

From: [Redacted]
Sent: 04 March 2022 13:22
To: Planning
Cc: Elizabeth Gregg; [Redacted]
Attachments: 2021_11_30_09_32_58.pdf; 2021_11_30_09_30_03.pdf

CAUTION: This email originated from outside of the council. Do not click links or open attachments unless you are sure the content is safe.

Hi all
Please also see in attached.

Hi All
Please feel free to add anything you think I have missed out.

Dear Councillors,

We have seen an application for a new premises licence from Shisha Point, Sunbeam Street Wolverhampton WV2 4LA, which is situated in Blakenhall Industrial Estate.

The application is for the provision of live music & Performances of Dance indoors from Monday to Sunday 17.00 to 2.00 hours and Late-night refreshments indoor & outdoors Monday to Sunday 23.00 to 02.30 hours.

We would like to strongly object to this application being granted for the reasons listed below:-

When the retrospective planning was granted for the Shisha Bar building, there were no parking allocations given. (See section 3 and 10 of the planning application 1st attachment and section 5 of the approval 2nd attachment)
This is because the road has a NO UNAUTHORISED PARKING ban on it.

Where are the customers or workers going to park or get to the building? This road is the only access road to the industrial estate which is in constant use in the day and sometimes at night. In the past vehicles have parked blocking entrances and across gates. Which made it very difficult to access the sites where we work.

The original retrospective planning proposal for the conversion of the building states you can see the building from the main road, public footpath, bridleway, or other public land. Which is not correct. (See section 24 of the planning application attached 1st attachment. If a fire was to break out on an evening no one passing would be able to alert the fire brigade. Causing an extremely High risk to public safety. The original fire escape created for this building has been used to create the smoking shelter and is used as an entrance and exit to the building.

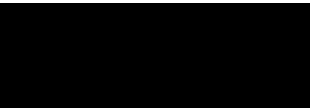
We have been actively trying to improve the area to make it more attractive for visitors of the industrial estate and to encourage new business and investors. When the bar was previously unlawfully being used before applying for retrospective permission, rubbish was being left behind in plastic open bags left to scatter across the road, beer bottles were being smashed creating a risk to public safety. We are getting fly tippers adding to the rubbish they already created. This encouraged vermin to breed and run in and out of the rubbish.

We believe the nature of the business could also encourage anti-social behaviour and criminal activities to the site. Families are residing close by and as people would be leaving at 02.30 Monday to Sunday this would create a public Nuisance for people trying to sleep, which could cause a significant drain on police resources.

