

Mr P Voller
Tars Farm
Church Lane
Barnham
PO22 0DB

Date: 25th May 2021

Please ask for: Mr S Davis
Tel: 01903 737874

Your Ref:

Our Ref: BN/41/21/DOC

Dear Mr Voller,

Town & Country Planning Act 1990 (as amended)
Town and Country Planning (Development Management Procedure) (England) Order 2015
Approval of details reserved by condition imposed under BN/39/20/PL relating to conditions 6-surface
water drainage, 7-acoustic assessment & 14-detailed level survey.
Tars Farm Church Lane Barnham PO22 0DB

Notification regarding the above application:

Condition Number 7

No development shall commence until an acoustic assessment has been undertaken to determine the impact of noise from the nearby railway line. The results of the assessment and details of a scheme of mitigation measures necessary to ensure an appropriate level of aural amenity within habitable rooms and in garden areas shall be submitted and approved in writing by the Local Planning Authority. The assessment shall demonstrate that the internal noise levels within the residential units will conform to the "Indoor ambient noise levels for dwellings" guideline values specified within Table 4 under section 7.7.2 of BS 8233:2014. All works, which form part of the approved scheme, shall be completed before any part of the development is occupied and shall thereafter be maintained in accordance with the approved details. The assessment and mitigation scheme shall be compiled by a competent acoustician on sound insulation and noise reduction for buildings. The scheme should take into account the correct number of air changes required for noise affected rooms.

Reason: To protect the amenity of local residents in accordance with Policy QE DM1 of the Arun Local Plan. This is required to be a pre commencement condition because it is necessary to ensure that noise mitigation measures are built into the construction of the houses.

Decision:

Arun District Council have decided to **APPROVE details reserved by this condition**

The submitted "Discharge of Planning Condition 7" document by Cass Allen 01 March 2021 has been assessed by our Environmental Health officers and is considered to be acceptable.

The condition is fully discharged insofar as the submission of details relates and on the provision that external wall construction at the development matches that stated in Table 2 of the submitted report and that glazing & ventilation at the development match those stated in Table 4 of the same report.

Please do not hesitate to contact the above officer if you require any further assistance.

Yours sincerely

A handwritten signature in black ink, appearing to be 'NC', followed by a small dot.

Neil Crowther
Group Head of Planning