

Contract ENER/C3/2018-447/05

Feasibility study EPBD article 19a

2nd stakeholder meeting

Brussels, 28 November 2019

EPBD19a: Optional building renovation passports

Afternoon session

- Short summary on previous steps
- Analysis of replicability and feasibility
- Policy options
- Modelling results

Short summary on previous steps

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Session outline

1. Review of existing cases
2. Stakeholder survey
3. Key lessons learnt
4. Building renovation passport definition

We reviewed 16 relevant cases

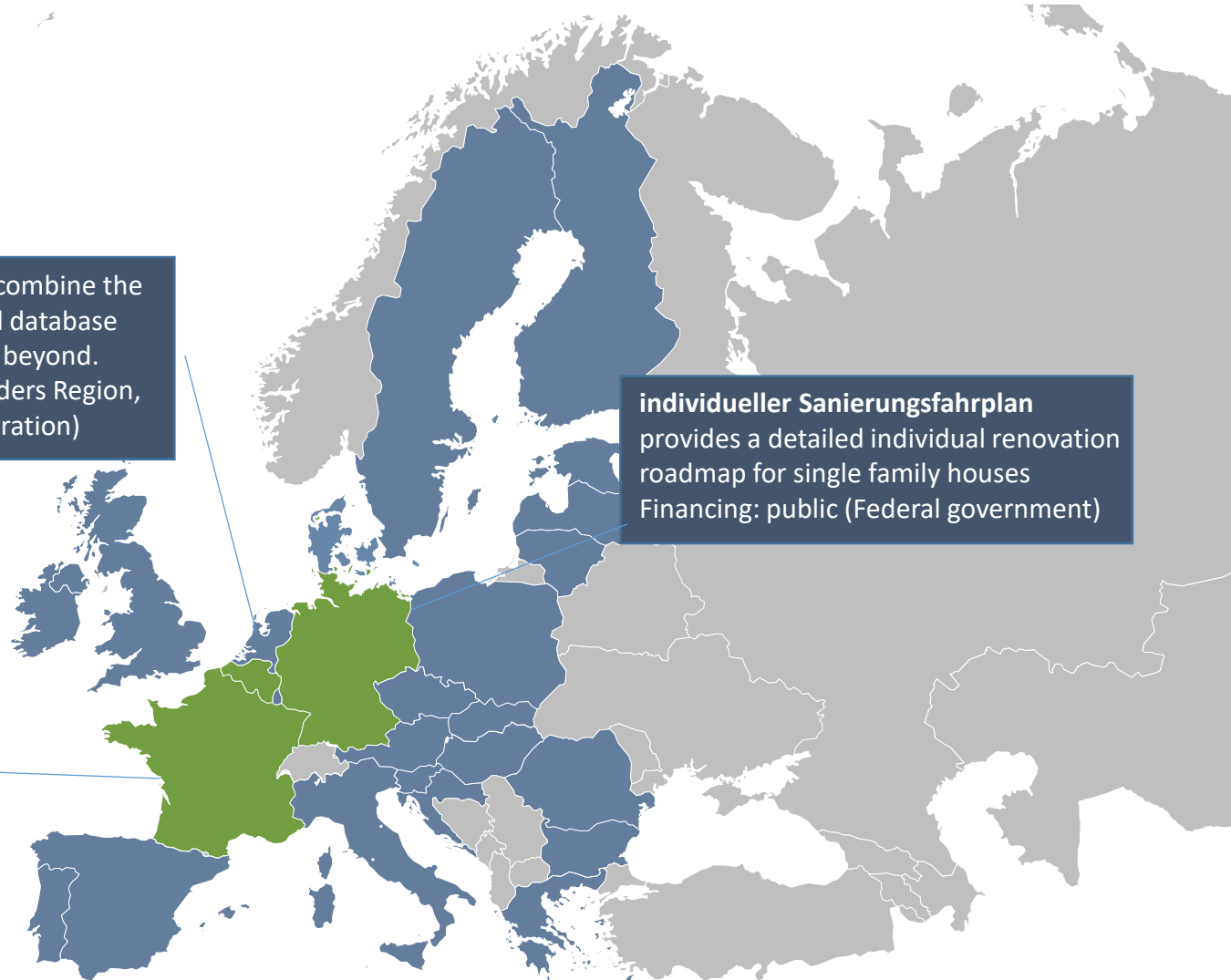
Woningpas and EPC+ combine the BRP with an integrated database with building data and beyond.
Financing: public (Flanders Region, inter-ministerial cooperation)

individueller Sanierungsfahrplan provides a detailed individual renovation roadmap for single family houses
Financing: public (Federal government)

