

# Home Energy Conservation Act – 2017 update report

on behalf of;

Nuneaton & Bedworth Borough Council, and

North Warwickshire Borough Council

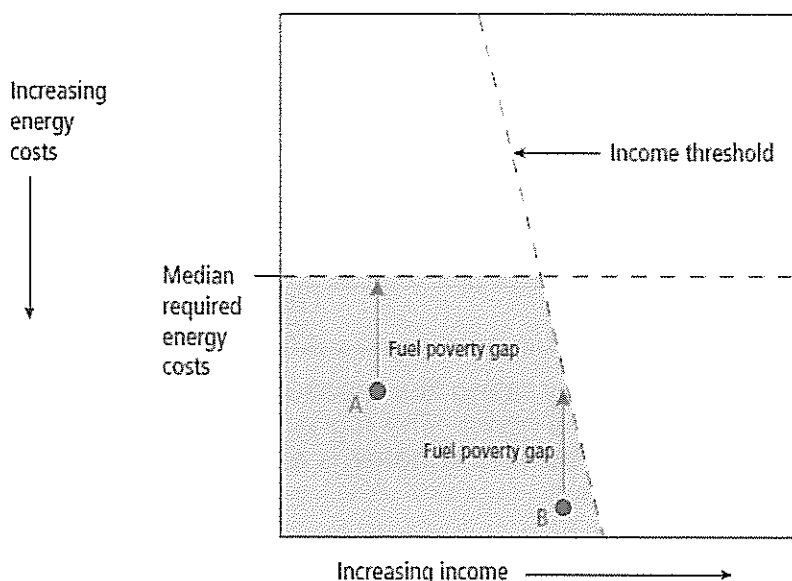
## Part 1 – National Perspective

Guidance issued in July 2012 under the Home Energy Conservation Act 1995, revised in March 2013 and January 2017, required energy conservation authorities to; *prepare a report by 31<sup>st</sup> March 2013 (then every two years - 2015, 2017 etc.) setting out the energy conservation measures .. it ... considers practicable, cost effective and likely to result in significant improvement in the energy efficiency of residential accommodation in it's area.*

Please note, a report is not a statement of policy or strategy, nor is it a fuel poverty or affordable warmth plan, it is a statement purely about domestic energy conservation – what the partner Councils have recently achieved, and their future intentions, ambitions and priorities.

However, one of the primary objectives of conserving energy in domestic circumstances is to improve the health and wellbeing of residents, in addition to the alleviation of poverty, improved energy security and the reduction in carbon emissions. This is shared by both partner Councils and is the foundation of our efforts.

In 2012, the Government accepted and introduced a newly revised definition of fuel poverty and how to measure it (see above) – based on a report from Professor J Hills and focusing on Low Income High Cost (LIHC) households, where a household would be considered in fuel poverty if their required fuel costs were above average and if having spent that amount they would be left with

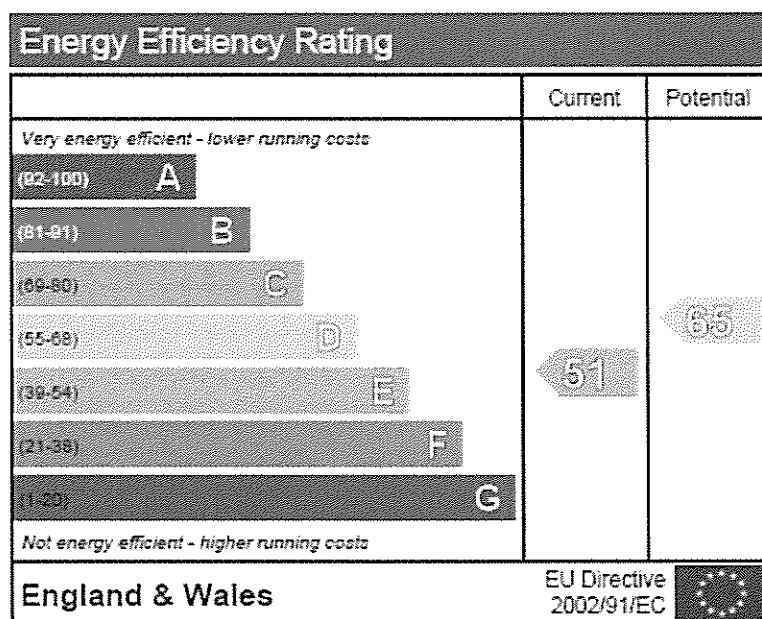


residual income below the poverty line. In theory, this new definition gave several academic advantages to its predecessor – in practice, it has proven virtually unusable to field based staff in any practical sense.

