

	<p style="text-align: center;"><u>PARISH OF ST BRELADE</u></p> <p style="text-align: center;"><u>PARISH ASSEMBLY</u></p> <p>Minutes of an Assembly of Principals and Electors of the Parish of St Brelade held at the Parish Hall, St Aubin, St Brelade on Wednesday 4 June 2015 commencing at 19.00 hours.</p> <p><u>President of Assembly:</u> Connétable, Mr Steve Pallett, presided.</p> <p><u>Convening Notice:</u> The Convening Notice was read by the Parish Secretary.</p> <p>1. <u>Minutes of Previous Assembly:</u> The minutes of the previous Assembly of Principals and Electors of the Parish of St Brelade held on Thursday 16 April 2015, were adopted, and signed following a proposition by Mrs Sarah Ferguson which was seconded by Centenier George May.</p> <p>2. <u>Election of Officier du Connétable</u> The Connétable called for nominations to fill the position of Officier du Connétable for the Vingtaine du Coin for a term of three years.</p> <p>Centenier George May proposed Mr Ben Osmand to be elected to the position. This nomination was seconded by Mr David Machon.</p> <p>There were no other nominations.</p> <p>The Connétable declared Mr Osmand elected as Officier du Connétable for the Vingtaine du Coin for a term of three years. The Connétable congratulated Mr Osmand and advised that the date to appear before the Royal Court of Jersey to take the Oath of Office was Friday 5 June 2015 at 10.00 hours.</p> <p>3. <u>Licensing</u> In accordance with Article 5 (1) of the Licensing (Jersey) Law, 1974, as amended, the following application was considered for recommendation to the Licensing Assembly:</p> <table data-bbox="501 1675 1500 1926"> <tr> <td>Name:</td> <td>Banyan Retail Limited</td> </tr> <tr> <td>Categories:</td> <td>1st and 3rd Category (Taverners and Restaurant Licence) Provisional</td> </tr> <tr> <td>Secretary:</td> <td>Kevin John Welford</td> </tr> <tr> <td>Business Address:</td> <td>Spice House and Cheffins Premises La Neuve Route St Brelade</td> </tr> </table>	Name:	Banyan Retail Limited	Categories:	1 st and 3 rd Category (Taverners and Restaurant Licence) Provisional	Secretary:	Kevin John Welford	Business Address:	Spice House and Cheffins Premises La Neuve Route St Brelade
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The Connétable advised the Assembly of certain items of the reports that had been received from NV Bate, Jersey Fire and Rescue and Environmental Health. The report of NV Bate advised of the position and access of the two premises, it suggested that there were effectively no persons residing on the premises and that there was unlikely to be a nuisance of piped background music emanating from the premises being a nuisance to residents in the surrounding area. Noise could emanate from open doors and windows to the front of the property facing onto La Neuve Route, in this situation amplified music played late at night could be audible by surrounding residents. It concluded that it is unlikely that any significant nuisance would be caused to surrounding residents. And that there is nothing new or unusual about the operation of the business.

Jersey Fire report noted a few provisions with regard to lighting and exit signs and recommended a provisional occupancy figure of 240 persons including staff.

Public Health reported that the sanitary accommodation was sufficient for 300 persons however a lower figure if reported by the Fire Service should be used.

The Connétable then handed over to Chris Philpott of Carey Olsen who were representing Banyan Retail Limited.

Mr Philpott advised that the Boat House Group have the head lease on both properties being discussed, Cheffins was relocating at the end of the year and the Spice House proposed a refurbishment of the two properties to a family friendly Italian/American diner serving Pizza/Pasta. Planning and Building permissions have been obtained for consent for a new kitchen and services etc. He then went on to explain that a Provisional License once granted does not become active until all works required to be carried out are completed, it is then presented to the Royal Court Inferior Number who make the decision and set any occupancy numbers.

He advised that the main focus is that the restaurant is to be family friendly and the 1st category licence is purely for customer requirements. The premises will be open on weekdays from 5pm and all day at weekends for lunch and dinner, maximum opening hours are obviously stipulated by the Law. The premises will have one main entrance which is the current Spice House entrance and in their opinion the new premises would have no adverse impact on St Aubin. The service area to the rear of the building which is the more residential side would be improved and there would then be only one access/kitchen. There is to be no live music, only piped background music will be played. They hope to start the refurbishment as soon as possible with completion proposed by March 2016.

Mrs Ferguson asked if the Fire Service are capping occupancy at 240, what the combined occupancy was from the two premises at the moment. It was advised that the current figure was 200 combined not including staff, but that the figure would be set by the Inferior Number.

Mr Robert Jones asked if in the refurbishment there would be better sound proofing installed. He was advised that there would be along with double glazing. Mr Jones stated that the majority of noise came from smokers outside but that he was glad to hear that there were no plans for a nightclub.

Mrs Margaret Holland Prior stated that noise currently emanates from the garden area of Cheffins. It was confirmed that in good weather tables would be used outside but that there was only one access point to the new premises.

Mr Chris Cook wished to clarify that 240 occupancy including staff is the same as the present usage. This was confirmed.

Mrs Gay Olsen asked why they were applying for a category 1 licence for a bar. She was advised that it is common for hospitality premises to now apply for 1st and 3rd category licenses to provide customers with the ability to have a drink in an informal bar area. The primary focus on this establishment was good food, the pub not being the primary aim, the number of other 1st category premises in the area was not relevant to this application, the running of the premises is what is important and the Boat House Group are very experienced in this area.

Mr Len Gilmore commented that he resided above Murrays and back in 1976 the restaurant in that location played loud music which was a nuisance and had to be shut down by the Police. He was advised that sound proofing was to be carried out in the plans and that there was no intention of having live music on the premises.

