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6<sup>th</sup> July 2021

WATFORD COUNCIL  
PLANNING DEPARTMENT  
TOWN HALL  
WATFORD  
WD17 3EX

Design and Access Statement for the proposal  
to install a new Kitchen Extract Duct at  
62 Harwoods Road, Watford, WD18 7RE

Number 62 Harwoods Road is located on the North Side of the road, opposite the junction with Brightwell Road.

The site is not in a Conservation Area, the site is in a Controlled Parking Zone. The site is in comfortable walking distance of local transport connections, local shopping facilities and Watford Town Centre.

Number 62 Harwoods Road is the ground floor front of the building, number 62a is the first floor flat above number 62 and number 62b is a separate converted house at the rear of the site.

Number 62 has been occupied by Harwoods Catering Ltd and has been in use as a takeaway sandwich bar for more than 20 years, this is therefore an established use of the site. Unfortunately due to the Covid 19 crisis there is insufficient demand for a simply cold food provider in the area, and the shop has had to temporarily close.

Therefore the applicant proposes to change the use of the premises to a Restaurant.

Under the new Use Classes Act 2020 the existing sandwich bar falls within the new Class E (previously A1) and the new use as a restaurant, where the consumption of food and drink is mostly undertaken on the premises, also falls within the new Class E (previously A3).

We are not therefore required to make a planning application for the proposed change of use.

The proposal is therefore to install a cooker and canopy in the existing kitchen with an extract duct running up the side wall of the property to above the roof. The extract duct would be painted brown to match the building brickwork. The duct would be fitted with anti-vibration sleeves where running through the wall and anti-vibration rubber bobbins at the fixing bracelets to ensure no disturbance to the flat above the shop. The duct would also incorporate filters, silencers and cleaning access points all to comply with DW172. The extractor fan would be a S & P Contra-Foil TCBBX2/4-450 type mounted on anti vibration mounts inside of the building. The internal ducting and fan would be encased in two layers of 15mm sound rated plasterboard packed with 100mm mineral wool insulation. The 2 duct elbows would be lined with sound attenuation duct liners. The Silencers would be systemair FSAF400CIDA 450/8 type, all on anti vibration mounts. All to comply with the attached Noise Impact Assessment.

Moreover, there are currently no noise or fire mitigation measures in place between the shop and the flat above. Currently you can stand in the shop and clearly hear the occupants of the flat above talking, and vice-versa. Also one single layer of plasterboard on the ceiling does not provide the 1 hour fire separation required. As part of this proposal we are intending to remedy this unsafe situation. The existing first floor ceiling would be lined with an additional layer of 15mm sound rated plasterboard. A suspended ceiling would then be installed consisting of British Gypsum's Casoline MF ceiling with acoustic hangers GAH1/2 creating a 200mm cavity partially filled with 100mm Rockwool RWA45 insulation and two layers of 15mm sound rated plasterboard and skim below. All to comply with the attached Noise Impact Assessment.

The following odour mitigation measures will be incorporated into the system. Canopy grease filters would be installed above the cooking area. Fine filtration panel filters would be installed after the canopy. Longar Type 8 Activated Carbon Filter Blocks with 0.2 second residence time would be fitted. A Han/Haf ejector would be installed, extending up 1M. above the roof of the building. All to comply with the attached Odour Risk Assessment.

An amended Odour Risk Assessment is attached following consultations with Hardesh in your Environmental Health Department.

Therefore, the proposals, if approved, would save the existing business, and at least 3 jobs. It would also greatly improve the sound transmission and fire prevention measure between the shop and flat above for the safety and living benefit of the occupants for the flat.

Yours Sincerely,

S. York