

From: [REDACTED]
To: [REDACTED]
Cc: [REDACTED]; [REDACTED]
Subject: RE: wee energy query
Date: 12 April 2023 11:46:14

Hi [REDACTED],

Apologies for the delay in getting back to you on this one.

To begin it is worth laying out what was noted in the consultation. [Section 2.2.13](#) discusses proposals to retain the current elemental approach to setting limits on the performance of building fabric for new homes. It sets out proposed maximum area-weighted U-values for elements of the fabric for the two levels of overall energy improvement proposed. As the review of standards continue to increase the level of fabric specification sought from work to existing buildings, the intent was to set a simple and robust set of elemental standards for all work to buildings i.e. extensions, alterations and conversions. It was proposed to apply the same recommended maximum are-weighted U-values to all work to existing dwellings.

Additionally, for more context, and as indicated in your email below, the approach within the 2015 Handbooks included the provision of two sets of U-values for the extension, their application determined by the wall and roof U-values of the existing dwelling. Where the more challenging values are applied, the facility to build an extension to the less challenging of these two options where the difference in heat loss between the options was offset by improvements to the existing dwelling.

With the move to the single set of recommended maximum area weighted U-values within the 2023 Handbooks, as indicated in the first paragraph above, this “trade-off” approach is no longer maintained, there being no difference in calculated heat loss to address by such a means. Instead, the compensatory approach is maintained which allows flexibility in the specification of the elements within the extension itself, subject to overall heat loss for the ‘notional extension’ not being exceeded.

On your specific point highlighted in yellow below this is not a solution we identify in guidance as it may not be optimal when considering likely changes to legislation related to existing buildings.

I hope this helps, however, please do let me know if you need any further clarification.

Kind Regards

[REDACTED]

Building Standards Energy Policy Technical Lead

From: [REDACTED]

Sent: 08 March 2023 09:16

To: [REDACTED]

Cc: [REDACTED]

Subject: wee energy query

Morning [REDACTED]

Hope you are (both) well and making progress with the next iteration of the energy standards.

Hoping you can assist with a query that's came up in the office here.

In the Feb 2023 energy standards, the compensatory approach calculation under 6.A.2 focusses on measures within the proposed extension itself. In the previous version of the THs, 6.B.3 gave an example where the extension could be traded off against thermal improvements elsewhere in the existing building, with the extension meeting column B values.

As there is no longer an example within the THs that include taking account of improvements to the existing building for an extension, some consider this as a signal that any measures to compensate for elements not meeting table 6.2.1 should be achieved solely within the proposed extension.

From my perspective, it seems reasonable that designers can continue to vary from the values in the table to 6.2.1 and compensate by thermal improvements taking place elsewhere in the building provided the overall heat loss from the proposed extension plus the heat loss reduction from the existing building does not exceed that of the notional extension designed to the values in the table to 6.2.1.

My rationale is that standard 6.2 is still being met as the building envelope is designed and constructed to reduce heat loss.

I just wanted to double check that I was not missing some fundamental point on why reference to improvements in the existing building had been removed.

Grateful for your thoughts and please pass on my regards to my BSD pals.

Kind regards

[REDACTED]

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