



MountEE - mountEE: Energy efficient and sustainable building
in European municipalities in mountain regions
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GOOD PRACTICE SUSTAINABLE BUILDINGS
CATEGORY REGIONAL STRATEGIES AND PROGRAMS

Quality Strategy "Residential neighborhood Sustainable Furunäset, Piteå"

Region / local area considered: Sweden	Good practice submitted by Nenet Energy Agency
<p>1) Short description of the action/strategy/project</p> <p>Quality Strategy “Residential neighborhood Sustainable Furunäset Piteå”</p> <p>Piteå municipality committed itself to ambitious climate and energy targets. The strategy “Sustainable Furunäset” aims at leading to a truly sustainable district where in a continuous learning process step by step new buildings with high quality are added and experience from earlier building phases are transferred to the next. Builders have to follow specific rules based on a contract with the municipality. In the long run, the quality strategy for sustainable buildings in a model area shall be a model for a general policy on sustainable building in Piteå.</p>	
<p>2) Background</p> <ul style="list-style-type: none"> • Piteå as a CoM signatory focuses on energy and sustainable development and set as a target to reduce CO2 emissions until 2020 by 50 % compared with 1998 for the community and by 90% for the municipal administration. Piteå aims also to be a net-exporter of renewable energy in 2020. • There are few examples if any for the use of natural building materials and on highly energy efficient buildings in Northern Sweden. Piteå is by developing this strategy and the related district a forerunner. 	
<p>3) Detailed project/program description</p> <p>Targets of the programme are:</p> <ul style="list-style-type: none"> • Contribution to meet targets of the energy- and climate strategy and the CoM targets; • The quality strategy aims at laying the ground for an attractive residential neighborhood in which the principals of social, economic and ecological sustainable are implemented. • The strategy is about preparing for meeting the targets of the EU directive nearly zero-energy buildings in 2018/2020. • In the long run, the quality strategy for sustainable buildings in a model area shall be a model for a general policy on sustainable building in Piteå. <p>Expected long term and indirect benefits:</p> <ul style="list-style-type: none"> • Improved competence and capacity on sustainable buildings; • Attractive, safe and environmentally neighborhoods <p>Target group(s):</p> <ul style="list-style-type: none"> • commissioner of a building • building companies • buyers or lenders of buildings <p>Timeframe: from 2010, ongoing</p>	

Implementation of project

- Start with a dialogue and trainings in sustainable building with politicians, municipal administration staff and representatives from municipally owned companies, inhabitants of the area, teachers and students, building owners, building companies, researcher, consultants (about 30 people, 4 meetings in 2010).
- Results from the dialogue were included in the quality strategy.
- Implementation of strategy through contracts between municipality and house builders which are obliged to follow the quality rules, to show how they will do that and even to control that sub-contractors are following the rules.
- After buildings are finished, results have to be reported and after 2 years an evaluation has to be done. The municipality has to approve all reports.
- All house builders have to participate in a municipal quality consultation.

Supporting structures

- There is a detailed quality plan as help
- Municipal quality consultation

4) Funding/financing/costs

Financing: Public money for developing of the strategy and for staff for quality consultation.

5) Main results

Expected results are:

- 10 single family houses and 4 apartment wood buildings
- All buildings are connected to district heating based on renewable energies and have an energy demand of max 58 kWh/m² (with exemption in specific cases max 75 kWh)
- Car-free district
- 30 gardens plot for inhabitants

Others

- Awareness raising on energy and sustainable buildings
- Improved quality in the area of buildings, model for quality control
- Improved knowledge level for municipal staff
- Attractive residential area

6) Analysis – lessons learnt and success factors

Have you encountered difficulties?

- High building costs, specifically a problem for apartment buildings as entrepreneurs expect the rent to be such high that they will not find tenants.
- In the first dialogue meetings, the number of participating politicians and house builders were quite low.

Drivers and success factors

- House building companies for single family houses are part of the process, by that improving their competence and developing the market for sustainable buildings in Northern Sweden with a focus on energy efficient wood buildings.

- Dialogue with funding institutions/banks, which have developed specific offers for house builders for single family houses with better conditions.
- Political commitment for Piteå's energy and climate strategy
- Important for marketing of Piteå municipality as a sustainable innovative municipality.

Recommendations for transferring the funding instrument:

- Take into account all dimensions of sustainability, even the economic and social dimensions. Have a dialogue with funding institutions/banks.
- Close cooperation with all relevant stakeholders from the very beginning and a strong political commitment!
- Adapt quality control system to specific needs but keep the interlinkage between house builders and municipality, and include an evaluation!

Innovative potential

Ambitious comprehensive sustainable building quality management system with focus on learning and experience sharing with many different stakeholders in the building chain. Level of energy and sustainability criteria high for Northern Sweden.

Main strength/quality of this initiative:

- Ambitious energy targets
- Planned as a long-term strategy to learn and build up skills within a concrete building project
- Quality control system to ensure that targets are met incl. evaluation.

7) Time frame

Start date: 2010

End date: ongoing, but milestone 2020.

8) Contact project owner

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