

ENERGY SAVING SHOW HOME

Thank you for visiting our Energy Saving Show Home.

This leaflet summarises the measures implemented in the home and provides additional information on support available to make your home more energy efficient.

Further information is available at www.westminster.gov.uk/energy-saving-show-home

Summary of measures in the show home

Westminster City Council and our contractor, Morgan Sindall have retrofitted a one-bedroom terraced flat in Queens Park to test and demonstrate a wide range of retrofit measures including:



Internal wall and underfloor insulation



Thermally efficient windows and doors



Replacing the gas boiler with an energy-efficient air source heat pump and new radiators

Changing the gas cooker to an electric hob, eliminating gas use at the property



Powering the home by solar panels on the roof with battery storage.

Together these works have reduced the energy required to heat the home by over half and are expected to virtually eliminate the need for electricity from the grid. The home's Energy Performance Certificate (EPC) rating has increased from D to B and energy bills are expected to fall from over £1,000 a year to near zero.

The table below outlines the cost of each measure, the annual energy savings expected (based on the April 2022 energy price cap), and the modelled annual carbon savings. Energy and carbon savings are modelled and indicative only. In-use energy consumption will be assessed when the home is occupied from Spring 2022.

Note, energy and carbon savings will vary by home, and be influenced by your homes' characteristics and the measures implemented. The show home is a one-bedroom terraced flat, with a full range of retrofit measures.

Measure	Cost	Energy saving/yr	Carbon saving/yr
Wall insulation	£4,000	£136	431kg
Underfloor insulation	£3,000	£57	181kg
Window improvements	£3,500	£66	208kg
Door replacements	£1,500	£8	24kg
Air source heat pump and new radiators	£10,000*	+£22	781kg
Waste water heat recovery system	£2,000	£22	70kg
Solar panels and battery storage	£8,000	£934	769kg
Electric cooker	£250	+£58	33kg
TOTAL	£32,250	£1,143	2.5 tonnes

*Takes into account £5,000 Boiler Upgrade Scheme subsidy

THINGS TO CONSIDER IN YOUR HOME

- ✓ **Whole house approach** – Retrofitting your home is most effective when you take a [‘whole-house’ approach](#). Develop a plan that considers all options and ensures your upgrades work well together and deliver high energy savings in the most cost-effective manner. You don’t have to implement all measures at once.
- ✓ **Planning** – [Check whether you require planning permission](#). This will depend on the type of dwelling, whether your home is a listed building or in a conservation area, and how you plan to improve it. We have discounted pre-application advice for home retrofit measures to make it easier to improve your home.
- ✓ **Building control** – Check whether Building Regulations approval is required, and ensure your works meet the required standards.
- ✓ **Financial support** – Understand what support is available. See the next page for a summary of the current support schemes.
- ✓ **Leaseholders** – You will likely need permission from the freeholder for any major works. Check your lease agreement before starting any works. Council Leaseholders can [apply for permission](#) to make certain alterations.
- ✓ **Private renters** – Your landlord has a legal obligation to make sure your home meets the [Minimum Energy Efficiency Standards](#) and is free of significant hazards such as excess cold. Raise any issues with your landlord before reporting poor housing conditions to the Council.
- ✓ **Landlords** – You need to make sure your property meets the [Minimum Energy Efficiency Standards](#). This means that by law your property must have an Energy Performance rating of E or above. You must also make sure the property is free of significant hazards such as excess cold. See our website for [further guidance](#).

Visit www.westminster.gov.uk/energy-saving-show-home for a version of this leaflet with links to relevant webpages.

ENERGY SAVING TIPS

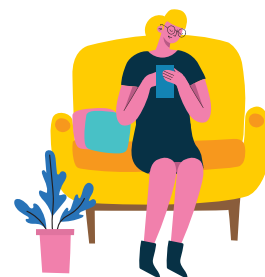
- ✓ **Switch off standby.** Save around £55 a year by remembering to turn your appliances off at the plug.
- ✓ **Turn off lights.** Turning lights off when you leave a room will save around £20 a year on your annual energy bills. Replacing all the lights in your home with LED bulbs could save even more.
- ✓ **Draught-proof windows and doors.** Draught proofing of, windows and doors, blocking cracks in floors and skirting boards can save around £45 a year.
- ✓ **Careful with your laundry.** Save £28 a year by using a lower temperature setting and reducing your usage by one run per week. Dry clothes on racks or outside instead of using a tumble dryer to save £60 a year.
- ✓ **Spend less time in the shower.** Keeping your shower time to just 4 minutes could save a £70 a year on your energy bills.
- ✓ **Be savvy in the kitchen.** Avoid overfilling the kettle to save £11 a year on your electricity bill. Only run your dishwasher when it is full - reducing your dishwasher use by one run per week could save you £14 a year.

