

**Resilience in Action:
How the European Union is helping to build sustainable urban areas**

Thematic conference, Brussels, 20 November 2024



Housing in Etterbeek: URBACT project, situation and prospects

Jean-François MALJEAN

< 50,000 inhabitants (4% of the Brussels Region - BR)

15,290 inhabitants / km²

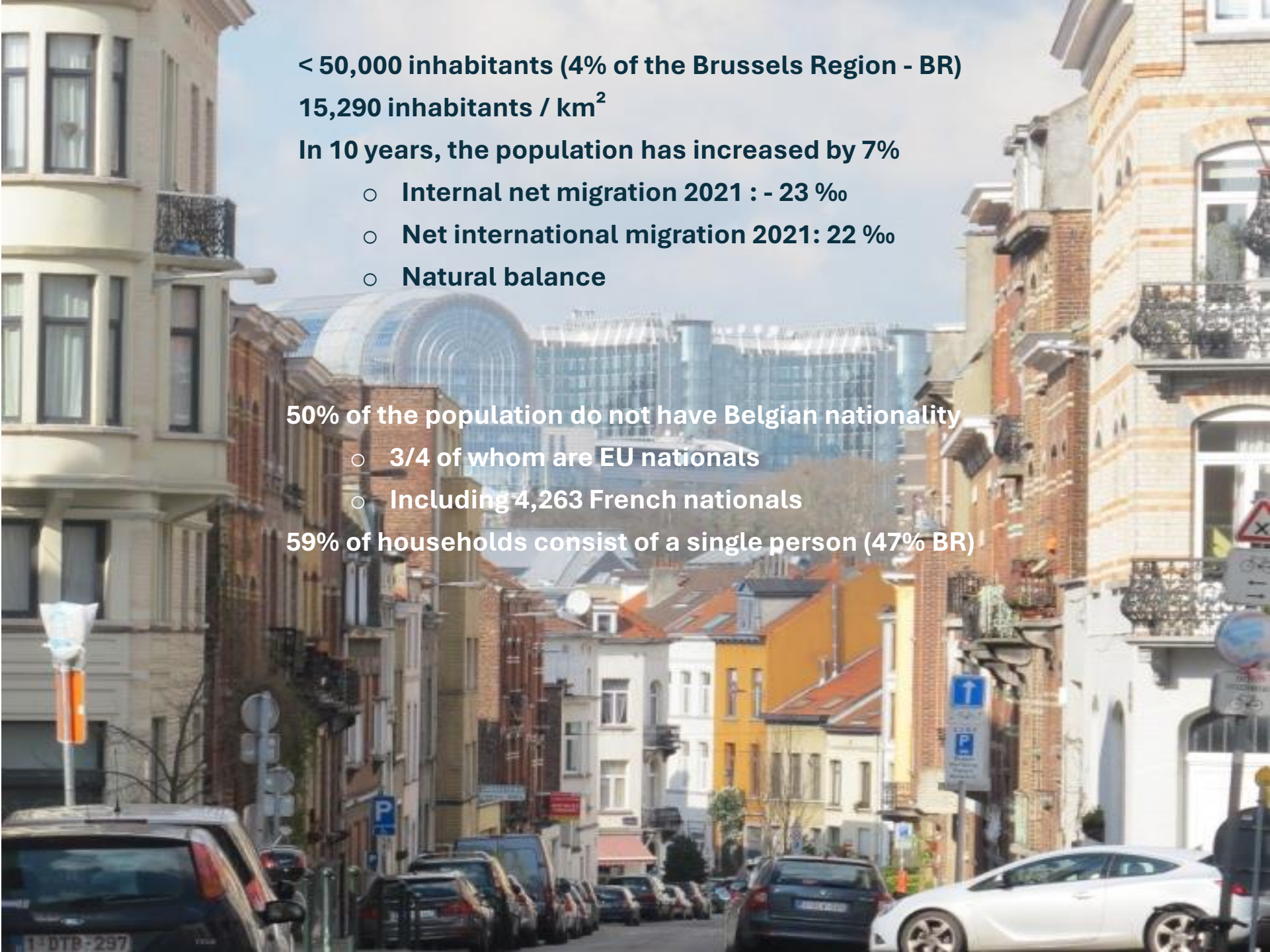
In 10 years, the population has increased by 7%

