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SOUTH LAKE LAND DISTRICT COUNCIL
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Application to vary a premises licence under the Licensing Act 2003

PLEASE READ THE FOLLOWING INSTRUCTIONS FIRST

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

You may wish to keep a copy of the completed form for your records.

I/we Jerome William Norris

(Insert name(s) of applicant)

being the premises licence holder, apply to vary a premises licence under section 34 of the Licensing Act 2003 for the premises described in Part 1 below

Premises licence number PL (A) 0232

Part 1 – Premises Details

Postal address of premises or, if none, ordnance survey map reference or description			
Rydal Lodge Hotel Rydal			
Post town	Ambleside	Postcode	LA22 9LR
Telephone number at premises (if any)			
Non-domestic rateable value of premises		£ 10,250	

Receipt No

Initials

Date

Part 2 – Applicant details

Daytime contact telephone number			
E-mail address (optional)			
Current postal address if different from premises address			
Post town		Postcode	

Part 3 - Variation

Please tick as appropriate

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

☒ Yes☐ No

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

DD	MM	YYYY
<input type="text"/>	<input type="text"/>	<input type="text"/>

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

Rydal Lodge is a small "Bed and Breakfast" hotel located in the centre of the conservation village of Rydal. It is a grade 2 listed building and is operated as a quiet traditional location for visitors wishing to enjoy the outstanding natural beauty of the local surroundings. It sits in gardens and grounds extending to approximately two acres all bordered by the River Rothay.

The variation application is to recognise the change of use of three rooms, vary the licensable areas and to simplify the licence conditions in accordance with the Licensing Act 2003.

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

Part 4 Operating Schedule

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

Provision of regulated entertainment

Please tick all that apply

- | | |
|--|-------------------------------------|
| a) plays (if ticking yes, fill in box A) | <input type="checkbox"/> |
| b) films (if ticking yes, fill in box B) | <input type="checkbox"/> |
| c) indoor sporting events (if ticking yes, fill in box C) | <input type="checkbox"/> |
| d) boxing or wrestling entertainment (if ticking yes, fill in box D) | <input type="checkbox"/> |
| e) live music (if ticking yes, fill in box E) | <input type="checkbox"/> |
| f) recorded music (if ticking yes, fill in box F) | <input type="checkbox"/> |
| g) performances of dance (if ticking yes, fill in box G) | <input type="checkbox"/> |
| h) anything of a similar description to that falling within (e), (f) or (g)
(if ticking yes, fill in box H) | <input type="checkbox"/> |
| i) Provision of late night refreshment (if ticking yes, fill in box I) | <input checked="" type="checkbox"/> |
| j) Sale by retail of alcohol (if ticking yes, fill in box J) | <input checked="" type="checkbox"/> |

In all cases complete boxes K, L and M

Late night refreshment Standard days and timings (please read guidance note 6)			<u>Will the provision of late night refreshment take place indoors or outdoors or both – please tick</u> (please read guidance note 2)	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 3) Existing provision contained in Annex 1		
Mon	2300	2400			
Tue	2300	2400			
			<u>State any seasonal variations for the provision of late night refreshment</u> (please read guidance note 4)		
Wed	2300	2400			
Thur	2300	2400			
			<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 5)		
Fri	2300	2400			
Sat	2300	2400			
Sun	2300	2400			

J

Supply of alcohol Standard days and timings (please read guidance note 6)			Will the supply of alcohol be for consumption – please tick (please read guidance note 7)	On the premises	<input checked="" type="checkbox"/>
				Off the premises	<input type="checkbox"/>
				Both	<input type="checkbox"/>
Day	Start	Finish	<u>State any seasonal variations for the supply of alcohol</u> (please read guidance note 4) New Years Eve: From the end of permitted hours on New Years Eve to the start of permitted hours on the 1st. January.		
Mon	1000	2400			
Tue	1000	2400			
Wed	1000	2400			
Thur	1000	2400			
Fri	1000	2400			
			<u>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</u> (please read guidance note 5) The supply of alcohol to residents and their guests at any time.		
Sat	1000	2400			
Sun	1000	2400			

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 8).

