

Notice of Licensing Sub-Committee

Date: Tuesday, 3 February 2026 at 10.00 am

Venue: HMS Phoebe, BCP Civic Centre, Bournemouth BH2 6DY



Membership:

Cllr E Harman

Cllr P Hilliard

Cllr M Howell

Reserves:

Cllr L Williams (R1)

Cllr A Chapmanlaw (R2)

All Members of the Licensing Sub-Committee are summoned to attend this meeting to consider the items of business set out on the agenda below.

The press and public are welcome to view the live stream of this meeting at the following link:

<https://democracy.bcp council.gov.uk/ieListDocuments.aspx?MId=5886>

If you would like any further information on the items to be considered at the meeting please contact: Michelle Cutler on 01202 128581 or email michelle.cutler@bcp council.gov.uk or democratic.services@bcp council.gov.uk

Press enquiries should be directed to the Press Office: Tel: 01202 118686 or email press.office@bcp council.gov.uk

This notice and all the papers mentioned within it are available at democracy.bcp council.gov.uk

AIDAN DUNN
CHIEF EXECUTIVE

26 January 2026

DEBATE
NOT HATE



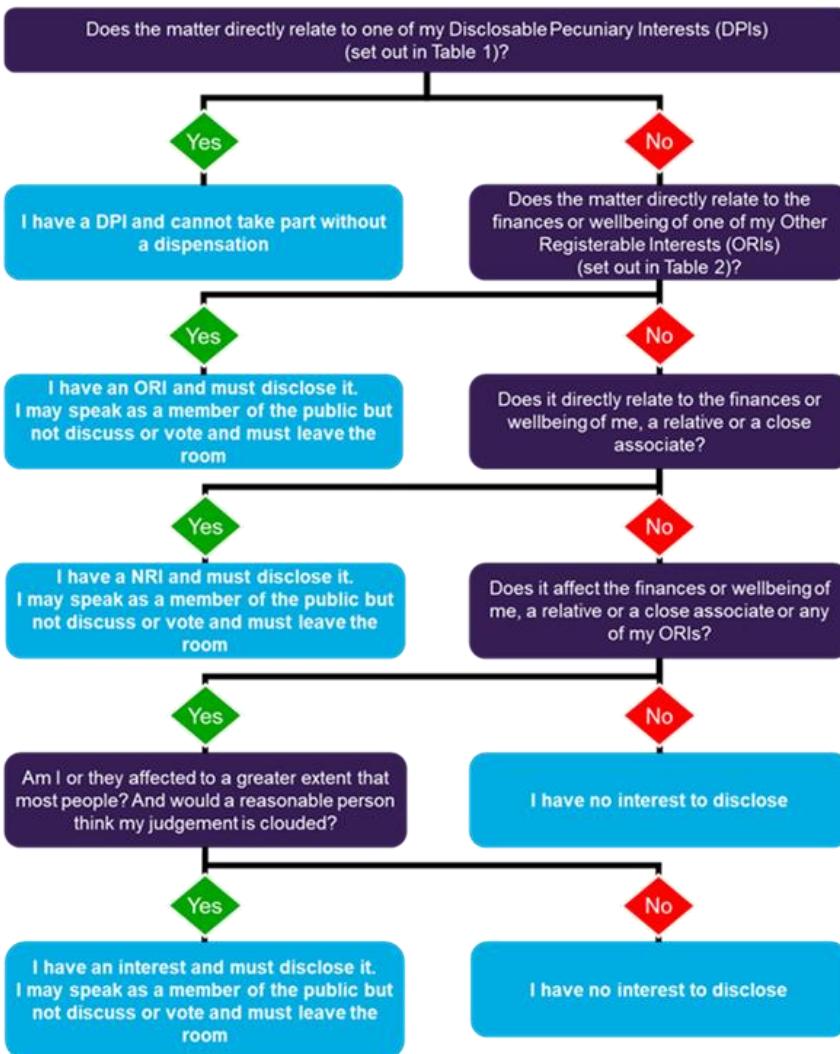
Available online and
on the Mod.gov app

Icons for the Mod.gov app, showing the Apple logo and the Android logo.

Declaring interests at meetings

Familiarise yourself with the Councillor Code of Conduct which can be found in Part 6 of the Council's Constitution.

Before the meeting, read the agenda and reports to see if the matters to be discussed at the meeting concern your interests



What are the principles of bias and pre-determination and how do they affect my participation in the meeting?

Bias and predetermination are common law concepts. If they affect you, your participation in the meeting may call into question the decision arrived at on the item.

Bias Test

In all the circumstances, would it lead a fair minded and informed observer to conclude that there was a real possibility or a real danger that the decision maker was biased?

Predetermination Test

At the time of making the decision, did the decision maker have a closed mind?

If a councillor appears to be biased or to have predetermined their decision, they must NOT participate in the meeting.

For more information or advice please contact the Monitoring Officer

Selflessness

Councillors should act solely in terms of the public interest

Integrity

Councillors must avoid placing themselves under any obligation to people or organisations that might try inappropriately to influence them in their work. They should not act or take decisions in order to gain financial or other material benefits for themselves, their family, or their friends. They must declare and resolve any interests and relationships

Objectivity

Councillors must act and take decisions impartially, fairly and on merit, using the best evidence and without discrimination or bias

Accountability

Councillors are accountable to the public for their decisions and actions and must submit themselves to the scrutiny necessary to ensure this

Openness

Councillors should act and take decisions in an open and transparent manner. Information should not be withheld from the public unless there are clear and lawful reasons for so doing

Honesty & Integrity

Councillors should act with honesty and integrity and should not place themselves in situations where their honesty and integrity may be questioned

Leadership

Councillors should exhibit these principles in their own behaviour. They should actively promote and robustly support the principles and be willing to challenge poor behaviour wherever it occurs

AGENDA

Items to be considered while the meeting is open to the public

1.	Election of Chair	
	To elect a Chair of this meeting of the Licensing Sub-Committee.	
2.	Apologies	
	To receive any apologies for absence from Members.	
3.	Declarations of Interests	
	Councillors are requested to declare any interests on items included in this agenda. Please refer to the workflow on the preceding page for guidance.	
	Declarations received will be reported at the meeting.	
4.	Protocol for Public Speaking at Licensing Hearings	5 - 10
	The protocol for public speaking at Licensing Sub Committee hearings is included with the agenda sheet for noting.	
5.	Brewhouse & Kitchen, 147 Parkwood Road, Bournemouth, BH5 2BW	11 - 106
	Brewhouse & Kitchen Limited have made an application for a premises licence at 147 Parkwood Road, Southbourne.	
	The application is to permit the following activities and times:	
	Films (Indoors)	
	Sunday to Wednesday – 23:00 to 01:00	
	Thursday to Saturday – 23:00 to 03:00	
	Live Music (Indoors)	
	Sunday to Wednesday – 23:00 to 01:00	
	Thursday to Saturday – 23:00 to 03:00	
	Recorded Music (Indoors)	
	Sunday to Wednesday – 23:00 to 01:00	
	Thursday to Saturday – 23:00 to 03:00	
	Performance of a Dance (Indoors)	
	Sunday to Wednesday – 23:00 to 01:00	
	Thursday to Saturday – 23:00 to 03:00	
	Late night refreshment (Indoors)	
	Sunday to Wednesday – 23:00 to 01:00	
	Thursday to Saturday – 23:00 to 03:00	
	Until 05:00 for residents and bona fide guests.	

Supply of alcohol (on and off sales)

Sunday to Wednesday – 07:00 to 00:00

Thursday to Saturday – 07:00 to 02:00

24 hours for residents and bona fide guests.

Non-standard timing for all licensable activities

An extension of 1:30 hours on the day of a Bank Holiday and to the start of the permitted hours on New Year's Day on New Year's Eve.

The licensing authority has received representations from Environmental Health, Dorset Police and thirty five representations from other persons.

This matter is brought to the Licensing Sub Committee for determination.

No other items of business can be considered unless the Chair decides the matter is urgent for reasons that must be specified and recorded in the Minutes.

LICENSING COMMITTEE AND SUB COMMITTEE – PROTOCOL FOR PUBLIC SPEAKING

1. Introduction

- 1.1 This protocol for public speaking applies to Licensing Committee and Sub Committee hearings in relation to matters including the licensing of alcohol, regulated entertainment, late night refreshment, gambling, sex establishments and hackney carriage and private hire drivers, vehicles and operators, as set out in Part 3.3 of the Council's Constitution.
- 1.2 These matters are considered in accordance with relevant legislation and associated regulations including the Licensing Act 2003 (as amended by the Police Reform and Social Responsibility Act 2011), the Gambling Act 2005, Part II and Schedule 3 of the Local Government (Miscellaneous Provisions) Act 1982 (as amended by Section 27 of the Policing and Crime Act 2009) and the Local Government (Miscellaneous Provisions) Act 1976.

2. Conduct of Hearings

- 2.1 Chair welcomes everyone, matters of general housekeeping are dealt with, notification that the hearing may be recorded for live and subsequent broadcast on the Council's website, reminder to switch mobile phones to silent, etc.
- 2.2 Chair asks everyone present to introduce themselves and state their role.
- 2.3 Chair checks that all persons who have given notice of their intention to speak and any person who wishes to withdraw a representation or wishes not to speak have been identified.
- 2.4 Chair explains proposed procedure and order of speaking for hearing as set out in Appendix A or B of this protocol as appropriate. All parties confirm agreement or make representations on procedure proposed.
- 2.5 Licensing Officer's report is presented.
- 2.6 Parties speak in the order agreed.
- 2.7 With the exception of hackney carriage and private hire hearings, parties who are speaking should not repeat the information which they have already given in writing in their representation. They will be able to expand on the written information given, provided the information remains relevant. Any additional information should be limited to the grounds of their representation(s). For example, if they are objecting on the grounds of Public Nuisance, then they should confine their comments to matters relating to Public Nuisance.

- 2.8 Members of the Licensing Committee or Sub Committee may ask questions after each party has spoken and once all parties have spoken. Parties will be allowed to ask questions through the Chair.
- 2.9 Once all parties have been heard, the parties will be given the opportunity to sum up. Party who spoke first to go last. The hearing will then conclude.
- 2.10 Members will deliberate in private with the clerk and legal representative as appropriate present.
- 2.11 The decision will be taken by the Committee and notification of the decision will be given as follows:
 - 2.11.1 For Licensing Act 2003 and Gambling Act 2005 hearings, determination must be within the period of five working days beginning with the day or the last day on which the hearing was held in accordance with the relevant Regulations, unless otherwise specified (for example, the issuing of a counter notice following objection to a TEN, in which case the determination must be at the conclusion of the hearing).
 - 2.11.2 For Sex Establishment and other hearings, where possible determination will be within the period of five working days beginning with the day or the last day on which the hearing was held.
 - 2.11.3 For Hackney Carriage and Private Hire hearings, notification of the decision will be given at the conclusion of the hearing, followed by a written decision letter where possible within the period of five working days beginning with the day or the last day on which the hearing was held.
- 2.12 Notification of the decision will include information for all parties of any right of appeal as appropriate.

3 General points

- 3.1 Hearings convened under the Licensing Act 2003 and the Gambling Act 2005 and associated regulations may be held remotely as required, if the Chairman agrees it is expedient to do so in the circumstances.
- 3.2 The hearing may be adjourned at any time at the discretion of the Members.
- 3.3 Members may amend the procedure at any time if they consider it to be in the public interest or in the interest of a fair hearing.
- 3.4 The Sub Committee may decide to conduct all or part of a hearing in non-public session in accordance with the relevant Regulations and/or where exempt information is likely to be disclosed.

- 3.5 The Chair may exclude any person from a hearing for being disruptive.
- 3.6 Meetings of the Licensing Committee in public session are recorded by the Council for live and subsequent broadcast on its website.
- 3.7 The hearing will take the form of a discussion.
- 3.8 Only persons (or their representatives) who have made an application, are subject to an application or have submitted a written representation or objection to the Licensing Authority under the relevant Act are permitted to speak at the hearing.
- 3.9 Any further information to support an application, representation, objection or notice (as applicable) can be submitted before the hearing. It may only be submitted at the hearing with the consent of all parties in accordance with any relevant Regulations. Wherever possible the Licensing Authority encourages parties to submit information at the earliest opportunity to allow sufficient time for this to be considered before the hearing and avoid the need for adjournment.
- 3.10 If a party has informed the Authority that they do not intend to participate, or be represented at the hearing, or has failed to advise whether they intend to participate or not, the hearing may proceed in their absence.
- 3.11 For other matters which are the responsibility of the Licensing Committee and not included in this protocol, the Meeting Procedure Rules in Part 4D of the Council's Constitution in relation to public questions, statements and petitions shall apply. This includes such matters as making recommendations on relevant licensing policies, approving the level of fees charged by the Council, and making decisions on tariffs charged by the Public Carriage Trade.
- 3.12 The Council's Constitution can be accessed using the following link:
<https://democracy.bcp council.gov.uk/eListMeetings.aspx?CommitteeID=151&Info=1&bcr=1>

For further information please contact democratic.services@bcpcouncil.gov.uk

Appendix A

Proposed procedure and order of speaking for hearings (other than hackney carriage and private hire hearings)

1. The Licensing Officer presents report.
2. Questions of the Licensing Officer on their report. Members of the Sub-Committee to go first, then the applicant/licence holder.
3. Applicant will make their Application.
4. Questions of the Applicant by all parties, Members of the Committee/Sub-Committee to go first.
5. Responsible Authorities and Other Persons will make their representations.
6. Questions of the Responsible Authorities and Other Persons. Members of the Committee/Sub-Committee to go first.
7. All parties will be given an opportunity to sum up (with the party who spoke last to go first). The hearing will then conclude.
8. Sub-Committee will deliberate in private with Legal Adviser and Clerk present. (Councillors new to Licensing may observe but will not take part in the decision making).
9. Notification of the Sub Committee's decision will be given in accordance with the requirements of the Licensing Act and Gambling Act regulations. For other hearings, where possible determination will be within the period of five working days beginning with the day or the last day on which the hearing was held.
10. The notification of decision will include information about the right of appeal as appropriate.

Appendix B

Proposed procedure and order of speaking for Hackney Carriage and Private Hire hearings

1. The Licensing Officer presents their report.
2. Questions of the Licensing Officer on their report. Members of the Sub-Committee to go first, then the applicant/licence holder.
3. Applicant/licence holder presents their case.
4. Questions of the applicant/licence holder by all parties, Members of the Committee/Sub-Committee to go first.
5. All parties will be given an opportunity to sum up (with the party who spoke last to go first). The Hearing will then conclude.
6. Sub-Committee will deliberate in private with Legal Adviser and Clerk present. (Councillors new to Licensing may observe deliberations but will not take part in the decision making).
7. Notification of the decision will be given following deliberations at the conclusion of the hearing, to be followed by a written decision letter where possible within the period of five working days beginning with the day or the last day on which the hearing was held.
8. The Legal Adviser will advise parties of any right of appeal as appropriate at the conclusion of the Hearing. Information about the right of appeal as appropriate will also be included in the written decision letter.

Adopted by the Licensing Committee on 7.12.23

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LICENSING SUB-COMMITTEE



Report subject	Brewhouse & Kitchen, 147 Parkwood Road, Bournemouth, BH5 2BW
Meeting date	3 February 2026
Status	Public Report
Executive summary	<p>Brewhouse & Kitchen Limited have made an application for a premises licence at 147 Parkwood Road, Southbourne.</p> <p>The application is to permit the following activities and times:</p> <p>Films (Indoors)</p> <p>Sunday to Wednesday – 23:00 to 01:00</p> <p>Thursday to Saturday – 23:00 to 03:00</p> <p>Live Music (Indoors)</p> <p>Sunday to Wednesday – 23:00 to 01:00</p> <p>Thursday to Saturday – 23:00 to 03:00</p> <p>Recorded Music (Indoors)</p> <p>Sunday to Wednesday – 23:00 to 01:00</p> <p>Thursday to Saturday – 23:00 to 03:00</p> <p>Performance of a Dance (Indoors)</p> <p>Sunday to Wednesday – 23:00 to 01:00</p> <p>Thursday to Saturday – 23:00 to 03:00</p> <p>Late night refreshment (Indoors)</p> <p>Sunday to Wednesday – 23:00 to 01:00</p> <p>Thursday to Saturday – 23:00 to 03:00</p> <p>Until 05:00 for residents and bona fide guests.</p> <p>Supply of alcohol (on and off sales)</p> <p>Sunday to Wednesday – 07:00 to 00:00</p> <p>Thursday to Saturday – 07:00 to 02:00</p> <p>24 hours for residents and bona fide guests.</p>

	<p><u>Non-standard timing for all licensable activities</u></p> <p>An extension of 1:30 hours on the day of a Bank Holiday and to the start of the permitted hours on New Year's Day on New Year's Eve.</p> <p>The licensing authority has received representations from Environmental Health, Dorset Police and thirty five representations from other persons.</p>
Recommendations	<p>It is RECOMMENDED that:</p> <p style="padding-left: 40px;">Members consider the proposed application and either</p> <p class="list-item-l1" style="padding-left: 40px;">a) Grant the application for a premises licence as made; or</p> <p class="list-item-l1" style="padding-left: 40px;">b) Refuse the application for a premises licence; or</p> <p class="list-item-l1" style="padding-left: 40px;">c) Grant the premises licence subject to additional conditions.</p> <p>Members of the Licensing Sub-Committee are asked to make a decision at the end of the hearing after all relevant parties have been given the opportunity to speak. Members must give full reasons for their decision.</p>
Reason for recommendations	<p>The Licensing Authority has received representations from Environmental Health, Dorset Police and thirty five representations from other persons on the grounds that to grant the licence would undermine the prevention of crime and disorder, prevention of public nuisance, public safety and the protection of children from harm licensing objectives.</p> <p>The Licensing Authority may only consider aspects relevant to the application that have been raised in representation.</p> <p>Where representations have been received in relation to an application by a responsible authority or any other person, and the concerns have not been resolved through mediation between all parties, the Scheme of Delegation set out in the Council's Constitution states that these applications should be dealt with by the Licensing Sub-Committee.</p>

Portfolio Holder(s):	Cllr Kieron Wilson – Portfolio Holder for Housing, and Regulatory Services.
Corporate Director	Laura Ambler - Corporate Director of Wellbeing
Report Authors	Tania Jardim – Licensing Officer
Wards	Boscombe East & Pokesdown
Classification	For Decision

Background

1. An application for a new premises licence under Section 17 of the Licensing Act 2003 was made on 14 November 2025. The application is to permit:

Films, Live Music, Recorded Music and Performance of a Dance - Sunday to Wednesday 23:00 to 01:00 and Thursday to Saturday 23:00 to 03:00;

Late Night Refreshment - Sunday to Wednesday 23:00 to 01:00 and Thursday to Saturday 23:00 to 03:00 and until 05:00 for residents and their bona fide guests;

Supply of Alcohol (On and Off the premises) - Sunday to Wednesday 07:00 to 00:00 and Thursday to Saturday 07:00 to 02:00 and 24 hours for residents and bona fide guests;

Non-standard timings for all authorised licensable - an extension of 1:30 hours on the day of a Bank Holiday and to the start of the permitted hours on New Year's Day on New Year's Eve.

A copy of the application is attached at Appendix 1.

2. A copy of a plan showing the location of the premises is attached at Appendix 2.
3. The premises currently hold a premises licence, BH084013, that permits the following:

Live Music: (Indoors) Sunday to Thursday - 10:00 to 00:00, Friday to Saturday - 10:00 to 01:00

Recorded Music: (Indoors) Sunday to Thursday - 10:00 to 00:00, Friday to Saturday - 10:00 to 01:00

Activity like Music / Dance: (Indoors) Sunday to Thursday - 10:00 to 00:00, Friday to Saturday - 10:00 to 01:00

Late Night Refreshment: (Indoors) Sunday to Thursday - 23:00 to 00:00, Friday to Saturday - 23:00 to 01:00

Supply of Alcohol: Sunday to Thursday - 10:00 to 00:00, Friday to Saturday - 10:00 to 01:00

Non-standard timings for all authorised licensable activities

On St. David's Day, St. Patrick's Day, St George's Day & St Andrew's Day, the finish time will be extended by one hour, with seven days' notice to, and agreement of, the Police. For statutory Bank Holiday weekend periods (Friday, Saturday, Sunday & Monday) & for the Thursday before Good Friday & for Christmas Eve, the finish time will be extended by one hour beyond these times, with fourteen days' notice to, and agreement of the Police.

A copy of the current premises licence is attached at Appendix 3.

4. The reason for the new application is to update the layout plan to reflect the significant refurbishments to the premises, which include the converting of existing staff and AirBnB apartments into a manager's flat, a team room, office and 14 ensuite bedrooms, and improvement to windows and sound/fire insulation.
5. Due to the significant layout changes and increase in hours, the operators considered a new premises licence more appropriate than a variation.
6. As referred to on the application and on reviewing the licensing application records, it is confirmed that the licence holder notified the licensing authority of various Temporary Event Notices between February and April 2025 to extend the licensable hours until 02:00, (other than one until 02:30). There are no records of complaints or objections relating to these.

