
dmg
DELTA
Heat Networks
& Energy Centres
Create the perfect heat
& hot water system

Heat networks (also known as communal or district heating schemes) are the solution of choice for supplying low carbon heating, hot water, and/or cooling efficiently to modern-day apartment blocks.

The economies of scale have been identified by government as key to the UK's energy strategy, and now the use of this carefully engineered technology, combined with sophisticated control systems, is almost standard practice for more densely populated urban environments.

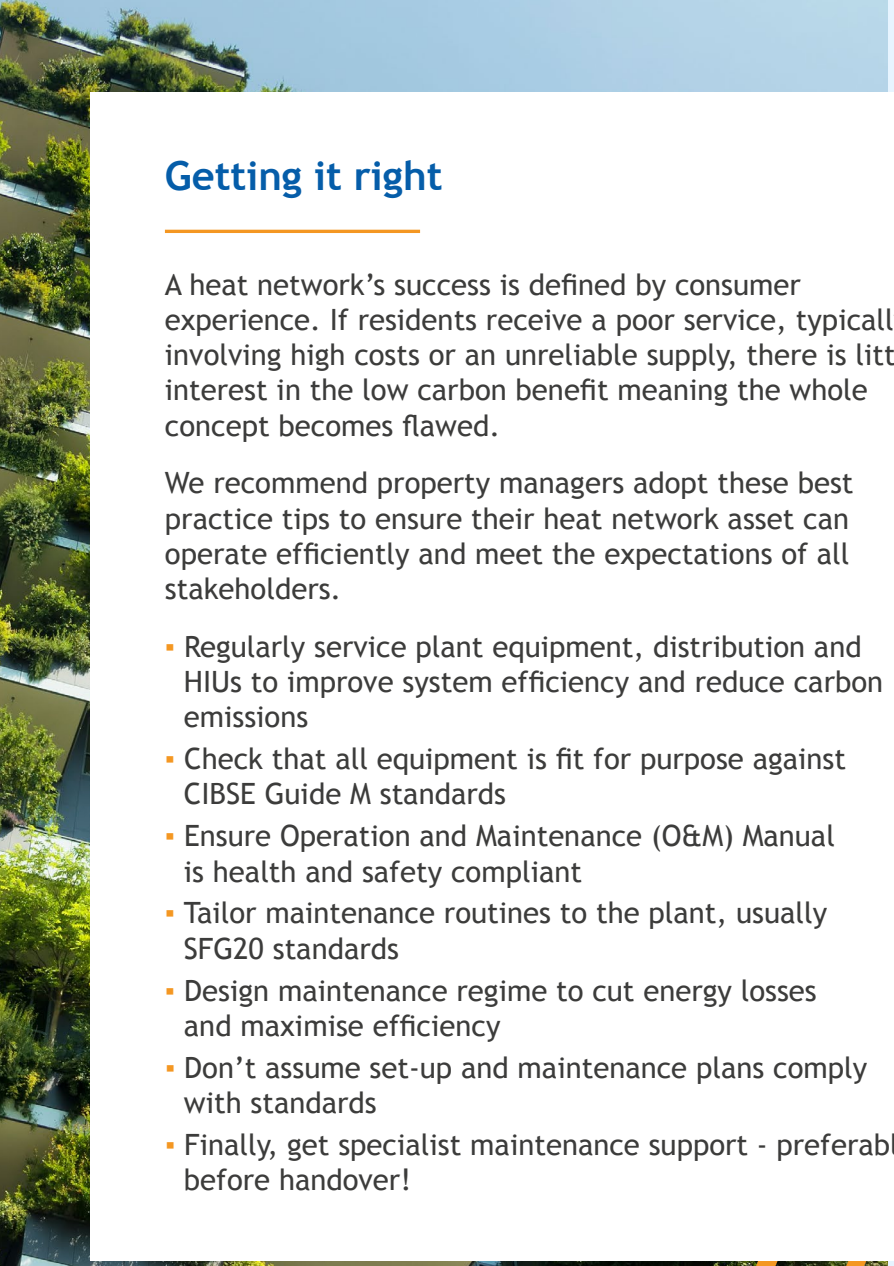
The heat network solution is already commonplace in Scandinavia. For example, Denmark heats approximately 60% of its homes via district or communal heat networks. In the UK, just 2% of homes are currently supplied by a heat network, however the Climate Change Committee estimates that they could serve 8 million customers by 2030 and provide 20% of the UK's heating requirements by 2050.

The importance of effective maintenance

When maintained and operated correctly, heat network technology has the potential to outperform conventional gas-based heating systems, providing a reliable supply at an affordable cost. However, these benefits are only possible when managing agents avoid the common pitfalls and adopt best practice for their maintenance regimes, which is where we deliver.

These complex systems can only perform to their optimum when operated correctly, which requires competent and qualified staffing to deliver the low carbon benefit. From handover onwards, we optimise the performance of your heat network to ensure it benefits from

- fewer energy losses
- reduced carbon emissions
- enhanced energy efficiency



Getting it right

A heat network's success is defined by consumer experience. If residents receive a poor service, typically involving high costs or an unreliable supply, there is little interest in the low carbon benefit meaning the whole concept becomes flawed.

We recommend property managers adopt these best practice tips to ensure their heat network asset can operate efficiently and meet the expectations of all stakeholders.

