

**NOTIFICATION OF DECISION OF
THE LOCAL PLANNING AUTHORITY**

Date of Decision: 7 May 2020



Email: planning@folkestone-hythe.gov.uk

Mr Anthony Beach
Brew at 32 Ltd
32 High Street
Lydd
TN29 9AJ

**THE TOWN AND COUNTRY PLANNING (GENERAL PERMITTED DEVELOPMENT)
(ENGLAND) ORDER 2015**

Application Number: 20/0409/FH/PA

Proposal: Determination as to whether the prior approval of the Local Planning Authority is required under Class C of the Town and Country Planning (General Permitted Development) (England) Order 2015 for the change of use from A1 retail to A3 restaurant.

Site Location: 32 High Street, Lydd, Romney Marsh, TN29 9AJ

DECISION: APPROVE WITH CONDITIONS in accordance with the planning application and plans.

Subject to the following conditions:

- 1 Prior to first use of the premises as a café or restaurant full details of mechanical ventilation to the kitchen area (including details of any external flue or extract vent) shall be submitted to and approved by the District Planning Authority and upon approval shall be installed, maintained and operated in a manner that prevents the transmission of odours, fumes, noise and vibration to neighbouring premises.

Reason: In the interests of residential amenity.

- 2 The use of the premises hereby permitted shall be restricted to the hours of 8 am to 7 pm on any day.

Reason: In the interests of the amenities of the area.

In determining this planning application, the Council has had due regard for all relevant matters and particularly the National Planning Policy Framework. This includes the duty

to work positively with the applicant to resolve potential issues and seek acceptable solutions.

This decision relates ONLY to the requirements of The Town and Country Planning (General Permitted Development) (England) Order 2015. Separate determinations are required for other aspects of the planning regime, building regulations and environmental legislation. Any other permissions must be obtained separately from the relevant body.

The Council as Local Planning Authority expects the above Conditions to be complied with promptly. Where Conditions require details or other matters to be approved by the Council prior to commencement or occupation of the development, these must be submitted to the Council for its consideration well in advance, to ensure that there is no delay or loss to your project. Failure to observe the Conditions may result in enforcement action by the Council

Approved Documents

A handwritten signature in black ink, appearing to read 'H. G. G.', is positioned above the 'Issued by' text.

Issued by the Chief Planning Officer

This decision notice consists of 2 pages