

Helping you reduce the carbon footprint of your home The RE-Charge scheme

What is the RE-Charge scheme?

RE-Charge is an exciting new scheme funded by Kirklees Council to help home owners reduce their carbon footprint. RE-Charge offers interest free loans to home owners to install renewable energy and low carbon technologies on their property. This scheme is the first of its kind in the UK and there are limited funds available.

Renewable and low carbon technologies are powered by abundant, free sources of clean energy such as wind, the sun and even plant and animal matter. Generating energy from renewable sources can help reduce our dependence on non renewable resources like fossil fuels, producing much less carbon dioxide – a major climate change gas.

It may be possible to generate a significant proportion of your home's heat or electricity requirements from renewable and low carbon technologies and, with rising fossil fuel prices, significantly reduce your fuel bills.

How does the scheme work?

If your application is successful and your property is suitable for the technology you wish to install, RE-Charge will loan you up to £10,000, interest free. Any costs above £10,000 would be paid in advance by the householder. A 'Legal Charge' (another name for a 'mortgage') will be

taken as security over your property, the sum of the loan will become repayable upon change of ownership of your property.

Who should I contact about RE-Charge?

The RE-Charge scheme is a Kirklees Council project, and Kirklees Energy Services, the local Energy Efficiency Advice Centre, are managing the scheme on behalf of the council. Kirklees Energy Services are the point of contact for customers and they have experienced professionals, to provide you with support and advice about the scheme by phone.

The opening hours are from
9am to 5pm, Monday to Friday.

The RE-Charge helpline number is
0800 052 7496.

Which technologies are available under the RE-Charge scheme?

The technologies available under the RE-Charge scheme are:

- Biomass heating systems
- Hydroelectricity
- Micro CHP (As this technology is in its infancy it is anticipated it will be available in years 2 and 3)
- Solar water heating

- Ground source heat pumps
- Air source heat pumps
- Solar photovoltaic (PV) systems
- Wind energy will not be funded under RE-Charge.

Which technology is suitable for me?

Energy efficiency is the most cost effective way of reducing your fuel bills and carbon emissions. You should ensure that your home is as energy efficient as possible before considering renewable or low carbon technologies.

A condition of the RE-Charge loan is that, if suitable, your loft and cavities should be insulated prior to the installation of the renewable or low carbon technology. This work can be carried out at no charge under the Kirklees Warm Zone project. As part of the RE-Charge process a technical advisor will visit your property and be able to advise you on which technology will be the most suitable for your needs and property. An energy efficiency assessment will also be carried out at this stage and if necessary you will be referred to Kirklees Warm Zone.

How much will I need to borrow?

Costs will vary depending upon the type and size of property and the type and size of technology installed. After a technical survey is carried out you will be provided with a quote including a full breakdown of the costs. Please refer to the table of costs included in this pack for current typical costs.

How will I pay the money back?

The interest free loan will be secured by way of a Legal Charge over your property as previously explained. The total sum is paid back to the council upon change of ownership of the property, irrespective of time from the date of the installation.

A Charge is an alternative name for a secured loan or mortgage, so called because the loan is guaranteed or 'charged' on your home. This Charge will take the form of a Second Charge if you have a prior mortgage in relation to your property. As holder of a Charge over your property Kirklees Council has a legal call on the property in the event that you default on repayment or otherwise breach the terms of your loan agreement with the Council. If the Council holds this security as a Second Charge over your property the Council will have a claim in relation to the equity in your property only after all liabilities to the holder of the First Charge are settled. A Charge held over your property gives the lender the power to take possession of your property if you fail to repay the loaned money in accordance with the terms of the Loan Agreement. If you do not have a mortgage then the RE-Charge loan will be the first charge on your property.

An advantage of a Charge scheme is that there is no significant initial outlay or costs to the householder and there are no monthly repayments.

Will I have to pay anything in advance / prior to the installation?

There is legal work involved in setting up a Second Charge, typical costs based on a

householder with a mortgage with a high street/mainstream lender are as follows:

- The cost of administering the Second Charge will range from around £225 to £425, depending on the complexity of the manner in which the property is held ie. joint ownership, mortgaged, freehold etc.
- The first £100 of this will be payable in advance.
- RE-Charge will pay costs over and above £350.
- The remaining amount will be taken as part of the loan.

It should also be noted that, due to the presence of a Second Charge, any future remortgaging of your property will result in additional legal costs of approximately £100 per remortgage.

Kirklees Council Legal Services will carry out the legal work required to set up the Charge only. Legal costs associated with re mortgaging of the property will be the responsibility of the householder.

Are there any other grants available?

Yes, there is a national government grant programme called the Low Carbon Building Programme (LCBP) which offers grants to householders to assist with the cost of installing renewable and low carbon technologies.

Low Carbon Building Programme grants are set at different levels for each technology and must be applied for by the householder. For example the grant for

solar water heating is £400 or 30% of eligible costs, whichever is lower.

All RE-Charge installers and products are also approved Low Carbon Building Programme installers and products. The householder must apply for the LCBP grant, RE-Charge cannot do this on behalf of the householder.

Contact **LCBP** on **0800 915 0990** or visit www.lowcarbonbuildings.org.uk for more information.

What will the financial impact of the RE-Charge scheme be on the householder?

Householders will benefit immediately from the energy generated and there is evidence to suggest that renewable or low carbon technologies may add to the saleability of the property. Fossil fuel based energy costs are rising and it seems inevitable will continue to do so, this will increase the value of fuel bill savings.

There is potential to earn income through the sale of excess electricity and Renewable Obligation Certificates (ROCs) generated from those technologies which produce electricity. Renewable Obligation Certificates are awarded to renewable electricity generators for each MWhr (mega watt hour) of electricity produced, ROCs have a financial value which can be redeemed by selling the ROC to an energy supplier. Kirklees Energy Services will be able to provide outline guidance on these options only. Contact your energy supplier for more information about selling back excess electricity. For more information about ROCs visit www.ofgem.gov.uk

Should I consult a financial advisor?

Yes, we would advise all potential applicants to seek independent financial and legal advice in relation to the scheme.

Can I use my own installers or do it myself?

Kirklees Energy Services have accredited, experienced contractors to install the full range of renewable technologies offered on the scheme. You will not be able to arrange for your own contractors to do the works or complete the works yourself. It is a condition of the RE-Charge Scheme that all the works and administration are carried out via Kirklees Energy Services. Please note that all the legal work associated with the Second Charge will be carried out by Kirklees Council Legal Services.

Can I change my mind?

You will receive a fixed price quote for the installation prior to your acceptance of the terms and conditions of the scheme. Once

you have agreed to the terms and conditions of the scheme there is a 7 day cooling off period during which time the loan may be cancelled at no cost. If the loan is cancelled after the cooling off period then a cancellation fee will be charged, this will be the cost of legal work and any equipment or installation works already undertaken.

Complaints and Compliments

If you wish to make a complaint or compliment the RE-Charge scheme please contact Kirklees Energy Services on 0800 052 7496. Kirklees Energy Services will acknowledge receipt of complaints within 24 hours, Monday to Friday, and aim to resolve within 21 working days.

The RE-Charge scheme

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