

Salix Public Sector De-Carbonisation Scheme 4 (PSDS) – De-carbonising Ten Fire Stations

Report to:

Investment & Finance Board
Commissioner's Board
Deputy Mayor's Fire Board
London Fire Commissioner

Date:

19 December 2024
8 January 2025
21 January 2025

Report by:

Paul Cook – Head of Carbon Reduction

Report classification:

For decision

For publication

Values met

Service
Teamwork
Equity
Courage
Learning

I agree the recommended decision below.



Andy Roe

London Fire Commissioner

Date

**This decision was remotely
signed on 28 February 2025**

PART ONE

Non-confidential facts and advice to the decision-maker

Executive Summary

This report provides an overview of the London Fire Brigade (LFB) Salix funding bid. The LFB Property department have applied for The Public Sector Decarbonisation Scheme (PSDS) 4A Grant Funding in order to undertake works to decarbonise ten fire stations. The PSDS supports the aim of reducing emissions from public sector buildings by 75% by 2037, compared to a 2017 baseline, as set out in the 2021 LFB carbon net zero strategy and in accordance with programme eight of 2023 Community Risk Management Plan (CRMP). This funding also supports the Greater London Authority (GLA) target to functional bodies to lead by example and become carbon net zero by 2030.

Salix funding is a grant and therefore does not have to be paid back, the match funding provided by London Fire Commissioner (LFC) will be secured from 20-year capital plan which has a budget allocated from 2026/27 for carbon reduction works. This removes the need for finding alternative borrowing sources. The project milestones must be achieved within the specified timeframes. The timeframe for spending this grant would be a two-year project beginning in 2025 and due for completion in 2027.

Recommended decisions

For the London Fire Commissioner (LFC)

The London Fire Commissioner approves/agrees:

1. To provide and allocate the LFC contribution costs required from the LFB capital programme, to benefit carbon reduction projects at ten LFC fire stations.
2. To adhere to the terms and conditions of the Salix 4A grant fund. (as outlined in Appendix 1, Appendix 2 and Appendix 3).
3. The LFC agrees to delegate all procurement activity for the programme listed in Part 2 to the Assistant Director of Property and Technical Support Services (TSS) once capital expenditure has been approved.

1. Introduction and Background

- 1.1. Salix PSDS 4A funding is awarded to public sector organisations to de-carbonise heating systems which additionally includes fabric improvements and de-carbonising by removing all fossil fuel powered boiler plants with electric heat pumps. Applicants are expected to provide a minimum of 12% of the total project cost.
- 1.2. The funding is now divided into soft sector caps and LFC are within the **other** group alongside other emergency services.
- 1.3. LFB were successful in applying for Salix PSDS 3C in 2024 and have received grant funding under 'LFC 23-111Y Salix PSDS 3C funding'. This project (Salix PSDS 4A) will run concurrently with PSDS 3C however each project will be in different phase with 4A in design

whilst 3C will be delivery.

- 1.4. The Greater London Authority (GLA) via PUMA (environment action group pre-meeting) and Environment Action Group (ENVIG) have been instrumental in ensuring all functional bodies apply for grant funding to assist with finances towards achieving carbon net zero by 2030.
- 1.5. The applications LFB have submitted are for ten fire stations that have end of life heating boilers and will benefit from the inclusion of fabric improvement.
- 1.6. One of the ten fire stations applied for is Mitcham Fire Station which is a Public Finance Initiative (PFI) site. LFB property department has carried out extensive engagement with the PFI contractor to ensure the HDP's are of mutual benefit, by providing low carbon technologies which are 300% efficient, require less annual maintenance and do not pollute the environment with carbon emissions. These advantages would meet the requirements of the service level agreements within the PFI contract. The project at this site will be managed by the PFI contractor and will be administered differently whilst continuing to follow the procurement regulations. This requirement will take place using a contract variation which will be put into place following a successful offer of grant funding.
- 1.7. The ten LFB fire stations were selected primarily due to the end-of-life requirements of existing gas-powered boilers as the primary carbon emission plant. Additionally, the project must be begun and completed within 24 months and currently the staffing resourcing meets this requirement.
- 1.8. All ten sites will have an Air Source Heat Pump (ASHP), hybrid boiler system installed and will benefit from cavity wall insulation, smart energy use (Building Management System (BMS)) strategy and draught prevention proofing, all of which are designed to increase thermal efficiency and reduce the carbon emissions to zero (which is in line with the GLA target of carbon net zero by 2030). At most of the sites listed cavity wall insulation is in place.

