

**Planning Application Reference: APP/26/00471**

**Description: Proposed Change of use from Class B2 to Class B8 (Storage and Office Space)**

**Location: 1 Industrial Estate, Palmers Road, Emsworth, PO10 7DH**

The above application has been reviewed by Environmental Health (pollution).

The proposed development site is of relatively minor scale with 71m<sup>2</sup> warehouse space and 9.5m<sup>2</sup> office space. Site constraints are expected to naturally restrict intensity of use. The site is within an area of mixed residential and industrial use.

It is unclear whether loading activities are to take place inside or outside of the unit and types of loading plant and equipment have not been identified. The acknowledgement of noise generated by loading activities is noted.

The preparation of timber using hand saws and chisels is considered ancillary to the proposed B8 use and is not anticipated to give rise to significant adverse impacts.

The proposals do not include provision of any fixed plant and there is no objection on noise grounds on that basis. A condition is recommended requiring permission for any plant that may be installed at the site in the future.

On balance, it is considered that the proposals should not result in material increase in noise impacts when compared to the permitted B2 use. As such, it is recommended that submission of a Noise Impact Assessment is not required.

Environmental Health (pollution) has no objection to the proposals, subject to the following conditions.

**Hours of operation**

No machinery shall be operated, and no loading, unloading, deliveries or collections shall take place, outside the hours of 08:00–16:30 Monday to Saturday, and at no time on Sundays or Bank or Public Holidays.

**Reason:** in the interests of residential amenity

**Fixed plant**

No fixed plant shall be installed at the site unless details, including acoustic information, have first been submitted to and approved in writing by the Local Planning Authority.

**Reason:** in the interests of residential amenity

Kind regards,

**Craig Milligan**

**Environmental Health Officer**

**Environmental Health** , Havant Borough Council, Public Service Plaza,  
Civic Centre Road, Havant, PO9 2AX