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Havant Borough Council
Public Service Plaza
Civic Centre Road
Havant
PO9 2AX
March 2026

Dear Sir/Madam

**SUBJECT: ENERGY AND SUSTAINABILITY STATEMENT – PLANNING STAGE FOR THE
PROPOSED DEVELOPMENT AT 212–218 LONDON ROAD, WATERLOOVILLE, PO7 7AJ
APPLICATION REF: APP/25/01015**

Introduction

This statement outlines the energy and sustainability principles for the proposed redevelopment and extension of the building at 212–218 London Road, Waterlooville.

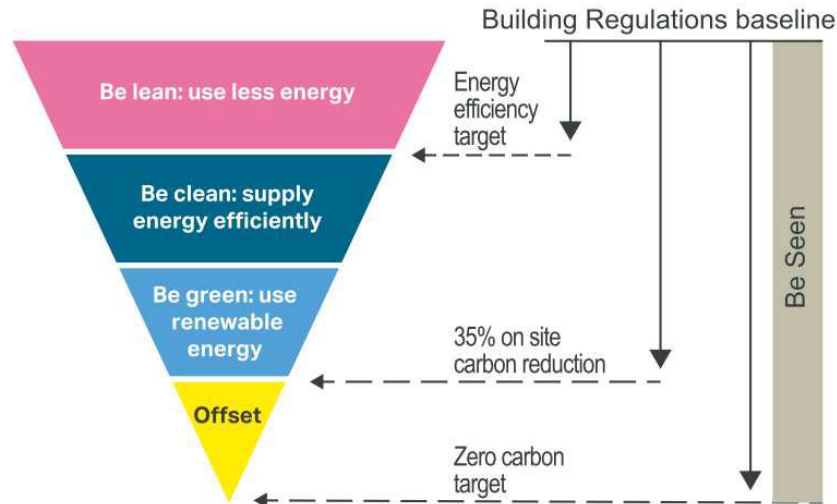
The proposals comprise the partial retention of the ground floor commercial unit with the conversion of the remainder of the building and the addition of upper floors to provide residential accommodation.

The purpose of this document is to demonstrate that the scheme has been developed in accordance with national planning policy and local sustainability objectives, and that the development will comply with the energy performance requirements of the Building Regulations.

Detailed energy calculations will be undertaken at Building Regulations stage through the preparation of SAP design-stage assessments for the residential units.

Energy and Sustainability Strategy

The development follows the recognised energy hierarchy approach (Be Lean – Be Clean – Be Green) to minimise energy demand and carbon emissions.



Be Lean – Use Less Energy

The proposed development adopts a fabric-first approach to improve the thermal performance of the building compared with its existing condition. Measures include:

- improved levels of insulation to the building envelope
- high-performance glazing systems
- improved airtightness compared with the existing structure
- low-energy LED lighting and efficient building services

These measures reduce energy demand and improve the overall efficiency of the building.

Be Clean – Supply Energy Efficiently

The development will incorporate energy efficient building services and systems designed to meet or exceed the requirements of the Building Regulations.

Efficient electric heating systems will be utilised for the residential accommodation, supported by modern control systems to optimise energy use.

Be Green – Use Renewable or Low Carbon Technologies

Where feasible, the detailed design will consider the integration of renewable or low-carbon technologies to further improve the building's environmental performance.

Final energy systems will be confirmed during the Building Regulations stage once detailed SAP assessments have been completed.

Climate Change and Overheating

Overheating risk will be assessed at Building Regulations stage in accordance with the relevant requirements of the Building Regulations and associated guidance.

Appropriate ventilation and cooling strategies will be incorporated where necessary to ensure acceptable internal environmental conditions are maintained, particularly for rooms facing London Road where acoustic mitigation may limit window opening.

Water Efficiency

Water consumption will be reduced through the specification of water-efficient sanitaryware and fittings within the residential units in accordance with Building Regulations requirements.

Sustainable Location

The site is located within an established town centre location with direct access to shops, services and public transport routes along London Road.

The development includes secure internal cycle storage to support sustainable transport choices for future residents.

The reuse and extension of the existing building also significantly reduces the embodied carbon associated with demolition and new construction.

Conclusion

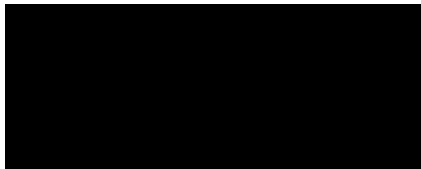
The proposed development represents a sustainable redevelopment of an existing town centre site. Through a fabric-first approach, energy efficient systems and compliance with the relevant Building Regulations, the scheme will significantly improve the environmental performance of the building compared with its existing condition.

The proposals therefore represent a sustainable form of development that supports the creation of energy efficient homes within Waterlooville town centre.

If you have any queries relating to the proposals, please do not hesitate to contact me directly on



Yours faithfully



James Bengree

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Director

JB Architectural Design Studio