Several (regional) examples of models, promoting and offering BRPs to owners, auditors and craftsmen

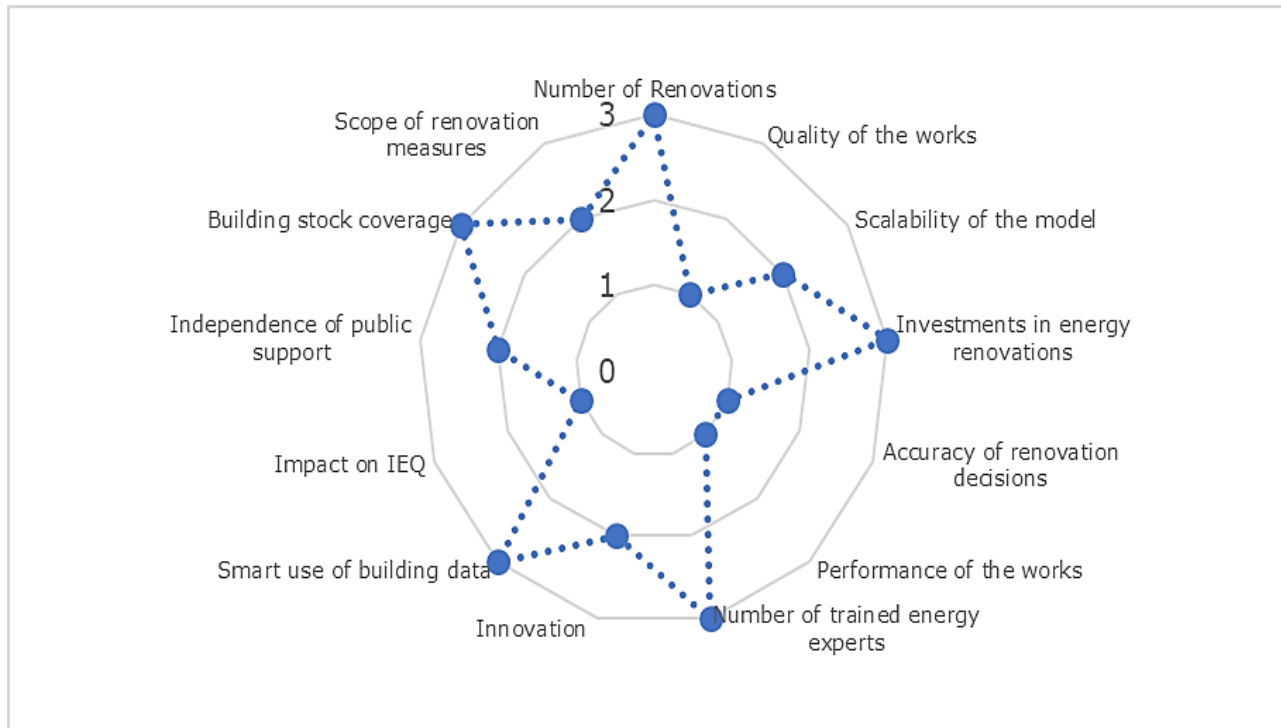
- Passeport Efficacité Energétique
- Passeport Énergie Habitat
- Picardie Pass Rénovation

