

23/00099/NEWDEV - Former Deal Police Station, 43 London Road, Deal.
Street consultation plan for the proposed street name "Copper Close"



Sustainability

As part of the development, we have looked at options to reduce carbon emissions.

In December 2019, the Government launched a consultation on 'The Future Homes Standard'

This is linked to achieving the 'net zero' greenhouse gas emissions by 2050.

Dover Council have declared a Climate Change Emergency so as developers we will look to provide dwellings to a high fabric standard to minimise heat loss from windows, walls, floors and roofs

We will look to install:

- i. A air source heat pump heating system
- ii. A waste water heat recovery system
- iii. An electric car charger

EV Charging

As part of the development, we will install a charging point for the dwelling. We will also provide a 33amp fused spur to a convenient point for the future installation of a 2nd charger.

SUDS

A Sustainable Urban Drainage Systems (SUDS) will be provided as part of the development.

SUDS aim to limit the waste of water, reduce water pollution and flood risk relative to conventional drainage systems.



PROPOSED FRONT ELEVATION OF NEW BUILDS - UNITS 4 AND 5
Scale 1/100



PROPOSED FRONT ELEVATION OF CONVERSION - UNITS 1, 2 AND 3
Scale 1/100

02	Following planning comments - Reduction of 1 dwelling with more separation to rear and side boundaries	18/10/2022
01	First issue to planning	07/06/2022
00	First issue to client	05/05/2022
Rev	Description	Date

NOTES

- The Contractor should check all dimensions on site.
- It is the Contractor's responsibility to ensure compliance with building regulations and current codes of practice.
- Drawings cannot take into account any drains or underground works not feasible by visual survey of the site.
- Commencement of any building works prior to full building regulation approval is entirely at the client's risk.
- IT IS THE CLIENT'S RESPONSIBILITY TO CHECK THAT THE EZ-PLANS DRAWINGS THAT ARE ISSUED FOR CONSTRUCTION TO ENSURE THAT THEY SHOW THE CORRECT MATERIAL TYPES / COLOURS BEFORE THE BUILDER PLACES ANY ORDER FOR BUILDING MATERIALS.



CLIENT	PROJECT
ARRESTED DEVELOPMENTS LTD Suite 2, The Powder House Minnies Road, Whitfield, Dover, Kent, CT16 2HQ	Conversion including part demolition of the former Deal Police Station to create three dwellings and the erection of three dwellings in the former car park

DRAWING	Proposed site layout and street scenes	SCALE	As shown	DATE	07/06/2022	SHEET	A1
STATUS	FOR INFORMATION	PROJECT NO.	EMA-2022-229-10	REV	02		

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