wrexham
COUNTY BOROUGH COUNCIL
CYNGOR BWRDEISTREF SIROL
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MEMORANDUM

From: **Roger Mapleson**
Head of Service Public Protection

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

Our Ref:

Your Ref: **P/2026/0009**

Date: 14-07-2026

Town and Country Planning Act 1990

Town and Country Planning (General Development Procedure) Order 1996

Re: P/2026/0009, MAELOR FOOD LIMITED, PICKHILL LANE, CROSS LANES, WREXHAM, LL13 0UE

Amended Plans - RHYDDHAU AMOD 9 (CYNLLUN TEITHIO), 11 (SŴN) A 15 (CYNLLUN RHEOLI PARCIO CEIR) CANIATÂD CYNLLUNIO P/2022/0820 / DISCHARGE OF CONDITIONS 9 (TRAVEL PLAN), 11 (NOISE) AND 15 (CAR PARK MANAGEMENT PLAN) OF PLANNING PERMISSION P/2022/0820

RPT1 - REPORT REVIEW

Report 'Maelor Foods Ltd. Pickhill Lane, Wrexham LL13 0UE, Acoustic Impact Assessment: Report on Post-Noise Mitigation Measures' by Acoustic Environment dated 25 June 2026 has reviewed the efficacy of the recently implemented noise control measures to assess compliance with condition 13 of P/2022/0820:

13. The operational noise level from the operational site shall not exceed the following:

a) 43 dB LAeq (1 hour) (free field), for any period of one hour at a position on the boundary of the property Marlbrook House, Pickhill Lane (Site A as shown in figure 2.4 of the Supplementary Noise Assessment: Environment Permit EPR/AB2591ZQ Application for Variation, Issue 1.1 dated 27 October 2023) between the hours of 07:00 – 23:00 hrs on any day; and

b) 39 dB LAeq (15 min) (free field), for any period of fifteen minutes at a position on the boundary of the property Marlbrook House, Pickhill Lane (Site A as shown in figure 2.4 of the Supplementary Noise Assessment: Environment Permit EPR/AB2591ZQ Application for Variation, Issue 1.1 dated 27 October 2023) between the hours of 23:00–07:00 hrs on any day.

The report has argued that the ambient sound is dominated by passing vehicles on Pickhill Lane which are outside of Maelor Foods control. It has also argued that the methodology to be employed in the assessment has not been conditioned and whereas this is accepted the industry standard is to carry out a BS4142 assessment (Methods for rating and assessing industrial and commercial sound) which the report has employed.

Given the dominating contribution to the noise environment from sources other than Maelor Poultry the report has adopted an approach for compliance of 10 dB lower than the ambient noise levels. Given the ambient noise levels are monitored as being in excess of 10 dB higher than the noise limits in the planning condition this would demonstrate compliance.

The report has monitored the noise levels from Maelor foods and demonstrated compliance with planning condition 13. Furthermore professional commentary has been provided by an accredited acoustician that

Maelor food is substantively inaudible at the assessment position with the occasional intermittent sounds that can be attributed to site.

The findings and conclusions of the report are accepted and I recomend that planning condition be discharged.

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Head of Service Public Protection