



NOISE ASSESSMENT

TO ACCOMPANY:

Full Planning Application

BY:

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TO:

London Borough of Hillingdon

FOR:

Change of use from A1 retail to B1(c) dental manufacture

AT:

171 North Hyde Road, Hayes, UB3 4NS

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1.0 PROPOSAL

1.1 This application seeks planning permission for the change of use from A1 retail to B1(c) dental manufacture to the ground floor of no. 171 North Hyde Road.

1.2 Operating hours proposed:

- Monday to Friday 08.00hrs to 18.00hrs
- Saturday 08.00hrs to 18.00hrs
- Sunday Closed
- Bank Holidays Closed

1.3 Staff levels:

Two full time employees

One part time motorcycle courier is also employed who is not based at the site and visits the premises just once per day delivering and collecting mould impressions to and from local dental surgeries. The courier's actual time spent at the site is minimal

2.0 SITE LOCATION

2.1 The application site, no. 171 North Hyde Road, is located to the southern side of North Hyde Road at the junction with Roseville Road to the east.



- 2.2 The site currently comprises an A1 retail unit to the ground floor which previously operated as 'Ali Carpets' and forms part of a terrace of commercial units with residential accommodation to the upper floors. The surrounding area is predominantly residential in character, however, the site is not within a conservation area and the property is not a listed building.



No. 171 North Hyde Road (Ali's Carpets)

- 2.3 The application site also includes part of the enclosed yard to the rear of the property which currently contains a detached outbuilding.



No. 171 North Hyde Road (Ali's Carpets)

3.0 PROPOSED MACHINERY

3.1 The machinery proposed has been previously approved for use at no. 169 North Hyde Road as detailed below:

3.2 Casting Machine: Specification attached in Appendix 1

No. of times in operation – once per week

Length of time in operation – 1 to 1.5 hours per operation

Description: Casting machines are an integral part of the equipment used in a dental laboratory and are used to melt and cast a variety of alloys.

3.3 Porcelain Furnace (Compact electric oven): Specification attached in Appendix 2

No. of times in operation – daily

Length of time in operation – 3 hours per day

Description: Compact electric oven that does not produce any noise when in use.

3.4 Trimming machine: Specification attached in Appendix 3

No. of times in operation – 2 to 3 times daily

Length of time in operation – 5 minutes each time

Description: The dental trimming machine is necessary for trimming gypsum or refractory casts.

3.5 Micromotor: Specification attached in Appendix 4

No. of times in operation – 2 or 3 times daily

Length of time in operation – 5 minutes each time

Description : A micromotor is a slow speed hand piece for polishing and drilling.

3.6 Dust Collection/Extraction: Specification attached in Appendix 5

No. of times in operation – 4 to 6 times daily

Length of time in operation – 5 minutes each time

Description: The dust collection machine is only utilised when the trimming machine and micromotor are in use and has been specifically designed for the dental milling processes.

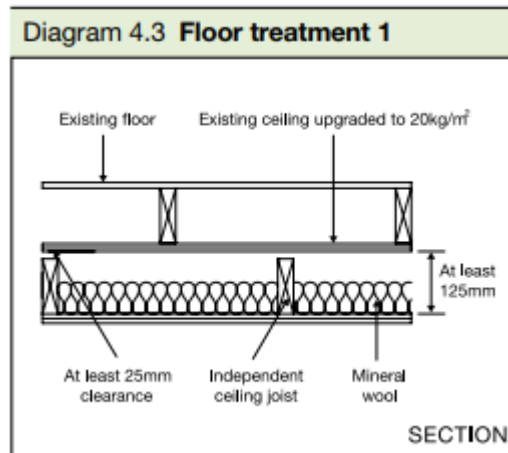
- 3.7 Each machine is used for only a very short length of time and will be completely switched off and not left on standby when not in use and therefore, could not be considered to be detrimental to the amenity within the unit or the adjacent residential properties.
- 3.8 As described earlier, each machine is used singularly within the process, with only the dust collection/extraction machine, similar to a domestic Hoover, being used when the trimming machine or micromotor are in use.
- 3.9 The dust collection/extraction machine removes all dust and particles from the area and assists in the removal of fumes and odours although these levels are low.
- 3.10 The machines which produce noise, the micromotor, trimming machine and dust collector will be in use for a combined total of just 30 minutes each day. The casting machine and porcelain furnace will be in use for 16.5 hours per week but do not produce any noise.

4.0 MITIGATING MEASURES

- 4.1 Rooms above the unit are the living/dining room and kitchen area of the first floor flat and due to the proposed trading hours which are 08:00 until 18:00 hours and the short operation times of the machinery, this scheme will certainly not impact upon the amenity within the property above or neighbouring properties.
- 4.2 The existing ceiling within the unit has a fire protection plasterboard finish with acoustic insulation slabs placed within the void next to the upper floor. The upper floor is constructed from sound proofed floorboards with underlay and carpet above.
- 4.3 Additional noise control measures could be implemented if considered essential for this scheme, although should not be deemed necessary.
- 4.4 Measures if required to protect the living conditions of surrounding residential occupiers from noise shall comprise of an independent ceiling treatment as specified in paragraph 4.27 and diagram 4.3 (Floor treatment 1) of Approved Document E of the Building Regulations :
- At least 2 layers of plasterboard with staggered joints, minimum total mass per unit areas 20kg/m^2 ,
 - An absorbent layer of mineral wool laid on the ceiling, minimum thickness 100mm, minimum density 10kg/m^3 .

The ceiling should be supported by one of the following methods:

- Independent joists fixed onto the surrounding walls. A clearance of at least 25mm should be left between the top of the independent ceiling joists and the underside of the existing floor construction; or
- Independent joists fixed to the surrounding walls with additional support provided by resilient hangers attached directly to the existing floor base.



5.0 CONCLUSIONS

- 5.1 With regards to the proposed change of use it could be considered practical to control noise levels or to mitigate the impact of noise through the use of appropriate planning conditions.
- 5.2 The light industrial use proposed would not result in high levels of noise and thus the mitigation measures put forward should be acceptable.