Sites included in the application and works required.

Station	Heating	BMS	Additional measures included
Biggin Hill	ASHP	Yes	Yes
Clapham	ASHP	Yes	Yes
Deptford	ASHP	Yes	Yes
Hendon	ASHP	Yes	Yes
Holloway	ASHP	Yes	Yes
Ruislip	ASHP	Yes	Yes
Tooting	ASHP	Yes	Yes
Wandsworth	ASHP	Yes	Yes
Wallington	ASHP	Yes	Yes
Mitcham	ASHP	No	Yes

- 1.9. Where required LFB have already engaged with the Distribution Network Operator (DNO) for an electrical power upgrade. The engagement is preliminary and will require making formal once we have confirmation of successful applications.
- 1.10. The grant is provided to LFC and requires regular reporting directly back to Salix via a weekly telephone call and a monthly submission of project timelines and invoice submissions. This paper seeks the required governance that Salix makes as a condition of offering the grant to LFC.

- 1.11 This heat de-carbonisation project would form part of the LFC adoption of programme eight of the CRMP.
- 1.12 LFB have carried out and one completed Salix PSDS grant funded heat de-carbonisation project PSDS 3B (LFC 0776) and the lessons learned from this project will be adopted into this project to ensure soft landings, completion on time and successful completion.

2. Financial consideration

- 2.1 The spend and grant funding for each site is detailed in part 2 of this report.
- 2.2 LFC has contracted Ricardo Energy consulting to prepare and assist LFB with submission of Salix PSDS 4A bid. They were chosen because Ricardo Energy are one of the organisations that carry out technical audits of Salix PSDS applications and have previously provided insight and a very high technical knowledge within depth insight. The contract was awarded using a procurement led framework award.
- 2.3 The finance from LFC is considered a funding match as Salix funding finances the gap between replacing like for like (gas boilers) with electrically powered heat pump technology. The additional finance for increasing the insulation is as part of the lower heat output of heat pump technology. The LFC funding portion will be funded from the LFB forward capital programme utilising funding already included carbon reduction projects.
- 2.4 The ten properties will benefit from lower utility use, the buildings will be more efficient and require less energy to heat. In addition, heat pump technology is three times more efficient than a gas-powered heating system. Upon completion of each heat decarbonisation plan (HDP per station) the gas metered supply will be capped and this will provide a reduction in utilities bills to offset the increased cost of electricity per kWh. Presently electricity is 4 times more expensive than gas, however removal will mean the gas standing charge (approximately £2,500 per annum) will cease. The move away from scope one (Fossil fuel) emissions to scope two (renewable energy) emissions will result in a higher cost due to the comparison between gas and electricity.

3. Delivery

- 3.1 Salix will carry out a feasibility study and check that the project can be delivered within the timeframe. Salix will then appoint a technical manager to ensure the project meets the specifications and delivers the carbon reduction targets.
- 3.2 The Heat De-Carbonisation Plans (HDP) will require a full technical design to be carried out to take the design to the Royal Institute of Building Surveyors (RIBA) to design stage four. This is the stage immediately prior to beginning on site. LFC will contract and employ a design team/organisation to submit full and final designs to RIBA stage 4. This will be administered using a framework approved by LFC.
- 3.3 Following development of the scheme design by the appointed consultant, the procurement process to appoint the successful contractor shall be undertaken in accordance with the LFC's Scheme of Governance in particular Part 3 – Standing Order for Procurement and in compliance with Public Procurement Regulations 2015 amended to Procurement act 2023, as applicable.
- 3.4 LFB will submit all relevant documentation to the Salix administrator to ensure correct and submission of funding draw down.
- 3.5 The delivery of the project to retrofit the ten buildings will be managed by the LFB Property

Group (Capital Delivery Team) and will follow the standard project delivery mechanisms. In addition, further support from the carbon reduction team will provide resource to manage the Distribution Network Operator ((DNO)– Electrical power supplier) upgrade and reporting to Salix. There are no additional staffing costs arising from the proposed decision.

