

An application to determine if prior approval is required for a proposed:

Change of Use from Shops (Class A1), Financial and Professional Services (Class A2), Betting Offices, Pay Day Loan Shops or Casinos (Sui Generis Uses) to Restaurants and Cafés (Class A3), and for building or other operations for the provision of facilities for ventilation, extraction and the storage of rubbish.

The Town and Country Planning (General Permitted Development) (England) Order 2015 (as amended) - Schedule 2, Part 3, Class C

Publication of applications on planning authority websites.

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

1. Site Address

Number	12
Suffix	
Property name	Lock medic
Address line 1	12 Station Road
Address line 2	Bognor Regis
Address line 3	West Sussex
Town/city	Bognor Regis
Postcode	Po21 1qe

Description of site location must be completed if postcode is not known:

Easting (x)	493476
Northing (y)	99325

Description	
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2. Applicant Details

Title	Mr
First name	Joao
Surname	Monteiro
Company name	Frangos Sussex limited
Address line 1	Flat 2 Olympic house
Address line 2	9 adlington gardens

2. Applicant Details

Address line 3	
Town/city	Bognor Regis
Country	United Kingdom
Postcode	PO21 5GA

Are you an agent acting on behalf of the applicant?

☐ Yes ☒ No

Primary number

Secondary number

Fax number

Email address

3. Agent Details

No Agent details were submitted for this application

4. Eligibility

Will the total combined floor space in the building (previously and in this proposal) changed under this permitted development right exceed 150 square metres?

☐ Yes ☒ No

Is any part of the land, site or building:

- in a site of special scientific interest;
- in a safety hazard area;
- in a military explosives storage area;
- a scheduled monument (or the site contains one);
- a listed building (or within the curtilage of a listed building);

☐ Yes ☒ No

5. Description of Proposed Works and Impacts

Please describe the proposed development:

The proposed development will be a Portuguese inspired Chicken Rotisserie, I will be selling food to all ages and my business will cater for everyone in the community. I will also have a separate menu for people with allergies to certain products that may be used. I.e peanut allergies and milk allergies. I am very determined that this business will be very successful and a honor to the community due to it being the healthiest style of eating this will be due to using charcoal and the food will not have a high percentage in fat intake. This would be a target also for gym users and people on fitness programmes. On a Sunday to the public this would be a very good change to the town as I will be doing the chickens to take away also. So any families having a roast dinner they can come and collect the chicken already cooked with a succulent taste and take it home to provide for the family roast. I am looking to change this property from a retail property to a restaurant a3 property.

Are there any associated building works or other operations required to make this change?

☐ Yes ☒ No

Note that such works are restricted to provision of following facilities in regard to the new use:

- Ventilation and extraction (including provision of an external flue)
- The storage of rubbish

If yes, please provide details of the siting, design and external appearance of the building in regard to these building works or other operations:

The internal design will be of a Portuguese design and this will draw a attention to the public but as for the outside there will be no change apart from presenting a new board for my business name.

Please provide details of any noise impacts and how these will be mitigated:

The noise impact will not be of an issue as this is one of the quietest ways of cooking due to it being charcoaled.

Please provide details of any odour impacts and how these will be mitigated:

The odours will be destinguished by carbon filters that will be attached to the canopy and their will be fluted tubing that will be linked up to the canopy and on the external end of the tube there will be a cap which will then have another carbon filter to eliminate all odours.

Please provide details on how waste will be stored and handled:

I will be in contact with the council to provide waste and rubbish...but all waste will be stored completely seperate from the food due to hygiene and safety.

Please provide details of any transport and highways impacts and how these will be mitigated:

5. Description of Proposed Works and Impacts

This property has a road outside but this is a 1 hour parking only zone. But as its in town there is a lot of parking provided for users. This wouldn't have any impact on the use of the property

Please provide details of the impact on the adequate provision of services based on the loss of the building's current use.

For example:

- Would there be a reasonable prospect of the building being used under its current use class going forward?
- Would a unique shop, professional or financial service be lost from the area if the use is changed?

The use of the building will be changed for the right reasons as this would be a great addition to the town and the public. There is a takeaway next door to this property but my business will have a bigger prospect in the marketing industry as its a multi cultural food business.

Where the building is located in a key shopping area, please provide details of any undesirable impact on the sustainability of that shopping area:

There would be no impact on the area apart from their being the best food around.

Please either state the proposed opening hours; or tick the box below to confirm they are unknown at this time

☐ Hours of opening unknown

Start Time: Monday to Friday (HH:MM)

09:00

End Time: Monday to Friday (HH:MM)

22:00

Start Time: Saturday (HH:MM)

09:00

End Time: Saturday (HH:MM)

23:00

Start Time: Sunday and Bank Holiday (HH:MM)

09:00

End Time: Sunday and Bank Holiday (HH:MM)

23:00

Please provide details of any impacts based on the hours of opening and how these will be mitigated:

Their will be no impact on the hours I work. I feel these hours are fair to the public and to users of my business as 23:00 is a fair time due to delivery's for people that have to remain at home and also to provide breakfast in the community from 9:00am

6. Declaration

I/we hereby apply for prior approval as described in this form and the accompanying plans/drawings and additional information. I/we confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them. ☒

Date (cannot be pre-application)

05/10/2020