

## SUSTAINABILITY CHECKLIST FOR HOUSEHOLDER APPLICATIONS

1 Hook Lane, Northaw EN6 4DA - Planning Application

Feb 2010

The overall aim of the District Plan for Welwyn Hatfield is to make development more sustainable in order to improve people's quality of life. This checklist has been drawn up to identify the things that could make householder development more sustainable. The intention is that this should be completed and returned with your planning application form. It will then be used by the Council in assessing whether your proposal is acceptable.

However, this checklist only covers sustainability issues. There will be other matters which the Council will need to consider, such as design, which are set out in the District Plan and in this document. In designing your extensions, buildings or alterations you should refer to the relevant policies and standards.

Applicants should be aware that if their house is a listed building or in a Conservation Area, some or all of the criteria may not be appropriate to their application. In such cases you should contact a Planning Officer at the Council to discuss the checklist.

**Please state how your proposal addresses the following criteria:**

1. Minimize any impact on the daylight, sunlight and privacy enjoyed by any neighboring property.

*The proposal shows the existing house enlarged principally towards the rear garden and only slightly towards the neighbouring house(No11) which has no windows facing No 1. No windows are proposed facing No 11.*

*The proposal uses existing roof slopes and angles to minimise any reduction of daylight and sunlight generally.*

2. Make best use of the sun's energy to reduce energy costs e.g. south facing living room windows.

*The orientation and overlooking aspects of this alteration/ extension proposal make the provision of new south facing windows impractical except for the single southeast facing window of the new living room.*

3. Maximize other opportunities for energy saving, such as cavity wall insulation, double-glazing or loft insulation.

*The new elements which form the extension will be built in conformity with the current Building Regulations and will meet all current insulation requirements.*

4. Use other sources of energy e.g. solar panels.

*Our clients will consider using other energy sources as and when they implement their planning consent.*

5. Use renewable recycled or second-hand materials during construction.

*Our clients will use recycled bricks or other materials during construction to assist in integrating the appearance of the extension with the existing parts of the house. This will be subject to the availability of suitable materials at an economically reasonable price at the time of construction.*

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6. Design the building/extension so it is accessible for people with all levels of mobility, in particular people with disabilities, prams.

*The proposal is to extend an existing house with greatly varying ground levels around it. It is not practical to achieve any greater level of accessibility than exists at present.*

7. Use permeable materials for hard standings or parking areas to reduce surface water run-off and evaporation.

*No alteration is proposed to parking areas.*

8. Install water-efficient fixtures and appliances to conserve water (e.g. special showers, taps, cisterns) and equipment to recycle water (e.g. rainwater butts).

*Our clients will incorporate such measures at the time of construction as far as is practicable and economically reasonable.*

9. Preserve existing trees, hedges and other natural features.

*No trees are affected by this proposal.*

*Only very minor alterations to planting will be necessary.*

10. Use landscaping and natural features externally which will increase biodiversity e.g. planting native species, or species attracting wildlife and including water features.

*See item 9.*

11. Use hedges rather than brick and concrete walls or fences as a means of enclosure, or soften the look of existing walls/fences with climbing plants.

*See item 9.*

12. Design the extension or building to include crime prevention measures e.g. avoid accessible flat roofs, avoid siting extensions/buildings close to footpaths, avoid solid fences giving easy access for burglars.

*The proposal includes no flat roof areas, is not close to footpaths and makes no alterations to fences or other enclosures.*

13. Minimize noise levels, and light and dust pollution during construction.

*Our clients undertake to arrange their building contract to minimise noise, light and dust pollution during construction provided that such arrangements are economically reasonable in the circumstances.*

14. Considers the need for adequate storage for cycles and domestic recycling facilities.

*Storage facilities for cycles and domestic recycling are not affected by this proposal.*