BRU'	T Sustainable Co	onstruction C	checklist - June 2020								
e or m	nore new residential un new non-residential dev	its (including con elopment of less th	uction Checklist SPD. This document must be filled versions leading to one or more new units), and a nan 100sqm floor space, extensions less than 100sqm refer to the document where this information may be	all other forms o m, and other cor	f deve nversio	elopment providing 100sqm or moreons are strongly encouraged to cor	re of non nply with	-residential flo this checklist. V	por space . Developments Where further information is		
	ound in the Justification a			c lourid in detai	ı, c.g.	riod Nak Assessment of similar.	i di tilei	galdance on o	ompleting the offection		
operty	Name (if relevant):	21 Broad Street				Application No. (if	known):				
droce	(include. postcode)	21 Prood Stroot	Teddington TW11 8QZ								
mplete	· · · · · · · · · · · · · · · · · · ·	21 Bload Street,	reduington TWTT 6QZ								
	Residential					For Residential					
ze or a	evelopment (m2)					Number of dwellings	3				
	MINIMUM COMPLIANO	CE (RESIDENTIAL	AND NON-RESIDENTIAL)								
ergy A	Assessment										
	Has an energy assessm	nent been submitted	d that demonstrates the expected energy and carbon	ı dioxide emissi	ons sa	aving from energy efficiency and re	newable	energy	TRUE		
	measures, including the	teasibility of CHP/	CCHP and community heating systems? If yes, plea	se select TRUE							
rbon I	 Dioxide emissions redu	ıction									
			ns reduction against a Building Regulations Part L (2	2013) baseline					76	%	
			icy 9.2.5 require a 35% onsite reduction in CO ₂ emi	,	Buildin	g Regulations 2013.					
			-,								
	What is the percentage	reduction from effic	siency measures alone						5	%	
	Policy LP 22 C. and Dra	ift London Plan Pol	icy 9.2.6 require a 10% onsite reduction in CO2 em	issions							
	beyond Building Regula	ations 2013 from ef	ficiency measures for residential and 15% for non-re	sidential.							
	Dancantona of total cita	000	and the same has a small at the same in a tall at its and						74	10/	
	Percentage of total site	CO2 emissions sa	ved through renewable energy installation?						/1	%	
	What is the total remain	ing carbon to be of	fset						0	Tonne	
		•	icy 9.2.4 require Major developments to achieve Zer	o Carbon after o	offsetti	ng.					
	Are remaining emission	s going to be offset	through offset fund payment in accordance with cur	rent guidelines i	issued	for the cost per tonne of CO2?			FALSE		
	What is the total predict	ed cost of offset?							0	£	
	·		er year over 30 years, this should be updated based	on As Build calc	ulation	ns.			0	L	
	The London Flam Cote to		r your over oo youre, and orrown so apacted succe								
\	MINIMUM POLICY CO	MPLIANCE (NON-I	RESIDENTIAL AND DOMESTIC REFURBISHMEN	Γ)							
			Please check the Guidance Section of	this SPD for the	e polic	cy requirements					
					,						
	mental Rating of develo	-									
	idential new-build (100so	un or more)	Please Select			Have you attached a pre-assessn	nent to si	Ipport this?			Please Select:
	t required under Policy Li	P22 A 3	1 10000 001000			The state of the s					
ktensio	ns and conversions for re	esidential dwellings									
	BREEAM Domestic Ref		Excellent			Have you attached a pre-assessn	nent to su	pport this?			TRUE
	t required under Policy Li		la wa								
	ns and conversions for n BREEAM Level	on-residential build	Please Select		1	Have you attached a pre-assessn	nent to si	Innort this?			Please Select:
	t required under Policy L	.P 22	r idase select			Trave you attached a pre-assessing	10 30	pport una !			i lease select.