Consultation

7. The application was served on all responsible authorities, and the applicant has confirmed that statutory notices were displayed on site and published in the local newspaper.
8. The application prompted thirty five representations from local residents on the grounds that granting the licence would undermine the four licensing objectives. Copies of the representations are attached at Appendix 4.
9. A representation was submitted by BCP Council's Environmental Health Department, expressing concerns that granting the licence as applied for could undermine the prevention of public nuisance licensing objective. The representation outlined matters for consideration with a view to mediation. At the time of writing this report, it is understood that the premises have engaged an acoustic consultant who is working closely with the Environmental Health Officer to address the concerns raised. However, as of the date of publication, no confirmation of mediation has been received. A copy of the representation and communication with the acoustic consultant is attached at Appendix 5.
10. Dorset Police initially submitted representation, however, following successful mediation have agreed the following conditions:
 - *When the premises is open beyond 00.00hrs, 2 SIA Door staff will be employed on Friday and Saturday nights from 21:00 until the last member of public has left or the premises is closed. This will also include New Year's Eve through to New Years Day and Sunday's immediately preceding any Bank Holiday Monday. Specific times of closure shall be recorded. The premises licence holder shall undertake a risk assessment with regard to the deployment of SIA Door Supervisors at different times of the day and on different days of the week to determine whether it is appropriate to deploy*

door staff on those days and/or at any other time(s) and to then implement the outcome of the risk assessment. A copy of the risk assessment should be made available to an authorised officer of the Licensing Authority or Dorset Police upon request.

- *The SIA door book shall remain on the premises, shall be completed with full name and 16 digit badge number of all SIA employed that day, and full details of any incidents and refusals shall be fully documented before leaving the premises.*
- *All staff involved in the sale of alcohol shall receive training on the law relating to prohibited sales, the age verification policy adopted by the premise. Refresher training shall be provided at least once every 6 months. A record shall be maintained of all staff training which can be held electronically. The records shall be kept for a minimum of 12 months and made available for inspection by police, licensing or other authorised officers.*
- *The collection of glass and bottles shall be undertaken at regular intervals.*
- *Staff shall show due diligence in preventing bottles and glasses being taken from the premises.*
- *The Premises Licence Holder/Designated Premises Supervisor (PLH/DPS) will adopt a “cooling down” period where music volume is reduced towards the closing time of the premises*

Copy correspondence of the mediation is attached at Appendix 6.

11. Mediation took place with Trading Standards, and the following conditions were agreed: -

- *A refusals record will be kept at the premises which details all refusals to sell alcohol. This record must include the date and time of the incident, the name of the staff member who refused the sale. All entries must be made within 24 hours of the refusal. The record must be made available for inspection by an officer of a Responsible Authority. The refusals record must be kept for a minimum of 12 months.*
- *All staff must receive training regarding the four licensing principles contained in the Licensing Act 2003, responsible retailing of alcohol, and the law and the conditions attached to the premises licence. Training must include evidence that the trainee has gained knowledge and understanding of the training, which may consist of a test or quiz, completed by the trainee. Documented records of training completed shall be kept for each member of staff for a minimum of 12 months and signed off by a supervisor. Training shall be regularly refreshed and at no greater than 6 monthly intervals. Training records shall be made available for inspection upon request by a police officer or any other responsible authority.*

12. The agreed conditions were shared with those persons who made representations. Responses have been received and are attached at Appendix 7.

13. No other representations were received.

Options Appraisal

14. Before making a decision, Members are asked to consider the following matters: -

- The representations made by other persons.
- The representation made by Environmental Health
- The conditions agreed with Dorset Police.
- The submissions made by or made on behalf of the applicant.
- The relevant licensing objectives, namely the prevention of crime and disorder, public safety, prevention of public nuisance and protection of children from harm.
- The Licensing Act 2003, Regulations, Guidance and Council's Statement of Licensing Policy.
- BCP Council's Statement of Licensing Policy, specifically Section 10, which addresses the licensing objective of preventing crime and disorder, particularly paragraph 10.3, outlining the points the Council must consider when determining an application that has attracted representations, and Section 12, which relates to the licensing objective of preventing public nuisance.

Summary of financial implications

15. An appeal may be made against the decision of members by the applicant or any of the other persons to the Magistrates' Court which could have a financial impact on the Council.

Summary of legal implications

16. If members decide to refuse the application, or attach conditions to the licence which the applicant, or any other person, does not agree to, the applicant or any other person may appeal to the Magistrates' Court within a period of 21 days beginning with the day that all parties were notified, in writing, of the decision.

Summary of human resources implications

17. There are no human resource implications.

Summary of sustainability impact

18. There are no sustainability impacts.

Summary of public health implications

19. There are no public health implications.

Summary of equality implications

20. There are no equality implications.

Summary of risk assessment

21. There are no risk assessment implications.

Background papers

BCP Council – Statement of Licensing Policy

[Statement-of-licensing-policy.pdf](#)

Hearing Regulations

[The Licensing Act 2003 \(Hearings\) Regulations 2005](#)

Revised Guidance issued under Section 182 of the Licensing Act 2003 (November 2025)

[Revised guidance issued under section 182 of the Licensing Act 2003 \(November 2025\) \(accessible version\) - GOV.UK](#)

Appendices

- 1 – Copy Application and layout plan.
- 2 – Copy location plan.
- 3 – Copy of premises licence BH084013 and approved plan.
- 4 – Copy representations from other persons.
- 5 – Copy representation from Environmental Health and supporting correspondence.
- 6 – Copy mediation with Dorset Police.
- 7 – Responses from Other Persons to agreed conditions.

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Application for a premises licence to be granted 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 Brewhouse & Kitchen Limited

(Insert name(s) of applicant)

apply for a premises licence under section 17 of the Licensing Act 2003 for the premises described in Part 1 below (the premises) and I/we are making this application to you as the relevant licensing authority in accordance with section 12 of the Licensing Act 2003

Part 1 – Premises details

Postal address of premises or, if none, ordnance survey map reference or description
Brewhouse & Kitchen – Southbourne
147 Parkwood Road

Post town	Bournemouth	Postcode	BH5 2BW
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Telephone number at premises (if any)	
Non-domestic rateable value of premises	£96,000

Part 2 - Applicant details

Please state whether you are applying for a premises licence as **Please tick as appropriate**

a) an individual or individuals *	<input type="checkbox"/> please complete section (A)
b) a person other than an individual *	<input checked="" type="checkbox"/> please complete section (B)
i as a limited company/limited liability partnership	<input type="checkbox"/> please complete section (B)
ii as a partnership (other than limited liability)	<input type="checkbox"/> please complete section (B)
iii as an unincorporated association or	<input type="checkbox"/> please complete section (B)
iv other (for example a statutory corporation)	<input type="checkbox"/> please complete section (B)
c) a recognised club	<input type="checkbox"/> please complete section (B)
d) a charity	<input type="checkbox"/> please complete section (B)

e) the proprietor of an educational establishment	<input type="checkbox"/> please complete section (B)
f) a health service body	<input type="checkbox"/> please complete section (B)
g) a person who is registered under Part 2 of the Care Standards Act 2000 (c14) in respect of an independent hospital in Wales	<input type="checkbox"/> please complete section (B)
ga) a person who is registered under Chapter 2 of Part 1 of the Health and Social Care Act 2008 (within the meaning of that Part) in an independent hospital in England	<input type="checkbox"/> please complete section (B)
h) the chief officer of police of a police force in England and Wales	<input type="checkbox"/> please complete section (B)

* If you are applying as a person described in (a) or (b) please confirm (by ticking yes to one box below):

I am carrying on or proposing to carry on a business which involves the use of the premises for licensable activities; or

I am making the application pursuant to a

statutory function or

a function discharged by virtue of Her Majesty's prerogative

(A) INDIVIDUAL APPLICANTS (fill in as applicable) [INTENTIONALLY BLANK]

Mr <input type="checkbox"/>	Mrs <input type="checkbox"/>	Miss <input type="checkbox"/>	Ms <input type="checkbox"/>	Other Title (for example, Rev) <input type="text"/>
Surname <input type="text"/>		First names <input type="text"/>		
Date of birth <input type="text"/>		I am 18 years old or over <input type="checkbox"/>	Please tick yes <input type="checkbox"/>	
Nationality <input type="text"/>				
Current residential address if different from premises address <input type="text"/>				
Post town <input type="text"/>			Postcode <input type="text"/>	
Daytime contact telephone number <input type="text"/>				
E-mail address (optional) <input type="text"/>				
Where applicable (if demonstrating a right to work via the Home Office online right to work checking service), the 9-digit 'share code' provided to the applicant by that service (please see note 15 for information) <input type="text"/>				

SECOND INDIVIDUAL APPLICANT (if applicable) [INTENTIONALLY BLANK]

Mr <input type="checkbox"/>	Mrs <input type="checkbox"/>	Miss <input type="checkbox"/>	Ms <input type="checkbox"/>	Other Title (for example, Rev) <input type="text"/>
Surname <input type="text"/>		First names <input type="text"/>		
Date of birth <input type="text"/>		I am 18 years old or over <input type="checkbox"/> Please tick yes		
Nationality <input type="text"/>				
Where applicable (if demonstrating a right to work via the Home Office online right to work checking service), the 9-digit 'share code' provided to the applicant by that service: (please see note 15 for information) <input type="text"/>				
Current residential address if different from premises address <input type="text"/>				
Post town <input type="text"/>				
Daytime contact telephone number <input type="text"/>				
E-mail address (optional) <input type="text"/>				

(B) OTHER APPLICANTS

Please provide name and registered address of applicant in full. Where appropriate please give any registered number. In the case of a partnership or other joint venture (other than a body corporate), please give the name and address of each party concerned.

Name Brewhouse & Kitchen Limited
Address
Registered Office: C/O Tba Solutions Ltd, The Old Mill House, Merretts Mills Industrial Centre, Woodchester, Stroud Glos, England, GL5 5EX
Correspondence to: Keystone Law Solicitors, 48 Chancery Lane, London WC2A 1JF (FAO: Niall McCann/Marilyn Gayle)
Registered number (where applicable) 07769260
Description of applicant (for example, partnership, company, unincorporated association etc.) Limited Company

Telephone number (if any)

E-mail address (optional)

Part 3 Operating Schedule

When do you want the premises licence to start?

DD	MM	YYYY				
A	S	A	P			

If you wish the licence to be valid only for a limited period, when do you want it to end?

DD	MM	YYYY				

Please give a general description of the premises (please read guidance note 1)

The applicant has been trading at the premises for approximately 10 years and is looking to carry out a significant refurbishment including the conversion of two staff apartments, three AirBnB apartments and a manager's office into a manager's flat, team room, office and 14 ensuite guest bedrooms. As part of the refurbishment there will be significant improvements to windows and sound/fire insulation between the ground floor and first floor accommodation.

The ground floor of the premises will remain a community focused business with a microbrewery and food offer, albeit the premises will also offer breakfast to service the hotel guests.

In addition to the change of layout, the applicant is also seeking slightly later hours than currently permitted. Given its track record and the need to ensure that overnight guests are not disturbed, the applicant is confident that it can trade later without negatively impacting upon any of the licensing objectives. Several TENS were used between February and April 2025 to trial later hours without incident.

Given the significant layout change it is considered prudent to apply for a new premises licence as opposed to a full variation. New up-to-date conditions have been proffered which, where possible, mirror those in the pool of licensing conditions which form part of the Statement of Licensing Policy.

Should anyone have any queries in respect of the application they are asked to contact niall.mccann@keystonelaw.co.uk.

If 5,000 or more people are expected to attend the premises at any one time, please state the number expected to attend.

N/A

What licensable activities do you intend to carry on from the premises?

(please see sections 1 and 14 and Schedules 1 and 2 to the Licensing Act 2003)

Provision of regulated entertainment (please read guidance note 2)

Please tick all that apply

a) plays (if ticking yes, fill in box A)

- b) films (if ticking yes, fill in box B)
- c) indoor sporting events (if ticking yes, fill in box C)
- d) boxing or wrestling entertainment (if ticking yes, fill in box D)
- e) live music (if ticking yes, fill in box E)
- f) recorded music (if ticking yes, fill in box F)
- g) performances of dance (if ticking yes, fill in box G)
- h) anything of a similar description to that falling within (e), (f) or (g)
(if ticking yes, fill in box H)

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

Supply of alcohol (if ticking yes, fill in box J)

In all cases complete boxes K, L and M

A [INTENTIONALLY BLANK]

Plays Standard days and timings (please read guidance note 7)			Will the performance of a play take place indoors or outdoors or both – please tick (please read guidance note 3)	
Day	Start	Finish	Indoors	<input type="checkbox"/>
Mon			Outdoors	<input type="checkbox"/>
Tue			Both	<input type="checkbox"/>
Wed			Please give further details here (please read guidance note 4)	
Thur			State any seasonal variations for performing plays (please read guidance note 5)	
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 6)	
Sat				
Sun				

B

Films Standard days and timings (please read guidance note 7)			Will the exhibition of films take place indoors or outdoors or both – please tick (please read guidance note 3)		
					Indoors <input checked="" type="checkbox"/>
					Outdoors <input type="checkbox"/>
					Both <input type="checkbox"/>
Day	Start	Finish	Please give further details here (please read guidance note 4)		
	23:00	01:00			
Mon					
Tue	23:00	01:00			
Wed	23:00	01:00	State any seasonal variations for the exhibition of films (please read guidance note 5)		
Thur	23:00	03:00			
Fri	23:00	03:00	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 6)		
Sat	23:00	03:00	An extension of 1:30hrs on the day of a Bank Holiday and to the start of the permitted hours on New Year's Day on New Year's Eve.		
Sun	23:00	01:00			

C [INTENTIONALLY BLANK]

Indoor sporting events Standard days and timings (please read guidance note 7)			<u>Please give further details</u> (please read guidance note 4)
Day	Start	Finish	
Mon			
Tue			<u>State any seasonal variations for indoor sporting events</u> (please read guidance note 5)
Wed			
Thur			<u>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</u> (please read guidance note 6)
Fri			
Sat			
Sun			

D [INTENTIONALLY BLANK]

Boxing or wrestling entertainments Standard days and timings (please read guidance note 7)			Will the boxing or wrestling entertainment take place indoors or outdoors or both – please tick (please read guidance note 3)		
Day	Start	Finish	Indoors	<input type="checkbox"/>	
			Outdoors	<input type="checkbox"/>	
Both	<input type="checkbox"/>	<u>Please give further details here</u> (please read guidance note 4)			
Mon			<u>State any seasonal variations for boxing or wrestling entertainment</u> (please read guidance note 5)		
Tue					
Wed					
Thur					
Fri			<u>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</u> (please read guidance note 6)		
Sat					
Sun					

E

Live music Standard days and timings (please read guidance note 7)			Will the performance of live music take place indoors or outdoors or both – please tick (please read guidance note 3)	
			Indoors	<input checked="" type="checkbox"/>
			Outdoors	<input type="checkbox"/>
			Both	<input type="checkbox"/>
Day	Start	Finish		
Mon	23:00	01:00	Please give further details here (please read guidance note 4)	
Tue	23:00	01:00		
Wed	23:00	01:00	State any seasonal variations for the performance of live music (please read guidance note 5)	
Thur	23:00	03:00		
Fri	23:00	03:00	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 6)	
Sat	23:00	03:00		
Sun	23:00	01:00	An extension of 1:30hrs on the day of a Bank Holiday and to the start of the permitted hours on New Year's Day on New Year's Eve.	

F

Recorded music Standard days and timings (please read guidance note 7)			Will the playing of recorded music take place indoors or outdoors or both – please tick (please read guidance note 3)	
			Indoors	<input checked="" type="checkbox"/>
			Outdoors	<input type="checkbox"/>
			Both	<input type="checkbox"/>
Day	Start	Finish	Please give further details here (please read guidance note 4)	
	23:00	01:00		
Mon				
Tue	23:00	01:00		
Wed	23:00	01:00	State any seasonal variations for the playing of recorded music (please read guidance note 5)	
Thur	23:00	03:00		
Fri	23:00	03:00	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 6)	
Sat	23:00	03:00		
Sun	23:00	01:00	An extension of 1:30hrs on the day of a Bank Holiday and to the start of the permitted hours on New Year's Day on New Year's Eve.	

G

Performances of dance Standard days and timings (please read guidance note 7)			Will the performance of dance take place indoors or outdoors or both – please tick (please read guidance note 3)	
			Indoors	<input checked="" type="checkbox"/>
			Outdoors	<input type="checkbox"/>
			Both	<input type="checkbox"/>
Day	Start	Finish	<u>Please give further details here</u> (please read guidance note 4)	
Mon	23:00	01:00		
Tue	23:00	01:00		
Wed	23:00	01:00	<u>State any seasonal variations for the performance of dance</u> (please read guidance note 5)	
Thur	23:00	03:00		
Fri	23:00	03:00	<u>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</u> (please read guidance note 6)	
Sat	23:00	03:00	An extension of 1:30hrs on the day of a Bank Holiday and to the start of the permitted hours on New Year's Day on New Year's Eve.	
Sun	23:00	01:00		

H [INTENTIONALLY BLANK]

Anything of a similar description to that falling within (e), (f) or (g) Standard days and timings (please read guidance note 7)			Please give a description of the type of entertainment you will be providing	
Day	Start	Finish	Will this entertainment take place indoors or outdoors or both – please tick (please read guidance note 3)	
Mon			Indoors	<input type="checkbox"/>
			Outdoors	<input type="checkbox"/>
			Both	<input type="checkbox"/>
Tue			Please give further details here (please read guidance note 4)	
Wed				
Thur			State any seasonal variations for entertainment of a similar description to that falling within (e), (f) or (g) (please read guidance note 5)	
Fri				
Sat			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 6)	
Sun				

I

Late night refreshment Standard days and timings (please read guidance note 7)			Will the provision of late night refreshment take place indoors or outdoors or both – please tick (please read guidance note 3)	
			Indoors	<input checked="" type="checkbox"/>
			Outdoors	<input type="checkbox"/>
			Both	<input type="checkbox"/>
Day	Start	Finish		
Mon	23:00	01:00	<u>Please give further details here</u> (please read guidance note 4)	
Tue	23:00	01:00		
Wed	23:00	01:00	<u>State any seasonal variations for the provision of late night refreshment</u> (please read guidance note 5)	
Thur	23:00	03:00		
Fri	23:00	03:00	<u>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</u> (please read guidance note 6)	
Sat	23:00	03:00		
Sun	23:00	01:00	Until 05:00hrs for residents and bona fide guests. An extension of 1:30hrs on the day of a Bank Holiday and to the start of the permitted hours on New Year's Day on New Year's Eve.	

J

Supply of alcohol Standard days and timings (please read guidance note 7)			Will the supply of alcohol be for consumption – please tick (please read guidance note 8)	
Day	Start	Finish	On the premises	<input type="checkbox"/>
Mon	07:00	00:00	Off the premises	<input type="checkbox"/>
			Both	<input checked="" type="checkbox"/>
			State any seasonal variations for the supply of alcohol (please read guidance note 5)	
Tue	07:00	00:00		
Wed	07:00	00:00		
Thur	07:00	02:00	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 6)	
Fri	07:00	02:00	24 hours for residents and bona fide guests. An extension of 1:30hrs on the day of a Bank Holiday and to the start of the permitted hours on New Year's Day on New Year's Eve.	
Sat	07:00	02:00		
Sun	07:00	00:00		

State the name and details of the individual whom you wish to specify on the licence as designated premises supervisor (Please see declaration about the entitlement to work in the checklist at the end of the form):

Name Edmund Leo Raymond Wilson	
Date of birth [REDACTED]	
Address [REDACTED]	
Postcode	[REDACTED]
Personal licence number (if known) [REDACTED]	
Issuing licensing authority (if known) [REDACTED]	

K

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 9).

None

L

Hours premises are open to the public Standard days and timings (please read guidance note 7)			<u>State any seasonal variations</u> (please read guidance note 5)
Day	Start	Finish	
Mon	07:00	01:00	
Tue	07:00	01:00	
Wed	07:00	01:00	
Thur	07:00	03:00	<u>Non standard timings. Where you intend the premises to be open to the public at different times from those listed in the column on the left, please list</u> (please read guidance note 6)
Fri	07:00	03:00	24 hours for residents and bona fide guests. An extension of 1:30hrs on the day of a Bank Holiday and to the start of the permitted hours on New Year's Day on New Year's Eve.
Sat	07:00	03:00	
Sun	07:00	01:00	

M

Describe the steps you intend to take to promote the four licensing objectives:

a) General – all four licensing objectives (b, c, d and e) (please read guidance note 10)

Please refer to the attached Annex A for proposed conditions to promote the licensing objectives submitted with this application, which follow at the end of this application form.

b) The prevention of crime and disorder

Please refer to the attached Annex A for proposed conditions to promote the licensing objectives submitted with this application, which follow at the end of this application form.

c) Public safety

Please refer to the attached Annex A for proposed conditions to promote the licensing objectives submitted with this application, which follow at the end of this application form.

d) The prevention of public nuisance

Please refer to the attached Annex A for proposed conditions to promote the licensing objectives submitted with this application, which follow at the end of this application form.

e) The protection of children from harm

Please refer to the attached Annex A for proposed conditions to promote the licensing objectives submitted with this application, which follow at the end of this application form.

