

General Environmental Health Planning Consultation Response

Planning Application Ref: P2026/0317

Address: Ysgol Gynradd Gymraeg Tregeles St Johns Terrace Neath Abbey Neath SA10 7ND

Planning Case Officer: Rhodri Griffiths

Comments provided by: Edward Davis

Our Ref:

Date: July 22, 2026

The General Environmental Health Planning Consultation response to the above application has considered the following relevant areas:

Noise	☒	Air Quality	☐	Contaminated Land	☐
Odour	☐	Housing	☐	Other (please specify) Lighting	☒

The Environmental Health Team, in responding to the above application, provides the following substantive response:

No Comment	☐
No Objection subject to conditions (see the specified conditions below)	☒
Requires further information (see details below)	☐
Objection (on the grounds set out below)	☐

Overall Recommendation

I recommend approval as appropriate assessment is made on the noise impact of the ASHP installation

Observations and Comments

An acoustic assessment has been submitted to satisfy BS 4142:2014+A1:2019 'Methods for rating and assessing industrial and commercial sound' associated with Installation of air a source heat pump located at Ysgol Gynradd Gymraeg Tregeles St Johns Terrace Neath Abbey Neath SA10 7ND.

The report establishes the existing ambient noise levels at the nearest noise sensitive receivers (NSR) and calculates the likely 'Rating Level' of the new mechanical plant

installation and determines the likely noise impact resulting from the operation of the new plant.

In relation to the design and selection, appropriate noise guidelines have been followed such as Noise Policy Statement for England, National Planning Policy Framework (NPPF), Planning Practice Guidance on Noise, British Standard 8233: 2014 "Guidance on sound insulation and noise reduction for buildings and BS4142:2014 +A1:2019 "Methods for rating and assessing industrial and commercial sound"

All noise level criteria have been adequately predicted at suitably identified receptors taking into consideration distance losses, surface acoustic reflections and, where applicable, screening provided by any building.

I am satisfied that the scheme should meet our local plan criteria given appropriate design choice of specified acoustic mitigation design and therefore acceptable in environmental health terms. I offer no objections to the application and suggest the following should you be mindful to grant the application.

Recommendation:

Approval with suggested conditions:

The noise emitted from the proposed installation located at the site shall not exceed the existing background level at any noise sensitive premises when measured and corrected in accordance with BS4142:2014 +A1:2019 "Methods for rating and assessing industrial and commercial sound," with machinery operating at maximum capacity.

Reason: *To ensure that the amenity of occupiers of surrounding premises is not adversely affected by noise from plant/mechanical installations/ equipment*

Prior to use, machinery, plant or equipment at the development shall be mounted with proprietary anti-vibration isolators and fan motors shall be vibration isolated from the casing and adequately silenced and maintained as such.

Reason: *To ensure that the amenity of occupiers of the development site and surrounding premises is not adversely affected by vibration*

External Lighting:

Prior to the installation of external lighting, full details shall be submitted to and approved in writing by the Local Planning Authority to provide that:

- *Light into neighbouring residential windows generated from external lighting shall not exceed 5 Ev (lux) (vertical illuminance in lux).*
- *External lighting must be aligned to ensure that the upper limit of the main beam does not exceed 70 degrees from its downward vertical.*
- *The external lighting shall be designed and operated to have full horizontal cut-off and such that the Upward Waste Light Ratio does not exceed 2.5%.*

The submitted scheme shall include an isolux diagram showing the predicted illuminance in the vertical plane (in lux) at critical locations on the boundary of the site and at adjacent properties. The approved scheme shall be implemented prior to first use of the lighting and be permanently maintained in that state thereafter.

(i) Construction Hours – Non-Piling

No development, (including land raising and demolition if required) shall be carried out other than between the hours of 08.00 and 18.00 Monday to Friday and between the hours of 08.00 and 13.00 on Saturdays.

(ii) Construction Hours – Piling

Notwithstanding the requirements of part (i), no construction work involving piling shall be carried out on the site other than between the hours of 08.00 and 17.00 Mondays to Fridays and no construction work involving piling shall be carried out on Saturdays, Sundays or Bank Holidays.

(iii) Prior Approval – Out of Hours

Prior approval will be required for any construction to take place outside permitted times and on Sundays and Bank Holidays, where it would create noise audible at the boundary of any residential property.

Reason: To ensure that the amenities of occupiers of other premises in the vicinity are protected