

QUIDOS QUARTERLY



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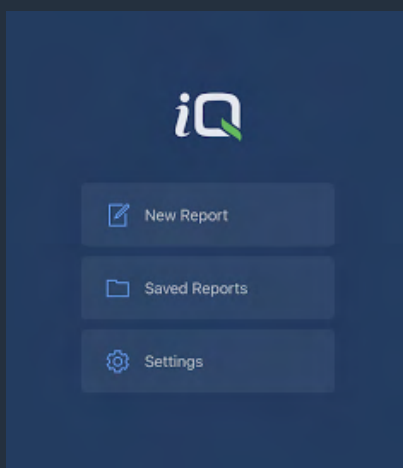
Qidos
Excellence in Efficiency

info@quidos.co.uk | 01225 667570
www.quidos.co.uk

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iQ Mobile now includes zPlan Floor Plan Software

You can now draw your floor plans within iQ-Mobile at no extra cost. With the simple tap of a button, EPC information is automatically populated, saving you time. All for FREE.

Are you on the correct lodgement package?

The more lodgements you do, the cheaper they become. Contact our friendly accreditation team today to check you are on the correct package.

FOREWORD

Welcome to the Qidos Newsletter! We're delighted to have you on board for another exciting edition. In these pages, we're going to take you on our recent journey through the world of energy efficiency - it's like a roadmap to a greener and more eco-friendly future that we are very excited about.

At Qidos, we're all about aiding with much needed change for the future. It's not just about saving a few quid; it's about creating a world that's cleaner and more cost-effective. We firmly believe that even small changes today can have a massive impact on tomorrow. This message I hope we can pass through our members to property owners of today.

- This issue is packed with the latest
- Qidos updates, a closer look at the
- change ahead (yes we still have faith in
- the system), with our main goal being to
- give you knowledge that empowers you
- as our members, to go about your role,
- to offer that support to enable you to
- take the challenge ahead of us head on.

We have been actively participating in numerous conferences and events, and this is just the beginning. We're planning to do even more to ensure that the Qidos impact on the energy future reaches everyone. Our experts are here to guide you, support you, and provide solutions.



So, dive into these pages, interact with our content, share your thoughts, and, most importantly, be apart of the big picture. Your involvement is vital as we journey toward a more energy-efficient and sustainable world.

Thanks for being part of the Qidos Energy Efficiency community. Together, we can make a real difference.

Catherine Garrido, Operations Director



INDUSTRY NEWS



Agents push for replacing ineffective EPCs with greener alternatives

Property agents are questioning the relevance of Energy Performance Certificates (EPCs) in property sales.

A recent study by Propertymark highlights that while some buyers occasionally express interest in EPCs, 15% show none at all. Moreover, almost half of residential sales agents believe EPCs have no impact on buyers' offers, with only 1% reporting consistent influence.

Propertymark recommends substituting EPCs with more robust tools like Property Passports or Net Zero Performance Certificates (NZPCs), providing comprehensive energy efficiency insights. They also advocate for increased financial incentives, such as grants, loans, and tax offsets, to promote energy-efficient property improvements.



UK faces billions in higher energy costs

Recent climate policy changes, as reported by BusinessGreen, could cost UK households an extra £8 billion over a decade.

The removal of energy efficiency regulations and changes to the gas boiler phase-out plan may lead to an extra £150 billion in energy bills.

Read more [here](#).

For energy efficiency companies, these shifts highlight the need for innovative solutions to combat rising energy costs. Stay informed and share your thoughts on these critical climate policy changes!

QUIDOS ON TOUR - TRUSTMARK & EEA

TrustMark Scheme Provider Day

The TrustMark Scheme Provider forum was held at the National Self Build and Renovation Centre in Swindon. The forum is an opportunity for Scheme Providers (like Quidos) to engage with TrustMark, Government representatives and industry leaders.

The day featured some interesting discussions, including the much talked about focus around the supply chain concerns and the lack of skilled labour coming into the industry.

