

EAST LoTHIAN LICENSING BOARD

PC ENTS RF
ENV FIRE SQ
CC NEIGHBO
SITE NOM
19/5/21

LICENSING (SCOTLAND) ACT 2005, SECTION 29
APPLICATION FOR VARIATION OTHER THAN MINOR VARIATION

This application should only be completed by the Licence Holder of the appropriate Premises Licence or their Agent.

SECTION 1: TYPE OF VARIATION

This application for Variation other than a Minor Variation of Premises Licence is made under Section 29(5) of the Licensing (Scotland) Act 2005 in order to vary-
(Tick all relevant boxes)

5a

- Any of the Conditions to which the Premises Licence is subject
- Any of the information contained within the Operating Plan
- The Layout Plan
- Any other information contained or referred to in the licence (including any addition, deletion or other modification).

(Provide Details)

NAME OF BUSINESS

SECTION 2: PREMISES LICENCE DETAILS

2(a) Licence Number of Premises

EL010

2(b) Name and Address of Premises

Watchman Hotel
 East Links Road
 Gullane
 East Lothian

Post Code	EH31 2AF	Phone No.	01620 843288
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2(c) Full Name and Address of Current Licence Holder

Watchman Inns Ltd
 8 St Ann's Place
 Haddington
 East Lothian

Post Code	EH41 4BS	Phone No.	
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SECTION 3: NATURE OF VARIATION

Complete the relevant section(s) regarding the variations sought:-

3(a) Variation to the Conditions to which the Premises Licence is subject

Provide details of the Condition(s) to be varied and the variation being sought

Not Applicable

3(b) Variation to the information contained within the Operating Plan of the Premises Licence

Provide a copy of the proposed operating plan and highlight below the proposed changes. (See Note 1)

To increase on sales hours on a Saturdays to 1am and on Sundays to 12 midnight

To introduce Seasonal Variation to cover General Extensions

To clarify that Accommodation and Restaurant Facilities can take place at anytime outwith licensed hours

To provide that Recorded Music, and Outdoor Drinking Facilities could take place outwith Core Hours and that Live Performances and Dance Facilities could take place at a function if during permitted extended hours ,

To add Indoor/Outdoor sports as an Activity as they may be provided by the Hotel and to add TV Sport as an Activity for Guests and Visitors

To provide that in general this is a Hotel and normal Hotel activities can take place anytime

To amend the rules on Children and Young Persons to differentiate Children and Young Persons staying as overnight guests, and those just visiting

To increase the on sale capacity to 180

3(c) Variation to the Layout Plan of the Premises Licence

7 Copies of the proposed Layout Plan **must** accompany this application. (See Note 2)

In addition please provide details below of the proposed change to the layout of the Premises.

New Layout Plans will replace the current licensing plans, showing the changes in layout of the property in terms of relevant permissions obtained and the outside area

3(d) Variation to any other information contained or referred to in the licence

Provide details below of any other variation sought to the Premises Licence
(e.g. *Alteration to the description of the premises contained within the Premises Licence*)

To change the name of the Premises to the Watchman Hotel

SECTION 4: LICENCE TO BE AMENDED

(See note 3 below)

Does the appropriate Premises Licence accompany this application?

YES NO

If the answer is **NO**, please provide an explanation.

I am unable to produce the Premises Licence because...

- The licence has not yet been issued by the Board
- The licence has already been returned to the Board in respect of an earlier application for variation or transfer
- Other (provide details)
.....

SECTION 5: FEE PAYABLE

The fee payable in respect of the application for variation is **£150**

If the application is submitted alongside an application for Transfer of Premises Licence then the combined fee for both applications will be **£150** (see note 4 below)

If submitted with an application for transfer, please specify the order in which the applications are to be considered-

- Application for Transfer of Premises Licence followed by Application for Variation
- Application for Variation followed by Application for Transfer of Premises Licence

DECLARATION BY APPLICANT OR AGENT ON BEHALF OF APPLICANT

If signing on behalf of the applicant please state in what capacity.

I confirm that (a) the [redacted] is the best of my knowledge and belief;
and (b) the appropriate [redacted]

Signature

..... (See note 5 below)

Date

..... 18/5/21

Capacity: ~~APPLICANT~~ / AGENT (delete as appropriate)

**If agent, please provide name, address,
phone number and (if applicable) email address**

.....
Macdonald Licensing
21a Rutland Square
Edinburgh, EH1 2BB

0131 229 6181, alistair@macdonaldlicensing.com

Note 1:

Please note that the proposed Operating Plan **must** contain any aspects of the current Operating Plan that are to be preserved should the variation be granted. (e.g. If the current Operating Plan allows a premises to have 'live performances' but this is not requested on the proposed Operating Plan then the Licensing Board would view such an omission as a request to have 'live performances' deleted from the Operating Plan of the Premises.)

