

Created	08/11/2023	Assigned to	Planning Sustainability
Case Status	Review	Watched By	Planning Sustainability
Due Date		Assigned to Staff	

Contact details

I am the:	
Agent	
Agent's first name	Simon
Agent's last name	Bareham
Agent's email address	simon.bareham@lewisplanning.co.uk
Agent's company name	Lewis and Co Planning
Applicant's first name	Howard
Applicant's last name	Hamilton

Development details

Full address of development	26 Ditchling Road
	Brighton BN1 4SF
Type of project	New build
Size of project	Small

New build - CO2 emissions

Is the development residential or non-residential?	Residential
Will each new dwelling achieve a reduction in carbon emissions of 19% against 2013 Part L Building Regulations requirements?	Yes
Gross residential internal floorspace of the development (sqm):	194
Will post-occupancy evaluation be used to assess energy performance against design targets?	No

Conversion - CO2 emissions

Is the existing or predicted energy performance of the building known?	
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Building fabric

Which of the following building fabric measures are proposed?

none

Materials

Which of the following will be specified for construction of the development?*

Re-used or recycled materials

Materials locally derived from sources within 50 km

New build - Passive design

Have passive design measures been incorporated into the design proposals?

Yes

Glazing/daylight and thermal mass

The majority of windows face south or within +/- 30 degrees of north-south axis

All rooms have natural light

Other passive design measures, please specify:

Scheme is for change of use so re-uses existing building fabric

Conversion - Passive design

Will passive design measures be incorporated into the development?

Greening

Does the development include green walls?

No

Does the development include green roofs?

No

How many trees will be added to the development site?

0

Water

Will every dwelling achieve a water efficiency standard of 110litres/person/day?

Yes

Does the development include proposals to:

none

New build - Building standards

Is the development residential or non-residential?

Residential

No Certification scheme will be used

✘

Home Quality Mark one star

✘

Home Quality Mark two star

✘

Home Quality Mark three star

✘

Home Quality Mark four star

✘

Home Quality Mark five star

✘

PassivHaus



Other, please specify



Type of scheme

Conditions can be applied to ensure compliance with planning policy

Number of units

2

Do you want to add a Use?

No

Conversion - Building standards

Will improvements be made to the building fabric beyond the minimum thermal values required by Part L Building Regulations?

Technologies

Are any low and zero carbon (LZC) technologies proposed?

No

Flood risk

Is the development site in an area of high flood risk from rivers or sea?

No, it is not in Flood Zone 2 or 3

Is the development site in an area indicated as being at high, medium or low risk of surface water flooding?

No, it is not identified at risk

Will a site-specific flood risk assessment/drainage assessment be submitted as part of the application?

No, built footprint of the site including hard surfaces will not be increased

Sustainable drainage systems incorporated into the development



Sustainable drainage systems incorporated beyond development area



Growing food

Is there provision for food growing included on the development site?

No

Will there be a gardener to oversee these facilities?

No

Open space and recreation

Is open space created and/or lost as a result of the development?

No

Biodiversity

Does the Biodiversity Checklist indicate that a Biodiversity Report is required?

No

Does the development avoid damage to biodiversity?

Yes

Open water (ponds, small lakes) habitat(s) lost (sqm)

0

Open water (ponds, small lakes) habitats created (sqm)

0

Chalk/flower rich grassland habitat(s) lost (sqm)

0
Chalk/flower rich grassland habitat(s) created (sqm)
0
Woodland habitat(s) lost (sqm)
0
Woodland habitat(s) created (sqm)
0
Vegetated shingle habitat(s) lost (sqm)
0
Vegetated shingle habitat(s) created (sqm)
0
Bird boxes lost (number of boxes)
0
Bird boxes created (number of boxes)
0
Bat boxes lost (number of boxes)
0
Bat boxes created (number of boxes)
0
Other type?
✗

Parking

Cycle parking
8
Residential units that are car free
0
Car parking spaces
5

Waste

Will a Site Waste Management Plan be submitted with the application?
No
Will a storage and separation area be provided for domestic recyclables and waste in housing development?
No
Will composting facilities will be provided?
No
Is business use proposed?
No

Access

Is the development within 500 metres from the following?
Doctors surgery
An area of existing accessible open space
A bus stop, rail station or both
An infant, junior or primary school
An area of retail provision
Is a Travel Plan document submitted with measures to promote sustainable forms of travel to and from the development?
Transport Issues are outlined in the Planning Statement