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CLIMATE CHANGE STATEMENT

22-215 Oxford Road, Gomersal, BD19 4PY

July 2026

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1. Introduction

This Climate Change Statement has been prepared in support of a planning application for the proposed extension to the existing dental practice at 212–215 Oxford Road, Gomersal, BD19 4PY.

The proposed development seeks to provide additional clinical accommodation to support the continued operation and expansion of the existing dental practice. The proposal has been designed to make efficient use of an existing developed site, minimising environmental impacts while improving the long-term sustainability and resilience of the building.

The development has been considered in the context of national planning policy, which seeks to support the transition to a low-carbon future and encourages developments to minimise greenhouse gas emissions, adapt to climate change and make efficient use of natural resources.

2. Sustainable Development

The proposal represents sustainable development through the extension and enhancement of an existing commercial building rather than the construction of a new standalone facility on undeveloped land.

The development will:

- Make efficient use of previously developed land.
- Extend the operational life of the existing building.
- Reduce the demand for new construction materials associated with a replacement building.
- Support the continued provision of local healthcare services within an established community.
- Reduce the need for patients to travel greater distances to alternative facilities.

3. Energy Efficiency

The proposed extension will be designed and constructed to achieve high levels of energy efficiency through compliance with the latest Building Regulations (Approved Document L).

Energy efficiency measures will include:

- High-performance thermal insulation to walls, floors and roof.

- Thermally efficient glazed windows and doors.
- Improved air tightness to reduce uncontrolled heat loss.
- Low-energy LED lighting throughout where possible.
- Energy-efficient heating and hot water systems.
- Intelligent heating controls and zoning where appropriate.

These measures will reduce operational energy demand throughout the lifetime of the building.

4. Sustainable Construction

Construction materials will be selected, where reasonably practicable, to minimise embodied carbon whilst maintaining durability and longevity.

The development will seek to:

- Utilise responsibly sourced construction materials.
- Minimise construction waste through efficient design and material ordering.
- Recycle demolition and construction waste wherever practicable.
- Source materials locally where possible to reduce transportation emissions.
- Maximise the reuse of existing structural elements where feasible.

5. Water Efficiency

Water conservation measures will be incorporated within the development, including:

- Low-flow sanitary fittings.
- Dual-flush WCs.
- Water-efficient taps.
- Leak detection and isolation controls where appropriate.

These measures will reduce potable water consumption while maintaining the operational requirements of the dental practice.

6. Sustainable Drainage

Surface water generated by the proposed extension will be managed in accordance with sustainable drainage principles where practicable.

The proposal will ensure:

- Existing drainage infrastructure is proposed to be utilised.
- Maintenance access is retained for future management of drainage systems.

The development does not significantly increase impermeable area and therefore is not anticipated to materially affect existing flood risk.

7. Climate Change Adaptation

The proposal has been designed to improve the resilience of the building to future climate conditions.

Adaptation measures include:

- Enhanced thermal performance to reduce overheating.
- Appropriate levels of natural ventilation where possible.
- Energy-efficient glazing to reduce unwanted solar gain.
- Durable external materials requiring minimal maintenance.
- Robust detailing to reduce the risk of moisture ingress associated with more frequent severe weather events.

These measures will contribute towards the long-term resilience and performance of the building.

8. Sustainable Transport

The site occupies an established location within Gomersal with existing transport links.

The development benefits from:

- Existing pedestrian access.
- Existing vehicular access.
- Local bus services within walking distance.
- Existing parking provision serving the practice.

As the proposal extends an existing healthcare facility, it makes efficient use of existing infrastructure without creating the need for significant new transport infrastructure.

9. Biodiversity

The proposal is confined to an existing developed site and therefore has limited ecological impact.

Where practicable, opportunities will be taken to enhance biodiversity through measures such as:

- Retention of existing vegetation where possible.
- Installation of bird or bat boxes if appropriate during detailed design.

10. Carbon Reduction

The proposal contributes towards carbon reduction by:

- Retaining and extending an existing building.
- Improving the thermal efficiency of the building envelope.
- Reducing operational energy demand.
- Incorporating energy-efficient building services.
- Minimising construction waste.
- Supporting local healthcare provision within an existing settlement, thereby reducing unnecessary travel.

11. Future Low-Carbon Technologies

The design has considered the future incorporation of low-carbon technologies where viable, including:

- Electric vehicle charging infrastructure.
- Battery energy storage systems.

Although these technologies are not essential to the current planning application, the building can be designed to facilitate their installation in the future where practical and economically viable.

12. Conclusion

The proposed extension has been designed with sustainability and climate resilience as key objectives. By extending an existing healthcare facility rather than developing a new site, the proposal makes efficient use of land and existing infrastructure while reducing environmental impacts.

The development will deliver a well-insulated, energy-efficient extension constructed in accordance with current Building Regulations and supported by sustainable construction practices. Water conservation measures, efficient building services and opportunities for future low-carbon technologies have all been considered within the design.

Overall, the proposal aligns with the objectives of the National Planning Policy Framework in supporting sustainable development, reducing carbon emissions and improving resilience to climate change, while ensuring the continued provision of an important local healthcare service for the community.