

A detailed summary of EcoHomes 2006 and the changes compared to EcoHomes 2005.

	Energy	
Ene 1	<p>Dwelling Emission Rate</p> <p>Credits are awarded to achieve SAP 2005 CO₂ emissions as follows:</p> <ul style="list-style-type: none"> • Less than or equal to 40 kg/m²/yr • Less than or equal to 35 kg/m²/yr • Less than or equal to 32 kg/m²/yr • Less than or equal to 30 kg/m²/yr • Less than or equal to 28 kg/m²/yr • Less than or equal to 26 kg/m²/yr • Less than or equal to 24 kg/m²/yr • Less than or equal to 22 kg/m²/yr • Less than or equal to 20 kg/m²/yr • Less than or equal to 18 kg/m²/yr • Less than or equal to 15 kg/m²/yr • Less than or equal to 10 kg/m²/yr • Less than or equal to 5 kg/m²/yr • Less than or equal to 0 kg/m²/yr • Less than or equal to -10 kg/m²/yr <p>Note: -10kgCO₂/m₂ allows for recognition of 'true zero' carbon solutions.</p>	<p>1</p> <p>2</p> <p>3</p> <p>4</p> <p>5</p> <p>6</p> <p>7</p> <p>8</p> <p>9</p> <p>10</p> <p>11</p> <p>12</p> <p>13</p> <p>14</p> <p>15</p> <p>max 15</p>
	<ul style="list-style-type: none"> • Updated in accordance with new part L1a • Based on SAP 2005 • All homes have to be SAP assessed • Increased to 15 credits • Renamed the credit 'Dwelling emission rate' to reflect SAP 2005 • No longer necessary to add the emissions from lights and appliances. SAP automatically assumes around 30% low energy lights (Part L1a, Building Regulation requirement) 	
Ene 2	<p>Building envelope performance</p> <p>Up to 2 credits awarded where thermal performance based on the Heat Loss Parameter (HLP) method meets the following requirements:</p> <p>For new build:</p> <ul style="list-style-type: none"> • where the HLP is less than or equal to 1.3 W/m²K • where the HLP is less than or equal to 1.1 W/m²K <p>For refurbishment:</p> <ul style="list-style-type: none"> • where the HLP is less than or equal to 2.2 W/m²K • where the HLP is less than or equal to 1.75 W/m²K 	<p>1</p> <p>2</p> <p>1</p> <p>2</p> <p>max 2</p>

	<ul style="list-style-type: none"> Updated in accordance with new part L1a, England and Wales Building Regulations Based on SAP 2005 All homes have to be SAP assessed Decreased from 5 to 2 credits The target U-value method on which this credit is currently based is no longer going to be used. Compliance in terms of thermal performance is based on the Heat Loss Parameter (HLP) method. This method is preferable because it takes into account: <ol style="list-style-type: none"> U-values and exposed areas thermal bridges ventilation losses 	
Ene 3	Drying space Provision of drying space	1 max 1
	<ul style="list-style-type: none"> Clarify what posts and fixings are required. Clarify extractor fan requirement. 	
Ene 4	Eco Labelled white goods Provision of eco labelled white goods with the following energy ratings: <ul style="list-style-type: none"> All fridges, freezers, fridge-freezers with an A+ rating All washing machines, and dishwashers where supplied, with an A rating and washer dryers and dryers with a rating of B or higher OR <ul style="list-style-type: none"> No white goods provided but info on Eco labelling 	1 1 1 max 2
	<ul style="list-style-type: none"> Update fridges and freezers to A + Take away the special case where social housing can get two credits for only providing EU energy label leaflets. 	
Ene 5	Internal Lighting Where 40% dedicated low energy lights have been specified Where 75% dedicated low energy lights have been specified	1 2 max 2
	<ul style="list-style-type: none"> New credit to compensate for the loss of the low energy light calculation under Ene 1. 	