Note 2:

Please refer to Paragraph 5 of the Premises Licence (Scotland) Regulations 2007 regarding the format of Layout Plans.

Note 3:

The appropriate premises licence (including summary licence, operating plan and layout plan) must be returned to the Licensing Authority in order that the licence documents can be updated to reflect the details of the variation. If you are in possession of the appropriate Premises Licence but unable to provide said licence with this application, you must ensure the licence is forward to the Licensing Authority within 14 days in order to complete the process of variation.

Please note also that once the variation is completed, any certified copies of the appropriate Premises Licence must also be updated to reflect the details of the variation.

Note 4:

This refers to an application to Transfer the Premises Licence made under either Section 33(1) or Section 34(1) of the Licensing (Scotland) Act 2005

Note 5:

Data Protection Act 1998

The information on this form will be used to update the Premises Licence of the appropriate premises. Accordingly, the information contained on this form may be held on an electronic public register which may be available to members of the public on request.

Contact Us:

East Lothian Licensing Board
Licensing Office
John Muir House
Haddington, East Lothian
EH41 3HA

Phone: 01620 827217 / 827867 / 820114
Fax: 01620 827253
Email: licensing@eastlothian.gov.uk

FOR OFFICE USE ONLY		
<i>Received & Receipt No.</i>	<i>System Updated</i>	<i>Licence Issued</i>

Supplementary Application Information

This information is required in relation to all Premises Licence/Provisional Licence applications or any application which is a Premises Licence Variation, not considered to be a Minor Variation. Application submissions generally tend to be insufficiently detailed as to provide a complete picture of what businesses propose to provide the public. Therefore, Licensing Boards often have too little information, in advance of Board hearings, to fully appreciate what is being applied for. This situation often leads to numerous unnecessary objections and representation being made due to interested parties, such as neighbouring residents, not understanding what proposed activities really relate to i.e. What does Live Music actually mean and how will it impact on their lives. For these reasons, the Board has made a policy decision to require applicants to provide a fuller description of their business proposals and detail how the five licensing objectives will be met.

Business Profile

Please describe your business offering.

The premises are the former Mallard Hotel on East Links Road, Gullane, which had been operated by members of the same family for almost 60 years! The family decided to put it up for sale last year and it was acquired by a new Company formed by three local families. They wish to continue the superb reputation of the premises , but perhaps increase the facilities and modernize the Hotel without detracting from the character.

It is presently closed for a major refurbishment, hopefully opening in July. This is going through the Building Warrant/Completion Certificate process.

The Premises Manager is the previous Manager of Greywalls, who will add appropriate experience and knowledge of the Hotel and Hospitality business.

It is envisaged that the Hotel name will change to reflect the new ownership and management.

The Variation has been lodged after careful consideration of the current Operating Plan, and to reflect the changes in layout that are to take place.

Hours are increased simply to reflect the East Lothian Policy Hours, by one hour each on Saturdays and Sundays..

The Hotel may wish to take advantage of General Extensions such as the Festive period, and of course for major golfing events locally.

Food could be available to guests outwith core hours, such as breakfast and perhaps room service. Recorded Music and Outdoor Drinking facilities are, in a Hotel, likely to be available at times outwith the core licensing hours

TV Sport was not included as an Activity but of course TVs will be in the Bar and Lounge and sport will be watched as it will on the TVs in the bedrooms

Live performances and Dancing may take place in functions for instance which could , particularly at the Festive period, be during Extended Hours grants

The area set aside for guests and visitors outside has been increased, as shown on the Plan and hence the increase in capacity

(extend this box if you require additional space)

On/Off Consumption

(a) Please describe the type of business you intend to operate in respect of On consumption.

a) Bar and Restaurant facilities for Guests and Visitors. May be Room service too

(b) Please describe the type of business you intend to operate in respect of Off consumption & deliveries

b) The premises enjoy this, but the new owners may use it occasionally for the benefit of guests and visitors. A bottle of wine they particularly like for instance. Could be a packed lunch or tea! Envisage a lot of walkers staying in the Hotel, plus Golfers as well of course.

Clarification is required in relation to the content of your proposed Operating Plan

(extend the boxes below if you require additional space)

To what extent do you intend to use any of the following: Accommodation; Conference Facilities; Restaurant Facilities; Bar Meals:

All of these facilities have been provided by the Hotel during the period of the previous owners and our clients will continue these.

Social Functions – Weddings; Birthdays; Retirements ; Other - If you intend to provide for any of these functions please describe the nature and extent and likely frequency of each:

Yes, again the intention will be to hold functions of all types, particularly for local people, but also for those travelling to Gullane for a break. The frequency is not known yet. After all no one has really been making bookings recently. By the time of the Board hearing our clients could give a better indication.

you can expand on your explanation here:

This is a Hotel so will operate 24 hours a day. Certain activities such as the provision of food, access to a TV , recorded music in certain areas and other activities which might in normal circumstances be available to Hotel Residents. I did expand on this in the introductory section as well.

