

London Borough of Brent

Premises Licence

Part A

This Premises Licence was granted by Brent Council, Licensing Authority for the area of the Borough of Brent under the Licensing Act 2003

Original grant date: 15 June 2024
Current issue date: 03 January 2025



Authorised signatory

Premises licence number: 31765

Part 1 – Premises Details

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

Zebu Butchers
38, Sapcote Trading Centre, High Road, London, Brent, NW10 2DJ

Where the licence is time limited the dates

Licensable activities authorised by the licence

Section J: Sale of alcohol: Both

The times the licence authorises the carrying out of licensable activities

Section J: Sale or Supply of Alcohol: Both

Day	Start Time	End Time
Monday	10:00	21:00
Tuesday	10:00	21:00
Wednesday	10:00	21:00
Thursday	10:00	21:00
Friday	10:00	21:00
Saturday	10:00	21:00
Sunday	10:00	21:00

N/A

N/A

The opening hours of the premises

Day	Start Time	End Time
Monday	09:00	21:00
Tuesday	09:00	21:00
Wednesday	09:00	21:00
Thursday	09:00	21:00
Friday	09:00	21:00
Saturday	09:00	21:00
Sunday	09:00	21:00

N/A

N/A

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

Both

Part 2

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

Zebu Butchers Ltd

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

15277861

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

Andreia Batista De Vasconcelos

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

Annex 1 – Mandatory conditions

No Irresponsible Drinks Promotions

(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).

Free Water

The responsible person must ensure that free potable water is provided on request to customers where it is reasonably available.

Age Verification Policy

(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.

Small Measures to be Available

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

Minimum Price of Alcohol

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)—valued 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.

Requirement for a DPS

(1) No supply of alcohol may be made under the premises licence-

(a) at a time when there is no designated premises supervisor in respect of the premises licence, or

(b) at a time when the designated premises supervisor does not hold a personal licence or their personal licence is suspended.

(2) Every supply of alcohol under the premises licence must be made or authorised by a person who holds a personal licence.

Door Supervisors and Security Staff to be Licensed by the SIA (when required)

Where the licence includes a condition that at specified times one or more individuals must be at the premises to carry out a security activity, each individual must be licensed by the Security Industry Authority, with the following exceptions:

a) premises where the premises licence authorises plays or films

b) any occasion mentioned in paragraph 8(3)(b) or (c) of Schedule 2 to the Private Security Industry Act 2001 (premises being used exclusively by a club with a club premises certificate, under a temporary event notice authorising plays or films or under a gaming licence), or

c) any occasion within paragraph 8(3)(d) of Schedule 2 to the Private Security Industry Act 2001

Film Classification When required

(i) The admission of children to the exhibition of any film must be restricted in accordance with the recommendation of the designated film classification body unless section (ii) applies.

(ii) Where the licensing authority notifies the holder of the licence that this subsection applies the admission of children must be restricted in accordance with any recommendation made by the licensing authority.

In this section-

"children" means persons aged under 18; and

"film classification body" means the person or persons designated as the authority

under section 4 of the Video Recordings Act 1984 (c. 39) (authority to determine suitability of video works for classification).

Annex 2 – Conditions consistent with the operating schedule

1. CCTV shall be installed to Home Office Guidance standards and maintained in a good working condition and recordings shall be kept for 31 days and shall be made available to police and authorised Officers from Brent Council upon request.

2. CCTV camera shall be installed to cover all the entrances and exits of the premises.

3. A member of staff trained in the use of the CCTV system shall be available at the premise at all times that the premises are open for trading. This staff member must be able to view and download any footage requested by the police or authorised Brent Council official.

4. The CCTV system shall display on any recordings the correct date and time of the recording.

5. The CCTV system shall be capable of obtaining clear facial recognition images and a clear head and shoulder image of every person entering or leaving the premises.

6. The CCTV system shall display on any recordings, the correct date and time of the recording.

7. Signage stating that CCTV is in operation shall be clearly and prominently displayed at the premises.

8. A suitable intruder alarm complete with panic button shall be fitted and maintained.

9. A "Challenge 25" policy shall be adopted and adhered to at all times.

10. A sign stating "No proof of age -- No sale" shall be displayed at the point of sale.
11. Clear and legible notices shall be prominently displayed at the exit requesting patrons to respect the needs of residents when leaving the premises.
12. An incident log shall be kept at the premises and made available for inspection on request to an authorised officer of Brent Council or the police, which will record the following:
- a) Any complaints received.
 - b) Any incidents of crime & disorder.
 - c) Any faults in the CCTV system.
 - d) any customers banned from the premises
 - e) Any visit by a relevant authority or emergency service.
13. A logbook shall be kept recording all refused sales of alcohol. The log shall contain the time/date of the refusal, a description of the customer, the name of the staff member who refused the sale, the reason the sale was refused and any other relevant observation. The refusals register shall be made available for inspection upon request of an authorised officer of a Brent Council and the Police.
14. A copy of the premises licence summary including the hours which licensable activities are permitted shall be visible from outside of each entrance to the premises.
15. All Staff shall be trained (and shall undergo refresher training every 12 months) in respect of the CCTV operation, maintaining the incident log, the challenge 25 policy, prevention of proxy sales, signs of intoxication, dealing with refusal of sales and any subsequent confrontational behaviour from customers, all training records shall be made available for inspection by authorised officers of Brent Council and the Police.
16. The premises licence holder or the DPS shall ensure that an "authorisation to sell alcohol" document is kept and maintained at the premises. Each employee involved in the supply of alcohol at the premises must be named on this document with it being signed off by the DPS.
17. No more than Twenty percent (20%) of the sales area shall be used at any one time for the sale, exposure for sale, or display of alcohol.
18. No high strength beers, lagers, and ciders above 6.0% ABV shall be stocked or sold.
19. There shall be no self-service of spirits on the premises with all spirits being located behind counter.
20. The sale of alcohol shall be from 10.00 hours until 21.00 hours, seven days a week Monday through until Sunday.
21. All deliveries shall take place during the normal working day (i.e. 09:00 to 18:00 daily).

Condition included at Minor Variation 2024

22. Customers shall not be permitted to take open drink containers outside the premises as defined on the plan submitted to and approved by the Licensing Authority.

On Line / Take away Orders

23. Full name and address details, including postcode, must be given when placing an order.
24. Acceptable proof of age shall include identification bearing the customer's photograph, date of birth and integral holographic mark or security measure. Suitable means of identification would include PASS approved proof of age card, photo-card driving licence and passport. No ID no delivery.
25. Drivers shall not deliver to any person anywhere other than that at the residential / business address given when the order was placed. There shall be **NO** deliveries made to any open/public spaces.
26. Delivery drivers should be asked to keep noise to a minimum when collecting takeaways and must not be permitted to loiter unnecessarily.
27. No idling of delivery vehicles.

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

Annex 4 – Plans

See attached