EAST AYRSHIRE LICENSING BOARD

Minute of the Meeting of East Ayrshire Licensing Board held within the Council Chambers, Council Headquarters, London Road, Kilmarnock, and digitally through Microsoft Teams, on Tuesday 23 June 2026 at 10am.

SEDERUNT: Councillor Drew Filson (Chair), Councillor Caroline Barton, Councillor Stephen Canning, Councillor June Kyle and Councillor David Richardson.

ATTENDING: David Mitchell (Clerk to the Licensing Board), Craig Young (Acting Clerk to the Licensing Board), Carol Ann Anderson and Scott Thomson (Licensing Standards Officers), Patricia Duncan and Alison Hewitson (Licensing Board Administrators).

APOLOGIES: Councillor William Crawford, Councillor Claire Leitch, Councillor Linda Mabon, Councillor Clare Maitland and Councillor Kevin McGregor.

1. SEDERUNT

Noted.

2. DECLARATIONS OF INTEREST

In relation to the application for variation of premises licence in respect of Cumnock Juniors FC Social Club, Councillor Kyle declared a non-financial interest, being a member of Cumnock Juniors FC Social Club, and intimated that she intended to withdraw from the meeting for that item of business in accordance with paragraph 5.6 of the Councillors' Code of Conduct.

3. MINUTE OF MEETING

The Minute of the meeting of East Ayrshire Licensing Board, held on 19 May 2026, was approved and noted.

4. APPLICATIONS CONSIDERED UNDER DELEGATED AUTHORITY

The Clerk reported on the applications discharged under delegated authority between 12 May and 16 June 2026, namely:-

Minor Variation	:	9
S33 Transfer of Premises Licence	:	1
Grant of Personal Licence	:	15
Renewal of Personal Licence	:	1
Renewal of Small Lotteries Registration	:	11
Grant of Small Lotteries Registration	:	2
Automatic Entitlement to 2 gaming machines	:	1

Extended Hours	:	55
Occasional Licences	:	80

The Clerk reported that of the 80 Occasional Licences granted, 27 were granted to Personal Licence Holders, 23 to Premises Licence holders, 21 to Club premises and 9 to Voluntary Organisations.

The Clerk advised that of the 55 Extended Hours applications granted, 51 applications were to cater for the FIFA World Cup.

It was noted that, as of the date of the report, there are 945 Personal Licences in force, an increase of 10 since the last report, and 288 Premises Licences in force, an increase of 1 since the last report.

5. ANNUAL FINANCIAL AND FUNCTIONS REPORT

The Clerk reminded Members that, in terms of Section 56 of the Air Weapons and Licensing (Scotland) Act 2015, Licensing Boards must prepare and publish an Annual Financial and Functions Report.

The Clerk outlined the contents of the report. Referring to the Financial Report, it was noted that there was deficit of £65,388 in 2025/26 and that the Council continued to support the Licensing Board. Members noted the contents of the functions report.

The Board Members unanimously agreed to approve the Annual Financial and Annual Functions Report and authorised the Clerk to proceed with the publication of the Annual Financial and Annual Functions Report.

6. APPLICATIONS

Applications considered under the Licensing (Scotland) Act 2005 – See Appendix I.

There being no further business, the meeting ended at 10.30am.

Appendix I

LICENSING (SCOTLAND) ACT 2005
APPLICATION FOR VARIATION OF PREMISES LICENCE

Usman Rashid

Cessnock Superstore
6A Cessnock Drive
Hurlford

Details of the variation:-

Change layout of the premises to include an additional alcohol display area. Increase alcohol display areas from 19.08m2 to 21.33m2.

Permission for recorded music within the premises both within and outwith the core licensed hours to allow for low level background music when the shop is occupied. Additional activities to include lottery paypoint.

The Clerk outlined the application and advised that no objections or representations had been received in respect of the application.

Brian McMahon appeared before the Board to speak in support of the application, together with the applicant, Usman Rashid.

Mr McMahon submitted that the variation was to 'tidy up the operating plan', to include background music within the premises and include a lottery paypoint. Due to an amendment to the layout of the premises, a modest increase to the alcohol display area was also requested. He continued that Mr Rashid had operated the premises since 2021 and had never before requested any increase to the alcohol display area.

As no objections or representations had been received in respect of the application, Mr McMahon commended the application and moved that the variation should be granted.

The Board agreed unanimously to grant the variation.

Councillor Kyle left the meeting.

LICENSING (SCOTLAND) ACT 2005
APPLICATION FOR VARIATION OF PREMISES LICENCE

Cumnock Juniors FC Social Club

Cumnock Juniors FC Social Club
148 Townhead Street
Cumnock

Details of the variation:-

Creation of an outdoor drinking area within the grass area to the front of the premises, for use between the hours of 12pm and 9pm.

The area will be 10.7m x 9.3m and will be designated by planters around the perimeter of the area. There will be slabs on the area with tables and chairs for customers to sit.

The area has CCTV coverage which is monitored by bar staff as well as bar staff having line of sight onto the area from the bar through three large windows in the lounge area.

There will be a policy of drinks only being served in plastic cups within the beer garden.
Staff will monitor noise levels within the area and will collect empty plastic cups and cans regularly. Neighbours will be provided with the telephone number of the bar manager and 2 members of committee to call if they feel noise levels are too high. When not in use the area will be closed off using retractable screening which will be controlled by bar staff. There will be no amplified music or similar in this area.

Jamie Campbell appeared on behalf of Cumnock Juniors FC Social Club to speak in support of the application.

