alcohol (if yes, fill in box M)

In all case complete boxes N, O and P

A

Plays Standard days and timings (please read guidance note 6)			Will the performance of a play take place indoors, outdoors or both? please select (please read guidance note 2)	Indoors <input type="checkbox"/>
				Outdoors <input type="checkbox"/>
				Both <input type="checkbox"/>
Day	Start	Finish	Please give further details here (please read guidance note 3)	
Mon				
Tue				
Wed			State any seasonal variations for performing plays (please read guidance note 4)	
Thu				
Fri			Non standard timings. Where you intend to use the premises for the performance of plays at different times to those listed in the column on the left, please list (please read guidance note 5)	
Sat				
Sun				

B

Films Standard days and timings (please read guidance note 6)			Will the exhibition of films take place indoors, outdoors or both? please select (please read guidance note 2)	Indoors <input type="checkbox"/>
				Outdoors <input type="checkbox"/>
				Both <input type="checkbox"/>
Day	Start	Finish	Please give further details here (please read guidance note 3)	
Mon				
Tue				
Wed			State any seasonal variations for the exhibition of films (please read guidance note 4)	
Thu				
Fri			Non standard timings. Where you intend to use the premises for the exhibition of films at different times to those listed in the column on the left, please list (please read guidance note 5)	
Sat				
Sun				

C

Indoor sporting events Standard days and timings (please read guidance note 6))			Please give further details (please read guidance note 3)
Day	Start	Finish	
Mon			State any seasonal variations for indoor sporting events (please read guidance note 4)
Tue			
Wed			
Thu			Non standard timings. Where you intend to use the premises for indoor sporting events at different times to those listed in the column on the left, please list (please read guidance note 5)
Fri			
Sat			
Sun			

D

Boxing or wrestling entertainments Standard days and timings (please read guidance note 6)			Will the boxing or wrestling entertainment take place indoors, outdoors or both? please select (please read guidance note 2)	Indoors <input type="checkbox"/>
				Outdoors <input type="checkbox"/>
			Both <input type="checkbox"/>	
Day	Start	Finish	Please give further details here (please read guidance note 3)	
Mon			State any seasonal variations for the boxing or wrestling entertainment (please read guidance note 4)	
Tue				
Wed				
Thu			Non standard timings. Where you intend to use the premises for boxing or wrestling entertainment at different times to those listed in the column on the left, please list (please read guidance note 5)	
Fri				
Sat				
Sun				

E

Live music Standard days and timings (please read guidance note 6)			Will the performance of live music take place indoors, outdoors or both? please select (please read guidance note 2)	Indoors <input type="checkbox"/>		
				Outdoors <input type="checkbox"/>		
				Both <input type="checkbox"/>		
Day	Start	Finish	Please give further details here (please read guidance note 3)			
Mon						
Tue						
Wed					State any seasonal variations for the performance of live music (please read guidance note 4)	
Thu						
Fri					Non standard timings. Where you intend to use the premises for the performance of live music at different times to those listed in the column on the left, please list (please read guidance note 5)	
Sat						
Sun						

F

Recorded music Standard days and timings (please read guidance note 6)			Will the playing of recorded music take place indoors, outdoors or both? please select (please read guidance note 2)	Indoors <input type="checkbox"/>		
				Outdoors <input type="checkbox"/>		
				Both <input type="checkbox"/>		
Day	Start	Finish	Please give further details here (please read guidance note 3)			
Mon						
Tue						
Wed					State any seasonal variations for the playing of recorded music (please read guidance note 4)	
Thu						
Fri					Non standard timings. Where you intend to use the premises for the playing of recorded music at different times to those listed in the column on the left, please list (please read guidance note 5)	
Sat						
Sun						

G

Performance of dance Standard days and timings (please read guidance note 6)			Will the performance of dance take place indoors, outdoors or both? please select (please read guidance note 2)	Indoors <input type="checkbox"/>		
				Outdoors <input type="checkbox"/>		
				Both <input type="checkbox"/>		
Day	Start	Finish	Please give further details here (please read guidance note 3)			
Mon						
Tue						
Wed					State any seasonal variations for the performance of dance (please read guidance note 4)	
Thu						
Fri					Non standard timings. Where you intend to use the premises for the performance of dance at different times to those listed in the column on the left, please list (please read guidance note 5)	
Sat						
Sun						

H

Anything of a similar description to that falling within (e), (f) or (g) Standard days and timings (please read guidance note 6))			Please give a description of the type of entertainment you will be providing			
			Will this entertainment take place indoors, outdoors or both? Please select (please read guidance note 2)	Indoors <input type="checkbox"/>		
				Outdoors <input type="checkbox"/>		
				Both <input type="checkbox"/>		
Day	Start	Finish	Please give further details here (please read guidance note 3)			
Mon						
Tue						
Wed					State any seasonal variations for entertainment of a similar description to that falling within (e), (f) or (g) (please see guidance note 4)	
Thu						
Fri					Non standard timings. Where you intend to use the premises for the entertainment of a similar description to that falling within (e), (f) or (g) at different times to those listed in the column on the left, please list (please read guidance note 5)	
Sat						
Sun						

