

## **NOTES TO ILLUSTRATIONS**

### Outside Area 1

Illustrates the position of the outside area in relation to surrounding and mainly residential properties.

Illustrates that the outside area is not in Walmgate or part of the commercial area but merely once the rear yard to a three storey residential property.

Illustrates the cycle store demolished and removed early 2021 to clear an area to accommodate the increased seating used first through Temporary Even Notice conditions and then as a variation to the Premises Licence.

### Google Map

Further illustrates the relationship of the outside area to the surrounding properties and St. Denys Court.

Illustrates the position of the recently demolished and removed cycle store.

### Premises Plan 2014

Illustrates the position of the cycle store (Planning Consent 15/01049/FUL) in place since approximately early 2015 and demolished and removed in early 2021.

Illustrates that the Premises Plan submitted February 2018 and supporting the original Premises Licence Application was incomplete - the cycle store is not shown.

### Outside Area 2

Illustrates the outside area being used by 18 customers (maximum permitted 20 by Premises Licence, 12 by Planning Permission (breached here)).

Illustrates the area previously accommodating the cycle store as now being used to seat customers.

### Tabanco Web Page

First page of Tabanco web site - illustrates that it is plausible to conclude that the premises is being promoted/operated as a bar. Licence Condition Annex 2.2 specifically prevents this.