

Energy performance certificate (EPC) recommendation report

36, Charles Street MILFORD HAVEN SA73 2AE	Report number 0940-0341-7169-0309-4096
	Valid until 2 November 2029

Energy rating and EPC

This property’s current energy rating is E.

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
Add time control to heating system.	Medium
Add optimum start/stop to the heating system.	Medium

Changes that pay for themselves within 3 to 7 years

Recommendation	Potential impact
Add weather compensation controls to heating system.	Medium
Add local time control to heating system.	Medium

Changes that pay for themselves in more than 7 years

Recommendation	Potential impact
Carry out a pressure test, identify and treat identified air leakage. Enter result in EPC calculation.	Medium
Consider installing a ground source heat pump.	High
Consider installing building mounted wind turbine(s).	Low
Consider installing solar water heating.	Low
Consider installing PV.	Low

Additional recommendations

Recommendation	Potential impact
Some windows have high U-values - consider installing secondary glazing.	Medium
Some solid walls are poorly insulated - introduce or improve internal wall insulation.	Medium
Some glazing is poorly insulated. Replace/improve glazing and/or frames.	Medium

Recommendation	Potential impact
Consider installing an air source heat pump.	High

Property and report details

Report issued on	3 November 2019
Total useful floor area	44 square metres
Building environment	Heating and Natural Ventilation
Calculation tool	CLG, iSBEM, v5.6.a, SBEM, v5.6.a.1

Assessor's details

Assessor's name	Lynden Russell Dickson
Telephone	01443 207073
Email	l-dickson@sky.com
Employer's name	Dickson Energy Assessment
Employer's address	10 Cae Garw. Rowan Gardens. Llantwit Fardre. CF38 2TQ.
Assessor ID	STRO006344
Assessor's declaration	The assessor is not related to the owner of the property.
Accreditation scheme	Stroma Certification Ltd