Each case by definition would require an in depth analysis of both the property, the household and its finances etc. such that it would be unworkable. Reports since have strongly suggested the benefit of some form of proxy measures in combination, which would group households and properties and allow extrapolation of their circumstances, but such proxies are currently not available. Effectively, each Council is left to make its own judgement and to defend that if challenged.

At a national level around 10-11% of English households are classified as being in fuel poverty, with that figure being 30% in Wales, 35% in Scotland and 42% in Northern Ireland. In the West Midlands, this figure was nearer 14% in 2013 and had been static, and was the worst region in England.

The 2015 national fuel poverty strategy ('Cutting the Cost of Keeping Warm') set a target to ensure that as many fuel poor homes as is reasonably practicable achieve a minimum energy efficiency rating of Band C by 2030, with interim milestones of Band E by 2020 and Band D by 2025. Early indications are that these targets and milestones are optimistic and challenging, and that much will need to be done to achieve even the 2020 goal which will require an estimated £1.9 billion, a further £5.6 billion for 2025 and another £12.3 billion for 2030. These sums and any others expended on those goals will ultimately come from consumer's bills and taxpayers.



The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

The 2013/2017 revised HECA guidance does not prescribe the format of a 'further report', but instead suggests four sections into which it might usefully be structured. Those sections are;

1. Local energy efficiency ambitions and priorities,
2. The measures to take advantage of financial assistance and other benefits offered from central Government initiatives, such as Green Deal, ECO and RHI or any other initiatives, to help result in significant energy improvements of residential accommodation,
3. 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 tow/parish Councils),
4. A timeframe for delivery and national and local partners.

The guidance also has a brief tabulated sample report appended for reference. The format of this report is more narrative and informative to suit a wider public audience.

## Part 2 – Local Circumstances

The legislation allows and encourages Council's to work in partnership and to report collectively, if that is viable. In that context, and because of the close working partnerships between North Warwickshire and Nuneaton & Bedworth Borough Councils, both Councils are making this joint submission for their latest report. Nuneaton & Bedworth and North Warwickshire Borough Councils are two of five Local Authorities in the County of Warwickshire, the others being Warwick, Stratford-on-Avon and Rugby.

We are also working with Rugby Borough Council, Warwick District Council, Stratford on Avon District Council and Warwickshire County Council in a project called HEART (Home Environment Assessment & Response Team) to jointly delivery a variety of housing assistance services including adaptations for disabled persons, home safety and energy efficiency solutions. This project will result in the application of in excess of £4.5m capital each year across the County, mainly from the Better Care Fund, to achieve better health outcomes including those related to cold exposure.

Whilst Warwickshire is generally considered to sit in the top third of upper tier Councils for being least deprived, within the County the most significant deprivation is seen primarily in Nuneaton and Bedworth, with North Warwickshire in second place.

### North Warwickshire Borough Council

North Warwickshire is a largely rural area in the Midlands, bounded by parts of the West Midlands conurbation, and bordered by more semi-urban Tamworth and Nuneaton. Having a central location with good road and rail links, it has a diverse and vibrant economy with a significant number of residents commuting outwards, and others inwards to the many employment opportunities. North Warwickshire has a number of small market type towns, the largest and administrative centre being Atherstone (alongside Mancetter), with Coleshill, Polesworth, Dordon, Kingsbury and others making up the main population centres. Main industries used to be agriculture and coal mining, with many small village and hamlet settlements historically for local workers. It also has a number of large private estate holdings. North Warwickshire has a population of circa 62,000 in 27,410 households, and the Council retains its own housing stock of 2,684 properties.

