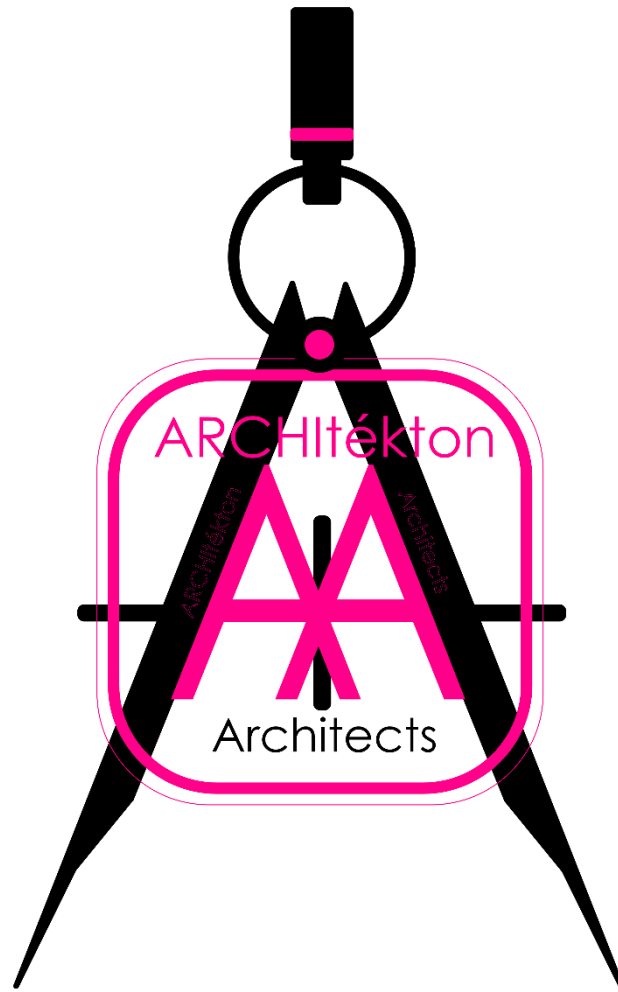




Acoustic Assessment & Noise Mitigation Statement

For

High Down Developments LTD
Toddington
Wick
Littlehampton
West Sussex
BN177PN

Review of Document

Date	Amendments	By	Rev.

For

Land adjoining Flint Acre
 Toddington
 Wick
 Littlehampton
 West Sussex
 BN17 7PN

Issued - February 26



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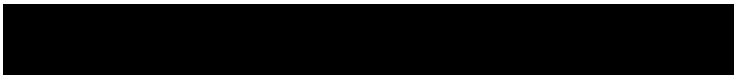
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1.0. Acoustic Assessment & Noise Mitigation Statement

Proposed Single Dwelling

Land east of Flint Acre, Toddington Lane, Littlehampton

Previous Planning Reference: LU/139/24/PL

Condition Addressed: Condition 3



Figure 1 Proposed site layout (nts)



2.0. Introduction

This statement has been prepared in support of the above planning permission and the variation of planning condition that is hereby submitted, for the erection of a single dwelling and is submitted to discharge Planning Condition 3, which states:

“Construction work shall not begin until a scheme for protecting the proposed (noise-sensitive development) from noise from the adjacent commercial activity to the north of the site has been submitted to and approved in writing by the Local Planning Authority. All such works which form part of the scheme shall be completed before any part of the dwelling is occupied.”

The purpose of this report is to summarise the submitted noise monitoring data and to set out a proportionate mitigation scheme intended to safeguard residential amenity and the tranquillity of the development.

3.0. Site and Context

The application site comprises land to the east of Flint Acre, Toddington Lane, Littlehampton, and is proposed to be developed with a single dwelling. Commercial activity lies to the north of the site boundary and represents the principal potential source of external noise. The surrounding area is otherwise rural in character, with a generally quiet baseline noise environment.

4.0. Noise Monitoring Methodology

Noise monitoring has been undertaken at multiple locations around the site (figure 2 refers), including:

- 1 North boundary (adjacent to commercial activity)
- 2 Middle of site
- 3 South boundary
- 4 Site entrance

Measurements were recorded in decibels (dB) over an extended period of approximately four months (August 2025 – End of November 2025), covering a wide range of days and times. The dataset therefore provides a robust and representative picture of the site's noise environment.

The data includes both minimum and maximum measured levels at each location and time period, allowing assessment of both typical background conditions and occasional higher, short-term events.





Figure 2 Noise monitoring positions

5.0. Summary of Results

A review of the monitoring data shows that the site experiences generally low ambient noise levels.

