

Energy performance certificate (EPC) recommendation report

Charter & Scott Ltd Unit 25, Murrell Green Business Park, London Road HOOK RG27 9GR	Report number <b>9812-4013-0547-0000-4605</b>
	Valid until <b>4 July 2024</b>

Energy rating and EPC

This property’s current energy rating is D.

For more information on the property’s energy performance, see the EPC for this property.

## Recommendations

Make these changes to improve the property's energy efficiency.

Recommended improvements are grouped by the estimated time it would take for the change to pay for itself. The assessor may also make additional recommendations.

Each recommendation is marked as low, medium or high. This shows the potential impact of the change on reducing the property's carbon emissions.

### Changes that pay for themselves within 3 years

Recommendation	Potential impact
Consider replacing T8 lamps with retrofit T5 conversion kit.	High
In some spaces, the solar gain limit in criterion 3 of ADL2A 2010 is exceeded, which might cause overheating. Consider solar control measures such as the application of reflective coating or shading devices to windows.	Medium
Introduce HF (high frequency) ballasts for fluorescent tubes: Reduced number of fittings required.	Low

### Changes that pay for themselves in more than 7 years

Recommendation	Potential impact
Some windows have high U-values - consider installing secondary glazing.	Medium
Consider installing building mounted wind turbine(s).	Low
Add weather compensation controls to heating system.	Low
Consider installing solar water heating.	Low
Carry out a pressure test, identify and treat identified air leakage. Enter result in EPC calculation.	Medium

## Property and report details

Report issued on	5 July 2014
Total useful floor area	187 square metres
Building environment	Air Conditioning
Calculation tool	Property Tectonics Ltd, Lifespan SBEM, v5.2.b, SBEM, v5.2.b.1

## Assessor's details

Assessor's name	Trevor Harding MRICS
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Employer's name	T J Harding & Associates
Employer's address	12 Fennel Close, FARNBOROUGH, GU14 9XD
Assessor ID	EES/009425
Assessor's declaration	The assessor is not related to the owner of the property.
Accreditation scheme	Elmhurst Energy Systems Ltd