Outside areas will be available for guests to sit prior to licensed hours. Other Activities would only be available if it was in conjunction with a grant of Extended Hours.

Any Other Activities - In your Operating Plan at 5(f) you should have given details of any other type of activity you are likely to cater for. It would be useful to give an indication of the extent and frequency of such events:

We have just referred to certain normal Hotel Activities, that would be required by guests in a Hotel of this type. That could be facilities or services.

Children and Young Persons – If you intend to provide access for children and young persons on the premises please provide details of what facilities you have on the premises in respect of different age groups. In addition, please state where and what baby changing facilities will be provided for children under five years.

Baby Changing facilities will be available to Residents and Guests in the toilets in the public areas.

The owners wish to attract families so the restaurant will cater for the tastes of Children and Young Persons. The owners will learn what might be demanded as time goes on eg board games. There is a large outside area so there may be the opportunity for sporting facilities and activities for youngsters and adults in this.

Licensing Objectives - Please provide details below of how you will ensure that the 5 Licensing Objectives are complied with. It may be helpful in answering this section if you refer to the East Lothian Council Licensing Board's 'Statement of Licensing Policy, which can be found at the following link or the Council website [policy link](#)

(extend the boxes below if you require additional space)

Entertainment – Recorded Music; Live Performances; Dance Facilities; Theatre; Films; Gaming; Indoor/outdoor sports; Televised Sport - If you intend to provide for any of these facilities please describe the nature and extent and likely frequency of each:

Recorded Music, Live Performances and Dance Facilities are in the Licence already. As to their frequency, Recorded Music will be available most of the time that the Reception is open for instance. The others relate to functions so similar response to the last question. Theatre Films and Gaming are not included.

Indoor/Outdoor Sports are being added as is TV Sport which should have been in the Licence already. As previously mentioned this will be for customers to watch in the bar or their Room.

Indoor/Outdoor sports could provide facilities that the Hotel might add, taking into account the larger outside area or indoor sports, perhaps for the amusement of Children.

Outdoor Drinking Facilities - If you intend to provide outdoor drinking facilities please describe where and what the facilities will be used for. You will also be required to provide a statement in the objectives section how you intend to prevent public nuisance from use of such facilities:

There was already outdoor drinking facilities in the Licence but this is being increased. It is felt that people value sitting outside far more now, and many will be happier to do so for a while. The areas are shown on the Layout Plan. The setting is so fantastic , looking over the Golf Course , that our clients wished to maximize this.

Adult Entertainment – If you intend to provide any entertainment of a sexual nature please state the type and likely frequency if use. Adult entertainment is any form of sexual stimulation and includes adult humour or explicit language. The Board will also expect you to address the objective of preventing harm to children and young persons:

Not Applicable

Activities Outwith Licensed Core Hours - In your Operating Plan, directly below question 5(e), you should have given details of any activity that will be provided outwith core licensed hours. If you wish

Preventing Crime and Disorder:

We don't think the Mallard Hotel caused the Police, LSOs and Board any problems and that would be the intention of the new owners. No reason to think that will change. This is a large investment by local families who make up the Company and know the area. The usual precautions will be in place and appropriate staff training arranged timeously. Relationships with local police and with Rudi, your LSO will be arranged, and any concerns they have will be addressed. However all Licensees must be prepared for the unexpected and training will include advice on refusal of service too under agers and drunk persons, how to recognize these. Also how to deal with incidents, calling the police etc.

Securing Public Safety:

The Hotel is going through a major refurbishment and of course will require to satisfy Building Standards in respect of any safety issues.
So long as there are restrictions under Covid regulations they will adhere to this and encourage patrons to do likewise.
Over consumption of alcohol is relevant here, and again staff will have clear instructions as to how to avoid customers having too much so as to change their behavior in an unacceptable way.

Preventing Public Nuisance:

There are residential properties nearby. Noise from the hotel, such as music, and the noise from the outside area will be monitored with a view to avoiding any nuisance to local residents. Our clients are entirely sympathetic to their neighbours amenity and will work with them if any issues are raised.
When customers are leaving an event at the end of an evening they would be encouraged to leave quietly, taxis can be organized, and to respect the neighbours

Protecting and Improving Public Health:

Our clients wish to cater for the local community , including families, but generally a cross section including elderly, disabled and they wish the experience at the Hotel to e enjoyable whatever the circumstances.

There will be customers staying in the Hotel, perhaps to play/watch golf. They might be walkers, birdwatchers or just enjoying this beautiful part of the Country. They want their visit to be a pleasant

experience and not spoilt by over consumption of alcohol by themselves or other customers.

