



MEMORANDUM

From: Ian Jones
**Head of Service Public Protection
Economy and Planning**

To: David Fitzsimon
Chief Officer

Our Ref:

Your Ref: P/2023/0041

Date: 22-02-2023

Town and Country Planning Act 1990

Town and Country Planning (General Development Procedure) Order 1996

Re: P/2023/0041, 40-42 REGENT STREET WREXHAM

RHYDDHAU AMOD 4 (AWYRU) O CANIATAD CYNLLUNIO P/2022/0912 / DISCHARGE OF CONDITION 4 (VENTILATION) OF PLANNING PERMISSION P/2022/0912

RPT1 - REPORT REVIEW

Report 'Planning Consent Information, Mechanical Ventilation & Environmental, Control Equipment, Chopstix Wrexham, Standard Ventilation System' by OC Innovations States:

1.03 ODOURS

All fumes and odours from the food preparation areas of the kitchens shall be mechanically extracted utilizing an extract canopy specifically designed and installed by a nominated specialist to remove all cooking odours. This will take into account the dimensions of the kitchens in question, the type of grease filters used in the application and the cooking equipment within the grouped cooking range.

Whereas the report details construction materials, methodology and the presence of grease traps it doesn't provide details of the odour control measures.

Furthermore the report states the following related to noise:

1.04 NOISE

All fan equipment, ductwork and filter housing shall be so mounted and installed so as not to give rise to a noise nuisance. Any noise generated by the extraction or supply systems as a whole shall not exceed the pre-existing hourly background noise level at nearby residential accommodation by more than 5dB(A). When measured and rated in accordance with BS 4142, entitled Method of Rating Industrial Noise Affecting Mixed Residential and Industrial Areas 1997.

This conflicts with condition 5 of planning permission P/2022/0912 which conditions that the background noise level shall not be exceeded.

On the basis of the above I recommend that this condition is not discharged.

.....
Head of Service Public Protection