Mr Jones stated that when the Boat House first opened it was extremely noisy and on occasion now it still is. He was concerned that the Spice House did not last that long as possibly was not doing so well therefore if the new proposed establishment didn't last long what was to stop the next premises from playing music. He was reminded that the new applicant would have to go back to a Parish Assembly and the Licensing Bench for any changes they might make.

Centenier May asked if they would be opening until 1.00am as the restaurant license permits, as being next to the bus stop there are huge problems with noise in the area already. His main concern was noise. It was advised that as a good relationship was held between the Boat House Group and the Honorary Police they would continue to work together, however noise in St Aubin was a fact of life. Centenier May also asked where deliveries would be made as currently they obstruct the bus stop, he was advised that deliveries should be made to the service entrance at the rear of the premises which is to be smartened up. Mr Nigel Godfrey, General Manager of the Boat House Group, advised that what the Group are trying to achieve is a new clientele which will probably mean the establishment closes at around 11-11.30pm or earlier.

Mr Ian Le Sueur also confirmed the good relationship between the St Brelade Honorary Police and the Boat House Group and asked if the new premises would put on doormen as it may attract younger clientele wishing to have pasta and a pint who maybe aren't as respectful as the current clientele of the Spice House, he also asked if they would be holding any events on the premises. He was advised

that as the premises were already operating as restaurants there would be no change in numbers and that being in the position it is opposite the Parish Hall it could almost be classed as self-containing.

Mrs Holland Prior stated that the success of the business depends upon the manager and their training which is key to success and hopes the Boat House Group employ a top class manager.

Mr Michael Jackson commented that the numbers concerned him, he wished for the minutes of the meeting to put forward to the Licensing Assembly the concern of the numbers and the feeling that the existing numbers are suitable and should not be increased. He asked if a person entered the premises after 11.00pm for a drink whether they would be served and was advised that this would be against the Licensing Law and therefore no. He also stated that the fallout from business being in front of the bus stop could be an issue at closing time as on one weekend occasion the bus took 20 minutes to load, he feels that doormen would be quite important at this time of night to protect the premises from the people queuing for the bus. There was a call to support the 3rd category licence but not the 1st category licence.

The Connétable reminded the Assembly that the sanitary accommodation of 300 was advised by Health and that the maximum number allowed on the premises would be set by the Fire Service. There would be one entrance only to the premises. The numbers at the bus stop was not an issue for this Assembly or this Licensing Application and that Liberty Bus have already been contacted by the Parish in this regard to improve the numbers collected at busy times.

Mr Gilmore asked how many people would be able to stand at the bar, this number was unknown. He felt that the drinkers would be more of a problem than the diners but was advised that any problems would be dealt with by the manager at the time.

Mr Jones enquired if there were going to be any skylights put in the flat roof of Cheffins, he was advised that there were not.

Mrs Julie Le Sueur asked without doormen how they would handle people trying to enter for a drink after hours, she was advised that this happens in other premises all the time and is dealt with by the staff and managers.

Mr James Lane of the Boat House Group advised that if the Court ask them to provide door staff then they will comply as the Boat House Group were the first establishment in St Aubin to bring them in. Mr Le Sueur stated that for a month or so early on in the year the Boat House seem to not have door staff on one occasion other premises had had a problem with a group of intoxicated men who had been turned away from all other premises, however they then freely entered the Boat House, although after the Honorary Police advised the Manager of the situation they were turned away, Mr Lane stated he would look into the matter.

There were no further questions.

Recommendation of the application to the Licensing Assembly was proposed by Mr Neil Faudemer and was seconded by Mr John Trafford. Following a vote by a show of hands the item was supported by 24 votes in favour with 11 votes against.

In accordance with Article 5 (1) of the Licensing (Jersey) Law, 1974, as amended, the following application was considered for recommendation to the Licensing Assembly:

Name:	Sandra Dalziel
Categories:	3 rd and 6 th Category (Restaurant and Off Licence)
Business Address:	DL's Deli and Café Harbour Gallery Le Boulevard St Brelade

The Connétable advised the Assembly of certain items of the reports that had been received from NV Bate, Jersey Fire and Rescue and Environmental Health.

The report of NV Bate advised that providing the use of an afternoon tearoom, with occasional early evening operation continues this should not constitute a nuisance to surrounding residents.

Environmental Health recommended that sanitary accommodation was sufficient for 60 persons.

The Fire Service advised that the licensee had agreed that the sale of alcohol would cease to be sold at 2100 hours, and that occupancy was suitable for 35 persons.

The Connétable then asked the licensee Sandra Dalziel to say a few words. She stated that the premises were currently open as a deli and as such visitors on occasion ask for alcohol with their food. At Liberation she was offered the chance to sell Liberation Ale but was unable to. The alcohol would most likely be Ale's and wine. The premises would not be open late as they currently open 7 days a week which is enough, only the occasional party would be held for friends.

The Connétable asked if there were any questions or comments.

Centenier May advised that the Honorary Police had no concerns.

There were no further questions.

	<p>Recommendation of the application to the Licensing Assembly was proposed by Mr Michael Keith Jackson and was seconded by Mrs Natasha Jones. Following a vote by a show of hands the item was supported by 19 votes in favour with 0 votes against.</p> <p>The Connétable advised the Assembly that the Licensing Bench was to be held on the 18 June 2015 at 10.00am, and that any persons who asked questions or had spoken at the Parish Assembly were permitted to speak at the Licensing Assembly.</p> <p>In thanking the remaining 27 persons for their attendance the Connétable declared the meeting closed at 20.05 hours.</p> <p>Signed: _____ Dated: _____</p> <p style="text-align: center;">Steve Pallett <u>Connétable</u></p>
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