

From: Oliver Benson <Oliver.Benson@midsussex.gov.uk>
Sent: 28 July 2026 11:36:33 UTC+01:00
To: "Andrew Clarke" <Andrew.Clarke@midsussex.gov.uk>
Subject: RE: Mid Sussex DC - Online Register - Consultee Comments for Planning Application DM/26/1498

Hi Andy,

I've reviewed the additional information submitted by Acoustic South East.

The further assessment addresses my previous concern regarding LAmax noise events and potential sleep disturbance. The consultant has considered vehicle door-slaming events, which are likely to represent the loudest short-duration noise events associated with the proposed out-of-hours vehicle arrivals and departures. Predicted internal LAmax levels at the nearest residential receptor have been calculated and are stated to remain below the commonly accepted sleep disturbance criterion of 45 dB LAmax within a bedroom.

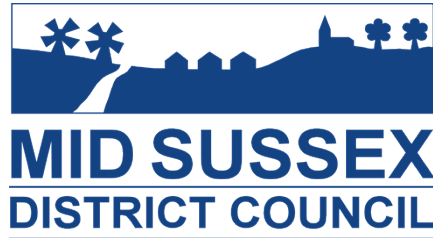
The information also confirms that the application relates only to vehicle arrivals and departures between 04:00–07:00 and 19:00–22:00, with no loading or unloading activities proposed during these periods. Given that door slams are likely to represent the highest short-duration noise events and these have been assessed as acceptable, I am satisfied that the additional information has adequately addressed my previous concern regarding sleep disturbance from maximum noise levels.

On that basis, I have no further comments from a noise perspective and would have no objection to the application, subject to any restrictions relating to loading and unloading activities being secured as part of the permission.

Thanks,

Ollie

Oliver Benson
Senior Environmental Health Officer
Environmental Protection Team
Tel: 01444 477 059
Email: oliver.benson@midsussex.gov.uk
Website: www.midsussex.gov.uk



“Working together for a better Mid Sussex”

From: Andrew Clarke <Andrew.Clarke@midsussex.gov.uk>
Sent: 07 July 2026 10:35
To: Oliver Benson <Oliver.Benson@midsussex.gov.uk>
Subject: RE: Mid Sussex DC - Online Register - Consultee Comments for Planning Application DM/26/1498

Hi Ollie,

Further to your comments below, the applicants have submitted the following further information. I raised the comments about enforceability but can I have your comments on the rest of it please. They've confirmed that what they're applying for is just the ability to arrive and depart the site additionally between 7pm and 10pm and between 4am and 7am.

Thanks

Andy Clarke BSc (Econ), PGDip
Senior Planning Officer
Planning Investigation and Enforcement
Andrew.Clarke@midsussex.gov.uk
x7332

From: planninginfo@midsussex.gov.uk <planninginfo@midsussex.gov.uk>
Sent: 23 June 2026 11:11
To: planninginfo <planninginfo@midsussex.gov.uk>
Subject: Mid Sussex DC - Online Register - Consultee Comments for Planning Application DM/26/1498

Consultee comments

Dear Sir/Madam,

A consultee has commented on a Planning Application. A summary of the comments is provided below.

Comments were submitted at 23/06/2026 11:10 AM from Oliver Benson on behalf of Environmental Protection.

Application Summary

Reference:	DM/26/1498
Address:	21 Victoria Gardens Burgess Hill West Sussex RH15 9NB
Proposal:	Variation of Condition 2 pursuant to planning permission DM/25/3134 (retrospective planning application for change of use from Use Class B2 (general industrial) to Use Class B8 (storage and distribution), relating to hours of use'.
Case Officer:	Andrew Clarke

[Click for further information](#)

Comments Details

I have reviewed the submitted Noise Impact Assessment by Acoustic South East, Ref: J4186, dated 07/05/2026.

The report is well prepared and applies BS4142:2014+A1:2019 appropriately.

However, I am concerned that Lamax's have not been considered, particularly given the very close proximity of dwellings immediately adjacent to the site, and the proposed extension of operating times to nighttime hours.

Comments: The assessment relies on BS4142 rating levels, which are appropriate for assessing overall noise impact. However, it does not consider the maximum noise from multiple individual events (LAmx). This is particularly important given the proposed operation from 04:00 hours, when residents are likely to be asleep. In such circumstances, I would ask that consideration be given to max noise levels in accordance with BS8233, as these are more closely linked to sleep disturbance than averaged noise levels.

In this case, while drivers will not unload, and reversing alarms will be disabled, vehicle movements will still give rise not only to engine noise, but also to associated short-duration activities such as doors closing, engine start-up, engine idling, and driver activity within the yard, such as talking. These events are likely to be experienced as

distinct and perceptible noise peaks at nearby dwellings. Whilst the application of on-time corrections within the assessment is technically correct, it has the effect of averaging these events over a longer period and does not reflect how they will be perceived in practice at sensitive times of night.

Given this, the report as submitted does not demonstrate whether the maximum noise levels associated with these activities have been considered at the nearest residential receptors, or whether they are acceptable in the context of sleep disturbance.

I would request that the applicant's acoustic consultant give further consideration to maximum noise levels (LA_{max}) at the nearest receptors, in line with BS8233, so that the potential for sleep disturbance during the early morning period can be appropriately assessed before a final position is reached.

Kind regards