



STROUD DISTRICT COUNCIL

Council Offices • Ebley Mill • Ebley Wharf • Stroud • GL5 4UB
Telephone 01453 766321 • Facsimile 01453 750932
www.stroud.gov.uk

LICENSING ACT 2003

APPLICATION FOR A NEW PREMISES LICENCE

PREMISES NAME	PREMIER STORE
PREMISES ADDRESS	GROUND FLOOR UNIT 1 AND 2, 1 TYNDALE RISE, NEWPORT, BERKELY, GL13 9FR (COPPER BEACH VIEW DEVELOPMENT, OFF A38)
APPLICANT NAME/S	SARAHSHANA LIMITED
APPLICATION TYPE	APPLICATION FOR A PREMISES LICENCE
APPLICATION REFERENCE	25/00685/LAPRNW
DATE OF HEARING	14 AUGUST 2025
DATE OF DECISION	20 AUGUST 2025
DECISION	APPLICATION GRANTED SUBJECT TO HOURS OF SALE OF ALCOHOL BEING RESTRICTED AND CONDITIONS

BACKGROUND

Copper Beach View Development is a new residential development of approximately 40 houses, located just off the A38 in the village of Newport. Included in the development is a new retail unit. The intention is that the retail unit will open as a general convenience store, Premier Store.

Stroud District Council ('the Council'), being the relevant Licensing Authority, received an application for a premises licence to permit off sales of alcohol from the store.

The application was for 24 hour sale of alcohol, for consumption of the premises, 7 days a week. The opening hours of the store would also be 24 hours, 7 days a week.

The conditions summarised below were agreed with the Police:

- Service hatch: between the hours of midnight to 6am all service through a serving hatch.
- CCTV: system installed to Home Office standards.

- c. Challenge 25: scheme to be adopted.
- d. Incident log: recording complaints, incidents etc.
- e. Refusal log: recording any refused alcohol sales.
- f. Staff training: all staff to receive appropriate training.
- g. Alcohol deliveries: restrictions around any alcohol deliveries made by the store.
- h. Spirits: kept behind the staff only till area.

The Council received a representation against the application from Alkington Parish Council ('the Parish Council').

HEARING

The Licensing Panel consisted Cllr Brown (Chair), Cllr Hamilton and Cllr Turner. Cllr Turner declared an interest in that he is the ward councillor for the area. However, he does not live near the premises and has not had any previous involvement with the application. No other interests were declared.

The Applicant was represented by Thusitharan Shanmugarajah.

Apologies were received from the Applicant's agent and Alkington Parish Council.

The Licensing Manager took the Panel through her report. It was noted that where the report refers to the A48, this should read A38.

The Licensing Manager confirmed that the Applicant had agreed conditions with the Police. As these had been agreed, there were no further representations from the Police.

The Licensing Manager confirmed that a detailed representation had been received from the Parish Council which outlined its concerns and suggested the sale of alcohol be restricted from 6am to 11pm. The Parish Council's representation had been seen by the Panel and the Applicant.

APPLICANT'S REPRESENTATIONS

With Mr Shanmugarajah's consent, the Licensing Manager read out the Applicant's submissions. The Applicant stated that Mr Shanmugarajah has 12 years' experience running other stores. In response to concerns raised by the Parish Council, the Applicant proposed to display signs asking customers to leave quietly, ask customers not to congregate and undertake daily cleaning of the area.

The Applicant anticipates that the store's clientele would include passing trade, customers who currently use the nearby petrol station, local residents and residents from surrounding villages. Additionally, long-distance travellers from the nearby M5 may also make purchases.

The Applicant expressed a clear intention to work with and for the benefit of the local community.

The Panel queried concerns around late-night vehicle movements, particularly given the premises' location at the edge of a cul-de-sac. The Applicant responded that the premises

is already next to an A road and easily accessible. The Applicant stated that, with the parking available to the flat above the shop, there is space for 6 off road parking spaces.

Regarding a service hatch, it was explained that this would be installed in the window next to the entrance door. During times the service hatch was in use, customers would not be permitted to enter the store.

The Licensing Manager clarified that the delivery condition agreed with the Police related to restrictions on the delivery of alcohol from the premises to external customers.

If restrictions were made to the hours of sale of alcohol and the store remained otherwise open, all alcohol must be covered.

DECISION

The Panel had due regard to:

1. The provisions of the Licensing Act 2003 which confer the powers of the Licensing Authority to deal with the application;
2. The obligation to promote the four licensing objectives as set out in Section 4(2) of the Licensing Act 2003; and
3. The relevant sections of the Council's Statement of Licensing Policy and Statutory Guidance.

The Panel considered that it must carry out its functions with a view to promoting the four licensing objectives, as set out in Section 4(2) of the 2003 Act. The Panel cannot take into account Representations which do not relate to one or more of those licensing objectives, and acknowledged that any Representations which are received must be relevant and evidence-based. Any irrelevant representations are disregarded.

