

**CONSULTATION UNDER TOWN AND COUNTRY PLANNING ACT 1990**

**Consultation on Planning Application - PL/2023/00835/COU**

**Proposal: Change of use from existing outdoor log cabin to part-time dog grooming for four dogs a day, four days a week, weekdays only between hours of 09:30 and 16:00hrs. One dog at a time, no crating. On drive parking for drop offs, six spaces on driveway in total. All other times log cabin is to be used for personal use.**

**Location: 40 Creynolds Lane Cheswick Green Solihull B90 4ER**

**Case Officer: Rebecca Hadley**

<b>Date comments sent</b>	<b>26.6.23</b>
<b>Name of consultee department</b>	<b>Public Protection</b>
<b>Consultation response author</b>	<b>A Clover</b>

No Comments	
No Objection	
No Objection Subject to conditions	
Objection	
Further information shall be required	<b>X</b>

**Comments:**

(Please explain the reason for your response)

With reference to the planning application detailed above, Public Protection (PP) comment as follows:

- No information on the specification of the log cabin has been provided. This is requested.
- The applicant does not specify the days proposed for use, PP consider this an important aspect of the application and request this be specified.
- The applicant does not appear to consider this to be a commercial venture as the planning application states the following:

**Industrial or Commercial Processes and Machinery**

Planning Portal Reference: PP-12096507

Does this proposal involve the carrying out of industrial or commercial activities and processes?

- Yes  
 No

PP request these matters be clarified, and where necessary, the application be amended. PP shall await update on this matter.

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**Further information required (if applicable):**

(Please explain the reason for your response)

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**Amendments recommended (if applicable):**

(Please explain the reason for your response)

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**Recommended conditions (if applicable):**

(Please provide justification for any pre-commencement conditions)

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**If the application is to DISCHARGE CONDITIONS, please confirm the list of documents you are approving below:**

<ul style="list-style-type: none"><li>•</li><li>•</li><li>•</li></ul>
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**If the application requires a S106 contribution/ requirement, please include the following information:**

Please note: The legal tests for when a S106 contribution can be requested are set out in regulation 122 and 123 of the Community Infrastructure Levy Regulations 2010 (as amended). The regulations and guidance can be viewed here:

<https://www.legislation.gov.uk/ukdsi/2010/9780111492390/regulation/122> and

<https://www.legislation.gov.uk/ukdsi/2010/948/contents/made> and

<https://www.gov.uk/guidance/planning-obligations> and

The tests are:

1. Necessary to make the development acceptable in planning terms;
2. Directly related to the development; and
3. Fairly and reasonably related in scale and kind to the development.

<ul style="list-style-type: none"><li>• Contribution description</li></ul>	
<ul style="list-style-type: none"><li>• Contribution amount £ (if applicable). Please provide justification.</li></ul>	

<ul style="list-style-type: none"><li>• Trigger point for payment (i.e. upon commencement of development, upon first occupation, upon 50% occupation...)</li></ul>	
<ul style="list-style-type: none"><li>• Trigger point for works to be undertaken (if applicable)</li></ul>	