

Energy performance certificate (EPC) recommendation report

Jacksons Bistro
West End
Bowness-on-Windermere
WINDERMERE
LA23 3EE

Report number
0730-0246-3109-7906-1002

Valid until
2 June 2026

Energy rating and EPC

This property's current energy rating is F.

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
Install more efficient water heater.	Medium
Some walls have uninsulated cavities - introduce cavity wall insulation.	Medium
In some spaces, the solar gain limit in criterion 3 of ADL2A 2010 is exceeded, which might cause overheating. Consider solar control measures such as the application of reflective coating or shading devices to windows.	Medium
Some windows have high U-values - consider installing secondary glazing.	Medium

Changes that pay for themselves within 3 to 7 years

Recommendation	Potential impact
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

Additional recommendations

Recommendation	Potential impact
Add weather compensation controls to heating system.	Medium
Add optimum start/stop to the heating system.	Medium
Add local time control to heating system.	Low
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Replace tungsten GLS lamps with CFLs: Payback period dependent on hours of use.	Low
Consider replacing T8 lamps with retrofit T5 conversion kit.	Low
Overheating Review	Low
Lighting Review	Low

Property and report details

Report issued on	3 June 2016
Total useful floor area	102 square metres
Building environment	Heating and Natural Ventilation
Calculation tool	DesignBuilder Software Ltd, DesignBuilder SBEM, v4.2.0, SBEM, v5.2.d.2

Assessor's details

Assessor's name	Neil Austin
Telephone	01253486919
Email	neil.austin@ener-services.co.uk
Employer's name	Enerservices
Employer's address	Airey House Shepherd Road Lytham St Annes FY8 3ST
Assessor ID	EES/017379
Assessor's declaration	The assessor is not related to the owner of the property.
Accreditation scheme	Elmhurst Energy Systems Ltd
