

# **North Tyneside Council**

## **Home Energy Conservation Act Report 2017-19**



North Tyneside Council

i) **Local energy efficiency ambitions and priorities**

**Low Carbon Plan**

In March 2016 the Authority adopted the Low Carbon Plan 2016 -2027. This plan sets a target for the Council to reduce carbon dioxide emissions by 50% by 2027 and includes a delivery plan to achieve this. The Low Carbon Plan supersedes the Carbon Management Strategy and Climate Change Strategy which both ended in 2015/16.

To date the Council has built its success in carbon reduction by following the energy hierarchy; reduction, efficiency, low carbon energy generation. A greater focus can now be given to energy generation opportunities because the Council has been so successful at putting in place rigorous and sustainable processes, systems and technologies at the earlier stages of the adopted hierarchy.

The Low Carbon Plan is an opportunity to build upon previous successful undertakings and create a low carbon approach to energy which supports key service delivery, our local economy and households from the impacts of declining energy security, rising costs and changes to our climate.

The Low Carbon Plan aims to;

- Build the business case for a range of energy generation opportunities
- Reduce the carbon footprint of Council operations and the Borough
- Reduce Council operating costs
- Support residents in addressing fuel poverty.

The Plan and its objectives have been monitored at a six monthly stage and at its twelve month anniversary to

consider relevant changes in national policy, key achievements and emerging opportunities. All actions outlined in the Plan are making good progress and this has been reported.

### ***Two Action Plan case studies from the Low Carbon Plan***

#### **1. District Heat Networks – Heat Network Delivery Unit Funded project**

North Tyneside Council is currently engaged in a project which will assess the feasibility of localised energy supply (in the form of heat, cooling and potentially electricity supply) via a single or multiple numbers of District Heat Network schemes.

These localised heat network schemes will form a significant part of the UK's low carbon energy infrastructure in the future and a number of heat network schemes are successfully being operated across the UK. In the North East region there are a range of heat network schemes at various stages of development from feasibility to commissioning. This project is compliant with our Council priorities for supporting our local residential and business communities.

The Council have identified that the benefits for local heat generation and supply via networked distribution systems are many and include:-

- provision of the lowest cost of heat option compared to other alternatives in high population density areas;
- enabling security of energy (heat) supply;
- balancing of a range of consumer heat demands (with associated cost savings); &
- reduction of plant requirements and maintenance costs to operate individual systems.

#### **2. Development of Low Carbon Energy Generation on Two Strategic development Sites.**

The Council has undertaken a specific study to assess the energy generation options associated with the master planning work under the new Local Plan from 2017, specifically for two strategic development sites of Killingworth

## Moor and Murton Gap.

As part of this Local Plan Work, and to maximise value to the Council, it has added in some extra work streams, of which energy is one. The purpose behind this is to examine to what extent low energy use, improved energy efficiency and renewable energy can be woven into the proposals, so that the resulting developments are as sustainable as possible for the benefit of the wider area.

The study has identified that the following approach be adopted:

- Fitting Solar PV and battery storage to the Authority's own buildings
- Developing Solar on PV and battery storage on its own surplus land
- Fitting Solar PV and battery storage on third party buildings and land by agreement
- Developing heat network options for the sites.

The Authority is assessing the implementation of business cases for each option.

## **Covenant of Mayors Sustainable Energy Action Plan**

North Tyneside Council adopted a Sustainable Energy Action Plan (SEAP) in August 2010 as part of the EU Covenant of Mayors Low carbon Regions initiative. This plan details how we will reduce carbon emissions across the domestic, commercial/industrial and transport sectors through a number of direct interventions (e.g. home insulation, solar PV) and national policy measures (Carbon Reduction Commitment Energy Efficiency Scheme) by more than 20%, based on a 2005 baseline year, by 2020.

The SEAP is building on the excellent progress made in North Tyneside on reducing carbon emissions. The latest published report (1st April 2015 to 31st March 2016) based on figures from the Department of Energy and Climate Change (DECC), now Department of Business Energy and Industrial Strategy (DBEIS) show that overall, North Tyneside Council's absolute CO<sub>2</sub>e emissions have decreased by 23% between 2010/11 and 2015/16. Although

2015/16 saw a decrease in the carbon content of grid supplied electricity, it is higher than it was in 2013/14 and this has impacted on the carbon savings resulting from the Council's reduced electricity consumption. Had the carbon content of electricity been the same in 2015/16 as it was in 2013/14 then the Council's carbon footprint would have decreased by 25%.

The SEAP is currently subject to a review and revision in light of the Devolution Agenda. A plan is in place to develop a regional SEAP for the geographical area covered by the seven local authorities of North Tyneside, South Tyneside, Northumberland, Newcastle, Gateshead, Durham and Sunderland. This approach is supported by the combined authority Board of Economic Directors and the Local Enterprise Partnership (LEP).

