



FAQ

New FAQ

#202. HWB P1(a), For BEAM Plus New Buildings Version 2.0, this prerequisite requires the Applicant to engage an IAQ Certificate Issuing Body (CIB) to make air quality measurement at the centre of the site. Are there any alternative measurement options available if the Applicant encounters any difficulties in this regard?

Yes. HWB P1(a) requires the Applicant to submit air quality measurement report at the PA stage. In accordance with the Manual, such air quality measurement shall be conducted at the centre of the site to ensure the concentration of prescribed pollutants meets acceptable standards.

If the Applicant encounters difficulties in taking air quality measurement at the centre of the site, at least one sampling of air quality measurement taken at the potential future fresh air intake point can be accepted as an alternative. In such cases, there is not necessary to provide MVAC drawings to justify the fresh air intake position.

(Released on 15 December 2023)

New FAQ

#203. HWB 6c, For BEAM Plus New Buildings Version 2.0, how can the Applicant provide acoustic calculation/ measurement if part of the building services installations such as fresh air equipment, indoor air conditioning units are to be provided by future tenant?

For the assessment of background noise, BEAM Plus manual states that for residential units, the assessment should only account for traffic noise and chiller/ water plant equipment (window type and outdoor unit of split type AC system/ VRF system are not considered).

In any case, assessment of background noise should be restricted to traffic noise and building services equipment installed by the Applicant. Equipment to be provided by the future tenant need not be taken into consideration in the assessment.

(Released on 15 December 2023)

New FAQ

#204. IEQ 3, For BEAM Plus New Buildings Version 1.1 and 1.2 / HWB 12, For BEAM Plus New Buildings Version 2.0, how can the Applicant design the air break along the drain pipe of AHU/ PAU in order to comply with the COP for Prevention of Legionnaires' Disease?

It is noticed from recent submissions that there are several misinterpretations regarding configuration of air break for the drain pipe of AHU/ PAU. For example, many Applicants falsely adopt a U trap to function as an air break. This type of condensate drain in many cases consists of a continuous pipework without any gaps connecting to condensate drainage stacks which however cannot prevent any siphoning or backflow of water.

In order to comply with the COP for Prevention of Legionnaires' Disease, it is essential that the condensate drain-pipe includes an "air break" which serves the purpose of curtailing the spread of Legionella bacteria. In this connection, the Applicant has to submit detailed drawing (e.g. installation details) clearly illustrating the design/ provision of such "air break". Applicants may refer to Figure 6 of the COP for Prevention of Legionnaires' Disease (2016/ 2021 Edition) which displays exemplary designs in this context.

(Released on 15 December 2023)

New FAQ

#205. IEQ 4, IEQ 12, IEQ 13, IEQ 14 and IEQ 15, For BEAM Plus Existing Buildings Version 2.0 Comprehensive Scheme, and IEQ 4, IEQ 11, IEQ 12, IEQ 13 and IEQ 14, For BEAM Plus Existing Buildings Version 2.0 Selective Scheme, is there any time limit between the date of measurement and the date for assessment submission?

Yes. If the Applicant chooses to demonstrate compliance by measurement, the measurement must be carried out within 12 months prior to the time of first assessment submission.

(Released on 15 December 2023)

New FAQ

#206. IEQ 7a, IEQ 7b and IEQ 7c, For BEAM Plus Interior Version 1.0, is IAQ Certificate (2019) issued by EPD able to demonstrate compliance with credit requirement regarding thermal comfort of the occupants?

No. To demonstrate compliance with IEQ 7 regarding thermal comfort to occupants, Applicants have to provide evidence of meeting the requirements for temperature, relative humidity and air movement. However, these 3 physical parameters do not constitute as the measurement parameters in IAQ Certificate (2019). Therefore, this certificate cannot serve as a supporting document to demonstrate compliance with credit requirement for IEQ 7.

To demonstrate compliance with the credit requirement, the Applicant can choose one of the following options:

- (a) Produce a test report that covers temperature, relative humidity, and air movement. The testing procedures outlined in the "A Guide on Indoor Air Quality Certification Scheme for Offices and Public Places (2003)" should be followed. The measurement report is not necessary to be prepared or endorsed by an IAQ Certificate Issuing Body (CIB).

OR

- (b) For non-domestic project, the Applicant can follow the assessment procedure set out in HWB-03-06 of BEAM Plus BI v2.0 manual.

The measurement should be undertaken on an 8-hour basis during the normally occupied period. However, where it is not practicable to take 8-hour continuous measurement, a surrogate measurement (i.e. an intermittent measurement strategy based on the average of half-hour measurements conducted at four time slots) is also considered acceptable.

(Released on 15 December 2023)

Existing FAQ to be Obsolete

#99. IEQ 14b, For BEAM Plus New Buildings Version 1.1 and 1.2. what should be the duration of temperature measurement?

The measurement should be undertaken on an 8-hour basis during normally occupied period (i.e. from 8am to 9pm in the living room and from 9pm to 8am in the bedroom for residential development). However, where it is not practicable to take 8-hour continuous measurement, a surrogate measurement (i.e. an intermittent measurement strategy based on the average of half-hour measurements conducted at four time slots) is also considered acceptable.

(Released on 29 November 2019)

(Obsolete as of 15 December 2023)

New FAQ

#207. IEQ 13a and IEQ 14b, For BEAM Plus New Buildings Version 1.1 and 1.2, what should be the duration of temperature measurement?

The measurement should be undertaken on an 8-hour basis during normally occupied period (i.e. from 8am to 9pm in the living room and from 9pm to 8am in the bedroom for residential development). However, where it is not practicable to take 8-hour continuous measurement, a surrogate measurement (i.e. an intermittent measurement strategy based on the average of half-hour measurements conducted at four time slots) is also considered acceptable.

(Released on 15 December 2023)