

Complex Asset Management & Sustainability



Sustainability is about the Climate Emergency

1.2°C warmer now. Abnormal is the new Normal.

Work for 1.5°C, Hope for 2°C but

Plan for 3.5 °C



Floods Australia Mar2022

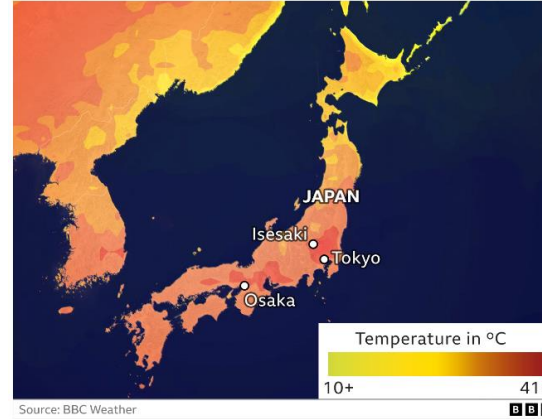


A firefighter at the site of a wildfire in Pumarejo de Tera near Zamora, northern Spain, on June 18, 2022 [Cesar Manso/AFP]

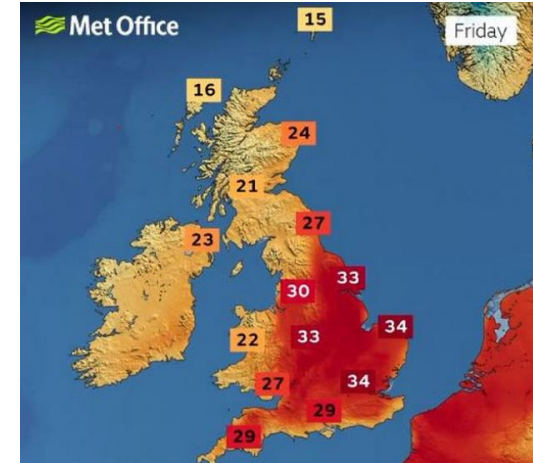
19 Jun 2022

Wildfires Europe Jun 2022

Japan is dealing with an intense heatwave
Maximum daily temperature forecast for 29 June



Killer heatwave
Japan Today



Britain today

Meeting this challenge will preserve the value of our assets & keep residents safe and happy

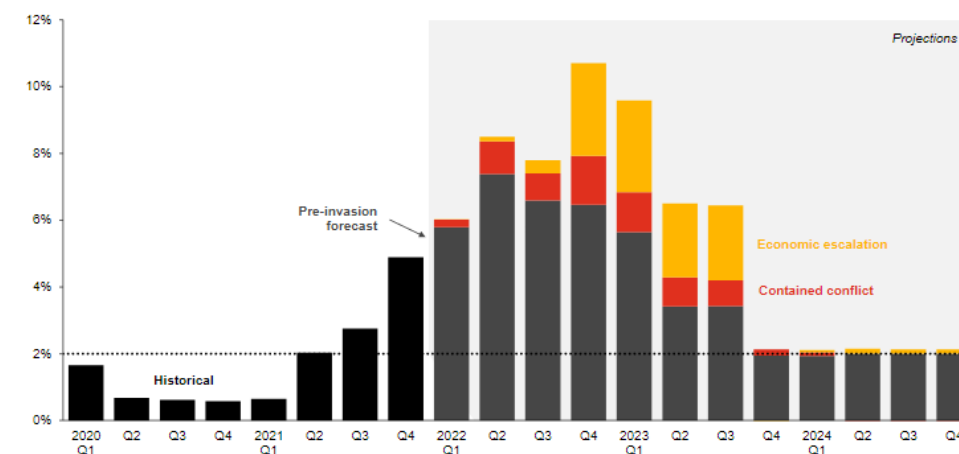
Sustainability is also about the challenges of the now

Austerity, Brexit, Covid, Ukraine,

- Cost of Living Crisis, over this time next year?
- Rent and energy arrears will increase.
- Food banks may struggle to meet demand.
- *Helping our residents will make our communities more socially sustainable. We can:*
 - *Reward our residents champions who help their communities;*
 - *Support community initiatives, local food growing, healthy budget food*
- *Give support to our residents*
 - *Social energy tariffs*
 - *Emergency support*



Money Saving Expert Martin Lewis says ...