Ene 6	External Lighting	
	<p>Space lighting</p> <ul style="list-style-type: none"> all space lighting is specifically designed to accommodate only compact fluorescent lamps (CFL) or fluorescent strip lights <p>Security lighting</p> <ul style="list-style-type: none"> all intruder lighting to be 150 watts maximum and be fitted with PIR and daylight sensor and all other type of security lighting to accommodate CFLs or fluorescent strips only and be fitted with dawn to dusk sensors or timers 	<p>1</p> <p>1</p> <p>max 2</p>
	<ul style="list-style-type: none"> Minor clarifications in terms of manufacturer information to be provided and type of fittings required. 	
	Transport	
Tra 1	Public Transport	
	<p>Urban and suburban areas 80% of the development within:</p> <ul style="list-style-type: none"> 500m of a 15 min peak and a half hourly off peak service 1000m of a 30 min peak and hourly off peak service <p>Rural areas 80% of the development within:</p> <ul style="list-style-type: none"> 500m of an hourly service 1000m of an hourly service OR a community bus service 	<p>2</p> <p>1</p> <p>2</p> <p>1</p> <p>max 2</p>
	<ul style="list-style-type: none"> Both rural and urban public transport now starts at 7:30 in the morning (instead of 8 am for urban and 7 am for rural) Clarification of frequency of service <p>Pedestrian route:</p> <ul style="list-style-type: none"> Some allowance for crossing roads with a speed limit of 30 mph if appropriate measures have been introduced to reduce the speed. Clarification of lighting requirements If dedicated dark villages – pedestrian routes/ footpaths exempt from lighting requirement 	
Tra 2	Cycle storage	
	<p>Provision of cycle storage for:</p> <ul style="list-style-type: none"> 50% of dwellings 95 % of dwellings 	<p>1</p> <p>2</p> <p>max 2</p>

	<ul style="list-style-type: none"> • If storage in garden shed, must also leave enough space for the garden tools. This is to be a minimum of 1 m². • The provision of foldable bikes does not make any exemptions for the credit requirements. • A communal cycle store can be within 100m of 80% of the dwellings. • Storage can in some circumstance be allowed in communal porches and lobbies. 	
Tra 3	<p>Local Amenities</p> <p>Proximity to local amenities:</p> <ul style="list-style-type: none"> • Within 500m of a food shop and post box; • Within 1000m of 5 of the following: food shop*, postal facility, bank/ cash machine, pharmacy, primary school, medical centre, leisure centre, community centre, public house, children's play area, place of worship, outdoor open access public area • Safe pedestrian routes to the local amenities <p>* If not used under for the 1st credit.</p>	<p>1</p> <p>1</p> <p>1</p> <p>max 1</p>
	<ul style="list-style-type: none"> • Update of types of amenities. Food shop and outdoor amenity area (such as public footpath network, beach, wildlife park etc.) in main categories. • Clarification that leisure centre need to be open to the public and not a members only facility. • Update of definition of safe pedestrian routes and crossings see above. 	
Tra 4	<p>Home office</p> <p>Provision of space, and services, for a home office</p>	<p>1</p> <p>max 1</p>
	<ul style="list-style-type: none"> • Clarifications in terms of: <ul style="list-style-type: none"> - Splitters not allowed. - Broadband can replace double telephone point. - Adequate ventilation • For one and two bedroom or studio homes, the space may be in the living room, one of the bedrooms or any other suitable area in the home such as a large hall or dining area. 	
	Pollution	
Pol 1	<p>Insulation ODP and GWP</p> <p>Specifying insulating materials, that avoid the use of ozone depleting substances and have a global warming potential (GWP) of less than 5 (and an ODP of zero), in either manufacture or composition, for the following elements:</p>	

