

DUMFRIES AND GALLOWAY LICENSING BOARD

The following application for the variation of a Premises Licence under Sections 29 and 21(1) of the Licensing (Scotland) Act 2005 has been received by the Board:

Ref	Name of Applicant Name/Address of Agent	Name/Address of Premises	Nature of variation	Date by which objections must be made to Board
L.1/601A	Albassinia Ltd 21-23 High Street Moffat DG10 9HL	Stag Hotel 21-23 High Street Moffat DG10 9HL	<u>Operating Plan</u> Increase in capacity from 206 to 230 Increase on sales on a Thursday to 11am to 12am or 1am for functions (currently 11am to 12am). Increase off sales from Monday to Sunday to 10am-10pm (currently 11am to 10pm). Add Seasonal Variation to read 'In line with the Annandale and Eskdale area of the Dumfries and Galloway regional licensing board for festive hours' Add Restaurant Facilities, Dance Facilities, Theatre and Films within and outwith core hours. Add Adult Entertainment within core hours. Activities Outwith Core Hours to read: '5(a) Accommodation – may be available 365 days of the year. In addition, alcohol may be available to residents and their guests outside normal core hours. Breakfast/bar meals will also be available to all guests outside of normal core hours. Conference facilities, Restaurant facilities, Bar meals – as a community space/hub Opia will offer these facilities for local gatherings with available food options. It is anticipated for business needs and future demands of	Friday 24 July 2026

			customers that food and non-alcoholic drinks will be required early mornings before 11am. 5(b) Receptions, weddings and clubs/other groups – outwith core hours to meet and provide flexibility for anyone wishing to use the premises for these activities before 11am. 5(c) Entertainment – hope to make the premises a third space and community hub with a family feel for all and these activities will allow them to encourage customers in the premises outwith core hours and before 11am. Would intend to encourage local clubs of all varieties to utilise the premises, area has a strong family/community feel, dance and sport clubs as well as bingo, theatre etc all have strong in the region, and the premises wish to encourage this. There is also a dedicated music room which we intend to use for both recorded music and live performances. 5(d) Outdoor drinking – to utilise the space for refreshments, food and non-alcoholic drinks, teas, coffees etc outwith core hours before 11am. 5(e) Adult entertainment – option to have an event where a film with an 18 category certificate could be shown. If such an event takes place, then no children or young persons would be allowed on the premises. <u>Children and Young Persons</u> TERMS – Children must be accompanied by a responsible adult at all times, until the terminal hour. Young persons will be allowed in until 10pm without being accompanied by an adult, after 10pm and until terminal hour must be accompanied by a responsible adult.	
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			AGES – Children 0 to 15 years, Young Persons 16 and 17 years. TIMES – Children (0-15) be allowed entry until 10pm unless attending a private function or workshop and events, when they are permitted to the end of that function. Must always be accompanied by a responsible adult. Young Persons (16 and 17 years) will be allowed until 10pm without being accompanied by an adult, after 10pm and until terminal hour must be accompanied by a responsible adult. Resident children and young persons – all times. PARTS Children and young persons will be permitted in all public areas of the premises when accompanied by a responsible adult, including the café, lounge areas and beer garden. The following restrictions will apply: • Access to the immediate bar counter area will not be permitted after 8pm (during the daytime main function will be as a café serving coffees and food, however in the evening children and young persons will not be permitted at the bar counter) • Access to any designated smoking area will not be permitted. • These arrangements will be actively supervised and managed to ensure a safe and appropriate environment for all customers. <u>Layout Plan</u> Refurbishment resulting in changes to the layout plan –	
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			ground floor: bar area and toilets have minor modifications to layout and first floor: managers flat has become an events space. <u>Any Other Changes</u> Change premises name to 'Opia House' Change of description to read 'Specialised Café/Bar that is an inclusive third space for family and community to socialise and gather. Opia will sell non-alcoholic refreshments as well as food/bar meals for all patrons. The building is a 3-story end terrace in the town centre of Moffat and will provide hotel accommodation with 7 ensuite bedrooms (2Family, 2Double, 2Single & 1Twin) a kitchenette, drying room and lounge room is also available for staying guests. A secure outdoor area for coffee, snacks, food and alcohol or non-alcoholic refreshments is at the rear of the premises.	
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Any objections or representations in terms of Section 22 of the Act should be lodged with the undernoted no later than the date specified for the particular application within the right hand most column.

Vlad Valiente
Clerk to the Licensing Board
Kirkbank House
English Street, Dumfries, DG1 2HS