	Score awarded for Envi								Subtotal	8	
	BREEAM:	Good = 0, Very	Good = 4, Excellent = 8, Outstanding = 16								
	MINIMUM BOLLEY CO	MDLIANCE (DECIE	CENTIAL \								
3	MINIMUM POLICY CO	MPLIANCE (RESID	DENTIAL)						Score		

	_	-	lculator for new dwellings have r Policy LP22 A 2 105l/p/d req		n Plan Policy 9	8/5				,		TRUE
	Troup's required for new	awenings ander	Troney Er 22 A 2 Toompra req	unca unaci Dian Londo	ITT fait t oney c	10				Subtotal	1	
										Subtotal	 ' 	
						+						
ENIEF	RGY USE AND POLLUTION		L									
										Score		
Nee	ed for Cooling	4 !	a aliana waa a a waa a O Ti ala all Ab at	b						Score		
	·	•	ooling measures? Tick all that									
		Energy efficient	t design incorporating specific							6		FALSE
			Reduce heat entering a build		nproving insula	ation an	d living roofs and walls			2		TRUE
			Reduce heat entering a build	ding through shading						3		FALSE
			Exposed thermal mass and	high ceilings						4		FALSE
			Passive ventilation							3		TRUE
		Mechanical ver	ntilation with heat recovery							1		FALSE
			systems, i.e. Air Conditioning	Init								FALSE
			Systems, i.e. 7th Conditioning t	Jiiit								TALOL
	See Drait London Flan Si4	†										
Heat	t Generation											
			ns, with preference to the heat	ing system hierarchy, be	en selected (d	efined i	n London Plan policy SI3)	Tick all heating a	and cooling sys			
	that will be used in the dev	elopment:								Score		
			Connection to existing heati	ng or cooling networks p	owered by ren	ewable	energy			6		FALSE
			Connection to existing heati	ng or cooling networks n	owered by gas	s or elec	ctricity			5		FALSE
			Site wide CHP network pow				•			4		FALSE
			Site wide CHP network pow		<u> </u>					3		FALSE
			Communal heating and cool		ble energy					2		FALSE
			Communal heating and cool							1		FALSE
			Individual heating and coolir		loculoity					,		FALSE
	See Draft London Plan SI3	2	individual fleating and coolii	19								TALGE
Doll-						+						
FUIII	ution: Air, Noise and Light		roduction atratagies for duct	missions from sensing	tion citos?							EALSE
	Does the development plain	ii to implement	reduction strategies for dust e	missions from construct	ion sites?			,		2		FALSE
		n to include a b										FALSE
	Has an air quality impact a	If yes, please re the proposed b assessment bee	efer to the biomass guidelines poiler is of a qualifying size, yo en provided	u may need to complete	mond, please the information	see guid n reque	dance for supplementary i st form found on the Rich	information. If mond website.				FALSE
	Has an air quality impact a	If yes, please re the proposed be assessment bee If yes, has 'Emi	efer to the biomass guidelines oiler is of a qualifying size, yo en provided issions Neutral' been achieved	u may need to complete	the informatio	see guid n reque	dance for supplementary i st form found on the Rich	information. If mond website.		1		FALSE FALSE
	Has an air quality impact a	If yes, please re the proposed be assessment bee If yes, has 'Emi	efer to the biomass guidelines soiler is of a qualifying size, yo en provided issions Neutral' been achieved cupants of new development be	u may need to complete	the informatio	n reque	est form found on the Rich	information. If mond website.		1 1		FALSE FALSE FALSE
	Has an air quality impact a	If yes, please re the proposed be assessment bee If yes, has 'Emi	efer to the biomass guidelines oiler is of a qualifying size, yo en provided issions Neutral' been achieved	u may need to complete	the informatio	n reque	est form found on the Rich	information. If mond website.		1 1 1 -1		FALSE FALSE
