



# Environmental Impact Assessment [version 1.0]

<b>Proposal title: Approval for activities to support homeless households into Private Rented Tenancies</b>		
<b>Project stage and type:</b> <input checked="" type="checkbox"/> Initial Idea Mandate <input checked="" type="checkbox"/> Outline Business Case <input type="checkbox"/> Full Business Case		
<input type="checkbox"/> Policy <input type="checkbox"/> Strategy <input type="checkbox"/> Function <input checked="" type="checkbox"/> Service <input type="checkbox"/> Other [please state]	<input type="checkbox"/> New <input type="checkbox"/> Already exists / review	<input type="checkbox"/> Changing
<b>Directorate:</b> Growth and Regeneration	<b>Lead Officer name:</b> Paul Sylvester	
<b>Service Area:</b> Housing Options	<b>Lead Officer role:</b> Paul Sylvester	

## Step 1: What do we want to do?

The purpose of this Environmental Impact Assessment is to help you develop your proposal in a way that is compliant with the council's policies and supports the council's strategic objectives under the [One City Climate Strategy](#), the [One City Ecological Emergency Strategy](#) and the latest [Corporate Strategy](#).

This assessment should be started at the beginning of the project proposal process by someone with a good knowledge of the project, the service area that will deliver it, and sufficient influence over the proposal to make changes as needed.

It is good practice to take a team approach to completing the Environmental Impact Assessment. See further [guidance](#) on completing this document. Please email [environmental.performance@bristol.gov.uk](mailto:environmental.performance@bristol.gov.uk) early for advice and feedback.

### 1.1 What are the aims and objectives/purpose of this proposal?

Briefly explain the purpose of the proposal and why it is needed. Please use plain English, avoiding jargon and acronyms.

Increasing activities to support homeless households into private rented tenancies, including landlord incentives and the procurement of a financial services and debt recovery function, and leasing of private rented sector properties as temporary accommodation. This is part of a BAU activity which we are seeking to increase in scale as a spend to save initiative to alleviate budget pressure within temporary accommodation.

### 1.2 Will the proposal have an environmental impact?

Could the proposal have either a positive or negative effects for the environment now or in the future? If 'No' explain why you are sure there will be no environmental impact, then skip steps 2-3 and request review by sending this form to [environmental.performance@bristol.gov.uk](mailto:environmental.performance@bristol.gov.uk)

If 'Yes' complete the rest of this assessment.

<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No	[please select]
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The proposal is reviewing the amount spent on landlord incentives to support homeless individuals into their own managed tenancies. It proposes extension of business as usual activities that support homeless individuals into their own rented tenancies and helps them overcome financial barriers to rent their own property, and also sourcing properties from the private rented sector to lease as TA. There is no additional environmental impact directly as a result of this proposal, as the properties will have been in existence already and no additional consumption/development of homes, just utilising existing stock within the open rental market that may have otherwise been rented by other inhabitants. However, the Private Rented team ensure that they factor in sustainability within their property checks in the following ways:

- They work with reputable landlords that are responsible for their property, and only work with landlords and properties that are good quality e.g.
  - loft insulation and sufficiently insulated good quality windows and doors are not excessively drafty
  - heating systems are kept in working order
  - evidence is provided that fuel appliances are serviced and maintained
- Check the properties have EPC and gas and electricity certificates (A-E inclusive)
- Ensure that any white goods are PAT tested and are of good quality.
- Encourage the tenant and landlord to maintain homes and gardens.
- Ask the landlord to complete a form to agree to ensure the heating can be easily controlled by the tenant.
- Ask the landlord to provide information to tenants about bin collections and recycling within their area.
- Some of the properties come with existing furniture which encourages the reusing of goods. If the PRT need to buy furniture they will look to source it second hand.
- Support given to renters on how to be a good tenant and effectively manage a rented property.

The proposal also proposes to work with GWCU who operate online.

### 1.3 If the proposal is part of an options appraisal, has the environmental impact of each option been assessed and included in the recommendation-making process?

If 'Yes' please ensure that the details of the environmental impacts of each option are made clear in the pros and cons section of the [project management options appraisal document](#).

Yes
  No
  Not applicable

If 'No' explain why environmental impacts have not been considered as part of the options appraisal process.

## Step 2: What kinds of environmental impacts might the project have?

Analysis of impacts must be rigorous. Please demonstrate your analysis of any impacts of the proposal in this section, referring to evidence you have gathered. See detailed [guidance documents](#) for advice on identifying potential impacts.

### Does the proposal create any benefits for the environment, or have any adverse impacts?

Outline any potential benefits of the proposal and how they can be maximised. Identify how the proposal will support our corporate environmental objectives and the wider [One City Climate and Ecological Emergency strategies](#).

Consider how the proposal creates environmental impacts in the following categories, both now and in the future.

**Reasonable efforts should be made to quantify stated benefit or adverse impacts wherever possible.**

Where the proposal is likely to have a beneficial impact, consider what actions would enhance those impacts. Where the proposal is likely to have a harmful impact, consider whether actions would mitigate these impacts.

