

Michela Ravaglia

M[Sc] Architecture | ARB | PHI Certified Passivhaus Designer | [MIT] Sustainable Building Design

Sustainability Business Partner, Wates Residential

Wates Residential

Land promotion

House builder joint ventures

Residential partnerships

Housing maintenance

Develop

We are one of the biggest residential land promoters in the country in addition to a leading investor and residential partnership business. We aim to enrich the local communities and the environment with our placemaking expertise.

Build

We contribute to community regeneration through partnership initiatives including mixed tenure schemes, build-to-rent projects, housing developments, student accommodation and senior living options.

Maintain

We manage over half a million homes on behalf of 65 local authorities and housing associations, providing energy retrofit, disrepair and fire compliance services.



Highfields - Cardiff Living

Cardiff Council

Passivhaus Classic



Winnall

Winchester City Council

AECB Standard and 41% energy use/carbon emission reduction



Easter High

Cardiff Living Partnership

Net Zero Carbon Ready, Fabric-first, PVs, GSHP, battery and thermal stores, 82% over Part L



Gascoigne Estate – Be First

London Borough of Barking and Dagenham

53.2% target CO₂ reduction at completion



Gorse Ride

Wokingham Council

Fabric-first approach and ASHP



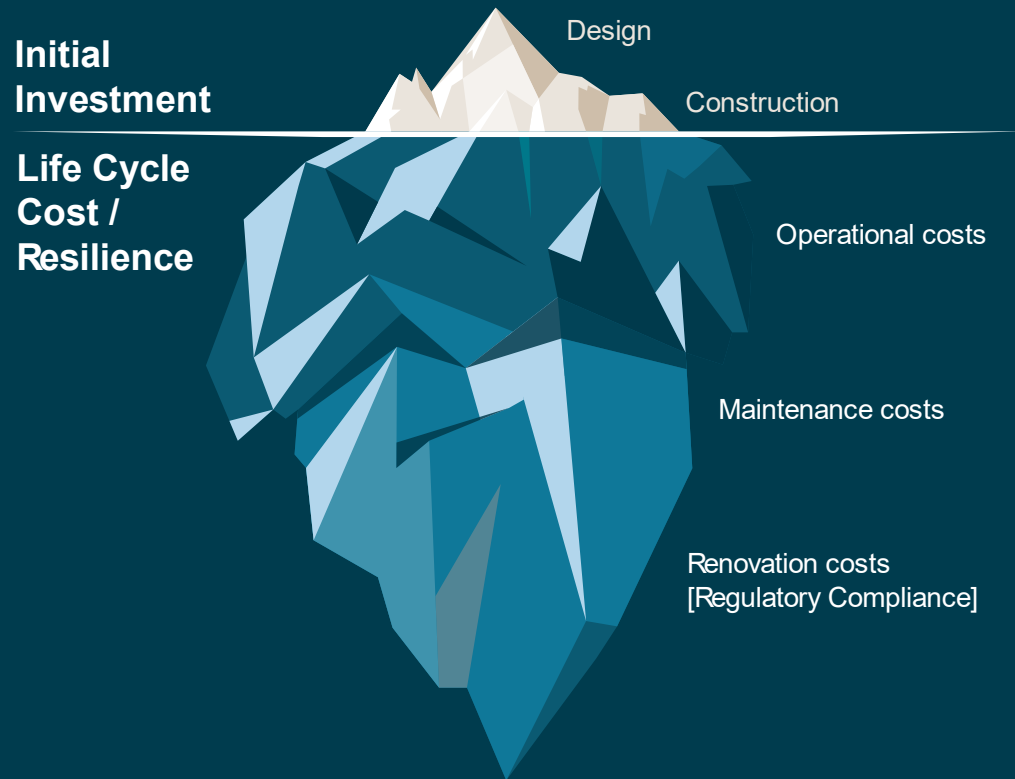
Darwin House

Westminster City Council

Passivhaus and HAPPY design principles

Life Cycle Costing

- LCC – Life Cycle Costing
- Upfront Investment
- Balanced cost/value proposition



Financial models

- Key Performance Indicators
- New financial models
- Capex – Suscap - Opex
- Delivery and purchase

