

Sainsbury's Saffron Walden



Ventilation & Extract Statement

Issue 5 - Dated 30th October 2009



Building Services Solutions Limited

Proposed New Store, Saffron Walden Ventilation Statement

<u>DOCUMENT ISSUE STATUS</u>							
Issue No	Issue Date	Description	Written By	Approved By	SSL Sign Off		Issued to Planning Consultant
					Person	Date	
1	13-10-09	First Draft Issue	S. Hunt	S. Little	N/A	N/A	13-10-09
2	14-10-09	Report amended to incorporate comments from Indigo Planning e-mail dated 14-10-09	S. Hunt	S. Little	N/A	N/A	14-10-09
3	16-10-09	Report amended to incorporate comments from Indigo Planning e-mail dated 15-10-09	S. Hunt	S. Little	N/A	N/A	16-10-09
4	29-10-09	Report amended to incorporate comments from Indigo Planning e-mail dated 27-10-09	S. Hunt	S. Little	N/A	N/A	29-10-09
5	30-10-09	Report amended further to incorporate comments from Indigo Planning e-mail dated 29-10-09	S. Hunt	S. Little	N/A	N/A	30-10-09

Proposed New Store, Saffron Walden Ventilation Statement

1.0 Introduction

This report has been produced to form part of the planning application associated with the new Sainsbury's Supermarket proposed for Saffron Walden.

The report provides a brief overview of the proposed ventilation strategy and plant arrangement currently being considered by the design team.

2.0 Scope

The proposed site is in the location of the former Civic Amenity site and is currently occupied by the vacant, former Granite buildings. It is largely a derelict "brown-field" site. These buildings will be demolished and the entire site cleared to permit construction of the new Sainsbury's store and associated car parking areas.

It is proposed that the new store sales area shall be 3,766m². The unloading bay shall be located to the south east corner of the building.

The Storage / Back-up areas shall be located at ground floor to the rear of the store. Customer facilities and ATM Room are at ground floor also but to the front of the store.

There will be a mezzanine level, which shall accommodate Staff domestic areas and new Customer Café.

3.0 Ventilation Statement

The proposed Sainsbury's Store will require the provision of a number of extract ventilation systems. These are required to provide a suitable environment to staff and customers and to allow the efficient operation of some of the stores departments.

In the Saffron Walden store we anticipate the following extract ventilation systems will be required.

- Customer and Staff Toilet Extract System
- Staff Dining Room Kitchen Extract System
- Bakery Extract System
- Customer café Extract System
- Hot Food to Go Extract
- Fish, Meat and Deli Extract
- Plant Room Extract System

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Dependant on the final detailed design development some of these systems may be combined.

The final locations for the plant and discharge points for each system will be confirmed at the detailed design and construction phase. In locating the plant and louvres, full consideration will be given to any possible nuisance to neighbours, from both noise and odours.

Specialist acoustic advice will be sought to ensure that the proposed ventilation and extraction plant design will incorporate appropriate attenuation to ensure that background noise levels at sensitive receptors are not unduly increased.

The proposed kitchen systems will include a baffle filter within the canopy design to capture the grease within the extract air stream. In addition the final point of discharge for all systems will be located to ensure no odour nuisance is experienced by adjacent premises.

In the highly unlikely situation where a specific site restriction presents a potential issue with odour transfer to neighbours, Carbon Activated Filters, Electro-static Filters or some form of de-odouriser would be incorporated.'

4.0 Plant Arrangement

Air Handling and Ventilation Plant will generally be located at Roof Level, within designated louvred, screened plant enclosures.

Final details will be reviewed and confirmed during the detailed design process.

The plant shall provide the minimum fresh air requirement for the sales area and staff accommodation.

Where local heating or cooling is required it is intended to provide local control from dedicated units.

The external plant compound shall also accommodate the refrigeration equipment associated with the cabinets and cold stores and condensers for air conditioning units where they are necessary to avoid overheating of internal spaces.

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5.0 Conclusion

- The report has identified anticipated requirements for ventilation and extraction systems.
- The constraints of the site in terms of proposed building layout and orientation have been considered, along with adjacent site boundaries and existing, neighbouring properties.
- Specific details will be confirmed during the detailed design phase and satisfactory proposals will ensure that there are no adverse impacts.