

Sustainability Statement

UNIT 2, 21 - 24 BRIDGE ROAD, HAYWARDS HEATH, WEST SUSSEX RH16 1UA

This application has been submitted on behalf of our client, Screwfix Direct Limited, for the installation of 3 no. external air source heat pump units to the abovementioned premises.

Specifically, the proposals include the installation of 2 no. Daikin RZA250D and 1 no. Daikin RZASG71MV1 air source heat pumps along the rear elevation of the property to serve the commercial premises.

The air source heat pump units have the dimensions of 870mm (h) x 1100mm (w) x 460mm (d), and 770mm (h) x 900mm (w) x 320mm (d), and will be installed at high level (3m from ground level) on a steel Unistrut support frame fixed to the roof purlins using threaded fixings.

The Local Development Framework for Mid Sussex District Council comprises the Mid Sussex District Plan (2018).

On the Policies Map accompanying the above, the site falls within an Existing Employment Site which sits within a wider Major Employment Site.

The following Policy is considered relevant to this statement:

Policy DP39 'Sustainable Design and Construction' confirms all development proposals must seek to improve the sustainability of development and should where appropriate and feasible according to the type and size of development and location, incorporate the following measures:

- Minimise energy use through the design and layout of the scheme including through the use of natural lighting and ventilation;
- Explore opportunities for efficient energy supply through the use of communal heating networks where viable and feasible;
- Use renewable sources of energy;
- Maximise efficient use of resources, including minimising waste and maximising recycling/ re-use of materials through both construction and occupation;
- Limit water use to 110 litres/person/day in accordance with Policy DP42: Water Infrastructure and the Water Environment;
- Demonstrate how the risks associated with future climate change have been planned for as part of the layout of the scheme and design of its buildings to ensure its longer term resilience.

COMPLIANCE WITH LOCAL PLAN POLICY

Minimising Energy Use

The proposal relates to the installation of air source heat pumps to serve an existing industrial unit.

The development will improve the overall energy efficiency of the building by replacing existing heating and cooling systems with a more efficient technology. Air source heat pumps operate at a significantly higher efficiency than conventional systems, reducing overall energy consumption required for heating and cooling.

The proposal does not involve an increase in floorspace and therefore does not increase baseline energy demand associated with the building's use.

Efficient Energy Supply

The proposal includes the installation of 3 no. air source heat pumps, which will provide an efficient, low-carbon method of heating and cooling the building.

Communal or district heating systems are not applicable to this type of development. However, the proposed system represents an efficient on-site energy solution.

Renewable Energy

The proposed air source heat pumps utilise ambient air as a renewable energy source.

This directly accords with Policy DP39 by incorporating renewable and low-carbon energy technology into the operation of the building. The system will reduce carbon emissions and support the transition to more sustainable energy sources.

Efficient Use of Resources

The proposal represents an upgrade to the building's services infrastructure and makes use of existing building fabric.

The installation of modern plant will improve operational efficiency and longevity of the building's services. Any materials required for installation will be used efficiently, and waste generated during installation will be minimised and managed appropriately, with recycling undertaken where feasible.

Water Efficiency

The proposal does not include any changes to water supply or consumption within the building.

As such, there will be no increase in water demand as a result of the development.

Climate Change and Resilience

The proposal supports climate change objectives by reducing the building's reliance on fossil fuels and lowering operational carbon emissions.

The use of air source heat pumps provides a more sustainable and future-proofed heating and cooling solution, improving the building's resilience to future energy requirements and regulatory changes.

The works do not increase the building footprint, alter site levels, or change surface water drainage arrangements. As such, the development does not increase flood risk and maintains the building's resilience to future climate conditions.

CONCLUSION

The proposed installation of air source heat pumps represents a sustainable form of development that complies with Policy DP39 of the Mid Sussex District Plan (2018).

The scheme improves the energy efficiency of an existing building, incorporates renewable, low-carbon energy technology, reduces reliance on fossil fuels and associated carbon emissions and does not increase water demand or flood risk.

The proposal therefore accords with the sustainability objectives of local planning policy.