

## Part L Specification

**BER IS NOT PUBLISHED**

### Property Details

|                   |                     |  |                            |
|-------------------|---------------------|--|----------------------------|
| Dwelling Type     | Semi-detached house | Type of BER rating                     | New Dwelling - Provisional |
| Address line 1    | shannon valley      | Year of Construction                   | 2008                       |
| Address line 2    |                     | Date of Assessment                     | 04/11/2025                 |
| Address line 3    |                     | Date of Plans                          |                            |
| County            | Co. Roscommon       | Planning Reference                     |                            |
| Eircode           |                     | Building Regulations                   | 2019 TGD L                 |
| BER Number        |                     | MPRN No.                               | 10300740612                |
| Purpose of Rating | Grant Support       | Is MPRN shared with another dwelling?  | No                         |
| Assessor Name     | Darren Winston      | Assessor Number                        | 110142                     |
| Comment           |                     | BER number assigned to shared dwelling | N/A                        |

### Dimension Details

|                               | Area [m <sup>2</sup> ] | Height [m] | Volume [m <sup>3</sup> ] |                                  |
|-------------------------------|------------------------|------------|--------------------------|----------------------------------|
| Ground Floor                  | 55.15                  | 2.30       | 126.85                   |                                  |
| First Floor                   | 55.15                  | 2.59       | 142.84                   |                                  |
| Second Floor                  | 0.00                   | 0.00       | 0.00                     |                                  |
| Third and other floors        | 0.00                   | 0.00       | 0.00                     |                                  |
| Room in roof                  | 0.00                   | 0.00       | 0.00                     |                                  |
| Total Floor Area              | 110.30                 |            | 269.68                   |                                  |
| Living Area [m <sup>2</sup> ] | 19.55                  |            |                          | Living area percentage [%] 17.72 |
| No of Storeys                 | 2                      |            |                          |                                  |

### Ventilation Details

|  | Number                          |   |     |
|--|---------------------------------|---|-----|
| Chimneys                                   | 0                               | Has permeability test been carried out?       | Yes |
| Open Flues                                 | 0                               | Structure type                                | N/A |
| Fans & Vents                               | 3                               | Is there a suspended wooden ground floor?     | No  |
| Number of flueless combustion room heaters | 0                               | Percentage windows/doors draught stripped [%] | N/A |
| Is there a draught lobby on main entrance? | No                              | Number of sides sheltered                     | 3   |
| Ventilation method                         | Whole-house extract ventilation | Mechanical Ventilation Manufacturer           | N/A |
| Specific fan power [W/(L/s)]               | 0.240                           | Mechanical Ventilation Model Name             | N/A |
| Heat exchanger efficiency [%]              | N/A                             | How many wetrooms (incl. kitchen)?            | N/A |

### Building Elements - Floor Details

| Type                 | Description | Underfloor heating | U-Value [W/m <sup>2</sup> K] | Area [m <sup>2</sup> ] |
|----------------------|-------------|--------------------|------------------------------|------------------------|
| Ground Floor - Solid | GF          | No                 | 0.37                         | 55.15                  |
| Non-Heat Loss Floor  | FF          | N/A                | 0                            | 55.15                  |

### Building Elements - Roof Details

| Type                                | Description | U-Value [W/m <sup>2</sup> K] | Area [m <sup>2</sup> ] |
|-------------------------------------|-------------|------------------------------|------------------------|
| Pitched Roof - Insulated on Ceiling |             | 0.27                         | 55.15                  |

### Building Elements - Wall Details

| Type    | Description | U-Value [W/m <sup>2</sup> K] | Area [m <sup>2</sup> ] |
|---------|-------------|------------------------------|------------------------|
| Unknown |             | 0.37                         | 92.8                   |

### Building Elements - Door Details

| Description | Number of Doors | U-Value [W/m <sup>2</sup> K] | Area [m <sup>2</sup> ] |
|-------------|-----------------|------------------------------|------------------------|
| D1 front    | 1               | 3                            | 2.100                  |
| D2 rear     | 1               | 3                            | 2.100                  |

