

Home Energy Conservation Act 1995 – Maidstone Borough Council 2015-2017

Subject	Details	Time frame for delivery
1) LOCAL ENERGY EFFICIENCY AMBITIONS AND PRIORITIES		
Climate Local	<p>Climate Local Kent</p> <p>Maidstone Borough Council has committed to Climate Local Kent, a county-wide pledge to reduce emissions and build resilience to a changing climate and severe weather. The relevant sections aim to;</p> <p>Help residents, businesses and the public sector save money and cut carbon emissions through being more energy efficient at home, at school and at work.</p> <ul style="list-style-type: none"> • We will work towards a 34% reduction in emissions by 2020. Emissions have reduced by 21% since 2005 and we will continue to work towards achieving the target. • We will increase renewable energy deployment in Kent by 10% by 2020 • We will facilitate the retrofit of homes across Kent through the Government’s Green Deal and the work of the Kent and Medway Sustainable Energy Partnership (previously called KMGDP). 	Ongoing
Kent Environment Strategy	The Kent Environment Strategy has three themes;	Ongoing

	<ul style="list-style-type: none"> • Living well within our environmental limits • Rising to the climate change challenge • Valuing our natural, historic and living environment. <p>The development of the Kent and Medway Green Partnership (KMGDP) and its development of an Action Plan and the procurement of an ECO funding Provider to deliver ECO projects were included in the strategy action plan. The KMGDP is now called the Kent and Medway Sustainable Energy Partnership.</p>																									
<p>Maidstone Renewable Energy Strategy</p>	<p>Maidstone is exploring the potential for considering investigating renewable energy opportunities and hope this will lead to a strategy during 2015-2016. The Council has embarked on a trial of photovoltaics at our depot, and dependent upon its success, this project will see the start of the following programme of installations:</p> <table border="1" data-bbox="539 754 1906 1262"> <thead> <tr> <th>Site</th> <th>Size of array</th> <th>Carbon displaced</th> <th>Tariff scheme</th> <th>20y Savings potential</th> <th>Timing</th> </tr> </thead> <tbody> <tr> <td>Depot</td> <td>50kw</td> <td>25t per annum</td> <td>FIT</td> <td>£290k</td> <td>Complete by end of March 2015</td> </tr> <tr> <td>Leisure centre</td> <td>50kw solar 350kw heat</td> <td>75t per annum</td> <td>FIT and RHI</td> <td>£820k</td> <td>Autumn 2015</td> </tr> <tr> <td>Hazlitt Theatre</td> <td>50kw</td> <td>25t per annum</td> <td>FIT</td> <td>£290k</td> <td>Autumn 2015</td> </tr> </tbody> </table>	Site	Size of array	Carbon displaced	Tariff scheme	20y Savings potential	Timing	Depot	50kw	25t per annum	FIT	£290k	Complete by end of March 2015	Leisure centre	50kw solar 350kw heat	75t per annum	FIT and RHI	£820k	Autumn 2015	Hazlitt Theatre	50kw	25t per annum	FIT	£290k	Autumn 2015	<p>2015 – 2016</p>
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	Bowls club	50kw	25t per annum	FIT	£290k	Autumn 2015													
	Surveying for other sites					Summer 2015													
Fuel Poverty	<p>Under the new definition of fuel poverty, Low Income High Cost, a household is considered to be fuel poor when it spends more than the UK median on its energy bills and that expenditure pushes it below the poverty line. This definition is the current definition accepted by DECC. The previous definition was that any household that spent more than 10% of its income on fuel was classed as fuel poor.</p> <table border="1"> <thead> <tr> <th>Maidstone</th> <th>2012 (old 10% definition)</th> <th>2012 Low income high cost</th> </tr> </thead> <tbody> <tr> <td>Estimated number of households in the borough</td> <td>63,396</td> <td>63,396</td> </tr> <tr> <td>Estimated number of households in fuel poverty</td> <td>6,114</td> <td>4,988</td> </tr> <tr> <td>% Fuel poor</td> <td>9.6%</td> <td>7.87%</td> </tr> </tbody> </table> <p>Using these statistics from 2012, and considering the low income high cost method of measuring fuel poverty, Maidstone is slightly below the Kent Average of 8.46% but slightly above the South East average of 7.79%.</p>						Maidstone	2012 (old 10% definition)	2012 Low income high cost	Estimated number of households in the borough	63,396	63,396	Estimated number of households in fuel poverty	6,114	4,988	% Fuel poor	9.6%	7.87%	Ongoing
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	<p>Data from DECC Fuel Poverty Statistics 2012</p> <p>Data under 10% indicator https://www.gov.uk/government/statistics/fuel-poverty-subregional-data-under-10-indicator</p> <p>Data under LIHC indicator</p> <p>https://www.gov.uk/government/statistics/2012-sub-regional-fuel-poverty-data-low-income-high-costs-indicator</p> <p>However, the proportion of households experiencing fuel poverty varies across the borough from 2.2 % up to 15.2%. The small pockets of high levels of fuel poverty in urban area are generally in areas of higher deprivation. However, it would appear that fuel poverty is common in rural areas that do not have high levels of deprivation and there appears to be an association between higher levels of rural fuel poverty and lack of access to mains gas.</p> <p>Only 7 Lower Super Output Areas within the borough would be eligible for Carbon Saving Communities Obligation funding. These 7 areas are small parts of the High Street, Park Wood, Shepway South and Shepway North wards and none are in rural areas.</p>	
Excess Winter Deaths	Levels of excess winter deaths in Maidstone have fallen from 30.1% in 2002 to 2004 to 18.3% in 2011-2013 with an average from 2002-2013 of 18.9%. The average in Kent from 2002 to 2013 was 17.5%	
2) MEASURES THAT TAKE ADVANTAGE OF FINANCIAL ASSISTANCE AND OTHER BENEFITS OFFERED FROM CENTRAL GOVERNMENT INITIATIVES		
Using ECO funding	Maidstone transferred their housing stock to Golding Homes Housing Association in 2004 and do not own housing stock. We work with the KMSEP Warm Homes Scheme to promote	2013-2014

