



PUBLIC NOTICE

Request for Noise Suppression Plan Approval

July 24, 2024

The Department of Environmental Protection is currently reviewing a request for approval of a Noise Suppression Plan (NSP) permitting noise levels from construction activities up to 85 dBA (A-Weighted Decibels) as allowed under the Montgomery County Noise Control Ordinance, Chapter 31B, Section 31B-6. The Department will receive comments on the NSP for at least ten (10) days after distributing this notice.

Craftmark Homes Inc., 1355 Beverly Rd., Suite 330, McLean, Virginia, is requesting the NSP approval to accommodate anticipated noise levels that sometimes may exceed the 75 dBA designated daytime construction noise standard as defined in the Montgomery County Noise Control Ordinance, Chapter 31B, Section 31B-6.

The project involves removing bedrock for utility installation, foundation excavations, and site improvements. Bedrock removal will be accomplished using a hydraulic hammer mounted on an excavator. The hydraulic hammer will be wrapped with a custom acoustical deadening shroud, and additional portable acoustical barriers can be installed around the immediate work area as needed to help reduce the hammer noise.

If approved, the 85 dBA noise level will be applicable on weekdays from 7:00 a.m. to 5:00 p.m. The work will be intermittent over the time required to sell the six building lots.

The application and related documents are available for public inspection and may be viewed on the Department's website, specifically the Noise Waivers & Suppression Plans page, at <https://www.montgomerycountymd.gov/DEP/contact/noise-documents.html#wavers>.

Comments, questions, or requests to examine documents related to the NSP application may be directed to depnisewaiver@montgomerycountymd.gov.

Noise Suppression Plan for Potomac Chase Project

14411 Jones Lane and 12710 High Meadow Rd

Lots 124-129 & 116



Project Information:

- **Company Name:** Craftmark Homes Inc.
- **Address:** 1355 Beverly Rd, Suite 330, McLean, VA 22101
- **Project Site:** Potomac Chase Subdivision, 14411 Jones Lane and 12710 High Meadow Rd

Scope of Work:

- **Description:** The Potomac Chase subdivision project entails the construction of seven home sites, one of which has already been completed. The site is characterized by significant shallow bedrock, necessitating extensive breaking and excavation for utility installation, foundation excavation, and various site improvements. The process of using a hydraulic hammer to break the bedrock inherently produces noise, which may at times exceed the standard 75 dBA limit on neighboring properties.
- **Duration and Timeline:** The project duration and timeline are sales-dependent and could extend over 2-3 years from the present.

Noise Control Measures:

1. Noise Suppression Equipment:

- **Hydraulic Hammers:** Equip hydraulic hammers with custom acoustical deadening material to minimize noise, comparable to the attached product specification sheet.
- **Excavation Equipment:** Ensure proper maintenance of mufflers and other noise reduction devices.
- **Machinery Maintenance:** Maintain all machinery to limit unnecessary noise, ensuring that equipment is properly lubricated and in good working order.

2. Noise Suppression Methods:

- **Work Schedule:** The permitted DEP work hours will be strictly enforced.
- **Equipment Idling:** Avoid prolonged idling of machinery. Turn off equipment when not in use.
- **Site Logistics:** In an effort to reduce the frequency of construction vehicle backup alarms, site logistics have been configured to maximize forward movement and decrease preventable reverse driving.

- **Utility Electrical Connections:** Contractors will seek to maximize the use of utility electrical connections as they become available, as opposed to temporary generators, which typically generate more noise.

