

Altman, Rebecca

From: Pires, Andre
Sent: 08 October 2026 10:53
To: Altman, Rebecca
Subject: DC/26/102194 - 32A QUEENS VIEW, NETLEY ABBEY - Condition 22 discharge plant noise

Follow Up Flag: Follow up
Flag Status: Flagged

Categories: Conditions, Consultation responses

Good morning Rebecca

Thanks for consulting the Pollution Team on the planning application DC/26/102194 for the discharge of condition 22 from planning permission ref. F/23/96224 for Construction of part 3 storey, part 2 storey building to provide 18 flats and a ground floor retail unit at 32A QUEENS VIEW, NETLEY ABBEY.

Condition 22- Plant and equipment noise limits

"Prior to installation of any plant or equipment to serve the shop hereby permitted, full details shall be submitted to and approved in writing by the Local Planning Authority. All plant or equipment shall be designed to ensure that the sound rating level L_{Ar,Tr} (as defined in BS4142) would not exceed 24dB 07:00-23:00 and 23dB 23:00-07:00 at the most affected noise sensitive receivers. The plant and equipment shall thereafter be installed and retained in accordance with the approved details."

I have reviewed the Venta Acoustics letter dated 24 September 2026, reference VA4894. The letter presents an assessment of the noise associated with a single condensing unit, proposed to be installed at high ground-floor level on the western façade of the building, beneath the shop canopy. The assessment states that the canopy provides screening to the most affected window. The proposed plant is a Fujitsu AOEG22KBTB.

Table 3 of the assessment presents the predicted noise level from the condensing unit at 22 dB LAeq, against a night-time criterion of 23 dB LAeq.

Whilst I recognise that the assessment criterion is particularly low, the predicted level is only 1 dB below the stated criterion. This provides very limited margin for uncertainty and for potential variations between the predicted and actual operating noise levels of the plant.

Factors such as the actual operating conditions, installation, building reflections and the acoustic performance of the proposed screening could result in higher noise levels at the nearest noise-sensitive receptor.

Nevertheless, based on the information and calculations provided, the predicted noise level is below the stated criterion. On this basis, I have no objection to the discharge of Condition 22.

It should be noted that, should noise complaints be received in the future in relation to the operation of this plant, Eastleigh Borough Council may undertake noise measurements to establish the actual noise levels at the relevant noise-sensitive receptor(s) and assess compliance with the applicable noise criteria.

Thank you

Andre

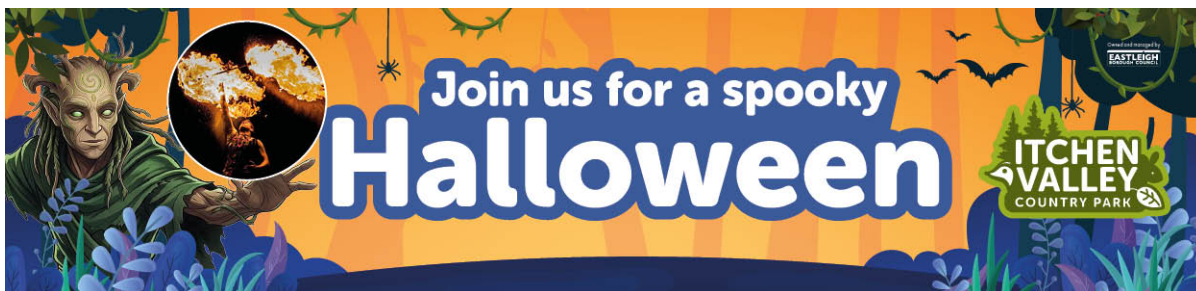
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