

Fareham Housing Greener Policy (DRAFT)

Introduction

As the potential consequences of climate change gains traction on the national agenda, the Government is embarking on a strategy to mitigate the worst impacts to the environment. The Government's environment plan 'A Green Future: Our 25 Year Plan to Improve the Environment' (2018) and the 2019 amendment to the Climate Change Act (2008)¹ both pave the way for subsequent legislation. This could therefore have a significant impact on how local authorities deliver their services.

With around a quarter of the UK's carbon emissions coming from our homes² Fareham Housing recognises the importance of lowering CO₂ emissions in its stock. The results would be twofold; the Council can make a positive contribution towards mitigating the effects of climate change and, at the same time, undertake necessary preparations in anticipation of new legislation. Any improvements, such as upgraded insulation, would also help our tenants to reduce energy costs and combat fuel poverty.

The aim of this policy is to provide clarity on how Fareham Housing intends to make its commitment towards mitigating the effects of climate change, both now and in the future.

This policy applies to the housing stock within the ownership of Fareham Housing.

Principles

Fareham Housing has defined the following series of principles to provide a framework for the Policy and guide users through the measures we are committing to.

Principle 1 – Minimise consumption of resources

Fareham Housing will take action against unnecessary use of resources in the following ways:



Invest in improvements in the energy efficiency of our housing stock, with the aim of ensuring that our tenants can afford warm homes.



Implement energy saving measures such as installation of dual flush toilets, energy saving lightbulbs, improved window and door insulation, cavity wall insulation and low flow showers.



Explore implementation of renewable technologies such as solar PV panels and biomass boilers, particularly on new-build homes.



Seek to continually improve our SAP and CO₂ rating in our existing and new build properties.

Principle 2 – Promote sustainable lifestyles

¹ The duty is to ensure that the net UK carbon account for the year 2050 is 100% lower than the 1990 baseline (previously 80%)

² Source: <https://www.carbontrust.com/news/2016/10/how-can-social-landlords-help-low-carbon-housing/>

Fareham Housing will encourage and advise on the benefits of more sustainable lifestyles through the following:



Provide advice and facilities on reducing waste and encouraging recycling.



Provide information on sustainable methods of transport, lifestyle and behaviours.



Promote the use of energy and water meters where possible to assist as a visual guide for energy expenditure.



Signpost to energy tariff switching advice.

Principle 3 – Build homes that meet the sustainability needs of our customers now and in the future

Fareham Housing will continue to provide housing for those in need, recognising the value of building greener homes for the future as well as improving existing stock by:



Working with our contractors and suppliers to ensure sustainability is considered in their business activities.



Following the principles of the Code for Sustainable Homes.



Participating in research and trial-based projects to help innovate in areas of emerging sustainability technology in order to incorporate smarter design and inform future build decisions.



Apply, as appropriate, the WRAP principles for Designing Out Waste.



Conserving and enhancing existing biodiversity wherever possible.



Ensuring space for car charging points is considered at the design stage of any new build.

Principle 4 – Deliver a greener standard

Fareham Housing will ensure that the principles above are delivered in a way that does not compromise budgetary restrictions and provides best value by:



Maximising and actively exploring grant funding opportunities.



Understanding where fuel poverty exists within our stock and utilise the measures outlined above to assist fuel poor households.



Monitoring costs and savings to ensure measures are delivered effectively.

Review

Fareham Housing understands that some tenants may not be used to living in a home with sustainable measures built in. Therefore, where any renewable technology has been implemented we will ensure that tenants are provided with full instructions and encourage feedback on performance.

This policy will remain a working document and be reviewed as and when new legislation, guidance or technologies are implemented.