- 3.6 On completion of the works and defects liability period, the maintenance and servicing of all new low carbon technologies installed will be passed to LFB hard services provider following a soft landings handover process.
- 3.7 The ten projects must be completed before 31st March 2027 and invoiced before that date. However, in extenuating circumstances an extension may be granted.

4 Values Comments

- 4.1 The LFC notes the Fire Standards Board requirements around adopting and embedding the Core Code of Ethics at an individual and corporate level. Following extensive engagement, the LFC has introduced Brigade values which build on and do not detract from the Code of Ethics.
- 4.2 This report recommends accepting the grant funding from Salix and DESNZ. This would provide LFC with 10 further fire stations that are decarbonised. Following the Mayor's commitment to be carbon net zero by 2030.
- 4.3 The Brigade values that this decision will follow are:
- **Service:** we put the public first – The LFC will make an example which Londoners can follow to achieve decarbonised premises and provide cleaner air. The use of advanced low carbon technologies will make an example which can be followed by Londoners to achieve carbon net zero. Locally skills and trades will be required to service and maintain the new low carbon technology which will provide benefit to the London economy.
 - **Teamwork:** we work together and include everyone – During the project LFC project team will ensure that the concerns and questions of all occupiers and users of the building are understood and responded to in a positive manner. The disruption will be minimised during the entire project and the soft landings process will ensure the building is handed over at the end to meet the requirements of all users.
 - **Equity:** we treat everyone fairly according to their needs – The project will provide low carbon technologies that will benefit all users of the LFC estate. The low carbon emissions will provide a cleaner and greener environment which will be to the advantage of everybody.
 - **Courage:** we step up to the challenge – The project to de-carbonise 10 fire stations has many challenges which the capital project team and carbon reduction team will meet to overcome and provide technology answers which deliver 10 fire stations that do not emit more carbon than can be offset. The experience will provide lessons that can be adopted on future decarbonisation projects.
 - **Learning:** we listen so that we can improve – The installation of low carbon technologies will provide answers to questions that are currently not always fully understood and this project will demonstrate LFC capital project team have listened to the concerns of occupants regarding low carbon technologies and demonstrated these new technologies are fit for purpose and provide a cleaner and greener alternative to burning fossil fuels.

5 Equality comments

- 5.1 The LFC is required to have due regard to the Public Sector Equality Duty (section 149 of the Equality Act 2010) when taking decisions. This in broad terms involves understanding the potential impact of policy and decisions on different people, taking this into account and then

evidencing how decisions were reached.

- 5.2 It is important to note that consideration of the Public Sector Equality Duty is not a one-off task. The duty must be fulfilled before taking a decision, at the time of taking a decision, and after the decision has been taken.
- 5.3 The protected characteristics are as follows; age, disability, gender reassignment, pregnancy and maternity, marriage and civil partnership (but only in respect of the requirements to have due regard to the need to eliminate discrimination), race (ethnic or national origins, colour or nationality), religion or belief (including lack of belief), sex, and sexual orientation.
- 5.4 The Public Sector Equality Duty requires decision-takers in the exercise of all their functions, to have due regard to the need to:
- 5.6 Eliminate discrimination, harassment and victimisation and other prohibited conduct.
- 5.7 Advance equality of opportunity between people who share a relevant protected characteristic and persons who do not share it.
- 5.8 Foster good relations between people who share a relevant protected characteristic and persons who do not share it.
- 5.9 Having due regard to the need to advance equality of opportunity between persons who share a relevant protected characteristic and persons who do not share it involves having due regard, in particular, to the need to:
- 5.10 Remove or minimise disadvantages suffered by persons who share a relevant protected characteristic where those disadvantages are connected to that characteristic.
- 5.11 Take steps to meet the needs of persons who share a relevant protected characteristic that are different from the needs of persons who do not share it.
- 5.12 Encourage persons who share a relevant protected characteristic to participate in public life or in any other activity in which participation by such persons is disproportionately low.
- 5.13 The steps involved in meeting the needs of disabled persons that are different from the needs of persons who are not disabled include, in particular, steps to take account of disabled persons' disabilities.
- 5.14 Having due regard to the need to foster good relations between persons who share a relevant protected characteristic and persons who do not share it involves having due regard, in particular, to the need to:
- tackle prejudice
 - promote understanding
- 5.15 An EIA was completed. This confirmed that the Carbon Net Zero programme 2023 has low impact on equalities and may have the potential to improve the LFB estate to make it more inclusive. In addition, an EIA will be completed on each major project within the Carbon Zero Programme.

