

To: Village of Montebello – Anthony Caridi, Chairman, Planning Board

From: Michael Bontje, Senior Scientist and Danna Cuneo, Partner

Date: April 16, 2025

Subject: 100 & 300 Rella Blvd Warehouse Revised Warehouse Flex Space Noise Monitoring

In response to Board Member comments at our last meeting, additional NoiseTools modeling of the revised Project was undertaken to reflect predicted nighttime levels with limited to 2 axle, box-type trucks utilizing the project site. The results are provided in the attached, updated report dated April 2025. Results were compared to the nighttime samples that were previously collected with an ambient sound level at the site's boundary with residential properties on Polo Court of 51.5 dB(A)¹, L_{eq}.

Analysis Points 1 and 2 (the eastern-most and central residences along Polo Court) will benefit most from the "interior" location of the loading docks described above. With proposed barrier mitigation, nighttime results would be 39.1 and 38.9, respectively. This will be significantly less than the existing nighttime level of 51.5 dB(A) measured. A relative sound level difference of some 10 dB represents a ten-fold decrease in sound power levels and more than halving of the perceived sound. A 12-13 dB decrease (as predicted in this case) would be a third to quarter of the existing sound level. As previously proposed, a retaining wall will occur along portions of the north of the emergency accessway's northern edge and will be combined with/topped by a sound barrier wall to a combined height of 15 feet. "Interior" walls will also be added to the northern building gaps as extensions of the buildings' corners; these too will be 15 feet tall. This will provide a further degree of sound transmission loss. These losses will occur as absorption, reflection, and scattering.

These updates are specifically reflected in Table 2 and Figures 2a and 2b in the attached, revised report of April 2025.

¹ The sound/noise levels at this location were previously extrapolated from 2022 measurements at the office building property on the site's northwestern corner. These were used as conservative estimates. However, the calculations/estimates turned out to be very low as the actual data are significantly higher in the existing condition.