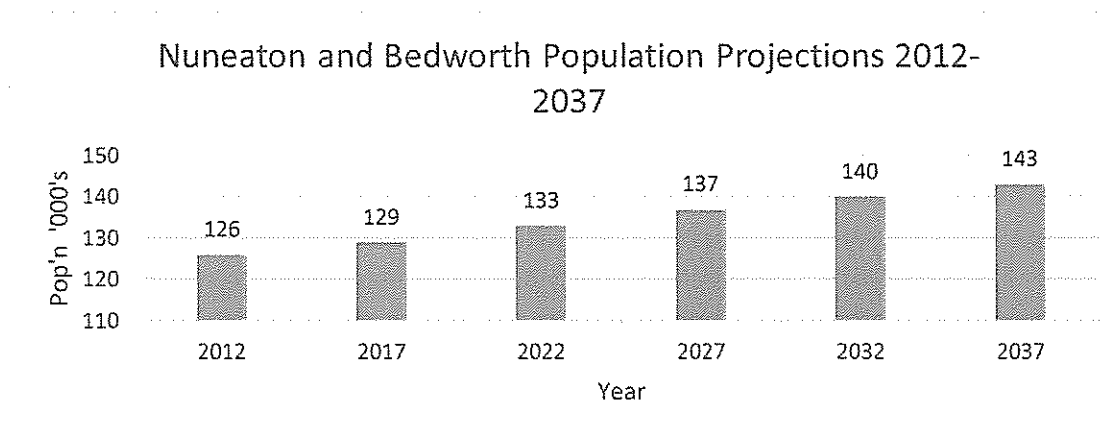
North Warwickshire has, like many communities, a core of households in poor circumstances and sometimes in poor housing. Being rural, it has many areas not served by mains gas, it has numerous larger and older properties with uninsulated solid walls, and proportionately more semi-detached and detached properties with fewer flats and newer developments. Being two-thirds in the Green Belt, development has been restricted for many years. North Warwickshire also has a number of estates of non-traditional construction housing which were at one time designated defective under legislation, not all of which have been upgraded.

Energy Performance Certificate (EPC) data exists for 13,100 properties (excluding some duplicated or updated reports) in North Warwickshire to the end of 2014. Further data may shortly be available to 2016. The data indicates a slow but improving trend towards an average EPC rating of 59.3 (D), and within each band a reduction in the % of the two lowest bands, F and G. However, other data

suggests a high proportion of Fuel Poor households under the new LHC definition are actually accommodated in band E and above dwellings, and are so defined due to the combination of their low income and their household energy costs. This makes use of EPC as a proxy by itself unreliable, as would be a proxy for low income alone if the household also had very low energy costs. The data is highly detailed and useful, providing address level information, key dates, construction types and building elements, heating systems and fuel types, and whether the purpose of report was for sale, renting or otherwise. Extrapolation and detailed analysis could prove very useful for future targeting, especially if able to cross-reference with household benefits or income data to inform 'fuel poor' declarations.

Nuneaton and Bedworth Borough Council

The Borough of Nuneaton and Bedworth covers 79 square kilometres and is a completely urban authority having no rural villages within its boundaries. It borders Rugby to the East, and North Warwickshire to the West. To the south it borders the County of the West Midlands, and to the north Leicestershire (Hinckley). It has good transport links to Birmingham, Britain's second city, and Coventry which is the ninth largest city in England. The Borough has a major town centre in Nuneaton and a smaller town centre in Bedworth. In addition, Bulkington, which is situated between Nuneaton and Bedworth, has a village centre. There are 126,000 people residing in Nuneaton and Bedworth according to the last census in 2011. The graph below shows that this number is expected to rise steadily by 13% to 143,000 by 2031.



(Source: Quality of Life in Warwickshire 2014/15, Warwickshire Observatory)

An increase in population will also mean a rise in population density. There is already a striking difference between the population density in Nuneaton and Bedworth compared to its neighbouring authorities. In 2013 there were 1,592 people per square kilometre in Nuneaton and Bedworth whereas for Warwick it was just 491 persons and for Stratford-on-Avon only 123 per square km.

Not only are household numbers increasing but they are also changing in composition. The 2011 census recorded 52,711 households in the Borough, an increase from 48,683 in 2001. In 2011 15,090 of the total households were single person households, increasing from 12,968 in 2001. There is no doubt that this increase will continue due to the rise in the number of older people living alone as well as the amount of young single people setting up home on their own. Of those households, around 10.6% (5850) lived in Council housing stock, 4.1% (2300) in other 'Registered Providers' (Housing Associations) and 85.2% (47100) other private – rented and owner occupied.

