

Date: 3 September 2024
Application: 242060



**WOKINGHAM
BOROUGH COUNCIL**

WBC Environmental Health

Development Management &
Compliance

P.O. Box 157

Shute End, Wokingham

Berkshire, RG40 1BN

Tel: (0118) 974 6000

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Dear WBC Environmental Health,

Full Planning Approval Consultation

Application Number: 242060

Applicant: Morgan Lovell

Site Address: Unit 310, Wharfedale Road, Winnersh, Wokingham, RG41 5TP

Parish: Winnersh

Grid Reference: Easting - 477817, Northing - 171435

Type of Development: Minor All other developments

Proposal:

Case Officer: Adriana González

Development Management has received the above application and we require your comments on the proposal using the recommended memorandum below. The documents associated with this are available to view in NEC DM using the application number 242060. Alternatively, public documents are available to view on the Council's planning application search page: [Wokingham Borough Council Online Planning](#).

Please index your response into NEC DM against the application. If you are recommending conditions, you should give a reason with reference to relevant policies. A list of standard conditions can be found on the Z Drive at: [Z:\Standard Planning Conditions](#).

Your observations are required in respect of this application within **10 working days** of the above date or **15 working days** if the development type is classed as a major development.

Yours sincerely,
Development Management & Compliance

MEMORANDUM

From:	Chris Christofis Env Protection Officer		
Service	WBC Environmental Health	App No:	242060
Address:	Unit 310, Wharfedale Road, Winnersh, Wokingham, RG41 5TP.		
Proposal:	Installation of various plant including pumps, tanks and chiller units – commercial premises, to be sited within an enclosure		
Type of Development:	Minor All other developments		
Site Visit Made:	No		

Summary Of Recommendations

- ☐ No comment
- ☒ No objection
- ☐ No objection subject to conditions (and reasons) **stated below**
- ☐ Request further information before determination as **stated below**
- ☐ Objection due to the reason(s) **stated below**

Comments On Proposal

We are always concerned with noise for a major plant installation, the location at the front of this large commercial unit is ideal. Certainly, the units are likely to generate noise but given the operational hours of the unit, the enclosure they will be within and that the only affected premisses are commercial where background is noisy, nuisance is unlikely in my opinion.

I see no reason to object to the proposal.

As advisory

I would say all occupants of the commercial unit (I notice 2 x loading areas) should be consulted.

It is good practice to install all plant on anti-vibration mounts, this is more significant as plant ages.

I would offer no EH objection for the reasons stated above

Conditions & Reasons (if required)

Date:	01/10/2024	Signed:	C Christofis
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