1st Meet-Up
May 22nd 2019
Brussels

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www.nweurope.eu/ace-retrofitting
Accelerating energy retrofitting in condominiums (flats, tenements, multi-storey blocks)

www.nweurope.eu/ace-retrofitting
Energy retrofitting in condominiums: A common challenge for EU countries

Many buildings constructed before 1980, with low energy efficiency

Financing engineering of a renovation project is complex

A key sector to reach cities’ energy and climate targets

A complex and unattractive market for building professionals

Long decision-making process to develop a renovation project
Objectives of the project
(running from September 2016 to March 2020)

Accompanying co-owners and co-owner associations (‘demand’)

Making demand and supply meet:
Cities acting as facilitators

Federating and increasing the competencies of building professionals (‘supply’)
Project partners

6 areas represented by:
• Energy House Antwerp (Belgium)
• Agence Parisienne du Climat (France)
• City of Liège (Belgium)
• Aberdeen City Council (United Kingdom)
• Frankfurt Energy Agency (Germany)
• City of Maastricht (the Netherlands)

3 organisations:
• Energy Cities, the European network of local authorities in energy transition (leader)
• University of Maastricht (the Netherlands)
• Changeworks (United Kingdom)
A tool to be developed: An online platform to support and guide co-owners

This platform will be based on the CoachCopro developed by Agence Parisienne du Climat.
What about the condominium sector in Liège?
City of Liège

- 200,000 inhabitants
- 101,500 households
- 4,057 apartments buildings
- 38,710 housing units
- 30% of total households
- 25% of total population

2008 → 2018

Apartments buildings: +44%
Housing units: +30%
City of Liège

Actual Condominiums - 2018
1,724 Buildings <= Co-Owners Associations
= 42% of total apartments buildings

Others: mono properties, public & private
Characterisation Data-Base
CBE – NIS – Energy Cons.
Obj: CRM
Liège City compared to other Walloon municipalities

Source: Open Data BCE janvier 2019 – calculs Sandrine MEYER
For Liège (May 2017):

32,000
BEP Certificates

Classes EFG = bad
-48% / Apartments
-81% / Houses

Classes BCD = medium
-51% / Apartments
-19% / Houses

Source: Study Energ’Ethic – ULB

Data Base RW / DGO4
Certif. BEP 2017
La Wallonie dispose d'un parc de logements très performants, majoritairement rénovés profondément entre 2020 et 2050.

Répartition des logements wallons par année de rénovation énergétique profonde au 1er janvier 2050 [%]

Situation au 1er janvier 2050

Répartition des logements wallons par catégorie PEB au 1er janvier 2050 [%]

Illustratif
What do we offer to condominiums?
Step-by-Step Guidance Tools

1. **First steps**
   - Be inspired by general examples
   - Determine your capacity to manage an energy retrofit project

2. **Taking-off**
   - Convince your condominium into action
   - Communicate with your neighbours
   - Obtain specialist information on technical, financial and legal issues
   - Ensure the project team has the right capacity

3. **The real thing**
   - Contact an expert for a full assessment
   - Set up a project team
   - Condominium votes for retrofit
   - Develop a Project management plan

**Interreg North-West Europe ACE-Retrofitting**
European Regional Development Fund

**Guidance Tools**
Développer un plan de gestion du projet

Logical Approach for Works
Integrate Safety, Salubrity and Energy Efficiency needs in a work plan at short, medium and long terms

Roadmap 2050 « MasterPlan »
Energy retrofitting: YES

But Safety first!
Treat building diseases

Reduce Energy Needs
Interreg North-West Europe
ACE-Retrofitting

Optimize HVAC

Integrate SD & CC adaptation measures
Interesting Perspectives

New Walloon Helps for Housing

0% Loans for Co-Owners Associations
« Safety, Salubrity & Energy Efficiency »
Interesting Perspectives

Energy Communities & Collective Self-Consumption of Renewable Energy Production
MATCHMAKING EVENTS
Making demand and supply meet

Journée d’échanges
10 MAI 2019 Galerie OPERA - LIEGE
ACCÉLÉRER LA RÉNOVATION ÉNERGÉTIQUE DES COPROPRIÉTÉS
Dedicated Interactive Web Platform
www.reno-copro.liege.be

Inspiring ACE-R Video
FACILITATION TOOL
Dedicated Interactive Web Platform

Integrating:

- All the step-by-step tools
- A Data Base of Condominium
- Successfull « Case Studies »
- A Directory of relevant Professionals
- A list of realisations
- The RoadMap 2050 « MasterPlan »
- Information about financial facilities
- News & events
Thank you for your attention!