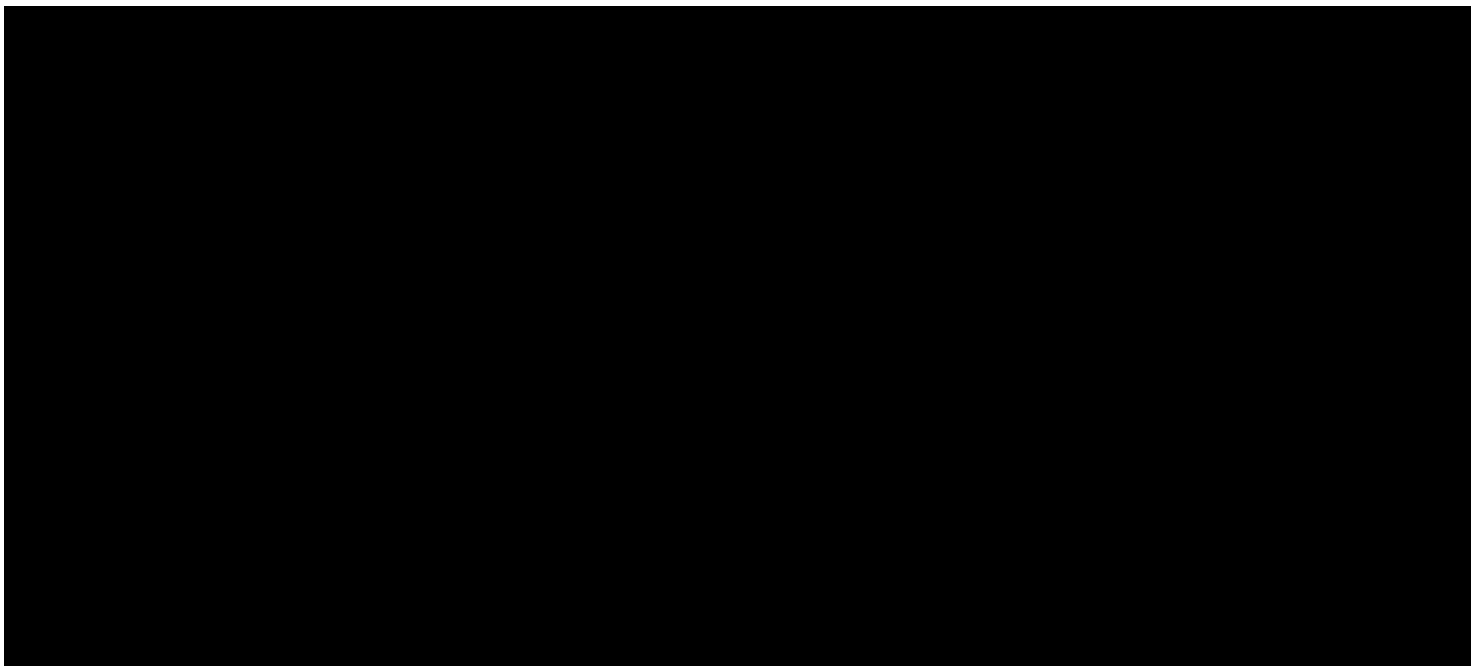
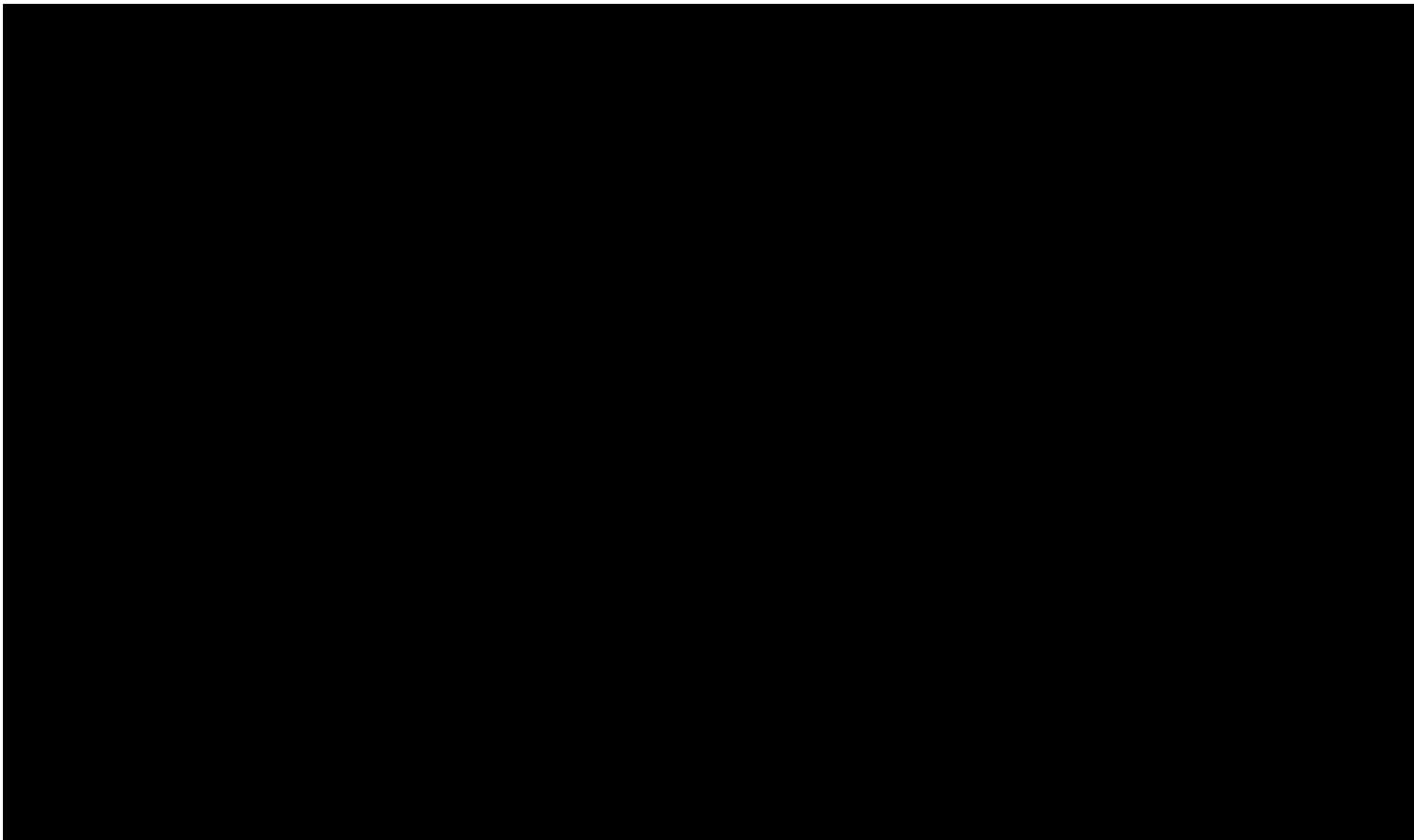
Before this application was put in and it may be a coincidence, there had been a smell of cannabis coming from the building. We did report this several times to the police and the council.