I

Provision of facilities for making music Standard days and timings (please read guidance note 6)			Please give a description of the facilities for making music you will be providing		
			Will the facilities for making music be indoors, outdoors or both? Please select (please read guidance note 2)	Indoors	<input type="checkbox"/>
				Outdoors	<input type="checkbox"/>
Day	Start	Finish	Please give further details here (please read guidance note 3)		
Mon					
Tue			State any seasonal variations for the provision of facilities for making music (please see guidance note 4)		
Wed					
Thu			Non standard timings. Where you intend to use the premises for the provision of facilities for making music entertainment at different times to those listed in the column on the left, please list (please read guidance note 5)		
Fri					
Sat					
Sun					

J

Provision of facilities for dancing Standard days and timings (please read guidance note 6)			Will the facilities for dancing be indoors, outdoors or both? please select (please read guidance note 2)		Indoors	<input type="checkbox"/>
					Outdoors	<input type="checkbox"/>
					Both	<input type="checkbox"/>
Day	Start	Finish	Please give a description of the facilities for dancing you will be providing			
Mon			Please give further details here (please read guidance note 3)			
Tue						
Wed			State any seasonal variations for the providing dancing facilities (please read guidance note 4)			
Thu						
Fri			Non standard timings. Where you intend to use the premises for the provision of facilities for dancing entertainment at different times to those listed in the column on the left, please list (please read guidance note 5)			
Sat						
Sun						

K

Provision of facilities for entertainment of a similar description to that falling within I or J Standard days and timings (please read guidance note 6)			Please give a description of the type of entertainment facility you will be providing	
Day	Start	Finish	Will the entertainment facility be indoors, outdoors or both? Please select (please read guidance note 2)	Indoors <input type="checkbox"/>
Mon				Outdoors <input type="checkbox"/>
				Both <input type="checkbox"/>
Tue			Please give further details here (please read guidance note 3)	
Wed			State any seasonal variations for the provision of facilities for entertainment of a similar description to that falling within I or J (please see guidance note 4)	
Thu				
Fri			Non standard timings. Where you intend to use the premises for the provision of facilities for entertainment of a similar description to that falling within I or J at different times to those listed in the column on the left, please list (please read guidance note 5)	
Sat				
Sun				

L

Late night refreshment Standard timings (please read guidance note 1)			Will the provision of late night refreshment take place indoors, outdoors or both? please select (please read guidance note 2)	
Day	Start	Finish	Indoors <input type="checkbox"/>	Outdoors <input type="checkbox"/>
Mon				
Tue			Please give further details here (please read guidance note 3)	
Wed			State any seasonal variations for the provision of late night refreshment (please read guidance note 4)	
Thu				
Fri			Non standard timings. Where you intend to use the premises for the provision of late night refreshment at different times to those listed in the column on the left, please list (please read guidance note 5)	
Sat				
Sun				

M

Supply of alcohol Standard days and timings (please read guidance note 6)			Will the supply of alcohol be for consumption on the premises, off the premises or both? Please select (please see guidance note 7)	On the premises <input type="checkbox"/>
				Off the premises <input type="checkbox"/>
				Both <input type="checkbox"/>
Day	Start	Finish	State any seasonal variations for the supply of alcohol (please read guidance note 4)	
Mon				
Tue				
Wed				
Thu				
Fri				
Sat				
Sun				
			Non-standard timings. Where you intend to use the premises for the supply of alcohol at different times to those listed in the column on the left, please list (please read guidance note 5)	

If varying to include the Sale of Alcohol on the licence for the first time please state the name and details of the individual whom you wish to specify as the premises supervisor. (Please read guidance note 14.)
(The proposed premises supervisor must sign the consent attached to the end of this form.)

Name _____

Address _____

Post Code _____

Personal Licence Number _____

Issuing Licensing Authority _____

N

Please highlight any adult entertainment or services, activities, other entertainment or matters ancillary to the use of the premises that may give rise to concern in respect of children (please read guidance note 8)

O

Hours premises are open to the public Standard days and timings (please read guidance note 6)			State any seasonal variations for the opening times (please read guidance note 4)
Day	Start	Finish	
Mon			Non-standard timings. Where you intend to open the premises to the public at different times to those listed on the column on the left, please list (please read guidance note 5)
Tues			
Weds			
Thurs			
Fri			
Sat			
Sun			

Please identify those conditions currently imposed on the licence which you believe could be removed as a consequence of the proposed variation you are seeking

Annex 2 condition 4 as this is now mandatory
 Annex 2 conditions 10 - 16 inclusive (Fire Safety)
 Annex 2 conditions 18 - 20 inclusive (Lighting)
 Annex 2 conditions 21 - 25 inclusive (Safety Certificates)
 Annex 2 condition 33 relating to the two events in marquees

Please select for Yes

I have enclosed the premises licence

I have enclosed the relevant part of the premises licence

If you have not ticked one of these boxes please fill in reasons for not including the licence, or part of it below.

