



SYNOPSIS

59 new dwellings are being built in La Viscose area in Echirolles according to the High Environmental Quality (HQE) French standard and using renewable energy.

BACKGROUND

La Viscose is a rundown area with many workers on the minimum wage and unemployment summing up to almost 13%. The housing stock at Viscose consists of 58 low-rise buildings completed in 1927 and a further six blocks of flats in 1992/93. Construction works began in May 2008 and finished in April 2010.

OBJECTIVES

- Meet the voluntary HQE standard for the 59 new dwellings with a specific approach regarding energy consumption in order to reduce costs for future tenants.
- Educate all stakeholders involved in the construction of this energy efficient building, as part of the "Concert'action" training programme.
- Raise awareness and inform the inhabitants and caretakers by distributing information booklets, in order to limit energy consumption in the building.

PROJECT DESCRIPTION

The 59 dwellings are situated in 4 buildings with a total gross area of 5240 m² (4100 m² inhabited area). Buildings are compact with external insulation, double-flow ventilation, solar panels for domestic hot water production and are connected to the district heating network. Special attention was focused to avoid thermal bridges, especially with balconies disconnected from the façade.

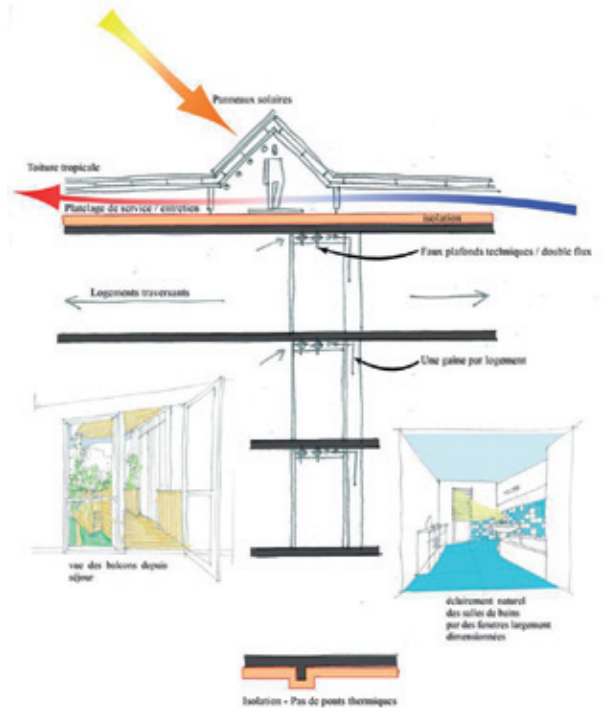
RESULTS

- Energy saved: 292 MWh/year
- CO₂ emissions avoided: 46 tonnes/year

RECOMMENDATIONS

All actors should be aware of the specific (energy) goals of such projects, including for instance training of on-site workers and follow-up with the occupants.

The monitoring of such projects needs to be seriously taken into account, in order to make the appropriate adjustments when measurements differ from the objectives: the first results are never as good as expected.



FURTHER INFORMATION

- Name: Claude Simon
- Position: Project Manager
- Organisation: OPAC 38
- Tel. : +33 4 76 20 55 57
- e-mail: claudesimon@opac38.fr