

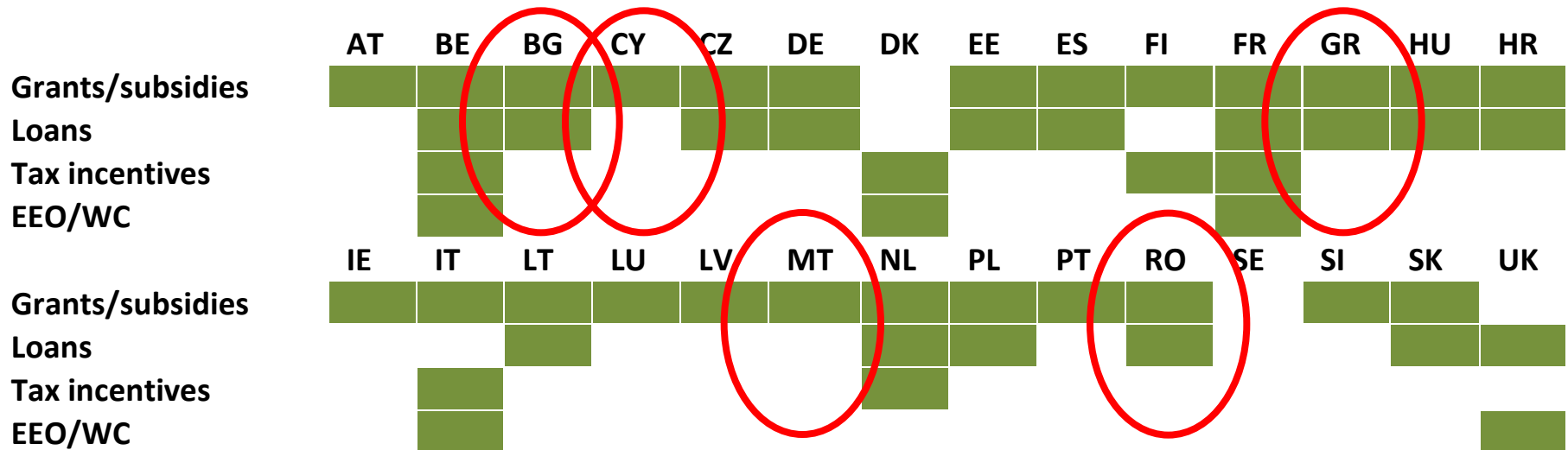
# Accessing funding for energy efficiency measures in buildings

- Access to finance remains one of the most important obstacles for achieving energy efficiency in real life because of:
  - lack of private and especially public financial resources due to the financial crisis
  - high perceived risk of energy efficiency investments and lack of relevant expertise in banks and other financial institutions
  - lack of knowledge on the "bank-ability" of energy efficiency projects among beneficiaries

Energy savings potential across sectors in the EU could absorb investments of around € 850 billion (2011-2020)

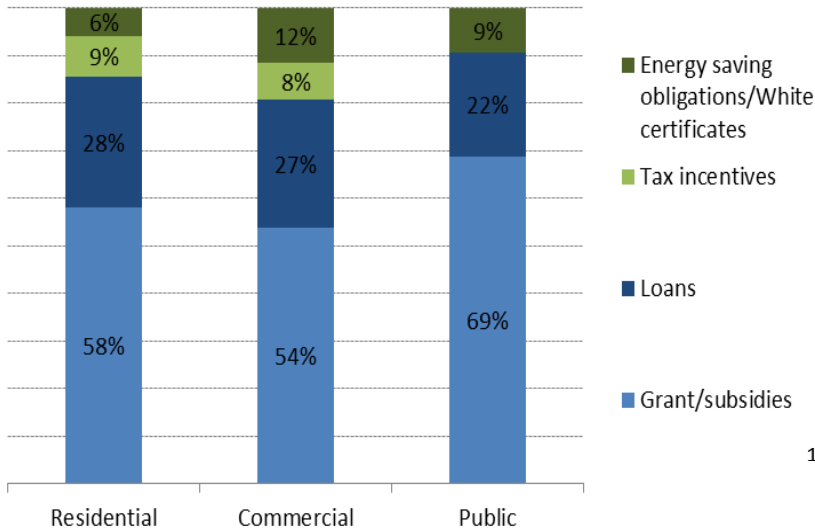
- **Around € 85 billion per year**
- **Buildings take lion's share of ~ € 60 billion per year**
- **There is a long list of barriers to energy efficiency, therefore active involvement of public authorities is unavoidable**