The Clerk outlined the application and advised that no objections had been received in respect of the application, however comments had been received from East Ayrshire Council's Environmental Health Services that, given the proposed level of use of the beer garden, a Noise Impact Assessment or a scheme of enhanced acoustic barrier protection would be required.

Further, as Councillor Kyle had withdrawn from meeting and consideration of this application, the meeting was no longer quorate. Accordingly, the application could not be considered.

In the circumstances the Board agreed unanimously to continue consideration of the application to the next meeting of the Board to allow the club to liaise with Environmental Health Services in relation to a Noise Impact Assessment or a scheme of enhanced acoustic barrier protection.

LICENSING (SCOTLAND) ACT 2005
APPLICATION FOR VARIATION OF PREMISES LICENCE

Centrestage Communities Ltd.

Centrestage Communities Ltd.
15 Elmbank Drive
Kilmarnock

Details of the variation:-

Amend core licensed hours as follows:-

Current Hours – On Sale
Sunday – Saturday : 12 Noon – 12 Midnight

Proposed Hours – On Sale
Sunday – Saturday : 11am – 12 Midnight

The Clerk outlined the application and advised that no objections or representations had been received in respect of the application.

Mr Fraser McKenzie appeared on behalf of Centrestage Communities Ltd., to speak in support of the application. He submitted that Centrestage Communities Ltd. had moved to the premises in Elmbank Drive in 2021 and were still adapting. The variation was sought to allow the premises to open earlier in the morning.

As the variation to the core licensed hours was within policy, the Board agreed unanimously to grant the variation.

LICENSING (SCOTLAND) ACT 2005
APPLICATION FOR PROVISIONAL GRANT OF PREMISES LICENCE

Catherine Akhtar	105 Glaisnock Street Cumnock

Brief overview of nature of the business proposed to be carried on in the premises:-

Licensed Hours applied for	Off Sale
Sunday – Saturday	10am – 10pm

The premises will operate as a general convenience store.

The proposed alcohol display area is 45.18m2.

Disabled Access Statement – A 1500mm wide level accessible threshold has been provided to the main entrance to facilitate accessible access and egress to the property.
Width of the aisles is a minimum of 1200mm to allow full access to every part of the store.
Secondary escape routes are a minimum of 1100mm to allow for additional egress in the event of the actuation of the fire alarm. Automatic doors automatically open in the even of the actuation of the fire alarm or door failure to provide unrestricted egress in the event of an emergency. Emergency lighting and illuminated signage provided to the store.
Entire property is on a single storey to no accessible lifts are required. A disabled dropped counter has been provided to the main till area. A fully accessible toilet has been provided to the premises.

The Clerk outlined the application and advised that no objections or representations had been received in respect of the application.

Mr Ian Hunter, Solicitor, appeared on behalf the applicant, together with Mr and Mrs Akhtar.

Mr Hunter submitted that the application premises was a former undertakers premises and, prior to his clients taking over, had been granted planning permission for a 24 hour gym.

Mr Hunter advised that his clients were experienced in operating convenience stores and that both Mr and Mrs Akhtar had current personal licences. His clients have 5 children and contributed to the local community.

Addressing the application premises, Mr Hunter submitted that the premises would offer groceries, fresh produce, hot food and that deliveries from the premises would be provided. Between £250k and £300k would be invested in this large convenience store, approximately 15 new jobs would be created and any deliveries received would be to the rear of the store.

Mr Hunter continued that this would be a community based store that local people would enjoy and that AI cameras would be installed within the premises. He commended the application and moved that the provisional premises licence should be granted.

The Chair asked if the LSO's had any issues to report following their visit to the premises.

Mrs Anderson confirmed that the store was large, however had no issues to report.

There being no objections or representations in respect of the application, the Board agreed unanimously to grant the provisional premises licence.

LICENSING (SCOTLAND) ACT 2005
APPLICATION FOR GRANT OF PREMISES LICENCE

Elaine Borland

Blowin Free
Altonhill Farm
Kilmarnock Road
Kilmarnock

Brief overview of nature of the business proposed to be carried on in the premises:-

Licensed Hours applied for	Off Sale
Sunday – Saturday	10am – 10pm

The premises are a refitted 20ft. shipping container in the back garden of Altonhill Farm, Kilmarnock.

The premises will operate as a micro distillery. There will be no public access.

The Clerk outlined the application and advised that no objections or representations had been received in respect of the application.

The applicant, Elaine Borland, appeared before the Board to speak in support of the application.

Ms Borland submitted that she had resided in the area since the age of 5 and was proud of the community. She had been involved in the operation of a beef and dairy farm, however her husband had been injured in a farming accident, which had changed things. To allow for diversification, grants had been sought from the Scottish Government and Business Gateway for the micro distillery venture and for web pages, which required lots of learning.

Addressing the premises, Ms Borland submitted that the premises is a refitted shipping container and that the licence was required to allow for online sales as there would be no footfall on the farm.

With regards to the gin, Ms Borland explained that The Agronomist Gin was handcrafted using botanicals from her own garden. She attended farmers markets with the gin, however was looking to 'put Ayrshire on the map'. The Agronomist Gin was now available in the House of Commons Bar and she was in discussions to extend the availability to India.

Ms Borland concluded that she was a sole trader and wanted Ayrshire to become more involved in the venture, suggesting that perhaps Ayrshire College could become involve with new flavours and the development of the website.

There being no objections or representations received, the Board agreed unanimously to grant the licence.