the offers made by the Scheme using ECO funding and provide information on energy efficiency in the home. Golding Homes sought ECO partners independently from the Warm Homes Scheme. The Winter Warmth scheme used ECO funding and funding from Public Health in Kent County Council.

Measures installed in 2013-4 that were wholly or partly funded by ECO funding.

Scheme Name	Golding Homes own stock	Warm Homes Scheme for all tenure types	Winter Warmth Scheme	Total
Loft Insulation	2	0	0	2
Cavity Wall Insulation	242	0	0	242
Hard to treat CWI	0	24	0	24
External/Internal solid wall insulation	0	0	0	0
Heating	47	3	10	60

We will continue to work the Warm Homes scheme until 2017. Offers and priorities may change as ECO guidance changes and we will work with KMSEP adapt to changes to help our residents benefit from ECO funding.

2015-2017

We will send a mailshot to all residents each year to raise awareness of the current offers

2015-2017

	available from the Warm Homes Scheme.	
Maidstone Home Energy Efficiency Grant	We have notionally allocated £50,000 per annum from our housing assistance policy fund to provide repayable Home Energy Efficiency Grants to vulnerable owner occupiers who are eligible for works that attract ECO, Green Deal Cash Back or similar funds, to make up any shortfall between the cost of the measures and the amount of these funds. We will work in partnership with the preferred providers who won the tender for the relevant lot through the KMSEP procurement process. A mini tender will be carried out every 3 months to ensure prices remain competitive.	2015-2017
Green Deal	We promote the Green Deal on our website by explaining how the scheme works, detailing the measures that are eligible and highlighting relevant supporting schemes including the Green Deal Home Improvement Fund.	Ongoing
Low Carbon Homes	<p>We aim to support the delivery of the Government's policy on lowering CO₂ emissions from new developments through the application of the approved Building Regulations and Planning Policy. This aims to secure energy-efficient design where the energy consumption of new buildings is minimised through the use of materials, orientation and density. In addition this aims, where feasible and viable and in line with the Government's growth agenda, to secure the supply of energy from decentralised low and zero carbon sources. This will be delivered through the application of the approved Building Regulations and through our Local Plan.</p> <p>We require that new developments comply with code level 3 (the Code for Sustainable Homes, linked with the planning system and Building Regulations) and encourage developers to strive for level 4 for all our new build homes. We are currently developing our Local Plan and hope to require all developments to comply with level 4.</p>	<p>Ongoing</p> <p>Ongoing</p>
Collective Switching	We run the Big Maidstone Switch, a collective switching service that allows residents to find out whether they can switch to a cheaper tariff or provider and save money on their gas	2013 - 2015

