

Energy performance certificate (EPC) recommendation report

Unit 17
Black Country Park
Charles Street
Great Bridge
West Bromwich
B70 0BF

Report number
9317-7793-8496-0692-4508

Valid until
10 October 2033

Energy rating and EPC

This property's current energy rating is B.

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

Recommendations

Changes that may pay for themselves within 3 years

Recommendation	Potential impact on carbon emissions
In some spaces, the solar gain limit defined in the NCM is exceeded, which might cause overheating. Consider solar control measures such as the application of reflective coating or shading devices to windows.	Medium
Consider replacing T8 lamps with retrofit T5 conversion kit.	High

Changes that may pay for themselves within 3 to 7 years

Recommendation	Potential impact on carbon emissions
Introduce HF (high frequency) ballasts for fluorescent tubes: Reduced number of fittings required.	Low

Changes that may pay for themselves in over 7 years

Recommendation	Potential impact on carbon emissions
Add optimum start/stop to the heating system.	Low
The default heat generator efficiency is chosen. It is recommended that the heat generator system be investigated to gain an understanding of its efficiency and possible improvements.	Low
Install more efficient water heater.	Medium
Add weather compensation controls to heating system.	Low
Consider installing solar water heating.	Low

Property and report details

Report issued on	11 October 2023
Total useful floor area	603 square metres
Building environment	Air Conditioning
Calculation tool	CLG, iSBEM, v6.1.e, SBEM, v6.1.e.0

Assessor's details

Assessor's name	Sebastian Ingham
Telephone	07817728156
Email	sebastian@idea-ingham.co.uk
Employer's name	IDEA Ingham Energy Ltd.
Employer's address	Bank House, Longden, Shrewsbury, SY5 8ES
Assessor ID	EES/022597
Assessor's declaration	The assessor is not related to the owner of the property.
Accreditation scheme	Elmhurst Energy Systems Ltd