Financing: Both private and public



We derived relevant information

Danish EPC framework

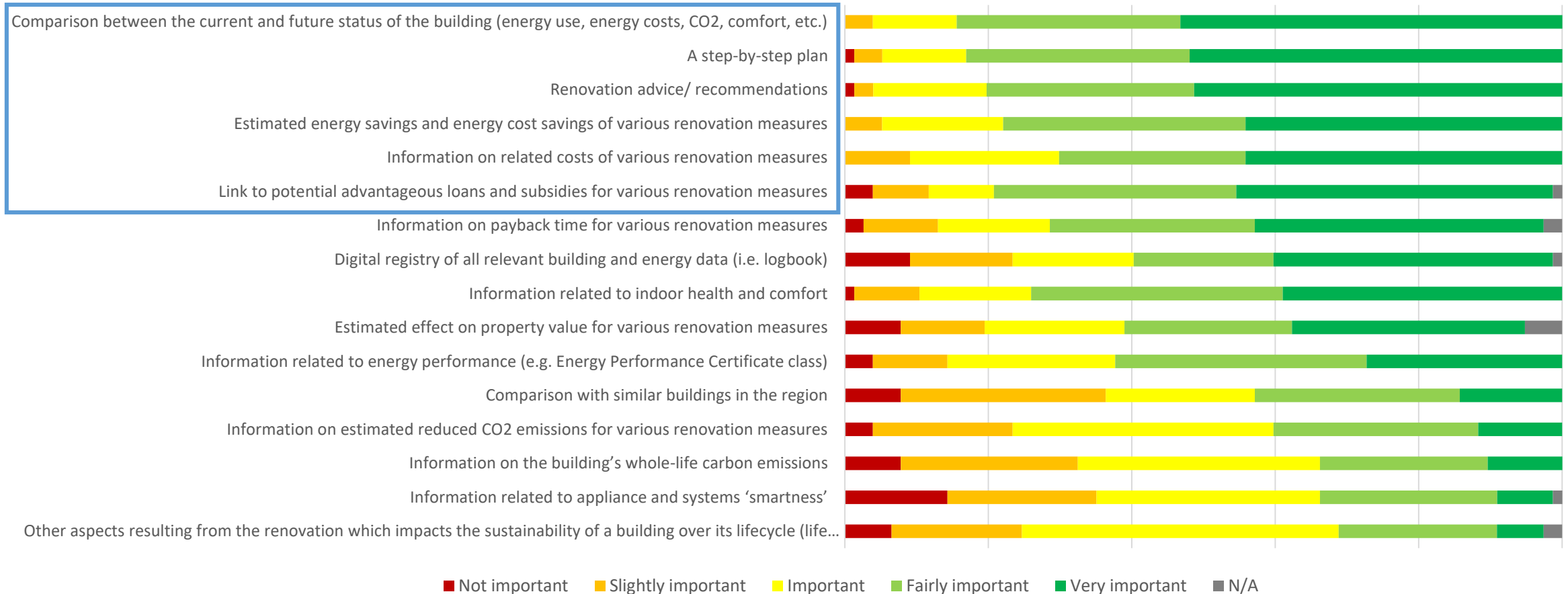


Key findings

- A survey of 1006 Danes who bought a property in 2015, shows that 65% stated that they read the whole report that comes with the EPC
- **45% of owners are living in a building with a lower EPC rating (E-F-G) have implemented at least one of the EPC-listed energy-saving measures** (for people living in D=35%, C=16%, B=15%, and A=7%)
- When asked about the importance of the EPC when they bought their building, 22% described the EPC as very important, while 36% saw it as somewhat important
- **Most building owners were satisfied with an EPC rating C (37%),** followed by D (22%). Only 7% desired an EPC rating A to be satisfied [8]
- 38% of the building owners implemented measures because it was “financially attractive”, while 28% did so in conjunction with other renovation work.
- **6% said they would have renovated if the EPC report included more detailed information**
- The most commonly implemented measures from the recommendations related to windows (42%), roof (39%), heating system (28%), doors (21%) and external wall (19%)

We asked for your opinions

How important are the following aspects for a building renovation passport?



Key lessons learnt

- BRPs are effective in alleviating two of the main barriers to renovation;
 - low **awareness of the benefits** of energy renovation and;
 - insufficient **knowledge of what measures to implement** and in which order
- Renovation advice is more effective when it is integrated with, and reinforced by, other elements (e.g. simple access/use, financial support, communication)
- Renovation advice, together with other support measures, has an impact on;
 - the **decision to renovate**,
 - The **timing** of the renovation decision
 - the **number of measures to implement** and their **performance level**,
 - as well as on **what kind of measures** that are being implemented
- The existing schemes and initiatives do not target any hard-to-reach groups (not interested, low-income etc.)
- Indoor environmental quality and the environmental aspects of renovations are not included in the existing cases, yet

We proposed a definition of building renovation passport

Building renovation passport in the EPBD

Article 19a of the EPBD declares that the European Commission shall, before 2020, 'conclude a feasibility study, clarifying the possibilities and timeline to introduce [...] an optional building renovation passport that is complementary to the measures of energy performance certificates in order to provide a long-term, tailored renovation roadmap for a specific building, following a calculation based on available data and/or an on-site audit by an energy expert, to improve the energy performance of the building'.

Article 2a(1)(c) of the EPBD aims to stimulate cost-effective renovation and support targeted renovation schemes for buildings.

