

7th December 2021

PROPOSED REFURBISHMENT AND INTERNAL ALTERATIONS TO
NO 24 BROOKSIDE
DOWNHAM
LANCASHIRE

Application Ref: 3/2021/0039

Project: 6112

Ref: S.1.00

PROJECT AND SUSTAINABILITY STATEMENT

- 1.0 The application is for the sensitive refurbishment of a listed property which will provide a rental property to the Borough. The existing property is currently tired and damp having not been occupied for a number of years. The proposed changes have been sensitively designed to work with the existing listed building whilst providing a thermal upgrade to the floors, walls and roof to assist with energy efficiency needs. The dry lining, floor and roof insulation has been proposed in order to provide reasonable insulation value to strive to comply with current EPC requirements, but more importantly to reduce actual energy use, in line with Government aspirations to reach net zero by 2030.
- 2.0 There are further energy efficient solutions which could be applied to the property but are restricted due to the listed status. Windows are retained as single glazed as opposed to double, however the installation of internal window shutters is a secondary barrier to assist with heat transfer.
- 3.0 Through the sensitive installation to the building elements, the benefits created will be:
 - Reduction in reduce energy consumption
 - Creation a more sustainable and modern living environment
 - Provide a sustainable rental unit to the borough
 - Secure the future and care of a listed building for years to come.