We hope you will take into consideration all objections when looking at this application.

Regards



Kind Regards,



Application for Planning Permission.
 Town and Country Planning Act 1990

Publication of applications on planning authority websites.

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website.
 If you require any further clarification, please contact the Authority's planning department.

1. Applicant Name, Address and Contact Details

Title: First Name: Surname:

Company name:

Street address:

Town/City:

Country:

Postcode:

Telephone number:

Mobile number:

Fax number:

Email address:

Are you an agent acting on behalf of the applicant? Yes No

2. Agent Name, Address and Contact Details

Title: First Name: Surname:

Company name:

Street address:

Town/City:

Country:

Postcode:

Telephone number:

Mobile number:

Fax number:

Email address:

3. Description of the Proposal

Please describe the proposed development including any change of use:

Has the building, work or change of use already started?	<input checked="" type="radio"/> Yes <input type="radio"/> No	If Yes, please state the date when the building, work, or use started:	<input type="text" value="09/10/2017"/>
Has the building, work or change of use been completed?	<input checked="" type="radio"/> Yes <input type="radio"/> No	If Yes, please state the date when the building, work, or change of use was completed:	<input type="text" value="20/11/2017"/>

4. Site Address Details

Full postal address of the site (including full postcode where available)

House: Suffix:

House name:

Street address:

Town/City:

Postcode:

Description of location or a grid reference
(must be completed if postcode is not known):

Easting:

Northing:

Description:

5. Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application? Yes No

If Yes, please complete the following information about the advice you were given (this will help the authority to deal with this application more efficiently):

Officer name:

Title: First name: Surname:

Reference:

Date (DD/MM/YYYY): (Must be pre-application submission)

Details of the pre-application advice received:

6. Pedestrian and Vehicle Access, Roads and Rights of Way

Is a new or altered vehicle access proposed to or from the public highway? Yes No

Is a new or altered pedestrian access proposed to or from the public highway? Yes No

Are there any new public roads to be provided within the site? Yes No

Are there any new public rights of way to be provided within or adjacent to the site? Yes No

Do the proposals require any diversions/extinguishments and/or creation of rights of way? Yes No

7. Waste Storage and Collection

Do the plans incorporate areas to store and aid the collection of waste? Yes No

Have arrangements been made for the separate storage and collection of recyclable waste? Yes No

8. Authority Employee/Member

With respect to the Authority, I am:

- (a) a member of staff
- (b) an elected member
- (c) related to a member of staff
- (d) related to an elected member

Do any of these statements apply to you?

