

Appendix B/1 – A14 Noise Adversely Affected Properties

Huntingdonshire District Council’s Environmental Health are aware that the Environmental Statement (ES) submitted for the proposed A14 have some properties identified as having an adverse effect from the proposed new route.

While most of the properties have some sort of mitigation the ES has some that have no mitigation planned. The reason given in the ES is “Impacted dwellings where the noise exposure is not significant in terms of government policy and which are either spatially remote from larger defined residential areas, or small number of dwellings whose impact is not considered to represent the larger defined residential area, or the duration is short and as such the adverse effects are not considered to represent a likely significant effect with the ES”.

Environmental Health’s response to this is that we consider that any property that has been assessed as having an adverse effect should receive mitigation designed in the scheme. The Highways Agency response has been that they are complying with government and local policies and the cost of including mitigation for these properties outweighs the benefits considering their locations.

Our viewpoint is that even though they mainly spatially remote they should still be afforded protection from the effects of the scheme and we expect that the ultimate decision on mitigation for these properties to be made by the Planning Inspector/Secretary of State.

Statutory noise limits:

The Noise Insulation Regulations 1975 as amended gives a figure of 63dB dBLpAeq,16hr that if exceeded from the effects of a new road then the properties affected qualify for sound insulation. The Environmental Noise Directive gives figures of 65 dBLA10,18hr in important areas that if exceeded then the “owner” of the road has to assess what mitigation is/can be done and action where possible.

The Design Manual for Roads and Bridges classifies a significant change is generally considered a rise in the noise level of greater than 3dBA and it must be assessed to see if mitigation is viable.

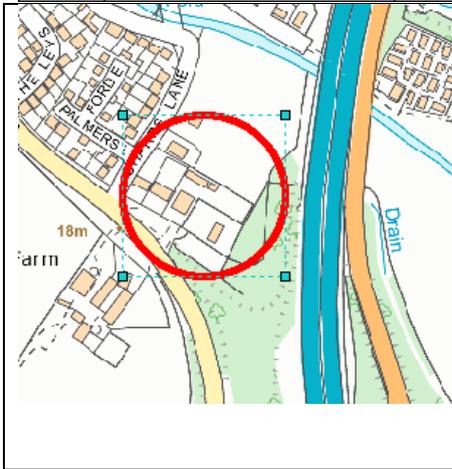
Thresholds used to identify areas for assessment in the ES.

Effect threshold (residential)	Threshold value, 1m in front of the relevant façade
lowest observed adverse effect level (LOAEL)	day 65dB _{LpAeq,daytime} evening 55dB _{LpAeq,1hr} night 45dB _{LpAeq,1hr}
significant observed adverse effect level (SOAEL)	day 75dB _{LpAeq,daytime} evening 65dB _{LpAeq,1hr} night 55dB _{LpAeq,1hr}
unacceptable adverse effect level (UAEL)	day 85dB _{LpAeq,daytime} evening 75dB _{LpAeq,1hr} night 65dB _{LpAeq,1hr}
Note: Day is 07:00 to 19:00, evening is 19:00 to 23:00 and night is 23:00 to 07:00	

Number of properties affected in Huntingdonshire

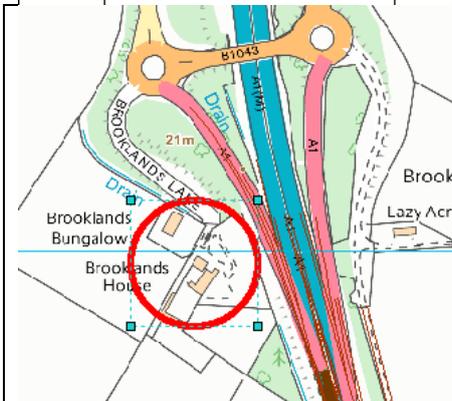
Beneficial affect	Negligible effect	Adverse effect
3436	9411	303