	Has an air quality impact a	If yes, please re the proposed be assessment bee If yes, has 'Emi	efer to the biomass guidelines soiler is of a qualifying size, yo en provided issions Neutral' been achieved cupants of new development be	u may need to complete	the informatio	n reque	est form found on the Rich	information. If mond website.		1 1 1 -1		FALSE FALSE FALSE
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	Has an air quality impact a see Policy LP 10 Please tick only one option	If yes, please re the proposed be assessment bee If yes, has 'Emi If yes, have occ	efer to the biomass guidelines soiler is of a qualifying size, yo en provided issions Neutral' been achieved cupants of new development but If no to any of the above are	u may need to complete d been protected from exise there any sensitive recentage.	sting pollution eptors as define enhance the ex	ed in Po	olicy LP 10 present?	mond website.		1 1 1 -1		FALSE FALSE FALSE
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ase ç	Has an air quality impact a see Policy LP 10 Please tick only one option see Policy LP 10 Has the development taker see Policy LP 10 Have you attached a Lighti	If yes, please re the proposed be assessment bee If yes, has 'Emi If yes, have occ he below Has the develo Has the develo n measures to re ing Pollution Re	efer to the biomass guidelines poller is of a qualifying size, your provided issions Neutral' been achieved cupants of new development by If no to any of the above are expensed taken measures to redepend taken care to not create preduce light pollution impacts export?	u may need to complete d been protected from exise there any sensitive rece uce existing noise and e e any new noise general on character, residential	enhance the extion/transmissi	ed in Po	olicy LP 10 present? Dundscape of the site? es in its intended operatio	mond website.		-		FALSE FALSE FALSE TALSE TRUE
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								Score		
	Does vour development p	rovide for 100% a	active provision for electric vehicle charging point(s)	and have you s	ı uccessful	ly demonstrated that it would be	able to operate satisfa			
	in the future expectation of	of all vehicles bein	ng electrically powered?	and have you o		.,		2		Please Select:
	For major developments	ONLY: Has a Tra	ansport Assessment been produced for your develo	opment based or	TfL's Be	st Practice Guidance?				
			ided a Transport Assessment as part of your planning				his Checklist.	5		Please Select:
	See policy LP44			<u> </u>						
	For smaller developmen	ts ONLY: Have y	ou provided a Transport Statement?					5		TRUE
			· · · · · · · · · · · · · · · · · · ·							
	Does your development p	rovide cycle stora	age? (Standard space requirements are set out in the	ne Council's Parl	ing Stand	dards - Local Plan Appendix 3)		2		TRUE
		If so, for how ma								
		Is this shown on								Please Select:
	See Local Plan Appendix	3	·							
	Will the development crea	te or improve link	s with local and wider transport networks? If yes, p	lease provide de	tails.			2		FALSE
				·						
								Subtotal	7	
ase	give any additional relevant	comments to the	Transport Section below							
	<u>g ,</u>									
	BIODIVERSITY									
Min	imising the threat to biodi	versity from new	v buildings, lighting, hard surfacing and people							
	Does vour development in	volve the loss of	an ecological feature or habitat, including a loss of	garden or other	areen spa	ace? (Indicate if ves)		-2		FALSE
			te how much in sqm?	<u>J</u>		and a first control of the fir		_	sqm	
		ii 30, picase stat	o now maon in squire						Joqiii	