Reasons why I have failed to enclose the premises licence or relevant part of premises licence

P

Describe any additional steps you intend to take to promote the four licensing objectives as a result of the proposed variation:

a) General – all four licensing objectives (b, c, d, e) (see guidance note 9)

We consider the remaining conditions are sufficient to promote the four licensing objectives.

b) The prevention of crime and disorder

c) Public safety

d) The prevention of public nuisance

e) The protection of children from harm

Please select for yes

- I have made or enclosed payment of the fee (190)
- I have sent copies of this application and the plan to responsible authorities and others where applicable
- I understand that I must now advertise my application, by way of a notice at the premises for 28 days and a notice in a local newspaper within 10 working days of submitting a valid application
- I have enclosed the premises licence or relevant part of it or explanation
- I have enclosed the consent form completed by the individual I wish to be premises supervisor, if applicable N.A.
- I understand that if I do not comply with the above requirements my application will be rejected

IT IS AN OFFENCE, LIABLE ON CONVICTION TO A FINE UP TO LEVEL 5 ON THE STANDARD SCALE, UNDER SECTION 158 OF THE LICENSING ACT 2003 TO MAKE A FALSE STATEMENT IN OR IN CONNECTION WITH THIS APPLICATION

Part 5 – Signatures (please read guidance note 10)

Signature of applicant (the current premises licence holder) or applicant's solicitor or other duly authorised agent. (See guidance note 11) If signing in behalf of the applicant please state in what capacity.

Signature

WA [Signature]

Date

21st DECEMBER 2010

Capacity

PREMISES LICENCE HOLDER

Where the premises licence is jointly held signature of 2nd applicant (the current premises licence holder) or 2nd applicant's solicitor or authorised agent. (Please read guidance note 12) If signing on behalf of the applicant please state in what capacity.

Signature

Date

Capacity

Contact name (where not previously given) and address for correspondence associated with this application. (please read guidance note 13)

*CRAIG WETTON
HIGH TREES, THE GLEN, SALTFORD*

Post town

BRISTOL

Postcode

BS 31 3JP

Telephone number (if any)

078 666 86 796

If you would prefer us to correspond with you by email, your email address

wettoncccj@aol.com

Schedule 12
Part A

Regulation 33, 34

Premises Licence

Premises Licence Number	10/02187/LAPRE
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Part 1 – Premises Details

<p>Postal address of premises, or if none, ordnance survey map reference or description, including Post Town, Post Code</p> <p>Keynsham Rugby Football Club Bristol Road Keynsham BS31 2BE</p>
<p>Telephone number</p>

<p>Where the licence is time limited the dates Not applicable</p>

<p>Licensable activities authorised by the licence and the times the licence authorises the carrying out of licensable activities</p>	
<p>Sale of Alcohol</p>	
Monday to Friday	10:00 - 01:00
Saturday	08:00 - 01:00
Sunday	10:00 - 23:00
<p>Performance of Live Music (Indoors and Outdoors)</p>	
Monday to Saturday	10:00 - 01:00
Sunday	10:00 - 23:00
<p>Performance of Recorded Music (Indoors and Outdoors)</p>	
Monday to Saturday	10:00 - 01:00
Sunday	10:00 - 23:00
<p>Other Entertainment within Act (Indoors and Outdoors)</p>	
Monday to Saturday	10:00 - 01:00
Sunday	10:00 - 23:00

Other entertainment includes anything of a similar nature e.g. Comedians and Magician performances, showing of live sporting events (usually rugby) on large screens, instruments and equipment provided by persons engaged to provide entertainment, and an area designated to facilitate dancing.

To take place in function rooms and will include two events per year in marquee on grassed sports field.

Exhibition of a film is: Large screen televising system for showing of live sporting events (usually rugby).

Non Standard Timings:

For special sporting national/international events that are televised at non GMT times, for the time period commencing half hour prior and following.

From normal activity start time on New Year's Eve until normal activity finish time on New Year's Day.

The opening hours of the premises

Monday to Thursday	11:00 - 02:00
Friday	11:00 - 00:20
Saturday	08:00 - 02:00
Sunday	10:00 - 02:00

From normal opening time on New Year's Eve until normal opening time on 1 January.

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

Bath & North East
Somerset Council

Part 2

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

Keynsham Rugby Football Club Limited
Crown Fields
Bristol Road
Keynsham
BS31 2BE
0117 987 2520

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

Not applicable

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

Mr Craig Anthony Wetton
High Trees
Middle Lane
The Glen
Saltford
BS31 3JP

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

B&NES/08/01959/LAPER
Bath & North East Somerset Council

This licence is issued by Bath & North East Somerset Council as licensing authority under Part 3 of the Licensing Act 2003 and regulations made thereunder.