Sources: ONS, PwC analysis

A bit about Peabody

- Formed in 1862, Peabody has over 104,000 homes across London and the South-East.
- A clear vision for the future, investing in homes and safety, improving services and developing new social housing
- At the forefront of promoting ESG credentials across the sector
- Our mission – to help people make the most of their lives



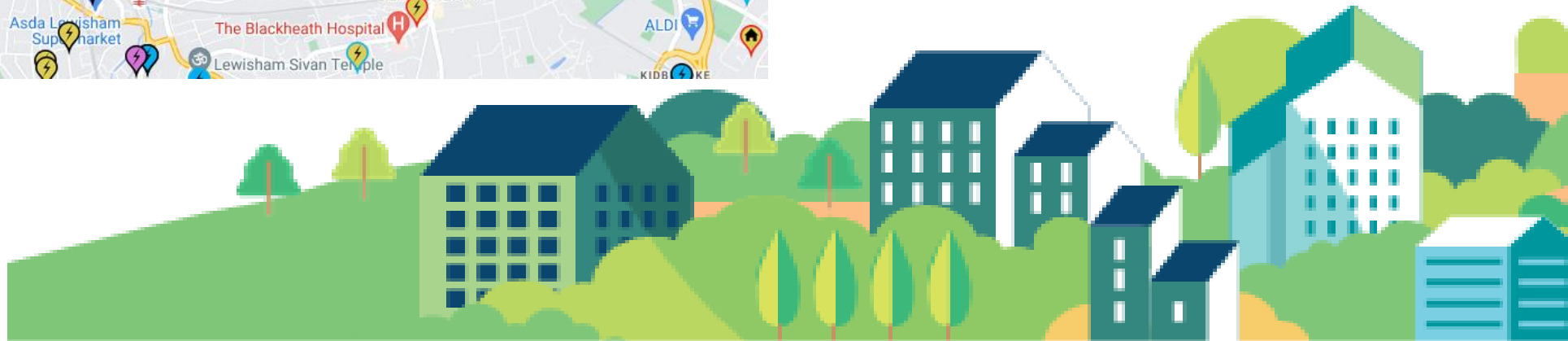
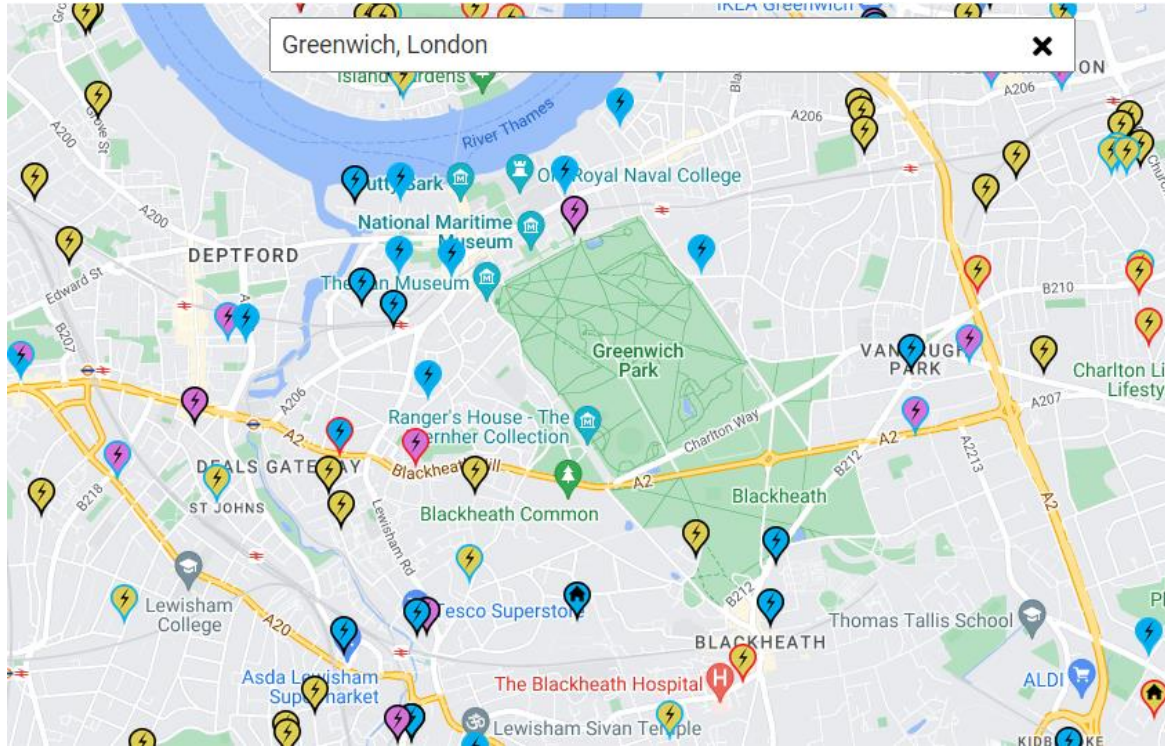
Sustainability is about cutting Emissions

- Our location-based carbon footprint for Scope 1 and 2 is 19,510 tCO₂e.
- Our total carbon footprint (Scopes 1, 2 and 3) is 118,886 tCO₂e.
- Our homes contribute to 83% of our total carbon footprint, our gas consumption contributes to 11% and our electricity consumption makes up 5%.
- Our carbon intensity ratio against the number of homes we manage is 0.43 tCO₂e/home.