	<p>natural watercourses and/or municipal drainage systems, by 50%* in areas of low probability of flooding, 75%* in areas of medium flood risk and 100%* in areas of high flood risk, at peak times from:</p> <ul style="list-style-type: none"> • Hard surface runoff • Roof runoff <p>* Where statutory body requires a greater attenuation then the higher requirement should be met in order to achieve these credits.</p>	<p>1 1</p> <p>max 2</p>
	<ul style="list-style-type: none"> • Retention levels based on the site flood risk. • Clarifications in terms of what is required from the design team. • Clarification in terms of discharge to the sea and estuaries. • None of the credits can be awarded where the assessed development has proceeded against the recommendation of the relevant Flood Defence Agency on the basis that the flooding implications are too great. 	
Pol4	<p>Renewable and Low Emission Energy Source</p> <ul style="list-style-type: none"> • Where evidence provided demonstrates that a feasibility study considering renewable and low emission energy has been carried out and the results implemented. <p>AND</p> <ul style="list-style-type: none"> • Where evidence provided demonstrates that the first credit has been achieved and 10% of total energy demand for the development is supplied from local renewable, or low emission energy, sources* <p>OR</p> <ul style="list-style-type: none"> • Where evidence provided demonstrates that the first credit has been achieved and 15% of total energy demand for the development is supplied from local renewable, or low emission energy, sources*. <p>* In line with the recommendations of the feasibility study.</p>	<p>1 1 2</p> <p>max 3</p>
	<ul style="list-style-type: none"> • Introduction of another 2 credits. Now 3 credits in total. • Change title of credit to: Renewable and Low Emission Energy Source • Information added on what is required for compliance and which systems would be acceptable. • Updated calculation for energy required for lights and appliances. 	
Pol 5	<p>Flood Risk Mitigation</p> <ul style="list-style-type: none"> • Where evidence provided demonstrates that the assessed development is located in a zone defined as having a low annual probability of flooding. <p>OR</p> <ul style="list-style-type: none"> • Where evidence provided demonstrates that the assessed development is located in a zone defined as having a medium 	<p>2 1</p>

	annual probability of flooding and the ground level of the building, car parking and access is above the design flood level for the site's location.	max 2
	<ul style="list-style-type: none"> New credit. Please review the whole section. 	
	Materials	
Mat1	<p>Environmental Impact of Materials</p> <p>The following elements obtaining an A rating from the Green Guide for Housing:</p> <ul style="list-style-type: none"> Roof External walls Internal walls - party walls and internal partitions Floors Windows External surfacing Boundary protection 	<p>3</p> <p>3</p> <p>3</p> <p>3</p> <p>2</p> <p>1</p> <p>1</p> <p>max 16</p>
	<ul style="list-style-type: none"> 'Moved' from Mat 4 to Mat 1 The credit for boundary protection should be assessed on a site wide basis i.e. credits can be awarded if 80% of the total area of boundary protection on all assessed dwellings is A rated. Flats should be assessed on a block basis. Minor clarifications. 	
Mat 2	<p>Responsible sourcing of Materials: Basic building elements</p> <p>Where the majority of materials in the following basic building elements are responsibly sourced:</p> <ol style="list-style-type: none"> Frame Ground floor Upper floors (including any loft boarding) Roof (structure and cladding) External walls (including external cladding) Internal walls (including internal partitions) Foundation/substructure Staircase (includes the tread, rises and stringers) 	<p>1-6</p> <p>max 6</p>
	<ul style="list-style-type: none"> Change credit to: Responsible Sourcing of Materials Timber certification schemes in accordance with CPET's (Central Point of Excellence for Timber) recommendations. Other materials to be accredited where an EMS can be provided by the manufacturer. Four tier point system to allocate credits depending on certification scheme. 	

