



Stantec UK Limited
7 Soho Square
London
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UNITED KINGDOM

22nd November 2024

Our Ref: 333100973

VIA PLANING PORTAL

Simon Graham-Smith
Planning Department
London Borough of Richmond upon Thames
44 York Street
Twickenham
TW1 3BZ

Dear Simon,

RICHMOND UPON THAMES COLLEGE, LANGHORN DRIVE, TWICKENHAM, TW2 7SJ
APPLICATION TO PARTIALLY DISCHARGE CONDITION U0151217 (MECHANICAL SERVICES NOISE CONTROL)

We write on behalf of our client, Twickenham Reach LLP, with regard to development at Richmond College and the Residential Development Zone Planning Application (ref. no. 21/3136/FUL).

We have the pleasure of enclosing an application for the partial discharge part a, b and c of the Mechanical Services Noise Control (U0151217) Condition. Further details of this application and the background to it are set out below.

Background

As you are aware, the approved development for the Residential Development Zone is as follows:

“Demolition of existing college buildings, removal of hard-surfacing, site clearance and groundworks together with the redevelopment of the site to provide new residential units; together with associated parking, cycle parking, open space and landscaping.”

There are 69 conditions and a number of informatives associated with the Residential Development Zone Application.

The wording of the condition to be discharged is as follow:

U0151217 (Mechanical Services Noise Control)

“a) Before any mechanical services plant including heating, ventilation and air conditioning (HVAC) and kitchen extraction plant to which the application refers is used at the premises, a scheme shall be submitted to and approved in writing by the local planning authority which demonstrates that the following noise design requirements can be complied with and shall thereafter be retained as approved.

b) The cumulative measured or calculated rating level of noise emitted from the mechanical services plant including heating, ventilation and air conditioning (HVAC) and kitchen extraction plant to which the application refers, shall be 5dB(A) below the existing background noise level, at all times that the

mechanical system etc operates. The measured or calculated noise levels shall be determined at the boundary of the nearest ground floor noise sensitive premises or 1 meter from the facade of the nearest first floor (or higher) noise sensitive premises, and in accordance to the latest British Standard 4142; An alternative position for assessment /measurement may be used to allow ease of access, this must be shown on a map and noise propagation calculations detailed to show how the design criteria is achieved.

c) The plant shall be isolated so as to ensure that vibration amplitudes which causes reradiated noise not to exceed the limits detailed in table 4 detailed in section 7.7.2 of BS8233:2014 Guidance on sound insulation and noise reduction for buildings "

Discharge of Condition Application and Submitted Material

Please find enclosed an electronic version, submitted via the planning portal, of the following for your consideration:

- Application Form;
- Covering Letter; and
- Acoustic Note from Sharps Redmore dated the 11th November 2024.

In accordance with The Town and Country Planning (Fees for Applications and Deemed Applications) (Amendment) England Regulations 2012, payment of £215 has been made online via the planning portal (including admin fee).

We hope this meets your requirements and we would be grateful of confirmation of receipt.

In the meantime, please do not hesitate to contact the writer at this office if you require any further information or have any further queries.

Yours sincerely,



GREG PITT
PLANING DIRECTOR

STANTEC UK LIMITED