

[REDACTED]

[REDACTED]

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From: Carol Reynolds
Sent: 02 January 2018 16:31
To: Carol Reynolds
Subject: FW: Planning Consultation on: LU/367/17/PL

Environmental Health: It is proposed that this application, if approved, will only presently go ahead in respect of alterations to the ground floor alone. I refer to substitute plans for the ground floor only, submitted 2nd January 2018, which will be acceptable to this Department in so far as that the number of customers will be limited to 20 as a maximum. This is because of the proposed provision of one WC and wash hand basin alone. Obviously, should extended patronage be provided by use of the first floor, then extra sanitary provision would be required. It will not be acceptable for the public to access basement WC's through the newly extended kitchen, although this remains useful for staff.

Noise & Odour. I understand that the existing system of mechanical means of ventilation to the kitchen is to be refurbished. This should take the possibility of increased odour from the greater number of covers, to include take away trade into account, with suitable mitigation to be provided to protect the amenity. Any alteration to the fan/flue system is to provide equal, or better noise attenuation than the existing system, also in order to protect the amenity of nearby residents. Details of any such refurbishment to be provided to the planning authority for approval before commencement of works

In the instance that development does occur to the first floor, then it will be necessary to demonstrate the satisfaction of this Authority that acoustic attenuation provided between the proposed seating area and neighbouring residential accommodation accords with guidance values provided within BS 8233: 2014, Guidance on Sound Insulation and Noise Reduction for Buildings. A suitable acoustic report should be provided to the agreement of the local planning authority, before such works take place.

Construction Management Plan

No development shall take place, including any works of demolition, until a Construction Management Plan has been submitted to and approved by, The Local Planning Authority. The Approved Plan shall be adhered to throughout the construction period. The Plan shall provide for :

- a. An indicative programme for carrying out the works
- b. The arrangements for public consultation and liaison during the construction works.
- c. Measures to minimise the noise (including vibration) generated by the construction process to include hours of work, the careful selection of plant and machinery.
- d. The parking of site operatives and visitors
- e. Loading and unloading of plant and materials
- f. Storage of plant and materials used in construction and development

Hours of operation to be restricted to 7:00hours to 18:00hours Monday to Friday; 8:00 hours to 13:00 hours on any Saturday and not at all on any Sunday, Public or Bank Holiday.

Reason: In order to safeguard the amenity.

Grease Trap

The drainage serving kitchens at commercial hot food businesses shall be fitted with a grease trap/separator of a proportionate capacity to effectively contain grease residue arising from the estimated numbers of hot meals served and waste water flow rate. The applicant shall provide the Local Planning Authority with details of their proposed grease trap/separator in order to demonstrate design and installation will be in compliance with BS EN 1825-1:2004, & BS EN 1825-2:2004

Reason: In order to safeguard the amenities of neighbouring properties, in accordance with policy GEN7 (iv) and (v) of the Arun District Local Plan.

Informative:

The premises will require registration under the Food Safety Act 1990 and will need to comply with the standards contained in the relevant Food Hygiene Regulations prior to becoming operational. The applicant is advised to contact Carol Reynolds for further information.

Carol Reynolds, Senior Environmental Health Officer, Arun District Council | Location: Arun Civic Centre, Maltravers Road, Littlehampton, BN17 5LF

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From: planning.responses@arun.gov.uk [<mailto:planning.responses@arun.gov.uk>]

Sent: 08 November 2017 11:33

To: EH Planning Consultations

Subject: Planning Consultation on: LU/367/17/PL

To: Environmental Health - Anna Appleton

NOTIFICATION FROM ARUN DISTRICT COUNCIL

Town & Country Planning Act 1990 (as amended)

Town and Country Planning (Development Management Procedure) (England) Order 2015

Planning Permission

APPLICATION LU/367/17/PL

NO:

Registered: 3rd November
2017

Site Address: 51 Pier Road Littlehampton BN17 5LP

Grid Reference: 502773 101651

Description of Works: Change of use of first floor flat (C3 Dwelling House) to restaurant (A3 Food & Drink) & ground floor rear extension

The Council have received the above application. I shall be pleased to receive any observations you may wish to make.

[Click here to view the application details](#)

Should you have any comments to make, these should be sent by replying to this email by 07-DEC-17.

You can also monitor the progress of this application through the Council web site:
www.arun.gov.uk/planning

Please be aware that any comments you may make will be available on our website so please do not insert personal details or signatures on your reply.

In the absence of a reply within the period stated, I shall assume that you have no observations to make.

The application will be determined having regard to the development plan policies (if any are relevant) and other material considerations. The development plan can be accessed via the website as can the leaflet which deals with material planning considerations.

Should the application go to appeal the Planning Inspectorate will publish any comments made to the Council on their website:

www.planningportal.gov.uk/planning/appeals/ but they will protect personal details.

The officer dealing with this application is Mrs A Gardner who can be contacted on telephone number 01903 737529.

Regards
Planning Officer

consultee_email
