



SUPPLEMENTARY PLANNING DOCUMENT SHOP FRONT DESIGN SPD

STATEMENT OF SUSTAINABILITY ISSUES

This statement has been published in order to comply with the guidance given in paragraph 10.1 of 'Creating Local Development Frameworks: A Companion Guide to PPS12' (ODPM, November 2004) and paragraph 2.3.47 of 'Sustainability Appraisal of Regional Spatial Strategies and Local Development Frameworks' (Consultation Paper, ODPM, September 2004).

How Sustainability Issues have been integrated into the SPD

- Sustainability issues have been included in paragraph two of the main Introduction in respect of energy efficiency. The introduction also refers to economic sustainability.
- The principle of retaining existing shop fronts, in the interests of sustainability, has been included in section 1 of part A on the replacement of shop fronts.
- The connection between full height shop windows and natural light has been included in the paragraph on The Shop Window in section 3 of Part A.
- The incorporation of natural ventilation into the shop entrance is referred to in the paragraph on The Entrance in section 3 of part A.
- Section 4 of part A, on materials, includes guidance on the sustainability of materials.
- Natural ventilation is also referred to in the paragraph on The Shop Window in section 5 of part A.
- The Further Information section at the end of the SPD includes links to further sources of information on sustainable materials, energy efficiency and local contractors.

How the Sustainability Appraisal and consultation has been taken into account

As a result of the Sustainability Appraisal a Further Information section has been added to the SPD, with links to sources of information on sustainable materials, energy efficiency and local contractors.

No comments were received on the Sustainability Appraisal during the formal consultation period. The Council's Sustainability Commission, at its meeting of 25th May 2005, considered the Sustainability Appraisal very complete in its assessment, endorsed the appraisal and agreed option 3 as the preferred option as the one that would best meet sustainability objectives. The Commission asked that further consideration be given to increasing the number of indicators against which shop fronts might be measured (see below).

The reasons for choosing the SPD as adopted

The Sustainability Appraisal considered the adoption of the SPD in the light of other reasonable alternatives and concluded that the option of producing an SPD was the preferred choice of the three possible options to be used. The Council's Sustainability Commission agreed with this.

Monitoring arrangements

The three agreed monitoring indicators for the Shop Front Design SPD are:

1. How many traditional shop fronts exist in Brighton and Hove?
2. What are features of importance?
3. What percentage of shop front applications per year are granted permission out of the total number received?

The third indicator was added as a result of the comments of the Council's Sustainability Commission.

The above three indicators will be include in the Council's Annual Monitoring Report of the Local Development Framework.

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