

Sustainability Report

This application seeks to re-use an existing building as an artists studio/workshop.

Sustainability Aspect

Construction and Materials

The building has already been developed to a high degree of sustainability, having used only natural sustainable products for all elements including the structure, the insulation (cork), the roof (traditional hand made plain clay tiles) and the timber cladding.

The main structure is a traditional post and beam timber frame with impressive joinery which adds to the sustainability aspect by illustrating and perpetuating a highly skilled traditional craft. This technique is also known to withstand aging very well and last many decades, adding further to its sustainability.

The building technique provides substantial earthquake resistance as well.

The basement-foundation system uses a minimum amount of concrete by way of adjustable pre-cast plinths and provides accessibility to all parts of the building which adds to the sustainability by way of being able to check, maintain and update all parts of the building whenever needed to ensure an even longer life span of the development.

The building is already insulated to a fair degree having used high quality cork insulation and it would not take much to raise the efficiency to the required regulation.

Every aspect of the development to convert the building to an artists studio will continue in this ethos, only natural, sustainable and where possible local materials will be used.

Power

A modest amount of energy would be required for the day use of the studio/workshop.

This would be supplied by a silent sustainable off grid system using solar panels which could be suitably and discretely positioned on the flat roof of another building on the site, a timber garden studio. High efficiency panels would comfortably provide the power for a small fridge, some lighting and computer charging facilities. Therefore the proposed scheme would be completely independent in terms of energy, adding further to the sustainability of the proposal.

All unused power will be fed to a safe environmentally friendly battery bank (for eg. NiFe batteries) and this would provide both emergency backup power and vehicular charging capacity.

Waste and Recycling

A variety of bins for waste and recycling will be provided.

Transport

Being small in scale the proposal will not increase traffic movements from that which the current arrangement allows for. The Highways have agreed that the scheme will not be unfavorable in terms of traffic generation.

There is space for bicycles to be stored securely in the garden studio and there is a public footpath on to the Ashdown forest

Conclusion

The development has the benefit of using a building that has already taken great measures to be sustainable and environmentally friendly and the conversion will be carried out using sustainable techniques and materials as well as environmentally friendly ones.

The development will be an improvement over the existing arrangement and will contribute to the sustainability of the locality by encouraging labour temporarily as well as two part time employment opportunities for maintenance. The re-use of an existing building as an artists studio will provide a local amenity and community facility that would be a benefit to the sustainability of the area.