Energy Performance Certificate for buildings other than dwellings

Energy Performance Certificate

Building Energy Performance — Scotland

Calculated asset rating using iSBEM v3.4.a [SBEM]	Building type Restaurant/public house	Current rating

Carbon Neutral	
A	(0 to 15)
B	(16 to 30)
C	(31 to 45)
D	(46 to 60)
E	(61 to 80)
F	(81 to 100)
G	(100+)

Excellent

G
Very Poor

Carbon Dioxide Emissions The number refers to the calculated carbon dioxide emissions in terms of kg per m² of floor area per year	**142**
Approximate current energy use per m² of floor area:	**517** kWh/m²

Main heating fuel: Natural Gas
Building Services: Heating with Nat. Vent.
Renewable energy source:
Electricity: Grid supplied

Carbon Dioxide is a greenhouse gas which contributes to climate change.
Less Carbon Dioxide emissions from buildings helps the environment.

Benchmarks

A building of this type built to building regulations standards current at the date of issue of this certificate would have a rating:	**62**	**E+**
Where the accompanying recommendations for the cost effective improvement of energy performance are applied, this building would have a rating:	**98**	**F**

Recommendations for the cost-effective improvement (lower cost measures) of the energy performance

1. Replace tungsten GLS lamps with CFLs: Payback period dependent on hours of use.

2. Some spaces have a significant risk of overheating. Consider solar control measures such as the application of reflective coating or shading devices to windows.

3. 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.

4. Replace tungsten GLS spotlights with low-voltage tungsten halogen: Payback period dependent on hours of use.

5. Consider replacing T8 lamps with retrofit T5 conversion kit.

6. Some windows have high U-values - consider installing secondary glazing.

Address: Argyll and Sutherland, 1 Bruce Street, GREENOCK, PA15 4LL
Conditioned area (m²): 314
Name of protocol organisation: Northgate Land and Property Solutions Ltd, [00000034555]
Date of issue of certificate: 21 Jun 2009 (Valid for a period not exceeding 10 years)

This certificate is a requirement of EU Directive 2002/91/EC on the energy performance of buildings.

NB THIS CERTIFICATE MUST BE AFFIXED TO THE BUILDING AND NOT REMOVED UNLESS REPLACED WITH AN UPDATED VERSION AND FOR PUBLIC BUILDINGS DISPLAYED IN A PROMINENT PLACE