

Supplementary Appendix

From: [Licensing](#)
To: [Elizabeth Reeve](#)
Subject: FW: Notice of Hearing - Ramin Off Licence, 10 Wharf Rd, Grantham
Date: 07 July 2025 12:58:01
Attachments: [Business Rates Bill.pdf](#)
[Pictures of vacant store.pdf](#)

From: Kings Law Solicitors <enquiries@kingslawsolicitors.com>
Sent: 07 July 2025 12:54
To: Licensing <licensing@southkesteven.gov.uk>
Subject: RE: Notice of Hearing - Ramin Off Licence, 10 Wharf Rd, Grantham

CAUTION: This email originated from outside your organization. Exercise caution when opening attachments or clicking links, especially from unknown senders.

Dear Ms Reeve,

We confirm that we will be in attendance of the hearing tomorrow as his legal representatives, and he will also be in attendance.

Please also find attached the evidence to be relied upon.

We would like to bring to your attention that the premises has remained closed while the applicant awaits a decision on the current licensing application. Attached are extensive photographs clearly showing that the premises is vacant and has remained shut for the entirety of this period.

Additionally, we would like to clarify that the current application is not connected in any way to the previous premises licence holder, Mr. Ahmed. To support this, please find attached the Business Rates Bill for the year 2024–2025, which is in the name of the applicant and confirms that he is now responsible for the premises.

Kind Regards

Kings Law Solicitors

Caseworking Team

Kings Law Solicitors is a trading name of Kings Law Solicitors LTD | Company Number: 09103077 | This Firm is authorised and Regulated by the Solicitors Regulation Authority (SRA No. 614224) | Trading address: 208 Soho Road, Handsworth, Birmingham, B21 9LR | Tel: 0121 439 7878 | Registered Office: 49 Walsall Road Wolverhampton WV1 3LN | Tel: 01902218808
| email: enquiries@kingslawsolicitors.com

BUSINESS RATES BILL Summary 2024 to 2025

RAMYAR SABAH SALIAH T/A RAMIN OFFLIGENCE 10 WHARF ROAD GRANTHAM LINCOLNSHIRE NG31 6BA	ACCOUNT NUMBER
	62132132
	REASON FOR BILL
New Account	

CHARGEABLE PROPERTY DETAILS		
10 WHARF ROAD GRANTHAM LINCOLNSHIRE NG31 6BA	ANNUAL BUSINESS RATES CALCULATION	
	SBR. M/plier :	
PARISH NUMBER : 1004 RATEABLE VALUE : PROPERTY REF : 10042350100		Nat. M/plier :
PROPERTY.DESC :		
YOUR ACCOUNT DETAILS		£
Charges for Year 2025	01-APR-2025 31-MAR-2026	1596.80
Charges for Year 2024	01-SEP-2024 31-MAR-2025	927.46
		AMOUNT DUE £
		2524.26
PAYMENT DETAILS AND NOTES		
THE PREVIOUS YEARS BALANCE IS NOT INCLUDED IN YOUR INSTALMENT PLAN		
Please pay this amount separately within the next 14 days 927.46		
First instalment due on 01-AUG-2025	1 X	228.80
6 OTHER INSTALMENTS DUE ON 01-SEP-2025 TO 01-FEB-2026	6 X	228.00
INSTALMENTS TO BE PAID BY:NON CASH MONTHLY		

Enquiries: Any enquiries regarding Non-Domestic Rates should be directed to us by emailing ndr@southkesteven.gov.uk or telephoning 01476 406080 and saying the words 'Business Rates'

Payments: Business Rates are normally paid by 10 monthly instalments. You may instead choose to pay by 12 monthly instalments. If you would prefer to pay over 12 months then please contact us on 01476 406080 saying the words 'Business Rates' or email your request to ndr@southkesteven.gov.uk. You should submit your request no later than 21 days before the date of your next instalments due date. Please note that the number of instalments available is dependent upon the number of complete months remaining in the current financial year at the time the bill is issued.

Please note that failure to meet payments on due dates as stated in your bill may result in the full balance outstanding becoming immediately recoverable from you.

HOW TO PAY

Direct Debit	Direct Debit is the safest and most convenient way to pay. We offer two payment date options, the 1 st or 15th of the month. If you do not currently pay by this method and you wish to change then contact the Business Rates office on 01476 406080 saying the words 'Business Rates'.
	Payments can be made online by credit or debit card, 24 hours a day, 7 days a week at www.southkesteven.gov.uk (American Express and Electron cards are not accepted)
	You can make payment by telephone anytime, 24 hours a day, 7 days a week, using a credit or debit card by calling 0330 088 6753 (American Express and Electron cards are not accepted)
BACS	Payments can be made by bank transfer using the following details: Sort Code: 60-09-09 Account Number: 77341422 Please ensure you quote your Business Rate account number when making payment.

