



ENVIRONMENTAL POLICY

1. POLICY STATEMENT

- 1.1 Erimus Housing is committed to serving the best interests of our tenants, residents and the surrounding community by protecting and actively promoting the improvement of the local environment and the achievement of sustainable development.
- 1.2 We want to create sustainable communities, where people want to live, and we will ensure that the impact of our action on the environment is a fundamental consideration in all decisions we take in the repair and investment of our existing properties and surrounding neighbourhoods; the development of new properties; the selection of materials we specify and the energy sources we use to operate our business.
- 1.3 We recognise our wider role within communities and our Environmental Statement sets out our commitment to make positive changes to the environment by improving our own and our partners' performance, and raise environmental awareness for the benefit of our tenants and residents.
- 1.4 An Environmental Action Plan will identify the specific actions we need to undertake to deliver the objectives and consider the environmental implications of our core business in terms of materials, health, land-use, landscape and biodiversity, energy, transport, water, recycling and waste management
- 1.5 Erimus Housing staff, Board Members and contractors will be expected to adhere to the principles laid down in this policy and have an individual and collective responsibility to ensure that this policy is actively applied in practice.

2. REFERENCE MATERIAL

- 2.1 Details of reference material and environmental legislation applicable to Erimus Housing are included at Appendix 1 of this policy.

3 DEFINITIONS

- 3.1 The terms 'environmental sustainability' and 'sustainable development' have the following definitions in this policy:
 - 3.1.1 **Environmental Sustainability** – *the term covers a huge subject which includes eco-systems and natural resources; sustainability and minerals; the greenhouse effect and carbon dioxide emission, energy efficiency, development issues including reusing derelict sites and changing infrastructure, and the management of waste and recycling.*

- 3.1.2 **Sustainable Development** - means ‘development which meets the needs of the present without compromising the ability of future generations to meet their own needs.’ To achieve this we have to undertake activities and use resources in ways that permit recovery and regeneration.

4 POLICY CONTENT

- 4.1 As a responsible organisation we need to ensure that our actions make a positive contribution to environmental sustainability and our corporate Code of Ethics states that; ‘Erimus Housing will strive to protect the environment by minimising the use of non-sustainable materials and will expect partners to act in a similar way’.
- 4.2 The Environmental Statement, agreed by the Board in August 2007, gives a commitment that Erimus Housing will ensure our actions make a positive contribution to the environment under the following three headings:
- a) Action by Erimus Housing;
 - b) Compliance by our partners and contractors; and
 - c) Information and awareness for our tenants and residents.

4.3 Action by Erimus Housing

- 4.3.1 Erimus Housing will ensure that our investment and maintenance processes comply with all environmental legislation.
- 4.3.2 We will ensure that new development will be undertaken in accordance with the Code for Sustainable Homes to achieve carbon neutral and carbon zero development by 2016.
- 4.3.3 We will work towards establishing and maintaining a system of environmental management that complies with either British Standard EN ISO 14001 or EMAS (Eco Management and Audit Scheme).
- 4.3.4 We will review and improve our performance and monitor and report our performance publicly each year.

4.4 Compliance by our partners and contractors

- 4.4.1 Our contractors, suppliers and others will comply with all regulatory requirements at a local, national, European and international level, and we will encourage continuous improvement in environmental performance and practices.
- 4.4.2 The procurement and appointment of all partners and contractors will ensure compliance and commitment to environmental sustainability and the zero carbon agenda.

4.5 Information and awareness for tenants and residents

- 4.5.1 Erimus Housing will protect the health and well being of all our tenants, residents and visitors and safeguard the quality of the environment in which they live.

4.5.2 Our actions and activities will make the most efficient use of energy, and we will encourage the appropriate conservation, re-use and recycling of resources and aim to minimise waste and pollution.

4.5.3 We will promote environmental responsibility among our residents and communities to raise the awareness and understanding of environmental issues by education, information provision and open consultation with local communities.

4.6 Delivery of the policy

4.6.1 Erimus Housing will deliver the policy through an Environmental Action Plan developed to set out our commitment to environmental sustainability and detail the actions, timescale and responsibility under the following areas of potential impact:

- Improving the environment and our neighbourhoods;
- Developing new build properties to achieve environmental sustainability;
- Investment and improvement to our existing properties;
- Improving energy efficiency measures in Erimus Housing stock and premises;
- Consider the impact of transport and energy efficiency;
- Minimising waste and promoting the use of recycling where practical.

