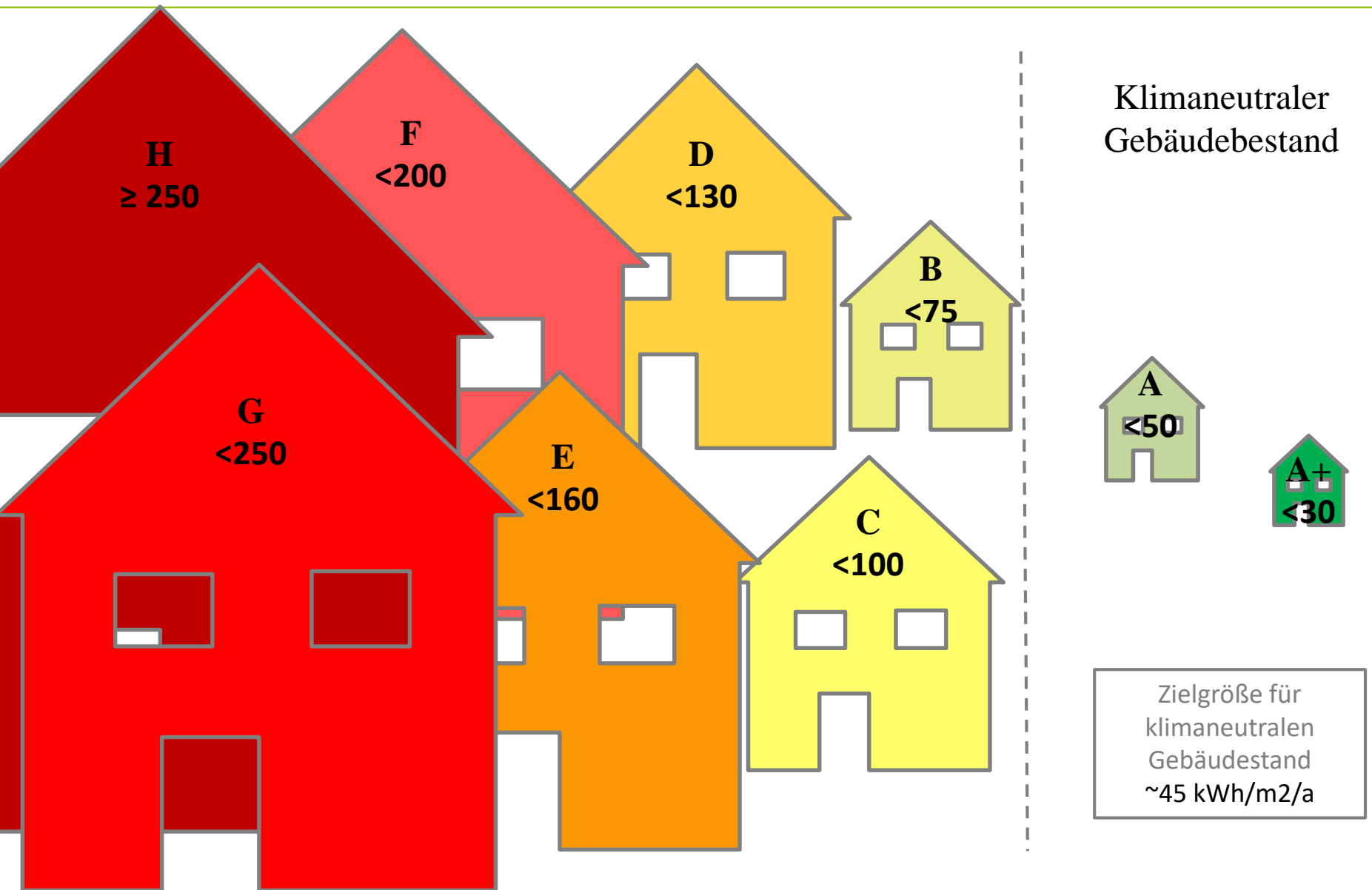


Attempting to align social and climate challenges in the building sector

The case of minimum energy performance standards (MEPS)

