

Design and Access Statement

Features of the site

The site is located at Park House Residential Home, The Parade, St Mary's, The Isles of Scilly TR21 0LW. The site is an active residential nursing home.

Works Proposal

Works are proposed as part of wider refurbishment works to achieve Care Quality Commission (CQC) standards. As part of the scheme the following works are proposed which are deemed necessary to obtain planning approval:

- Window replacement - Two of the remaining timber single glazed windows are to be replaced with modern uPVC double glazing. The existing timber frame windows are in poor condition and replacement will improve thermal performance, internal comfort and usability. *Refer to figure 2 below.*
- Window removal and infill – One of the timber single glazed windows located on the ground floor is to be removed and infilled. The reason for removal is that the room is to be converted into a new food store for the care homes commercial kitchen. Window removal will ensure maximum space can be utilised for storage and temperatures can be controlled. *Refer to figure 3 below.*
- New solar PV array – A new Solar PV array is proposed to the south facing elevation pitched roof area. As part of the wider works, the care homes heating is to be converted to an electrical system. The new PV array will offset significant amount of the required electrical demand, reducing energy cost. *Refer to figure 4 below.*

Access

No changes or additions are proposed to the existing access arrangements to Park House Residential Home.

Scale/Appearance

- Window replacements – Where windows are being replaced it is proposed the replacement will be white uPVC double glazed installations. This will match the existing surrounding windows which have previously been undertaken. *Refer to appendix A.*
- Window infill – Where the window is to be removed and infilled, this will tie in and match existing surrounding surfaces with a painted render finish. The full rendered elevations will be redecorated to match existing as part of the wider works, ensuring the infill section will not be visible post completion.
- Solar PV – The new solar PV is proposed to be located on the south facing pitched roof elevation. This elevation is largely out of site from adjacent highways. *Refer to appendix B.*

Heritage Assets

The building is not subject to any listed status however the site is located within a conservation area and area of outstanding natural beauty. The proposed works will not have any negative affect on the character of the area. The elements being removed do not hold any historical significance or interest. Replacement windows will match the existing surroundings and therefore will not appear out of place.

Ecological Impact

The works have been deemed to be of low ecological impact. The new solar PV has potential for impact to roosting bats, however no direct evidence of roosting bats has been identified. Once

scaffold access is in place, the chimney stack will be fully inspected for bats or signs of bat activity. The works will be carried out in a sensitive manner where regular checks will take place in crevices to ensure that no bats are disturbed. If bats or signs of bat activity is identified, all works on the property will cease until an independent assessment can be undertaken. If bats are discovered, they will not be handled, and the contractor will be placed in contact with The Bat Conservation Trust's national Bat Helpline:

Tel: 0345 1300 228

Email: enquiries@bats.org.uk

Waste Management

The waste product for the items listed within this planning application will be small in nature consisting of the following materials; timber window frames, single glazing, slate windowsills.

All waste materials are to be disposed of at a licensed tip. All waste will be segregated for recycling. Where waste is disposed a competent contractor will be employed with copies of waste transfer notes kept on site.



Figure 1: Front Elevation (General View)



Figure 2: East Elevation – Windows to be replaced



Figure 3: South Elevation – Window to be removed and infilled



Figure 4: Aerial view – Proposed PV array

Appendix A



Features

Maximum sash sizes

Top hung: 1400mm (w) x 1400mm (h)
Side hung: 800mm (w) x 1550mm (h)
Fixed light: 3000mm (w) x 3000mm (h)

Outer frames

55mm, 67mm and 80mm outer frames
- Please note 80mm outer frames not available on Infinity

Mullions

68mm or 82mm mullions

Sash

76mm casement sash

Finishes

Available in a large assortment of colours and woodgrain options from the Variations range and SPECTRAL*

Glazing beads

28mm bevelled
28mm sculptured
36mm bevelled
40mm bevelled
44mm bevelled

Ancillaries

Frame extensions, cills and weathering trims
Range of coupling options
Range of bay pole options