Valuation of properties for Business Rates purposes - A change in the rateable value of a property may be justified either by physical alterations to the property or by change in environmental factors affecting the property. Properties are assessed for rating purposes by the Valuation Officer. You can contact the VOA at gov.uk/contact-voa If you are unable to use the online service you can also contact the VOA on 03000 501 501. **If you have any queries or objections relating to the rateable value these must be made to the Valuation Officer, not to South Kesteven District Council.**

You must continue to pay your account in full, even if you have submitted an appeal to the Valuation Officer. Further information can be obtained at www.gov.uk/voa/contact.

Change of rateable occupation - Where the ownership of the property changes or it becomes occupied, vacant or is altered in any way (including a change of use), you must inform the Business Rates office in writing or by emailing ndr@southkesteven.gov.uk giving the details and dates of the changes.

Can I reduce my Business Rates?

Details of reliefs can be found on our website www.southkesteven.gov.uk/business-rates or alternatively by emailing ndr@southkesteven.gov.uk or telephoning us on 01476 406080 saying the words 'Business Rates'.

Explanatory notes – the explanatory notes have been published on our website. They can be viewed by visiting www.southkesteven.gov.uk/business-rates. A hard copy is available on request.

Data Sharing - The Council may use the information you supply in respect of Business Rates or Council Tax for data sharing and may send information to other Government agencies where the law permits. The Council may also use the information you provide to help meet its priorities, to prevent or detect crimes such as benefit fraud, and to help provide you with better services by sharing data with other areas of the council who may provide other services to you

BUSINESS RATES BILL Financial Year: 2024

RAMYAR SABAH SALIAH T/A RAMIN OFFLIGENCE 10 WHARF ROAD GRANTHAM LINCOLNSHIRE NG31 6BA	ACCOUNT NUMBER
	62132132
REASON FOR BILL	
	New Account

CHARGEABLE PROPERTY DETAILS				
10 WHARF ROAD GRANTHAM LINCOLNSHIRE NG31 6BA		ANNUAL BUSINESS RATES CALCULATION		
SBR. M/plier : 3200 0.4990 1596.80				
Nat. M/plier : 0.5460 1747.20				
PARISH NUMBER : 1004 RATEABLE VALUE : 3200 PROPERTY REF : 10042350100				
PROPERTY.DESC : Shop And Premises				
YOUR ACCOUNT DETAILS				
Charge For Period	Rv 3200	01-SEP-2024 31-MAR-2025		£ 927.46
LIABILITY FOR THIS YEAR		LIABILITY £		927.46
PAYMENT DETAILS AND NOTES				
SEE SUMMARY FOR BALANCE AND INSTALMENTS				

Enquiries: Any enquiries regarding Non-Domestic Rates should be directed to us by emailing ndr@southkesteven.gov.uk or telephoning 01476 406080 and saying the words 'Business Rates'

Payments: Business Rates are normally paid by 10 monthly instalments. You may instead choose to pay by 12 monthly instalments. If you would prefer to pay over 12 months then please contact us on 01476 406080 saying the words 'Business Rates' or email your request to ndr@southkesteven.gov.uk. You should submit your request no later than 21 days before the date of your next instalments due date. Please note that the number of instalments available is dependent upon the number of complete months remaining in the current financial year at the time the bill is issued.

Please note that failure to meet payments on due dates as stated in your bill may result in the full balance outstanding becoming immediately recoverable from you.

HOW TO PAY

Direct Debit	Direct Debit is the safest and most convenient way to pay. We offer two payment date options, the 1 st or 15th of the month. If you do not currently pay by this method and you wish to change then contact the Business Rates office on 01476 406080 saying the words 'Business Rates'.
	Payments can be made online by credit or debit card, 24 hours a day, 7 days a week at www.southkesteven.gov.uk (American Express and Electron cards are not accepted)
	You can make payment by telephone anytime, 24 hours a day, 7 days a week, using a credit or debit card by calling 0330 088 6753 (American Express and Electron cards are not accepted)
BACS	Payments can be made by bank transfer using the following details: Sort Code: 60-09-09 Account Number: 77341422 Please ensure you quote your Business Rate account number when making payment.

Valuation of properties for Business Rates purposes - A change in the rateable value of a property may be justified either by physical alterations to the property or by change in environmental factors affecting the property. Properties are assessed for rating purposes by the Valuation Officer. You can contact the VOA at gov.uk/contact-voa If you are unable to use the online service you can also contact the VOA on 03000 501 501. If you have any queries or objections relating to the rateable value these must be made to the Valuation Officer, not to South Kesteven District Council.

You must continue to pay your account in full, even if you have submitted an appeal to the Valuation Officer. Further information can be obtained at www.gov.uk/voa/contact.

Change of rateable occupation - Where the ownership of the property changes or it becomes occupied, vacant or is altered in any way (including a change of use), you must inform the Business Rates office in writing or by emailing ndr@southkesteven.gov.uk giving the details and dates of the changes.

Can I reduce my Business Rates?

