



PROJECT TECHNICAL MEMORANDUM

JOB TITLE : Jury's Inn, Holborn, London
REF : HT: 28133/PTM1
DATE : 22 April 2021
FROM : Giovanni De Rienzo
ISSUED TO : Queensgate GEM LLM SPV 3 Ltd

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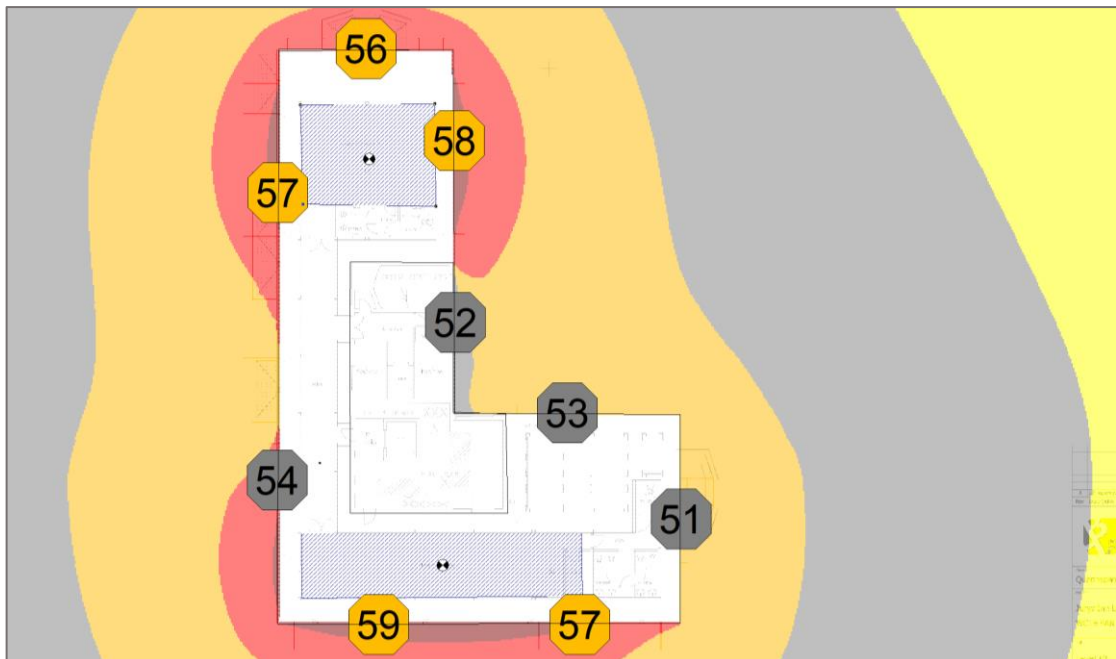
RE: Jury's Inn, Holborn, London Acoustic Assessment to Hotel Windows

Level 10 of Jury's Inn, Holborn is proposed to be used as a rooftop bar with 2No. event spaces which can be open or closed.

This letter outlines our assessment from the proposed event spaces to the hotel windows to assess the impact on guests staying at the hotel. Our assessment uses our 3D noise map to calculate the likely noise levels within hotel rooms.

Hotel windows on the 9th floor closest to the event spaces are predicted to be the most affected in relation to noise.