Signed for and on behalf of
Bath & North East Somerset Council:



Dated 3 June 2010

Bath & North East
Somerset Council

Annex 1 – Mandatory conditions

No supply of alcohol may be made under the premises licence:

- a) at a time when there is no designated premises supervisor in respect of the premises licence, or
- b) at a time when the designated premises supervisor does not hold a personal licence or his personal licence is suspended.

Every supply of alcohol under the premises licence must be made or authorised by a person who holds a personal licence.

Admission of children is restricted in accordance with the recommendation by the British Board of Film Classification.

If the film has not been classified the restriction of children must be approved by the Licensing Authority.

("Children" means any person under 18 years).

Any individual employed to carry out a security activity must be licensed by the Security Industry Authority.

Annex 2 – Conditions consistent with the Operating Schedule

Supervision

- 1) The Club rules regulate the conduct of members and the admission of members.
- 2) An official of the club on the premises, will be responsible for regulating the non admission of persons who are not members, with the exception of those persons attending pre booked functions.

Capacity Limits

- 3) We have a capacity limit of 160 to prevent overcrowding which could lead to crime and disorder, and compromise safety.

Customer Comfort

- 4) Free drinking water will be available at all times when the premises is open to the public.
- 5) Seats are available to accommodate 60% of the maximum capacity of the premises i.e. 96.

Bottles and Glasses

- 6) Customers carrying open or sealed bottles or glasses are not permitted to the premises at any time.
- 7) Customers are not permitted to take open containers of alcoholic or soft drinks from the premises.
- 8) All bottles and glasses are removed from public areas as soon as they are finished with or empty.

Drugs

- 9) We have an anti drugs policy that has been agreed following discussion with Police.

Fire Safety

- 10) We have conducted a suitable Fire Risk Assessment at the premise and implemented the necessary controls.
- 11) All exit doors are easily operable without the use of a key, card, code or similar means.
- 12) Exit doors are regularly checked to ensure they function satisfactorily.
- 13) All fire doors are maintained effectively self closing and will not be held open other than by approved devices.
- 14) Emergency lighting tests are conducted monthly.
- 15) All fire exits and means of escape are signed in accordance with BS5499.
- 16) An evacuation policy will be in place that is to the satisfaction of the Fire Authority. All staff members will be trained in the evacuation policy.

First Aid

- 17) Adequate and appropriate first aid equipment and materials are available on the premises.

Lighting

- 18) In the absence of adequate daylight suitable and sufficient lighting is provided and maintained in any area accessible to the public.
- 19) Fire safety signs are adequately illuminated.
- 20) Emergency lighting is installed and regularly maintained.

Safety Certificates

- 21) The premises have a satisfactory NICEIC or ECA periodic electrical installation report. An inspection is carried out every year and new report obtained each time.
- 22) The premises have a satisfactory NICEIC or ECA periodic emergency lighting report. An inspection is carried out every year and a new report obtained each time.
- 23) The premises have a Corgi certificate of inspection in respect of any gas boiler, calorifier or appliance. An inspection is carried out every year and a new report obtained each time.
- 24) The premises have a certificate of inspection for portable fire fighting equipment.
- 25) The premises have a certificate of inspection for the fire detection alarm. An inspection is carried out every year and a new certificate obtained each time.

Noise and Vibration

- 26) The Licensee, or a nominated deputy, shall effect full control over all sources of amplified music and shall, where necessary, arrange for the volume to be reduced or the playing ceased if, in the opinion of the Licensing Authority, a noise nuisance is likely to be caused or is occurring.
- 27) Amplified music shall not be played at a level that will cause unreasonable disturbance to the occupants of any properties in the vicinity.
- 28) Doors and windows will be kept closed whenever regulated entertainment is carried on and in event after 23:00 hours to reduce breakout of noise.
- 29) All entrances and exits have a lobby entrance to minimise the breakout of noise.
- 30) The premises are air conditioned and air filtration to avoid the need to open doors and windows for ventilation.
- 31) Prominent, clear and legible notices are displayed at all exits requesting patrons to respect the needs of local residents and to leave the premises and the area quietly.
- 32) The placing of bottles into receptacles outside the premises is only permitted to take place between the hours of 09:00 and 17:00 to minimise the disturbance to nearby premises.
- 33) The club will give written notice to the Licensing Authority of the dates that the outside events are to be held.

Noxious Smells

- 34) All ventilation and extract systems are designed and maintained so as to prevent noxious smells causing a nuisance to nearby properties.

Litter

- 35) The premises have a waste collection contract with Sita who remove waste weekly.

