
Environmental Policy Statement

1.0 Policy Aims

- 1.1 I, as the Chairman of Trent & Dove Housing Ltd, along with the Board, Chief Executive and Directors, are committed to reducing the environmental impacts of the organisational operations and the 5,700 homes we are responsible for. We want to provide residents with quality homes and services in sustainable communities, whilst safeguarding the environment in which we live and work. We also want to improve our communities and provide a better quality of life today and in the future for our staff, customers and partners.

2.0 Policy Commitments

- 2.1 In order to achieve our policy aims, we will:
- 2.1.1 Implement a framework for setting and reviewing environmental objectives.
 - 2.1.2 Comply with all environmental legislation and, where practical, seek to go beyond the legal minimum.
 - 2.1.3 Prevent pollution and reduce our carbon footprint, through targeted reductions in our electric, gas and water consumption, in the buildings we construct, own and manage.
 - 2.1.4 Develop an Environmental Action Plan to address our activities that impact the environment and develop targets for improvement.
 - 2.1.5 Involve staff and customers and actively seek their input and suggestions about the environmental improvements they would like to see.
 - 2.1.6 Educate and inform staff and customers to help them understand their responsibilities to reduce their own environmental impact and provide on-going support, assistance and advice.
 - 2.1.7 Openly communicate our performance, improvements and goals by publishing information on our environmental performance.
- 2.2 The Board will undertake an annual review of Company environmental performance, including the review of this Policy.



Mark Lewis
Chairman



Ursula Bennion
Chief Executive

Organisation & Arrangements for Implementation of the Policy

3.0 Organisation

- 3.1 The Executive Team is responsible for ensuring this Policy is implemented and for establishing the overall environmental objectives of the organisation.
- 3.2 The Director of Property Services is the designated Director Champion for environmental performance. He is responsible for advising the Board on legal and other requirements and the physical and financial measures required to support this Policy.
- 3.3 The Board's Operations forum will be updated annually on the implementation of the Environmental Policy.
- 3.4 All employees are responsible for co-operating with Trent & Dove on the implementation of this Policy by complying with all relevant environmental legislation and actively participating in initiatives to save energy and reduce waste.
- 3.5 The Director of Property Services and the Environmental Action Group will seek out potential funding for environmental works
- 3.6 Trent & Dove has undertaken an Environmental Impact Assessment (EIA) considering all its activities, including the office operations, the housing stock and the supply chain.
- 3.7 An Environmental Action Plan (EAP) sets targets against the EIA baseline performance to ensure and demonstrate continuous improvement.
- 3.8 An Environmental Action Group (EAG) meets quarterly to drive the Environmental Action Plan, agree future objectives and set specific targets. The objectives of the plan are set out below.
- 3.9 **Prevent pollution and reduce our carbon footprint**
 - 3.9.1 Trent & Dove will comply with all relevant legislation to prevent pollution including The Environmental Protection Act 1990 and The Hazardous Waste Regulations 2005. An environmental management system (EMS) ISO 14001 compliance check list is used to ensure TDH compliance with all its legal obligations and this is communicated to all managers and relevant staff through the EAG.
 - 3.9.2 Trent & Dove also aims to reduce its carbon footprint and help alleviate climate change, through targeted reductions in our electricity, gas and water consumption, in the buildings we construct, own and manage.
- 3.10 **Minimise waste**
 - 3.10.1 Trent & Dove actively encourages its residents to recycle household waste. We are working with the Local Authority to provide facilities for recycling in schemes that have

shared communal facilities. Work is on-going to improve facilities and increase their number across the estates.

3.10.2 Trent & Dove provides recycling facilities at Trinity Square which includes paper, plastic, tin, food, landscaping, printer cartridges and batteries. Lamps are disposed of by our lamp supplier. Targets are set in the Environmental Action Plan and monitored by the EAG.

3.11 Consider the environmental impact and lifetime costs of the products we purchase

3.11.1 Trent & Dove aims to reduce unnecessary consumption of new resources by re-using and purchasing recycled goods.

3.11.2 Trent & Dove has a Value for Money Group and a Procurement Working Group which develops strategies for achieving value for money (VFM) whilst maintaining products and services at the highest standards. Both groups take environmental issues into consideration.

