



Evia Privacy Notice (BER Assessments)

Last updated: 1st November 2025

1. Introduction

Evia Sustainable Real Estate ("Evia", "we", "us", "our") is a registered BER Assessor under the Sustainable Energy Authority of Ireland (SEAI) Scheme.

In providing BER assessments, we collect and process personal data about building owners, agents, occupants and other relevant parties.

This Privacy Notice explains how Evia processes personal data in the course of carrying out BER/DEC assessments, how we share that data with SEAI, and how your rights are protected under the General Data Protection Regulation (GDPR) and the SEAI BER/DEC Assessor Code of Practice.

As required by the Code, Evia acts as a joint data controller with SEAI for personal data collected as part of the BER assessment process.

2. What Personal Data We Collect as BER/DEC Assessors

To complete a BER assessment, Evia may collect:

Building owners / agents

- Name, phone number, email address
- Building address and Eircode
- Meter Point Reference Number (MPRN)
- Building plans, drawings, photographs and technical documentation
- Records relating to the building's construction, fabric and services
- Any information you provide to assist the assessment

Occupants

- Building address and MPRN
- Any relevant building access information
- Customer service interactions (queries, complaints)

Assessment-related data

We also collect technical data required to undertake the assessment, including:

- Photographic evidence of building elements (ensuring no personal details are captured)
- Measurements and survey data
- Heat system and building services information
- Certificates or supporting documentation



Website users

If you contact us through our website, we may collect:

- Name
- Email address
- Phone number
- Message content
- Basic technical data (e.g., IP address where required for security)

3. How Evia Uses Your Personal Data

We process your personal data solely to:

- Carry out BER assessments in accordance with SEAI requirements
- Verify key building details and complete calculations
- Upload your BER assessment data to SEAI's DEAP/NAS/NDNAS systems
- Produce your BER Certificate and Advisory Report
- Maintain records required for SEAI compliance and audits
- Manage client communications, appointments and queries
- Maintain quality assurance in line with the SEAI Code of Practice
- Comply with legal and regulatory obligations

We do not use assessment data for marketing or unrelated commercial purposes.

4. Legal Basis for Processing

Evia processes personal data based on:

- Performance of a task carried out in the public interest (BER assessments under EU and Irish Regulations)
- Compliance with legal obligations, including the Energy Performance of Buildings Regulations 2012 (S.I. 243/2012)
- Legitimate interests, such as managing client relationships and fulfilling audit obligations
- Consent, but only where optional (e.g., general enquiries or marketing opt-ins)

Where consent is used, it can be withdrawn at any time.

5. Sharing Your Data

As part of the BER process Evia may share your data with:

- **SEAI (Joint Controller)**

We upload assessment data, photographs and supporting evidence to SEAI systems where SEAI:

- Issues BER certificates



- Maintains national registers
- Conducts monitoring, audits and scheme administration

This is required under the SEAI Code of Practice.

- **Service providers**

We may use third-party IT, storage and software providers to securely process or store data on our behalf.

- **Professional advisers**

Where required, we may share limited data with auditors or legal advisers for compliance purposes.

- **Regulatory authorities**

We may disclose data where required by law or regulation.

Evia will never sell personal data or use it for profiling or advertising.

6. Joint Controller Responsibilities – Evia & SEAI

Under SEAI's framework:

- Evia is responsible for all personal data before it is uploaded to SEAI systems.
- SEAI becomes the primary data controller after upload and handles all GDPR requests relating to published BER data.

This arrangement reflects SEAI's own Privacy Notice for the BER Programme.

7. Data Retention

In accordance with the SEAI Code of Practice, Evia must retain all BER/DEC assessment records for 10 years, including:

- Survey notes and measurements
- Photographs
- Drawings and technical documentation
- Letters of engagement and conflict declarations
- Assessment files (published and unpublished)
- Communications relating to the assessment

These records are stored securely with restricted access.



8. Your Rights under GDPR

You have the right to:

- Access your personal data
- Request correction of inaccurate data
- Request erasure (subject to legal and SEAI scheme requirements)
- Restrict or object to processing
- Request data portability (where applicable)
- Lodge a complaint with the Data Protection Commission

Important: Who handles your request?

Timing of Request	Responsible Organisation
Before your assessment is uploaded to SEAI	Evia
After upload to SEAI systems	SEAI (Evia will direct you to SEAI)

This is required under SEAI's joint controller structure.

9. How We Protect Your Data

Evia uses appropriate technical and organisational measures, including:

- Secure encrypted storage
- Restricted user access controls
- Secure file transfer to SEAI systems
- Regular system security reviews

We take all reasonable steps to prevent loss, misuse or unauthorised access.

10. Contact Us

For data protection queries relating to Evia:

Evia Sustainable Real Estate Limited

Email: info@evia.ie

Phone: 01 6477966

Address: Hambleden House, 19/26 Pembroke Street Lower, Dublin 2

For data protection queries after your BER/DEC file has been uploaded, contact:

SEAI Data Protection Officer

Email: dataprotection@seai.ie

Phone: +353 1 808 2100

Website: www.seai.ie



11. Updates to This Notice

We may amend this Privacy Notice periodically.

Any changes will be published on this page with an updated revision date.