TITLE: APPLICATION FOR THE GRANT OF A NEW PREMISES LICENCE - LICENSING ACT 2003

Committee: Licensing (Statutory) Sub-Committee

Date: 11 November 2026

Author: Alex Beebe – Senior Licensing Officer

Report number: AB105

Contact officer:
Alex Beebe, Senior Licensing Officer
alex.beebe@eastcambs.gov.uk, 01353 665555, SF204, The Grange, Ely.

Issue

1. To determine an application for the grant of a new premises licence in respect of CamVino, Unit 3A, Meadow Industrial Estate, Burwell, Cambridge CB25 0GH.

Recommendations

2. That Members consider the content of this report, and all the evidence provided during the hearing, and determine the application in accordance with the options contained in paragraph 14 of this report.

Background/Options

Details of the new application

3. On 30th September 2026, Mr Matthew Barnett applied for a Premises Licence under Section 17 of the Licensing Act 2003 at Unit 3A, Meadow View Industrial Estate, Reach Road, Burwell, Cambridge CB25 0GH. The application was served on the responsible authorities and advertised in accordance with the regulations of the Licensing Act 2003. A copy of the application form is attached as **Appendix 1**.

4. The applicant intends to provide the following:

Licensable Activity	Proposed Hours
Sale by retail of alcohol (for consumption both on and off the premises)	00:00 to 00:00 Monday to Sunday
Opening Hours	09:00 to 22:30 Monday to Thursday 09:00 to 23:30 Friday 10:00 to 23:30 Saturday

	10:00 to 22:00 Sunday

5. The applicant has described the business as a small independent wine and beer retailer, with most purchases taking place online. On sales of alcohol will be limited to small tasting sessions, open evenings and occasional private hire events. Between May and September, the applicant plans to use a small area directly in front of the unit for customers to drink during tastings and open evenings. This section will be demarked by moveable barriers, supervised by staff, and, cleared by sunset or 21:30, whichever is earlier.

6. The plans of the premises can be found at **Appendix 2**.

Premises History

7. There are no records of any previously licensed premises on Meadow View Industrial Estate in Burwell.

Relevant Representations

8. During the consultation period the Licensing Authority received one relevant representation on 14th October 2026 from the Senior Environmental Health Officer of the Environmental Health Domestic Team at East Cambridgeshire District Council (Responsible Authority).

9. The representation from Environmental Health relates to the likely impact of the grant of a premises licence on the licensing objectives, namely the 'prevention of public nuisance'. Concerns were raised regarding the potential for disturbance to be caused to nearby residents from customers using the outside area during the summer months. Environmental Health confirmed the applicant had agreed for the following three conditions to be added to the licence, if granted, and that no formal hearing was necessary from their point of view:

   - No recorded music outside

   - No more than 30 seats provided in the outside area

   - The outside area to be used only between 1 April and 30 September, and not after 21:00.

   A copy of the representation is attached as **Appendix 3**.

10. In response, the applicant confirmed their agreement to the above conditions and their agreement that no formal hearing was necessary. The applicant's response is attached as **Appendix 4**.

Arguments/Conclusions

11. Members are obliged to determine this application with a view to promoting the licensing objectives which are:

    - The prevention of crime and disorder
    - The prevention of public nuisance
    - Public safety
    - The protection of children from harm

    In making their decision Members are also obliged to have regard to the Statutory Guidance issued under Section 182 of the Licensing Act 2003 and the Council's Statement of Licensing Policy. Should Members depart from either, they must specify their reasons for doing so. Members must also consider the information contained within this report, and the evidence submitted, both written (if submission of such information is agreed by all parties at the hearing) and orally during the hearing.

