From: planning@adur-worthing.gov.uk
Sent: 26 May 2022 13:28
To: planning@adur-worthing.gov.uk
Subject: Consultee Comments for Planning Application AWDM/0611/22

Flag Status: Flagged

Consultee comments

Dear Sir/Madam,

A consultee has commented on a Planning Application. A summary of the comments is provided below.

Comments were submitted at 26/05/2022 1:28 PM from Mrs Hannah Powell (hannah.powell@adur-worthing.gov.uk) on behalf of Environmental Health Public Health.

Application Summary

Reference:	AWDM/0611/22
Address:	1A Mill Hill Shoreham-by-sea West Sussex BN43 5TG
Proposal:	Remodelling of existing house, including partial demolition and removal of pitched roofs, to form a part three storey flat roofed dwelling with roof terraces. Includes new lower ground floor, single storey extension to front, extension to garage, part demolition and new 2 storey extension to north side, excavation of front drive and garden. Timber boarding and render to elevations.
Case Officer:	Peter Barnett

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Comments Details

Comments:	With reference to the above application a plant room is noted on the plans which I assume serves the basement swimming pool and jacuzzi. This plant room is in very close proximity to the neighbouring property to the north and I have concerns that noise from this plant room could negatively impact amenity. It is noted that a new swimming pool is also proposed in the rear garden. Please could the applicant confirm whether there is a separate plant room for this external pool and show the location of this plant. I would recommend the following condition Construction work shall not commence unless and until an impact assessment of the plant noise from the development on nearby residential properties has been completed and submitted to the local planning authority. The scheme shall have regard to the principles of BS 4142:2014+A1:2019 and shall include a noise mitigation scheme to ensure there is no detrimental impact to the nearest residential dwellings. A test to demonstrate compliance with the scheme shall be undertaken before the use commences. All plant shall be maintained in accordance with manufacturers guidance and any future plant shall also meet the

specified levels within the approved scheme.

Due to the proximity of neighbouring dwellings I would recommend the following conditions.

Hours of Construction
Works of construction or demolition, including the use of plant and machinery, necessary for implementation of this consent shall be limited to the following times.
Monday - Friday 08:00 - 18:00 Hours
Saturday 09:00 - 13:00 Hours
Sundays and Bank Holidays no work permitted

Any temporary exception to these working hours shall be agreed in writing by the Local Planning Authority at least five days in advance of works commencing. The contractor shall notify the local residents in writing at least three days before any such works.

Dust
Construction work shall not commence until a scheme for the protection of the existing neighbouring premises from dust has been submitted to and approved by the local planning authority. The scheme as approved shall be operated at all times during the demolition and construction phases of the development.

Kind regards