

From: Mwanza, Chama (Environmental Health Officer) <Chama.Mwanza@newport.gov.uk>
Sent: 14 September 2026 12:45
To: Roberts, Geraint (Principal Planning Officer) <GeraintN.Roberts@newport.gov.uk>
Subject: RE: 26/0652

Hi Robert,

Please see below the comments on 26/0652.

Date:
14.09.2026
Main Location:
Caffe Ffwrwm
Ffwrwm
High Street
Caerleon
Newport
South Wales
NP18 1AG

Application Description:
CHANGE OF USE OF 5NO. RETAIL UNITS (USE CLASS
A1: RETAIL) TO MIXED USE (USED CLASS A1: RETAIL AND
A3: FOOD AND DRINK)
Planning reference number:
26/0652
Planning case officer:
Geraint Roberts

I refer to the above application passed to the Environmental Protection Team for comment.

I have no objection to the proposal subject to conditions. There are possibilities of food waste and noise being generated from the proposed development and these may attract statutory nuisance complaints from some nearby residents. To address/prevent these complaints, I suggest the following conditions should be attached to any permission granted;

Plant and Equipment Noise.

Noise emitted from plant and equipment located at the site shall be controlled such that the rating level, calculated in accordance with BS4142:2014, does not exceed a level of 5dB below the existing background level, with no tonal.

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

Waste Storage and Recycling

There is a lack of information regarding the waste storage and recycling facilities that will be provided to serve the future development. Therefore, either additional information is required or the following condition is recommended;

Prior to first beneficial use, a scheme for the provision of waste storage and recycling shall be submitted to and approved in writing by the local planning authority. The approved scheme shall be implemented prior to first beneficial use and thereafter maintained for the duration of the use.

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

Officer name:

Chama Mwanza

Officer Email:

Chama.Mwanza@newport.gov.uk

Officer Contact number:

01633 839905

SRT Number:

26/11553/ABRPFA

Cofion gorau / Kind regards,

Chama Mwanza MCIEH

Swyddog Iechyd yr Amgylchedd / Environmental Health Officer

Tîm Diogelu'r Amgylchedd / Environmental Protection Team

Gwarchod y Gymuned / Community Protection

Amgylchedd a Diogelu'r Cyhoedd/ Environment & Public Protection

Cyngor Dinas Casnewydd / Newport City Council

☎ Rhif Ffôn /Tel No: 01633 XXXXXX

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