Kirklees Climate Change Statement

Climate Change Statement for Planning Applications (Version 2 17.02.2023)

Part 1: Applicant details

Name of applicant:

Mr Zahid Iqbal

Name of agent:

Josh Harling C49 Architecture Ltd, 1-2 Town Hall Buildings Elland HX5 9AJ

Site Address Description of Development:

Former Chutney Mahal, Lockwood Road, Folly Hall, Huddersfield

Proposed development:

Change of use and extension to provide student only living accommodation with ancillary concierge and communal facilities.

Part 2: Climate Change Mitigation measures

Please respond to the following questions considering the measures set out in the Climate Change Guidance note:

Q1: What measures have been/will be taken to reduce the energy demand associated with your proposed development beyond the minimum required in Building Regulations? (See section 2)

A fabric first approach will be taken to reduce the energy demands of the building as far as possible.

Throughout the building common areas and within studios low energy lighting (LEDs) will be installed to ensure that energy is used efficiently.

Within each studio 'smart' energy metering and SMART controls will be installed. If possible, displays will be selected to show the amount and cost of energy consumed to encourage energy efficient use. Energy efficient appliances (fridges etc) are to be selected and installed when fitting out studios.

A welcome pack' will include information to inform student occupiers about using their heating and lighting systems efficiently to benefit from energy saving and lower bills.

Q2: What measures have been/will be taken to limit the carbon consumed through the implementation and construction processes, e.g. by reusing existing on-site materials or sourcing materials locally? (See section 3)

The building is in a central location which will encourage sustainable travel patterns during construction. The bus station is located within short walk of the site and the train station also the same.

The reuse and repurposing of an existing vacant building with embodied carbon and ensuring the refurbished building is efficient is considered preferable to demolition and rebuilding.

The proposal reuses brownfield (previously developed land) in a central position as opposed to taking green land in a less central location.

Sorting and the segregated management of waste streams during demolition and construction will maximise the recycling of waste material. This approach will maximise the quantity of waste material such as glass, timber, metal and masonry which can be recycled.

Where possible construction materials will be recycled and where new materials are required materials which use lower levels of embodied energy will be considered.

Q3: What measures have been/will be taken to utilise renewable or low carbon energy sources? (See section 4)

Within communal areas low energy lighting will be installed and lighting controls will automatically switch off lighting when not required.

Q4: What measures have been/will be taken to ensure the building design and layout has been optimised to energy efficiency beyond the minimum requirements in Part L of the Building Regulations ? (See section 5)

The level of refurbishment within the building will include adding extra insulation internally to walls and between the floors.

Although each bedroom will have an individual thermostat, the whole building will have a zone temperature controlled by the building management team.

Low-energy lighting circuits will be installed everywhere in the building, and some areas can be automatically switched off when needed, such as corridors and communal areas.'

Q5: What measures have been/will be taken to reduce potential impacts of flooding associated with your proposed development? (See section 6)

The site proposes the conversion of an existing building and there are limited opportunities for reducing the amount of hard surfacing from the existing plot. Neither given the accommodation use proposed are there significant opportunities for collecting, storing and reusing rainwater onsite.

Q6: What measures have been/will be taken to reduce water stress associated with your proposed development? (e.g. Water retention and minimisation measures) (See sections 7 and 8)

Baths can consume large amounts of water and are not proposed to be installed as part of the building fit out. Studios will benefit from energy efficient shower provision.

Each apartment will also be fitted with water efficient installations including water efficient taps, showers with flow reducers and dual flush w/c's with low water consumption. Similar water efficient equipment will be installed to any common areas of the building where water consuming installations are fitted.

Taps in common areas will be self closing (or otherwise infrared controlled) to ensure that taps can not inadvertently be left running.

Within the laundry the clothes washing facility will be fitted out using low water use washing machines.

Q7: What measures have been/will be taken to provide biodiversity net gains? (See section 8)

The building as existing has zero biodiversity the new roof terrace will allow some soft landscaping and installation of planting which will increase the biodiversity.

The installation of bird boxes can also be undertaken.

Q8: What measures have been/will be taken to reduce air pollution associated with your proposed development? (See section 9)

Fugitive dust emissions during demolition and construction activities and will be controlled through the use of good practice control measures by the contractor. Careful management of the demolition and construction program through a construction management plan will provide suitable mitigation and reduce any potential impacts to an acceptable level.

During the operational phase the application proposes a reduction in car parking compared with the current capacity of the building assuming it were to be actively used as an office building. The development is positioned close to the University and within Huddersfield Town Centre and will maximise opportunities for travel by non-car modes.

The provision of cycle storage will also assist reduce air pollution by encouraging movement patterns which do not generate air pollution.