Office - EPCs

Energy Performance Certificate for buildings other than dwellings

Building Energy Performance — **Scotland**

Calculated asset rating using IES <VE> v6.4.0 [SBEM] | Building type: Offices and Workshop businesses | Current rating

Energy Performance Certificate

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

Excellent — 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: **40**

Approximate current energy use per m² of floor area: **128** kWh/m²

Main heating fuel: Natural Gas **Building Services:** Heating with Nat. Vent.
Renewable energy source: None **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: **19** — B+
Where the accompanying recommendations for the cost effective improvement of energy performance are applied, this building would have a rating: **40** — C

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

1. Consider installing solar water heating.

Address: Unit 3, The Courtyard, Callendar Business Park, Falkirk, FK1 1XR
Conditioned area (m²): 520
Name of protocol organisation: Stroma Accreditation Ltd, [STRO001181]
Date of issue of certificate: 25 Oct 2012 (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

Property 23

Energy Performance Certificate for buildings other than dwellings

Building Energy Performance — **Scotland**

Calculated asset rating using IES <VE> v6.4.0 [SBEM] | Building type: Offices and Workshop businesses | Current rating

Energy Performance Certificate

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

Excellent — 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: **38**

Approximate current energy use per m² of floor area: **117** kWh/m²

Main heating fuel: Natural Gas **Building Services:** Heating with Nat. Vent.
Renewable energy source: None **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: **17** — B+
Where the accompanying recommendations for the cost effective improvement of energy performance are applied, this building would have a rating: **35** — C+

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

1. 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.
2. 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.
3. Add weather compensation controls to heating system.
4. Consider replacing heating boiler plant with a condensing type.

Address: Unit 4, The Courtyard, Callendar Business Park, Falkirk FK1 1XR
Conditioned area (m²): 452
Name of protocol organisation: Stroma Accreditation Ltd, [STRO008103]
Date of issue of certificate: 29 Oct 2012 (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.
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Property 23

Energy Performance Certificate for buildings other than dwellings

Building Energy Performance — **Scotland**

Calculated asset rating using IES <VE> v6.4.0 [SBEM] | Building type: Offices and Workshop businesses | Current rating

Energy Performance Certificate

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

Excellent — 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: **34**

Approximate current energy use per m² of floor area: **110** kWh/m²

Main heating fuel: Natural Gas **Building Services:** Heating with Nat. Vent.
Renewable energy source: None **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: **16** — B+
Where the accompanying recommendations for the cost effective improvement of energy performance are applied, this building would have a rating: **31** — C+

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

1. 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.
2. Add weather compensation controls to heating system.
3. Consider replacing heating boiler plant with a condensing type.

Address: Unit 5, The Courtyard, Callendar Business Park, Falkirk FK1 1XR
Conditioned area (m²): 508
Name of protocol organisation: Stroma Accreditation Ltd, [STRO008103]
Date of issue of certificate: 29 Oct 2012 (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.
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Property 23

Energy Performance Certificate for buildings other than dwellings

Building Energy Performance — **Scotland**

Calculated asset rating using IES <VE> v6.4.0 [SBEM] | Building type: Offices and Workshop businesses | Current rating

Energy Performance Certificate

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

Excellent — 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: **38**

Approximate current energy use per m² of floor area: **117** kWh/m²

Main heating fuel: Natural Gas **Building Services:** Heating with Nat. Vent.
Renewable energy source: None **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: **17** — B+
Where the accompanying recommendations for the cost effective improvement of energy performance are applied, this building would have a rating: **35** — C+

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

1. 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.
2. Add weather compensation controls to heating system.
3. Consider replacing heating boiler plant with a condensing type.

Address: Unit 6, The Courtyard, Callendar Business Park, Falkirk FK1 1XR
Conditioned area (m²): 576
Name of protocol organisation: Stroma Accreditation Ltd, [STRO008103]
Date of issue of certificate: 29 Oct 2012 (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.
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Property 23

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Building Energy Performance — **Scotland**

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Energy Performance Certificate

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

Excellent — 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: **49**

Approximate current energy use per m² of floor area: **132** kWh/m²

Main heating fuel: Natural Gas **Building Services:** Heating with Nat. Vent.
Renewable energy source: None **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: **19** — B+
Where the accompanying recommendations for the cost effective improvement of energy performance are applied, this building would have a rating: **44** — C

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

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

Address: Unit 7, The Courtyard, Callender Business Park, Falkirk,FK1 1XR
Conditioned area (m²): 626
Name of protocol organisation: Stroma Accreditation Ltd, [STRO001181]
Date of issue of certificate: 25 Oct 2012 (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.
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Property 23

Energy Performance Certificate for buildings other than dwellings

Building Energy Performance — **Scotland**

Calculated asset rating using IES <VE> v6.4.0 [SBEM] | Building type: Offices and Workshop businesses | Current rating

Energy Performance Certificate

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

Excellent — 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: **56**

Approximate current energy use per m² of floor area: **131** kWh/m²

Main heating fuel: Natural Gas **Building Services:** Air conditioning
Renewable energy source: None **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: **26** — B
Where the accompanying recommendations for the cost effective improvement of energy performance are applied, this building would have a rating: **51** — D+

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

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

Address: Unit 8, The Courtyard, Callender Business Park, Falkirk,FK1 1XR
Conditioned area (m²): 550
Name of protocol organisation: Stroma Accreditation Ltd, [STRO001181]
Date of issue of certificate: 25 Oct 2012 (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.
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Property 23

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Energy Performance Certificate

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

Excellent — 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: **46**

Approximate current energy use per m² of floor area: **131** kWh/m²

Main heating fuel: Natural Gas **Building Services:** Heating with Nat. Vent.
Renewable energy source: None **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: **19** — B+
Where the accompanying recommendations for the cost effective improvement of energy performance are applied, this building would have a rating: **41** — C

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

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

Address: Unit 9, The Courtyard, Callender Business Park, Falkirk, FK1 1XR
Conditioned area (m²): 524
Name of protocol organisation: Stroma Accreditation Ltd, [STRO001181]
Date of issue of certificate: 25 Oct 2012 (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.
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Property 23

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Building Energy Performance — **Scotland**

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Energy Performance Certificate

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

Excellent — 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: **45**

Approximate current energy use per m² of floor area: **139** kWh/m²

Main heating fuel: Natural Gas **Building Services:** Heating with Nat. Vent.
Renewable energy source: None **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: **19** — B+
Where the accompanying recommendations for the cost effective improvement of energy performance are applied, this building would have a rating: **41** — C

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

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

Address: Unit 10, The Courtyard, Callender Business Park, Falkirk, FK1 1XR
Conditioned area (m²): 523
Name of protocol organisation: Stroma Accreditation Ltd, [STRO001181]
Date of issue of certificate: 25 Oct 2012 (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.
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Property 23