6. Other considerations

Workforce comments

- 6.1 The Carbon Zero delivery programme provides a detailed programme of work for the LFB project team. No impact on the workforce is anticipated. The trade unions will be provided with this report.

Sustainability comments

- 6.2 This report outlines LFC's carbon net zero proposals, in accordance with the 2030 net zero

targets set by the GLA. It sets out the requirements for staff engagement and training, taking into account current and proposed carbon impact training. Where new policies and/or corporate projects may arise, they are subject to the Brigade's Sustainable Development Impact Assessment (SDIA) process. An SDIA has been completed and approved.

Procurement comments

- 6.3 Any procurement activity required under this LFC paper for the delivery of the identified Salix projects will be undertaken in accordance with the LFC's Scheme of Governance in particular Part 3 – Standing Order for Procurement and in compliance with Public Procurement Regulations 2015, as applicable.
- 6.4 Review of the various routes to market will be supported by Procurement to ensure consideration of effective competition and identification of best-fit contractor options. Routes to market will include the review of applicable public sector frameworks and other compliant market engagement options. Any final contract award(s) shall be made to the most economically advantageous tender against pre-defined quality/technical and price criteria. Any awarded contract(s) shall include a range of performance incentive measures to ensure the works are effectively delivered to defined cost and quality requirements.

Communications comments

- 6.5 The Carbon Zero strategy may be published in the public domain, following the precedent of sharing the GLA strategy. Communication regarding the Strategy will be undertaken at both organisation and station level regarding the projects that will be undertaken using the existing project communication channels. The consultation process for specific property projects follows the preparation of the Project Brief/Requirements and Project Initiation Document (PID) with the stakeholders. Engagements maintained through site meetings to enable staff participation throughout project delivery. The handover of project to the facility management team is embedded in the ways of working in the property function.

7. Financial comments

- 7.1 If the grant bid was successful, this would have capital financing cost savings as there would no longer be a requirement to fund these particular schemes through external borrowing which we would usually carry out with the Public Works Loans Board (PWLb). The current interest rates of this type of borrowing are in the region of 4.5% per annum over the life of the asset.

8. Legal comments

- 8.1 Under section 9 of the Policing and Crime Act 2017, the London Fire Commissioner ("LFC") is established as a corporation sole with the Mayor appointing the occupant of that office. Under section 327D of the GLA Act 1999, as amended by the Policing and Crime Act 2017, the Mayor may issue to the LFC specific or general directions as to the manner in which the holder of that office is to exercise his or her functions.
- 8.2 Section 1 of the Fire and Rescue Services Act 2004 states that the LFC is the fire and rescue authority for Greater London.
- 8.3 The LFC is also a 'best value' authority under the Local Government Act 1999 and must make arrangements to secure continuous improvement in the way in which its functions are exercised, having regard to a combination of economy, efficiency and effectiveness.
- 8.4 Under section 351A of the GLA Act 1999 the Mayor is required to prepare and publish a London Environment Strategy. Under s373 of the GLA Act 1999 the Commissioner must

have regard to the London Environment Strategy while exercising any function.

- 8.5 One of the core principles of the London Environment Strategy is that the Mayor and the GLA Group, including LFC, should lead by example in tackling environmental challenges and for London to become a zero carbon city by 2050.
- 8.6 The arrangements proposed is consistent with the LFC's power under section 7 and 5A of the Fire and Rescue Services Act 2004 to make provision for firefighting, specifically in this case fire stations, and do anything it considers appropriate for the purposes of the carrying out of any of its functions including providing heating and working towards the Mayor's environmental strategy, including net zero targets.
- 8.7 By direction dated 1 April 2018, the Mayor set out those matters, for which the Commissioner would require the prior approval of either the Mayor or the Deputy Mayor, Planning, Regeneration and the Fire Service (the "Deputy Mayor"). Paragraph (b) of Part 2 of said direction requires the Commissioner to seek the prior approval of the Deputy Mayor before "[a] commitment to expenditure (capital or revenue) of £150,000 or above as identified in accordance with normal accounting practices...". The expenditure discussed in this report and Part 2 therefore requires the approval of the Deputy Mayor.

