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Client: M&Y Gold Properties Ltd
C/O 55 Station Road
Hayling Island
Hampshire
PO11 0EB

Site: 55 Station Road
Hayling Island
Hampshire
PO11 0EB

Date: 4th March 2026

Noise Mitigation Strategy NMS0085 – 55 Station Road, Hayling Island

Project: Technical Note listing the proposed noise mitigation strategy for the dwelling of the proposed scheme at 55 Station Road, Hayling Island. To include proposed building materials and specifications for glazing, wall detail, roof details, and the ventilation/overheating strategy.

Written by: Mr. Michael D Vine ~ BSc Hons, MIOA

The purpose of this technical note is to list the proposed noise mitigation measures that will be installed to the 1 x proposed residential dwelling. This note relates to the proposed building specification measures for the dwelling.

A planning application is to be made for the erection of 1 x purpose-built dwelling – flat at 1st floor level.

The measures listed on the following page are to be installed to all dwelling.

Application History:

An unattended assessment – Vine Acoustics 0085 - measuring the current acoustic climate over a 24-hour period in one microphone location was undertaken to determine the ambient noise levels at the front elevation of the proposed development site, facing Station Road. The assessment took place between 1027hrs on Wednesday 28th to 1027hrs on Thursday 29th January 2026.

An additional survey was undertaken at the rear elevation of the scheme to measure the commercial units in operation in this location between 0930hrs on 31st January 2026 & 1st February 2026.

This assessment monitored the noise in question and provided some mitigation measures for the dwelling.

A noise mitigation scheme was then suggested, and it was agreed that these measures would be included in this document that aligns with the previous noise impact assessment undertaken at the site and will ensure a suitable level of mitigation for the residential scheme located at 55 Station Road, Hayling Island, PO11 0EB.

Vine Acoustics have worked in harmony with the client and the local authority to provide this Noise Mitigation Strategy that encompasses the proposed noise mitigation scheme for the residential development & building elements of the proposed residential dwelling, to ensure a suitable acoustic environment for the future residents of the dwelling.

Building Specifications:

Ventilation/Overheating:

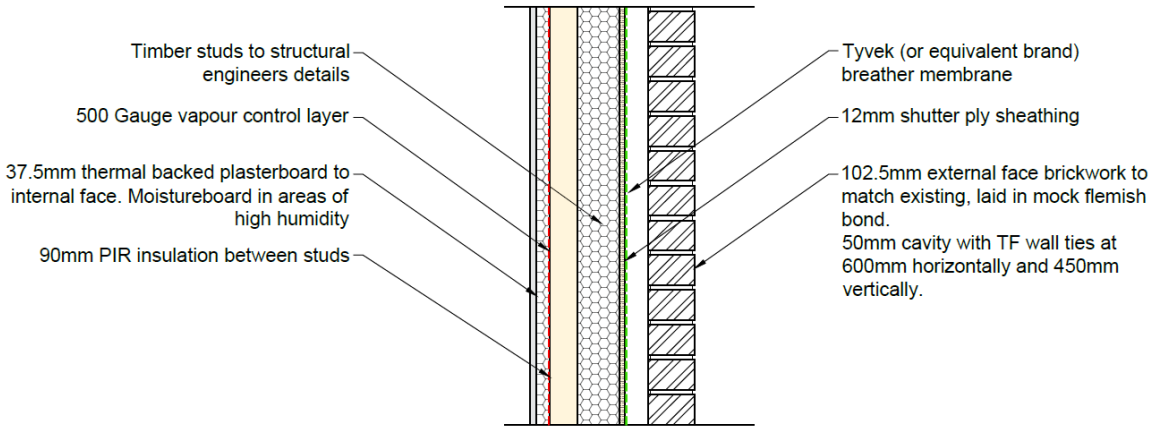
1.1 The dwelling will be ventilated & cooled with an Zehnder ComfoAir Q600 & ComfoClime Kit including the Q600 MVHR Unit and Zehnder ComfoClime 36 comfort cooler. The unit will assist with overheating in the summer and heating in the winter.

