

SUSTAINABILITY CHECKLIST



This sustainability checklist has been developed to help assess the social, environmental and economic impacts of development in Perth and Kinross. In line with government guidance contained within Scottish Planning Policy which requires planning authorities to take account of environmental issues and in light of the high development pressure that exists, Perth & Kinross Council is one of an increasing number of local authorities to introduce sustainability assessment to the development control process.

The sustainability checklist is intended to help you consider the potential effects of your proposal. The checklist will assist in preparing the Sustainable Design Statement and ensure that the development proposal meets the minimum standards for all the required elements. Evidence to support this should be provided in the Sustainable Design Statement. However, not all the elements of the checklist will be appropriate to all developments. Your Sustainable Design Statement should be used to show that you have considered each of the issues in turn and what actions you have taken to address them.

All planning applications for developments of new build, extension or conversion with a floor space of 250m²; or one or more residential units are required to complete this checklist.

The checklist is a guide to some of the items that should be considered in sustainable design. It is not comprehensive. Clients and designers should use the checklist PRIOR to the start of each project and agree on the issues to be incorporated. Some of the items may be easily 'ticked off', while others are more of a prompt to consider further action. It is also essential that you allow sufficient time to consult with key stakeholders and end users.

There is no 'pass mark' because the purpose of the checklist is to encourage clients and designers to address the issues raised and thereby submit proposals which are more sustainable than they might otherwise have been. The pros and cons of scoring were considered but we concluded that because of the varying significance of each question and the inability to 'trade-off' one against another, the checklist will be used to draw attention to those areas where the proposal performs poorly, say in energy efficiency and then to work with you, through negotiation, to encourage modifications to the proposal that would reduce adverse impacts. The ultimate aim is to help promote 'good development' in the area through negotiation in a proactive and positive manner. The checklist is being trialled for 1 year. Any comments received on its effectiveness, usefulness or other will be used to help inform any review of this document. It is therefore in the interests of all stakeholders to ensure that the checklist is clear, effective and relevant, and to this end we encourage you to complete the checklist and provide feedback on its format and content.

Please return the completed checklist with your planning application to: Development Management, Perth & Kinross Council, Pullar House, 35 Kinnoull Street, PERTH, PH1 5GD.

Note that the standards detailed in the following Checklist are the minimum that are required at the current time.

Applicant name

Date

Address or location of development

Description of proposed development

Minimising energy consumption

Outline how demand for water heating, space heating and cooling, lighting and power in individual buildings through efficient equipment and controls will be delivered?

Not relevant

Please give details or explain why not relevant.

Outline how the proposal's design maximises solar gain (passive light & heating from the sun) through site layout & building design?

Not relevant

Please give details or explain why not relevant.

Give details of energy efficiency measures incorporated in the design (e.g. super-insulation, heat recovery, lighting measures)

Not relevant

Please give details or explain why not relevant.

Will the building include artificial air conditioning and ventilation? If so, give details of refrigerant.

Not relevant

Please give details or explain why not relevant.

Realising renewable energy opportunities

Has the energy demand for the development been calculated?

Yes
No
Not relevant

Please give details or explain why not relevant.

What % of total site energy demand will be produced from on-site renewable energy technologies?

Not relevant

Please give details or explain why not relevant.

Will the development connect to and/or contribute to local heat network?

Yes
No
Not relevant

Please give details or explain why not relevant.

Give details of any plans to use renewable energy sources?

Not relevant

Please give details or explain why not relevant.

Encouraging passive and inclusive design

Has flexibility been designed into all units to provide adaptability to changing needs?

Yes
No
Not relevant

Please give details or explain why not relevant.

Has broadband cabling or Wi-Fi infrastructure been installed to allow for home working?

Yes
No
Not relevant

Please give details or explain why not relevant.

Is there provision for private amenity space or a communal garden/courtyard which is easily accessible?

Yes
No
Not relevant

Please give details or explain why not relevant.

How does the proposal's design incorporate features that would enable it to be adapted to accommodate a range of different uses?

Not relevant

Please give details or explain why not relevant

Minimising the impact of pollution

Will the development be connected to the public sewer; if not has a sustainable waste water treatment system been designed to avoid unacceptable damage to the water environment?

Yes
No
Not relevant

Please give details or explain why not relevant.

Outline any processes or activities associated with the proposal which could affect air quality.

Not relevant

Please give details or explain why not relevant.