	Doos your dovolonment in	valve the remove	al of any tree(s)? (Indicate if yes)							Please Select:
) (Indicate if year)						
		if so, has a tree i	report been provided in support of your application?	(indicate if yes)						FALSE
	Dana da da									FALOE
	Does your development p	lan to add (and n	ot remove) any tree(s) on site? (Indicate if yes)							FALSE
	Please indicate which feat		tats that your development will incorporate to improv							
			or extensive native planting	6		Area provided:			sqm	FALSE
		An extensive gre		5		Area provided:		10	sqm	TRUE
		An intensive gree	en roof	4		Area provided:			sqm	FALSE
		Garden space		4		Area provided:		10	sqm	TRUE
		Additional native	and/or wildlife friendly planting to peripheral areas	3		Area provided:			sqm	FALSE
		Additional plantir	ng to peripheral areas	2		Area provided:			sqm	FALSE
		A living wall	-	2		Area provided:			sqm	FALSE
		Bat boxes		0.5						Please Select:
		Bird boxes		0.5						Please Select:
		Swift boxes		0.5						Please Select:
		Other		0.5						Please Select:
		20101		0.0						7 10000 001000
										+
									-	
	Does your dovolonment ::	so at least 70%	of available roof plate as green/brown roof					4	-	FALSE
	Policy LP 17 requires 70%		n avaliable 1001 plate as greeti/bl/00111001						-	IALSE
	Policy LF 17 requires 70%	0								
	<u> </u>							Subtotal	9	
ase	give any additional relevant	comments to the	Biodiversity Section below							
										1
	FLOODING AND DRAIN	AGE								
			of climate change in the borough							
nati	my and make of moduling all					I		-2	.+	Please Select:
gati	le vour eite located in a his	ah flood riek zono	1 / / NNO 3 1 / / INMICATO IT MOS 1							
gati	Is your site located in a hi		tted a Flood Risk Assessment? (Indicate if yes)					-2	-	TRUE

	Store rainwater for later use				I			<u> </u>	Please Selec
		low drainage	on site					2	Please Selec
	Use of infiltration techniques such as porous surfacing materials to all Attenuate rainwater in ponds or open water features	ow drainage (on-site					1	Please Selec
							4	-	
	Store rainwater in tanks for gradual release to a watercourse						3	3	Please Selec
	Discharge rainwater directly to watercourse						2	2	Please Sele
	Discharge rainwater to surface water drain						1	1	Please Sele
	Discharge rainwater to combined sewer)	TRUE
	Have you submitted a Drainage Statement (Indicate if yes)								Please Sele
See Policy LP 21 ar	d Draft London Plan SL 13								
Please give the cha	nge in area of permeable surfacing which will result from your development	proposal:						sqm	
	ils of the permeable surfacing below			please represent a loss in permeable area	as a negative num	ber			
· ·							Subtota	0	
se give any additional rel	evant comments to the Flooding and Drainage Section below								
	URCE EFFICIENCY								
Reduce waste generated	I and amount disposed of by landfill though increasing level of re-use a	and recycling	g						
Will demolition be re	equired on your site prior to construction? [Points will only be awarded if 10%	or greater of	f demol	ition waste is reused/recycled]			1	1	FALSE
	If so, what percentage of demolition waste will be reused in the new d	levelopment?						%	
	, , , , , , , , , , , , , , , , , , , ,								
	What percentage of demolition waste will be recycled?		_					%	
	The particular of the particular function from the recognition of the particular function from the recognition of the particular from the particul		_					1.5	
			+			+			
Doog your oits have	any contaminated land?		-					1	FALSE
Does your site have	any contaminated land?								