It is hoped that local people will use it as a place to come to eat or just for a drink, but would not envisage it as being a destination for irresponsible drinkers

Covid regulations will apply

Protecting Children and Young Persons From Harm:

Children and Young Persons welcome with an adult as a resident or visitor. The Hotel will cater for their specific requirements in terms of food, and soft drinks at reasonable prices. It is hoped that if residents there may be TVs to watch and entertainment of other kinds provided-outside for instance. That will be an ongoing matter according to demand and experience.

Application Supporting Comments / Any Other Additional Information

(extend the boxes below if you require additional space)

Additional Information:

This was previously a Hotel that East Lothian was proud of and our clients wish to take that and enhance it. Local people who know the area and want to become an integral part of the community

A large investment is in hand to improve and protect the fabric of the property and the facilities for guests

Supporting Comments: i.e. reasons why the Board should support your application.

Asking for support to the changes which will enhance the offering to locals and visitors. Delighted to respond to issues raised by the Police and LSOs and look forward to addressing the Board at the Hearing

[Redacted]

SIGNATURE AND DECLARATION BY APPLICANT

IT IS AN OFENCE TO MAKE A FALSE STATEMENT IN OR IN CONNECTION WITH THIS APPLICATION

(Criminal Law (Conduct) (Scotland) Act 1997, section 4(2)(b))

The contents of this statement are true to the best of my knowledge and belief.

Signature



Date

18.05.21

21a Rutland Square
Edinburgh
EH1 2BB

EAST LOTHIAN LICENSING BOARD

OPERATING PLAN

Licensing (Scotland) Act 2005, section 20(2)(b)(i)

Name, address and postcode of premises to be licensed.

<p>The Watchman Hotel East Links Road Gullane East Lothian EH31 2AF</p>
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Question 1

STATEMENT REGARDING ALCOHOL BEING SOLD ON PREMISES/OFF PREMISES OR BOTH

<i>1(a) Will alcohol be sold for consumption solely ON the premises?</i>	<i>NO</i>
<i>1(b) Will alcohol be sold for consumption solely OFF the premises?</i>	<i>NO</i>
<i>1(c) Will alcohol be sold for consumption both ON and OFF the premises?</i>	<i>YES</i>
<i>*Delete as appropriate</i>	

Question 2

STATEMENT OF CORE TIMES WHEN ALCOHOL WILL BE SOLD FOR CONSUMPTION ON PREMISES

<i>Day</i>	<i>ON Consumption</i>	
	<i>Opening time</i>	<i>Terminal hour</i>
<i>Monday</i>	11am	11pm
<i>Tuesday</i>	11am	11pm
<i>Wednesday</i>	11am	11pm
<i>Thursday</i>	11am	1am
<i>Friday</i>	11am	1am
<i>Saturday</i>	11am	1am
<i>Sunday</i>	11am	12 midnight

Question 3

STATEMENT OF CORE TIMES WHEN ALCOHOL WILL BE SOLD FOR CONSUMPTION OFF PREMISES

<i>Day</i>	<i>OFF Consumption</i>	
	<i>Opening time</i>	<i>Terminal hour</i>
<i>Monday</i>	11am	10pm
<i>Tuesday</i>	11am	10pm
<i>Wednesday</i>	11am	10pm
<i>Thursday</i>	11am	10pm
<i>Friday</i>	11am	10pm
<i>Saturday</i>	11am	10pm
<i>Sunday</i>	10am	10pm

Question 4

SEASONAL VARIATIONS

<i>Does the applicant intend to operate according to seasonal demand</i>	YES
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**If YES – provide details*

Would like to take advantage of General Extensions granted by the Board

Question 5

PLEASE INDICATE THE OTHER ACTIVITIES OR SERVICES THAT WILL BE PROVIDED ON THE PREMISES IN ADDITION TO SUPPLY OF ALCOHOL

COL. 1	COL. 2	COL. 3	COL. 4
5(a) <i>Activity</i>	<i>Please confirm</i> YES/NO	To be provided during core licensed hours – please confirm YES/NO	Where activities are also to be provided outwith core licensed hours please confirm YES/NO
<i>Accommodation</i>	YES	YES	YES
<i>Conference facilities</i>	YES	YES	YES
<i>Restaurant facilities</i>	YES	YES	YES
<i>Bar meals</i>	YES	YES	NO
5(b) Activity <i>Social functions including:</i>	<i>Please confirm</i> YES/NO	To be provided during core licensed hours – please confirm YES/NO	Where activities are also to be provided outwith core licensed hours please confirm YES/NO
<i>Receptions including Weddings, funerals, birthdays, retirements etc.</i>	YES	YES	YES
<i>Club or other group meetings etc.</i>	YES	YES	YES
5(c) <i>Activity</i> <i>Entertainment including:</i>	<i>Please confirm</i> YES/NO	To be provided during core licensed hours – please confirm YES/NO	Where activities are also to be provided outwith core licensed hours please confirm YES/NO
<i>Recorded music – see 5(g)</i>	YES	YES	YES
<i>Live performances – see 5(g)</i>	YES	YES	YES
<i>Dance facilities</i>	YES	YES	YES
<i>Theatre</i>	NO	NO	NO
<i>Films</i>	NO	NO	NO
<i>Gaming</i>	NO	NO	NO
<i>Indoor/outdoor sports</i>	YES	YES	YES
<i>Televised sport</i>	YES	YES	YES