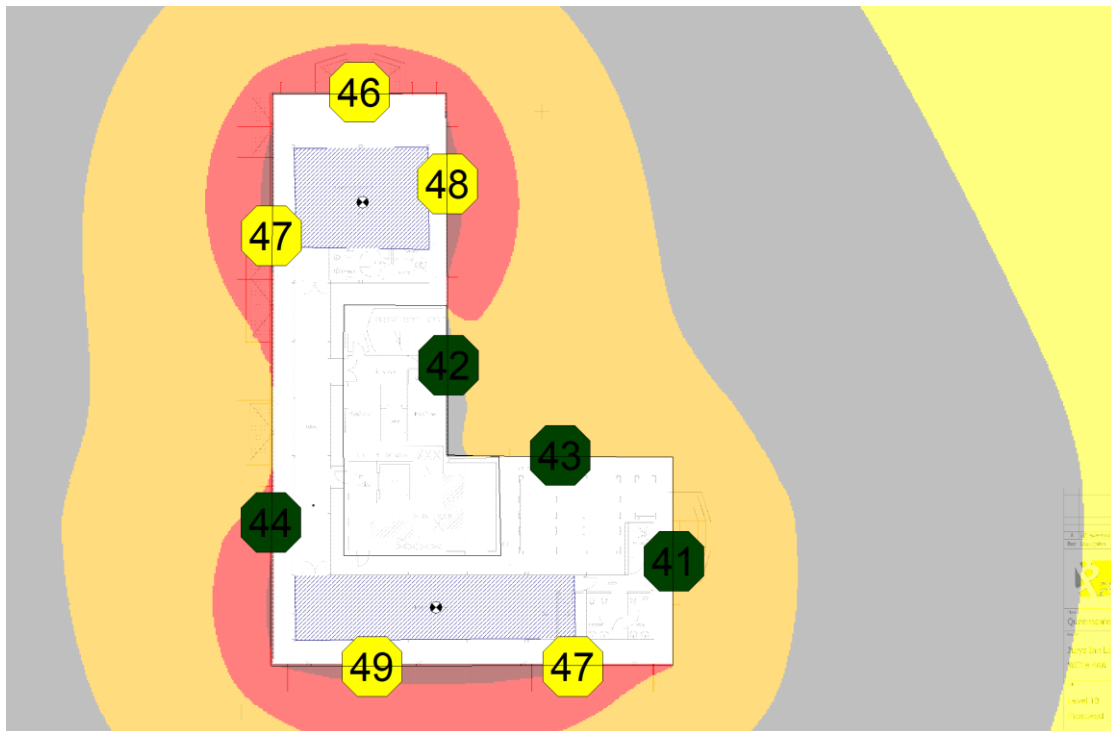
The following noise levels are predicted at the 9th floor hotel windows based on the absolute maximum limiting noise levels established in our report ref. 28133/ENA1 Rev2.



CadnaA image showing daytime noise level incident at 9th floor windows of hotel

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CadnaA image showing daytime noise level incident at 9th floor windows of hotel

Our assessment indicates worst-case noise levels of 59dBA during the daytime, and 49dBA during the night at the 9th floor hotel windows.

It is generally accepted that the typical noise reduction achieved with partially opened windows is around 15dBA (ref. BS 8233:2014 Annex G.1).

Therefore, the predicted internal noise levels within worst-case 9th floor hotel rooms with partially open windows are as follows:

Period	Predicted noise level within 9 th floor worst-case hotel rooms with partially open windows	
	dBA	NR
Daytime (07:00 – 23:00)	44	37
Night-time (23:00 – 07:00)	34	27

In order to reduce impact on hotel room guests we recommend the above levels are reduced where possible. As the hotel operator is also proposed to operate the rooftop event spaces, the hotel can reduce the music noise level below those outlined in our report ref. 28133/ENA1 Rev2 where necessary.



By reducing the limiting noise levels in our report ref. 28133/ENA1 Rev2 by approximately 2-3 dBA (or more if desired), suitable internal noise levels unlikely to raise complaint can be achieved within hotel rooms.

We understand the separating floor between the 9th floor guest rooms and the roof is as follows:

- Rooftop insulating layer
- Concrete slab (assumed approx. 250mm)
- Suspended ceiling (assumed approx.. 100mm with 50mm insulation)
- Standard 12.5mm plasterboard finish

Our calculations indicate that the above constructions should be capable of limiting noise levels within hotel rooms through the structure to NR 25 (daytime) and NR 15 (night-time) which is unlikely to cause complaint.

Yours sincerely

Giovanni De Rienzo
for HANN TUCKER ASSOCIATES