Yes No

9. Materials

Please state what materials (including type, colour and name) are to be used externally (if applicable):

OTHER - description:

Type of other material:

Description of *existing* materials and finishes:

Description of *proposed* materials and finishes:

Are you supplying additional information on submitted plan(s)/drawing(s)/design and access statement? Yes No

If Yes, please state references for the plan(s)/drawing(s)/design and access statement:

10. Vehicle Parking

No Vehicle Parking details were submitted for this application

11. Foul Sewage

Please state how foul sewage is to be disposed of:

Mains sewer	<input checked="" type="checkbox"/>	Package treatment plant	<input type="checkbox"/>	Unknown	<input type="checkbox"/>
Septic tank	<input type="checkbox"/>	Cess pit	<input type="checkbox"/>	Other	<input type="checkbox"/>

Are you proposing to connect to the existing drainage system? Yes No Unknown

12. Assessment of Flood Risk

Is the site within an area at risk of flooding? (Refer to the Environment Agency's Flood Map showing flood zones 2 and 3 and consult Environment Agency standing advice and your local planning authority requirements for information as necessary.)

Yes No

If Yes, you will need to submit an appropriate flood risk assessment to consider the risk to the proposed site.

Is your proposal within 20 metres of a watercourse (e.g. river, stream or beck)?

Yes No

Will the proposal increase the flood risk elsewhere?

Yes No

How will surface water be disposed of?

<input type="checkbox"/> Sustainable drainage system	<input checked="" type="checkbox"/> Main sewer	<input type="checkbox"/> Pond/lake
<input type="checkbox"/> Soakaway	<input type="checkbox"/> Existing watercourse	

13. Biodiversity and Geological Conservation

To assist in answering the following questions refer to the guidance notes for further information on when there is a reasonable likelihood that any important biodiversity or geological conservation features may be present or nearby and whether they are likely to be affected by your proposals.

13. Biodiversity and Geological Conservation

Having referred to the guidance notes, is there a reasonable likelihood of the following being affected adversely or conserved and enhanced within the application site, OR on land adjacent to or near the application site:

a) Protected and priority species

- Yes, on the development site Yes, on land adjacent to or near the proposed development No

b) Designated sites, important habitats or other biodiversity features

- Yes, on the development site Yes, on land adjacent to or near the proposed development No

c) Features of geological conservation importance

- Yes, on the development site Yes, on land adjacent to or near the proposed development No

14. Existing Use

Please describe the current use of the site:

Shisha Lounge

Is the site currently vacant?

- Yes No

If Yes, please describe the last use of the site:

Business not operating until planning issue resolved.

When did this use end (if known) (DD/MM/YYYY)?

Does the proposal involve any of the following?

If yes, you will need to submit an appropriate contamination assessment with your application.

Land which is known to be contaminated?

- Yes No

Land where contamination is suspected for all or part of the site?

- Yes No

A proposed use that would be particularly vulnerable to the presence of contamination?

- Yes No

15. Trees and Hedges

Are there trees or hedges on the proposed development site?

- Yes No

And/or: Are there trees or hedges on land adjacent to the proposed development site that could influence the development or might be important as part of the local landscape character?

- Yes No

If Yes to either or both of the above, you may need to provide a full Tree Survey, at the discretion of your local planning authority. If a Tree Survey is required, this and the accompanying plan should be submitted alongside your application. Your local planning authority should make clear on its website what the survey should contain, in accordance with the current 'BS5837: Trees in relation to design, demolition and construction - Recommendations'.

16. Trade Effluent

Does the proposal involve the need to dispose of trade effluents or waste?

- Yes No

17. Residential Units

Does your proposal include the gain or loss of residential units?

- Yes No

Market Housing - Proposed					
	Number of bedrooms				
	1	2	3	4+	Unknown
Bedsits/Studios					

Market Housing - Existing					
	Number of bedrooms				
	1	2	3	4+	Unknown
Bedsits/Studios					

17. Residential Units

Market Housing - Proposed					
	Number of bedrooms				
	1	2	3	4+	Unknown
Cluster Flats					
Flats/Maisonettes					
Houses					
Live-Work Units					
Sheltered Housing					
Unknown					

Proposed Market Housing Total

Social Rented Housing - Proposed					
	Number of bedrooms				
	1	2	3	4+	Unknown
Bedsits/Studios					
Cluster Flats					
Flats/Maisonettes					
Houses					
Live-Work Units					
Sheltered Housing					
Unknown					

Proposed Social Housing Total

Intermediate Housing - Proposed					
	Number of bedrooms				
	1	2	3	4+	Unknown
Bedsits/Studios					
Cluster Flats					
Flats/Maisonettes					
Houses					
Live-Work Units					
Sheltered Housing					
Unknown					