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## Building Elements - Window Details

| Glazing type  | User defined u-value | U-Value [W/m <sup>2</sup> K] | Area [m <sup>2</sup> ] |
|---|----------------------|------------------------------|------------------------|
| Double-glazed, air filled (low-E, en = 0.15, hard coat) | Yes                  | 2.000                        | 4.230                  |
| Double-glazed, air filled (low-E, en = 0.15, hard coat) | Yes                  | 2.000                        | 5.760                  |
| Double-glazed, air filled (low-E, en = 0.15, hard coat) | Yes                  | 2.000                        | 1.970                  |

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### Other Details

|  |        |                                   |            |
|--|--------|-----------------------------------|------------|
| Thermal bridging factor [W/m <sup>2</sup> k] | 0.0800 | Thermal mass category of dwelling | Medium-low |
|--|--------|-----------------------------------|------------|

### Heating System - Solar Water Heating

|   |       |   |     |
|---|-------|---|-----|
| Solar Water Heating Present?  | No    | Aperture area of solar collector [m <sup>2</sup> ]        | N/A |
| Type, manufacturer, model   | N/A   | Collector heat loss coefficient, a1 [W/m <sup>2</sup> >K] | N/A |
| Zero loss collector efficiency, n0  | N/A   | Overshading factor  | N/A |
| Annual Solar Radiation [kWh/m <sup>2</sup> ]<br>(Refer to Appendix H in DEAP) | N/A   | Combined Cylinder   | N/A |
| Dedicated storage volume [Litres]   | N/A   |   |     |
| Solar fraction [%]  | 0.000 |   |     |

### Heating System - Hot Water System

|  |   |                               |      |
|--|---|-------------------------------|------|
| Distribution Losses                                      | 305.29  | Combi boiler present?         | No   |
| Supplementary electric water heating                     | N/A   | Water Storage Volume [L]      | 200  |
| Hot water storage manufacturer and model name            | Midea 200LTR  | Declared loss factor [kWh/d]  | 1.30 |
| Temperature factor unadjusted                            | 0.6   | Temperature Factor Multiplier | 0.9  |
| Primary Circuit loss type                                | Boiler / heat pump with insulated primary pipework and with cylinder thermostat |                               |      |
| Is hot water storage indoors or in group heating system? | Yes   | Insulation type               | N/A  |
| Insulation thickness [mm]                                | N/A   |                               |      |

### Heating System - Dist. system losses and gains

|                             |   |  |     |                                 |    |
|-----------------------------|---|--|-----|---------------------------------|----|
| Temperature adjustment [°C] | 0 | Control Category                               | 3   | Responsiveness category         | 1  |
| Central heating pumps       | 1 | Oil Boiler Pump                                | 0   | Oil boiler pump inside dwelling | No |
| Gas boiler flue fan         | 0 | Warm air heating or fan coil radiators present | Yes |                                 |    |

### Heating System - Energy Requirements (Individual)

|  |        |   |        |                                     |             |
|--|--------|---|--------|-------------------------------------|-------------|
| Main space heating system efficiency [%]       | 554.06 | Space heating efficiency adjustment factor        | 1.0000 | Main space heating fuel             | Electricity |
| Main water heating system efficiency [%]       | 210.05 | Water heating efficiency adjustment factor        | 1.0000 | Main water heating fuel             | Electricity |
| Secondary heating system efficiency [%]        | N/A    | Fraction of heating from secondary heating system | N/A    | Secondary space heating system fuel | None        |
| Fraction of main space and water heat from CHP | N/A    | Electrical efficiency of CHP                      | N/A    | Heat efficiency of CHP              | N/A         |
| CHP Fuel type                                  | N/A    |   |        |                                     |             |

### Summary for Part L Conformance (Applies to TGD L 2008/2011/2019 for new dwellings only)

| BER Number  |       | Building Regulations                | 2019 TGD L |
|---|-------|-------------------------------------|------------|
| BER Result  | A2    | Energy Value kWh/m <sup>2</sup> /yr | 44.01      |
| CO <sub>2</sub> emissions [kg/m <sup>2</sup> /yr] | 5.63  |                                     |            |
| EPC   | 0.304 | EPC Pass/Fail                       | Pass       |
| CPC   | 0.197 | CPC Pass/Fail                       | Pass       |

