

Swaffham Prior Community Land Trust District Heating Scheme



Why District Heating in Swaffham Prior?

- Having looked at rising housing costs and delivering 8 affordable homes, the Swaffham Prior Community Land Trust decided to focus on fuel poverty and the impact of being a village on oil.
- We successfully won a £20k grant from WRAP to undertake an initial feasibility and survey for interest in the village.
- Centre of village is conservation area making improvements to solid wall housing stock harder
- Potential Government part funding available through Heat Network Improvement Programme (HNIP)
- CLT sent distributed a community energy survey to the residents of Swaffham Prior via hard copies through the door and an online version. Total number of questionnaire responses was 83 (17 from the online version and 66 from the paper version).



Swaffham Prior Heat Network Feasibility Study



- 240 house + school + a few commercial buildings
- Modelled on 180 houses
- Explored options for:
 - Straw fired boilers
 - Ground source heat pumps
- Carbon savings of 70- 80%
- Based on current oil heating costs the investment could achieve 6-7% return
- Investment of £2.5-3million

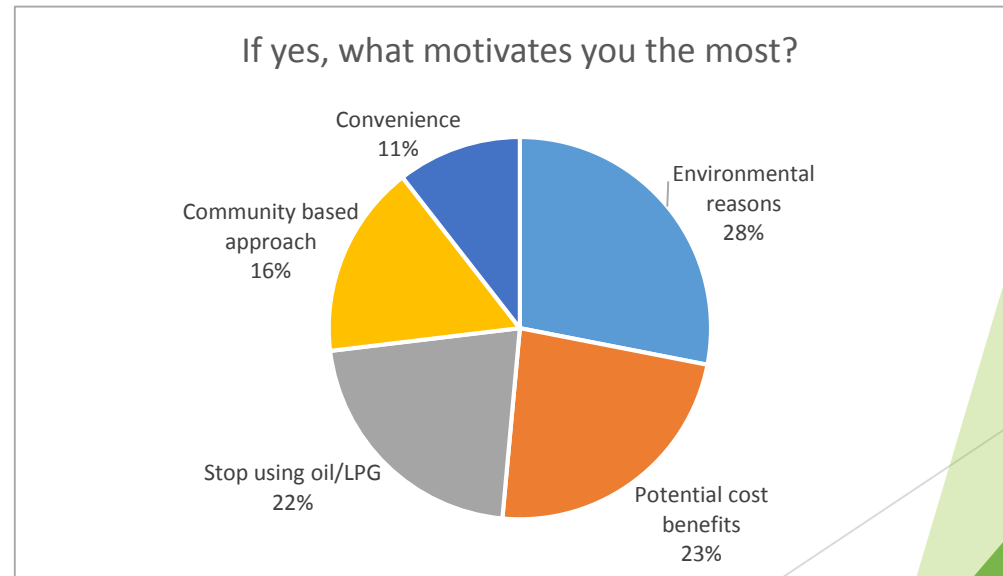
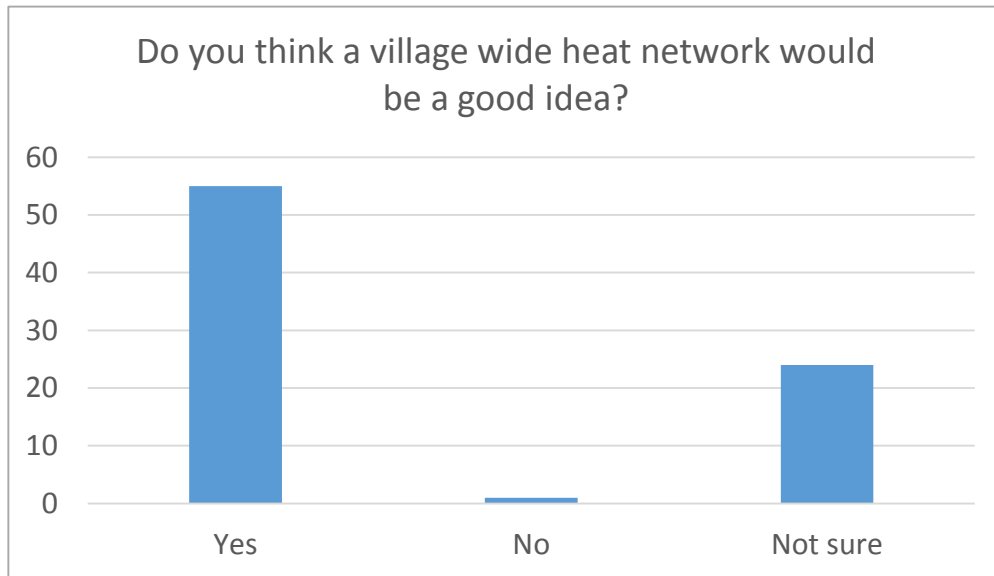
Technology Options

