

Consultation Response from: KC Environmental Health (Pollution & Noise Control)
2025/92743 - adj, 17, Hillhouse Lane, Fartown, Huddersfield, HD1 6EF
Variation of condition 13 (hours of operation) on previous permission 2019/93483 for erection of 4 A1/A3 ground floor units, 3 B1 offices and ancillary space, a free standing ATM and car park to vary the hours of use for units 1 and 2.
Date Responded:
Monday, 15 June 2026
Responding Officer:
HK
Responding Ref:
WK/202614113

Thank you for consulting Environmental Health on the above application. We have previously responded to this application in detail, concluding that:

"The impact of the position of the kitchen extraction system has not been considered by the applicant in relation to their residential neighbours, and it was not clear from the information submitted with application 2023/90216 for the discharge of condition 15, the proximity of the neighbours dwelling and windows to the installed system. This does not allow for optimal dilution of odours from the point of discharge and brings a noise source not previously experienced into very close proximity.



"Environmental Health do not consider the location of the hot food take away development is appropriate for extended operational hours due to the impact this will have on the amenity of the neighbouring residential dwellings. We recommend that the hours of operation condition remains".

The applicant has responded and provided a response form the acoustic consultant in the form of a memo dated 6th May 2026, prepared by RP Acoustics Ltd.

The report clarifies that the *"The measured noise levels are most definitely from the 'unsilenced air intake' as confirmed by measurement immediately next to the intake (and not from the kitchen extraction system)"*, and further clarifies that *"the noise levels from the kitchen extraction system are not higher than anticipated"* and that *"the noise levels are due to the 'unsilenced air intake' and hence the noise impact assessment recommended the intake either a) be fitted with a 2D cylindrical silencer, or b) replaced with a model 16 dB quieter (there are models commercially available)"*.

The additional information presented in the memo dated 6th May 2026 is helpful in that it clarifies the source of the measured noise levels, and we would request that the applicant confirm when they have undertaken the necessary work to reduce noise levels from the unsilenced air intake. Upon confirmation that the unsilenced air intake fan has been reduced, Environmental Health will be in a position to reconsider the variation of hours application.

At present, Environmental Health has witnessed "intrusive" noise levels in the vicinity during the operation of the premises, and therefore we recommend refusal of the application and that the hours of operation condition remains.