

From: [Redacted text]
Sent: 05 September 2022 15:08
To: Pickup, Tina
Subject: Further Comments for Planning Application APP/22/00332

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Dear Tina,

Thank you for your time this morning to discuss this planning application.

As I stated, I did send the environmental data to Mark Moss some weeks ago.

I also think it is important to re-state some of the points in our discussion relating to the smells now being experienced in Frobisher Gardens - smells that were not evident with the previous tenants (as Greenhouse Cafe). You mentioned that you *only* have two complainants from Frobisher Gardens (however - that is two local residents who are impacted and objecting) but as I explained to you, that does not appear unreasonable. [Redacted text] therefore it is not surprising that none of them have raised any issues; I really think this is absolutely relevant to any decision taken by Havant Borough Council. I believe it is necessary for you to consider not only the protection of current residents, but also the protection of future residents who may be more permanently at home in Frobisher Gardens, with differing physical abilities. We need to live here permanently and if these smells had been present when we purchased our house [redacted text] then we would not have moved here (they weren't - there was no problem with Greenhouse Cafe). I don't understand why it is acceptable for a business run by non-residents to have such a major negative (and offensive) impact on people who actually live here.

I also need to register that the smells are not from the customer servings of freshly cooked food (as you suggested) - but rather cooking smells (as confirmed again today), which would indicate to me that *the extraction system is either not fit for purpose (even for current practices), or is not being utilised correctly*. I know you mentioned that relevant to the planning application was whether or not the extraction system could cope with the existing and planned cooking processes - but clearly, at the moment, this is not the case. As we discussed, the side sash window is permanently open when the cafe is open. Cooking smells, that are not being picked up by the extraction system, emanate from this window and drift into Frobisher Gardens resulting in the offensive smells that we are experiencing and mean that the enjoyment of our home has been significantly (negatively) impacted. You agreed that you noticed smells coming from that same window on a site visit (although it would not be possible for you to experience the offensive smells to the degree that residents do, if you are not here permanently during cafe opening hours). The planning application for the extraction system indicates that all cooking smells will be ejected from the front of the building - that is clearly not happening. If that is to be the case then it will be necessary for the side window to have a restriction placed on it to ensure it remains closed at all times so that cooking smells are not able to come out of the side of the building and into Frobisher Gardens - to cause the offence they do. As I stated, if the window is being opened to cool the interior of the cafe then it should be necessary for the leaseholders to install some form of cooling or air conditioning system - rather than to offend local neighbours.

I know you mentioned that 'frying' did not enter into the equation until recently when the applicant supplied the 'Cooking Processes' document. However, in the recent document it

clearly states that they do fry (they even have a 'catering' griddle!) - even though there was a statement in the original (superseded) version to say that frying does not take place (and never has). If it is permitted to fry to any greater degree then it is clear that the offensive cooking smells will only become worse. Someone is clearly not telling the whole truth, and I cannot reconcile the fact that applicants can just say what they want, when they want, and change the contents of documents already submitted just to try to get planning permission pushed through at the expense of local residents. It is likely I would have had less of a concern if this application had been open, honest, transparent and consultative and if the applicants had been willing to engage with local residents to understand our concerns. We could all have worked together towards an agreed solution that was acceptable to all. This has not happened to any degree!!

In the circumstances, I do not think it is acceptable that I should have to live in a house where offensive smells are now being imposed upon me - against my will - when I open my front door or my windows because an extraction system (that has been installed without being given planning permission) is not fit for purpose or is not being utilised correctly and/or completely.

I cannot understand why it was acceptable to install the extraction system without planning permission being in place first. From my perspective, it would be completely reasonable to insist the applicant goes back to the original extraction system and cooking processes, then applies for planning permission for the changes before they are made, otherwise, it appears they are seeking planning forgiveness, rather than planning permission, and that is potentially a dangerous precedent.

I cannot see how planning permission can be approved for this application and I will continue to strongly object to this planning application, also on the basis of my written comments (above and previously) and what we discussed in our telephone conversation this morning.

Kind regards,
[Redacted text]