

8 Hook Lane, Northaw, EN6 4DA.



WELWYN HATFIELD
PLANNING
OFFICE COPY
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SUSTAINABILITY CHECKLIST FOR HOUSEHOLDER APPLICATIONS

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 PROPOSED EXTENSION WOULD HAVE NO GREATER IMPACT ON THE LIGHT AVAILABLE TO NO. 7 THAN THE EXISTING CONSERVATORY WHICH EXTENDS OUT AROUND 1M FURTHER. THE PRIVACY OF THIS NEIGHBOURING
- 2. Make best use of the sun's energy to reduce energy costs e.g. south facing living room windows.
LARGE WINDOWS PROVIDED TO PROPOSED BREAKFAST AND FAMILY ROOMS WHICH ENSURES THAT BEST USE IS MADE OF THE SUN'S ENERGY.
- 3. Maximize other opportunities for energy saving, such as cavity wall insulation, double-glazing or loft insulation.
DOUBLE GLAZING AND CAVITY WALL / LOFT INSULATION ALL TO BE USED.



PROPERTY WAS ALSO BEEN PROTECTED, BY AVOIDING THE INSERTION OF ANY WINDOWS IN THE NORTH EAST FACING ELEVATION OF THE PROPOSED EXTENSION. THE PROPOSED EXTENSION WAS ALSO BEEN SET OFF THE SOUTH WEST BOUNDARY OF THE SITE THEREBY MINIMISING ANY IMPACT ON THE LIGHT AVAILABLE TO NO. 9. THE EXISTING CONIFER WEDGE ALONG THIS BOUNDARY WOULD ALSO HELP TO PROTECT THE PRIVACY OF THIS NEIGHBOURING PROPERTY.

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

NONE PROPOSED

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

THE USE OF RECYCLED MATERIALS WILL BE CONSIDERED.

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

THE EXISTING KITCHEN AND CONSERVATORY DO NOT HAVE EXTERNAL, LEVEL ACCESSSES, AND NEITHER WOULD THE PROPOSED EXTENSION. INTERNAL LEVEL ACCESS WOULD, HOWEVER, BE PROVIDED FROM THE EXISTING KITCHEN AND LIVING ROOM.

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

THE USE OF PERMEABLE MATERIALS FOR HARDSTANDINGS WILL BE CONSIDERED.

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).

INSTALLATION OF WATER EFFICIENT FIXTURES AND APPLIANCES TO BE CONSIDERED.

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

NO SIGNIFICANT TREES OR HEDGES WOULD BE AFFECTED.

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

NO LANDSCAPING PROPOSED.

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.

NO NEW MEANS OF ENCLOSURE PROPOSED.

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 DOES NOT INCLUDE ANY EASILY ACCESSIBLE FLAT ROOFS AND NO PART IS IN CLOSE PROXIMITY TO A PUBLIC FOOTPATH.

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

NOISE LEVELS AND LIGHT/DUST POLLUTION COULD BE MINIMISED BY INCLUDING A CONDITION THAT RESTRICTS WORKING HOURS.

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

THE PROPOSAL WOULD NOT IMPACT UPON THE EXISTING CYCLE/RECYCLING STORAGE FACILITIES

The completed checklist should be returned with your completed planning application. Further guidance on sustainable development can be found at <http://www.hertsdirect.org/scholearn/aboutstatesch/assetsteward/Sustainability>