# Sustainability, Design and Access Statement Template

| **a. Conserves and enhances the special qualities of the National Park.**<br>**(The special qualities are identified as:**<br>**a landscape rich in biodiversity and geodiversity;**<br>**a rich cultural heritage;**<br>**a true sense of tranquility;**<br>**a distinctive landscape character)** | |
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| **Consultation and scoping studies**<br>Demonstrate that you have carried out the appropriate consultation with the Authority and relevant nature conservation organisations, as to the presence of important species and habitats on site. | Ecologist Ruth Hadden was contacted to advise on the proposal and has proposed the erection of nesting and bat boxes for the duration of the works and to seek further advise should the timing of the works fall within the periods for hibernation |
| **Detailed surveys and impact assessments**<br>Demonstrate that you have detailed surveys and impact assessments, if required following consultation/scoping above. | Se above |
| **Design measures that encourage Biodiversity and Geodiversity**<br>List the design features that you will incorporate in your development in order to encourage biodiversity, for example: green roofs. Outline how the development may provide opportunities for others to enjoy Biological and Geological diversity. | All timbers being used throughout the new construction works shall be FSC approved. Bat boxes and nesting boxes as advised by the ecologist will be erected during the works and maintained thereafter |
| **Rich cultural heritage**<br>Explain how the proposed development will conserve and enhance sites such as Scheduled Ancient Monuments, Listed Buildings and Conservation Areas. | There are no such buildings on the site but the works that are proposed are to match style and materials of local surrounding buildings and will also enhance the current buildings with more in keeping materials |
| **True sense of tranquility**<br>Explain how the proposed development will conserve and enhance the tranquility of the park (for example freedom from noise and visual disturbance). | Any additional lighting will be of the shrouded type and on PIR sensors. A booklet will be provided to guests explaining the protocol within the National Park to prevent noise and visual disturbance and to be respectful to the area in which they will be taking their holiday |
| **Distinctive landscape character**<br>Outline how the proposed development will have a minimum impact on landscape character and sensitivity; including details of any proposed hard or soft landscaping. | The area of land adjacent to the existing kennels is currently unkempt and poorly maintained. If the proposal is approved then this area will require regular maintenance to promote the holiday accommodation |

| b. Makes efficient use of land, materials, and infrastructure. | |
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| **Land**<br>Describe how the proposed development makes efficient use of the land (for example using the topography of the land to provide shelter from prevailing winds). Also consider the amount of development being proposed and how that is suitable for the site and surrounding area. | The land and topography will remain unaffected |
| **Materials**<br>Describe how the proposed development aims to make the most efficient use of materials by sourcing them locally, using recycled material and using sustainable timber which is FSC-certified for example. | The proposed tiles and slate will be from salvaged materials from the stripping out with second hand tiles and slates sourced to make up any shortfall. Timbers in the construction will be FSC certified |
| **Infrastructure**<br>Explain how the development makes efficient use of the existing infrastructure, for example connection to roads, water supplies, power grids and communications. | The proposed works will use the existing infrastructure |

| c. Provides opportunities for all to understand and enjoy the special qualities of the National Park. | |
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| **Interpretation / Education**<br>Explain how the information discovered through scoping studies and detailed surveys under section 'a' will be used to facilitate interpretation and education, including any specific measures taken i.e. sharing of information with specialist protection groups etc.<br>Tourism related development may also provide opportunities for people to enjoy the special qualities. | The holiday accommodation would seek to promote the Park and its surroundings |

| **d. Promotes the local communities economic and social well being and their ability to access services.** | |
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| **New business and business expansion**<br>Provide details of how the proposed development creates or expands business i.e. number of jobs created, sourcing local produce. | Not Applicable |
| **Community facilities**<br>Provide details of how the proposed development provides or protects community facilities. | Tourist will be encouraged to use local the local facilities on offer ie shops, pubs and eateries |
| **Tourism and recreational development**<br>Describe how the proposed development will maximize opportunities for visitors to increase their understanding of the National Park and its special qualities. Explain how the proposed development will integrate with existing visitor facilities.<br><br>For tourist accommodation development please state the number of new additional bed spaces provided and whether these are serviced (e.g. B&B) or non serviced (e.g. Self Catering). | There will be leaflets provided within the accommodation as guides to the particular features of the National Park and encourage patrons to explore the various areas on offer<br><br>A one bed unit is proposed suitable for max two persons |
| **Transport and Accessibility**<br>Describe how the proposed development meets the accessibility needs of the whole community and visitors (for example: dropped kerbs, ramps and automatic doors). | The Holiday unit will be DDA compliant for level access thresh however would have limited appeal to disabled wheelchair bound persons due to the size of the building and limited facilities |
| **Designing out Crime**<br>Describe how the proposed layout and design measures help to reduce the likelihood of crime. | The proposal is at a significant height from the ground and does not present easy access however a high security multi point locking mechanism is proposed to the windows. |

