Consultation Response from: KC Environmental Health (Pollution & Noise Control)

2023/90668 - Grange Moor Coachworks, Barnsley Road, Grange Moor, Huddersfield, WF4 4DR

Erection and operation of a single building comprising a Sui Generis land use limited to the purpose of storage, assembly, sale and distribution of custom-built computers, laptops and their components as well as any associated development (those being a replacement wind turbine, utility provision, drainage, access, hard and soft landscaping) within the red-line boundary alongside business operations pursuant to the effective administration of the Sui Generis use.

Responding Date:	**Responding Officer:**	**Responding Ref:**
09 January 2024	**Mohammed Nasim**	**WK202339773**

Note – These comments must be read in conjunction with those dated 04 April 2023 where we are awaiting information to satisfy the requirements for contaminated land prior to determining the application.

Comments

In our comments dated 05 October 2023, we requested clarification on the working hours and the impact any shifts may have on the acoustic environment. The applicant has submitted a revised Noise Impact Assessment (NIA) authored by SRL Ref 81009-SRL-RP-YA-01-P3 revised 14 November 2023 with the updated hours of operation.

Section 7 clarifies the hours of operation stating that manufacturing works take place from 0600hrs to 1915hrs on weekdays and that during their peak times, they have been known to continue operations up to 2200hrs. The business also operates a call centre that is open during manufacturing hours on weekdays and from 0900hrs to 1700hrs on Saturdays. The applicant has identified a need to continue these hours following relocation and the proposed switch to 3 day shift work (one shift Monday-Wednesday and another shift Thursday-Saturday) is not expected to alter the expected noise impact from operational noise. Delivery vehicles would continue to be limited to between 0800hrs and 1800hrs.

The staff car parking area will be screened from the nearest receptors by the proposed buildings and noise from individual staff vehicle movements is therefore not expected to be significant at any of the receptors.

The findings of the submitted report are accepted.

All recommended noise conditions are shown below including an amended condition to ensure the hours of operational use and deliveries are controlled in order to protect the amenity of neighbouring properties. All other conditions dated 04 April 2023 remain (subject to determination).

Recommended Conditions

NC10 Noise from Fixed Plant & Equipment - Condition

The combined noise from any fixed mechanical services and external plant and equipment shall be effectively controlled so that the combined rating level of noise from all such equipment does not exceed the background sound level at any time. “Rating level” and

"background sound level" are as defined in BS 4142:2014+A1:2019.
Reason: To ensure the proposed development does not cause harmful noise pollution within neighbouring noise sensitive locations, in the interest of amenity, to comply with the aims and objectives of Policies LP24 and LP52 of the Kirklees Local Plan and Chapters 12 and 15 of the National Planning Policy Framework.

BC1 Acoustic Barrier - Condition
Before the development is brought into use, details of an acoustic barrier r (as recommended in the Noise Impact Assessment authored by SRL dated 10 July 2023 Ref 81009-SRL-RP-YA-01- P2) shall be submitted to and approved in writing by the Local Planning Authority. The details shall include:

- A plan showing the location of the barrier
- The minimum height of the barrier relative to the adjacent ground level
- The construction specification of the barrier including the barrier support structure, the barrier material, the minimum barrier thickness, the minimum density of the barrier material and the details where the barrier meets the ground.

The use hereby approved shall not commence until the construction of the acoustic barrier has been completed and the barrier shall be retained thereafter**.**
Reason: To protect the amenity of occupiers of the proposed development from noise or disturbance from nearby noise generating premises to accord with the aims of Policies LP24 and LP52 of the Kirklees Local Plan and Chapters 12 and 15 of the National Planning Policy Framework.

HUC3 Hours of Use including Deliveries and Dispatches – Condition
The use hereby permitted shall not be outside the hours of:

- 0800hrs to 2200hrs Monday to Friday, and
- 0900hrs to 1700hrs Saturday

and there shall be no deliveries to, or dispatches from the premises outside the hours of:

- 0800hrs to 1800hrs Monday to Saturday.

No deliveries shall take place on Sundays or Bank Holidays.

Reason: To ensure that the proposed use(s) does not give rise to the loss of amenity to nearby residential properties, by reason of noise or disturbance at unsociable hours, to accord with the aims of Policies LP24 and LP52 of the Kirklees Local Plan and Chapters 12 and 15 of the National Planning Policy Framework.

NC12 Noise Management Plan – Condition
Before the premises is brought into use, a Noise Management Plan shall be submitted to and approved in writing by the Local Planning Authority. The plan shall detail the control measures that will be taken to ensure that excessive noise does not arise from any deliveries/dispatches and the actions that will be taken to observe the required control measures. The approved Noise Management Plan shall be implemented before use commences, reviewed periodically

and retained thereafter. Reason: To ensure the proposed development does not cause harmful noise pollution within neighbouring noise sensitive locations, in the interest of amenity, to comply with the aims and objectives of Policies LP24 and LP52 of the Kirklees Local Plan and Chapters 12 and 15 of the National Planning Policy Framework.