

From: Mwanza, Chama (Environmental Health Officer)
<Chama.Mwanza@newport.gov.uk>
Sent: 16 September 2026 10:08
To: Quinn, Vicky (Senior Planning Officer) <Vicky.Quinn@newport.gov.uk>
Subject: RE: 26/0623

Hi Vicky,
Please find below comments on 26/0623

Date: 14/09/2026
Location: 65 Marlborough Road Newport South Wales NP19 0BY
Application Description: CHANGE OF USE OF PART OF BUILDING FROM
GENERAL INDUSTRIAL (B2) TO STORAGE WAREHOUSE (B8)
Application reference number: 26/0623
Planning Case Officer: Vicky Quinn

Thank you for consulting Environmental Protection for consultation. Having reviewed the application, I confirm we have no objections in principle to the proposal. However, if planning permission is granted, we propose the following conditions below:

Delivery Times

Specified Due to the close proximity of residential premises to the proposed business and access routes, there shall be no arrival, departure, loading or unloading of vehicles between the hours of 19:00 and 07:00 on any day.

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

Operating Hours

Specified No machinery shall be operated and no process shall be carried out at the site outside the following times; 07:00 and 19:00 Monday to Saturday, nor at any time on Sundays or bank Holidays.

Reason: In the interest of residential amenities.

Opening Hours

Submission Prior to first beneficial use, details of opening hours for various aspect of the development shall be submitted to and approved in writing by the Local Planning Authority. The use shall operate in accordance with the approved hours.

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

Waste Management Plan

Prior to first beneficial use a waste management plan, detailing the means of disposal of all waste generated by the business, shall be submitted to and approved in writing by the local planning authority. The approved plan shall be implemented prior to first beneficial use and shall be retained for the duration of the use.

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

Officer name: Clementine Treloar
Officer Email: Clementine.Treloar@newport.gov.uk
Officer Contact number: 01633832881
Unif Ref 26/10480/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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Mae'r Cyngor yn croesawu gohebiaeth yn Gymraeg, Saesneg, yn y ddwy iaith, neu ieithoedd a fformatau eraill. Byddwn yn cyfathrebu â chi yn ôl eich dewis. Ni fydd gohebu yn Gymraeg yn arwain at oedi. The Council welcomes correspondence in Welsh, English, both languages, or other languages and formats. We will respond to you according to your preference. Corresponding in Welsh will not lead to delay.

SYLWCH:Unrhyw wybodaeth dechnegol fanwl a roddir yn yr e-bost hwn byddwn yn ymdrechu eto i sicrhau bod y wybodaeth