## Part 3 – Current Positions

Each Council made a separate report in 2015. At that time, both were already in partnership and had just been awarded significant funding of circa £2.1m from DECC – the (then) Dept. for Energy and Climate Change\* – under the Green Deal Communities programme. The purpose of that bid was to be able to deliver highly discounted external wall insulation to solid wall type properties, and to do so if possible in concentrated areas for economies of scale and impact benefits. That was largely achieved, with the target number of properties for EWI exceeded, though the areas had to be extended and eventually became a Borough-wide offer. Replacement boilers and doors were also eventually offered but suffered low demand in the time available. The project also delivered a small number of show homes, and supported local charities in delivering energy efficiency advice alongside scheme marketing. Final figures reported that across both authorities;

- 336 properties benefited from external wall insulation

- 6 had new gas boilers

- 5 had new high performance external doors

- one had cavity wall insulation

\*DECC became DBEIS in 2016 – Dept. for Business, Energy and Industrial Strategy

The scheme spent £1,705,883 on measures and incentives, plus £14,421 on ‘show homes’, and the remainder on administration and delivery to total £1,828,312 overall. In total 636 GDARs (Green Deal Advice Reports – enhanced EPCs) were done free of charge\* to householders – funded by Eon - and 19 Green Deal Finance plans taken out, with the remainder of cases being customer funded.

\*usually circa £50 each.

As that scheme drew to a close, negotiations with our partner energy company Eon were at an advanced stage in order to create a successor offer, particularly targeting boilers again, but also cavity walls, lofts and solid walls. Details are still being developed, though we are also monitoring the market (we are not contracted with nor exclusive to Eon, nor do clients have to be Eon customers) and engaging with other suppliers, so that any better opportunities are captured.

Both Councils were part of a consortium bid to DECC’s Central Heating Fund, which was ultimately unsuccessful but will not deter from future applications.

Since the last report, following the 2015 general election, the Green Deal scheme offer and bank were closed and that opportunity for no up-front cost works has gone without effective replacement.

The LESA – Landlords Energy Savings Allowance – has also ceased without replacement.

Feed In Tariffs (FITs) were updated and reduced in value in early 2016 and will continue to be promoted on partner Council’s websites and literature. This scheme subsidises sustainable energy technologies and provides reduced cost energy with lower carbon emissions.

The Domestic Renewable Heat Incentive scheme (RHI) continues to be available for related technologies and will be similarly promoted, alongside non-domestic RHI.

In terms of the Councils' own housing stock, both Councils provide housing directly and have property portfolios. Each Council also has responsive repairs services and a forward looking capital investment plan, funded mainly from rents.

Nuneaton & Bedworth Borough Council (NBBC) has 5800 properties, of which 4703 are traditional construction and the remaining 1097 'other', including Aluminium, British Steel, Cornish, Lilleshall, Midland Housing Consortium, No Fines, Smiths and Timber. Within those dwellings, 5446 are gas central or communal heated (including warm air), 320 Economy 7 off-peak electricity, 13 solid fuel (tenants choice), and 21 no-gas single point fires or heaters (not gas central heating, at tenants choice).

In 2015/16, the following works were delivered;

- 61 properties fitted with external wall insulation
- 16 properties had lofts insulated
- 280 central heating systems renewed
- 113 roofs renewed and insulated

In 2016/17, the following was also achieved;

- 16 properties had lofts insulated
- 211\* central heating systems renewed (\*as at November 2016, final numbers for year end will be higher)

*As for SAP and planned upgrades; All future works are budget driven so it estimated the same number of properties will benefit from the same works in the future. A current programme of external wall & loft insulation to non-traditional properties of a 'Midland Homes Construction' type is taking place over a two year period for approximately 180 properties starting April 2017. Non-Traditional properties that currently have had no work to the exterior to improve the insulation values are Smith's and solid wall construction. These properties will be addressed with available budgets after the completion of the MHC properties in 2019/20.*

*All central heating systems installs/renewals are all 'A' rated condensing boilers where gas can be laid or is available.*

*SAP ratings completed in 2013 were 65.9 average for 5903 properties using SAP 2005. However, Nuneaton was well over target using SAP 2001, as it would have been an average of 73.*

North Warwickshire Borough Council (NWBC) has 2684 properties distributed widely across the Borough. In the current reporting period the Council has installed;

- 687 new gas boilers and full heating systems
- 70 properties having external wall insulation
- 61 having new roofs complete with modern levels of insulation
- others have received new double glazed windows.

