

# Energy Action Areas

working towards low carbon developments



**MAYOR OF LONDON**

## Energy Action Areas

For one of Europe's biggest cities to take a lead in reducing carbon emissions is a bold move. Yet London is aiming to prove that it can set an example in how it can better source and use the energy it needs to thrive, helping to reduce the city's contribution to climate change.

Making sure London takes that lead is the role of the London Energy Partnership. Set up in January 2004, the London Energy Partnership brings together the many diverse organisations in London that have a role to play in how energy is produced, used and managed. Working on a number of projects to establish practices in energy, the London Energy Partnership is looking at everything from the use of renewable energy to encouraging zero-carbon developments.

It is now preparing to move the energy agenda forward through a series of Energy Action Areas. These areas are places where new ideas and practices in energy can be focused to achieve real

'London's pilot Energy Action Areas are an example of the innovative ways needed to achieve the carbon emission reduction targets that are set in the Energy White Paper. For example the New Wembley development proposes a target of 60% carbon emission reductions of 2000 levels by 2050, through developing biomass CHP, building Ecohomes/ BREEAM standard of Very Good and establishing a green tariff.'

ELLIOTT MORLEY, MP, MINISTER OF STATE FOR CLIMATE  
CHANGE AND THE ENVIRONMENT



*Mitcham Town Centre Regeneration Area © Space Syntax*

change and tackle some of the problems of energy use in urban areas.

Four pilot energy action areas have been set up – in Wembley, Southwark, Merton, and Barking and Dagenham.

### **About the Energy Action Areas**

Energy Action Areas were defined in the Mayor's Energy Strategy in February 2004, as a way of showcasing work that takes forward the objectives of the energy strategy.

Energy Action Areas are neighbourhoods or regeneration areas that offer the potential to show what can be done in the urban environment. They need to meet a number of criteria, including:

- Energy Action Areas will have demonstrated plans to comply and exceed all current planning guidance relating to the use of energy and sustainable construction

- plans must also comply with the requirements of The London Plan, which includes a commitment to the energy hierarchy
- there must be some consideration of activities other than the main development – such as transport, food or waste – which may produce significant carbon emissions
- applicants will be able to demonstrate a clear and realistic delivery of the project.

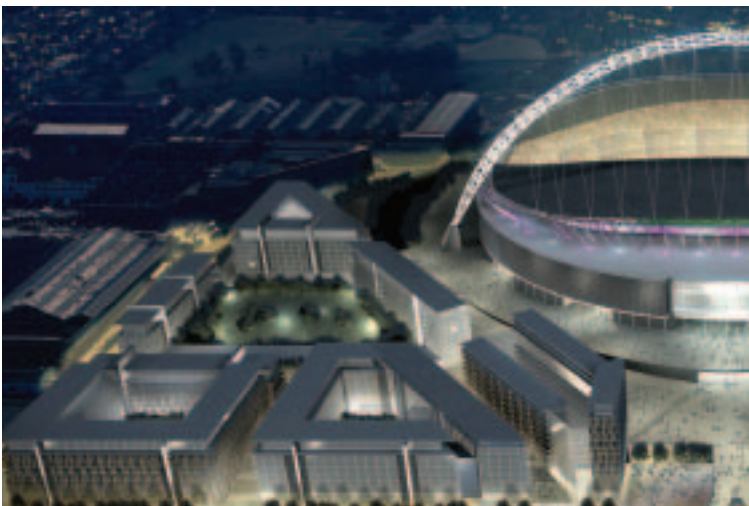
The four pilot Energy Action Areas were announced in July by David Green, chair of the London Energy Partnership. These pilot projects are expected to deliver carbon savings of between 40 and 75 per cent.

## **The Pilot Projects**

### *New Wembley*

This pilot Energy Action Area covers an area of brownfield land being developed to contain over 3,700 new homes, as well as hotel, leisure, retail office and community space. The developer is