Checklist:**Please tick to indicate agreement**

- I have made or enclosed payment of the fee.
- I have enclosed the plan of the premises.
- I have sent copies of this application and the plan to responsible authorities and others where applicable. **ONLINE APPLICATION LA TO SERVE**
- I have enclosed the consent form completed by the individual I wish to be designated premises supervisor, if applicable.
- I understand that I must now advertise my application.
- I understand that if I do not comply with the above requirements my application will be rejected.
- [Applicable to all individual applicants, including those in a partnership which is not a limited liability partnership, but not companies or limited liability partnerships] I have included documents demonstrating my entitlement to work in the United Kingdom or my share code issued by the Home Office online right to work checking service (please read note 15).

IT IS AN OFFENCE, UNDER SECTION 158 OF THE LICENSING ACT 2003, TO MAKE A FALSE STATEMENT IN OR IN CONNECTION WITH THIS APPLICATION. THOSE WHO MAKE A FALSE STATEMENT MAY BE LIABLE ON SUMMARY CONVICTION TO A FINE OF ANY AMOUNT.

IT IS AN OFFENCE UNDER SECTION 24B OF THE IMMIGRATION ACT 1971 FOR A PERSON TO WORK WHEN THEY KNOW, OR HAVE REASONABLE CAUSE TO BELIEVE, THAT THEY ARE DISQUALIFIED FROM DOING SO BY REASON OF THEIR IMMIGRATION STATUS. THOSE WHO EMPLOY AN ADULT WITHOUT LEAVE OR WHO IS SUBJECT TO CONDITIONS AS TO EMPLOYMENT WILL BE LIABLE TO A CIVIL PENALTY UNDER SECTION 15 OF THE IMMIGRATION, ASYLUM AND NATIONALITY ACT 2006 AND PURSUANT TO SECTION 21 OF THE SAME ACT, WILL BE COMMITTING AN OFFENCE WHERE THEY DO SO IN THE KNOWLEDGE, OR WITH REASONABLE CAUSE TO BELIEVE, THAT THE EMPLOYEE IS DISQUALIFIED.

Part 4 – Signatures (please read guidance note 11)

Signature of applicant or applicant's solicitor or other duly authorised agent (see guidance note 12). **If signing on behalf of the applicant, please state in what capacity.**

Declaration	<ul style="list-style-type: none"> [Applicable to individual applicants only, including those in a partnership which is not a limited liability partnership] I understand I am not entitled to be issued with a licence if I do not have the entitlement to live and work in the UK (or if I am subject to a condition preventing me from doing work relating to the carrying on of a licensable activity) and that my licence will become invalid if I cease to be entitled to live and work in the UK (please read guidance note 15). The DPS named in this application form is entitled to work in the UK (and is not subject to conditions preventing him or her from doing work relating to a licensable activity) and I have seen a copy of his or her proof of entitlement to work, or have conducted an online right to work check using the Home Office online right to work checking service which confirmed their right to work (please see note 15)
Signature	<i>Keystone Law</i>
Date	14 November 2025
Capacity	Keystone Law Solicitors Authorised Agents on behalf of Applicant

For joint applications, signature of 2nd applicant or 2nd applicant's solicitor or other authorised agent (please read guidance note 13). **If signing on behalf of the applicant, please state in what capacity.**

Signature	
Date	
Capacity	

Contact name (where not previously given) and postal address for correspondence associated with this application (please read guidance note 14)

Marilyn Gayle
Keystone Law
48 Chancery Lane

Post town	London	Postcode	WC2A 1JF
Telephone number (if any)			
If you would prefer us to correspond with you by e-mail, your e-mail address (optional)			

**BREWHOUSE & KITCHEN – SOUTHBOURNE
147 PARKWOOD ROAD
BOURNEMOUTH BH5 2BW**

ANNEX A

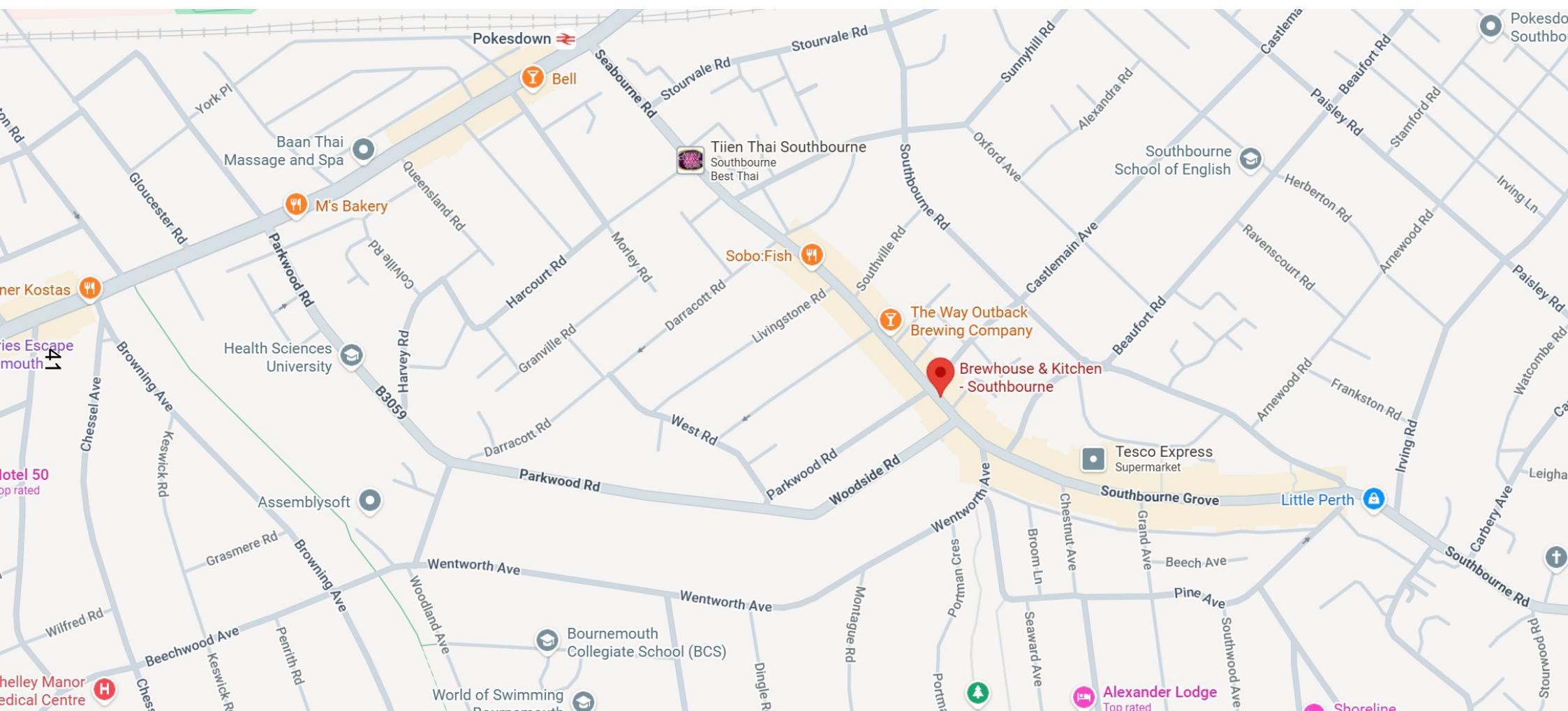
PROPOSED CONDITIONS TO PROMOTE THE LICENSING OBJECTIVES

1. An incident log shall be kept at the premises. The log should include the date and time of the incident and the name of the member of staff involved. The log to be made available on request to an authorised officer of the Licensing Authority or the Police, which will record the following; (a) All crimes reported to the venue as having occurred within or immediately outside the premises (b) All ejections of patrons (c) Any complaints received relating to crime and disorder (d) Any incidents of disorder (e) All seizures of drugs or offensive weapons (f) Any faults in the CCTV system or searching equipment or scanning equipment. The incident log shall be kept at the premises for a minimum period of 12 months and be made available for inspection by Police, the Licensing Authority and other authorised officers on request.
2. A CCTV system, shall be installed and thereafter maintained in good working order to cover all public parts of the premises (excluding lavatories). Cameras covering entry and exit points shall be capable of enabling frontal identification of every person entering in any light condition. The CCTV system shall continually record and cover areas where alcohol is kept for selection and purchase by the public, whilst the premises is open for licensable activities. It shall operate during all times when customers remain on the premises. All recordings shall be stored for a minimum period of 31 days with correct date and time stamping. Recordings shall be made available for viewing (subject to Data Protection Act 2018 or any replacement legislation) immediately upon the request of Police or an authorised officer and copies provided in a playable format as soon as is reasonably practicable, provided in each case that requests for viewing and/or copies are compliant with data protection regulations. 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.
3. The holder of the licence shall undertake a risk assessment with regard to the deployment of SIA Door Supervisors at different times of the day and on different days of the week to determine whether it is appropriate to deploy door staff on those days and/or at any other time(s) and to then implement the outcome of the risk assessment. A copy of the risk assessment should be made available to an authorised officer of the Licensing Authority or Dorset Police upon request.
4. The premises shall maintain membership of the Townwatch scheme (or any successor scheme) a senior member of staff shall attend all Townwatch meetings unless an emergency arises preventing such attendance and the premises will support Townwatch initiatives.
5. A noise limiter shall be fitted to the musical amplification system in the function room on the ground floor and set at a level determined by and to the satisfaction of an authorised officer of the Environmental Health Service so as to ensure that no noise nuisance is caused to local residents or businesses.

6. No additional sound generating equipment shall be used in the function room on the ground floor without being routed through the sound limiter device.
7. No noise generated on the premises or by its associated plant or equipment shall emanate from the premises nor vibration be transmitted through the structure of the premises which gives rise to a nuisance.
8. All windows and external doors shall be kept closed after 23.00hrs and when there is regulated entertainment, except for the immediate access and egress of persons.
9. On occasions of major televised sporting events (such as NBA, American Football, Rugby and Football World Cups) the premises may remain open beyond the normal permitted hours for all permitted licensable activities for an hour from the end of the game, provided that at least 14 days' prior written notice is given to the police.
10. Notices shall be prominently displayed at all exits requesting patrons to respect the needs of local residents and businesses and leave the area quietly.
11. No waste or recyclable materials, including bottles, shall be moved, removed from or placed in outside areas between 22.00 hours and 08.00 hours on the following day.
12. No collections of waste or recycling materials (including bottles) from the premises shall take place between 23.00 and 08.00 on the following day.
13. The outside garden shall be closed by 23.00hrs for the consumption of alcoholic drinks.
14. There shall be a written drugs policy detailing the actions to be undertaken to minimize the opportunity to use or supply illegal substances with the premises.
15. A direct telephone number for the manager at the premises shall be publicly available at all times the premises is open.
16. Challenge 25 shall be operated at the premises where the only acceptable forms of identification are recognised photographic identification cards, such as a driving licence or passport I holographically marked PASS scheme identification cards. Appropriate signage advising customers of the policy shall prominently displayed in the premises.
17. This premises licence shall not be in force until premises licence number BH084013 (or its subsequent number) is surrendered.

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APPENDIX 2



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Licensing Team
 BCP Council Civic Centre
 Bourne Avenue
 Bournemouth BH2 6DY



Premises Licence Part A

Premises licence number: BH084013

Postal address of premises, or if none, ordnance survey map reference or description:

Brewhouse and Kitchen - Southbourne 147 Parkwood Road

Post town: Bournemouth	Post Code: BH5 2BW
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Telephone number: 01202 055209

Licensable activities authorised by the licence:

Live Music

Recorded Music

Activity like Music / Dance

Late Night Refreshment

Supply of Alcohol

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

Live Music

Monday - 10:00 to 00:00

Tuesday - 10:00 to 00:00

Wednesday - 10:00 to 00:00

Thursday - 10:00 to 00:00

Friday - 10:00 to 01:00

Saturday - 10:00 to 01:00

Sunday - 10:00 to 00:00

Performance of live music will take place indoors.

Non-standard timings for the performance of live music.

On St. David's Day, St. Patrick's Day, St George's Day & St Andrew's Day, the finish time will be extended by one hour, with seven days' notice to, and agreement of, the Police.

For statutory Bank Holiday weekend periods (Friday, Saturday, Sunday & Monday) & for the Thursday before Good Friday & for Christmas Eve. The finish time will be extended by one hour beyond these times, with fourteen days' to, notice and agreement of, the Police.

Recorded Music

Monday - 10:00 to 00:00

Tuesday - 10:00 to 00:00

Wednesday - 10:00 to 00:00

Thursday - 10:00 to 00:00

Friday - 10:00 to 01:00

Saturday - 10:00 to 01:00

Sunday - 10:00 to 00:00

Playing of recorded music will take place indoors.

Non-Standard Timings for Recorded Music

On St. David's Day, St. Patrick's Day, St George's Day & St Andrew's Day, the finish time will be extended by one hour, with seven days' notice to, and agreement of, the Police.

For statutory Bank Holiday weekend periods (Friday, Saturday, Sunday & Monday) & for the Thursday before Good Friday & for Christmas Eve. The finish time will be extended by one hour beyond these times, with fourteen days' notice to, and agreement of, the Police.

Activity like Music / Dance

Monday - 10:00 to 00:00

Tuesday - 10:00 to 00:00

Wednesday - 10:00 to 00:00

Thursday - 10:00 to 00:00

Friday - 10:00 to 01:00

Saturday - 10:00 to 01:00

Sunday - 10:00 to 00:00

Entertainment will take place indoors of anything of a similar description that falls within live music, recorded music and performance of dance.

Non-standard timings for entertainment

On St. David's Day, St. Patrick's Day, St George's Day & St Andrew's Day, the finish time will be extended by one hour, with seven days' notice to, and agreement of, the Police.

For statutory Bank Holiday weekend periods (Friday, Saturday, Sunday & Monday) & for the Thursday before Good Friday & for Christmas Eve. The finish time will be extended by one hour beyond these times, with fourteen days' notice to, and agreement of, the Police.

Late Night Refreshment

Monday - 23:00 to 00:00

Tuesday - 23:00 to 00:00

Wednesday - 23:00 to 00:00

Thursday - 23:00 to 00:00

Friday - 23:00 to 01:00

Saturday - 23:00 to 01:00

Sunday - 23:00 to 00:00

Provision of late-night refreshments will take place indoors.

Non-standard timings for provision of late-night refreshments

On St. David's Day, St. Patrick's Day, St George's Day & St Andrew's Day, the finish time will be extended by one hour, with seven days' notice to, and agreement of, the Police.

For statutory Bank Holiday weekend periods (Friday, Saturday, Sunday & Monday) & for the Thursday before Good Friday & for Christmas Eve. The finish time will be extended by one hour beyond these times, with fourteen days' notice to, and agreement of, the Police.

Supply of Alcohol

Monday - 10:00 to 00:00

Tuesday - 10:00 to 00:00

Wednesday - 10:00 to 00:00

Thursday - 10:00 to 00:00

Friday - 10:00 to 01:00

Saturday - 10:00 to 01:00

Sunday - 10:00 to 00:00

Non-standard timings for the supply of alcohol

On St. David's Day, St. Patrick's Day, St George's Day & St Andrew's Day, the finish time will be extended by one hour, with seven days' notice to, and agreement of, the Police.

For statutory Bank Holiday weekend periods (Friday, Saturday, Sunday & Monday) & for the Thursday before Good Friday & for Christmas Eve. The finish time will be extended by one hour beyond these times, with fourteen days' notice to, and agreement of, the Police.

The opening hours of the premises:

Monday - 10:00 to 01:00

Tuesday - 10:00 to 01:00

Wednesday - 10:00 to 01:00

Thursday - 10:00 to 01:00

Friday - 10:00 to 02:00

Saturday - 10:00 to 02:00

Sunday - 10:00 to 01:00

Non-standard timings

On St. David's Day, St. Patrick's Day, St George's Day & St Andrew's Day, the finish time will be extended by one hour, with seven days' notice to, and agreement of, the Police.

For statutory Bank Holiday weekend periods (Friday, Saturday, Sunday & Monday) & for the Thursday before Good Friday & for Christmas Eve. The finish time will be extended by one hour beyond these times, with fourteen days' notice to, and agreement of, the Police.

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

Alcohol will be consumed on and off the premises

Part 2

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

Brewhouse and Kitchen Ltd
Office above the Brewpub
2a Corsica Street
London
N5 1JJ
[REDACTED]

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

07769260

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

Mr Edmund Leo Raymond Wilson
[REDACTED]

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

[REDACTED]

Annex 1 – Mandatory conditions

Mandatory Conditions (Sections 19,20,21 LA 2003)

- 1.1. There shall be no sale or supply of alcohol when there is no designated premises supervisor in respect of this premises licence or at a time when the said premises supervisor does not hold a personal licence or when his/her licence is suspended.
- 1.2. Every supply of alcohol under the premises licence must be made or authorised by a person who holds a personal licence.
- 1.3. Any person used to carry out a security activity as required under condition 2.2 below must be licensed by the Security Industry Authority.

The Licensing Act 2003 (Mandatory Licensing Conditions) (Amendment) Order 2014

- 1.4.
 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 disability).
- 1.5. The responsible person must ensure that free potable water is provided on request to customers where it is reasonably available.
- 1.6.
 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.

1.7. 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.

The Licensing Act 2003 (Mandatory Conditions) Order 2014

1.8.

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 paragraph 1 -
 - (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.

3. Where the permitted price given by Paragraph (b) of paragraph 2 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. (1) Sub-paragraph (2) applies where the permitted price given by Paragraph (b) of paragraph 2 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.

Mandatory Conditions – (Embedded Restrictions) – Attached as part of Conversion Application under Transitional Grandfather Rights Pubs / On Licences

- 1.9. The abovementioned restrictions on the times permitted to sell alcohol do not prohibit the supply to, or consumption by, any person of alcohol in any premises where they are residing.
- 1.10. The abovementioned restrictions on the times permitted to sell alcohol do not prohibit the sale of alcohol to a trader or club for the purposes of the trade or club.
- 1.11. The abovementioned restrictions on the times permitted to sell alcohol do not prohibit the ordering of alcohol to be consumed off the premises, or the despatch by the vendor of the alcohol so ordered.
- 1.12. The abovementioned restrictions on the times permitted to sell alcohol do not prohibit the taking of alcohol from the premises by a person residing there.
- 1.13. The abovementioned restrictions on the times permitted to sell alcohol do not prohibit the supply of alcohol for consumption on the premises to any private friends of a person residing there who are bona fide entertained by him at his own expense, or the consumption of persons so supplied.
- 1.14. The abovementioned restrictions on the times permitted to sell alcohol do not prohibit the supply of alcohol for consumption on premises to persons employed there for the purposes of the businesses carried on by the holder of the licence, or the consumption of liquor so supplied, if the liquor is supplied at the expense of their employer or of the person carrying on or in charge of the business on the premises.
- 1.15. The abovementioned restrictions on the times permitted to sell alcohol do not prohibit the sale or supply of alcohol to any canteen or mess, being a canteen in which the sale or supply of alcohol is carried out under the authority of the Secretary of State or an authorised mess of members of Her Majesty's naval, military or air forces.
- 1.16. The bar is in premises constructed, fitted and intended to be used bona fide for any purpose to which the holding of the licence is ancillary.
- 1.17. The licensee shall have regard and comply with any relevant provisions of the following enactments during any licensable activities taking place on the premises:-

- 1.17.1 Children and Young Persons Act 1933
- 1.17.2 Cinematograph (Safety) Regulations 1955

1.17.3 Sporting Events (Control of Alcohol Etc) Act 1985

Conditions on Public Entertainment Licence – Attached as Part of Conversion Application under Transitional Grandfather Rights

- 1.18. The maximum number of persons permitted to be on the premises is 666.
- 1.19. No bottles to be emptied between 22:00 and 08:00 hours the following day.
- 1.20. The door supervisors shall encourage patrons to leave the premises quietly and orderly, and continue to monitor all exits for 30 minutes after closing, and that litter and bottles are collected and disposed of.
- 1.21. Doors and windows shall be kept closed while public entertainments are taking place, except where necessary to allow access to and egress from the premises.
- 1.22. A suitable CCTV system shall be installed and maintained to the satisfaction of the Licensing Officer. The equipment shall effectively monitor activity in the following areas:-
 - 1.22.1 External camera
 - 1.22.2 Inside front entrance door
 - 1.22.3 Bar servery area
 - 1.22.4 Adjacent bar servery viewing pool table section.
- 1.23. The STANDARD TERMS AND CONDITIONS prescribed by the Council under paragraph 11 of Schedule 1, Local Government (Miscellaneous Provisions) Act 1 1982.

Annex 2 – Conditions consistent with the operating schedule

- 2.1. Where this is appropriate, non-alcoholic refreshment shall be available in the extended period between the cessation of the supply of alcohol and the closure of the premises to give the option to allow for a more gradual dispersal of customers.

