



### **Carbon Offset Fund changes from 1<sup>st</sup> October 2016**

The London Plan forms part of the Council's development plan and is taken into account in planning decisions. In March 2016, the Greater London Authority (GLA) adopted a revised Housing Supplementary Planning Guidance (SPG) which includes changes in the level and type of financial contributions to be made to Borough level Carbon Offset Funds to mitigate additional carbon emissions from new housing developments. In summary, financial contributions will be required to offset all carbon emissions from housing developments i.e. 100% of carbon emissions.

**This new policy will apply to all major residential developments (10 or more dwellings) from 1st October 2016.**

LBWF has an adopted Planning Obligations Supplementary Planning Guidance document (SPG) which established the local Carbon Offset Fund (COF) and sets the financial contribution calculation.

The financial calculation was determined following independent assessment of the cost of delivering schemes within Waltham Forest to mitigate the increased carbon emissions from new development schemes. This applies to both residential and non-residential developments and accords with the price of carbon used by the GLA.

The calculation, which equates to £60 a tonne over 30 years, is:

$$\text{CO2 emitted from the development (tonnes) per year minus CO2 target emissions (tonnes) per year} \times \text{£1800}$$

What the Carbon Offset Fund can be spent on is defined within the adopted Planning Obligations SPD and legal wording in the S.106 agreements, as carbon reduction projects within Waltham Forest to achieve the Council's overall carbon reduction targets.

These projects could include:

- (i) Building energy efficiency retrofit measures;
- (ii) Building integrated renewable energy installations; and
- (iii) Awareness raising or behaviour modification programmes.

**Developers and application teams should be aware of this change and include this new policy consideration within residential development schemes submitted from 1<sup>st</sup> October 2016.**