

Application	DC/23/96119
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MR BRENDAN O'DONOVAN
AEW ARCHITECTS
TRINITY COURT 16 JOHN DALTON STREET
MANCHESTER
M2 6HY

Friday 24 November 2023

Dear Mr O'Donovan,

Town and Country Planning Act 1990
Planning (Listed Buildings and Conservation Areas) Act 1990

In pursuance of their powers under the above Act and in accordance with your application received on 03 October 2023 and made valid on 03 October 2023, the Council, as Local Planning Authority hereby confirm the status of the following conditions in respect of:

Application No:	DC/23/96119
Description:	Discharge of Conditions 4 (external sound level), 5 (anti-vibration), 6 (sound insulation), 7 (kitchen system design) and 8 (cleaning schedule) from application F/22/94393 for the change of use from a betting shop (Sui Generis) to a hot food takeaway (Sui Generis); installation of ventilation/plant equipment and other external alterations.
Site:	UNIT 2 TO 3, BOTLEY ROAD, FAIR OAK, EASTLEIGH, SO50 7AN

Condition	Details	Compliance and Date
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4	Prior to commencement of the development, details shall be submitted to and approved in writing by the Council, of the external sound level emitted from the premises, plant, machinery and equipment and mitigation measures as appropriate. The measures shall ensure that the external sound level emitted from the premises, plant, machinery and equipment will be lower than the lowest existing background sound level by at least 10 dB(A) in order to prevent any adverse impact. The assessment shall be made in accordance with BS4142:2014 at the nearest and/or most affected noise sensitive premises, with the premises and machinery operating together at maximum capacity. A post installation noise assessment shall be carried out where required to confirm compliance with the sound criteria and additional steps to mitigate noise shall be taken, as necessary. Document: Plant Noise Assessment ref. 20230704-0 R1, July 2023	<u>Details approved</u> <u>24/11/2023</u> Approved details shall be implemented prior to occupation of the development and thereafter be permanently retained.
5	Prior to commencement of the development, details of anti-vibration measures shall be submitted to and approved in writing by the Council. The measures shall ensure that machinery, plant and equipment, and extract, ventilation system and ducting are mounted with proprietary anti-vibration isolators and fan motors are vibration isolated from the casing and adequately silenced. Document: Technical Memorandum ref. 20230704-0 M1 v1.1, 21 September 2023	<u>Details approved</u> <u>24/11/2023</u> Approved details shall be implemented prior to occupation of the development and thereafter be permanently retained.
6	Prior to commencement of the development, details shall be submitted to and approved in writing by the Council, of the sound insulation of the floor/ ceiling/ walls separating the commercial parts of the premises from dwellings and noise sensitive premises. Details shall demonstrate that the sound insulation value $D_{nT,w} + C_{tr}$ [and $L'_{nT,w}$] is enhanced by at least 20 dB above the Building Regulations value and, where necessary, additional mitigation measures are implemented to contain commercial noise within the commercial premises. A post installation noise assessment shall be carried out where required to confirm compliance with the sound criteria and additional steps to mitigate noise shall be taken, as necessary. Document: Technical Memorandum ref. 20230704-0 M1 v1.1, 21 September 2023	<u>Details approved</u> <u>24/11/2023</u> Approved details shall be implemented prior to occupation of the development and thereafter be permanently retained.

7	Prior to commencement of the development, details shall be submitted to and approved in writing by the Council of a professional kitchen systems design and the installation, operation, and maintenance of the odour abatement equipment and extract system, including the height of the extract duct and vertical discharge outlet, in accordance with the EMAQ+ publication "Control of odour and noise from commercial kitchen exhaust systems". Document: PROPOSED VENTILATION SYSTEM, ref. 13071-AEW-PJ04923-XX-SP-0001-[B], 20 September 2023	<u>Details approved</u> <u>24/11/2023</u> Approved details shall be implemented prior to the commencement of the use and thereafter be permanently retained.
8	Prior to commencement of the development, details shall be submitted to and approved in writing by the Council, of a suitable cleaning schedule and/or maintenance contract for the extract and odour control system. Document: PROPOSED VENTILATION SYSTEM, ref. 13071-AEW-PJ04923-XX-SP-0001-[B], 20 September 2023	<u>Details approved</u> <u>24/11/2023</u> Approved details shall be implemented prior to occupation of the development and thereafter be permanently retained.

Yours faithfully



Nick Parker
Planning Manager