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Cover Note :

Lawful Development Certificate Application
Proposal: Certificate of lawful development (proposed) for the use of a single room within the existing dwelling as a hairdressing / beauty salon for a maximum of 1 client a day, 5 days a week.

Dear Sir/Madam,

I am submitting this application for a Lawful Development Certificate to confirm the proposed use of part of my home as a small-scale Hair and Beauty salon.

The property will remain in full use as a private dwelling, with no structural alterations, extensions, or external changes. There will be no external signage or shopfront-style features, ensuring the residential character is preserved.

The salon will operate on a very limited basis, serving one client per day, up to five days per week, although in practice it will often run only two to three days per week as I continue to work primarily as a mobile hairdresser.

The property has a private driveway parking for four vehicles (photographs supplied), which is more than sufficient for the low level of client visits, ensuring no impact on traffic, on-street parking, or neighbouring properties.

In light of the above, I respectfully request that the Council confirms the proposed use as lawful by granting a Lawful Development Certificate.

Kind regards

Mrs Fiona Cooper

Supporting Statement for Lawful Development Certificate Application

I am applying for a Lawful Development Certificate in respect of the proposed use of part of my dwelling as a salon. In the future, once I have qualified with NVQ Level 4, I also intend to offer scalp micropigmentation (SMP) on different days to regular salon services.

At the salon I will be offering standard services, including:
- Colouring, cutting, styling, and hair extensions
- Conditioning treatments, perms, straightening, and hair-up services
- Hair-loss solutions (non-surgical), such as wigs, hair integration, and skin bases

Following this, I plan to complete NVQ Level 2 in Infection Prevention and Control for Special Procedures. Once this is obtained, my premises will be inspected by Environmental Health, with whom I have already discussed my plans.

Scalp Micropigmentation (SMP)

SMP is a non-invasive cosmetic treatment that involves applying natural pigment to the scalp with a specialised medical-grade device, creating the appearance of hair follicles. It is often compared to tattooing but performed on a much smaller scale with highly controlled precision.

It is not a medical procedure and involves no surgical intervention, no machinery that creates noise or disruption, and no use of hazardous chemicals. Sessions are carried out on a one-to-one basis in a quiet environment, with a maximum of one client per day.

From a planning perspective, SMP has no impact on the structure of the home, the external appearance of the property, or the surrounding neighbourhood. It does not generate additional traffic beyond a single client appointment and does not create any nuisance such as fumes, waste, or noise. It is therefore comparable to a standard beauty service carried out within the home and does not raise planning concerns.

My motivation for adding SMP to my services is my passion for supporting people experiencing hair loss, which can have a significant emotional and psychological impact. I have been treating hair loss for three years and six months and hold five diplomas in this area alone. With 35 years' experience in the hairdressing industry (including salon ownership in Mumbles, Swansea, as well as mobile hairdressing, teaching higher Ed as a qualified lecturer, and training), I am committed to developing this service to the highest standards.

While I can provide many hair-loss services at clients' homes, SMP can only be carried out in a sterile, licensed studio following Environmental Health approval. This is why I am seeking to establish this service at my property in a lawful and compliant way.

Application Details

1. Nature of Use

The salon will be operated on a very small scale within the existing dwelling.

The property will continue to function primarily as a private residence.

All services will be by appointment only.

The salon will operate from a very small scale from within the existing dwelling. The salon is on the right-hand side facing which is an extension already built before I purchased the property. It has a side access to into the salon from outside. (Please see photographs previously sent showing the extension and side entrance).

2. Scale of Activity

The salon will be limited to one client per day, for a maximum of five days per week.

In practice, it will often operate only two to three days per week, as I will continue my main occupation as a mobile hairdresser.

This low-level activity ensures there is no intensification that would alter the residential character of the property.

3. No Structural Alterations

No external or internal structural changes, extensions, or building works are proposed.

The external appearance of the dwelling will remain unchanged.

4. No External Signage

There will be no external signage, advertising, or shopfront-style features at the property.

The residential character and appearance will therefore be preserved.

5. Residential Character Maintained

The property will remain in full use as a family home.

The small-scale nature of the salon ensures the residential character is not materially affected.

6. Highways and Parking

With only one client per day, there will be no adverse impact on local parking or traffic.

The property benefits from a private driveway with space for four vehicles, ensuring sufficient on-site parking.

Conclusion

No physical alterations to the dwelling are proposed.

The primary use of the property will remain as a dwellinghouse.

The salon will be restricted to one client per day, up to five days per week (often fewer due to my mobile work).

No external signage or commercial features will be introduced.

Accordingly, the proposed use does not constitute development requiring planning permission. I respectfully request that a Lawful Development Certificate be issued confirming the lawfulness of the proposed use.

Thank You

Kind regards

Mrs Fiona Cooper