Noise Impact Assessment

Land at Mount Road, Gorton

Reference: 50-710-R1-7

Date: January 2024

NOISE IMPACT ASSESSMENT

Land at Mount Road,
Gorton

Prepared for:

Kellen Homes and Greater Manchester Youth Federation (GMYF)

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EXECUTIVE SUMMARY

BACKGROUND

Site Address	Mount Road, Gorton, M18 7SU
National Grid Reference	E 388336, N 395037
Proposed Development	Full planning application proposing the erection of a youth, sports and community hub (Use Class E(d)(g)), F2(b)), 2no football pitches combined netball and basketball court, cricket strip (Use Class F2 (c)), a three storey apartment building comprising 36no apartments for young person's accommodation (Use Class C3) and 267no dwellinghouses (Use Class C3a), with associated landscaping, public realm, ecological mitigation, refuse storage, drainage, car parking and other associated works, with access from Wembley Road and Mount Road.
Report Objectives	The objectives of this report are to: • Identify, measure and assess the potential impact of any existing noise sources in the immediate vicinity of the Site upon proposed residential receptors. The report follows current and relevant British Standards in order to provide a robust assessment.

ASSESSMENT

Surveys Completed	An attended road traffic sound measurement has been undertaken for Mount Road and Wembley Road during a typical weekday period in accordance with Calculation of Road Traffic Noise. Additional rush hour measurements were also conducted in January 2024 along with a long term ambient sound measurement. No other notable sources of sound impact upon the site.
Assessments	A 3D noise model has been constructed to assess road traffic and sports pitch sound across the site and incident upon facades. Road traffic sound impact is assessed in accordance with the criterion, for day and night, given in BS 8233:2014+A1:2019. Proposed sports pitches are assessed in accordance with 'Artificial Grass Pitches - Acoustics Sport England'.
Mitigation Requirements	The assessment has recommended higher specification glazing for certain plots. A whole dwelling ventilation system is assumed to be installed across the site in accordance with Building Regulations ADF. Certain plots cannot rely on the opening of windows to mitigate overheating and as such a full overheating assessment for these plots is required. Furthermore, barriers of up to 2 m in height are also required to protect certain gardens from road traffic and sports pitch sound.

CONCLUSIONS

With mitigation measures in place, this assessment has shown that no adverse impact is predicted day or night at the receptors due to road traffic or sports pitch sound. As such, noise need not be a material consideration in the granting of planning permission if the recommendations of this report are followed and included within the design stage.

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1. INTRODUCTION

1.1. BACKGROUND

This Noise Impact Assessment has been prepared by E3P on behalf of Kellen Homes and the Greater Manchester Youth Federation ("GMYF") and is submitted in support of an application for full planning permission at Land at Mount Road, Gorton ("the site"). The description of development is as follows:

> *Full planning application proposing the erection of a youth, sports and community hub (Use Class E(d)(g)), F2(b)), 2no football pitches combined netball and basketball court, cricket strip (Use Class F2 (c)), a three storey apartment building comprising 36no apartments for young person's accommodation (Use Class C3) and 267no dwellinghouses (Use Class C3a), with associated landscaping, public realm, ecological mitigation, refuse storage, drainage, car parking and other associated works, with access from Wembley Road and Mount Road.*

The application site is owned by GMYF in its entirety. GMYF is a charity, originating from the mid 1800s, who work with a wide variety of voluntary youth groups and projects throughout the most disadvantaged communities of Greater Manchester. GMYF's aim is to provide as many opportunities as possible for young people to grow and be the best that they can be, helping them to move beyond their boundaries. In simple terms, it is about getting young people off the streets, into clubs and doing something positive with their time.

The application site was previously in use as football pitches but has been vacant and underutilised since 2019 with no public access. GMYF selected Kellen Homes as their developer partner and together, with their professional teams, they have developed proposals for the site which will secure its future as a youth, community and sports hub whilst also providing much needed housing in Gorton.

The proposed development is described fully in the Design and Access Statement prepared by Gillespies and presented on the application drawings. The application proposals have been developed in consultation with Manchester City Council ("MCC") Officers and other key stakeholders."

1.2. PROPOSED DEVELOPMENT

Full planning application proposing the erection of a youth, sports and community hub (Use Class E(d)(g)), F2(b)), 2no football pitches combined netball and basketball court, cricket strip (Use Class F2 (c)), a three storey apartment building comprising 36no apartments for young person's accommodation (Use Class C3) and 267no dwellinghouses (Use Class C3a), with associated landscaping, public realm, ecological mitigation, refuse storage, drainage, car parking and other associated works, with access from Wembley Road and Mount Road.

The key source of sound impacting upon the Site is road traffic associated with Mount Road and Wembley Road. Schools are located to the west and the south-east of the site however whilst in attendance at site, no significant noise was noted.

This assessment has been undertaken in accordance with the following supplied drawings:

- CAD Site Layout (KH008 A-100 Rev P3) dated 7th September 2023.

1.3. LIMITATIONS

Where a noise or vibration survey is required to inform an assessment, E3P will endeavour to ensure that all noise and vibration measurements taken are robust, representative, and reliable in order to inform an accurate assessment.

Where mitigation measures are specified in this report, it should be noted that these measures are relative to a specific sound or vibration source, both in terms of the measured sound pressure and vibration level and the character of the sound source. Where either the sound pressure level or the character of the sound varies following completion of the sound survey, E3P cannot be held responsible for any subsequent variations in the proposed mitigation performance.

2. ASSESSMENT METHODOLOGY

2.1. NATIONAL PLANNING POLICY FRAMEWORK

To prevent unacceptable risks from pollution, planning policies and decisions should ensure that new development is appropriate for its location. The effects (including cumulative effects) of pollution on health, the natural environment or general amenity, and the potential sensitivity of the area or proposed development to adverse effects from pollution, should be considered.

The national planning policy framework states that planning policies and decisions should aim to:

- Avoid noise from giving rise to significant adverse impacts on health and quality of life as a result of new development.
- Mitigate and reduce to a minimum, other adverse impacts on health and quality of life arising from noise from new development, including through the use of conditions.
- Recognise that development will often create some noise and existing businesses wanting to develop in continuance of their business should not have unreasonable restrictions put on them because of changes in nearby land uses since they were established.
- Identify and protect areas of tranquillity which have remained relatively undisturbed by noise and are prized for their recreational and amenity value for this reason.

2.2. NATIONAL PLANNING PRACTICE GUIDANCE

Noise needs to be considered when new developments may create additional noise and when new developments would be sensitive to the prevailing acoustic environment. When preparing local or neighbourhood plans, or taking decisions about new development, there may also be opportunities to consider improvements to the acoustic environment.

Local planning authorities' plan-making and decision-making should take account of the acoustic environment and in doing so consider:

- Whether or not a significant adverse effect is occurring or is likely to occur.
- Whether or not an adverse effect is occurring or is likely to occur.
- Whether or not a good standard of amenity can be achieved.

In line with the explanatory note of the NPSE, this would include identifying whether the overall effect of the noise exposure (including the impact during the construction phase, where applicable) is, or would be, above or below the significant observed adverse effect level and the lowest observed adverse effect level for the given situation.

The "observed effect levels" are as follows:

- **Significant observed adverse effect level:** This is the level of noise exposure above which significant adverse effects on health and quality of life occur.
- **Lowest observed adverse effect level:** This is the level of noise exposure above which adverse effects on health and quality of life can be detected.
- **No observed effect level:** This is the level of noise exposure below which no effect at all on health or quality of life can be detected.

