

"To measure is to know."

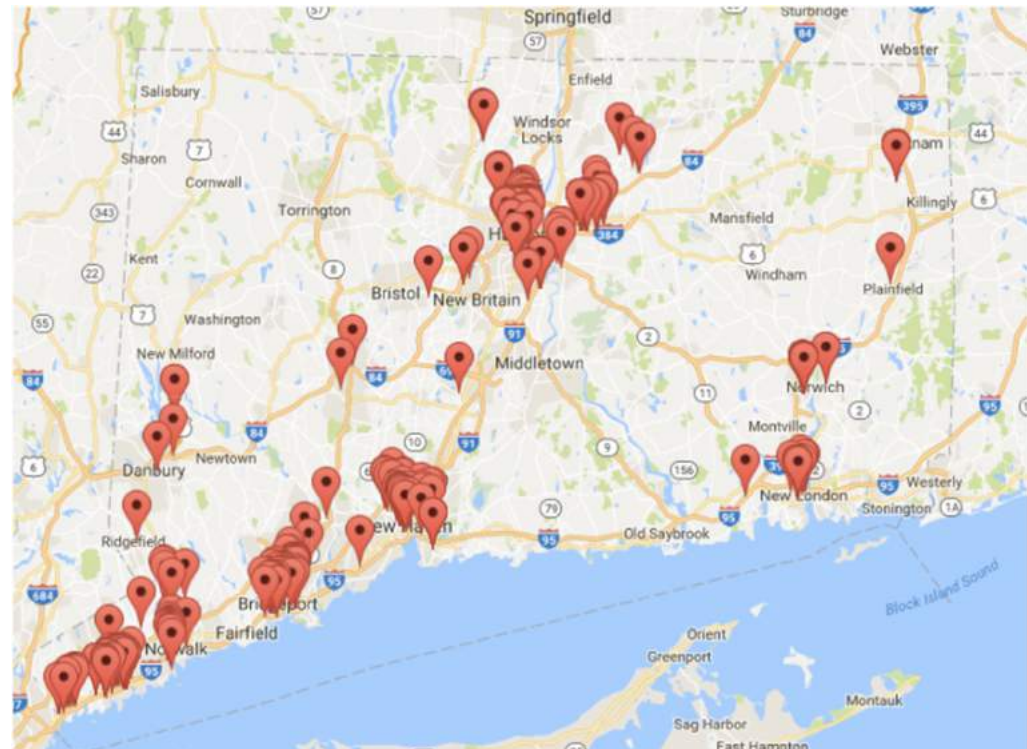
"If you can not measure it,  
you can not improve it."

- Lord Kelvin

# Scope

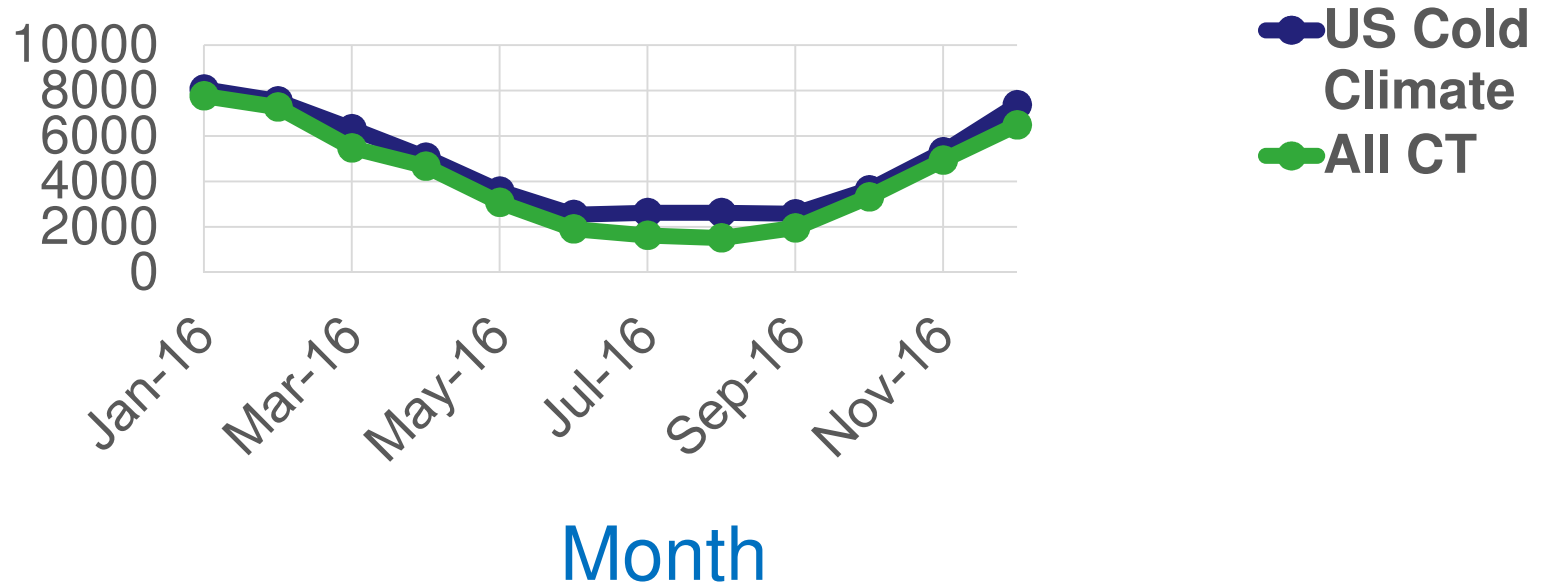
## Tracking...

