



## Statutory Planning – Free Environmentally Sustainable Design (ESD) Assessment

Council is now offering a *free* environmentally sustainable design assessment for medium to large development applications. This voluntary 12 month program forms part of Council's broader objective of promoting higher environmental standards in residential and commercial buildings.

### FREQUENTLY ASKED QUESTIONS

#### What is ESD?

Environmentally Sustainable Design (ESD) aims to reduce negative impacts on the environment and improve the health and comfort of buildings for occupants. It includes:

- optimising site potential
- minimising non-renewable energy consumption
- using environmentally friendly products
- using energy and water efficient appliances
- reducing potable water use
- optimising operational and maintenance practices
- enhancing indoor environmental quality
- reducing potable water use

#### Why participate?

- The earlier you consider ESD the better – by the time you get to the building stage it might be too late to incorporate certain features.
- It doesn't cost anymore money to get the basics like orientation, passive design, ventilation right.
- Lots of buyers and tenants are now looking for ESD features because they know these features reduce energy and water bills and are nicer spaces to live or work in.

#### Who carries out the ESD assessment?

Council has appointed an ESD Advisor for the duration of the program. This person has an architectural background with a focus on sustainable design and community engagement.

#### What is the cost of having an assessment done?

Nothing. It is a free no obligation service.

#### Do I have to submit any additional information for an ESD assessment?

No. The assessment offered is based on the standard information provided as part of a planning permit application.

#### Will my application take longer to process if I get an ESD assessment?

No. The ESD assessment process will run alongside the normal permit assessment process. It will not hold up the issuing of a permit.

### **What are the benefits of incorporating ESD?**

Early consideration of ESD at the concept and design stage is key to achieving the most benefits including:

- Reduced running costs
- Lower energy bills
- Lower water consumption
- Improved amenity and liveability
- Compliance with building regulations
- Product differentiation
- Cheaper operational costs
- Improved comfort and productivity
- Demonstration of corporate responsibility
- Reduced costs over life of the building
- Cleaner air
- Reduction of waste

### **Don't the Building Regulations already deal with sustainability?**

The Building Regulations mandate a *minimum* standard only. The benefit of looking at sustainability at the planning stage includes optimising your building design as early as possible - when it comes at the lowest cost. If you get it right at the planning stage, meeting the building code requirements will be straightforward.

### **What will be assessed as part of Council's free trial?**

- Indoor Environment Quality
- Energy Efficiency
- Water Efficiency
- Stormwater Management
- Building Materials
- Transport
- Waste Management
- Urban Ecology
- Innovation
- Construction and Building Management

### **What is the process?**

1. Suitable applications are identified for an ESD assessment
2. Applicants offered free ESD assessment
3. If an assessment is requested the ESD Advisor will be complete it within 2 weeks
4. ESD Report issued to applicant for consideration
5. Applicant chooses to take up none, some or all of the ESD recommendations
6. If some or all of the recommendations are taken up an ESD Statement of Intent is issued.
7. ESD Advisor to follow up with applicant for feedback

### **If Council makes ESD recommendations do I have to implement them?**

No. The free ESD assessment is part of a broader education and awareness campaign. There are many benefits for applicants if they choose to take up some or all the recommendations but it is not mandatory.

### **Where can I find out more?**

Visit Council's website: [www.geelongaustralia.com.au](http://www.geelongaustralia.com.au) or contact the ESD Advisor, Sam Smith on 52724846 or [samsmith@geelongcity.vic.gov.au](mailto:samsmith@geelongcity.vic.gov.au)