

Energy performance certificate (EPC) recommendation report

Balmoral Hotel Criffel Street Silloth CA7 4AB	Report number 6980-9673-8949-8331-5862
	Valid until 1 July 2032

Energy rating and EPC

This property’s current energy rating is A.

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

Recommendations

Make these changes to improve the property's energy efficiency.

Recommended improvements are grouped by the estimated time it would take for the change to pay for itself. The assessor may also make additional recommendations.

Each recommendation is marked as low, medium or high. This shows the potential impact of the change on reducing the property's carbon emissions.

Changes that pay for themselves within 3 years

Recommendation	Potential impact
Replace tungsten GLS lamps with CFLs: Payback period dependent on hours of use.	Medium
Add time control to heating system.	Low
Add optimum start/stop to the heating system.	Low
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
Some walls have uninsulated cavities - introduce cavity wall insulation.	Low
Add local temperature control to the heating system.	Low
Add weather compensation controls to heating system.	Low
Some loft spaces are poorly insulated - install/improve insulation.	Low

Changes that pay for themselves within 3 to 7 years

Recommendation	Potential impact
Add local time control to heating system.	Low
Some solid walls are poorly insulated - introduce or improve internal wall insulation.	Low
Consider switching from gas to biomass.	Medium
Carry out a pressure test, identify and treat identified air leakage. Enter result in EPC calculation.	Low

Changes that pay for themselves in more than 7 years

Recommendation	Potential impact
Consider installing building mounted wind turbine(s).	Low
Consider installing solar water heating.	Low

Recommendation	Potential impact
Consider installing PV.	Low

Property and report details

Report issued on	2 July 2022
Total useful floor area	320 square metres
Building environment	Heating and Natural Ventilation
Calculation tool	CLG, iSBEM, v6.1.b, SBEM, v6.1.b.0

Assessor’s details

Assessor’s name	Andrew Dugdale
Telephone	07495470554
Email	lilywhiteps@gmail.com
Employer’s name	Lilywhite Surveys Ltd
Employer’s address	<insert Employer/Trading Address>
Assessor ID	ECMK304582
Assessor’s declaration	The assessor is not related to the owner of the property.
Accreditation scheme	ECMK