- Regularly service plant equipment, distribution and HIUs to improve system efficiency and reduce carbon emissions
- Check that all equipment is fit for purpose against CIBSE Guide M standards
- Ensure Operation and Maintenance (O&M) Manual is health and safety compliant
- Tailor maintenance routines to the plant, usually SFG20 standards
- Design maintenance regime to cut energy losses and maximise efficiency
- Don't assume set-up and maintenance plans comply with standards
- Finally, get specialist maintenance support - preferably before handover!

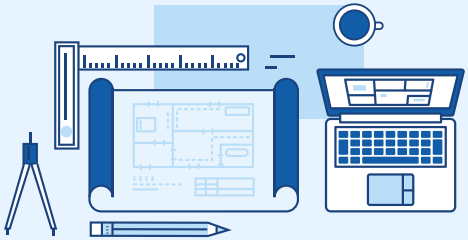
The heat network life cycle

Seemingly subtle improvements to the heat network solution can deliver significant returns. Here's how we work alongside key stakeholders to deliver a system that's reliable, environmentally friendly and cost effective for the long term:

1. Requirement Defined

The parameters for the heat network are set out by the developer.

Our senior consultants attend pre-concept discussions to establish system objectives, requirements and limitations.



2. System Design

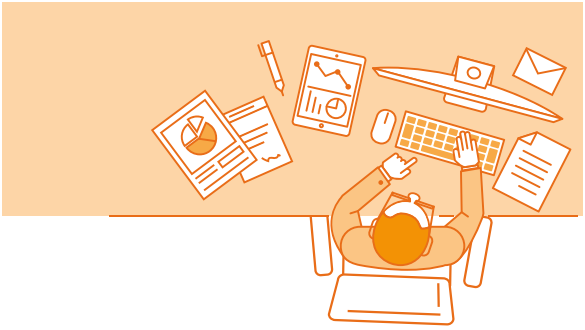
We review the proposed design and equipment, with insight as to what works in practice. We look at the maintenance obligations required to ensure that associated costs are understood.

These costs can then be included in the budget drafting process, ensuring the legalities dovetail correctly, with enforceability clearly defined.

3. Construction & Commissioning

Main contractors, builders and sub-contractors create the development in line with plans.

We provide safe, practical support throughout the construction process, working with all parties to ensure a timely project delivery.



4. Sales & Marketing

We complete pre-handover inspections as handover to the Managing Agent nears.

We review the commissioning and ensure the Managing Agent has confidence they can deliver their responsibilities under the regulations.

5. Handover

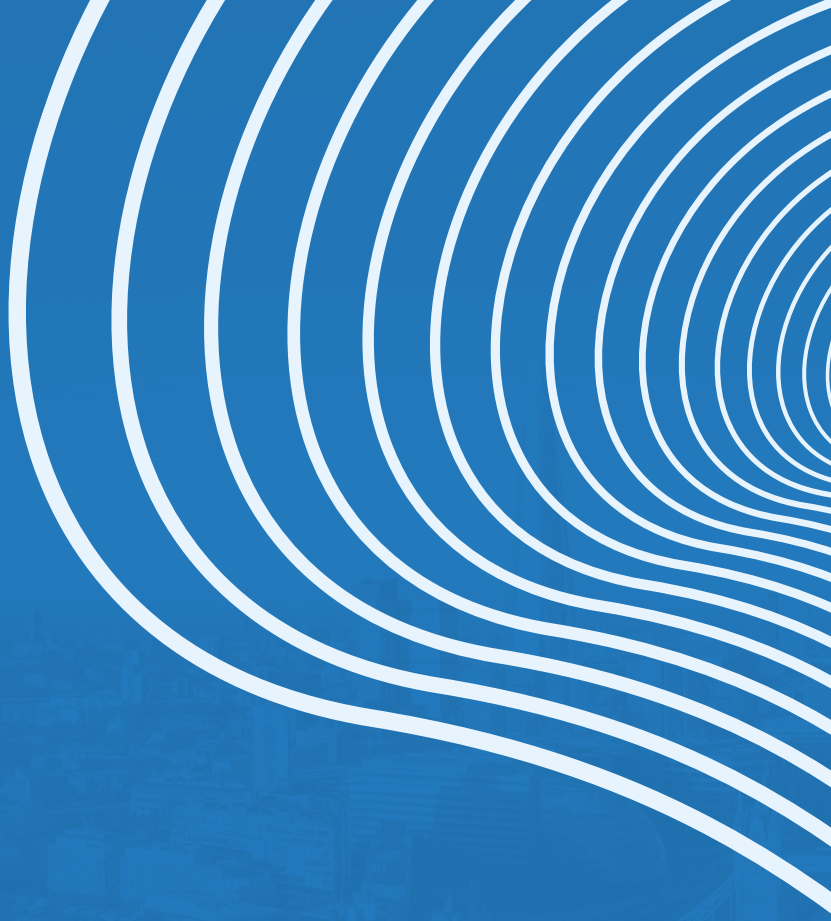
We attend handover to ensure everything is clear and as expected.

Energy centre and metering network inspections are completed to ensure the installation has been correctly commissioned.

6. Occupation

We're there from the moment contractors withdraw from the development, working closely with the Managing Agent to establish maintenance routines that will deliver benefits to all parties.

We also actively look to report any defects so that they can be referred to the Developer in a timely manner, to be covered under any retention clauses that might apply.



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