The Panel considered the detailed representation received from the Parish Council and noted the concerns that have been raised. The Panel noted the explanations given by the Applicant in addressing these concerns and welcomed the Applicant's desire to work with the local community.

However, the Panel remained concerned about the prevention of public nuisance in that 24 hour sale of alcohol could lead to an increase in noise and disturbance during the night. Such disturbance could include late-night vehicle movements, congregation of customers outside the premises, potential anti-social behaviour such as shouting, littering or other disruptive behaviour. This could impact nearby residents particularly in the early hours when there are fewer people around to moderate such activities.

The Panel is satisfied that **limiting the hours of sale of alcohol from 6am to 11pm** would entail that the licensing objectives have been met by the Application and therefore determined to **GRANT** the application. This is subject to the relevant conditions set out in the application. NB – the service hatch condition is no longer relevant.

The full list of activities with timings granted and conditions to be added to the licence are shown in Schedule 1.

APPEAL

All parties are reminded of their rights of appeal against the Licensing Authority's decision pursuant to Section 181 of and Schedule 5 to the Licensing Act 2003. An appeal must be made to the Magistrates' Court and commenced within 21 days of notification of the authority's decision.

REVIEW

All parties are reminded of the procedures contained within the Licensing Act 2003 relating to the potential review of a premises licence.

This provision allows the public, businesses or Responsible Authorities to apply for a review of a premises licence where problems arise, such as: crime and disorder, risks to public safety, public nuisance or failure to protect children from harm.

The Licensing Authority respectfully reminds all parties that for any review to be successful in restricting a licence, evidence would need to be collected of incidents occurring that demonstrated that the licensing objectives were not being adequately promoted. The Council's Environmental Health Service can be contacted out of hours to report complaints of excessive noise nuisance.

Schedule 1

Permitted Activities and Timings

Sale of alcohol:	Monday to Sunday	06:00 to 23:00
Opening hours:	Monday to Sunday	24 hours

Conditions to be attached to the licence in addition to standard mandatory conditions:

a. CCTV

A CCTV system shall be installed to Home Office Guidance standards, maintained in a good working condition and continuously recording when open for trading. All recordings shall be kept for a minimum of 31 days and shall be made available to police and authorised officers of the Licensing Authority upon request.

CCTV cameras shall be installed to cover all trade areas, entrances and exits, till area and alcohol displays.

A member of staff trained in the use of the CCTV system shall be available at the premises at all times the premises are open for trading. This staff member shall be capable of making copies of and downloading any footage immediately requested by the police or authorised officers of the Licensing Authority.

The CCTV system shall display the correct date and time stamping on any recordings and shall be capable of capturing clear facial recognition images and a clear head and shoulder image of every person entering or exiting the premises in any light.

b. Challenge 25

The 'Challenge 25' scheme shall be adopted and adhered to at all time so that any customer attempting to purchase alcohol who appears to be under the age of 25 shall be asked for proof of age. Acceptable proof of age shall include identification bearing the customer's photograph, date of birth and integral holographic mark or security measure (PASS approved proof of age card, photocard Driving Licence and Passport). The sale must, not be made unless proof of age produced.

A sign stating "No proof of age – No sale" shall be displayed at the point of sale.

c. Incident Log

An Incident Log (written or electronic) shall be in operation and kept at the premises, which will record the following:

- I. Any complaints received
- II. Any incidents of crime and disorder
- III. Any faults in the CCTV system
- IV. Any visit by a relevant authority or emergency service

Entries recorded in this log shall be made within 24 hours of the incident occurring and this Log shall made available for inspection on request of police or authorised officers of the Licensing Authority.

d. Refusal Log

A Refusal Log (written or electronic) shall be in operation and kept at the premises, which will detail the date and time of any refused sale (of alcohol), the name of the person refusing the sale and a description of the person attempting to purchase alcohol. Entries recorded in this log shall be made within 24 hours of a refusal occurring. This Log shall be made available for inspection by police or authorised officers of the Licensing Authority.

e. Staff Training

All Staff and Managers involved in the sale of alcohol shall receive training commensurate to their role in respect of the Licensing Act 2003 upon induction and at least once every 12 months thereafter. This training will have particular regard to underage sales, proxy sales and drunk sales. All such training will be recorded in a Training Log (written or electronic) and signed by both the person receiving the training and countersigned by the DPS. This Training Log shall be kept and made available for inspection by police and authorised officers of the Licensing Authority upon request.

f. Alcohol deliveries

No alcohol deliveries will take place during the hours of 23:00 and 06:00 daily.

All alcohol deliveries will be carried out by an experienced company and shall not be made to public places. Deliveries of alcohol shall only be made to residential or to business addresses, where the relevant details of the purchaser have been recorded as part of the original sale.

The Challenge 25 policy will apply to deliveries and the person undertaking the delivery must be satisfied that the person receiving the alcohol is not under the age of 18 years. If in any doubt, the alcohol must be withheld. Information regarding refusals to sell alcohol and refusals to deliver alcohol shall be recorded and retained in useable form and made available to authorised officers upon request.

g. Spirits

Spirits must be kept behind the staff only till area.