12. Relevant Statutory Guidance considerations (**Appendix 5**):

The Licensing Objectives	Section 2
Applications for Premises Licences	Section 8
Determining applications	Section 9
Conditions attached to Premises Licences	Section 10
Deregulation of certain entertainment	Section 16

13. Relevant Local Policy considerations (**Appendix 6**):

Representations	Section 1.51 to 1.55
Conditions	Section 1.56 to 1.64
Licensing Objectives	Section 3
Prevention of Crime and Disorder	Section 4
Public Safety	Section 5
Prevention of Public Nuisance	Section 6
Protection of Children from Harm	Section 7

14. Members can determine the premises licence application as follows:

    a. to grant the premises licence subject to:

        i. the conditions that are consistent with the operating schedule accompanying the application modified to such extent as Members consider appropriate for the promotion of the licensing objectives; and

        ii. any mandatory conditions that must be included in the licence;

b. to exclude from the scope of the licence any of the licensable activities to which the application relates;

c. to refuse to specify a person in the licence as the premises supervisor; or

d. to reject the application.

15. When determining this premises licence application, Members are asked to consider the following matters:

(a) the agreement reached between all parties reduces the scope of the application originally submitted;
(b) it is considered by officers that the amendment would have no adverse effect on the general public or any other person;
(c) all parties have agreed to dispense with a formal sub-committee hearing.

16. If Members believe that the agreement reached satisfies them that the licensing objectives will be upheld, Members can agree with the applicant and those making representation, and dispense with the need to hold a hearing, and Members may determine the application without hearing any verbal evidence from the applicant or person/body who submitted a representation. If Members still consider the application could have a detrimental impact on one of the licensing objectives, and believe it is in the public interest, they may adjourn the determination and invite all parties to attend a hearing on a future specified date to answer their questions.

17. In determining the premises licence application, Members must provide the reasons for their decisions, and consider their responsibilities under the Human Rights Act 1998, when balancing the rights of the applicant and the rights of those who may be affected.

Additional Implications Assessment

Financial Implications	Legal Implications	Human Resources (HR) Implications
Yes	**Yes**	**No**
Equality Impact Assessment (EIA)	**Carbon Impact Assessment (CIA)**	**Data Protection Impact Assessment (DPIA)**
No	**No**	**No**

Financial and legal implications

18. The cost of convening a Licensing (Statutory) Sub-Committee to determine an application is covered by the fees paid by licence applicants.

19. Should there be a decision to refuse whole or part of the application or modify the conditions of the licence, the applicant can appeal to the Magistrates' Court. There

will be costs associated with this process. The right of appeal is 21 days from the date of notification of the decision.

20. Any party who made relevant representations in relation to the application may also appeal the decision. There will be costs associated with this process. The right of appeal is 21 days from the date of notification of the decision.

21. The Council in its capacity as Licensing Authority has a duty to have regard to its public sector equality duty under section 149 of the Equality Act 2010. In summary, section 149 provides that a Public Authority must, in the exercise of its functions, have due regard to the need to:

    (a) eliminate discrimination harassment, victimisation and any other conduct that is prohibited by or under this Act;
    (b) advance equality of opportunity between persons who share a relevant protected characteristic and persons who do not share it; and
    (c) foster good relations between persons who share a relevant protected characteristics and persons who do not share it.

    Section 149(7) of the Equality Act 2010 defines the relevant protected characteristics as age, disability, gender reassignment, marriage and civil partnership, pregnancy and maternity, race, religion or belief, sex, and sexual orientation.

Appendices

- Appendix 1 – Premises licence application form
- Appendix 2 – Plans of premises
- Appendix 3 – Representation – Environmental Health
- Appendix 4 – Response from applicant
- Appendix 5 – Section 182 Guidance (not in paper agenda, electronic only)
- Appendix 6 – Local policy extracts (not in paper agenda, electronic only)

Background documents

- Licensing Act 2003
- Guidance issued by the Secretary of State under Section 182 of the Licensing Act 2003
- East Cambridgeshire District Council Licensing Act 2003 Statement of Licensing Policy
- Natural Environment and Rural Communities Act 2006
- Crime and Disorder Act 1998