

Cerys Jones

From: Sharon Holman
Sent: 27 June 2022 14:28
To: planning_admin
Subject: P/2022/0251 and 0252 - Plas Coch

civ – PP resp web – to both files

From: Paul Campini <Paul.Campini@wrexham.gov.uk>
Sent: 20 May 2022 11:57 AM
To: Sharon Holman <Sharon.Holman@wrexham.gov.uk>
Subject: RE: P/2022/0251 and 0255 - Plas Coch

Hi Sharon

Based on the noise report there are no objections. I would as a belt and braces approach recommend the following condition for operational use through (the noise report shows they should meet this):

- The rating level of any noise generated by reason of this development shall not exceed the pre-existing background level at any time. The noise levels shall be determined at nearby noise sensitive premises, and measurements and assessment shall be made in accordance with BS4142:2014 Methods for rating and assessing industrial and commercial sound.

Presumably for night time deliveries they'll also need to illuminate the site so the following advice is also recommended:

- Lighting has the potential for classification as a statutory nuisance under the Environment Protection Act 1990. If lighting is found to be causing a nuisance than an Abatement Notice may be served, and the applicant is advised to consider this when designing the installation of any lighting.

Let me know if you'd like to discuss this further and also let me know if you'd like formal response on the usual memo form?

Regards

Paul

From: Sharon Holman <Sharon.Holman@wrexham.gov.uk>
Sent: 13 May 2022 11:55
To: Paul Campini <Paul.Campini@wrexham.gov.uk>
Subject: P/2022/0251 and 0255 - Plas Coch

Hi Paul,

Could you help me with this please?

To cut a long story short, these planning applications have been submitted to amend conditions which will result in the 24/7 servicing of the Unit H on the Plas Coch retail park (please see attached plan).

Unit H is currently a the Gym with part of the floor area vacant. The vacant part of the floor area is going to be used the retail sales of food and drink. I have attached a noise survey assessing the servicing activities.

Are there any objections to the 24/7 servicing of Unit H?

Thanks
Sharon

Sharon Holman

Swyddog Cynllunio Rheoli Datblygu / Development Control Planning Officer
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