5(d) <i>Activity</i>	<i>Please confirm</i> YES/NO	To be provided during core licensed hours – please confirm YES/NO	Where activities are also to be provided outwith core licensed hours please confirm YES/NO
<i>Outdoor drinking facilities</i>	YES	YES	YES
5(e) <i>Activity</i>	<i>Please confirm</i> YES/NO	To be provided during core licensed hours – please confirm YES/NO	Where activities are also to be provided outwith core licensed hours please confirm YES/NO
<i>Adult entertainment</i>	NO	NO	NO

Where you have answered YES in respect of any entry in column 4 above, please provide further details below.

THE PREMISES ARE A HOTEL AND THEREFORE CERTAIN ACTIVITIES WILL BE AVAILABLE UP TO 24 HOURS A DAY. THAT INCLUDES ACCOMMODATION, RESTAURANT FACILITIES WHICH COULD BE BREAKFASTS (POSSIBLY FOR NON-RESIDENTS AS WELL) LATER MEALS FOR GUESTS ARRIVING LATE AND ROOM SERVICE, ALL OF WHICH COULD INVOLVE ALCOHOL FOR GUESTS STAYING.

BACKGROUND MUSIC COULD BE PLAYED AT ANY TIME, IN RECEPTION FOR INSTANCE. LIVE MUSIC AND DANCE FACILITIES COULD BE AT FUNCTIONS DURING EXTENDED HOURS

INDOOR/OUTDOOR SPORTS COULD TAKE PLACE IF PROVIDED BY THE HOTEL,

TELEVISED SPORT COULD TAKE PLACE IN BEDROOMS AT ANY TIME AND IN PUBLIC AREAS IN THE HOTEL FOR GUESTS OUTWITH LICENSED HOURS

OUTDOOR DRINKING FACILITIES WOULD BE AVAILABLE FOR GUESTS OR VISITORS HAVING BREAKFASTS, COFFEES ETC PRIOR TO LICENSED HOURS COMMENCING

5(f) any other activities

If you propose to provide any activities other than those listed in 5(a) – (e) please provide details or further information in the box below.

THIS IS A HOTEL AND THEREFORE ACTIVITIES ASSOCIATED WITH A HOTEL WILL TAKE PLACE 24 HOURS A DAY.

5(g) Late night premises opening after 1.00am

<i>Where you have confirmed that you are providing live or recorded music, will the decibel level exceed 85dB?</i>	<i>YES/NO*</i>
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<i>When fully occupied, are there likely to be more customers standing than seated?</i>	<i>YES/NO*</i>
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**Delete as appropriate*

Question 6 (On-sales only)

CHILDREN AND YOUNG PERSONS

6(a)	<i>When alcohol is being sold for consumption on the premises will children or young persons be allowed entry</i>	YES
	<i>*Delete as appropriate</i>	

6(b) *Where the answer to 6(a) is YES provide statement of the **TERMS** under which they will be allowed entry*

CHILDREN AND YOUNG PERSONS ARE ALLOWED ENTRY ONLY WHEN ACCOMPANIED BY AN ADULT

CHILDREN AND YOUNG PERSON MAY BE GUESTS IN THE HOTEL, OR VISITING THE HOTEL FOR THE PURPOSE OF HAVING A MEAL IN THE RESTAURANT FOR INSTANCE. THEY MAY ALSO BE ATTENDING AN EVENT IN THE HOTEL

6(c) *Provide statement regarding the **AGES** of children or young persons to be allowed entry*

ANY AGE

6(d) *Provide statement regarding the **TIMES** during which children and young persons will be allowed entry*

NO RESTRICTION ON RESIDENT CHILDREN AND YOUNG PERSONS, BEING ON THE PREMISES, BUT THEY WILL REQUIRE TO VACATE THE BAR AND RESTAURANT BY 10PM

NON-RESIDENT CHILDREN AND YOUNG PERSONS WILL, SUBJECT TO THE AFTERMENTIONED EXCEPTION, REQUIRE TO VACATE THE PREMISES BY 10PM

CHILDREN AND YOUNG PERSONS MAY REMAIN UNTIL THE END OF A PRIVATE PRE-BOOKED FUNCTION .

6(e) Provide statement regarding the **PARTS** of the premises to which children and young persons will be allowed entry

ALL PUBLIC AREAS

Question 7

CAPACITY OF PREMISES

What is the proposed capacity of the premises to which this application relates?