Enhancements or mitigation actions are only required when there is a likely impact identified. Remember that where enhancements or mitigation actions are listed, they should be assigned to staff and appropriately resourced.

<b>GENERAL COMMENTS</b> (highlight any potential issues that might impact all or many categories)

<p><b>ENV1 Carbon neutral: Emissions of climate changing gases</b></p> <p>BCC has committed to achieving net zero emissions for its direct activities by 2025, and to support the city in achieving net zero by 2030.</p> <p>Will the proposal involve transport, or the use of energy in buildings? Will the proposal involve the purchase of goods or services? If the answer is yes to either of these questions, there will be a carbon impact.</p> <p>Consider the scale and timeframe of the impact, particularly if the proposal will lead to ongoing emissions beyond the 2025 and 2030 target dates.</p> <p><a href="#">Further guidance</a></p> <p><input type="checkbox"/> <b>No impact</b></p>	<p><b>Benefits</b></p>	
	<p><b>Enhancing actions</b></p>	
	<p><b>Persistence of effects:</b>    <input type="checkbox"/> 1 year or less                      <input type="checkbox"/> 1 – 5 years                      <input type="checkbox"/> 5+ years</p>	
	<p><b>Adverse impacts</b></p>	
	<p><b>Mitigating actions</b></p>	<p>The Private Rented team ensure that they factor in sustainability within their property checks in the following ways:</p> <ul style="list-style-type: none"> <li>• Check the properties have EPC and gas and electricity certificates (A-E inclusive)</li> <li>• Ensuring that any white goods are PAT tested and are of good quality.</li> <li>• Heating systems in working order</li> <li>• Loft insulation, and sufficiently insulated, good quality windows and doors and not excessively drafty</li> <li>• Evidence of services and maintenance for fuel appliances</li> <li>• Ensuring the heating is easily controlled by the tenant.</li> <li>• Some of the properties come with existing furniture which encourages the reusing of goods.</li> <li>• Support to renters on how to be a good tenant and effectively manage a rented property.</li> </ul>
<p><b>Persistence of effects:</b>    <input type="checkbox"/> 1 year or less                      <input type="checkbox"/> 1 – 5 years                      <input type="checkbox"/> 5+ years</p>		
<p><b>ENV2 Ecological recovery: Wildlife and habitats</b></p> <p>BCC has committed to 30% of its land being managed for nature and to halve its use of pesticides by 2030.</p> <p>Consider how your proposal can support increased space for nature, reduced use of pesticides, reduce pollution to waterways, and reduce consumption of products</p>	<p><b>Benefits</b></p>	
	<p><b>Enhancing actions</b></p>	<p>The Private Rented team ensure that they factor in sustainability within their property checks in the following ways:</p> <ul style="list-style-type: none"> <li>• Encourage the tenant and landlord to maintain homes and gardens.</li> </ul>
	<p><b>Persistence of effects:</b>    <input type="checkbox"/> 1 year or less                      <input type="checkbox"/> 1 – 5 years                      <input type="checkbox"/> 5+ years</p>	

<p>that undermine ecosystems around the world.</p> <p>If your proposal will directly lead to a reduction in habitat within Bristol, then consider how your proposed mitigation can lead to a biodiversity net gain. Be sure to refer to quantifiable changes wherever possible.</p> <p><a href="#">Further guidance</a></p> <p><input type="checkbox"/> <b>No impact</b></p>	<p><b>Adverse impacts</b></p>	
	<p><b>Mitigating actions</b></p>	
<p>Persistence of effects: <input type="checkbox"/> 1 year or less <input type="checkbox"/> 1 – 5 years <input type="checkbox"/> 5+ years</p>		
<p><b>ENV3 A cleaner, low-waste city: Consumption of resources and generation of waste</b></p> <p>Consider what resources will be used as a result of the proposal, how they can be minimised or swapped for less impactful ones, where they will be sourced from, and what will happen to any waste generated</p> <p><a href="#">Further guidance</a></p> <p><input type="checkbox"/> <b>No impact</b></p>	<p><b>Benefits</b></p>	
	<p><b>Enhancing actions</b></p>	
	<p>Persistence of effects: <input type="checkbox"/> 1 year or less <input type="checkbox"/> 1 – 5 years <input type="checkbox"/> 5+ years</p>	
	<p><b>Adverse impacts</b></p>	
		<p><b>Mitigating actions</b></p> <p>The Private Rented team ensure that they factor in sustainability within their property checks in the following ways:</p> <ul style="list-style-type: none"> <li>Encourage the landlord to provide information to tenants about bin collections and recycling within their area.</li> </ul>
<p>Persistence of effects: <input type="checkbox"/> 1 year or less <input type="checkbox"/> 1 – 5 years <input type="checkbox"/> 5+ years</p>		
<p><b>ENV4 Climate resilience: Bristol's resilience to the effects of climate change</b></p> <p>Bristol's climate is already changing, and increasingly frequent instances of extreme weather will become more likely over time.</p> <p>Consider how the proposal will perform during periods of extreme weather</p>	<p><b>Benefits</b></p>	
	<p><b>Enhancing actions</b></p>	
	<p>Persistence of effects: <input type="checkbox"/> 1 year or less <input type="checkbox"/> 1 – 5 years <input type="checkbox"/> 5+ years</p>	