Proposed Intermediate Housing Total

Key Worker Housing - Proposed					
	Number of bedrooms				
	1	2	3	4+	Unknown
Bedsits/Studios					
Cluster Flats					
Flats/Maisonettes					
Houses					
Live-Work Units					
Sheltered Housing					
Unknown					

Proposed Key Worker Housing Total

Market Housing - Existing					
	Number of bedrooms				
	1	2	3	4+	Unknown
Cluster Flats					
Flats/Maisonettes					
Houses					
Live-Work Units					
Sheltered Housing					
Unknown					

Existing Market Housing Total

Social Rented Housing - Existing					
	Number of bedrooms				
	1	2	3	4+	Unknown
Bedsits/Studios					
Cluster Flats					
Flats/Maisonettes					
Houses					
Live-Work Units					
Sheltered Housing					
Unknown					

Existing Social Housing Total

Intermediate Housing - Existing					
	Number of bedrooms				
	1	2	3	4+	Unknown
Bedsits/Studios					
Cluster Flats					
Flats/Maisonettes					
Houses					
Live-Work Units					
Sheltered Housing					
Unknown					

Existing Intermediate Housing Total

Key Worker Housing - Existing					
	Number of bedrooms				
	1	2	3	4+	Unknown
Bedsits/Studios					
Cluster Flats					
Flats/Maisonettes					
Houses					
Live-Work Units					
Sheltered Housing					
Unknown					

Existing Key Worker Housing Total

18. All Types of Development: Non-residential Floorspace

Does your proposal involve the loss, gain or change of use of non-residential floorspace?

Yes No

18. All Types of Development: Non-residential Floorspace

Use Class/type of use	Existing gross internal floorspace (square metres)	Gross internal floorspace to be lost by change of use or demolition (square metres)	Total gross new internal floorspace proposed (including changes of use) (square metres)	Net additional gross internal floorspace following development (square metres)
B1 (c) - Light industrial	150	150	0	-150
Other	0	0	150	150
Total	150	150	150	0

For hotels, residential institutions and hostels, please additionally indicate the loss or gain of rooms:

Use Class/types of use	Existing rooms to be lost by change of use or demolition	Total rooms proposed (including changes of use)	Net additional rooms

19. Employment

If known, please complete the following information regarding employees:

	Full-time	Part-time	Equivalent number of full-time
Existing employees	3	3	

20. Hours of Opening

If known, please state the hours of opening (e.g. 15:30) for each non-residential use proposed:

Use	Monday to Friday		Saturday		Sunday and Bank Holidays		Not Known
	Start Time	End Time	Start Time	End Time	Start Time	End Time	
Other	17:00:00	23:00:00	16:00:00	01:00:00	17:00:00	23:00:00	<input type="checkbox"/>

21. Site Area

What is the site area?

150.00 sq.metres

22. Industrial or Commercial Processes and Machinery

Please describe the activities and processes which would be carried out on the site and the end products including plant, ventilation or air conditioning. Please include the type of machinery which may be installed on site:

Low carbon ventilation

Is the proposal for a waste management development?

Yes No

If this is a landfill application you will need to provide further information before your application can be determined. Your waste planning authority should make clear what information it requires on its website.

23. Hazardous Substances

Is any hazardous waste involved in the proposal?

Yes No

A. Toxic substances

Amount held on site

Tonne(s)

3. Hazardous Substances

B. Highly reactive/explosive substances

Amount held on site

<input type="text"/>	<input type="text"/>	Tonne(s)
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C. Flammable substances (unless specifically named in parts A and B)

Amount held on site

<input type="text"/>	<input type="text"/>	Tonne(s)
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24. Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

 Yes No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact? (Please select only one)

 The agent The applicant Other person

25. Certificates (Certificate B)

Certificate of Ownership - Certificate B

Town and Country Planning (Development Management Procedure) (England) Order 2015 Certificate under Article 14

I certify/ The applicant certifies that I have/the applicant has given the requisite notice to everyone else (as listed below) who, on the day 21 days before the date of this application, was the owner (*owner is a person with a freehold interest or leasehold interest with at least 7 years left to run*) and/or agricultural tenant (*"agricultural tenant" has the meaning given in section 65(8) of the Town and Country Planning Act 1990*) of any part of the land or building to which this application relates.