Proposed definition of *building renovation passport*

A building renovation passport provides a long-term, tailored renovation roadmap for a specific building, following a calculation based on available data and/or an on-site audit by an energy expert. The instrument identifies and outlines deep renovation scenario(s), including steps to implement energy saving measures that could improve the building's energy performance to a significantly higher level over a defined period of time⁹. The instrument can be complementary to energy performance certificates and/or combined with digital logbooks

Analysis of replicability and feasibility

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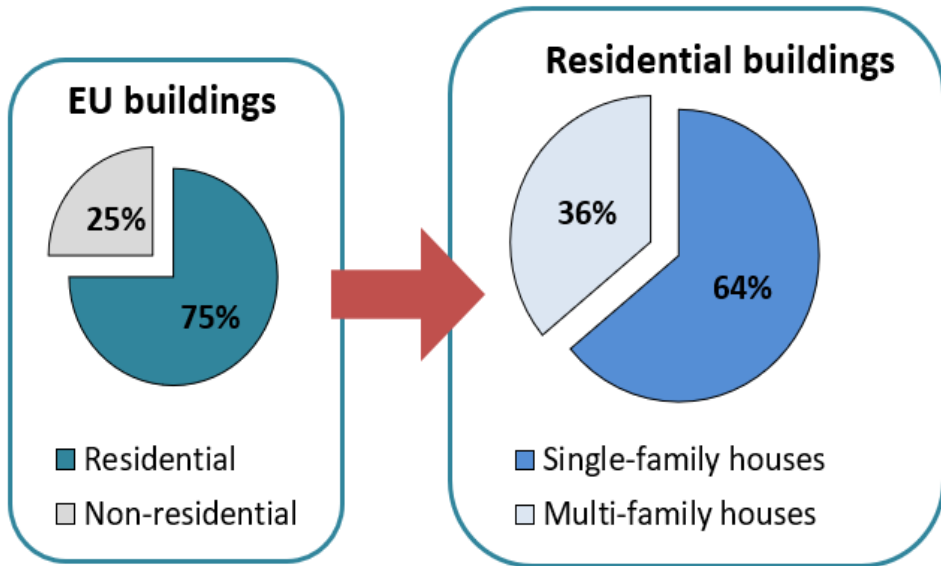
Session outline

1. Main barriers
2. Building typology
3. Type of renovations
4. Key lessons learnt: what is an enabling framework for BRPs?

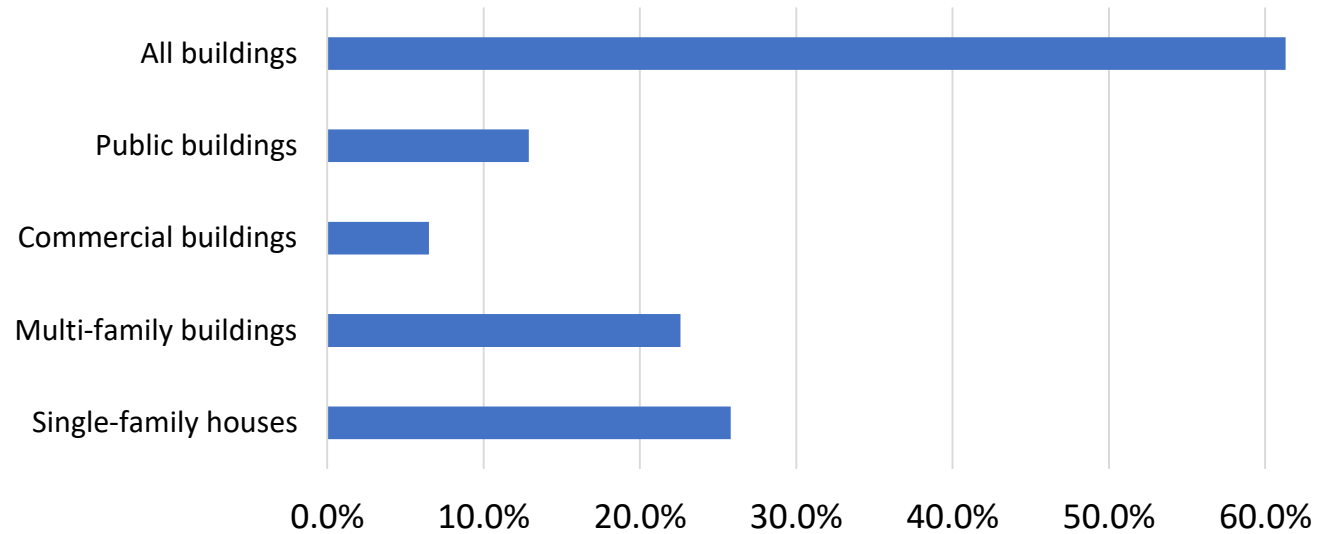
Main barriers

Type of barrier	Barrier	Residential		Non-residential	
		Owner occupied	Rented	Public	Service
Awareness	Don't know where to find the right information	**	**	**	*
	Limited understanding of energy performance	***	***	***	***
	Uncertainty of what to do and where to start	***	***	**	**
Financial	Cost of renovation is too high	***	***	**	*
	Lack of attractive financial products	***	***	***	**
	No energy savings guarantees	**	**	**	**
Other	Lack of time for renovation works	**	**	**	**
	Low trust in installers/professionals	**	**	*	*
	Too much hassle	**	***	**	**
	Administrative barriers	**	**	*	**
	Need to use the space (i.e. no room for renovation)	**	**	*	**