Table 2.1 summarises the noise exposure hierarchy, based on the likely average response.

TABLE 2.1 NOISE EXPOSURE HIERARCHY

PERCEPTION	EXAMPLES OF OUTCOMES	INCREASING EFFECT LEVEL	ACTION
Not Noticeable	No effect.	No observed effect	No specific measures required
Noticeable and Not Intrusive	Noise can be heard but does not cause any change in behaviour or attitude. Can slightly affect the acoustic character of the area but not such that there is a perceived change in the quality of life.	No observed adverse effect	No specific measures required
Lowest Observed Adverse Effect Level			
Noticeable and Intrusive	Noise can be heard and causes small changes in behaviour and/or attitude, e.g. turning up volume of television, speaking more loudly, or having to close windows for some of the time because of the noise where there is no alternative ventilation. Potential for some reported sleep disturbance. Affects the acoustic character of the area such that there is a perceived change in the quality of life.	Observed adverse effect	Mitigate and reduce to a minimum
Significant Observed Adverse Effect Level			
Noticeable and Disruptive	The noise causes a material change in behaviour and/or attitude, e.g. avoiding certain activities during periods of intrusion, having to keep windows closed most of the time because of the noise where there is no alternative ventilation. Potential for sleep disturbance resulting in difficulty in getting to sleep, premature awakening and difficulty in getting back to sleep. Quality of life diminished due to change in acoustic character of the area.	Significant observed effect	Avoid
Noticeable and Very Disruptive	Extensive and regular changes in behaviour and/or an inability to mitigate effect of noise leading to psychological stress or physiological effects, e.g. regular sleep deprivation/awakening, loss of appetite, significant/medically definable harm (auditory and non-auditory).	Unacceptable adverse effect	Prevent

The subjective nature of noise means that there is not a simple relationship between noise levels and the impact on those affected. This will depend on how various factors combine in any situation. These factors include the following:

- The source and absolute level of the noise together with the time of day it occurs. Some types and level of noise will cause a greater adverse effect at night than if they occurred during the day. The adverse effect can also be greater simply because there is less background noise at night.
- For non-continuous sources of noise, the number of noise events, and the frequency and pattern of occurrence of the noise can be important.
- The spectral content of the noise and the general character of the noise. The local topology and topography should also be considered along with the existing and, where appropriate, the planned character of the area.

More specific factors to consider when relevant:

- Where applicable, the cumulative impacts of more than one source should be considered along with the extent to which the source of noise is intermittent and of limited duration.
- Consideration should also be given to whether adverse internal effects can be completely removed by closing windows and, in the case of new residential development, if the proposed mitigation relies on windows being kept closed most of the time. In both cases, a suitable alternative means of ventilation is likely to be necessary.
- If external amenity spaces are an intrinsic part of the overall design, then the acoustic environment of those spaces should be considered so that they can be enjoyed as intended.

2.3. MANCHESTER CITY COUNCIL (2022) PLANNING & NOISE: TECHNICAL GUIDANCE

2.3.1. RESIDENTIAL DEVELOPMENTS

The Council has adopted the following noise limits for residential properties:

- Bedrooms (night time - 23.00 - 07.00) 30 dB L_{Aeq} (individual noise events should not normally exceed 45 dB $L_{Amax,F}$ by more than 10 times).
- Living Rooms (daytime - 07.00 - 23.00) 35 dB L_{Aeq}.
- Gardens and terraces (daytime) 55 dB L_{Aeq}.

2.3.2. NOISE SURVEYS

A noise survey is used to determine the existing noise environment on or around a particular development site. It is an important part of a noise assessment, as it is the baseline against which any predictions of the noise impact of a development will be compared.

The date, time, and location used to measure noise levels and the methodology used are of the utmost importance to ensuring the survey is accurate and representative of the particular environment in question.

It is important that the survey considers the noise environment around a development at the most appropriate times and on the most appropriate day of the week.

Tables of data associated with the noise survey should be provided in terms of location of measurement points, time taken, and measured or predicted level.

Where there are noise sources with time associated factors, such as a busy road with significant rush hour vehicle movements but possibly many fewer cars traveling on it between these hours, a local rail line with noisy individual night time train passes, local bar/club/take-away adjacent with opening times into the early morning, etc. then a more focused noise survey is needed to establish the impact of these sources (see section 5.3).

Consideration of L_{Amax} values is particularly important for developments near to busy transport networks/hubs and large commercial or industrial premises/sites, where there are potentially high incident noise levels for short time periods which may affect sleep disturbance.

A noise survey may show only one or two exceedences over a long time period, some may indicate frequent exceedences which will represent a large number of potentially sleep disturbing events

2.4. BUILDING REGULATIONS: APPROVED DOCUMENT F - VOLUME 1: DWELLINGS (JUNE 2022)

Approved document F Volume 1: Dwellings (ADF) provides guidance set by the Department for Levelling Up, Housing and Communities, that relates to means of ventilation within dwellings. The ventilation strategy specified within the ADF are as follows.

> *1.9 The ventilation strategy in this approved document relies on a combination of all of the following.*
>
> *a. Extract ventilation from rooms where water vapour or pollutants are likely to be released (e.g. bathrooms and kitchens), to minimise their spread to the rest of the building. Ventilation fans may be either intermittent operation or continuous operation.*
>
> *b. Whole dwelling ventilation to provide fresh air to the building and to dilute, disperse and remove water vapour and pollutants not removed by extract ventilation.*
>
> *c. Purge ventilation to remove high concentrations of pollutants and water vapour. Purge ventilation is used intermittently and required only for pollutants produced by occasional activities (e.g. fumes from painting).*
>
> *1.10 Ventilation may be delivered through natural ventilation, mechanical ventilation or a combination of both.*
>
> *1.11 The ventilation systems in this approved document are examples of systems that comply with Part F of the Building Regulations. Other ventilation systems may be acceptable if they can be shown to meet an equal level of performance.*

Within the ADF there are three system specific ventilation systems that can be utilised to provide sufficient ventilation. These methods are as follow.

1. ***Natural ventilation with background ventilators and intermittent extract fans*** *(guidance suitable only for less airtight dwellings) - Ventilation provided by thermal, wind or diffusion effects through doors, windows or other intentional openings without the use of mechanically driven equipment. For the purposes of this approved document, natural ventilation refers to a ventilation strategy using background ventilators and intermittent extract ventilation.*

2. ***Continuous mechanical extract ventilation*** *- Mechanically driven ventilation that continuously extracts indoor air and discharges it to the outside.*

3. ***Mechanical ventilation with heat recovery -*** *A mechanically driven ventilation system that both continuously supplies outdoor air to the inside of the dwelling and continuously extracts indoor air and discharges it to the outside. For the purposes of this approved document, the guidance for mechanical ventilation with heat recovery applies to centralised or decentralised supply and extract systems, with or without heat recovery.*

2.5. BUILDING REGULATIONS: APPROVED DOCUMENT O – OVERHEATING (JUNE 2022)

Approved document O - Overheating (ADO) provides guidance set by the Department for Levelling Up, Housing and Communities, that relates to the mitigation of overheating. In relation to noise the ADO provides the following guidance.

3.2 In locations where external noise may be an issue (for example, where the local planning authority considered external noise to be an issue at the planning stage), the overheating mitigation strategy should take account of the likelihood that windows will be closed during sleeping hours (11pm to 7am).

