Opening Hours Statement
Site Address: 27 Lansdowne Road, Manchester, M8 5SF

1. **Proposed Opening Hours**
   The proposed opening hours for the café/restaurant are as follows:

   a) Monday to Sunday: 08:00 AM to 11:00 PM

2. **Nature of Operation**
   The premises will operate as a small-scale café/restaurant with limited indoor seating (2–4 tables) and ancillary takeaway service.

3. **Impact on Local Area**
   The proposed hours are considered reasonable and appropriate for the area, which already accommodates a number of similar commercial uses.

The closing time of 11:00 PM ensures that:

a) Late-night disturbance is avoided

b) Noise levels are kept to a minimum

c) Residential amenity is protected

4. **Deliveries and Collections**
   Deliveries will take place during daytime hours where possible to minimise disruption.
   No late-night deliveries are proposed.

5. **Conclusion**
   The proposed opening hours strike a balance between business viability and the protection of local residents' amenity. The hours are modest and consistent with nearby uses.

Signed:

Mohamed Amer
27, Lansdowne Road
Manchester, M8 5Sf