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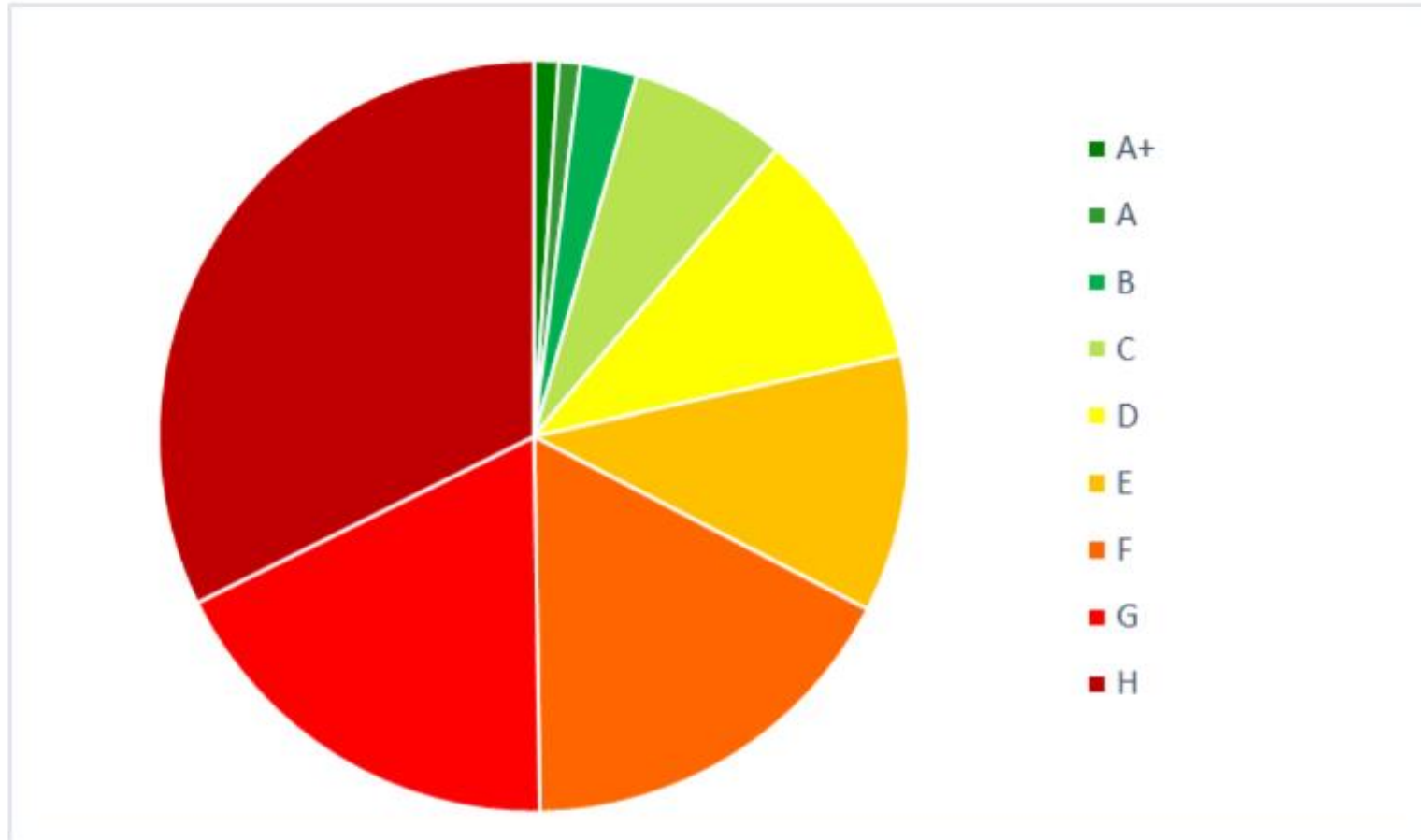
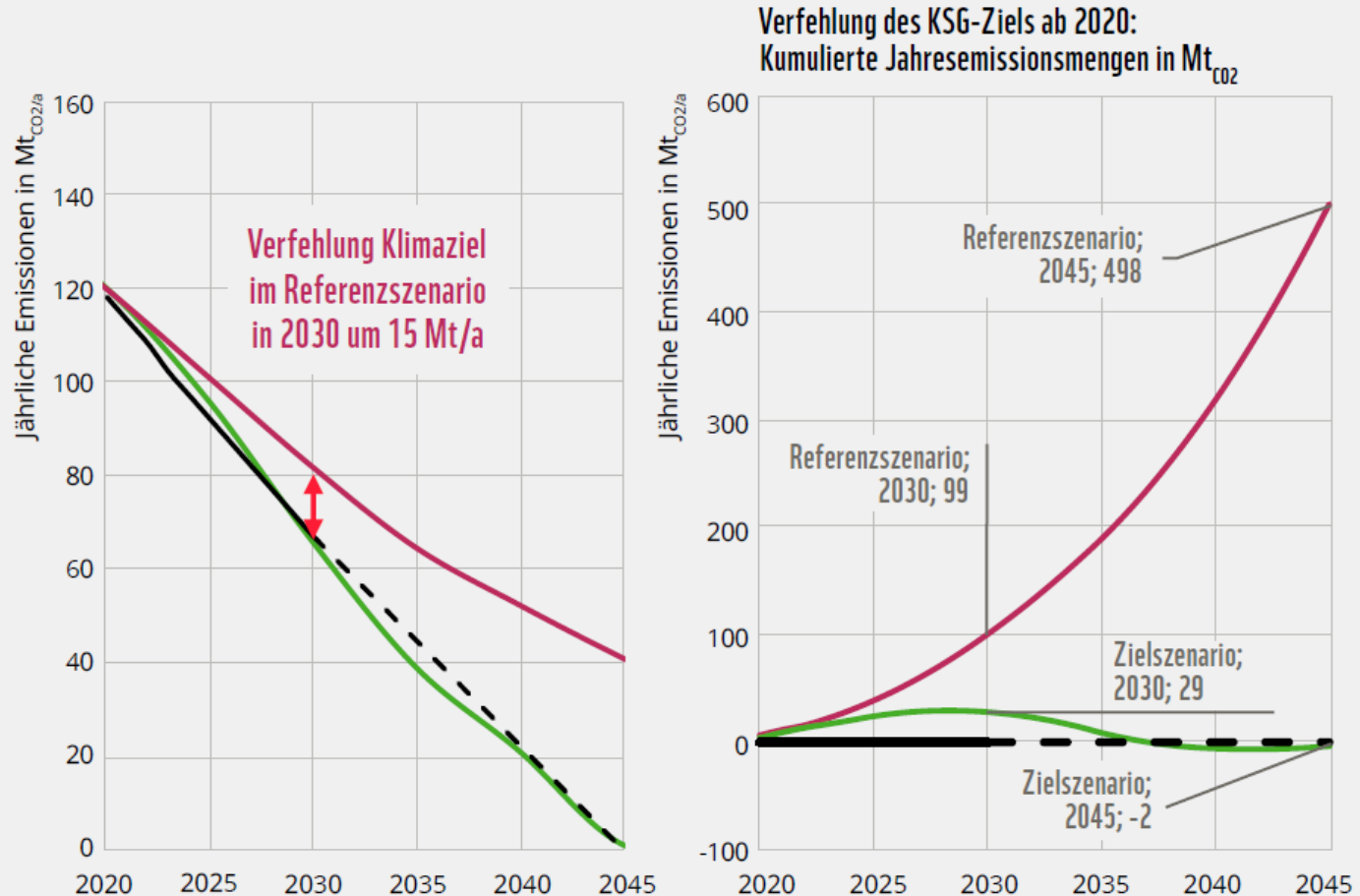


