



## Energy Services Coalition A Public-Private Partnership July 2015 Newsletter

### NEWS HEADLINES AND UPDATES FROM OUR MEMBERS & ESC CHAPTERS



#### UPDATE: "Facilitating Public Sector Energy Savings Performance Contracting through Statewide Public-Private Partnerships"

Ten years ago, the ESC identified a set of proven programmatic design elements for state-wide programs to reduce barriers and increase the energy efficiency in public buildings using energy savings performance contracting as the contracting vehicle. These quickly became known far and wide as the "ESC's 10 Key Attributes to programmatic design".

This summer, with the support of the U.S. Department of Energy, we are re-examining these attributes, updating our recommendations, and documenting the lessons learned from those working in and with these programs. As part of the process in developing our original list back in 2005, the ESC observed that the common denominator across the country was that the scale of need and number of end users were both huge. Working from this premise, the ESC learned a critically important lesson early on that is still relevant today: the need for a streamlined programmatic approach to energy savings performance contracting.

As we developed our list of Key Attributes nearly a decade ago, we paid close attention to the elements that sped up project development time while remaining true

#### See Ya'll in Charlotte



The 4th Annual ESC Market Transformation Conference is scheduled for August 31-September 2 in Charlotte, North Carolina. The 2015 Conference will showcase innovations, case studies, best practices and more in ESPC and public building energy retrofits. The conference has gained the reputation as being a unique national gathering of energy industry experts and public sector thought-leaders.

For more information [click here](#) to visit the

to the state processes that governed purchasing, contracts and the like. We reviewed what worked and assembled these successful programmatic design elements into a package. This was put forward as a way to accelerate processes so State Energy Offices could assist a large-number of end-users implement projects.

Later this summer we will roll out our updated list of program attributes currently enabling some state agencies to get more projects off the ground faster than others. These Key Attributes will be based on evidence gathered through interviews with the private and public sector in leader states. Like the original list, it will comprise strategic programmatic elements proven to enhance the success of programs in a number of ways: speed, reliability and sufficient funding for the oversight crucial to ensuring the quality and integrity of every project

## Facility Retrofits for Energy Efficiency (*FREE*)

News and activities reported by our network of State Chapters and ESC members.

**Kansas:** The Dodge City Community College board of trustees approved a 15-year, \$2.64 million energy performance



contract. The project includes replacing boilers, pumps, rooftop units, chillers, and all indoor and outdoor lights throughout the campus with LEDs. The annual average debt service will be \$219,000 with an interest of 3.1 percent.



**California:** Hacienda La Puente Unified School District has signed a five-year, \$5.3 million contract for improving exterior lighting and

overhauling its temperature regulation system, both of which should address the district's \$4 million a year energy bill.

**Wisconsin:** Dane County Public Works, Highway and Transportation Department,

conference website.

## Under the Dome



## Just How Green Are State Governments?

State agencies routinely are told to meet energy-saving targets. Whether they do is often hard to determine. A spot check recently performed by [Stateline magazine](#) found several state are meeting or making progress toward their goals. A deeper look reveals that energy savings performance contracting has a role in this success.

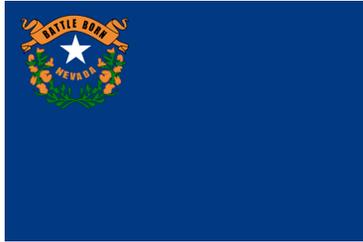


## New York's BuildSmart NY

New York is on track to meet Gov. Andrew Cuomo's 2012 Executive Order 88 that mandates a 20% improvement in energy efficiency in state buildings by 2020 (from 2011 baseline).

In its first annual [Progress](#)

is reviewing submittals to its solicitation for Energy Performance Contract work that was issued last month.



**Nevada:** The City of Henderson Public Works Dept issued an RFP last month for an ESPC for Outdoor Lighting. A mandatory pre-bid conference was held

on June 29.

**Ohio:** Youngstown State University has entered into an energy performance contract that is expected to cut utility costs by at least \$2 million annually and will result in \$16 million worth of energy improvements for the university.



**Delaware:** The City of Dover saved more than \$341,079 this year from energy efficiency improvements implemented as part of an energy savings

performance contract installed in recent years. The savings exceeded projections by about \$3,800.

**Wisconsin:** Auburndale Joint School District 1 is in the process of evaluating bids to its recently closed RFP for a performance contract/guaranteed energy savings program.



**Maine:** As part of Whitefield Elementary School's ESPC, every light fixture in school is being replaced. The work will not only lower energy costs, but will

[Report](#), the New York Power Authority reported the State reduced its source Energy Use Intensity by 4.7 percent in year one resulting in \$50 to \$60 million in cost savings and 130 to 180 thousand tons of GHG emissions avoided.

