

BPIE resource

Comparison of negotiation positions on EPBD

28th June 2017



- The discussions on the revision of the Energy Performance of Buildings Directive are progressing quickly, with a draft report now available from the European Parliament's Energy Committee rapporteur MEP Bendt Bendtsen and general approach reached by the Energy Council
- This document compares BPIE's recommendations with the content of the proposals from the European Commission, the draft report from EPP rapporteur Bendt Bendtsen, and the general approach reached by the Energy Council on 26th June.
- The document highlights what BPIE considers has been strengthened (green), could be improved (yellow) or has been weakened and needs changing (red).

Comparison of EPBD negotiating positions and BPIE views



strengthened



could be improved



weakened

Defining decarbonised building stock

European Commission



Long term 2050 goal to decarbonise the building stock, with milestones for 2030
[Article 2a]

Bendtsen's draft report



Long term 2050 goal to ensure a highly efficient and decarbonised building stock, with milestones for 2030 and 2050
[Article 2a]

Council general approach



Long term goal to ensure highly efficient and decarbonised building stock with a view to 2050 goal of reducing greenhouse gas emissions by 80-95%
Indicative milestones for 2030 and 2050
[Article 2a]

Welcome Bendtsen's AM and draft general agreement adding ensuring a highly efficient building stock and milestones.

Decarbonised building stock = highly energy efficient buildings with very low energy demand supplied by renewable energy sources and intelligently integrated into a decarbonised and flexible energy system.

Strengthening national renovation strategies

European Commission



Long term renovation strategies to:



- contribute to the alleviation of energy poverty



- introducing mechanisms for project aggregation, de-risking, use of public funding to leverage private investment or address market barriers to guide investment decisions

[Article 2a]

Bendtsen's draft report



Long term renovation strategies to:

- stimulate deep renovation
- target all public buildings
 - target worst buildings
 - tackle split-incentives
- consider trigger points for renovation
- target energy poor and contribute to the alleviation of energy poverty
- introduce accessible and transparent advisory tools
- Promote skills and education in the construction and energy efficiency sectors
- Include estimate of expected energy savings and wider benefits

Public consultation on draft strategy

[Article 2a]

Council general approach



Long term renovation strategies to:

- take account of the need to alleviate energy poverty
- consider introducing of mechanisms for project aggregation, reducing perceived risk, and use of public funding to leverage private investment or address market barriers to guide investment decisions

[Article 2a]

Presidency has significantly weakened the text to only “take account” of energy poverty and “consider” financing mechanism.

Welcome Bendtsen's AMs, particularly the inclusion of trigger points for renovation, advisory tools and targeting of worst performing buildings and all public buildings.

Creating awareness and transparency

European Commission



Linking financial measures to energy savings achieved by comparing EPCs before and after renovation

Database containing energy consumption data for buildings frequented by the public

Aggregated anonymised data from EPCs to be available on request to public authorities

[Article 10.6]

Information to owners or tenants on EPCs, ways to improve energy performance and, where appropriate, financial instruments available

[Article 20]

Bendtsen's draft report



Accessible and transparent advisory tools, i.e. one-stop-shops, informing consumers of financial instruments

[Article 2a]

Link financial measures to energy savings achieved by comparing EPCs before and after renovation, using standard values, or similar transparent methodology

Database containing energy consumption data for public buildings

[Article 10.6]

Commission to assess the need for harmonisation of EPCs and feasibility of introducing building renovation passports

[Article 19]

Information to owners or tenants on EPCs, ways to improve energy performance and financial instruments

[Article 20]

Council general approach



Linking financial measures to energy performance of equipment or material installed by certified or qualified installer, or to comparing EPCs before and after renovation or another relevant method

Where database in place, aggregated anonymised data from EPCs to be available to public authorities

[Article 10.6]



Provision for database of energy consumption data for public buildings deleted



Information to owners or tenants on EPCs, ways to improve energy performance and, where appropriate, financial instruments available

[Article 20]

Welcome inclusion by Bendtsen of advisory tools, and requirement for the Commission to assess the feasibility of introducing building renovation passports.

Making buildings smart

European Commission	Bendtsen's draft report	Council general approach
<p style="text-align: center;"></p> <p>Smartness indicator to enhance the ability of occupants and the building to:</p> <ul style="list-style-type: none"> • React to comfort or operational requirements • Take part in demand response • Contribute to the optimum, smooth and safe operation of energy systems and connected district infrastructures <p>To be provided as additional information to prospective new tenants or buyers</p> <p style="text-align: center;"><i>[Article 8.6]</i></p>	<p style="text-align: center;"></p> <p>Smartness indicator to cover enhanced energy savings</p> <p>3 key functionalities:</p> <ul style="list-style-type: none"> • Ability to efficiently maintain high building performance and operation through reduction of energy demand and greater use of renewable energy • Ability to adapt operation to the needs of the occupant • Flexibility of electricity demand <p>Taking account of European standards and ensuring interoperability and compatibility</p> <p>Complement EPCs and provided as simple, transparent, understandable information to prospective new investors, tenants or buyers</p> <p style="text-align: center;"><i>[Article 8.6] [Annex Ia]</i></p>	<p style="text-align: center;"></p> <p>Voluntary EU scheme for rating the smart readiness of buildings to be established by the European Commission by end of 2019</p> <p>Cost-effective calculation of capacity regarding operation, monitoring and management, interaction with occupants, demand response and interoperability</p> <p style="text-align: center;"></p> <p>Taking account of EU standards and national rules</p> <p style="text-align: center;"></p> <p>To provide synthetic and meaningful information to potential owners and tenants, without having a negative impact on existing EPCs schemes and build on national initiatives</p> <p style="text-align: center;"><i>[Article 8.6] [Annex Iva]</i></p>

Presidency weakened the smartness indicator by suggesting only a voluntary scheme.

Welcome Bendtsen's added detail on the smartness indicator – including that it should cover enhanced energy savings and high building performance, and provide understandable information to consumers.

Conclusion

- The Winter package is a once-in-a-decade opportunity to propel the EU towards a future-proofed, efficient and sustainable building stock.
- The chasm between the current positions will make negotiations difficult, hinder the renovation of the building stock and slow down progress in the construction sector.