3.11.3 This group is responsible for the development of the Procurement Strategy and Purchasing Policy. Environmental considerations are integrated with the other elements that drive the process, i.e. VFM and service standards.

3.11.4 The Procurement Working Group, in conjunction with the Environmental Working Group investigates substituting existing products for recycled/ sustainable alternatives and reducing the environmental impact associated with manufacture and transport of those products, e.g. stationery.

3.12 Maximise efficient use of work related transport

3.12.1 Trent & Dove has developed a [Travel Plan](#) which is a part of the environmental action plan and which promotes and provides incentives for staff to reduce travel associated with work.

3.12.2 Trent & Dove aims to reduce the carbon footprint associated with work related travel and has ambitious mileage reduction targets set out in the plan.

3.13 Evaluate the environmental impact of regeneration and renewal work.

3.13.1 Trent & Dove is aware of its duties under the Site Waste Management Plans Regulations 2008 and will comply with their requirement on construction projects with a value exceeding £330k.

3.13.2 Trent & Dove maintains a [Design Brief](#) which applies to all new developments and regeneration. The brief includes requirements for construction of “lifetime homes”, considerations of renewable energies and building to current sustainability/BREEAM standards.

3.13.3 Trent & Dove is committed to protecting the natural environment and wildlife by preserving green land where possible and avoiding building on sensitive habitats. Evaluation of the environmental impact of all regeneration and renewal work is undertaken with ecological surveys being carried out on potential development sites.

3.14 Alleviate fuel poverty for our residents

3.14.1 Improvement programmes have focused on achieving standards within properties that meet the decent homes standard (DHS). Extensive works have been undertaken to improve energy efficiency of properties.

3.14.2 Trent & Dove is concerned about the massive increases in fuel prices over recent years which are set to continue into the future and aims to support its tenants who are in fuel poverty as well as reducing fuel poverty.

3.15 Ensure high environmental standards down the supply chain

3.15.1 Trent & Dove will encourage its stakeholders, including partners and contractors, to apply high environmental standards equivalent to our own.

4.0 Monitoring

4.1 Relevant information within each of the objectives of conserving resources and reducing pollution is collected and analysed to generate performance figures and set future improvement targets.

4.2 On-going monitoring of the policy and its objectives will be the responsibility of the Environmental Action Group. The leader of the group, the Director of Property Services, will ensure that the Executive Team and the Board are aware of progress and compliance.

4.3 The policy will be reviewed every three years.

5.0 Associated documents

- Corporate Social Responsibility
- Environmental Action Plan
- Asset Management Strategy
- Affordable Warmth Strategy
- Design Brief
- Fairness Strategy
- Equality & Diversity Policy
- Development strategy
- Procurement strategy
- Environmental management system (EMS) – ISO 14001 compliance check list
- Associated monitoring charts that cover all environmental areas maintained by the EAG

Appendix 1

Environmental Action Group

Action Plan 2015/2016

	Calendar Year 2011 & 2012	Outturn 2011	Outturn 2012	Outturn 2013	Outturn 2014	Outturn 2015
1	Trinity Square Carbon Footprint – building energy. Based on 150 staff (380 tonnes per year)	159t	135t	124	104t	101t
2	Shred-it Costs Shred-it number of bags collected	£2,740 350	£3,422 231	£3,725 244	304	212
3	General Waste Costs General Waste number of bins emptied	£1,031 52	£916 52	£811* 24	764 24	510 24
4	Water Charges Water consumption	£1,429 1,264m ³	£1,495 1,224m ³	£1,300 1950m ³	1656 1250	638 770
5	Electricity Costs Electricity Consumption (KWH)	£26,578 229,992	£23,780 199,499	£22,000 193,122	20,683 162,103	14,480 113,265
6	Gas Costs Gas Consumption	£7,079 189,368	£9,238 207,225	£8,350 160,000 170,570	6,349 165,285	2,219 52,025
7	Food Waste (litres)	1,090	925	1,215	1,310	880
8	Ink Cartridges (containers)	27	26	24		

