

Energy Summary Tools: Update 24th October 2024

Following the adoption of the Local Plan Partial Update (LPPU) and implementation of Policy SCR6: New Build Residential Development in January 2023, Energy Summary Tools are a validation requirement for new build residential proposals.

Bath and North East Somerset Council have now launched Version 2 of the Energy Summary Tools (developed by Etude). Version 2 of the SAP Energy Summary Tool has a more sophisticated method for correcting SAP values which means that we have been able to respond to applicants' helpful feedback to ensure it is more user-friendly and more widely applicable.

Version 2 of the SAP Energy Summary Tool offers several improvements including:

- it can be applied to more proposals: any number of storeys/all house types, up to 25 units (of which up to 9 may be flats)
- it is quicker and easier to use (does not need energy expertise / architects may find it useful to test options)
- option to factor in a secondary heating source

There is an example of a single compliant house within the Version 2 SAP Tool and an accompanying SAP report that highlights the relevant data that should be used to complete the tool. Version 2 of the PHPP Energy Summary Tool (which does not adjust the data) is also simpler to use. Both new Tools contain clear instructions.

The tools (with latest SAP adjustment methodology) and example are available alongside the updated Sustainable Construction Checklist Supplementary Planning Document guidance on the [Sustainable Construction Checklist](#) webpage. Version 1 of the tools can still be used in new applications until 19th December 2024.

Whilst we do not specify how to meet the standards, typical energy solutions for meeting the Policy SCR6 energy standards for new build residential dwellings include the following: low air tightness, mechanical ventilation with heat recovery, a heat pump and solar PV panels.