Owner/Agricultural Tenant	Date notice served
Name: <input type="text" value="Miss Senoer Mawloud"/>	<input type="text" value="24/05/2018"/>
Number: <input type="text"/> Suffix: <input type="text"/> House name: <input type="text"/>	
Street: <input type="text" value="Sunbeam Street"/>	
Locality: <input type="text"/>	
Town: <input type="text" value="Wolverhampton"/>	
Postcode: <input type="text" value="WV2 4PF"/>	

Title: First name: Surname:

Person role: Declaration date: Declaration made

26. Declaration

I/we hereby apply for planning permission/consent as described in this form and the accompanying plans/drawings and additional information. I/we confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them.

 Date

CITY OF WOLVERHAMPTON COUNCIL
Town and Country Planning Act 1990
Town and Country Planning (Development Management Procedure)
(England) Order 2015

Agent

Mr Lee Mitchell
Spector Design Ltd
20 Spring Lane
WILLENHALL
WV12 4JH

Applicant

Mr Osman Sarkash
Yalda Nights
Sunbeam House
Sunbeam Street
Wolverhampton
WV2 4PF

Our Ref:	18/00584/FUL
Site:	Yalda Nights, Sunbeam Street, Wolverhampton, WV2 4LA
Proposal:	Use of first floor premises as restaurant and bar with the external smoking shelter

City of Wolverhampton Council as Local Planning Authority **Grant Permission** for this development, in accordance with the approved plans and drawings, subject to the following conditions:

1. This development shall commence before the expiration of three years from the date of this permission.

Reason: - Pursuant to Section 91 of the Town and Country Planning Act 1990 as amended by the Planning and Compulsory Purchase Act 2004 (PCPA).

2. This development shall accord with the following drawings: -

Plan Type	Reference	Version No.	Date Received
Various on Plan	100/813-01	-	3 December 2018

Reason: - For the avoidance of doubt.

3. Hours of opening shall be limited to Monday to Fridays from 17:00 – 23:00hours, 16:00 - 01:00hours on a Saturday and 17:00 – 23:00hours on Sunday and Bank Holidays.

Reason: In the interests of the amenity of the area.
Relevant UDP policies B5 and EP5

Civic Centre
St Peter's Square
Wolverhampton
WV1 1RP
Telephone 01902 55561

Authorised Officer: 
Date: 19 February 2019

Mr Ragbir Sahota

4. Prior to the commencement of development details of the provision for the safe storage of refuse awaiting disposal shall be submitted to and approved in writing by the local planning authority. Refuse shall be stored in accordance with the approved details which should be paved with adequate drainage and must be managed in such a way as to enable them to be kept clean, and to protect against access by pests, against contamination of food, drinking water and equipment.

Reason: In the interests of the amenity of the area and residential amenity.

Relevant UDP policies B1, EP1 and EP5

5. Prior to the commencement of development, details of the extraction system shall be submitted to and approved in writing by the local planning authority prior to the use commencing. The approved extraction system shall be installed as per the approved details and thereafter maintained.

Reason: In the interests of visual amenities and high quality design.

Relevant UDP policies D6, D9 and BCCS policies CSP4, ENV3

Summary of Reasons for Granting Planning Permission

The premises are the upper floors of an existing industrial unit which was previously being used unlawfully as a shisha bar. The use proposed is acceptable as it has no adverse impact on local amenities and is not considered to have any impact on local centres. The proposal will bring back into use the upper floors of the industrial units, create employment and result in inward investment. The proposal is in accordance with the approved policies in the development plan including UDP policies D6, D9, B1, B5, EP1, EP5 and BCCS policies CSP4, ENV3.

Notes for Information

1. Any policies referred to on this decision notice are the policies of the Black Country Core Strategy (BCCS), adopted 3rd February 2011 and the saved policies of the Wolverhampton Unitary Development Plan (UDP), adopted in June 2006, unless otherwise stated. The BCCS and UDP can be viewed at the Planning and Building Control Reception on the second floor of the Civic Centre or alternatively on the Council's Website, at www.wolverhampton.gov.uk
2. Please note that conditions attached to this consent may require details to be submitted to and approved by the Council. Submissions will need to be made with the appropriate fee using the form from www.planningportal.gov.uk. Also, please note that some conditions must have been discharged in writing, **before** any work on site can commence.

