

23 August 2021

Reference: 2021071 L01A Village Boulevard, Southport ENV RFI Response.doc

State Department, Tourism and Innovation
Economic Development Queensland
GPO Box 2202
Brisbane, QLD 4001

RE: 48 Village Boulevard and Innovation Drive, Southport – Information Request Response

This letter is in response to an information request received from State Department, Tourism and Innovation in relation to the proposed development at 48 Village Boulevard and Innovation Drive, Southport. In relation to the acoustic issues raised in Section 28, we provide the following response:

Requested Action:

- iv) reflect all of the land uses proposed, being the Residential care facility, Office, Shop, and Food and drink outlet*

Response:

Section 2.2 states the proposed land uses as requested. Section 7.2 has been updated to assess the café patrons as well as voice conversations at the nearest location on site to each receiver.

Requested Action:

- v) address the impacts of noise generated from the proposal, on the adjoining residential building. Noise generating sources including the driveway, ramp, car park and servicing areas should be included. Note: this may result in the inclusion of noise mitigation recommendations in the report.*

Response:

The report has been updated to include an assessment of the noise to the residential rooms within the development adjoining in section 7.2.

Requested Action:

- vi) Address the impacts and mitigations of any mechanical services proposed on the subject development to achieve compliance with AS2107 – Acoustics – Recommended Design Sound Levels and Reverberation Times for Building Interior*

Response:

At the time of the acoustic assessment for development application purposes, there is no design information available regarding the mechanical plant and equipment. Therefore, it is not possible to assess noise emissions at this point. Any mechanical services must be designed to comply with all relevant Council and State noise criteria.

Requested Action:

- vii) *Demonstrate that the interior of the building will be capable of sufficiently mitigating the noise likely to be generated from a fully developed urban environment (including traffic and noise from commercial entities) to achieve compliance with AS2107 – Acoustics – Recommended Design Sound Levels and Reverberation Times for Building Interior.*

Response:

AS2107 is not intended for the assessment of traffic and environmental noise emissions emanating from outside a site. However, assessment of the off-site noise was conducted within the Acoustic Quality Objective criteria which is shown within Section 8 of the report. The Acoustic Quality Objective criteria for indoors during daytime, evening and night periods are more stringent than for the equivalent room uses listed in AS2107, therefore the recommendations of the assessment contained in section 9.2 would satisfy both criteria.

We trust this information meets with your current requirements. Should you have any queries please do not hesitate to contact us.

Yours faithfully



Kayleigh Duce
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