

Vision – “Delivering Quality Homes and More Homes
in Great Places to Live and Work.”



Update to Argyll and Bute Council
Mid Argyll, Kintyre & the Islands
Area Committee

Michelle Mundie

Chief Executive

6th December 2023

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Investment programme in 2023/24

All areas	
Element	Projected numbers
Windows and Doors	60
Kitchens and Bathrooms	11
Heating and Rewire	3
Roof and Roughcast	0
Refurbishment	0
Total	74

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Investment Programme

In previous years extensive programmes of investment have been carried out. This has resulted in the programme this year being targeted at any fails which have been identified as part of our stock condition survey.

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Warm Homes Fund

Our Warm Homes Fund Project is continuing to replace inefficient electric heating with Air Source Heat Pump systems at the end of October 2023 we have installed 1289 new systems to homes across Argyll including 491 in Mid Argyll & Kintyre and 231 on Islay & Jura.

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Warm Homes Fund

We have recently completed a project at McCracken Court, Lochgilphead



Measures installed included External Wall Insulation, Solar PV, Air Source Heat Pumps and New Doors and Windows

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Business, Energy, Industrial Strategy (BEIS) Whole House Retrofit Programme

ACHA have won funding through a central government scheme to retrofit energy efficiency measures including external wall, internal wall, under floor insulation, windows, doors and renewable heating systems. There were 67 Mid Argyll, Kintyre & Islay properties that benefited from this project. These improvements could see tenants benefiting from up to a 60% reduction in energy costs.

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Replacement of Wet Electric Heating Systems

The Wet Electric replacement project is removing inefficient systems and replacing with Air Source Heat pump systems. Our contractor, Pro-Cast have carried out pre install surveys and began installing on in early July. To date they have completed 47 installations, nine of these installations have been in Mid Argyll and Kintyre with a further six being replaced on Islay.

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Exemplar Estates

ACHA has committed £300,000 per year through Our “Exemplar Estates” initiative to improve the environment in and around our properties. We have works planned for this year in Mid Argyll; Kintyre and the Islands this year are:

- McCracken Court, Lochgilphead,
- Broomhill, Bowmore; and
- Church Way, Port Ellen

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Exemplar Estates

Church way, Port Ellen (Before)



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Exemplar Estates

Church way, Port Ellen (After)



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Adaptations

Argyll Community Housing Association (ACHA) have been successful in obtaining £450,000.00 in Scottish Government Grant to allow us to progress essential aids and adaptations for our most vulnerable customers across Argyll and Bute.

In Mid Argyll, Kintyre and the Islands we have recently completed 70 adaptations to assist our customers sustain their tenancies and increase their enjoyment of their home. Another 38 adaptations are planned for this year.

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Adaptations



Rhudal Cottages (Before)



Rhudal Cottages (After)

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Refurbishment – Millknowe Terrace, Campbeltown



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Refurbishment – Millknowe Terrace, Campbeltown



Putting our Tenants and our Communities First



Welfare Rights

ACHA's Welfare Rights service has produced the following results in the period since the 1st April 2023:

Area	Total Income	Number of Clients
Lomond	£ 565,190.68	224
Oban Lorn & the Isles	£ 595,473.65	232
Mid Argyll & Kintyre	£ 540,661.87	228
Cowal & Bute	£ 550,114.60	247
Totals	£2,251,440.80	931

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Other Updates

2023 Scotland Housing Awards 27th October 2023

Argyll Community Housing Association is delighted to announce that their Tenant Scrutiny Group the “Your Voice Group” won the Excellence in Tenant Scrutiny Award and their Warm Homes Team won the Net Zero in Housing award for their Whole House Retrofit Project at the Chartered Institute of Housing’s Scotland Housing Awards 2023.

The Tenant Scrutiny award is for landlords and their tenants who can show excellence in working collaboratively to scrutinise work and embed scrutiny within the culture of the organisation. The Your Voice Group are a Group of tenants from across the Argyll & Bute area who take an in-depth look at ACHA’s housing services, identifying areas where they think things might be improved or changed.

The Net Zero Housing award recognises partnership work with the contractor, Procast, to deliver whole house retrofit upgrades to properties across various locations in Argyll, including the islands of Islay and Tiree. The project forms part of ACHA's long-term journey to net zero and climate change with the residents being at the forefront.

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Other Updates



Pictured From left to right:
Kirsty Wells, Housemark, Paul McLennan, Minister for Housing, Jennie Niven and Jane Lindsay, Your Voice Group Members, Yvonne Angus, ACHA, Callum Chomczuk, CIH Scotland.



Pictured From left to right:
Kirsty Wells, Housemark, Richard Turnock, Chief Executive, Riverclyde Homes, Claire Morrison, ACHA, Lachlan Wood, ACHA, Gina Gordon, ACHA, Callum Chomczuk, CIH Scotland.

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Other Updates

Scottish Energy Efficiency Awards June 2023

Argyll Community Housing Association (ACHA) were nominated for two awards at this year’s Scottish Energy Efficiency Awards and were successful in winning the Regional Large Project of the Year category, along with receiving highly commended in the Regional Landlord/Housing Association of the Year category.

The latest award follows on from previous success in both the Scottish and National awards and recognises the major investment and improvements the association has made over the last number of years.



Photo: Lachlan Wood from Argyll Community Housing Association, (left) with Ashley Brown (centre) from Pas Safe Solutions who sponsored the Regional Large Scale Project of the Year and Kirstie Adams (right) from Pro-Cast, the contractor which nominated ACHA. 19

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Other Updates

- **ACHA’s 10 10 10 initiative;** 11 schools in Argyll and Bute received an award in 2023. Arinagour Primary, Drumlemble Primary, Port Ellen Primary and Tarbert Academy were three of the successful schools.
- **ACHA’s Community Action Fund;** we continue to welcome applications from all areas of Argyll and Bute for funding from the Community Action Fund. 13 registered charities have received an award from the fund of up to £500 so far in 2023/24, including Lochgilphead Phoenix Project, Campbeltown Brass, Community Cycling Ardrishaig, Tarbert Soup Group, Tarbert Youth Group, Sidekick and Islay and Jura Community Enterprises Ltd.