

Objectives: Progressive

Outcome: 4.1 - A resilient, efficient and effective organisation.

Strategy: 4.1.1 - Provide efficient, effective, innovative, professional management of Shire operations to deliver the best outcome for the community within allocated resources.

Policy

1. Statement of Intent

The policy provides information and education in achieving energy and water efficient outcomes contributing to sustainable development within the Shire.

1.1 Application of this Policy

The policy applies to all development applications for new rural and urban residential buildings and additions, subdivisions and building licence applications, including vegetation and revegetation proposals.

1.2 Shire Commitments

The Shire is committed to achieving energy and water efficiency in its own actions as well as within the community. It is part of the South East Regional Energy Group including Gosnells and Armadale, who work together to educate and inform the community (Switch Your Thinking Program). It is also committed to participating in the International Council for Local Environmental Initiatives (ICLEI) - Cities for Climate Protection (CCP) program and the Water Campaign program. The Water Campaign has set water conservation targets.

Preparing and implementing a policy on energy and water efficiency, in conjunction with the regional action plans, will significantly help the community achieve its water and energy reduction targets.

1.3 Vision and Objectives

A vision of the Shire of Serpentine Jarrahdale is to promote and encourage homes which are sustainable; and:

- Affordable to purchase;
- Comfortable to live in;
- Use minimal non-renewable energy;
- Are economical to run; and
- Contribute positively to an overall reduction in greenhouse gas emissions.



With objectives:

- To improve and include energy and water efficiency design in new and existing dwellings;
- To assist professionals, technicians and trade persons by providing relevant information;
- To provide leadership and innovation to the community; and
- To develop partnerships with other government agencies and the corporate sector to achieve energy and water efficiency [GB1]

1.4 Areas Targeted for Energy and Water Efficiency

a) Subdivisions

- Site analysis
- Orientation and solar access

b) Buildings

- Site analysis
- Orientation and solar access
- Thermal mass
- Building materials and colours
- Window shading
- Ventilation/wind orientation
- Insulation
- Water heating and water fixtures
- Renewable energy
- Lighting
- Appliances and swimming pools
- Landscaping and water sensitive design

2. Energy and Water Efficiency Outcomes

- 2.1 Shire officers are able to provide direction for achieving energy and water efficiency outcomes so that informed energy and water efficiency features or designs can be incorporated into buildings and landscaping.
- 2.2 Proposals for subdivisions will be assessed with consideration for satisfactorily addressing and achieving where possible preferred energy and water efficiency outcomes. Subdivision applications will often be able to address the requirements for individual dwellings in their subdivisions, e.g. design specifications, covenants etc.
- 2.3 Wherever practical Council will endeavour to achieve energy and water efficiency outcomes. In some instances there may be reason why energy performance for dwellings, alterations and additions are not feasible and these may include:



- a) Block Geometry – orientation or shape of block preclude northerly orientation defined as 20' west of north and 30' east of north.
- b) Block overshadowing – adverse slope of the block, existing obstruction or approved planned obstruction or existing development resulting in overshadowing of northerly windows.
- c) Conflicting guidelines – existing lease and development conditions. Other regulations, local planning policies or detailed area plans will have priority.
- d) Uneconomic requirements – where a requirement can be demonstrated to not be cost effective over a reasonable period of time.
- e) Council may also recognise social, environmental or economic constraints that may apply making it difficult to achieve preferred energy and water efficiency outcomes.

References

Name of Policy	2.1.10 Energy and Water Efficiency
Previous Policy	EP001 – Energy and Water Efficiency (E15/5096)
Date of Adoption and Resolution Number	
Review dates and Resolution Numbers	Modified OCM179/12/17 18/12/2017 Ordinary Council Meeting
Next review date	
Related documents	<p>Acts/Regulations <i>Local Government Act 1995</i></p> <p>Plans/Strategies Strategic Community Plan 2017 - 2027</p> <p>Policies Nil</p> <p>Delegations Nil</p> <p>Work Procedures Nil</p>

Note: changes to references may be made without the need to take the Policy to Council for review.