Assessment location ID	Area represented	Impact assessment								Significance criteria				
		Noise level dBL _{pAeq}								Number of residential	Type of effect	Noise insulation?	Direct effect?	Significant effect code
		Without scheme 2020		Scheme roads only 2035		Total ² with scheme 2035		Change (long-term)						
Day	Night	Day	Night	Day	Night	Day	Night	Day	Night					
188	Great North Road, Alconbury	58.7	56.0	32.8	26.6	61.2	58.4	2.5	2.4	5	A	-	-	~



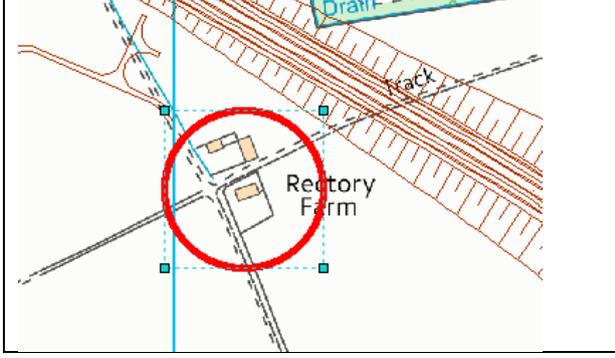
The only reason why EH consider that this has been classed as an adversely affected location is that the levels are predicted to be above the significant observed adverse effect level. It is noted that predicted rise is less than 3dBA (classed as negligible under DMRB) and the levels without the scheme will still be above the significant observed adverse effect level. The levels are below action levels for Environmental Noise Directive and Noise Insulation Regulations so HDC cannot insist on including mitigation to be included. However, Environmental Health will continue to recommend that the affected property has sufficient mitigation to prevent it from being classified as an adversely affected property.

Assessment location ID	Area represented	Impact assessment								Significance criteria				
		Noise level dBL _{pAeq}								Number of residential	Type of effect	Noise insulation?	Direct effect?	Significant effect code
		Without scheme 2020		Scheme roads only 2035		Total ² with scheme 2035		Change (long-term)						
Day	Night	Day	Night	Day	Night	Day	Night	Day	Night					
209	Brooklands Lane, Alconbury	63.5	60.0	57.8	50.2	66.1	62.4	2.6	2.4	2	A	-	-	~



Environmental Health considers that this has been classed as having an adverse effect is due to the exceedances of the Environmental Noise Directive limit. At the moment it is not classed as an Important Area so the road provider doesn't have to mitigate. Environmental Health will continue to recommend that the affected property has sufficient mitigation to prevent it from exceeding the END limits if the classification does change to class it as an Important Area.

Assessment location ID	Area represented	Impact assessment								Significance Criteria				
		Noise level dBL _{pAeq}								Number of residential	Type of effect	Noise Mitigation?	Direct effect?	Significant Effect Code
		Without scheme 2020		Scheme roads only 2035		Total ^s with scheme 2035		Change (long-term)						
Day	Night	Day	Night	Day	Night	Day	Night	Day	Night					
257	Great North Road, Brampton	56.2	49.0	63.3	55.4	63.3	55.4	7.1	6.4	1	A	Yes	-	~



The information supplied advises that mitigation will be given to this property. Environmental Health will continue to recommend that the affected property has sufficient mitigation to prevent it from being classified as an adversely affected property.

Assessment location ID	Area represented	Impact assessment								Significance Criteria				
		Noise level dBL _{pAeq}								Number of residential	Type of effect	Noise Mitigation?	Direct effect?	Significant Effect Code
		Without scheme 2020		Scheme roads only 2035		Total ^s with scheme 2035		Change (long-term)						
Day	Night	Day	Night	Day	Night	Day	Night	Day	Night					
479	Stewart Close, Brampton	51.6	44.0	54.3	46.9	54.5	47.1	2.9	3.1	34	A	-	Yes	ON-C04(S)



A scheme fence barrier is being proposed and as the levels are below action levels for Environmental Noise Directive and Noise Insulation Regulations so HDC cannot insist on further mitigation.

