



VIVID MEP

# Depot Point, Kings Cross

## Energy Statement Report

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On behalf of:

**GSA** 

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# 1. Document Information

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## Contact

**Adam Clark**  
**Mechanical Director**

Email - [adam@vividmep.co.uk](mailto:adam@vividmep.co.uk)  
 Mobile - 07833 478 335  
 Address - Suite 3  
 Riverside Business Exchange  
 1 Phoenix Riverside  
 Rotherham  
 S60 1FL

## 2. Project Information

### 2.1. Introduction

This report is look at the planned refurbishment works that will be completed at Depot Point, Kings Cross, 27 Britannia Street, London WC1X 9JP. The works proposed to be completed are as below;

#### The Works

- Creation of 13No. Club Studios
- 7No. New Cluster Beds
- Refurbishment of Kitchen areas to create new bedrooms

The report will look at the changes proposed above and the original energy statement and the impact on the changes.

### 3. The Works

#### 3.1. Building

The building works include mainly refurbishment of rooms and the creation of new rooms in lieu of common areas, kitchens, etc.

The works will only alter internal walls, ceilings, and doors. The existing structure will remain intact.

#### 3.2. MEP

The works that will be undertaken during this part of the works are very minimal and involve extending/altering pipework to serve the new en-suites of the newly formed studios/bedrooms.

The rooms will be designed to have highly efficient LED lighting throughout the rooms. The rooms shall be installed with Lot20 compliant electric panel heaters, with matched controller/boost button to control the temperature within the space.

Power to these spaces shall be from the existing consumer units local to the rooms.

The ensuite/kitchen areas shall be equipped with extract ventilation in the form of extract fans. These shall be highly efficient fans, operated via the lighting switch/PIR and will be on trickle and boost.

## 4. Conclusion

The whole works planned are in the main refurbishment and refreshment of areas to create new spaces and the new equipment being added (in terms of air conditioning, lighting, etc.) are all highly efficient and are better than the existing plant efficiencies already installed.

Also, as the new equipment added is very minimal this will make no difference to the overall energy consumption of the building and the EPC rating of the building.

We have reviewed the original energy requirements of the building and have ensured the design carried out is in line with this document to ensure that the MEP enhancements we have made do not affect the building energy usage.