



**LICENSING ACT 2003
PREMISES LICENCE**

Premises licence number	188255
Granted	12/07/2016
Latest version	DPS Variation 231759 (Granted: 24/05/2019)

Part 1 - Premises details

Name and address of premises
The Refinery Unit G01 - XYZ Building, Hardman Boulevard, Manchester, M3 3AQ
Telephone number
0333 210 0016

Licensable activities authorised by the licence
<ol style="list-style-type: none"> 1. The sale by retail of alcohol*. 2. The provision of regulated entertainment, limited to: Exhibition of films; Live music; Recorded music; 3. The provision of late night refreshment. <p>* All references in this licence to "sale of alcohol" are to sale by retail.</p>

The times the licence authorises the carrying out of licensable activities

Sale by retail of alcohol							
Standard timings							
Day	Mon	Tue	Wed	Thu	Fri	Sat	Sun
Start	0800	0800	0800	0800	0800	0800	0800
Finish	2330	2330	2330	2400	0100	0100	2230
The sale of alcohol is licensed for consumption both on and off the premises.							
Seasonal variations and Non-standard Timings:							
New Year: From the start time on New Year's Eve to the terminal hour for New Year's Day.							

Exhibition of films; Recorded music							
Standard timings							
Day	Mon	Tue	Wed	Thu	Fri	Sat	Sun
Start	0800	0800	0800	0800	0800	0800	0800
Finish	2330	2330	2330	2400	0100	0100	2230
Licensed to take place indoors only.							
Seasonal variations and Non-standard Timings:							
Recorded music shall be provided on an occasional basis.							

Provision of late night refreshment**Standard timings**

Day	Mon	Tue	Wed	Thu	Fri	Sat	Sun
Start	2300	2300	2300	2300	2300	2300	Not applicable
Finish	2330	2330	2330	2400	0100	0100	

Licensed to take place indoors only.

Seasonal variations and Non-standard Timings:

New Year: From the start time on New Year's Eve to the terminal hour for New Year's Day.

Hours premises are open to the public**Standard timings**

Day	Mon	Tue	Wed	Thu	Fri	Sat	Sun
Start	0800	0800	0800	0800	0800	0800	0800
Finish	2330	2330	2330	2400	0100	0100	2230

Seasonal variations and Non-standard Timings:

New Year: From the start time on New Year's Eve to the terminal hour for New Year's Day.

Part 2**Details of premises licence holder**

Name: Drake and Morgan Ltd
Address: Temple Chambers (Suite 88 - 90), 3 - 7 Temple Avenue, London, EC4Y OHP
Registered number: 06381653

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

Name: Annie Smyth
Address: [REDACTED]
Personal Licence number: [REDACTED]
Issuing Authority: [REDACTED]

Annex 1 – Mandatory conditions**Door Supervisors**

- Only individuals licensed by the Security Industry Authority shall be used at the premises to undertake security activities, which include guarding against: -
 - Unauthorised access or occupation (e.g. through door supervision),
 - Outbreaks of disorder, or
 - Damage,
 unless otherwise entitled by virtue of section 4 of the Private Security Industry Act 2001 to carry out such activities.

Supply of alcohol

- No supply of alcohol may be made under this 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 retail sale or supply of alcohol made under this licence must be made or authorised by a person who holds a personal licence.
- (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.

- 5. (1) 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.
- (2) For the purposes of the condition set out in (1) 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) “valued added tax” means value added tax charged in accordance with the Value Added Tax Act 1994.
- (3) Where the permitted price given by paragraph (2)(b) 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.
- (4) (a) Sub-paragraph (4)(b) applies where the permitted price given by paragraph (2)(b) 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.
- (b) 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.

- 6. (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 disability).

7. The responsible person must ensure that free potable water is provided on request to customers where it is reasonably available.

8. 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.

For the purposes of conditions 6, 7 and 8 above, 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.