	Have you submitted an assessment of the site contamination?						2	-	FALSE
	Are plans in place to remediate the contamination?							2	FALSE
	Have you submitted a remediation plan?						1	1	FALSE
	Are plans in place to include composting on site?						1	1	FALSE
							,		
Will a waste manag	ement plan and facilities be in place in line with Policy LP24		+						
vviii a waste manage	Small plan and radiilade be in place in line with 1 oney Er 24		+						
Reducing levels of water	r wasto		+			+			
	r waste easures of water conservation be incorporated into the development? (Pleas	o tick all that	annly):						
vviii tile lollowing me		C LICK All LIIAL	apply):						TRUE
	Fitting of water efficient taps, shower heads etc								
	Use of water efficient A or B rated appliances						1		TRUE
	Rainwater harvesting for internal use						4	 	FALSE
	Greywater systems						4	1	FALSE
	Fit a water meter						1	1	TRUE
							Subtota	3	
se give any additional rel	evant comments to the Improving Resource Efficiency Section below		+						
oo givo ariy additional felt	State Commonto to the improving resource Emplerely Section below								
ACCESSIBILITY	aptable and long-term use of structures								
Ensure flexible ada			or intern	al space and layout?			1	1	Please Sele
Ensure flexible ada	is residential, will it meet the requirements of the nationally described space								
Ensure flexible ada									
Ensure flexible ada	is residential, will it meet the requirements of the nationally described space								
Ensure flexible ada	is residential, will it meet the requirements of the nationally described space								
Ensure flexible ada	is residential, will it meet the requirements of the nationally described space								
Ensure flexible ada	is residential, will it meet the requirements of the nationally described space								
Ensure flexible ada	is residential, will it meet the requirements of the nationally described space								
Ensure flexible ada	is residential, will it meet the requirements of the nationally described space. If the standards are not met, in the space below, please provide detail	ils of the functi	ionality	of the internal space and layout					
Ensure flexible ada	is residential, will it meet the requirements of the nationally described space. If the standards are not met, in the space below, please provide detail the standards are not met, in the space below, please provide detail is residential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will also a sidential are sidential	ils of the functi	table dv	of the internal space and layout			2	2	FALSE
Ensure flexible ada	is residential, will it meet the requirements of the nationally described space. If the standards are not met, in the space below, please provide detail	ils of the functi	table dv	of the internal space and layout			2	2	FALSE
Ensure flexible ada	is residential, will it meet the requirements of the nationally described space. If the standards are not met, in the space below, please provide detail the standards are not met, in the space below, please provide detail is residential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will also a sidential are sidential	ils of the functi	table dv	of the internal space and layout			2	2	FALSE
Ensure flexible ada If the development	is residential, will it meet the requirements of the nationally described space. If the standards are not met, in the space below, please provide detail the standards are not met, in the space below, please provide detail is residential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will it meet Building Regulation Requirement M4 (2) 'accessions are sidential, will also a sidential are sidential	ils of the functi	table dv	of the internal space and layout			2	2	FALSE

									-		
		For major resid	lential developments, are 10% or more of the units in	the developmen	t to Bu	uilding Regulation Requirement M4 (3	3)		1		Please Select:
		'wheelchair use	er dwellings'?			agoga.a.a.ooqaoo (.					
R											
	If the development is n	on-residential,	does it comply with requirements included in Richmon	d's Local Plan L	P1, LF	28.B, LP30 & LP45			2		Please Select:
		Please provide	details of the accessibility measures specified in the	Local Plan that v	will be	included in the development					
									-		
									Subtotal	0	
ease	e give any additional relevan	t comments to th	e Design Standards and Accessibility Section below								
T Sı	ustainable Construction Cl	necklist- Scorin	g Matrix for New Construction	(Non-	Reside	ential and domestic refurb)			TOTAL	34	
	Score	Rating	Significance								
	84 or more	A+	Project strives to achieve highest standard in energ								
	75-83	Α	Makes a major contribution towards achieving susta								
	56-74	В	Helps to significantly improve the Borough's stock of		-	nents					
	40-55	С	Minimal effort to increase sustainability beyond gen	eral compliance							
	39 or less	FAIL	Does not comply with SPD Policy								
	1 1 1 2 1 1 2			Doold	4:-1	nave besited					
JI St		_	g Matrix for New Construction	Resid	entiai	new-build					
	Score	Rating	Significance								
	85 or more	A++	Project strives to achieve highest standard in energ	y efficient sustai	nable	development					
	68-84	A+	Project strives to achieve higher standard in energy	efficient sustain	able d	levelopment					
	59-67	Α	Makes a major contribution towards achieving susta	inable developr	nent ir	Richmond					
	39-58	В	Helps to significantly improve the Borough's stock of	f sustainable de	velopr	nents					
	24-38	С	Minimal effort to increase sustainability beyond gen	eral compliance	-						
	23 or less	FAIL	Does not comply with SPD Policy	·							
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