Prevention of Crime and Disorder

- 2.2. When door staff are used they shall be Security Industry Authority (SIA) approved and operate in accordance with the security industry guidelines.
- 2.3. A zero tolerance towards illegal drugs shall be enforced at all times.
- 2.4. If a disc jockey is used on any night then they shall ask customers to leave quietly.
- 2.5. The CCTV system in place as of August 2005 shall be maintained and recordings are to be kept for 31 days and available to the Police on request.
- 2.6. The CCTV system installed at this site shall continue to operate during the additional hours of trading and notices shall be displayed.
- 2.7. All instances of crime and disorder shall be reported to the police and shall be kept in an incident log book.

Public Safety

- 2.8. Free drinking water shall be available at all times.

Prevention of Public Nuisance

- 2.9. Additional patrols shall take place by members of staff, internally and externally, to limit any noise pollution when entertainment is being offered within the premises.
- 2.10. If appropriate, notices shall be displayed asking our customers to respect our neighbours when leaving the premises.
- 2.11. Where already used text/radio pagers shall continue to be used for the additional hours of trading and will be monitored by a responsible member of staff.
- 2.12. Soft drinks and non-alcoholic refreshment shall be available if we decide to use to use the option to stay open for an extended period between the cessation of the supply of alcohol and the closure of the premises (see above under General).
- 2.13. When live bands/DJ/Karaoke/disco or similar entertainment is provided all windows, both inner secondary panes and outer panes shall be kept closed at all times.
- 2.14. At all other times after 23:00 hours windows, both inner secondary panes and outer panes shall be kept closed at all times.
- 2.15. When live bands/DJ/Karaoke/disco or similar entertainment is provided all entry doors both external and internal shall be kept closed except for access or egress.
- 2.16. At all other times after 23:00 hours all entry doors both external and internal shall be kept closed except for access or egress.
- 2.17. A noise limiter shall be fitted to the musical amplification system located in the function room on the ground floor and set at a level determined by and to the satisfaction of an authorised officer of the Environmental Health Service, so as to ensure that no noise nuisance is caused to local residents or businesses.
 - 2.17.1 The limiter shall not be altered without prior agreement with the Environmental Health Service.
 - 2.17.2 No alteration or modification to any existing sound system(s) shall be effected without prior knowledge of an authorised Officer of the Environmental Health Service.
 - 2.17.3 No additional sound generating equipment shall be used within function room on the ground floor without being routed through the sound limiter device.

Protection of Children from Harm

- 2.18. When children are allowed upon the premises, any entertainment offered within the premises shall be suitable for young persons.
- 2.19. Children shall be required to be supervised by the accompanying adult at all times.
- 2.20. A no smoking area shall be provided.
- 2.21. Soft drinks and non-alcoholic drinks shall be available.
- 2.22. A recognised Proof of Age Policy shall be enforced.

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

N/A

Annex 4 – Plans

This licence is issued in accordance with the plan M167035 dated 21 November 2018, as attached

NOTE:
The Contractor is to check and verify all building lines and all construction points. Any deviation from these drawings must be noted and checked by the Drawings Officer Specialist. The Contractor is to comply with all respects of the Contract and to comply with these drawings. This drawing is not intended to give full details of ground related to or upon the structure of the building. It is the responsibility of the Contractor to obtain the services of a Surveyor to support the structure of the building. The Contractor is to provide all the services of a Surveyor to support the structure of the building.

LICENSING KEY:

APPROVED
REF. No. M 167035
21 NOV 2018

**BOURNEMOUTH BOROUGH COUNCIL
LICENSING SECTION**

PROPOSED FIRST FLOOR PLAN

PROPOSED GROUND FLOOR PLAN

**BREWHOUSE & KITCHEN
147 PARKWOOD ROAD, SOUTHBOURNE
PROPOSED GROUND FLOOR LICENSING LAYOUT**

Drawn By: RFT **Date:** 11/10/2018 **Drawn On:** 18/09/2018 **Ref:** 147-P-01

Premises Licence

Part B

Premises licence number: BH084013

Postal address of premises, or if none, ordnance survey map reference or description:	
Brewhouse and Kitchen - Southbourne 147 Parkwood Road	
Post town: Bournemouth	Post Code: BH5 2BW
Telephone number: 01202 055209	

Licensable activities authorised by the licence:
Live Music, Recorded Music, Activity like Music / Dance, Late Night Refreshment, Supply of Alcohol

The times the licence authorises the carrying out of licensable activities:
Live Music: (Indoors) Sunday to Thursday - 10:00 to 00:00, Friday to Saturday - 10:00 to 01:00
Recorded Music: (Indoors) Sunday to Thursday - 10:00 to 00:00, Friday to Saturday - 10:00 to 01:00
Activity like Music / Dance: (Indoors) Sunday to Thursday - 10:00 to 00:00, Friday to Saturday - 10:00 to 01:00
Late Night Refreshment: (Indoors) Sunday to Thursday - 23:00 to 00:00, Friday to Saturday - 23:00 to 01:00
Supply of Alcohol: Sunday to Thursday - 10:00 to 00:00, Friday to Saturday - 10:00 to 01:00
<u>Non-standard timings for all authorised licensable activities</u> On St. David's Day, St. Patrick's Day, St George's Day & St Andrew's Day, the finish time will be extended by one hour, with seven days' notice to, and agreement of, the Police. For statutory Bank Holiday weekend periods (Friday, Saturday, Sunday & Monday) & for the Thursday before Good Friday & for Christmas Eve, the finish time will be extended by one hour beyond these times, with fourteen days' notice to, and agreement of the Police.

The opening hours of the premises:
Sunday to Thursday - 10:00 to 01:00, Friday to Saturday - 10:00 to 02:00
<u>Non-standard timings</u> On St. David's Day, St. Patrick's Day, St George's Day & St Andrew's Day, the finish time will be extended by one hour, with seven days' notice to, and agreement of, the Police. For statutory Bank Holiday weekend periods (Friday, Saturday, Sunday & Monday) & for the Thursday before Good Friday & for Christmas Eve, the finish time will be extended by one hour beyond these times, with fourteen days' notice to, and agreement of the Police.

Where the licence authorises supplies of alcohol whether these are on and/ or off supplies:
Alcohol will be consumed on and off the premises

Name, (registered) address, telephone number and email (where relevant) of holder of premises licence:
Brewhouse and Kitchen Ltd, Office above the Brewpub, 2a Corsica Street, London, N5 1JJ [REDACTED]

Registered number of holder, for example company number, charity number (where applicable):
07769260

Name of designated premises supervisor where the premises licence authorises the supply of alcohol:
Mr Edmund Leo Raymond Wilson

State whether access to the premises by children is restricted or prohibited:
See Condition 2.19

Issued: 24 November 2005
Revised: 22 August 2025 [Vary DPS]

Mrs Nananka Randle
Licensing Manager

REPRESENTATIONS IN OBJECTION TO APPLICATION**BREWHOUSE & KITCHEN, 147 PARKWOOD ROAD, BOURNEMOUTH****OBJ REP # 1**

From: sheri yzerman [REDACTED]
 Sent: 26 November 2025 15:58
 To: Licensing Com <licensing@bcp council.gov.uk>
 Subject: Brewhouse and kitchen application

I would like to formally object to the application for live music, recorded music and any such music at the Brewhouse and kitchen until 3am. We live in Parkwood Road even now the music and patrons are loud and carry on into the night.

To have this continue through to 3am would disrupt residents including many young families and older people in our Road. In the warmer weather we already have to keep our windows shut to minimise the noise pollution from the Brewhouse and kitchen.

I believe letting this go on till 3am is not acceptable in a neighbourhood setting.

With great concern,
 Sheri Yzerman
 [REDACTED] Parkwood Road

OBJ REP # 2

From: anna fitzsimmons [REDACTED]
Sent: 28 November 2025 16:38
To: Licensing Com <licensing@bcp council.gov.uk>
Subject: Premises licence objections

Dear Sir/Madam

We are writing to object to the increase in licensing hours that has been requested by Brewhouse and Kitchen in Southbourne.

We live at in Dean's Road, BH52DA, so very close to the pub. We can see the pub garden from house.

Preventing public nuisance

There is already noise from the pub patrons, particularly at the weekend. There is litter and other mess outside the pub, including cigarette ends and bottles. There is also illegal and unsafe parking with cars up on the pavement. It would be of great concern to us if the pub opened later than midnight as these issues would carry on longer and potentially increase as people consume more alcohol. This is a largely residential area behind the high street and we do not need any more disturbance at night.

We feel that the pub is open long enough hours as it is. Southbourne is not known for late night/early hours venues. Our concern is that people will come to the Brewhouse after other venues have closed. They will likely be intoxicated and now have the opportunity to continue drinking, with the associated increase in anti social behaviour impacting on the local community.

I hope our concerns will be considered

Best wishes Anna and Laurance Fitzsimmons

OBJ REP # 3

From: Lisa LJ [REDACTED]
Sent: 29 November 2025 09:08
To: Licensing Com <licensing@bcp council.gov.uk>
Subject: Brewhouse & kitchen 147 parkwood road southbourne

I Mrs Lisa lee- jarman of [REDACTED] deans road southbourne bh5 2da fiercely oppose of this application to go ahead to allow the brewhouse to open at these ridiculous hours , this is a residential area where we have hard working family's with children trying to survive in this sad world . Yes we chose to live here and I haven't no objections to the brewhouse and kitchen as I feel when I first moved here it was all boarded up , when it was refurbished it was a lovely pub we often went for food and family birthdays and Christmas , in the summer I have listened to the music coming from the outdoor area and listened to people laughing and having a good time , the landlord always respects the neighbours and turns everything off at 10pm , in my recent visits to the brewhouse on a Friday and sat night it's a different matter , lots of young people very rowdy lots of drinking , my daughter was once threatened in there from some drunk person when she had done nothing wrong , the aftermath , I walk the dog in the morning to be confronted with vomit , glasses sometimes broken , food containers, cigarette butts all over the place , opening this place for longer hours will only encourage people to drink more , we hear people coming out after 12 singing and shouting , please stick to the nice live music in there to a certain time and so not agree to the application, for the sanity of the residents that live right by this establishment.

OBJ REP # 4

[REDACTED] Parkwood Road
Southbourne
BH5 2BN
1st December 2025

Dear Sir / Madam

Ref;- Licensing Application 232841 Brewhouse & Kitchen, 147 Parkwood Road, BH5 2BW

I wish to object to the above licensing application, on Parkwood Road we already suffer late night disturbance from customers leaving the Brewhouse and Kitchen and I feel this extension to their license would push this nuisance further into the early morning.

The nuisance I refer to is shouting, arguing and people speaking loudly having lost basic inhibitions through excess alcohol consumption.

Yours faithfully
Mr Jonathan M. Gay
[REDACTED]

OBJ REP # 5

From: Liz Kite [REDACTED]
Sent: 29 November 2025 15:22
To: Licensing Com <licensing@bcp council.gov.uk>
Subject: Brewhouse and Kitchen: Southbourne: ref 232841

Dear Licensing Team

I am writing to object to the proposed extension to licencing hours for the Brewhouse and Kitchen at 147 Parkwood Road Bournemouth BH5 2BW

I believe that extending the hours of operation to 1am during the weeks and to 3am or in some cases 5am is unacceptable, especially as this is a largely residential area. Extending these hours will cause problems in the local community and is not appropriate for such a small suburb of Bournemouth.

I understand that I can only object to the licence on certain grounds and I list these below.

1. Prevention of crime and disorder

As a late night drinking venue it is likely that when it closes, people will be drunk. They will not disperse and go home but will inevitably end up walking to the beach through residential streets. We experience this on a regular basis with the current licenced premises, and this will add to the potential disorder and damage to property.

At the time the premises closes, there is no public transport, and few taxis available so people will not be able to get away from the High Street, so drunk people will be wandering the streets and causing criminal damage and possibly fighting.

2. The prevention of public nuisance

As a local resident, we already experience a considerable amount of nuisance with drunk people and large groups walking down residential streets, shouting and fighting, including in Fisherman's Walk. This is likely to increase with this venue opening until 3am at the weekends. This will encourage extended drinking sessions so more people are likely to be drunk when they leave. This venue is very close to residential streets, and has people living above the shops, cafes and bars along Southbourne Grove. This will be very disturbing for them.

In addition we are likely to see more human waste as the local toilets are closed at night, as well as more litter and general mess around the area.

3. Public safety

There are already concerns about public safety from residents with the recognised anti-social behaviour across Bournemouth. People are concerned about going out in Bournemouth but Southbourne has always had a safer feel to it. A lot of anti-social behaviour happens late at night, after people have been drinking, so any establishment which is open all day, and encourages late night drinking will be a magnet for people looking for trouble. People will also come into the area once other venues have closed and create more problems for the police.

Overall, allowing the extended licensing house will change the character of Southbourne and cause a considerable amount of concern for residents, damage to property and increase crime and disorder around the local area. There is not the infrastructure to cope with a large number of people leaving this venue at 3am over the weekends and 1am during the week. The noise from the live and recorded music also being played until after midnight will be extremely disturbing for the people living near that area - particularly with a beer garden at the rear of the property.

In addition to allow this extension to the licencing hours will mean that other venues will be able to follow suit. The objections to the Dancing jug application resulted in more acceptable opening hours with a number of restrictions placed upon the venue.

I believe that this application from this venue causes at least three of the four areas for objection to be met and I encourage you to refuse this for the sake of the local residents and the wider environment.

Regards

Liz

--

Liz Kite

OBJ REP # 6

From: Jenny Davey [REDACTED]

Sent: 01 December 2025 21:10

To: Licensing Com <licensing@bcp council.gov.uk>

Subject: Brewhouse & Kitchen License Extension - OBJECTION

It has come to my attention that Brewhouse & Kitchen in Southbourne has applied to BCP's Licensing Team for the grant of a Premises Licence, an extension to their current licence and I wish to OBJECT to this. The application covers sales of alcohol 07:00 to 00:00 Sunday to Wednesday, 07:00 to 02:00 Thursday to Saturday, and entertainment (live music, recorded music, films, performance of dance, etc.) until 01:00 Sunday to Wednesday, and 03:00 Thursday to Saturday.

I live in a 3 bedroom residential first-floor flat directly opposite, in fact I estimate that my bedroom windows are less than 60 feet from the Brewhouse & Kitchen pub. As a result, I hear all the music and disturbances caused by these premises. As you can imagine, in the summer months the noise levels are increased as their doors are often left open, and I have my windows open for ventilation. Mine is not the only residential property located close by this pub; there are a number of residential flats above the surrounding shops and the pub is located on the corner of a residential street. There is also a block of flats located directly adjacent to their car park.

I am a long-term foster carer for Dorset Council (for over 20 years actually) having 2 young people residing with me. Both my bedroom, and the bedroom of one of these young people face directly onto the pub. At present this means that neither of us can attempt to go to bed or get to sleep until after the pub music finishes, this is often until 1am with their current licence. Even after the music has finished for the evening, there is often a period of time afterwards when the pub customers congregate outside, talking, or shouting loudly, before they depart. Two nights ago, as an example, I listened to a loud altercation taking place outside the pub, almost directly under my bedroom window.

I have lived at this location for over 30 years and initially the pub was a normal drinking establishment, with minimal music. When Brewhouse purchased the pub (in 2016), one of the new owners went around visiting local businesses and residents, and reassured us that, as the pub was situated in a residential area, there would not be loud music. He stated that it would only be 'acoustic' type music being played (i.e. not electric etc).

However, once they commenced business, they have disregarded this, and over the last few years they have repeatedly held events with loud bands playing (with thumping bass sounds and drumming) until late at night. I have had to complain to the management on a number of occasions about this, but my complaints have had no lasting effect since the previous manager left.

In addition, in the last few years they have transformed the car park at the back of the pub to an open-air seating area, which often has loud piped music playing outdoors. This is directly adjacent to a number of houses and a block of flats, and I have personally been told by neighbours that they find the current noise levels from this open area disturbing. I also rang the Environmental Health Department about the music from the pub when they held one of their Steamhouse Rock Reunion events, due to the very loud music coming from the pub, until gone midnight. They now seem to be holding these Rock Reunion events every couple of months. These events now attract crowds, with people queuing around the block to obtain entry. They have one upcoming event scheduled for the 28th December, which they are advertising as 'LOUD, FESTIVE AND FULL OF ROCK' a 'night of chaos ... and Christmas carnage'. (their capitals). I think that demonstrates the nature of these events, which although they may be enjoyable for the clientele, the disturbance they cause is not fun at all for the local residents who may wish to be at home in peace and quiet.

As you can appreciate, we are already living with quite a high degree of noise disturbance from this pub. As it stands now, the levels are not acceptable to the many residents of the area. Consequently this new application is totally unacceptable. This is essentially a residential district with many local residents within earshot of this pub. How are we

supposed to live our lives, and get a night's sleep if they are allowed to have loud music at extremely late night hours, and then be allowed to open at 7am the following morning to sell alcohol? Who would they then attract to purchase alcohol from 7am? We would have no peace whatsoever in our own homes.

It is simply not appropriate to allow an extension to a venue which already causes noise, nuisance and anti-social behaviour until the early hours. This is a residential area with a well-established and comprehensive high street. Southbourne is not a place for a nightclub (by any other name) and extended drinking hours.

The noise caused by the venue and its patrons has already been detrimental to my health, due to disturbed sleep night after night, but also of concern is the health and well being of my foster children.

Please, I implore you to listen to the legitimate concerns and voices of the residents. The Licensing Team must surely put the needs of the residents first.

I implore you to deny this application, and any future application (amended or otherwise) to extend the permitted hours.

Jennifer Davey

From: Jenny Davey [REDACTED]

Sent: 16 January 2026 16:21

To: Tania Jardim <tania.jardim@bcpcouncil.gov.uk>

Cc: Councillor George Farquhar <George.Farquhar@bcpcouncil.gov.uk>

Subject: Evidence of messages between myself and the previous manager Matt England at the Brewhouse and Kitchen.

Hello Tania,

This is some of the evidence I am forwarding to you with respect to the Brewhouse and Kitchen Licensing extensions.

Regards,

Jenny Davey.

[20/05/2023, 19:58] [REDACTED]: Hi Jenny. This is Matt England from Brewhouse. Thanks so much for your time earlier. I'll try my best to run the pub in a way we can live happily with our neighbours. I'll also let you know ASAP if I get any leads for next Sunday night. Matt

[20/05/2023, 20:04] Jenny: Thank you Matt, appreciate that. Jenny

[22/05/2023, 10:50] Jenny: Morning Matt, I'm sorry to report that the noise from Sat night was very loud but I'm willing to give it another week or two to see if it improves. Please let me know if any accommodation available for Sunday night for the 3 of us but if no luck then I'll get back to searching.

Many thanks for coming over to try and sort out the issues. Jenny

[22/05/2023, 11:04] [REDACTED]: Hi Jenny. Thanks for the update. I'll think of a plan to help reduce the noise levels this Saturday and keep you updated on Sunday too. It was lovely to meet you to the other day.

[22/05/2023, 11:18] Jenny: Thanks Matt

[24/05/2023, 14:05] Jenny: Hi Matt, I was just wondering if you have had any luck with any accommodation for this Sunday for myself and the kids ? I have been looking myself and the cheapest I have found is a family room at a B&B in Weymouth on the seafront for £196. So if you have not had any luck I may need to book that as getting desperate now. Due to it being a bank holiday everywhere seems fully booked.

Thanks, Jenny

[24/05/2023, 15:04] [REDACTED]: Hi Jenny. I've been asking around my old company that had hotels including my own previous pub. There's a family room in Marchwood nearer Southampton available but the cheapest I can get them to offer is £185 Inc breakfast and that's with a 25% discount. I'll keep looking a bit further afield if need be.

[24/05/2023, 15:35] Jenny: Thanks anyway for looking Matt but I've now booked that B&B in Weymouth. Jenny

[04/06/2023, 00:57] Jenny: Matt we are all awake desperately tired and waiting for the music to stop. This really can't happen again as these discos are far to loud for us residents to have to deal with. We need our sleep. Jenny

[09/06/2023, 21:42] [REDACTED]: Apologies for the late reply Jenny. I'm sorry if we were still too loud with that DJ, I will reposition speakers the other side of the building tomorrow and disconnect the ones nearer the windows your side. See if that helps. Also, close the side door earlier. Hope you've had a nice week. Matt

[09/06/2023, 22:00] Jenny: Hi Matt, even the band playing now are very loud.

The previous Manager Michael told me that the agency employed to find bands for the pub were told no drums but it sounds as if there are drums being played !

I was going to give it this weekend to see if it is any quieter and if not contact the Environmental health department on Monday.

It is far to hot to close our windows but the noise is far to loud to be able to sleep through this !

We have to try and resolve it as we can't live like this. What time will the music stop this evening ?

I found a hotel for the night when it was the last Steamhouse Reunion and another break for the same thing this coming August to avoid being here but we can't do this weekly as its not fair on myself or the kids having to move out of our home and far too expensive.

Please please sort this out.

