

Existing building certification in line with BREEAM In-Use forms a basis for the sustainable management of an existing building, creating opportunities and minimizing risks for both owner and user.

In its evaluation BREEAM In-Use differentiates between three elements:

**Part 1 Building:** Evaluation of the building and its technical plant

**Part 2 Operation:** Evaluation of the building operation

**Part 3 Tenant:** Evaluation of the behavior and building management processes of the user

#### Advantages for clients and users

The BREEAM evaluation system promotes sustainable methods, processes and tools for the operation of an existing building or real estate portfolio as a result of which it offers a wide range of advantages:

#### Advantages for investors and clients

- Improvement in quality
- Improvement in building performance
- Transparency of opportunities for improving building performance
- Transparency allowing for the minimizing and early recognition of risks
- Improved functionality and flexibility
- Lower lifecycle costs
- Reduced impact on local infrastructure and environment

#### Advantages for users

- Improvements in the areas of health, comfort and hygiene
- Higher user satisfaction and productivity
- Lower operating costs due to the use of optimized information about the functioning of the building

#### Approach

The BREEAM In-Use Assessor records all information and defines the potential certification level on the basis of the BREEAM In-Use checklist. To this end we accompany the entire process in order to achieve an optimal certification level. After the completion of the declaration process the project is audited by our BREEAM In-Use Auditor and the certificate is issued. We accompany the issuing of the certificate with the processing of the so-called low hanging fruits. This takes the form of a catalogue of measures for improving the overall performance and guaranteeing the certification level for the recertification or the improvement of the certification level.

**Owner**  
(Part 1)



direct potential for intervention in order to maximize the performance of the portfolio

**Operator**  
(Part 2)



regular checks lead to the improvement of the building performance

**User**  
(Part 3)



Identification of how one can save money and improve the profitability of the operational business

#### Advantages of our services

- As we continually accompany all certification of new and existing buildings and declarations we are able to offer you optimal support in compiling and recording all existing information as a means of ensuring that you achieve the maximum possible certification level.
- Presentation of the low hanging fruits as a basis for drawing up the catalogue of measures for the improvement of the building performance

