

Appendix – C1

BREEAM Statement.

The building would need to be treated as an education building, but there are points which a sports hall just cannot achieve compared to say a classroom, eg:-

- i) Points for daylighting.
- ii) Points for views out of the hall.
- iii) Points for visual comfort.
- iv) Points for ventilation (crossflows are specifically discouraged for badminton).
- v) Points for reverberation (whilst BB93 and Sport England requirements will be met, it is impossible to achieve classroom levels in a large volume space like a sports hall).
- vi) Points for future adaptability (whereas classrooms can be converted to other room types the same is not true for a sports hall, which is always likely to be a sports hall).
- vii) Points are not gained because of the need for the efficient and athlete friendly Ambi-Rad radiant heating.

Given these hurdles and the resulting time-consuming issues of achieving any BREEAM rating in relation to this type of building, the school's strong preference would be not to have a BREEAM condition as part of any Planning Consent. Instead they would propose to offer an additional 50m² of photovoltaics over and above the amount proposed in this report to meet renewables requirements.