Proof of Age Cards

- 36) We have a proof of age policy, requiring the production of Identity Cards. All staff will be trained in this policy.
- 37) A sign will be displayed stating it is an offence for persons under the age of 18 to purchase or attempt to purchase alcohol.
- 38) A separate room is put aside for use by children.

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

Bath & North East
Somerset Council

Annex 4 – Plans

As submitted with application.

Part B

Premises Licence Summary

Premises Licence Number

10/02187/LAPRE

Premises Details

Postal address of premises, or if none, ordnance survey map reference or description, including Post Town, Post Code
Keynsham Rugby Football Club
Bristol Road
Keynsham BS31 2BE

Telephone number 0117 987 2520

Where the licence is time limited the dates Not applicable

Licensable activities authorised by the licence and the times the licence authorises the carrying out of licensable activities

Sale of Alcohol

Monday to Friday 10:00 - 01:00
Saturday 08:00 - 01:00
Sunday 10:00 - 23:00

Performance of Live Music (Indoors and Outdoors)

Monday to Saturday 10:00 - 01:00
Sunday 10:00 - 23:00

Performance of Recorded Music (Indoors and Outdoors)

Monday to Saturday 10:00 - 01:00
Sunday 10:00 - 23:00

Other Entertainment within Act (Indoors and Outdoors)

Monday to Saturday 10:00 - 01:00
Sunday 10:00 - 23:00

Other entertainment includes anything of a similar nature e.g. Comedians and Magician performances, showing of live sporting events (usually rugby) on large screens, instruments and equipment provided by persons engaged to provide entertainment, and an area designated to facilitate dancing.

To take place in function rooms and will include two events per year in marquee on grassed sports field.

Exhibition of a film is: Large screen televising system for showing of live sporting events (usually rugby).

Bath & North East
Somerset Council

Non Standard Timings:

For special sporting national/international events that are televised at non GMT times, for the time period commencing half hour prior and following.

From normal activity start time on New Year's Eve until normal activity finish time on New Year's Day.

The opening hours of the premises

Monday to Thursday	11:00 - 02:00
Friday	11:00 - 00:20
Saturday	08:00 - 02:00
Sunday	10:00 - 02:00

From normal opening time on New Year's Eve until normal opening time on 1 January.

