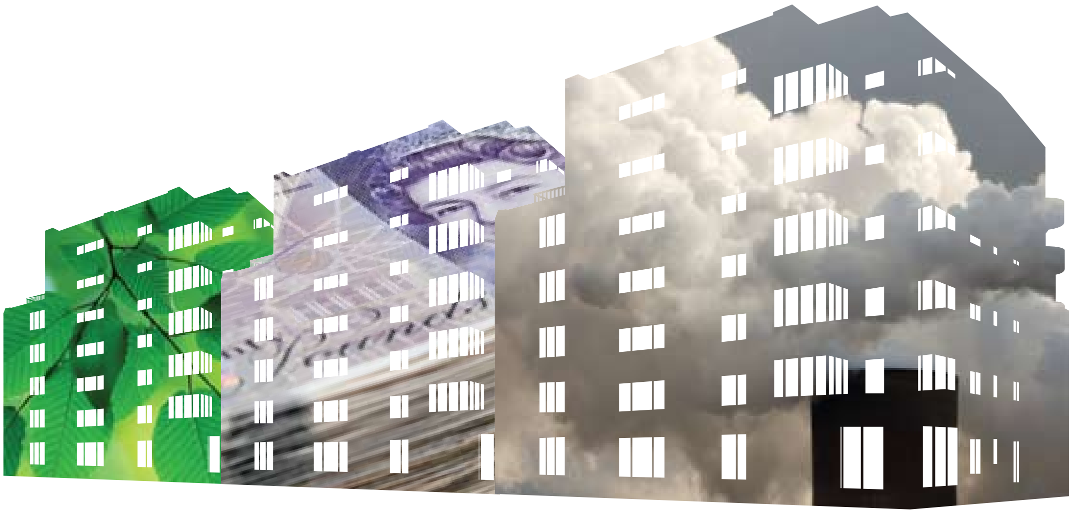
CBI
THE VOICE OF BUSINESS

How can the UK property market be sustainable in a recession?



CBI Property Breakfast Series
April – September 2009

CBI Conference Centre,
Centre Point, London
www.cbi.org.uk/propertybreakfasts

Speakers include:

Ian Trim
Senior policy advisor, Defra

Dr Ann Heywood
Principal, College of Estate Management

Andy Stanton
Head of sustainable buildings,
Transport for London

CBI Property Breakfast Series April – September 2009

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The CBI is holding a series of three breakfast seminars to bring together those involved in the management and leasing of property in the UK to discuss how to meet the challenges of recent legislation in an environment where increasing taxation and a bitter recession are putting pressure on the sector. The seminars will take place at the CBI Conference Centre, Centre Point, London.

Meeting the Carbon Reduction Commitment

Tuesday 28 April 2009
08.00–11.00

The introduction of the Carbon Reduction Commitment scheme will have a huge impact on the property industry affecting over 5000 businesses across the board. Eligible companies will be required for the first time to calculate energy usage and surrender carbon allowances to cover the emissions they generate. The government will return the revenue generated from carbon allowances in proportion to the success of participants' carbon reduction efforts.

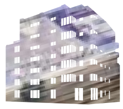
With the eligibility process commencing in early 2009 and the introductory phase beginning in April 2010, companies will need to prepare both in terms of operational and financial planning to ensure that they will be able to cope with the cycle of allowance payment and revenue recycling that will ensue.

This seminar will discuss the potential implications of the Carbon Reduction Commitment and will debate the following questions:

- How to prepare for CRC? Drafting an evidence pack, developing energy efficient strategies, measuring energy-use, updating data management systems, budgeting for compliance, engaging employees
- How can you reduce carbon cost-effectively and reap the benefits of revenue recycling?
- What can government do to minimise the administrative burdens of monitoring and reporting?
- Where will responsibility lie where subsidiaries or franchises are concerned?
- How can landlords effectively pass on costs/benefits to tenants?
- Will the league tables fairly reflect a company's performance? How will companies need to manage their cash flow?

