

Planning Statement: Addressing Energy Efficiency through First-Floor Alterations at 33 Church Road, Brown Edge

Proposal:

Part of this planning application seeks approval for alterations to the first floor of the property at 33 Church Road, Brown Edge, aimed at resolving the current energy inefficiencies associated with the roof structure and first-floor thermal performance.

Current Problem:

The existing roof and first-floor elements of the property are poorly insulated and contribute to significant heat loss, leading to increased energy consumption and higher heating costs. The inefficiencies do not align with modern energy standards, making the property less sustainable and less comfortable for its occupants.

Currently, the upstairs temperature is consistently up to 5 degrees colder than the ground floor, even when the heating system is operating at full capacity. This discrepancy highlights the inadequacy of the insulation and thermal performance of the roof and upper floor.

In an effort to mitigate heat loss, foil insulation has been placed behind all upstairs radiators. However, this measure has had little effect on improving the temperature or energy efficiency.

This persistent issue underscores the need for the proposed alterations to improve insulation and overall thermal performance on the first floor, as outlined in this application.

Proposed Alterations:

The proposed alterations to the first floor are designed to improve the property's energy efficiency and modernize its performance. These include:

1. Upgrading the Roof Structure and Insulation:

- The alterations will involve the installation of modern, high-performance insulation within the roof and adjoining first-floor areas. This will reduce heat loss and enhance thermal comfort.
- The new roofing materials will meet or exceed current Building Regulations requirements for thermal performance.

2. Improved Thermal Bridging Management:

- Specific attention will be paid to minimizing thermal bridging at junctions between the roof and first-floor walls to prevent energy loss and ensure a continuous thermal envelope.

3. Efficient Window Replacements:

- The alterations include changes to first-floor windows, any new installations will be double or triple-glazed with energy-efficient frames to enhance insulation and reduce heat transfer.

4. Enhanced Ventilation Solutions:

- Modern ventilation measures will be integrated to ensure adequate air circulation while maintaining thermal efficiency.

Benefits of the Proposal:

- Reduced Energy Consumption:

The alterations will significantly lower heating demand, reducing utility costs and the property's carbon footprint.

- Improved Comfort and Living Conditions:

Enhanced thermal performance will create a more comfortable and energy-efficient living environment for occupants.

- Contribution to Sustainability Goals:

The improvements support local and national sustainability objectives, aligning with Staffordshire Moorlands Council's commitment to energy-efficient development.

- Compliance with Local Policies:

The proposed alterations adhere to the principles set out in the Staffordshire Moorlands Local Plan, particularly those promoting energy efficiency and sustainable development.

We believe this proposal represents a practical and responsible approach to addressing the energy inefficiencies of the property while modernizing its first-floor layout. These changes will benefit both the current occupants and the wider environment.

We look forward to the Council's support for this application.