

KILLARNEY, FARNHAM ROAD, HOLT POUND, FARNHAM, GU10 4LE

Relevant Local Plan Policy	Topic	Measures	Has this been considered in the planning application submission? (Yes/No/not Applicable) If No or Not Applicable please state reasons for this	If Yes, please signpost to relevant information within planning application submission
Minimising energy use				
CC1: Climate Change CC2: Sustainable Construction and Design CC3: Renewable Energy Development	Energy Hierarchy	Adherence to the energy hierarchy.	Yes	
		Others (please state):		
	Energy Efficiency measures	Demonstrate what energy efficiency measures are included in the planning application for the development (double glazing, EV charging points, etc.).	All new windows and doors (and those to be replaced) to conform to current regulations  EV charging point	
		Demonstrate that low energy internal and external lighting (e.g. LED lightbulbs) is provided.	At least 95% of light fittings will be LED	
		Draught proofing (strips on doors, proofing of floors).	All new doors will include draught proofing and conform to current regulations.. Any retained doors shall be fitted with draught excluders	
		Heating systems and controls (heat pumps, solar hot water panels, etc.).	Existing boiler Worcester Bosch Greenstar 8000 Life to be retained.  Heat pumps shall be incorporated within the design. The decisions as to whether these are 'ground' or 'air' shall be taken at the technical stage	
		A+++ standard white goods and boiler, smart meters	A rated boiler - 94% efficiency	

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		Cavity wall insulation, loft, and roof insulation, under floor insulation.	The front facing external wall shall be insulated to enhance its thermal properties together with the application of a new render finish.	
		Other (please state):	Front facing new windows shall also have enhanced acoustic properties to minimise road noise	
Sustainable site layout, landscaping, and orientation of buildings				
		Window positioning to optimise solar gain.	Most windows are retained in their current positions. New glazing to the rear of the building has been designed primarily on the south east elevation thereby allowing solar gain in the morning and shielding the interior from the effects of solar gain during the afternoon	
	Overheating	Demonstrate how the development will provide natural shading to avoid overheating	There are a significant number of mature trees to the south and south west of the property to reduce solar gain	
	Fabric First measures	Ventilation systems are energy efficient and adequate to the size and function of a room.	To the majority of rooms natural ventilation shall be achieved by openable windows. Mechanical extract systems will be used for extraction to bathrooms, and these will be low energy fittings	
		Use of natural ventilation	Natural ventilation will be available to preserve the timber in the floor void through air bricks to perimeter walls  Trickle vents to be located in all rooms  The high ceilings assist in the movement of air within the rooms	
		Insulation of floors and loft areas.	The existing flooring in the drawing room to be removed and insulation inserted between joists that will insulate the floor to	

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			<p>current regulations and also benefit (improve) the efficiency of the underfloor heating</p> <p>The roof insulation will conform to current building regulations</p>	
		High-capacity gutters.	All gutters will be new and of high capacity	
		Use of materials with the lowest embodied carbon possible.	Wherever possible	
		Re-use of materials from the development site and use reclaimed or recycled materials.	Steel beams will be recycled, and masonry materials will be used as hardcore as appropriate - where not contaminated with plaster or other finishes. Face bricks in sound condition will be re-used	
		Use of local sustainable materials.	The local quarries will be used to source sand and other building materials where appropriate	
		Integrate green infrastructure into parking design.	The tarmac shall be removed from the drive and hard standings and replaced with a permeable finish thereby achieving an even dispersal of water without the need for piped drainage	
		Other (please state):		
		Use of blue roofs and rainwater harvesting including private and communal rainwater collection and reuse points/water butts.	It is intended to locate water butts on the north-east and south west elevations	
		Use of soakaways.	<p>New soakaways will be constructed to prevent localised saturation of the ground around the building</p> <p>Surface water from roofs and land drains immediately around the house will be piped to a holding tank for use as 'garden water'</p>	

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		Other (please state):		
		Demonstrate how biodiversity has been enhanced at the site.	The house is immediately adjacent to Alice Holt Forest that has an abundance of support to wildlife. It is however intended to re-landscape the garden to the rear of the house and introduce meadow flowers enhance the attraction to insects and wildlife	
Climate change resilience and adaptation				
Use of sustainable resources and materials and sustainable management of waste				
	Re-use of materials	Re-use materials derived from any on-site demolition.	All existing materials resulting from the demolition work will be re-used wherever possible and surplus soil redistributed around the site	
	Modular design and circular economy principles	Use of modular prefabricated parts.	N/A	
Water efficiency				
CC2: Sustainable Construction and Design	Water efficiency measures	Demonstrate how the development minimises the water use through installation of efficient appliances (A+++ white goods and boilers).	A rated boiler. New kitchen equipment to be energy efficient.	
		Demonstrate how rainwater harvesting has been integrated.	In addition to the water butts noted previously rainwater shall also be harvested and retained on site for use in the lower part of the rear garden	