

From: Matthew Rhodes
Sent: 05 March 2026 16:40
To: Planning (HPBC)
Cc: Alex Bonser
Subject: DOC/2026/0010 - Environmental Health Consultation#

Hi Alex

Application number	DOC/2026/0010	Application type	Discharge of conditions
Site address	WREN NEST RETAIL , Glossop Brook Road , Glossop , Derbyshire ,	Proposal	Discharge of condition 5 relating to HPK/2025/0365

Advice to LPA

The above application for discharge of conditions from HPK/2025/0365 has been forwarded to Environmental Health for consideration.

Condition 5 - Noise

“No development shall take place until a full acoustic survey has been undertaken and has been submitted to and approved in writing by the Local Planning Authority. The acoustic survey shall be undertaken by a competent person to determine both night time and day time background noise levels at the site.

The rating level of sound emitted from any fixed plant and/or machinery associated with the development shall not exceed background noise levels for daytime and nighttime, taken as a 15 minute LA90 at the nearest/any sound sensitive premises. All measurements shall be made in accordance with the methodology of BS 4142:2014+A1:2019 “Methods for rating and assessing industrial and commercial sound” and/or its subsequent amendments.

Where access to the nearest sound sensitive property is not possible, measurements shall be undertaken at an appropriate location and corrected to establish the noise levels at the nearest sound sensitive property. Any deviations from the LA90 time interval stipulated above must be agreed in writing with the Local Planning Authority.

If noise levels from the hereby approved external fixed plant exceed the identified nighttime and daytime background noise levels, the use of the external fixed plant shall cease until a scheme has been submitted to and approved in writing by the Local Planning Authority, which sets out appropriate mitigation measures to address the identified noise exceedance levels. The scheme shall also include a timetable for the implementation of the proposed mitigation measures. The mitigation measures shall be implemented in full prior to the external fixed plant being brought back in to use.”

The noise impact assessment submitted in support of the application may be accepted.

- Savills, “Noise impact assessment for a Proposed External AC Condenser Installation” (ref: 747038_Report02_Rev01), dated 30 January 2026

The report satisfies the pre-commencement clause in condition 5 of the approval.

The report demonstrates that rated sound from the proposed fixed plant does not exceed background sound level (48dB LA90, 15 min) during daytime operation (07:00 to 23:00). If you are satisfied that the AC units will not be used outside of these hours, then it is recommended that the condition may be discharged.

Regards

Matthew Rhodes
Environmental Health Officer (Pollution and Environment)

High Peak Borough Council and Staffordshire Moorlands District Council

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