



Broadland Housing Group

SHIFT Sustainability Report for Publishing

2020

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Welcome to your 2020 sustainability report

This report is a gap analysis between your current environmental impacts and safe levels of impact. The safe levels are science-based targets which have been derived by government institutions and reflect limits that, if attained, will have positive benefits for long term human wellbeing.

There is still a fair way to go before we have a truly sustainable social housing stock. However, over the last year there have been lots of changes that can help drive action:

- Legal commitment to net-zero carbon by 2050
- Emerging low interest loans in return for high environmental performance
- New energy reporting legislation
- New technologies for retrofit and new build
- Increased requirements for biodiversity and biodiversity off-setting in planning processes
- All landlords now recognise their responsibilities for transforming their assets into a sustainable housing stock
- Emerging financial benefits for landlords by pursuing environmental strategies

As ever, the best way to deal with these drivers is to take a strategic approach and embed sustainability into an organisation. Having an experienced third party review the impacts each year helps ensure that the strategy is being adhered to, so that the benefits can be realised.

SHIFT's unique environmental scoring system provides a standard to attain. Bronze, silver and gold reflect the level of environmental performance, whilst the platinum level signifies a landlord that is on a trajectory to reach sustainable environmental impacts. Attaining any SHIFT standard helps landlords demonstrate to stakeholders that they are "doing the right thing" and doing the best for staff and residents alike.

As well as detailing your organisations environmental performance, this report also shows you compare against peers and science-based targets. It also gives you suggestions on how you can improve.

As always, we look forward to supporting you on your journey to sustainability.

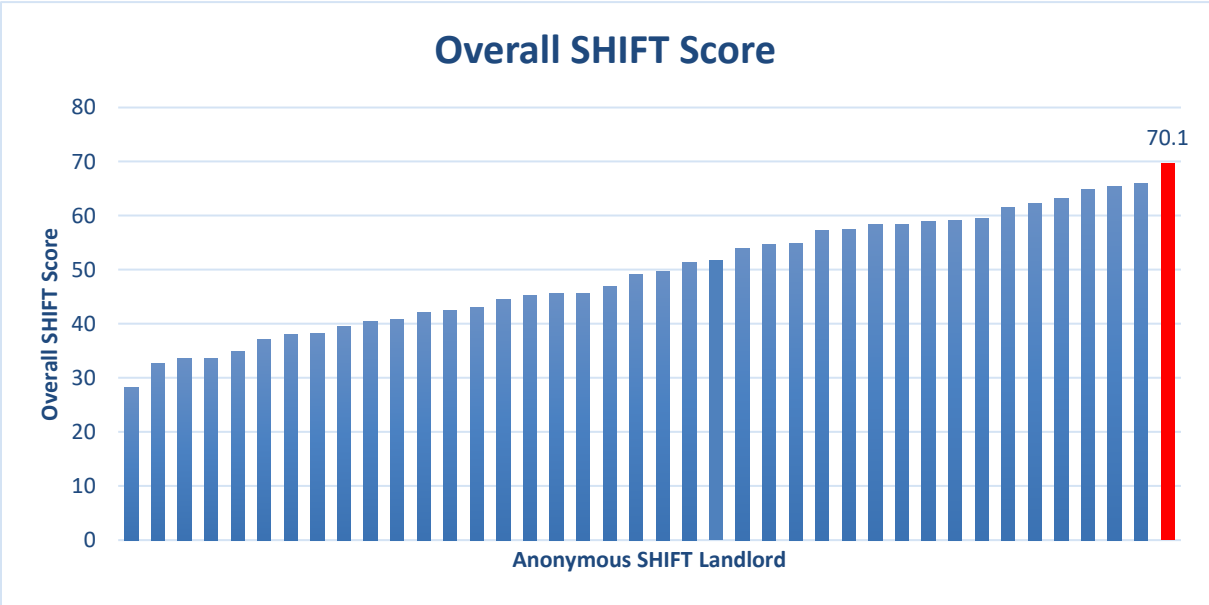
SHIFT Team

Executive summary

This report presents the sustainability performance of Broadland Housing Group across strategy and leadership, existing homes and offices, supply chains and operations and new builds. It spans energy and resource use, transport and travel, resident engagement, climate risk, biodiversity and responsible sourcing, thereby providing a comprehensive overview of your organisation’s environmental footprint.

Broadland’s is a growing housing association based in Norfolk with 200+ employees providing more than 5,000 homes across Norfolk and North Suffolk. The results of this assessment will show, as best as the data allows, the gaps between Broadland’s current environmental performance and environmentally safe levels of impact.

Broadland has achieved the SHIFT out of the 40 most recent SHIFT assessments. Over the next sections you will see the breakdown of the score and recommendations. A snapshot of key performance areas is given below:



Throughout the report you will see your organisation’s sustainability performance across key areas of your business and how it compares to that of other SHIFT landlords.

SHIFT drives sustainability performance improvement through reporting and benchmarking. This report offers suggestions on how these improvements can be made.

Overall performance

Environmental issue	Absolute ¹	Intensity ²	Intensity target for SHIFT platinum 2020 ³
CO ₂ - homes	14,038 tonnes CO ₂	SAP 73.3	SAP 72.89 ✓
CO ₂ – communal heating systems	8.3 million kWh	8,990 kWh yr / home managed	5500 kWh yr / home managed ✗
CO ₂ – communal areas	1,978 tonnes CO ₂	721 kgCO ₂ / home managed	n/a
CO ₂ – resident engagement	812.1 tonnes CO ₂ saved	164.93 kg CO ₂ saving / home	n/a
CO ₂ – offices	50.5 tonnes CO ₂	29.52 kg/m ²	81.19kg/m ² ✓
CO ₂ – business mileage	17.7 tonnes CO ₂	3.22 kg CO ₂ / per home managed	n/a
CO ₂ – maintenance activities	117.8 tonnes CO ₂	21.39 kg CO ₂ / per home managed	n/a
Water – homes	0.5 million m ³	130 lpd	142 lpd ✓
Water – offices	550 m ³	3.99m ³ /employee/yr	9.03m ³ /employee/yr ✓
Waste to landfill – homes	1,627 tonnes	20.3% increase in resident recycling rates above local authority rates	4.64% increase in resident recycling above local authority rates ✓
Waste to landfill – offices	14.7 tonnes	91% of waste diverted from landfill	70.03% waste diverted from landfill ✓
Responsible materials – maintenance	56.5%	56.5%	43.95% responsibly sourced ✓
Responsible materials - offices	34.25%	34.25%	56.45% responsibly sourced ✗
Adaptation to climate change – homes protected from flooding	4,826 homes	98% of homes protected from flooding	30.73% protected from flooding ✓
Adaptation to climate change – homes protected from overheating	4,574 homes	92.9% of homes protected from overheating	30.73% protected from flood and overheating ✓

Biodiversity value	1989 tonnes of biomass	Equivalent of 7% land "protected"	8.1% of land protected ✖
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1 – in line with best practice environmental reporting, the absolute environmental impact is given here – this gives an overall assessment of impact

2 – again, in line with best practice environmental reporting, the intensity is given. Intensity is the environmental impact per meaningful unit. E.g. per home managed or per m² of office space. Intensity allows organisations to monitor progress towards long term aims, even if they change in size e.g. gain more homes or office space. Intensity is used for SHIFT scoring and benchmarking.

3 – When '✔' is displayed, you are achieving or exceeding the platinum intensity target for the year stated. When '✖' is displayed, the platinum intensity target has not been met.

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