| e. Reduces the causes and impacts of climate change, particularly by maximizing renewable energy generation and energy efficiency in buildings. | |
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| **Renewable energy generation**<br>Does the proposed development comply with Policy 26 Renewable Energy and Energy Efficiency of the Core Strategy, which requires all new units of residential, employment, community and tourism development to include renewable energy in order to offset at least 10% of the developments predicted energy needs?<br><br>Please indicate the types of renewable energy technologies used and their predicted output in Kw/h. | The provision of a wood burning stove will provide more than sufficient heat for such a small area and would not require any other form of heating<br><br>Predicted output is 5Kw |
| **Energy efficiency**<br>Describe how the proposed development will maximize energy efficiency. | The roof void walls and ceilings will be insulated to a high standard over and above the minimum standards to prevent heat loss and also to aid air tightness.<br>Glazing shall be Low Emissivity |

| f. Demonstrates high quality design and sustainable construction. | |
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| **High quality design**<br>Explain how the proposed development will be of a high quality design, which is appropriate to the setting of the National Park. | The design is very traditional and is prevalent on a lot of existing buildings within the National Park and will use natural high quality materials. |
| **Sustainable construction**<br>Explain how the proposed development will be constructed in a sustainable manner. | The construction will be carried out using proven and traditional methods conserving time, energy and to minimize waste |
| **Scale**<br>Consider the size of buildings and spaces and show how they are right for the site and surroundings. | The extension has been designed to reflect the scale and proportion of the existing building<br><br>The kennel conversion uses the same building. |
| **Appearance**<br>Describe how you would like the place to look following completion of the development. This involves considering the use of materials, architectural style, lighting, texture etc. | The proposal shall look as traditional and as in-keeping as possible and to reflect the look and design of the existing structures. |

| g. Promotes accessibility via public transport, cycling, or walking. | |
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| **Distance from public transport**<br>What is the walking distance from the proposed development to the nearest form of access to public transport? | The nearest public bus stop is at Hepple and is some distance away. Cycling and walking will be encouraged |
| **Distance from designated cycle routes**<br>What is the distance from the proposed development to the nearest designated cycle route. | Two cycle routes are known within Alwinton |
| **Vehicular movement**<br>Please give details of expected vehicular movements generated by the site, with reference to daily totals and distribution, throughout the day. | One extra vehicle at times of occupation |
| **Parking**<br>How many parking spaces will the proposed development provide - including spaces for disabled access and parking for bicycles? | Two additional parking spaces will be provided along with the use of an outhouse for cycle storage |
| **Access**<br>Outline your approach to access with particular reference to the inclusion of disabled people. | Due to the nature of the building and its location it is not suited for a disabled person |

**h. Conserves scarce resources.**

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| **Scarce resources**<br><br>Explain how the proposed development will ensure that the use of scarce resources, such as gas and electricity, is kept to a minimum. | Insulation levels will be higher than minimum and Glazing will be Low Emissivity to aid in the conservation of fuel and power |

| i. Conserves water resources, air, and soils. | |
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| **Water usage**<br>Describe how the proposed development meets high water efficiency standards, incorporates the use of new technologies to recycle and conserve water resources and promotes the use of sustainable drainage schemes (for example: grey-water recycling or rainwater collection systems). | Flow restrictors shall be fitted to taps and high efficiency low water volume cistern fitted to w.c. |
| **Soils**<br>Describe how the proposed development aims to protect soil resources and ensure they are able to fulfill as many of their functions as possible, particularly the storing, transporting and filtering of water. | Not Applicable |

| j. Reduces the amount of waste produced and increases the amount recycled. | |
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| **For major development**<br>**(as defined in the Core Strategy)**<br><br>Site Waste Management Plan: please provide a copy of the Site Waste Management Plan, using the methodology as recommended by the Department of Trade and Industry.<br><br>Demolition protocol: Using the Institute of Civil Engineers Demolition Protocol methodology, provide a target for reclaiming materials from the demolition site for re-use and recycling. | Not Applicable |
| **For small scale development**<br><br>Describe how during the construction stage, waste materials will be reduced, reused or recycled. Demonstrate how the proposed development aims to promote the recycling of waste. | Slates and tiles shall be salvaged and re used from roof stripping and rafter timbers cut for trimming shall be re used within the timber frame structure of the walls |

| k. Prevents inappropriate development in areas which are at risk of flooding or which contribute to the risk of flooding. | |
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| **Potential flooding**<br>Consult the Environment Agency as to the likelihood of flooding. Identify what measures have been taken to reduce the possibility of flooding and mitigate the effects. | Not Applicable |