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# SUSTAINABILITY STATEMENT

## PROJECT NAME
16a Chesham Road

## DATE
14th December 2023

## ASSESSOR
Katrina Humphris

# Sustainability Statement

**Project:** 5294KJ - 2023.11 SAP (16a Chesham Rd - RHM Planning)

## Contents

# Sustainability Statement

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## Executive Summary

This Sustainability Statement has been compiled to demonstrate compliance with North Somerset Council policies CS2 – CS11 from the Core Strategy.

The proposal is for the erection of one detached, one-bed dwelling on land at 16a Chesham Road, Weston-super-Mare.

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## Addressing Climate Change, Sustainable Design and Construction

### Energy Efficiency

The thermal elements and fenestration have been designed to meet and exceed the standards set out in Approved Document L1. Well specified thermal elements with low U-values will help to reduce energy demand and improve comfort levels within the dwelling, while new, highly efficient systems will be installed to provide heating and hot water to the dwelling.

Appropriate shading such as blinds can be used to mitigate the possibility of overheating from the sun. Additionally, the dwelling has not been designed as requiring mechanical ventilation and cooling.

There is a proposal to install photovoltaic panels to the roof of the dwelling. The positioning of the panels will not negatively impact the appearance of the dwelling yet maximises exposure to the sun, reducing the carbon emissions associated with the completed dwelling. An air source heat pump is also proposed.

For more information, including details on the specification of the thermal elements and services, please refer to the Energy Strategy.

### Resilience to Climate Change

The building has been designed such that cross ventilation is not possible. Overheating will be avoided by using appropriate internal shading such as blinds and curtains and making use of the openable glazing, including glazed doors.

### Sustainable Construction

All materials will be selected to have the lowest environmental impact possible and, where feasible, the most local suppliers of materials will be selected to minimise the environmental impact of transportation. Only suppliers with a certified chain of custody showing responsible sourcing will be used to source materials, including ensuring that 100% of timber is legally sourced.

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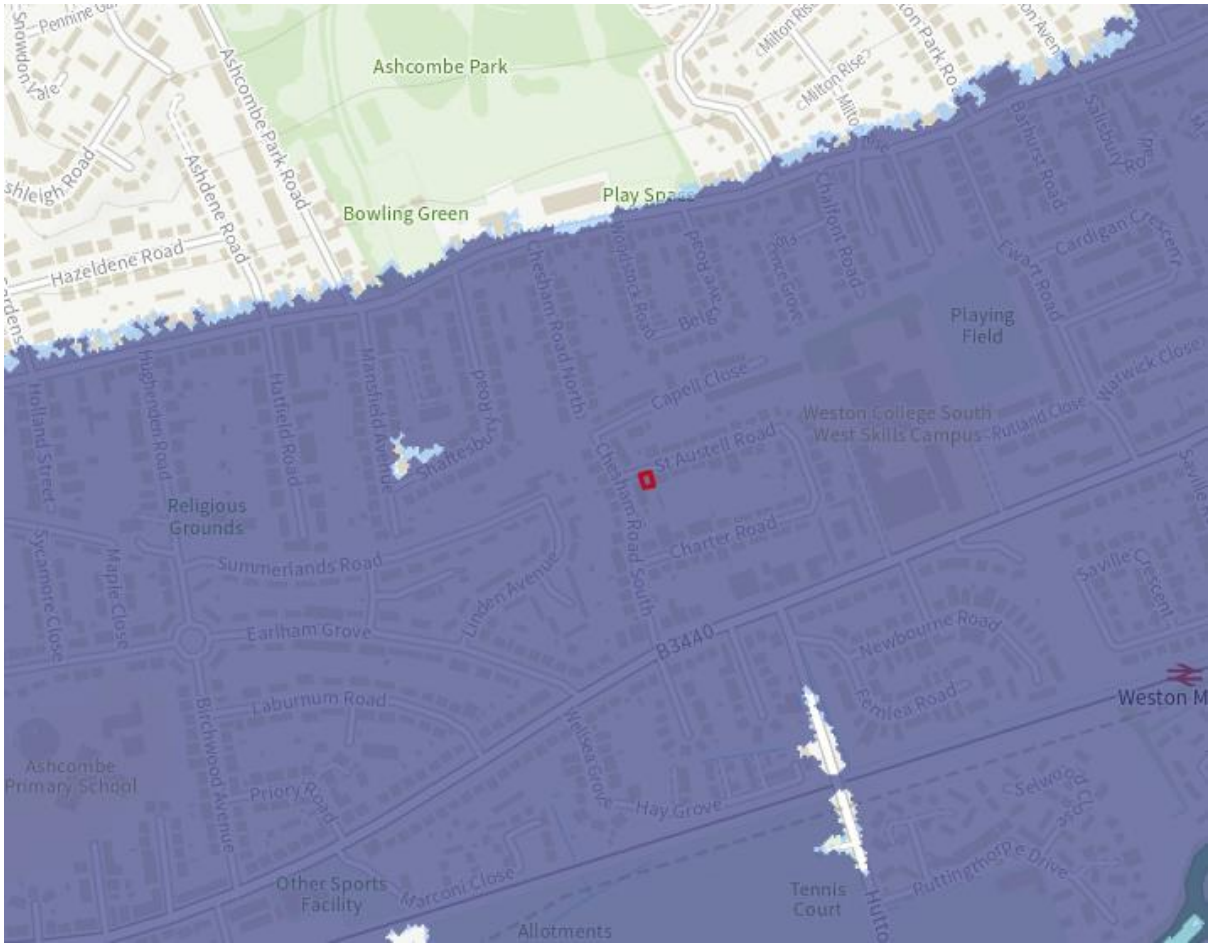
## Environmental Impacts and Flood Risk Assessment