- 16M square feet
- 928 Buildings
- 14,612 Apartments
- Over 2,500 utility accounts



# Monthly Energy Consumption, BTU per Square Foot

BTU/SQFT per Month




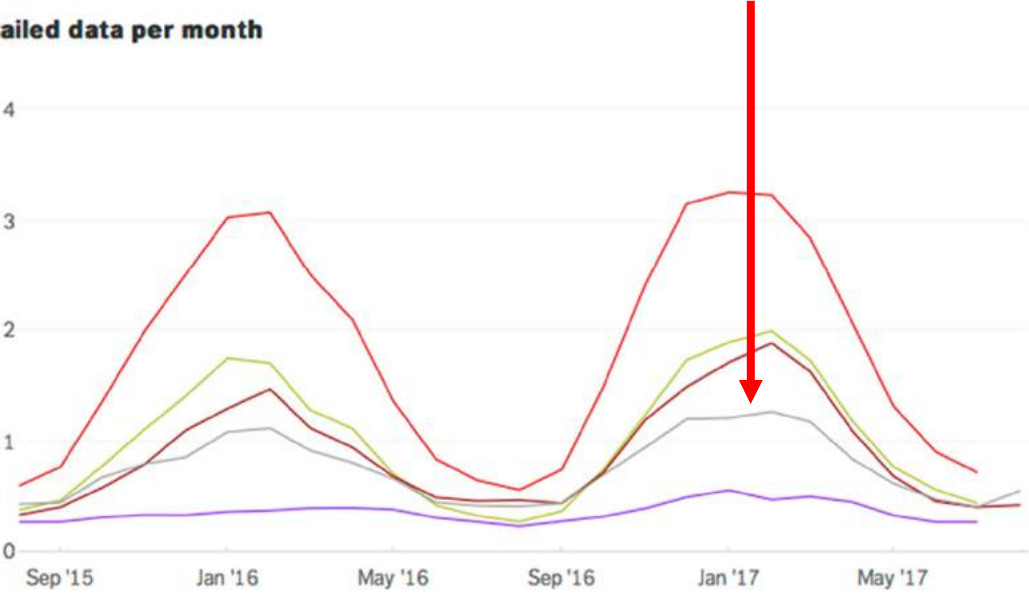


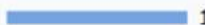










# BenchmarkCT

## Low-Rise, Gas Heated, Hot

Cost of natural gas in \$ per 1,000 square feet

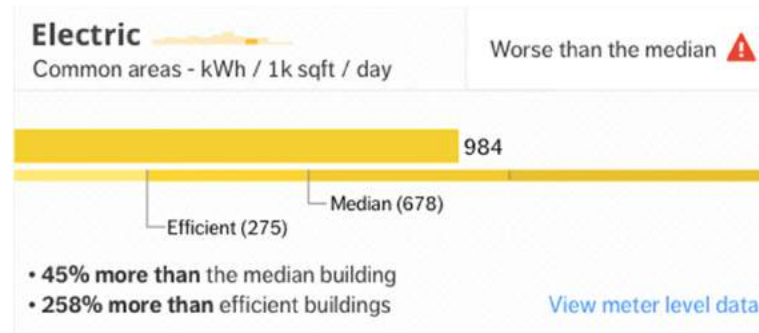
Name	Full-Year Sum	<input type="checkbox"/>	Detailed data per month
Building A	 1.37k	<input type="checkbox"/>	
Building B	 1.29k	<input type="checkbox"/>	
Building C	 1.27k	<input type="checkbox"/>	
Building D	 1.25k	<input type="checkbox"/>	
Building E	 1.16k	<input type="checkbox"/>	
Building F	 1.11k	<input type="checkbox"/>	
Building G	 1.1k	<input type="checkbox"/>	
Building H	 1.1k	<input type="checkbox"/>	
Building I	 1.07k	<input type="checkbox"/>	
Building J	 1.06k	<input type="checkbox"/>	

