PREDICTED ENERGY ASSESSMENT



CLA, Plot 29, Sweet Hill,

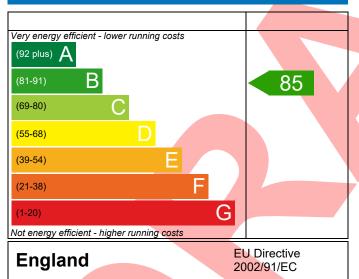
Southwell, Portland, Dorset, DT5 Dwelling type: House, Semi-Detached

Date of assessment: 09/03/2023
Produced by: Resi Resolve
Total floor area: 97.41 m²

This document is a Predicted Energy Assessment for properties marketed when they are incomplete. It includes a predicted energy rating which might not represent the final energy rating of the property on completion. Once the property is completed, this rating will be updated and an official Energy Performance Certificate will be created for the property. This will include more detailed information about the energy performance of the completed property.

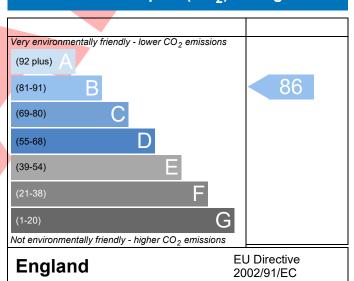
The energy performance has been assessed using the Government approved SAP2012 methodology and is rated in terms of the energy use per square meter of floor area; the energy efficiency is based on fuel costs and the environmental impact is based on carbon dioxide (CO₂) emissions.

Energy Efficiency Rating



The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills are likely to be.

Environmental Impact (CO₂) Rating



The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO₂) emissions. The higher the rating the less impact it has on the environment.

This report has not been submitted through the Elmhurst Energy members' portal, therefore results are subject to change when the dwelling is completed.



BUILDING REGULATION COMPLIANCE Calculation Type: New Build (As Designed)



Assessment Reference Property CLA, Plot 29, Sweet Hill, Southwell, Portland, Dorset, DT5 SAP Rating 85 B DER 16.49 TER 26.43 37.61 CO ₂ Emissions (t/year) General Requirements Compliance Pass Assessor Details Mrs. Georgina O'Connor, Resi Resolve, Tel: 07748778047, georgie@resiresolve.co.uk Client Koori Limited, KOO SUMARY FOR INPUT DATA FOR New Build (As Designed) Criterion 1 — Achieving the TER and TFEE rate La TER and DER Fuel for main heating Fuel factor Target Carbon Dioxide Emission Rate (TER) Dwelling Carbon Dioxide Emission Rate (DER) Dwelling Carbon Dioxide Emission Rate (DER) -9.94 (-37.6%) Prop Type Ref CLA Prop Type Ref CLA LA L	Property Reference	e KOO/0002/23 029				Issued on Date	09/03/2023			
SAP Rating				Pro	on Type Ref		03/03/2023			
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Environmental 86 B	Property	CLA, Plot 29, Sweet Hil	l, Southwell, Por	tland, Dorset, DT5						
CO, Emissions (t/year) General Requirements Compliance Pass M DFEE< TFEE 17.93 Assessor Details Mrs. Georgina O'Connor, Resi Resolve, Tel: 07748778047, georgie@resi- colve.co.uk (Koori Limited, KOO SUMARY FOR INPUT DATA FOR New Build (As Designed) Criterion 1 — Achieving the TER and TFEE rate La TER and DER Fuel for main heating Fuel factor Target Carbon Dioxide Emission Rate (TER) Dwelling Carbon Dioxide Emission Rate (DER) Dwelling Carbon Dioxide Emission Rate (DER) Dwelling Fabric Energy Efficiency (TFEE) Dwelling Fabric Energy Efficiency (DFEE) Dwelling Fabric Standards 2 Fabric U-values Element Average Highest External wall O.21 (max. 0.20) Pass Openings 1.27 (max. 2.00) 1.30 (max. 3.30) Pass 2a Thermal bridging	SAP Rating		85 B	DER	16.49	TER	26.43			
Assessor Details Mrs. Georgina O'Connor, Resi Resolve, Tel: 07748778047, georgie@resi-resolve.co.uk Koori Limited, KOO Client Koori Limited, KOO Client Koori Limited, KOO Client Koori Limited, KOO Criterion 1 - Achieving the TER and TFEE rate La TER and DER Fuel for main heating Fuel factor Target Carbon Dioxide Emission Rate (TER) 26.43 kgCO ₂ /m² Pass Dwelling Carbon Dioxide Emission Rate (DER) 16.49 kgCO ₂ /m² Pass Lb TFEE and DFE 45.17 kWh/m²/yr Dwelling Fabric Energy Efficiency (TFEE) 45.17 kWh/m²/yr Dwelling Fabric Energy Efficiency (DFEE) 45.17 kWh/m²/yr Dwelling Fabric Standards 2 Fabric U-values Element Average Highest External wall 0.21 (max. 0.30) 0.21 (max. 0.70) Pass Floor 0.11 (max. 0.25) 0.11 (max. 0.70) Pass Roof 0.12 (max. 0.20) 0.17 (max. 0.35) Pass Dopenings 1.27 (max. 2.00) 1.30 (max. 3.30) Pass 2 Thermal bridging calculated from linear thermal transmittances for each junction 3 Afr permeability Air permeability at 50 pascals 4.50 (design value) m²/(h.m²) @ 50 Pa Maximum 10.0 m³/(h.m²) @ 50 Pa Limiting System Efficiences Maximum Maximum	Environmental		86 B	% DER <ter< td=""><td></td><td>37.61</td><td></td></ter<>		37.61				
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Client Koori Limited, KOO	General Requireme	ents Compliance	Pass	% DFEE <tfee< td=""><td></td><td>17.93</td><td></td></tfee<>		17.93				
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	Maximum		10.0			m ³ /(h.m ²) @ 50 P	a Pass			
	Limiting System	Efficiencies								

