

# GHA Standard: Membership Requirements 2010



1. 100% of all homes built by a Developer Member must meet the Code for Sustainable Homes (CSH) Level 3 or EcoHomes Excellent.
2. Two additional GHA criteria beyond CSH Level 3 must be obtained by >50% of the homes covered by the membership:
  - + 'Plus 1': a 70% reduction in CO<sub>2</sub> emissions (kg CO<sub>2</sub>/m<sup>2</sup>/yr) compared to the average in the existing stock in 2003, according to building type.
  - + 'Plus 2': post-occupancy monitoring of homes for 2-years post-construction.
3. For new members, compliance applies to any projects that are at any stage of development, up to and including outline planning approval. Any projects that have already passed detailed planning permission are not included in the calculation for the >50% target.
4. Developer Members (Private Sector and Housing Association/ RSL) who are compliant with the GHA Code can use the GHA brand (e.g. name, logo, descriptive text) in the following ways:
  - Corporate literature
  - Bidding documents
  - Project-based literature for projects that comply with the GHA Standard
5. Division/ Project Developer Members who are compliant with the GHA Standard for a particular company division or a building project can use the GHA brand (e.g. name, logo, descriptive text) only in documents relating to the compliant division or projects, or in the relevant section of corporate literature that relates to the compliant division or projects.
6. Associate and Associate RSL Members, i.e. those who are not compliant with the GHA Standard, cannot use the GHA brand (logo, etc.) in any documents or literature.
7. Non-Developer Members who sign up to the GHA Charter can highlight their GHA Membership (i.e. use the GHA name) in corporate literature, bidding documents, etc, but are not allowed to use the GHA logo for any purpose.
8. The GHA branding cannot currently be used as a stamp on individual homes nor can it be used by Non-Developer Members on project-based literature, nor by Developers who are not GHA Members, even if the projects are compliant with the GHA Standard.
9. The GHA branding can only be used by Members who meet the GHA membership criteria. If Membership is sought by a subsidiary company, then either the parent company or companies must also meet the GHA Membership criteria or the subsidiary company must have an identity that is distinct from the parent company or companies; this decision to be made by the GHA Board.
10. GHA Membership is available to companies and organisations only; individual membership will only be granted at the discretion of the Board. Members who trade as Developers cannot join as Non-Developer Members.

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# GHA Standard: Membership Compliance 2010



Different aspects of compliance are considered at different stages during the delivery process.

Item	Evidence
Confirmation of Code for Sustainable Homes (CSH) Level 3 (or EcoHomes Excellent).	CSH (or EcoHomes) certificate
70% CO <sub>2</sub> reduction target	Calculation in relation to new Part L for each dwelling type plus notes on additional savings e.g. extra insulation, efficient appliances, low carbon fuels, or renewable energy. (Details of this assessment are available on request).
Confirmation of CO <sub>2</sub> reduction	Air-tightness test certificate for each dwelling type.
Post construction monitoring i.e. proof of actual CO <sub>2</sub> reduction	Monitoring plan (see below)

## Notes

### 1. Requirements for a post-construction monitoring plan.

A plan must be submitted to the GHA showing how data will be collected for post-construction monitoring. This must demonstrate that:

- Data collection covers the whole development, including all different dwelling types;
- Data collection covers all developments/ locations;
- There is a clear structure agreed for monitoring both in terms of coverage and detail of information to be collected; and
- The plan has a clear mechanism to deal with problems in performance and to rectify these problems for future projects.

The GHA will work closely with Developers to find a meaningful process of monitoring, and will attempt to bring extra resources to support Developers in this.

### 2. Actions on non-compliance.

#### Design Stage

- Period of 3 months to improve performance
- If still non-compliant after that point, then downgrade membership to Associate Developer (and therefore cannot use GHA brand – see notes overleaf)

#### Construction stage.

- Period of 3 months to develop a credible plan (as judged by the GHA Board) for how future projects will deliver improved performance
- If no credible plan in place after that point, then downgrade membership to Associate Developer (Note, this will affect permission to use the GHA brand – see overleaf).

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