**Glossary: Domestic EPCs**

LMK key LMK\_KEY varchar 64

Individual lodgement identifier. Guaranteed to be unique and can be used to identify a certificate in the downloads and the API.

Address 1 ADDRESS1 varchar 84

First line of the address

Address 2 ADDRESS2 varchar 100

Second line of the address

Address 3 ADDRESS3 varchar 100

Third line of the address

Postcode POSTCODE varchar 8

The postcode of the property

Building reference number BUILDING\_REFERENCE\_NUMBER varchar 12

Unique identifier for the property.

Current energy rating CURRENT\_ENERGY\_RATING varchar 8

Current energy rating converted into a linear 'A to G' rating (where A is the most energy efficient and G is the least energy efficient)

Potential energy rating POTENTIAL\_ENERGY\_RATING varchar 8

Estimated potential energy rating converted into a linear 'A to G' rating (where A is the most energy efficient and G is the least energy efficient)

Current energy efficiency CURRENT\_ENERGY\_EFFICIENCY int

Based on cost of energy, i.e. energy required for space heating, water heating and lighting [in kWh/year] multiplied by fuel costs. (£/m²/year where cost is derived from kWh).

Potential energy efficiency POTENTIAL\_ENERGY\_EFFICIENCY int

The potential energy efficiency rating of the property.

Property type PROPERTY\_TYPE varchar 10

Describes the type of property such as House, Flat, Maisonette etc. This is the type differentiator for dwellings.

Built form BUILT\_FORM varchar 20

The building type of the Property e.g. Detached, Semi-Detached, Terrace etc. Together with the Property Type, the Build Form produces a structured description of the property

Inspection date INSPECTION\_DATE date

The date that the inspection was actually carried out by the energy assessor

Local authority LOCAL\_AUTHORITY varchar 9

Office for National Statistics (ONS) code. Local authority area in which the building is located.

Constituency CONSTITUENCY varchar 9

Office for National Statistics (ONS) code. Parliamentary constituency in which the building is located.

County COUNTY varchar 24

County in which the building is located (where applicable)

Lodgement date LODGEMENT\_DATE date

Date lodged on the Energy Performance of Buildings Register

Transaction type TRANSACTION\_TYPE varchar 82

Type of transaction that triggered EPC. For example, one of: marketed sale; non-marketed sale; new-dwelling; rental; not sale or rental; assessment for Green Deal; following Green Deal; FIT application; none of the above; RHI application; ECO assessment. Where the reason for the assessment is unknown by the energy assessor the transaction type will be recorded as 'none of the above'. Transaction types may be changed over time.

Environment impact current ENVIRONMENT\_IMPACT\_CURRENT int

The Environmental Impact Rating. A measure of the property's current impact on the environment in terms of carbon dioxide (CO₂) emissions. The higher the rating the lower the CO₂ emissions. (CO₂ emissions in tonnes / year)

Environment impact potential ENVIRONMENT\_IMPACT\_POTENTIAL int

The potential Environmental Impact Rating. A measure of the property's potential impact on the environment in terms of carbon dioxide (CO₂) emissions after improvements have been carried out. The higher the rating the lower the CO₂ emissions. (CO₂ emissions in tonnes / year)

Energy consumption current ENERGY\_CONSUMPTION\_CURRENT float

Current estimated total energy consumption for the property in a 12 month period (kWh/m2). Displayed on EPC as the current primary energy use per square metre of floor area.

Energy consumption potential ENERGY\_CONSUMPTION\_POTENTIAL float

Estimated potential total energy consumption for the Property in a 12 month period. Value is Kilowatt Hours per Square Metre (kWh/m²)

Co₂ emissions current CO2\_EMISSIONS\_CURRENT decimal

CO₂ emissions per year in tonnes/year.

Co₂ emiss curr per floor area CO2\_EMISS\_CURR\_PER\_FLOOR\_AREA decimal

CO₂ emissions per square metre floor area per year in kg/m²

Co₂ emissions potential CO2\_EMISSIONS\_POTENTIAL decimal

Estimated value in Tonnes per Year of the total CO₂ emissions produced by the Property in 12 month period.

Lighting cost current LIGHTING\_COST\_CURRENT float

GBP. Current estimated annual energy costs for lighting the property.

Lighting cost potential LIGHTING\_COST\_POTENTIAL float

GBP. Potential estimated annual energy costs for lighting the property after improvements have been made.

Heating cost current HEATING\_COST\_CURRENT float

GBP. Current estimated annual energy costs for heating the property.

Heating cost potential HEATING\_COST\_POTENTIAL float

GBP. Potential annual energy costs for lighting the property after improvements have been made.

Hot water cost current HOT\_WATER\_COST\_CURRENT float

GBP. Current estimated annual energy costs for hot water

Hot water cost potential HOT\_WATER\_COST\_POTENTIAL float

GBP. Potential estimated annual energy costs for hot water after improvements have been made.

