

DHI Climate Change summary in relation to the PHE Capital Grant and the refurbishment of the Listed Building in St James Parade, Bath to be used as a new treatment centre for B&NES.

1. Improving energy efficiency in the building

The Property has an Energy Performance Asset Rating of C (64), this rating is considered good for a building of this age and together with the removal of the air conditioning, this will improve the overall energy efficiency and rating of the Property.

2. Demonstrating best practice for sensitive energy retrofit in a listed building

The installation of new LED lighting and electric radiators will result in greater energy efficiencies over traditional CAT 2 lighting and panel heaters. The proposed works will utilise materials with low embodied energy, including carpet tiles that are manufactured in the UK with raw materials being sourced within a close proximity to the manufacturing site. In addition, the carpet tiles will have a ten year guarantee. Insulation materials for new partitions will consist of natural product such as cellulose, wool or wood. Paint finishes will be applied with products containing a low VOC content. The roof repair works will require a specialist team of tradesmen who are suitably qualified for repairing historic properties with the maintenance works being undertaken with the Local Authorities Conservation Department. Windows will be draught-proofed using a Ventrola system or similar.

3. Potential for collaboration with the Council's Historic Environment Team

DHI have a very good relationship with the Council's Historical Development Team as well as having a Trustee who has expertise with Listed Buildings, together with Gleeds DHI's Project Manager and have started to engage with them on the best way of upgrading the building from an insulation point of view.

4. Low carbon, healthy and natural materials being used

DHI will be adopting a policy of non-plastic carpets, paints will meet Listed Building Officers requirements – lime plaster will be used where appropriate. Some of the walls are lined with paper and it is not appropriate, in those instances, to use lime paint. The Building Biology standard will be accepted.

5. Relevant skills on the project team for energy efficient, historic and healthy buildings

The majority of the works will require a specialist team of tradesmen who are suitably qualified for repairing historic properties with the maintenance works being undertaken with the guidance and collaboration of Local Authorities Conservation Department. Gleeds project management team have much experience of similar restoration works and a DHI Trustee who has the necessary skills and experience to review Gleeds.

6. Summary of DHI's carbon / ecological footprint

DHI are in the process of formulating clear strategies including addressing low-carbon travel, procurement and to create a sustainable policy across the DHI organisation to reduce it's carbon footprint to zero by 2030.