### Environmental Impacts

Due to the small scale and domestic nature of the proposed works, there will be no increase in noise or light pollution. No other environmental impacts, such as ground or water contamination, heat or radiation, are associated with this development.

### Minimising Flood Risk

The site lies within Flood Zone 3, according to the government's Flood Map for Planning, as shown below (Flood Zones 2 and 3 are marked in blue).




Please refer to the Flood Risk Assessment for further details on the proposed flood mitigation measures.

## Biodiversity and Nature Conservation

The proposed development is located within Ashcombe and located away from any significant natural habitats and ancient woodland.

The proposed dwelling will have a small garden associated with it, with opportunities for infill planting. If these are well tended with a variety of plant types, an increase in biodiversity will likely result.

## Landscape, Historic Environments and the Green Belt

The site is situated away from any historic environment or significant landscape. In the local area, many similar sized dwellings exist, so the streetscape will not be significantly altered by the addition of the proposed building. There will therefore be no negative impacts on the local environment as a result of these works.

## Planning for Waste

Waste generated during construction will be reused or recycled wherever possible. Any unavoidable waste will be disposed of responsibly, being diverted from landfill if this is feasible.

When the site is in operation, storage facilities will be provided both for recyclable and non-recyclable waste. Once sorted, the waste can easily be collected and disposed of responsibly.

## Green Infrastructure

Due to the small scale domestic nature of the proposed development, North Somerset's green infrastructure will not be positively or detrimentally affected as a result of the proposed works.

# Transportation, Movement and Parking

## Encouraging Greener Transport Use and Avoiding Congestion

The nearest bus stops to the site are located approximately 0.2miles away from the site, on Locking Road. These are well served with buses to Portishead and Bristol Airport, along with other locations including Bristol City Centre. These bus links should reduce the need for car journeys associated with these destinations.

However, car journeys will be made. The low number of vehicles associated with the dwelling will not affect congestion along Locking Road or in the local area.

As can be seen on the proposed plans, secure cycle storage has been proposed for the new dwelling. This will allow bicycles to be accessed and taken directly to the nearest highway without the need to carry the bikes through the dwelling.

## Parking

2no. parking spaces are proposed, this should also provide sufficient parking for visitors too. This will avoid any need to park on the road, keeping the traffic flow unrestricted while allowing safe loading and unloading of vehicles.

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## Summary

The dwelling has been well designed to cope with and mitigate against the effects of climate change. The proposed air source heat pump and solar panels will help to reduce emissions associated with the development, while the included garden will help to increase biodiversity. Fast and frequent bus services should help to reduce the need for car journeys, and due to the nature and location of the site there will be no impact on flood risk or the local streetscape.

The likely impact on the local environment as a result of the proposed works will be minimal.

## References

Approved Document L1
Government Flood Map for Planning
North Somerset Council Core Strategy