The development of the regional Low Carbon Plan will incorporate the impacts on air quality associated with aspirations and actions the plan in order to support national requirements for air quality management and monitoring.

- ii) **The measures that take advantage of financial assistance and other benefits offered from central Government initiatives, to help result in significant energy efficiency improvements of residential accommodation**

#### **Fuel Poverty Plan - Timescale: From 2017-ongoing**

As part of the commitment to support residents in addressing fuel poverty in our Low Carbon Plan, North Tyneside

Council and partners have developed a Fuel Poverty Plan to be launched later in 2017. The key objectives of the plan are to reduce the proportion of North Tyneside resident's income spent on fuel, and to permanently increase the energy efficiency of homes in the borough in order to reduce fuel poverty. The draft plan highlights an approach which will concentrate on improving outcomes in the following areas.

- Information, Education & Advice on Affordable Warmth;
- Improve partnership working to achieve Affordable Warmth;
- Reduce Fuel Poverty by Maximising Income;
- How to Improve Health & Well Being through ensuring Affordable Warmth;
- Improve Energy Efficiency to achieve Affordable Warmth.

### **ECO 2E – Timescale: From 2017**

The North Tyneside Warm Zone partnership is in the process of negotiating new ECO funding arrangements to initially cover the 18 month transition/extension period to ECO 2.

The partnership is keen to trial the new Flexible Eligibility Mechanism under ECO 2E in order to aim to secure more funding for measures under the Affordable Warmth element of that obligation as well as examining the potential for additional ECO support for social housing.

### **Targeted low income energy efficiency programme – Timescale: from 2017**

As part of the Housing Strategy and the associated Fuel Poverty Strategy, the Warm Zone partnership is aiming to utilise what additional funding is available to target a package of heating, insulation, energy and benefits advice at the most deprived areas across the Borough, looking to integrate that with ongoing local health-based and private sector

landlord initiatives.

### **Warm Zones – additional Redress funding –Timescale: from 2015-18**

The Warm Zones partnership has been able to secure additional Redress funding (from various sources) that have been used to support the delivery of additional energy efficiency measures across all tenures over the last year. Although the main body of this funding package is to conclude in 2017 there is the opportunity to access more limited amounts of such funding to support additional measures, particularly heating, in 2017-18.

### **Warm Homes on Prescription- Successful Pilot**

In partnership with North Tyneside Warmzone, North Tyneside Council and Clinical Commissioning Groups we have developed a scheme to “fast track” improvements in heating for the most vulnerable where a medical professional has assessed need. This pilot has now successfully concluded and further discussion and initiatives are planned building on the insights generated by the pilot and other health-related schemes.

### **Energy Performance Certificates (EPC) – Timescale: ongoing 2019**

NTC utilise EPC data to update our stock model information and assist in the targeting of appropriate homes for future investment. 46% of council owned stocks have a valid EPC. This also supplements the work with our ECO partner to enhance our existing stock management database with full EPC data.

### **Feed In Tariffs – Timescale: 2017-19**

Currently 11% of our council housing stock benefit from Solar PV feed in tariffs saving council tenants estimated combined total of over £7.8m over the 25 year period. Building on this experience the Council has and will continue to explore business opportunities to procure new partners to deliver solar PV schemes to approximately 2,500 council homes. We have been presented with a number of business cases including some potentially innovative approaches

but to date there has been a number of concerns including those regarding the risk / resource input versus reward. Changes to Government incentives for Feed in Tariff subsidies (FiT) towards Solar Photovoltaic (PV) installations have dropped by 65%. This has also resulted in the cost of installing Solar PV not being as cost effective measure to install.

### **Minimum Standard in Private Rental Sector – Timescale: Ongoing**

North Tyneside Council will continue to work with private landlords in the borough to promote, local fuel poverty initiatives, ECO 2 and our Accreditation Partnership with the National Landlords Association. We will use our partnership and landlord forum to communicate changes in energy efficiency regulation and to highlight opportunities to access funding. We will continue to work with the National Landlords Association to provide energy efficiency support to landlords. Where appropriate the Council will utilise its enforcement powers under the Housing Act 2004 in relation to the enforcement of Housing Health and Safety Rating System.