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

Name, (registered) address of holder of premises licence

Keynsham Rugby Football Club Limited
Crown Fields
Bristol Road
Keynsham
BS31 2BE

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

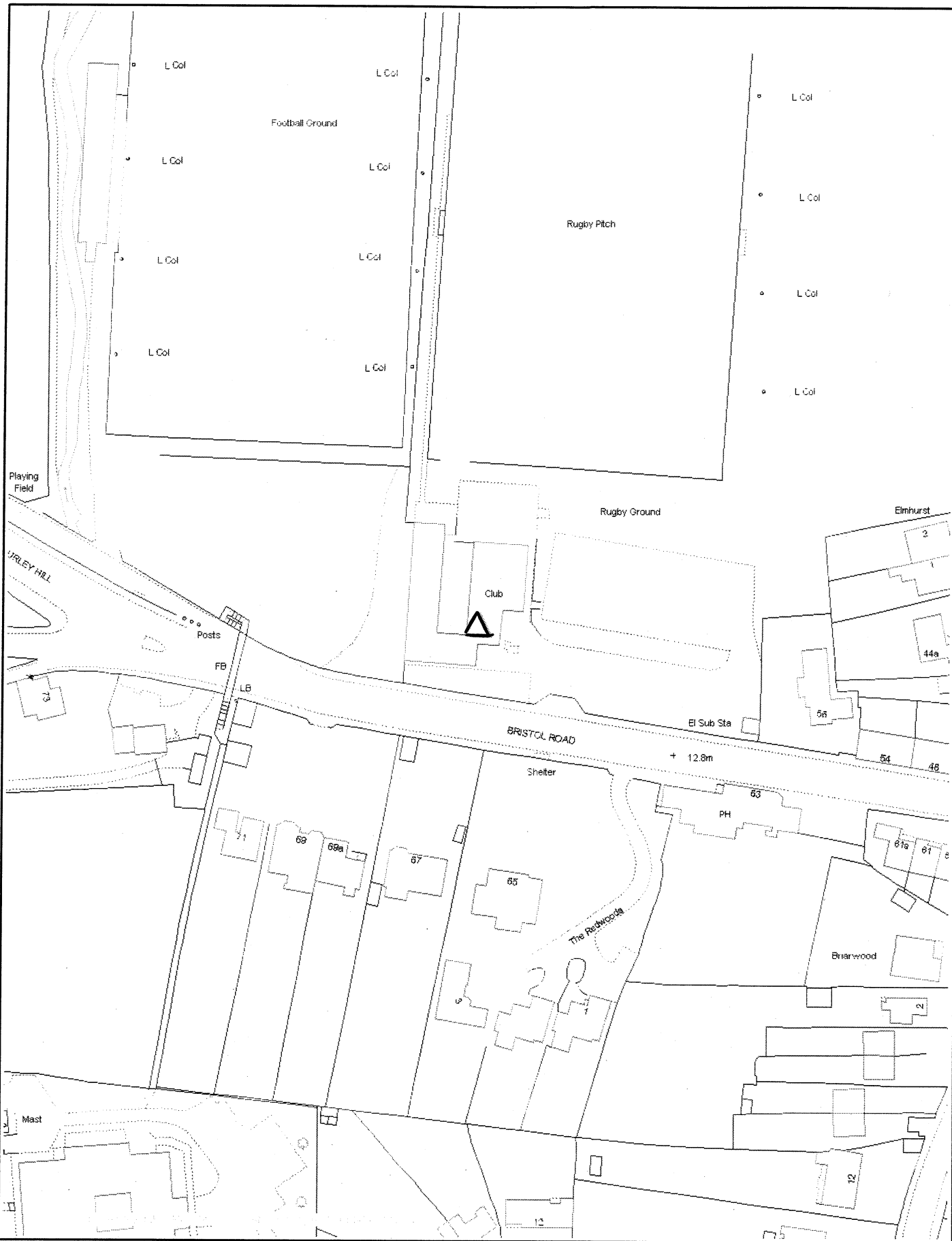
Not applicable

Name of designated premises supervisor where the premises licence authorises for the supply of alcohol

Mr Craig Anthony Wetton

State whether access to the premises by children is restricted or prohibited

As per Operating Schedule at Annex 2.



Bath & North East Somerset Council
 Bath & North East Somerset Council,
 Planning Services,
 Trimbridge House,
 Trim Street,
 Bath BA1 2DP

Keynsham RFC

Scale 1/1250
 Date 3/2/2011
 Centre = 364873 E 168960 N
 Drawn by:
 Terrill Wolyn

LICENSING ACT 2003

INTERESTED PARTY REPRESENTATION

ENVIRONMENTAL SERVICES
ANNEX D
 31 JAN 2011
 Post Log No: ET/AD...BUNF...L...
 Receipt No:

Please read the notes at the back of this form prior to completing it.

I/We object to the following application:

Application number:	11/00140/LAPRE
Applicant's name:	KEYNSHAM R. F. C. LIMITED
Premises name and address:	KEYNSHAM R.F.C. BRISTOL ROAD KEYNSHAM BS31 2BE
Application for a:	VARIATION OF PREMISES LICENCE

Objector Details:

Objector's Name:	SYLVIA KEEP. AND MICHAEL KEEP
Objector's Address: <small>This is essential because a representation can only be considered relevant if you live, or are representing an address, in the vicinity of the premises.</small>	54 BRISTOL ROAD KEYNSHAM, BS31 2BE.
Organisation name if applicable:	

Objection Details:

My/our representation is relevant to the following licensing objective(s):

- Prevention of crime and disorder
- Prevention of public nuisance
- Protection of children from harm
- Public safety

Please detail your objection(s) as fully as possible in the box below. If you do not then the Committee may not understand why you have objected.

Please attach supporting documents/further pages as necessary and number all extra pages.

Try to be as specific as possible and give examples e.g. On 1 February I could hear loud music from the premises between 10pm and 1 am. I am concerned that if the premises open until 2 am this will cause a nuisance to me and other residents of the street.

I/We have already made a written representation and have no further comments

The ~~change of~~ closing time at The Keynsham Rugby Club will mean one more hour of drinking alcohol which may fuel anti social behaviour at certain functions held throughout the summer, and this could spill out onto the street when they are staggering home after the function is over. Allowing people to drink alcohol on the patio whilst going for a smoke will mean more people staying outside of the Club house rather than inside, especially in the warmer weather. This will mean the noise level outside will be much louder and with a South westerly wind blowing across the field we won't be getting much sleep at our house. This house fronts directly onto the pavement and people passing by seem to take great delight in banging on doors and windows. We have had a few panes of glass broken on occasions which happened after KRFC functions.

I am aware that a full copy of my representation (including my name and address) will be sent to the applicant and will form part of a public document prior to any hearing on this matter.

Signed

S. Keef M. Keef

Date

27. January 2011

Contact telephone number(s)

0117 986 4451

(This is essential as we may need to contact you at short notice)

INTERESTED PARTY REPRESENTATION

Please read the notes at the back of this form prior to completing it. - 1 FEB 2011

I/We object to the following application:

Post Log No: 97/AD 217/010

Receipt No.

CH/CA £.....