3. **Temporary Noise Barriers:**

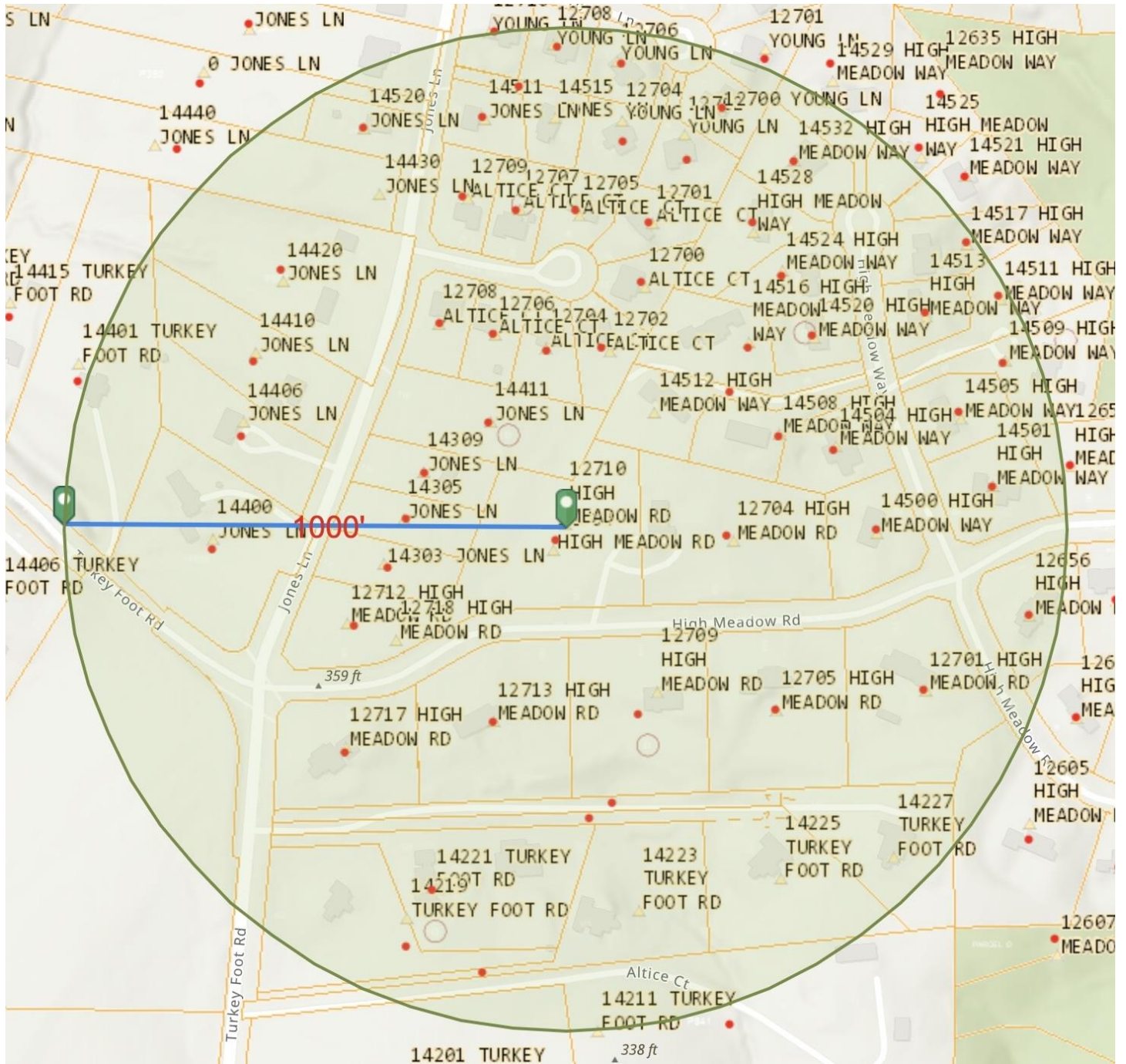
- Install insulated temporary noise-deadening barriers around the local rock hammering site to block or absorb sound, comparable to the attached product specification sheet.
- **Conditional Use:** If the acoustical deadening material on the hydraulic hammer is insufficient in reducing noise to acceptable levels, we will then install the insulated barriers local to the rock hammering site.

Scaled Site Maps:

- Attached is a scaled site map showing the project location, boundary, and a 1000' radius proximity to residential and business properties.

Benefit of the Proposed NSP:

- Implementation of these noise suppression measures will significantly reduce noise pollution, benefiting the future residents of Potomac Chase and the surrounding community. The measures have been successfully applied in previous projects, ensuring a quieter construction environment.



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PROTECT WORKERS FROM EXCESSIVE NOISE

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BENEFITS OF ROCK BREAKER NOISE REDUCTION SHROUDS

- Workers on the demolition site
- Nearby residents and those who work in companies close to the demolition site
- Wildlife close to the demolition site that would otherwise be disturbed by excess noise

REASONS TO USE HUSHTEC USA NOISE REDUCTION SHROUD

- Hushtec USA are experts in the noise reduction industry
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