Planned maintenance continues across the whole stock, alongside programmed improvements and responsive repairs. The Council achieves 99.92% access and success for annual gas safety checks. Roof replacement is a three year programme, and is changing flat roof structures to pitched where viable.

In terms of tenure, national data continues to confirm that Housing Association (sometimes called Registered Providers, Registered Social Landlords etc.) property has the highest average energy efficiency ratings – SAP or Standard Assessment Procedure, followed by Council and other public housing. Next best (as a % but highest in actual number) is private owner-occupied housing. The worst tenure of property for energy efficiency performance by % continues to be the private rented sector – which also homes a significant proportion of vulnerable and low income households, with minimal security of tenure. Around 40% of private rented sector homes were built before 1919, and about 37% failed the Decent Homes Standard in 2010, as opposed to around 6% of social/Council homes by 2016.

In the past few years, both the numbers and proportions of housing stock which is privately rented has continued to rise. Whilst there are anecdotal indications that this trend may be slowing, or even reversing, the numbers of private rented homes currently exceeds those under social ownership for ‘affordable rent’. Also, given the impending changes in benefits, Universal Credit, and the shared home rate being applied to under-35s, some landlords are now splitting properties into small unlicensed Houses in Multiple Occupation (HMO) to maximise their profits and to serve the emerging market.

The number and proportion of private rented homes in the County has more than doubled since 2001, with the increase in Nuneaton & Bedworth being particularly sharp (150%). Private rented accommodation attracts certain household types, particularly the young and mobile, and those priced out of other forms of tenure and unable to continue living with parents or otherwise share or access social housing – though that group too has increased, with the average single first time buyer now in their late 30s and couples in their late 20s. Single person households under 65, lone parents and full time students are all heavily represented in the private rented sector, with less than 5% of private renters being over 65 (though that number will inevitably grow). Almost 25% of over 65s rent their homes from social landlords. Reduced housing delivery over the past decade plus has seen a growing gap between supply and demand, which has pushed up the ratio of income spent on housing costs (rent and mortgages), leaving less for fuel and other needs.

Private sector landlords cannot be expected to follow a business model which sees them invest in their portfolio well above the legal minimum standard, as it is the tenants and not themselves who pay the fuel bills and who suffer the impacts of cold homes. The legal minimum standard is very hard to apply, currently, but is due to become more transparent, simple and enforceable by 2018 if proposed new laws are enacted which make it illegal to rent out a home with an EPC score in the lowest two bands of F or G. Band E will effectively become the rental minimum standard. However, many households would still be classified as in fuel poverty, even if in a band E property or possibly better, because of their finances. Also, only 62% of people in fuel poverty are actually on means tested benefits, so even if their income is above that former threshold of qualification (proxy), their high fuel costs mean they too are fuel poor.



Houses in rural and off-gas areas, or without gas as a main fuel type, are also more likely to be in fuel poverty. Larger and detached properties are more highly represented too. Larger households tend to consume more energy but may not necessarily have greater income, and properties with pre-payment meters often pay a premium for their energy use.

National data suggests that certain family types are more likely to suffer from fuel poverty. Single parent families, and those not in work (including the retired and pensioners – who may spend longer at home during the day and have greater heating demand) are also at higher fuel poverty risk. However, 2014 data – the latest available – does suggest that the overall total fuel poverty deficit (see definitions following) has reduced slightly in recent years, and the average fuel poverty gap has narrowed slightly also\*, whilst numbers of households in fuel poverty have increased slightly as fuel price increases have outstripped static wages or income rises. \*The West Midlands trend is actually opposite, for average fuel poverty gap increasing.

#### Definitions

##### **Fuel Poverty Gap**

The difference in pounds between the required energy costs for *each* fuel poor household and the nearest fuel poverty threshold.

##### **Average Fuel Poverty Gap**

The average (mean) *fuel poverty gap* across *all* fuel poor households.