Assessment location ID	Area represented	Impact assessment								Significance Criteria				
		Noise level dBL _{pAeq}								Number of residential	Type of effect	Noise Mitigation?	Direct effect?	Significant Effect Code
		Without scheme 2020		Scheme roads only 2035		Total ^s with scheme 2035		Change (long-term)						
Day	Night	Day	Night	Day	Night	Day	Night	Day	Night					
520	Grafham Road, Huntingdon	53.0	46.0	57.5	49.9	57.6	50.0	4.6	4.0	1	A	-	Yes	~



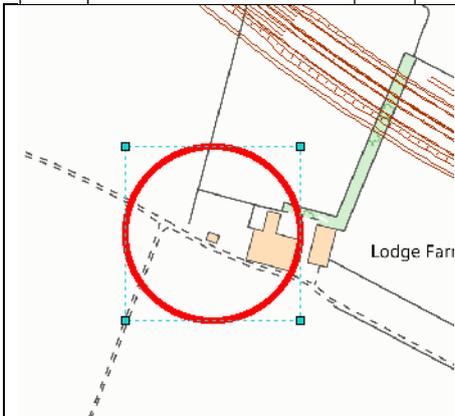
The levels are below action levels for Environmental Noise Directive and Noise Insulation Regulations so HDC cannot insist on including mitigation to be included. However, Environmental Health will continue to recommend that the affected property has sufficient mitigation to prevent it from being classified as an affected property.

Assessment location ID	Area represented	Impact assessment								Significance Criteria				
		Noise level dBL _{pAeq}								Number of residential	Type of effect	Noise Mitigation?	Direct effect?	Significant Effect Code
		Without scheme 2020		Scheme roads only 2035		Total ⁵ with scheme 2035		Change (long-term)						
Day	Night	Day	Night	Day	Night	Day	Night	Day	Night					
522	Sokemans Way, Brampton	51.5	45.2	55.3	47.8	55.8	48.6	4.3	3.4	10	A	-	Yes	ON-C05(S)
523	Acheson Road, Brampton	49.0	43.1	50.9	43.7	52.1	45.3	3.1	2.2	23	A	-	Yes	ON-C05(S)



A scheme fence barrier is being proposed and as the levels are below action levels for Environmental Noise Directive and Noise Insulation Regulations so HDC cannot insist on further mitigation.

Assessment location ID	Area represented	Impact assessment								Significance Criteria				
		Noise level dBL _{pAeq}								Number of residential	Type of effect	Noise Mitigation?	Direct effect?	Significant Effect Code
		Without scheme 2020		Scheme roads only 2035		Total ⁵ with scheme 2035		Change (long-term)						
Day	Night	Day	Night	Day	Night	Day	Night	Day	Night					
533	Brampton Road, Buckden	48.3	42.5	59.6	51.8	59.7	52.0	11.4	9.5	1	A	-	-	~



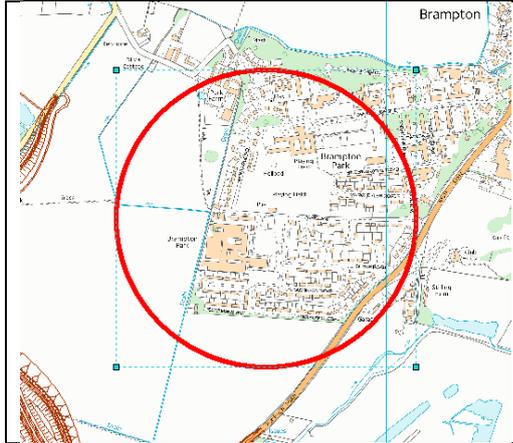
The levels are below action levels for Environmental Noise Directive and Noise Insulation Regulations so HDC cannot insist on including mitigation to be included. However, Environmental Health will continue to recommend that the affected property has sufficient mitigation to prevent it from being classified as an adversely affected property.

Assessment location ID	Area represented	Impact assessment								Significance Criteria				
		Noise level dBL _{pAeq}								Number of residential	Type of effect	Noise Mitigation?	Direct effect?	Significant Effect Code
		Without scheme 2020		Scheme roads only 2035		Total ⁵ with scheme 2035		Change (long-term)						
Day	Night	Day	Night	Day	Night	Day	Night	Day	Night					
977	Layton Crescent, Brampton	46.5	40.0	50.4	43.2	50.5	43.3	4.0	3.3	91	A	-	Yes	ON-C04(S)



A scheme fence barrier is being proposed and as the levels are below action levels for Environmental Noise Directive and Noise Insulation Regulations so HDC cannot insist on further mitigation.