Chaired by:
- **Giles Barrie,** Editor, Property Week

Speakers include:
- **Emma Wild,** Principal Policy Advisor – Climate Change, CBI
- **Dr Ann Heywood,** Principal, College of Estate Management and Chair, RICS Sustainability Commission
- **Ian Trim,** Senior Policy Adviser, Defra
- **Jean Waring-Thomas,** Energy Manager, Boots UK Ltd



Property in the Economic Downturn

Wednesday 24 June 2009
08:00 – 11:00

The global recession has hit the UK property market hard. Business and consumer confidence has plummeted, and many companies are cutting back production and employment in response to rapid falls in demand and difficulties in accessing credit. But why has the property industry been hit so hard and how can the property sector bounce back into a position of sustainable growth?

The downturn is hitting the property sector on many levels. Apart from the obvious impact of a fall in property prices, the downturn has hit other related sectors like construction. Landlords are also feeling the pressure from tenants who are negotiating to reduce rents and push for rent-free periods to improve cash-flow. There are also implications for pension funds who are seeing the value of their investments fall.

This seminar will investigate: why the property sector has been so adversely affected by the downturn; how businesses are meeting the challenges of trading in a recession, and; what can be done to help stabilise the market and return to growth.

Our panel of speakers will explore:
- The impact of the downturn on values to date, and what does the short-term future hold
- How the property sector gain access to credit in a contracting economy
- How landlords and tenants work together to achieve mutually beneficial agreements
- The implications of falling property values for pension funds?

Chaired by:
- **Giles Barrie,** Editor, Property Week

Speakers include:
- **Lai Wah Co,** Head of Economic Analysis, CBI

Other speakers to be confirmed

Green building: making it happen

Wednesday 9 September 2009
08:00 – 11:00

Buildings have a significant impact on the environment through the emission of greenhouse gases, the production of waste and the consumption of water and other resources. It is therefore unsurprising that with the drive for abating climate change in full swing, this is an increasing focus on green building.

The government has introduced several pieces of legislation on sustainable property over the last 18 months – Energy Performance Certificates are now required for commercial property, the BREEAM ratings system has been reinforced and from 2019 onwards all non-domestic buildings will need to be zero-carbon. This has and will continue to have a huge impact on the UK property sector.

This seminar will investigates the success of current legislation, focusing on what needs to be done in preparation for 2019. Case study speakers will share best practice of green building techniques and will inform delegates of new technological developments being used to achieve zero-carbon targets.

- Starting from scratch: how can property developers create cost-effective sustainable developments?
- What technology is available for retrofitting old buildings?
- How can energy consumption be reduced? What are the advantages/disadvantages of decentralised energy/ micro generation?
- What are the waste management/onsite recycling options available?
- What sustainable materials are most cost-effective?
- What is required by 2019 and what is the timeline for Zero-carbon building?
- What are the changes to the Building Research Establishment Environmental Assessment Method (BREEAM) and what is the potential impact?
- Have Energy Performance Certificates been successful?
- What is the likely affect of recession on both the government and businesses' commitment to zero-carbon?

Chaired by:
- **Giles Barrie,** editor, Property Week

Speakers include:
- **Emma Wild,** principal policy advisor – climate change, CBI
- **Andy Stanton,** head of sustainable buildings, Transport for London
- **Peter William Rogers,** director, UK Green Building Council

Why attend?

The CBI property breakfast series offers a chance to hear about and debate the latest developments taking place in corporate property. Featuring a combination of keynote addresses, case study presentations on best practice and panel discussions, delegates can gain a balanced view of how recent developments will affect their business.

Who should attend?

The breakfast seminars are aimed at senior executives responsible for the procurement, management and leasing of properties. The breakfasts will be of interest to those with the following job titles:

- Chief executive/managing director
- Finance director
- Director of property/real estate
- Planning director
- Estates manager
- Group Surveyor
- Head of reality
- Director of corporate social responsibility/ sustainability/environment
- Government/public affairs director

Booking form

Please return your completed booking form to Sue Thornton via fax or post as follows:

Fax: 020 7497 3646
Post: CBI Events, Centre Point,
103 New Oxford Street, London, WC1A 1DU

Fees

Delegates can benefit from discounted rates for multiple bookings.