Other interesting discussions included:

- Net Zero Buildings update, which was focussed around funded works.
- An update from the Building Safety Regulator, who after further discussion have acknowledged there will be a focus on compliance with ventilation; the need for support for businesses across the sector to remain skilled and to support bringing in new talent.
- The growth and benefits of being with TrustMark.
- Engagement with Government and looking to the future election.
- Introduction of 'property passports' in France, with the expectation that a similar scheme would work in the UK.

EEA CIC North England Supply Chain Conference

Quidos were delighted to attend the ECO4 & Sustainable Warmth event hosted by the Energy Efficiency Association in Newcastle in July. The Energy Efficiency Association are an organisation who bring together the best, and the brightest in the industry, for networking, education and software demonstrations.

This was one of numerous regional versions of the conference and showed off some of the fantastic people and companies within the industry, who all have something to offer. We hope to attend these conferences in as many regions in the UK as possible, we look forward to hopefully seeing some of you there.

P.S They count towards your CPD.



QUIDOS ON TOUR - HOME IS WHERE THE HEAT IS & EEA AWARDS

Home is where the heat is

Great to be a part of the launch of the Sustainable Homes & Buildings Coalition Outcomes Report in Parliament last week, alongside colleagues from NatWest Group, Worcester Bosch, British Gas and Citizens Advice.

For two years, we've collaborated to demonstrate the value of energy efficiency to customers from a cost, comfort and carbon perspective, and i

- am glad that we're now in a position to
- share the outcomes of the home
-
-



improvements we've undertaken up and down the country.

Our goal is to ensure that everybody has the ability to live in a warm, healthy, and cost effective home.

Take a look at the report [here](#).



EEA Awards

We were absolutely delighted to participate in the National Energy Efficiency Awards - it was a great industry event that brought together the best of the industry! A big thank you to everyone who attended and made it such a memorable evening.

ACCREDITATION & TRAINING

Continued Professional Development

As an Accreditation scheme, Quidos aims to support the knowledge base and development of our assessors; this includes the completion of Continuous Professional Development (CPD). All assessors have a minimum requirement to complete 10 hours of CPD throughout their year of accreditation.

If your accreditation anniversary is approaching (Oct/Nov/Dec), we are required to check whether you have completed the required number of CPD hours.



CPD deadlines

October 31st

November 30th

December 31st

If you have uploaded CPD prior to your deadline, please do drop the Quidos Accreditation team a line and we will note this.



Not yet completed your CPD?

Check our Online Training Modules

Starting at just £12+VAT we have quick 30 minute to 1 hour courses as well as CPD bundles which include all round master-classes and practical guides to enhance your professional development.

<https://quidos.co.uk/our-courses>

ACCREDITATION & TRAINING



The Quidos Training Centre has officially opened its doors!

The Quidos Training Centre has recently opened its doors to learners wishing to train as both Domestic Energy Assessors and Retrofit Assessors with courses starting in October and running monthly.

These courses are delivered by experienced, professional and competent trainers who all have significant experience as both DEAs and RFAs. The courses were created by our inhouse QA and Technical Support teams and benefit from both industry and training experience.

Looking forwards, we hope to extend the range of qualifications we offer and are also actively looking for additional trainers for both DEA and RFA courses so please get in touch with the training team if you are interested in expanding your skillset.

Upcoming course dates are:

- 5 day Domestic Energy Assessor Course: 23rd October, 20th November, and 18th December 2023.
- 2 day Retrofit Assessor Course: 13th November and 11th December 2023.

In addition to our qualification courses, we continue to offer and expand our range of unique CPD modules available to purchase via our website: <https://quidos.co.uk/product-category/online-training-cpd/> so please take a look when your CPD deadline approaches!

To assist you with your energy assessments, particularly if you are new to the industry, we also have our merchandise where you can purchase various products to aid you when assessing a property: <https://quidos.co.uk/merch/>



ACCREDITATION & TRAINING

Quidos is a member of the Environmental Industries Commission (EIC)!

