



# **ADDITIONAL DOCUMENTS**

## **Strategic Planning & Transport Meeting**

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Wednesday 15 September at 6pm

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**SPT 2109-1 LOCAL PLANNING POLICY 2.2 – SPLIT DENSITY CODES AND ENERGY EFFICIENCY AND SUSTAINABILITY SCHEDULE – REVIEW**

**Proposed amendment submitted by Cr Sam Wainwright**

Amend the officer's recommendation as follows:

Council endorse the draft Local Planning Policy 2.2 – Split Density Codes and Energy Efficiency and Sustainability Schedule, as shown in Attachment 1 *with the following additional amendments:*

- 1. Amend Part B, cl 1 to add an additional subclause "1.4 Specification of solar, electric heat pump or electric storage water heaters and electric (non-gas) cooking appliances".*
- 2. Amend Part B, cl 2 to add an additional subclause "2.4 Prior to occupation, solely solar, electric heat pump or electric storage water heaters and electric (non-gas) cooking appliances to be installed."*

for the purposes of consultation in accordance with the procedures set out in Schedule 2, clause 4 of the Planning and Development (Local Planning Schemes) Regulations 2015 and the City of Fremantle Local Planning Policy 1.3 Community Consultation on Planning Proposals.

**Reasons for Change:**

These three water heating technologies are more economical and more energy efficient than gas for hot water. Furthermore, they can all produce zero emissions from the outset or become so as the source of electricity changes. The same is not true of gas, no matter how efficient.

However instantaneous electric hot water is not a good option. While it can produce zero emissions and be cheaper if you're sourcing genuine green power, people often use hot water at the end or the beginning of the day when they're getting nothing (or little) from their solar panels and there is peak use across the grid. In contrast any kind of storage system (whether traditional, or even better a heat pump) functions like a low-tech battery. In fact, they can be set to only heat during the day when the solar panels are working and/or the dwelling is drawing off-peak electricity from the grid.

In a house without gas, the cooking and heating are necessarily electric. It's already the gas that electric induction is most energy efficient for cooking and a reverse cycle air conditioner for heating.