A simplified summary of the results is set out below:

Monitoring Location	Typical Minimum Levels (dB)	Typical Maximum Levels (dB)	Indicative Average Range (dB)
North Boundary	~35–45 dB	~60–75 dB (intermittent)	~40–45 dB
Middle of Site	~35–45 dB	~60–75 dB (intermittent)	~40–45 dB
South Boundary	~35–45 dB	~55–70 dB (intermittent)	~40–45 dB
Site Entrance	~35–45 dB	~55–70 dB (intermittent)	~40–45 dB

Interpretation:



- Background (typical) noise levels across the site are consistently low, generally around 40–45 dB, which is characteristic of a quiet rural / semi-rural environment.
- Higher levels do occur from time to time, but these are short-lived and intermittent, rather than continuous or dominant (figure 3 refers)
- There is no evidence of sustained elevated noise from the commercial activity to the north.

In practical terms, the average noise climate is quiet and suitable for residential occupation, with occasional short-duration noise events that do not define the overall character of the site.

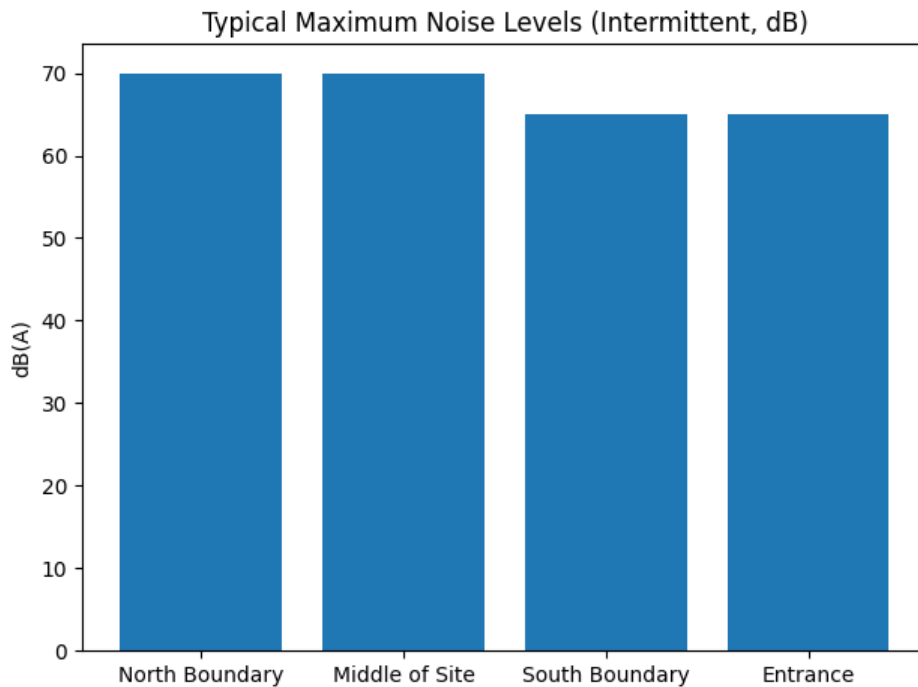


Figure 3 Shows representative typical intermittent maximum noise levels across the site.

6.0. Assessment Against Residential Amenity

On the basis of the four-month monitoring period:

- The site is not subject to a high or intrusive noise environment.
- Noise from the adjacent commercial activity is intermittent and not dominant in the overall soundscape.
- The proposed single dwelling will therefore experience acceptable noise conditions consistent with good residential amenity.

The purpose of mitigation in this case is not to remedy an existing noise problem, but to reinforce residential amenity and protect the tranquillity of the dwelling and its private outdoor space, in accordance with good planning practice.



7.0. Proposed Mitigation Scheme

It is proposed to install the following along the northern boundary of the site (adjacent to the commercial use):

- A 2.0 metre high close-boarded timber fence (or equivalent solid barrier), and
- A continuous laurel hedge planted along the same boundary.

This boundary treatment will:

- Provide a continuous visual and acoustic screen,
- Help to limit the transmission of incidental and occasional noise, and
- Safeguard the amenity and tranquillity of the proposed dwelling and its garden areas.

Given the already low baseline noise levels demonstrated by the monitoring data, this solution is considered appropriate, proportionate, and sufficient to meet the requirements of the planning condition.

8.0. Conclusion

The submitted noise monitoring data, recorded in dB over an approximately four-month period, demonstrates that:

- The site experiences generally low ambient noise levels,
- Noise from the adjacent commercial activity is intermittent and not dominant, and
- The site is suitable for the proposed single dwelling in acoustic terms.

The proposed installation of a 2.0-metre-high boundary fence with a continuous laurel hedge along the northern boundary will provide an effective and proportionate means of protecting residential amenity and maintaining a tranquil living environment.

It is therefore concluded that the proposed scheme fully satisfies the requirements of Planning Condition 3.