Assessment location ID	Area represented	Impact assessment								Significance Criteria				
		Noise level dBL_{pAeq}								Number of residential	Type of effect	Noise Mitigation?	Direct effect?	Significant Effect Code
		Without scheme 2020		Scheme roads only 2035		Total ⁵ with scheme 2035		Change (long-term)						
Day	Night	Day	Night	Day	Night	Day	Night	Day	Night					
1060	Throckmorton Drive, Brampton	51.0	44.5	54.6	47.2	55.0	47.9	4.0	3.4	20	A	-	Yes	ON-C05(S)
1062	Sparrow Close, Brampton	50.9	44.5	53.1	45.7	54.1	47.1	3.2	2.6	9	A	-	Yes	ON-C05(S)
1074	Sparrow Close, Brampton	49.3	43.1	52.3	45.0	53.0	46.1	3.7	3.0	8	A	-	Yes	ON-C05(S)
1077	Montagu Road, Brampton	50.4	43.8	52.9	45.5	53.4	46.5	3.0	2.7	6	A	-	-	ON-C05(S)
1078	Montagu Road, Brampton	49.7	42.0	53.2	45.8	53.3	45.9	3.6	3.9	11	A	-	Yes	ON-C05(S)
1080	Gloucester Road, Brampton	49.8	43.0	53.4	46.0	53.6	46.2	3.8	3.2	2	A	-	Yes	ON-C05(S)
1145	Gloucester Road, Brampton	48.2	41.0	51.8	44.6	52.0	44.7	3.8	3.7	7	A	-	Yes	ON-C05(S)



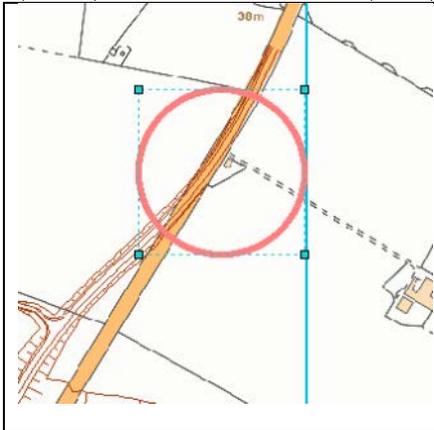
A scheme fence barrier is being proposed and as the levels are below action levels for Environmental Noise Directive and Noise Insulation Regulations so HDC cannot insist on further mitigation.

Assessment location ID	Area represented	Impact assessment								Significance Criteria				
		Noise level dBL_{pAeq}								Number of residential	Type of effect	Noise Mitigation?	Direct effect?	Significant Effect Code
		Without scheme 2020		Scheme roads only 2035		Total ⁵ with scheme 2035		Change (long-term)						
Day	Night	Day	Night	Day	Night	Day	Night	Day	Night					
15909	Elizabethan Way, Brampton	52.0	45.0	54.9	47.4	55.0	47.5	3.0	2.5	14	A	-	Yes	ON-C04(S)
15910	Flint Close, Brampton	51.1	44.0	54.3	46.9	54.4	47.0	3.3	3.0	19	A	-	Yes	ON-C04(S)



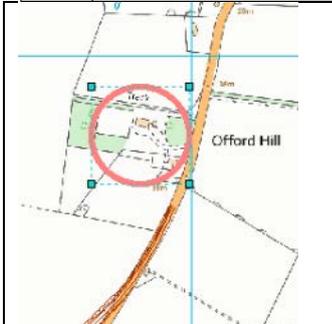
A scheme fence barrier is being proposed and as the levels are below action levels for Environmental Noise Directive and Noise Insulation Regulations so HDC cannot insist on further mitigation.

