

## **Low Carbon Sustainability Statement**

### **Alterations to Flat**

**11 Church Street, Dunbar, EH42 1HA**

#### Energy and Climate Change

The altered property will utilise a modern efficient gas condensing boiler. The heating system will be wall hung radiators to main rooms. All heating pipes will be insulated. Bathrooms will incorporate electric under floor heating. Heating will be thermostatically controlled with minimum of 2 thermostats. Heating will also be controlled by a programmer.

All single glazing to windows will be replaced with slimline double glazed units. All windows will be draughtstripped.

External solid walls will have modern wall linings removed. Walls will be framed and insulated with rigid insulation. Window ingoos and soffits will be insulated. Vapour control layer will be installed to external walls.

All lights fittings will incorporate LED lamps.

All shower valves will be thermostatically controlled. All water fittings to bathrooms will be water efficient.

#### Materials

Trades and materials will be sourced locally and sustainably wherever possible.

#### SUDS

The new sun room addition will have surface water taken to existing drain. The area of roof to be formed is minimal in context of existing building. The foul is an existing waste connected to the mains sewer.

#### Waste

All waste and recycling storage will be as existing proposal. There is space for external waste storage to the front of the property.

### Travel and Transport

The property is centrally located within Dunbar with pedestrian access to all local facilities within less than 5mins walk. The property is close to main Dunbar bus routes on the High St and within 5mins walk to the train station.

### Air Quality

The development should have no impact on air quality.