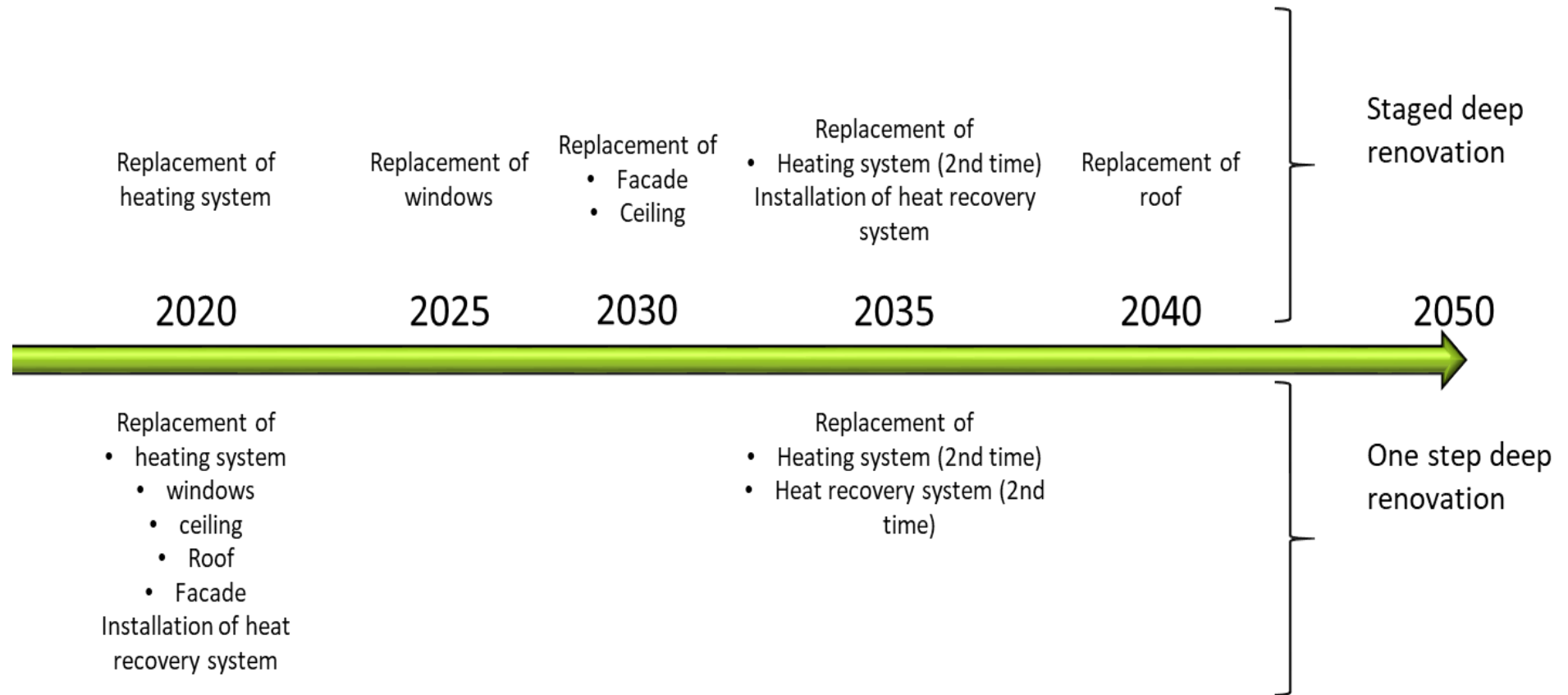
Building typology



For what building typology do you consider a BRP most suitable?



Staged and one-step deep renovation



Source: IFEU, 2019

Key lessons learnt:

What is an enabling framework for BRPs?

- Increased competence and skills to carry out deep renovations and BRPs
- Technical framework to align BRP with national calculation methodologies
- Integrate the BRP into existing and new instruments and regulations (EPCs, SRI, building logbooks etc.)
- Integrate in long-term renovation strategies
- Entry cost of BRPs for owners should be minimized



Thank you...

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