Assessment location ID	Area represented	Impact assessment								Significance criteria				
		Noise Level dBL _{pAeq}								Number of residential	Type of effect	Noise Insulation?	Direct effect?	Significant effect code
		Without scheme 2020		Scheme roads only 2035		Total ^s with scheme 2035		Change (long-term)						
Day	Night	Day	Night	Day	Night	Day	Night	Day	Night					
539	Offord Road, Godmanchester	67.5	59.0	68.0	59.9	68.0	59.9	0.5	0.9	1	A	No &	-	



There is no significant change to the noise climate with or without the scheme. Therefore the action level for the Noise Insulation Regulations does not apply so HDC cannot insist on insulation under these regulations. As the local road doesn't qualify as a major road (6 million vehicles passages annually) the area is not classed as an Important Area and therefore the Environmental Noise Directive limit does not apply. However, HDC considers that the Highways Agency (controller of the proposed new road) and the County Council (controller of the local road) should discuss mitigation for this property to bring the noise down to more acceptable levels in case it does get classified as an Important Area if the A14 is built.

Assessment location ID	Area represented	Impact assessment								Significance criteria				
		Noise Level dBL _{pAeq}								Number of residential	Type of effect	Noise Insulation?	Direct effect?	Significant effect code
		Without scheme 2020		Scheme roads only 2035		Total ^s with scheme 2035		Change (long-term)						
Day	Night	Day	Night	Day	Night	Day	Night	Day	Night					
549	Offord Road, Godmanchester	54.2	46.8	53.7	46.4	56.9	49.6	2.7	2.8	1	A	-	-	~



No significant increase in noise levels but it does raise it above the scheme's assessment levels. However, the levels are below action levels for Environmental Noise Directive and Noise Insulation Regulations so HDC cannot insist on including mitigation to be included. However, Environmental Health will continue to recommend that the affected property has sufficient mitigation to prevent it from being classified as an affected property.

Assessment location ID	Area represented	Impact assessment								Significance criteria				
		Noise Level dBL _{pAeq}								Number of residential	Type of effect	Noise insulation?	Direct effect?	Significant effect code
		Without scheme 2020		Scheme roads only 2035		Total ^a with scheme 2035		Change (long-term)						
Day	Night	Day	Night	Day	Night	Day	Night	Day	Night					

544	Silver Street, Godmanchester	46.2	40.8	52.4	45.1	53.1	46.3	6.9	5.5	1	A	-	-	~
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The levels are below action levels for Environmental Noise Directive and Noise Insulation Regulations so HDC cannot insist on including mitigation to be included. However, Environmental Health will continue to recommend that the affected property has sufficient mitigation to prevent it from being classified as an affected property.

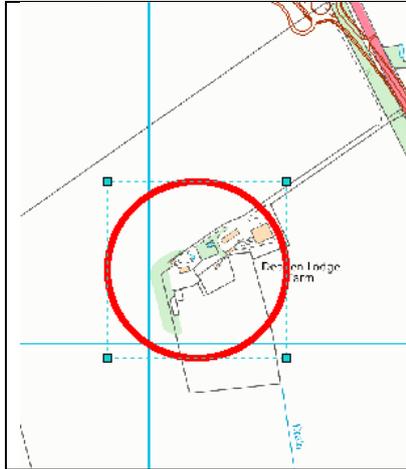
Assessment location ID	Area represented	Impact assessment								Significance criteria				
		Noise Level dBL _{pAeq}								Number of residential	Type of effect	Noise insulation?	Direct effect?	Significant effect code
		Without scheme 2020		Scheme roads only 2035		Total ^a with scheme 2035		Change (long-term)						
Day	Night	Day	Night	Day	Night	Day	Night	Day	Night					

545	Silver Street, Godmanchester	44.6	40.0	53.0	45.6	53.5	46.5	8.9	6.5	3	A	-	-	~
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The levels are below action levels for Environmental Noise Directive and Noise Insulation Regulations so HDC cannot insist on including mitigation to be included. However, Environmental Health will continue to recommend that the affected property has sufficient mitigation to prevent it from being classified as an adversely affected property.

