



## **Making choices about sustainable energy for Oostpoort 11**

### **The main points in brief**

Dear fellow residents,

**There will be a special General Members Meeting of the Owners Association on Tuesday, November 5, in which we will decide on a follow-up study into the energy supply that Oostpoort 11 may have in a few years. There is a detailed proposal that has already been sent to you together with the agenda. An important evening on which we determine whether Oostpoort 11 wants to take the path to sustainable heating and cooling or whether we let it pass us by. So come everyone (or authorize someone to vote)!**

The subject of energy transition is certainly not simple – especially not for residents of residential blocks like ours, who have to rely on a collective sustainability concept.

We see questions arising through various channels. What often resonates in this is the fear that you will be stuck with something that you cannot properly oversee. Or to be forced to do something that you are not ready for or that you simply do not want.

That is why we have listed things briefly and simply below.

#### **What exactly am I going to vote on next? What do you commit to as a VvE member if you agree to the proposal? And what do we get in return?**

You only decide about:

1. carrying out follow-up research (the 'selection phase'), so that we can decide in a next AGM which sustainability technology we want to continue with, how we can best finance it and which legal forms are best suited;
2. In doing so, you give yourself and your fellow residents the opportunity (*not* the obligation) to connect your apartment to sustainable ('gasless') heat in due course on the basis of a collective facility. This is possible by an individual heat pump, with sustainable cooling as a bonus added. It has already been determined that this is technically possible and - on average - budget neutrally feasible;
3. and you indicate, if agreed, that you are willing to help cover the costs of this research, which amounts to a monthly contribution of €14 to a maximum of €29 (depending on the size of your apartment) on top of your service costs for two years.

These are the points to decide on. Other than these you are not committed to anything. Whether or not to take further steps in energy transition will be discussed at a later AGM.

### **What does this research mean for us as homeowners' association members?**

- a. a detailed picture of what it means for your apartment in terms of technical solutions, the associated space requirement in the boiler room and the financial burden it will entail;
- b. a vision of the financing options and how the supply of heat (and cold) can be legally structured;
- c. a concrete proposal for elaborating the choices made into executable plans.

This research is an indispensable step. Without this step, decision-making about the construction of a sustainable basic facility that offers the apartments the opportunity to install sustainable heating and cooling in their homes is not possible.

### **If I don't want to become 'gasless', can I be forced to do so later?**

No, this project cannot force you to do so, as long as the gas supply is maintained.

What the government has in store is unknown. The city of Amsterdam still aims to get rid of gas completely by 2040. There is just no clarity about how and what. And of course, it is never certain what the gas price will do in the coming years. However, government policy on this point is clear: gas (including the standing charge, so regardless of how much you use) will become more expensive in relation to the price of electricity. Read more about this in the Newsletter.

### **What will my situation be if there is no majority in favor of the proposals?**

Then this project is over. And with it the opportunity to decide for yourself about the future sustainability of our homes. The 'zero scenario' then comes into effect: gas boilers and flue gas ducts will have to be replaced in the foreseeable future. There will be no cooling and we are at the mercy of gas price levels, energy taxes and the way in which the costs of gas distribution are spread over (increasingly fewer) users. In addition, there is a fair chance that those apartments that have the option to individually switch to sustainable heating and cooling will understandably do so, with the result that the basis for future collective solutions will diminish.

### **More information?**

- On the website [www.energietransitieoostpoort.nl](http://www.energietransitieoostpoort.nl) you will find all newsletters as well as an extensive [list of questions and answers](#).
- The report on [possible sustainability scenarios](#) from TechniPlan is also available there
- Just email your questions to [energietransitieoostpoort@gmail.com](mailto:energietransitieoostpoort@gmail.com) and you will receive a quick answer!

See you Tuesday!  
ETO Committee