3.3 Windows are likely to be closed during sleeping hours if noise within bedrooms exceeds the following limits.

a. 40dB $L_{Aeq,T,}$ averaged over 8 hours (between 11pm and 7am).
b. 55dB $L_{AFmax,}$ more than 10 times a night (between 11pm and 7am).

3.4 Where in-situ noise measurements are used as evidence that these limits are not exceeded, measurements should be taken in accordance with the Association of Noise Consultants'

Measurement of Sound Levels in Buildings with the overheating mitigation strategy in use.

NOTE: Guidance on reducing the passage of external noise into buildings can be found in the National Model Design Code: Part 2 – Guidance Notes (MHCLG, 2021) and the Association of Noise Consultants' Acoustics, Ventilation and Overheating: Residential Design Guide (2020)

2.6. BRITISH STANDARD BS 8233:2014+A1:2019 – GUIDANCE ON SOUND INSULATION AND NOISE REDUCTION FOR BUILDINGS

2.6.1. NOISE CRITERIA LIMITS

The scope of this standard is the provision of recommendations for the control of noise in and around buildings including residential dwellings. It suggests appropriate criteria and limits for different situations, which are primarily intended to guide the design of new buildings or refurbished buildings undergoing a change of use, rather than to assess the effect of changes in the external noise climate.

The standard suggests suitable internal noise levels within different types of buildings, including residential dwellings, as shown in Table 2.2.

TABLE 2.2 BS 8233:2014 RECOMMENDED INTERNAL NOISE LEVELS

CRITERION	TYPICAL SITUATION	DESIGN CRITERION, $L_{Aeq,T}$ (dB)
Suitable Resting and Sleeping Conditions	Living Room	35
	Bedroom	30

BS 8233 goes on to recommend noise levels for gardens:

> *It is desirable that the external noise level does not exceed 50 dB $L_{Aeq,T}$, with an upper guideline value of 55 dB $L_{Aeq,T}$ which would be acceptable in noisier environments. However, it is also recognised that these guideline values are not achievable in all circumstances where development might be desirable. In higher noise areas, such as city centres or urban areas adjoining the strategic transport network, a compromise between elevated noise levels and other factors might be warranted.*

BS 8233 goes on to say:

> *In such a situation, development should be designed to achieve the lowest practicable levels in these external amenity spaces but should not be prohibited.*

2.6.2. VENTILATION REQUIREMENTS

Where a partially open window cannot be relied upon to provide an adequate level of façade sound insulation performance, it is necessary to consider alternative ventilation for habitable rooms. Section 8.4.5.4 within BS 8233 states:

> *The Building Regulations' supporting documents on ventilation [48, 49, 50] recommend that habitable rooms in dwellings have background ventilation. Where openable windows cannot be relied upon for this ventilation, trickle ventilators can be used and sound attenuating types are available. However, windows may remain openable for rapid or purge ventilation, or at the occupant's choice.*

> *Alternatively, acoustic ventilation units (see 7.7.2 below) are available for insertion in external walls. These can provide sound reduction comparable with double glazed windows. However, ducted systems with intakes on the quiet side of the building might be required in very noisy situations, or where appearance rules out through-the-wall fans.*

Section 7.7.2 states:

> *NOTE 5 If relying on closed windows to meet the guide values, there needs to be an appropriate alternative ventilation that does not compromise the façade insulation or the resulting noise level.*

2.7. WORLD HEALTH ORGANISATION (WHO) – GUIDELINES FOR COMMUNITY NOISE

The WHO gives guidance on desirable levels of environmental noise. The levels presented in the WHO Community Guidelines are those at which adverse effects become measurable. The 1980 WHO document suggested that *"general daytime outdoor noise levels of less than 55 dB(A) $L_{eq,16hr}$ are desirable to prevent any significant community annoyance."* This level is an external free-field noise level. The 1980 document also stated in relation to internal levels, *"that night-time noise levels of 35 dB(A) $L_{eq,8hr}$ or less will not interfere with the restorative process of sleep"*.

A report was submitted to the WHO in 1995 for consideration as a revision to the 1980 document and revised community guidelines were issued in 2000. In the 2000 guidelines, it is considered that the sleep disturbance criteria should be taken as an internal noise level of 30 dB $L_{Aeq,8\ hr}$ or an external level of 45 dB $L_{Aeq,8\ hr}$. It also recommends that internal L_{Amax} levels of 45 dB and external L_{Amax} levels of 60 dB should be limited where possible.

3. SURVEY RESULTS

A site walkover was conducted by the surveyor prior to the below surveys and during. The main noise sources are noted to be road traffic sound from Mount Road and Wembley Road.

During observations on Mount Road between 1pm and 4 pm and also 6am to 9am, no noise was audible from the adjacent sports facilities.

E3P note a industrial estate to the south, however, no noise was noted from this area except for HGVs travelling on Mount Road, which were captured during the multiple surveys.

3.1. ROAD TRAFFIC SOUND MEASUREMENT – WEMBLEY ROAD

E3P have undertaken a road traffic sound survey in accordance with the shortened measurement procedure given in Calculation of Road Traffic Noise (CRTN) during a typical weekday period. The survey was undertaken during the following period:

- 10:00-13:00 Friday 6th January 2023.

An additional survey was then conducted in order to capture rush hour traffic and night-time noise levels between 06:00 and 07:00 during the following periods:

- 06:00-09:00 Friday 26th January 2024.

The following noise measurement position was chosen for the Road Traffic Noise Survey in January 2023:

- Noise Measurement Position 1 (NMP1): Located on the eastern boundary of the site approximately 13 m from the roadside edge. The microphone was located at a height of 1.5 m above ground level and in free-field conditions. Sound sources consisted of road traffic along Wembley Road.

The following noise measurement position was chosen for the Road Traffic Noise Survey in January 2024:

- Noise Measurement Position 2 (NMP2): Located on the eastern boundary of the site approximately 4 m from the roadside edge. The microphone was located at a height of 1.5 m above ground level and in free-field conditions. Sound sources consisted of road traffic along Wembley Road.

Table 3.1 details the measured sound pressure levels. The levels from January 2023 are corrected to 4 m to align with those collected in January 2024.

TABLE 3.1 MEASURED ROAD TRAFFIC SOUND LEVELS – WEMBLEY ROAD

MEASUREMENT START TIME	MEASURED SOUND PRESSURE LEVELS (dB)			
	$L_{Aeq,1hr}$	10th Highest $L_{Amax,fast,5min}$	$L_{A90,1hr}$	$L_{A10,1hr}$
6th January 2023				
Jan 2023 10:00	59.6	82.7	47.8	62.7
Jan 2023 11:00	59.7		48.6	62.7
Jan 2023 12:00	60.0		48.9	63.2
26th January 2024				
Jan 2024 06:00	61.0	82.3	47.7	62.2
Jan 2024 07:00	64.2		48.1	67.6
Jan 2024 08:00	66.9		53.1	70.8
Derived Daytime Noise Level, $L_{Aeq,16hr}$				**65.5**
Derived Night-time Noise Level, $L_{Aeq,8hr}$				**60.0**

The daytime period is derived from the morning rush hour and was found to be within 1.5 dB of that taken from the shortened measurement procedure and is considered within the allowable uncertainty. Nevertheless, the higher level is allowed for in the noise model. The night-time noise levels were, as expected, higher than the averaged noise level as the 06:00-07:00 as invariably much more traffic than the hours between 23:00 and 06:00. However, to inform a worst-case assessment, the 06:00-07:00 level is used.