Quidos is now a proud member of the Environmental Industries Commission (EIC)! We bring expertise in building energy efficiency to this dynamic community.

Quidos offers accreditation, training, and software for precise building assessments. Our journey began in 2004 with building photography, evolving into assessments in 2006, and expanding into accreditation due to government demand. Today, our growing community exceeds 1,000 members.

I INFRASTRUCTURE
Intelligence



As a Quidos member, enjoy insurance coverage, access to advanced software, and government-approved accreditation. Catherine Garrido, our Operations Director, emphasizes our commitment to quality and accuracy.

We're keen to contribute to the EIC's climate change working group, focusing on buildings. Let's start these conversations and enhance energy efficiency together!

Read the full article [here!](#)



QUIDOS TECHNICAL SUPPORT

Quidos pride ourselves in the support we give our members. It improves the knowledge of the assessor and in turn improves the quality of EPCs across the industry. Each edition of Quidos Quarterly will play host to a whole host of technical support tips, hints and reminders to keep our members on their toes. This edition we have the following:

EPCs and their relevance to holiday lets

Holiday Villas or lets are becoming more and more popular, especially with Airbnb or similar companies. The question is do they need an EPC and what type of EPC? To answer these questions, we need to know what the definition of a holiday let/villa is. To phrase the criteria which HMRC sets out: 'To meet the criteria for a furnished holiday let, you must commercially rent out the property as furnished holiday accommodation to the public for a minimum of 105 days each year'

What does this mean for producing an EPC? Well, the necessity of an Energy Performance Certificate (EPC) is conditional, primarily hinging on whether the property aligns with the specific criteria outlined by HMRC (His Majesty's Revenue and Customs) in the UK



1. Purposeful Short-Term Holiday Occupancy:

An EPC may not be obligatory for holiday lets unless the property serves as accommodation for holidaymakers engaging in short-term stays, generally less than 31 days per tenant. This prerequisite underscores that the property's core function is to cater to temporary holiday needs, rather than serving as a long-term residential space.

DID YOU KNOW?

Quidos' software is available on iOS and Android. Linking to floor plan software through zPlan, you can draw a plan and it self populate your EPC data inputs, create an EPC and lodge within minutes. Try it out today!



QUIDOS TECHNICAL SUPPORT

2. Cumulative Rental Duration:

The requirement for an EPC also depends on the property's cumulative rental duration. To qualify as a furnished holiday let, it should be rented out for a combined total of four months or more within any 12-month period. This condition ensures that the property actively contributes to the holiday accommodation sector and is not left vacant for extended periods.

3. Responsibility for Energy Costs:

Furthermore, an EPC may be exempted if the occupant of the property bears the responsibility for covering energy costs during their stay. This typically encompasses utilities like electricity, gas, and water expenses. It's crucial for property owners to refrain from including these energy costs in the rental rate.

It's important to understand the distinction between Domestic Energy Performance Certificates (EPCs) and Non-Domestic EPCs and when to use each type.

Domestic EPC (RdSAP/SAP): This type of EPC is intended for dwellings where individuals reside for long periods of time.

These are typically residential properties where people live, such as houses, apartments, and flats. The key factor is that they are used as long-term residences. In some cases, properties that are part of a commercial premise (e.g., a shop with an upstairs apartment) may still require a Domestic EPC, especially if access is primarily through the commercial area, and the property is furnished for long-term occupancy.