Thanks Jenny

[09/06/2023, 22:45] [REDACTED]: I wasn't aware of any previous no drums agreement however after hearing this first set tonight I agree. The venue isn't correct for bands like that. I also prefer a single person with a guitar. From now on I will only allow that. I've told the group to reduce levels in the second half of the set that will run from 10.45 to 11.30.

As an apology for tonight I've dropped a gift card through your door with £50 loaded on to it to spend in any Brewhouse pub. Matt

[09/06/2023, 22:50] [REDACTED]: I'm finishing at 11pm but have passed on this info to my bar supervisors who will be locking up.

[09/06/2023, 23:24] Jenny: Thank you Matt I really appreciate that. It's great if we can work this out together so that we don't have this extremely loud music again. Many thanks for the gift card as well. Thanks Jenny

[11/06/2023, 00:30] Jenny: Hi Matt I'm sorry to have to say it but the noise from the pub is just as bad tonight as previous Saturdays and as tired as I am it's impossible to get any sleep while the noise is this bad. Please do something to stop this for our sake. Thanks jenny

[11/06/2023, 00:42] [REDACTED]: Hi Jenny. I've called the pub and told them to calm it down. Hopefully its quieter now. I'll be back at 9am and speak to the team in the morning.

[11/06/2023, 00:45] Jenny: Wonderful thank you. It's gone quiet now. Sorry to contact you if you are not working. Jenny

[17/06/2023, 16:58] [REDACTED]: Hi Jenny. How was the music level last night?

[17/06/2023, 17:44] Jenny: Hello Matt, it was fine thank you. So much better for us. Thanks jenny

[17/06/2023, 17:47] [REDACTED]: Good. I will speak with tonight's DJ before he starts and advise we need to keep off heavy bass and within a sensible level. I'll keep all windows and doors closed and ensure he points his speakers towards the other side of the bar. I need to finish at 11pm this evening to receive a baby sitter however my deputy Mat Thurgood is closing up after. Hope all will go smoothly.

[17/06/2023, 17:50] Jenny: Thanks Matt and let's just hope it's fine. Jenny

[18/06/2023, 10:21] [REDACTED]: Morning Jenny. How were the noise levels last night? We moved the DJ to the other side of the building and for us that seemed to work well but I'm curious to see if it had an effect for you.

[18/06/2023, 11:05] Jenny: Morning Matt it started well until about 11.25pm when it got slightly louder. Whether someone had opened a door then I'm not sure ? On the whole definitely better than previous Saturdays. Hopefully we are getting there now. Thanks for your help with this. Jenny

[18/06/2023, 11:31] Jenny: When I say opened a door I mean propped open to get some air in rather than just walking through it. But as I say definitely better than previously ! We are getting there with your help. Jenny

[25/06/2023, 12:04] Jenny: Hi Matt ,

Just to say things were so much better Friday and Sat evenings. Thank you for your help. Jenny

[25/06/2023, 12:06] [REDACTED]: That's music to my ears! Luckily not to yours!

[25/06/2023, 12:07] Jenny: 😊

[25/06/2023, 12:08] Jenny: Now how do we turn the volume down on some of your customers !! 😢

[30/06/2023, 22:16] [REDACTED]: Hi FYI we have the last of our booked bands playing tonight but they aren't as "rocky" as previous ones and the colder temperature means all windows and doors are shut. Hopefully it doesn't push any noise boundaries. All further acts are just solo or duets with a PA backing, no drums.

[30/06/2023, 22:37] Jenny: Hi Matt when the music started I did think oh no drums ! So I really appreciate that u have let me know its a one off. Thank you. Jenny

FYI we are off on our Norway Fjords cruise July 22nd until 29th so no problem then !

[20/08/2023, 00:42] Jenny: Hi Matt, I'm sorry to bother you again but the noise is unbearable again tonight. We r all tired yet can't sleep due to the loud noise. Also 2/3 evenings this week the pub door facing my flat door has been left open until pub closing time and then the general noise from the pub echoed through. That door used to be closed at 9pm and would it be possible to return to that please ? Thanks Jenny

[20/08/2023, 01:07] [REDACTED]: Hi Jenny. Im really sorry about this. I'm not on shift tonight but let me discuss this with the the team in the morning and try to curb it back to something suitable.

[27/08/2023, 19:44] Jenny: Hi Matt I know it's the steamhouse reunion tonight and FYI we r on the Isle of Wight until tomorrow. Jenny

[27/08/2023, 20:08] [REDACTED]: Hi Jenny. OK thanks for letting me know. Have a nice time on the island!

[27/08/2023, 20:09] Jenny: Thank you

[09/09/2023, 16:25] Jenny: That noise coming from the pub is so loud. It's not fair on the residents as we all have windows open due to the hot weather. Please can you turn it down. Jenny

[09/09/2023, 16:38] [REDACTED]: Hi Jenny. It's a really well publicised garden party for the local food bank. It's a 1 day event until 9pm. You're welcome to come and have a free drink on me. We've been promoting it for 3 months and the council and police are informed. Sorry you missed the messages and promotions.

[09/09/2023, 16:38] [REDACTED]: Just raising all the money for the food bank by selling tickets.

[09/09/2023, 16:40] Jenny: Its a great cause Matt and no I have not seen it published but why does it have to be quite so LOUD ! Can't you just turn it down slightly please. Jenny

[09/09/2023, 19:49] Jenny: Thanks for your message Matt. I've made it this far so will cope until 9pm now. It is slightly better without so much bass. That's an incredible amount u r raising for the food bank and I know how needed it is. I've had Hollie's friends round for dinner when there is no food in their homes, so well done you. One sat down to spaghetti bolagnese as though it was a luxury and said it was the first proper meal they had eaten in 3 days ! Though next time not so much an outside event, more of a sponsored silence please. I might have popped over if Hollie and Ronan were here but they are in Bristol attending their Mum's wedding. Thanks for trying to sort the noise problem out each time. Jenny

[09/09/2023, 21:12] [REDACTED]: All off now. Garden closes at 10pm as usual but the main event closed as of 9pm.

[09/09/2023, 21:29] Jenny: Thank you

[29/12/2024, 20:41] Jenny: Hi Matt

What on earth is happening over at the Brewhouse tonight only the level of the music is unbearable for us all at [REDACTED] Parkwood Rd.

You promised me that you wouldn't have any more love bands with drums so as not to disturb the neighbours !!

Please can you turn the music down. Jenny

[29/12/2024, 20:41] Jenny: Live bands !!!

[29/12/2024, 20:43] [REDACTED]: Hi Jenny. I left the Brewhouse business about 7 months ago so I can't sadly help. I think I saw advertised they started up the Steamhouse Rock Night again and I guess with bands too of that's what you hear. I'll send you the number of Matt Thurgood who's still the deputy manager. The new GM is a chap called Spencer but I don't have his contact details.

[29/12/2024, 20:45] [REDACTED]: Maybe call the police and ask them to do something about the noise levels if its too much. Sorry I'm not around to assist.

[29/12/2024, 20:51] Jenny: I didn't realise that you had left Matt as I wouldn't have contacted you if I had known. So apologies for contacting you. I will try and contact Matt Thurgood so appreciate you sending me his contact details. Thanks Jenny

[29/12/2024, 20:52] [REDACTED]: That's OK Jenny. I actually cancelled the night before I left as I didn't believe it was in the best interests of the business but I guess others thought otherwise. I hope it dies down a little for you.

[29/12/2024, 20:55] Jenny: Thank you Matt as I don't believe it's the right thing to do in a residential area but somebody obviously cares more about the money than being neighbourly. When you gave me advance warning previously we would spend the night away but it's too late tonight now.

I wish you well in your new job. Jenny

[29/12/2024, 20:57] [REDACTED]: Ironically, it cost too much to put on anyway and therefore didn't really make much profit. But I also thought the profile of the gig was wrong for the business and the community. I hope they learn the lesson and change it or work with the neighbours better in the future.

[29/12/2024, 21:10] Jenny: Thank you Matt how I wished that you had not left the Brewhouse as you did understand the neighbours and tried to work with us. Somebody obviously doesn't care about us all now. I really hope they will work with us in the future though. Thanks for helping. Jenny

From: Jenny Davey [REDACTED]

Sent: 16 January 2026 17:14

To: Tania Jardim <tania.jardim@bcpcouncil.gov.uk>

Cc: Councillor George Farquhar <George.Farquhar@bcpcouncil.gov.uk>

Subject: Explanation of Evidence Sent to You by Jenny Davey with regard to the Licensing Application by the Brewhouse and Kitchen

Hello Tania

I should have explained that the first few texts I have just sent you as evidence with regard to the Licensing Application at the Brewhouse and Kitchen are a discussion between Matt England and myself about the forthcoming Steamhouse Rock Reunion.

This is because Matt at that time was trying to help myself and my foster children find some overnight accommodation so we could get away on that Sunday due to the Steamhouse Rock Reunion being held at the Brewhouse and Kitchen that night and the noise from that which is always loud and unbearable for us in our own home.

I ended up paying for a night's accommodation for us in Weymouth just to get myself and my foster children away from the noise for that particular night.

I hope this explains the context of those first few texts.

Many thanks

Jenny Davey

From: Jenny Davey [REDACTED]
Sent: 17 January 2026 20:09
To: Tania Jardim <tania.jardim@bcpcouncil.gov.uk>
Cc: Councillor George Farquhar <George.Farquhar@bcpcouncil.gov.uk>
Subject: Further evidence with regard to the objection to the extension of the license agreement for the Brewhouse and Kitchen. (Now with dates added)

Hello Tania,

I am now forwarding further communication that I had with Micheal who was the manager at the Brewhouse and Kitchen before Matt England.

(Sunday 17th April 2022 - 22:53)

Michael, its Jenny from [REDACTED] Parkwood Rd (flat over [REDACTED]) only the music noise from the front bar is excessively loud tonight. Please can you do something about it ? Thank you.

(Sunday 17th April 2022 - 22:56)

Hi Jenny, we have a Steamhouse reunion on this evening, I'll back that side of the venue off now. It finishes at midnight also just to let you know. Hopefully that's a bit better now also

(Sunday 17th April 2022 - 22:59)

Thanks Michael anything that will make it quieter. Jenny

(Friday 25th November 2022 - 22:50)

Hi Michael it's Jenny from flat above [REDACTED]. The music is very loud tonight and we are all tired and needing to go to bed. How much longer is it going on for and can you turn it down please ?

(Friday 25th November 2022 - 22:52)

Hi Jenny, will try and get them to turn down a bit, sorry. They'll be finished up by 11:30pm.

(Friday 25th November 2022 - 22:53)

Thank you Michael

(Friday 25th November 2022 - 22:54)

No problem, sorry Jenny. Didn't realise they were bringing drums. Our agency know not to book bands with drums and I'll remind them again. Just to let you know I finish up on the 17th of next month. Thanks for being so understanding over the years. I'll make sure to pass on the new managers number to you.

(Saturday 26th November 2022 - 10:29)

Morning Michael,

Sorry to hear that you will be moving on as you have always tried to work with the residents to keep the noise level as low as possible. I understand that the music is good for business, but not so much for the residents. As you are aware I am a Foster Carer and the kids need their sleep as much as I do ! (Unfortunately I had a heart attack in Feb this year so trying to keep the stress level down.)

I would appreciate the new Manager's number so that I can contact them if necessary.

I wish you well in whatever you are moving on to. Jenny

(Saturday 26th November 2022 - 12:19)

Sorry to hear Jenny, hope everything ok now for you. Mat my Deputy manager will be holding the venue until a new manager is appointed. His Number is [REDACTED]

From: Jenny Davey [REDACTED]

Sent: 21 January 2026 16:23

To: Tania Jardim <tania.jardim@bcpcouncil.gov.uk>

Cc: Councillor George Farquhar <George.Farquhar@bcpcouncil.gov.uk>

Subject: Lived experience bullet points and confirmation of attendance on February 3rd.

Hello Tania,

I wish to confirm that I will be attending the Licensing Committee meeting on February 3rd and would like to speak for between 3 to 5 minutes. Would it also be possible for my Staying Put young person who has lived with me at these premises for almost 14 years now to attend and to voice his lived experience of living opposite the Brewhouse.

I did explain previously that I have been a Foster Carer for Dorset Council for over 20 years.

These are the points I would like to raise on my lived experience as a resident of Parkwood Road living directly opposite the Brewhouse and Kitchen.

Public Nuisance.

- Noise disturbance - I suffered a heart attack in February 2022 and yet I have to deal with all the stress due to the amount of noise resulting from the loud music coming from the Brewhouse, the noise from cars pulling up outside with radios blaring and horns beeping as they either drop off or collect customers of these premises all preventing my enjoyment of my home. People shouting and behaving in an aggressive manner disturb us from trying to get some sleep. This presently can go on into the early hours of a Friday and Saturday night and on occasions even later when the Brewhouse has additional reasons to extend their usual hours.
- If this 3am Licensing extension is granted this will undermine this Licensing objective as there will be even more noise for a longer period from inside and outside the Brewhouse.
- The residents of Parkwood Road were previously reassured by one of the owners of the Brewhouse when opening these premises that as this is a residential area there would be no live bands, only acoustic music which has not proved to be the case.
- When the recent building work was being carried out on the Brewhouse in 2025 we were being woken by the sound of an alarm beeping many times. The beeping would start at around 1.30am and continued for many hours denying us sleep until it stopped. Each time this happened I would go to the Brewhouse the next morning to inform them of this. I asked to speak to the manager and instead a young man who I presume was the duty manager came and spoke to me. He said the system was playing up due to some of the internal doors being removed in order for the renovation work to be carried out. I asked him if it would be possible to have the number of someone to ring as and when this noise started and he said no it was not possible. So I do not have a manager's phone number to complain about any noise. I also asked this member of staff whether the door shutters opposite my home could be shut on a Thursday night as at the time they had a band playing which included a drum set just inside the bar at the closest point to my residence which was clearly heard in my home. My request was ignored, the door shutters were not shut and this continued for several weeks while this band played there.
- The noise situation is exacerbated in the summer when our windows are open as well as the Brewhouse doors, and the noise becomes unbearable.

Prevention of Children's Harm.

- I have been a Foster Carer for over 20 years and have had 2 children living with me who were 9 and 4 at the time they were placed for almost 14 years now. These children have had to attend school the following days after having to

endure this loud music which has caused them lack of sleep. This is not fair on them or their education. My Foster children and any future Foster children deserve to be able to enjoy peace and quiet within their home environment which includes a good night's sleep.

I am also including evidence of when I have desperately contacted the Environmental Health Department for a member of their staff to attend the Brewhouse when the noise has been unbearable for us. Unfortunately they did not have a staff member available to attend.

Hi Jenny,

Following on from our phone call this morning, I have spoken with my manager and can provide the dates and reference numbers the noise complaints you have made regarding Brewhouse and Kitchen Parkwood Road:

- 29/04/2019 - [REDACTED]
- 26/05/2019 - [REDACTED]
- 29/12/2024 - [REDACTED]

If you require more detailed information, this will need to be formally requested through a **subject access request**. On the below link

[How to request your personal information | BCP](#)

Kind Regards,



Leona Everett, BSc (Hons)
Regulation Technical Support Officer
Environmental Health

T. 01202 123789

environmental.health@bcpcouncil.gov.uk

bcpcouncil.gov.uk

From: Jenny Davey [REDACTED]
Sent: 21 January 2026 16:29
To: Tania Jardim <tania.jardim@bcpcouncil.gov.uk>
Cc: Councillor George Farquhar <George.Farquhar@bcpcouncil.gov.uk>
Subject: Fwd: Reference my stay at Parkwood Road, across the road from the Brewhouse and Kitchen in Southbourne

Hi Tania,

This is further evidence of the noise situation at the Brewhouse from a friend I asked to look after our dog in our home. She couldn't cope with the noise here so I had to find someone to step in and take over from her.

Jenny Davey.

----- Forwarded message -----

From: **Dyanne Ridyard** [REDACTED]

Date: Sat, 17 Jan 2026 at 14:08

Subject: Reference my stay at Parkwood Road, across the road from the Brewhouse and Kitchen in Southbourne

To: [REDACTED]

I recently stayed at the above address to help Ms Jenny Davey, and must make you aware of the excessive noise I was subjected to during my stay there.

At the time the weather was oppressively hot so I needed the windows open.

This resulted in the noise from the street and from the pub coming in, making it virtually unbearable.

The noise was a combination of music from the pub, traffic, car doors slamming and loud conversations, both heated (offensive language) and otherwise. Public traffic in and out of the pub made this situation even more disruptive, resulting in sleep being almost impossible until we'll into the early hours.

Dyanne Ridyard

Sent from [Outlook for Android](#)

From: Jenny Davey [REDACTED]

Sent: 21 January 2026 16:36

To: Tania Jardim <tania.jardim@bcpcouncil.gov.uk>

Cc: Councillor George Farquhar <George.Farquhar@bcpcouncil.gov.uk>

Subject: Evidence of the Steamhouse Rock Reunions held 4 times in 2025.

Matt England (one of the previous managers) did not approve of these Steamhouse Rock Reunions being held at the Brewhouse as he thought this was wrong for the area. The text messages below are evidence of this.

Their advert alone describes it as LOUD.

[29/12/2024, 20:52] [REDACTED]: That's OK Jenny. I actually cancelled the night before I left as I didn't believe it was in the best interests of the business but I guess others thought otherwise. I hope it dies down a little for you.

[29/12/2024, 20:57] [REDACTED]: Ironically, it cost too much to put on anyway and therefore didn't really make much profit. But I also thought the profile of the gig was wrong for the business and the community. I hope they learn the lesson and change it or work with the neighbours better in the future.

The image consists of two side-by-side screenshots of mobile devices. The left screenshot shows a mobile web page for an event. At the top, there are tabs for 'Description', 'Location', 'Organiser', and 'T&Cs'. Below these are several icons with text: a DJ icon (DJ), a pound sign icon (No tickets available), a musical note icon (80's Music and Alternative / Indie), a person icon (Over 18), a calendar icon (Fri, 31st Oct 2025 @ 19:00 - 1:00), and a clock icon (19:00 - 01:00). The main content area contains text about the Steamhouse Rock Nights Reunion, mentioning it's back at Brewhouse Kitchen - Southbourne for its 3rd party of the year, featuring a Halloween MONSTER! DJ Jeff Keenan spinning Metallica, Bon Jovi, AC/DC, Guns N' Roses, Def Leppard, Iron Maiden, KISS, Ozzy, The Darkness, Papa Roach, Queen, Green Day, and more. It encourages fancy dress and supports Finley's Touch charity. The right screenshot shows a mobile web page for 'Steamhouse Reunions'. At the top, it says 'Ticket live (500 x 2...)' and 'userrockknights.co.uk'. The main title is 'Steamhouse Reunions' with the date '28/12/25' and location 'Bournemouth, Dorset at Brewhouse & Kitchen Southbourne'. Below this is a 'More Information' link. A small window displays a Facebook post from 'Steamhouse Rock Nights' about their 2025 reunion, featuring a profile picture of a person in a mask, a 'Follow Page' button, and a 'Share' button. The post text reads: 'Reunion 2025 We're finishing 2025 the only way we know how... LOUD. Hair metal, classic rock + Christmas chaos. DJ FATHER CHRISTMAS (aka Jeff Keenan) on the decks Brewhouse & Kitchen - Southbourne... See more'. Below the post are links for 'facebook', 'twitter', 'youtube', 'mixcloud', 'photography', 'news', and 'gigs'. At the bottom, it says '© 2025 Steamhouse Rock Nights | Site by CFK Hosting'.

OBJ REP # 7

From: andrea godfrey [REDACTED]
Sent: 02 December 2025 09:03
To: Licensing Com <licensing@bcp council.gov.uk>
Subject: Brew house and kitchen extended license

Sir I live at [REDACTED] Southbourne Road which is directly behind this bar. There is no way I agree to a late licence with music etc. This bar is very near to a large residential area and neither I or my neighbours want a late bar with all the associated noise that will involve. Regards Georgina Godfrey

OBJ REP # 8

From: Alex Lancaster [REDACTED]
Sent: 03 December 2025 11:14
To: Licensing Com <licensing@bcp council.gov.uk>
Subject: LA03 Premises Licence Application 232841 - Brewhouse and Kitchen - Southbourne

Dear Sir/Madam,

I am writing to lodge a formal representation objecting to the above premises licence application, which seeks to extend the weekend opening hours of Brewhouse and Kitchen, Parkwood Road, Southbourne from 1:00am to 3:00am at the weekends.

I live at [REDACTED] Parkwood Road, and I am directly affected by noise and disturbance associated with the pub's current late-night opening hours. Extending the operating hours by a further two hours will, in my view, undermine the following licensing objectives:

1. Prevention of Public Nuisance

Late-night noise: Patrons leaving the premises currently create significant noise in the street—loud conversations, shouting, car doors slamming, and taxis arriving late at night. Extending opening hours to 3am is likely to increase this disturbance well into the early morning, impacting my ability to sleep and enjoy my home.

Outdoor noise spill: Even when the pub attempts to manage noise, sound naturally travels in the quiet early-morning environment. Extending hours would exacerbate this.