Benchmark



# Micro-trends

Biggest opportunity



How much can you save

Current Spend: \$60,923      Potential Savings: \$20,825

- Focus on gas

Did it work?

## Boiler upgrade

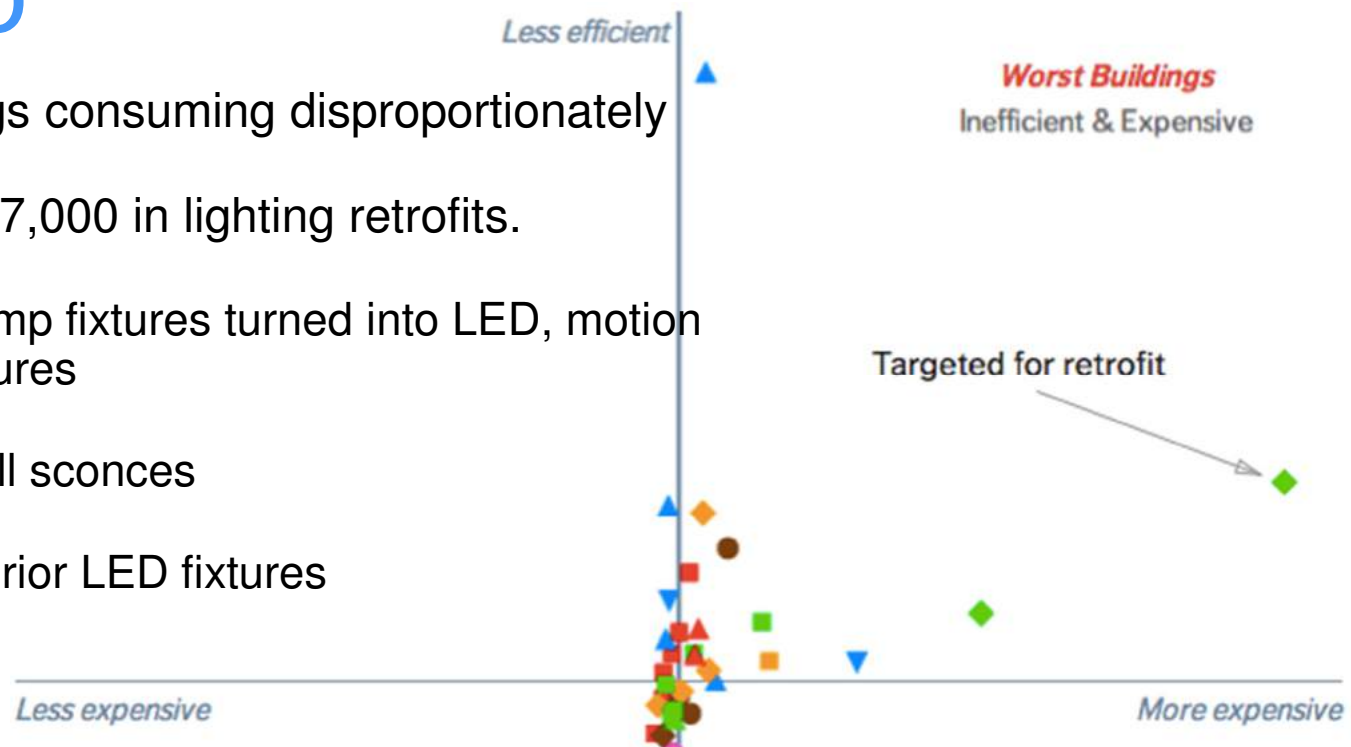
Savings Target	Actual Savings		
15% per year	16.61% per year	53.3k Therms per year	84.4k Therms after 19 months
Project Cost	Cost Avoidance <sup>1</sup>	ROI <sup>2</sup>	
\$150,000	\$59,246 per year	\$93,805 after 19 months	39%

# Case study – Home Owners Rehab

Identify buildings consuming disproportionately

Qualified for \$57,000 in lighting retrofits.