	and /or electricity bills. Average savings in the past two schemes were £161 and £187.50 per annum.	
Provide Energy Best Deal Training	Energy Best Deal is a campaign supported by OFGEM and coordinated locally by the Citizens Advice Bureau. It provides training to members of the public and frontline staff on ways to save energy in the home and seek a competitive price for their gas and electricity supply.	10/2014 to 3/2015
Oil Clubs	Oil clubs help householders to increase their bargaining power by collective bulk buying. We signpost householders to information on our website regarding finding and setting up an oil club and price comparison websites. We ran a training session for rural parish and borough councilors on setting up oils clubs in 2014.	Ongoing
Help to Heat Scheme	We work with Southern Gas Networks to promote their Help to Heat programme to rural parish councils which helps vulnerable residents and communities that are near to, but not connected to, mains gas.	2014 - 2017
Work with local landlords	<p>We engage with our local landlords to encourage them to increase the energy efficiency and standards within their properties.</p> <ul style="list-style-type: none"> • We consider the Energy Performance Certificate (EPC) in our Home Finder Incentive Scheme where landlords receive a one off payment of £2500 to rent properties to tenants in temporary accommodation and give the council nomination rights. Properties rated F or G are not eligible for the scheme. • We have made landlords aware of the Landlords Energy Saving Tax Allowance via our landlords forum and our website 	Ongoing

	<ul style="list-style-type: none"> We work with landlords by providing advice, and when needed enforcement, to ensure privately rented homes are free from Category 1 Hazard of Excess Cold using the Housing Health and Safety Rating System and related housing enforcement. 	
Promotion/Media/Advice Education	<p>The Kent and Medway Sustainable Energy Partnership will develop a targeted communications campaign for Kent and Medway to promote and maximise uptake of Green Deal and ECO. This will include media, websites, newsletters and training of frontline staff and community champions. The partnership will work with local authorities involved in developing a collective energy switching scheme in Kent to combine energy efficiency messages where appropriate.</p> <p>We will aim to promote energy efficiency through:</p> <ul style="list-style-type: none"> Energy Saving Advice Service (0300 123 1234) Council website, newsletter, etc. Energy Information Packs for residents Local newspapers and radio Community events and forums Warm Homes call centre on 0800 170 1174 	Ongoing
3) MEASURES WE PROPOSE TO COST EFFECTIVELY DELIVER ENERGY EFFICIENCY IMPROVEMENTS IN RESIDENTIAL ACCOMMODATION BY USING AREA BASED/STREET BY STREET ROLL OUT.		
	<p>We will aim to work with KMSEP to deliver cost-effective delivery using area based roll out through:</p>	Ongoing

	<p>KMSEP procured a framework of providers to:</p> <ol style="list-style-type: none"> 1. install measures funded via the Home Heating Cost Reduction Obligation; 2. deliver energy efficient measures; 3. provide Green Deal Assessments and building surveys,; 4. install renewable energy measures ; and 5. run a call centre to respond to queries on the above on behalf of Councils in Kent. <p>The Warm Homes call centre began operating in December 2014 and is funded by all the local authorities in Kent. It provides advice on matters 1-4 above and is the main contact point for the Warm Homes scheme that provides insulation and gas boiler repairs and replacements that are fully or partially funded by ECO funding.</p> <p>KMSEP has replaced the Kent and Medway Green Deal Partnership which carried out similar functions in 2013 and 2014.</p>	Ongoing
KEEP	<p>Maidstone Borough Council is a member of the Kent Energy Efficiency Partnership (KEEP) which aims to deliver practical and cost effective energy efficiency measures that are likely to result in significant improvement in the energy efficiency of residential accommodation. KEEP is an officer level group that shares knowledge and good practice and drafts consultation responses. It works as part of the KMSEP to deliver Green Deal/ECO and share good practices.</p>	Ongoing
Maidstone Health and	<p>Maidstone Health and Wellbeing Board are working towards implementing a multi-agency referral system with partners from the voluntary and social and health care sectors. Every</p>	2015

Wellbeing Board	contact with a member of the public would be taken as an opportunity to identify other matters that may concern the member of the public and raise the concern with the relevant body to help with that matter. This would include issues around deprivation, poor housing conditions and whether the home was heated to a reasonable level.	onwards
Winter Warmth Scheme	Maidstone Borough Council is working with the Public Health Department at Kent County Council to administer the Winter Warmth Grants. KCC provides a grant each year that can be spent installing heating and insulation improvements in the home of a resident with a health condition which is made worse by being cold at home. Maidstone Borough Council works with the Home Improvement Agency, Warm Homes call centre and providers procured using the KMSEP framework to administer the Winter Warmth grants.	2014 to 2017

Signature:



Signed off by: Zena Cooke

Position: **Director of Regeneration and Communities**

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