

Please see below supplementary evidence in support of the recent application (Ref: 2024/91038) for commercial use of a Hair salon as part of our residential home, 17 Lynfield Drive, WF15 8HH.

Parking

To avoid any disruption to the local neighbours and congestion on the street, there is provision for three large car parking spaces on a dedicated driveway. This is an increase of two car spaces which have been created by concrete patterning the length of the driveway. In the unlikely event the area is occupied, there are a further two parking bays on the pavement itself, directly in front of the driveway. During the week, (Mon – Friday) only one car will be present on the drive within the hours of 8am – 5.30pm, therefore allowing sufficient space for any clients who have brought a car.



Access & Security

The access from Lynfield drive to the site is positioned such that it achieves the required highways minimum visibility distances. The entrance to the salon area is via a separate door to the left of the property, preventing clients from having to go through the residential part of home. As the intended area can be classified as a separate entity, it makes for a suitable sole use space for a small-scale commercial venture.

The security of the proposed area has been considered with the use of toughened glass & reinforced frames for the windows, and the doors featuring multi point claw locks with anti-snap and drill cylinders. Further security measures have been adopted as the area is fitted with a motion detector alarm system to deter any unwanted visitors.



Terms of Use / Hours of operation:

Brogan very much wishes for the salon to feel part of her home and would be operating it on an appointment only basis, specifically for family and friends. She does not wish to advertise to the public and can confirm there will be no signage on the exterior of the property. As Brogan would be the sole operator of the hair salon, she will always ensure there is a 30-minute interval between appointments. This will guarantee there will be no cross-over between clients and disturbance to the local area will be maintained to an absolute minimum.

After some careful consideration, the following hours of operation would like to be proposed:

Monday to Friday 9am – 5pm

Alternate Saturdays: 9am – 1pm

Facilities

The salon provides ample space and is fully equipped to accommodate one client at a time. It features a single salon chair, back wash, storage space & a dedicated toilet. All these amenities are separate to the main residential home, meaning the salon is self sufficient for it's proposed use.



Additional Considerations

Since the pandemic, there has been a strong movement for people to work from home and save the requirement for travelling in a conscious effort to reduce their carbon footprint. This proposal is looking to do just that, not only for the local environment but also to significantly improve Brogan's work life balance and by association, her mental health.