Civic Centre
St Peter's Square
Wolverhampton
WV1 1RP
Telephone 01902 555616

Authorised Officer: _____
Date: 19 February 2019

Mr Ragbir Sahota

In dealing with the application, the local planning authority has worked with the applicant in a positive, creative and proactive manner to secure a development that will improve the economic, social and environmental conditions of the area, in accordance with paragraph 38 of the National Planning Policy Framework (July 2018).

Appeals to the Secretary of State

- If you are aggrieved by the decision of your local planning authority to grant subject to conditions, then you can appeal to the Secretary of State under section 78 of the Town and Country Planning Act 1990. You must do so within 6 months of the date of this notice on a form which you can get from the Secretary of State at Temple Quay House, 2 The Square, Temple Quay, Bristol BS1 6PN (Tel: 0303 444 0000) or online at <https://www.gov.uk/appeal-planning-decision>.
- The Secretary of State can allow a longer period for giving notice of an appeal but will not normally be prepared to use this power unless there are special circumstances which excuse the delay in giving notice of appeal.
- The Secretary of State need not consider an appeal if it seems to the Secretary of State that the local planning authority could not have granted planning permission for the proposed development or could not have granted it without the conditions they imposed, having regard to the statutory requirements, to the provisions of any development order and to any directions given under a development order.

If your proposed project requires **Building Regulations Approval** or you are unsure whether it does please contact us on **01902 55595**, email building.control@wolverhampton.gov.uk or visit our website www.wolverhampton.gov.uk for pre-application advice.

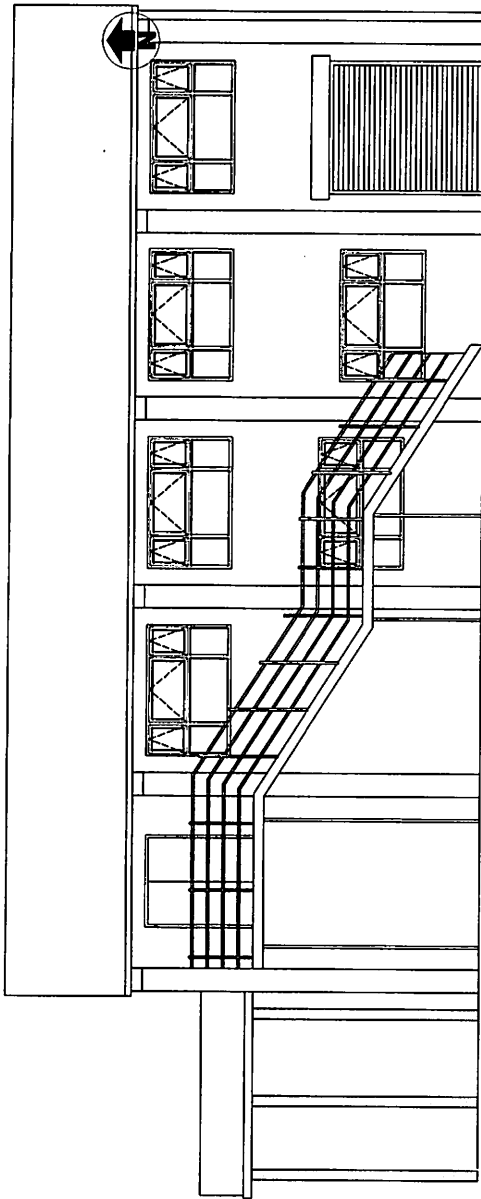
Civic Centre
St Peter's Square
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WV1 1RP
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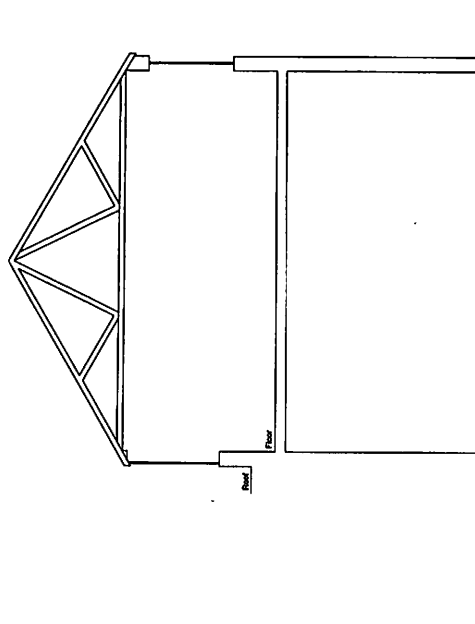
Mr Ragbir Sahota