ON SALES 180

Question 8

PREMISES MANAGER (NOTE: not required where application is for grant of provisional premises licence)

Personal details

8(a) Name

Surajit Dasgupta

8(b) Date of birth

8(c) Contact address

8(d) Email address and telephone number

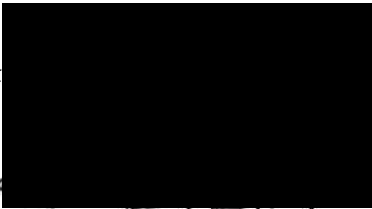
8(e) Personal licence

<i>Date of issue</i>	<i>Name of Licensing Board issuing</i>	<i>Reference no. of personal licence</i>
31st May 2011 (Renewal submitted)	City of Edinburgh	324383

DECLARATION BY APPLICANT OR AGENT ON BEHALF OF APPLICANT

If signing on behalf of the applicant please state in what capacity.

The content of this declaration is true to the best of my knowledge and belief.

Signature  ... * (see note below)

Date 18/10/21

Capacity APPLICANT/AGENT (delete as appropriate).

Telephone number and email address of signatory

*** Data Protection Act 1998**

The information on this form may be held on an electronic public register which may be available to members of the public on request.

General Notes
- All particulars shown on this drawing are subject to verification on site.
- Drawing suitable for scaling for Planning purposes. to scale@

A1



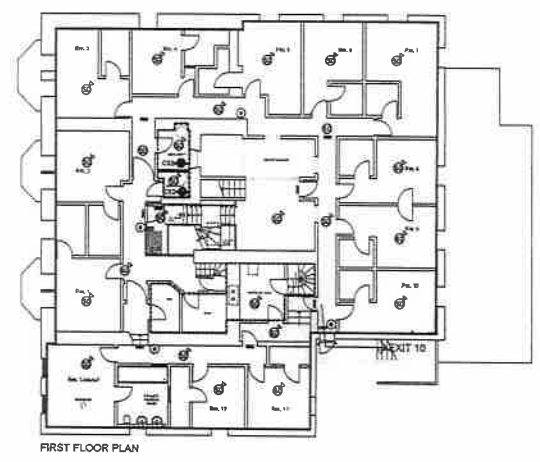
LOCATION PLAN 1:1250 SCALE



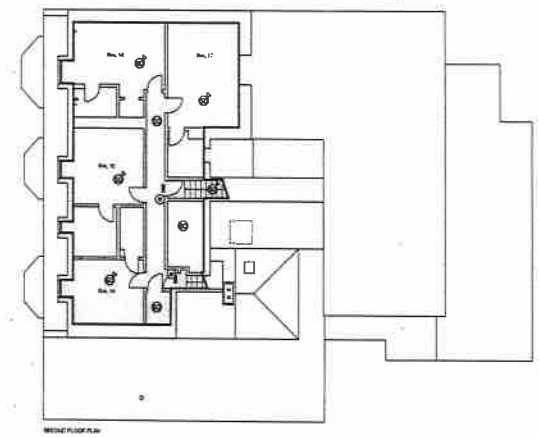
178

East Lothian Council
Licensing
19 MAY 2021
Received

date	description	revision	
	architecturejfltd 92 Pittencrieff Park, Gullane, East Lothian EH41 3HE t 01620 84 5655 e watchman@architecture.com f 01620 84 5550		
	project The Watchman Hotel East Links Road Gullane for Watchman Inns Ltd		
	drawing Licensing Location Plan		
scale	date	drawn	approved
1:1250@A1	Apr 21	jf	
project no.	drawing no.	revision	
20:56	L(0)100	-	

