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MPF/PR0538/L21A

13 March 2026

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Dear Jamie,

'WIDE AWAKE', 11 SYMPHONY PARK, MANCHESTER – PLANNING CONDITION 19

I write with confirmation of the results of the acoustic assessment of the proposed building services plant at 'Wide Awake' on the ground floor of 11 Symphony Park, Manchester, M1 7FS.

INTRODUCTION

Fisher Acoustics Ltd has been commissioned by We Do Stuffs Limited to determine the expected external noise levels generated by the proposed internal building services plant to be installed within 'Wide Awake' at 11 Symphony Park, Circle Square, Manchester and to assess the expected noise levels in relation to the planning permission for the development.

'Wide Awake' is to be a coffee bar with opening times of 7am to 9pm, with openings until midnight for occasional events.

PLANNING CONDITION

In relation to noise from building services plant, the planning permission for the Circle Square development, Manchester (planning application number: 111027/FO/2016/C1) states:

Condition 19:

- *"19) Prior to occupation of the development a scheme for the acoustic insulation of any externally mounted ancillary equipment to ensure that it achieves a background noise level of 5dB below the existing background (LA90) in each octave band at the nearest noise sensitive location shall be submitted to and approved in writing by the City Council as local planning authority in order to secure a reduction in the level of noise emanating from the equipment. The approved scheme shall be implemented prior to occupancy and shall remain operational thereafter.*

  Reason - To safeguard the amenities of the occupiers of nearby residential accommodation, pursuant to policies SP1 and DM1 of the Core Strategy."

The planning condition, which dates back to 2016, refers to compliance with octave band noise limits. However, 'Planning & Noise, Technical Guidance', dated October 2022, issued by the Environmental Protection, Environmental Health and The Neighbourhoods Service sections of Manchester City Council, includes the most recent version of the plant noise planning condition. In particular, Section 3.7.1.5 of 'Planning & Noise, Technical Guidance' states:

- 'Externally mounted ancillary plant, equipment and servicing shall be selected and/or acoustically treated in accordance with a scheme designed so as to achieve a rating level of 5dB (L_{Aeq}) below the typical background (L_{A90}) level at the nearest noise sensitive location'

Given that the Planning & Noise document is the more recent publication, it is proposed to achieve the plant noise criterion stated above.

SITE LOCATION

11 Symphony Park is located at Unit 7A on the ground floor and Level 1 of Vita Living East, Circle Square, Manchester. 'Wide Awake' is to occupy the ground floor of the unit. The approximate footprint of Unit 7A is identified in blue in Figure 1. The buildings outlined in green in Figure 1 are the closest residential buildings to Unit 7A.

Figure 1: Site aerial view, Circle Square

PRE-EXISTING NOISE LEVELS & ENVIRONMENTAL NOISE STUDIES

A number of environmental noise studies have been carried out in relation to planning applications for various buildings within the Circle Square masterplan. These studies have included the determination of environmental noise limits for building services plant such that compliance with the plant noise criterion given in 'Planning & Noise, Technical Guidance' can be achieved.

The plant noise limits determined by the noise studies for various projects at Circle Square are identified in Table 1.

Planning application reference	Development	Plant noise limit, (dB LAeq) Daytime (07:00– 23:00)
111027/FO/2016/C1	Circle Square Masterplan	47
114863/FO/2016	Circle Square Plot 9	47
134288/FO/2022	Circle Square Plot 3	54

Table 1: Plant noise limits determined by Circle Square noise studies

It will be noted that the more recent noise study referenced in Table 1 resulted in a higher (less onerous) plant noise limit than the previous studies.

Ambient and background noise measurements were carried out by Fisher Acoustics in October 2025 towards the north east elevation of the building, Vita Living East, in which 11 Symphony Park is located. These measurements determined a typical daytime background noise level of 59 dB L_{A90}. Therefore, in order to comply with the 'Planning & Noise, Technical Guidance' published by Manchester City Council, a plant noise rating level of 54dB LAeq should be applied.

However, to allow for a reduction in background noise due to road traffic toward the central areas of the Circle Square development, it is recommended that the most stringent of the noise criteria identified in Table 1 is designed to.

It is understood that the building services plant that will serve the proposed unit will only be operational between the hours of 7am and 11pm. It is therefore recommended that the plant achieves a rating level no greater than 47 dB LAeq at the closest residential facades during the day (7am to 11pm). The nearest noise sensitive receptors to 11 Symphony Park are directly above the unit within Vita Living East and within the Vita Student building directly opposite the unit.