	<ul style="list-style-type: none"> A calculator will be made available to assessors to determine credits based on above points and the volumes of different materials. 	
Mat3	<p>Responsible sourcing of Materials: Finishing elements</p> <p>Where the majority of materials in the following secondary building and finishing elements are responsibly sourced:</p> <ol style="list-style-type: none"> stair:(including handrails, balustrades, banisters, other guarding/rails (excluding staircase)) window (including sub-frames, frames, boards, sills) external & internal door: (including sub-frames, frames, linings, door) skirting (including architrave, skirting board & rails) panelling (including any other trim) furniture (including fitted; kitchen, bedroom and bathroom) facias (soffit boards, bargeboards, gutter boards, others) any other significant use. 	<p>1-3</p> <p>max 3</p>
	See Mat 2 above.	
Mat4	<p>Recycling Facilities</p> <p>Recycling of Household waste</p> <ul style="list-style-type: none"> Provision of internal storage only <p>OR</p> <ul style="list-style-type: none"> Provision of external storage (or LA collection) only <p>OR</p> <ul style="list-style-type: none"> Provision of internal AND external storage (or LA collection) 	<p>2</p> <p>2</p> <p>6</p> <p>max 6</p>
	<p>Minor clarifications in terms of:</p> <ul style="list-style-type: none"> Bins need to be covered and in dedicated, fixed position. If compost bin in garden, still need to provide a third bin inside. Note that the internal bin itself can not be replaced by an external bin provided by the Local Authority. Distances from communal recycling stores. 	
Water		
Wat1	<p>Internal potable water use</p> <ul style="list-style-type: none"> Less than 52 m³ per bedspace per year Less than or equal to 47 m³ per bedspace per year Less than or equal to 42 m³ per bedspace per year Less than or equal to 37 m³ per bedspace per year Less than or equal to 32 m³ per bedspace per year 	<p>1</p> <p>2</p> <p>3</p> <p>4</p> <p>5</p> <p>max 5</p>

	<ul style="list-style-type: none"> • Updated credit scale. • Updated % value of rain water collected from roofs, from 30 to 60%. • Info on bath sizes included + updated assumed volumes in calculator. • Minor clarifications in terms of: <ul style="list-style-type: none"> - Communal washing machines - Recycling of water • Private borehole water must be included in the calculation as if taken from the mains. 	
Wat2	<p>External potable water use</p> <p>Rain water collection system for watering gardens and landscaped areas</p>	<p>1</p> <p>max 1</p>
	<ul style="list-style-type: none"> • The requirement for water butts on balconies has been taken away. • The water requirement for communal gardens can be halved where planting requiring little water has been specified (as recommended by a Registered Ecological Consultant). • Any internal communal garden will also need to be considered for this credit, such as an atrium with planting, a winter garden or a large conservatory. • Minor Clarifications 	
	Land use and Ecology	
Eco1	<p>Ecological value of site</p> <ul style="list-style-type: none"> • Building on land which is inherently of low ecological value 	<p>1</p> <p>max 1</p>
	<ul style="list-style-type: none"> • Updated definition for a 'Suitably Qualified Ecologist'. • Clarification on the land that should be considered for this credit. The '<i>Development site</i>', include any land used for buildings, hard standing, landscaping or for site access, including any other land where construction work is carried out (or land being disturbed in any other way) plus a 3m boundary in either direction around these areas. It also includes any area used for temporary site storage and buildings. • Clarifications on what is required for a site survey. 	
Eco2	<p>Ecological enhancement</p> <ul style="list-style-type: none"> • Enhancing the ecological value of the site through consultation with an accredited expert 	<p>1</p> <p>max 1</p>
	<ul style="list-style-type: none"> • Updated definition for a 'Suitably Qualified Ecologist'. 	