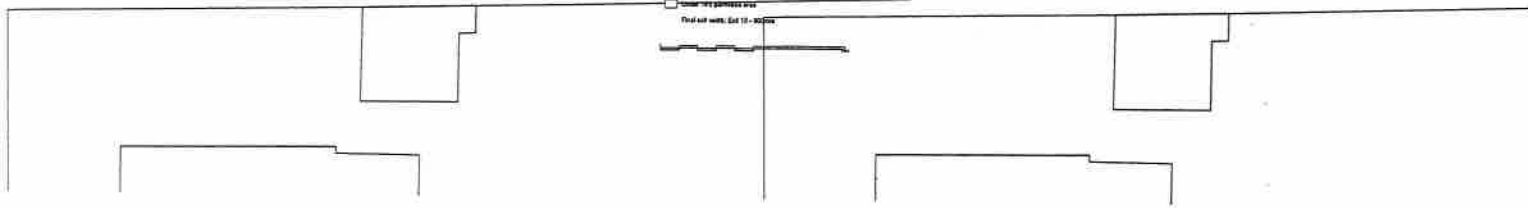


FIRST FLOOR PLAN



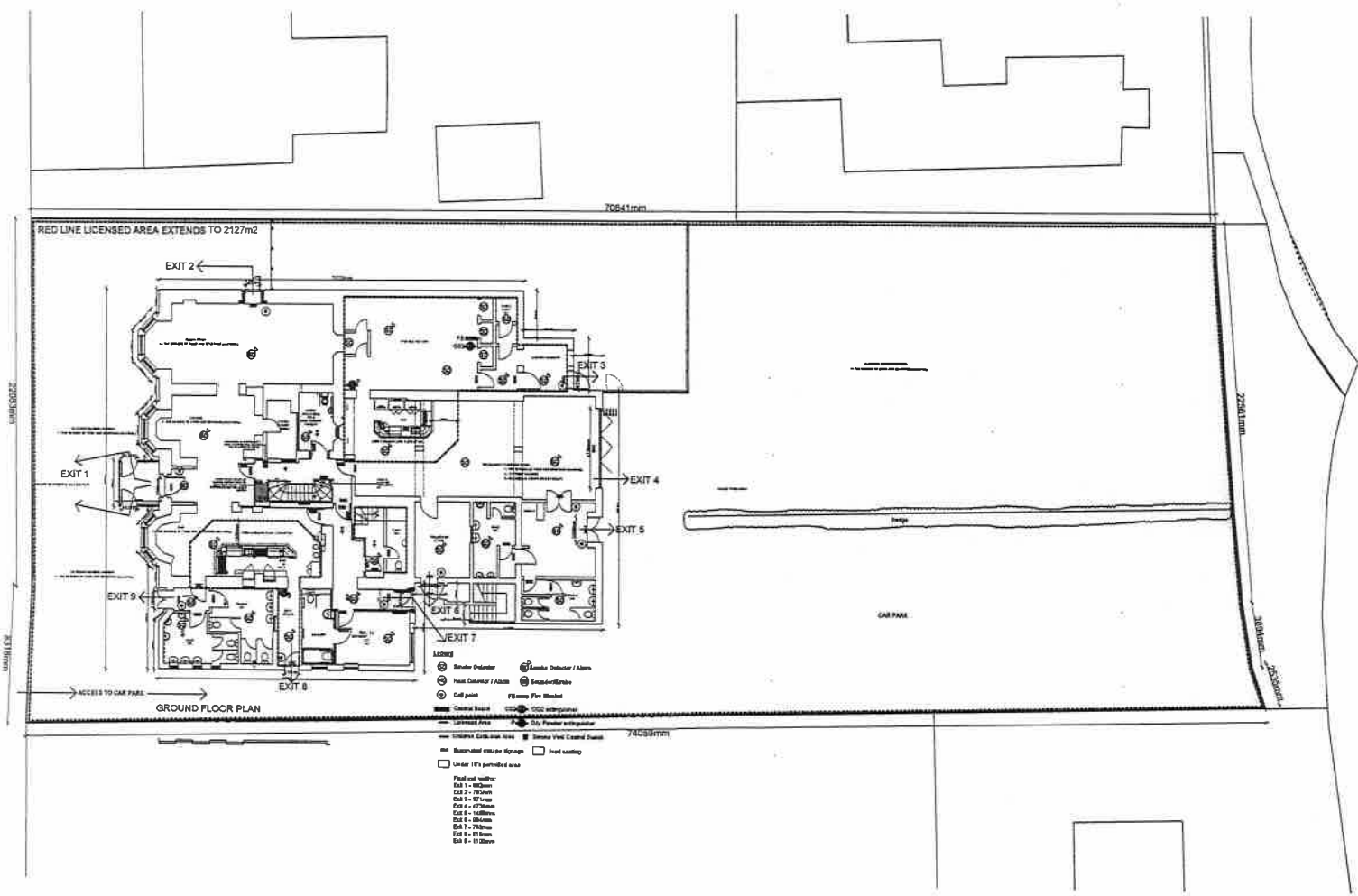
SECOND FLOOR PLAN

- LEGEND**
- ⊙ Smoke Detector
 - ⊙ Heat Detector / Alarm
 - ⊙ Call point
 - ▨ Coated Road
 - ▨ Limited Area
 - ▨ Children Exclusion Area
 - ▨ Restricted access signage
 - ▨ Disabled parking area
 - ⊙ Fire Alarm Control / Alarm
 - ⊙ Standstill/Brake
 - ▨ Floor Fire Minder
 - ⊙ CO2 monitoring
 - ⊙ Dry Powder extinguisher
 - ▨ Internal View Control Device
- Final set with: E&L 17 - 20/21



East Lothian Council
Licensing
19 MAY 2021
Received

Project Name	The Watchman Hotel
Client	East Lothian Council
Address	East Lothian Road Gullane for Watchman Inns Ltd
Drawing Title	Licensing First and Second Floor Plans
Scale	1:100 @ A0 04/05/21
Date	20/05/21
Time	20:56
Version	L(0)02