L

Hours premises are open to the public Standard days and timings (please read guidance note 6)			State any seasonal variations (please read guidance note 4)
Day	Start	Finish	
Mon	Midnight	Midnight	
Tue	Midnight	Midnight	
Wed	Midnight	Midnight	
Thur	Midnight	Midnight	
Fri	Midnight	Midnight	
Sat	Midnight	Midnight	
Sun	Midnight	Midnight	
			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 (please read guidance note 5)

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

Please remove all Annex 1 conditions on current licence and replace with mandatory conditions from the Licensing Act 2003.

Remove first floor lounge from licensable area.

Enlarge the licensable area to include the Bar/Reception, the Snug Lounge, the Dining Room, the Coffee Bar, the Garden Lawns.

Please tick as appropriate

- I have enclosed the premises licence ☒
- I have enclosed the relevant part of the premises licence ☐

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

Reasons why I have not enclosed the premises licence or relevant part of premises licence.

M

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

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

The primary reason for this application is to ensure the licensable areas correspond to the present layout of the premises. The removal of the condition in Annex 1 requiring guests to take full meals to be able to buy alcohol reflects the fact that we no longer offer a full catering range but offer snacks in the Coffee Bar. Some guests have requested alcoholic drinks rather than hot beverages when ordering snacks. This is usually but not exclusively for food taken outside to the lawns in summer. The nature and operation of the business is not expected to change. However, staff will be trained to recognise potential misuse of the facility and to request proof of age (present customer profile is mature adults). External Public safety will be reviewed. The risks of public nuisance are not expected to change. Children will only be admitted with a responsible adult and will not be exposed to any inappropriate material or behaviour.

b) The prevention of crime and disorder

The nature of this operation provides for a safe and secure environment for staff and guests alike. Physically, the premises are protected by substantial walls to the grounds. The main door for public access can only be reached through a single garden gate or from the car park by walking through the grounds. Internally security cameras monitor the entire ground floor. Rydal Lodge is operated under the personal direction of the proprietors, both senior citizens with a zero tolerance view to anti-social behaviour of any nature. Alcohol will not be served to anyone unable to prove their age or to anyone appearing to be, or known to be, inebriated. Water and non-alcoholic drinks are always available. All internal rooms are relatively small, easily monitored and have the appropriate amount of seating.

c) Public safety

Rydal Lodge is a safe environment for staff and guests. A full fire alarm system operates 24/7 with appropriate fire prevention and fire fighting measures in place. The nature of the operation and its physical layout and location, the customer profile (primarily walkers and visitors to Wordsworth's home) and empirical evidence suggest queues or overcrowding to be unlikely. Public access is through the main door from the garden area. Guests can also exit through another door at the opposite end of the building which exits to the pavement of the A591. During the summer months some guests make use of the garden seating and tables on the lawn. The lawns reach down to the River Rothay. Any adults with children are advised that it is a condition of using the garden facilities that children must be kept at least two metres from the river edge.

d) The prevention of public nuisance

It is not envisaged that evening bar trade will change from present levels. Public use in summer of the garden area will cease at sundown. All non-resident children must leave the premises including the gardens and grounds by 20.00 hours. Children below the age of 12 are not accepted as residential guests.

There will be no changes to lighting, cooking smells or noise by the granting of this application.

There are bus stops outside the premises for journeys in either direction. Bus timetables are available at reception.

A list of local taxi and private hire operators is also available from reception.

e) The protection of children from harm

Children will not be exposed to any inappropriate behaviour or material. Only children accompanied by an adult agreeing to our conditions of safety near the River Rothay will be allowed on the premises or in the grounds and gardens.

Gambling on the premises is not allowed. The sale of alcohol is not the primary purpose of the business and age checks are made. There is no "adult entertainment" on the premises and there are no facilities for children to view films that are inappropriate for their age.

