



**Investing and improving the
stock
High rise issues**



High Rise Issues

**Water
penetration**

**Draughty
Construction**

**Poor thermal
insulation**

**Electrical
heating**

**70% of the
residents of
unimproved
high rises are in
fuel poverty**



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District Heating

- centralised boiler
- reduced cost of heating
- averaged heating bills



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- **Community Energy Savings Programme (CESP)**
- **198 flats Seaton, Aberdeen**
- **cyclical concrete repairs**
- **wind and watertight**
- **elimination of fuel poverty**
- **thermal comfort**





Windows

- Draughts
- Water penetration
- Rebated ingoes behind aluminum pods
- Triple glazing
- Neoprene seals to trickle vents



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Over-Cladding

- Steni panels
- Aluminium cladding rails & brackets
- 120mm mineral fibre

Universal Homes Insulation Scheme (UHS)



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Over-Cladding & District Heating

156 flats, Torry, Aberdeen

- long term future
- fuel poverty proofed
- comfort temperatures
- reduction in CO2 emissions of 7.2 tonnes per annum, per flat



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