	<ul style="list-style-type: none"> Clarifications on what is required in terms of the site survey and the recommendations for enhancement. 	
Eco3	Protection of ecological features <ul style="list-style-type: none"> Ensuring the protection of any existing ecological features on the site 	1 max 1
	<ul style="list-style-type: none"> Clarifications in terms of what protection measures are required. 	
Eco4	Change of ecological value of site <ul style="list-style-type: none"> A change of between –9 and –3 species A change of between –3 and +3 species A change between +3 and +9 species A change of greater than +9 species 	1 2 3 4 max 4
	<ul style="list-style-type: none"> Clarification of which species values can be used after construction. Some species numbers can only be used if they are confirmed by a suitably qualified ecologist. 	
Eco5	Building footprint <ul style="list-style-type: none"> Where the total combined Floor area: Footprint ratio for all houses on the site is greater than 2.5:1. AND <ul style="list-style-type: none"> Where the total combined Floor area: Footprint ratio for all flats on the site is greater than 3.5:1. OR <ul style="list-style-type: none"> Where the total combined Floor area: Footprint ratio for all dwellings on the site is greater than 3.5:1. 	1 2 max 2
	<ul style="list-style-type: none"> Credits allocation slightly changed. Now look at the combined floor area/ footprint ratio for houses and/or flats and the whole development. 	
Health and Wellbeing		
Hea1	Daylighting <p>Provision of adequate daylighting in:</p> <ul style="list-style-type: none"> In the kitchen In living rooms, dining rooms and studies View of sky in all above rooms 	1 1 1 max 3

	<ul style="list-style-type: none"> • Minor clarifications to credit requirement and relation to BS. • Clarifications on what checks assessors need to carry out on provided day light calculations. • Other minor clarifications. 	
Hea2	<p>Sound Insulation</p> <p>Up to 4 credits where pre-completion testing is carried out to comply or improve on performance standards in Approved Document E (2003 Edition, Building Regulations England and Wales).</p>	<p>1-4</p> <p>max 4</p>
	<ul style="list-style-type: none"> • Number of tests required listed in a table in the Guidance. • Examples included. 	
Hea3	<p>Private space</p> <p>Provision of private or semi private space</p>	<p>1</p> <p>max 1</p>
	<ul style="list-style-type: none"> • Requirements made slightly more flexible for shared gardens (the garden must provide a pleasant and secluded environment large enough for all occupants of designated dwellings to share and should be designed in a way that makes it clear that the space is only to be used by occupants of designated dwellings. This could be achieved by using the buildings themselves, fencing, planting or other barrier to seal off the space.) 	
	Management (New section please review the whole section.)	
Man 1	<p>Home User Guide</p> <p>Where evidence can be provided to demonstrate that there is provision, in each home, of a simple guide that covers information relevant to the 'non-technical' tenant/occupant on:</p> <ul style="list-style-type: none"> • the environmental performance of their home. • information relating to the site and surroundings. 	<p>2</p> <p>1</p> <p>max 3</p>
Man 2	<p>Considerate Constructors</p> <ul style="list-style-type: none"> • Demonstrate a commitment to comply with best practice site management principles. <p>OR</p> <ul style="list-style-type: none"> • Demonstrate a commitment to go significantly beyond best practice site management principles. 	<p>1</p> <p>1</p> <p>max 2</p>

Man 3	<p>Construction Site Impacts</p> <ul style="list-style-type: none"> • Evidence that demonstrates a commitment and a strategy to monitor, sort and recycle construction waste on site. <p>AND</p> <ul style="list-style-type: none"> • Evidence that demonstrates that 2 or more of a-f listed below are achieved. <p>OR</p> <ul style="list-style-type: none"> • Evidence that demonstrates that 4 or more of a-f are achieved: <ul style="list-style-type: none"> a) monitor and report CO₂ or energy arising from site activities b) monitor and report on CO₂ or energy arising from transport to and from site c) monitor water consumption from site activities d) adopt best practice policies in respect of air (dust) pollution arising from the site e) adopt best practice policies in respect of water (ground and surface) pollution occurring on the site f) 80% of site timber is reclaimed, reused or responsibly sourced. 	<p>1</p> <p>1</p> <p>1</p> <p>max 3</p>
Man 4	<p>Security</p> <ul style="list-style-type: none"> • A commitment to work with an Architectural Liaison Officer and to achieve the Secured by Design award. • Security standards for external doors and windows, to achieve a minimum of either: <ul style="list-style-type: none"> - LPS1175 SR1 (All doors and windows) OR - PAS24-1 (All external pedestrian doorsets falling within scope of PAS24-1) AND BS7950 (All windows falling within the scope of BS7950) 	<p>1</p> <p>1</p> <p>max 2</p>