- **Internal net migration 2021 : - 23 %**
- **Net international migration 2021: 22 %**
- **Natural balance**

50% of the population do not have Belgian nationality

- **3/4 of whom are EU nationals**
- **Including 4,263 French nationals**

59% of households consist of a single person (47% BR)



**Population with diverse socioeconomic profiles,
mixing households of the upper, middle and
popular classes, as well as homeless and
people in very precarious situation**

Working-age population (18-64): 72% (64% BR)

Employment rate (15-64 years) :

- **Etterbeek: 62.1%**
- **BR: 61.0%**
- **Belgium: 66.6%**
- **Flanders: 71.4%**

Median income after tax per inhabitant :

- **Etterbeek: €17,809**
- **BR: €17,207**
- **Belgium: €18,348**
- **Flanders: €18,716**

Beneficiaries of the increased intervention (BIM):


- **Etterbeek : 19%**
- **BR : 27%**

Beneficiaries of the social intervention income (RIS):

- **Etterbeek : 5.2% of 18-64 yo**
- **BR : 6.2% of 18-64 yo**

Guaranteed income for the elderly (GRAPA):

- **Etterbeek : 14.7% of >65 yo**
- **BR : 13.8% of >65 y**



From a socio-demographic point of view, Etterbeek is split in two parts, with more affluent neighborhoods in the North-East, intermediate areas and a zone of poverty in the South-West

Housing :

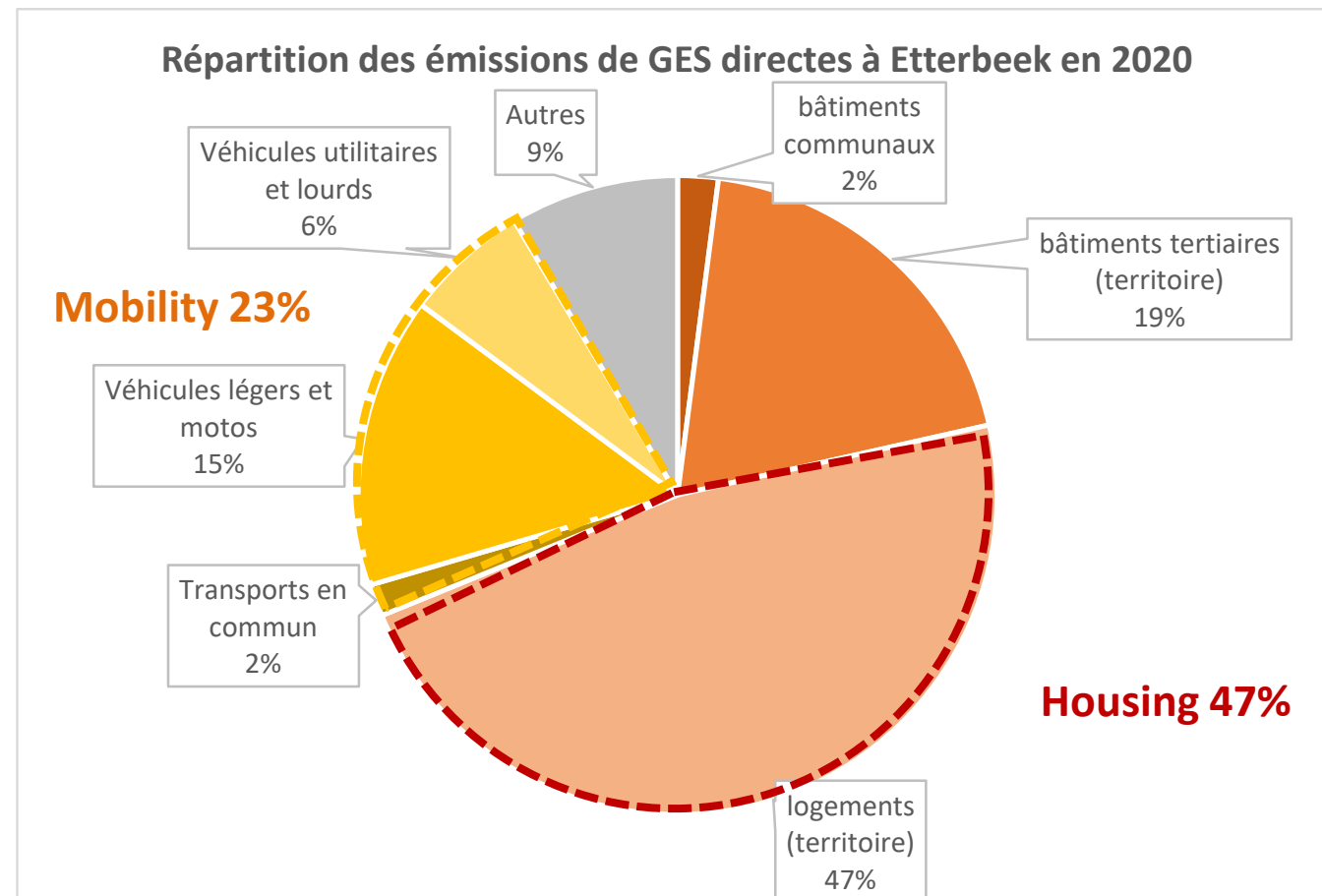
- 7,876 buildings, including 6,786 residential units
- 26,553 homes, including 1,405 social housing units (5.3%)
- Average of 4 dwellings per residential building



