

- *JP-C2 Digital connectivity* - The existing use of the property has current full and operational access to Fibre Broadband as it is directly connected via Bury New Road. Therefore, the property already has existing provision/connections. The proposed change of use would not amend this connection and Fibre Broadband will be utilised as part of the business – as the proposed operation will be cashless.

We don't consider anything further is required at this stage, and the above paragraph is sufficient.

- *JP-S2 Carbon and energy – This policy is from a Strategic Policy from the recently adopted Places for Everyone and specifically states: 1. **Promoting the retrofitting of existing buildings with measures to improve energy efficiency and generate renewable and low carbon energy, heating and cooling;***

The policy states that new it “*promotes the retrofitting*” of existing buildings, it does not state that this is a necessary requirement. The proposal is for a change of use development within an existing building. We will likely install newer infrastructure and systems to make our small business as efficient as possible in line with the policy, however there is no requirement for an existing building to meet Carbon Zero standards.

The new proposals/fit out will be fully in line with all of the new Building Regulations Part L/M standards which command a higher level of energy efficiency in any event and we will be adhering to those.