wrexham
COUNTY BOROUGH COUNCIL
CYNGOR BWRDEISTREF SIROL
wrecsam

MEMORANDUM

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

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

Our Ref:

Your Ref: P/2026/0625

Date: 16-10-2026

Town and Country Planning Act 1990
Town and Country Planning (General Development Procedure) Order 1996
Re: P/2026/0625, LAND AT, WREXHAM ROAD, RHOSTYLLEN, WREXHAM, LL14 4DH
ADEILADU 8 ANNEDD / ERECTION OF 8 DWELLINGS

RPT 2 - REPORT REQUIRED

(WCBC 53)

Due to the presence of Wrexham Road in close proximity to the proposed development, Public Protection is unable to make a recommendation on this application without the submission of a Noise Impact Assessment.

The assessment should be undertaken in accordance with Technical Advice Note (Wales) 11: Noise and BS 8233:2014 Guidance on Sound Insulation and Noise Reduction for Buildings and should assess the impact of road traffic noise on the proposed dwellings and external amenity areas. Where necessary, the report should identify any mitigation measures required to ensure acceptable internal and external noise levels for future occupants.

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Head of Service Public Protection