Details of reliefs can be found on our website www.southkesteven.gov.uk/business-rates or alternatively by emailing ndr@southkesteven.gov.uk or telephoning us on 01476 406080 saying the words 'Business Rates'.

Explanatory notes – the explanatory notes have been published on our website. They can be viewed by visiting www.southkesteven.gov.uk/business-rates. A hard copy is available on request.

Data Sharing - The Council may use the information you supply in respect of Business Rates or Council Tax for data sharing and may send information to other Government agencies where the law permits. The Council may also use the information you provide to help meet its priorities, to prevent or detect crimes such as benefit fraud, and to help provide you with better services by sharing data with other areas of the council who may provide other services to you

BUSINESS RATES BILL Financial Year: 2025

RAMYAR SABAH SALIAH T/A RAMIN OFFLICENCE 10 WHARF ROAD GRANTHAM LINCOLNSHIRE NG31 6BA	ACCOUNT NUMBER
	62132132
	REASON FOR BILL
	New Account

CHARGEABLE PROPERTY DETAILS				
10 WHARF ROAD GRANTHAM LINCOLNSHIRE NG31 6BA	ANNUAL BUSINESS RATES CALCULATION			
	SBR. M/plier :	3200	0.4990	1596.80
	Nat. M/plier :		0.5550	1776.00
PARISH NUMBER : 1004 RATEABLE VALUE : 3200 PROPERTY REF : 10042350100				
PROPERTY.DESC : Shop And Premises				
YOUR ACCOUNT DETAILS				£
Charge For Period	Rv 3200	01-APR-2025 31-MAR-2026		1596.80
LIABILITY FOR THIS YEAR		LIABILITY £		1596.80
PAYMENT DETAILS AND NOTES				
SEE SUMMARY FOR BALANCE AND INSTALMENTS				

Enquiries: Any enquiries regarding Non-Domestic Rates should be directed to us by emailing ndr@southkesteven.gov.uk or telephoning 01476 406080 and saying the words 'Business Rates'

Payments: Business Rates are normally paid by 10 monthly instalments. You may instead choose to pay by 12 monthly instalments. If you would prefer to pay over 12 months then please contact us on 01476 406080 saying the words 'Business Rates' or email your request to ndr@southkesteven.gov.uk. You should submit your request no later than 21 days before the date of your next instalments due date. Please note that the number of instalments available is dependent upon the number of complete months remaining in the current financial year at the time the bill is issued.

Please note that failure to meet payments on due dates as stated in your bill may result in the full balance outstanding becoming immediately recoverable from you.

HOW TO PAY

Direct Debit	Direct Debit is the safest and most convenient way to pay. We offer two payment date options, the 1 st or 15th of the month. If you do not currently pay by this method and you wish to change then contact the Business Rates office on 01476 406080 saying the words 'Business Rates'.
	Payments can be made online by credit or debit card, 24 hours a day, 7 days a week at www.southkesteven.gov.uk (American Express and Electron cards are not accepted)
	You can make payment by telephone anytime, 24 hours a day, 7 days a week, using a credit or debit card by calling 0330 088 6753 (American Express and Electron cards are not accepted)
BACS	Payments can be made by bank transfer using the following details: Sort Code: 60-09-09 Account Number: 77341422 Please ensure you quote your Business Rate account number when making payment.

Valuation of properties for Business Rates purposes - A change in the rateable value of a property may be justified either by physical alterations to the property or by change in environmental factors affecting the property. Properties are assessed for rating purposes by the Valuation Officer. You can contact the VOA at gov.uk/contact-voa If you are unable to use the online service you can also contact the VOA on 03000 501 501. If you have any queries or objections relating to the rateable value these must be made to the Valuation Officer, not to South Kesteven District Council.

You must continue to pay your account in full, even if you have submitted an appeal to the Valuation Officer. Further information can be obtained at www.gov.uk/voa/contact.

Change of rateable occupation - Where the ownership of the property changes or it becomes occupied, vacant or is altered in any way (including a change of use), you must inform the Business Rates office in writing or by emailing ndr@southkesteven.gov.uk giving the details and dates of the changes.

Can I reduce my Business Rates?

Details of reliefs can be found on our website www.southkesteven.gov.uk/business-rates or alternatively by emailing ndr@southkesteven.gov.uk or telephoning us on 01476 406080 saying the words 'Business Rates'.

Explanatory notes – the explanatory notes have been published on our website. They can be viewed by visiting www.southkesteven.gov.uk/business-rates. A hard copy is available on request.

Data Sharing - The Council may use the information you supply in respect of Business Rates or Council Tax for data sharing and may send information to other Government agencies where the law permits. The Council may also use the information you provide to help meet its priorities, to prevent or detect crimes such as benefit fraud, and to help provide you with better services by sharing data with other areas of the council who may provide other services to you

MAX OFF LICENCE



ALCOHOL ~ CIGARETTES

VAPES



MAX OFF LICENCE



VAPES



ALCOHOL ~ CIGA

