0.5 cars per household

4% public green spaces and recreational areas (19% BR)

Direct GHG emissions Etterbeek (2020)



As a municipality, our **objectives** are:

- Improve the living conditions of our disadvantaged populations, in particular through actions and projects to promote affordable housing, fighting energy poverty, overcome the digital divide, foster autonomy/empowerment, well-being and strengthening social cohesion
- Reduce GHG emissions by 55% by 2030 (compared with 2008) and reach carbon neutrality by 2050 thanks to our “Municipal Carbon budget”. This action plan comprises 18 measures, from energy performance of buildings (public and private), to mobility of our staff and the wider population (cycling, walking, public transport), and food



Our **actions**, implemented or in progress:

- The Energy Unit of our CPAS (Public Social Welfare Centre) - Energy Poverty Reduction One Stop Shop:
 - ✓ Technical and legal assistance
 - ✓ Energy workshops
- Our municipal One-Stop Housing Office
- Our Social Housing Agency (AIS) – 130 public housing units
- Our social housing company Log'Iris – 1400 public housing units
- The Régie foncière d'Etterbeek – 250 public housing units
- Dense and active network of NGOs dealing with (energy) poverty

- Our municipal service 'Proxibat'
 - ✓ Offers, for a token fee, to carry out minor works in the homes of disadvantaged residents.
For example: painting, plastering, insulation, finishing, etc.
 - ✓ Organized jointly by CPAS, Contact Plus municipal service and the Mission Locale pour l'Emploi (MLE) of Etterbeek
 - ✓ Aimed at senior citizens, disabled people and people on low incomes
 - ✓ Carried out by workers hired under a social and professional integration programme
 - ✓ In 2023, > 35 projects completed by our Proxibat teams



Our **actions** implemented or in progress:

- In particular we want to extend our Proxibat initiative to energy services such as :
 - ✓ Advice on good domestic energy practices: proper use and adjustment of the boiler and radiators, less energy-consuming cooking and food preservation techniques, etc.
 - ✓ Technical, legal and administrative advice, in particular on obtaining renovation grants, or taking part in group purchases of mains gas and electricity
 - ✓ Facilitating small or medium-scale energy works
 - ✓ Facilitating grouped energy studies/audits/certifications
 - ✓ Etc.



