



Officer Report

Application Number:	HGY/2023/2958
Application Type:	Approval of details reserved by a condition
Address:	Land to the East of Cross Lane, London, N8
Proposal:	Approval of details pursuant to condition 6 (Noise Management Plan) of planning permission reference HGY/2022/2457
Case Officer:	Valerie Okeiyi
Valid Date:	31/10/2023
Applicant:	c/o Agent
Agent:	Mr James Puxty

RECOMMENDATION

1. APPROVED DEVELOPMENT

Change of use of Commercial Unit 1, Ground Floor Block A, from Business/Offices (Use Class B1) to a children's nursery (Use Class E(f))

2. CONSULTATION RESPONSE

LBH Noise Officer -

I have now reviewed the Noise Assessment provided in respect of the nursery and accept the conclusions in the document in respect of the internal and external noise impacts.

No further information is required in respect of this report. I recommend the condition is discharged.

3. ANALYSIS/ASSESSMENT

6 (Noise Management Plan) reads;

A Noise Management Plan (NMP), setting out how noise levels from inside the premises and from the outdoor amenity area will be minimised /managed shall be submitted to and approved in writing by the Local Planning Authority prior to the first occupation of the development. The NMP shall identify measures to reduce the impact of the noise on the amenity of neighbouring and surrounding residents.

Noise management measures will need to include (but not limited to) how the outdoor areas will be used, management and supervision of the site, rules of use, the use of soft furnishings and sound

absorbent materials such as the soffit underneath the existing slab, as well as the hours of operation of the outdoor space.

The NMP shall be submitted to and approved prior to the commencement of the use to which this consent relates. The NMP shall be fully implemented and operated at all times in accordance with the approved details.

Reason: In order to safeguard the amenity of surrounding residents.

Officers have reviewed the Noise Management Plan in respect of the nursery and accept the conclusions in the document in respect of the internal and external noise impacts. Condition 6 can therefore be discharged.

4. RECOMMENDATION

GRANT DISCHARGE OF CONDITION 6