

**Planning Statement for Change of Use to 26A Elm Grove, Hayling Island
Po11 3EF, from existing Sui Generis (Taxi Office) to Sui Generis (Hot Food
Take Away);**

The proposed new business on the premises will comprise of a range of hot food take-away options included Kebabs, burgers and pizza.

Opening hours are proposed to be from 12 noon until 11pm Monday-Friday & 12 noon until 12pm from Saturday to Sunday; The business will operate from the existing premises with minor alterations to extract and internal facilities mitigating against additional smell and noise. The existing Fish and Chip takeaway next door shows that minimum disruption to the forecourt area and immediate surroundings can be sustained;

Measures are incorporated to mitigate the effect of hot food preparation on nearby properties by utilising existing extract and ventilation from neighbouring premises

Measures proposed in respect of the above do not materially detract from the appearance of the building and the wider locality as there is no additional built form proposed or additional infrastructure requirements to facilitate the operation; nor any material changes other than appropriate signage to the street elevation.

Measures proposed in respect of the above are suitable for the range and nature of hot food to be prepared on the premises as there is already good separation of internal areas for preparation, servicing and storage.

The premise includes adequate provision for the disposal, storage, and collection of refuse, including litter bins for use by customers in internal areas;

The premise / HFT use would not result in indiscriminate customer parking and/or traffic movement that would be likely to create hazards for traffic or pedestrians as there is already designated parking that was used for taxi use;

It is felt that the premise / Hot food takeaway use would not cause unacceptable disturbance to the occupiers of nearby residential properties at times when activity in the immediate vicinity would otherwise be at a relatively quiet level.