

# Energy performance certificate (EPC)

The Ox Inn  
Oxhill  
STANLEY  
DH9 7LR

Energy rating

**B**

Valid until:

**12 November 2027**

Certificate  
number:

**0990-9698-5830-7190-  
8303**

Property type

C1 Hotels

Total floor area

376 square metres

## Rules on letting this property

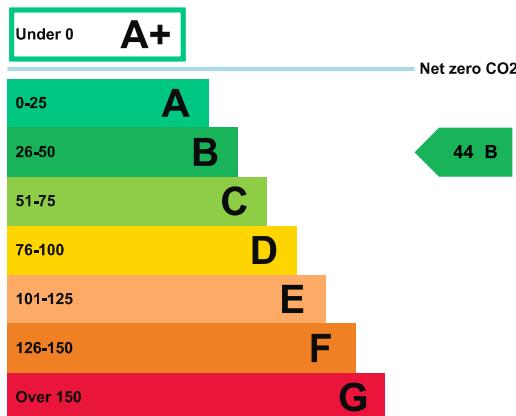
Properties can be let if they have an energy rating from A+ to E.

## Energy rating and score

This property's energy rating is B.

Properties get a rating from A+ (best) to G (worst) and a score.

The better the rating and score, the lower your property's carbon emissions are likely to be.



## How this property compares to others

Properties similar to this one could have ratings:

If newly built

30 B

If typical of the existing stock

89 D

## Breakdown of this property's energy performance

|  |                                 |
|--|---------------------------------|
| Main heating fuel                                      | Natural Gas                     |
| Building environment                                   | Heating and Natural Ventilation |
| Assessment level                                       | 3                               |
| Building emission rate (kgCO2/m <sup>2</sup> per year) | 99.94                           |
| Primary energy use (kWh/m <sup>2</sup> per year)       | 574                             |

## Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/9990-8919-0453-8780-6004\)](#).

## Who to contact about this certificate

### Contacting the assessor

If you're unhappy about your property's energy assessment or certificate, you can complain to the assessor who created it.

|                 |  |
|-----------------|--|
| Assessor's name | Ron Clayton  |
| Telephone       | 0203 397 8220  |
| Email           | <a href="mailto:ronclayton@sky.com">ronclayton@sky.com</a> |

### Contacting the accreditation scheme

If you're still unhappy after contacting the assessor, you should contact the assessor's accreditation scheme.

|                      |  |
|----------------------|--|
| Accreditation scheme | Quidos Limited   |
| Assessor's ID        | QUID205856   |
| Telephone            | 01225 667 570  |
| Email                | <a href="mailto:info@quidos.co.uk">info@quidos.co.uk</a> |

### About this assessment

|                        |   |
|------------------------|---|
| Employer               | Information not provided by the user                      |
| Employer address       | Information not provided by the user                      |
| Assessor's declaration | The assessor is not related to the owner of the property. |
| Date of assessment     | 13 November 2017  |
| Date of certificate    | 13 November 2017  |

# Energy performance certificate (EPC) recommendation report

The Ox Inn  
Oxhill  
STANLEY  
DH9 7LR

Report number  
**9990-8919-0453-8780-6004**

Valid until  
**12 November 2027**

## Energy rating and EPC

This property's energy rating is B.

For more information on the property's energy performance, see the EPC for this property.

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## Recommendations

### Changes that may pay for themselves within 3 years

| Recommendation   | Potential impact on carbon emissions |
|--|--------------------------------------|
| Add optimum start/stop to the heating system.                            | Medium                               |
| Some windows have high U-values - consider installing secondary glazing. | Medium                               |
| Add weather compensation controls to heating system.                     | Medium                               |

### Changes that may pay for themselves within 3 to 7 years

| Recommendation   | Potential impact on carbon emissions |
|--|--------------------------------------|
| 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 |
|---|--------------------------------------|
| Consider installing building mounted wind turbine(s). | Low                                  |
| Consider installing solar water heating.              | Low                                  |
| Consider installing PV.                               | Low                                  |

### Additional recommendations

| Recommendation             | Potential impact on carbon emissions |
|----------------------------|--------------------------------------|
| Insert Recommendation here | Low                                  |

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## Property and report details

|                         |                                    |
|-------------------------|------------------------------------|
| Report issued on        | 13 November 2017                   |
| Total useful floor area | 376 square metres                  |
| Building environment    | Heating and Natural Ventilation    |
| Calculation tool        | CLG, iSBEM, v5.3.a, SBEM, v5.3.a.0 |

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## Assessor's details

|                        |  |
|------------------------|--|
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| Telephone              | 0203 397 8220  |
| Email                  | <a href="mailto:ronclayton@sky.com">ronclayton@sky.com</a> |
| Employer's name        | Information not provided by the user                       |
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