The Urbact ITN programme: a great opportunity to reach our **objectives** and foster our **actions**:

- **10 January 2024: launch of the Urbact ITN call**
- **24 January: decision by the municipal Collège to take part in the call, with a view to, among others, tackle the issue of housing and energy poverty**
- **Positioning as a ‘partner’ city during the application preparation phase: networking, various exchanges, identification of opportunities and relevant themes, etc.**
- **Participation in the project application “EPIU” (later renamed "EmPowerIngUs") with the city of Getafe (Spain) as leader**
- **19 March: proposal submitted**
- **28 June: project selected**
- **01 September: official start of the project "EmPowerIngUs"**

The Urbact ITN project **EmPowerIngUs** in a nutshell:

- **Theme: Combating (hidden) energy poverty through a three-pillar approach:**
 - ✓ Data analysis
 - ✓ Awareness-raising
 - ✓ Tailor-made solutions
- **‘Partner’ cities, including Etterbeek, benefit from the experience of the ‘leading’ city (Getafe), with a view to transferring the experience of the ‘leader’ to the partner city’s own context**
- **Partnership:**
 - ✓ Getafe (Spain) – Leader
 - ✓ Maia (Portugal) – Partner
 - ✓ Tikala (Grece) – Partner
 - ✓ Pomorie (Bulgaria) – Partner
 - ✓ Etterbeek (Belgium) – Partner
- **Total project budget €550,000, partly covered by EU funds (ERDF). Co-financing rate depends on the level of development of the regions concerned. 65% for the Brussels Region**
- **Budget for Etterbeek:**
 - ✓ 105,950 €
 - ✓ Of which 69,867.50 € ERDF (65%)
 - ✓ Of which 37,082.50 € cofounding (35%)
- **Duration: 2 years**



The Urbact ITN project **EmPowerIngUs** in a nutshell:

○ Key implications for the partners:

- ✓ Take part in >5 transnational meetings, including one as host
- ✓ Contribute to the ‘Transferability Study’
- ✓ Each partner is required to set up and run an Urban Local Group (ULG), made up of local stakeholders active or interested in the project themes: CPAS, AIS, MLE, owners, tenants, etc. The ULG meets regularly to discuss the EmPowerIngUs project and contribute to its implementation
- ✓ Carry out test actions in the local context
- ✓ Contribute to the project's communication plan (internal, external and local): website, social networks, publications, study visits...
- ✓ Each partner is responsible for drawing up its own ‘Investment Plan’ with a view to transposing the Getafe model to its local context. The document will include: needs analysis, description of the proposed project, data analysis, work plan, implementation model, timetable, budget and monitoring and evaluation framework
- ✓ Contribute to the administration of the project: reports, accounting, etc.



Housing in Etterbeek - beyond **EmPowerIngUs**:

- Another application prepared with the city of Getafe (+ Besançon in France), [LIFE-2024-CET-ENERPOV](#) call. Submitted on 19 Sept. 2024. The aim of the CATALYZE project is to set up a Social Energy Fund to pre-finance energy renovation work for disadvantaged households, with periodic repayments based on the premiums received (Renolution) and the energy savings achieved ('Energy Performance Contract' principle), in addition to guidance and support for citizens
- A [Renolab.ID](#) (Bruxelles Environment) application submitted on 06 Sept. 2024, aimed at stimulating collective / grouped energy renovation of private housing, including energy sharing and communities, with a particular focus on disadvantaged households
- Our participation, as an associate partner, in the 'Empower' project on energy communities, led by Schaerbeek, Ixelles and Brussels-City as part of the European 'Net Zero Cities' programme. Etterbeek will benefit from the spin-offs of the project (legal support, preparation of public procurements, communication and support for citizens) with a view to developing energy communities



Depending on subsidies obtained, possibility to create a 'Private Housing Energy Renovation Unit' (1 to 3 dedicated staff) within the municipality

**Resilience in Action:
How the European Union is helping to build sustainable urban areas**

Thematic conference, Brussels, 20 November 2024

Thanks for your attention

jean-francois.maljean@etterbeek.brussels