

APPG Excellence in the Built Environment
The Green Deal

**NATIONAL
HOUSING
FEDERATION**

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**THE
BEDROOM
TAX**
Some home truths



- Trade body for housing associations in England
- 1200 members
- Over 2.5 million homes
- For over 5 million people
- Mission to support and promote the work that housing associations do and campaign for better housing and neighbourhoods.

Context: Quality affordable homes

- Massive investment – primarily through own resources
- Good standing in relation to other sectors
- Need and opportunity to do more, but:
- Much of cost-effective work done
- May not be appropriate for low income and vulnerable groups to take a charge *at present*.



- Active engagement from sector from start
- Through passage of Energy Act
- Federation led DECC Social Housing sub-group
- Nearly 40 members
- Some improvement in frameworks, particularly around ECO.



Department
of Energy &
Climate Change



Energy Act 2011



Green Deal challenges remain

- Cost of finance
- Credit checks
- Consent versus consultation
- Overly bureaucratic
- Billing through meter point versus the rent.





- Huge sector appetite to cater for need and opportunity
- ECO, in conjunction with own resources
- Green Deal in some instances
- ECO2 potential
- Work with sector to overcome Green Deal challenges
- Will become more attractive but barriers also need to be overcome.