(The proprietors are a former Deputy Head School Teacher and a former Senior Lecturer - both with child welfare training)

Checklist:**Please tick to indicate agreement**

- I have made or enclosed payment of the fee. ☒
- I have sent copies of this application and the plan to responsible authorities and others where applicable. ☒
- I understand that I must now advertise my application. ☒
- I have enclosed the premises licence or relevant part of it or explanation. ☒
- I understand that if I do not comply with the above requirements my application will be rejected. ☒

IT IS AN OFFENCE, LIABLE ON SUMMARY CONVICTION TO A FINE NOT EXCEEDING LEVEL 5 ON THE STANDARD SCALE, UNDER SECTION 158 OF THE LICENSING ACT 2003, TO MAKE A FALSE STATEMENT IN OR IN CONNECTION WITH THIS APPLICATION.

Part 5 – Signatures (please read guidance note 10)

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

Signature	
Date	9th January 2017
Capacity	Premises Licence Holder - Proprietor

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

Signature	
Date	

Capacity			
Contact name (where not previously given) and address for correspondence associated with this application (please read guidance note 13) Jerome William Norris Rydal Lodge Hotel Rydal			
Post town	Ambleside	Post code	LA22 9LR
Telephone number (if any)			
If you would prefer us to correspond with you by e-mail, your e-mail address (optional) info@rydallodge.com			

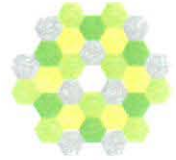
Notes for Guidance

This application cannot be used to vary the licence so as to extend the period for which the licence has effect or to vary substantially the premises to which it relates. If you wish to make that type of change to the premises licence, you should make a new premises licence application under section 17 of the Licensing Act 2003.