Residential setting: The premises are situated in a predominantly residential street. Additional late-night activity is incompatible with the area and unreasonable for residents.

2. Prevention of Crime and Disorder

Increased likelihood of anti-social behaviour: Later closing times often correlate with higher incidences of alcohol-related disorder, arguments, littering, and disruptive behaviour. I have already witnessed such issues occurring at current closing times.

Reduced public safety: Allowing patrons to remain longer may contribute to intoxication levels that pose risks to both customers and residents.

3. Protection of Children From Harm

The increased late-night disruption poses a negative impact on families and children living on this street, particularly due to sleep disturbance and exposure to drunken behaviour.

Conclusion

For the reasons outlined above, I strongly object to the proposed extension of opening hours. The existing 1am closure already causes disruption, and any extension would significantly worsen the impact on local residents.

I respectfully request that the Licensing Authority refuse this application in order to safeguard the wellbeing, comfort, and safety of those living in the vicinity.

Thank you for considering my representation.

Yours faithfully,

Alex Lancaster

OBJ REP # 9

From: Carla Bastow [REDACTED]

Sent: 03 December 2025 22:10

To: Licensing Com <licensing@bcp council.gov.uk>

Subject: Objection to Premises Licence Application – Brewhouse & Kitchen, 147 Parkwood Road, Bournemouth BH5 2BW

Objection to Premises Licence Application – Brewhouse & Kitchen, 147 Parkwood Road, Bournemouth BH5 2BW

Dear Sir/Madam,

I am writing to formally object to the premises licence application submitted by Brewhouse & Kitchen Limited for the property at 147 Parkwood Road, Southbourne, Bournemouth BH5 2BW.

This application seeks permission for on- and off-sales of alcohol, late-night refreshment, live and recorded music, and other entertainment activities until 03:00 on Thursdays to Saturdays, with opening hours extending to 03:00. I strongly oppose this proposal for the following reasons:

1. The premises are located in a predominantly residential area

Parkwood Road and the surrounding streets consist mainly of family homes and residential properties. Extending the opening hours until 03:00 introduces a level of late-night activity that is incompatible with the character of the neighbourhood. Residents should be able to expect peace and quiet during night-time hours.

2. Significant noise disturbance is inevitable

Allowing live music, recorded music and other entertainment until 03:00 will result in increased noise levels well into the early hours. Even with soundproofing measures, noise from amplified music and customers inside and outside the venue will travel through the surrounding streets, disrupting sleep and daily life for local residents.

3. Late-night dispersal of patrons will cause further disruption

The departure of large numbers of inebriated customers at 3am inevitably leads to raised voices, loitering, car noise, taxis arriving, and general disturbance. This will impact residents' wellbeing, sleep, and sense of safety. The proposed closing time poses an unreasonable burden on the community.

4. The extended hours are unnecessary and excessive

The existing licensing hours for similar venues in the area already provide ample opportunity for socialising and late-night activity. There is no clear community benefit to extending hours until 03:00, but there is a clear and foreseeable negative impact on local residents.

Sometimes proposals to allow extended hours for “residents and bona fide guests” or extra time on bank holidays are put forward to justify late-night licences. However, given the residential setting, there is no clear justification or community need for this level of late-night activity. We live in a primarily residential neighbourhood — the primary need is for rest and quiet, not for extended public drinking and entertainment.

Even if some limited flexibility might be considered (e.g., for private, small-scale events), the blanket permission to open until 03:00 (or even 05:00) — and to extend

hours on bank holidays — is disproportionate, unnecessary, and would likely result only in disturbance and nuisance for ordinary residents.

In summary, granting this licence variation would substantially undermine the licensing objectives of preventing public nuisance and protecting the wellbeing of those living nearby. I therefore request that the council refuse this application in full.

Thank you for considering my representation.

Yours faithfully,

Carla Bastow-Hart

██████████ Fenton Road

BH6 5EY

OBJ REP # 10

From: Becky Hawkins ██████████
Sent: 04 December 2025 00:17
To: Licensing Com licensing@bcpcouncil.gov.uk
Subject: Objection to Brew House extention

Hello

Im a resident on Seabourne Road and would like to object to the change of hours.

Its alwas been a bit noisy at closing times and when the Fez was open I could hear the music and vibrations at weekends in my flat.

Since the Dancing Jug has opened the noise levels have definitely gone up especially weekends. When everyone leaves they are obviously happy shouting and continuing having fun. You get the odd fight after closing time but not that often. Once everyone leaves some carry on shouting outside for a while befor they leave or head off to the kebab shop where they continue to be loud while waiting for food. I work 12 hour shifts in a care home, I don't really appreciate that the noise at night has increased and im being woken up and neither my son.

The path way to our flats in between the shops and public carpark is now being used as a public toilet and im sure will start to smell eventually. On a few occasions there have been used condoms in the alley too. Obviously I'm happy people are being careful but don't leave the used condom on the floor. There are young children that live in another flat so I've had to pick them up incase they touch them.

Sadly the flat I'm in wasn't built with good insulation or sound proofing and its waking up myself and son. If this application goes ahead I'd be very grateful of

some information about how to stop the noise. This is a rented property so I'm unable to do anything major.

I feel having a 3rd pub open with longer hours will increase the noise problem we already have. I can foresee in the summer months this being even worse as its noisier every day not just weekends when the weather is nice.

If people could just be more considerate when leaving I wouldn't have a problem. I think Southbourne has a great atmosphere and is such a good safe place to live.

Please can everyone take into consideration the people that live so close to this location when the application is being reviewed.

Thank you

Rebecca Hawkins

OBJ REP #11

From: Chris Chubb [REDACTED]
Sent: 04 December 2025 06:36
To: Licensing Com <licensing@bcp council.gov.uk>
Subject: Objection re brewhouse extended opening times

Hi I am not sure if this is the correct address to contact but I wish to state my objection regarding the extended opening times in southbourne. I have no issues to the early opening times however the extended opening times until 3am I feel is unjust. All this will encourage excessive drinking , I live on Parkwood road where the brewhouse exists and this will increase noise within a residential area. I understand a previous extended times have been used in the past and from what I understand from neighbours there was an increase in fighting, adolescent behaviour including using our gardens as toilets

Regards

Chris

OBJ REP #12

From: [REDACTED] [REDACTED]
Sent: 03 December 2025 22:10
To: Licensing Com <licensing@bcp council.gov.uk>
Subject: Representation Opposing the Application to Extend Licensing Hours and the Brewhouse and Kitchen

Re: Representation Opposing the Application to Extend Licensing Hours at the Brewhouse and Kitchen - Southbourne 147 Parkwood Road, Bournemouth, BH5 2BW

Dear Sir/Madam,

I am writing to submit a formal representation in opposition to the application by Brewhouse and Kitchen - Southbourne to extend its licence to allow live music, recorded music, dance, films and the sale of alcohol until 3:00am three days a week (Thursday to Saturday) and 1am on the other four days, and an extension of 1:30 hours on bank holidays.

I live in close proximity to the premises, and I am extremely concerned about the significant and detrimental impact this extension would have on the local community. The Brewhouse is situated in a residential area, and extending the operating hours would inevitably increase noise, disturbance, and antisocial behaviour late into the night.

At present, noise from customers leaving the premises, as well as amplified music, can already be heard within nearby homes, particularly during weekends. Extending these activities into the early hours would seriously disrupt residents' sleep and daily lives. Many households include families with young children, elderly residents, and individuals who must wake early for work. Excessive late-night noise and foot traffic would cause ongoing stress and discomfort for those living nearby.

Additionally, later alcohol service may increase the risk of late-night disorder, including shouting, property damage, littering, and other forms of nuisance behaviour. Experience from current opening hours suggests these issues are likely to worsen if trading continues until 3am.

This application directly undermines the licensing objectives relating to the prevention of public nuisance and the protection of children from harm. The extension is not compatible with the character of the local area, which has already been negatively impacted by the opening of The Dancing Jug nearby.

For these reasons, I respectfully request that the Licensing Team at BCP Council refuse the application in full.

Thank you for considering my representation.

Yours faithfully,

[REDACTED] (local resident [REDACTED] Fenton Road, BH65EY)

OBJ REP #13

From: David Lewis [REDACTED]
Sent: 03 December 2025 21:57
To: Licensing Com <licensing@bcpcouncil.gov.uk>
Subject: Objection - Brewhouse & Kitchen Hours

Licensing Team
Bournemouth, Christchurch and Poole Council
Town Hall Annexe
Bournemouth BH2 6EA

Dear Licensing Team,

I am writing to formally object to the proposed opening hours for the Brewhouse and Kitchen at 147 Parkwood Road, Bournemouth, as detailed in the recent application for a premises license. The requested hours of operation from 7 AM to 3 AM are excessive and incompatible with the surrounding residential area, which is home to many families.

The late-night opening hours would likely result in increased noise and disturbances in the vicinity, particularly during the early morning hours. Research indicates that establishments serving alcohol past 1 AM can lead to higher instances of antisocial behavior, including noise complaints and public disturbances. In various UK towns, areas with licensed venues operating late into the night have reported a rise in crime and disorder, affecting the quality of life for local residents.

Moreover, many families reside in this locality, and the proposed hours would disrupt their peace and safety. It is essential to consider the well-being of the community, especially in an area where children and families live. We urge the council to prioritise the needs of local residents and reconsider the suitability of these extended hours.

Thank you for considering this matter seriously.

Sincerely,

David Lewis

[REDACTED]
Bh52eh

OBJ REP #14

From: Charmaine Emmett [REDACTED]

Sent: 03 December 2025 21:56

To: Licensing Com <licensing@bcp council.gov.uk>

Subject: Formal objection to licensing application for Brewhouse and Kitchen 147 Parkwood Road, Southbound BH5 2BW

Dear Sir/Madam,

I am writing to formally object to the licensing application for Brewhouse and Kitchen, located at 147 Parkwood Road, Southbound BH5 2BW, made on 14/11/2025. I am a local resident and have concerns regarding this application. My objection is based on the following grounds, in relation to the two licensing objectives:

1. Prevention of Crime and Disorder: I live a road behind the premises and feel deeply concerned about the approval of the requested new opening times, music and alcohol served. This does not fit in with the community feel of Southbourne. The new longer and later opening times and live or recorded music will cause annoyance and disruption for the neighbouring housing. Increasing public disorder, noise, vandalism, and illegal parking from patrons.
2. Prevention of Public Nuisance: I have concerns about the noise from patrons leaving the premises and noise outside the venue which the patrons could make, including the amplified music. The location of the premises is in a heavily built up residential area with local schools near by, with young families. This license will cause more negative issues and negatively impact the local area if approved, and does not fit in with the local community.

I request that the Licensing Committee consider these objections and ensure that the licensing objectives are upheld.

Yours faithfully,
Charmaine Emmett.

Southbourne Road
Bournemouth
BH6 5AR

OBJ REP #15

From: Maria Crane [REDACTED]
Sent: 03 December 2025 20:21
To: Licensing Com <licensing@bcpcouncil.gov.uk>
Subject: Brewhouse and Kitchen

To whom it may concern

Having just read on the Southbourne Facebook group that the Brewhouse and Kitchen are applying for a license to open until 3 am, I am horrified by the idea and would like to object to the license being given. I am a local resident and having a license until 3 am will cause noise pollution and attract undesirable customers who will no doubt then spill out onto the local area in the early hours. This is NOT Bournemouth town centre!!!! Southbourne prides itself on being a quieter and cleaner area, where people can live in peace. The rent charges and house prices reflect this. It is one of the few places left not to be invaded by drunken louts and the troubles that then develop as a result. Please keep Southbourne free of this "Party all night" culture.

Yours truly
Miss Maria Crane

OBJ REP #16

From: Anonymous – Resident of Parkwood Road
Sent: 03 December 2025 20:12
To: Licensing Com <licensing@bcp council.gov.uk>
Subject: Brewhouse & Kitchen license objection

Dear Sir/Madam,

I am writing on behalf of my mother, [REDACTED], who lives at [REDACTED] Parkwood Road, within the immediate vicinity of the premises. She is 89 & lost her husband this year. She is in a vulnerable condition & has been extremely anxious about the proposal to extend the opening hours. Due to disability she lives downstairs in her home, at the front of the property. It is inevitable that customers of the pub will be leaving the pub at all hours & waking her up through the night with noise & potentially antisocial behaviour. It is simply not fair & totally unnecessary. I have spoken to several of her neighbors & all are unanimous that they are strongly against the extended opening. For my mother the application to extend the opening poses an unreasonable risk to her health & wellbeing & I hope the council will not allow this to proceed.

Sincerely,

Anonymous

OBJ REP #17

From: Tara Blair [REDACTED]
Sent: 03 December 2025 19:46
To: Licensing Com <licensing@bcpcouncil.gov.uk>
Subject: 232841 Brewhosue and kitchen Southbourne

I would like to put forward an objection to the 3am closing request. As a Southbourne resident and with many people living above the shops and around this area I am concerned for several reasons

There is evidence of past issues of drunk and disorderly individuals, later drinking time will just increase this issue.

History of noise complaints, litter, anti-social behaviour e.g public urination, fighting, shouting, or crime associated with its patrons leaving the venue.

Its proximity to residential as its adjacent to residential street with residents living above concerns about late-night noise has already been raised and disruption are considered relevant to the "prevention of public nuisance". later closing times will only make issue worse

Lack of control measures the applicant fails to propose effective conditions in their operating schedule to mitigate potential problems arising from the extended hours . E.g patrons will still be drinking and smoking in outside areas causing disruption noise nothing has been added how they will mitigate the issue

Lastly safety residents patrons 'leaving' when a bar closes tend to hang around for some time if it closed at 3am patrons could be in area for few hours later due to inebriation. Can you guarantee people safety going past someone still drunk first think in the morning

This is why we avoid Bournemouth center and Boscombe. This is not in keeping with the atmosphere of Southbourne and why people move here. Please do not devalue Southbourne

Kind regards Tara Blair

OBJ REP #18

From: Pam Hutcheson [REDACTED]

Sent: 04 December 2025 12:32

To: Licensing Com <licensing@bcp council.gov.uk>

Subject: Application for premises licence from Brewhouse and Kitchen - Southbourne, 147 Parkwood Road. BH5 2BW

I live at [REDACTED] Parkwood Road BH5 2BT.

I would strongly object to a closing time of 3am for revelry and live music at the above public house. Not only do these events have microphoned sound, so their noise is usually shared with us, but when partygoers leave, they show scant regard for the peace and enjoyment of local residents. Their excitement and laughter often continue as they pass our homes late at night.

Please do not grant this application.

P Hutcheson

OBJ REP #19

From: Lisa young [REDACTED]

Sent: 04 December 2025 21:12

To: Licensing Com <licensing@bcp council.gov.uk>

Subject: Objection to Brewhouse & Kitchen application for a premises licence

To whom it may concern.

I am writing to object about the new early and late (3am) closing times applied for by The Brewhouse & Kitchen Bar in Southbourne.

I live on Deans Road next to the establishment, and already customers of the Brewhouse park across our garage doors constantly.

We often have to go into the bar to look for the car owners to move their vehicles so the residents of the 5 flats in the building can get in or out of our own indoor garage. It is a constant issue.

The noise will also be an issue. There are residents all around the bar and it is already loud enough and busy with cars, especially on the weekends. Any additional cars in the area will create a major issue.

We paid the council to have a white line painted across our double-door garage and it's practically worn away because of the high volume of cars parking on it and driving across it.

We have 6 large signs on our garage doors and still people park across the doors. Sometimes they don't come back for the weekend and we can't move their cars. The police won't move the cars, and all we can do is call the council who send a team out to give the car a ticket.

I should add that the abuse we get from people who park over our building garage doors when they are asked to move is appalling. They seem to feel It's their right to park there and we have to deal with the abuse.

I absolutely am against the bar remaining open to 3am and becoming a hotel with additional customers and nowhere for their clients to park.

Pleas advise.

LISA YOUNG

OBJ REP #19 CONTINUED

From: Lisa Young [REDACTED]

Sent: 08 December 2025 11:07

To: Tania Jardim <tania.jardim@bcp council.gov.uk>

Subject: Re: Objection to Brewhouse & Kitchen application for a premises licence

Dear Tania,

Thank you for your response.

I would like to make another objection regarding noise as you suggested in your email.

In my previous email I described my concern over parking and the Brewhouse.

I would like to also say that we have a number of people coming out of the nearby bars drunk and displaying loud and crude behaviour. The people come from a number of establishments in the area including the Brewhouse.

Our front door porch to [REDACTED] Deans Road is regularly used as a convenient place for those people to urinate... it's disgusting and unhealthy. They also urinate and talk loudly in the gravel lane adjacent to my building, below the bedrooms of our flats, again people seem to find this quiet lane a convenient place to urinate and have loud conversations late at night

This issue will only worsen if there are more people coming to the Brewhouse. The noise of the additional cars parking in the area (we are SWAMPED with cars) engines starting,

car doors banging, its an overloaded, one block-long street that can't take anymore traffic or noise.

As I mentioned before, we are already CONSTANTLY blocked from getting into or out of our building/garage with cars parked over our garage doors, and then the verbal abuse from people coming out of the bars when we ask them to move.

The amount of stress it causes on a regular basis is unhealthy. As I said before, we paid the council to paint a white line, but this line is fading fast due to the large amount of vehicles driving over it and parking on it.... it is wearing out.

I have spoken to the other residents of my building and will have to apply for double yellow lines to be painted across our building, because the problem is bad.

Please advise.

Lisa Young

OBJ REP #20

From: Vikki stigar [REDACTED]

Sent: 06 December 2025 07:29

To: Licensing Com licensing@bcpcouncil.gov.uk

Subject: Objection to Brew house and Kitchen licence application

Hi

As a resident on parkwood road, we are already impacted by brewhouse and kitchen late opening hours from being woken up at 1am as late night drinkers are never quiet leaving an establishment, waking my young daughter, glasses being left in the street sometimes broken and people relieving themselves in our gardens. Just last night my drive way was blocked by someone going to the pub meaning I couldn't park with impacted me and my young child in this awful weather.

Please consider the tax paying residents some older generations and some with young families being woken up when reviewing the application and decline their request.

Thanks

Victoria Stigar

OBJ REP #21

Mr & Mrs Greenwood

[REDACTED] Parkwood Road

Bournemouth

BH5 2BN

Date: 6 December 2025

Licensing Team
Bournemouth, Christchurch & Poole Council

**Re: Representation Opposing the Premises Licence Application (Ref 232841)
for Brewhouse and Kitchen, Southbourne**

Dear Licensing Team,

I am writing to make a formal representation objecting to the recent premises licence application submitted by Brewhouse and Kitchen, Southbourne. I wish this objection to be considered valid under the Licensing Act 2003, specifically in relation to the licensing objective of:

— The Prevention of Public Nuisance

I live on Parkwood Road, less than 100 metres from the premises, and my property is directly affected by the noise generated late in the evenings. I have been a resident here for over ten years and have experienced a noticeable deterioration in noise levels since the venue opened, especially during busy evenings and weekends.

Grounds for Objection

1. Existing Noise Issues and Likely Worsening

Even under the current operating hours, noise from patrons has already caused repeated disturbance. Examples include:

- Noise from events, such as live music escaping the premises
- Loud groups congregating on the pavement after closing time, often talking, shouting, and swearing.
- Customers leaving the premises noisily late at night, particularly on Thursdays, Fridays, and Saturdays.
- Noise carrying clearly along the road and into neighbouring residential streets due to the quiet nighttime environment.

These disturbances frequently occur between 23:00 and 00:30, and on several occasions I have been woken after midnight. Please understand that I am not making a complaint about the current situation. I have made complaints in the past when noise was getting out of hand, but improvements were made and I accept the current situation due to the benefit this great pub has on our area. However, extending the operating hours into 01:00–03:00 will inevitably push these disturbances further into the early hours, when background noise is at its lowest and sleep disruption is most severe.

2. Late-Night Dispersal Noise

The end-of-night dispersal period is already problematic. Regular issues include:

- Groups lingering outside the entrance before heading home
- Taxis arriving and honking or causing door-slammimg noise
- Raised voices as groups “wind down” from drinking
- Occasional anti-social behaviour, including shouting and arguments

Extending the sale of alcohol and entertainment beyond midnight would significantly increase this risk and adversely affect the residential character of the area.

3. Noise From Events, Including Live Music

The premises regularly hosts events such as live music, themed nights, and sporting events. Noise from amplified music, especially low-frequency bass, has been audible from within my home even with windows closed. On several occasions, music has been clearly heard late into the evening, disrupting sleep and causing significant disturbance.

Increasing the hours in which regulated entertainment can take place—particularly until 01:00–03:00—would greatly worsen this issue. Such events generate both direct noise

from music and secondary noise from excited crowds, cheering, and movement in and out of the premises.

4. Insufficient Mitigation Measures

The application does not demonstrate adequate measures to prevent noise nuisance. In my experience, existing controls have not been sufficient to prevent disturbance, and no clear evidence has been presented that the proposed extended hours can be managed without significant adverse impact on residents.