Assessment location ID	Area represented	Impact assessment								Significance criteria				
		Noise Level dBL _{pAeq}								Number of residential	Type of effect	Noise Insulation?	Direct effect?	Significant effect code
		Without scheme 2020		Scheme roads only 2035		Total ⁸ with scheme 2035		Change (long-term)						
Day	Night	Day	Night	Day	Night	Day	Night	Day	Night					
546	Lattenbury Hill, Huntingdon	46.4	41.1	50.1	42.9	51.2	44.7	4.8	3.6	1	A	-	-	~



The levels are below action levels for Environmental Noise Directive and Noise Insulation Regulations so HDC cannot insist on including mitigation to be included. However, Environmental Health will continue to recommend that the affected property has sufficient mitigation to prevent it from being classified as an affected property.

Assessment location ID	Area represented	Impact assessment								Significance criteria				
		Noise Level dBL _{pAeq}								Number of residential	Type of effect	Noise Insulation?	Direct effect?	Significant effect code
		Without scheme 2020		Scheme roads only 2035		Total ⁸ with scheme 2035		Change (long-term)						
Day	Night	Day	Night	Day	Night	Day	Night	Day	Night					
547	London Road, Godmanchester	48.7	42.5	57.1	49.5	57.3	49.9	8.6	7.4	1	A	-	-	~



The levels are below action levels for Environmental Noise Directive and Noise Insulation Regulations so HDC cannot insist on including mitigation to be included. However, Environmental Health will continue to recommend that the affected property has sufficient mitigation to prevent it from being classified as an adversely affected property.

Assessment location ID	Area represented	Impact assessment								Significance criteria				
		Noise Level dBL _{pAeq}								Number of residential	Type of effect	Noise insulation?	Direct effect?	Significant effect code
		Without scheme 2020		Scheme roads only 2035		Total ⁸ with scheme 2035		Change (long-term)						
Day	Night	Day	Night	Day	Night	Day	Night	Day	Night					
560	Fenstanton Road, Hilton	53.1	46.0	58.5	50.9	58.7	51.2	5.6	5.2	3	A	-	-	~



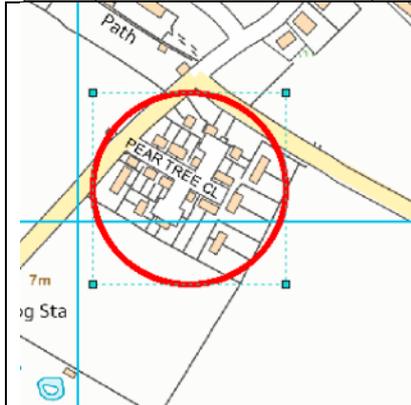
The levels are below action levels for Environmental Noise Directive and Noise Insulation Regulations so HDC cannot insist on including mitigation to be included. However, Environmental Health will continue to recommend that the affected property has sufficient mitigation to prevent it from being classified as an adversely affected property.

Assessment location ID	Area represented	Impact assessment								Significance criteria				
		Noise Level dBL _{pAeq}								Number of residential	Type of effect	Noise insulation?	Direct effect?	Significant effect code
		Without scheme 2020		Scheme roads only 2035		Total ⁸ with scheme 2035		Change (long-term)						
Day	Night	Day	Night	Day	Night	Day	Night	Day	Night					
564	Hilton Road, Fenstanton	50.7	44.5	57.1	49.5	57.7	50.3	7.0	5.8	1	A	-	Yes	ON-C06(S)



A scheme fence barrier is being proposed and as the levels are below action levels for Environmental Noise Directive and Noise Insulation Regulations so HDC cannot insist on further mitigation.