## Main EU28 economic instruments in 2013 targeting energy renovations



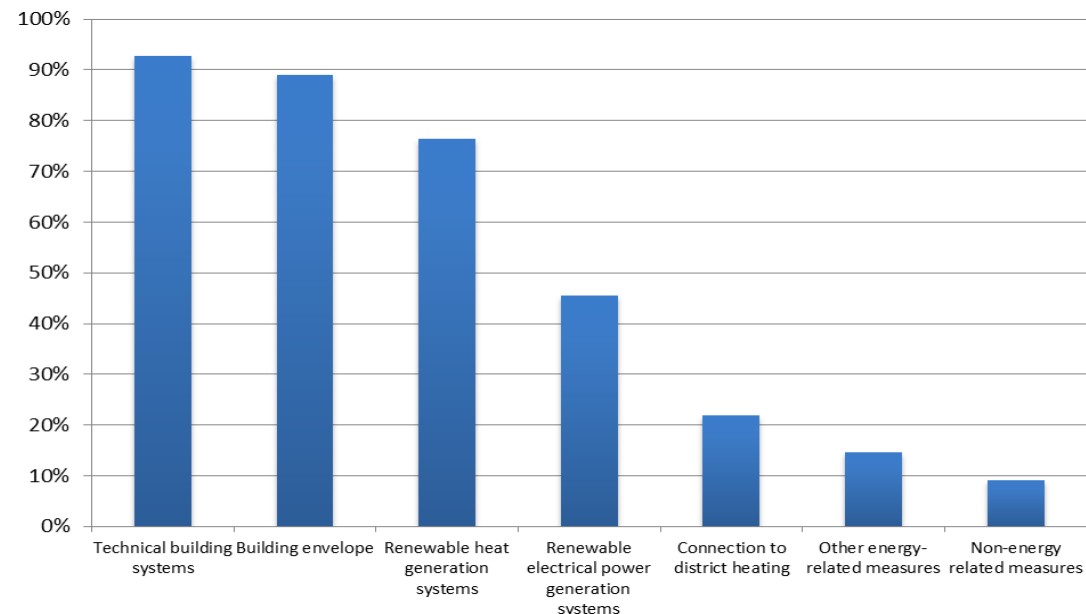
*Shaded cells indicate that the economic instruments types operational in 2013 in each Member State*

# Support schemes in Member states



**Share of EU28 economic instruments by instrument type for residential, commercial and public buildings**

## Types of eligible intervention measures offered by the EU28 economic instruments



# EU financial support to energy efficiency till 2013

## *Cohesion policy funds (2007-2013):*

- **5,1 billion € for energy efficiency (up to 8 billion € if all MS re-allocate 4% for housing improvements under the ERDF)**

## *Intelligent Energy Europe Programme (2007-2013):*

- **735 million € for 'soft' energy efficiency/renewables projects**
- **Capacity building, awareness raising, best practices sharing**

## *ELENA Facility:*

- **120 million € for technical assistance to mobilise investments**
- **To scale up projects and reduce transaction costs and support project development – EUR 2,5 billion expected**

## *European Energy Efficiency Fund (EEE-F):*

- **265 million € for investments into mature, bankable efficiency/renewables projects**
- **20 million € for technical assistance**
- **Role model projects, leverage effect, EPC support...**

# EU financial facilities today – energy efficiency at the centre of attention

*Next Multi-Annual Financial Framework (2014-2020)*

- **EU Cohesion funding to allocate around 23 billion € to energy efficiency and renewable energy (doubling current allocations)**
- **Horizon 2020: around 5,6 billion € is to be allocated to research and innovation in "*Secure, clean and efficient energy*" – incl. ELENA**

# Financing the energy renovation of buildings with Cohesion Policy funding



➤ **What's in it for buildings?**

➤ **And how to access financing from the cohesion funds?**

## TECHNICAL GUIDANCE

Financing the energy renovation of buildings with Cohesion Policy funding

## FINAL REPORT

A study prepared for the European Commission  
DG Energy



[http://ec.europa.eu/energy/efficiency/studies/doc/2014\\_guidance\\_energy\\_renovation\\_buildings.pdf](http://ec.europa.eu/energy/efficiency/studies/doc/2014_guidance_energy_renovation_buildings.pdf)



