




Building Energy Performance		Scotland
<b>Energy Performance Certificate</b>	Calculated asset rating using Carbon Checker v1.7 [SBEM]	Building type Storage or Distribution
	 <p><b>Carbon Neutral</b></p> <p><b>A</b> (0 to 15)</p> <p><b>B</b> (16 to 30)</p> <p><b>C</b> (31 to 45)</p> <p><b>D</b> (46 to 60)</p> <p><b>E</b> (61 to 80)</p> <p><b>F</b> (81 to 100)</p> <p><b>G</b> (100+)</p>	
	<b>Current rating</b>	
	<b>Excellent</b>	
	<b>D+</b>	
	<b>Very Poor</b>	
	<b>Carbon Dioxide Emissions</b>	
	The number refers to the calculated carbon dioxide emissions in terms of kg per m <sup>2</sup> of floor area per year	
Approximate current energy use per m <sup>2</sup> of floor area:		
<b>49</b>		
Approximate current energy use per m <sup>2</sup> of floor area:		
<b>127 kWh/m<sup>2</sup></b>		
Main heating fuel: Natural Gas		
Building Services: Heating with Nat. Vent.		
Renewable energy source: Heat pumps		
Electricity: Grid supplied		
<b>Carbon Dioxide is a greenhouse gas which contributes to climate change.</b>		
<b>Less Carbon Dioxide emissions from buildings helps the environment.</b>		
<b>Benchmarks</b>		
A building of this type built to building regulations standards current at the date of issue of this certificate would have a rating:		<b>31</b>  <b>C+</b>
Where the accompanying recommendations for the cost effective improvement of energy performance are applied, this building would have a rating:		<b>32</b>  <b>C+</b>
<b>Recommendations for the cost-effective improvement (lower cost measures) of the energy performance</b>		
<p>1. Replace 38mm diameter (T12) fluorescent tubes on failure with 26mm (T8) tubes.</p> <p>2. Consider replacing T8 lamps with retrofit T5 conversion kit.</p> <p>3. Consider replacing heating boiler plant with a condensing type.</p> <p>4. Consider installing building mounted wind turbine(s).</p> <p>5. Consider installing PV.</p>		

**Address:**

Retail Distribution, Pitreavie Way, Dunfermline, KY11 8PU

**Conditioned area (m<sup>2</sup>):**

21505

**Name of protocol organisation:** ABE, [MABE00002]

**Date of issue of certificate:** 26 Sep 2011 (Valid for a period not exceeding 10 years)

This certificate is a requirement of EU Directive 2002/91/EC on the energy performance of buildings.

**NB THIS CERTIFICATE MUST BE AFFIXED TO THE BUILDING AND NOT REMOVED UNLESS REPLACED WITH AN UPDATED VERSION AND FOR PUBLIC BUILDINGS DISPLAYED IN A PROMINENT PLACE**