

Servicing and Deliveries Statement

Site Address:

14 Lockett Street, Manchester, M8 8EE

Proposed Use:

Sui Generis Use– Light Industrial Food Production (non-retail)

1. Overview of Servicing Arrangements

The proposed use of the site as a light industrial food preparation facility will require regular deliveries of raw ingredients and packaging materials, and scheduled collection of finished goods and waste. No customer footfall is expected, and all operations will be conducted solely for production and dispatch purposes.

2. Type and Frequency of Servicing

Deliveries (Inbound):

- **Frequency:** 2–3 deliveries per day (Monday to Saturday)
- **Times:** Between 08:00 and 18:00
- **Vehicle Size:** Light Goods Vehicles (e.g., transit vans or small refrigerated vans)
- **Purpose:** Delivery of food ingredients, packaging, and cleaning supplies

Collections (Outbound):

- **Frequency:** 1–3 collections per day (Monday to Saturday)
- **Times:** Between 09:00 and 19:00
- **Vehicle Size:** Light Goods Vehicles or small box vans
- **Purpose:** Collection of prepared food items for distribution to commercial clients

Waste Collection:

- **Frequency:** Twice weekly
 - **Times:** Between 07:00 and 17:00 (standard commercial waste collection hours)
 - **Vehicle Size:** Standard waste collection truck (7.5 – 18 tonnes, depending on provider)
 - **Waste Types:** General commercial waste and food-safe organic waste in sealed containers
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3. Maintenance Servicing

- **Frequency:** Monthly (or as needed based on equipment use)
 - **Vehicle Size:** Typically a small van
 - **Purpose:** Servicing of food production equipment and refrigeration units
 - **Access Hours:** Flexible, generally during off-peak hours to minimise conflict with deliveries
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4. Access and Servicing Plan

The site has an existing serviceable entrance and forecourt area accessible directly from Lockett Street.

Key Points:

- All servicing activities will be undertaken **on-site**, with no obstruction to public highways.
- Vehicles will **reverse into the forecourt and exit in forward gear** to ensure safety.
- The **site layout accommodates light commercial vehicles** without the need for modification or road alterations.
- No parking or waiting on Lockett Street is required or proposed.

5. Additional Info:

Details of the opening hours for each non-residential use proposed.

Use Class:
Sui Generis Use
Monday to Friday:
Start Time:
00:01
End Time:
23:59
Saturday:
Start Time:
00:01
End Time:
23:59
Sunday / Bank Holiday:
Start Time:
00:01
End Time:
23:59