Assessment location ID	Area represented	Impact assessment								Significance criteria				
		Noise Level dBL _{pAeq}								Number of residential	Type of effect	Noise Insulation?	Direct effect?	Significant effect code
		Without scheme 2020		Scheme roads only 2035		Total ^a with scheme 2035		Change (long-term)						
Day	Night	Day	Night	Day	Night	Day	Night	Day	Night					
565	Pear Tree Close, Fenstanton	49.3	43.1	54.8	47.3	55.5	48.2	6.2	5.1	2	A	-	Yes	ON-C06(S)
3001	Pear Tree Close	47.0	40.0	49.9	42.8	51.1	43.8	4.1	3.8	4	A	-	Yes	ON-C06(S)
3002	Pear Tree Close	47.3	40.2	52.7	45.4	53.4	46.0	6.1	5.8	9	A	-	Yes	ON-C06(S)
3003	Pear Tree Close	51.0	43.7	53.7	46.4	54.9	47.4	3.9	3.7	3	A	-	Yes	ON-C06(S)
3004	Pear Tree Close	47.8	40.8	54.6	47.2	55.0	47.5	7.2	6.7	1	A	-	Yes	ON-C06(S)
3008	Pear Tree Close	48.5	41.4	52.6	45.3	53.3	45.9	4.8	4.5	2	A	-	Yes	ON-C06(S)



A scheme fence barrier is being proposed and as the levels are below action levels for Environmental Noise Directive and Noise Insulation Regulations so HDC cannot insist on further mitigation.

Assessment location ID	Area represented	Impact assessment								Significance criteria				
		Noise Level dBL _{pAeq}								Number of residential	Type of effect	Noise Insulation?	Direct effect?	Significant effect code
		Without scheme 2020		Scheme roads only 2035		Total ^a with scheme 2035		Change (long-term)						
Day	Night	Day	Night	Day	Night	Day	Night	Day	Night					
1009	St. Ives Road, Hilton	49.5	43.1	51.6	44.3	53.5	46.5	4.0	3.4	1	A	-	-	~



This receptor is currently not a domestic property but the levels are below action levels for Environmental Noise Directive and Noise Insulation Regulations so HDC cannot insist on including mitigation to be included. However, Environmental Health will continue to recommend that the affected property has sufficient mitigation to prevent it from being classified as an adversely affected property.

Assessment location ID	Area represented	Impact assessment								Significance criteria				
		Noise Level dBL _{pAeq}								Number of residential	Type of effect	Noise insulation?	Direct effect?	Significant effect code
		Without scheme 2020		Scheme roads only 2035		Total ^s with scheme 2035		Change (long-term)						
Day	Night	Day	Night	Day	Night	Day	Night	Day	Night					
1012	Fenstanton Road, Hilton	50.3	43.8	50.5	43.3	53.3	46.4	3.0	2.6	2	A	-	-	-



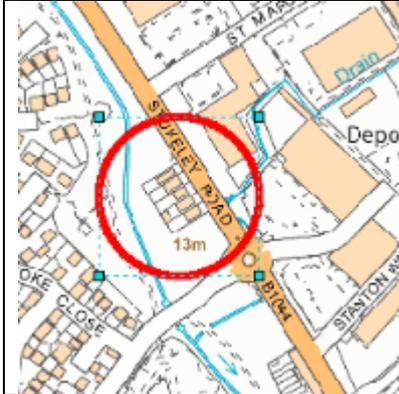
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Assessment location ID	Area represented	Impact assessment								Significance criteria				
		Noise level dBL _{pAeq}								Number of residential	Type of effect	Noise insulation?	Direct effect?	Significant effect code
		Without scheme 2020		With scheme (scheme roads only) 2035		Total with scheme 2035		Change (long-term)						
Day	Night	Day	Night	Day	Night	Day	Night	Day	Night					
5007	Stukeley Road, Huntingdon	65.8	58.0	38.2	31.7	67.1	59.0	1.3	1.0	31	A	-	-	
5014	Conservative Association, Huntingdon (Office)			66.6	58.0	67.9	59.8	1.3	1.8	1	A	-		



There is no significant change to the noise climate with or without the scheme. Therefore the Noise Insulation Regulations does not apply so HDC cannot insist on insulation. As the local road doesn't qualify as a major road (6 million vehicles passages annually) the area is not classed as an important area and therefore the Environmental Noise Directive limit does not apply, even though it is being exceeded. It is up to the County Council to continue assessing the roads in their area and take action where appropriate.

