



Unit D1 B Up, Bounds Green Industrial Estate, Ringway, London N11 2UD
Tel: 020-8368-0536 / Mobile: 07956 397 225 Email: info@edoconstruction.com
Website: www.edoconstruction.com

Sustainable Design Statement

31st Jan 2024

New Shopfront, Ground floor front elevation to **No. 147-149 Wardour Street, W1F 8WD**

1.0 INTRODUCTION

1.1 This Sustainable Design Statement is submitted on behalf of the applicant in respect of a planning application for a new shopfront.

1.2 This Statement provides commentary on how the design has positively addressed the sustainable design principles set out in Policy 38D and related policies of the City Plan 2019-2040.

2.0 SUSTAINABLE DESIGN MEASURES

Use of High-Quality Durable Materials and Details:

The heritage setting of the premises has influenced the proposed works. It is proposed to install a new contemporary shopfront with carefully considered to maintain the character and appearance of the area.

Providing Flexible, High-Quality Floorspace:

The use is an example of commercial floor space adapting to an alternative use.

Optimising Resource and Water Efficiency:

No new building footprint is being created and no ground disturbance works are necessary.

Enabling the Incorporation of, or Connection to, Future Services or Facilities:

The existing building is fully serviced and the proposed unit can readily connect to such services.

Minimising the Need for Plant and Machinery:

Any plant/equipment/servicing needs can be housed within the building and appropriately screened. It should be noted, however, that no external plant equipment is proposed with this application.

Urban Greening:

Not applicable.

Energy:

All efforts will be made to ensure that internal equipment will have high energy efficiency ratings.

Heritage:

It is not considered there would be any adverse impacts arising from the proposal in respect of heritage. Heritage matters are discussed in the accompanying Design & Access / Planning / Heritage Statement.

Bream assessment:

The development is not of a scale to require BREEAM standards.

Suds Strategy:

Not applicable.

3.0 CONCLUSION

3.1 It is considered the proposed development meets the requirements of Policy 38D of the Westminster Local Plan. It represents sustainable development and is responsive to likely risks and consequences of climate change.