



RE: Street Trading Objection

From Sian Parsons <[REDACTED]>
Date Wed 8/13/2025 3:34 PM
To rmzn bykts <[REDACTED]>

Good afternoon,

I have forwarded your response onto the objector, we will see what happens, but I have made them aware that the application will go to licensing subcommittee if they want to proceed with their objection.

We also received another objection, but it wasn't relevant and they didn't respond when I emailed requesting individual points so if no response is received from them by midnight they will not be considered.

Kind Regards,

Sian Parsons
Licensing Technical Officer
Cherwell District Council
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From: rmzn bykts <[REDACTED]>
Sent: 13 August 2025 13:03

To: Sian Parsons [REDACTED]

Subject: Re: Street Trading Objection

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INTRODUCTION

> I have prepared these responses taking into account the single objection received regarding my application. I would like to note that the vast majority of my neighbours have given either positive or neutral feedback, which shows there is no widespread opposition to my proposal. However, even a single objection is important to me, and I am committed to addressing every concern carefully. I am determined to operate my business in a safe, respectful, and well-managed way for the benefit of the local community.

RESPONSES TO EACH POINT

1. Suitability in a Residential Area

The proposed location is next to a small row of three shops and is therefore part of an existing mixed-use area. My business will complement these existing activities and will be run in a way that preserves the peace of the neighbourhood.

2. Parking and Visibility

The van will be positioned in a designated area without blocking views of the bus stop or crossings. Many customers are expected to arrive on foot or park in other available spaces nearby.

3. Anti-Social Behaviour Risk

I will apply a zero-tolerance policy towards anti-social behaviour. My customer base will primarily consist of families and workers returning from work. Any problematic behaviour will be reported to the relevant authorities immediately.

4. Local Food Provision

The existing outlets provide different products and services. My menu and service style will offer variety, giving residents more choice. Competition can also encourage higher quality and better service in the area.

5. Odour and Waste Management

No powered extraction system is used; instead, natural ventilation minimises odour emissions. All waste will be collected immediately after trading and stored in a sealed container, collected regularly by a licensed waste contractor.

6. ATM Safety

There is no direct link between my business and ATM user safety. The area will be well-lit, and I am willing to install a CCTV camera if required.

7. Hours of Operation and Noise

The planned trading hours are 16:00–23:00; however, I will close earlier if there is low demand. There will be no generator noise as the van operates on a quiet battery system.

8. Car Park Use

The free parking nearby is sufficient for both shop customers and my visitors. If needed, I will direct customers to ensure traffic flow is maintained safely.

9. Waste and Pest Concerns

No food waste will be left outside. All waste will be sealed in containers at the end of trading, preventing any attraction for pests.

10. Odour Control

Without a mechanical extractor, odours are minimal. My cooking methods and menu produce no heavy smoke or persistent smell.

11. Noise and Customer Behaviour

I will maintain respectful communication with customers and manage the queue area to avoid disturbance. Any noise or disorder will be addressed immediately to maintain peace for residents.

12. Groups and Safety

If required, I am willing to install CCTV. The pitch will be well-lit and orderly at all times to ensure a safe, family-friendly environment.

CLOSING STATEMENT

> With these measures in place, I believe my business can operate successfully while respecting residents' peace and safety. I am fully prepared to comply with any additional conditions set by the Council.

13 Ağu 2025 Çar 11:46 [REDACTED] Sian Parsons [REDACTED]

Good morning,

I have received the below objection. If you have any comments to make to these objections please reply to the individual points so I can go back to them.

1. In the notes posted through my door (initially again without a date on the application notification); you state that the lay-by is next to a commercial park. It is not; it is a row of 3 shops next door to a recreational park with some play equipment for children. As per my original objection THIS IS A RESIDENTIAL AREA and it is HIGHLY INAPPROPRIATE that a kebab van is sited here. Better that it is near a proper commercial park such as that on the Kingsmere estate.

2. Your response to the parking issue is quite frankly inadequate. The lay-by is for use of residents visiting one of the 3 shops that are there. In addition the van will be very close to a bus stop and therefore exacerbate safety issues for people who wish to cross the road as it will obscure the view.

3. I've resided in this area for many years and think that your response that antisocial behaviour is just to do with alcohol is a gross assumption. In fact antisocial gatherings happen quite often without alcohol being involved. Hanging around together in groups however does exacerbate this type of behaviour and the presence of a kebab van will be an excuse for people to hang about and possibly cause a nuisance. I cannot see that whether you tolerate antisocial behaviour or not, that you will not be able to intervene and prevent it no matter what you say.

4. The four outlets that exist in the area all sell food and a kebab van is NOT needed to add to the offer. The outlets that exist by their nature encourage people to eat at home or inside the pub. I do not believe this will be true of a kebab van. I cannot see that your presence will not harm the other businesses as you state.

5. The nature of a van means that there is an open hatch through which sales are made; odours will of course escape, no matter what. Waste management will exist until whenever a waste management company chooses to turn up and collect it. I doubt that this will be directly after sales have closed and believe the waste issue is still very much a concern.

6. *The possible harassment of people using the ATM remains and you will have little if any influence over this threat to people's feeling of being safe*

7. *You say your business will be restricted to early evening hours, but the application is from 4-11pm. This is NOT early evening! Noise will possibly just not be from your generator either, but could come from noisy customers.*

8. *The free parking available copes with people visiting the shops, pub, community hall users and those stopping to use the recycling facilities. It is often very busy and I doubt people using your kebab van would use it anyway. People tend to try and park as near as possible to their destination and that brings us back to road safety issues and also the proximity of the bus stop.*

8. *As I have originally stated, I doubt very strongly that food waste will be collected by midnight and therefore the attraction of rodents is still a concern. This is one of the reasons why food vans are not allowed to operate along the A 34 (not residential).*

9. *Your system for odours disperse where? Into the surrounding area...? I can't see how odours can be totally eliminated. This remains a huge concern.*

10. *What additional measures exactly would/ could be taken to avoid disturbing residents? I think this is not feasible.*

11. *As already stated, rowdiness is not always due to alcohol (although could come from the pub);. 11pm is very late for a residential area; you state it isn't, I wholeheartedly disagree. You haven't established a customer base yet, so how can you tell how your customers might behave. You wouldn't have the authority to do anything to stop any antisocial rowdiness anyway. Calling the police is unrealistic and a waste of resources anyway.*

12. *The groups of people frequenting your van would scare people, not you; you totally miss the point.*

You can ensure that you can eliminate this possibility, not by installing cctv or by changing your hours. The only sure way here is not to operate here in the first place.

Kind Regards,

Sian Parsons
Licensing Technical Officer
Cherwell District Council

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