Request to the Licensing Authority

I respectfully request that the Licensing Sub-Committee refuse the application in its current form;

Conclusion

The proposed extended hours present a clear and foreseeable threat to the Prevention of Public Nuisance licensing objective. Based on existing noise levels and the predictable impact of later hours, I strongly object to the granting of this application.

Please confirm receipt of this representation and inform me of the hearing date or any further steps required.

On an unrelated matter I would like to state that restricting the application record to only allow viewing between 09:00 and 16:00 Monday to Friday discriminates against those who work full time. This is not acceptable. Applications can and should be viewable at all times via your website. Please make the appropriate changes to allow this in future?

Yours faithfully,
Mr and Mrs Greenwood

OBJ REP #22

From: Chris & David [REDACTED]
Sent: 06 December 2025 13:12
To: Licensing Com <licensing@bcp council.gov.uk>
Subject: Brewhouse and Kitchen application. 232841

We object to this application for increasing the hours of the above establishment. This is a residential area and the noise level of people leaving as it is, is bad enough, often including people shouting and in some cases actually screaming at each other! Please do not allow an increase in the opening times as it will effect the quality of life for not only ourselves but many families living in Parkwood Road and surrounding areas.

We would appreciate a response to this email to show that it has been received and acknowledged.

Yours sincerely
David Moss and Christine Elmes
[REDACTED] Parkwood Road BH5 2BN

OBJ REP #23

From: Frank Bayes [REDACTED]
Sent: 06 December 2025 13:12
To: Licensing Com <licensing@bcp council.gov.uk>
Subject: Brewhouse and Kitchen Southbourne

Hi

Ref Application 232841

I wish to object to the proposed extended opening hours for the Brewhouse and Kitchen.

I have lived at [REDACTED] Parkwood Road since 1986, and have suffered because of late opening, including when the premises were called The Malt and Hops.

Our road and Woodside Road are the natural exits to Boscombe from the premises.

I have witnessed, including my own house, drunks using gardens as a toilet, as well as in the street.

On one occasion I was woken by a drunk throwing gravel at my bedroom windows as he thought he had arrived home and was locked out

I had my car written off when it was SORN off the road, while I was renovating it for the MOT, parked on my property, when a drunk, damaging cars in the street at 2am, ended up jumping up and down on my car causing irreparable damage.

I am sure many other local people, who may not be aware from the single small A4 sign in their window, that this is proposed, would object.

Sincerely

Frank Bayes
[REDACTED] Parkwood Road
Bournemouth
BH5 2BT

OBJ REP #24

From: Paul Featherstone [REDACTED]
Sent: 06 December 2025 13:55
To: Licensing Com <licensing@bcp council.gov.uk>
Subject: Brewhouse and Kitchen - Southbourne - Reference 232841

To Whom It May Concern,

We are writing to formally object to the above application to extend the licensing hours of the Brewhouse and Kitchen in Southbourne.

While we support the business itself and have enjoyed what the establishment offers, we cannot support the proposed extension of hours due to the impact it would have on our health and wellbeing. We live in close proximity to the premises, in the centre of a heavily residential area. Since the opening hours were last extended and particularly over the past year, we have experienced several significant disturbances related to late night activity.

We have regularly been affected by loud music late at night, which has interfered with our sleep, and we have been relieved when it stops. Additionally, our doorway has repeatedly been used as a toilet. We have had to deal with shouting, fighting, and general disorderly behaviour outside our home, as well as instances of vomit being left on our doorstep.

On one occasion, a large group of people congregated directly outside our property late at night for a considerable amount of time. Their arguing and noise woke us up, causing considerable distress.

We are not killjoys by any stretch of the imagination; we fully understand that people want to socialise and have fun, and we can tolerate a reasonable level of inconvenience. However, we feel this should not come at the expense of residents' peace, health, and sense of security.

These issues have already had a negative impact on our quality of life. Extending the licensing hours further into the morning would, in our view, exacerbate the situation further and be an unacceptable imposition.

For these reasons, we respectfully request that the application to extend the licensing hours be refused.

Yours faithfully,

Paul and Sara

OBJ REP #25

From: Paul Stigar [REDACTED]

Sent: 07 December 2025 09:00

To: Licensing Com <licensing@bcp council.gov.uk>

Subject: Application reference: 232841 - Brewhouse and Kitchen - Southbourne

To whom it may concern,

As a resident on Parkwood Road, we are already impacted by brewhouse and kitchen late opening hours from being woken up at 1am as late night drinkers are never quiet leaving an establishment, waking my young daughter, glasses being left in the street sometimes broken and people relieving themselves in the road.

Whilst we enjoy nights at Brewhouse ourselves, this is a pub in a residential area and a 12 / 1am closure is ample.

Just last night we had a large group stood outside our house very loud saying their goodbyes at closing time.

Please consider the tax paying residents, older generations and those with young families being woken up, when reviewing the application and decline this request.

Kind Regards

Paul Stigar

OBJ REP #26

From: Felicity Spence [REDACTED]

Sent: 07 December 2025 19:15

To: Tania Jardim <tania.jardim@bcp council.gov.uk>; Andrew Hill <andrew.hill@bcp council.gov.uk>; Licensing Com <licensing@bcp council.gov.uk>

Subject: Fwd: Re - 232841

Sorry meant 3am, as in my opinion it will ruin the area of Southbourne as a mostly residential area, we have just recently had the dancing jug open aswell in the area & is going downhill in my opinion. Litter, noise, parking etc

Thank Felicity

----- Forwarded message -----

From: **Felicity Spence** [REDACTED]

Date: Sun, 7 Dec 2025, 19:03

Subject: Re - 232841

To: <licensing@bcp council.gov.uk>

Cc: Tania Jardim <tania.jardim@bcp council.gov.uk>, Andrew Hill <andrew.hill@bcp council.gov.uk>

Good evening

As a local resident I wish to respond & I do not want this opening to 3pm as this will ruin the area of Southbourne in my opinion, as a mostly residential
Thanks Felicity

OBJ REP #27

From: Colleen Hopkins [REDACTED]
Sent: 09 December 2025 17:27
To: Licensing Com <licensing@bcp council.gov.uk>
Subject: Application 232841 - Brewhouse and Kitchen

Dear Sirs,

I would like to object in the strongest possible terms to this application.

I live at [REDACTED] Parkwood Road and the current hours of opening are quite late enough to have noisy revellers to make their way home. To extend these hours is very unsocial in an otherwise quiet residential road. The longer hours available for drinking will inevitably lead to louder and even more unruly behaviour.

I would urge councillors to reject this application.

Kind regards,

Colleen Hopkins

OBJ REP #28

Ross Blakemore
[REDACTED] Parkwood Road
Bournemouth
BH5 2BN

[REDACTED]
09/12/2025

Licensing Team
BCP Council Civic Centre
Bourne Avenue
Bournemouth
BH2 6DY
Email: licensing@bcp council.gov.uk

Re: Objection to Premises Licence Application – Brewhouse & Kitchen,
Southbourne

Reference: 232841
Premises Address: 147 Parkwood Road, Bournemouth BH5 2BW

Dear Licensing Team,

I am writing to formally object to the above premises licence application, submitted on 14 November 2025, on the grounds of the Licensing Act 2003 and the four licensing objectives.

While Brewhouse & Kitchen is a valued local venue, the proposed extension of hours for live music, recorded music, performances of dance, films and the supply of alcohol—running until 03:00am raises serious concerns for the local community.

My objections relate to the following licensing objectives:

1. Prevention of Public Nuisance

The premises is located in a predominantly residential area, with many families, students and elderly residents living nearby. Extending activities such as live music, recorded music and alcohol sales until 03:00am will inevitably:

- Increase late-night noise from customers leaving the premises.
- Increase outdoor noise, including smoking areas and dispersal noise.
- Create sleep disturbance well into the early hours, particularly during weekdays.
- Compromise the ability of residents to enjoy their homes peacefully.

This represents a significant departure from the current character and quiet-hours expectation of the neighbourhood.

2. Prevention of Crime and Disorder

Extended trading hours, especially until 03:00am, are strongly associated with:

- Higher incidences of antisocial behaviour and rowdy conduct.
- Increased street drinking and intoxication-related disorder.
- Greater pressure on local police resources.

The premises already attract a large number of patrons; extending alcohol service and entertainment hours is likely to exacerbate challenges around public order in the area.

3. Public Safety

Large numbers of people leaving the premises at 01:00am-03:00am would result in:

- Increased foot traffic along residential streets.
- Greater risk to pedestrians and road users, particularly in an area with narrow pavements and limited late-night lighting.
- Higher likelihood of noise, confrontation or unsafe behaviour.

4. Protection of Children From Harm

This area is home to many families with young children. Late-night noise and potential disorder in the early hours risk:

- Disturbed sleep for children.
- Increased exposure to alcohol-related behaviour.
- Reduced sense of safety for families walking locally after dark.

Summary

The proposed extension of licensing hours is excessive and disproportionate for a residential neighbourhood. It is highly likely to undermine several of the licensing objectives, particularly those relating to public nuisance and crime and disorder.

I therefore respectfully request that BCP Council refuse this application or significantly limit the proposed hours to protect the welfare, safety and peace of local residents.

Thank you for considering my objection. I would be grateful for confirmation of receipt.

Yours faithfully,

Ross Blakemore

OBJ REP #29

From: Kate Evans [REDACTED]
Sent: 10 December 2025 18:47
To: Tania Jardim <tania.jardim@bcpcouncil.gov.uk>; Licensing Com <licensing@bcpcouncil.gov.uk>; [REDACTED]
Subject: Application 232841 brewhouse and kitchen southbourne

We are writing to you in relation to the application to extended the opening hours to the above establishment.

We live opposite the Brewhouse and Kitchen, and have already experienced a significant increase in antisocial behaviour associated with these premises. We endure late night shouting, as well people urinating and vomiting in the carpark and back entrance to the pub. We have also noticed an increasing number of suspected drug deals taking place in these same areas.

The establishment currently has a 10pm cut off time for customers to use the beer garden, yet this is not being adhered to. We can provide evidence of this if required.

The noise level also has increased dramatically since the new landlord took over. There appears to be little or no management of the noise from either the clientele and premises. While neighbours have complained and the music sometimes gets turned down, on most occasions customers simply raise their voices over it. Members of the neighbourhood had to go across in their pyjamas to request the noise to be reduced.

We have been woken up on numerous occasions after 1am of people shouting, arguing and swearing and other appalling behaviour.

We are not opposed to special events or occasional extensions, such has New Year's Eve, however the establishment must ensure that its clientele leave the area quietly. This is not currently happening.

This is a residential neighbourhood and should be treated as such. We already compromise significantly with the named establishment. They are unable to abide by the 10 pm cut off in their beer garden and do not seem to be aware of the misuse occurring to the rear of the property. Extending their license hours would only exacerbate the existing issues. This location is not in a town centre and the impact on the surrounding residents is substantial.

We were promised when the current owners took over, we were assured they would work with the neighbours, however, this application does not reflect that commitment.

The situation has become upsetting, worrying and in some cases genuinely depressing for the residents who have lived here for more than 20 plus years. The thought of further disturbance resulting from an extended licence is extremely concerning. We have already

witnessed a decline in the area as a result of the current clientele behaviour and if this extension is approved, we fear our neighbourhood will become one where resident's wellbeing and quality of life are not considered.

We respectfully ask that you take our comments and lived experiences into account when you are reviewing this application.

Kind regards
Kate and Jamie Evans

OBJ REP #30

From: Joshua Pike-Smith [REDACTED]

[REDACTED] December 2025 12:37

To: Licensing Com <licensing@bcp council.gov.uk>

Subject: Representation regarding Brewhouse & Kitchen licence application

To whom it may concern,

I am against the extended licencing that has been requested by the Brewhouse and Kitchen (B&K), Southbourne. They already are a public nuisance by playing music into their garden area that can be heard in nearby residences and gardens, even throughout the winter when no one is using the area. I imagine this application comes in direct contention with the Dancing Jug that has opened nearby. However, the B&K is located near more housing, and this will only lead to families being disturbed by customers spilling out noisily at 3am. They can't do much about loud clientele once they're off the pub boundary. Some people also have to work on Saturday and Sunday, and appreciate not having to listen to music until unearthly hours in the morning.

Regards,
J. Pike-Smith
[REDACTED]

[REDACTED] Deans Road,
Southbourne
BH5 2DA

OBJ REP #31

LICENSING ACT 2003 – REPRESENTATION FORM

Personal Details

Name: ANONYMOUS

Address: [REDACTED] Beresford Road, Southbourne,

Town: Bournemouth

Postcode: BH6 5AA

Email: [REDACTED]

Contact telephone Number: [REDACTED]

Premises Details (Please give as much information as possible)

Application Ref: 232841

Name of Premises: Brewhouse and Kitchen - Southbourne

Address of Premises: Brewhouse and Kitchen - Southbourne 147 Parkwood Road
Bournemouth BH5 2BW

Reasons for Representation. Please, give information under the relevant Licensing Objective. (Please note you are not required to complete all the boxes unless you feel it is relevant.)

The Prevention of Crime and Disorder:

Having alcohol sales extended from 23:00 until 03:00, plus the potential of Non-Standard Timings for a further extension of 1:30hrs on the day of a Bank Holiday, and to the start of

permitted hours on New Year's Day on New Year's Eve will encourage longer drinking times, and antisocial behaviour.

This can encourage extremely dangerous binge drinking, which will cause harm to both customers, employees, emergency services and residents.

Crime:

There is already a high number of serious and violent crimes listed on the Dorset Police Crime Map within the boundary where the Brewhouse and Kitchen is situated, and additional late night licensing and alcohol sales are incredibly likely to have a direct impact on the number of crimes and victims in the local area. <https://www.police.uk/pu/your-area/dorset-police/bournemouth-east-east/?yourlocalpolicingteam=about-us&tab=crimemap>

Local residents including myself will be concerned about witnessing or experiencing any possible drunk and disorderly behaviour or violence when walking past to our local amenities. I need to walk past to get to my local bus stop and train station (and all local services).

The Prevention of Public Nuisance:

A licensing agreement that includes a 3am close will include":

- Drunk and disorderly behaviour
- Rowdy behaviour and swearing

- Noise nuisance
 - Noise from recorded or live music, including karaoke until 3am.
 - Noise from customers outside smoking, calling taxis, loitering on street, waiting for taxis, shouting, arguing, fighting, swearing until past 3am.
 - Noise of people being refused entry or asked to leave, and not leaving quietly until past 3am.
 - Emptying bins and bottles late at night or early morning

As this is a late night bar, the longer opening hours will see an increase in litter in the local area, from cigarette butts, rubbish from customers at the venue or shortly after leaving, and possible bins getting emptied at antisocial hours. The venue is also just a few metres away from the entrance to Fishermans Walk, which runs events through

<https://parksfoundation.org.uk/events/> to engage the local community with nature, and improve overall well being. Having such a noisy, boozy venue in such close proximity will have a detrimental impact on these events and community engagement.

There are many cafes and community initiatives in southbourne which may be detrimental impacted, including the stable family home trust (<https://sfht.org.uk/evolve/>) which is located across the road just a few metres away at 53-55 Southbourne Grove, BH6 3QU, This is a day opportunity for vulnerable adults and adults with learning difficulties. The inevitable noise, and rowdy and drunk and disorderly behaviour from the Brewhouse and Kitchen during the day may have a detrimental impact to the wellbeing of the service users here.

The Brewhouse and Kitchen are currently developing 14 B&B which are either standard Double Rooms or Family Rooms, situated on the first floor of Brewhouse and Kitchen. This could be approx 30 guests or more (including children) who would be impacted by public nuisance: <https://www.brewhouseandkitchen.com/venue/southbourne/#rooms>

Public Safety:

Enabling the sale of alcohol up to 3am is irresponsible and detrimental to health. It is a high volume drinking establishment which will cause risks to health. It can be life threatening, and will put additional strain on both Bournemouth Hospital, BCP NHS services and emergency services.

Binge drinking poses a significant risk to individuals, both from an individual health perspective and potential impact to those around them. They may be at risk of acting out of character, and customers may also be more vulnerable due to intoxication. There will of course be a higher risk of recreational drug use and a venue that brings a huge number of people together drinking excessively for long periods 7 days a week.

It is also likely that there would be a significant increase in the number of customers in an intoxicated state.

The proposed Southbourne venue is located on the main Southbourne High Street which is a high volume road traffic junction of 30mph, also in very close proximity to a number of bus

stops and two other high volume junctions between Southbourne Grove and Wentworth Avenue, and Wentworth Avenue and Southbourne Lane West, Southbourne Road and Parkwood Road. Customers may be at serious harm from all traffic at 30mph, especially if trying to cross the road, rushing for a bus, or simply stepping off the pavement.

With high volumes of customers entering or exiting the venue, in addition to those standing outside smoking, it will impact the pavement width for other pedestrians, and may put them at risk.

There are extremely limited safe and legal places for taxis to park to pick up or drop off customers. This can also further add to noise pollution for the local residents.

1 Beaufort Road, Southbourne, Bournemouth, Dorset, BH6 5AJ is just a few meters away, and provides specialist residential care services for people with learning disabilities, caring for adults under 65, care for people with physical disabilities and care for people with sensory impairments. This may also be detrimental to their physical access to Southbourne highstreet. In the application it states that the venue is seeking live music and recorded music up until midnight and 1.30am (depending on the day), which includes karaoke. This level of noise pollution at night may impact both the residents, and the front line workers who will need to have appropriate rest breaks during and between shifts.

The Brewhouse and Kitchen are currently developing 14 B&B which are either standard Double Rooms or Family Rooms, situated on the first floor of Brewhouse and Kitchen. This could be approx 30 guests or more (including children) who would be impacted by drunk and disorderly behaviour:

<https://www.brewhouseandkitchen.com/venue/southbourne/#rooms>

The Protection of Children from Harm:

There will be a risk to underage drinkers if they get into the Brewhouse and Kitchen/not challenging under 25. Such a high volume establishment may have a higher concentration of younger people attempting entry. Also if they are refused entry, they may be at risk on their own on the streets at night as they try to navigate returning home.

There is a huge risk of noise disturbances impacting local children residents from the noise of the venue and its customers. Beresford Road is a wholly residential road, with many families including children living on the road. Steadman Road directly behind the Brewhouse and Kitchen includes Lacey Court and Jacob's House which are both large housing developments with many residents and children.

Having a licence which permits opening times until between 11pm and 1am on Sunday-Wednesday nights, and until 3am on Thursday, Friday and Saturday nights, with later noise due to taxis and people walking away from the venue. This will be detrimental to their sleep, their health, their education and their overall wellbeing.

As there will be either a smoking area or smoking on the streets, alongside a possible outside drinking area on a busy road that children will walk past and live in close proximity too or even have gardens in close proximity too, there is a huge risk of children passive smoking.

There are a number of Children's Homes in close proximity to the Brewhouse and Kitchen location, including: <https://www.beaufortcaregroup.co.uk/homes/new-park/> which houses vulnerable children. There is another Children's Home in Southbourne:

<https://www.beaufortcaregroup.co.uk/homes/beaufort/>.

Children living under the care of Beaufort Care Group are extremely vulnerable children and having a licence which permits opening times until between 11pm and up to 3am, may be further detrimental to their sleep, their health, their education and their overall wellbeing and will also be at risk of passive smoke if walking past and likely exposed to or witness drunk and disorderly behaviour and violence.

The Brewhouse and Kitchen are currently developing 14 B&B which are either standard Double Rooms or Family Rooms, situated on the first floor of Brewhouse and Kitchen.

This could be approx 30 guests or more (including children) who would be impacted by the noise: <https://www.brewhouseandkitchen.com/venue/southbourne/#rooms>

I do not wish my details to be in the Public Documents for the following reasons:

I am happy to attend any future meetings or hearings in person, but I am concerned that I will be named on facebook or publicly as I have researched so much information about this and am strongly against the application. I also feel my personal details and address being listed on any representations or council website will be detrimental to my personal safety. Do not share my name, address, email address, date of birth, phone number, or any other personal information.

I have also seen a post on Sobo Facebook page where someone highlighted this planning application to make a representation and they currently have so many negative comments directed at them for highlighting this.

I declare that the information I have provided is true and correct.

Signed Dated 11th December 2025

OBJ REP #32

From: Councillor George Farquhar <George.Farquhar@bcpcouncil.gov.uk>

Sent: 10 December 2025 23:41

To: Licensing Com <licensing@bcpcouncil.gov.uk>

Cc: Councillor Eleanor Connolly <Eleanor.Connolly@bcpcouncil.gov.uk>

Subject: Objection: Brewhouse & Kitchen ref 232841

I have been requested by residents to make an objection to the application 232841 Brewhouse and Kitchen - Southbourne.

This objection will be on the grounds that extending the licensable activities until 3am Thursday to Saturday, may undermine the Licensing Objective for the Prevention of Public Nuisance, effecting neighbouring residents in the peaceful enjoyment of their properties.

I am engaged to support with residents to make their public representation at a hearing of the Sub-licensing committee.

