

1. METHOD	PIMWAQ
2. DESCRIPTION	<p>PIMWAQ is a method which defines minimum ecological levels for residential building and assesses the ecological degree of various development projects.</p> <p>The system has five perspectives:</p> <ul style="list-style-type: none"> • Pollution <ul style="list-style-type: none"> * CO2 * Waste water * Construction site waste * Waste produced by residents * Eco labels • Natural resources <ul style="list-style-type: none"> * Fossil fuels/purchased heating energy * Fossil fuels/purchased electrical energy * Fossil fuels/primary energy * Floor plan flexibility, common space use, and multi-functionality of spaces • Health <ul style="list-style-type: none"> * Interior climate * Management of moisture risks * Noise * Exposure of site to wind and sun * Alternative floor plans • Natural biodiversity <ul style="list-style-type: none"> * Plant selections and natural vegetation types * Storm water • Food production <ul style="list-style-type: none"> * Planting * Topsoil
3. CASE STUDIES	The method is being tested in a new residential building area, Viikki, in Helsinki. The criteria is used when the city properties are let for building and as a part of the specific building regulations in Viikki area.
4. FOCUS OF EVALUATION	Evaluation focuses on assessing the environmental quality of buildings during design or after completion.
5. SPATIAL LEVEL	Primary spatial unit of assessment is the building, to some extent including the site.
6. TYPE OF DATA USED	<p>Quantative, values from comparing reference buildings :</p> <ul style="list-style-type: none"> • Pollution • Natural Resources • Health, partly (not noise, exposure to wind and sun) <p>Qualitative:</p> <ul style="list-style-type: none"> • Health (noise, exposure) • Natural biodiversity • Food production
7. EXPERTISE USED	<p>Reference buildings</p> <p>Criteria working group is mainly comprised of architects</p>
8. END USERS	Criteria serves as a guide for design and implementation. End users will be owners, building developers to set requirements, and authorities to append to regulations, and designers to test their plans

9. COMMENTS

Strengths:

- good starting point
- not too large
- one of the first tools for assessing buildings which really is in use

Weaknesses;

- no scientific background
- fulfillment of some requirements is difficult to check in advance
- appropriate only for residential buildings

Opportunities:

- PIMWAQ provides a good platform for national discussions

Threats:

- raising costs in Finland might make it difficult to apply this criteria more widely

10. SOURCE

Ecological Building Criteria for Viikki, Aaltonen-Gabrielsson-Inkinen-Majurinen-Pennane-Wartiainen, Helsinki City Planning Department Publication 1998:6

11. REVIEWER

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Task group: Procurement Protocol

12. DATE OF REVIEW.

12.11.1998