

Operational Management Plan

Property: 24 Sherborne Street, Manchester M3 1FE

Use Class: E – Café (Top Floor)

1.

Overview

The proposed use of the premises is as a café located on the top floor of the property. The café will provide a calm, social environment for customers to enjoy food and beverages. The design and operation have been planned with sensitivity to the surrounding community to minimise any adverse impacts.

2.

Noise Management

To mitigate potential noise disturbance:

- The café will operate between 8:00 AM and 8:00 PM, avoiding late-night trading that could affect nearby residents.
 - All windows and external doors will remain closed during business hours except for access and egress.
 - Background music will be played at a low volume, compliant with Environmental Health noise limits.
 - Deliveries and waste collections will be scheduled during daytime hours only (between 9:00 AM and 5:00 PM), avoiding early morning or late-night disturbance.
 - Staff will be trained in minimising noise when cleaning or closing the premises.
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3.

Movement and Activity

To manage additional footfall and minimise disruption:

- Signage will clearly direct customers to the café entrance and promote considerate behaviour when entering and exiting.
 - Staff will monitor the premises regularly to ensure no congregation occurs outside the property.
 - All customer activity will be confined to within the top-floor premises; there will be no outdoor seating or queuing on the street.
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4.

Litter and Waste Management

To ensure cleanliness and reduce litter:

- Internal bins will be clearly marked for recycling and general waste.
 - All waste will be stored securely in appropriate bins within the property and collected by a licensed commercial waste contractor.
 - Staff will conduct daily litter sweeps in and around the entrance to maintain a clean environment.
 - Customers will be encouraged through signage to dispose of waste responsibly.
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5.

Amenity Impact

The café has been designed to:

- Offer a relaxed indoor atmosphere with no outdoor operations, reducing impact on neighbours' visual and acoustic amenity.
 - Be in keeping with the mixed-use nature of the area, contributing positively to the local economy and vibrancy.
 - Avoid late-night operation or licensable activities (e.g., alcohol sales), which reduces nuisance potential.
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6.

Crime and Disorder Prevention

To deter and respond to potential crime or antisocial behaviour:

- CCTV will be installed at entry/exit points and within the café interior, compliant with GDPR and local authority guidelines.
 - The premises will be well-lit externally with motion-sensor lighting for safety during opening hours.
 - Staff will be trained in managing antisocial behaviour and will maintain a strict no-loitering policy.
 - A clear incident reporting process will be in place in coordination with Greater Manchester Police if needed.
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7.

Conclusion

This management plan outlines a responsible and considerate approach to operating a café at 24 Sherborne Street. The proposed measures are aimed at supporting community cohesion, ensuring public safety, and protecting local residential amenity.