REPORT

on the implementation of the Energy Performance of Buildings Directive

Albania

16 November 2020

The Directive 2010/31/EU on the energy performance of buildings (EPBD)[1] is one of the most complex energy efficiency directive for implementation in the Energy Community, and requires cooperation between various stakeholders and broader spectrum of activities, besides work on development of legislation. The overall deadline for the transposition of EPBD was 30 September 2012.

1. General framework for implementation of EPBD

	Main steps/activities	Status of implementation, further activities and planned deadlines for completion
1.	Main requirements of the EPBD included in the National Law(s)	Until now a lot of progress has been done according the EPBD implementation. The DCM on the minimum requirements, which was one of the most important DCMs was approved. Also the DCM on cost optimality has also been approved. Meanwhile the methodology of calculation is sent for comments at the other ministries and is expected to be approved soon.

2. Building Stock Inventory

	Main steps/activities	Status of implementation, further activities and planned deadlines for completion

[1] Directive 2010/31/EU of 19 May 2010 on the energy performance of buildings, as incorporated and adapted by Ministerial Council Decision 2010/02/MC-EnC of 24 September 2010: https://www.energy-community.org/dam/jcr:6b3f4de1-fa7e-4b51-bc72-7918ace7fe54/Directive_2010_31_EE.pdf

	Main steps/activities	Status of implementation, further activities and planned deadlines for completion
2.	Decision to establish a Building Stock Inventory, and necessary resources and funds for its development and operation allocated or secured	The Ministry of Energy and Infrastructure had a project in 2018 where 60 public buildings were audited. The buildings audited were hospitals, dormitories, schools, kindergartens, universities, other public buildings. This was a project financed by the state budget. It is expected that in 2021, the stock inventory will be completed further with other public buildings.
3.	Establishment and operation of national Building Stock Inventory	Until now, this project has provided the only building stock inventory in Albania. The Agency for Energy Efficiency is in possession of the data provided.

3. Calculation methodology

These requirements are given in Article 3 of EPBD; Adoption of a methodology for calculating the energy performance of buildings.

	Main steps/activities	Status of implementation, further activities and planned deadlines for completion
4.	Development of national calculation methodology with national annexes (default input values) - National Standard	The calculation methodology has been prepared by EBRD in collaboration with the Ministry for Energy and Infrastructure and the Agency for Energy Efficiency. It is now in the process of approval. We are waiting for the final comments from the other ministries and it is expected to be finalised in the end of 2020.
5.	Adoption of relevant supporting CEN standards	The Methodology complies with relevant CEN standards, as adopted by the Republic of Albania.
6.	Development of climatic data base	We haven't established yet a climatic database. The climatic data is provided by other institutions and approved by the ministry.
7.	Development of software for energy performance certification (new or adoption/adjustment of existing software) (could be developed commercially or nationally by public means)	The software is being finalised. The staff of the Agency for Energy Efficiency is in constant collaboration with the company that is developing the software. Now the software is in testing process. It is capable to generate a certificate but still needs some final data to be finalised. The software is being designed in accordance to the National Calculation Methodology (which is in finalised and waiting to be approved after the final comments from the other ministries) and will be the only official software.
8.	Training of experts in the calculation methodology and in proper use of the software	The training of experts will start in the moment the software is completely finalised and ready to be used. Meanwhile the staff of the agency is present in all the meetings organised with the software company in order to learn step by step how the software works.

4. Energy performance requirements

Requirements given in several Articles of the EPBD:

- Article 4 Setting of minimum energy performance requirements
- Article 5 Calculation of cost-optimal levels of minimum energy performance requirements
- Article 6 New buildings
- Article 7 Existing buildings
- Article 8 Technical building systems
- Article 9 Nearly zero-energy buildings

	Main steps/activities	Status of implementation, further activities and planned deadlines for completion
9.	Adoption of minimum energy performance requirements	The decision on the minimum requirements of the building energy performance is approved and is partially transposed.
10.	Calculation of cost-optimal level of energy performance	The decision on the approval of the methodology for calculating of cost optimality levels for the minimum energy requirements of the buildings or building elements is approved and partially transposed.
11.	Information/training of key stakeholders in the construction industry	We haven't done any activities with them yet, but we plan on doing them next year. These activities are also part of our budged for 2021.
12.	Updating/development of routines and specifications for documentation and checking of the energy performance requirements	We have prepared the draft decision on the approval of the criteria and procedures on the selection method and the number of certificates to be verified, and the supervision of certificates of energy performance in buildings and processes. We are waiting for it to be approved.
13.	Training of national and regional "building inspectorates"	We haven't done any trainings with them yet.