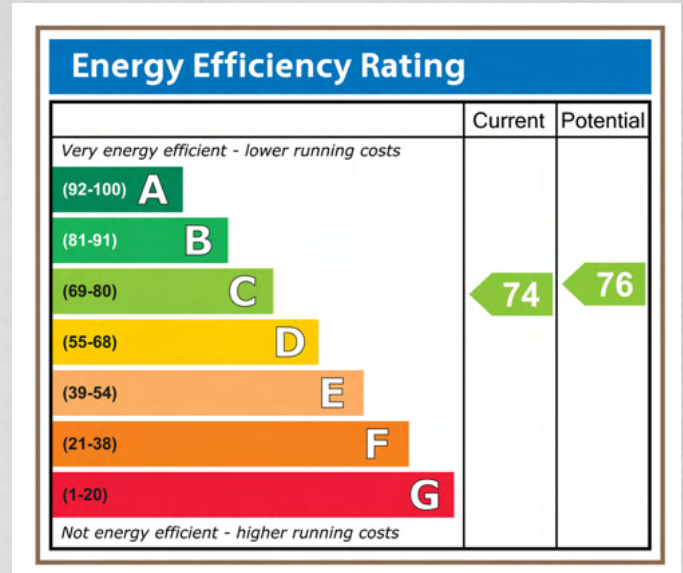
Non-Domestic EPC: Non-Domestic EPCs are for commercial premises, including offices, shops, warehouses, and other non-residential buildings. These buildings often have changing uses and are not intended for long-term residential occupancy. However, there can be exceptions, such as holiday villas or lets, that still fall under the Domestic category if they are primarily used for residential purposes, even if they are rented out for part of the year. The key factor is the primary use and intended occupancy.



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In the case of a holiday villa or let, if its primary purpose is for residential use, it would likely require a Domestic EPC. However, if it's part of a larger commercial complex or shares communal areas with other commercial properties, it might fall under the Non-Domestic category.

Let's look at some examples of this in practice -



Example 1

You're down in Devon on holiday and you're staying at a park home. Sadly, the holiday site has asked you to create them an EPC. The park home is detached and has its own self-contained facilities. The correct methodology is Domestic RdSAP. Yes, it's owned by a commercial company and not an individual, however, if they were to sell this park home or wanted a voluntary EPC an RdSAP would be the correct methodology. Annoyingly when handing the EPC to the company you gave a call to Quidos Support just before to make sure everything is okay and they informed you that the park home wouldn't need an EPC for sale/rent as it's less than 50 sqm and detached. However, favour is on your side! The company has stated they want the EPC for their own reasons and you complete a voluntary EPC for them.

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Example 2

You're on holiday in Centre Parcs in Wiltshire. Sadly word has gone out you are an energy assessor and Mr.Parcs has asked you to create an EPC. You put your holiday on hold and arrive at the villa, you explain that this wouldn't need an EPC as it's rented less than 31 days continuously making it not applicable for an EPC. However, it is explained that the person who is going to live here is going to pay the bills. The correct methodology is an RdSAP and a domestic EPC. As the person will be paying the bills, it is no longer classed as a furnished holiday let and should be treated as a normal house.

Example 3

You're up in Scotland on holiday and staying in a wooden cabin. You're interested in the place and ask for the EPC but the owner states that they don't need an EPC as they used this only for holiday letting. You ask the owner how many months in the year they rent out and they state 7 months in the year. You remember from a Quidos Technical Bulletin that if a holiday villa let is rented out for a collective of more than 4 months in a 12-month period then it doesn't class as holiday letting and should have an EPC.



QUIDOS ASSESSOR ZONE - EVENTS

Pepa conference -
Politics, Policies and the Pursuit of Net Zero

31st October 2023
Derby

Up to 5 hours of CPD available

For further information click [here](#)

To book your tickets click [here](#)



ANNUAL
CONFERENCE 2023:
Politics, Policies and
the Pursuit of Net Zero

BOOKINGS OPEN -
www.pepassociation.org

Annual Conference
on 31st October in Derby

The morning will start with a political briefing and messages from representatives of the Conservative, Labour and Liberal Democrat parties. It will include a panel session and the opportunity for delegates to raise questions.

Updates from DESNEZ & DLUHC on SAP & RdSAP10, the EPC Action Plan, ECO4, GBIS and MEEs will follow. There will also be an update on the Scottish Consultation and the day will conclude with the popular panel session with Schemes.

Up to 5 CPD hours available

Please book on Eventbrite
<https://www.eventbrite.co.uk/e/pepa-conference-october-2023-tickets-703120481287?aff=oddtcreator>



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01225 667570

info@quidos.co.uk

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