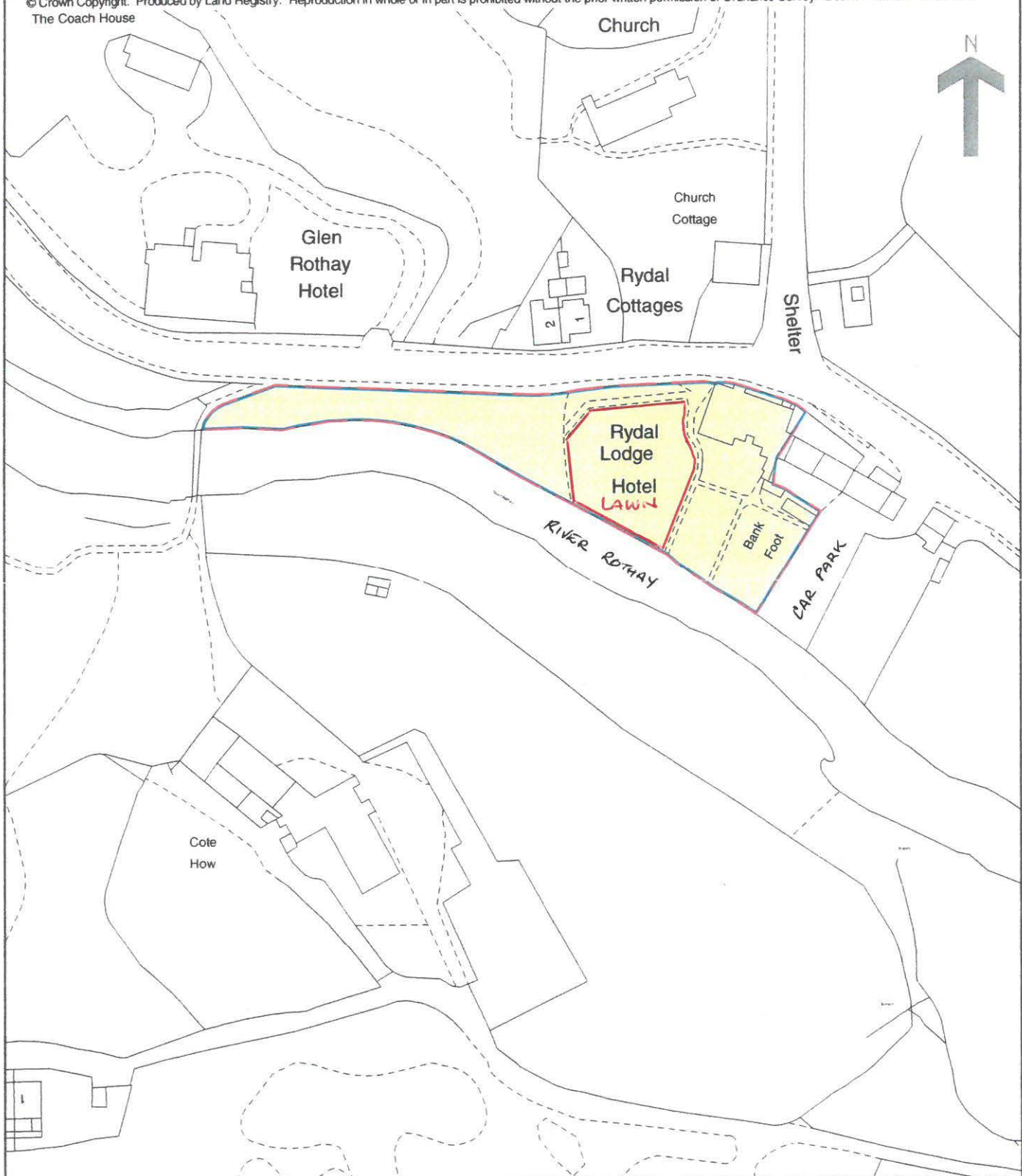
1. Describe the premises. For example the type of premises, its general situation and layout and any other information which could be relevant to the licensing objectives. Where your application includes off-supplies of alcohol and you intend to provide a place for consumption of these off-supplies, you must include a description of where the place will be and its proximity to the premises.
2. Where taking place in a building or other structure please tick as appropriate (indoors may include a tent).
3. For example state type of activity to be authorised, if not already stated, and give relevant further details, for example (but not exclusively) whether or not music will be amplified or unamplified.
4. For example (but not exclusively), where the activity will occur on additional days during the summer months.
5. For example (but not exclusively), where you wish the activity to go on longer on a particular day e.g. Christmas Eve.
6. Please give timings in 24 hour clock (e.g. 16:00) and only give details for the days of the week when you intend the premises to be used for the activity.
7. If you wish people to be able to consume alcohol on the premises, please tick 'on the premises'. If you wish people to be able to purchase alcohol to consume away from the premises, please tick 'off the premises'. If you wish people to be able to do both, please tick 'both'.
8. Please give information about anything intended to occur at the premises or ancillary to the use of the premises which may give rise to concern in respect of children regardless of whether you intend children to have access to the premises, for example (but not exclusively) nudity or semi-nudity, films for restricted age groups or the presence of gaming machines.
9. Please list here steps you will take to promote all four licensing objectives together.
10. The application form must be signed.
11. An applicant's agent (for example solicitor) may sign the form on their behalf provided that they have actual authority to do so.
12. Where there is more than one applicant, each of the applicants or their respective agents must sign the application form.
13. This is the address which we shall use to correspond with you about this application.

Land Registry Index map plan

Ordnance Survey map reference **NY3606SW**
Scale **1:1250**
Plan prepared on **15/04/2010** at **00:00:01**



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The Coach House



This plan should be read in conjunction with result M58CKJB.

This plan shows the general position, not the exact line, of the boundaries. It may be subject to distortions in scale. Measurements scaled from this plan may not match measurements between the same points on the ground. See Land Registry Public Guide 19 - Title Plans and Boundaries.



[illegible]

- ⊙ FIRE BREAKPOINT
- Ⓢ HEAT/SMOKE SENSOR
- △ FIRE EXTINGUISHER
 - WC. WET CHEMICAL
 - CO₂ CARBON DIOXIDE
 - FORM. FORM EXTINGUISHER
- B. FIRE BLANKET
- SC. SELF CLOSING DOOR

RED EDGED: PROPOSED
LICENSABLE AREA

BLUE EDGED: EXISTING
LATE REFRESHMENT
AREA

SCALE 1:100

GARDEN
ENTRANCE
(MAIN)