

IPD/IPF Sustainable Property Index (ISPI) UK

Data requirements questionnaire for ISPI

Summer 2009

NB - grey shaded questions indicate those answered by IPD, and NOT the client

Address Information to identify property						
Code	Data required	Definition	Notes	Who to provide	Data format	Complete 1 column per property Your property
A5	Client's property reference number	Client's unique property reference number	As provided to IPD's Portfolio Analysis Service	Client	Alphanumeric Max 10 characters	
P1	IPD property reference number	IPD property reference number, if known	n/a	IPD	n/a	
A2	Primary addressable object	e.g. 30 High Street	As provided to IPD's Portfolio Analysis Service	Client	Text delimited by " " Max 60 characters	
A3	Secondary addressable object	e.g. Swan House		Client	Text delimited by " " Max 60 characters	
A4	Town	e.g. Brighton		Client	Text delimited by " " Max 60 characters	
A12	Post code	Post code		Client	Text delimited by " " Max 8 characters	
P9	Property sector	sub sector of property	n/a	IPD	n/a	

Building Quality						
Code	Data required	Definition	Notes	Who to provide	Data format	Your property
BQL1	BREEAM (or equivalent) rating	Current building rating according to BREEAM	None / Pass / Good / Very Good / Excellent / Outstanding	Client	Text delimited by " " Max 10 characters	
BQL2	BREEAM (or equivalent) date	Date of qualification	n/a	Client	YYYY	
BQL3	BREEAM (or equivalent) supplier	Name of organisation which undertook assessment	n/a	Client	Text delimited by " " Max 60 characters	
BQL4	Other "building quality" rating	If you are using an equivalent to BREEAM, please inform us which green label is being used.	For example LEED, Green Star, Global green rating, CASBEE, HQE...	Client	Text delimited by " " Max 60 characters	

1 - Building Accessibility						
Code	Data required	Definition	Notes	Who to provide	Data format	Your property
BAC1	Public transport accessibility	How well is this property served by public transport networks for commuting and business travel? Automatically updated by IPD according to postcode, property type etc.	IPD uses its "access to public transport estimator" to automatically update the information on a consistent basis.	IPD	n/a	
BAC2	Cycling storage	Does the building offer adequate cycle storage?	Cycling storage must be protected from the rain, with racks, lockable, accessible within 100m of the main entrance, belonging to the building and offer racks for at least 5% of building users.	Client	Y N	
BAC3	Cycling facilities	Does the building provide adequate cycling facilities on site?	Cycling facilities include showers, changing areas, lockers, drying space and should be consistent with the number of cycle places.	Client	Y N	
BAC4	Car parking spaces	How many car parking spaces are there in the building?	Leave as 0 if there are none.	Client	Numeric - 4 digits	
BAC5	Green travel plans	Is there a green travel plan in operation for the building?	For example the provision of a shuttle bus to public transport link (but not a park & ride)	Client	Y N	

2 - Energy Efficiency						
Code	Data required	Definition	Notes	Who to provide	Data format	Your property
NRG1	EPC rating	Current asset rating on the Energy Performance Certificate.	None / A+ / A / B / C / D / E / F / G	Client	Text delimited by " " Max 4 characters	
NRG2	EPC date	Date of certification	n/a	Client	YYYY	
NRG3	EPC assessor	Name of organisation which undertook the assessment	n/a	Client	Text delimited by " " Max 60 characters	
NRG4	Energy source	Is more than 5% of energy used provided by renewable technologies (on site or locally produced)?	EA3 +EA5 + EA6 + EA7 + EA9 definition of the Environment Code. A green tariff alone is not sufficient.	Client	Y N	
NRG5	Ventilation / cooling	What sort of ventilation is available in the building?	Natural / aircon / mix of both. If aircon <5% of floor space, answer "natural"	Client	Text delimited by " " Max 20 characters Natural / aircon / mix of both	
NRG6	Construction date	date of original construction of the property, or date of last major refurbishment.	All properties of 2006 or younger meet Part L (conservation of fuel and power) of Building Regulations in England and Wales	IPD	n/a	

3 - Flooding						
Code	Data required	Definition	Notes	Who to provide	Data format	Your property
FLD1a	Flooding susceptibility	'Is the property in an area susceptible to flooding from rivers / sea? Answer yes / no	Enter building's postcode into website of Environment Agency (England & Wales) or SEPA (Scotland) or Rivers Agency (Northern Ireland) for answer to flooding questions. www.environment-agency.gov.uk www.sepa.org.uk www.riversagency.ni.gov.uk	Client	Y N	
FLD1b	Flooding likelihood	If property is in a susceptible area, please specify the likelihood or probability of a flood happening to the property? Answer significant (1 in 75), moderate (less than 1 in 75, but greater than 1 in 200) or low (1 in 200 or less).		Client	Text delimited by " " Max 20 characters Significant / moderate / less	
FLD2	Flood defences	'Is the property in an area benefiting from flood defences? Answer yes / no / not applicable. Not applicable allowed only if FLD1a = no		Client	Y N NA	

4 - Waste						
Code	Data required	Definition	Notes	Who to provide	Data format	Your property
WST1	Waste recycling	Is there adequate equipment or space to support the recycling of waste (segregation at source)?	For offices, adequate means 2 sqm per 1000 sqm of floor space, with access for collections. Adequate equipment can make up for some deficiency in space allocation.	Client	Y N	

5 - Water						
Code	Data required	Definition	Notes	Who to provide	Data format	Your property
WAT1	Water management measures	Is there any water recycling in place (e.g. rain & snow water harvesting, grey water recycling)?	EB3 + EB4 definition of the Environment Code	Client	Y N	
WAT2	Water management measures	Are there any water efficient fittings in place?	EB5 definition of the Environment Code	Client	Y	
WAT3	Water management measures	Is there water metering in place for each unit of the building or the whole building or none at all?	EB7 definition of the Environment Code. Answer: Yes - Unit / Yes - Whole / No	Client	Yes - Unit Yes - Whole No	