

**Sustainable Construction**  
**Supplementary Planning Statement**  
**Runcton, Chichester**  
**March 2021**

**Background:**

This statement is to support the requirement for 19% renewable savings for the development of 1 Dwelling at the Land Runcton, Chichester by Junnell Homes Ltd.

The scheme consists of a single dwelling.

The standard specification for Junnell Homes is well above the standard Building Regulation requirements, which will reduce the energy from these units, the enhanced u-values in the standard specification are:

Roof -	0.12 or less
Wall -	0.17 or less
Party wall -	0.00 (Full filled)
Floor -	0.14 or less
Windows -	1.3 or less
Doors -	1.6 or less

All of which exceed the Building Regulations requirements for this scheme.

Registered Office: 32 Keepers Close, Chandlers Ford, Hampshire, SO53 4SB.

Director: Mr N Jones FCIQB C.Build E FCABE CIHM Company Secretary: Mrs N J Jones

Company No. 05909853 VAT Reg No. 932 1439 41

We will also look at using the following:

Installing 'low carbon' Air Source Heating Pumps (ASHP) as a form of heating/hot water for each unit.

We would also look at installing a Zone Control Heating Management System to allow for heating to be control independently upstairs and down. This amounts to a saving of Co<sup>2</sup> of 0.46 and a saving on fuel of approx £39.00/year

Produce well 'sealed' insulated units to obtain lower air test results (Reducing Air leakage and heat lost).

For each reduction of 1.00 on the air test rate this amounts to a saving of Co<sup>2</sup> of 0.05 and a saving on fuel of approx £5.00/year, we would be looking to reduce the air test rate by up to 5.00 from a possible 10.00 on each plot, giving an overall saving of Co<sup>2</sup> of 0.25 and a saving on fuel of approx £25.00/year.

'Low water use' baths, WC (Duel Flush), taps and showers to lower the amount of water used to below the required levels for Building Control. This would reduce the amount of water used from an average of 160 litres per person per day to 105 litres per person per day. (160 litres per person per day is the current average used in the United Kingdom)

Install and/or give advice on 'energy efficient' white goods in accordance with Energy Savings Trust, this will advise occupiers how to recognise and understand the A-G Rating system used on electrical appliances. Any white goods installed as part of the development would be 'A' rated.

Dedicated 'Low energy' light fittings (both internally and externally), replacing each light fitting with a dedicated low energy fitting will amount to a saving of Co<sup>2</sup> of 0.01 and a saving on fuel of approx £3.00/year. Taking this into account and that the average property on this development will have between 20-30 lights, the savings will amount to 0.2-0.3 Co<sup>2</sup> and a saving on fuel of approx £60-90.00/year

Well insulated cylinder and pipework for heating and hot water, this amounts to a saving of Co<sup>2</sup> of 0.08 and a saving on fuel of approx £11.00/year

Install 'Electric Vehicle Charging Points' to the outside of each unit

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We would look to use good sustainable materials to cut down on waste and transportation and any waste will be recycled where possible.

That this into consideration, a 'Sample' Design Stage SAP was produced and the target energy (Building Regulations) produced from the 'sample unit would be:

**TER**

**25.48kg/m<sup>2</sup>**

With the ASHP on 'sample' house, the energy saving would be:

**DER**

**15.94kg/m<sup>2</sup>**

Which equals a saving produced from the enhanced u-values and low carbon heating of:

**37.4%**

**Conclusion:**

As a 'Chartered Consultant' we work closely with this developer who has spent a lot of time and money in providing good 'sustainable' developments. They work with their sub-contractors to produce high performance construction that achieves low 'air test rates' to reduce the amount of emission from their sites and completed units. We feel that the development would exceed the minimum requirements of planning and be of good benefit to the end user.

Completed by:

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SAP/EPC  
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Stroma Accredited SAP Assessor No: STO000971  
Stroma Accredited Code Assessor No: STO000971  
Elmhurst Energy Assessor No: 5775-0001

*SAP Rating (New Build) - RDSAP (Existing) - Water Calculations -  
Daylighting Calculations - Home User Reports - Energy Reports -  
Condition Surveys – Air Testing - Commercial Reports  
(Sound testing and Asbestos Surveys via our Partner Company)*



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