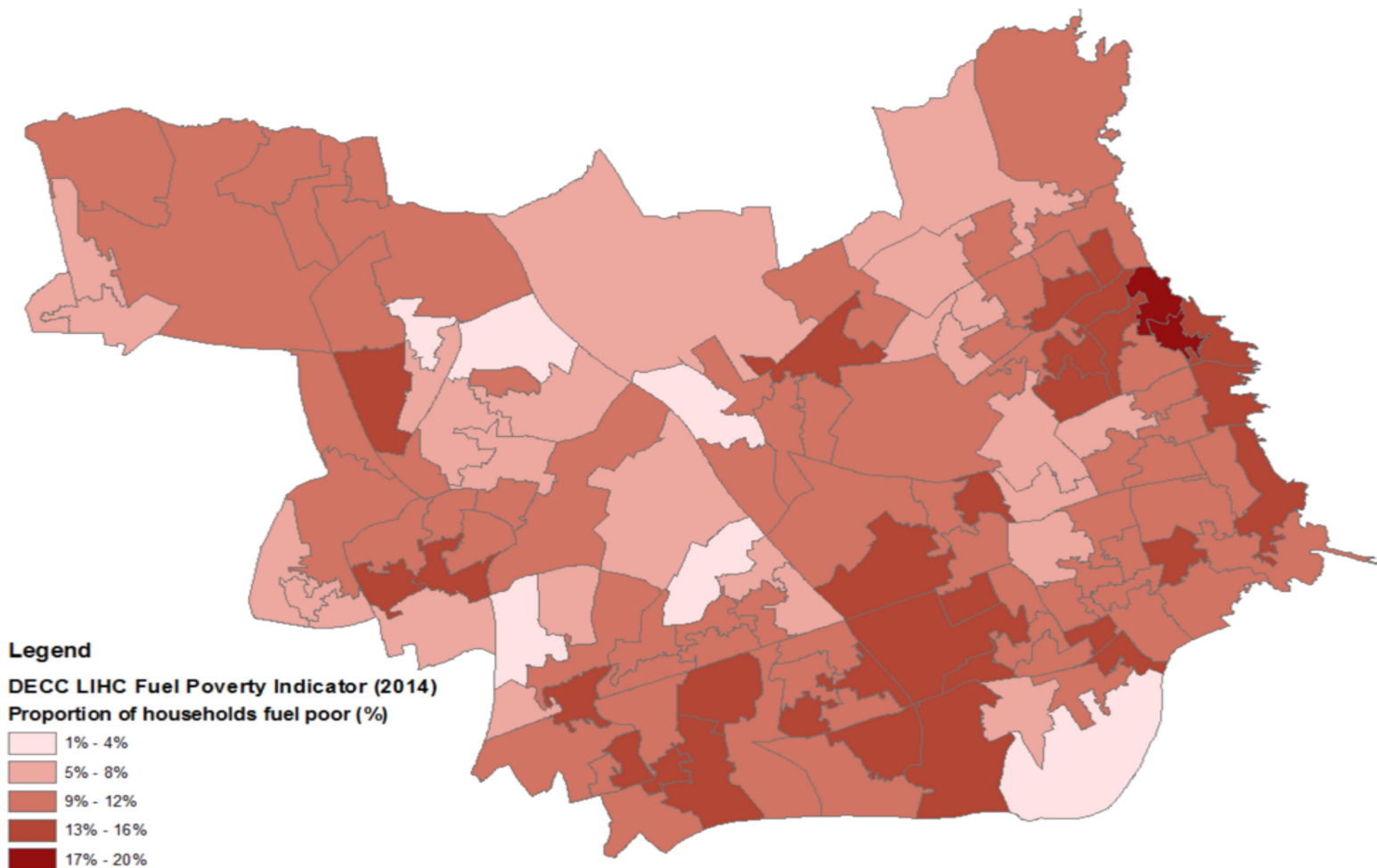
### **Warm Zones Vulnerable Homes Fund – Timescale: 2015-18**

Warm Zones as a CIC offers some of the funding surplus generated to the vulnerable residents of North Tyneside to assist where the standard grants do not meet the value of the works required



Date: 31 March 2017

Domestic Interventions Since 2005	Measures
Cavity Wall Insulation	12,671
Loft Insulation	9,982
Boiler Replacements and Heating	2,463
Double Glazing Units	20,291
Solar PV	2,247
Solid Wall	193



- 
- iii) **The measures which an authority has developed to implement energy efficiency improvements cost-effectively in residential accommodation by using area based/street by street roll out involving local communities and partnerships (e.g. social housing partners, voluntary organisations and town/parish councils, wider partnerships/innovation and procurement).**

### **Quality Homes for Older People – Timescale: 2017- 19**

North Tyneside Council is currently in the delivery phase of a major scheme to refurbish and improve provision of accommodation for older people. This will involve the refurbishment of 572 housing units and the provision of 350 new build units. All of the new build units will reach Level 4 Code for Sustainable Homes as well as achieving BREEAM EXCELLENT status. All of the refurbished properties will achieve BREEAM VERY GOOD status. In addition a number of the proposed schemes will include renewable energy sources such as Air Source Heat Pumps and Solar Thermal provision. Schemes will be completed in spring 2017 which will signal the end of the Construction Phase of the PFI project. Our partner, Solutions 4 North Tyneside, will continue to provide Facilities Management, Repairs and Cleaning services for the remainder of the 28 year contract

### **Safe and Healthy Homes Scheme – Timescale: Ongoing**

The council have established a new safe and healthy homes team to provide assistance to those residents in the borough whose homes are having a detrimental effect on their health and wellbeing. The team provide a comprehensive advice and signposting service to deliver, emergency aid, insulation improvements, boiler repair as well as the installation of heat sensors, community fuel debt advice and community resilience for our most vulnerable residents.

