

Planning Statement

Proposed change of operating hours and new façade glazed system

36 Upper Wickham Ln, Welling DA16 3HF

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Section 01: Site Condition

The site is a vacant Class E premise with residential units above at the time of this application. The leaseholder wishes to change and extend the existing operating hours to 10am – 10pm every day of the week. There is no proposed change of use.

Section 02: Description of Proposed Design Changes

The proposed linear façade glazed system will unify the horizontal façade elements with adjacent commercial units that also have a flat façade parallel to Upper Wickham Ln. The proposed façade changes also include the use of double-glazed glass panels with silicone joints which could greatly improve the energy efficiency for the unit, which is in line with the London Borough of Bexley Local Development Framework.

Section 03: Planning Assessments

With the proposed change of the operating hours, façade variation in this application; and the proposed fascia design under advertisement consent application made on the 13th March 2024, 'Mum's Café' will be rebranded as 'Turkistan', a café infused with the applicant's cultural heritage influence.