Application number:	11/00140/LAPRE
Applicant's name:	KEYNSHAM R. F. C. LIMITED
Premises name and address:	KEYNSHAM R.F.C. BRISTOL ROAD KEYNSHAM BS31 2BF
Application for a:	VARIATION OF PREMISES LICENCE

Objector Details:

Objector's Name:	ROLAND + HAYLEY TRIM
Objector's Address: This is essential because a representation can only be considered relevant if you live, or are representing an address, in the vicinity of the premises.	1 ELMHURST VILLAS KEYNSHAM BS 31 2BG
Organisation name if applicable:	_____

Objection Details:

My/our representation is relevant to the following licensing objective(s):

Prevention of crime and disorder

Prevention of public nuisance

Protection of children from harm

Public safety

25 JAN 2011

Post Log No: 07/AB 216849

Receipt No.

CH/CA £.....

LICENSING ACT 2003

INTERESTED PARTY REPRESENTATION

Please read the notes at the back of this form prior to completing it.

I/We object to the following application:

Application number:	11/00140/LAPRE
Applicant's name:	KEYNSHAM R.F.C. LIMITED
Premises name and address:	KEYNSHAM R FC BRISTOL ROAD KEYNSHAM BS31 2BE
Application for a:	VARIATION OF PREMISES LICENCE

Objector Details:

Objector's Name:	JEAN CHRISTINE BLACKWOOD
Objector's Address: This is essential because a representation can only be considered relevant if you live, or are representing an address, in the vicinity of the premises.	VIRGINIA HOUSE 44 BRISTOL ROAD KEYNSHAM BS 31 2BE
Organisation name if applicable:	N/A

Objection Details:

My/~~our~~ representation is relevant to the following licensing objective(s):

Prevention of crime and disorder

Prevention of public nuisance

Protection of children from harm

Public safety

Please detail your objection(s) as fully as possible in the box below. If you do not then the Committee may not understand why you have objected.

Please attach supporting documents/further pages as necessary and number all extra pages.

Try to be as specific as possible and give examples e.g. *On 1 February I could hear loud music from the premises between 10pm and 1 am. I am concerned that if the premises open until 2 am this will cause a nuisance to me and other residents of the street.*

I/We have already made a written representation and have no further comments

I have strong objection to extending Keynsham RFC's licence to their patio area unless severe restrictions are put in place to restrict use after 11pm every night, to preclude the playing of live or recorded music and to force the closure of the adjacent doors to the clubhouse except on entry and exit.

This patio area is only separated from the residences to the east side by the car park and adjoining playing fields and, as sound travels more in the evening and night than day, these are vulnerable to the noise generated by KRFC. Although I am protected slightly by a bungalow, my garden and upstairs, rear bedrooms are subject to such activity. Even the sound of loud, raucous laughter forthcoming in previous summers when this patio has been in use has forced the evacuation of ones garden and the closure of doors and windows, which are unacceptable intrusions in hot weather and present particular difficulties for my neighbours with young children.

I have no confidence that KRFC will do other than exploit any extension of their licence to the fullest extent and without any consideration for their neighbours as they have shown complete lack of regard in the past and have failed to respond positively to complaints from previous home owners. They annually site noise generating activity adjacent to neighbours' homes and frequently fail to ensure the club house doors are kept closed thus allowing noise to pollute the outside environment. The noise level generated from inside the club house has, on occasions, been so great that it vibrates off the surrounding buildings, particularly the high rise block in Trescothic Close, and sounds louder at the front of our houses than at the rear.

Not only do I object to this licence extension but I consider that there should be a review of the current licence in respect of the late night timings and the lack of restriction on the playing of music outside.

I am aware that a full copy of my representation (including my name and address) will be sent to the applicant and will form part of a public document prior to any hearing on this matter.

Signed Jean E Blackwood

Date 20 January 2011

Contact telephone number(s)
(This is essential as we may need to contact you at short notice)

0117 9041341

25 JAN 2011

Post Log No: 07/AB 216850
Receipt No:
CH/CA £.....

LICENSING ACT 2003

INTERESTED PARTY REPRESENTATION

Please read the notes at the back of this form prior to completing it.

I/We object to the following application:

Application number:	11/00140/LAPRE
Applicant's name:	KEYNSHAM R. F. C. LIMITED
Premises name and address:	KEYNSHAM R.F.C. BRISTOL ROAD KEYNSHAM BS31 2BE
Application for a:	VARIATION OF PREMISES LICENCE

Objector Details:

Objector's Name:	MR + MRS BATEMAN
Objector's Address: This is essential because a representation can only be considered relevant if you live, or are representing an address, in the vicinity of the premises.	44A BRISTOL ROAD. KEYNSHAM. BRISTOL BS31-2BE
Organisation name if applicable:	

Objection Details:

My/our representation is relevant to the following licensing objective(s):

Prevention of crime and disorder Prevention of public nuisance Protection of children from harm Public safety

Please detail your objection(s) as fully as possible in the box below. If you do not then the Committee may not understand why you have objected.

Please attach supporting documents/further pages as necessary and number all extra pages.