***Change from Shred-it to 100% recycled waste.**

Appendix 2

Recent achievements

- Programme of solar PV installations on office buildings and sheltered schemes.
- Ground source heat pumps fitted to 193 electrically heated homes (133 of which are homes for vulnerable tenants).
- A programme to replace doors and windows, install more efficient heating systems and provide loft insulation is ongoing.
- External wall insulation has been fitted to all TDH's solid wall properties.
- Trials on the retro-fitting of sustainable energies such as biomass boilers to sheltered schemes have taken place.
- A leaflet providing energy saving advice has been produced and is available for tenants.
- TDH is working in partnership with a third party to provide energy advice directly to staff and residents to help ensure they are on the lowest available tariff, to use energy more efficiently and to help them keep fuel bills to a minimum. Around 250 of TDH's most energy inefficient properties have been visited with an average saving of circa £200 per annum per property achieved.
- Recycling targets met through the introduction of recycling facilities at Trinity Square, including paper, plastic, tins, food and landscaping waste, printer cartridges and batteries. Lamps are disposed of by our lamp supplier.

Policy Review Data

Policy Title	Environmental Policy
Date Created	April 2010
Review Period	3-Yearly
Review Committee	Operations Forum
Committee Schedule	
Version	3
Date Last Amended	March 2016 (revision 2)
Authorised By	Director of Property Services
Date Last Reviewed	January 2016
Terms of Reference	<p>The Environmental Protection Act 1990. The Hazardous Waste Regulations 2005. Site waste management Plans Regulations 2008.</p> <p>Construction of 'Lifetime Homes'. Considerations of renewable energies and building to current sustainability / BREEAM standards. Environmental Action Plan.</p>
Amendments	
Date of Next Review	March 2019

Equality Impact Assessment Checklist

Title	Environmental Policy & Statement				
1. Describe the aims, objectives and purpose of the policy					
To set out Trent & Dove's commitment to the environment by reducing as far as possible the impact of our operations in the communities, offices and properties which we are responsible for.					
2. Who is intended to benefit from the policy and in what way?					
Employees, tenants, residents in the communities in which we operate and the wider environment. We aim to –					
<ul style="list-style-type: none"> • Comply with environmental legislation and go over and beyond if possible • Prevent pollution and reduce our carbon footprint in buildings we own and manage for the benefit of all • Adhere to our Environmental Action Plan and continually review • Involve, inform and educate staff and tenants on environmental issues • Communicate environmental performance 					
3. What outcomes are required from this policy?					
<ul style="list-style-type: none"> • Consideration of new and different methods of reducing our carbon footprint wherever possible • Reduction in costs to our business through reduced expenses on energy. • A greener cleaner working environment for staff. • Awareness by tenants of environmental issues and reduction in energy bills where possible 					
4. Who are the main stakeholders in relation to the policy?					
Management and staff of Trent & Dove, tenants, people in the wider communities in which we operate.					
5. Who implements the policy and who is responsible for the policy?					
Ownership of this Policy & Statement is with the Board. The Director of Property Services is the champion of policy implementation.					
6. Could this policy have a differential impact based upon any of the following factors?					
	Y/N		Y/N		Y/N
Gender	N	Age	N	Gender reassignment	N
Disability	N	Religious Belief	N	Pregnancy & maternity	N
Race	N	Sexual Orientation	N	Marriage/Civil Partnership	N
7. If no differential impact is anticipated, please explain why.					
Any environmental actions taken in the properties we own and manage are for the benefit of the existing and future users. Trent & Dove's Asset Management Strategy and Development Strategy strive to implement the best solutions for individual offices/properties within the financial ability and constraints we have at the time.					
8. If a differential impact is anticipated, provide a detailed justification.					
n/a					
9. Recommendation					
Implement					
The policy positively promotes fairness and equality of opportunity					
There is no differential impact arising from the Policy					
Any differential impact is insignificant or justified in order to achieve a wider goal					
Do Not Implement					
Policy may produce a negative differential impact – further investigation required					
10.	Name		Title / Organisation		Date
Lead Assessor	Alison Holloway		Property Services		26/04/2016
Consultees					