

ECOHOMES ASSESSMENT: Transport section



Pedal power

This issue **EcoConsulting** reviews the transport section of EcoHomes.

Tra 1: Public Transport

Credit Background: Traffic congestion has become an increasingly important concern of everyday life, due to private cars being used more and more frequently combined with growing population and limited possibilities for road expansion. Additionally, cars are the source of considerable pollution, affecting the health of humans as well as the natural environment.

Public transportation not only has the benefit of alleviating clogged roads and reducing pollution levels, but also improves the quality of life. By having a variety of means of transport, individuals have the choice of how they would like to get around, and do not have to solely rely on their personal car.

Credit Benefits: Lower private car costs for the occupants; improved quality of life; reduced impact on climate change, on road congestion, and on human health.

Credit Requirements: In essence, one credit is available where the development is less than 1km from a transport node that serves a local centre or major transport pole and has a half-hourly frequency during peak hours and hourly frequency during the rest of the day. A second credit is available if the development is less than 500m from transportation links with improved frequency of service. Rural locations have slightly relaxed requirements. As the details of this credit are rather complicated, it is recommended to consult a BRE registered assessor to determine compliance with this credit rather than relying on the above simplified summary.

Tra 2: Cycle Storage

Credit Background: With most car journeys being less than five miles, a bicycle can be an agreeable, cheap, and environmentally-friendly means of transport. Residents who use cycles on a regular basis will enjoy better health and fitness levels, reduced transport expenses, not to mention the satisfaction of arriving faster to a destination when biking in high-traffic cities. Additionally, bicycles help alleviate pollution, both air and noise, and road congestion. To encourage existing and would-be cyclists, it is important to provide adequate facilities, namely cycle storage.

Credit Benefits: Lower transport bills, higher fitness levels, faster transport mode, and reduced stress for cyclists; reduced impact on climate change; alleviation of road traffic.

Credit Requirements: The number of spaces required per household depends on the size of the house or flat: one cycle for one and two-beds, two cycles for three-beds, and four cycles for four-beds and more. If 50% of the dwellings within the development meet these requirements, one credit is obtained; if 95% of the dwellings meet these requirements, two credits are awarded. Cycles need to be protected from the elements and secured against theft. Strict minimum storage sizes apply unless a proprietary storage



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system is being used. As with the previous credit, it is advised to consult with an EcoHomes assessor as to the compliance requirements which are particularly detailed.

■ EcoConsulting (UK) Ltd advises architects, developers, and housing associations on cost effective eco-building solutions to improve interior health and comfort, energy efficiency, and environmental-friendliness. As a certified EcoHomes, BREEAM Offices, BREEAM for Schools, and BREEAM Retail assessor, the company consults on achieving 'Pass' through to 'Excellent' BRE ratings.

For further information call: 0207 939 0989, email: info@ecoconsulting.net

| Tra 1: Ease of compliance | | | |
|----------------------------------|-------|-----------|---------|
| Urban Development | EASY✓ | MODERATE | COMPLEX |
| Rural Development | EASY | MODERATE✓ | COMPLEX |
| Tra 2: Ease of compliance | | | |
| Urban Development | EASY | MODERATE✓ | COMPLEX |
| Rural Development | EASY✓ | MODERATE | COMPLEX |

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