Total floor area TOTAL\_FLOOR\_AREA decimal

The total useful floor area is the total of all enclosed spaces measured to the internal face of the external walls, i.e. the gross floor area as measured in accordance with the guidance issued from time to time by the Royal Institute of Chartered Surveyors or by a body replacing that institution. (m²)

Energy tariff ENERGY\_TARIFF varchar 16

Type of electricity tariff for the property, e.g. single.

Mains gas flag MAINS\_GAS\_FLAG varchar 1

Whether mains gas is available. Yes means that there is a gas meter or a gas-burning appliance in the dwelling. A closed-off gas pipe does not count.

Floor level FLOOR\_LEVEL varchar 13

Flats and maisonettes only. Floor level relative to the lowest level of the property (0 for ground floor). If there is a basement, the basement is level 0 and the other floors are from 1 upwards

Flat top storey FLAT\_TOP\_STOREY varchar 1

Whether the flat is on the top storey

Flat storey count FLAT\_STOREY\_COUNT int

The number of storeys in the apartment block.

Main heating controls MAIN\_HEATING\_CONTROLS varchar 19

Type of main heating controls. Includes both main heating systems if there are two.

Multi glaze proportion MULTI\_GLAZE\_PROPORTION float

The estimated banded range (e.g. 0% - 10%) of the total glazed area of the Property that is multiple glazed.

Glazed type GLAZED\_TYPE varchar 45

The type of glazing. From British Fenestration Rating Council or manufacturer declaration, one of; single; double; triple.

Glazed area GLAZED\_AREA varchar 22

Ranged estimate of the total glazed area of the Habitable Area.

Extension count EXTENSION\_COUNT float

The number of extensions added to the property. Between 0 and 4.

Number habitable rooms NUMBER\_HABITABLE\_ROOMS float

Habitable rooms include any living room, sitting room, dining room, bedroom, study and similar; and also a non-separated conservatory. A kitchen/diner having a discrete seating area (with space for a table and four chairs) also counts as a habitable room. A non-separated conservatory adds to the habitable room count if it has an internal quality door between it and the dwelling. Excluded from the room count are any room used solely as a kitchen, utility room, bathroom, cloakroom, en-suite accommodation and similar and any hallway, stairs or landing; and also any room not having a window.

Number heated rooms NUMBER\_HEATED\_ROOMS float

The number of heated rooms in the property if more than half of the habitable rooms are not heated.

Low energy lighting LOW\_ENERGY\_LIGHTING int

The percentage of low energy lighting present in the property as a percentage of the total fixed lights in the property. 0% indicates that no low-energy lighting is present.

Number open fireplaces NUMBER\_OPEN\_FIREPLACES int

The number of Open Fireplaces in the Property. An Open Fireplace is a fireplace that still allows air to pass between the inside of the Property and the outside.

Hotwater description HOTWATER\_DESCRIPTION varchar 95

Overall description of the property feature

Hot water energy eff HOT\_WATER\_ENERGY\_EFF varchar 9

Energy efficiency rating. One of: very good; good; average; poor; very poor. On actual energy certificate shown as one to five star rating.

Hot water env eff HOT\_WATER\_ENV\_EFF varchar 9

Environmental efficiency rating. One of: very good; good; average; poor; very poor. On actual energy certificate shown as one to five star rating.

Floor description FLOOR\_DESCRIPTION varchar 91

Overall description of the property feature

Floor energy eff FLOOR\_ENERGY\_EFF varchar 9

Energy efficiency rating. One of: very good; good; average; poor; very poor. On actual energy certificate shown as one to five star rating.

Floor env eff FLOOR\_ENV\_EFF varchar 9

Environmental efficiency rating. One of: very good; good; average; poor; very poor. On actual energy certificate shown as one to five star rating.

Windows description WINDOWS\_DESCRIPTION varchar 54

Overall description of the property feature

Windows energy eff WINDOWS\_ENERGY\_EFF varchar 9

Energy efficiency rating. One of: very good; good; average; poor; very poor. On actual energy certificate shown as one to five star rating.

Windows env eff WINDOWS\_ENV\_EFF varchar 9

WINDOWS. Environmental efficiency rating. One of: very good; good; average; poor; very poor. On actual energy certificate shown as one to five star rating.

Walls description WALLS\_DESCRIPTION varchar 121

Overall description of the property feature

Walls energy eff WALLS\_ENERGY\_EFF varchar 9

Energy efficiency rating. One of: very good; good; average; poor; very poor. On actual energy certificate shown as one to five star rating.

Walls env eff WALLS\_ENV\_EFF varchar 9

Environmental efficiency rating. One of: very good; good; average; poor; very poor. On actual energy certificate shown as one to five star rating.

Secondheat description SECONDHEAT\_DESCRIPTION varchar 97

Overall description of the property feature

Sheating energy eff SHEATING\_ENERGY\_EFF varchar 3

Energy efficiency rating. One of: very good; good; average; poor; very poor. On actual energy certificate shown as one to five star rating.

Sheating env eff SHEATING\_ENV\_EFF varchar 3

Environmental efficiency rating. One of: very good; good; average; poor; very poor. On actual energy certificate shown as one to five star rating.