Assessment location ID	Area represented	Impact assessment								Significance criteria				
		Noise level dBL _{pAeq}								Number of residential	Type of effect	Noise Insulation?	Direct effect?	Significant effect code
		Without scheme 2020		With scheme (scheme roads only) 2035		Total with scheme 2035		Change (long-term)						
Day	Night	Day	Night	Day	Night	Day	Night	Day	Night					
5022	Stukeley Road, Huntingdon	63.1	55.0	27.6	21.7	64.4	56.4	1.3	1.4	5	A	-	-	



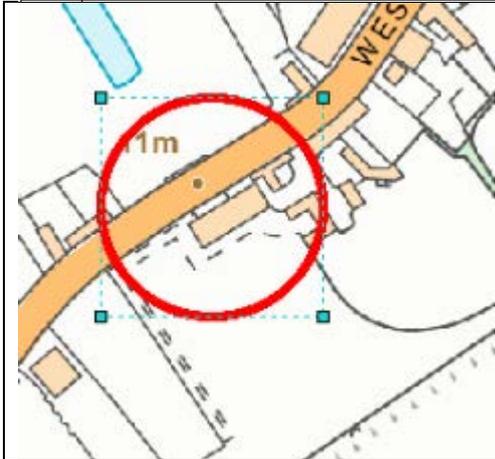
There is no significant change to the noise climate with or without the scheme. Therefore the Noise Insulation Regulations does not apply and the Environmental Noise Directive limit is not being exceeded either so HDC cannot insist on any further mitigation. It is up to the County Council to continue assessing the roads in their area and take action where appropriate.

Assessment location ID	Area represented	Impact assessment								Significance criteria				
		Noise level dBL _{pAeq}								Number of residential	Type of effect	Noise Insulation?	Direct effect?	Significant effect code
		Without scheme 2020		With scheme (scheme roads only) 2035		Total with scheme 2035		Change (long-term)						
Day	Night	Day	Night	Day	Night	Day	Night	Day	Night					
5043	St. Peter's Road, Huntingdon	63.9	56.0	38.5	32.0	65.3	57.3	1.4	1.3	16	A	-	-	
5043	Huntingdon & Godmanchester Indoor Bowls Club (Sports facility)			63.9	56.0	65.3	57.3	1.4	1.3	1	A	-	-	



There is no significant change to the noise climate with or without the scheme. Therefore the Noise Insulation Regulations does not apply so HDC cannot insist on insulation. As the local road doesn't qualify as a major road (6 million vehicles passages annually) the area is not classed as an important area and therefore the Environmental Noise Directive limit does not apply, even though it is being exceeded. It is up to the County Council to continue assessing the roads in their area and take action where appropriate.

Assessment location ID	Receptor type	Impact assessment						Significance criteria			Significant effect code
		Noise level dBL _{pAeq}						Number of properties	Type of effect	Direct effect?	
		Without scheme 2020		Total with scheme 2035		Change (long-term)					
		Day	Night	Day	Night	Day	Night				
989	Farm Hall Ltd, Godmanchester (Office)	68.4	60.0	69.3	61.0	0.9	1.0	1	A	-	



There is no significant change to the noise climate with or without the scheme. Therefore the Noise Insulation Regulations does not apply so HDC cannot insist on insulation. As the local road doesn't qualify as a major road (6 million vehicles passages annually) the area is not classed as an important area and therefore the Environmental Noise Directive limit does not apply, even though it is being exceeded. It is up to the County Council to continue assessing the roads in their area and take action where appropriate.

Assessment location ID	Receptor type	Impact assessment						Significance criteria			Significant effect code
		Noise level dBL _{pAeq}						Number of properties	Type of effect	Direct effect?	
		Without scheme 2020		Total with scheme 2035		Change (long-term)					
		Day	Night	Day	Night	Day	Night				
5403	Cambridgeshire Constabulary, Huntingdon (Office)	56.1	49.0	61.0	53.2	4.9	4.2	1	A	Yes	ON-N05 (S)



The levels are below action levels for Environmental Noise Directive and Noise Insulation Regulations so HDC cannot insist on including mitigation to be included. However, Environmental Health will continue to recommend that the affected property has sufficient mitigation to prevent it from being classified as an adversely affected property.