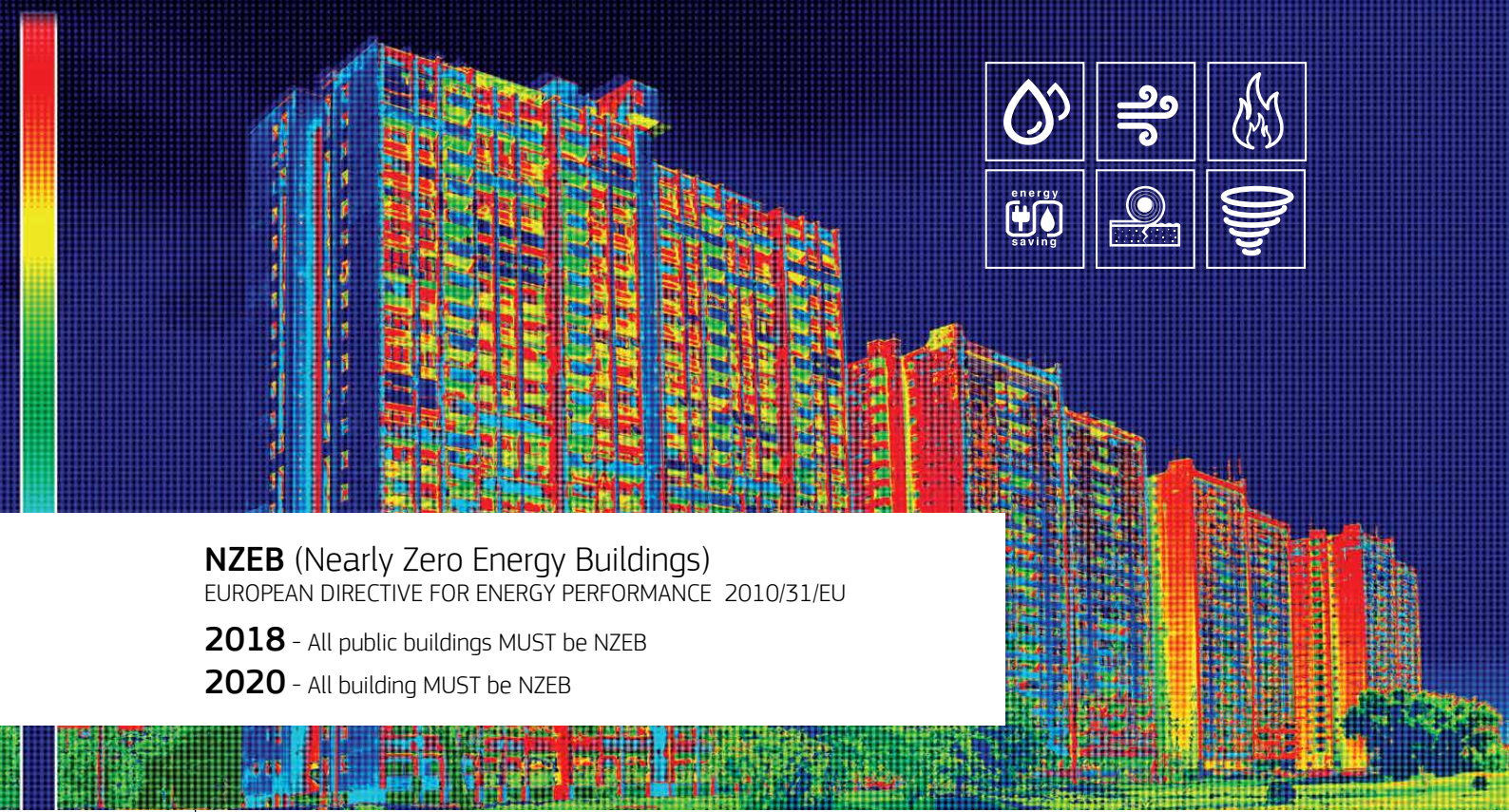


REHABILITATION & MAINTENANCE OF EXISTING BUILDING ENVELOPES



NZEB (Nearly Zero Energy Buildings)
 EUROPEAN DIRECTIVE FOR ENERGY PERFORMANCE 2010/31/EU

2018 - All public buildings MUST be NZEB

2020 - All building MUST be NZEB

OUR SOLUTIONS FOR EXISTING BUILDINGS ENVELOPES

GLASSCON offers a full spectrum of building envelope rehabilitation services in terms of:

- Functionality (Doors, Windows, Curtain Walls, DGU, Cladding)
- Safety & Burglary Protection (Accessories, Locks, Glazing)
- Energy Efficiency (Solar Control, Natural Lighting, Building Integrated Photovoltaics)
- Durability (Thermal, Air & Water Insulation)

All above actions reduce dramatically the maintenance costs and increase substantially the building's market value, while complying with legal regulations.

Existing Building Envelope Assessment & Diagnostic Visual Inspection

1

SURVEY

Survey the existing building envelope performance and its operational costs, considering its materials, usage and climate. Perform diagnostic inspection and thermographic analysis, detect air or moisture infiltration and identify deficiencies in the building envelope or functionality issues.

2

REPORTING

Identification of Retrofit Opportunities

Evaluate potential functionality improvements, the energy audit results, estimate potential cost saving scenarios and identify retrofit opportunities.

3

EXECUTION

Implementation of the Rehabilitation Measures

Realization of the proposed rehabilitation measures to improve the building's energy efficiency, functionality and overall performance to increase its durability and market value.

4

CERTIFICATION

Energy Certification – LEED Assessment

Estimate the building's energy performance and certify its energy class according to local applied norms and regulations. Apply the LEED rating system to assess building's sustainability and environmental performance in pursuit of LEED certification.

5

MAINTENANCE

Building Envelope Maintenance

Following the completion of the rehabilitation measures, a full maintenance plan is provided which includes recurrent precautionary inspection of the building envelope elements, required repairs or replacements of defective materials and cleaning of glazing with BMUs.

REHABILITATION & MAINTENANCE OF EXISTING BUILDING ENVELOPES



THERMOGRAPHIC ANALYSIS

Perform a thermographic analysis to determine areas of heat loss and thermal bridging.



CURTAIN WALL & DGU INSPECTION

Perform aluminium system & DGU quality control for corrosion, cavity noise, pillowing, fogging and delamination.



THERMAL, AIR & WATER INSULATION

Proper insulation of the building assemblies to optimize thermal performance and reduce energy consumption.



DOORS, WINDOWS & ACCESSORIES INSPECTION

Maintenance, upgrade or replacement of fittings, accessories, locks and gaskets.



FIRE PROTECTION & UPGRADE

Review and improve fire and smoke proofing systems to ensure fire protection and smoke and heat exhaustion.



SAFETY - BURGLARY PROTECTION

Perform safety issues control of existing building elements and upgrade components to optimize security measures.



SOLAR CONTROL - SHADING ANALYSIS & UPGRADE

Check existing or apply new architectural shading systems controlled via BEMS to optimize natural lighting conditions and HVAC operational costs.



BUILDING INTEGRATED PHOTOVOLTAICS (BIPV)

Maintenance or installation of new innovative solar energy BIPV's as part of the building facade to produce renewable energy and optimize resources consumption balance.

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