During the survey, conditions remained dry and wind speeds rarely exceeded 5 m/s.

3.2. ROAD TRAFFIC SOUND MEASUREMENT – MOUNT ROAD

E3P have undertaken a road traffic sound survey in accordance with the shortened measurement procedure given in CRTN during a typical weekday period. The survey was undertaken during the following period:

- 13:10-16:10 Friday 6th January 2023.

An additional survey was then conducted in order to capture rush hour traffic and night-time noise levels between 06:00 and 07:00 during the following periods:

- 06:00-09:00 Friday 26th January 2024.

The following noise measurement position was chosen for the Road Traffic Noise Survey:

- Noise Measurement Position 3 (NMP3): Located along the western boundary of site approximately 5 m from the roadside edge. The microphone was located at a height of 1.5 m above ground level and in free-field conditions. Sound sources consisted of road traffic along Mount Road.

Table 3.2 details the measured sound pressure levels.



TABLE 3.2 MEASURED ROAD TRAFFIC SOUND LEVELS – MOUNT ROAD

MEASUREMENT START TIME	MEASURED SOUND PRESSURE LEVELS (dB)			
	$L_{Aeq,1hr}$	10th Highest $L_{Amax,fast,\ 5mins}$	$L_{A90,1hr}$	$L_{A10,1hr}$
6th January 2023				
Jan 2023 13:10	64.2	76.3	55.8	67.1
Jan 2023 14:10	64.4		56.7	67.1
Jan 2023 15:10	63.8		56.8	66.5
26th January 2024				
Jan 2024 06:00	65.0	78.9	51.5	69.2
Jan 2024 07:00	66.6		56.4	69.8
Jan 2024 08:00	65.9		59.2	66.8
Derived Daytime Noise Level, $L_{Aeq,16hr}$				**66.8**
Derived Night-time Noise Level, $L_{Aeq,8hr}$				**65.0**

The daytime period is derived from the morning rush hour and was found to be within 3 dB of that taken from the shortened measurement procedure and is considered within the allowable uncertainty. Nevertheless, the higher level is allowed for in the noise model.

The night-time noise levels were, as expected, higher than the averaged noise level as the 06:00-07:00 as invariably much more traffic than the hours between 23:00 and 06:00. However, the level of difference is noted to be 9 dB, which is excessively high. As such, a full weekday and weekend ambient sound survey was conducted in the north west area of the site to ascertain the 8 hour night time noise level from Mount Road and is shown below and used to calibrate the night-time noise levels.

During the survey, conditions remained dry and wind speeds rarely exceeded 5 m/s.

3.3. UNATTENDED BACKGROUND AND AMBIENT SOUND SURVEY

E3P have undertaken an unattended background and ambient sound survey in a position considered representative of on-site receptors and to capture night-time noise levels of road traffic sound resultant from Mount Road.

The survey was carried out over the following time periods:

- 10:00 Friday 26th January to 09:00 Monday 29th January 2024.

The Friday night-time period between 23:00 and 07:00 will be used to inform the assessment. The following noise measurement position was chosen for the Background Sound Survey:

- Noise Measurement Position 4 (NMP4): Located on the north western boundary adjacent to existing receptors on Mannering Street and approximately 140 m from the nearside roadside edge of Mount Road and 265 m from the edge of Wembley Road. The microphone of the sound level meter was set at a height of 1.2 m above ground level and in free-field conditions. Sound sources consisted of road traffic on the local road network.

Table 3.3 details the measured ambient sound levels.

TABLE 3.3 MEASURED AMBIENT SOUND PRESSURE LEVELS

DATE	TIME PERIOD	AVERAGE MEASURED AMBIENT SOUND LEVEL, $L_{Aeq,T}$ (dB)
Friday 26th January 2024	Daytime	54.7
	Night-time	**47.6**
Saturday 27th January 2024	Daytime	53.5
	Night-time	46.4
Sunday 28th January 2024	Daytime	52.4
	Night-time	46.0

The above highlighted levels calibrate within 1 dB of that when using the levels measured at NMP3 during rush hour and as such, are considered robust.

The equipment outlined in Table 3.3 was used for the noise survey.

TABLE 3.3 NOISE MEASUREMENT EQUIPMENT AND CALIBRATION DATES

MEASUREMENT POSITION	EQUIPMENT DESCRIPTION	MANUFACTURER & TYPE NUMBER	SERIAL NUMBER	CALIBRATION DUE DATE
NMP1 and NMP3	Sound Level Meter	01dB Fusion	14226	
	Pre-amplifier	01dB Pre22	2135072	07/12/2025
	Microphone	GRAS 40CD	470570	
	Calibrator	Cirrus CR 515	99204	08/08/2024
NMP2	Sound Level Meter	Norsonic Nor 145	14529152	
	Pre-amplifier	Norsonic Nor 1209	22293	13/06/2025
	Microphone	Norsonic Nor1227	332220	
	Calibrator	Norsonic Nor 1225	125525208	13/06/2024
NMP4	Sound Level Meter	Cirrus CR:171A	G303884	
	Pre-amplifier	Cirrus MV:200F	12731F	15/09/2025
	Microphone	Cirrus MK:224	215899D	
	Calibrator	Cirrus CR515	99403	15/09/2024

The sound level meters were field calibrated on site using the above-mentioned calibrators prior to and after noise measurements were taken. No significant drift was witnessed as noted above. Calibration certificates are available upon request.

4. NOISE IMPACT ASSESSMENT

For the purposes of this assessment, E3P has used noise modelling software, CadnaA 2023 MR1, to determine the impact of noise from road traffic and proposed sports pitch sound.

The following inputs have been included in the model:

- Wembley Road is calibrated using NMP1 and NMP2 and Mount Road is calibrated using NMP3 and NMP4 (night-time).
- Sports fields have been modelled in accordance with 'Artificial Grass Pitches - Acoustics Sport England' which states that "a typical free-field noise level of 58 dB $L_{Aeq\ (1hr)}$ at a distance 10 metres from the sideline halfway marking has been determined as representative for noise from an AGP".
- Site elevations have been taken as existing by way of a 2 m grid Digital Terrain Model (DTM) which contains public sector information licensed under the Open Government License v3.0.
- Existing buildings are included.
- A reflection order of 1 has been used in all calculations.
- Ground absorption has been taken as 0.5 due to the mixed landscape.
- Noise levels generated using ISO 9613-1 and ISO 9613-2 "*Acoustics – Attenuation of sound during propagation outdoors*" as incorporated into CadnaA software.

Figures 2 and 3 determine the noise levels across the Site during the daytime and night-time periods, respectively, due to road traffic and sports pitch sound.

4.1. EXTERNAL AMENITY AREA NOISE LEVEL ASSESSMENT

The noise model has been used to predict noise levels in rear garden areas and external amenity space to be used for relaxation. The predicted levels range between 37 dB and up to 65 dB.

As such, it is predicted that the No Observed Adverse Effect Level (NOAEL) is achieved in most rear garden areas with the following commentary:

> *"Noise can be heard but does not cause any change in behaviour or attitude. Can slightly affect the acoustic character of the area but not such that there is a perceived change in the quality of life."*

Accordingly, no action is required for these areas.

However, the gardens bounding the sports fields and a handful of gardens on the eastern boundary exposed to road noise are subject to noise levels in excess of 55 dB. As such, barriers are required in order to control external noise.

Section 5.0 details the locations and required heights.

