

29th June 2021

South Holland District Council
Planning Department
Council Offices
Spalding
PE11 2XE

FAO David Gedney

Re: Holbeach, Fleet Road – Planning Ref. H05-0670-20

Dear David

Further to the consultation response received from Angela Doherty in Strategic Housing, I can provide the following by way of clarification.

To ensure a number of the homes provided within the scheme are capable of being adapted to meet changing occupier needs, all bungalows provided are designed to be adapted to M42 standard, or above.

The scheme in its entirety will be constructed using modern methods of construction and utilising a timber frame solution throughout. Timber frames are locally sourced as part of our overarching approach to reducing emissions and carbon footprint. All homes will be built to high ratings of SAP and EPC regulations. Material efficiency is considered as part of the early design process through SAP calculations with locally sourced efficient materials installed on site. Completed homes will be issued with a high rating Energy Performance Certificate (EPC).

We are keeping under review the developing need for charging points within our developments. A provision will be made for the addition of all necessary infrastructure which will facilitate the installation of such requirements when the need arises.

I trust the above note provides satisfactory comment on the outstanding points. Please do let me know if any further information is required.

Kind regards

By e-mail

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Kaplan Property Group