List of appendices

Appendix	Title	Protective Marking
1.	https://www.salixfinance.co.uk/schemes/phase-3c-public-sector-decarbonisation-scheme	No
2.	https://www.salixfinance.co.uk/sites/default/files/2023-09/Phase%203c%20Public%20Sector%20Decarbonisation%20Scheme%20Guidance%20Notes%20v1.1%20Client%20Facing.pdf	No
3.	https://www.salixfinance.co.uk/sites/default/files/2023-09/Phase%203c%20Public%20Sector%20Decarbonisation%20Scheme%20Guidance%20Notes%20v1.1%20Client%20Facing.pdf	No
4.	Equality Impact Assessment	No
5.	Sustainable Development Impact Assessment	No

Part two confidentiality

Only the facts or advice considered to be exempt from disclosure under the FOI (Freedom of Information) Act should be in the separate Part Two form, together with the legal rationale for non-publication.

Is there a Part Two form: YES

Equality Impact Assessment (EIA) Form

The **purpose** of an EIA is to give **as much information as possible** about potential equality impacts, to demonstrate we meet our **legal duties** under the Equality Act 2010.


Please read the EIA Guidance [on Hotwire](#) before completing this form.

Once you open the template please save it on your OneDrive or SharePoint site. Do not open the template, fill it in and then click Save as this will override the template on Hotwire.

1. What is the name of the policy, project, decision or activity?

LFC Carbon reduction project Salix PSDS 4A

Overall Equality Impact of this policy, project, decision or activity (*see instructions at end of EIA to complete*):

High		Medium		Low	
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2. Contact details

Name of EIA author	Paul Cook
Department and Team	TSS, Fleet and property. Carbon Reduction Team
Date of EIA	25 th November 2024

3. Aim and Purpose

What is the aim and purpose of the policy, project, decision or activity?	To understand the impact of LFC using Salix funding as part of the PSDS (Public Sector Decarbonisation Scheme) to retrofit 10 fire stations to be carbon reduction. Project include heating system, and draught exclusion systems
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LONDON FIRE BRIGADE

Who is affected by this work (all staff, specific department, wider communities?)	<i>All staff and visitors.</i>
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4. Equality considerations: the EIA must be based on evidence and information.

What consultation has taken place to support you to predict the equality impacts of this work?	<i>The PSDS funding is an avenue to gain funding for previously agreed carbon reduction project retrofits at fire stations</i>
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5. Assessing Equality Impacts

Use this section to record the impact this policy, project, decision or activity might have on people who have characteristics which are protected by the Equality Act.

Protected Characteristic	Impact: positive, neutral or adverse	Reason for the impact	What information have you used to come to this conclusion?
<i>Example: Age</i>	<i>Adverse</i>	<i>Moving this service online will adversely affect older people, who are least likely to have access to a computer or smart phone and may not be able to use the new service.</i>	<i>GLA Datastore: X% of the London community are aged 70 or over. GLA data shows that only 10% of those over the age of 70 have regular access to a computer or smart phone.</i>
Age (younger, older or particular age group)	Neutral	The carbon reduction strategy focuses on removing LFB dependency on fossil fuels, for heating and mobilisation by focusing on providing the same workplace and environment. This is achieved by using technologies that provide a similar environment. The target of becoming carbon reduction reduces the likelihood of climate change which will affect our natural environment and would become a major catastrophe	UK government Climate change committee reports Net Zero – UK's contribution to stop global warming; 2/5/2019 Independent assessment: the UK's net zero strategy; 26/10/2021 Net Zero – technical report; 2/5/2019
Disability (physical, sensory, mental health, learning disability, long term illness, hidden)	Neutral	The carbon reduction project will not affect disability	UK government Climate change committee report: Sets out less emphasis on behavioural change requirement and LFB have adopted the same rational, therefore effect on people is not envisaged.
Gender reassignment (someone proposing to/undergoing/ undergone a transition from one gender to another)	Neutral	The carbon reduction will not affect gender re-assignment	UK government Climate change committee report: Sets out less emphasis on behavioural change requirement and LFB have adopted the same rational, therefore effect on people is not envisaged.

