

## **SUSTAINABILITY STATEMENT**

The building will incorporate passive measures to minimise the energy demand, including high levels of insulation and airtightness with fenestration optimised for daylight. In summer, the units will be able to enjoy cross-ventilation when there are local breezes and stack-assisted ventilation, via the stairwell and roof lights, during calm periods. The night-time free-cooling ventilation strategy will ensure that the exposed thermal mass will be charged at night helping to establish a low exposure to overheating. The scheme will also benefit from low energy active systems. In particular, the mechanical ventilation with heat recovery (MVHR) which uses efficient “demand-led” control based on CO<sub>2</sub> level to ensure high air quality through the building for the minimum fan power.

The scheme will satisfy all requirements set out in planning policy CE1 (climate change) and achieve an improvement in carbon dioxide emissions, where possible over the requirements of Part L1 of the Building Regulations 2013.

Adequate steps will be taken to ensure that the development incorporates a wide range of measures to minimise impact on the local environment, both during and after construction. It is proposed to replace tarmac and concrete paving with porous material and to introduce soft landscaping with diverse species of plants, shrubs and trees. It is also proposed to provide new replacement trees to the site which will be incorporated into a considered landscape design.

The proposal will be constructed incorporating carbon dioxide emission reduction measures which achieve an improvement of not less than 10% in carbon dioxide emissions when compared to a building constructed to comply with the minimum Target Emission Rate requirements of the 2010 Building Regulations.

The proposed dwellings will have 100% of its water supply through water meters.

The proposal will incorporate water saving and efficiency measures that comply with Regulation 36(2)(b) of Part G 2 of the Building Regulations to ensure that a maximum of 105 litres of water is consumed per person per day.

The proposal would be built to provide residential accommodation satisfying standard M4(2) of the Building Regulations.