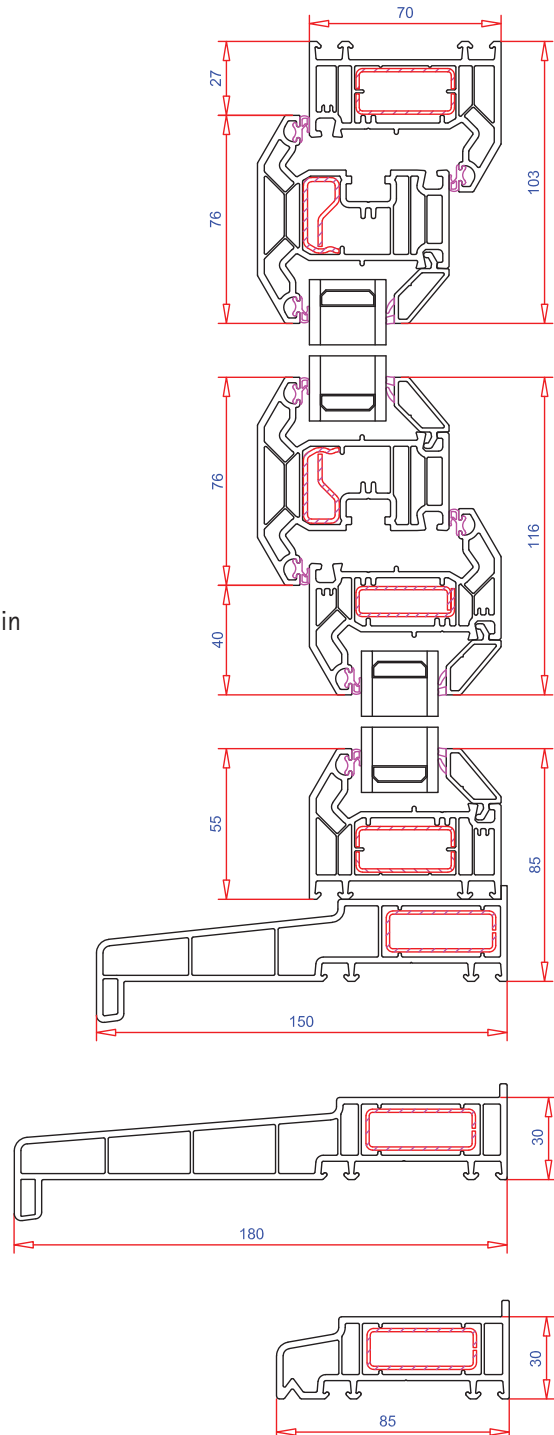
Thermal performance**

Achieves U-values as low as 1.2 W/m²K using double glazing
Achieves U-values as low as 0.86 W/m²K using triple glazing

* SPECTRAL is only available on bevelled or flat surfaces.

** Figures can vary dependent on specification.

Technical Drawing



Appendix B

Monocrystalline Photovoltaic Module »



MEPV 108 HALF-CUT ICON

BLACK - STANDARD - BICOLOUR »
400/410/415/420 Wp

QUALITY »



MBB technology
Better light absorption



M10 Wafer
Ultra-high power



Long durability
80% at the 30th year



Fire resistance
Maximum protection



Avoid losses
Better shading tolerance



Efficiency
415Wp - 420Wp



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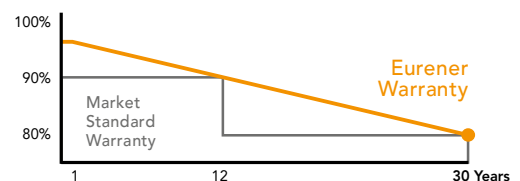
☆☆☆ EUROPEAN QUALITY



WARRANTIES »

20 YEARS PRODUCT WARRANTY
+5 years for Premium Partners

30 YEARS PERFORMANCE WARRANTY
Linear Warranty



CERTIFICATES »



TECHNICAL FEATURES »

Eurener_MEPV 108_HALF-CUT ICON_400-420Wp_2022EN

FRAME

Black / Silver anodized aluminium

Robust and resistant to corrosion

CONNECTION BOX AND PROTECTIONS

Sealed, robust and wide for heat dissipation

IP67/IP68 according to IEC 60529

Diodes by-pass built-in (3/6)