Marriage / Civil Partnership (married as well as same-sex couples)	Neutral	<i>The carbon reduction project will not affect marital status</i>	UK government Climate change committee report: Sets out less emphasis on behavioural change requirement and LFB have adopted the same rational, therefore effect on people is not envisaged.
Pregnancy and Maternity	Neutral	<i>The carbon reduction project will not affect pregnancy</i>	UK government Climate change committee report: Sets out less emphasis on behavioural change requirement and LFB have adopted the same rational, therefore effect on people is not envisaged.
Race (including nationality, colour, national and/or ethnic origins)	Neutral	<i>The carbon reduction project will not affect race or ethnic origins</i>	UK government Climate change committee report: Sets out less emphasis on behavioural change requirement and LFB have adopted the same rational, therefore effect on people is not envisaged.
Religion or Belief (people of any religion, or no religion, or people who follow a particular belief (not political))	Neutral	<i>The carbon reduction project will not affect religion or beliefs</i>	UK government Climate change committee report: Sets out less emphasis on behavioural change requirement and LFB have adopted the same rational, therefore effect on people is not envisaged.
Sex (men and women)	Neutral	<i>The carbon reduction project will not affect sex</i>	UK government Climate change committee report: Sets out less emphasis on behavioural change requirement and LFB have adopted the same rational, therefore effect on people is not envisaged.
Sexual Orientation (straight, bi, gay and lesbian people)	Neutral	<i>The carbon reduction project will not affect sexual orientation</i>	UK government Climate change committee report: Sets out less emphasis on behavioural change requirement and LFB have adopted the same rational, therefore effect on people is not envisaged.

6. Impacts outside the Equality Act 2010

What other groups might be affected by this policy, project, decision or activity?

Consider the impact on: carers, parents, non-binary people, people with learning difficulties, neurodiverse people, people with dyslexia, autism, care leavers, ex-offenders, people living in areas of disadvantage, homeless people, people on low income / in poverty.

Carbon reduction will not have any adverse affect on any groups within the equality act 2010

7. Legal duties under the Public Sector Equality Duty (s149 Equality Act 2010)

How does this work help LFB to:

Eliminate discrimination?	Not applicable as Carbon reduction should have little to no effect on behavioural change
Advance equality of opportunity between different groups?	Not applicable as Carbon reduction should have little to no effect on behavioural change
Foster good relations between different groups?	Not applicable as Carbon reduction should have little to no effect on behavioural change

8. Mitigating and justifying impacts

Where an **adverse** impact has been identified, what steps are being taken to **mitigate** it? If you're unable to mitigate it, is it **justified**?

Characteristic with potential adverse impact (e.g. age, disability)	Action being taken to mitigate or justify	Lead person responsible for action

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Now complete the RAG rating at the top of page 1:

High: as a result of this EIA there is evidence of significant adverse impact. This activity should be stopped until further work is done to mitigate the impact.

Medium: as a result of this EIA there is potential adverse impact against one or more groups. The risk of impact may be removed or reduced by implementing the actions identified in box 8 above.

Low: as a result of this EIA there are no adverse impacts predicted. No further actions are recommended at this stage.

Document Control

Signed (lead for EIA / action plan)		Date	
Sign off by Inclusion Team		Date	
Stored by			
Links			
External publication	Are you happy for this EIA to be published externally?	Yes <input type="checkbox"/>	No <input type="checkbox"/> If No state why:

