

# Overview & Scrutiny

Meeting date: 04 September, 2023

## Member Questions for CBH (4 total)

### 1. Question from Councillor Chelin

How realistic is the aspiration mentioned in 2.2?

#### Response from CBH

Over 90% of CBH carbon emissions relate to the managed housing stock, therefore achieving the ambition of net zero requires moving the housing stock to net zero. Through the work we have done since 2020 to understand what would be required to deliver this, it relies on decarbonisation of the grid, a small amount of carbon offset and investment to improve homes, currently estimated to be in excess of £70m. This is not affordable within the Housing Revenue Account (HRA) without external funding support.

CBH is maximising the funding currently available through SHDF to support the HRA, however the funding is only aimed to achieve the Government minimum standard of EPC C by 2030. Whilst this supports the net zero direction of travel, it will not contribute significantly to improvements beyond EPC C. Investment levels required to achieve EPC C by 2030 are forecast to be circa £15M and achieving this target is reliant on CBH being successful with further external funding support.

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### 2. Question from Councillor Chelin

How likely is it that the change to the minister responsible for DESNZ will make a positive difference to funding criteria mentioned in 2.3?

#### Response from CBH

We are unable to answer this question. Graham Stuart was appointed Minister of State for Energy, Security and Net Zero in February 2023.

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### 3. Question from Councillor Chelin

How supportive are tenants, generally, of the approaches mentioned in 3.4? Do they, themselves, present any barriers to CBH progress on the journey to net zero?

#### Response from CBH

We experience a range of support and views when talking to tenants and leaseholders when delivering carbon reduction improvements. Many welcome the

improvements seeing the reduction in bills and feeling an overall improvement in comfort of their homes. A small number resist the improvements for a variety of reasons. This is recognised as a barrier nationally to the delivery of net zero within the social housing sector and we are constantly reviewing our engagement with residents to promote works and considering how far we should go to enforce measures.

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#### **4. Question from Councillor Chelin**

I'd appreciate a bit more explanation of the technicalities mentioned in 4.2, in relation to impacts for fuel poverty.

#### **Response from CBH**

There is a risk that in reducing carbon emissions from homes that the incorrect installation of measures could increase fuel bills for our customers. This is also recognised by government and as a result the SHDF funding criteria requires there to be no increase in bills. Fuel bills could go up if the construction detailing of the property is not adequately considered. Properties have insulation, heating measures and renewables designed to meet the retrofit standards framework PAS2035. This covers a huge range of retrofit work including the installation details for external wall insulation, air tightness measures and all the junctions between construction elements. These elements require carefully designed details to ensure there are no thermal bridges, airtightness details are continuous and importantly ventilation is considered.