##### **Aggregate Fuel Poverty Gap**

The *fuel poverty gap* for each individual household is aggregated across *all* fuel poor households to produce a national total.

## Part 4 – HECA Requirements

### **Section 1: Local energy efficiency ambitions and priorities**

Allowing and providing for slight differences in terminology and layout in each different Council's Housing Strategy and 'corporate plans', our local energy efficiency ambitions and priorities include;

- Providing safe, secure, healthy and affordable housing to our communities,
- Reducing fossil fuel use and reliance, and harmful greenhouse gas emissions, towards better environmental sustainability,
- Improving equality of opportunity and life outcomes for our residents.

In practice, our Councils will continue to work together on joint energy projects – currently with Eon and Npowerbut eventually with others as appropriate – to secure improvements to home insulation and heating systems, and householders understanding of how to use them economically and effectively.

Specifically, our Councils will seek to maximise the uptake of ECO2 and successor or similar offers from the energy market in our local areas, in particular to target the most vulnerable households and the least energy efficient homes, to alleviate fuel poverty. Councils will also use our own funds and resources to add to ECO and national offers, as both gap funding and stand alone funding to delivery greater benefits. \*Currently, all five District and Borough Councils of Warwickshire are working together on a project to harmonise their private sector housing financial assistance policies to achieve efficient and consistent unified delivery through the *HEART* project.

We will fulfil our enforcement obligations under current and any new or revised legislation and guidance to require owners of rented property to achieve at least legal minimum standards, and higher standards if possible in accordance with the national trajectory. Both Councils use the Nuneaton landlord's forum and other information networks through which property agents and owners can be informed and encouraged to engage with offers. Council's also have a mandatory licensing function for certain Houses in Multiple Occupation (HMO), which is under consultation for extension and expansion into many smaller properties, which will provide further opportunities to increase sector standards with fee income supporting regulatory activity. This is in addition to the standard housing enforcement functions under part 1 of the 2004 Housing Act, and specifically the Housing Health & Safety Rating System (HHSRS) which includes, as category 1 serious hazards – excess cold, and damp and mould. Councils are obliged to address those serious category 1 HHSRS hazards, and do so with enforcement notices requiring improvement works or closing properties or parts of property. New powers to issue landlord banning orders and the creation of a rogue landlord database are also due in 2017.

NBBC will continue to promote voluntary accreditation of landlords and properties in the private rented sector to raise standards, and NWBC are examining options in that regard.

We will continue to invest in our own housing stock to meet and exceed the national minimum renting standard and the Decent Homes Standard (heating element).

We will engage directly and via third parties with consumer households to develop their understanding and capacity to consider switching energy providers and tariffs to achieve their most affordable solutions, alongside current income maximisation work through benefits checks, budgeting advice, skills development and employment support.

We will continue to press, through the Local Planning structures, for better standards in new build property and conversions to achieve the most modern heating and insulation standards. It is noted that the 2016 Zero Carbon Homes target was abandoned in 2015, but that the 2016 Housing and Planning Act is reintroducing the debate around increased Building Control regulations in 2017. We will continue to rigorously enforce current Building Regulations, and any revisions.

Recognising the significant health and wellbeing impacts of cold homes, and the excess winter deaths phenomenon, we will seek to identify and support the most vulnerable, elderly and frail households at risk of cardio-respiratory threats (including strokes, heart attacks, flu etc.), falls and poor mental health, working together with the health community to reduce those risks. This will reduce unnecessary GP visits and hospital admissions, reducing medical and social care costs from the impacts of (for example) fractures and other long term supportive care and treatments.

We will continue to promote the requirement for tenanted properties (with certain exemptions) to have an EPC, though this is enforced by others – we can refer for intervention but often resolve by advice alone.

We will continue to promote the uptake of smart energy meters in accordance with Government plans.

We will continue to seek updated bulk EPC data from Landmark and via the County Council and regional bodies, to enable better offer targeting and to increase intelligence on local circumstances.

We will undertake seasonal and periodic energy saving campaigns, and will promote fuel buying clubs like the Warwickshire Oil Syndicate, along with uptake of the Warm Home Discount, Priority Services Register, Winter Fuel Allowance, Cold Weather Payments and winter flu vaccine with Health partners.

