



OPERATIONAL SUMMARY

7 Queens Road, Newport, Gwent, NP20 5EX

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1. Purpose of the Operational Summary

This Operational Summary provides clarity regarding the day-to-day use of the property once operating as a **children's home** under **Use Class C2 for up to two children / young persons**. The description below defines the scale, activity levels, staffing, movements and domestic character of the use, enabling the Local Planning Authority to assess whether the proposed use would result in any **material change** from the property's existing residential character.

2. Occupancy Profile

The home will accommodate **up to two children / young persons**, aged between 7 and 17 years, who will reside at the property full-time.

The young person will use the dwelling in the same manner as any child in a household—sleeping, dining, studying, relaxing, and engaging in normal daily routines within a domestic setting.

3. Staffing Arrangements

Staffing levels are modest and consistent with residential occupation depending on care requirements:

- **A maximum of three staff members on duty during daytime hours (08:00–23:00).**
- **One to Two sleep-in staff member overnight (23:00–08:00).**

Shift handovers are brief, quiet and involve no more than two / three staff members present at any one time. Staff do not gather outside, take breaks externally, or operate in a manner that changes the residential character of the property.

The staffing pattern generates an activity level no greater than that seen in many households containing two or more adults, shift workers, or family carers.

4. Daily Activities and Residential Character

The operation of the home will mirror the functioning of a typical household dwelling:

- The young person/s will take meals in the kitchen/dining room.
- The living room will be used for normal household activities such as television, reading and supervised recreation.
- School attendance will take place off-site or via home-based learning, depending on individual circumstances.
- The rear garden will be used only for typical domestic recreation.
- All household routines—sleeping, bathing, studying, and leisure—will occur in the same pattern as any domestic family home.

The property will not display signage, branding, commercial markers or any external indication that the use differs from a standard residence.

5. Visitors to the Property

Visitors **will** attend the property as part of normal residential and care-related activity. These visits will occur at a **domestic scale**, consistent with the patterns typically seen in family homes and foster care arrangements. Professional visitors such as social workers, education officers, or therapists may attend the property on a scheduled basis and at low frequency, usually during daytime hours. These visits are quiet, individually arranged, and do not result in congregation, increased noise, or unusual levels of activity.

Family contact for the young person may also take place at the property where appropriate and in accordance with the young person's care plan. Such visits are supervised, structured, and comparable in scale to a child receiving relatives or carers in an ordinary dwelling.

The overall volume, purpose, and pattern of visitors remain consistent with what is ordinarily expected of a residential family home. No part of the operation introduces commercial traffic, public attendance, large-group activity, or any form of non-domestic visitor pattern. The property therefore retains its residential character, and the frequency of visits does not give rise to any intensification of use.

6. Vehicle Movements and Parking

Vehicle movements are minimal and limited to staff arrivals and departures at shift change times. These occur once in the morning and once in the evening, involving no more than two vehicles at any one time.

The property benefits from **off-street parking via driveway and garage**, eliminating the need for on-street parking. No professional or family visit traffic will occur.

The overall pattern of vehicular movement is substantially lower than that associated with many multi-adult households.

7. No External Works or Alterations

No external changes, extensions, engineering works, or alterations to the appearance of the property will take place. The dwelling will remain visually indistinguishable from neighbouring domestic properties on Queens Road.

Internally, only one existing bedroom will be re-designated as a staff sleep-in/office room. No structural works are required.

8. Management and Behavioural Oversight

The incoming CIW-registered operator will follow established procedures for supervision, safeguarding and behavioural support. These measures are internally managed and do not involve any physical adaptations or external activity. Safeguarding practices are operational, not structural, ensuring there is no impact on the property's residential character.

9. Summary Position

The operation of the children's home remains **domestic in scale and character**, with:

- Up to two young persons living in the home;
- Minimal staffing levels;
- Very low levels of vehicle movements;
- No external visitors;
- No external alterations;
- Normal household routines;
- A domestic pattern of activity at all times.

These operational parameters demonstrate that the use remains fundamentally residential and does **not** introduce any intensification or change of pattern that would distinguish it from typical Class C3 occupation.