

OFFICIAL

From: Gemma Demaline <Gemma.Demaline@northyorks.gov.uk>

Sent: Wednesday, February 14, 2024 11:48 AM

To: Owen Holmes <Owen.Holmes@northyorks.gov.uk>

Subject: PLG:ZA24/25717/OTHERS

Hi Owen,

I have the above application and having looked through the information submitted there is a lot I need to know before I can make proper comments.

Q1. What are the proposed hours of use of the site?

Q2. Do they propose kitchen extraction/ventilation and/or any other plant? If so, I need the details and proposed location and may well need a noise report to ensure the occupant of the flat above is protected from any noise generated from the plant.

Q3. What are they proposing to cook/serve on site as the extraction may require odour abatement to be incorporated into the system. If so I would require a RA and proposed odour abatement. (Both odour and noise could be conditioned if needs be).

Q4. What is the insulation like between the flat and the ground floor unit? I would want the occupant of the flat to be protected from noise sources such as customers talking, music, operation of kitchen equipment etc. Again a noise assessment is likely to be required to demonstrate the flat will be protected.

Q5. I'm not overly happy with the occupant of the flat having to walk through an area where customers will be eating/drinking. I think there should be a clear divide between access pathway to the flat door, and an external area for customers.

Q6. Depending on the hours of use I may look to restrict the hours the external area can be used

Q7. I'll also look to restrict times deliveries and waste collections can take place

If the above information can be provided I can then make a start at looking and commenting on the application properly.

Thanks

Gemma Demaline

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