**Section 2: The measures to take advantage of financial assistance and other benefits offered from central Government initiatives, such as Green Deal, ECO, FIT and RHI or any other initiatives, to help result in significant energy improvements of residential accommodation**

Some of the original guidance terminology has been overtaken by political and economic events, and certain opportunities are no longer available. However, Councils are continuing to work closely with the energy market and with appropriate Government departments (specifically DBEIS) to utilise available assistance as ECO undergoes transition through 2017 and onwards.

Current local negotiations with the energy market look to create a substantially free offer for those on very low incomes, and a highly subsidised offer for the able-to-pay, for measures including replacement and new (first fit) central heating boilers and systems, loft and cavity wall insulation,

and potentially further solid External Wall Insulation. However, as these offers are subject to frequent flexing, it is inappropriate to detail them further in this report as they may very soon become out of date. Details of all current offers will be available through our services and websites as they develop. NOTE: a recent announcement indicated that the ECO2 obligation period had been extended for an extra 18 months to expire September 2018, with some modifications. Details of those modifications are under consultation, and guidance awaited. However, the Councils would have to consider issuing a 'statement of intent' to target flexible eligibility provision and declare households as qualifying under FP (Fuel Poor) or LIVC (Living on a low income and vulnerable to the effects of cold housing), and any solid wall in-fill insulation scheme.

Current data indicates 37 accredited Renewable Heat Incentive (RHI) claims in North Warwickshire, and 17 in Nuneaton and Bedworth to date, though of a County total of 574 this is significantly behind Stratford on Avon (314) and Warwick (115). Reasons for this will be explored, and opportunities pursued. Also, North Warwickshire has had 751 domestic solar photovoltaic installations benefitting from Feed In Tariffs, with Nuneaton & Bedworth having 1214.

**Section 3: 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 tow/parish Councils)**

Where viable and in conjunction with energy company partners, Registered Providers, and the Council's own in-house housing teams, we will endeavour to concentrate offers and projects in small defined areas where the benefits justify it. Where Council housing teams are delivering planned energy improvements to a small defined area, amongst which there are private owners who may have exercised their right to buy (or successors of), then where viable we may be able to offer discounted or better rates to nearby properties who may wish to take advantage of them. We will encourage Registered Providers and other major private estate type landlords to do the same if it provides them with some pricing or operational advantage also.

**Section 4: A timeframe for delivery and national and local partners – see appended table**

**Links and references:**

HECA report Guidance

[https://www.gov.uk/government/uploads/system/uploads/attachment\\_data/file/180786/Updated version of HECA guidance - March 2013.pdf](https://www.gov.uk/government/uploads/system/uploads/attachment_data/file/180786/Updated_version_of_HECA_guidance_-_March_2013.pdf)

Getting the Measure of Fuel Poverty – Prof. J Hills

[https://www.gov.uk/government/uploads/system/uploads/attachment\\_data/file/48297/4662-getting-measure-fuel-pov-final-hills-rpt.pdf](https://www.gov.uk/government/uploads/system/uploads/attachment_data/file/48297/4662-getting-measure-fuel-pov-final-hills-rpt.pdf)

Cutting the Cost of Keeping Warm – A Fuel Poverty Strategy for England (March 2015)\* published by the coalition Conservative and Liberal Democrat Government.

[https://www.gov.uk/government/uploads/system/uploads/attachment\\_data/file/408644/cutting\\_the\\_cost\\_of\\_keeping\\_warm.pdf](https://www.gov.uk/government/uploads/system/uploads/attachment_data/file/408644/cutting_the_cost_of_keeping_warm.pdf)

Live EPC Data Tables

<https://www.gov.uk/government/statistical-data-sets/live-tables-on-energy-performance-of-buildings-certificates>

Signed

Name:

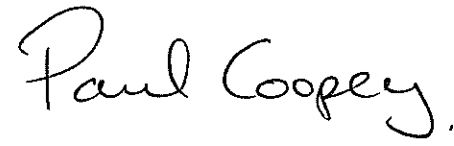
  
Angela Coates

Position: Assistant Director (Housing)

Organisation: North Warwickshire Borough Council

Date: 31.3.2017

Name:

