



Setting the Standards for
Home Energy Efficiency

RESNET Policy on Accessing and Sharing Data in the RESNET National Buildings Registry

Adopted by the RESNET Board of Directors on May 2, 2018

Purpose

The RESNET National Buildings Registry (Registry) contains data that is considered sensitive or confidential. For this reason, RESNET has developed the following policy for the accessing and sharing of data contained in the Registry.

Scope

This policy strictly governs the access to- and sharing of- data contained in the RESNET National Buildings Registry. This policy shall not be construed to apply to how RESNET Certified HERS Raters or RESNET Quality Assurance Providers share the data on their own databases.

Definitions

Accessing Data: For the purposes of this policy, *accessing data* shall refer to instances where RESNET authorizes an individual or organization with dynamic access to data or a subset of data contained in the Registry. Access may be provided through an API and/or a username and password. Access to data in the Registry is governed by RESNET's terms of use.

Energy Attributes: refers to the energy efficiency components of a home, including, but not limited to: insulation, fenestration, mechanical equipment and leakage testing results.

RESNET National Buildings Registry (Registry): shall refer to the database of HERS Rated homes developed and maintained by RESNET.

Sharing Data: For the purposes of this policy, *sharing data* shall refer to instances where an organization requests specific data from the Registry and RESNET provides such data in a static form, such as a spreadsheet.

Data Tiers

Please Note: RESNET currently provides a [webpage](#) where individuals can search for a HERS Rated home using a specific address. If the address has a confirmed or sampled HERS Rating, the HERS Index score, HERS Rating Company and rating date will be provided. RESNET also has a separate [webpage](#) to search for HERS Rating

Companies; and a [webpage](#) to verify the certifications of HERS Raters and Rating Field Inspectors.

In order to streamline and clearly define the permissible access to- and sharing of- Registry data, RESNET has created the following data tiers, with increasing levels of sensitivity:

Tier 1- Public Data:

- For an individual home, where the street address is known, data in this tier shall include: HERS Index score, HERS Rating Company and Rating date.
- For an individual Certified HERS Rater, where the Rater's name is known, data in this tier shall include: The Rating Company, address, Rating Provider and current certification status.
- For an individual Certified Rating Field Inspector, where the field inspector's name is known, data in this tier shall include: The Rating Company, address, Recommending Rater, Certifying Provider and current certification status.
- Sharing of aggregate or bulk data in this tier shall include: HERS Index scores, Number of Certified HERS Raters, Number of Certified Rating Field Inspectors, Number of HERS Ratings, Average HERS Index scores at the national, state, zip code or climate zone level, Energy Star Certification (where available) and date of rating.

Tier 2- Building Data: Registry data in this tier shall include all data from Tier 1, plus information about building components, energy consumption, annual energy savings, housing type, conditioned floor area, year of construction, and ID number.

Tier 3- Sensitive Data: Registry data in this tier shall include all data from Tiers 1 and 2, plus the sharing of bulk home addresses, tied to individual ratings.

Accessing and Sharing Data in the Registry

RESNET receives dozens of requests for Registry data each year. Through these requests, RESNET has identified the following groups and organizations with whom Registry data may be shared or accessed, for the listed purpose:

Tier 1:

- Tier One data that cannot be obtained through RESNET's website may be provided to requesting organizations, upon the review and approval of the appropriate form by RESNET staff;
- HERS Index scores and HERS Rating Company information shall be available to the public for specific addresses for the purpose of verifying a HERS rating on an individual home;

Tier 2:

- Requests approved by RESNET for research purposes, may have data shared with that organization where determined by RESNET to be relevant to their research and in support of the mission of RESNET;

- Data may be distributed to the RESNET Supplier Advisory Board members at the discretion of the Executive Director to support the mission of RESNET. This data shall only be released in aggregate (not by specific address), and shall not be counter to the privacy interests of the parties of the rating, including Raters and Providers.

Tier 3:

- RESNET staff shall have access to all data in the Registry for quality assurance purposes;
- RESNET staff shall have access to data for research purposes that support RESNET's mission and goals;
- RESNET Quality Assurance Providers shall have access to the homes that they have entered into the Registry, for quality assurance purposes;
- Governmental and Utility Third-party Energy Efficiency Program Administrators shall have access to data on the homes participating in their programs for the purpose of verifying HERS Index Scores, estimated annual energy consumption and estimated annual energy savings;
- Multiple Listing Services (MLS) and MLS data providers, approved by RESNET, shall have access to home address, HERS Index score, estimated annual energy savings, estimated annual energy cost, rating date, HERS Rating Company, Energy Star Certification and Registry ID for the purpose of including this information in a real estate listing;
- Appraisal industry groups approved by RESNET shall have access to the Appraiser Portal which contains home address, HERS Index Score, Energy Star Certification, HERS Rating Company, estimated annual energy cost, estimated annual energy savings, builder name, year of construction and date entered into Registry for the purpose of using this information for the appraisal of a home;
- RESNET Energy Smart Builders shall have access to the HERS Index Scores, estimated annual energy savings and energy attributes for homes they constructed;
- Local Building Departments approved by RESNET shall have access to HERS Index scores, estimated annual energy savings and energy attributes for specific addresses for the purpose of verifying energy code compliance;
- Organizations conducting research on the valuation of HERS rated homes may have home addresses, HERS Index scores and rating dates shared with them for the purpose of using this data to determine market valuation or mortgage performance of HERS rated homes.

For Tier Three data requests, the RESNET Board shall approve the addition of any groups to those listed above and any modification to the purposes listed for each group.

Process for Approval

In order to provide for a streamlined and consistent process for obtaining Registry data, RESNET has created a form for each of the three data tiers. Organizations wishing to obtain data or access to data should expect the following for each tier of data:

- Organizations seeking Tier One data shall complete and submit the appropriate form to RESNET. Upon approval, the requested data will be shared.
- Organizations seeking Tier Two data shall complete and submit the appropriate form to RESNET. Upon approval of the request and the execution of all appropriate agreements, RESNET will share or provide access to the requested data.
- Organizations seeking Tier Three data shall complete and submit the appropriate form to RESNET. Upon approval of the request and the execution of all appropriate agreements, RESNET will share or provide access to the requested data.

At a minimum, each form will require the name and contact information for the requesting organization, the data fields being requested, the timeframe for data being requested, the intended use of the data, whether or not the data or a product developed from the data analysis will be sold or published and whether or not the requested data will be presented publicly.

Depending on the amount of data and the purpose for its use, RESNET reserves the right to charge a fee for the recovery of staff and contractor cost spent providing access to or generating reports for sharing the data. Any fee is only for the recovery of costs and is not a profit for RESNET.

Terms of Use

The access or sharing of data contained in the Registry may be subject to non-disclosure agreements, special terms of use or other agreements as determined by RESNET.