*Aerial view of New Wembley development © Hayes Davidson*



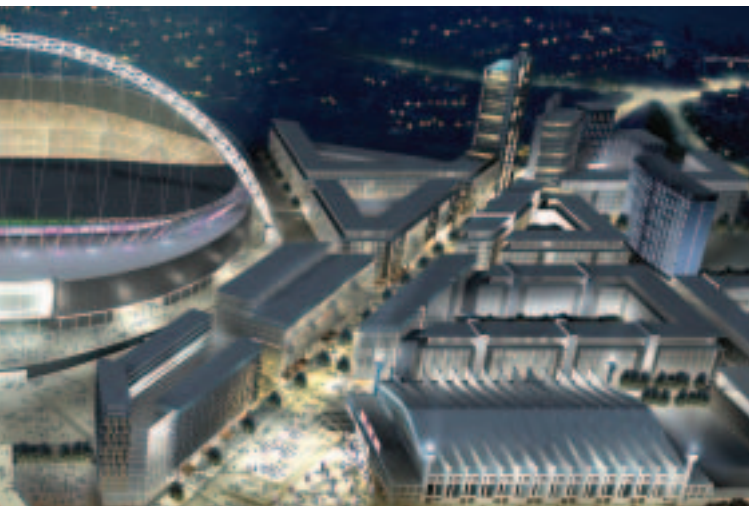
‘We need to implement major energy projects on the ground to forge the way forward in producing more sustainable energy and cutting London’s contribution to climate change. The four successful areas announced by the London Energy Partnership represent an exciting mix of projects offering a range of responses to meeting the challenging targets I set out in my Energy Strategy. The experience that we gain in these areas will be used in developments across London and will establish London as a world-class city, recognised globally as a leader in exemplar sustainable energy developments.’

THE MAYOR OF LONDON, KEN LIVINGSTONE

committed to sustainable energy and is working to include all aspects of it in the development, including transport.

### *Southwark*

There are two developments in this pilot project – one in Southwark and another in Elephant and Castle.





*Architectural vision of the Elephant and Castle town park*

### *Southwark Concerto Community*

Starting in late 2005, the Southwark Concerto Community project aims to reduce carbon emissions by 75 per cent by using a wide range of innovative technologies including wind turbines, biofuels and combined heat and power (CHP).

The development will retro-fit existing housing and develop new homes, office space and a

‘I’m pleased that at the launch, four pilot Energy Action Areas have been announced by the Mayor of London and the London Energy Partnership. These pilots, taken forward with developers on the ground, will aim to deliver low carbon developments that incorporate renewable energy and improved energy efficiency. I look forward to hearing more about the progress of these innovative pilots as they develop.’

MALCOLM WICKS MP, MINISTER FOR ENERGY



*Barking Town Centre Regeneration Area*

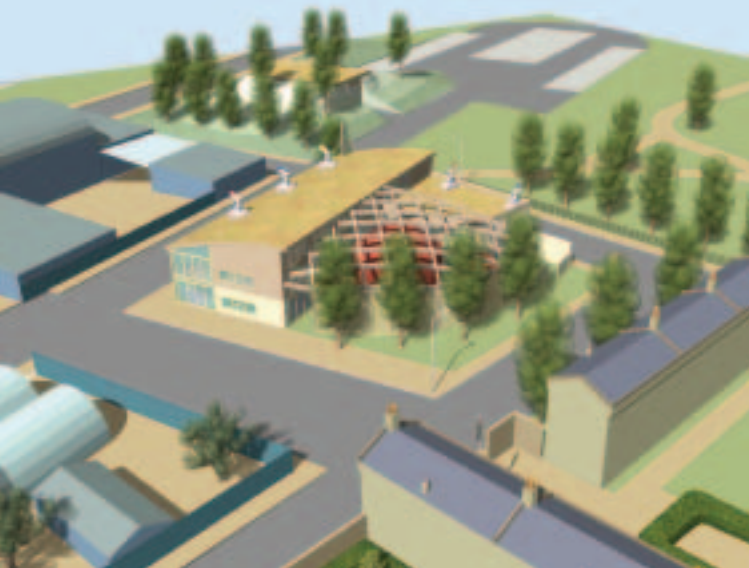
zero-emission environmental education centre. The project will also provide a solar package to six schools that will benefit from solar installations, energy efficiency measures and educational packages.

### *Elephant and Castle Regeneration*

The regeneration of Elephant and Castle town centre is providing the opportunity for a more sustainable approach to energy in this busy part of inner-city London. The project includes 5,300 new homes, refurbishment of existing housing, rebuilding the shopping centre, creating a new civic square and introducing major changes to the transport infrastructure.

### *Merton*

This project demonstrates the role the London Energy Partnership can play at the early stages of a large urban regeneration project. A range of technologies have been suggested and several



*Southwark Concerto Community Project*

concepts will be developed further. This pilot specifically focuses on the creation of a district heat and power scheme, and will also look at sustainable transport options, energy efficiency and communication strategies in Mitcham town centre. The scheme will eventually be rolled out to the whole borough.

### *Barking Town Centre*

This pilot Energy Action Area, in the Thames Gateway region, shows how a local authority can influence the carbon impact of a new development, by working closely with developers early in the process to set targets for carbon reduction. The development includes 4,000 new homes, as well as a library, and business and retail premises.

*Front cover image: watercolour vision of the Elephant and Castle Regeneration Area.*

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