


Environmental Health Consultation Response	Officer	Nicola Clark
---	----------------	---------------------

Detail: Change of use from private dwelling (C3) to mixed use of function venue

041414

Address:	Thorneyholme Hall Newton Road Newton Clitheroe Lancashire BB7 3BB			 <p>Ribble Valley Borough Council www.ribblevalley.gov.uk</p>
Application Ref:	3/2019/0288	Case Officer:	Mr Robert Major	
Response Ref:	3/2019/0288/ENV/01	Issue Date:	9 May 2019	

General Comments/Observations	
1.1	I have reviewed the above noted application in terms of potential adverse impacts on the environmental health amenity of nearby residents.
1.2	I note that the primary use of the proposal will be as a function venue. As there are residential premises adjacent to the proposed development I have concerns that a noise impact assessment has not been submitted by the applicant. I would therefore request that a full noise impact assessment, undertaken a suitably qualified person, is provided. The assessment should include an assessment of noise (including vibration) from any external plant or machinery (e.g. air conditioning, kitchen ventilation/extraction units), from regulated entertainment (e.g. amplified music), from use of the car parking area(s) (e.g. car doors being closed, vehicles entering and leaving the site), and the use of any outside areas by customers (e.g. patios/terraces). The assessment shall demonstrate how the World Health Organisation internal and external noise standards will be met at nearby noise sensitive premises, to include any relevant noise mitigation measures. An assessment of noise from any external plant or machinery shall also be made using the methodology contained within BS 4142:2014.
1.3	I note that no information has been provided regarding external lighting to the development, e.g. to the buildings, footpaths and car parking areas. I would therefore ask that a full lighting assessment is provided by the applicant indicating the type of lighting to be provided and locations.
1.4	I note that no information has been provided concerning commercial kitchen ventilation/ extraction systems. I would therefore ask that full details, to include relevant odour mitigation measures, are provided by the applicant.
1.5	Once I have the above noted information, I will be pleased to comment on whether or not I consider that the development would be acceptable in terms of environmental health amenity.
	Officer:
	Nicola Clark