

Appendix A – Climate Change Statement

Climate Change Statement for Planning Applications

Part 1: Applicant details

Name of applicant/agent	Higgins and Higgins
Site Address	Unit 1, The Old Mill Pond, Upper Mills Car Park, Upper Mill, Canal Side, Slaithwaite, HD7 5HA
Description of Development	A temporary, high quality, affordable sauna and cold plunge experience, including a 14-person mobile sauna, cold plunge pools, on previously vacant land beside Upper Mills car park.

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)
This is a small scale, temporary facility, therefore not all measures suggested are possible. Nevertheless, the following are in place: - Sauna hats are dried on a washing line, or using the residual heat of the sauna - Energy use is closely monitored - The boiler is new, modern and efficient - The sauna stove is new, modern and efficient
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)
As a temporary site we have set up in a minimally intrusive fashion: - No foundations or concrete have been installed/ used or major groundworks have taken place - Existing features such as trees, the ground gradient, and walls, have all been retained

- No demolition has taken place
- All wood and other materials have been used with minimal wastage, reusing cut offs and spares where possible
- The footprint of the site is as small as possible
- Recycling and waste bins have a designated place before emptying
- Many of the structures were prefabricated off-site, in particular the sauna
- The sauna is very well insulated with a low-U value
- The changing area is not heated, minimising carbon use

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

The site currently does not use renewables, as it is temporary. Over the longer term, we will explore incorporating solar to the facility.

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 site only has temporary structures and no permanent buildings.

The sauna is very well insulated, minimising heat loss.

The changing area is not heated, therefore the level of insulation is immaterial

The office hut is only heated in extremely cold weather.

The boiler is modern and high efficiency

The floor is primarily woodchip and pea gravel which absorb heat and release it throughout the day

Lighting is kept to a minimum and is switched off when the sauna is closed.

During the day, the vast majority of light is from daylight.

Structures are orientated so that they don't shadow over the other structures and walkways on site

Natural cooling is used when required, no air conditioning unit is present.

Sail shades provide some cover from the elements while also letting light through.

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

Water from the showers and cold plunges is directed into the mill drainage

Permeable gravel and woodchip flooring are in place

The total roof area of the temporary structures is minimal

There are no areas of impermeable hard surfacing newly created

The site is nearby to trees and shrubbery, supporting absorption

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 toilet uses a dual flush which minimizes water use

The showers use low output shower heads

Guests are encouraged to take short showers

The water in the cold plunges goes through an advanced filter and sanitising process, minimising the frequency at which they need to be changed

A water meter is installed, meaning water use can effectively be monitored.

Over the longer term, with permission from the Council and Environment Agency, water from the river could potentially be used for the cold plunges.

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

The proposal has no on-site habitat loss. Land has not been excavated, trees and hedges have not been removed or felled and there is no proposal for a solid impermeable floor surface.

The proposal also incorporates on-site ecological enhancement measures to deliver biodiversity net gain, consistent with the requirements of NPPF Paragraph 187 and Kirklees Local Plan GN3. This includes raised planters supporting pollinator-friendly species.

While it is not anticipated that a BNG is required due to the retrospective nature of the application, a Preliminary Ecological Appraisal has been conducted and is submitted to inform any ecological assessment.

The existing plot ground surface consists of mostly compact earth + low-cover vegetation. There is a 70m² plot of concrete remaining from a previous mill building. The boundary partly covers the concrete (46m²). There is one large tree within the plot that is untouched including branches and surface roots. No other trees or tree roots are affected by the sauna.

Additional planters and other biodiversity enhancements will be considered and installed in due course.

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

The facility does not generate significant traffic and is served primarily by pedestrian access, with users encouraged to walk, cycle, or use public transport. It avoids material impact on the highway network with staggered visits. It also requires no modifications to public highways or new parking infrastructure. Suppliers, and supplies, are chosen to be as local as possible.