	Straw boiler	Heat pump
Capital cost	Lower	Higher
Fuel cost	Lower	Higher
Day to day attention	Higher	Lower
Local employment / money in local economy	Higher	Lower
Local environmental impacts	Fuel deliveries, Boiler emissions	Few

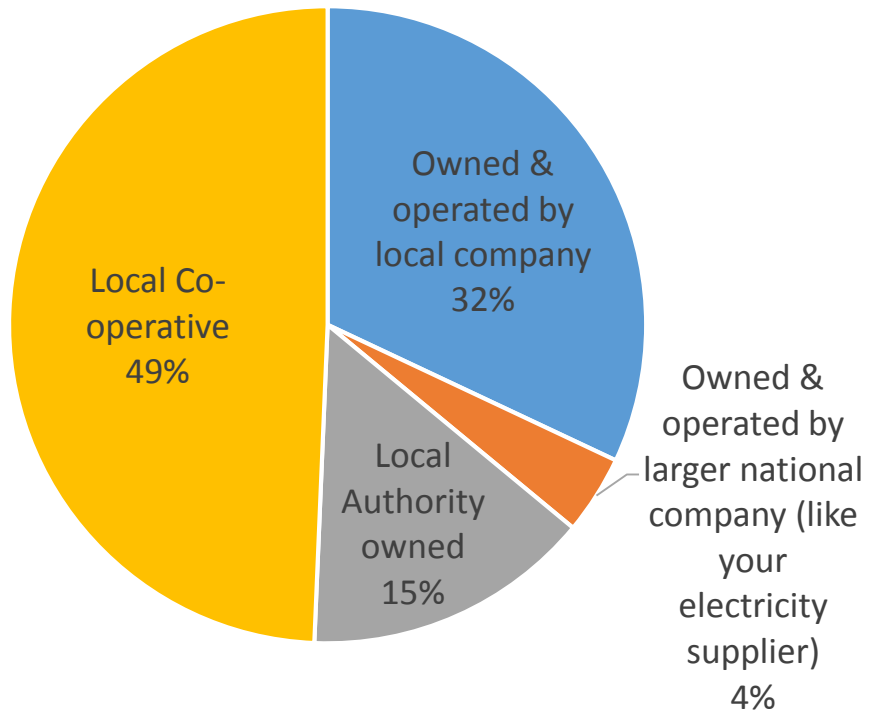


Level of interest in a Swaffham Prior Heat Network

- Overall, there is a positive outlook on having a heat network in Swaffham Prior, with most residents thinking the heat network would be a good idea.
- Motivations behind this are mixed. However the most popular is Environmental reasons (28%).



Favoured Ownership Structure



- ▶ A local co-operative is the most favoured ownership structure.
- ▶ Ownership by a larger national company received the fewest votes (4%).

Challenges

- Economics only work if large proportion of village houses connect
- Little UK experience of retrofit District Heating into existing detached / semi detached housing
- Probably too small for private sector to be interested



Our Next Steps

- We need to assess if the Scheme is viable
- Requires further investigation:
 - Household connections/ technical details
 - Interest levels within community
 - Commercial feasibility
 - Governance and business model
- CLT have worked with the County Council and achieved £40,200 of HNDU funding
 - Need to find a further £20k and looking to see if the Combined Authority can help
- The work must be led by a Local Authority - in this case the County Council due to land ownership in the village
- To release this funding we need to achieve at least 33% match funding.

I welcome any questions