Among the energy efficiency projects contributing to New York's success is the Metropolitan Transportation Authority's ESPC. The MTA's project involves comprehensive upgrades of energy-related systems throughout Grand Central Terminal's 100-year-old National Landmark building. The \$23.4 million ESPC is expected to save \$3.3 million annually in energy cost.



### Arizona's Energy Conservation Standards for Public Buildings

In 2011, Arizona surpassed a legislative target set in 2003 that required state agencies to cut energy consumption in state buildings 15% per square foot by 2011, using a 2002 baseline.

In its final [State Agency Energy Usage Report](#), the Governor's Office of Energy Policy reported a number of key strategies including ESPC helped the state achieve a 15.8% reduction.

Among the energy efficiency



address fire hazards identified by the State Fire Marshall's Office following a recent inspection. The school has also been reinsulated through the

performance contract. The School will also have a new boiler installed in July through the contract. Prior to the work, the school got so cold at times, due to the inefficient heating system, classrooms had to be closed.

**Delaware:** Glasgow High School and Gauger-Cobbs Middle School are going green. The district is participating in a performance



contracting program with the Delaware Sustainable Energy Utility that's working with the state to achieve the governor's energy efficiency goals. The \$5 million in comprehensive upgrades was approved at the Christina School Board's meeting on June 9.



**Maryland:** The Maryland State Treasurer has issued a request for bids for Energy Performance Contract Lease-purchase financing. For more

information contact Anne Jewell of the Procurement Office at 410-260-7390.

**New York:** The Saratoga Springs Housing Authority is in the process of evaluating proposals submitted after the issuance last month of an RFP for an energy performance contract consultant.



**New York:** Katonah-Lewisboro schools Board of Education met recently to discuss how well the district has met its sustainability goals. Paul Christensen, the district's



projects contributing to Arizona's success were three ESPCs. Both Arizona State and the University of Arizona implemented ESPC projects in 2007, and the Department of Corrections entered an ESPC in 2010.

ASU's \$40 million ESPC reduced energy consumption at the Tempe campus by 29.1 percent (nearly \$5 million annually) even though enrollment increased 30% during the same time period.

In 2010 the Department of Corrections completed a \$5 million ESPC for energy and water measures at its Tucson complex. During the first year after installation, the ECMs reduced consumption of electricity by 18 percent – a \$230,000 year savings.



### Delaware Study Finds Sustainable Energy Programs Beat Savings Goals

The Delaware Sustainable Energy Utility (DESEU) in collaboration with the University of Delaware's Center for Energy and Environmental Policy has completed an analysis of the efficacy of projects financed through the Energy Efficiency Revenue Bonds Series in 2011. Over \$72 million was raised in the 2011 bond issuance to finance

facilities director, reported that the board had set an overall goal of reducing the district's greenhouse gas inventory 20% by 2015, based on a 2009 baseline audit by a national consulting practice on sustainability. That reduction was forecast to have a dollar value of \$330,851. An internal audit conducted in 2012-13 showed that the district had already achieved a 15% reduction in greenhouse gases. That audit also found that 70% of the district's greenhouse gas inventory is from energy use. Administrators are addressing this with a comprehensive ESPC. Among the ECMs in the project are a new central boiler plant and new windows for the middle school, and conversion of Katonah Elementary over to gas.

New York: The New York City Housing Authority – Energy Department recently closed its RFP seeking bids for energy engineering firms and energy engineering consultants capable of providing energy and water-related capital improvements and construction services.



Intro to the ESC

The Energy Services Coalition is the nation's only public-private partnership organization leading the charge to deliver the benefits of Energy Saving Performance Contracting at the state and local level.

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energy efficiency projects in state buildings in compliance with the Delaware Energy Performance Contracting Act.

The [DESEU report](#) is split in two phases. Phase I provides an in depth analysis of the ECMs completed, the first year saving, and economic and environmental benefits of each of the projects. This analysis concluded that the projects were saving approximately 3% more than the guaranteed energy savings. A highlight of the Phase I is the Sussex County Family Court Building project that reached verified savings more than twice what was guaranteed. Phase II analyzed monetary utility savings in four other completed projects that are meeting and surpassing performance expectations.

### Job Fair

Account Executive PC Sales Position: Johnson Controls has an open A/E position for the GA/AL Market Team. Candidates with successful ESPC sales experience should contact Robin Pickering, JCI Corporate Recruiter at 414-524-2419, [robin.s.pickering@jci.com](mailto:robin.s.pickering@jci.com)

Disclaimer: All public and private sector members are welcome to post open positions they would like to fill. This will not include posts for those looking for employment, only open positions. This is provided as a service the ESC Members only. The ESC assumes no responsibility for the accuracy of the post, nor does it have any involvement in the recommendation or hiring process by any member or the organization the member represents.

*Exciting things are happening with the Energy Services Coalition all around the nation.*



*We are the nation's only public-private-partnership organization leading the charge to deliver the benefits of Energy Savings Performance Contracting.*



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Energy Services Coalition | 5590 Crestbrook Drive | Morrison | CO | 80465