

Appendix A – Climate Change Statement

Climate Change Statement for Planning Applications

Part 1: Applicant details

Name of applicant/agent Urban Group (York)

Site Address

Cliff Hill, cumberworth Lane, Denby Dale

Description of Development

Construction of 62 dwellings with associated remediation, hard and soft landscaping.

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)

The proposed properties include a number of measures to reduce energy consumption for the occupiers. The properties will include Air Source Heat pumps with service controls that allow time and temperature regulation and smart meter monitoring, minimum A rated white goods to kitchens and utilities, energy efficient lighting throughout including LED downlighter and a welcome pack supplied at handover alongside a property demonstration to demonstrate the efficient use of the measures incorporated.

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 development will see a number of carbon and waste reduction strategies both through construction and ownership. Being part of the considerate contractor scheme a carbon reduction plan, separated waste collection and waste monitoring will all be part of the construction management plan. Although a cut and fill exercise will be required we have worked with the topography of the site to reduce retaining structures. Appropriate material such as top soil will be identified and reused where possible.

The supply chain will be monitored and where possible local labour and suppliers will be utilised alongside sustainable products. Properties will be built to the current building regulations and betterment will be sort where appropriate.

Occupants of the properties will benefit from external space for recycling bins and Smart meters to manage consumption

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

The heating and hot water for the properties will be powered by Air Source Heat pumps which comply with the LP26 policy.

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 development has been designed around the varied topography of the site maximising the developable area while responding to the contours for the access roads and split-level housing to reduce additional groundworks and to maximise the relationship between the dwellings and the existing landscapes. Where appropriate houses have been orientated to take advantage of far-reaching views. Through the thoughtful design the layout also delivers usable gardens, feature terraces and enhanced landscaping to the streets.

The existing landscape had further been considered within the design with the TPO becoming a central feature, the existing culvert remaining, and the attenuation tank sited at the lowest point closest to the YW connection point.

Where possible the orientation and layout of properties seek to maximise south facing gains in gardens and roof pitches facing south. Most plots oriented on an east to west orientation to benefit from reasonable morning and afternoon solar gains.

Additionally, all houses are highly insulated, airtight design built of quality materials and specifications. Sap calculations undertaken prior to construction stage to ensure designs meet or exceed current Part L regulations. All showers to be connected to WWHR to minimum regulations. Use of ASHP to allow for gas free development. Low energy lighting throughout.

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

Flood risk assessments have been undertaken as well as detailed drainage strategies. Run off rates to be controlled with the intention not to exceed current rates.

Large areas of POS green space and significant tree planting reduce the risk of flooding and provided sustainable natural drainage.

All surface water management systems have been considered to meet requirements of the site for its lifetime. Refer to Flood risk assessment and drainage strategy report for full details.

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)

The specification of the properties includes water saving measures across both the bathrooms, ensuites, kitchens and utilities. All appliances will be a minimum of A rated but in addition all sanitary wear will be selected from water saving ranges including dual flush wc's and low flow taps.

Water meters will be installed to all properties to ensure occupants are conscious of usage.

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

Public open spaces particularly those to the larger areas to the northeast will provide potential for biodiversity enhancements. additional tree planting and hedgerow planting across the site will further enhance the site potential.

Possible enhancement opportunities subject to review include retaining valuable assets were possible and practical. The large TPO Oak tree for example is one retained asset.

Inclusion of areas of wildflower planting. This may be possible in the larger POS areas to the site entrance and northeast.

Landscaping proposals to focus on native species inclusion.

Considerate lighting strategies to limit nighttime impact on bat foraging.

Inclusion of bird and bat boxes were appropriate.

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

The proposed development includes several features that aim to encourage and promote air pollution improvements. Every dwelling will have its own EV charging point which encourages the use of electric vehicles. In addition the connectivity of the development via footpaths to both the north and south as well as internal connections to a track to the north encourages occupants to travel via foot. Finally a variety of POS areas offer occupants the chance to exercise and relax locally.