Appendix 1. Noise Monitoring data

	7:00 to 9:00								11:00 to 13:00							
	South Boundary		Middle		North Boundary		Entrance		South Boundary		Middle		North Boundary		Entrance	
	Min	Max	Min	Max	Min	Max	Min	Max	Min	Max	Min	Max	Min	Max	Min	Max
01-Aug	49.2	77.0	49.0	65.0	52.0	71.8	48.5	63.4	37.9	54.2	38.2	65.4	40.1	59.7	39.7	64.4
02-Aug	42.1	61.1	42.0	67.5	36.2	64.2	35.7	58.6	45.9	52.9	40.0	64.0	41.6	55.7	43.3	60.2
03-Aug	47.7	61.4	35.7	57.2	48.7	68.9	47.3	71.2	44.4	55.1	32.5	64.8	40.2	56.1	34.3	63.5
04-Aug	35.3	76.3	40.8	73.9	35.9	65.2	46.9	68.5	43.1	65.0	38.7	64.3	40.4	50.2	36.3	67.3
05-Aug	35.7	67.1	40.9	55.3	39.5	71.0	44.4	61.4	37.7	63.7	45.3	50.2	40.2	60.6	45.1	55.8
06-Aug	35.4	63.4	44.3	62.9	40.9	59.1	39.3	73.5	38.5	69.7	43.7	68.9	42.2	57.8	45.0	51.3
07-Aug	38.4	70.1	39.2	55.8	46.8	65.5	45.1	75.0	43.8	66.8	43.7	70.5	38.5	55.1	45.8	52.2
08-Aug	40.1	70.6	39.0	75.4	40.2	67.3	46.0	72.0	32.6	56.9	42.6	60.2	42.3	55.1	40.9	62.6
09-Aug	43.0	72.7	37.4	74.3	38.9	71.4	36.3	58.1	36.5	59.2	37.0	56.6	34.1	59.9	42.0	62.4
10-Aug	36.8	55.3	43.8	64.0	40.3	72.2	46.9	66.1	45.8	53.2	39.5	58.4	45.3	69.0	40.0	52.8
11-Aug	36.5	69.9	46.0	58.8	40.2	71.9	43.9	67.3	36.3	68.2	44.3	69.1	38.8	61.2	45.5	63.1
12-Aug	45.9	56.3	47.8	66.0	48.4	68.6	44.1	57.0	35.8	71.7	39.5	66.4	40.4	56.4	39.8	70.6
13-Aug	44.0	55.2	41.0	58.5	36.6	72.0	43.9	55.1	40.0	61.5	32.5	61.9	35.9	64.8	33.0	57.1
14-Aug	35.3	62.2	40.2	73.8	44.9	62.3	37.3	62.9	41.4	72.2	39.1	64.7	36.0	61.1	33.1	62.0
15-Aug	35.3	61.0	40.7	62.2	35.2	61.8	48.9	66.3	37.7	58.5	34.5	71.2	43.3	57.3	45.8	69.6
16-Aug	37.9	58.4	40.8	70.7	35.8	74.7	39.7	68.6	38.1	65.1	42.8	60.4	43.6	54.8	32.5	56.4
17-Aug	41.8	76.9	46.9	62.8	40.4	68.3	42.0	62.0	45.3	67.9	39.3	63.1	32.1	63.9	39.3	63.5
18-Aug	38.4	55.5	38.5	56.2	43.2	73.8	37.4	77.3	32.9	57.5	35.5	61.0	35.3	56.4	35.3	51.7
19-Aug	47.7	58.7	40.8	65.4	41.6	62.1	39.6	62.8	35.5	54.8	39.9	56.1	40.7	67.2	43.3	50.6
20-Aug	37.4	67.1	43.0	74.0	38.1	69.5	37.1	68.4	44.5	52.5	45.4	61.8	41.8	52.5	43.2	69.8
21-Aug	42.9	57.7	39.4	61.6	45.6	67.9	36.0	56.6	32.6	50.0	41.2	64.3	41.1	55.5	42.1	72.8
22-Aug	36.8	70.2	43.2	76.9	40.6	76.1	36.9	55.9	45.2	52.5	35.6	59.8	37.3	57.5	43.3	54.9
23-Aug	45.4	59.8	35.3	59.5	39.4	74.2	45.7	58.8	42.8	64.0	40.1	64.5	39.2	66.6	41.0	52.1
24-Aug	35.9	59.0	37.8	64.9	40.1	55.5	48.7	56.2	43.6	51.5	32.6	58.8	38.0	57.6	37.3	69.1
25-Aug	47.8	65.9	47.3	78.0	39.9	59.6	47.9	72.2	37.9	58.1	34.3	53.4	44.3	57.0	33.9	60.9
26-Aug	35.1	59.8	45.1	77.4	40.0	69.5	43.2	64.3	40.5	50.7	43.6	56.4	37.7	70.7	34.7	50.8
27-Aug	35.7	70.8	43.3	65.5	39.3	70.2	45.8	56.7	38.6	72.1	32.1	60.3	34.1	50.4	34.1	55.1
28-Aug	43.7	70.4	41.9	68.3	36.4	59.0	44.6	69.0	38.6	54.1	35.2	61.3	42.9	50.2	44.9	64.2
29-Aug	36.5	76.1	46.6	65.2	37.2	73.8	42.6	68.4	44.7	67.9	44.5	71.5	43.0	65.9	36.5	68.6
30-Aug	48.5	60.9	44.3	59.1	48.8	74.5	38.7	64.5	41.4	58.1	43.8	69.1	43.7	51.1	39.3	55.3

