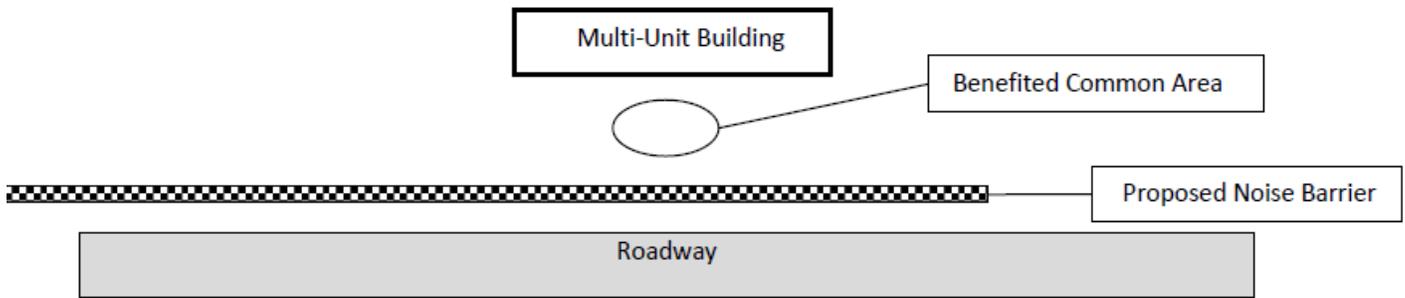# Multi-Unit Building with a Benefited Common Area & No Unit-Specific Areas of Frequent Human Use

Assumptions for this example:

1. Three-story building with 4 units per floor (12 units total).

2. None of the building units have balconies or patios; no unit-specific area of frequent human use.

3. The common area is an area of frequent human activity available to all building residents (i.e., a pool).

4. The building owner does not live in the building.

5. Applicable noise abatement criteria are approached or exceeded in the common area or the common area has at least a 5dBA increase with design year traffic.

6. The proposed noise barrier achieves at least a 7dBA noise reduction in the common area.

Table for this example:

Voting Scenarios		
Unit	**Voting Scenario I**	**Voting Scenario II**
1	Not entitled to vote.	Not entitled to vote.
2	Not entitled to vote.	Not entitled to vote.
3	Not entitled to vote.	Not entitled to vote.
4	Not entitled to vote.	Not entitled to vote.
5	Not entitled to vote.	Not entitled to vote.
6	Not entitled to vote.	Not entitled to vote.
7	Not entitled to vote.	Not entitled to vote.
8	Not entitled to vote.	Not entitled to vote.
9	Not entitled to vote.	Not entitled to vote.
10	Not entitled to vote.	Not entitled to vote.
11	Not entitled to vote.	Not entitled to vote.
12	Not entitled to vote.	Not entitled to vote.
Building Owner	Nay	Yea
Totals		
Total Possible Points (TPP)	4	4
Total Points received	4	4
>25% of TPP received?	Yes	Yes
Points for Yeas	0	4
Points for Nays	4	0
Does the barrier get built?	No	Yes

Notes for this example:

1. Since none of the units have individual areas of frequent human activity (i.e. a balcony or patio), the residents of the units are not solicited for votes. Only the owner is solicited for a vote in this situation and only receives 4 points for the benefited common area of frequent human use.

2. The reasoning is that if the individual benefited residents were solicited for votes at 2 points/unit, the owner would receive 4 points/unit and would always overrule the votes of the residents. By using this process, it will not negatively affect or completely overrule the votes of any other adjacent residents.

3. Cost effectiveness calculation: Since every unit has access to the common area and there are no unit-specific areas of frequent use (i.e. balconies or patios), the cost threshold for the noise abatement measure is calculated as $78,500*12 units = $942,000.