- Old double lamp fixtures turned into LED, motion controlled fixtures
- Replaced wall sconces
- Installed exterior LED fixtures





# Results

- Average savings of about 20 percent across eight buildings
- Saved 43,000 kilowatt hours of electricity
- Saved \$6,800 per year in energy costs
- Return on investment of 250 percent.



“Showing our management company results really makes them think more about opportunities we may have at other buildings.”

- Beverly Craig, Energy Efficiency Specialist at HRI

# How to Participate

## Eligible Buildings

- Multifamily
- Four or more units
- New to WegoWise

## Scope of Work

- One year of service
- Dozens of efficiency analysis tools
- Dedicated support from WegoWise experts

Just reach out! [Jcaron@wegowise.com](mailto:Jcaron@wegowise.com)



# Contact Us:

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# Resources

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To learn more, please visit:

- [energizect.com/your-home/solutions-list/Multi-Family](http://energizect.com/your-home/solutions-list/Multi-Family)
- [ctgreenbank.com/multifamily](http://ctgreenbank.com/multifamily)
- [Wegowise.com](http://Wegowise.com)



Empowering you to make  
smart energy choices

Thank you.



Empowering you to make  
smart energy choices

# Appendix

# Multifamily Initiative Components

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- Utility incentives for energy efficiency measures
- Project financing for energy efficiency, renewable systems and remediation of qualified health and safety barriers
- Pre-development financing for technical services to assess and design holistic/ comprehensive/ complex projects (as necessary)

# Utility Measure Components



## Direct Install Dwelling Unit Measures

- Air sealing
- Low-flow faucet aerators & showerheads
- LEDs
- Duct sealing



## Other Measures

- Lighting Fixtures
- Insulation
- HVAC
- Water Heaters
- Windows
- Appliances
- Controls



## Examples of Deep Measures

- Steam Trap Studies
- Central HVAC Pipe Insulation
- Central Mechanical Ventilation (retro commissioning or duct sealing)
- VFDs/ECM Pumps
- Triple pane windows
- Thermostatic Radiator Valves (TRVs)
- Advanced Lighting Controls (data logging)



# Measures That Can Be Financed

- Measures incented by the utility EE programs
  - Covered on the previous slide
  - Efficient fuel conversion
- Measures not incented by the utility EE programs
  - Solar-PV and other renewable energy systems
  - Combined heat & power systems
  - Energy storage & electric vehicle fueling stations
  - Qualified health and safety measures
  - Performance monitoring



# Statewide Multifamily Application

## MULTIFAMILY INITIATIVE PARTICIPANT APPLICATION FOR MULTIFAMILY PROPERTY OWNERS / MANAGERS



### Supporting the Success of Your Multifamily Project

Make your multifamily property more energy-efficient, comfortable and environmentally friendly with the Multifamily Initiative. This program, which provides customized solutions for multifamily buildings or complexes with five or more units, includes:

- A comprehensive assessment of your building's energy-savings opportunities
- Helpful strategies to identify and install cost-effective energy improvements
- Assistance with energy upgrade projects you already have planned

The Multifamily Initiative can help make any multifamily project a success by reducing energy use, enhancing residents' comfort and connecting you with incentives and financing. The program is made possible through Energize Connecticut.

#### HOW IT WORKS

Please follow these steps to apply for the Multifamily Initiative:

- Complete the enclosed application.
- You or your contractor submits the application and your proposal(s) for energy efficiency upgrades to your utility company.

**ELIGIBILITY**  
Customers of Eversource,



# Statewide Multifamily Application

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- Explains the multifamily offerings at a high level
- Collects relevant customer and property information
- Provides contractors with a consistent form for enhanced customer service
- Allows customer to identify the upgrades opportunities that may be available
- Verifies the income status of the property (market rate or income eligible)
- Provides customers to opportunity to indicate whether the they are interested in financing

# Statewide Multifamily Application

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- Supplements to the application
  - Income Verification (for income eligible properties)
    - Accuracy for state audits
    - Contractors must maintain income verification
  - Customer signature
- Submit to appropriate contact based on service territory or customer interest
  - Eversource
  - UI/SCG/CNG
  - CT Green Bank