This technical guidance document:

- Aims to help Cohesion Policy Managing Authorities (MAs) plan and deploy investments in buildings within Operational Programmes (OPs)
- Provides a list of good practice approaches and case studies
- Informs MAs about the European requirements on buildings and energy efficiency
- Explores the different financing mechanisms that MAs can use to support projects with the aim of:
  - Launching large scale investments in the energy renovation of buildings
  - Attracting greater levels of private-sector investment



- **R&D** (*prefabricated modules, historic buildings, new buildings beyond near zero energy, demand response, ICT measures, socio-economic research, etc.*)
- **Market uptake measures** (*capacity building, organizational innovation, consumer engagement, with more*)

- **Energy efficiency financing (incl. ELENA)**



# Horizon 2020– Energy Efficiency - Financing

## Key objectives



- Engage with the financial sector
- Increase flow of private funds into sustainable energy projects
- Build a pipeline of projects
  - Lighthouse projects which can be understood by financiers
  - Market-enablers (triggering replication)
- Build capacity for sustainable energy finance solutions in all sectors
- Roll out Energy Performance Contracting and other innovative financing schemes

€25 + €15 million available in 2014

ELENA Facility continues under the H2020!

Information on this slide is indicative – Only the Horizon 2020 call for proposals has a legal value

## Horizon 2020– Energy Efficiency – Financing - Topics

- EE 19: Improving the finance-ability and attractiveness of sustainable energy investments
    1. Development of frameworks for the standardisation and benchmarking of investments
    2. Targeting public institutional investors (e.g. public or semi-public pension schemes)
    3. EU and national sustainable energy financing platforms (1 MS is eligible)
  - EE 20: Project development assistance (PDA)
    1. Public and private entities to develop lighthouse projects (1 legal entity per proposal is eligible)
    2. Focus on public & private buildings, retail energy market infrastructure, commercial & logistic properties and sites
    3. EUR 1 from the EU must lead to EUR 15 in investments
  - EE 21: innovative energy services and financial schemes for sustainable energy
    1. Roll-out of innovative energy efficiency services (e.g. EPC)
    2. Replication of successful innovative financing solutions and energy services
    3. Large-scale capacity building for public authorities and SMEs on innovative financing
- Call Deadline **5 June 2014**, €25 million available!
- No deadline for ELENA!

# Support with EE implementation

**EPBD and EED  
implementation  
support**

- Committees
- Concerted Actions
- EED guidance

- CEN EPBD standards



**Financial &  
fiscal  
instruments**

- Cohesion policy funds
- ELENA/PDA
- EEE-F

- Possibilities for**
- State Aid
  - VAT reduced rates

- IEE programme
- Horizon 2020

**Networks  
Expert fora**

**EEFIG**

**Smart Cities  
and  
Communities**



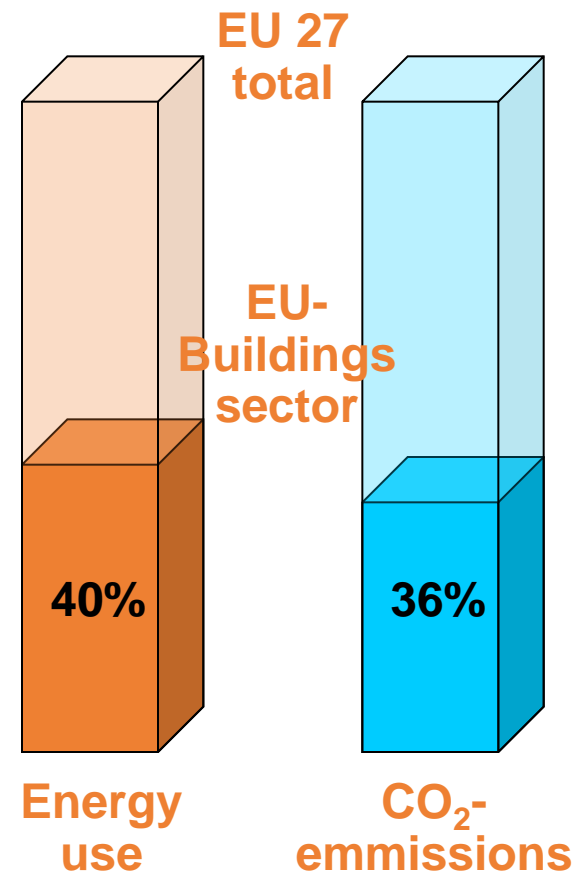
## The legal framework of the EU energy efficiency policy