Access to Government funding

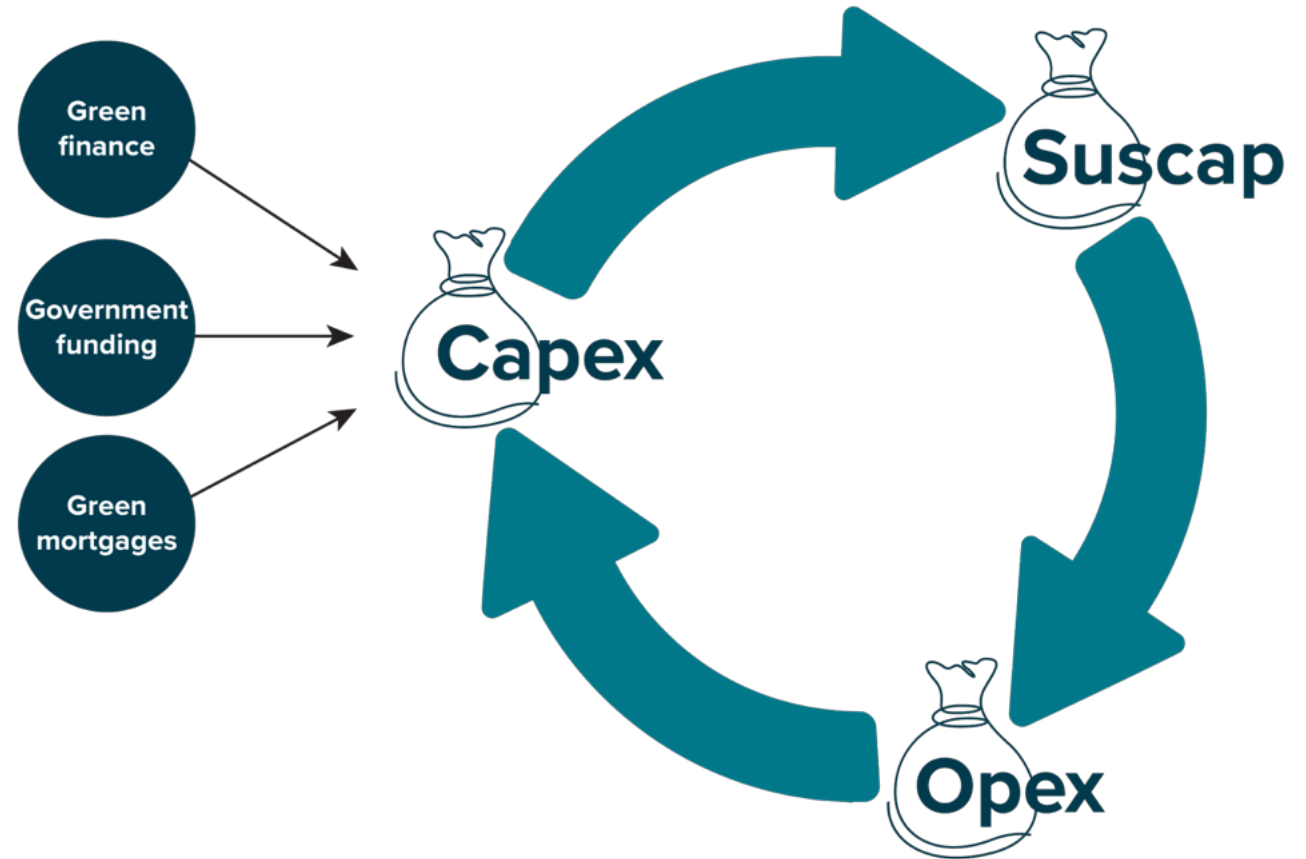
Purchase cost

Future proofing

Higher capital value

Access to finance

Home buyer



Operational efficiencies

Comfort

Health and wellbeing

Air quality

Call to Action



**We must own our impact on the planet,
but we cannot deliver a sustainable
future in isolation.**

**By supporting cross-industry
collaboration and partnership, we can
positively impact on the build
environment by showing that change is
possible**

Thank you



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