Exhibition of films

9. The admission of children under the age of 18 to film exhibitions permitted under the terms of this certificate shall be restricted in accordance with any recommendations made:
- (a) by the British Board of Film Classification (BBFC) where the film has been classified by that Board, or
 - (b) by the Licensing Authority where no classification certificate has been granted by the BBFC, or where the licensing authority has notified the club which holds the certificate that section 20 (3) (b) (74 (3)(b) for clubs) of the Licensing Act 2003 applies to the film.

Annex 2 – Conditions consistent with the operating schedule

1. A CCTV system shall be maintained and operated at the premises with cameras positioned both internally and externally.
2. Recorded CCTV images shall be maintained and stored for a period of twenty-eight days and shall be produced to the Police or Licensing Authority upon request.
3. CCTV shall be in operation at any time a person is in the premises. Where CCTV is recorded on to a hard-drive system, any DVDs subsequently produced shall be in a format such that they may be played back on a standard PC or DVD player.
4. Any person left in charge of the premises shall be trained in the use of any such CCTV equipment, and shall be able to produce CCTV images to an officer from a Responsible Authority upon request.
5. The need for SIA registered door supervisors shall be determined by a risk assessment, to be carried out by the Premises Licence Holder/DPS in conjunction with Greater Manchester Police. When that risk assessment deems it necessary, an appropriate number of SIA registered door staff shall be employed at the premises. Door supervisors, when employed, shall wear high-visibility armbands.
6. When employed, a register of those door staff employed shall be maintained at the premises and shall include:
 - a) the number of door staff on duty;
 - b) the identity of each member of door staff;
 - c) the times the door staff are on duty.
7. Open containers of alcohol shall not be removed from the premises, save for consumption in any delineated external area set aside for that purpose, and under the control of the premises.
8. Staff shall be trained in the laws relating to underage sales, and that training shall be documented and repeated at 6 monthly intervals.
9. A refusals book shall be maintained at the premises, and made available to an officer of a Responsible Authority upon request.
10. The telephone number of the DPS or manager shall be provided to the Management Team / Concierge of Left Bank Apartments.
11. The DPS or manager shall attend any resident's association committee meetings if requested to do so.
12. A first-aid box shall be available at the premises at all times.
13. Regular safety checks shall be carried out by staff.
14. Management shall liaise as necessary with the Fire Authority to ensure compliance with all necessary fire regulations.
15. The premises shall maintain an Incident Log and Public Liability Insurance.
16. Noise from amplified music or voices shall not be such as to cause a nuisance to occupants of nearby premises.
17. The exterior of the building shall be cleared at regular intervals.
18. Notices shall be positioned at the exits to the building requesting customers to leave in a quiet manner.
19. Doors and windows at the premises shall remain closed after 2300, save for access and egress.
20. A Dispersal and Smoking Policy/AI Fresco Dining Policy shall be implemented and adhered to.
21. No noise shall emanate from the premises nor vibration be transmitted through the structure of the premises which gives rise to a nuisance.
22. No speakers shall be mounted externally.
23. Off-sales of alcohol shall not be permitted after 2300.
24. There shall be no noise or odours caused by the kitchen extraction equipment that gives rise to a nuisance.

25. A “Challenge 21” Policy shall be implemented in full and appropriate identification sought from any person who appears to be under the age of 21. The only acceptable forms of ID shall be photographic driving licences, passports, HM Forces warrants cards EU/EEA national ID cards or similar document or a form of identification with the ‘PASS’ hologram.
26. Staff training shall include the “Challenge 21” Policy and its implementation. In particular, staff shall be trained to take such action as is necessary to prevent the sale of alcohol to persons over the age of 18 where those customers are engaged in the distribution of alcohol to persons under the age of 18. The training shall be given to a new member of staff before the commence employment and all staff shall receive refresher training every 6 months.
27. The premises shall display prominent signage indicating which forms of ID are acceptable.
28. The premises shall display prominent signage indicating that the “Challenge 21” Policy is in operation.

Annex 3 – Conditions attached after hearing by the licensing authority

1. The emptying of bins into skips, and refuse collections shall not take place between 2300 and 0800.

Annex 4 – Plans

See attached