

Drop In Application – Amendment To Retail 3B And Introduced Entrance Lobby

Technical Explanatory Note – Servicing Strategy & Acoustic Compliance

Plan for bin store & bin servicing

The condition discharge for Conditions 18 & 19 on the original permission (ref: 111719/FO/2016/C1) included details of the scheme for refuse disposal and the servicing strategy for the retail units. This submission has now been updated to cater for amendment to retail 3B (to incorporate entrance lobby); addressing the internal and external servicing routes on plan. This updated document is enclosed

Confirmation new retail units will comply with details previously approved in condition discharge

The following documents have been prepared to satisfy the requirements of Condition 24 on the original permission and include the relevant details of acoustic insulation for the amended retail unit (Unit 3B) and proposed introduced entrance lobby within the current application:

- Internal Sound Insulation Review-Residential areas - Z3-FAC-A180-Rp-XX- 003 Rev 0
 - Covers acoustic rating between apartment / retail
- Internal sound insulation design review, block E and ancillary spaces - Z3- FAC-A180-Rp-XX-004 P1
 - Covers acoustic rating required between retail / communal and other ancillary spaces

The Internal Sound Insulation Design Review document prepared by Fisher Acoustics sets out that the required sound insulation on site between retail units / ancillary spaces (including entrance lobbies) and apartments is 58dB DnT,w. In addition, the curtain wall flanking sound insulation requirement between retail units / ancillary spaces and apartments is 65dB Dn,f,w (as it is for all non-residential areas to apartments).

To accord with this report, the introduced entrance lobby (and as previously established for retail unit 3B) would require installation of a plasterboard ceiling to achieve the required performance through the floor. The vertical flanking sound insulation is provided in the curtain walling detail at the slab edge, in accordance with the recommendations in the report. Drawing Reference: 7359-Z2-SHP-G300-SE- XX-202 has been updated and is attached to indicate the required acoustic insulation to retail unit 3B and the proposed entrance lobby.

Level access throughout:

The architects have confirmed that there will be direct and level access into the new retail unit.

If you need anything further please do not hesitate to get in touch.

James Wallbank

Email – jameswallbank@renakerbuild.com

Mob – 07768 797 644