Other impact assessments completed				Yes	No
1. Has an Equalities Impact Assessment been completed?				<input checked="" type="checkbox"/>	<input type="checkbox"/>
2. Has a Health, Safety and Wellbeing assessment been completed?				<input checked="" type="checkbox"/>	<input type="checkbox"/>
Environmental and carbon Impacts					
3. Will this consume any of the following (please tick those that apply and state how and if this would increase or decrease our consumption):					
Gas	<input type="checkbox"/>	Electricity	<input checked="" type="checkbox"/>	Water	<input type="checkbox"/>
Petrol or diesel	<input type="checkbox"/>	Hazardous chemicals	<input type="checkbox"/>	Other natural resources e.g. timber	<input type="checkbox"/>
Previous annual of fuel usage	<input type="text"/>	kWH	Subsequent annual fuel used	<input type="text"/>	kWH
Energy efficiency improvement	<input checked="" type="checkbox"/>	Scope 1 (fossil fuel) to Scope 2 (renewable fuel)		<input checked="" type="checkbox"/>	
Comments: This is for 10 fire stations and therefore the annual gas usage figures would be incorrect as the split will be across all 10. The changes will be for Carbon reductions and move from scope one emissions to scope two emissions at Biggin Hill, Clapham, Deptford, Hendon, Holloway, Ruislip, Tooting, Wandsworth, Wallington and Mitcham fire stations.					
4. Will this produce or reduce our production of (please tick those that apply and describe what and how):					
Non-hazardous waste	<input checked="" type="checkbox"/>	Hazardous waste (see PN 862)	<input type="checkbox"/>	pollutants to air, land or water?	<input type="checkbox"/>
Comments: This will reduce our carbon emissions. The project includes ASHP at all 10 stations					
5. Will this have an effect on the thermal efficiency of our buildings (please tick those that apply) and state the previous and subsequent thermal transmittance (U value) $U\ value = \frac{Watts}{square\ Meters} K$					

Previous U value		Subsequent U value		Improvement <input checked="" type="checkbox"/>
				Regression <input type="checkbox"/>
Comments: The U values for all sites will be improved as the project includes Windows, cavity wall insulation, draught exclusion. This will be calculated during the detailed design phase.				
6. Will this impact (positively or negatively):			Yes	No
a. Operational/business travel by staff			<input type="checkbox"/>	<input checked="" type="checkbox"/>
b. Travel/deliveries by our suppliers			<input type="checkbox"/>	<input checked="" type="checkbox"/>
c. Environmental protection at incidents			<input type="checkbox"/>	<input checked="" type="checkbox"/>
d. a Site of Special Scientific Interest			<input type="checkbox"/>	<input checked="" type="checkbox"/>
e. Gardens or other wildlife at stations/brigade sites (e.g. nesting birds or bats)			<input type="checkbox"/>	<input checked="" type="checkbox"/>
Comments: Roof space will be used for Solar PV installations and this may restrict garden space availability				
Procurement			Yes	No
7. Will this result in the purchase of goods, services or works or influence how they are procured?			<input checked="" type="checkbox"/>	<input type="checkbox"/>
f. Is this for a purchase of greater than £1m?			<input checked="" type="checkbox"/>	<input type="checkbox"/>
g. Will this use/result in a tender for manufactured goods such as electronics, textiles, and building materials?			<input checked="" type="checkbox"/>	<input type="checkbox"/>
h. Will this service require low skilled/low paid employees?			<input type="checkbox"/>	<input checked="" type="checkbox"/>
i. Will the goods consume utilities or consumables?			<input checked="" type="checkbox"/>	<input type="checkbox"/>
j. Does this involve major works taking place?			<input checked="" type="checkbox"/>	<input type="checkbox"/>
k. If so are BREEAM and Ecological surveys required?			<input type="checkbox"/>	<input checked="" type="checkbox"/>
l. Will this support future cost avoidance?			<input checked="" type="checkbox"/>	<input type="checkbox"/>

m. Could all or part of the purchase be provided by small or local businesses?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
n. Could this be delivered by a voluntary/community sector organisation?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
o. Has a Request For Tender been submitted to Procurement through hotwire?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Comments: The tender process will be managed following the award of the Salix PSDS 4A grant fund		

For the SD Team to complete:

Policy sustainability risk rating: **Low Risk**

Inputs/outputs/ impacts to address in Full SDIA: The project is expected to have no adverse environmental impact. The project will reduce carbon emissions.

This SDIA has been approved by the Sustainable Development Team and reviewed as low risk

Date completed: 03/12/2024