  
Dawn Dawson

Position: Director of Housing & Communities

Organisation: Nuneaton and Bedworth Borough Council

Date: 31/3/2017



North Warwickshire  
Borough Council

**Nuneaton  
&  
Bedworth**   
**United to Achieve**

### Delivery Timeframe

Measure	Partner(s)	Key dates & Notes
<p>Complete the HEART housing financial assistance policy review to harmonise practice, then to implement, promote and develop further</p> <p>Screen clients in the HEART service via both telephone and home visit based safety scripts to identify vulnerable and fuel poor households to assist and target them</p>	<p>District and Borough Councils, County Council, Health partners, lenders, CAB and third-sector charity groups as necessary</p> <p>District &amp; Borough Councils and County, with referrals in from Health partners and others</p>	<p>Interim report by end Feb 2017, final report / policy adoption April 2017 subject to political timetables</p> <p>Commencing February 2017 and ongoing</p>
<p>Complete the energy company offers under negotiation and implement – providing low cost and/or free cavity wall and loft insulation, free or discounted boilers and heating systems, and discounted external (solid) wall insulation as resources permit</p>	<p>Eon, potentially Npower and other energy sector bodies</p>	<p>Negotiations ongoing)</p>
<p>Provide, support and deliver ECO2 and transition offers from both Government and energy companies, including LA ‘flexible eligibility’ statement of intent considerations</p>	<p>DBEIS, Eon, Npower and potentially other energy sector bodies</p>	<p>2017 onwards, and subject to guidance yet to be published</p>
<p>Implement relevant housing enforcement* functions – by a range of methods as per enforcement policy but including promotion and advice, to include;</p> <p>HHSRS Category 1 – and some category 2 – hazards, like excess cold and damp &amp; mould</p> <p>HMO Licensing (current mandatory scheme)</p> <p>Wider HMO licensing – under consultation</p> <p>Minimum EPC standard for private rented domestic property</p> <p>Consider wider selective licensing opportunities for single household accommodation</p> <p>Encourage compliance with private sector accommodation EPC requirements</p>	<p>Landlords, agents etc. via forum and mailing lists, neighbouring and partner Councils, Trading Standards</p>	<p>Current, immediate and ongoing excepting powers not yet enacted or commenced, pending guidance, and otherwise subject to resources and local agreements</p>

Promote accreditation of landlords and their properties (NBBC)	Internal Council teams and landlords	As resources permit (pending recruitment)
Promote the development of landlords skills and standards by supporting the landlord forum and wider engagement options	Ditto	Quarterly, and as above
As a landlord and housing stock owner, undertake energy related and other capital investment programmes and responsive repairs on own stock to meet and maintain the Decent Homes Standard – including meeting annual gas servicing obligations	Internal - Direct Works	As per capital programme and response repairs target times – periodic reports to tenants (In-Touch and Homing In <NBBC> and Northtalk and Tenant Link <NWBC>)
As a landlord to provide tenants with sufficient advice, information and support to use their heating systems effectively and economically, and to report disrepair	Internal - Tenancy management teams, voids and maintenance	Ongoing obligation, focused and improved by feedback
Promote better understanding of domestic fuel bills and encourage and support supplier and tariff switching and ‘collective switching’ where appropriate	CAB, Act on Energy (AoE) and other sector partners as opportunities present	Tba – pending staffing
Promote energy buying clubs – like Warwickshire Oil Syndicate	Website, standard correspondence	Tba – pending staffing
Promote FIT, RHI and related opportunities	Website, standard correspondence	Tba – pending staffing
Promote the Warm Homes Discount, Priority Services Register, Winter Fuel Allowance, Cold Weather Payments and winter flu vaccine uptake to target vulnerable households and communities as appropriate	Website, standard correspondence	Tba – pending staffing, some seasonal
Seek updates of bulk EPC data for better targeting intelligence for offers and efforts	WCC, Act on Energy, regional bodies or direct via Govt., DBEIS, Landmark	Tba – pending staffing
Undertake seasonal and periodic energy saving and awareness campaigns	CAB, AoE, other community groups, energy companies, media, health partners	Tba – pending staffing
Enforcement of Building Regulations to appropriate energy efficiency standards	Building Control Partnership	Ongoing

Note: WCC – Warwickshire County Council, CAB – Citizens Advice Bureau, DBEIS – Dept. for Business, Energy and Industrial Strategy