4.6.2 Progress of the action plan will be monitored, and updates will be reported to the Erimus Housing Board at appropriate intervals.

5. EQUALITY AND DIVERSITY

5.1 There are no adverse implications for equality and diversity and the development of an environmental policy will comply with the company's Equality and Diversity Strategy and policy development principles.

5.2 Our corporate Code of Ethics also supports Fairtrade, and Fairtrade products will be specified from our supplies and contractors wherever possible or viable.

6. CUSTOMER INVOLVEMENT AND CONSULTATION

6.1 Consultation on the development of the draft policy and action plan is being undertaken with a number of officers and stakeholders in order to ensure full commitment to environmental sustainability and the delivery of the policy.

6.2 The initial draft policy and the final revised policy will require the approval of the Residents' Panel. Consultation is taking place on 24th September 2007 and 3rd October 2007 on this policy.

7 MONITORING AND REVIEW

7.1 Monitoring

- 7.1.1 Erimus Housing will review this policy, procedures and staff training needs at regular intervals, in order to ensure best practice, achieve measurable results and continuous service improvement.
- 7.1.2 This policy and procedure will be automatically reviewed following policy or legislation change, as required by the Housing Corporation or Department of Communities and Local Government.

7.2 Review

- 7.2.1 The Chief Executive of Erimus Housing will be responsible for ensuring that reviews of this policy are carried out.
- 7.2.2 The Residents' Panel will be involved and consulted in any review of this policy in line with Erimus Housing's policy on tenant participation and consultation.

8. RESPONSIBILITY

- 8.1 It is the responsibility of the Chief Executive and senior officers to ensure that:
 - all staff are aware of Erimus Housing's policies;
 - all staff are trained on the policies;
 - monitoring of records is maintained;
 - customers are adequately informed of the policies;
 - appropriate action is taken against employees whose actions are inconsistent with this policy.
- 8.2 Erimus Housing will develop procedures which will ensure effective implementation of this policy and provide training for staff to ensure they fully understand the wider issues surrounding environmental sustainability and the surrounding policy framework and procedures.

ENVIRONMENTAL LEGISLATION

Appendix 1

- Buildings Regulations 2000, SI 2531
- Clean Neighbourhoods and Environment Act 2005
- Control of Pollution (Amendment) Act 1989
- Control of Pollution Act 1974 (not available online)
- Controlled Waste Regulations 1992 SI 588
- Controls on Dangerous Substances and Preparations Regulations 2006 SI 3311
- Creosote (Prohibition on Use and Marketing)(No2) Regulations 2003 SI 1511
- Creosote (Prohibition on Use and Marketing)(No2)(Amendment) Regulations 2003 SI 2650
- Directive 2005/32/EC on the Eco-design Requirements for Energy-using Products (EuP)
- Energy Information (Household Air Conditioners) (No. 2) Regulations 2005 SI 1726
- Energy Information and Energy Efficiency (Miscellaneous Amendments) Regulations 2001 SI 3142
- Energy Performance of Buildings (Certificates and Inspections) (England and Wales) Regulations 2007 SI 991
- Environment Act 1995
- Environmental Liability Directive (2004/35/CE – 21 April 2004)
- Environmental Licences (Suspension and Revocation) Regulations 1996 SI 508
- Environmental Protection (Applications, Appeals and Registers) Regulations 1991, SI 507
- Environmental Protection (Duty of Care) (England) (Amendment) Regulations 2003 SI 63
- Environmental Protection (Duty of Care) Regulations 1991 SI 2839
- Environmental Protection Act 1990
- Hazardous Waste (England and Wales) Regulations 2005, SI 894
- Landfill (England and Wales) Regulations 2002 SI 1559
- List of Wastes (England) (Amendment) Regulations 2005 SI 1673
- List of Wastes (England) Regulations 2005 SI 895
- Pollution Prevention & Control (PPC) Legislation (including IPC)
- Pollution Prevention and Control (England and Wales) Regulations 2000, SI 1973
- Pollution Prevention and Control Act 1999
- Waste Electrical and Electronic Equipment Regulations 2006 SI 3289
- Waste Management (England and Wales) Regulations 2006 SI 937
- Waste Management Licensing Regulations 1994 SI 1056