

Rebecca Owens

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Merthyr Tudful
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Date: 7 July 2026

Our ref: 68415/01/SC/TR/41350689v2

Your ref:

Dear Rebecca

Application to discharge Condition 5 Planning Permission ref. P/25/0265

On behalf of our client, McDonald's Restaurants Ltd ('McDonald's'), please find enclosed an application to fully discharge Condition 5 of Planning Permission ref. P/25/0265 at Land to the North of the Heads of the Valleys Road.

This application has been submitted via the Planning Portal (ref. **PP-15066738**) and comprises this covering letter and the following documents:

- 1 Completed application form;
- 2 Signify Proposed Lighting Layout DSR No. 6807953 Rev 3 – Ground level Isolux Plot;
- 3 Signify Proposed Lighting Layout DSR No. 6807953 Rev 3 – 4m Above Ground Level Isolux Plot;
- 4 Report for Ecology & Night Sky Lighting Impact Assessment (date: 25.03.2026);

Condition 5

Condition 5 states:

“Prior to the installation of any external lighting, a detailed lighting scheme that conforms to current best practice lighting guidance, shall be submitted to and approved in writing by the local planning authority, to demonstrate:

no adverse impact to neighbouring residential properties;

that there would be no light spill to the A465 Trunk Road;

that bat and bird boxes would be positioned in dark areas with access to dark corridors/routes to be maintained around and through the site;

This shall include, but not be limited to: - horizontal and vertical illuminance plans;

- details of the siting and type of external lighting to be used together with the proposed colour temperatures;

- Isolux drawings setting out the light spillage in key sensitive areas;

The lighting scheme shall be carried out in accordance with the approved details”

The submitted lighting scheme has been designed in accordance with current best practice guidance, including the Institution of Lighting Professionals (ILP) Guidance Notes 01/21 and 08/23, as well as Welsh Government guidance on dark skies. The proposed lighting layout plans (Ground level Isolux Plot and 4m Above Ground Level Isolux Plot) demonstrate that:

- 1 There will be no adverse impact on neighbouring residential properties, with lighting levels controlled through appropriate column heights, luminaire specification, and directional optics, including the use of backlight louvres to minimise spill.
- 2 There will be no light spill onto the A465 Trunk Road, with luminaires designed to operate at zero tilt and with negligible upward light output ratio (ULR), ensuring light is directed only where required.
- 3 Ecological features are appropriately protected, with bat and bird boxes located within areas of minimal or zero illumination, and dark corridors maintained throughout the site as demonstrated by the 0.2 lux contours and 4m AGL lighting plots. The positions of the bird and bat boxes are to be dealt with under conditions 3 and 4, and the associated report is submitted with this discharge of conditions application.

On the basis of the above, the submitted details fully satisfy the requirements of the planning condition 5.

Summary

We trust that you have sufficient information to validate this application, and to fully discharge conditions 5 of planning permission P/25/0265.

In the meantime, should you wish to discuss the application or require further information, please do not hesitate to contact me.

Yours faithfully



Tobias Robinson

Senior Planner

BA (Hons) MSc MRTPI

Enclosures

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