### Part L Conformance - Fabric

| Conformity with Maximum avg U-value requirements            | U-value [W/m <sup>2</sup> K] | Pass/Fail | Conformity with Maximum U-value requirements   | U-Value [W/m <sup>2</sup> K] | Pass/Fail |
|---|------------------------------|-----------|--|------------------------------|-----------|
| Pitched roof insulated on ceiling                           | 0.27                         | Fail      | Roofs  | 0.27                         | Pass      |
| Pitched roof insulated on slope                             | 0                            | Pass      | Walls  | 0.37                         | Pass      |
| Flat Roof   | 0                            | Pass      | Floors   | 0.37                         | Pass      |
| Floors with no underfloor heat                              | 0.37                         | Fail      | External doors / windows / rooflights  | 3.00                         | Pass      |
| Floors with underfloor heat                                 | 0.00                         | Pass      | Meets Part L maximum avg U-value requirement for opaque elements using TGD L Section 1.3.2.3 |                              | Fail      |
| Walls   | 0.37                         | Fail      |  |                              |           |
| Percentage of opening areas [%]                             | 14.65                        |           |  |                              |           |
| Average U value of openings                                 | 2.26                         | Fail      |  |                              |           |
| Permeability test carried out and meets guidelines in TGD L |                              |           |  | 0.15                         | Pass      |

Part L Conformance - Renewables (applies to TGD L 2019)

|                                    | Source           | Renewables Primary Energy | Total Primary Energy | RER                |
|------------------------------------|------------------|---------------------------|----------------------|--------------------|
| + Delivered energy                 | PV/Wind          | 0.00                      | 0.00                 |                    |
| + Delivered energy                 | Other            | 0.00                      | 0.00                 |                    |
| + Delivered energy                 | Solar            | 0.00                      | 0.00                 |                    |
| + Delivered energy                 | Biomass          | 0.00                      | 0.00                 |                    |
| + Delivered energy                 | Biodiesel        | 0.00                      | 0.00                 |                    |
| + Delivered energy                 | Bioethanol       | 0.00                      | 0.00                 |                    |
| + Environmental energy             | HP               | 5433.58                   | 5433.58              |                    |
| + Saved energy                     | CHP              | 0.00                      | 0.00                 |                    |
| + District heating                 | District Heating | 0.00                      | 0.00                 |                    |
| + Delivered energy                 | Grid             | 0.00                      | 4854.53              |                    |
| + Delivered energy                 | Thermal          | 0.00                      | 0.00                 |                    |
| <b>SUBTOTAL</b>                    |                  | <b>5433.58</b>            | <b>10288.11</b>      | <b>0.53 - Pass</b> |
| Energy not used in Regulated Loads | PV/Wind/CHP      | 0.00                      | 0.00                 |                    |
| <b>TOTAL</b>                       |                  | <b>5433.58</b>            | <b>10288.11</b>      | <b>0.53</b>        |

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## Energy Requirements: Individual Heating Systems

|                                       | Fuel Type   | Electricity Fuel Factors Date | Primary energy conversion factor | CO <sub>2</sub> emission factor |
|---------------------------------------|-------------|-------------------------------|----------------------------------|---------------------------------|
| <b>Main space heating system</b>      | Electricity | Current                       | 1.75                             | 0.224                           |
| <b>Secondary space heating system</b> | None        | Current                       | 0.00                             | 0.000                           |
| <b>Main water heating system</b>      | Electricity | Current                       | 1.75                             | 0.224                           |
| <b>Cooling System</b>                 | None        | Current                       | 0.00                             | 0.000                           |
| <b>Pumps, fans</b>                    | Electricity | Current                       | 1.75                             | 0.224                           |
| <b>Energy for lighting</b>            | Electricity | Current                       | 1.75                             | 0.224                           |

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