



# Cassiltoun

## Housing Association

### SUSTAINABILITY POLICY

Date Approved	Proposed Review Date
June 2017	June 2020
Chair Person/Office Bearers Signature:	

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Recognised Scottish Charity SC 035544

# **CASSILTOUN HOUSING ASSOCIATION LIMITED**

## **SUSTAINABILITY POLICY**

### **1. POLICY STATEMENT AND AIM**

- 1.1 Cassiltoun HA aims to provide, maintain and manage good quality affordable housing in a manner that will engender sustainable communities. The Association endeavours to promote a culture that focuses on the economic, social and environmental improvement of our area in order to sustain the communities of today and the future.
- 1.2 Cassiltoun recognises that the environment is fragile and we need to conserve resources to protect our future. As both a consumer of services and provider of homes, there is a great deal we can do to reduce the impact of our activities on the environment.
- 1.3 This policy sets out the key principles in our approach to
  - Sustainability in building and the environment
  - Sustainable communities
  - Sustainability in the workplace

### **2. EQUAL OPPORTUNITIES STATEMENT**

- 2.1 We recognise our pro-active role in valuing and promoting diversity, fairness, social justice and equality of opportunity by adopting and promoting fair policies and procedures. We will check this policy and associated procedures regularly for their equal opportunity implications, taking appropriate action to address inequalities likely to result or resulting from the implementation of the policy and procedures. We are committed to providing fair and equal treatment to all applicants including tenants and will not discriminate against any on the grounds of race, colour, ethnic or national origin, religion, age, gender, sex, sexual orientation, marital status, family circumstances, employment status or physical ability.

### 3. SUSTAINABILITY IN BUILDINGS AND THE ENVIRONMENT

- 3.1 The sustainability focus of our development and maintenance activities will be on the following areas:
- 3.2 **Reduce the carbon footprint of our operations:** we will ensure that our activities reduce waste, reduce energy consumption and minimise CO2 emissions. We will seek to integrate sustainability measures at all stages of the process including decisions on location, mix and function of projects; layout, design and specification; the most effective forms of procurement; construction methods; material specification; energy sources and energy efficiency; the future use and maintenance of the buildings; waste management and site management. We will seek to influence the sustainability practices of our contractors and where appropriate include sustainability targets within contract conditions.
- 3.3 **Reduce Residents' Energy Consumption:** we will support residents to reduce consumption of fuel whilst enabling them to remain safe and warm. This will inform improvement works and providing various forms of learning and information.
- 3.4 **Reduce low life cycle products where possible:** we will seek to use components in our new build developments, and in our planned replacement programme, that have long life-spans and deliver energy efficient solutions during their lifetime
- 3.5 **Reduce waste:** we will encourage and participate in recycling activities for both our residents and ourselves in order to recycle as much as possible. We will also ensure that good are re-used as far as possible by supporting and participating in schemes that promote this.
- 3.6 **Make the best use of green space:** We will encourage a range of planting and growing to increase biodiversity across our area of operation. We will engage with residents in the use of their open spaces and where quality of open spaces is poor we will work with residents to undertake improvements
- 3.7 **Manage water efficiently:** we will work to reduce water consumption and encourage residents to do the same. We will seek to use components in our new build developments, and in our planned replacement programme, that limit water usage- such as low/dual flush WCs, aerating taps and flow-restricted showers.

#### 4. SUSTAINABLE COMMUNITIES

- 4.1 The Association will contribute to the establishment and enhancement of sustainable communities through the following:
- 4.2 **Provide homes that people want to live in**, both now and in the future
- 4.3 **Promote social inclusion** within balanced and socially diverse communities
- 4.4 **Promote and participate in the development of community facilities** and fostering a sense of 'place' and focus within neighbourhoods
- 4.5 **Work with stakeholders and other partner agencies** to engender a sense of ownership and responsibility to promote safer and healthier communities.
- 4.6 **Promote and creating opportunities for the development of skills** and enhancement of knowledge within communities and promote local employment initiatives
- 4.7 **Promote and participating in partnership working** with other organisations and agencies to ensure effective delivery of services to local people

#### 5. SUSTAINABILITY IN THE WORKPLACE

- 5.1 The sustainability focus of our activities within the workplace will be in the following areas:
- 5.2 **Reduce the carbon footprint of our operations**: we will ensure that our activities reduce waste, reduce energy consumption and minimise CO2 emissions.
- 5.3 **Achieve best value for money** through consideration of quality and whole life costs of goods and services purchased
- 5.4 **Reduce waste**: we will encourage and participate in recycling activities for both our residents and ourselves in order to recycle as much as possible. We will also ensure that good are re-used as far as possible by supporting and participating in schemes that promote this.

## **6. IMPLEMENTATION, SETTING TARGETS AND MEASURING PERFORMANCE**

- 6.1 This policy will be implemented across all of the functions of the Association and its aims inherent in all policy and procedures.
- 6.2 Where possible over time, we will start to set targets and measure progress in terms of deliverable outcomes such as carbon emissions and identify actions we need to take to make improvements.
- 6.3 We will take a proactive approach to managing the impact of our operations on the environment and will seek new opportunities to improve our performance.
- 6.4 As part of the above we will seek the views and ideas of our staff, Board and residents.

## **7. RISK MANAGEMENT**

- 7.1 This policy aims to combat the following risks:
  - that the Association develops properties without proper consideration of their impact on the environment and the communities in which it operates
  - that the Association fails to act in a responsible manner to minimise the use of resources
  - that the Association uses materials or products that are harmful to the environment
  - that the Association fails to consult with its stakeholders and respond to the needs of service users
  - that the Association fails to abide by specific regulations ( such as WEEE regulations<sup>1</sup>

## **8. REVIEW PERIOD**

This policy statement will be reviewed every 3 years.

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<sup>1</sup> The Waste Electrical and Electronic Equipment Directive (WEEE Directive) is the European Community directive 2012/19/EU on waste electrical and electronic equipment (WEEE) which, together with the RoHS Directive 2002/95/EC, became European Law in February 2003.