## Energy Performance of Buildings

*Recast Directive 2010/31/EU same principles as Directive 2002/91/EC:*

- **Minimum energy performance requirements**
- **Energy Performance Certificates**
- **Inspection of heating and cooling systems**
- **Independency of experts**
- **Exemplary role of public sector**



## EPBD - new in the recast

- Introduction of “nearly zero-energy buildings” by 2021/2019
- “Cost-optimal methodology”
- Extension of minimum requirements to ALL buildings but no obligation to renovate
- Strengthening of Energy Performance Certificates and Inspections
- Requirements for technical building systems at system level
- Voluntary EU certification scheme

**Energiepass**  
Ausweis über die Gesamtenergieeffizienz eines Wohngebäudes 1/5

Passnummer: P.20080102.1234.123.1.2 N. Aussteller: XY/737315 Erstellt am: 02/01/2008 Gültig bis: 01/01/2018

**Energieeffizienzklasse**  
geringer Energiebedarf

**A**  
**B**  
**C**  
**D**  
**E**  
**F**  
**G**  
**H**  
**I**

**ENERGIE EFFIZIENZ KLASSE**

hoher Energiebedarf

**Wärmeschutzklasse**  
**C**

Energiesparhaus

**Energieeffizienzklasse**  
Die Einstufung in die Energieeffizienzklasse erfolgt nach dem sogenannten **Primärenergiebedarf**. Dieser berücksichtigt neben dem **Wärmeschutz** des Gebäudes auch die verwendete **Anlagentechnik**, sowie die **Umweltverträglichkeit** der eingesetzten Energieträger in einer Gesamtbetrachtung.

**Wärmeschutzklasse**  
Die Einstufung in die Wärmeschutzklasse erfolgt nach dem sogenannten **Heizwärmebedarf**. Dieser berücksichtigt die Qualität der verwendeten **Wärmedämmung** in Wänden, Dach, Boden und Fenstern, die **Bauweise** und **Bauausführung** (Dichtheit) und die **Orientierung**.

**Klassen**  
Die Klasseneinteilung erfolgt von **A** (beste Klasse) bis **I** (schlechteste Klasse)

**Passivhaus** - alle Klassen **≤ A**  
**Niedrigenergiehaus** - alle Klassen **≤ B**  
**Energiesparhaus** - alle Klassen **≤ C**

**Angaben zum Gebäude**

Nutzungsart/Gebäudetyp	Wohnen EFH
Anzahl der Wohneinheiten	1
Nachweisart	Hülle (Bestand), Anlagen (Bestand)
Adresse (Strasse)	Rue du Soleil, 123
Adresse (PLZ-Ort/Stadt)	1234, Luxembourg
Baujahr Gebäude	2004
Baujahr Heizungsanlage	1996
Energiebezugsfläche	280,4 m²

**Aussteller**

Energie	Stéphane Tailleux
Joséphine Eau	321, rue de l'Énergie
123, rue de l'Économie	L-4321 Luxembourg
L-1234 Luxembourg	Tel. 87654321
Tel. 12345678	

Unterschrift Aussteller \_\_\_\_\_ Ort, Datum \_\_\_\_\_



## Energy Efficiency Directive (EED) Directive 2012/27/EU - buildings

### → Building renovation

→ by 04/2014: MS to make **long-term strategies** for mobilizing investments

### → Exemplary role of the public sector

- MS must **renovate 3% (by floor area)** of their **central government buildings** per year or adopt measures to achieve equivalent energy savings in these buildings, voluntary for lower administrative levels
- Central government – **public procurement** limited to products, services and buildings with high energy efficiency performance

### → Energy efficiency obligation schemes

### → Energy audits

### → Accurate and frequent individual metering / billing

### → Energy Performance contracting