Abbildung 11: THG-Emissionen in den Effizienzklassen (Stand 2018)

Abbildung 6: Direkte CO₂-Emissionen im Gebäudesektor nach Klimaschutzgesetz



— Zielszenario — Referenzszenario — Ziel Klimaschutzgesetz - - - Lineare Zielfortführung (KSG)

Quelle: Öko-Institut e.V. (Szenarien Raumwärme und Warmwasser), Prognos et al. 2021 (Sonstige Emissionen im KSG-Gebäudesektor), Umweltbundesamt 2023a (kumulierte Zielverfehlung KSG-Gebäudesektor von 2020–2022 = 14,5 Mt; Szenariowerte ab 2023)

Abbildung 20: Haushaltsnettoeinkommen der Antragstellenden in der BEG im Förderjahr 2021 (Euro/Monat)

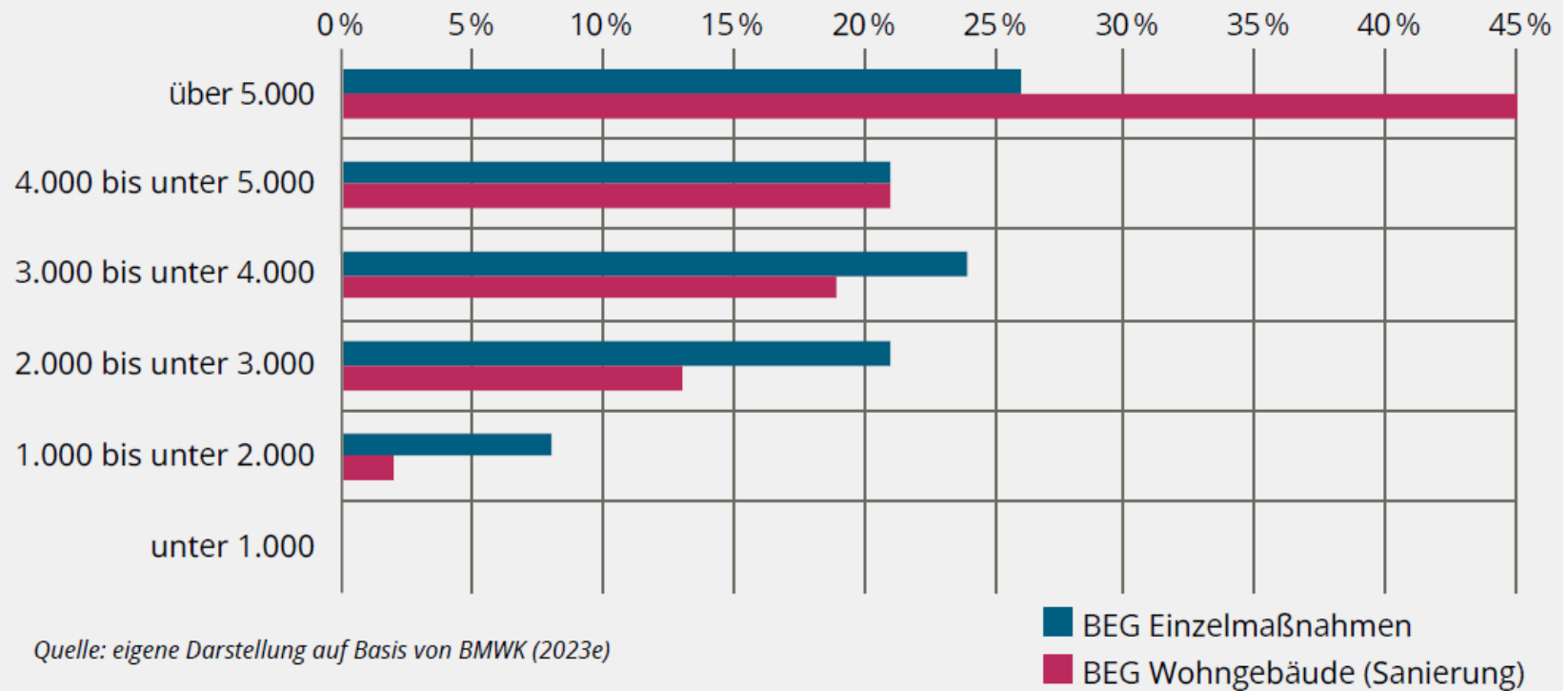
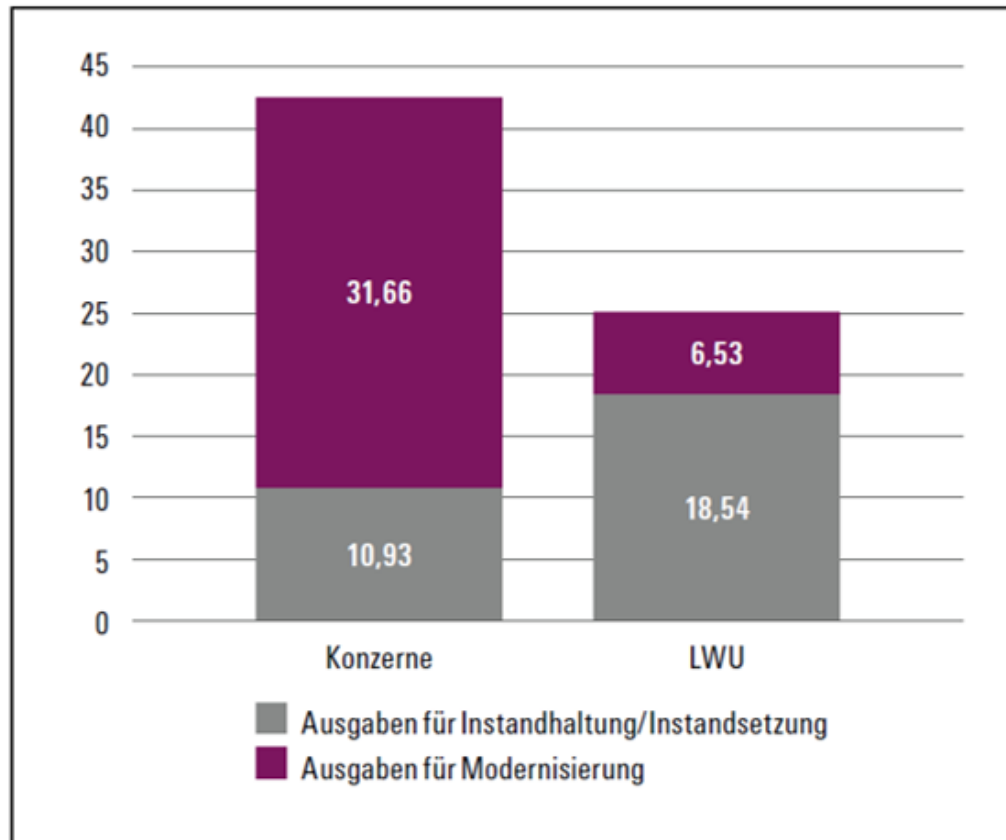