## **North Tyneside Council Housing Asset Management - Timescale: 2017-19**

We are committed to reducing the level of CO2 omissions within our housing stock and tackling eradicating fuel poverty for our tenants. We have over the past fifteen years been carrying out substantial energy efficiency improvements to the stock. All cavity walls and lofts have been insulated; 90% of homes have Energy efficient condensing boilers. Our average Standard Assessment Procedure (SAP 2009) rating of 70.1 for council housing has increased over the past four years. This figure was top quartile performance within Housemark when comparing this with other Local Authorities.

Despite large cuts by central government, North Tyneside Council will invest a further £23million to improve existing homes and construct new affordable homes during 2017-18.

The Governments Decent Home Standard for Local Authorities and Registered Social Landlords sets out a series of targets to ensure that all social housing meets a standard of decency. After achieving this standard back in 2010, North Tyneside has continued to keep its housing stock decent through a mixture of high investment and innovate ways of working.

Along with the installation of high efficient condensing boilers, we have focussed on improving the energy efficiency of our customer's homes, by installing a wide range of both traditional and innovative energy efficient products. In partnership with Warmzone we have installed both cavity wall and loft insulation. In conjunction with the NEA (National Energy Action), we have installed Oxypods, Radfans and Voltage Optimizers. Our Joint Venture Partnering contractor Kier North Tyneside will also deliver a number of External wall insulation projects to 82 homes.

## Domestic Asset Management

### NTC Owned Properties

	2017/18					2018/19				
Measures	Number	Average CO <sup>2</sup> saving (Kg)	Average £ saving	Annual CO <sup>2</sup> Saving (T)	Annual £ Saving	Number	Average CO <sup>2</sup> saving (Kg)	Average £ saving	Annual CO <sup>2</sup> Saving (T)	Annual £ Saving
Solar PV	12	1,077	120	1,615	1,440	0	0	0	0	0
Boiler Replacement	600	1,200	310	720	186,000	600	1,200	310	720	186,000
External Wall Insulation	24	1,300	490	31	11,760	58	1,300	490	75	28,420
Flat Roof Insulation	0	0	0	0	0	0	0	0	0	0
Voltage Optimisers	0	0	0	0	0	0	0	0	0	0
Cavity Wall	74	560	140	41	10,360	30	560	140	17	4,200
Loft Insulation	50	730	180	37	9,000	50	730	180	37	9,000
			<b>Total</b>	<b>2,444</b>	<b>218,560</b>			<b>Total</b>	<b>849</b>	<b>227,620</b>

### NTC Affordable Homes 2017 – 19

The Elected Mayor and Cabinet Members have clearly stated their policy intention in the Our North Tyneside Plan that the Authority will deliver “more quality affordable homes.”

A draft Local Plan has been developed which sets out the Authority’s approach to delivering sufficient additional homes

within North Tyneside to meet the anticipated needs arising from demographic changes including a projected increase in the Borough's population by 2030.

The Local Plan sets out to make provision for between 10,500 to 12,000 additional homes in the period between 2015 and 2030. The first round of consultation has recently been completed and the results are being collated. It is anticipated that the Local Plan with agreed changes will be adopted in 2015.

North Tyneside Council have commenced with their Affordable Homes Delivery Programme which delivers:

- New housing to a minimum of Code 3 plus of Sustainable Homes Standard developed through consultation with customers.
- To meet the requirements of the Disability Discrimination Act
- To provide, as a minimum standard, high quality, spacious, modern accommodation that exceeds Decent homes Standard
- To contribute to the reduction of fuel poverty through sustainable design solutions.
- Demonstrate value for money and affordability.
- Promote existing / new partnerships and local labour.

**iv) A timeframe for delivery and national and local partners – this includes Combined Authorities.**

---

North Tyneside Council will be working with our affordable warmth delivery partner and others to develop and deliver energy efficiency promotion and fuel poverty reduction programmes over the next two years. The delivery of the programme set out in the sections above will be assessed, monitored and incorporated into subsequent Home Energy Conservation Act Reports.

Local partners are:

- Warm Zones CIC
- Age UK North Tyneside
- North Tyneside Director of Public Health
- North Tyneside Clinical Commissioning Group
- Kier North Tyneside
- Capita
- Citizens Advice Bureau
- Mears Home Improvement

Date: 31 March 2017

.