

Energy performance certificate (EPC) recommendation report

Winchcombe Youth Centre
9 Gretton Road
Winchcombe
Cheltenham
GL54 5EE

Report number
7949-3327-4097-4477-6655

Valid until
24 June 2033

Energy rating and EPC

This property's energy rating is E.

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 |
|--|--------------------------------------|
| Replace tungsten GLS lamps with CFLs: Payback period dependent on hours of use. | Low |
| Add optimum start/stop to the heating system. | Medium |
| 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 |

Changes that may pay for themselves within 3 to 7 years

| Recommendation | Potential impact on carbon emissions |
|--|--------------------------------------|
| Some windows have high U-values - consider installing secondary glazing. | Medium |
| Add local temperature control to the heating system. | Medium |
| Add weather compensation controls to heating system. | Medium |
| Consider replacing T8 lamps with retrofit T5 conversion kit. | Medium |
| Add local time control to heating system. | Medium |
| Some solid walls are poorly insulated - introduce or improve internal wall insulation. | Medium |
| Consider switching from gas to biomass. | High |
| Carry out a pressure test, identify and treat identified air leakage. Enter result in EPC calculation. | Medium |
| Some glazing is poorly insulated. Replace/improve glazing and/or frames. | Medium |

Changes that may pay for themselves in over 7 years

| Recommendation | Potential impact on carbon emissions |
|--|--------------------------------------|
| Introduce HF (high frequency) ballasts for fluorescent tubes: Reduced number of fittings required. | Low |
| Roof is poorly insulated. Install or improve insulation of roof. | Medium |
| Consider installing solar water heating. | Low |

| Recommendation | Potential impact on carbon emissions |
|-------------------------|--------------------------------------|
| Consider installing PV. | Low |

Property and report details

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|-------------------------|---|
| Report issued on | 25 June 2023 |
| Total useful floor area | 250 square metres |
| Building environment | Heating and Natural Ventilation |
| Calculation tool | Elmhurst Energy Systems Ltd, SBEM Online, v6.02, SBEM, v6.1.e.0 |

Assessor's details

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|------------------------|--|
| Assessor's name | Martyn Goodchild |
| Telephone | 07811 263657 |
| Email | martyn@energypack.co.uk |
| Employer's name | Energy Pack Surveyors Ltd |
| Employer's address | Suite 1, Millennium Plaza, Warwick Place, Cheltenham, GL52 2NP |
| Assessor ID | EES/019619 |
| Assessor's declaration | The assessor is not related to the owner of the property. |
| Accreditation scheme | Elmhurst Energy Systems Ltd |