

Altman, Rebecca

Subject: FW: RM/24/98388 Land West of Allbrook Way

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Hi Rebecca.

I refer to the request for discharge of Condition 32 of the Outline Approval O/19/86980, referencing the Noise Assessment 24 Acoustics dated 17th October '24 and comment on Environmental Noise Impact.

The report identifies the major noise source as the transportation to Allbrook Way [A335] and demonstrates that with site design coupled with mitigation of the acoustic glazing and ventilation strategy for the differing facades; the internal noise levels complying with BS 8233 can be met, although with windows closed on the dwellings Zone A and B which are situated on the boundary with the road.

The noise levels to the private amenity spaces can be met with a 1.8m specified acoustic barriers enclosing all gardens.

The condition references *'to include for an open windows lifestyle where possible to comply with limits contained within BS8233'*; for this to be possible for all dwellings additional mitigation of a boundary [to Allbrook Way] acoustic fence will have to be explored by the applicant.

Thus, on balance I recommend that the Condition be discharged, and the noise assessment 24 Acoustics be referenced in any approval.

Thanks

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