Give details of any specific measures to ensure that potential impact on air quality is minimised?

Not relevant

Please give details or explain why not relevant.

Minimising surface water run-off

Would there be a net reduction or increase in surface run off as a result of the proposed development?

Yes
No
Not relevant

Please give details or explain why not relevant.

Would the proposal include active management of surface run-off (other than conventional channelling to storm-water sewers)?

Yes
No
Not relevant

Please give details or explain why not relevant.

Would the use of porous surfacing materials be maximised? Give details.

Yes
No
Not relevant

Please give details or explain why not relevant.

Realise opportunities for biodiversity

Has an assessment been made of the site's ecology and will the ecological value of the site be protected or recreated to equal quality or enhanced?

Yes
No
Not relevant

Please give details or explain why not relevant.

Would the proposal result in lasting loss of vegetation and/or nature conservation features, either on- or off-site?

Yes
No
Not relevant

Please give details or explain why not relevant.

Would the development result in a net improvement for nature conservation in the area?

Yes
No
Not relevant

Please give details or explain why not relevant.

Are specific measures proposed to protect existing landscape and vegetation features from damage during construction or to compensate for their loss by replacement?

Yes
No
Not relevant

Please give details or explain why not relevant.

Will there be new links between habitats within the site or links to habitats outside the development boundary?

Yes
No
Not relevant

Please give details or explain why not relevant.

Maximise sustainable construction methods

Which materials are from secondary or recycled sources, have low-embodied energy, and are from sustainable and/or local sources?

Not relevant

Please give details or explain why not relevant.

Have any construction materials been chosen because of their low environmental impact?

Yes
No
Not relevant

Please give details or explain why not relevant.

Are high quality materials specified to promote longevity of the development?

Yes
No
Not relevant

Please give details or explain why not relevant.

Will recycled materials be used in construction? Please give details.

Yes
No
Not relevant

Please give details or explain why not relevant.

Are there any plans to re-use materials that currently exist on site? Please give details.

Yes
No
Not relevant

Please give details or explain why not relevant.

Maximise sustainable waste opportunities

Has suitable screened space been made available for the storage of waste and recyclables in or adjacent to each building?

Yes
No
Not relevant

Please give details or explain why not relevant.

Outline any specific proposals to divert waste generated as a result of construction or operation of the proposal from landfill.

Yes
No
Not relevant

Please give details or explain why not relevant.

Encouraging sustainable travel

Does the development make a positive contribution towards the improvement of sustainable transport network by:

	Yes	No	Not relevant
Reducing car dependency			
Promoting sustainable transport modes			
Creating or linking to existing sustainable travel modes			
Reducing the need to travel (Demonstrated through a Transport Assessment or Green Travel Plan)			

Please give details or explain why not relevant.

How far is the development from the following facilities? **Not relevant**

Health facilities such as a surgery or pharmacy

<500m
>500m
1000m
>1000m

Education facilities

<500m
>500m
1000m
>1000m

Shop

<500m
>500
1000m
>1000

Bank, Post Office or cash machine

<500m
>500
1000m
>1000m

Leisure facilities

<500m
>500m
1000m
<1000m

Please give details or explain why not relevant.

How close is the development to the existing public transport networks?

<500m
>500m
1000m
>1000m
Not relevant

Please give details or explain why not relevant.

Is provision made for secure cycle storage in new buildings?

Yes
No
Not relevant

Please give details or explain why not relevant.

Are there clear links to the local cycling network from the site or are new links proposed as part of the development?

Yes
No
Not relevant

Please give details or explain why not relevant.

Are there safe pedestrian access routes to the site from local public transport links?

Yes
No
Not relevant

Please give details or explain why not relevant.

Are pedestrians afforded priority over all on-site vehicle movements?

Yes
No
Not relevant

Please give details or explain why not relevant.

How would the overall layout of the proposal facilitate access by pedestrians?

Not relevant

Please give details or explain why not relevant.

Community Involvement

How have the opinions of local people regarding the proposal been incorporated?

Not relevant

Please give details or explain why not relevant.

Give details of any plans to continue liaison with local people?

Not relevant

Please give details or explain why not relevant.

Sustainability

What is the proposed life span of the development?

Does the proposed development meet a known demand in the local area?

Yes

No

Not relevant

Please give details or explain why not relevant.

Give details of any other steps you have taken to ensure the proposal is as sustainable as possible.

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E-mail