4.2. INTERNAL NOISE LEVEL ASSESSMENT

With regards to internal noise levels, E3P has assumed a standard glazing specification of 4 mm glass/20 mm air space/4 mm glass affords sound insulation performance in the order of 29 dB however this is for a pink noise spectrum. The same unit, weighted for road traffic noise using the '+C_{tr}' correction, has a sound insulation performance value of approximately 25 dB and so this value has been used to calculate internal noise levels. The recently published AVO guide recommends that a partially open window provides approximately 13 dB attenuation.

The model has been used to predict façade noise levels at all floors. In order to determine any requirements for mitigation, E3P has added the reduction provided by the glazing (25 dB) to the relevant criterion for day (35 dB) and for night (30 dB). As such, any facades subject to noise levels higher than 60 dB during the day and/or 55 dB during the night will require higher specification glazing.

As can be seen in Figures 2 and 3, only façades on the western boundary exposed to Mount Road, on the eastern boundary exposed to Wembley Road and the sport pitches are subject to noise levels higher than these values. As such, these plots will require higher specification glazing. Standard double glazing is sufficient across the rest of the Site.

Exact glazing requirements for plots on the eastern boundary will be discussed in section 5.

Consideration must also be given to maximum noise levels generated by road traffic on Wembley Road and Mount Road. The 10th highest maximum noise level has been used and distance corrected to the closest plot for both Wembley Road and Mount Road. The maximum noise level at the worst affected facades would be 79 dB for Wembley Road and 66 dB for Mount Road.

Internal maximum noise levels of 45 dB L_{Amax} should also not be exceeded. The sound insulation performance achieved by standard glazing (29 dB) has been added to the 45 dB maximum internal noise level limit. As, such facades subject to maximum noise levels above 74 dB will require higher specification glazing.

As shown above, facades along Wembley Road are subject to levels of 79 dB L_{Amax} due to the bus route along this road. Therefore, higher specification glazing is required on these plots to mitigate against maximum noise levels generated by road traffic from Wembley Road.

With regards opening windows, there is a requirement to consider the need to open windows for ventilation and the mitigation of overheating. At this stage, the assessment assumes that ventilation would be provided by way of extract fans in kitchens and bathrooms and open windows.

4.2.1. VENTILATION CONDITION

It is assumed that the developer would be installing a whole dwelling ventilation system in accordance with Part F of the Building Regulations across the site. It is assumed Natural Ventilation (formerly system 1 ventilation) is not appropriate for these dwellings as this option is to less airtight dwellings only.

Where background ventilators form part of the system, consideration is required to the sound reduction provided by these when in the open position and, as such, are discussed in Section 5.0.

4.2.2. OVERHEATING CONDITION

E3P has considered the potential impact of noise, internally, should windows be opened to mitigate overheating, as per the criteria stipulated in ADO. Any plots/facades that pass this test can open windows for this without resulting in unacceptable internal noise levels. Those that fail the test would be subject to a Part O Overheating Assessment by a suitably qualified consultant.

Part O only applies to bedrooms at night in relation to the average 8-hour noise level and 10th highest maximum noise level.

Given that the site is within a moderate risk location, as per guidance within Approved Document O the external noise limit threshold is 49 dB during the night-time ($L_{Aeq,8hr}$) and 64 dB more than 10 times a night ($L_{Af,max}$).

As can be seen from Figure 4, eastern and western plots with line of sight to the roads will experience an exceedance of the above criterion. As such, the opening of windows is not a suitable method of mitigation against overheating. Therefore, a full overheating assessment will be required for these plots and should be undertaken by a suitably qualified consultant.

4.3. PROPOSED SPORTS PITCH SOUND IMPACT UPON EXISTING RECEPTORS

In addition to the consideration of proposed receptors, E3P have considered noise impact from the proposed sports pitches upon existing residential dwellings to the south.

Upon review of the noise model, expected external noise levels at the closest existing rear garden area are no more than 50 dB with façade noise levels of no more than

5. MITIGATION

5.1. ACOUSTIC BARRIERS

The previous section determined that sound levels in certain garden areas would exceed the 55 dB upper criterion stipulated in BS 8233. As such, additional grid noise maps, Figure 5 has been run to determine the required barrier heights.

As such, following barriers are required to achieve noise levels equal to or below the upper guideline value of 55 dB:

- 1.8 m high at plot 95.
- 1.9 m high at plots 102 and 103.
- 2.0 m high at plots 122 and 123.
- 1.8 m high at plots 245 to 263 and 267.

The barriers can be of wooden fence or brick wall construction but must be free from holes, sealed at the base and have a minimum mass of 10 kg/m^2.

5.2. FAÇADE INSULATION

The previous section determined that certain facades would require higher specification glazing and whole dwelling ventilation is required for certain plots. Specifically, the following glazing specifications are required, per facade, along with details on whole dwelling ventilation.

The worst-case required glazing is chosen per facade. For example, where a glazing needed due to night-time noise is higher than for daytime periods, the night-time requirements are recommended.

Maximum noise level events will also determine the glazing requirement and where mitigation is required due to maximum noise levels the sound reduction values will be given in terms of R_w and R_w+C_{tr}. This will allow for the correct glazing units to be selected for each facade. Figure 6 highlights the affected facades.

TABLE 5.2 GLAZING AND VENTILATION REQUIREMENTS

PLOT	REQUIRED GLAZING REDUCTION, (dB)	EXAMPLE GLAZING	WHOLE DWELLING VENTILATION SYSTEM
Plots 1 to 6	34 R_w (29 R_w + C_{tr})	10 / 16 / 4	Whole dwelling ventilation in accordance with the requirements in ADF and subject to Overheating Assessment
Apartments adjacent to Mount Road	34 R_w (29 R_w + C_{tr})	10 / 16 / 4	
Plot 95 to 101	34 R_w (29 R_w + C_{tr})	10 / 16 / 4	
Plots 102 and 103	34 R_w (29 R_w + C_{tr})	10 / 16 / 4	
Plots 123 to 129	34 R_w (29 R_w + C_{tr})	10 / 16 / 4	

Following the overheating consideration, Figure 4 highlights facades that would experience an exceedance of the external limits and thus internal ADO noise limits at night and, therefore, a full overheating assessment , is required for these plots.

All plots not highlighted in Figure 4 may rely on opening windows to mitigate overheating as when windows are open internal noise levels are acceptable. Any installed whole dwelling ventilation system should be in line with the requirements of Approved Document Part F, Volume 1: Dwellings.

It is assumed that this would be continuous mechanical extract ventilation as the dwellings are not likely to be suitable for natural ventilation. This will consist of either a central extract system, individual room extract fans or a combination of both.

Additionally, background ventilators should satisfy the requirements of ADF and, in order to achieve the required internal ambient noise levels, must achieve a reduction of at least that of the glazing specified for each facade, which is at most 34 dB $D_{n,e,w}$ in the open position. This level of reduction is likely to be achieved by a standard background ventilator.

6. CONCLUSION AND RECOMMENDATIONS

E3P were commissioned by Kellen Homes and Greater Manchester Youth Federation (GMYF) in order to undertake a Noise Impact Assessment for a proposed residential development on Land at Mount Road, Gorton.

Attended road traffic measurements have been undertaken for Wembley Road and Mount Road in accordance with Calculation of Road Traffic Noise.

A 3D noise model has been constructed to assess noise levels across the site due to road traffic. The predicted external and internal noise levels have been compared to the criteria given in BS 8233:2014.