Try to be as specific as possible and give examples e.g. *On 1 February I could hear loud music from the premises between 10pm and 1 am. I am concerned that if the premises open until 2 am this will cause a nuisance to me and other residents of the street.*

I/We have already made a written representation and have no further comments

Although we are Supportive of Keynsham, Rugby, Football Club, we feel the need to object to the application for Variation of premise licence.
We have three children and are very concerned, that if the patio becomes part of the licensed premise, it will become a public nuisance.
We have evidence of this, as when a party is on in the Club, the doors are frequently opened, while people are going for a Cigarette. The noise of music, chatting and laughing, carries very loudly, especially in the Summer, as we live right in the vicinity of the Club and whilst we don't object to people having a good time, we are strongly concerned, if the patio area have no restrictions put into place it will encourage people to gather outside longer.
Even more worrying for us as residents maybe until 2am, which we find completely unacceptable.
Our main concern is for our three children who need there sleep and rest. We don't want them suffering ill health effects due to possible sleep disturbance.

I am aware that a full copy of my representation (including my name and address) will be sent to the applicant and will form part of a public document prior to any hearing on this matter.

Signed *J. Bateman*

Date *22/1/11*

Contact telephone number(s)
(This is essential as we may need to contact you at short notice)

*0117 9098165
0774 523 9668
0776 255 6321*

There will be a hearing to determine this application. We will send you details of the time, date and location at least 10 working days before the hearing.

This section of the form must be returned to us a minimum of 5 working days before the hearing. If you wish, you may complete this now. Alternatively, you can keep this page and return it to us once you have received details of the hearing.

Name ROSSELIN BATHMAN

I will be attending the hearing I will not be attending the hearing

I will be represented at the hearing by _____

I will be calling the following witness(es):

<u>Name and signature of each witness</u>	<u>Details of evidence to be produced by witness</u>
JEAN B. 44 BRISTOL RD Keynsham.	1 History of noise complaints
Brett 48 BRISTOL RD Keynsham	Crime ref numbers of incidents in past

Please delete as appropriate: I consider a hearing to be necessary / unnecessary

Form to be returned to:

Licensing Services
 9-10 Bath Street
 Bath
 BA1 1SN

Important Information About Your Representation

Why do I need to fill in this form?

While we can accept any written representation, we ask that you complete this form in order to assist the Licensing Sub Committee at the hearing.

Representations made under the Licensing Act must be made public, and by signing this form you give permission for your details to be disclosed. That is why we ask you to complete this form even if you have already made a written representation.

What if I do not want my details to be disclosed?

Anonymous representations will not normally be accepted.

If you think there are exceptional circumstances that would justify you making an anonymous representation, such as the threat of intimidation or violence from the applicant, then please contact the Licensing Office on 01225 396719 to discuss the matter.

Alternatively, you can ask your Parish Council or local Residents' Association to make a representation instead. If you choose to do this, there is no need to complete this form; the Parish Council or Residents' Association will do it if they decide to make a representation.

What do I need to know when writing my representation?

Representations can be made by people who live, or are involved with a business, within the vicinity of the premises. There is no given definition of vicinity and it is up to the Licensing Authority to decide how it applies in each case, taking into account things like the nature and location of the premises.

The Licensing Act 2003 sets out four 'licensing objectives', which are listed on the front of this form. Your representation should state how you think the application will affect one or more of these licensing objectives.

What if I want to supply extra information in support of my representation?

You can include the information with your representation form. If you have already made a representation and now want to give us extra information in support of it, you need to send copies of it to the Licensing Office *and* the applicant. This should be done at least 5 working days before the hearing.

If you arrive at the hearing with extra information that has not been sent to the Licensing Office and the applicant, it will only be considered if the applicant and the Committee agree to it. We recommend that you bring at least 10 copies of the information with you to the hearing.

I want to make a representation about traffic/planning issues

Unfortunately, representations about traffic or parking can not be accepted. This is because the licence holder can not be held responsible for the use of the public highway outside of the premises.

The licensing regime is separate from other local government functions, including the planning department. If a Premises Licence is granted for a building, this will not exempt the licence holder from having to obtain the necessary planning permission. We are therefore unable to accept representations that simply refer to the need for planning permission.

Terrill Wolyn

Subject: FW: Keynsham Rugby Football Club

From: Craig Wetton
Sent: 08 February 2011 11:50
To: Terrill Wolyn
Subject: Keynsham Rugby Football Club

Dear Terrill

Thank you for forwarding the Interested Party Representations received in respect of the Club's request for a variation of its premises licence.

I have read the comments made in respect of the variation of premises licence and would propose the following.

That no regulated entertainment will take place on the patio under the premises licence.

That the patio is closed for the consumption of alcohol after 11pm.

These proposals are made with the aim of addressing the concerns raised in respect of noise that could emanate from the patio area in the evening.

Please call me should you wish to discuss these proposals further

Many thanks

Kind regards

Craig

Craig Wetton
Honorary Treasurer
Keynsham Rugby Football Club Limited

