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## RECOMMENDATION

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This document shows the case officer's recommended decision for the application referred to below.  
This document is not a decision notice for this application.

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<b>Applicant</b>	Mr S Leaver East 12th Restaurants Ltd	<b>Reg. Number</b>	16/AP/0166
<b>Application Type</b>	Full Planning Permission	<b>Case Number</b>	TP/2135-2
<b>Recommendation</b>	Grant permission		

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### Draft of Decision Notice

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**Planning Permission was GRANTED for the following development:**

Change of use from restaurant (Use Class A3) to restaurant and hot food takeaway (Use Class A3/A5) with associated takeaway delivery only between 10:00 and 23:00 (Monday - Sunday).

**At:** 2-4 GROVE LANE, LONDON SE5 8SY

**In accordance with application received on** 18/01/2016 08:00:28

**and Applicant's Drawing Nos.** Location Plan as Existing 1597 & Cover Letter

**Subject to the following four conditions:**

**Time limit for implementing this permission and the approved plans**

- 1 The development hereby permitted shall be begun before the end of three years from the date of this permission.

Reason

As required by Section 91 of the Town and Country Planning Act 1990 as amended.

- 2 The development hereby permitted shall not be carried out otherwise than in accordance with the following approved plans: Location Plan as Existing 1597 & Cover Letter

Reason:

For the avoidance of doubt and in the interests of proper planning.

**Compliance condition(s)** - the following condition(s) impose restrictions and/or other requirements that must be complied with at all times once the permission has been implemented.

- 3 The use hereby permitted for a restaurant/bar (Use Class A3) shall not be carried on outside of the hours 08:00 to 23:00 on Sunday to Thursday and 08:00 -00:00 on Friday to Saturday. The extended use hereby permitted to (Use Class A5) takeaway delivery service shall not be conducted by car and shall only operate during the hours 10:00 to 23:00 on Monday to Sunday.

Reason:

To safeguard the amenities of neighbouring residential properties in accordance with The National Planning Policy Framework 2012, Strategic Policy 13 High environmental standards of The Core Strategy 2011 and Saved Policy 3.2 Protection of Amenity of The Southwark Plan 2007.

- 4 Vehicles associated to the delivery of goods from the use hereby permitted shall not be stored at the premises.

Reason:

To safeguard the amenities of neighbouring residential properties in accordance with The National Planning Policy Framework 2012, Strategic Policy 13 High environmental standards of The Core Strategy 2011 and Saved Policy 3.2 Protection of Amenity of The Southwark Plan 2007.

**Statement of positive and proactive action in dealing with the application**

The Council has published its development plan and core strategy on its website together with advice about how applications are considered and the information that needs to be submitted to ensure timely consideration of an application. Applicants are advised that planning law requires applications to be determined in accordance with the development plan unless material considerations indicate otherwise.