- Legend**
- Smiley Detector / Alarm
 - Hand Detector / Alarm
 - Call point
 - Fire Alarm / Fire Detector
 - Central Issue
 - Fire Extinguisher
 - Dry Powder extinguisher
 - Escape route
 - Floor level
 - Structural escape storage
 - First landing
 - Under 19's permitted area
- Floor and ceiling:**
- CL 1 - 102mm
 - CL 2 - 75mm
 - CL 3 - 47mm
 - CL 4 - 47mm
 - CL 5 - 140mm
 - CL 6 - 75mm
 - CL 7 - 75mm
 - CL 8 - 110mm
 - CL 9 - 110mm

GROUND FLOOR PLAN

East Lothian Council
Licensing
19 MAY 2021
Received

<p>architecture 55 St Andrew Square, Edinburgh Tel: 0131 225 3446 www.architecturejftd.com</p>	<p>PROJECT The Watchman Hotel East Links Road Gullane for Watchman Inns Ltd</p> <p>REVISION</p>
<p>1:100 (SC - 20202)</p>	<p>DATE 20.56</p>

31/05/2021

Your Ref: EL010

Our Ref: 41193/GB

The Clerk of the Licensing
Board
East Lothian Council
John Muir House
Haddington
East Lothian
EH41 3HA



**POLICE
SCOTLAND**

Keeping people safe

John McKenzie
Divisional Commander
The Lothians and Scottish Borders Division
Haddington Police Station
39-41 Court Street
Haddington
EH41 3AE

FOR THE ATTENTION OF EAST LOTHIAN LICENSING BOARD

Dear Sir/Madam,

**LICENSING (SCOTLAND) ACT 2005
APPLICATION FOR THE VARIATION OF A PREMISES LICENCE
MALLARD HOTEL
MALLARD HOTEL, EAST LINKS ROAD, GULLANE, EAST LOTHIAN, EH31
2AF.**

I refer to the above variation of a premises licence in terms of Section 29(5) of the Licensing (Scotland) Act 2005.

The variation requested consists of

- The increase of sales hours on a Saturday to 1am and on Sundays to 12 midnight.
- The introduction of seasonal variations to cover general extensions.
- The provision that recorded music and outdoor drinking facilities could take place out with core hours and that live performances and dance facilities could take place at a function during permitted extended hours.
- The increase of the on sales capacity to 180 patrons.
- The change of name of the premises to Watchman Hotel

In terms of Section 29(5) this request can be considered a variation.

I have no adverse comment to make regarding the variation proposed.

EAST LoTHIAN COUNCIL

PEOPLE AND GOVERNANCE

From: Rudi Fruzynski
Licensing Standards Officer

To: K. MacNeill
Clerk to the Licensing Board

Date: 27 May 2021

**Subject: LICENSING SCOTLAND ACT 2005
PREMISES LICENCE MAJOR VARIATION APPLICATION**

Watchman Hotel, East Links Road, Gullane, East Lothian EH31 2AF

I can confirm that Licensing Standards has visited the Watchman Hotel, which is currently undergoing extensive renovation work, and has assessed the application for a major variation in terms of the Act and the Board's statement of licensing policy.

The proposed change of name of the hotel is not questioned.

The proposed increase in hours to 01.00 on Saturdays and 24.00 on Sundays is within policy.

The premises provide hotel accommodation and restaurant facilities for guests and the operation of such, outwith licensed hours, is not contested. Normal hotel activities can take place at anytime.

There is no objection to the inclusion of televised sport facilities to the operating plan.

Recorded music within the premises, and the use of the outdoor drinking areas prior to licensed hours is not contested. However, the following conditions are suggested in relation to use of the outdoor drinking areas to protect neighbouring residents from disturbance and nuisance:

1. That the terminal hour in relation to the outdoor drinking areas should be no later than 22.00 hours each night.
2. That there should be no amplified entertainment in the outdoor areas.
3. Staff should frequently monitor the outdoor drinking areas.

Licensing Standards does not object to the proposed increase in capacity from 150 to 180.

R. Fruzynski
Licensing Standards Officer

EAST LOTHIAN COUNCIL

Internal Memorandum

From: Planning Delivery
Per: Neil Millar
To: Clerk to the Licensing Board
Per: Licensing Board
Cc:

Date: 28th May 2021

LICENSING (SCOTLAND) ACT 2005

Re: Consultation response

Address: The Watchman (Former Mallard Hotel), East Links Road, Gullane
Application type: Variation other than a minor variation of premises licence

I have no objection to the variations applied for, and as detailed in the application forms, with regards to the above premise. Planning permission is not required for the sale of alcohol on the premises.

However, I can confirm that there are no records of a grant of planning permission for the use of a beer garden/external drinking area within the grounds of the premise. I would advise that a planning application is sought for the change of use of any area of land that is to be used as a beer garden/external drinking area.

