

Morgan Sindall Property Services Appointed by Epping Forest District Council to Retrofit Over 1,500 Homes

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[Morgan Sindall Property Services](#) (MSPS) have secured a £12m contract to carry out energy improvement works on behalf of Epping Forest District Council, through the Social Housing Fund (SHF) Wave 3. This marks the start of a long-term partnership to help improve the energy efficiency of the Council's homes over six years.

Our retrofit team will carry out works on over 1,500 homes, upgrading the Energy Performance Certificate (EPC) of selected housing stock to EPC rating C.

The PAS2030/35 -2023 compliant, resident first programme will encompass a range of building fabric improvements to enhance energy efficiency including: external wall insulation, cavity wall Insulation, loft Insulation and the installation of air source heat pumps, helping to create more comfortable, sustainable homes for residents.

We will also work with the Council team to explore the use of real-time insights and performance analytics, to help make informed decisions that support the Council's Net Zero targets and regulatory compliance.

Mark Whittam, Regional Managing Director said: "This is a fantastic opportunity to improve the Council's housing portfolio in line with Government standards for Net Zero and support the community transition to a greener future. Our experienced retrofit team will be working closely with Epping Forest District Council and its residents as part of the programme to develop solutions that meet their specific needs.

"We are committed to helping our clients achieve their net zero targets, through smart data and rigorous

compliance, alongside creating healthier homes and helping to combat fuel poverty.”

Epping Forest District Council Portfolio Holder for Housing, Cllr Nigel Bedford said: “At Epping Forest District Council, we are deeply committed to improving the homes of our residents, ensuring they are safe, comfortable, and well-maintained for the long term. The Wave 3 Funding aligns seamlessly with our ongoing efforts to enhance housing quality, further reinforcing our dedication to providing better living conditions. This funding will support our continued work to upgrade homes across the district, helping us meet the evolving needs of our community while building a brighter, more sustainable future for all.”

Completion is expected by April 2028 and adds to MSPS’s extensive portfolio of social housing retrofit projects, which to-date has included over 5,448 PAS2035 compliant energy efficiency improvements to over 1,500 homes across the UK.