

Clark, Jacky

From: Umunnakwe, Chima
Sent: 22 February 2023 14:13
To: Havant Planning and Development Mailbox New
Subject: APP/22/01194

Dear Planning Team,

Thank you for consulting the Pollution Team regarding the above application.

The application site comprised a mixed residential and commercial environment. There is a public house within closed proximity to the proposed development. Potential background noise seems relatively and could result in loss of amenity by the future occupiers. Sufficient information has not been provided to demonstrate that the future will not suffer from excessive. Accordingly, we advise that whilst the application site may be suitable for its intended use, should the application be granted, the following condition should be imposed.

Noise Assessment Condition

Prior to commencement of the development, a noise assessment shall be submitted to the Council for approval of external noise levels incl. reflected and re-radiated noise and details of the sound insulation of the building envelope, orientation of habitable rooms away from major noise sources and of acoustically attenuated mechanical ventilation as necessary to achieve 'Good' internal room- and (if provided) external amenity noise standards in accordance with the criteria of BS8233:2014. Approved details shall be implemented prior to occupation of the development and thereafter be permanently retained.

Reason: To ensure that the amenity of occupiers of the development site is not adversely affected by noise from transport & commercial noise sources.

Sound Insulation Condition

Prior to commencement of the development, details shall be submitted to and approved in writing by the Council, of an enhanced sound insulation value $D_{nT,w}$ and $L'_{nT,w}$ of at least 5dB above the Building Regulations value, for the floor/ceiling /wall structures separating different types of rooms/ uses in adjoining dwellings, namely [eg. living room and kitchen above bedroom of separate dwelling]. Approved details shall be implemented prior to occupation of the development and thereafter be permanently retained.

Reason: To ensure that the amenity of occupiers of the development site is not adversely affected by noise

Construction/Management

No development shall commence, including any demolition and site clearance works, until a Construction Management Plan (CMP), to include details of: (a) provision of boundary hoarding; (b) hours of operation; (c) means to control dust and emissions to air; (d) means to control noise and vibration has been submitted to, and approved in writing by, the Local Planning Authority. The CMP should be in accordance with the GLA's Supplementary Planning Guidance 'Control of Dust and Emissions during Demolition and Construction'. The development shall be constructed in accordance with the approved statement. Reason: To ensure that the proposed development does not have a significant adverse impact on the amenities of nearby residential properties and to minimise the impacts on local air quality.

In terms of land contamination matters, my colleague may provide further comments under a separate consultation response.

Artificial Lighting Condition

Details of any external lighting of the site shall be submitted to, and approved in writing by, the Local Planning Authority prior to the commencement of the development. This information shall include a layout plan with beam orientation and a schedule of equipment in the design (luminaire type, mounting height, aiming angles and luminaire profiles). The lighting shall be installed, maintained, and operated in accordance with the approved details unless the Local Planning Authority gives its written consent to the variation.

Reason: To protect the appearance of the area, the environment, and local residents from light nuisance

I hope this helps.

Chima Umunnakwe
Environmental Protection Officer (Planning Apps) | T: 07712673585
Environmental Health
Havant Borough Council, Public Service Plaza, Havant, PO9 2AX

NB: My working hours is 18 hours and varies over the working week.