Roof description ROOF\_DESCRIPTION varchar 92

Overall description of the property feature

Roof energy eff ROOF\_ENERGY\_EFF varchar 9

Energy efficiency rating. One of: very good; good; average; poor; very poor. On actual energy certificate shown as one to five star rating.

Roof env eff ROOF\_ENV\_EFF varchar 9

Environmental efficiency rating. One of: very good; good; average; poor; very poor. On actual energy certificate shown as one to five star rating.

Mainheat description MAINHEAT\_DESCRIPTION varchar 140

Overall description of the property feature

Mainheat energy eff MAINHEAT\_ENERGY\_EFF varchar 9

Energy efficiency rating. One of: very good; good; average; poor; very poor. On actual energy certificate shown as one to five star rating.

Mainheat env eff MAINHEAT\_ENV\_EFF varchar 9

Environmental efficiency rating. One of: very good; good; average; poor; very poor. On actual energy certificate shown as one to five star rating.

Mainheatcont description MAINHEATCONT\_DESCRIPTION varchar 96

Overall description of the property feature

Mainheatc energy eff MAINHEATC\_ENERGY\_EFF varchar 9

Energy efficiency rating. One of: very good; good; average; poor; very poor. On actual energy certificate shown as one to five star rating.

Mainheatc env eff MAINHEATC\_ENV\_EFF varchar 9

Environmental efficiency rating. One of: very good; good; average; poor; very poor. On actual energy certificate shown as one to five star rating.

Lighting description LIGHTING\_DESCRIPTION varchar 91

Overall description of property feature. Total number of fixed lighting outlets and total number of low-energy fixed lighting outlets

Lighting energy eff LIGHTING\_ENERGY\_EFF varchar 9

Energy efficiency rating. One of: very good; good; average; poor; very poor. On actual energy certificate shown as one to five star rating.

Lighting env eff LIGHTING\_ENV\_EFF varchar 9

Environmental efficiency rating. One of: very good; good; average; poor; very poor. On actual energy certificate shown as one to five star rating.

Main fuel MAIN\_FUEL varchar 93

The type of fuel used to power the central heating e.g. Gas, Electricity

Wind turbine count WIND\_TURBINE\_COUNT float

Number of wind turbines; 0 if none.

Heat loss corridor HEAT\_LOSS\_CORRIDOR varchar 17

Flats and maisonettes only. Indicates that the flat contains a corridor through which heat is lost. Heat loss corridor, one of: no corridor; heated corridor; unheated corridor

Unheated corridor length UNHEATED\_CORRIDOR\_LENGTH decimal

The total length of unheated corridor in the flat. Only populated if flat or maisonette contains unheated corridor. If unheated corridor, length of sheltered wall (m²).

Floor height FLOOR\_HEIGHT decimal

Average height of the storey in metres.

Photo supply PHOTO\_SUPPLY float

Percentage of photovoltaic area as a percentage of total roof area. 0% indicates that a Photovoltaic Supply is not present in the property.

Solar water heating flag SOLAR\_WATER\_HEATING\_FLAG varchar 1

Indicates whether the heating in the Property is solar powered.

Mechanical ventilation MECHANICAL\_VENTILATION varchar 30

Identifies the type of mechanical ventilation the property has. This is required for the RdSAP calculation.

Address ADDRESS

Field containing the concatenation of address1, address2 and address3. Note that post code is recorded separately.

Local authority name LOCAL\_AUTHORITY\_LABEL

The name of the local authority area in which the building is located. This field is for additional information only and should not be relied upon: please refer to the Local Authority ONS Code.

Constituency name CONSTITUENCY\_LABEL

The name of the parliamentary constituency in which the building is located. This field is for additional information only and should not be relied upon: please refer to the Constituency ONS Code.

Post town POSTTOWN varchar 37

The post town of the property

Construction age band CONSTRUCTION\_AGE\_BAND varchar 31

Age band when building part constructed. England & Wales only. One of: before 1900; 1900-1929; 1930-1949; 1950-1966; 1967-1975; 1976-1982; 1983-1990; 1991-1995; 1996-2002; 2003-2006; 2007-2011; 2012 onwards.

Lodgement datetime LODGEMENT\_DATETIME datetime2

Date and time lodged on the Energy Performance of Buildings Register.

Tenure TENURE varchar 100

Describes the tenure type of the property. One of: Owner-occupied; Rented (social); Rented (private).

Fixed lighting outlets count FIXED\_LIGHTING\_OUTLETS\_COUNT float

The number of fixed lighting outlets.

Low energy fixed lighting outlets count LOW\_ENERGY\_FIXED\_LIGHT\_COUNT float

The number of low-energy fixed lighting outlets.

UPRN UPRN int

The UPRN submitted by an assessor or alternatively from the department’s address matching algorithm.

UPRN source UPRN\_SOURCE varchar 15

Populated with the values "Energy Assessor" or "Address Matched" to show how the UPRN was populated.