

Good Practices Description Form

1. Identification		
Title	<i>Retrofitting multi-apartments buildings in Mizil</i>	
RE-GREEN conceptual model dimension:	<ul style="list-style-type: none"> • Green Buildings ○ Green Urban Systems ○ Green Governance 	
	<table border="1"> <tr> <td>Are there any connections between the selected dimension and the others? Please describe them.</td> <td>There is a connection between "Green building" dimension and "Green Governance" dimension, as the</td> </tr> </table>	Are there any connections between the selected dimension and the others? Please describe them.
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Area of interest:	Efficient systems	
Location of implementation	Mizil Municipality	
Good practice implementation status:	<ul style="list-style-type: none"> ○ Project • On going ○ Concluded 	
Good practice dates (start, conclusion,..):	The retrofitting of multi-apartments building has started in 2006	
Good practice developer:	Investments department from Mizil Municipality	
Partners involved:	-	
2. Good Practice criteria		
Relevance	40% of the final energy consumption takes place in buildings. Retrofitting of the building will determine the decrease of energy consumption with other important environmental, economic and social impact	
Transferability	<p>The good practice can be transferred to other public authorities implementing the project both to private and public buildings, from European, governmental or local funds.</p> <p>Public authorities have a key role, as the public buildings represent about 12% by area of the EU building stock. Thus, retrofitting public buildings would result an important saving for energy and public funds allocated for energy consumption.</p>	

3. Description	
Context	<p>Romanian government has acknowledged the necessity to reduce energy consumption for heating of block of flats, achieving and maintaining indoor thermal environment in apartments.</p> <p>Romanian government has also assumed the Directive 2006/32/CE of European Parliament and Council regarding energy-efficiency at final users and energetic services, that provides that Member states should take all measures for improving energy efficiency at final users and that national targets for energy savings in of minimum 9% for the 9th year of applying the Directive.</p> <p>Thus, Romanian government has decided to make a financial scheme to support the retrofitting of multi-apartment building, paying for energetic audit and design, but also 34% of execution, the rest of 66% being supported by local council (33%) and owners (33%). This financial scheme changed in 2011, 50% of the retrofitting works being supported by the government, 30% by the local council and 20% by the owners.</p>
Objectives	Increasing the energy-efficiency of the private multi-apartment blocks, built between 1950 and 1990
Activities	<p>Activities:</p> <ul style="list-style-type: none"> - Identification and inventory of the multi-apartments buildings eligible for retrofitting with public funds - Notification of owners associations by the municipalities for registering in the local retrofitting program; - Issue of a decision of the board of directors for owners association for registration in the local retrofitting program and mandate contract signature; - Issue of a decision of the local council regarding the acceptance of the building in the local program for retrofitting; - Design of retrofitting works that will be made; - Execution of the retrofitting work by a company

	<p>contracted by the municipality, according to public procurement legislation;</p> <ul style="list-style-type: none"> - Reception at works termination and issue of the energy performance certificate, indicating annual specific energy consumption; - Final reception made after the warranty period of 3 years from reception at works termination has expired. <p>Eligible works of retrofitting of the building are:</p> <ul style="list-style-type: none"> - External thermal insulation; - Replacing exterior existing windows and doors, including carpentry for access to the block, with energy-efficient carpentry; - Terrace thermal insulation / top floor thermal insulation, in case of roof framing existence; - Thermal insulation of the floor over the basement, in case of the blocks with apartments at the ground floor; - Works for removal the installations and equipments surface-mounted on facades/ terrace of the block, as well re-mounting them after retrofitting works; - Works for restoration of building finishes.
Beneficiaries	Owners of the apartments
Financial sources and amount	<p>Governmental funds, local budget and owners contribution</p> <p>The amount cannot be quantified</p>
Public participation mechanisms	Apartments owners have been involved in implementing and financing the project
Outcomes	<i>12 blocks of apartments have been retrofitted, decreasing with around 30% their energy consumption</i>
4. What quantitative indicators do you have to support this good practice? Please identify them.	
12 blocks of apartments have been retrofitted	

Energy consumption for the retrofitted buildings has decreased with around 30%

5. Main factors of success

- *A feasibility study*
- *Use of appropriate materials and technologies*
- *Works made according to the project*
- *A behaviour oriented towards energy saving of the persons living in the retrofitted buildings*

6. Impacts on the region (environment, economic and social)

Environmental impact

- Decreasing effects of climate change through the reduction of GHG (greenhouse gas) emissions

Economic impact

- Owners of apartments have to support lower costs for heating/cooling the apartments
- Expenses for maintenance of the blocks of flats are lower due to the decrease of heating expenses
- Increasing of the market price for the retrofitted apartments on real-estate market with 10-15%
- Increasing energetic independence through the reduction of fuel consumption used for heating the buildings
- State budget is relieved with fuel expenses saved, supported by the government as an aid
- Support of activity for companies acting in the building sector, due to funds given by the government for the program support

Social impact

- Improvement of urban appearance of the city through the aspect of retrofitted buildings
- Improvement of hygienic and indoor thermal comfort for retrofitted apartments
- Supporting economic development and combating negative effects that present international financial crisis could affect the energy and building sector, including the use of national energy sources
- Creation of new jobs, due to funds given by the government for the program support

7. Good practice contact details

Name of the company,
institution, organization

Mizil Municipality

Address	14 Unirii blvd., MIZIL (ROMANIA)
Telephone	+40-244-250551
E-mail	petrosturz@yahoo.com
Website	www.primaria-mizil.ro
Who did you contact to fill in the form?	Petronela Sturz

8. Additional information (reports, technical documents, etc)

City of Mizil will make in the near-future the post-retrofitting audit report, according to the provisions of the legislation for supporting from public funds the retrofitting of multi-apartments buildings.

9. Pictures

