



MEMORANDUM

From: Rebecca Pomeroy

To: Shawn Fleet

**Head of Service Public Protection
Planning Control Manager**

Our Ref:

Your Ref: P/2022/0597

Date: 29-07-2022

Town and Country Planning Act 1990

Town and Country Planning (General Development Procedure) Order 1996

Re: P/2022/0597, 9 TO 11 REGENT STREET WREXHAM LL11 1SG

ADDASU AIL A THRYDYDD LLAWR ADIELAD I GREU 24 RHANDY / CONVERSION OF SECOND AND THIRD FLOOR OF BUILDING TO 24 APARTMENTS

ZIP09 - SOUNDPROOFING OF A BUILDING (BETWEEN FLOORS/WALLS)

No part of the development shall commence until a scheme of noise insulation and attenuation measures between commercial use ground floor, the residential 1st floor and the residential 2nd floor. As well as the neighbouring commercial use properties. (in compliance with Building regulations guidance: part E - resistance to the passage of sound) has been submitted to and approved in writing by the Local Planning Authority. The measures as are approved shall be fully implemented in strict accordance with the scheme prior to first occupation / use of the development and shall thereafter be retained as such.

A26N - TAN11 NOISE SURVEY ADVICE

The development site is in an area that can be effected by noise from the night time economy and the developer is therefore required to carry out a noise survey in order to determine noise levels for both day (07:00 – 23:00 hours) and night (23:00 – 07:00 hours) having regard to relevant Planning Guidance (Wales). The report of the noise survey findings shall include:

a) Noise levels arising from day/night time activities in the vicinity of the proposed development site and the impact upon the proposed accommodation, and

b) A detailed scheme of noise insulation and / or attenuation measures so designed to safeguard the amenity of the future occupants of the proposed accommodation hereby approved.

A22NA – CONSTRUCTION / DEMOLITION SITE NOISE

All works in relation to the implementation of this permission, including deliveries to and /or leaving the site, should be undertaken only between the hours of 07.30 to 18.00 Monday to Friday, 08.00 to 14.00 on a Saturday, and at no time on a Sunday or a Bank Holiday. Outside these times, any works which are audible beyond the site boundary have the potential to cause unreasonable disturbance to neighbouring premises.

The applicant is advised that the Council has the option to control construction noise by serving a Control of Pollution Act 1974, Section 60 Notice where deemed necessary, and failure to comply with such a Notice can result in prosecution.

The applicant is further advised that any complaints received relating to noise of any type from the development may also be investigated using the Council's Standardised Procedure for Dealing with Noise Nuisance Complaints. This is done under the Statutory Nuisance provisions provided within the Environmental Protection Act 1990, and legal action may be taken where appropriate.

The applicant must adhere to the times given above wherever possible. If, however, there are urgent or unavoidable circumstances requiring work outside of the specified times, permission to proceed may be sought by contacting Environmental Health & Housing Standards at healthandhousing@wrexham.gov.uk or 01978 292 040. Please use the same contact details for any other enquiries regarding construction / demolition site noise.

.....

Interim Chief Officer Planning and Regulatory