

Energy performance certificate (EPC) recommendation report

Unit 502
Park Way
Worle
WESTON-SUPER-MARE
BS22 6WA

Report number
0260-4973-0476-4070-9090

Valid until
23 June 2026

Energy rating and EPC

This property's energy rating is D.

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
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 may pay for themselves within 3 to 7 years

Recommendation	Potential impact on carbon emissions
Consider replacing heating boiler plant with high efficiency type.	High
Add optimum start/stop to the heating system.	Medium

Changes that may pay for themselves in over 7 years

Recommendation	Potential impact on carbon emissions
The default chiller efficiency is chosen. It is recommended that the chiller system be investigated to gain an understanding of its efficiency and possible improvements.	Low
Add local time control to heating system.	Low
Consider replacing heating boiler plant with a condensing type.	High
Consider installing solar water heating.	Low
Consider installing PV.	Low

Property and report details

Report issued on	24 June 2016
Total useful floor area	545 square metres
Building environment	Air Conditioning
Calculation tool	NES Ltd, SBEM Online, v1.4, SBEM, v5.2.d.2

Assessor's details

Assessor's name	Alyson Matthews
Telephone	07974817731
Email	alyson@severnsurveyors.co.uk
Employer's name	Severn Surveyors
Employer's address	8, Caswell Lane, Portbury, North Somerset BS20 7UF
Assessor ID	NHER002312
Assessor's declaration	The assessor is not related to the owner of the property.
Accreditation scheme	NHER