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Regs Region: England Elmhurst Energy Systems SAP2012 Calculator (Design System) version 4.14r19

BUILDING REGULATION COMPLIANCE Calculation Type: New Build (As Designed)



Main heating system	Heat pump with radiators or underfloor - Electric Vaillant aroTHERM 5kW VWL 55/3 A 230v	
Secondary heating system	None	
5 Cylinder insulation		
Hot water storage	Measured cylinder loss: 1.42 kWh/day Permitted by DBSCG 2.30	Pass
Primary pipework insulated	Yes	Pass
<u>6 Controls</u>		
Space heating controls	Time and temperature zone control	Pass
Hot water controls	Cylinderstat	Pass
	Independent timer for DHW	Pass
7 Low energy lights		
Percentage of fixed lights with low-energy fittings	100 %	
Minimum	75 %	Pass
8 Mechanical ventilation		
Not applicable		
Criterion 3 – Limiting the effects of heat gains in sur	nmer	
9 Summertime temperature		
Overheating risk (Southern England)	Not significant	Pass
Based on:		
Overshading	Average	
Windows facing North East Windows facing South West	8.89 m², No overhang 3.78 m², No overhang	
Air change rate	8.00 ach	
Blinds/curtains	None	
Criterion 4 – Building performance consistent with	DER and DFEE rate	
Party Walls		
Туре	U-value	
Filled Cavity with Edge Sealing	0.00 W/m ² K	Pass
Air permeability and pressure testing		
3 Air permeability		
Air permeability at 50 pascals	4.50 (design value) m ³ /(h.m ²) @ 50 Pa	
Maximum	10.0 m ³ /(h.m ²) @ 50 Pa	Pass
10 Key features		
Party wall U-value	0.00 W/m²K	
Roof U-value	0.10 W/m²K	
Floor U-value	0.11 W/m²K	
Door U-value	1.10 W/m²K	
Door U-value	1.00 W/m²K	
Thermal bridging y-value	0.038 W/m²K	

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RECOMMENDATIONS



	Typical cost	Typical savings per year	Energy efficiency	Environmental impact	Result
Low energy lights			0	0	Already installed
Solar water heating	£4,000 - £6,000	£203	B 88	B 89	Recommended
Photovoltaic	£3,500 - £5,500	£779	A 97	A 97	Recommended
Wind turbine			0	0	Not applicable
Totals	£7.500 - £11.500	£983	A 97	A 97	



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