PROPOSED BUILDING SERVICES PLANT (NON-EMERGENCY)

The following building service plant items are to be installed on the ground floor of Unit 7A, Circle Square:

- 1 no Heat Reclaim Ventilation Unit (HRVU) - Ground Floor

Figure 2 identifies the location of the internal HRVU to be installed in the ground floor of Unit 7A..

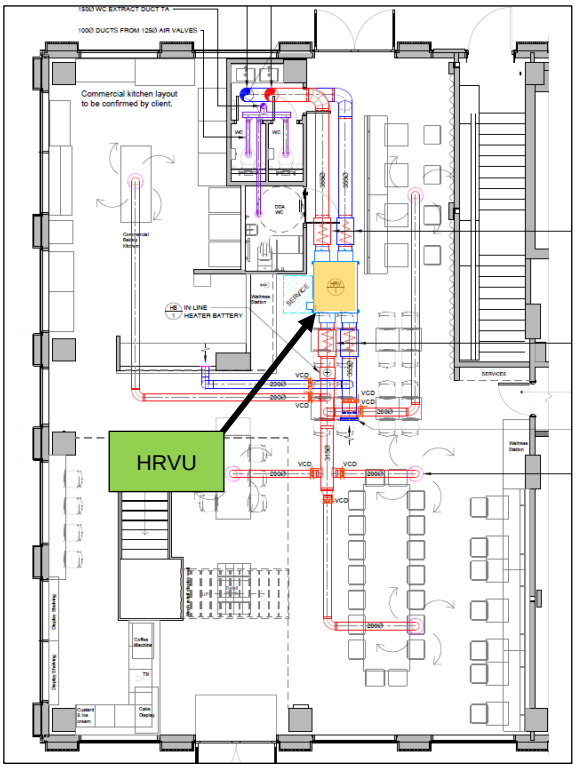


Figure 2: Ground floor plant layout, Unit 7A, Circle Square

Table 2 identifies the reported sound power levels of the HRVU to be installed internally on the ground floor of the unit.

Building services plant item	Sound Power Level (dB re 1 x 10^{-12} Watts)							
	dB(A)	Octave Band Centre Frequency (Hz)						
		63	125	250	500	1k	2k	4k
Daikin VAM200FC HRVU, duty: Ultra-high, 1 no, Intake air – induct*	77	65	71	66	73	75	69	57
Daikin VAM200FC HRVU, duty: Ultra-high, 1 no, Exhaust air – induct*	87	75	80	72	79	86	78	65

Table 2: Sound power levels of ground floor plant

** Estimated based on manufacturers reported breakout sound power levels*

Table 3 identifies the reported dynamic insertion loss of the attenuators to be fitted to the fresh air intake and exhaust of the proposed HRVU.

Building services plant item	Dynamic Insertion Loss, dB						
	Octave Band Centre Frequency (Hz)						
	63	125	250	500	1k	2k	4k
Attenuator to HRVU intake and exhaust	4	8	12	17	23	17	12

Table 3: Reported dynamic insertion loss of intake and exhaust attenuators to HRVUs

CALCULATED EXTERNAL NOISE LEVELS DUE TO BUILDING SERVICES PLANT

Based on the reported sound power levels of the proposed HRVUs and fan and the dynamic insertion losses of attenuators detailed above, the potential noise levels at the nearest noise sensitive façades have been calculated.

Table 4 identifies the calculated noise levels due solely to the operation of the proposed plant. The calculated noise levels assume that all plant that serves the unit is running simultaneously.

Receptor Location	Free-field Rating Level (dB, LAeq)	
	Day time	Limit
Vita Living East, Level 1	37	47
Vita Student, Circle Square Level 1	32	47

Table 4: Calculated rating level of Unit 7A plant at the nearest noise sensitive locations

It can be seen that the calculated noise levels at the nearest residential facades due to the proposed building services plant comply with the applicable noise limit.

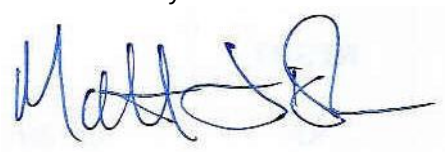
CONCLUSION

Based on the reported sound level levels for the proposed plant to serve ‘Wide Awake’ at Unit 7A, Circle Square, the calculated noise levels due to non-emergency plant comply with the applicable noise limits at noise-sensitive receptors.

Compliance with the requirements of Planning Condition 19 relating to noise from building services plant is therefore expected.

If there are any aspects that you would like to discuss, please do not hesitate to contact the undersigned.

Yours sincerely



MATT FISHER BEng(Hons) CEng MIOA
For and on behalf of Fisher Acoustics Limited