Bests
George



Cllr George Farquhar
Labour Councillor for Boscombe East &
Pokesdown Ward
[REDACTED]
George.Farquhar@BCPcouncil.gov.uk
bcpcouncil.gov.uk

OBJ REP #33

From: Kate Earl [REDACTED]

Sent: 12 December 2025 13:58

To: Licensing Com <licensing@bcpcouncil.gov.uk>

Subject: Brewhouse & Kitchen licensing application

Hi,

I would like to oppose the new application that the Brewhouse & Kitchen has submitted in November 2025.

The extended hours will potentially cause disruption and noise late at night to local persons, as this is an area that contains many domestic properties, not just business premises. They also play music that can be heard from quite far, and affects local properties. I would like to sit in my garden and not hear music from a pub, and feel I have a right to do so.

My address is [REDACTED] Southbourne Road, Bournemouth, BH6 5AE. I am happy for my name and email address to be made available to the applicants, but not my residential address. I also don't want my email address or home address published nor put on any publicly available documents due to having past issues with a stalker.

Kind regards,
Kate

OBJ REP #34

From: Sara Dowsett [REDACTED]

Sent: 12 December 2025 18:47

To: Licensing Com <licensing@bcpcouncil.gov.uk>

Subject: Representation Objecting to Premises Licence Application – Brewhouse & Kitchen Southbourne (Ref: 232841)

Dear Licensing Team,

I am writing to formally object to the premises licence variation application submitted by Brewhouse & Kitchen Limited for Brewhouse & Kitchen – Southbourne, 147 Parkwood Road, Bournemouth BH5 2BW, reference number 232841.

I live on a neighbouring residential road in close proximity to the premises, and my objection is made on the grounds of the prevention of public nuisance, which is one of the core licensing objectives under the Licensing Act 2003.

At present, noise from the premises, particularly music, is already clearly audible within our home, even with windows and doors closed. Bass levels travel significantly, especially during the evening and late at night, and regularly disturb sleep and the quiet enjoyment of our property. This disturbance is not isolated or occasional; it is recurrent and has a noticeable and ongoing impact on residents living in the surrounding streets.

The application proposes extending live music, recorded music, performances of dance, films, alcohol sales, and late-night refreshment until as late as 03:00, with further extensions on bank holidays and New Year's Eve. Given the existing noise issues, this extension would significantly worsen the impact on neighbouring residents by prolonging disturbance into the early hours of the morning. At these times ambient noise levels are low and residents have a reasonable expectation of peace and quiet within their homes.

Of particular concern is the proposed extension of live and recorded music until 03:00, which presents a clear and increased risk of noise nuisance. There is also concern about the cumulative effect of late-night alcohol sales, which typically lead to louder patron behaviour, raised voices outside the premises, and additional disturbance as customers leave the venue. This is especially problematic given the residential character of the surrounding area, which is not suitable for late-night entertainment activity of this intensity and duration.

The application does not, in my view, adequately demonstrate how noise breakout will be prevented or how disturbance to neighbouring homes will be mitigated, particularly when issues are already being experienced under the current licence. Extending operating hours before existing problems are properly resolved would be unreasonable and contrary to the licensing objectives.

I respectfully request that the Licensing Authority refuses the proposed extension of hours, particularly in relation to live and recorded music. If the application is not refused in full, I ask that strict and enforceable conditions be imposed, including reduced hours, effective

sound-limiting measures that are independently monitored, and robust controls on customer dispersal late at night.

Residents - including many young children - should not be expected to endure worsening noise levels and sleep disruption in order to accommodate extended commercial activity, particularly where the current operation already causes disturbance.

Thank you for considering this representation. I trust that the Licensing Authority will give proper weight to the impact on local residents and will act to uphold the prevention of public nuisance.

Best wishes.

Sara Dowsett.

Dr Sara Dowsett (she/her/hers)

[REDACTED]

[REDACTED]

[REDACTED]

OBJ REP #35

From: adam dowsett [REDACTED]

Sent: 12 December 2025 18:52

To: Licensing Com <licensing@bcp council.gov.uk>

Subject: Objection to Premises Licence Variation Application – Brewhouse & Kitchen Southbourne (Ref: 232841)

Dear Licensing Team,

I wish to submit a formal representation in objection to the application to vary the premises licence for Brewhouse & Kitchen Southbourne, located at 147 Parkwood Road, Bournemouth BH5 2BW, under reference number 232841.

I am a resident of a nearby road and live close enough to the premises to be directly affected by its operation. My objection is made with reference to the Licensing Act 2003 and specifically relates to the licensing objective concerning the prevention of public nuisance.

Noise from the venue is already an ongoing issue. Music from the premises can be clearly heard inside our home, even when windows are shut, and low-frequency noise travels particularly badly. This regularly disrupts evenings and sleep and affects our ability to enjoy our home without disturbance.

The proposed variation seeks to extend the hours for live and recorded music, alcohol sales, and other licensable activities until the early hours of the morning, in some cases as late as 03:00, with further extensions on bank holidays and New Year's Eve. In my view, allowing these activities to continue for longer will inevitably increase the level and duration of noise experienced by nearby residents, at times when background noise is minimal and disturbance is most intrusive.

There is also concern about the wider impact of extended late-night opening. Increased alcohol consumption at later hours often results in louder behaviour from patrons, including raised voices outside the premises and noise associated with customers leaving the venue. This type of disturbance already affects neighbouring roads and would be exacerbated by the proposed extension.

The surrounding area is predominantly residential, and it is difficult to see how such extended hours are compatible with the character of the neighbourhood. The application does not provide sufficient reassurance that effective measures are in place to control noise breakout or manage customer dispersal, particularly given that problems are already occurring under the existing licence.

For these reasons, I respectfully request that the Licensing Authority refuses the application to extend the licence hours. Should the Authority be minded to grant the variation, I ask that stringent conditions be imposed to protect local residents, including meaningful restrictions on music hours, effective sound control measures, and clear arrangements to minimise noise when customers leave the premises late at night.

Thank you for taking the time to consider this representation and the impact this application may have on those living nearby. I trust that the Licensing Authority will carefully balance the interests of the business with the right of residents to live without undue disturbance.

Adam Dowsett.

From: [Paul Barker](#)
To: [marilyn.gayle](#) [REDACTED] [niall.mccann](#) [REDACTED]
Cc: [Tania Jardim](#)
Subject: Premises licence application - Brewhouse & Kitchen-Southbourne, 147 Parkwood Road, Bournemouth
Date: 03 December 2025 11:08:12
Attachments: [image001.png](#)

Dear Sir/Madam

I write on behalf of Environmental Health, acting as a Responsible Authority under the Licensing Act 2003, in relation to your application for a new premises licence for Brewhouse & Kitchen – Southbourne, 147 Parkwood Road, Bournemouth.

Following a thorough review of the application, the Environmental Health Department hereby submits a formal objection to the proposed premises licence. This objection will remain in place until the concerns outlined below, relating to compliance with the licensing objective of preventing public nuisance, have been satisfactorily addressed.

- **Temporary Event Notices (TENs):** Your application refers to a number of TENs held earlier this year, during which no complaints were received. However, it is noted that none of these TENs included regulated entertainment. As such, they cannot be relied upon as evidence that the provision of music into the early hours would not cause disturbance to nearby residents.
- **Noise Limiter and Regulated Entertainment:** The proposal to install a noise limiter in the function room is welcomed. Nevertheless, the application currently seeks permission for regulated entertainment until 03:00 across the entire licensed area. I would ask you to consider restricting regulated entertainment beyond the currently permitted hours for this venue to the function room only, where stricter controls can be implemented to mitigate potential nuisance.
- **Use of the Garden Area:** The application proposes that alcohol consumption in the garden will cease at 23:00. In addition, I would recommend that the use of the garden by customers (save for those briefly exiting to smoke) also ceases at 23:00, in order to further reduce the risk of noise disturbance to neighbouring properties.
- **Condition 9 – Major Televised Sporting Events:** Condition 9 of your application states: *“On occasions of major televised sporting events (such as NBA, American Football, Rugby and Football World Cups) the premises may remain open beyond the normal permitted hours for all permitted licensable activities for an hour from the end of the game, provided that at least 14 days prior written notice is given to the police.”* I consider this wording to be too vague, as it does not clearly define what constitutes a “major televised sporting event.” In my view, such occasions are more appropriately managed through the use of TENs, which would allow Environmental Health to exercise a degree of control should any issues arise.

I trust you will give these matters due consideration and look forward to your response. I am

more than happy to discuss the matters over the telephone if you would prefer.

Kind regards

Paul



Paul Barker
Environmental Health Officer
Communities
[REDACTED]
paul.barker@bcpcouncil.gov.uk
bcpcouncil.gov.uk

From: [Paul Barker](#)
To: [Richard Vivian](#)
Cc: [Tania Jardim](#)
Subject: Re: Brewhouse & Kitchen, 147 Parkwood Road, Southbourne
Date: 09 January 2026 09:38:15
Attachments: [Outlook-meobj41v.png](#)

Hi Richard

Yes 2023 Rockwater if memory serves correctly.

Thank you for your email and for outlining your planned site visit and forthcoming assessment. I appreciate the detail you have provided and the consideration given to the points raised in my representation.

I note your comments regarding the introduction of hotel bedrooms and the suggestion that this creates a natural incentive for the operator to manage noise effectively. While I understand the logic, this point also reinforces a concern that remains unresolved for me.

If the premises intends to accommodate overnight guests and is keen to avoid disturbing them, it is unclear why there is still a need to seek permission for regulated entertainment, including live music, until 03:00 across the licensed area. In my experience, venues offering guest accommodation typically limit late-night noise rather than extend it, precisely to avoid the type of disturbance that would impact their own customers.

Given this, I would welcome clarification on the operational reasoning behind requesting such late hours for live and amplified music. Understanding why this level of provision is considered necessary, despite the presence of noise-sensitive hotel rooms on site, is essential in assessing whether the licensing objective of preventing public nuisance can realistically be upheld.

You note that the heavier traffic on Seaborne Road makes it the preferred exit route for dispersing customers; however, it should be highlighted that at the times proposed, traffic on that road will be minimal and therefore offer very little masking of noise from patrons leaving the venue.

Please understand that, as an officer representing a responsible authority, I am not inherently opposed to the proposed timings. However, they do have the potential to create a venue that could cause significant disturbance to nearby residents, and I would be remiss in my duty if I did not examine every aspect of the application that might impact their amenity.

Aside from these points, I have no additional matters to raise ahead of your visit. However, I would be grateful if you could keep me informed should any issues arise during your assessment that you feel warrant further discussion.

Kind regards

Paul

Paul Barker
Environmental Health Officer
Communities



[REDACTED]
paul.barker@bcpcouncil.gov.uk
bcpcouncil.gov.uk

From: Richard Vivian [REDACTED]
Sent: 08 January 2026 12:49
To: Paul Barker <paul.barker@bcpcouncil.gov.uk>
Subject: Brewhouse & Kitchen, 147 Parkwood Road, Southbourne

Hi Paul

It must be a couple of years since we last spoke. I hope all is well with you.

I've been asked to provide expert advice with the premises licence application at Brewhouse & Kitchen in Southbourne. I will be visiting the premises this weekend to inspect the building and to carry out attended measurements of a live band.

I've read your representation and take on board all the comments you have made. I think we will be in agreement on the use of outside spaces and generally on all the points you raised, with the one exception of annexing regulated entertainment to the function room. I've inspected plans, photographs and had a video walk-through of the building, but obviously my final decision will be based on what I find when I visit the site. There may be a requirement for some further remedial works (typically to windows and doors), and an enhancement to operational procedures to manage noise, but controlled regulated entertainment in the main pub area should be feasible subject to works and good operational practices.

There should be reassurance that the development of the commercial operation of this premises includes hotel bedrooms, effectively introducing a new noise-sensitive use closer to the noise source than before. There is therefore a significant motivation not to disturb their own hotel guests with activity in the pub. I generally find this quite a good balancing point in similar premises as nobody in the business of *selling sleep* wants negative TripAdvisor reviews about noise. Unlike a country house hotel where guests at a function may also be residential guests of the hotel, that level of overlap is not anticipated at this location, and so both sides of the business need to operate without impacting on the other one.

Is there anything you would like to point out before I go to site based on your local knowledge of the area? I have read through the resident objections and note the proximity of residents on Parkwood Road, noting the noisier (in terms of traffic) side of the premises is Seabourne Road, and so later night dispersal via that facade might be the better option. I am also aware of the alleyway between the premises and the Seabourne Road Co-Op and based on my observations I may recommend improvements to the lighting/security should that be required.

If I have any questions following my visit I hope it will be OK if I contact you. Similarly if my final noise impact assessment raises any points you wish to discuss do not hesitate to get in touch.

Best regards
Richard

Richard Vivian
Big Sky Acoustics Ltd



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From: Niall McCann
To: Dorset Police Licensing; Rosales, Vanessa; Tania Jardim
Cc: Licensing Com
Subject: RE: NEW PREMISES LICENCE APPLICATION - Brewhouse & Kitchen, 147 Parkwood Road, Southbourne, BH5 2BW (M232841)
Date: 17 December 2025 16:52:19
Attachments: [image001.png](#)
[image002.png](#)
[image003.png](#)
[image004.png](#)
[image005.png](#)
[image006.png](#)
[image007.png](#)
[image091080.png](#)
[image938380.png](#)
[image795687.png](#)
[image784207.png](#)
[image467863.png](#)
[image426935.png](#)

Super thanks

Niall McCann | Partner
Recognised by Chambers for Licensing & The Legal 500 as a 'Leading Individual' for Betting, Licensing & Gambling 2026
[REDACTED]
48 Chancery Lane, London WC2A 1JF, United Kingdom



From: .Licensing <Licensing@Dorset.PNN.Police.uk>
Sent: 17 December 2025 16:49
To: Niall McCann [REDACTED]; ROSALES Vanessa 8686 [REDACTED]; tania.jardim@bcp council.gov.uk
Cc: Licensing Com <licensing@bcp council.gov.uk>
Subject: RE: NEW PREMISES LICENCE APPLICATION - Brewhouse & Kitchen, 147 Parkwood Road, Southbourne, BH5 2BW (M232841)

Good afternoon Niall,

Thank you for your email. I am satisfied with the amendment around staff training and SIA conditions.

[@tania.jardim@bcp council.gov.uk](#) – further to the below email from Niall McCann, I would like to withdraw my objection on the basis that mediated conditions have been agreed.

Kind Regards
Vanessa

 **Vanessa Rosales**
Licensing Officer
[REDACTED]

Drug & Alcohol Harm Reduction Team
Bournemouth Divisional Headquarters
5 Madeira Road
Bournemouth
Dorset Police
BH1 1QQ

From: Niall McCann [REDACTED]
Sent: 17 December 2025 14:30
To: ROSALES Vanessa 8686 [REDACTED]
Cc: [tania.jardim@bcp council.gov.uk](#); .Licensing <Licensing@Dorset.PNN.Police.uk>
Subject: RE: NEW PREMISES LICENCE APPLICATION - Brewhouse & Kitchen, 147 Parkwood Road, Southbourne, BH5 2BW (M232841)

Afternoon

Very sorry for the delayed response. Having taken instructions my client is happy with the broad thrust of the proposed conditions but has suggested some tweaks to fall in line with the working practices across the Brewhouse & Kitchen group and to allow some flexibility. Please see below comments/suggested amendments.

Look forward to hearing from you.

Best,

Niall McCann | Partner

Recognised by Chambers for Licensing & The Legal 500 as a 'Leading Individual' for Betting, Licensing & Gambling 2026

48 Chancery Lane, London WC2A 1JF, United Kingdom

?

From: ROSALES Vanessa 8686 [REDACTED]
Sent: 02 December 2025 15:09
To: Niall McCann [REDACTED]
Cc: tania.jardim@bcpcouncil.gov.uk; [.Licensing <Licensing@Dorset.PNN.Police.uk>](mailto:Licensing@Dorset.PNN.Police.uk)
Subject: NEW PREMISES LICENCE APPLICATION - Brewhouse & Kitchen, 147 Parkwood Road, Southbourne, BH5 2BW (M232841)



Good Afternoon,

Having reviewed the above application, could I ask that you consider adding the following conditions on your application to mitigate the risk in the night time economy.

On Fridays, Saturdays and any other day preceding a Bank Holiday, a minimum of 2 SIA registered door supervisors shall be employed from 2100 until the premises closes

Suggested amended wording below to reflect that the premises may not always trade extended hours:

When the premises is open beyond 00.00hrs, 2 SIA Door staff will be employed on Friday and Saturday nights from 21:00 until the last member of public has left or the premises is closed. This will also include New Year's Eve through to New Years Day and Sunday's immediately preceding any Bank Holiday Monday. Specific times of closure shall be recorded. The premises licence holder shall undertake a risk assessment with regard to the deployment of SIA Door Supervisors at different times of the day and on different days of the week to determine whether it is appropriate to deploy door staff on those days and/or at any other time(s) and to then implement the outcome of the risk assessment. A copy of the risk assessment should be made available to an authorised officer of the Licensing Authority or Sussex Police upon request.

The SIA door book shall remain on the premises, shall be completed with full name and 16 digit badge number of all SIA employed that day, and full details of any incidents and refusals shall be fully documented before leaving the premises.

Agreed.

All staff involved in the sale of alcohol shall receive training on the law relating to prohibited sales, the age verification policy adopted by the premises and the conditions attaching to the premises licence. Refresher training shall be provided at least once every 6 months. A record shall be maintained of all staff training and that record shall be signed by the person receiving the training and the trainer. The records shall be kept for a minimum of 12 months and made available for inspection by police, licensing or other authorised officers.

The Brewhouse & Kitchen group uses CPL Online Learning for Award for Licensed Premises Staff (currently annually refreshed) for age verification courses (in addition to others such as health and safety and food hygiene). All courses have pop quizzes and/or tests to gauge learner understanding. It will be extremely challenging for my client to manage an entirely separate training course per venue, hence the following amended wording is suggested:

All staff involved in the sale of alcohol shall receive training on the law relating to prohibited sales, the age verification policy adopted by the premise. Refresher training shall be provided at least once every 6 months. A record shall be maintained of all staff training which can be held electronically. The records shall be kept for a minimum of 12 months and made available for inspection by police, licensing or other authorised officers.

The collection of glass and bottles shall be undertaken at regular intervals.

Agreed.

Staff shall show due diligence in preventing bottles and glasses being taken from the premises.

Agreed.

The PLH/DPS will adopt a “cooling down” period where music volume is reduced towards the closing time of the premises

Agreed.

Please confirm if the following conditions is agreed by your client. If you wish to discuss this matter further, please do not hesitate to contact me.

I look forward to hear back from you.

I have also cc'd the BCP licensing officer Tania Jardim in this email for her awareness.

Kind Regards
Vanessa



Vanessa Rosales
Licensing Officer
[REDACTED]

Drug & Alcohol Harm Reduction Team
Bournemouth Divisional Headquarters
5 Madeira Road
Bournemouth
Dorset Police
BH1 1QQ

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APPENDIX 7

From: [Becky Hawkins](#)
To: [Tania Jardim](#)
Subject: Re: Brewhouse & Kitchen, 147 Parkwood Road, Bournemouth, BH5 2BW (M232841)
Date: 15 January 2026 07:02:34
Attachments: [image002.png](#)
[image002.png](#)

Good morning

Yes I am very happy for my information to be passed on. I've also seen on Instagram last night that there is a Jamaican bar opened up very close to me too which I had no idea.

Potential that's way Outback, Jamaican bar, Brewhouse, Dancing Jug and The Grove all within a few meters of my flat.

Potentially the noise will be so bad. My son who's 19 doesn't sleep very well with, Friday/Saturday nights being the worse. I've bought him noise cancelling ear buds but he still wakes up. I don't know what else to do to help us with the noise.

I know that my concerns won't really make a difference but I just want people to know slightly what it's now like living above the shops in Southbourne.

I will look for the link on previous emails and see what happens.

Becky

From: Becky Hawkins [REDACTED]
Sent: 14 January 2026 17:49
To: Tania Jardim <tania.jardim@bcpcouncil.gov.uk>
Subject: Re: Brewhouse & Kitchen, 147 Parkwood Road, Bournemouth, BH5 2BW (M232841)

Good afternoon

Im very sorry but I can not attend in February. Im a chef in a care home and i can't get cover for my shift.

Having 2 door people present is great but it still doesn't stop the noise of everyone hanging around on the streets after they close and leaves. That's my issue then using the alley to our flats as a toilet and what ever else they use it decide to use it for.

Christmas and new year this year was the worst we've had for noise here. The addition of another pub (dancing jug) has increased the noise on the main road.

If possible could I be told how the case goes.

Thank you

Becky Hawkins

From: [Pam Hutcheson](#)
To: [Tania Jardim](#)
Subject: Re: Brewhouse & Kitchen, 147 Parkwood Road, Bournemouth, BH5 2BW (M232841)
Date: 15 January 2026 09:43:27
Attachments: [image002.png](#)

Thanks Tania,

This is very positive and appreciated, but doesn't address residents' concerns for the raucous noise from customers leaving early in the morning, eg, for a time last summer someone regularly urinated in my footpath.

Kind regards

Pam Hutcheson
[REDACTED] Parkwood Rd

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