wrexham
COUNTY BOROUGH COUNCIL
CYNGOR BWRDEISTREF SIROL
wrecsam

MEMORANDUM

From: **Ian Jones**
Head of Service Public Protection

To: **Matthew Phillips**
Head of Service Planning Development

Our Ref:

Your Ref: P/2025/0570

Date: 04-09-2025

Town and Country Planning Act 1990

Town and Country Planning (General Development Procedure) Order 1996

Re: P/2025/0570, COOP FOOD STORE, MARKET STREET, RHOSLLANERCHRUGOG, WREXHAM, LL14 1AF

GOSOD PEIRIANT ATM ALLANOL GYDA CHAEAD RHOLER, GOLEUADAU LED ALLANOL NEWYDD, FFASGIÂU UPVC NEWYDD, ADEILADU BOLARDIAU A GIÂT BREN A GWAITH CYSYLLTIEDIG / INSTALLATION OF EXTERNAL ATM WITH ROLLER SHUTTER, REPLACEMENT EXTERNAL LED LIGHTING, NEW UPVC FASCIAS, ERECTION OF TIMBER GATE AND BOLLARDS AND ASSOCIATED WORKS

RPT1 - REPORT REVIEW

The light calculation report dated 22.04.5 by Signify Lighting UK has modelled the impact from the proposed lights to the front and rear of the premises. The report has predicted there will be no adverse impact on neighbouring residential properties. This conclusion is accepted and I have no objections to this proposal on the basis of lighting.

Acoustic Impact Assessment of Proposed Fixed Plant Ref B5797 2025-04-16 R dated 16-April-25 by Acoustical Control Consultants has modelled the predicted noise levels of the proposed replacement plant. It has modelled that the proposed replacement plant will be a significant improvement over the existing plant. However, the modelling has predicted that the noise from the proposed plant will be 13 dB above background during the day and -1 dB at night. A difference of +10dB is classed as 'Likely to be an indication of a significant adverse impact, depending on the context' within the standard BS4142. The report has contextualised this by explaining that the proposal will reduce the sound levels at neighbouring residential properties and therefore no mitigation has been proposed. Whereas it is accepted the proposal will result in reduced noise, a level of +13 dB above the background is likely to result in adverse impact to the sensitive receptor. On this basis the report is not accepted. I recommend that the applicant be asked to provide a detailed scheme of mitigation so that the noise levels at the sensitive receptors do not exceed the background level. Note and for information, the report has referenced a WCBC noise condition (+5dB above background) that has been retired.

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Head of Service Public Protection