Connector MC4 compatible

Application Class A. Safety Class II

Cables 1000 mm ($\pm 20\%$) length and 4 mm² section

FRONTAL

3,2 mm thick tempered glass with high strength and ARC

Textured, extra-clear with low iron content

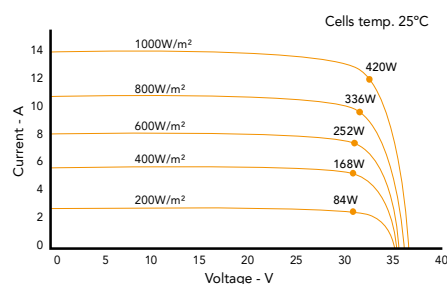
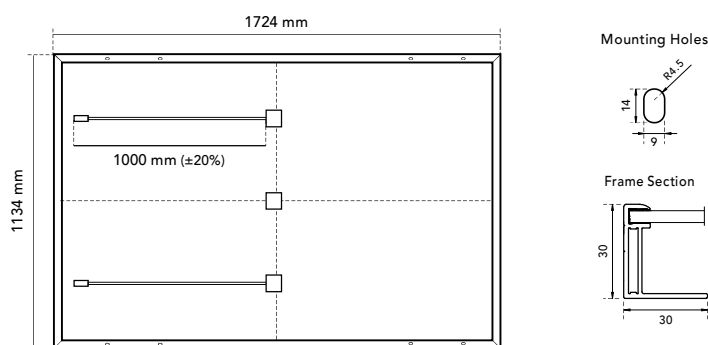
Frontal load (snow) 5400 Pa | Back load (wind) 2400 Pa

SOLAR CELLS

108 [2x (9x6)] cells monocrystalline silicon

WEIGHT AND DIMENSIONS

21,5 Kg | 1724 x 1134 x 30 mm ($\pm 1\%$) | Pack: 962/936 pcs-truck



ELECTRIC DATA »

BLACK - STANDARD - BICOLOUR	MEPV 400	MEPV 410	MEPV 415	MEPV 420
STC: 1000 W/m ² , module temperature 25°C, AM 1,5				
Nominal power. P _{max}	400 Wp	410 Wp	415 Wp	420 Wp
Max. power tolerance. P _{max}	0 / +5 W	0 / +5 W	0 / +5 W	0 / +5 W
Area of the module	1,96 m ²			
Module efficiency	20,46 %	20,97 %	21,23 %	21,48 %
I _{sc}	13,79 A	13,95 A	14,02 A	14,10 A
V _{oc}	37,07 V	37,32 V	37,45 V	37,57 V
I _{mp}	12,90 A	13,04 A	13,13 A	13,21 A
V _{mp}	31,01 V	31,45 V	31,61 V	31,81 V
NOCT: 800 W/m ² , ambient temperature 20°C, AM 1,5				
Nominal power. P _{max}	301,96 W	309,98 W	313,85 W	318,35 W
I _{sc}	11,03 A	11,16 A	11,22 A	11,30 A
V _{oc}	34,88 V	35,23 V	35,37 V	35,54 V
I _{mp}	10,32 A	10,43 A	10,50 A	10,56 A
V _{mp}	29,26 V	29,72 V	29,89 V	30,15 V
Operating parameters. Temperature coefficients				
Maximum voltage	1000 - 1500 V			
Maximum series fuse rating. I _r	25 A			
α I _{sc}	0,045 % / °C			
β V _{oc}	- 0,275 % / °C			
γ P _{max}	- 0,35 % / °C			
Temperature range	- 40°C ~ + 85 °C			
NOCT	45 ± 2 °C			

NOTE: Read the instruction manual of this product and follow the indications STC. Values are valid for: 1000W/m², AM 1,5 and cells temperature of 25°C. Measurement tolerance +/-3% (AAA Solar simulation -IEC 60.904-9-). All the information of this brochure may be amended without notice by Eurener. Eurener_MEPV 108_HALF-CUT ICON_400-420Wp_EN_SEP2022

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25 years manufacturing a better world

Since 1997 our main purpose has been to supply quality and long-lasting photovoltaic modules that allow us and future generations, to continue generating clean energy to take care of our planet.