Make	Model	Type
Zehnder	ComfoAir Q600 ComfoClimb 36 comfort cooler	Whole House Ventilation with comfort cooling

The above system will assist with both ventilation and overheating during periods whereby the windows are closed. They will need to be designed to ensure that they do not increase the internal ambient noise level to unsuitable levels – this is designed and implemented at installation stage.

Façade Detail

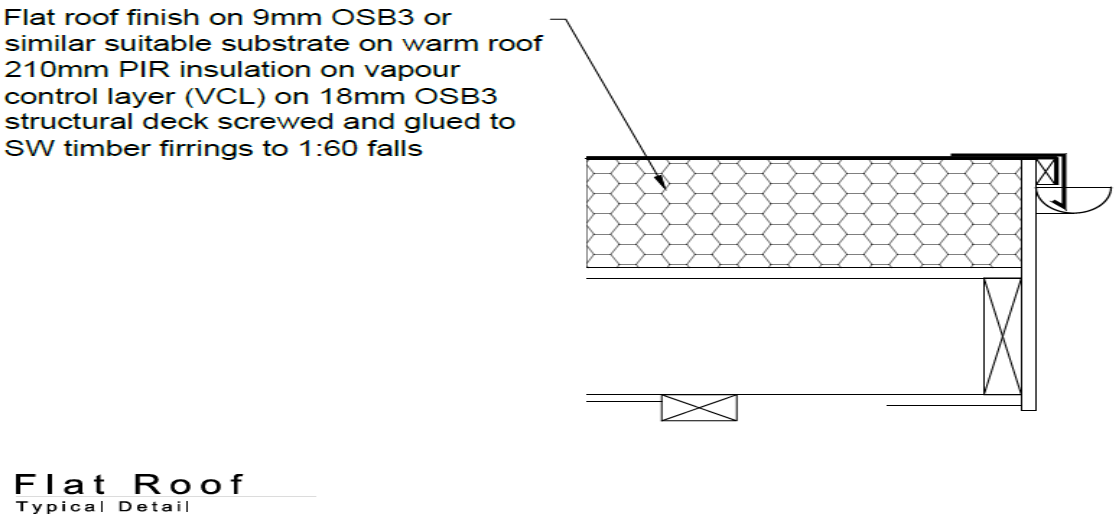
The proposed façade will be comprised of: - 102.5mm external face brickwork to match existing, laid in mock Flemish bond. 50mm cavity with TF wall ties at 600mm horizontally and 450mm vertically. Tyvek (or equivalent brand) breather membrane, 12mm shutter ply sheathing, Timber studs to structural engineers' details, 90mm PIR insulation between studs, 500 Gauge vapour control layer and 37.5mm thermal backed plasterboard to internal face. Moisture board in areas of high humidity. This system should achieve a sound reduction of between 50-52dB DnT,w + Ctr 'Code of Practice BS8233: 2014, Page 60 – Table E.1B – Airborne sound insulation of walls and partitions.



External Wall
Typical Detail

Roof Detail

The flat roof detail will comprise of Flat roof finish on 9mm OSB3 or similar suitable substrate on warm roof 210mm PIR insulation on vapour control layer (VCL) on 18mm OSB3 structural deck screwed and glued to SW timber firrings to 1:60 falls. The internal layer of the roof can be insulated with Rockwool insulation and finished with plasterboard internally. Such a system should ensure a sound reduction of circa 43dB.



Windows

The proposed windows to be used will offer an overall sound reduction of equal to or more than 32dBA has been determined from the various calculations (should exceed requirements) and thus the specifications listed below will offer this level of reduction.

Possible Units	Thickness	125Hz	250Hz	500Hz	1KHz	2KHz	4KHz	Overall reduction
SG Solaglass 4-6-8.4	18.2mm	27	26	29	39	45	46	36-4 = 32dB

There are many other suitable products, and the client will have to show compliance with the windows before installation, the manufacturer will have the acoustic data for the windows.

The above names measures are a clear indication of the measures to be taken by the client to ensure the noise associated with the noise sources located to the front & rear of the site will not have an adverse impact on the prosed residential scheme.