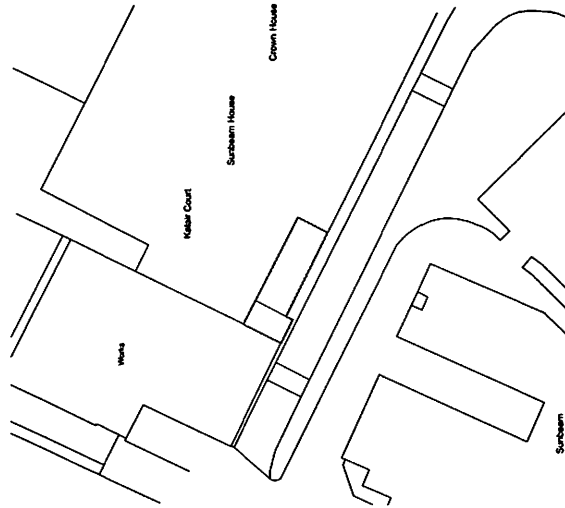
OS MAP
Scale 1:1250



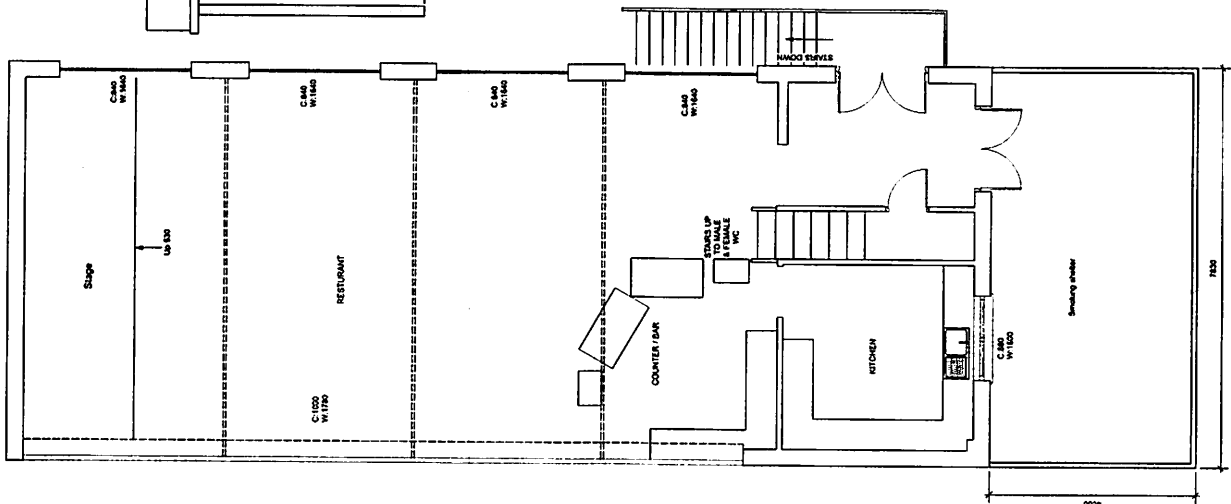
PROPOSED FRONT ELEVATION
Scale 1:50



PROPOSED SECTION
Scale 1:20



BLOCK PLAN
Scale 1:500



PROPOSED GROUND FLOOR PLAN
Scale 1:50



ARCHITECTURE AND INTERIORS
E.L. SPECTOR ARCHITECTURE GROUP
M: 0785193347 T: 01902 404910

Project Name	100/813 - 01
Client	150 (B/A)
Address	VALDA HEIGHTS
Location	100/813 - 01

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VALDA HEIGHTS
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