

6th November 2023

Planning Services
PO Box, B93, CC3
Huddersfield
HD1 2JR

Dear Jennifer Booth,

Re: Planning Application: 2023/62/92790/E (9 Sackville Street, Ravensthorpe, Dewsbury, West Yorkshire, WF13 3BX)

I am writing as a local resident to object to the above application. The hot food and dessert take-away is not seeking planning permission for a change of use from a shop to a take-away and for permission to install an extraction fan to the rear wall as this change has already taken effect in May 2023. It is merely requesting official confirmation and permission to continue with the operation as a hot food and dessert take-away for the lengthy period of time it is currently operating for. If this take-away is given the official go ahead it will have significant detrimental effects on the environment and the local community. As a local resident this is a matter of concern which affects me and other local residents.

I will highlight a few valid concerns I have regarding the change of use from a shop to a take-away, the installation of an extraction fan and the very long extended opening hours. The points I have against this application are as follows:

- 9 Sackville Street was granted planning permission in 2022 for an extension to the rear of the property and for permission to enlarge the windows at the front of the existing shop. It was not granted Planning Permission for the opening of a hot food take-away. The take-away has been fully operating since the middle of May 2023 for 7 days a week. It is operating from mornings to very late in the evenings. The windows have been enlarged and an extractor has been installed at the rear of the property. I believe the take-away is operating outside of the remit of their Planning Permission.
- Whilst commercial waste facilities have been illustrated on the plans, a litterbin has not. Customer waste seems to find a way into our residential bins, on the side shared alleyway, in our garden and on our exterior walls.

- Sackville Street is an access street to many of the local amenities. There is increased parking pressure on the street as the parking available is very limited. Vehicles have to park tightly and unsafely on the pavements. The street is regularly used by visitors at the street is situated near the local schools, mosques, and shops. The take-away has resulted in more people and vehicles coming and going for prolonged periods of time. Customers of the business order their hot food and wait in their cars until their food is ready. They usually wait outside for about 15-30 minutes depending on how busy the business is. Sometimes there are about 4-5 cars waiting outside for their food. My mother is elderly and disabled and we cannot always park the car directly outside our home.
- Highway safety has been compromised due to the extra demand for parking from the take-away customers and by delivery vehicles.
- Sackville street does not have the capacity to accommodate more vehicles, especially commercial vehicles. The proposed development has generated more traffic and pollution. There is more demand for parking, safe access to properties is denied and it is affecting highway safety and the amenities of the neighbouring properties.
- The noise from customers talking is clearly audible from my property's bedrooms and bathroom. Music is played loudly from cars waiting outside for their food. This affects me especially when I am trying to get to sleep.
- The opening of the take-away has attracted unwanted vermin mainly large rats. Unhealthy unpleasant odours, especially grease and oil smells which are always lingering around as a result of the extraction system which has been installed.
- This take-away is appealing to the most vulnerable due to the nature of the menu. Young children will be susceptible to unhealthy eating especially when they are passing such an establishment on their way to and from school on a daily basis.

Morally it is unacceptable to open a business such as the one operating in very close proximity to many local schools, nurseries, and mosques. Parents will be pressurised by their children to go in before and after school. The negative health impacts of opening a takeaway which offers pizzas, burgers and ice cream in such a location will intensify the problem of childhood obesity and will cause other health implications.

Healthy communities should be promoted. Children should be encouraged of a nutritious and healthy lifestyle from a young age. Burgers, pizzas and desserts are high in fat, salt and sugar and low in fibre and vitamins. If this type of food is promoted as real food and young children especially find it appetizing and filling, then this will in effect lead to a long-term unhealthy lifestyle.

- Customers often gather outside at various times during the day waiting for their food. I often worry about who is outside especially at night and feel my privacy is being compromised.
- Local residents living on the street, particularly the elderly and disabled whom have lived here for most of their lives deserve a bit of peace and quiet. They are currently having to deal with unnecessary hustle and bustle as a result of this business. If the planning request was approved, it would be further disruptive to all the residents on the street and it would generate further problems.
- A further takeaway will not serve a purpose or benefit the area as there is no need or demand for it.
- The rear approved extension not been executed to date. Once the extension is built then this will mean larger premises, more demand from customers to the detriment of the residents on the street as it will cause further traffic, privacy and anti-social issues.

I hope my objections add weight when determining this application and I hope that it is sufficient for you to refuse the proposed application.

Yours Sincerely