Consideration has been given to external amenity space and internal habitable rooms.

The assessment has recommended higher specification glazing for certain plots located on the western and eastern boundary of the site. It is assumed a whole dwelling ventilation system will be installed across the site in accordance with the ADF.

Certain plots cannot rely on the opening of windows to mitigate overheating and as such a full overheating assessment for these plots is required.

Acoustic barriers of up 2 m in height are also required to protect certain gardens from road traffic and sports pitch sound.

The assessment has shown that, with mitigation measures in place, no adverse impact is expected due to existing sound sources. As such, noise need not be a material consideration in the granting of planning permission.

END OF REPORT

APPENDIX I
GLOSSARY OF ACOUSTIC TERMINOLOGY

NOISE

Noise is defined as unwanted sound. Human ears are able to respond to sound in the frequency range 20 Hz (deep bass) to 20,000 Hz (high treble) and over the audible range of 0 dB (the threshold of perception) to 140 dB (the threshold of pain). The ear does not respond equally to different frequencies of the same magnitude but is more responsive to mid-frequencies than to lower or higher frequencies. To quantify noise in a manner that approximates the response of the human ear, a weighting mechanism is used. This reduces the importance of lower and higher frequencies, in a similar manner to the human ear.

Furthermore, the perception of noise may be determined by a number of other factors, which may not necessarily be acoustic. In general, the impact of noise depends upon its level, the margin by which it exceeds the background level, its character and its variation over a given period of time. In some cases, the time of day and other acoustic features such as tonality or impulsiveness may be important, as may the disposition of the affected individual. Any assessment of noise should give due consideration to all of these factors when assessing the significance of a noise source. The most widely used weighting mechanism that best corresponds to the response of the human ear is the "A"-weighting scale. This is widely used for environmental noise measurement, and the levels are denoted as dB(A) or L_{Aeq}, L_{A90} etc., according to the parameter being measured.

The decibel scale is logarithmic rather than linear, and hence a 3 dB increase in sound level represents a doubling of the sound energy present. Judgement of sound is subjective but, as a general guide, a 10 dB(A) increase can be taken to represent a doubling of loudness, whilst an increase in the order of 3 dB(A) is generally regarded as the minimum difference needed to perceive a change under normal listening conditions. An indication of the range of sound levels commonly found in the environment is given in the following table.

TABLE A1 TYPICAL SOUND PRESSURE LEVELS

SOUND PRESSURE LEVEL	LOCATION/EXAMPLE
0	Threshold of hearing
20–30	Quiet bedroom at night
30–40	Living room during the day
40–50	Typical office
50–60	Inside a car
60–70	Typical high street
70–90	Inside a factory
100–110	Burglar alarm at 1 m away
110–130	Jet aircraft on take off
140	Threshold of pain

ACOUSTIC TERMINOLOGY

TABLE A2 TERMINOLOGY

DESCRIPTOR	EXPLANATION
dB (decibel)	The scale on which sound pressure level is expressed. It is defined as 20 times the logarithm of the ratio between the root-mean-square pressure of the sound field and a reference pressure (2E-05 Pa).
dB(A)	A-weighted decibel. This is a measure of the overall level of sound across the audible spectrum with a frequency weighting (i.e. "A" weighting) to compensate for the varying sensitivity of the human ear to sound at different frequencies.
$L_{Aeq, T}$	L_{Aeq} is defined as the notional steady sound level which, over a stated period of time (T), would contain the same amount of acoustical energy as the A-weighted fluctuating sound measured over that period.
L_{Amax}	L_{Amax} is the maximum A-weighted sound pressure level recorded over the period stated. L_{Amax} is sometimes used in assessing environmental noise where occasional loud noises occur, which may have little effect on the overall L_{eq} noise level but will still affect the noise environment. Unless described otherwise, it is measured using the "fast" sound level meter response.
L_{10} and L_{90}	If a non-steady noise is to be described, it is necessary to know both its level and the degree of fluctuation. The L_n indices are used for this purpose, and the term refers to the level exceeded for n% of the time. Hence L_{10} is the level exceeded for 10% of the time and as such can be regarded as the "average maximum level". Similarly, L_{90} is the "average minimum level" and is often used to describe the background noise. It is common practice to use the L_{10} index to describe traffic noise.
Free-field Level	A sound field determined at a point away from reflective surfaces other than the ground with no significant contributions due to sound from other reflective surfaces. Generally, as measured outside and away from buildings.
Fast	A time weighting used in the root-mean-square section of a sound level meter with a 125-millisecond time constant.
Slow	A time weighting used in the root-mean-square section of a sound level meter with a 1000-millisecond time constant.

