



# Home work

**EcoConsulting** concludes the transport section, by looking at how EcoHomes rewards access to local amenities and the provision of a home office.

### Tra 3: Local amenities

**Credit Background:** The majority of us agree that being able to do our food shopping and weekly purchases without having to rely on a car or public transport improves our quality of life. In addition, having access to amenities such as a movie theatre, a fitness centre, or a medical centre in just a 10 minute walk is extremely convenient and good for the environment as it limits commuting. Consequently, three EcoHomes transport credits are available for proximity of the development to local amenities.

**Credit Benefits:** Lower transport costs for the occupants; better 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 500m from a food shop and a post box. A second credit is available if the development is less than 1km from at least five of the following amenities: a post office, a bank, a chemist, a school, a leisure centre, a pub, a medical centre, a community centre, or a children's play area. In addition, a third credit is obtained if safe pedestrian routes are available to walk to the local amenities.

### Tra 4: Home Office

**Credit Background:** Working from home – whether on a daily basis or occasionally – has many advantages. A home office can avoid the commute to work, with the home worker not only benefiting from more time on hand, but also through lower transport expenses. The extra time available can be spent with the family, on pleasant activities, such as gardening or sports, or to

participate in nearby community activities. In addition, the associated environmental benefits are obvious as road or rail trips are reduced.

Given today's technologies, working from home does not equate anymore to being isolated from the rest of the world. A phone, a computer, and good Internet access is generally sufficient to maintain proper and productive communication levels with the office or the client. EcoHomes rewards developments which provide adequate space and facilities to set up a home office.

**Credit Benefits:** Lower transport bills; better quality of life; reduced impact on climate change; alleviation of road traffic.

**Credit Requirements:** One credit is available for making sure a home office can be set up by the occupant if desired. At least one room per flat or house has to comply with the credit requirements. The home office can be situated either in a dedicated study/office room or in a bedroom, but will not comply if in the master bedroom, the kitchen, the living room, or a bathroom. However, in one-bedroom or studio flats, the living room or bedroom can be used, as long as one of the walls is large enough to allow for installing a working desk. Other requirements include daylighting, proper ventilation, two double sockets, and two telephone points in the room.



■ 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 3: Ease of compliance			
Urban Development	EASY ✓	MODERATE	COMPLEX
Rural Development	EASY	MODERATE ✓	COMPLEX
Tra 4: Ease of compliance			
Urban Development	EASY ✓	MODERATE	COMPLEX
Rural Development	EASY ✓	MODERATE	COMPLEX

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