For more Energy Saving Tips see: www.energysavingtrust.org.uk/hub/quick-tips-to-save-energy



SUPPORT TO SAVE ENERGY

There are a range of support schemes available to help residents and property owners save energy and reduce emissions.



Scheme	Explanation	Tenure	Eligibility criteria	More information
Citizens Advice Westminster	Specialist energy advice including help to save on your energy bills, advice on how to resolve issues with your energy supplier, and support applying for energy grants, if eligible. Energy saving workshops and one-to-one appointments are also provided.	Social renters Private renters Owner-occupiers	All residents in need	westminstercab.org.uk/advice/lets-talk-money-project/energy-advice-project/ 08082787834
Green Doctors	Expert energy advisors who provide free advice and support; helping you stay warm and save money on your home energy bills. Services available online, by phone or in-home.	Social renters Private renters Owner-occupiers	Household income under £21,500 or households with people over 65 or with a long-term health condition or disability	london.greendoctors.org.uk 0300 365 3005
Home Improvement Agency	Assistance with repairs and improvements to provide Decent Homes including improved heating systems. Support with applying for Disabled Facility Grants for works recommended by occupational therapists including central heating.	RSL Social renters Private renters Owner-occupiers	Aged over 60 or receiving a disability benefit	westminster.gov.uk/housing/housing-adaptations-grants-and-assistance/westminster-home-improvement-agency-whia
Handyperson Service	Free service for small jobs around the home including draught excluding to doors and windows.	All tenures	Aged over 60 or receiving a disability benefit	westminster.gov.uk/housing/housing-adaptations-grants-and-assistance/free-handyperson-service
Private sector housing standards	Assessment of privately rented homes to determine if poor housing conditions will impact on health and safety. Examples of typical hazards include damp, mould and excess cold. Works with compliant landlords to ensure that properties are brought up to standard and will take enforcement action against the minority of landlords that do not meet their obligations.	Private renters	Applicable to all private renters	westminster.gov.uk/housing/private-sector-housing/private-tenants
Energy Company Obligation Scheme	Support from your energy provider to reduce energy bills - such as the installation of insulation and heating measures.	Owner-occupiers Private and social renters (with homeowner permission)	Residents must receive a qualifying benefit (see website)	ofgem.gov.uk/environmental-programmes/eco/support-improving-your-home
Warmer Homes Programme	Grants of between £5,000 and £25,000 for measures including insulation, heating improvements and solar PV installations	Owner-occupiers Private renters Landlords (if your tenant is eligible)	Receive a qualifying benefit OR otherwise be on a low household income.	london.gov.uk/what-we-do/housing-and-land/improving-quality/warmer-homes

Scheme	Explanation	Tenure	Eligibility criteria	More information
EcoFurb	An end-to-end home renovation service that helps homeowners plan energy efficiency improvements, provides impartial advice and can oversee and certify works.	Owner-occupiers Landlords	Ecofurb's online Plan Builder is free to use. 1-to-1 support costs are between £400 and £900.	https://www.ecofurb.com/
Boiler Upgrade Scheme	Government scheme providing £5,000 off the cost of air source heat pumps installed by certified installers	Owner-occupiers Landlords	A current energy performance certificate (EPC), with no outstanding recommendations for loft or cavity wall insulation	gov.uk/guidance/check-if-you-may-be-eligible-for-the-boiler-upgrade-scheme-from-april-2022
Solar Together	A group-buying scheme which gives you access to low price solar panels and batteries for your home.	Owner-occupiers Landlords Private and social renters (with homeowner permission)	All Westminster residents who own their own home (or have permission from the landlord) can register for the Solar Together group-buying scheme	solartogether.co.uk/westminster

If you have feedback on the show home, or any questions – please get in touch by emailing: climateemergency@westminster.gov.uk