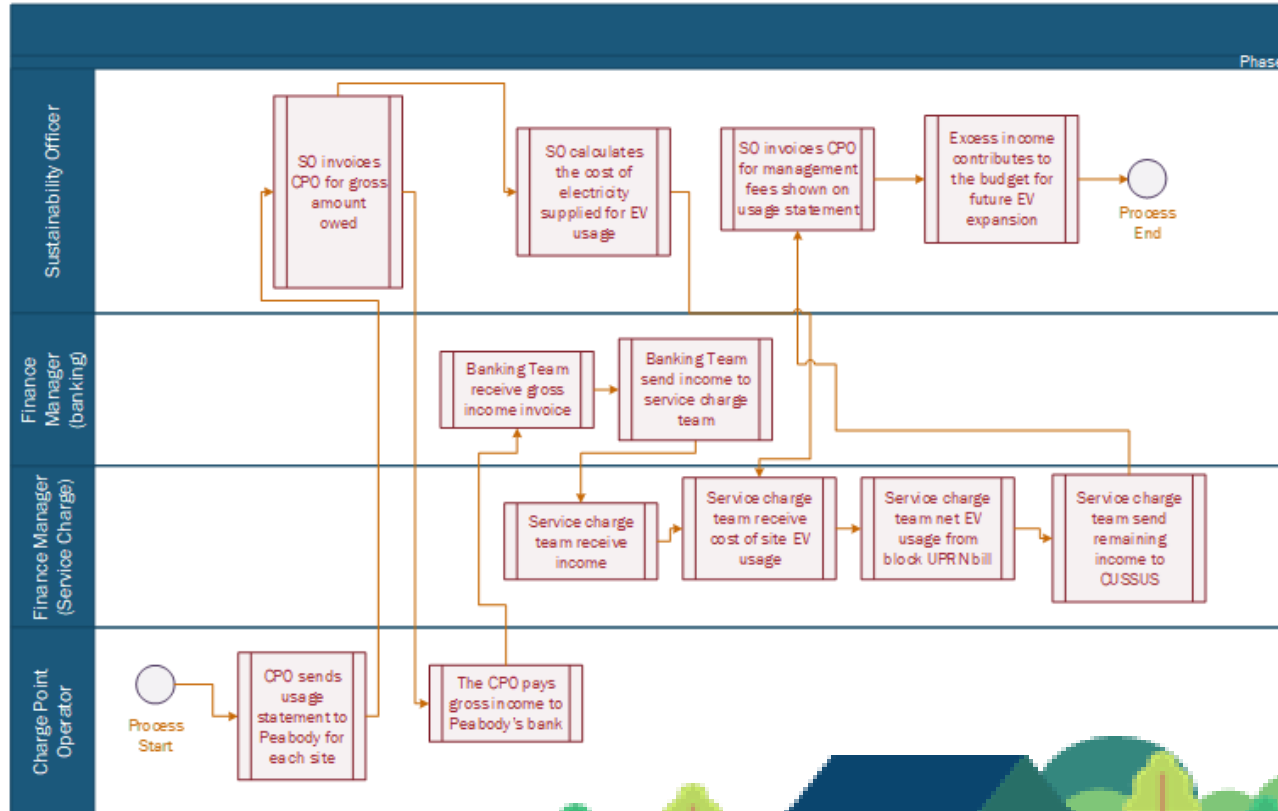
Complex Asset Management – EV Charging

Less this



Complex Asset Management – EV Charging

More This



Complex Asset Management

Learning from past complexity and mistakes



Gas boiler
75% to 90%



Communal boiler plus HIU
28% to 75% efficient



ASHP 250%?



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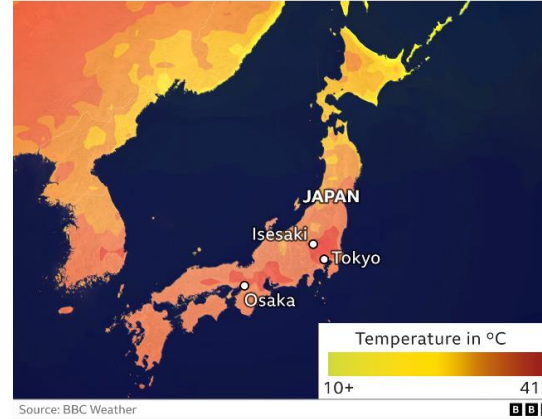


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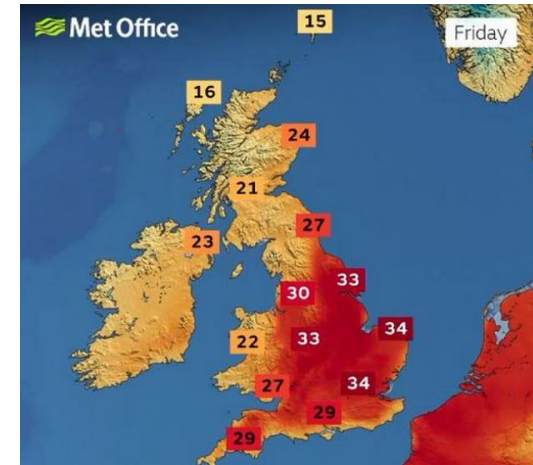
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