<p>(particularly heat and flooding).</p> <p>Consider if the proposal will reduce or increase risk to people and assets during extreme weather events.</p> <p><a href="#">Further guidance</a></p> <p><input type="checkbox"/> No impact</p>	<b>Adverse impacts</b>	
	<b>Mitigating actions</b>	<p>The Private Rented team ensure that they factor in sustainability within their property checks in the following ways:</p> <ul style="list-style-type: none"> <li>- Where time and capacity allow, the PRT when identifying properties will consider risks from extreme weather, such and flooding and extreme heat, use tools such as the EA flood risk map and the Keep Bristol Cool heat map to help identify and create resilience plans if needed.</li> </ul>
	<b>Persistence of effects:</b> <input type="checkbox"/> 1 year or less <input type="checkbox"/> 1 – 5 years <input type="checkbox"/> 5+ years	
<p><b>Statutory duty: Prevention of Pollution to air, water, or land</b></p> <p>Consider how the proposal will change the likelihood of pollution occurring to air, water, or land and what steps will be taken to prevent pollution occurring.</p> <p><a href="#">Further guidance</a></p> <p><input type="checkbox"/> No impact</p>	<b>Benefits</b>	
	<b>Enhancing actions</b>	
	<b>Persistence of effects:</b> <input type="checkbox"/> 1 year or less <input type="checkbox"/> 1 – 5 years <input type="checkbox"/> 5+ years	
	<b>Adverse impacts</b>	
	<b>Mitigating actions</b>	
<b>Persistence of effects:</b> <input type="checkbox"/> 1 year or less <input type="checkbox"/> 1 – 5 years <input type="checkbox"/> 5+ years		

### Step 3: Action Plan

Use this section summarise and assign responsibility for any actions you have identified to improve data, enhance beneficial, or mitigate negative impacts. Actions identified in section two can be grouped together if named responsibility is under the same person.

This action plan should be updated at each stage of the project. Please be aware that the Sustainable City and Climate Change Service may use this action plan as an audit checklist during the project’s implementation or operation.

Enhancing / mitigating action required	Responsible Officer	Timescale
<p>The Private Rented team will ensure that they factor in sustainability within their property checks in the following ways:</p> <ul style="list-style-type: none"> <li>• They work with reputable landlords that are responsible for their property, and only work with landlords and properties that are good quality.</li> <li>• Check the properties have EPC and gas and electricity certificates (A-E inclusive)</li> </ul>	The Private Rented Team	Ongoing

Enhancing / mitigating action required	Responsible Officer	Timescale
<ul style="list-style-type: none"> <li>• Ensuring that any white goods are PAT tested and are of good quality.</li> <li>• Encourage the tenant and landlord to maintain homes and gardens.</li> <li>• Heating systems in working order</li> <li>• Loft insulation, and sufficiently insulated, good quality windows and doors and not excessively drafty</li> <li>• Evidence of services and maintenance for fuel appliances</li> <li>• Ensuring the heating is easily controlled by the tenant.</li> <li>• Provide information to tenants about bin collections and recycling within their area.</li> <li>• Some of the properties come with existing furniture which encourages the reusing of goods.</li> <li>• Support to renters on how to be a good tenant and effectively manage a rented property.</li> <li>• When identifying properties consider risks from extreme weather, such and flooding and extreme heat, use tools such as the EA flood risk map and the Keep Bristol Cool heat map to help identify and create resilience plans if needed.</li> </ul>		

**Step 4: Review**

The Sustainable City and Climate Change Service need at least five working days to comment and feedback on your impact assessment. Assessments should only be marked as reviewed when they provide sufficient information for decision-makers on the environmental impact of the proposal.

Please seek feedback and review by emailing [environmental.performance@bristol.gov.uk](mailto:environmental.performance@bristol.gov.uk) before final submission of your decision pathway documentation<sup>1</sup>.

Where impacts identified in this assessment are deemed significant, they will be summarised here by the Sustainable City and Climate Change Service and must be included in the ‘evidence base’ section of the decision pathway cover sheet.

<p><b>Summary of significant beneficial impacts and opportunities to support the Climate, Ecological and Corporate Strategies (ENV1,2,3,4):</b></p>
<p><b>Summary of significant adverse impacts and how they can be mitigated:</b></p>

<sup>1</sup> Review by the Sustainable City and Climate Change Service confirms there is sufficient analysis for decision makers to consider the likely environmental impacts at this stage. This is not an endorsement or approval of the proposal.

<b>Environmental Performance Team Reviewer:</b> Nicola Hares – Environmental Performance Officer	<b>Submitting author:</b> Nia Morgan
<b>Date:</b> 23/10/2024	<b>Date:</b> 27/01/2025