APPENDIX II
FIGURES

Figure 1 - Noise Measurement Positions

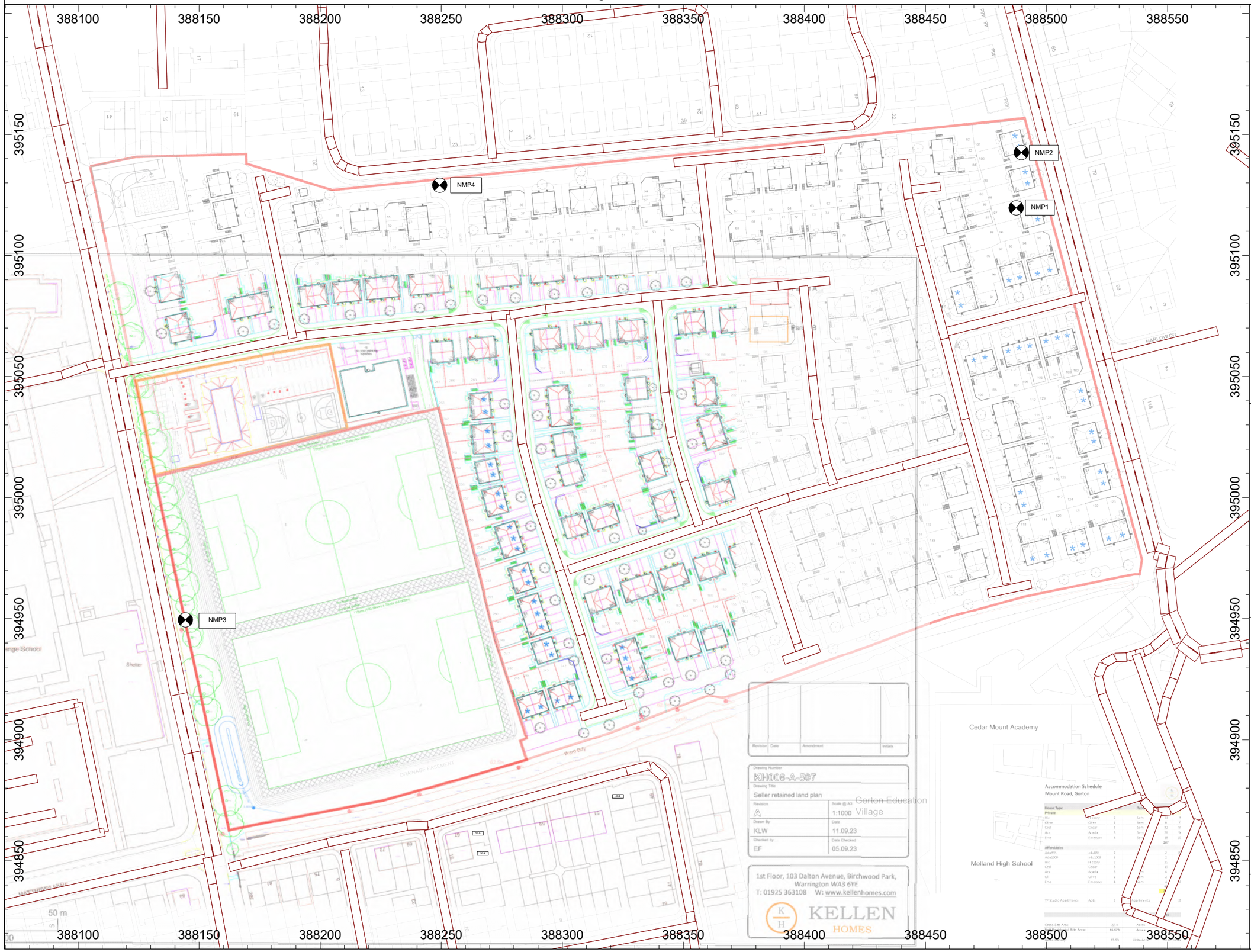
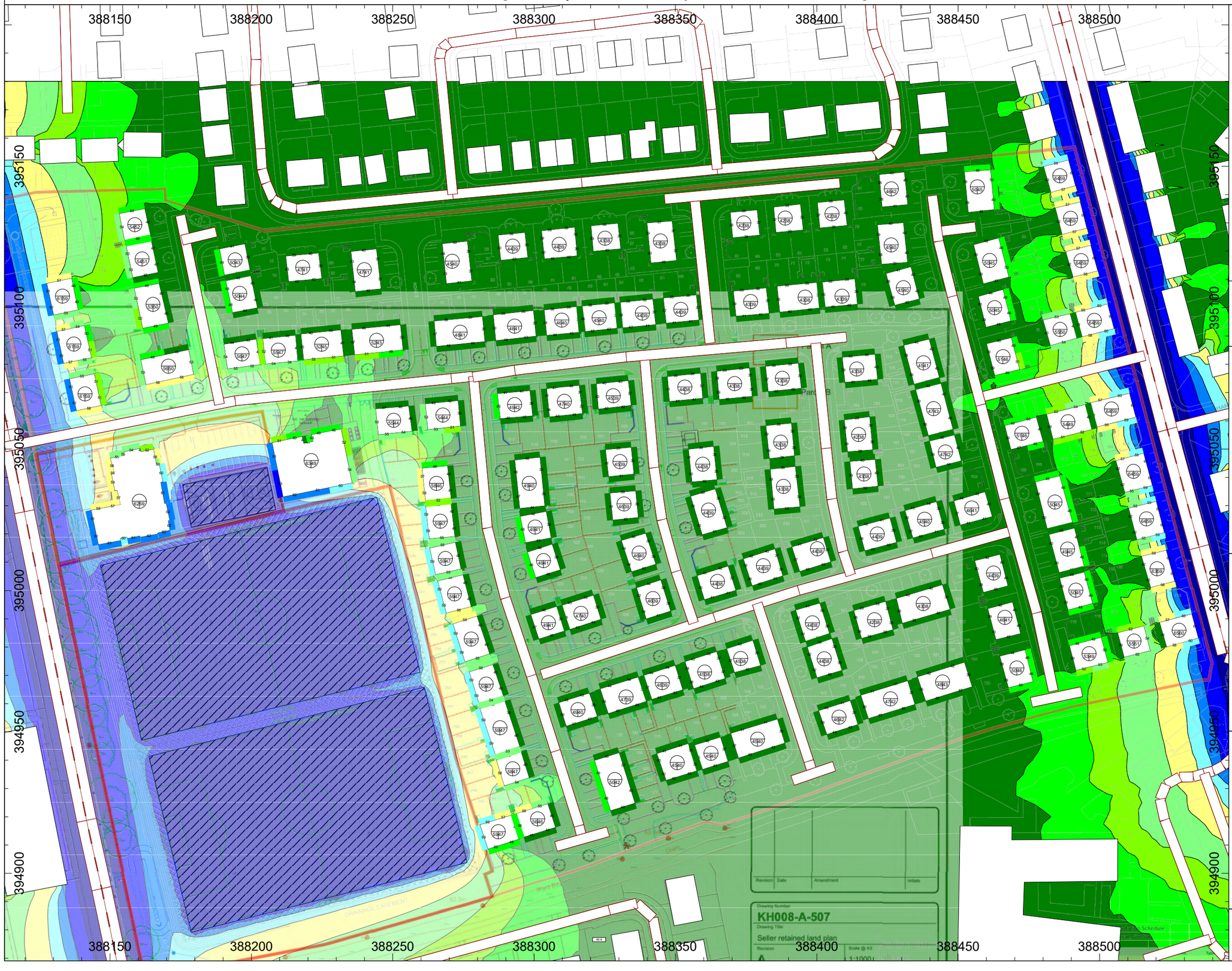


Figure 2 - Daytime Grid Noise Map - Calculation at 1.5 m above ground level



Project:
Mount Road, Gorton

Project-No:
51-710

Client:
Kellen Homes

Daytime Noise Level, LAeq, 16hr (dB)

- ... <= 48
- 48 < ... <= 50
- 50 < ... <= 52
- 52 < ... <= 56
- 56 < ... <= 58
- 58 < ... <= 60
- 60 < ... <= 62
- 62 < ... <= 65
- 65 < ...

Noise Map Objects

- Area Source
- Road
- Building
- Barrier
- Building Evaluation
- Calculation Area

e3p

Project Engineer: L Faulkner
Date: 29/01/2024

Figure 3 - Night-time Grid Noise Map - Calculation at 4 m above ground level



Project:
Mount Road, Gorton

Project-No:
51-710

Client:
Kellen Homes

Night-time Noise Level, LAeq,8hr (dB)