5. Energy performance certificate

Requirements given in several Articles of the EPBD:

- Article 11 Energy performance certificates
- Article 12 Issue of energy performance certificates
- Article 13 Display of energy performance certificates
- Article 17 Independent experts
- Article 18 Independent control system

	Main steps/activities	Status of implementation, further activities and planned deadlines for completion
14.	Development of Regulation on Energy Performance Certification of buildings, incl. national values for each class (A, B, C, etc.)	The draft decision on the approval of procedures and conditions of certification of the buildings energy performance and the template, contents, and the registration requirements of the building energy performance certificate is prepared. The national values are part of the national calculation methodology.
15.	Development of Guidelines for energy performance certification of buildings	We are planning to develop a guideline for the energy performance certification of buildings and a manual step-by-step on how to use the software and generate the final certificate. This is planned for next year in the moment the software is operational.
16.	Development of Certification Tool (Issue, statistics, information dissemination, reporting)	The software for calculating energy performance is being finalized.
17.	Training, examination and accreditation of experts	The only experts that we certify are the energy auditors and energy managers. We haven't developed a mechanism for heating and air-conditioning inspection. With the energy auditors we organised a training to show them the main equipment that they will use wile auditing a building.
18.	Establishment of Independent Control System and Registry (system and institution) – combined with the control system for inspections if applicable. The Control system should provide information enabling evaluation of the effectiveness of the Certification Scheme.	Our law doesn't predict on the inspection of heating and air-conditioning separately, but the inspection is expected to be performed by the Agency in case we see discordance in the audit reports or the input data in the software. We also are obliged to do random inspection of the energy audits.

6. Inspection of heating and air-conditioning systems

Requirements given in several Articles of the EPBD:

- Article 14 Inspection of heating systems
- Article 15 Inspection of air-conditioning systems
- Article 16 Reports on the inspection of heating and air-conditioning systems
- Article 17 Independent experts
- Article 18 Independent control system

	Main steps/activities	Status of implementation, further activities and planned deadlines for completion
19.	Development of Regulation on Inspection of heating systems[2]	We haven't transposed that part of the directive yet.
20.	Development of Regulation on Inspection of air-conditioning systems	We haven't transposed that part of the directive yet.
21.	Development of Guidelines for inspections, incl. report templates	We haven't transposed that part of the directive yet.
22.	Establishment of Independent Control System and Registry (system and institution) – combined with the control system for energy certification if applicable. The Control system should provide information enabling evaluation of the effectiveness of the Certification Scheme.	We haven't transposed that part of the directive yet.
23.	Training and accreditation of experts	We haven't transposed that part of the directive yet.

7. Penalties

Requirements given in Article 27of EPBD.

	Main steps/activities	Status of implementation, further activities and planned deadlines for completion

[2] Could be combined with regulation on Inspection of air-conditioning systems and developed as one regulation

	Main steps/activities	Status of implementation, further activities and planned deadlines for completion
24.	Develop rules on penalties for infringements of the national provisions adopted and include them into relevant laws/regulations. Penalties could be imposed for noncompliance to: • Minimum energy performance requirements • Certification (non-existing and/or quality and/or registration) • Inspections (non-existing and/or quality and/or registration)	In case of lack of the minimum requirements, the investor will not receive the permit to build from the municipality. In case of non-existing certificate where it is required, the owner of the building risks a fee of 300 000 lek (around 2500 Euros) In case of false certificate or a poor quality certificate, the auditor risks a fee of 300 000 lek (around 2500 Euros) according the law and the suspension of their licence. Until now, because of the lack of secondary legislation to make it possible for the auditors to execute their tasks. The secondary legislation on the rules of certification and monitoring inspection of certificates is prepared and waiting to be approved.
25.	Establishment of a monitoring system (system and institution) for checking compliance with national provisions and for issuing and collecting penalties	The monitoring will be a task of the Agency. We are establishing the necessary secondary legislation and regulations; they are waiting to be approved. It is expected to be finalised in 2021.
26.	Operation of the monitoring system	We haven't developed a monitoring system yet. It is expected to become operational in the moment we start the first audits and the secondary legislation is finalised.