	One breakfast	Two breakfasts	Three breakfasts
CBI member	**£80.00 (+£12.00 VAT) = £92.00**	**£144.00 (+£21.60 VAT) =£165.60**	**£204.00 (+£30.60 VAT) = £234.60**
Non-member	**£100.00 (+£15.00 VAT) = £115.00**	**£180.00 (+£27.00 VAT) = £207.00**	**£255.00 (+£38.25 VAT) = £293.25**

Please indicate how many places you would like to book. Delegates booking multiple places and organisations booking more than one delegate are entitled to the discounts listed above.

Meeting the carbon reduction commitment

☐ **CBI member** ☐ **Non-member**

Property in the economic downturn

☐ **CBI member** ☐ **Non-member**

Green buildings, making it happen

☐ **CBI member** ☐ **Non-member**

Payment

Please tick one of the following payment options

☐ **Cheque** I enclose a cheque made payable to the CBI for £

☐ **Invoice** Please invoice me. **My purchase order number is**

☐ **BACS** I have authorised a BACS payment for £

to CBI using the following account details
Account No: **01470988** Sort code: **30-98-71**
Lloyds TSB Bank plc, 32 Oxford Street, London W1A 2LD

☐ **Credit card** Please take a £ payment from my credit card.

Card type VISA | AMEX | Mastercard | Maestro (delete as appropriate)

Card number

Expiry date /

Security code

Issue no. (Maestro)

Name on card

Signature

Date

Delegate information

(Please photocopy this page for additional delegates)

Title

Forename

Surname

Job title

Office contact

Company name

Address

Postcode

Telephone

Fax

email

Signature

Date

Data Protection

Information provided on this form will be used by the CBI to administer the event you are attending. In doing so, it may be necessary to transfer this information to third-party processors—arrangements are made to ensure that such information is protected. Name and company details given on this form may also be used by the CBI to send you other relevant information including invitations to events and details of publications. If you do not wish to receive any further information, please tick the box. ☐

Booking information

If you would like to book for one or more of our breakfasts please complete and return the booking form to Sue Thornton either by post, fax or email

Tel: 020 7395 8013
Fax: 020 7497 3646
Post: CBI Events, Centre Point,
103 New Oxford Street, London, WC1A 1DU
Email: sue.thornton@cbi.org.uk
Web: www.cbi.org.uk/propertybreakfasts

Joining instructions

Once we have received your booking form with payment, you will be sent confirmation details and a VAT receipt if required. If you do not receive your confirmation within two weeks, please contact CBI Events on 020 7395 8013. Provisional or telephone bookings cannot be accepted.

Booking terms and conditions

Written cancellations received by the CBI Events Team less than 30 days prior to the event booked will incur a cancellation fee of 40% of the total invoiced. We regret that we cannot give refunds for cancellations received after this date, although substitute delegates are very welcome if notified in writing prior to the event.

The CBI is not responsible for the non-arrival of confirmation documents: if you do not receive final details ten days before the event booked please contact Sue Thornton on 020 7395 8013.

The CBI reserves the right to refuse entry to delegates.

The CBI reserves the right to cancel the breakfast seminars and to change the venue and content of the series at any time.

Location

The CBI Property Breakfast series will take place at:
CBI Conference Centre, Centre Point,
103 New Oxford Street, London, WC1A 1DU

Nearest tube stations

Tottenham Court Road (Central and Northern lines), Holborn (Central and Piccadilly lines), Leicester Square (Northern and Piccadilly lines), Euston Square (Metropolitan line), Warren Street (Northern and Victoria lines)

Nearest mainline stations

Euston, Charing Cross

Nearest parking

NCP, Adeline Place

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