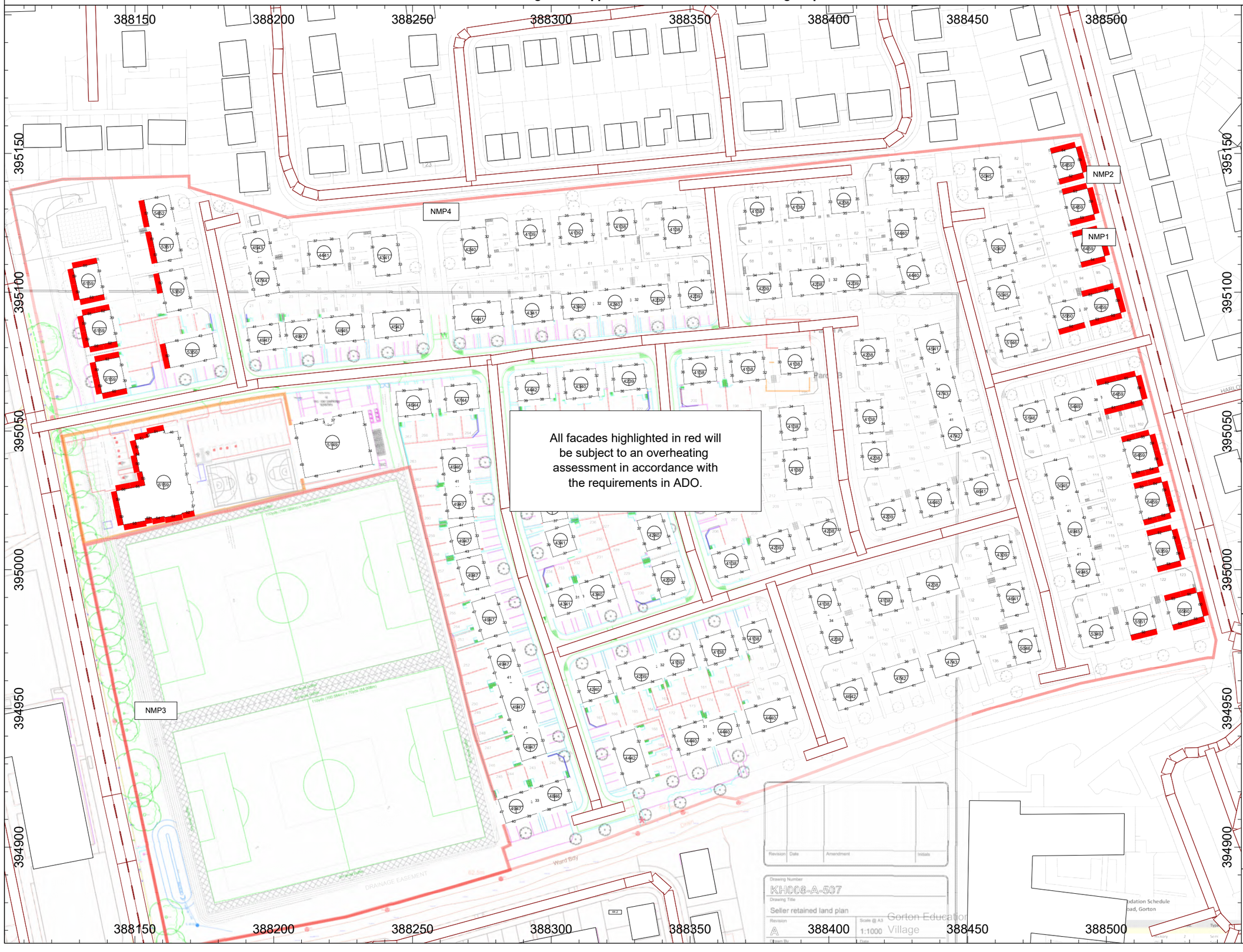
- ... <= 48
- 48 < ... <= 50
- 50 < ... <= 52
- 52 < ... <= 56
- 56 < ... <= 58
- 58 < ... <= 60
- 60 < ... <= 62
- 62 < ... <= 65
- 65 < ...

Noise Map Objects

- Area Source
- Road
- Building
- Barrier
- Building Evaluation
- Calculation Area

Project Engineer: M Bailey
Date: 30/10/2023

Figure 4 - Approved Document O - Overheating Requirements



Project:
Mount Road, Gorton

Project-No:
50-710

Client:
Kellen Homes

N

e3p

Project Engineer: L Faulkner
Date: 29/01/2024

Figure 5 - Daytime with Mitigation Grid Noise Map - Calculation at 1.5 m above ground level



Project:
Mount Road, Gorton

Project-No:
51-710

Client:
Kellen Homes

Daytime Noise Level, LAeq,16hr (dB)

- ... <= 48
- 48 < ... <= 50
- 50 < ... <= 52
- 52 < ... <= 56
- 56 < ... <= 58
- 58 < ... <= 60
- 60 < ... <= 62
- 62 < ... <= 65
- 65 < ...

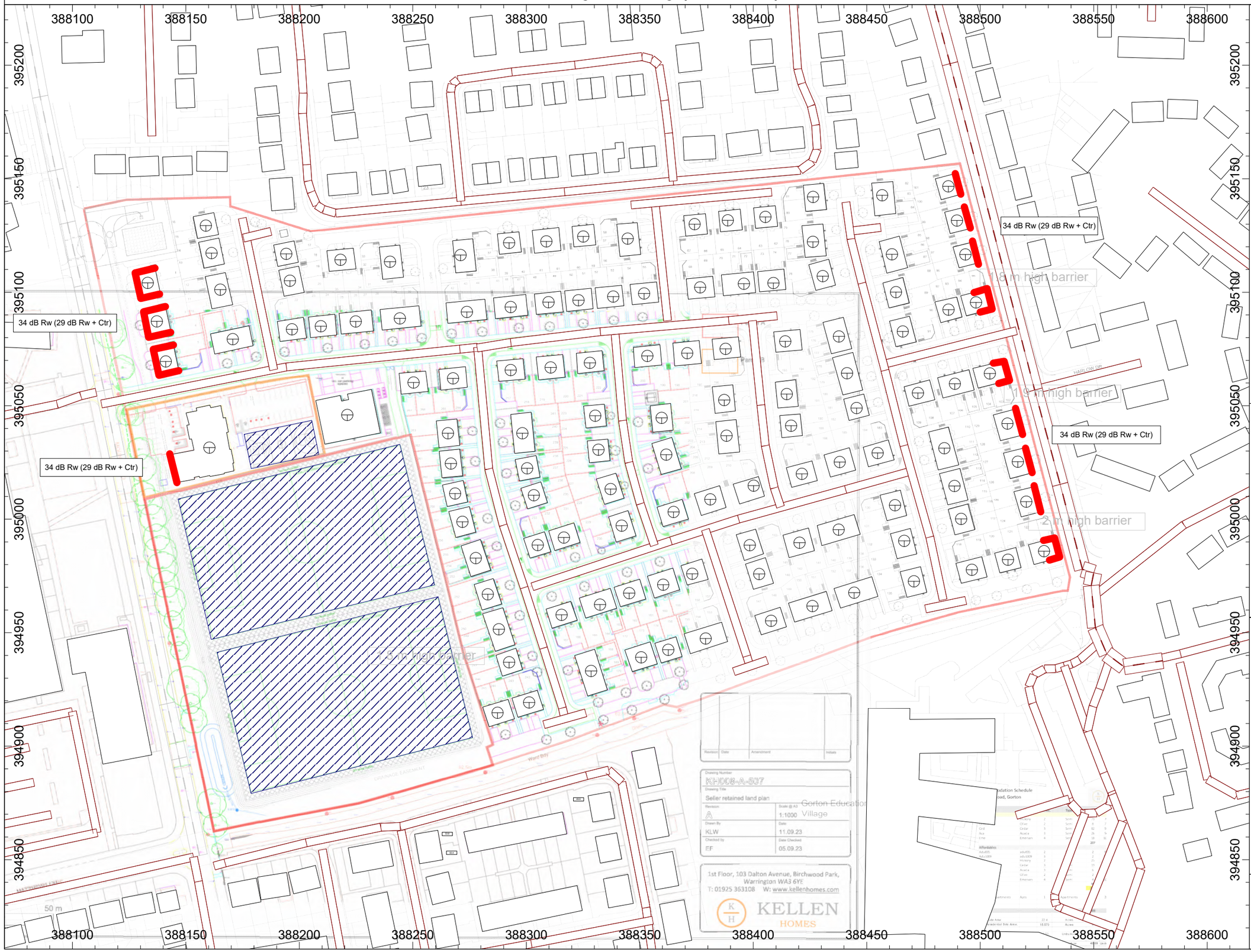
Noise Map Objects

- Area Source
- Road
- Building
- Barrier
- Building Evaluation
- Calculation Area

e3p

Project Engineer: L Faulkner
Date: 29/01/2024

Figure 6 - Glazing Specification Requirements



Project:
Mount Road, Gorton

Project-No:
50-710

Client:
Kellen Homes

N

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Project Engineer: L Faulkner
Date: 29/01/2024