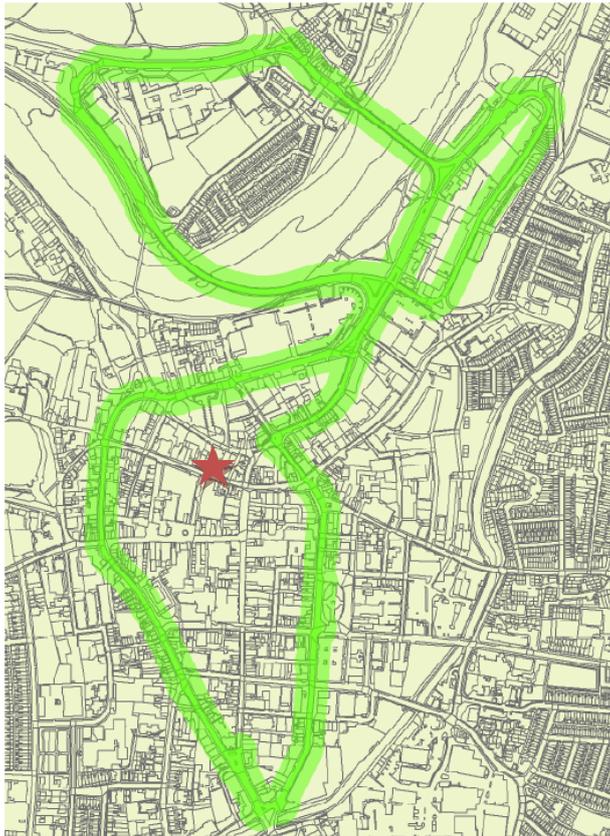




Air Quality Review and Mitigation Scheme Damside Street, Lancaster

Background

Miller Goodall was asked to carry out an air quality assessment on a development of 123 student apartments in Damside Street, Lancaster. The development site was adjacent to a bus station and close to the boundaries of an air quality management area, designated as such on the basis of annual nitrogen dioxide levels in the area. The assessment was required by the Local Authority to assess the impact of the development on existing air quality and to assess the effect of air quality on future occupants of the development.



Action Taken

The extent of the air quality management area around Lancaster is shown shaded in green on the map; the location of the site is represented by the star shape. The area comprises several roads around Lancaster city centre and the area which extends twenty metres in either direction measured from the kerb of each of those roads. The development would introduce new exposure into an area where air quality may already be close to the air quality objective for annual concentrations of nitrogen dioxide. However, the development itself was not introducing a significant source of pollution into the area.

Miller Goodall was able to negotiate with the Local Authority and agree that a full air quality modelling exercise was not needed in this case. Instead, we assessed the likely exposure of future occupants to poor air quality using existing data collected by the Local Authority and used this to specify a mitigation scheme. This saved our client a significant amount of money.

We also carried out a noise impact assessment for this development and were able to consider both the impact of noise and air quality on the development when specifying the required mitigation scheme. The mitigation scheme comprised a “whole house” ventilation system for apartments on the lower floors of the façade facing the bus station. This scheme was accepted by the Local Authority when the planning application was submitted.

Summary of Findings

Miller Goodall assessed that the impact of the proposed development on existing air quality would be insignificant and negotiated a simpler air quality assessment with the Local Authority than initially suggested. The effect of air quality and noise on future occupants of the development did require some mitigation to protect future residents of the lower floors of the development, and a mitigation scheme was subsequently recommended and accepted by the Local Authority.

For more information about us, visit our website at www.millergoodall.co.uk. If you would like to discuss how we can help your project, please contact Miller Goodall on 01204 596166 or email info@millergoodall.co.uk.