

Ameren Missouri Energy Codes Compliance Collaborative – Meeting Notes

Tuesday, February 4, 2020

Ameren Missouri, St. Louis, Missouri

- I. Introductions
- II. Safety Message: infant and Toddler Home Safety
- III. Ameren's Income-Eligible Programs Presentation – Timothy Via and Wanda Sams, Ameren Missouri
 - Timothy and Wanda discussed Ameren's Low-Income Program offerings, including for Multifamily Income Eligible, Single Family Income Eligible, Grants and Business Social Service Programs
 - Slides from the presentation can be found on the Collaborative Website
- IV. Ameren Missouri Residential Energy Code Support Program Update
 - Overall Program Impact in 2019
 - i. Program reached 731 Professionals, mainly builders/trades and code officials, but a range of other stakeholders as well
 - ii. Engaged with people across Ameren's territory, with the most individuals reached in St. Louis, Jefferson City, and Brentwood.
 - In-person trainings – Southface Energy Institute
 - i. Trainings are Free and focused on building science, best practices, introduction to energy code requirements
 - ii. Developed Curricula is evolving. So far the following has been developed
 1. Residential Energy Codes Concepts (2019 trainings)
 2. A Systems Approach to Higher Performing Homes (Second addition of 2019 training to be used in 2020)
 3. Improving Efficiency, Comfort and Health in Existing Homes
 - iii. Recap of Trainings Delivered
 1. 8 Trainings Held in Territory since program began
 - a. Six in 2019 – St. Louis, Jefferson City, Cape Girardeau
 - i. Curriculum: *Residential Energy Codes Concepts*
 - b. Two so far in 2020 – St. Louis, Jefferson City
 - i. Curriculum: *A Systems Approach to Higher Performing Homes*
 2. Great feedback from attendees – 9.5/10
 3. Average of 25 attendees per class
 - iv. Upcoming Trainings
 1. Locations | Dates
 - a. February 5 – HBA of St. Louis and Eastern Missouri
 - i. Curriculum: *Improving Efficiency, Comfort and Health in Existing Homes*
 - b. Tentative: April 15 & 16 – Columbia and Kirksville
 - v. Next Steps
 1. Finalizing logistics and training schedule for remainder of 2020
 - Energy Code Consultant – Matt Belcher
 - i. Report from the Field
 1. Interacted with 563 professionals across the territory in 2019

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2. Broad swath of professionals –percentage of professions ranked by number in order: builders, supply houses, code officials, educators, lenders, architects, state and local govts
 3. 1-hour Trainings
 - a. Matt will host 4 1-hour trainings (less-formal) to get groups primed and encourage further engagement with the formal, full day trainings
 - b. Working with Forest Products to reach stakeholders in the outer areas of the state for this type of training
 - Ameren Missouri Real Estate and Audit Program
 - i. MEEA is also managing the Ameren Missouri Real Estate and Audit Program
 1. Kara Jonas (MEEA) is Program Manager
 - ii. Appraiser Training
 1. 2-day course was held in St. Louis, MO on December 2nd and 3rd
 - a. First day: Introduction to Green Building, Second Day: Case Studies in Appraising Residential Green Buildings
 - b. 16 appraisers trained
 - iii. Realtor Training and Engagement
 1. Working to engage realtor groups in the state
 2. Columbia Board of Realtors has Course Scheduled for October 13-14th, 2020
 3. Hoping to get other trainings scheduled throughout the year
 - iv. Real Estate and Appraiser Subcommittee
 1. Talk through strategies to ensure EE is valued during real estate transactions, including:
 - a. MLS green data fields
 - b. Realtor education, outreach and engagement
 - c. Valuation tools and methods
 - d. Energy disclosure
 2. If interested in joining, Email Kara Jonas at Kjonas@mwalliance.org
- V. Discussion| Recap of Last Collaborative Meeting
- Top Compliance Challenges
 1. House as a system (ventilation, air sealing, moisture management) – (13)
 2. 2018 IECC Implementation, lack of energy code consistency, existing economic stakeholders – (12)
 3. Existing Buildings/Retrofit – (6)
 4. Consumer knowledge – (6)
 5. HVAC Oversizing – (5)
 6. Insulation Installation – (2)
 7. Duct Leakage – (2)
 8. Basement Insulation – (0)

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- ii. Are these challenges correct? Is anything missing? Are they in the right order?
 - 1. Customer Knowledge should be first challenge because all others fall under that
 - a. Need to provide more information about how EE affects value of property
 - i. Resistance from realtors to focus on new codes because of large percentage of existing homes on the market – don't want to stigmatize existing homes
 - b. Greening MLS critical to accomplishing this
 - i. Identify folks with contacts to real estate industry that can work on this
 - ii. Engaging Real Estate Subcommittee
 - c. Important to frame efficiency as a value add/investment for homeowners
 - d. Next Steps: Identify how to increase knowledge for all "customers"/entities (builders, contractors, homeowners, appraisers, etc.)
 - 2. House as a System – Thermostat controls and other technology should also be considered in addition to other building components
 - a. Next Steps: How do we talk to consumers about technology in their homes?
- iii. Next steps: MEEA to identify how the program is addressing the value and benefit of energy codes/building energy efficiency for all consumers and what more can be done in this space

VI. Discussion – Next Steps from Last Collaborative

- Energy Disclosure Policies
 - i. Upcoming Guest Speaker to talk about disclosure policies
- Guest Speakers
 - i. Ameren Low-Income Programs Speaker
 - 1. Great presentation, very informative. Would like more guest speakers in the future
 - ii. Future Guest Speakers
 - 1. Someone participating in the program or attended trainings – how are they using the information
 - a. Matt knows a builder who may be interested in this
 - b. Next steps: identify folks who will come talk to collaborative about their experience at trainings or with program. May be a good way to engage builders/code officials in collaborative
- Healthy Homes
 - i. A lot of work happening on Healthy Homes in St. Louis/Missouri
 - 1. Metropolitan Coalition of Healthy Homes and Energy Efficiency – new coalition that has held 3 meetings so far

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- a. Invite individuals to a meeting to hear about their work and discuss opportunities to collaborate
 - Shared Document to see where Matt has been and add recommendations on where to visit
 - i. Matt is trying to shift focus to outstate buildings
 - ii. Suggestions document would be helpful
 - Community Partners to engage
 - i. Identified groups to engage:
 1. Roofing Associations
 2. Universities
 3. Neighborhood Associations (BIG in St. Louis)
 4. Existing Homes Groups
 5. Municipalities – regional quarterly meetings
 - a. Mayors Associations,
 - b. Municipal League
 - c. Mayor of Small Cities Group (population <10K)
- VII. Code Compliance Collaborative
- Focus is on **compliance** – Collaborative is not mechanism to discuss or promote the adoption of any building policies. Group does not lobby or advocate for code adoption.
 - Next Meeting (Tentative)
 - i. Tuesday, April 14, 2020
 - ii. Jefferson City + Virtual