Abbildung 1: Bestandsbezogene Ausgaben im Vergleich, 2016 bis 2021 (in Euro/m² p. a.)



Quelle: Geschäftsberichte der Unternehmen

Figure 4. Leading examples of MEPS around the world



Adapted from: Sunderland, L. & Santini, M. (2020b). *Case studies: Minimum energy performance standards for European buildings.*

Table 2. Assessment of the MEPS models

	Standards					Fleet targets	
	Single	Progressive	Deep renovation	Trigger-point	Measures-based	Average stock objective	Renovation target
Example	Netherlands: Offices must be EPC 'C' by 2023.	Scotland: Rented homes must be EPC 'E' by 2021 and 'D' by 2025.	French CCC: 'F' and 'G' homes must be EPC 'B' by 2030, followed by 'D' and 'E' by 2040.	Art. 7 EPBD: Building efficiency must be improved at major renovation.	Flanders: Minimum roof insulation and glazing measures.	U.S. standards: Buildings below the average performance must be improved.	Art. 5, EED: 3% of the floor area of government buildings must be renovated each year.
Objective:							
2030 climate contribution	Impact is reliant on a large number of target buildings if standard is not ambitious.	Can incentivise renovation beyond first-stage standard.	A smaller number of buildings needs to be targeted to achieve impact.	Smaller impact and less reliable impact than other models.	Would need to extend to significant number of buildings to have impact.	Little incentive for renovations that go beyond the standard.	Depends on target, date and segment.
2050 alignment	Not aligned with 2050 goal. Requires staged renovation roadmap to avoid suboptimal investments.	Can be aligned with climate neutrality.	Can be aligned with climate neutrality.	No guarantee to reach all buildings. Depends on landing point for buildings.	Better suited to defining minimum decency standards, not full decarbonisation. Not technology neutral.	Periodic benchmark revisions can be 2050 aligned. Lack of long-term view can lead to suboptimal investments.	Depends on target, EPC level and segment.
Social benefits	Depends on the segment. High potential, as it focuses on worst-performing stock.	Depends on the segment. High potential as tackles worst-performing stock and incentivises deeper renovation.	Depends on the segment. High potential as tackles worst-performing stock and delivers deep renovation.	Depends on the segment. Less effective than other models. Can create an underclass of substandard buildings.	Can ensure homes meet minimum decency standards.	Depends on the segment. Examples focus on large buildings, for which there is adequate data and reporting, rather than homes.	Depends on the segment. Does not require every building to be renovated, meaning some buildings may be left behind.
Ease of enforcement	Requires full EPC rollout to the target segment by given date.	Requires full EPC rollout to the target segment by given date.	Requires full EPC rollout to the target segment by given date.	Depends on trigger point. Rent makes use of marketing. After sale enforcement is challenging. Can create market distortions.	Relies on inspection regime or other reporting to check presence of measures.	Requires full EPC rollout, reporting of energy or carbon performance or solid sampling method.	Requires full inventory of target stock. Relies on strong role of stock owner or manager to oversee implementation.
Signalling potential	Good, but only signals shallow renovations.	Strong, easy to communicate, and sets out long-term trajectory.	Strong, easy to communicate.	Good, easy to communicate at a natural trigger point.	Strong, easy to communicate.	Less effective, complex to communicate, no visible trajectory.	Less effective, needs translation into obligation for individual building.

Thank you!

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